

ORDINANCE 2023-11

AN ORDINANCE OF THE CITY OF MADEIRA BEACH, FLORIDA, AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF MADEIRA BEACH TO ADOPT THE CHANGES IDENTIFIED IN THE REGULARLY SCHEDULED EVALUATION AND APPRAISAL OF THE COMPREHENSIVE PLAN; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Comprehensive Plan of the City of Madeira Beach was adopted on May 27, 2008, and was subsequently amended by Ordinance 1179 on July 10, 2012, Ordinance 2014-09 on November 12, 2014, and Ordinances 2016-08, 2016-09, and 2016-10 on October 11, 2016, and Ordinance 2020-21 on April 14, 2021; and

WHEREAS, Florida's 2011 Community Planning Act lifted state-mandated requirements for transportation concurrency management and level of service standards, while encouraging the coordination of planning and growth management activities among local governments, metropolitan planning organizations, regional and state agencies; and

WHEREAS, Florida Statutes Section 163.3191 mandates the evaluation and appraisal of each local government's comprehensive plan at least once every seven years to determine if plan amendments are necessary to reflect changes in state requirements in Florida Statutes Chapter 163, Part II, since the last update of the comprehensive plan; and

WHEREAS, The Board of Commissioners adopted Ordinance 2016-09 on October 11, 2016 to amend the Conservation and Coastal Management Element of the Comprehensive Plan to, inter alia, comply with the requirements of Florida Statutes Subsection 163.3178(2)(f); and

WHEREAS, the Board of Commissioners adopted Ordinance 2020-21 on April 14, 2021 providing for, inter alia, renumbering and reorganization of, and more accessible language in the Comprehensive Plan; and

WHEREAS, The Board of Commissioners adopted Ordinance 2022-18 on September 14, 2022 to amend the Comprehensive Plan to include a Property Rights Element to comply with the requirements of Florida Statutes Subsection 163.3177(6)(i)1.

WHEREAS, the City seeks to rephrase some of the goals, objectives, policies, and strategies in the Comprehensive Plan elements undergoing these revisions to make the language of the Plan more accessible to the general public; and

WHEREAS, on October 17, 2022, November 7, 2022, November 28, 2022, December 5, 2022, and January 9, 2023, the City of Madeira Beach Planning Commission in their role as the Local Planning Agency conducted public meetings and accepted public input regarding the proposed changes to the Comprehensive Plan to comply with the statutorily-mandated Evaluation and Appraisal of the Comprehensive Plan; and

WHEREAS, on January 9, 2023, the City of Madeira Beach Planning Commission conducted a public hearing and accepted public input regarding the proposed changes to the Comprehensive Plan to comply with the statutorily-mandated Evaluation and Appraisal of the Comprehensive Plan and provided its recommendation to the Board of Commissioners; and

WHEREAS, the City of Madeira Beach Board of Commissioners has considered the Planning Commission’s recommendations and received input from the public at two public hearings

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE CITY OF MADEIRA BEACH, FLORIDA:

Section 1. That the City of Madeira Beach Comprehensive Plan is amended and will read as follows:

See attached

“Exhibit A”

Section 2. All Ordinances or parts of Ordinances in conflict herewith are hereby repealed to the extent of such conflict.

Section 3. In the event a court of competent jurisdiction finds any part or provision of this Ordinance unconstitutional or unenforceable as a matter of law, the same will be stricken and the remainder of the Ordinance will continue in full force.

Section 4. Pursuant to Subsection 163.3184(3), Florida Statutes, the effective date of this plan amendment, if the amendment is not timely challenged, is 31 days after the state land planning agency notifies the City that the plan amendment package is complete. If timely challenged, this

amendment is effective on the date the state land planning agency, or the Administration Commission enters a final order determining the adopted amendment to be in compliance. No development orders, development permits, or land uses dependent on this amendment may be issued or commence before this amendment has become effective. If a final order of noncompliance is issued by the Administration Commission, this amendment may nevertheless be made effective by adoption of a resolution affirming its effective status, a copy of which resolution will be sent to the state land planning agency.

PASSED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE CITY OF MADEIRA BEACH, FLORIDA, THIS _____ day of _____, 2023.

John B. Hendricks, Mayor

ATTEST:

Clara VanBlargan, MMC, MSM, City Clerk

APPROVED AS TO FORM:

Thomas J. Trask, City Attorney

PASSED ON FIRST READING: _____

PUBLISHED: _____

PASSED ON SECOND READING: _____