

ORDINANCE NO. :441

AN ORDINANCE OF THE CITY OF PORT ST. JOE, FLORIDA, AMENDING THE COMPREHENSIVE PLAN AND FUTURE LAND USE MAP OF THE CITY OF PORT ST. JOE, BY AND THROUGH THE PROCEDURES REQUIRED FOR LARGE SCALE MAP AMENDMENTS PURSUANT TO AUTHORITY PROVIDED BY FLORIDA STATUTES SPECIFICALLY CHANGING ALL OR PART OF PARCELS 04595-011, 06053-000, 04595-050, BEING 15.5 ACRES FROM INDUSTRIAL TO RECREATION; PROVIDING FOR REPEAL OF ANY CONFLICTING ORDINANCE; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

BE IT ENACTED BY THE PEOPLE OF THE CITY OF PORT ST JOE, FLORIDA:

SECTION 1. APPROVAL:

The application for amendment to the Future Land Use Map for the property described in Composite Exhibit "A" is approved and the land use designation is hereby changed to **Recreation**.

SECTION 2. CONSISTENCY WITH THE CITY OF PORT ST. JOE COMPREHENSIVE PLAN:

The Board of City Commissioners hereby finds and determines that the approval of the application and change in land use as set forth in Section 1 is consistent with the goals, objectives and policies of the City of Port St. Joe Comprehensive Plan.

SECTION 3. ENFORCEMENT:

The City may enforce this Ordinance as authorized by law.

SECTION 4. FUTURE LAND USE MAP:

Upon this Ordinance becoming effective, the City of Port St. Joe Future Land Use Map shall be amended to show the Property as having a land use of **Recreation**. The City Manager is hereby directed to revise the City of Port St. Joe Future Land Use Map to reflect this designation.

SECTION 5. REPEAL:

All ordinances or parts of Ordinances in conflict herewith are hereby repealed.

SECTION 6. SEVERABILITY:

The provisions of this Ordinance are hereby declared to be severable. If any provision of this Ordinance, or the application thereof, to any person or circumstance is held to be invalid, such invalidity shall not effect other provisions or applications of this Ordinance that can be given effect without the invalid provision or application.

SECTION 7. EFFECTIVE DATE:

This Ordinance shall become effective upon approval of the future land use map change described above.

This Ordinance was adopted in regular meeting after its second reading this 16 day of March, 2010.

**THE CITY OF PORT ST. JOE BOARD
OF CITY COMMISSIONERS**



Mayor

Attest :



City Manager

COMPOSITE EXHIBIT "A"

The parcel lying seaward of the Port St. Joe Marina property described in the Warranty Deed recorded at Official Record Book 397, Page 448 and Official Record Book 407, Page 649, Public Records of Gulf County, Florida and South of the right of way of Marina Drive, known as Jetty Park and

following 4 legals

00305

THIS INSTRUMENT PREPARED BY:

SHARON R. PARKS
THE ST. JOE COMPANY
1650 PRUDENTIAL DRIVE, SUITE 400
JACKSONVILLE, FLORIDA 32207

Inst:0020021415 Date:03/26/2002 Time:10:14:50
Doc Stamp-Deed : 700.00
Ed. Grubbs DC, Doug C Birmingham, GULF County B:271 P:305

SPECIAL WARRANTY DEED

THIS INDENTURE, is made effective the 19th day of March, 2002, by THE ST. JOE COMPANY, a Florida corporation ("Grantor"), having an address of 1650 Prudential Drive, Suite 400, Jacksonville, Florida 32207, in favor of THE CITY OF PORT ST. JOE, a municipal corporation created and existing under the laws of the State of Florida ("Grantee"), whose address is 305 Cecil G. Costin Sr. Blvd Port St. Joe, Florida 32456, and whose federal taxpayer identification number is _____.

WITNESSETH, that Grantor, for and in consideration of the sum of One Dollar and other valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, and convey unto Grantee, its successors and assigns forever, the following described land, situate, lying and being in the County of Gulf, State of Florida (the "Property"), to wit:

A strip of land fifty five (55) feet wide by three hundred sixty six (366) feet long, lying adjacent to the northern right of way line of Fifth Street and West of Baltzell Avenue. Said strip of land is situate and lies within Block D of the plat of the City of Port St. Joe, Florida.

SUBJECT TO: Ad valorem taxes for the year 2001 and subsequent years; all dedications, easements and restrictions of record.

