

ORDINANCE #95 - 04

AN ORDINANCE OF LIBERTY COUNTY, FLORIDA, AMENDING TITLE II (LAND DEVELOPMENT CODE AS ADOPTED BY ORDINANCE 92-03) BY ADDING ADDITIONAL REQUIREMENTS FOR ROADS IN MOBILE HOME PARKS; BY ADDING REQUIREMENTS FOR MOBILE HOME PARKS; BY ADDING ADDITIONAL REQUIREMENTS FOR SUBDIVISION PLAT APPROVAL PROCEDURE; BY ADDING ADDITIONAL REQUIREMENTS FOR GENERAL REQUIREMENTS AND MINIMUM STANDARDS OF DESIGN FOR SUBDIVISIONS; BY DELETING CERTAIN SECTION UNDER REQUIRED IMPROVEMENTS FOR SUBDIVISIONS; PROVIDING FOR ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Liberty County, has adopted a Comprehensive Plan and has adopted a Land Development Code to implement those policies and objectives of the County's adopted Comprehensive Plan; and

WHEREAS, the County now wishes to make certain amendments or modifications to the Land Development Code.

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF LIBERTY COUNTY, FLORIDA AS FOLLOWS:

Section 1.

A. Chapter 4.6-1(D), Mobile Home Park Requirements, is amended as follows: substitute the present 4.6-1(D) with the following:

1. The proposed street shall recognize and extend suitable existing streets, and shall make possible the future extension of streets into adjacent undeveloped land where feasible.
2. Intersections shall be as nearly at right angles as possible.
3. In residential areas "T" intersections are preferable to four-way intersections.
4. The minimum width of right-of-way shall be sixty (60) feet except private streets which shall have a minimum right-of-way of thirty (30) feet.
5. Dead end streets shall be no longer than 500 feet in length and shall be provided with a paved turn around diameter of 80 feet minimum and a right-of-way diameter of at least 100 feet. A landscaped cut-out in the center of the turn-around is permitted. Pavement widths around the turn-around shall be consistent with the pavement width leading up to the turn-around.

6. Each road shall have direct access to a public road, or to a service road which has direct access to a public road.

7. Each road within a mobile home park shall be named consistent with the official map or Liberty County.

8. All streets shall be paved.

9. All streets shall be cleared, grubbed, and graded to the full width of the right-of-way and provided with a properly prepared subgrade, base and pavement in compliance with the following minimum specifications.

10. All material used in the construction and paving of the streets are to be as specified in the most recent edition of the Florida Department of Transportation Standard Specifications for Road and Bridge Construction.

11. The subgrade will be compacted until it is firm and unyielding and shall have a Limerock Bearing Ratio (LBR) value of at least 30.

12. The base material shall be one of the following: Sand clay, limerock, shell or soil-cement. The base must be one foot wider (six inches each side) than the pavement surface and have a compacted thickness of six inches (6").

13. The pavement shall be Florida Department of Transportation type S-1 Asphaltic Concrete with a minimum compacted thickness of one and one fourth inches (1-1/4") and a minimum width of twenty feet (20').

14. The owner, in preparing the streets within the mobile home park, shall also acquire the necessary right-of-way and improve said right-of-way in accordance with these regulations for sufficient access roads for adequate ingress and egress to and from the mobile home park.

B. Chapter 4.6-1 is amended by adding paragraph R) A fee of \$1,000.00 or \$25.00 per mobile home space, whichever is greater, is required to be paid at the time plans for a mobile home park are submitted to the County.

Section 2. Chapter 5, Subdivision Regulations, is amended as follows:

1. Section 5.3 (Subdivision Plat Approval Procedure) is amended as follows:

Section 5.3(C) Step 1 is amended by adding the following sentence:

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When a final record plat is submitted to the Board of County Commissioners a fee of \$1,000.00 or \$25.00 per lot, whichever is greater, is required to be paid.

2. Section 5.4 (General Requirements and Minimum Standards of Design) is amended as follows:

Delete Section 5.4(A)4 paragraph (c).

The following paragraphs are added to 5.4(A):

7. All streets shall be paved.

8. The developer or subdivider shall maintain the street for

(a) a period of 12 months from plat approval, or

(b) until 15% of the lots have been built on.

9. Prior to final acceptance, the streets, ditches and drainage structures must be brought up to standards according to the subdivision regulations or these streets shall revert to the developer or subdivider.

10. All streets shall be cleared, grubbed, and graded to the full width of the right-of-way and provided with a properly prepared subgrade, base and pavement in compliance with the following minimum specifications.

11. All material used in the construction and paving of the streets are to be as specified in the most recent edition of the Florida Department of Transportation Standard Specifications for Road and Bridge Construction.

12. Grading will be in accordance with the typical cross-section shown on the plat.

13. The subgrade will be compacted until it is firm and unyielding and shall have a Limerock Bearing Ratio (LBR) value of at least 30.

14. The base material shall be one of the following: Sand clay, limerock, shell or soil-cement. The base must be one foot wider (six inches each side) than the pavement surface and have a compacted thickness of six inches (6").

15. The pavement shall be Florida Department of Transportation type S-1 Asphaltic Concrete with a minimum compacted thickness of one and one fourth inches (1-1/4") and a minimum width of twenty feet (20').

16. The subdivider, in preparing the streets within the subdivision, shall also acquire the necessary right-of-way and improve said right-of-way in accordance with these regulations for sufficient access roads for adequate ingress and egress to and from the subdivision.

17. All alleys shall be cleared, grubbed and graded to the full width of the right-of-way and in accordance with the typical cross-section shown on the approved preliminary plat.

3. Section 5.5 (Required Improvements) is amended as follows:

Delete Section 5.5(B)(1).

Section 3. Conflict. All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed to the extent of such conflict.

Section 4. Severability. If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions of this Ordinance.

Section 5. Effective Date. This Ordinance shall take effect as provided by law.

DULY PASSED AND ADOPTED by the Board of County Commissioners of Liberty County, Florida, this 6th day of July, 1995.

BOARD OF COUNTY COMMISSIONERS, LIBERTY COUNTY, FLORIDA.

By: John T. Sanders
John T. Sanders, Chairman

ATTEST:

Vernon Ross
Vernon Ross,
Clerk of the Circuit Court

APPROVED AS TO FORM:

County Attorney
County Attorney