

EXHIBIT 2

ORDINANCE NO. 2018-

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA, ADOPTING AN AMENDMENT TO THE BROWARD COUNTY COMPREHENSIVE PLAN; AMENDING THE BROWARD COUNTY LAND USE PLAN WITHIN THE CITY OF FORT LAUDERDALE; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

(Sponsored by the Board of County Commissioners)

WHEREAS, Broward County adopted the Broward County Comprehensive Plan on April 25, 2017 (the Plan); and

WHEREAS, the Department of Economic Opportunity has found the Plan in compliance with the Community Planning Act; and

WHEREAS, Broward County now wishes to propose an amendment to the Broward County Land Use Plan within the City of Fort Lauderdale; and

WHEREAS, the Planning Council, as the local planning agency for the Broward County Land Use Plan, has held its hearings on September 28, 2017, and January 25, 2018, with due public notice; and

WHEREAS, the Board of County Commissioners held its transmittal public hearing on November 7, 2017, having complied with the notice requirements specified in Section 163.3184(11), Florida Statutes; and

WHEREAS, the Board of County Commissioners held an adoption public hearing on March 20, 2018, at 10:00 a.m. [also complying with the notice requirements specified in Section 163.3184(11), Florida Statutes] at which public comment was accepted and comments of the Department of Economic Opportunity, South Florida Regional Planning Council, South Florida Water Management District, Department of Environmental Protection, Department of State, Department of Transportation, Fish and Wildlife

1 Conservation Commission, Department of Agriculture and Consumer Services, and
2 Department of Education, as applicable, were considered; and

3 WHEREAS, the Board of County Commissioners, after due consideration of all
4 matters, hereby finds that the following amendment to the Plan is consistent with the State
5 Plan, Regional Plan, and the Broward County Comprehensive Plan; complies with the
6 requirements of the Community Planning Act; and is in the best interests of the health,
7 safety, and welfare of the residents of Broward County,

8 BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF
9 BROWARD COUNTY, FLORIDA:

10 Section 1. The Plan is hereby amended by Amendment PC 17-15, which is an
11 amendment to the Broward County Land Use Plan located in the City of Lauderdale, as
12 set forth in Exhibit "A," attached hereto and incorporated herein.

13 Section 2. SEVERABILITY.

14 If any portion of this Ordinance is determined by any Court to be invalid, the invalid
15 portion shall be stricken, and such striking shall not affect the validity of the remainder of
16 this Ordinance. If any Court determines that this Ordinance, or any portion hereof, cannot
17 be legally applied to any individual(s), group(s), entity(ies), property(ies), or
18 circumstance(s), such determination shall not affect the applicability hereof to any other
19 individual, group, entity, property, or circumstance.

20 Section 3. EFFECTIVE DATE.

21 (a) The effective date of the plan amendment set forth in this Ordinance shall
22 be the latter of:

23 (1) Thirty-one (31) days after the Department of Economic Opportunity notifies
24 Broward County that the plan amendment package is complete;

1 (2) If the plan amendment is timely challenged, the date a final order is issued
2 by the Administration Commission or the Department of Economic
3 Opportunity finding the amendment to be in compliance;

4 (3) If the Department of Economic Opportunity or the Administration
5 Commission finds the amendment to be in noncompliance, pursuant to
6 Section 163.3184(8)(b), Florida Statutes, the date the Board of County
7 Commissioners nonetheless, elects to make the plan amendment effective
8 notwithstanding potential statutory sanctions; or

9 (4) If a Declaration of Restrictive Covenants or agreement is applicable, as per
10 Exhibit "B," the date the Declaration of Restrictive Covenants or agreement
11 is recorded in the Public Records of Broward County.

12 (b) This Ordinance shall become effective as provided by law.

