

ORDINANCE NO- 935

AN ORDINANCE ADOPTING THE AMENDMENT OF THE LAND DEVELOPMENT CODE OF THE DEFUNIAK SPRINGS, FLORIDA, CHAPTER 18-6 & 18-7, PROVIDING FOR ADOPTION, PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE

WHEREAS, Chapter 163, Florida Statutes, establishes the Local Government Comprehensive Planning and Land Development Regulation Act; and

WHEREAS, the City of DeFuniak Springs adopted Ordinance 669, November 2000 (Comprehensive Plan) and Ordinance 577, March 1991 (Land Development Code); and

WHEREAS, Chapter 163, Florida Statutes, requires local governments desiring to revise their land development regulations to prepare and adopt land development regulation amendments; and

WHEREAS, after due public notice, the City of DeFuniak Springs City Council held the requisite public hearings to afford opportunity for public comments concerning the Land Development Code amendment; and

WHEREAS, the City Council of the City of DeFuniak Springs finds that the amendment is in the best interest of the health, welfare, safety and morals of the citizens of City of DeFuniak Springs.

NOW THEREFORE, be it enacted by the City Council of the City of DeFuniak Springs, Florida as follows:

Section 1. Short Title. This Ordinance shall be known as Land Development Code Text Amendment # 2022-LDC-01.

Section 2. Findings of Fact. The City Council of the City of DeFuniak Springs finds the following:

- A. This ordinance amends Chapter 18-6 Uncompleted Structures and 18-7 Time Limit as it relates to Development Orders
- B. This amendment will provide for a realistic time line for development and will help further development within the City .
- D. The 1st reading of the Ordinance was conducted by the DeFuniak Springs City Council at a regular meeting held on January 24, 2022 in accordance with 166.041 Florida Statutes.

Section 3. Amended Text. The City Council of the City of DeFuniak Springs, Florida, amends the Land Development Code, by amending Chapter 18-6 Uncompleted Structures and 18-7 Time Limits as follows:

Land Development Code Amendment #2022-LDC-01
Shown in Track Changes Mode (Deleted text is indicated with a strikethrough, new text is underlined)

ARTICLE I. – GENERAL PROVISIONS

Sec. 18-6. – Uncompleted Structures.

~~Buildings must be completed within twelve (12) months after issuance of permit unless extended by the City Council~~

Buildings shall be completed in accordance with the provisions of the Development Order

Sec. 18-7- Time Limit

~~Development Orders, Building Permits, and other approvals shall become void unless construction is underway within six (6) months from the date of issuance~~

A Development Order shall remain valid if development commences within twelve (12) months and development continues in good faith according to the terms and conditions included in the Development Order.

Section 4. Filing. An official, true and correct copy of the Land Development Code amendment shall be filed with the Walton County Clerk and also maintained at the City of DeFuniak Springs Planning Department, which shall be responsible for administration of the Comprehensive Plan and Land Development Code.

Section 5. Repeal of Conflicting Provisions, Motions, and Ordinances. The adoption of this Ordinance shall repeal and supersede any and all prior conflicting provisions of City law or policy, including those made by prior motion of the City Council, Resolution of the City Council, or Ordinance, whether specifically named herein or not.

Section 6. Severability. If any portion of this Ordinance should be declared unconstitutional or if the applicability of this Ordinance or any portion thereof should be held to be invalid, the validity of the remainder of this Ordinance shall not be affected by such invalidity.

Section 7. Effective Date. This Ordinance shall become effective as provided by law.

ADOPTED THIS 14TH DAY OF FEBRUARY 2022.

CITY COUNCIL OF THE CITY OF DEFUNIAK SPRINGS, FLORIDA

By: *Bob Campbell*
Robert "Bob" Campbell, Mayor

Attest: *Koby Townsend*
Koby Townsend, City Clerk

