

ORDINANCE NO. 2026-2360

CITY OF LAKE CITY, FLORIDA

1 **AN ORDINANCE OF THE CITY OF LAKE CITY, FLORIDA, AMENDING THE**
2 **TEXT OF THE CITY OF LAKE CITY COMPREHENSIVE PLAN, AS AMENDED;**
3 **PURSUANT TO AN APPLICATION, CPA 26-02T, BY THE GROWTH**
4 **MANAGEMENT DEPARTMENT OF THE CITY OF LAKE CITY, FLORIDA,**
5 **UNDER THE AMENDMENT PROCEDURES ESTABLISHED IN SECTIONS**
6 **163.3161 THROUGH 163.3248, FLORIDA STATUTES, AS AMENDED;**
7 **PROVIDING FOR AMENDING THE INTERGOVERNMENTAL**
8 **COORDINATION ELEMENT OF THE COMPREHENSIVE PLAN BY ADDING**
9 **OBJECTIVE VII.9 ENTITLED JOINT PLANNING AREA AND INTERLOCAL**
10 **SERVICE BOUNDARY AGREEMENT TO THE INTERGOVERNMENTAL**
11 **COORDINATION ELEMENT; MAKING FINDINGS OF FACT IN SUPPORT**
12 **THEREOF; PROVIDING SEVERABILITY; REPEALING ALL ORDINANCES IN**
13 **CONFLICT; PROVIDING AN EFFECTIVE DATE**

14 **WHEREAS**, Section 166.021, Florida Statutes, as amended, empowers the City Council of the City
15 of Lake City, Florida, (the “City Council”) to prepare, adopt and implement a comprehensive plan;
16 and

17 **WHEREAS**, Sections 163.3161 through 163.3248, Florida Statutes, as amended, the Community
18 Planning Act, empowers and requires the City Council to prepare, adopt, and implement a
19 comprehensive plan; and

20 **WHEREAS**, an application for an amendment, as described below, has been filed with the city;
21 and

22 **WHEREAS**, the Planning and Zoning Board of the City of Lake City, Florida, (the “Board”) has been
23 designated as the Local Planning Agency of the City of Lake City, Florida, (the “LPA”); and

24 **WHEREAS**, pursuant to Section 163.3174, Florida Statutes, as amended, and the Land
25 Development Regulations, the Board, serving also as the LPA, held the required public hearing,
26 with public notice having been provided, on said application for an amendment, as described
27 below, and at said public hearing, the Board, serving also as the LPA, reviewed and considered all
28 comments received during said public hearing and recommended to the City Council approval of
29 said application for an amendment, as described below; and

30 **WHEREAS**, the City Council held the required public hearing, with public notice having been
31 provided, under the procedures established in Sections 163.3161 through 163.3248, Florida
32 Statutes, as amended, on said application for an amendment, as described below, and at said
33 public hearing, the City Council reviewed and considered all comments received during said

34 public hearing, including the recommendation of the Board, serving also as the LPA, as described
35 below; and

36 **WHEREAS**, the City Council has determined and found said application for an amendment, as
37 described below, to be compatible with the Land Use Element objectives and policies, and those
38 of other affected elements of the Comprehensive Plan; and

39 **WHEREAS**, the City Council has determined and found that approval of said application for an
40 amendment, as described below, would promote the public health, safety, morals, order,
41 comfort, convenience, appearance, prosperity or general welfare; now therefore

42 **BE IT ENACTED BY THE PEOPLE OF THE CITY OF LAKE CITY, FLORIDA:**

43 1. Pursuant to an application, CPA 26-02T, by the Growth Management Department of the City
44 of Lake City, Florida, to amend the text of the Comprehensive Plan, Objective 7.9 is hereby
45 added to the Intergovernmental Coordination Element of the Comprehensive Plan to read,
46 as follows:

47 **OBJECTIVE VII.9 JOINT PLANNING AREA AND INTERLOCAL SERVICE**
48 **BOUNDARY AGREEMENT**

49 **The City of Lake City shall coordinate with Columbia**
50 **County, Columbia County Board of County Commissioners**
51 **as appropriate to establish a more comprehensive and**
52 **integrated annexation process and create and adopt a**
53 **Joint Planning Agreement establishing a Joint Planning**
54 **Area.**

