



CITY OF LAKE WORTH BEACH

Community
SustainabilitySM

**CODE OF ORDINANCES
LAND DEVELOPMENT REGULATIONS
AMENDMENTS
Workshop
March 5, 2020**

CODE OF ORDINANCES / LDR AMENDMENTS

Workshop

March 5, 2020

- Discuss Prioritization of Proposed LDR Amendments
- Provide basis for Amendments
- Assign responsibility for Amendments
- Outline proposed schedule for Amendments

CODE OF ORDINANCES / LDR AMENDMENTS

by Consultants

URGENT

Priority	Topic	Section	Intent
Urgent	Parking Code	23.4-10(h)	Revise and update parking code. Look at not allowing 100% of parking to be on-street
Urgent	Planned Unit Developments	23.3-25	Revise Planned Unit Development section of Code; amend regulations west of I-95.
Urgent	Filling Stations	23.2-31(e), 15-34	Revise Article to clarify and provide consistency among different types of fuel/recharging options.
Urgent	Mixed Use –West zoning district	23.3-18(c)	Revise to make tables and text consistent.

CODE OF ORDINANCES / LDR AMENDMENTS

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URGENT

Priority	Topic	Section	Intent
Urgent	Development Orders Expiration of Site Plan Approval and Reference to Development Review Manual		Revise Development Order requirements; clarify time limits, terms for expiration, vesting and phasing.
Urgent	Article 4 Development Standards/Article 2	23.4	Review and reorganize entire Article to provide consistency.
Urgent	Plat and Unity of Title/Subdivision Policies	N/A	Provide regulations and procedures for Plat review and approval process. Develop Unity of Title review and approval process.
Urgent	Definition of Height	23.1-12	Based on new flood map changes
Urgent	Parapet	23.3-7 – 23.3-12	Review applicable regulations per zoning district.

CODE OF ORDINANCES / LDR AMENDMENTS by Consultants HIGH

Priority	Topic	Section	Intent
High	Fences	23.4-4(e)	Organize fence regulations by district and major thoroughfare. Look at not allowing chain-link fencing adjacent to streets for all uses
High	Dumpster Enclosure		Provide code language to prohibit chain-link fencing/non-opaque enclosure materials.
High	Stacking distance for gates	23.4-4	Provide specific setback distance for gates adjacent to roadways for stacking.
High	Minor Site Plan Revisions	23.2-30	Review criteria for approvals.

CODE OF ORDINANCES / LDR AMENDMENTS by Consultants HIGH

Priority	Topic	Section	Intent
High	Impervious vs Pervious	23.4-10(f)	Clarify requirements for: open space, pervious and building lot coverage.
High	Administrative Adjustment		Revise criteria for Administrative adjustments.
High	Waivers	N/A	Provide procedures and regulations.
High	Use Criteria in Business License Section	Chapter 14	Relocate use criteria to Conditional Use Section 23.4-13.

CODE OF ORDINANCES / LDR AMENDMENTS by Consultants MEDIUM

Priority	Topic	Section	Intent
Medium	Site Visibility–Fences, Walls, Hedges	23.4-4(g)	Require site visibility triangle for driveways at street/alley intersections.
Medium	Sustainable Bonus Incentive Program	23.2-33	Revise program and provide incentives that can be quantified.
Medium	Long-term storage parking requirements (e.g. RVs, Boats) Redefine “Commercial Vehicle”	23.4-11	Add requirements for non-residential districts.
Medium	Lodging	23.1-12	Reorganize group lodging designations (e.g. hotel, motel, extended stay) by type.

CODE OF ORDINANCES / LDR AMENDMENTS by Consultants MEDIUM

Priority	Topic	Section	Intent
Medium	Off-street parking, permeable materials	23.4-10	Specify applicability to stormwater drainage; add maintenance requirements.
Medium	Maintenance easement	N/A	Require a maintenance easement for zero lot line properties in mixed-use districts.
Medium	Temporary Uses/Food Trucks		Provide regulations for temporary use such as food trucks.
Medium	Sign Code	23.5-1	Revise entire sign code.
Medium	Swimming Pools		

CODE OF ORDINANCES / LDR AMENDMENTS by Consultants LOW / AS NEEDED

Priority	Topic	Section	Intent
Low	Open Air Operations	23.4-14	Relocate to storage Section 23.4-19.
Low	Cemeteries	23.4-15	Relocate to Conditional Use Section 23.4-13

Priority	Topic	Section	Intent
As Needed	Definitions	23.1-12	Review and revise as needed
As Needed	Graphics/Diagrams	N/A	Add/replace illustrations as needed throughout the Code.

CODE OF ORDINANCES / LDR AMENDMENTS by Staff

Priority	Topic	Section	Intent
	Transient Public Lodging	23.1-12	Add new section for short-term rental regulation
	Permitted Use Table	23.3-6	<ul style="list-style-type: none"> -Analyze and amend uses that are P, AUP, and CUP -Take out and combine various uses. -Look at artisanal uses and reevaluate what uses should be P,C, N/A -Combine financial institutions. -Look at taking out Stand Alone Retail -Move all medical/health uses under one tab -Add in Trade Schools as an accessory use
	Zoning Map	N/A	Include all the overlay districts in 23.3-29-31
	Public Art	New Section	How do we regulate/encourage this?
	Nonconforming Uses	23.5-3(a)(6)	Is there case law saying we cannot shut a business down if they had an inactive business license but do have a continuous running business (Refer to Chapter 14)
	Walkability	https://www.cdc.gov/physicalactivity/community-strategies/index.htm	Look into ways to zone for walkability

CODE OF ORDINANCES / LDR AMENDMENTS by Staff

Priority	Topic	Section	Intent
	Business License	14.2, 14.23	Address the period of no business license
	No Parking Regulations	21.62	Adding streets that restrict on-street parking.
	Business Licenses and Uses		<ul style="list-style-type: none"> -Address any grandfathering of uses if a property had a business license for that use -How much time shall go by until the license is lapsed and they have to come in for a new use approval?
	Comp Plan Amendments		<ul style="list-style-type: none"> Alter the future land use table to allow MU-FH to start at 30du/acre Look at Delray's Sustainability and Resiliency section Transportation – evaluation of a mobility plan/fee Recreation impact fee
	Annual CIP Amendment		Needs to be done in November



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