

NOTICE OF PUBLIC HEARING

The Okaloosa County Growth Management Department notice that, on **November 13, 2025**, the Okaloosa County Planning Commission will consider:

Consideration of an Amendment to the Development Agreement by and between the Board of County Commissioners and Alabama and Holmes, LLC for the purpose of establishing development rights for certain real property located within the unincorporated area of Okaloosa County; providing assurances to the Developer that it may proceed with the Project in accordance with existing laws and policies subject to the conditions of this Amendment to the Development Agreement; and, insuring that this Amendment to the Development Agreement is in compliance with applicable provisions of Sections 163.3220-163.3243, Florida Statutes, and the Okaloosa County Comprehensive Plan.

The property is currently zoned Residential-2 (R-2), and the Future Land Use Map (FLUM) designation is Medium Density Residential (MDR). The location of the property is at 757 Mayflower Avenue, Fort Walton Beach, Florida (03-2S-24-0000-0202-0010), north of Mayflower Avenue, and contains 2.02 acres more or less.

This Amendment to the Development Agreement proposes to:

- 1) Increase the minimum side setback along the eastern property line from forty (40) feet to fifty (50) feet.
- 2) Change the maximum building height from two stories to three stories.
- 3) Reduce overall building footprint and increase the amount of open area for stormwater retention facilities.
- 4) Modify the site plan to locate both buildings west of the parking lot in order to increase the distance from existing single-family homes.
- 5) Modify the required plantings along the eastern property line to increase the size and height of the plantings in lieu of doubling the total number of required plantings.

The Agreement is for the property shown and described in the map in this advertisement. A public hearing has been scheduled as follows.

The meeting will be held at **5:01 PM** or soon thereafter in the Okaloosa County Administrative Building, 1250 Eglin Parkway N., Shalimar, FL.

The proposed Agreement may be inspected by the public at the Department of Growth Management offices in Shalimar, 1250 N. Eglin Pkwy., 3rd floor, (850) 651-7180 or in Growth Management offices located at 402 Brookemeade Dr, Crestview, (850) 689-5080.

If any person decides to appeal any decision made with respect to any matter considered at these hearings, such person will need a record of the proceeding and may need to ensure that a verbatim record of the proceeding is made which record includes the testimony and evidence upon which the appeal is to be based.

Okaloosa County adheres to the Americans with Disabilities Act and will make reasonable modifications for access to these hearings upon request. Requests may be made to the Growth Management offices described above and must be made at least 48 hours in advance of the hearings in order to provide the requested service.

03-2S-24-0000-0202-0010