AND Grantor does hereby fully warrant the title to the Property and will defend the same against the lawful claims of all persons claiming by, through or under Grantor, its successors and assigns, and not otherwise.

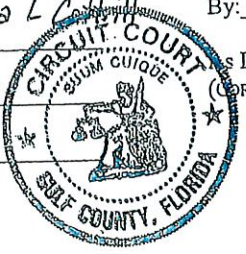
IN WITNESS WHEREOF, Grantor has caused these presents to be duly executed in its corporate name and its corporate seal to be hereto affixed by its undersigned officer thereunto lawfully authorized effective the day and year first above written.

THE ST. JOE COMPANY, a Florida corporation

Sara L Cottrell
Signature of First Witness *Sara L Cottrell*

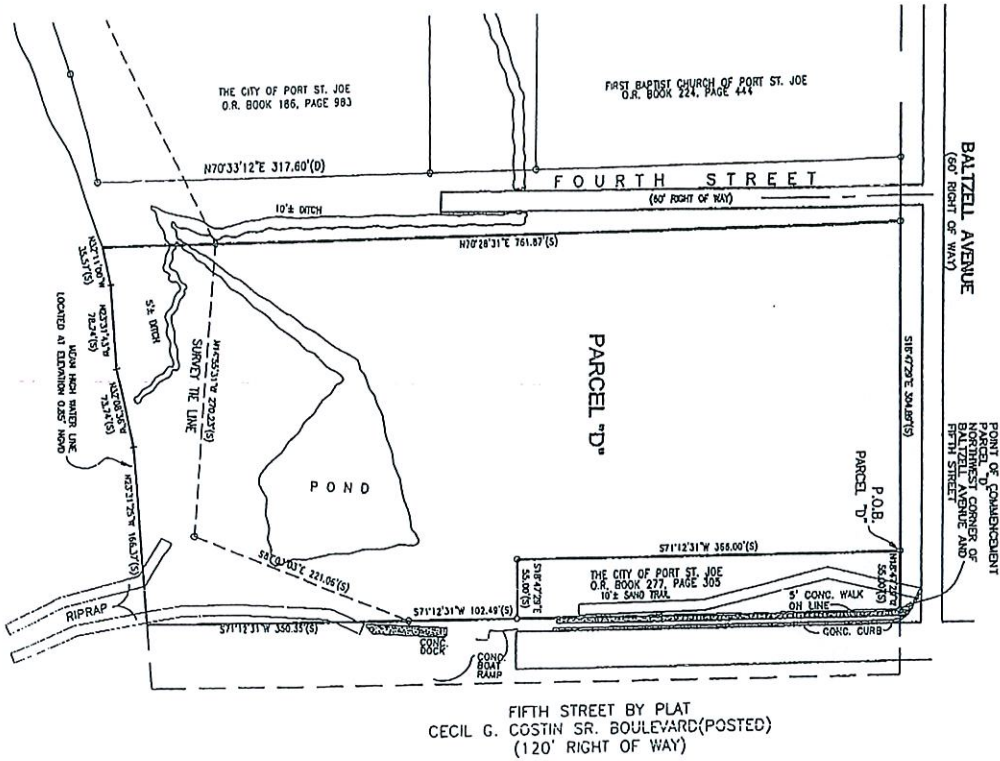
By: *Michael N. Regan*
Michael N. Regan
Its *SC Vice President*
(CORPORATE SEAL)

Lynne Lewis
Signature of Second Witness
LYNNE LEWIS



00305
03/19/02

PLAT NO. 2005-011-20 DATE 11/30/2005



Doc Stamp-Deed : 19500.00
 Doc Stamp-Deed : 19500.00
 TOS, Dr. Rebecca L. Morris, GULF County 8-397 P-155

David Jan Gerhart, P.E., C.E.T.
 Professional Land Surveyor
 Florida Registered No. 4948
 Land Surveying Begins No. 7137



