



CITY COMMISSION MEETING 2-22-22

Agenda Item

Request Form



ITEM: Final reading of Ordinance 3046.2 amending the Future Land Use Map of the City to reflect a land use designation of Mixed Use for the property located at 124 W Baldwin Rd.

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

DEPARTMENT HEAD RECOMMENDATION: Conduct a final reading of the ordinance.

ORDINANCE NO. 3046.2

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FUTURE LAND USE MAP OF THE CITY TO REFLECT A LAND USE DESIGNATION OF MIXED USE FOR A PARCEL OF PROPERTY LOCATED AT 124 W BALDWIN ROAD, 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 22-22 on January 10, 2022, 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 February 8, 2022, and a Public Hearing and second reading on February 22, 2022, to adopt Comprehensive Plan Amendment PB 22-22, 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 22-22, 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 Residential to City Mixed Use as described in Small Scale Amendment PB 22-22, with said property having the following legal description:

Commence at the Southwest Corner of Lot #127, The St. Andrews Bay Development Company's Subdivision of Section 20, Township 3 South, Range 14 West, according to

the plat recorded in Plat Book 6, Page 12, in the Public Records of Bay County, Florida; thence North 85°50'23" East along the South line of said Lot #127 for 50.01 feet; thence North 3°03'07" West for 50.01 feet to the intersection of the North right-of-way line of Baldwin Road and the East right-of-way line of Jenks Avenue; thence North 85°50'23" East along said North right-of-way line of Baldwin Road for 150 feet to the Point of Beginning; thence North 3°03'07" West for 179.86 feet; thence North 85°50'23" East for 130.14 feet, more or less, to the edge of a ditch; thence Southeasterly along the edge of said ditch for 193 feet, more or less, to said North right-of-way line of Baldwin Road; thence South 85°50'23" West along said right-of-way line for 203.83 feet, more or less, to the Point of Beginning.

Parcel ID #: 11783-065-000

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: Effective Date of Amendment.

This amendment shall not become effective until 31 days after adoption. If challenged within 30 days after adoption, small scale development amendments shall not become effective until the state land planning agency (DEO) or the Administration Commission, respectively, issues a final order determining the adopted small scale development amendment is in compliance. (§163.3187, F.S.).

PASSED, APPROVED AND ADOPTED at the regular meeting of the Mayor and City Commission of the City of Panama City, Florida, the 22nd day of February, 2022.

CITY OF PANAMA CITY, FLORIDA
A Municipal Corporation,

By _____
Greg Brudnicki, Mayor

ATTEST:

Jan Smith, City Clerk-Treasurer

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

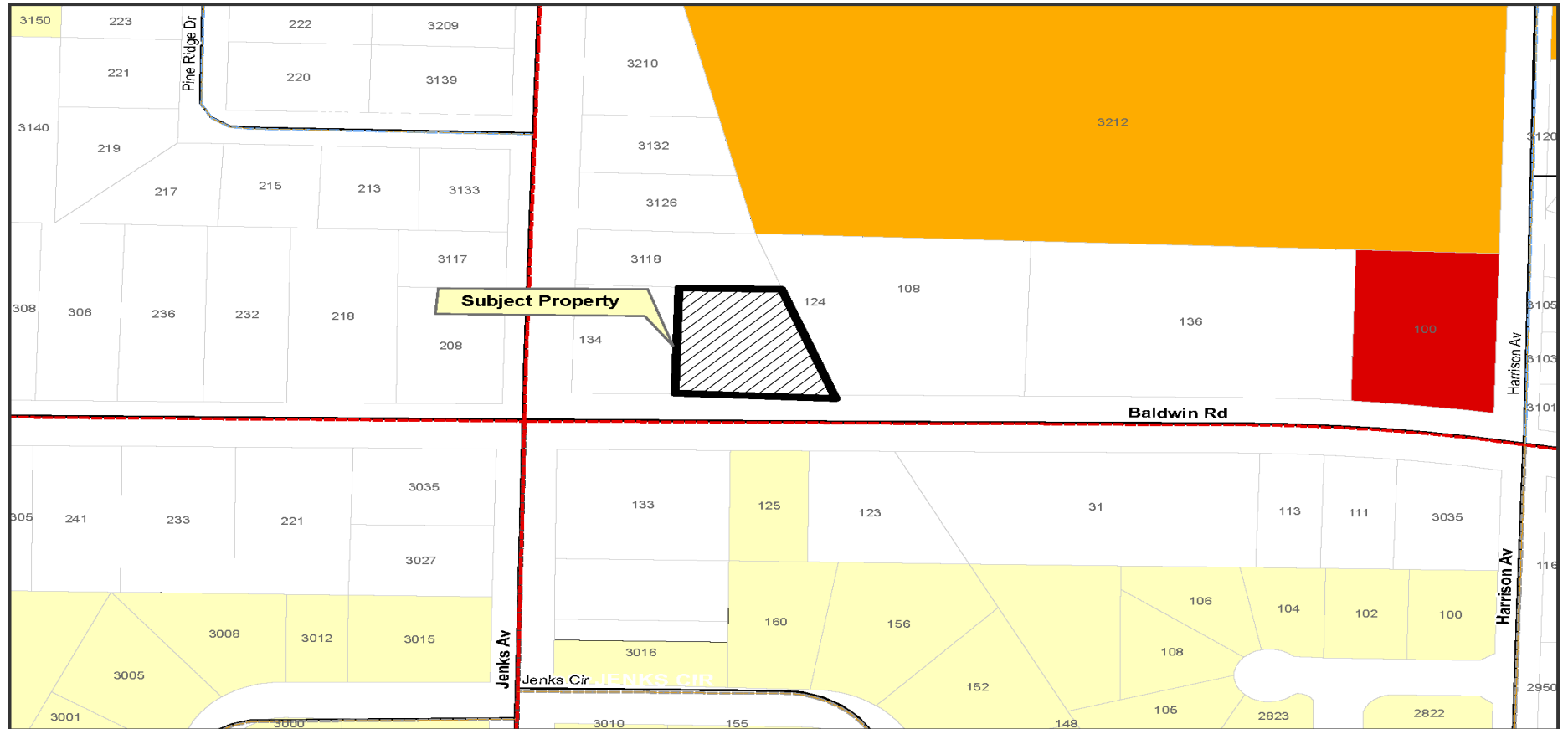


Exhibit A

FLUM Map City of Panama City

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



1 inch = 195 feet