

ORDINANCE NO 1480

AN ORDINANCE AMENDING ORDINANCE 1143, KNOWN AS THE "2009 AMENDED AND RESTATED PANAMA CITY BEACH COMPREHENSIVE GROWTH DEVELOPMENT PLAN;" ACTING UPON THE APPLICATION OF THE ST. JOE COMPANY TO CHANGE THE FUTURE LAND USE DESIGNATION OF A PARCEL OF LAND FROM AGRICULTURE TO INDUSTRIAL; DESIGNATING FOR INDUSTRIAL LAND USE A CERTAIN PARCEL OF LAND LYING WITHIN THE CITY OF PANAMA CITY BEACH, FLORIDA, CONSISTING OF APPROXIMATELY 14.97 ACRES; SAID PARCEL LOCATED ON THE EAST SIDE OF GRIFFIN BOULEVARD NORTH OF THE INTERSECTION OF GRIFFIN BOULEVARD AND BEACH PARK TRAIL, AS MORE PARTICULARLY DESCRIBED IN THE BODY OF THE ORDINANCE; AMENDING THE CITY'S FUTURE LAND USE MAP TO DESIGNATE THE PARCEL FOR INDUSTRIAL LAND USE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AS PROVIDED BY LAW.

WHEREAS, the City of Panama City Beach City Council adopted the "2009 Amended and Restated Panama City Beach Comprehensive Growth Development Plan" (the Comprehensive Plan") on December 10, 2009, by Ordinance No. 1143; and

WHEREAS, The St. Joe Company (the "Applicant") submitted an application requesting an amendment to the Comprehensive Plan; and

WHEREAS, the Panama City Beach Planning Board reviewed the land use request, conducted a public hearing on October 8, 2018, and recommended approval of the request; and

WHEREAS, on December 13, 2018, the City Council conducted a properly noticed transmittal hearing as required by Section 163.3184, Florida Statutes, and on December 18, 2018, transmitted the proposed designations to the Florida Department of Economic Opportunity; and

WHEREAS, on February 28, 2019, as required by Section 163.3184, Florida Statutes, the City Council conducted a properly noticed adoption hearing and adopted this Ordinance in the course of that hearing; and

WHEREAS, all conditions required for the enactment of this Ordinance to amend the City of Panama City Beach Comprehensive Growth Development Plan to make the respective FLUM designation for the subject parcel has been met.

NOW, THEREFORE, BE IT ENACTED BY THE PEOPLE OF THE CITY OF PANAMA CITY BEACH, FLORIDA:


SECTION 1. The following described parcel of real property situated within the municipal limits of the City of Panama City Beach, Florida, is designated for Industrial land use under the Comprehensive Plan, to wit,

SEE ATTACHED AND INCORPORATED EXHIBIT "A"  
and the City's Future Land Use Map is amended accordingly.

SECTION 2. All ordinances or parts of ordinances in conflict herewith are repealed to the extent of such conflict.

SECTION 3. This ordinance shall take effect as provided by law.

PASSED, APPROVED and ADOPTED at the regular meeting of the City Council of the City of Panama City Beach, Florida, this 28<sup>th</sup> day of February, 2019.

  
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Mike Thomas, Mayor

ATTEST:

Mary Jan Bossert  
Mary Jan Bossert, City Clerk

EXAMINED AND APPROVED by me this 28<sup>th</sup> day of February, 2019.

Mike Thomas  
Mike Thomas, Mayor

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POSTED on pcbgov.com on the 1<sup>st</sup> day of March, 2019.

Mary Jan Bossert  
Mary Jan Bossert, City Clerk

FOR: ST. JOE COMPANY

DESCRIPTION: COMMENCE AT STATION 554-405 LAGUNA BEACH - LONG BEACH 44 KV. TRANSMISSION LINE, ACCORDING TO GULF POWER COMPANY PROPERTY MAP AX-1541; THENCE SOUTH 01 DEGREE 57 MINUTES 06 SECONDS WEST ALONG THE CENTERLINE OF A 100 FOOT WIDE GULF POWER COMPANY RIGHT OF WAY DESCRIBED IN DEED BOOK 153, PAGE 567, OF THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA FOR 57.71 FEET; THENCE NORTH 58 DEGREES 14 MINUTES 27 SECONDS WEST FOR 57.62 FEET TO THE WEST LINE OF SAID GULF POWER COMPANY RIGHT OF WAY; THENCE CONTINUE NORTH 58 DEGREES 14 MINUTES 27 SECONDS WEST ALONG THE NORTH LINE OF A 40 FOOT WIDE NON-EXCLUSIVE EASEMENT DESCRIBED IN OFFICIAL RECORDS BOOK 2811, PAGE 1564 OF THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA FOR 783.38 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE NORTH 58 DEGREES 14 MINUTES 27 SECONDS WEST ALONG SAID NORTH LINE FOR 900.00 FEET TO THE EAST LINE OF A 110' WIDE ACCESS EASEMENT (GRIFFIN BOULEVARD); THENCE NORTH 27 DEGREES 51 MINUTES 04 SECONDS EAST ALONG SAID EAST LINE FOR 726.00 FEET; THENCE SOUTH 58 DEGREES 14 MINUTES 27 SECONDS EAST FOR 900.00 FEET; THENCE SOUTH 27 DEGREES 51 MINUTES 04 SECONDS WEST FOR 726.00 FEET TO THE NORTH LINE OF SAID 40' WIDE NON-EXCLUSIVE EASEMENT AND THE POINT OF BEGINNING.

EXHIBIT A