55 **Policy VII.9.1 A Municipal Service Area shall conform to the definition**
56 **provided for “municipal service area” in Section**
57 **171.202(f), Florida Statutes (2025)s.**

58 **Policy VII.9.2 A Joint Planning Agreement establishing a Joint Planning**
59 **Area shall conform with Section 171.204, Florida**
60 **Statutes and Section 163.3171, Florida Statutes.**

61 **Policy VII.9.3 A development to be provided utility services by the City**
62 **of Lake City shall annex into the City of Lake City as a**
63 **condition of connecting to utility services provided by**
64 **the City of Lake City:**

65 a. **prior to the time utilities services are provided if the**
66 **development is contiguous to the present boundary**
67 **of the City of Lake City or otherwise is in a Municipal**
68 **Service Area subject to a Joint Planning Agreement as**
69 **part of an Interlocal Boundary Service Agreement; or**

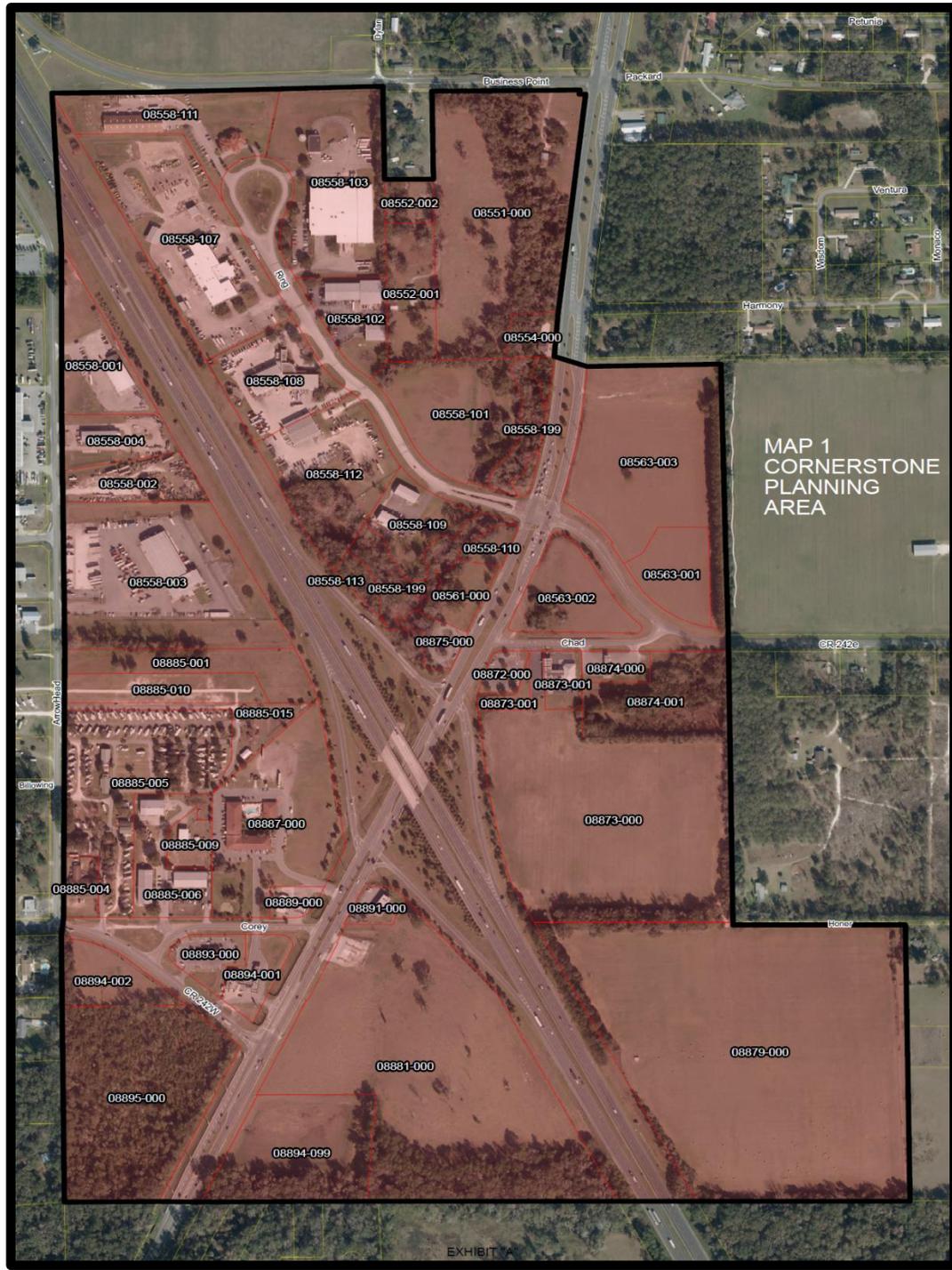
70 b. after utilities services are provided if the
71 development is not contiguous to the present
72 boundary of the City of Lake City or is not otherwise
73 in a Municipal Service Area subject to a Joint Planning
74 Agreement as part of an Interlocal Boundary Service
75 Agreement, provided the owner of the real property
76 on which the development is situated executes an
77 agreement with the City of Lake City that binds the
78 present owner and such owners heirs, successors,
79 and assigns committing to voluntarily annex such
80 lands into the City of Lake City at the first such
81 circumstance where such real property is eligible for
82 annexation.

