



Legislation Text

File #: 23-5780, Version: 1

ITEM: ORDINANCE NO. 2022-33 (PANTHER RUN ELEMENTARY REZONING)

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.

REQUEST: Approval of Ordinance No. 2022-33 to amend Wellington’s Zoning Map to include the subject twenty (20) acre school property and to assign it a Zoning designation of Community Facilities (CF).

EXPLANATION: This application is the final part of a 3-part request concerning the existing Panther Run Elementary school. The first component of this trio was the application to annex the property from the unincorporated area of Palm Beach County into the Village of Wellington., which was completed on February 21, 2023. The second component is an application to add the subject property to the Wellington Future Land Use Map (FLUM) as CF (Community Facilities), which is the appropriate designation for schools in the Comprehensive Plan. Currently the property is designated the LR-2 on the County FLUM and is zoned AR (Agricultural Residential). This rezoning application is to change the County AR (Agricultural Residential) zoning to CF (Community Facilities) on the Wellington zoning map. This application is not a request to rezone a property already on the zoning map, but rather is to assign an appropriate zoning designation to an already existing use that has been brought into the community. This proposed rezoning complies with the review criteria of the LDR for rezoning applications.

BUDGET AMENDMENT REQUIRED: NO

PUBLIC HEARING: YES

QUASI-JUDICIAL: YES

FIRST READING:

SECOND READING: YES

LEGAL SUFFICIENCY: YES

FISCAL IMPACT: N/A

WELLINGTON FUNDAMENTAL: Protecting our Investment

RECOMMENDATION: Approval of Ordinance No. 2022-33 to amend Wellington’s Zoning Map to include the subject twenty (20) acre school property and to assign it a Zoning designation of Community Facilities (CF).