PARCEL "D"
 I hereby certify that the description shown hereon meets the "Minimum Technical Standard" for Land Surveying in the State of Florida (F.A.C. 61G17-6).
 The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title of boundary to the subject property, it is possible there are deeds of record, unrecorded deeds, easements or other instruments which could affect the boundaries.
 Commencing at a point marking the Northwest corner of Balzell Avenue (50 foot right of way) and Fifth Street (60 foot right of way) and run thence North 18 degrees 47 minutes 29 seconds West, for a distance of 35.00 feet to the POINT OF BEGINNING; from said Point of Beginning run thence South 71 degrees 12 minutes 31 seconds West, for a distance of 386.00 feet; thence South 71 degrees 12 minutes 29 seconds West, for a distance of 350.25 feet; thence South 71 degrees 12 minutes 29 seconds West, for a distance of 350.25 feet; thence North 32 degrees 08 minutes 25 seconds West, for a distance of 160.17 feet; thence North 32 degrees 08 minutes 25 seconds West, for a distance of 73.74 feet; thence North 32 degrees 08 minutes 25 seconds West, for a distance of 35.57 feet; thence North 76 degrees 28 minutes 31 seconds East, for a distance of 761.87 feet; thence South 10 degrees 47 minutes 29 seconds East, for a distance of 304.89 feet to the POINT OF BEGINNING.
 Containing 3.54 acres, more or less.

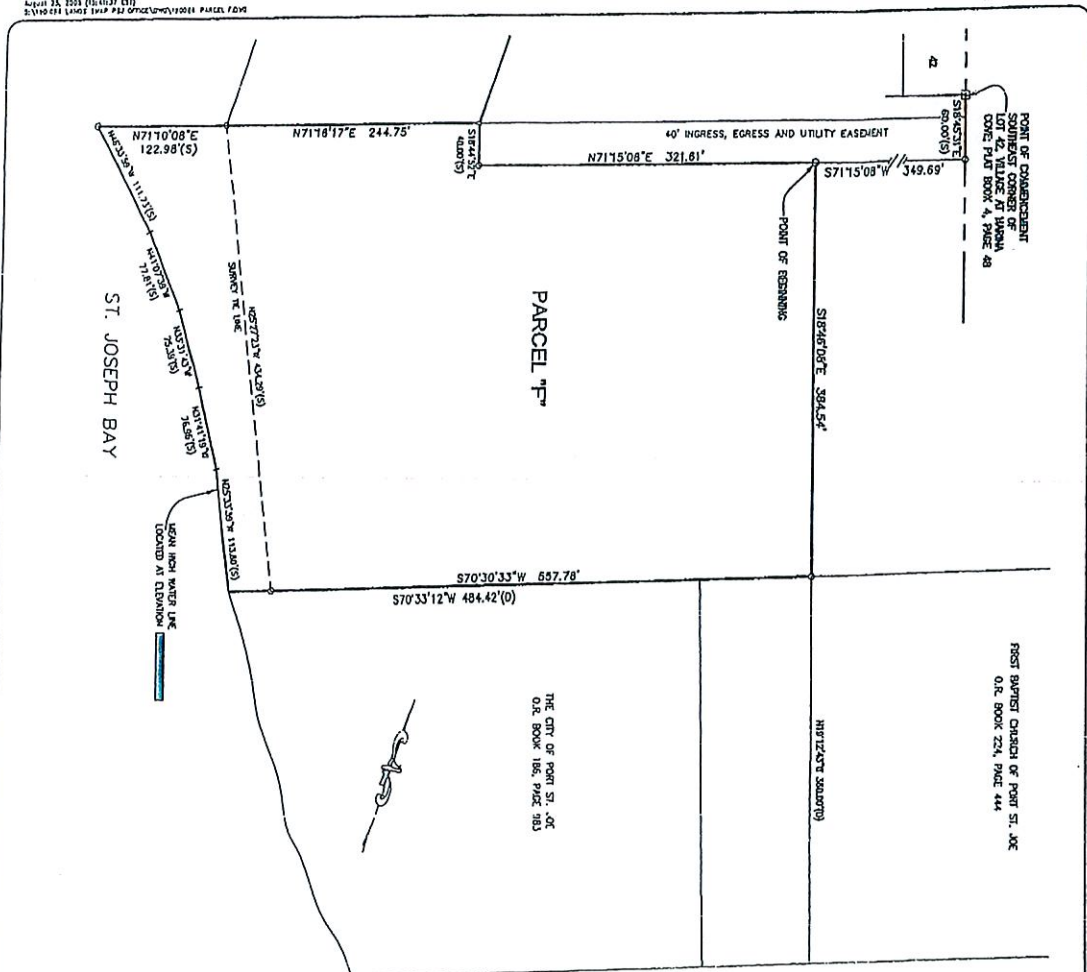
PROJECT NO.	DATE
190.086	11/30/05
SHEET	SCALE
1	1"=100'
CHECKED	

