



MEMORANDUM

To: City Commission

From: Jason Chockley, Community Development Asst. Director

Date: August 23, 2022

Re: Comprehensive Plan Update – Adding Property Rights Element

BRIEF DESCRIPTION:

The State of Florida established state statutes requiring that certain language be added to municipal Comprehensive Plans relating to property rights. This amendment request adds a new Element to the City's Comprehensive Plan entitled Property Rights. The purpose of the Property Rights Element is to respect judicially acknowledged and constitutionally protected private property rights.

The City is initiating the amendment at this time. The FDEO will not accept any amendments to the Comprehensive Plan without the required Property Rights language included.

This new element is required as part of our Comp. Plan and will be sent to the Florida Department of Economic Opportunity for review and approval.

As with past Comp. Plan Updates we have hired Leigh Robinson Kerr & Associates to do a review of our plan and write this new element. In addition to this new element attached for reference are our current advertisement and notification procedures and the proposed code change to sections 23-153(e)2, section 23-152(c)5 and section 23-251(c)1 to increase the notification radius distance of a Variance, Conditional Use or Rezoning to match the current requirement of 500ft for a change in Land Use.

PLANNING AND ZONING BOARD RECOMMENDATION: The Planning and Zoning Board, at their meeting of July 25, 2022, unanimously recommended **Approval** of the proposed EAR Update 8-0.