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ORDINANCE NO. 2020-X 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BOUTWELL ROAD AND NORTH A STREET AND MORE FULLY DESCRIBED IN EXHIBIT A; PROVIDING THAT CONFLICTING ORDINANCES ARE REPEALED; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.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

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

49 WHEREAS, the City has received public input and participation through hearings
50 before the Local Planning Agency and the City Commission in accordance with Section
51 163.3181, Florida Statutes; and
52

53 WHEREAS, the City Commission has determined that the adoption of this
54 Ordinance is in the best interest of the citizens and residents of the City of Lake Worth
55 Beach.
56

57 NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE
58 CITY OF LAKE WORTH BEACH, FLORIDA, that:
59

60 Section 1. The foregoing recitals are hereby affirmed and ratified.
61

62 Section 2. The parcel of land more particularly described in **Exhibit A** is hereby
63 designated Transit Oriented Development (TOD) on the City's Future Land Use Map.
64

65 Section 3. All ordinances or parts of ordinances in conflict herewith are hereby repealed.
66

67 Section 4. If any provision of this ordinance, or the application thereof to any person or
68 circumstance is held invalid, the invalidity shall not affect other provisions or applications
69 of the ordinance which can be given effect without the invalid provision or application, and
70 to this end the provisions of this ordinance are declared severable,
71

72 Section 5. The effective date of this large scale map amendment shall be thirty-one (31)
73 days after the Department of Economic Opportunity notifies the City that the plan
74 amendment package is complete. If timely challenged, this amendment does not become
75 effective until the Department of Economic Opportunity or the Administration Commission
76 enters a final order determining the adopted amendment to be in compliance..
77

78 The passage of this ordinance was moved by _____, seconded by
79 Commissioner _____, and upon being put to a vote, the vote was as follows:
80

- 81 Mayor Pam Triolo
- 82 Vice Mayor Scott Maxwell
- 83 Commissioner Omari Hardy
- 84 Commissioner Andy Amoroso
- 85 Commissioner Herman Robinson
- 86

87 The Mayor thereupon declared this ordinance duly passed on first reading on the
88 ____ of June, 2020.
89

90 The passage of this ordinance on second reading was moved by Commissioner
91 _____, seconded by Commissioner _____, as amended and upon being put
92 to a vote, the vote was as follows:
93

- 94 Mayor Pam Triolo
- 95 Vice Mayor Scott Maxwell
- 96 Commissioner Omari Hardy
- 97 Commissioner Andy Amoroso
- 98 Commissioner Herman Robinson
- 99

100 The Mayor thereupon declared this ordinance duly passed on the __ day of _____,
 101 2020.

102
 103 LAKE WORTH CITY COMMISSION

104
 105
 106 By: _____
 107 Pam Triolo, Mayor

108
 109 ATTEST:

110
 111
 112 _____
 113 Deborah M. Andrea, City Clerk