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RESOLUTION NO. R2017-40

A RESOLUTION OF WELLINGTON, FLORIDA'S COUNCIL, ADOPTING THE DEVELOPMENT REVIEW MANUAL, AS MORE SPECIFICALLY DESCRIBED HEREIN, TO PROVIDE FORMS FOR PLANNING AND ZONING APPLICATION TYPES, SUBMITTAL REQUIREMENTS, REVIEW CRITERIA AND DETAIL THE PROCESS FOR DEVELOPMENT APPLICATIONS AS REQUIRED IN ARTICLE 5 OF WELLINGTON'S LAND DEVELOPMENT REGULATIONS AND TO COMPLY WITH FLORIDA STATUTES.

WHEREAS, the Village of Wellington's Council, as the governing body of the Village of Wellington, Florida, pursuant to the authority in Chapters 163 and 166, Florida Statutes, and the Land Development Regulations is authorized and empowered to consider petitions related to zoning and development orders; and

WHEREAS, the notice and hearing requirements, as provided in Article 5 of the Land Development Regulations, as adopted by Wellington, have been satisfied; and

WHEREAS, Article 5 of the Land Development Regulations provides that a Development Review Manual shall be adopted by the Village Council; and

WHEREAS, the Development Review Manual shall provide forms for planning and zoning application types, submittal requirements, review criteria and detail the process for development applications required for all development orders; and

WHEREAS, the Planning, Zoning and Adjustment Board, sitting as the Local Planning Agency, after notice and public hearing on August 9, 2017, recommended approval of the Development Review Manual with a 5-0 vote; and

WHEREAS, the Council has taken the recommendations from the Local Planning Agency, Equestrian Preserve Committee, Wellington staff and the comments from the public into consideration when considering the proposed Development Review Manual (Exhibit A); and

WHEREAS, The Council has made the following findings of fact:

1. The Development Review Manual is consistent with the Comprehensive Plan;
2. The Development Review Manual is consistent with the Land Development Regulations;
3. The Development Review Manual furthers the overall Village goal to streamline the development review process and be user friendly; and

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4. The Development Review Manual will become an official document of the Planning, Zoning and Building Department.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF WELLINGTON, FLORIDA, THAT:

SECTION 1. The Development Review Manual, attached as Exhibit A, is hereby adopted.

SECTION 2: All development applications shall be processed in compliance with the Development Review Manual.

SECTION 3: The Development Review Manual shall not be modified without Council approval, unless modifications to the manual are required as a result of an adopted zoning text amendment, changes to Florida Statutes, or to correct a scrivener's error.

SECTION 4: This resolution shall become effective upon the approval of the companion Zoning Text Amendment (Ordinance No. 2017-11) to repeal and replace Article 5 of the Land Development Regulations.

PASSED AND ADOPTED this 12th day of September 2017.

ATTEST:

WELLINGTON, FLORIDA

BY: _____ BY: _____
Chevelle D. Nubin, Village Clerk Anne Gerwig, Mayor

APPROVED AS TO FORM AND LEGAL SUFFICIENCY

BY: _____
Laurie Cohen, Village Attorney