

ORDINANCE NO. 579

AN ORDINANCE AMENDING ORDINANCE 484, KNOWN AS THE CITY OF SPRINGFIELD 2025 COMPREHENSIVE PLAN; ACTING UPON THE APPLICATION OF JOHN AND AMY MARSHALL; DESIGNATING FOR COMMERCIAL LAND USE THAT CERTAIN PARCEL OF LAND LYING WITHIN THE CITY OF SPRINGFIELD, FLORIDA, SAID PARCEL LOCATED AT THE INTERSECTION OF EAST ORLANDO ROAD AND TRANSMITTER ROAD, PARCEL ID 12352-030-000; SAID PARCEL CONTAINING 3.29 ACRES, MORE OR LESS, AS MORE PARTICULARLY DESCRIBED IN THE BODY OF THE ORDINANCE; AMENDING THE CITY'S FUTURE LAND USE MAP FOR COMMERCIAL 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 City Commission approved Ordinance No. 484 (the City of Springfield 2025 Comprehensive Plan) on August 2, 2010; and

WHEREAS, John and Amy Marshall, (the "Applicants"), have requested that the City Commission amend the Future Land Use Map (the FLUM) contained within the City of Springfield Comprehensive Growth Development Plan to change a land use designation for a certain parcel of land in the City; and

WHEREAS, the Applicants have requested that the parcel be designated Commercial; and

WHEREAS, the City Commission conducted a public hearing and two separate readings of the Applicant's request; and

WHEREAS, the subject property involves a use of fifty (50) acres or less and the cumulative effect of the acreage for all small scale amendments adopted by the City this calendar year, including the subject parcel, does not exceed 120 acres, and the subject parcel otherwise qualifies for a small scale amendment pursuant to Section 163.3187(1), Florida Statutes; and

WHEREAS, on March 7, 2022, the City Commission conducted a properly noticed

adoption hearing as required by Section 163.3187 (2), 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 City of Springfield Comprehensive Growth Development Plan 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,

[See Exhibit "A" attached hereto and incorporated herein]

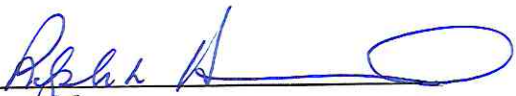
and the City's Future Land Use Map is amended accordingly.

SECTION 3. All ordinances or parts of ordinances in conflict herewith are repealed to the extent of such conflict.

SECTION 4. 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 7th of MARCH, 2022.

CITY OF SPRINGFIELD, FLORIDA



Mayor

ATTEST:



City Clerk

PUBLISHED in the Panama City News-Herald on the 21st day of February, 2022.

EXHIBIT A
Property Description

Part of Lot 1, Block 20, Highland City as per plat thereof recorded in Plat Book 4, Page 28 of the Public Records of Bay County, Florida described as follows:

Begin at the intersection of the West right of way line of Transmitter Road (80 foot right of way) and the North right of way line of Orlando Road (60 foot right of way); thence North 90 degrees 00 minutes 00 seconds West along the North right of way line of Orlando Road, 231.30 feet; thence North 00 degrees 57 minutes 07 seconds West, 115.00 feet; thence North 00 degrees 46 minutes 19 seconds West, 284.91 feet; thence South 90 degrees 00 minutes 00 seconds East, 231.66 feet to the West right of way line of said Transmitter Road; thence South 00 degrees 46 minutes 19 seconds East along said West right of way line, 399.91 feet to the Point of Beginning.

And

Part of Lot 1, Block 20, Highland City as per plat thereof recorded in Plat Book 4, Page 28 of the Public Records of Bay County, Florida described as follows:

Commence at the intersection of the West right of way line of Transmitter Road (80 foot right of way) and the North right of way line of Orlando Road (60 foot right of way); thence North 00 degrees 46 minutes 19 seconds West along the West right of way line of Transmitter Road, 399.91 feet to the Point of Beginning; thence North 90 degrees 00 minutes 00 seconds West, 231.66 feet; thence North 08 degrees 31 minutes 14 seconds East, 202.23 feet to the South right of way line of Baldwin Road (60 foot right of way); thence South 90 degrees 00 minutes 00 seconds East along said South right of way line, 199.00 feet to the West right of way line of said Transmitter Road; thence South 00 degrees 46 minutes 19 seconds East along said West right of way line, 200.02 feet to the Point of Beginning.