83 Policy VII.9.4 Annexations under a Joint Planning Agreement and
84 Interlocal Service Boundary Agreement require the
85 following;

- 86 a. An accurate legal description of the land to be
87 annexed.
- 88 b. Shall be able to be provided public services as set
89 forth in the Interlocal Boundary Service
90 Agreement.
- 91 c. Shall be consistent with the City’s Comprehensive
92 Plan.
- 93 d. Shall be completely within the Joint Planning
94 Area.

95 Policy VII.9.5 Joint Planning Areas or Municipal Service Areas

96 Pursuant to Chapter 171, Part II, Florida Statutes,
97 Columbia County and the City of Lake City have
98 established an Interlocal Service Boundary Agreement
99 (ISBA), Cornerstone Joint Planning Area, effective on
100 December 18, 2025. The agreement allows the City to
101 annex properties within the Joint Planning Area that
102 would not otherwise be eligible for annexation subject
103 to provisions established in the ISBA. This ISBA serves as
104 the Joint Planning Agreement required by Section
105 171.204, Florida Statutes.



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2. Severability. It is the declared intent of the City Council that, if any section, sentence, clause, phrase, or provision of this ordinance is for any reason held or declared to be unconstitutional, void, or inoperative by a court or agency of competent jurisdiction, such

CODING: Words stricken are deletions; words underlined are additions.

110 holding of invalidity or unconstitutionality shall not affect the remaining provisions of this
111 ordinance and the remainder of this ordinance, after the exclusion of such part or parts, shall
112 be deemed to be valid.

113 3. Conflict. All ordinances or portions of ordinances in conflict with this ordinance are hereby
114 repealed to the extent of such conflict.

115 4. Effective Date. Subject to the following, this ordinance shall become effective upon adoption.
116 The effective date of this plan amendment, if the amendment is not timely challenged, shall
117 be thirty-one (31) days after the state land planning agency notifies the local government
118 that the plan amendment package is complete. If the amendment is timely challenged, this
119 amendment shall become effective on the date the state land planning agency or the
120 Administration Commission enters a final order determining this adopted amendment to be
121 in compliance.

122 5. Authority. This ordinance is adopted pursuant to the authority granted by Section 166.021,
123 Florida Statutes, as amended, and Sections 163.3161 through 163.3248, Florida Statutes, as
124 amended.

125 **PASSED** upon first reading this _____ day of _____ 2026.

126 **PASSED AND DULY ADOPTED**, upon second and final reading, in regular session with a quorum
127 present and voting, by the City Council this _____ day of _____ 2026.

BY THE MAYOR OF THE 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