BOUNDARY SURVEY
 CITY OF PORT ST. JOE
 PARCEL D

PREBLE-RISH, INC.
 CONSULTING ENGINEERS AND SURVEYORS
 CIVIL • SURVEYING • BLUE PLANNING

1200 W. BAYVIEW AVENUE, SUITE 100, PORT ST. JOE, FL 32456
 TEL: 904.875.1111 FAX: 904.875.1112
 WWW.PREBLE-RISH.COM

NO.	DATE	BY	FOOTING
1			
2			
3			
4			
5			



THE CITY OF PORT ST. JOE
O.R. BOOK 186, PAGE 303

POST OFFICE OFFICE OF PORT ST. JOE
O.R. BOOK 224, PAGE 444

Last: 02/20/2005 Date: 11/29/2005 Time: 15:09
Doc Stamp-Deed : 18500_09
TOS DC, Rebecca L. Morris, GULF County 8:397 P:357

PARCEL "F"

I hereby certify that the description shown hereon meets the "Minimum Technical Standard" for Land Surveying in the State of Florida (F.A.C. 61G17-9).

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title of boundary to the subject property. It is possible there are deeds of record, unrecorded deeds, easements or other instruments which could affect the boundaries.

Commencing at the Southeast corner of Lot 42 of Village of Marina Cove, a subdivision as per plat thereof recorded in Plat Book 4, Page 48 of the Public Records of Gulf County, Florida and run thence South 18 degrees 45 minutes 31 seconds East for 60.00 feet; thence South 71 degrees 15 minutes 08 seconds West, for a distance of 349.89 feet to the Point of Beginning; from said Point of Beginning run thence South 18 degrees 45 minutes 08 seconds East, for a distance of 384.54 feet; thence South 70 degrees 30 minutes 33 seconds West, for a distance of 557.78 feet to the Mean High Water Line of St. Joseph Bay, located at elevation 0.85' NGVD 29; thence Northwest along said Mean High Water Line as follows: North 25 degrees 33 minutes 39 seconds West, for a distance of 113.80 feet; thence North 31 minutes 41 seconds West, for a distance of 17.80 feet; thence North 33 degrees 41 minutes 19 seconds West, for a distance of 75.39 feet; thence North 41 degrees 07 minutes 33 seconds West, for a distance of 111.73 feet; thence North 46 degrees 33 minutes 59 seconds West, for a distance of 10 minutes 08 seconds East, for a distance of 122.98 feet; thence North 71 degrees 16 minutes 17 seconds East, for a distance of 244.75 feet; thence South 18 degrees 44 minutes 52 seconds East, for a distance of 40.00 feet; thence North 71 degrees 15 minutes 08 seconds East, for a distance of 321.61 feet to the Point of Beginning.

Containing 5.656 acres, more or less, as shown on the attached plat.
David Jon Bartlett, P.E.
Professional Land Surveyor, No. 4018
Florida Registered No. 4018
Land Surveying Business 888-778-7979



PROJECT NO.	190.086
DATE:	11/29/05
SCALE:	1"=10'
DRAWN:	DL
CHECKED:	DL
SHEET:	1

BOUNDARY SURVEY
CITY OF PORT ST. JOE
PARCEL "F"

PREBLE-RISH, INC.
CONSULTING ENGINEERS AND SURVEYORS
CIVIL • SURVEYING • SITE PLANNING

NO.	DATE	APP.	REVISION
1			
2			
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6			

