



CITY COMMISSION MEETING 2-11-20

Agenda Item Request Form

ITEM: Final Adoption Hearing of Ordinance 2709.2 amending the Future Land Use Map of the City to reflect a land use designation of Urban Community for the property located at 4838 Fire Tower Rd.

BACKGROUND INFORMATION: Same information as previously stated in annexation agenda request.

DEPARTMENT HEAD RECOMMENDATION: Conduct a final hearing to vote to adopt the Future Land Use Amendment.

ORDINANCE NO. 2709.2

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FUTURE LAND USE MAP OF THE CITY TO REFLECT A LAND USE DESIGNATION OF URBAN COMMUNITY FOR A PARCEL OF PROPERTY LOCATED AT 4838 FIRE TOWER RD, PANAMA CITY, FLORIDA, PROVIDING FOR A REPEALER, PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF PANAMA CITY, FLORIDA;

WHEREAS, the Legislature adopted Chapter 163, laws of Florida, which requires the City of Panama City to prepare and adopt and enforce a comprehensive plan; and

WHEREAS, the Panama City Planning Board held a Public Hearing to consider Proposed Comprehensive Plan Amendment PB 20-4 on October 7, 2019, and recommended the Amendment be approved by the Panama City Commission for adoption, and

WHEREAS, the City Commission of the City of Panama City held a first reading on November 12, 2019, and a Public Hearing and second reading on February 11, 2020, to adopt Comprehensive Plan Amendment PB 20-4, with due public notice having been provided, and having reviewed and considered all comments received during the public hearing, and having provided for necessary revisions; and,

WHEREAS, in exercise of its authority, the City Commission of the City of Panama City, Florida, finds it necessary and desirable to adopt and does hereby adopt Comprehensive Plan amendment PB 20-4, in order to encourage the most appropriate use of land, water and resources, consistent with the public interest; and deal effectively with future problems that may result from the use and development of land within the City of Panama City, as follows:

Section 1: Purpose and Intent.

The land use designation of the identified parcel shall be and hereby is changed from a Land Use designation of County Agriculture Timberland to City Urban Community as described in Large Scale Amendment PB 20-4, with said property having the following legal description:

*Begin at the southwest corner of the north ½ of the north ½ of Section 14,
Township 3 South, Range 13 West, Bay County, Florida; thence North 00° 09'*

45" East along the west line of said Section 14 for 530.00 feet; thence North 89° 44' 10" East for 1101.68 feet; thence South 00° 09' 45" West for 530.00 feet to the south line of the north ½ of the north ½ of said Section 14; thence South 89° 44' 10" West along the south line of the north ½ of the north ½ for 1101.68 feet to the Point of Beginning, containing 13.404 acres more or less.

Parcel Identification Number: 05902-010-010

For Map of Property see "Exhibit A."

Section 2: Comprehensive Plan Amendment.

The City of Panama City Comprehensive Plan is hereby amended as set forth in and incorporated herein by reference, and consists of a Future Land Use Map Amendment.

Section 3: Severability.

If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance and the City of Panama City Comprehensive Plan shall remain in full force and effect.

Section 4. Copy on File.

An official, true and correct copy of all elements of the Panama City Comprehensive Plan as adopted and amended from time to time shall be maintained by the City Manager or his designee.

Section 5. Within ten (10) working days of final passage and adoption of this Ordinance, the City shall forward a copy hereof, and all supporting data and analysis, to the Florida Department of Economic Opportunity and any other agency or local government that provided timely comments to the City, as required by Section 163.3184(3)(c)2., *Florida Statutes*.

Section 6. The effective date of the plan amendment adopted by this Ordinance shall be thirty-one (31) days after the Florida Department of Economic Opportunity notifies the City that the plan amendment package is complete, or, if the plan amendment is timely challenged, the date on which the Florida Department of Economic Opportunity or the Administration Commission, whichever is applicable, enters a final order finding the amendment in compliance in accordance with Section 163.3184, *Florida Statutes*.

Section 7. This Ordinance shall take effect immediately upon its adoption.

PASSED, APPROVED AND ADOPTED at the regular meeting of the Mayor and City Commission of the City of Panama City, Florida, the 11th day of February, 2020.

