



**APPLICATION FOR
FUTURE LAND USE
AMENDMENT LESS THAN
TEN (10) ACRES**

**Official Use Only
Official Use Only**

Zoning District: _____

FLUM Designation: _____

Commission District: _____

Date Filed: 08/17/2017

49 - 2 N - 25 - 4100 - 0011 - 0100

Parcel Identification Number (18 digit number)

Driving Instructions: Take U.S. 1 South of Callahan, turn right on Pickett Street and the subject property is on the north side of Pickett Road

1. Legal Description: Lot _____ Block _____ Subdivision _____
Plat Book _____ Page _____

(Please attach a legal description if not located in a subdivision)

1. Location: On the WEST side of _____ Highway U.S. 1 _____
(north, south, east, west) (street)

between Pickett /Street U.S. 1 intersection and the end of Pickett Street
(street) (street)

Nearest identifiable landmark (for example: Walmart or I-95) Picket Street/U.S. 1 intersection

2. Name and Address of the Owner as shown in the public records of Nassau County:

G& H Land and Timber Investments, LLC

P.O. Box 1692

Callahan, FL 32011

Name and Address of the Applicant / Authorized Agent:

Mollie Garrett, Attorney at Law

463688 SR 200 STE 1-315

Yulee, FL 32097

RECEIVED
2017 AUG -4 P 4:45
NASSAU COUNTY
PLANNING DEPARTMENT

(PLEASE NOTE: If applicant is not the owner, this application must be accompanied by completed *Owner's Authorization for Agent* form.)

3. Current Future Land Use Map Designation: COMMERCIAL

4. Proposed Future Land Use Map Designation: AGRICULTURAL

5. Acreage: 2.06 ACRES

6. Property Use (list any improvements on the site or uses):

The property is undeveloped lands, not currently in use

7. Private Well _____ Public Water System _____ or Private treatment plant _____
(name of provider)

8. On-site Sewage Treatment System _____ Public Water System _____
(name of provider)
or Private Sewer Treatment Plant _____

9. Required Attachments:

10.

Exhibit "A" – Location Map
Exhibit "B" – Legal description
Exhibit "C" – Survey

NOTE: Owner, Applicant and Agent is responsible for required response to objections, recommendations and comments from State reviewing Agencies.

In filing this application, the undersigned understands it becomes a part of the official records of the Planning and Zoning Board and does hereby certify that all information contained herein is true to the best of his/her knowledge.

Signature of Owner: _____

Signature of Applicant: _____

(if different than Owner)

Signature of Agent: Mollie M. Garrett

(if different than Owner)

Owner's mailing address: P.O. Box 1692
Callahan, FL 32011

Telephone: 904-491-3700 – office for agent

Email: molliegarrett@mgarrettlaw.com – email for agent

NOTE: If prepared or signed by an agent, a notarized Owner's Authorization for Agent form must be provided.

Newspaper for legal advertisement (OFFICIAL USE ONLY):

Fernandina Beach News Leader: _____

Nassau County Record _____

CONSENT FOR INSPECTION

I, SHARI GRAHAM, MANAGING MEMBER OF G&H LAND AND TIMBER INVESTMENTS, LLC., the owner or authorized agent for the owner of the premises located at NORTH SIDE OF PICKETT ROAD SOUTH OF CALLAHAN do hereby consent to the inspection of said premises and the posting of public notice by an employee of the Department of Planning & Economic Opportunity, Nassau County, Florida, in conjunction with application FOR AMENDMENT TO FLUM -SMALL SCALE, without further notice.

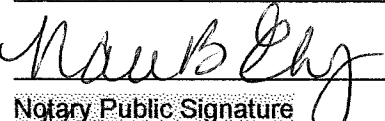
Dated this 4th day of August, 2017


Signature of Owner or Authorized Agent

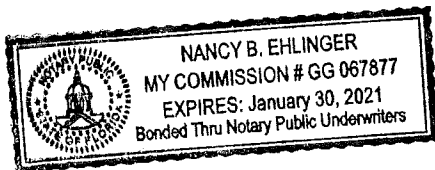
904-557-3853
Telephone Number

STATE OF FLORIDA:
COUNTY OF NASSAU:

The foregoing instrument was acknowledged before me the 4th day of August, 2017, by Mollie M. Garrett who is personally known to me or who has produced her as identification.


Notary Public Signature
Nancy B. Ehlinger
Name (typed or printed)

(Seal)



CONSENT FOR INSPECTION

I, SHARI GRAHAM, MANAGING MEMBER OF G&H LAND AND TIMBER INVESTMENTS, LLC., the owner or authorized agent for the owner of the premises located at NORTH SIDE OF PICKETT ROAD SOUTH OF CALLAHAN do hereby consent to the inspection of said premises and the posting of public notice by an employee of the Department of Planning & Economic Opportunity, Nassau County, Florida, in conjunction with application FOR REZONING, without further notice.

Dated this 4th day of August, 2017.

