

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING THE CITY'S ZONING MAP DESIGNATION FOR THE REAL PROPERTY LOCATED AT 105 BROADWAY, CONSISTING OF APPROXIMATELY 5.2 ACRES OF LAND, FROM A UTILITIES ZONING DESIGNATION TO A LIMITED INDUSTRIAL ZONING DESIGNATION, IN ORDER TO FACILITATE USE OF THE SITE FOR STORAGE OF ROLLING AND BULK CARGO; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the applicant, Port of Palm Beach District, has concurrently applied for approval of a future land use map amendment (LU-16-02), a zoning map amendment (RZ-16-02), a site plan (SP-16-13) and a plat (PA-16-02), associated with the property known as 105 Broadway, parcel control number 56-43-42-33-00-000-5140, approximately 5.2 acres in area; and

WHEREAS, this real property was acquired by the Port of Palm Beach District from the Florida Department of Transportation on November 30, 2011, as recorded in Palm Beach County Official Record Book 24882, Page 0566, with associated restrictions and a reverter clause; and

WHEREAS, the Port of Palm Beach District desires to utilize 105 Broadway for storage of rolling and bulk cargo; and

WHEREAS, the requested zoning map amendment associated with 105 Broadway would modify the existing designation of "Utilities" to a "Limited Industrial" zoning district designation for this parcel; and

WHEREAS, the Planning and Zoning Board reviewed the zoning map amendment application (RZ-16-02) on September 28, 2017 and recommended approval to the City Council; and

WHEREAS, the City Council of the City of Riviera Beach desires to approve this zoning map amendment application (RZ-16-02).

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AS FOLLOWS:

SECTION 1. The foregoing recitals are ratified and confirmed as being true and correct and are made a specific part of this ordinance.

SECTION 2. The City Council hereby amends the zoning map designation of 105 Broadway, parcel control number 56-43-42-33-00-000-5140, approximately 5.2 acres in area, from “Utilities” to “Limited Industrial”.

SECTION 3. A map depicting the current and proposed zoning designation for 105 Broadway has been attached hereto and shall be archived as part of this ordinance as Exhibit ‘A’.

SECTION 4. All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 5. If any word, phrase, clause, subsection or section of this ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct and independent provision and such holding shall not affect the validity of the remaining portions thereof.

SECTION 6. The City Council hereby authorizes City staff to amend any and all maps and documents to accurately reflect the aforementioned future land use map amendment.

SECTION 7. This ordinance shall take effect immediately upon final passage and adoption by the City Council.

[REMAINDER OF PAGE INTENTIONALLY BLANK]

PASSED AND APPROVED on the first reading this _____ day of _____,
_____.

PASSED AND ADOPTED on second and final reading this _____ day of _____,
_____.

APPROVED:

THOMAS A. MASTERS
MAYOR

TONYA DAVIS JOHNSON
CHAIRPERSON

ATTEST:

LYNNE L. HUBBARD
CHAIR PRO TEM

CLAUDENE L. ANTHONY,
CERTIFIED MUNICIPAL CLERK
CITY CLERK

KASHAMBA MILLER-ANDERSON
COUNCILPERSON

JULIA A. BOTEL
COUNCILPERSON

TERENCE D. DAVIS
COUNCILPERSON

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1ST READING

2ND & FINAL READING

MOTIONED BY: _____

MOTIONED BY: _____

SECONDED BY: _____

SECONDED BY: _____

L. HUBBARD _____

L. HUBBARD _____

K. MILLER-ANDERSON _____

K. MILLER-ANDERSON _____

T. DAVIS JOHNSON _____

T. DAVIS JOHNSON _____

J. BOTEL _____

J. BOTEL _____

T. DAVIS _____

T. DAVIS _____

REVIEWED AS TO LEGAL SUFFICIENCY

ANDREW DEGRAFFENREIDT, CITY ATTORNEY

DATE: _____