13 ENACTED

14 FILED WITH THE DEPARTMENT OF STATE

15 EFFECTIVE

16 Approved as to form and legal sufficiency:
17 Andrew J. Meyers, County Attorney

18
19 By /s/ Maite Azcoitia 01/25/18
20 Maite Azcoitia (date)
21 Deputy County Attorney

22 MA/gmb
23 01/25/18
24 #18-401
PC 17-15 City of Fort Lauderdale Ord.doc

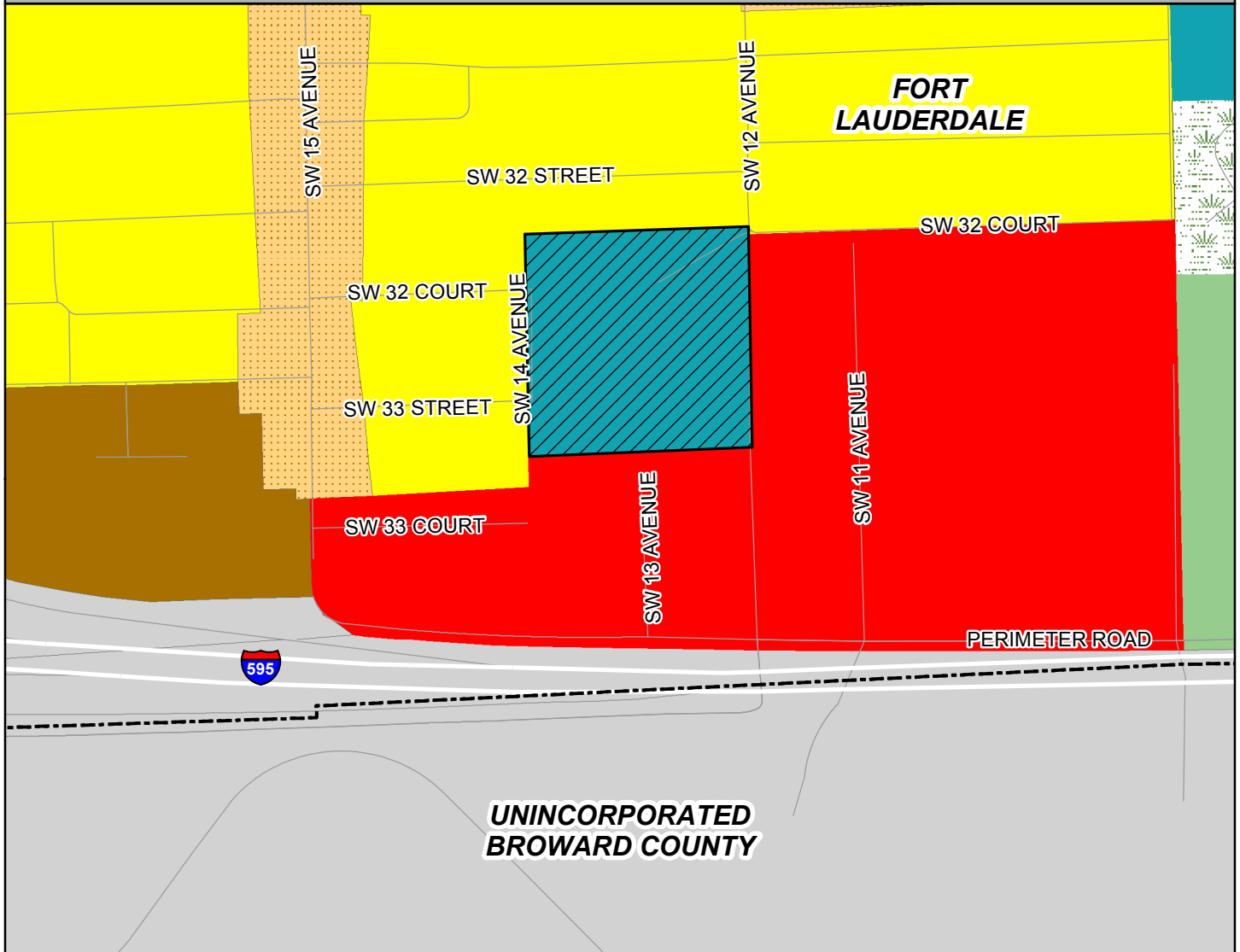
EXHIBIT A











BROWARDNEXT - BROWARD COUNTY LAND USE PLAN FUTURE LAND USE DESIGNATIONS AMENDMENT PC 17-15

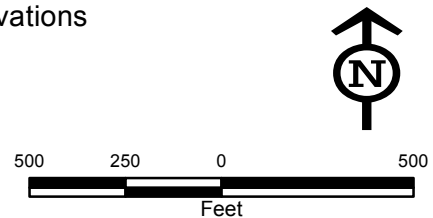
Current Land Use: Community

Proposed Land Use: Commerce

Gross Acres: Approximately 10.6 acres



- | | |
|--|---|
|  Site |  Commerce |
|  Municipal Boundary |  Conservation - Natural Reservations |
|  Low (5) Residential |  Recreation and Open Space |
|  Medium (16) Residential |  Community |
|  Medium-High (25) Residential |  Transportation |