Mollie Garrett
Signature of Owner or Authorized Agent

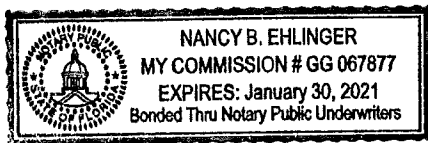
904-557-3853
Telephone Number

STATE OF FLORIDA:
COUNTY OF NASSAU:

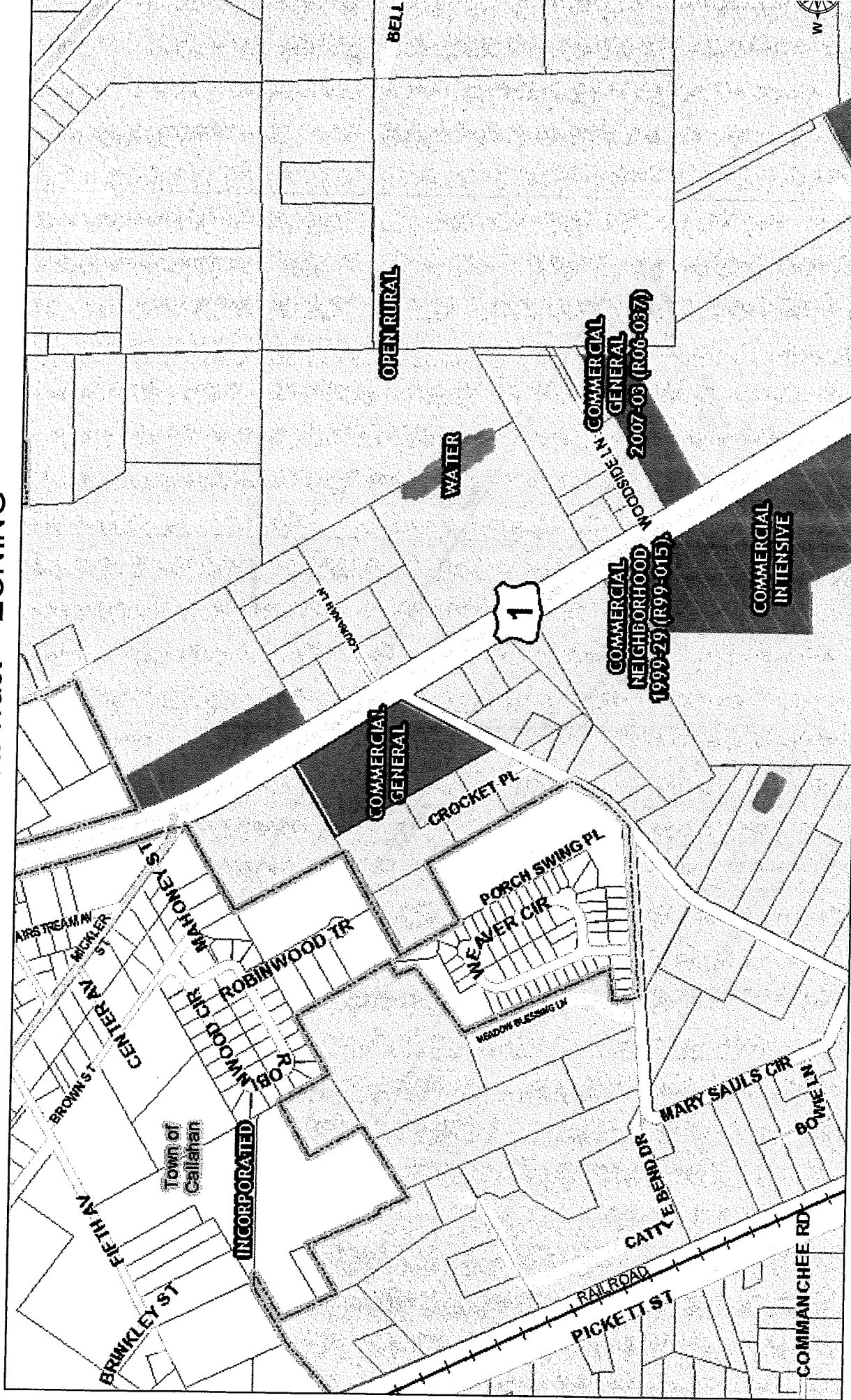
The foregoing instrument was acknowledged before me the 4th day of August, 2017 by Mollie Garrett who is personally known to me or who has produced her as identification.

Nancy B. Ehlinger
Notary Public Signature
Nancy B. Ehlinger
Name (typed or printed)

(Seal)

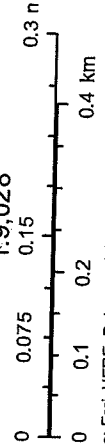


Pickett Tract -- ZONING



August 4, 2017

1:9,028



Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, N Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), M NGCC, © OpenStreetMap contributors, and the GIS User Community

LEGAL – WESTERLY ONE-HALF OF 49-2N-25-4100-0011-0100

A Portion of Section 49, Township 2 North, Range 25 East Nassau County, Florida, and being more particularly described as follows: For a point of reference begin at the intersection of the Westerly right of way line of US Highway No. 1 (a 150.00' right of way) and the northwesterly right of way line of Pickett Road (a 50.0' right of way) thence South 25° 42' 00" West along said northwesterly right of way line of Pickett Road 244.60' to a point, being the point and place of beginning; from said point of beginning, continue South 25° 42' 00" West a distance of 250.14' to a point; thence North 30° 46' 10" West a distance of 887.60' to a point; thence run North 58° 53' 45" East a distance of 241.53' to a point; thence following the meanderings of the centerline of a certain creek, being a drainage ditch (15' +/- wide) in a southerly direction an approximate distance of 700' to the point and place of beginning.

