



Legislation Text

File #: 21-4552, Version: 1

ITEM: ORDINANCE NO. 2021-12 (ARTICLE 6 - ZONING DISTRICTS)

AN ORDINANCE OF WELLINGTON, FLORIDA'S COUNCIL AMENDING THE WELLINGTON LAND DEVELOPMENT REGULATIONS, MORE SPECIFICALLY, A ZONING TEXT AMENDMENT TO MODIFY ARTICLE 6, FOR CONSISTENCY WITH THE UPDATES TO THE COMPREHENSIVE PLAN, AS CONTAINED HEREIN; PROVIDING A CONFLICTS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE.

REQUEST: Approval of Ordinance No. 2021-12 to modify Article 6 for consistency with the Comprehensive Plan.

EXPLANATION: Wellington's Comprehensive Plan (Comp Plan) is being updated. With all elements being heard by Wellington's Council, Article 6 of the Land Development Regulations (LDR) needs to be updated to be consistent with the Comp Plan.

Article 6 establishes zoning districts in Wellington. It has been updated to include zoning regulations specific to building height that were previously in the Comp Plan and should be located in the LDR. Additionally, there are minor "clean ups" that include typos, minor clarifications, and any scrivener's errors.

The proposed article is consistent with Florida Statutes, Wellington's proposed Comp Plan, and the policies and procedures as set forth by Wellington.

On July 14, 2021, this item was heard by the Planning, Zoning and Adjustment Board. The Board unanimously recommended approval with a 5-0 vote.

BUDGET AMENDMENT REQUIRED: NO

PUBLIC HEARING: YES **QUASI-JUDICIAL:** NO

FIRST READING: YES **SECOND READING:**

LEGAL SUFFICIENCY: YES

FISCAL IMPACT: N/A

WELLINGTON FUNDAMENTAL: Responsive Government

RECOMMENDATION: Approval of Ordinance No. 2021-12 to modify Article 6 for consistency with the Comprehensive Plan.