SECTION I
AMENDMENT REPORT
BROWARD COUNTY LAND USE PLAN
PROPOSED AMENDMENT PC 17-15
(FORT LAUDERDALE)

RECOMMENDATIONS/ACTIONS

DATE

I. Planning Council Staff Transmittal Recommendation September 19, 2017

Planning Council staff finds that the proposed amendment is generally consistent with the policies of the BrowardNext - Broward County Land Use Plan. Therefore, it is recommended that the proposed amendment be approved.

II. Planning Council Transmittal Recommendation September 28, 2017

Approval per Planning Council staff transmittal recommendation. (Vote of the board; 13-0; Yes: Blackwelder, Brunson, Castillo, DiGiorgio, Gomez, Graham, Grosso, Rosenof, Rosenzweig, Seiler, Udine, Williams and Stermer. Abstain: Good)

III. County Commission Transmittal Recommendation November 7, 2017

Approval per Planning Council transmittal recommendation.

IV. Summary of State of Florida Review Agency Comments December 12, 2017

The State of Florida Review Agencies issued no comments or objections regarding the proposed amendment.

V. Planning Council Staff Final Recommendation January 16, 2018

Planning Council staff finds that the proposed amendment is generally consistent with the policies of the BrowardNext - Broward County Land Use Plan. Therefore, it is recommended that the proposed amendment be approved.

In addition, if the Broward County Land Use Plan amendment is adopted by the County Commission, this action by the Planning Council shall be considered the "conditional" recertification of the municipal land use plan amendment which directly correlates to the referenced Broward County Land Use Plan amendment. The recertification will not be deemed effective until such time as the Planning Council Executive Director and Attorney determine that the municipality has fulfilled all application requirements for recertification of local land use plans. The Planning Council Executive Director will issue a written letter of effectiveness to the municipality upon satisfaction of the same.

RECOMMENDATIONS/ACTIONS

DATE

VI. Planning Council Final Recommendation

January 25, 2018

Approval per Planning Council staff final recommendation. (Vote of the board; 14-0; Yes: Blackwelder, Blattner, Breslau, Brunson, Castillo, DiGiorgio, Ganz, Gomez, Graham, Rosenof, Rosenzweig, Udine, Williams and Stermer. Abstain: Good)

SECTION II
AMENDMENT REPORT
PROPOSED AMENDMENT PC 17-15

INTRODUCTION AND APPLICANT’S RATIONALE

- I. Municipality: Fort Lauderdale
- II. County Commission District: District 7
- III. Site Characteristics
 - A. Size: Approximately 10.6 acres
 - B. Location: In Section 21, Township 50 South, Range 42 East; generally located south of Southwest 32 Court, between Southwest 12 Avenue and Southwest 14 Avenue.
 - C. Existing Use: Surplus School Board site (utilized for portable classroom storage)
- IV. Broward County Land Use Plan (BCLUP) Designations
 - A. Current Designation: Community
 - B. Proposed Designation: Commerce
 - C. Estimated Net Effect: Addition of 10.6 acres of commerce use
Reduction of 10.6 acres of community use
- V. Existing Uses and BCLUP Designations Adjacent to the Amendment Site
 - A. Existing Uses: North: Single-family residential
East: Warehouse
South: Warehouse
West: Single-family residential and multi-family residential
 - B. Planned Uses: North: Low (5) Residential
East: Commerce
South: Commerce
West: Low (5) Residential

INTRODUCTION AND APPLICANT'S RATIONALE (continued)

VI. Applicant/Petitioner

- A. *Applicant:* Bridge Development, LLC
- B. *Agent:* Leigh Robinson Kerr & Associates, Inc.
- C. *Property Owner:* School Board of Broward County

VII. Recommendation of Local Governing Body:

The City of Fort Lauderdale recommends approval. The City anticipates adopting the corresponding local amendment in March of 2018.