

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50

ORDINANCE NO. 2020-06 OF THE CITY OF LAKE WORTH BEACH, FLORIDA, AMENDING THE CITY'S COMPREHENSIVE PLAN FUTURE LAND USE MAP THROUGH A LARGE SCALE MAP AMENDMENT FROM THE FUTURE LAND USE (FLU) DESIGNATIONS OF MIXED USE EAST AND MIXED USE-WEST TO THE TRANSIT ORIENTED DEVELOPMENT FLU DESIGNATION ON PROPERTY GENERALLY LOCATED ALONG THE LAKE WORTH ROAD CORRIDOR BETWEEN BOUTWELL ROAD AND NORTH A STREET AND MORE FULLY DESCRIBED IN EXHIBIT A; PROVIDING THAT CONFLICTING ORDINANCES ARE REPEALED; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Florida Local Government Comprehensive Planning and Land Development Regulation Act, section 163.3220, *et seq.*, Florida Statutes, requires each municipality to adopt a comprehensive plan, including a future land use map and authorizes amendments to an adopted comprehensive plan; and

WHEREAS, this is a City-initiated request for the properties described in Exhibit A (the "Property") for a large scale map amendment to change the future land use designation of the property; and

WHEREAS, City staff has prepared and reviewed an amendment to the Future Land Use Map of the City's Comprehensive Plan to change the land use designations of the property described below from a City of Lake Worth future land use designation of Mixed Use East (MU-E) and Mixed Use West (MU-W) to a City future land use designation of Transit Oriented Development (TOD); and

WHEREAS, on May 13, 2020, the City Historic Resources Preservation Board, sitting as the duly constituted Local Planning Agency for the City, held a public hearing to consider the comprehensive plan amendments and forwarded a recommendation of approval to the City Commission; and

WHEREAS, on May 20, 2020, the City Planning and Zoning Board, sitting as the duly constituted Local Planning Agency for the City, recommended approval of the Future Land Use Map Amendment to the Comprehensive Plan of the City; and

WHEREAS, the amendment qualifies and meets the criteria to be reviewed and approved as a large scale map amendment in accordance with Florida Statutes; and

WHEREAS, the City Commission finds that the Future Land Use Map Amendment that is eligible for the State Expedited Review Process for the Adoption of Comprehensive Plan Amendments and has been processed in a manner consistent with Sections 163.3184 Florida Statutes; and

51 WHEREAS, the City Commission acknowledges that this Future Land Use
52 Map Amendment is subject to the provisions of Section 163.3184(9), and
53 163.3189, Florida Statutes, and that the City shall maintain compliance with all
54 provisions thereof; and

55
56 WHEREAS, the City has received public input and participation through
57 hearings before the Local Planning Agency and the City Commission in
58 accordance with Section 163.3181, Florida Statutes; and

59
60 WHEREAS, the City Commission has determined that the adoption of this
61 Ordinance is in the best interest of the citizens and residents of the City of Lake
62 Worth Beach.

63
64 NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF
65 THE CITY OF LAKE WORTH BEACH, FLORIDA, that:

66
67 Section 1. The foregoing recitals are hereby affirmed and ratified.

68
69 Section 2. The parcel of land more particularly described in **Exhibit A** is hereby
70 designated Transit Oriented Development (TOD) on the City's Future Land Use
71 Map.

72
73 Section 3. All ordinances or parts of ordinances in conflict herewith are hereby
74 repealed.

75
76 Section 4. If any provision of this ordinance, or the application thereof to any
77 person or circumstance is held invalid, the invalidity shall not affect other
78 provisions or applications of the ordinance which can be given effect without the
79 invalid provision or application, and to this end the provisions of this ordinance
80 are declared severable,

81
82 Section 5. The effective date of this large scale map amendment shall be thirty-
83 one (31) days after the Department of Economic Opportunity notifies the City that
84 the plan amendment package is complete. If timely challenged, this amendment
85 does not become effective until the Department of Economic Opportunity or the
86 Administration Commission enters a final order determining the adopted
87 amendment to be in compliance.

88
89 The passage of this ordinance was moved by _____,
90 seconded by Commissioner _____, and upon being put to a vote, the
91 vote was as follows:

- 92
93 Mayor Pam Triolo
94 Vice Mayor Andy Amoroso
95 Commissioner Scott Maxwell
96 Commissioner Omari Hardy
97 Commissioner Herman Robinson
98

99 The Mayor thereupon declared this ordinance duly passed on first reading
100 on the ____ of June, 2020.

101
102

103 The passage of this ordinance on second reading was moved by
104 Commissioner _____, seconded by Commissioner _____, as
105 amended and upon being put to a vote, the vote was as follows:

106

- 107 Mayor Pam Triolo
- 108 Vice Mayor Andy Amoroso
- 109 Commissioner Scott Maxwell
- 110 Commissioner Omari Hardy
- 111 Commissioner Herman Robinson

112

113 The Mayor thereupon declared this ordinance duly passed on the __ day
114 of _____, 2020.

115

LAKE WORTH BEACH CITY COMMISSION

116

117

118

By: _____
Pam Triolo, Mayor

119

120

121 ATTEST:

122

123

124

125 _____
126 Deborah M. Andrea, CMC, City Clerk

127