



**CITY OF WAUCHULA
TEXT AMENDMENTS
STAFF REPORT**

TO: City of Wauchula City Commission

PREPARED BY: Central Florida Regional Planning Council

AGENDA DATE: April 13, 2026

REQUESTED ACTION: Ordinance 2026-09: City- initiated text amendments to the City of Wauchula Land Development Code relating to the administrative approval of final plats consistent with Florida Statutes 177.071 and 177.111.

HEARING DATES:

- March 16, 2026, 5:30 PM: Planning and Zoning Board (Public Hearing)
- **April 13, 2026, 6:00 PM:** **City Commission Meeting (First Reading)**
- May 13, 2026, 6:00 PM: City Commission Meeting (Adoption Public Hearing)

ATTACHMENTS:

- Ordinance 2026-09

PLANNING AND ZONING BOARD:

At their March 16, 2026 meeting, the Planning and Zoning Board voted to forward the proposed text amendments to the Land Development Code to the City Commission with a **recommendation of approval**

MOTION OPTIONS:

1. I move **approval of Ordinance 2026-09** for the proposed text amendments to the Land Development Code.
2. I move **approval of Ordinance 2026-09 with changes** for the proposed text amendments to the Land Development Code.
3. I move **continuation to a date and time certain.**

BACKGROUND:

Florida Statute 177.071 requires the City to adopt procedures for the administrative approval of plats or replats by designated county or municipal official.

Consistent with the requirements of Florida Statute 177.071(1)(a), the City of Wauchula adopted Resolution 2025-13, which designates the City Administrator as the administrative authority responsible for issuing final administrative approval of a plat or replat submittal. The City Administrator may designate a qualified administrative staff member to act on their behalf.

SUMMARY OF PROPOSED AMENDMENTS:

Ordinance 1560 includes the proposed amendments to the Code of Ordinances to implement Administrative Plat approvals consistent with Florida Statutes 177.071.