

CITY OF SPRINGFIELD, FLORIDA

ORDINANCE NO. 469

AN ORDINANCE AMENDING ORDINANCE 296, KNOWN AS "THE LOCAL GOVERNMENT COMPREHENSIVE PLAN OF SPRINGFIELD, FLORIDA"; ACTING UPON THE APPLICATION OF ALFORD HOLDINGS, LLC, FOR REVISIONS TO THE FUTURE LAND USE MAP FROM LOW DENSITY RESIDENTIAL TO MIXED USE RELATING TO A PARCEL OF LAND LYING WITHIN THE CITY OF SPRINGFIELD, FLORIDA, CONSISTING OF APPROXIMATELY 1.24 ACRES; SAID PARCEL LOCATED AT 2901 GLENVIEW AVENUE, AS MORE PARTICULARLY DESCRIBED IN THE BODY OF THE ORDINANCE; AMENDING THE CITY'S FUTURE LAND USE MAP FOR MIXED USE DESIGNATION FOR THE PARCEL; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AS PROVIDED BY LAW.

WHEREAS, the Springfield Commission approved Ordinance No. 296 (the "Local Government Comprehensive Plan of Springfield, Florida") on December 3, 1990; and

WHEREAS, the City Commission desires to amend the Future Land Use Map (the "FLUM") contained within the City of Springfield Comprehensive Plan to make a land use designation for a certain parcel of land within the City; and

WHEREAS, the owner of the parcel, Alford Holdings, LLC, (the "Applicant"), has requested that the parcel be designated as "Mixed Use"; and

WHEREAS, the City of Springfield Planning Board reviewed the land use change request, conducted a public hearing on September 10, 2007, and recommended approval of the foregoing designation; and

WHEREAS, the Applicant and the City have agreed that the parcel should be designated "Mixed Use"; and

WHEREAS, the City Commission conducted public hearings and two separate readings of the Applicants' requests; and

WHEREAS, on December 3, 2007, the City Commission conducted a properly noticed transmittal hearing as required by Section 163.3184, Florida Statutes, and on January 14, 2008, transmitted the proposed designations to the Florida Department of Community Affairs; and

WHEREAS, on April 7, 2008, the Department of Community Affairs issued its Objections, Recommendations and Comments ("ORC") on the proposed designations; and

WHEREAS, on June 2, 2008, the City Commission conducted a properly noticed adoption hearing as required by Section 163.3184(7), Florida Statutes, and adopted this Ordinance in the course of that hearing;

WHEREAS, all conditions required for the enactment of this Ordinance to amend the December 1990 Local Government Comprehensive Plan of Springfield, Florida to make the respective FLUM designation for the subject parcel have been met;

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

SECTION 1. The following described parcel of real property situated within the municipal limits of the City of Springfield, Florida, is designated for mixed use land use under the City's Comprehensive Plan, to-wit,

COMMENCE AT THE NORTHWEST CORNER OF LOT 8, BLOCK 20, HIGHLAND CITY PLAT AS RECORDED IN PLAT BOOK 4, PAGE 28, OF THE PUBLIC RECORDS OF BAY COUNTY, FLORIDA; THENCE EAST ALONG THE EXISTING SOUTH R/W LINE OF BALDWIN ROAD FOR 657 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE EAST ALONG SAID R/W LINE FOR 108 FEET TO THE WEST R/W LINE OF GLENVIEW AVENUE; THENCE SOUTH ALONG SAID R/W LINE 515

FEET; THENCE WEST FOR 108 FEET; THENCE NORTH FOR 515 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

LESS AND EXCEPT PARCEL

COMMENCE AT THE NORTHWEST CORNER OF LOT 6, BLOCK 20, HIGHLAND CITY, AS PER PLAT RECORDED IN PLAT BOOK 4, PAGE 28 OF THE PUBLIC RECORDS ON FILE WITH THE CLERK OF THE CIRCUIT COURT OF BAY COUNTY, FLORIDA; THENCE RUN EAST ALONG THE NORTH LINE OF SAID LOT 6, SAID NORTH LINE BEING THE SOUTH RIGHT-OF-WAY LINE OF BALDWIN ROAD (A PUBLIC 60 FOOT RIGHT-OF-WAY) 25.82 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUE EAST ALONG SAID NORTH LINE 23.64 FEET; THENCE LEAVING SAID NORTH LINE RUN SOUTH PERPENDICULAR TO SAID NORTH LINE A DISTANCE OF 28.21 FEET; THENCE RUN WEST PARALLEL TO SAID NORTH LINE 23.64 FEET; THENCE RUN NORTH PERPENDICULAR TO SAID NORTH LINE 28.21 FEET TO THE POINT OF BEGINNING, CONTAINING 0.015 ACRES MORE OR LESS, AND BEING A PORTION OF LOT 6.

and amending the City's Future Land Use Map accordingly.

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

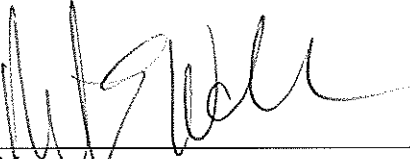
SECTION 3. This ordinance shall take effect as provided by law.

PASSED, APPROVED AND ADOPTED at the regular meeting of the City Commission of the City of Springfield, Florida, this 2nd day of June, 2008.

ATTEST:



City Clerk



Mayor

PUBLISHED in the Panama City News-Herald on the 26th day of November, 2007 and the 23rd day of June, 2008.

