ORDINANCE NO.: 16-08

AN EMERGENCY ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BELLE ISLE, FLORIDA, ESTABLISHING A MORATORIUM ON ANY APPLICATION FILED AFTER 5pm ON JULY 5, 2016 FOR BUILDING PERMITS, SITE OR MASTER PLAN, REZONING FOR ANY PROPERTY THAT IS NOT ZONED SINGLE FAMILY RESIDENTIAL LESS THAN FOUR UNITS PER ACRE, WHICH MORATORIUM SHALL END NO LATER THAN OCTOBER 5, 2016; PROVIDING FOR SEVERABILITY; CONFLICTS AND EFFECTIVE DATE.

WHEREAS, the City of Belle Isle, Florida, is physically located within an environmentally sensitive area encompassing multiple waterways; and

WHEREAS, the lakes that are within and about the City of Belle Isle, Florida are part of the Lake Conway chain of lakes that is environmentally sensitive;

WHEREAS the City council of the city of Belle Isle, Florida, is desirous of protecting its communities from any environmental or other hazards; and

WHEREAS, the City of Belle Isle, Florida, is primarily a single family residential community with quarter to one acre lots but does have other more intense uses from residential like multifamily, office, industrial and commercial uses; and

WHEREAS, the City of Belle Isle, Florida is in the final stages of a code 1 rewrite which is to establish new procedures and regulations that protects 3 single family residential uses and the lakes from the additional impacts form more intense uses such as multifamily, office, industrial and commercial uses 4 5 to assure, proper location, flexible buffers, environmental protections concerning or avoiding impacts from new development and expanded development 6 to reduce the threat of environmental contamination, water pollution to the 7 Conway Lake system; and to insure proper compatibility with new or future 8 9 planned residential development; and, 10 11 WHEREAS, much of the local roadways in the City that were formerly built by 12 the County or the State preceded environmental permitting and standards 13 against disposal of stormwater into the lake system; and, 14 WHEREAS, in the current code rewrite intends to address compatibility and 15 those site development issues concerning protection of the environment: and 16 17

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18 WHEREAS, the code rewrite is projected to be presented to City Council no
19 later than October 1, 2016 for adoption.

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- NOW THEREFORE, Be it ordained by the City Council of the City of Belle Isle,
 Florida as follows:
 - 1. A Temporary Moratorium is hereby approved to accept, evaluate, consider or vote upon any application for building permit, sight plan, variance,

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1	special exception or rezoning for any building, improvements or						
2	property located zoned, grandfathered or intended use is for						
3		multifamily (more than 5 units per acre), office, industrial and					
4		commercial uses.					
5	2.	The Temporary Moratorium in 1, above, shall not apply to any					
6		application filed with the City prior to 4pm on July 5, 2016.					
7	3.	This Emergency Ordinance shall be in effect immediately.					
8	4.	This ordinance shall sunset on October 5, 2016 unless further action is					
9		taken by the City Council of the City of Belle Isle, FL.					
10			ABSENT	YES	I	NO	
11	Ed Go	ld					-
12	Katy McGinnis					-	
13	Jeremy Weinsier				_		
14	Paul Robert Lance						_
15	Harvey Readey						_
16	Lenny Mosse					_	
17	Sue N	ielsen					_
18							
19	DONE .	AND PASSED BY ALL I	MEMBERS OF TH	E BELLE ISLE CI	TY COUNCIL	OF THE CITY	OF
20	BELLE ISLE, FLORIDA, THIS		DAY OF	, 2016	•		
21							
22	By:			ATTEST By	:		
23		Mayor			City Cle	erk	
24		City of Belle Islo	e, Florida				

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2	Approved as to form and legality
3	Frank Kruppenbacher, City Attorney
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5	STATE OF FLORIDA
6	COUNTY OF ORANGE
7	I, YOLANDA QUICENO, City Clerk, of the City of Belle Isle do hereby certify
8	that the above and foregoing document ORDINANCE 16-08 was duly and legally
9	passed by the Belle Isle City Council, in session assembled on the
10	day of, 2016, at which session a quorum of its members were present
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13	Yolanda Quiceno, City Clerk
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