

ORDINANCE NO. 2022- 33

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, APPROVING A REZONING TO AMEND THE ZONING DESIGNATION FOR A NEWLY ANNEXED 20 ACRE PROPERTY, KNOWN AS THE PANTHER RUN ELEMENTARY SCHOOL, TO THE WELLINGTON "COMMUNITY FACILITIES" DESIGNATION FROM THE PALM BEACH COUNTY "AR" DESIGNATION; LOCATED ON THE NORTH SIDE OF LAKE WORTH ROAD, APPROXIMATELY 0.66 MILE WEST OF STATE ROAD 7, AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

**WHEREAS**, Wellington's Council, pursuant to the authority granted to it in Chapter 163 and Chapter 166, Florida Statutes, and the Land Development Regulations as adopted by Wellington, is authorized and empowered to consider and make changes property zoning designations and other development orders; and

**WHEREAS**, Wellington has annexed the property that is the subject of this application and deems it appropriate and desirable to add the property to the Future Land Use Map of the Comprehensive Plan and Zoning Map; and

**WHEREAS**, on November 16, 2022, the Planning, Zoning & Adjustment Board, sitting as the Local Planning Agency, after notice and public hearing, has considered the appropriateness of the proposed land-use designation and zoning designation for the property which is the subject of this Ordinance and has submitted its recommendation to the Council; and

**WHEREAS**, the Council has taken the recommendations from the Local Planning Agency, the Wellington staff and the comments from the public into consideration; and

**WHEREAS**, The Council has determined that this rezoning request is consistent with the Comprehensive Plan and consistent with the established use of the property.

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

**SECTION 1.** The zoning designation for the property described in Exhibit A is hereby added to the Wellington Zoning Map as Community Facilities (CF).

**SECTION 2.** The Manager is hereby directed to amend the Wellington Zoning Map in accordance with this Ordinance.

**SECTION 3.** Should any section, paragraph, sentence, clause, or phrase of this Ordinance conflict with any section, paragraph, clause or phrase of any prior Wellington Ordinance, Resolution, or Municipal Code provision; then in that event the provisions of this Ordinance shall prevail to the extent of such conflict.

**SECTION 4.** Should any section, paragraph, sentence, clause, or phrase of this Ordinance be declared by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of this Ordinance as a whole or any portion or part thereof, other than the part so declared to be invalid.

**SECTION 5.** This Ordinance shall become effective after Ordinance No. 2022-32 is adopted and in full effect.

**PASSED** this \_\_\_\_\_ day of \_\_\_\_\_, 2022 on first reading.

**PASSED AND ADOPTED** this \_\_\_\_ day of \_\_\_\_\_, 2023, on second and final reading.

**WELLINGTON**

|  | <b>FOR</b> | <b>AGAINST</b> |
|--|------------|----------------|
| BY: _____<br>Anne Gerwig, Mayor          | _____      | _____          |
| _____<br>Michael Drahos, Vice Mayor      | _____      | _____          |
| _____<br>John T. McGovern, Councilman    | _____      | _____          |
| _____<br>Michael J. Napoleone Councilman | _____      | _____          |
| _____<br>Tanya Siskind, Councilwoman     | _____      | _____          |

**ATTEST:**

BY: \_\_\_\_\_  
Chevelle D. Addie, Clerk

**APPROVED AS TO FORM AND  
LEGAL SUFFICIENCY**

BY: \_\_\_\_\_  
Laurie Cohen, Village Attorney