

ORDINANCE 2019-01

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FERNANDINA BEACH, FLORIDA, CHANGING THE CITY'S FUTURE LAND USE MAP FROM MEDIUM DENSITY RESIDENTIAL (MDR) TO ASSIGN A FUTURE LAND USE MAP CATEGORY OF MIXED USE (MU) FOR PROPERTY TOTALING APPROXIMATELY 0.91 ACRES OF LAND LOCATED AT 233 S. 14<sup>TH</sup> STREET; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Planning Advisory Board reviewed the Future Land Use Map Amendment request under PAB Case# 2018-25 at its Regular Meeting on October 10, 2018, and by a vote of 3-2 recommended approval; and

WHEREAS, notice of public hearing on such application was published in the News Leader, a newspaper of general circulation in Fernandina Beach, Nassau County, Florida, on September 26, 2018; and

WHEREAS, City Planning staff found the applicant's request to be consistent with the direction of the Comprehensive Plan, specifically policies 1.01.02, 1.02.03, 1.02.04, 1.02.08, 1.02.09, and 1.07.07 and recommends approval of the applicant's request.

NOW, THEREFORE, BE IT ENACTED BY THE CITY COMMISSION OF THE CITY OF FERNANDINA BEACH, FLORIDA, THAT:

SECTION 1. PROPERTY INVOLVED. The property identified for this change of the City's Future Land Use Map is identified as Parcel ID number 00-00-31-1800-0242-0080, totals approximately 0.91 acres, and is shown on the map, attached hereto as Exhibit "A".

SECTION 2. FUTURE LAND USE MAP CHANGE. For the property in question, the City's Future Land Use Map is hereby changed to Mixed Use (MU).

SECTION 3. SEVERABILITY. If any section, subsection, sentence, clause, phrase of this Ordinance, or the particular application thereof, shall be held invalid by any court, administrative agency or other body with appropriate jurisdiction, the remaining sections, subsections, sentences, clauses and phrases under application shall not be affected thereby.

SECTION 4. This Ordinance shall take effect immediately after its final adoption.

ADOPTED this 19<sup>th</sup> day of February, 2019.

CITY OF FERNANDINA BEACH

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JOHN A. MILLER  
Mayor - Commissioner

ATTEST:

APPROVED AS TO FORM AND LEGALITY:



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CAROLINE BEST  
City Clerk

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TAMMI E. BACH  
City Attorney

**ORDINANCE 2019-01  
EXHIBIT "A"**

REQUEST FOR A FUTURE LAND USE MAP CHANGE FOR 0.91 ACRES OF LAND FROM MEDIUM DENSITY RESIDENTIAL (MDR) TO MIXED USE (MU) FOR PROPERTY LOCATED AT 233 S. 14<sup>TH</sup> STREET AND IDENTIFIED AS PARCEL ID# 00-00-31-1800-0242-0080.

