

ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY OF KEY WEST, FLORIDA
AMENDING TABLE 1-1.1.5 OF THE FUTURE LAND USE
ELEMENT FOR THE HRO ZONING DISTRICT USES AND
LIMITATIONS OF THE COMPREHENSIVE PLAN;
PROVIDING FOR SEVERABILITY; PROVIDING FOR
INCLUSION INTO THE CITY OF KEY WEST
COMPREHENSIVE PLAN; PROVIDING FOR AN
EFFECTIVE DATE**

WHEREAS, a revision to Table 1-1.1.5 of the Future Land Use Element for the HRO Zoning District Uses and Limitations of the Comprehensive Plan of the City of Key West, and presented to the Planning Board for approval at its regular meeting held on December 21, 2017; and

WHEREAS, the City Commission finds that it is in the public interest to amend Table 1-1.1.5 of the Future Land Use Element for the HRO Zoning District Uses and Limitations of the Comprehensive Plan will promote the welfare of the citizens and visitors of the City of Key West.

NOW, THEREFORE BE IT RESOLVED by the City Commission of the City of Key West, Florida:

Section 1. That Table 1-1.1.5 of the Comprehensive Plan is hereby amended for the HRO Zoning District Uses and Limitations is as follows*:

Table 1-1.1.5: In order to prevent an inadvertent increase in maximum density or intensity that might result from combining multiple zoning districts into a single Future Land Use District, the maximum amount of dwelling units per acre and floor area are established as of January 1, 2012. Social service special needs and group homes shall be measured in FAR, not units per acre.

HISTORIC COMMERCIAL FUTURE LAND USE DISTRICT			
Zoning District	Density	Intensity	Uses & Limitations
(HRO) Historic Residential/Office	Maximum 16 dwelling units per acre	Maximum FAR of 1.0	Allowable non-residential uses are business and professional offices, existing grandfathered transient residential uses, and customary accessory uses and community facilities including public schools. New transient uses are not permitted, <u>except where specifically allowed by the Land Development Regulations.</u> *

*(Coding: Added Language is underlined.)

Section 2. If any section, provision, clause, phrase, or application of this Ordinance is held invalid or unconstitutional for any reason by any court of competent jurisdiction, the remaining provision of this Ordinance shall be deemed severable therefrom and shall be constructed as reasonable and necessary to achieve the lawful purposes of this Ordinance.

Section 3. All Ordinances or parts of Ordinances of said City in conflict with the provisions of this Ordinance are hereby superseded to the extent of such conflict.

Section 4. This Ordinance shall go into effect immediately upon its passage and adoption and authentication by the signature of the presiding officer and the Clerk of the Commission and approval by the Florida Department of Economic Opportunity, pursuant to Chapter 380, Florida Statutes.

Read and passed by the City Commission at a regular meeting held this _____ day of _____, 2018.

Read and passed on final reading at a regular meeting held this _____ day of _____, 2018

Authenticated by the presiding officer and Clerk of the Commission on _____ day of _____, 2018.

Filed with the Clerk _____, 2018.

Mayor Craig Cates	_____
Commissioner Samuel Kaufman	_____
Vice Mayor Clayton Lopez	_____
Commissioner Richard Payne	_____
Commissioner Margaret Romero	_____
Commissioner Billy Wardlow	_____
Commissioner Jimmy Weekley	_____

CRAIG CATES, MAYOR

ATTEST:

CHERYL SMITH, CITY CLERK