

ORDINANCE NO. 2006- 83

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF NASSAU COUNTY, FLORIDA, REZONING APPROXIMATELY 5.34 ACRES OF REAL PROPERTY LOCATED WEST OF GENE LASSERRE BOULEVARD FROM "OR" TO "IW"; PROVIDING FOR FINDINGS; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, New England Flag and Banner, Inc., a Massachusetts corporation authorized to do business in the State of Florida, owner of the real property described in this Ordinance, filed application No. R06-036 for a rezoning and reclassification of the property from OPEN RURAL (OR) to INDUSTRIAL HEAVY (IH); and

WHEREAS, the Nassau County Planning and Zoning Board, after due notice conducted a public hearing on October 3, 2006 and voted to recommend rezoning to the Industrial Warehouse (IW) district to the Commission; and

WHEREAS, taking into consideration the above recommendations, the Commission finds that such rezoning is consistent with the overall Comprehensive Land Use Plan and orderly development of the County of Nassau, Florida, and the specific area.

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Nassau County, Florida:

SECTION 1. FINDINGS: That the proposed rezoning to IW is generally consistent with the goals, objectives and policies of the Nassau County Comprehensive Plan in particular Policy 1.02.01 of the Future Land Use Element.

SECTION 2. PROPERTY REZONED: The real property described in Section 3 is rezoned and reclassified from OPEN RURAL (OR) to INDUSTRIAL WAREHOUSE (IW) as defined and classified under the Zoning Ordinance, Nassau County, Florida. The Official Zoning Map shall be amended to reflect this change.

SECTION 3. OWNER AND DESCRIPTION: The land rezoned by this Ordinance is owned by **NEW ENGLAND FLAG AND BANNER, INC.**, and is described as follows:

A PARCEL OF LAND LYING IN AND BEING PART OF THE JOHN LOWE MILL GRANT SECTION 37, TOWNSHIP 2 NORTH, RANGE 27 EAST, THE JOHN LOWE MILL GRANT SECTION 51, TOWNSHIP 3 NORTH, RANGE 27 EAST, THE JOHN VAUGHN GRANT, SECTION 38, TOWNSHIP 2 NORTH, RANGE 27 EAST, AND THE JOHN VAUGHN GRANT SECTION 52, TOWNSHIP 3 NORTH, RANGE 27 EAST, NASSAU COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF GENE LASSERRE BOULEVARD, A 125-FOOT RIGHT-OF-WAY AS NOW ESTABLISHED, WITH THE NORTHERLY RIGHT-OF-WAY LINE OF STATE ROAD NO. 200 AND/OR A-1-A, A RIGHT-OF-WAY OF VARIED WIDTH AS NOW ESTABLISHED; THENCE, ON SAID NORTHERLY RIGHT-OF-WAY LINE, NORTH 84 DEGREES 44 MINUTES 59 SECONDS WEST, 1108.50 FEET; THENCE, NORTH 16 DEGREES 00 MINUTES 00 SECONDS WEST, 907.76 FEET TO THE POINT OF BEGINNING; THENCE, CONTINUE NORTH 16 DEGREES 00 MINUTES 00 SECONDS WEST, 466.89 FEET; THENCE, NORTH 48 DEGREES 52 MINUTES 27 SECONDS EAST, 364.15 FEET TO THE SOUTHWESTERLY LINE OF LANDS DESCRIBED IN OFFICIAL RECORDS BOOK 895, PAGE 543, OF THE PUBLIC RECORDS OF SAID COUNTY, THENCE, ON SAID SOUTHWESTERLY LINE, SOUTH 41 DEGREES 06 MINUTES 14 SECONDS EAST, 479.14 FEET; THENCE, SOUTH 27 DEGREES 00 MINUTES 00 SECONDS EAST, 82.49 FEET; THENCE, SOUTH 63 DEGREES 00 MINUTES 00 SECONDS WEST, 558.98 FEET TO THE POINT OF BEGINNING.


SECTION 4. EFFECTIVE DATE: This Ordinance shall become effective upon its being signed by the

Chairman of the Board of County Commissioners of Nassau  
County, Florida.

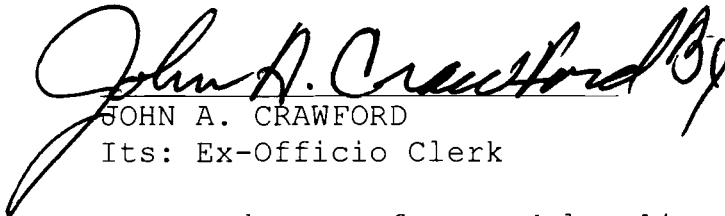
ADOPTED this 13th day of November, 2006.

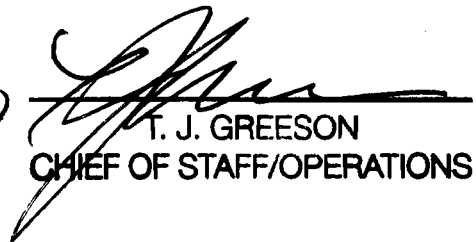
CERTIFICATION OF AUTHENTICATION  
ENACTED BY THE BOARD

BOARD OF COUNTY COMMISSIONERS  
NASSAU COUNTY, FLORIDA

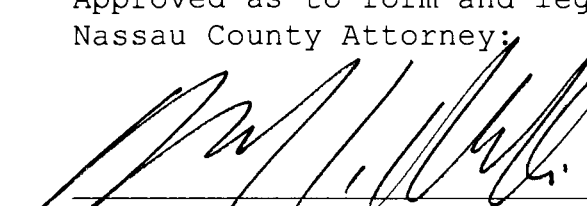
  
THOMAS D. BRANAN, JR.  
Its: Chairman

ATTEST as to Chairman's Signature:

  
JOHN A. CRAWFORD  
Its: Ex-Officio Clerk

  
T. J. GREESON  
CHIEF OF STAFF/OPERATIONS

Approved as to form and legality by the  
Nassau County Attorney:

  
MICHAEL S. MULLIN