

ORDINANCE 2004 - 32

AN ORDINANCE AMENDING ORDINANCE 87-17, KNOWN AS THE "IMPACT FEE ORDINANCE", AS AMENDED; SPECIFICALLY AMENDING SECTION 2, APPLICABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of County Commissioners finds that it is in the best interest of the citizens of Nassau County to amend the Impact Fee Ordinance.

NOW, THEREFORE, BE IT ORDAINED this 12TH day of JULY, 2004, by the Board of County Commissioners of Nassau County, Florida, that Ordinance 87-17, as amended, is further amended as follows:

SECTION 2. APPLICABILITY

This Article shall apply to all new construction within the unincorporated and incorporated limits of Nassau County where applicable, except the following:

1. Expansion of a residential dwelling unit where no additional units are created, and the use is not changed;
2. Remodeling or rebuilding of any structure where no additional units are created, and the use is not changes;
3. Any accessory building for a subordinate or incidental use to a dwelling unit or residential property which building does not constitute a dwelling unit.

4. Construction of any public-purpose structure by Federal, State or local governments or any agency, subdivision or instrumentality thereof.

5. Any reconstruction of destroyed or partially destroyed building, provided that the destruction of the building occurred other than by willful razing or demolition.

6. Expansions of or in addition to existing structures provided that such expansion or addition does not require the issuance of a Certificate of Occupancy or when such expansion or addition does not create additional impacts.

7. Agricultural structures designed to protect farm equipment and livestock.

8. The replacement of a building or structure with a new building or structure of the same use provided that no additional impacts will be produced over and above those produced by the original use of the land.

9. A building or structure, including a mobile home, to be occupied by a Nassau County resident, wherein the Nassau County resident has moved from a prior parcel of land in Nassau County, on which was located a residential building or structure, including a mobile home, and that parcel of land does not now have a residential building,

structure, or mobile home on it. The resident must be able to demonstrate through evidence and/or an affidavit his residence and the requirements of this Paragraph.

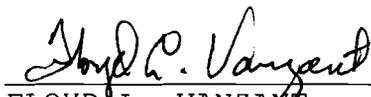
10. Construction of any church or structure directly related to the church.

11. Construction of any building or structure directly related to a 501(c)3 veterans' organization or the Boys and Girls Club of Northeast Florida, Inc.

ARTICLE 12. EFFECTIVE DATE

This Ordinance shall take effect immediately upon its being filed in the Office of the Secretary of State.

BOARD OF COUNTY COMMISSIONERS
NASSAU COUNTY, FLORIDA



FLOYD L. VANZANT

Its: Chairman

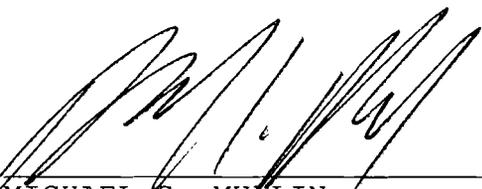
ATTEST:



J. M. "CHIP" OXLEY, JR.

Its: Ex-Officio Clerk

Approved as to form by the
Nassau County Attorney


MICHAEL S. MULLIN

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