



Agenda Item Summary

File #: 24-00717

Agenda Date: 8/13/2024

Agenda Item Name:

First of two public hearings for amendments to the Unified Land Development Code (ULDC) related to Florida Statutes and staff-initiated updates.

Presenter:

Angeline Jacobs, Planner

Description:

First of two public hearings for amendments to the Unified Land Development Code (ULDC) related to Florida Statute updates for the Live Local Act, Expedited Permits, Electric Vehicle charging and staff-initiated updates for Rural Cluster ADU's and Rural Commercial-Agriculture uses.

Recommended Action:

Hold a first public hearings and authorize staff to bring back the proposed of ULDC Amendments ordinance for a second public hearing on September 10, 2024.

Prior Board Motions:

August 24, 2021 Board approved CPA-03-21 Rural Commercial-Agriculture Uses Comprehensive Plan Amendment.

January 9, 2024 Board approved Z23-00004 Rural Cluster Accessory Dwelling Unit's Comprehensive Plan Amendment.

July 9, 2024 Board Approved the request to advertise for two required public hearings, #24-00624.

Fiscal Note:

N/A

Strategic Guide:

Other Mandatory and Discretionary Services

Background:

Florida Statute

Live Local Act Implementation to comply with Florida Statute 125.01055(7) to establish an administrative process for multiple family or mixed-use development in commercial and industrial zoning districts if there are certain requirements met.

Expedited Permits to comply with Florida Statute 177.073 to create a two-step process to expedite issuance of residential building permits before the final plat is recorded. Deadline for implementation is October 1, 2024.

Electric Vehicle Charging to comply with Florida Statute 366.94 preempting regulation to the state for electric vehicle charging stations.

Staff Initiated

Rural Cluster Accessory Dwelling Unit's (ADU's) to revise the ULDC to reflect the changes approved by the Board allowing ADU's in the Rural Cluster.

Rural Commercial Agriculture Uses to revise the ULDC to reflect the update made to the Comprehensive Plan providing for use standards and special exceptions in Rural Commercial-Agriculture land use.