

RESOLUTION NO 2026 - 079

CITY OF LAKE CITY, FLORIDA

A RESOLUTION OF THE CITY OF LAKE CITY, FLORIDA, ADOPTING AN UPDATE TO THE LAKE CITY COMMUNITY REDEVELOPMENT PLAN; PROVIDING FOR SEVERABILITY; REPEALING ALL PREVIOUS RESOLUTIONS IN CONFLICT; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Florida legislature enacted the Community Redevelopment Act of 1969 (Part III, Chapter 163, Florida Statutes), to provide certain redevelopment powers to eligible municipalities and counties; and

WHEREAS, by Resolution 81-13, enacted by the City Council on April 6, 1981, as amended by Resolutions No. 84-73 and 89-97 and 89-97, the City of Lake City, Florida (the "City") determined, after proper public notice and hearing, one or more slums or blighted areas existed within the boundaries of the City and rehabilitation, conservation or redevelopment, or a combination thereof, of such area or areas was necessary in the interest of the public health, safety, morals, or welfare of the residents of the City, and further determined a need to create a community redevelopment agency pursuant to the provisions of Part III, Chapter 163, Florida Statutes, and to establish and define the boundaries of the Community Redevelopment Area; and

WHEREAS, by Resolution 81-16, the City Council created the Community Redevelopment Agency of the City of Lake City, Florida; and

WHEREAS, by Ordinance No. 89-661 on December 18, 1989, the City Council provided for the funding of a Redevelopment Trust Fund for community redevelopment within the Lake City Redevelopment Area in accordance with the Lake City Community Redevelopment Plan (the "Plan"), including any amendments or modifications thereto, as provided in Section 163.387, Florida Statutes; and

WHEREAS, in 2019, the Florida Legislature created section 163.3755 of the Redevelopment Act which provides a community redevelopment agency in existence on October 1, 2019, shall terminate on the expiration date provided in the agency's charter on September 30, 2039, unless the governing body of the municipality that created the community redevelopment agency approves its continued existence by a majority vote of the members of the governing body; and

WHEREAS, in 2025, the City of Lake City sought to address documented conditions of slum and blight present in Lake City and retained Inspire Placemaking Collective to amend the Plan by preparing a Lake City Community Redevelopment Plan Update (the "Update"); and

WHEREAS, the Update was prepared to reflect the existing CRA conditions, and additional capital projects and redevelopment programming through the CRA's modified operational timeframe of

2049, which is not later than 60 years after the fiscal year in which the Plan was initially adopted; and

WHEREAS, the Update was presented to the Lake City Planning and Zoning Board at its April 14, 2026 meeting for review and a determination of consistency with the City's adopted Comprehensive Plan; and

WHEREAS, the Lake City Planning and Zoning Board determined the proposed Lake City Community Redevelopment Plan Update is consistent with the Goals, Objectives and Policies of the City's adopted Comprehensive Plan; and

WHEREAS, the Update was presented to the Lake City Community Redevelopment Agency at its July 7, 2026 meeting to solicit public input and comment from the Community Redevelopment Agency; and

WHEREAS, the Lake City Community Redevelopment Agency provided direction to CRA administration to submit the Update to the City Council for adoption; and

WHEREAS, the City Council has caused a public notice to be published and a notice mailed to each taxing authority as required by Section 163.346, Florida Statutes, and a public hearing to be noticed, scheduled, and held as required by Section 163.361(2), Florida Statutes; and

WHEREAS, adopting the Update is in the public interest and promotes the health, safety, and wellness of the City; now, therefore

BE IT RESOLVED by the City of Lake City, Florida:

1. There exists a slum and blighted area or areas in the Lake City Community Redevelopment Area, and that the rehabilitation, conservation or redevelopment, or a combination thereof, is necessary in the interest of public health, safety, and welfare of the City.
2. The Lake City Community Redevelopment Plan Update has been completed in accordance with Section 163.361 and Section 163.362, Florida Statutes.
3. The Lake City Community Redevelopment Plan Update identifies catalytic public investments, public improvements, and strategies to address the aforementioned conditions of blight and provides guidance and direction for the Lake City Community Redevelopment Agency activities and programs.
4. The City Council finds, determines and declares the Update conforms to the adopted Comprehensive Plan of the City.
5. The City Council adopts the Update and authorizes and directs the Community Redevelopment Agency to proceed with the implementation of the Plan as updated by the Update.

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6. Upon adoption of the Update, the implementation period for the Plan will extend through 2049.
 7. All prior resolutions of the City Council of the City of Lake City in conflict with this resolution are repealed to the extent of such conflict.
 8. This Resolution shall take effect immediately upon approval by the City Council.

APPROVED AND ADOPTED by an affirmative vote of a majority of a quorum present of the City Council of the City of Lake City, Florida at a regular meeting this _____ day of July, 2026.

CITY OF LAKE CITY, FLORIDA

Noah E. Walker, Mayor

ATTEST, BY THE CLERK OF THE CITY COUNCIL
OF THE CITY OF LAKE CITY, FLORIDA:

Audrey E. Sikes, City Clerk

APPROVED AS TO FORM AND LEGALITY:

Clay Martin, City Attorney

Exhibit A

Lake City Community Redevelopment Plan Update