

ORDINANCE NO. 2006-31
AMENDMENT TO ORDINANCE NO. 83-19
NASSAU COUNTY, FLORIDA

WHEREAS, on the 28th day of September, 1983, the Board of County Commissioners, Nassau County, Florida, did adopt Ordinance No. 83-19, an Ordinance enacting and establishing a Comprehensive Zoning Code for the unincorporated portion of Nassau County, Florida, and which Ordinance has been subsequently amended including Ordinance No. 97-19, adopted on the 28th day of July, 1997; and

WHEREAS, **JAVEN AND WILMA MELTON**, the owners of the real property described in this Ordinance, has applied to the Board of County Commissioners for a rezoning and reclassification of the property from RESIDENTIAL, MIXED (RM) to COMMERCIAL, GENERAL (CG); and

WHEREAS, the Nassau County Planning and Zoning Board, after due notice and public hearing has made its recommendations 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. PROPERTY REZONED: The real property described in Section 2 is rezoned and reclassified from RESIDENTIAL, MIXED

(RM) to COMMERCIAL, GENERAL (CG) as defined and classified under the Zoning Ordinance, Nassau County, Florida.

SECTION 2: OWNER AND DESCRIPTION: The land rezoned by this Ordinance is owned by **JAVEN AND WILMA MELTON**, and is described as follows:

See Exhibit "A" attached hereto and made a part hereof by specific reference.

SECTION 3. 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 9th day of January, 2006.

CERTIFICATION OF AUTHENTICATION
ENACTED BY THE BOARD

BOARD OF COUNTY COMMISSIONERS
NASSAU COUNTY, FLORIDA


THOMAS D. BRANAN, JR.
Its: Chairman

ATTEST:


JOHN A. CRAWFORD
Its: Ex-Officio Clerk

Approved as to form by the
Nassau County Attorney:

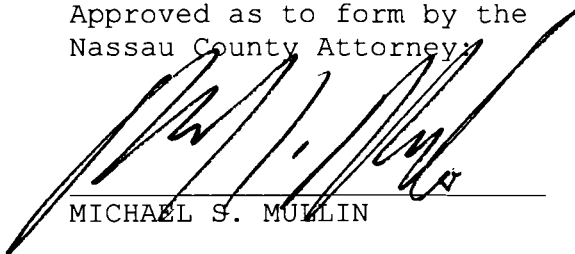

MICHAEL S. MULLIN

EXHIBIT "A"

All that certain lot, piece or parcel of land situate, lying and being in Gov. Lot 3 of Section 24, Township 2 North, Range 28 East, Nassau County, Florida, and being further described by metes and bounds as follows: Beginning at the southwest corner of said Gov. Lot 3 and Section 24 and go due east along section line for 25 feet; thence go North 1 degree 23 minutes West along east side of County Road for 337.5 feet to north side of another County Road; thence go South 88 degrees 22 minutes East along north side of this County Road for 684.3 feet to the Point of Beginning; thence continue the same for 80 feet; thence go N 1° 38' E for 100 feet; thence go S 88° 22' E for 50 feet to land described in D.B. 169, page 178; thence go N 30° 35' E for 72 feet to SE corner of land described in D.B. 133, page 555; thence go N 71° 53' W for 50 feet to SW corner of said land; thence go N 90° 37' E for 7 feet to land described in D.B. 169, page 217, its SE corner; thence go N 71° 53' W for 50 feet to SW corner of said land; thence go N 90° 37' E for 51 feet to SE corner of land described in D.B. 169, page 215 & D.B. 123, page 225; thence go N 71° 53' W for 101 feet to SW corner of said land; thence go S 90° 37' W for 112 feet along east line of land described in D.B. 154, page 472; thence go S 20° 30' W along east line of land described in D.B. 154, page 474 for 71 feet; thence go S 88° 22' E for 67 feet; thence go S 20° 30' W for 110 feet to the Point of Beginning. This parcel of land contains 0.75 acre, more or less. See Official Record Book 103, page 460 a plat of the survey of this land.