EXHIBIT A

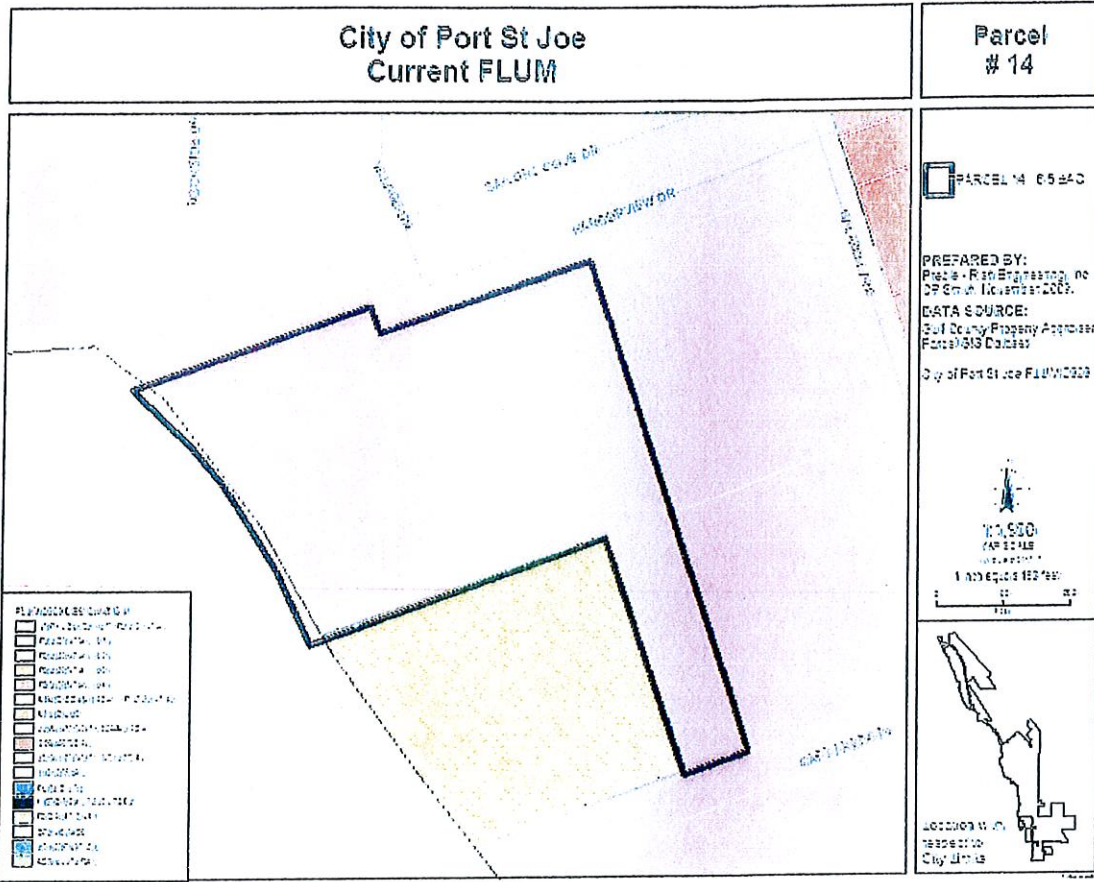


EXHIBIT B

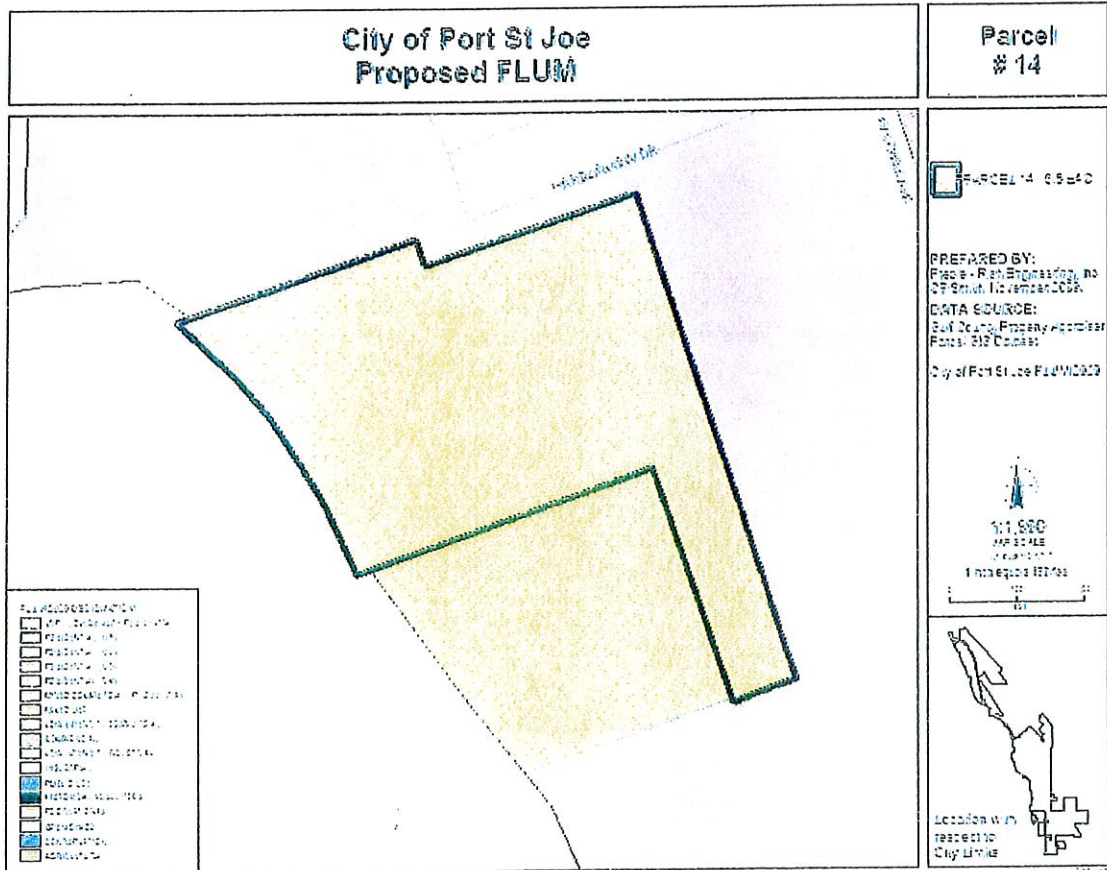


