

**ORDINANCE NO. 270**

**AN ORDINANCE AMENDING SECTION 3.12(3) BY ALLOWING A WAIVER OF SIDE LOT SETBACK REQUIREMENTS AND UTILITY EASEMENTS IF THE OWNER OWNS MORE THAN ONE LOT AND HAS BUILT OR IS BUILDING ACROSS THE INTERIOR LOT LINE; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEALER; AND PROVIDING AN EFFECTIVE DATE.**

**BE IT ORDAINED BY THE PEOPLE OF THE CITY OF PORT ST. JOE,**

**FLORIDA:**

**SECTION ONE.** Section 3.12(3), Code of Ordinances of the City of Port St. Joe, Florida, is hereby amended by adding the following language: "Side lot requirements for dwellings and utility easements shall be waived for the interior lot line if an owner owns more than one lot and is building across the interior lot line, provided that the clerk or superintendent of works shall find that no sewer line presently exists and none is proposed in the future along set back lines of said interior lots. Dwellings previously built and meeting the criteria herein shall be deemed to be grandfathered in to this exception.

**SECTION TWO.** In the event any portion of this Ordinance is, for any reason, held or declared to be unconstitutional, inoperative, or void, such holding shall not affect the remaining portions of this Ordinance. Further, in the event this Ordinance or any provision hereof shall be held to be inapplicable to any person, property, or circumstances, such holding shall not affect its applicability to any other person, property or circumstance.

**SECTION THREE.** All Ordinances or parts of Ordinances in conflict herewith are hereby repealed to the extent of such conflict.

**SECTION FOUR.** This Ordinance shall take effect immediately upon its adoption.

**THIS ORDINANCE ADOPTED** this 21st day of November, 2000.

CITY COMMISSION OF THE CITY  
OF PORT ST. JOE, FLORIDA

BY:   
Mayor-Commissioner

Attest:   
Auditor/Clerk

The following commissioners voted yea: Pate, Roberts & Horton

The following commissioners voted nay: none

(McNair & San Pedro resigned 11-21-2000)