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ORDINANCE NO. 2019-15 OF THE CITY OF LAKE WORTH BEACH, FLORIDA, CHANGING THE ZONING OF PROPERTIES LOCATED AT 109 NORTH GOLFVIEW ROAD, 121 NORTH GOLFVIEW ROAD, AND 125 NORTH GOLFVIEW ROAD AND MORE PARTICULARLY DESCRIBED IN EXHIBIT A AND SHOWN IN EXHIBIT B FROM A CITY OF LAKE WORTH BEACH ZONING OF LOW DENSITY MULTI-FAMILY RESIDENTIAL (MF-20) TO CITY OF LAKE WORTH BEACH ZONING OF DOWNTOWN (DT); AUTHORIZING STAFF TO AMEND THE ZONING MAP; PROVIDING THAT CONFLICTING ORDINANCES ARE REPEALED; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Policy 1.1.1.7 of the Future Land Use element of the City of Lake Worth Beach Comprehensive Plan describes Downtown (DT) as an implementing zoning district for the Downtown Mixed-Use future land use designation; and

WHEREAS, the properties located at 109 North Golfview Road, 121 North Golfview Road, and 125 North Golfview Road and more particularly described in Exhibit A (the "Property") have a future land use designation of Downtown Mixed-Use; and

WHEREAS, the three Property owners have petitioned the City of Lake Worth Beach (the "City") for a zoning map change from a City of Lake Worth Beach designation of Low Density Multi-Family Residential (MF-20) to a City of Lake Worth Beach designation of Downtown (DT); and

WHEREAS, City staff has reviewed the request and on October 2, 2019, the City's Planning and Zoning Board held a public hearing on the matter and recommended denial of such zoning change to the Property; and

WHEREAS, the City has duly noticed this Ordinance as required in Section 166.041, Florida Statutes; and

WHEREAS, the City Commission finds that rezoning the Property to Downtown (DT) is consistent with the land use designation of Downtown Mixed Use (DMU); and

WHEREAS, the City Commission further finds the petition to be in conformity with Section 23.2-36 of the Lake Worth Beach Code of Ordinances; and

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

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

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

49 Section 2. The Property more particularly described in **Exhibit A** are hereby
50 rezoned from Low Density Multi-Family Residential (MF-20) to Downtown (DT) within the
51 City of Lake Worth Beach.

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53 Section 3. Staff is authorized to amend the Lake Worth Beach Official Zoning
54 Map to reflect the changes as described in **Exhibit B.**

55
56 Section 4. All ordinances or parts of ordinances in conflict herewith are hereby
57 repealed.

58
59 Section 5. If any provision of this ordinance, or the application thereof to any
60 person or circumstance is held invalid, the invalidity shall not affect other provisions or
61 applications of the ordinance which can be given effect without the invalid provision or
62 application, and to this end the provisions of this Ordinance are declared severable,

63
64 Section 6. This ordinance shall become effective ten (10) days after adoption.

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66 The passage of this ordinance was moved by _____,
67 seconded by Commissioner _____, and upon being put to a vote, the vote was
68 as follows:

- 69
70 Mayor Pam Triolo
71 Vice Mayor Andy Amoroso
72 Commissioner Omari Hardy
73 Commissioner Scott Maxwell
74 Commissioner Herman Robinson

75
76 The Mayor thereupon declared this ordinance duly passed on first reading
77 on the ____ of _____, 2019.

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

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

88
89 The Mayor thereupon declared this ordinance duly passed on the ____ day
90 of _____, 2019.

91
92
93 LAKE WORTH BEACH CITY COMMISSION

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96 By: _____
97 Pam Triolo, Mayor

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ATTEST:

Deborah M. Andrea, City Clerk

Exhibit A

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Lot 14, Block 34, in the TOWNSITE OF LUCERNE, according to the Palm Beach Farms Company Plat No. 2, recorded in Plat Book 2, at Pages 29 to 40, in the Office of the Clerk of the Circuit Court in and for Palm Beach County, Florida. (The Townsite of Lucerne is now known as Lake Worth.)

Lots 11, 12, and 13, Block 34, TOWNSITE OF LUCERNE (now known as Lake Worth), according to the Palm Beach Farms Company's Plat No. 2, recorded in the office of the Clerk of the Circuit Court in Plat Book 2, Pages 29 through 40, inclusive, public records of Palm Beach County, Florida.

Lot 10, Block 34, The Palm Beach Farms Company Plat No. 2, Lucerne Townsite, n/k/a Lake Worth, according to the map or plat thereof as recorded in the Plat Book 2, Page 29, Public Records of Palm Beach County, Florida.

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Exhibit B



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