EXHIBIT A

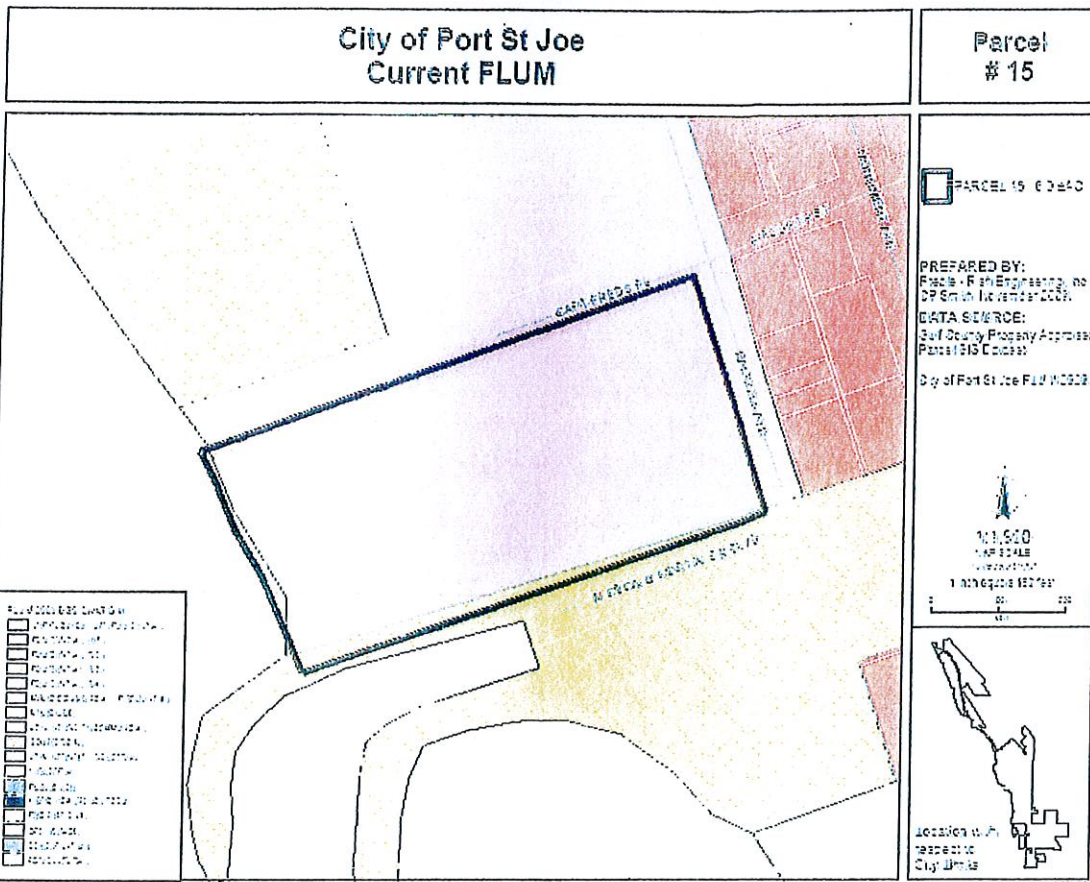


EXHIBIT B

