

ORDINANCE NO. 84-28

INTRODUCED BY COMMISSIONER WALDRON

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF CI with condition to CI with added condition WITH CERTAIN CONDITIONS; REQUIRING RECORDATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, (Property Owners' names): Paul H. and Janet Austin

filed application for change of zoning on lands hereinafter described, and after required notice was published, a public hearing was held on 24th day of April, 1984 at 1:30 o'clock p .m. on said application; and,

WHEREAS, the BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, found, as to the requested rezoning classification of CI , as follows: (a) the proposed rezoning promotes the public welfare and complements the St. Johns County Comprehensive Plan; (b) the requested change of zoning is justifiable or fairly debatable without special conditions; (c) the proposed rezoning is desirable at this time and in this general location; (d) prior to the enactment of this Ordinance and in the interest of the public health, safety and general welfare, and without promise, prerequisite, or inducement to the enactment of this Ordinance, applicants agreed to limit their use of said lands and have consented to restrictions or limitations on the applied for rezoning of CI as hereinafter provided; and (e) such restrictions or limitations are for the benefit of the general public and not just the applicants, and they are reasonable and nondiscriminating;

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA:

SECTION 1. Pursuant to the application of Paul H. and Janet Austin

zoning classification of CI with condition

on the following described lands:

Legal Description:

A parcel of land in Jackson Park Revised Plat of North St. Augustine, said Jackson Park being recorded in Map Book 3, page 51, public records of St. Johns County, Florida; said parcel of land being more fully described as follows:

Commencing at the Southwest corner of Lot "B", Block 19 of said Jackson Park; thence Easterly, on the south line of said Block 19, a distance of 28 feet to the Point of Beginning at the Southwest corner of the herein described parcel of land on the Easterly Right of Way line of U.S. Highway No. 1, a 128 foot width right of way; thence Northerly, on said Right of Way line, 100 feet; thence Easterly, parallel with the South line of said Block 19, a distance of 192 feet; thence Northerly, parallel with said Easterly Right of Way line, 94.93 feet; thence Easterly, parallel with said South line of Block 19, across Block 19, vacated First Avenue and Block 4 of said Jackson Park, 309.50; thence Southerly, on the East line of said Block 4, a distance of 194.93 feet; thence Westerly, on the South line of said Block 4, across the South end of said vacated First Avenue and on the South line of said Block 19, a distance of 501.50 feet to the Point of Beginning.

is hereby changed to Commercial Intensive subject to the following conditions:

If subject property is used for any commercial intensive purpose other than for retail automobile sales and minor automobile maintenance reasonably necessary and customary related to the retail sale of automobiles

AND/OR other than the sale of mobile homes, zoning shall automatically revert to Commercial General classification.

If the property is conveyed or transferred to different owners the retail automobile sales and minor automobile maintenance uses shall no longer be permitted uses.

which conditions shall remain in full force and effect at all times until amended or changed by further ordinance of this Body.

SECTION 2. Nothing herein contained shall be deemed to impose conditions, limitations, or requirements not applicable to all other land in the zoning district wherein said lands are located, except as provided in Section 1 above.

SECTION 3. The Zoning Inspector is authorized to issue construction permits allowed by classification as rezoned and conditioned hereby.

SECTION 4. This Ordinance shall take effect immediately upon receipt of official acknowledgement from the Office of the Secretary of State to the Clerk of the Board of County Commissioners that same has been filed.

SECTION 5. This Ordinance shall be recorded by the Clerk of the Board of County Commissioners of St. Johns County, Florida, in the official public records of St. Johns County, Florida, and indexed under the names of the property owners described on page one hereof.

PASSED this 24th day of April, 1984.

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

BY: Chester Benet
Chairman

ATTEST: CARL "BUD" MARKEL, CLERK

BY: Marie Hudson
Deputy Clerk

Adopted regular meeting 04/24/84
Effective 04-30-84

84-28

The St. Augustine Record
PUBLISHED EVERY AFTERNOON EXCEPT SUNDAY
ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA

STATE OF FLORIDA, }
COUNTY OF ST. JOHNS }

Before the undersigned authority personally appeared _____
Robert E. James who on oath says that he is
Production Manager of the St. Augustine Record, a
daily newspaper published at St. Augustine in St. Johns County, Florida;
that the attached copy of advertisement, being a _____
Notice of Public Hearing
_____ in the matter of _____
Zoning Class Change
_____ in the _____ Court,
was published in said newspaper in the issues of _____
March 22, 1984

Affiant further says that the St. Augustine Record is a newspaper
published at St. Augustine, in said St. Johns County, Florida, and that the
said newspaper has heretofore been continuously published in said St.
Johns County, Florida, each day, except Sundays, and has been entered
as second class mail matter at the post office in the City of St. Augustine,
in said St. Johns County, Florida, for a period of one year next preceding
the first publication of the attached copy of advertisement; and affiant
further says that he has neither paid nor promised any person, firm or
corporation any discount, rebate, commission or refund for the purpose
of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me
this 23rd day of March

A.D. 19 84
Ruth M. Walker

(SEAL) **Notary Public**

Notary Public, State of Florida
My Commission Expires May 13, 1985
Bonded Thru Troy Fain - Insurance, Inc.

COPY OF ADVERTISEMENT

NOTICE IS HEREBY GIVEN THAT THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AT ITS REGULAR MEETING ON THE DAY OF APRIL, AT 12:00 O'CLOCK P.M. IN THE COUNTY COMMISSIONERS MEETING ROOM, ST. JOHNS COUNTY COURTHOUSE, ST. AUGUSTINE, FLORIDA, WILL CONSIDER THE FOLLOWING ORDINANCE:
ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, REZONING LANDS AS DESCRIBED HEREINAFTER FROM THE PRESENT ZONING CLASSIFICATION OF C-1 TO C-1 WITH THE POSSIBILITY OF ADDED CONDITIONS.
BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA:
SECTION 1. Pursuant to the provisions of Part and Joint Amended Ordinance of the following described land, hereby reclassified as C-1 in the zoning classification of the County of St. Johns, Florida, and Jackson Park being situated in Map Book 1, page 21, public records of St. Johns County, Florida, said parcel of land being more fully described as follows: 1/2 NW 1/4 Sec 10, T. 15N, R. 17W, S. 15E, Commencing at the Southeast corner of Lot "B", Block 18 of said Jackson Park; thence Eastary, on the South line of said Block 18, a distance of 50 feet to the Point of Beginning at the Southeast corner of the hereto described parcel of land; on the Eastern right of Way line of U.S. Highway No. 1, a 100 foot width right of way; thence South, parallel with the South line of said Block 18, a distance of 100 feet; thence Westary, parallel with the Eastern right of Way line of U.S. Highway No. 1, a distance of 100 feet; thence North, parallel with the South line of said Block 18, a distance of 100 feet; thence Eastary, parallel with the Eastern right of Way line of U.S. Highway No. 1, a distance of 100 feet to the Point of Beginning.
SECTION 2. The Board of County Commissioners is authorized to issue construction permits allowed by zoning classification of residential hereby.
SECTION 3. This Ordinance shall take effect immediately upon receipt of official promulgation of the office of the Secretary of State in the Clerk of the Board of County Commissioners, that same has been filed.
BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA
BY: Carl "Red" Marshall
CLERK
If a person desires to appeal any decision made by the Board of County Commissioners with respect to any matter considered at the meeting or hearing he will need a return of the proceedings, and for such purpose he may wish to insure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.
Filed March 22, 1984