

ORDINANCE NO. 2022-2236

AN ORDINANCE OF THE CITY OF LAKE CITY, FLORIDA, PURSUANT TO PETITION NO. ANX 22-01, RELATING TO VOLUNTARY ANNEXATION; MAKING FINDINGS; ANNEXING CERTAIN REAL PROPERTY LOCATED IN COLUMBIA COUNTY, FLORIDA, WHICH IS REASONABLY COMPACT, AND CONTIGUOUS TO THE BOUNDARIES OF THE CITY OF LAKE CITY, FLORIDA, INTO THE BOUNDARIES OF THE CITY OF LAKE CITY, FLORIDA; PROVIDING SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the owner of certain real property more particularly described herein below, has petitioned that the same be voluntarily annexed and incorporated into the boundaries of the City of Lake City, Florida, hereinafter referred to as the City.

NOW, THEREFORE, BE IT ORDAINED BY THE PEOPLE OF THE CITY OF LAKE CITY, FLORIDA, AS FOLLOWS:

Section 1. Pursuant to a petition, ANX 22-01, by George T. Hunter, John B. Hunter, Terry L. Hunter and Michael D. Pokitko trustees of their successors in trust, under the John B. Hunter Revocable Trust, the owner of real property, as described below and depicted on Schedule A: Location Map, attached hereto and incorporated as part of this ordinance, which real property is contiguous to the existing boundaries of the City and is reasonably compact, has petitioned the City to have said real property annexed into the City.

A parcel of land lying in Section 6 and Section 7, Township 4 South, Range 17 East, Columbia County, Florida, being more particularly described, as follows: Commence at the Southwest corner of said Section 6; thence North 0°29'55" West 1,414.39 feet, along the West line of said Section 6 to the South right-of-way line of Southwest Bascom Norris Drive; thence South 49°34'43" East 1,004.46 feet, along the South right-of-way line of said Southwest Bascom Norris Drive to the Point of Beginning; thence South 41°20'30" West 466.55 feet to the beginning of a curve concave Southeasterly, having a radius of 262.39 feet and being subtended by a chord having a bearing and distance of South 26°04'37" West, 140.22 feet; thence Southwesterly, along the arc of said curve, through a central angle of 30°59'48", an arc length of 141.95 feet to the end of said curve; thence North 49°16'43" West 405.59 feet; thence South 00°29'55" East 544.42 feet to the South line of said Section 6, also being the North line of said Section 7; thence South 00°39'11" East 1,894.82 feet; thence South 89°46'53" East 1,462.67 feet; thence North 00°39'46" West 1,129.86 feet; thence South 89°46'53" East 311.89 feet; thence North 23°07'50" East 463.88 feet to the South right-of-way line of said Southwest Bascom Norris Drive; thence North 49°34'43" West 1,461.71 feet, along the South right-of-way line of said Southwest Bascom Norris Drive; thence South 41°12'54" West 360.94 feet; thence South 00°33'22" East 277.00 feet to the South line of said Section 6, also being the North line of said Section 7; thence South 84°59'00" West 47.95 feet, along the South line of said Section 6 and the North line of said Section 7; thence North 49°16'43" West 268.59 feet; thence North 06°49'32" East 28.50 feet to the beginning of a curve concave Southeasterly, having a radius of 192.39 feet and being subtended by a chord having a bearing and distance of North 24°05'47" East 116.11 feet; thence Northeasterly, along the arc of said curve, through a central angle of 35°07'38", an arc length of 117.95 feet to the end of said curve; thence North 41°20'30" East 467.68 feet to the South right-of-way line of said Southwest Bascom Norris Drive; thence North 49°34'43" West 70.01 feet, along the South right-of-way line of said Southwest Bascom Norris Drive to the Point of Beginning.

Containing 82.40 acres, more or less.

Section 2. The City Council of the City of Lake City, Florida, hereinafter referred to as the City Council, finds that the petition bears the signatures of all owners of the real property in the area proposed to be annexed.

Section 3. The City Council finds that the real property, described in Section 1 above, presently is contiguous to the boundaries of the City that said real property meets the criteria established by Chapter 171, Florida Statutes, as amended, and that said real property should be annexed to the boundaries of the City.

Section 4. The real property, described in Section 1 above and depicted on Schedule A: Location Map, attached hereto and incorporated as part of this ordinance, is hereby annexed to the boundaries of the City, and said real property in every way is a part of the City.

Section 5. The boundaries of the City are hereby redefined to include the real property described in Section 1 hereof.

Section 6. Annexation. The real property, described in Section 1 above, shall continue to be classified as follows: RESIDENTIAL, LOW DENSITY (less than or equal to 2 dwelling units per acre) under the land use classifications as designated on the Future Land Use Plan Map of the County Comprehensive Plan and classified as RESIDENTIAL, SINGLE FAMILY-2 (RSF-2) under the zoning districts as designated on the Official Zoning Atlas of the County Land Development Regulations until otherwise changed or amended by appropriate ordinance of the City.

Section 7. Effective January 1, 2024, all real property lying within the boundaries of the City, as hereby redefined, shall be assessed for payment of municipal ad valorem taxes, and shall be subject to all general and special assessments.

Section 8. All persons who have been lawfully engaged in any occupation, business, trade or profession, within the area, described in Section 1 above, upon the effective date of this ordinance under a valid license or permit issued by the County and all other necessary state or federal regulatory agencies, may continue such occupation, business, trade or profession within the entire boundaries of the City, as herein defined, upon securing a valid occupational license from the City, which shall be issued upon payment of the appropriate fee, without the necessity of taking or passing any additional examination or test which otherwise is required relating to the qualification of such occupations, businesses, trades or professions.

Section 9. The City Clerk is hereby directed to file, within seven (7) days of the effective date of this ordinance, a certified copy of this ordinance with the following:

- a) Florida Department of State, Tallahassee, Florida;
- b) Florida Office of Economic and Demographic Research, Tallahassee, Florida;
- c) Clerk of the Circuit Court of the County;
- d) Chief Administrative Officer of the County;
- e) Property Appraiser of the County;
- f) Tax Collector of the County; and
- g) All public utilities authorized to conduct business within the City.

Section 10. 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 shall remain in full force and effect.

Section 11. Conflict. All ordinances or portions of ordinances in conflict with this ordinance are hereby repealed to the extent of such conflict.

Section 12. Effective Date. This ordinance shall become effective upon adoption.

Section 13. Authority. This ordinance is adopted pursuant to the authority granted by Section 166.021, Florida Statutes, as amended, and Section 171.044, Florida Statutes, as amended.

PASSED UPON FIRST READING on the 19th day of December 2022.

PASSED AND DULY ADOPTED UPON SECOND AND FINAL READING, in regular session with a quorum present and voting, by the City Council this 17th day of January 2023.

Attest:

CITY COUNCIL OF THE
CITY OF LAKE CITY, FLORIDA

Audrey Sikes, City Clerk

Stephen M. Witt, Mayor

APPROVED AS TO FORM AND LEGALITY:

Thomas J. Kennon III, City Attorney

Schedule A: Location Map

