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**ORDINANCE NO. 2014- 09**

**AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL, AMENDING THE FUTURE LAND USE MAP DESIGNATION (PETITION NUMBER 2013-071 CPA1) FOR CERTAIN PROPERTY KNOWN AS PALM BEACH EQUINE SPORTS COMPLEX, TOTALING 11.94 ACRES, MORE OR LESS, LOCATED ON THE SOUTHWEST CORNER OF PIERSON ROAD AND SOUTHFIELDS ROAD, AS MORE SPECIFICALLY DESCRIBED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, on March 12, 2014, the Equestrian Preserve Committee has considered the appropriateness of the proposed land use designation in the Comprehensive Plan of the Village of Wellington for the property which is the subject of this ordinance and has submitted its recommendation to the Planning, Zoning and Adjustment Board; and

**WHEREAS**, on April 2, 2014, the Planning, Zoning and Adjustment Board, sitting as the Local Planning Agency, after notice and public hearing, has considered the appropriateness of the proposed land use designation in the Comprehensive Plan of the Village of Wellington for the property which is the subject of this ordinance and has submitted its recommendation to the Village Council; and

**WHEREAS**, the Village Council, after notice and public hearing, voted to transmit this proposed amendment to the Florida Department of Economic Opportunity and complied with applicable provisions of the Florida Statutes governing amendments of local Comprehensive Plans; and

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

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

**SECTION 1:** The Future Land Use Designation for the property described in Exhibit A is hereby established as Commercial Recreation on the Future Land Use Map of the Village of Wellington Comprehensive Plan.

**SECTION 2:** The Future Land Use Map is amended as illustrated in Exhibit B.

**SECTION 3:** The Village Manager is hereby authorized and directed to transmit this proposed Comprehensive Plan Amendment to the Florida Department of Economic Opportunity pursuant to Chapter 163 of the Florida Statutes.

49       **SECTION 4:** The Village Manager is hereby directed to amend the Wellington  
50 Future Land Use Map to include an adopted date and ordinance number in accordance  
51 with this Ordinance.

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53       **SECTION 5:** Should any section paragraph, sentence, clause, or phrase of this  
54 Ordinance be declared by a court of competent jurisdiction to be invalid, such decision  
55 shall not affect the validity of this Ordinance as a whole or any portion or part thereof,  
56 other than the part to be declared invalid.

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58       **SECTION 6:** Should any section, paragraph, sentence, clause, or phrase of any  
59 prior Wellington ordinance, resolution, or municipal code provision, then in that event  
60 the provisions of this Ordinance shall prevail to the extent of such conflict.

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62       **SECTION 7:** The effective date of this plan amendment, if the amendment is not  
63 timely challenged, shall be 31 days after the Florida Department of Economic  
64 Opportunity notifies the local government that the plan amendment package is  
65 complete. If timely challenged, this amendment shall become effective on the date the  
66 Florida Department of Economic Opportunity or the Administrative Commission enters a  
67 final order determining this adopted amendment to be in compliance. No development  
68 orders, development permits, or land uses dependent on this amendment may be  
69 issued or commence before it has become effective. If a final order of noncompliance is  
70 issued by the Administrative Commission, this amendment may nevertheless be made  
71 effective by adoption of a resolution affirming its effective status, a copy of which  
72 resolution shall be sent to the Florida Department of Economic Opportunity.

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82                               (The remainder of this page left intentionally blank)  
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**PASSED** this \_\_\_\_ day of \_\_\_\_\_, 2014 upon first reading.

**PASSED AND ADOPTED** this \_\_\_\_ day of \_\_\_\_\_ 2014, on second and final reading.

**WELLINGTON**

**FOR**

**AGAINST**

BY: \_\_\_\_\_

Bob Margolis, Mayor

\_\_\_\_\_  
John Greene, Vice Mayor

\_\_\_\_\_  
Matt Willhite, Councilman

\_\_\_\_\_  
Howard K. Coates, Jr., Councilman

\_\_\_\_\_  
Anne Gerwig, Councilwoman

**ATTEST:**

BY: \_\_\_\_\_

Awilda Rodriguez, Clerk

**APPROVED AS TO FORM AND  
LEGAL SUFFICIENCY**

BY: \_\_\_\_\_

Laurie Cohen, Village Attorney

121 **EXHIBIT A**

122  
123 Legal Description

124  
125 PARCEL "B" OF **SOUTHFIELDS-PHASE I OF PALM BEACH POLO AND COUNTRY**  
126 **CLUB – WELLINGTON COUNTRYPLACE – P.U.D.**, IN SECTION 21, TOWNSHIP 44,  
127 SOUTH, RANGE 41 EAST, ACCORDING TO THE PLAT THEREOF ON FILE IN THE  
128 OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH  
129 COUNTY, FLORIDA, RECORDED IN PLAT BOOK 39, PAGES 19 THROUGH 22,  
130 INCLUSIVE.

131  
132 TOGETHER WITH:

133  
134 PARCEL "C" OF **SOUTHFIELDS-PHASE I OF PALM BEACH POLO AND COUNTRY**  
135 **CLUB – WELLINGTON COUNTRYPLACE – P.U.D.**, IN SECTION 21, TOWNSHIP 44  
136 SOUTH, RANGE 41 EAST, ACCORDING TO THE PLAT THEREOF ON FILE IN THE  
137 OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR PALM BEACH  
138 COUNTY, FLORIDA, RECORDED IN PLAT BOOK 39, PAGES 19 THROUGH 22,  
139 INCLUSIVE.

140  
141 SAID LANDS SITUATED IN PALM BEACH COUNY, FLORIDA.  
142 CONTAINING 520,106.4 SQUARE FEET OR 11.94 ACRES, MORE OR LESS.