**CITY OF PANAMA CITY, FLORIDA
A Municipal Corporation,**

By _____
Greg Brudnicki, Mayor

ATTEST:

Brandy Waldron, Interim City Clerk-Treasurer

APPROVED AS TO FORM:

Nevin Zimmerman, City Attorney

Exhibit A: Petition to Amend the Comprehensive Plan Future Land Use Map

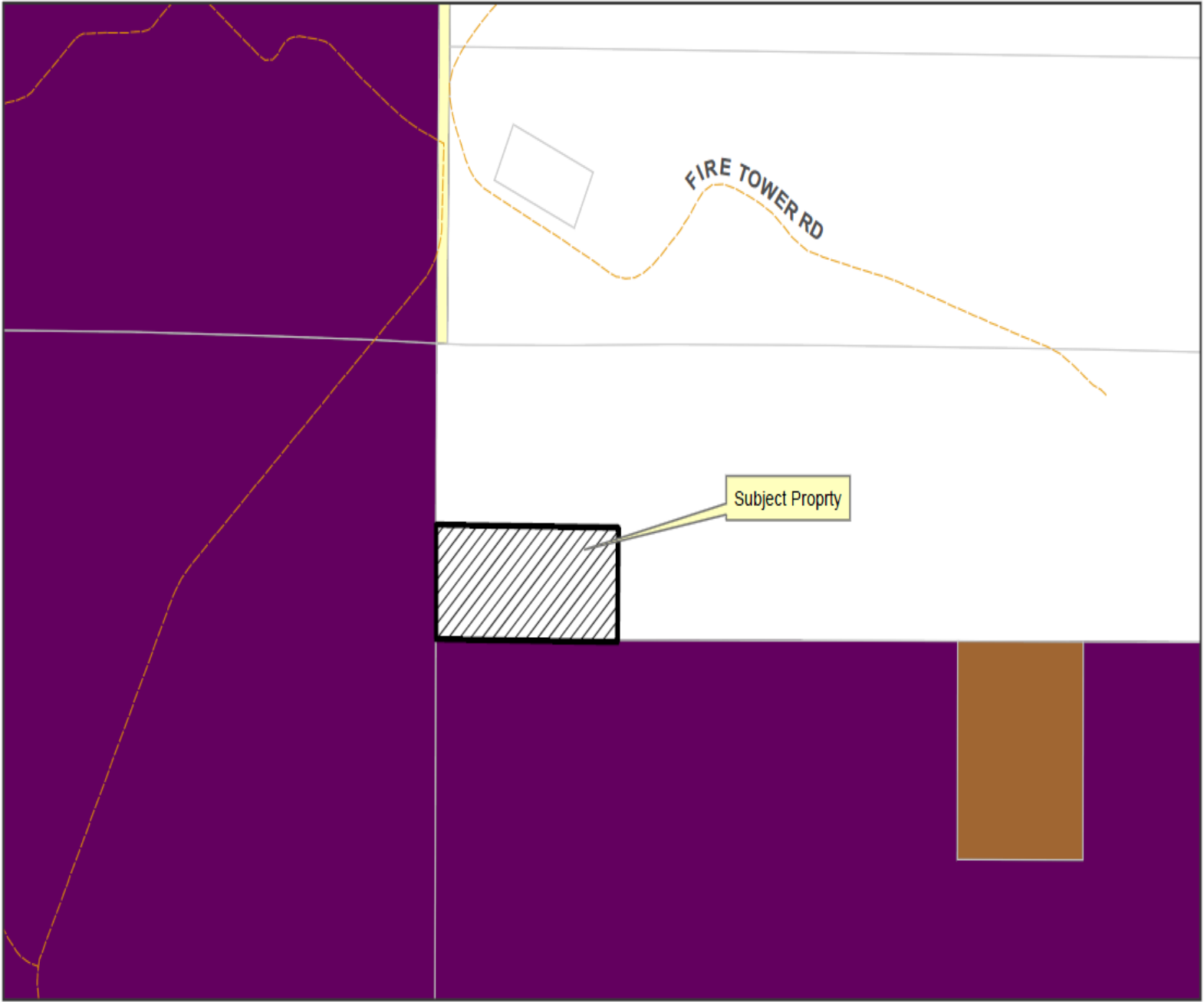


Exhibit A

FLUM
City of Panama City

Legend

Future Landuse	Industry	Residential Vested	Ditch
Downtown District	Mixed Use	Silviculture	Lake
Residential	Preservation	Urban Community	Water
General Commercial	Public/Institutional	Urban Residential	Parcels
	Recreation	Bay	



1 inch = 691 feet