

ORDINANCE 2015 - 15

**AN ORDINANCE OF NASSAU COUNTY, FLORIDA
REZONING APPROXIMATELY .67 ACRE OF REAL
PROPERTY LOCATED AT SADLER ROAD AND DRURY
ROAD, FROM RESIDENTIAL SINGLE FAMILY-2 (RS-2)
TO COMMERCIAL GENERAL (CG) PROVIDING FOR
FINDINGS; AND PROVIDING AN EFFECTIVE DATE.**

WHEREAS, Edward Boner, Jr. is the owner of one parcel comprising .67 acres identified as Tax Parcel # 00-00-30-0600-0001-0210 by virtue of Deed recorded at O.R. 531, page 32 of the Public Records of Nassau County, Florida; and

WHEREAS, Edward Boner, Jr. has authorized Philip Griffin to file Application R15-007 to rezone the land described herein; and

WHEREAS, the Nassau County Planning and Zoning Board, after due notice conducted a public hearing on August 18, 2015 and voted to recommend approval of R15-007 to the Commission; and

WHEREAS, taking into consideration the above recommendations, the Commission finds that such rezoning is consistent with the 2030 Comprehensive Plan and the orderly development of Nassau County; and

WHEREAS, the proposed CG zoning complies with the underlying Future Land Use Map (FLUM) designation of Commercial; and

WHEREAS, the Board of County Commissioners held a public hearing on September 14, 2015; and

WHEREAS, public notice of all hearings has been provided in accordance with Chapters 125 Florida Statutes and the Nassau County Land Development Code.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF NASSAU COUNTY, FLORIDA, AS FOLLOWS:

SECTION 1. FINDINGS.

That the proposed rezoning to Commercial General (CG) is generally consistent with the goals, objectives and policies of the 2030 Comprehensive Plan, in particular ED.05.02, FL.02.03 and FL.08.05.

SECTION 2. PROPERTY REZONED.

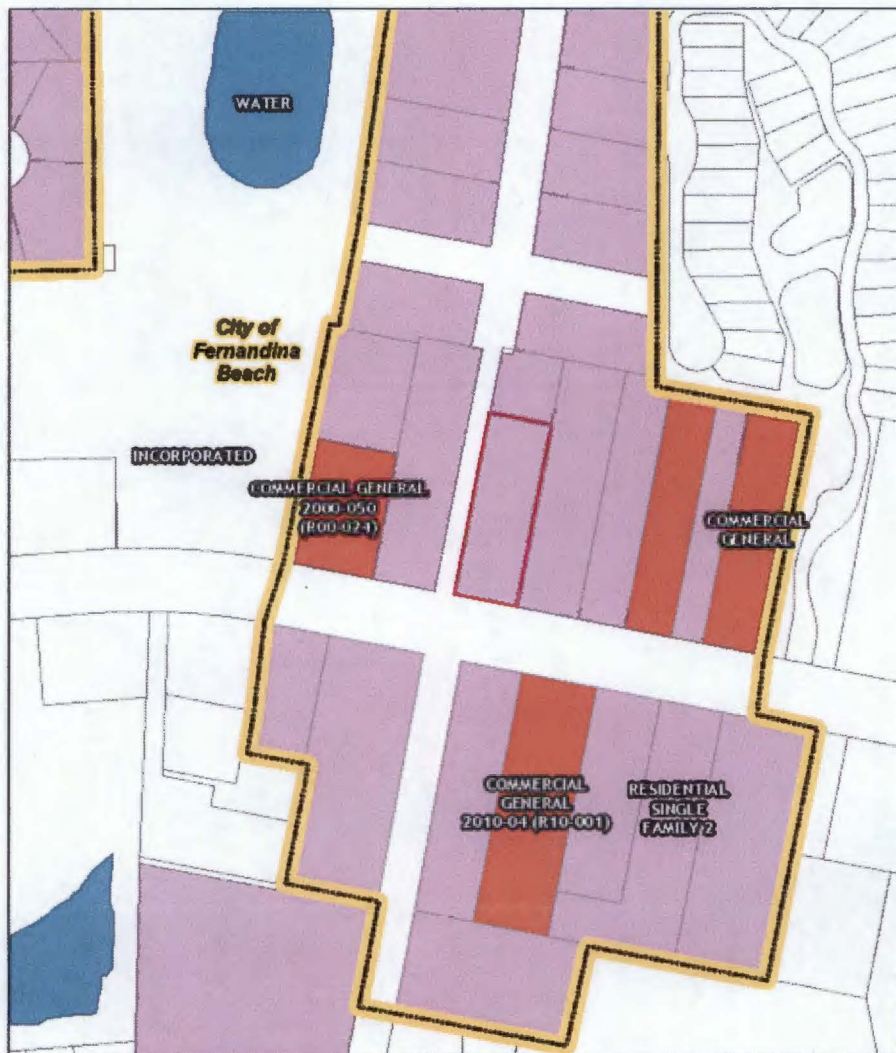
The real property described in Section 3 is rezoned and reclassified to Commercial General (CG) upon the effective date of the ordinance, the Planning and Economic

Opportunity Department is authorized to amend the Official Zoning Map to reflect this change.

SECTION 3. OWNER AND DESCRIPTION.

The land reclassified by this Ordinance is owned by Edward Boner, Jr., and is identified by the following tax identification numbers, graphic illustration, and legal descriptions:

00-00-30-0600-0001-0210



LEGAL DESCRIPTION

LOT 21, BLOCK 1, SADLER ESTATES SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 68, OF THE PUBLIC RECORDS OF NASSAU COUNTY, FLORIDA, LESS AND EXCEPT THOSE LANDS PREVIOUSLY CONVEYED IN OR BOOK 531, PAGE 32, PUBLIC RECORDS OF NASSAU COUNTY, FL.

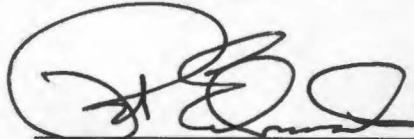
SECTION 4. EFFECTIVE DATE.

This Ordinance shall be effective upon filing with the Secretary of State.

PASSED AND ADOPTED THIS 14th DAY OF September, 2015.

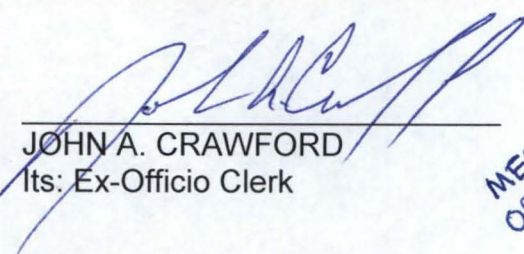
BOARD OF COUNTY COMMISSIONERS

NASSAU COUNTY, FLORIDA



PAT EDWARDS,
Its: Chairman

ATTEST as to Chairman's Signature:



JOHN A. CRAWFORD
Its: Ex-Officio Clerk

MES
09.16.15

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



MICHAEL S. MULLIN,
County Attorney