

ORDINANCE NO. 2017-011

AN ORDINANCE OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA, AMENDING THE DEFINITIONS, FUTURE LAND USE ELEMENT AND TRANSPORTATION ELEMENT OF THE TOWN OF SOUTHWEST RANCHES COMPREHENSIVE PLAN; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY; PROVIDING FOR RECERTIFICATION BY THE BROWARD COUNTY PLANNING COUNCIL; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a primary directive of the Town’s adopted Comprehensive Plan (“Plan”) is to protect the Town’s rural character; and

WHEREAS, the Town continues to update and adapt the objectives and policies of the Plan to protect and enhance the Town’s rural character; and

WHEREAS, the Town Council, sitting as the Local Planning Agency, has reviewed the contents of this Ordinance at a duly noticed public hearing on June 22, 2017 and has issued its recommendation to the Town Council, finding that the Ordinance is internally consistent with the Plan;

WHEREAS, the Town Council finds that the enactment of this Ordinance will further protect and enhance the Town’s rural character.

NOW THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA:

Section 1. The foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct, and are hereby incorporated herein and made a part hereof.

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1 **Section 2.** Part II, Administration, is hereby amended to add the following
2 definition:

3 **Through-Street** – A street or combination of connecting streets that
4 connects any two arterial roads, collector roads, or arterial and collector roads.

5 **Through-Traffic** – Vehicular travel between different, nonadjacent areas
6 of the Town, or between areas outside of the Town via streets within the Town.

7 **Section 3:** Future Land Use Policy 1.2-c is hereby amended as follows:

8 FLUE POLICY 1.2-c: The Town’s Land Development Regulations shall provide for:

- 9 1. BMP standards for regulating storm water.
- 10 2. Adequate open space.
- 11 3. Safe and convenient on-site traffic flow, considering needed parking
12 spaces.
- 13 4. Protecting, whenever possible, all existing and planned rural residential
14 areas from disruptive land uses.
- 15 5. Preventing, whenever possible, new through-streets within the Town
16 other than SW 184th Avenue as a two-lane roadway.

17 **Section 4.** Transportation Element Objective 1.5 is hereby amended to create
18 additional policies, as follows:

19 **TE OBJECTIVE 1.5: FOSTER A ROADWAY SYSTEM THAT IS CONSISTENT**
20 **WITH AND COMPLEMENTS THE TOWN’S SEMI-RURAL CHARACTER.**

21 TE POLICY 1.5-a: Adopt road construction and design standards in keeping with
22 accepted engineering practice of street design consistent with ~~our~~ the Town’s
23 semi-rural character.

24 TE POLICY 1.5-b: Direct-through traffic to perimeter arterial roadways and north-
25 south trafficways.

26 TE POLICY 1.5-c: Adopt land development regulations that avoid the creation of
27 through streets that create opportunities for through traffic flow.

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1 **Section 5: Transmittal to State Land Planning Agency.** That the Town
2 Planner is hereby directed to transmit the amendments set forth herein to the State Land
3 Planning Agency immediately following first reading of this Ordinance, and is hereby
4 directed to transmit the adopted amendments immediately following the second and final
5 reading of this Ordinance.

6 **Section 6: Recertification.** The Town Council hereby requests recertification of
7 the Future Land Use Element, and hereby directs the Town Planner to apply to the
8 Broward County Planning Council for such recertification upon completion of the Chapter
9 163 amendment process.

10 **Section 7: Conflicts.** All Ordinances or parts of Ordinances, Resolutions or parts
11 of Resolutions in conflict herewith, be and the same are hereby repealed to the extent of
12 such conflict.

13 **Section 8: Severability.** If any word, phrase, clause, sentence or section of
14 this Ordinance is, for any reason, held unconstitutional or invalid, the invalidity thereof
15 shall not affect the validity of any remaining portions of this Ordinance.

16 **Section 9: Effective Date.** This Ordinance shall take effect 31 days after the
17 Department of Economic Opportunity notifies the Town that the plan amendment
18 package is complete, unless timely challenged pursuant to sec. 163.3184(5), F.S., in
19 which case the Ordinance shall take effect on the date that the Department of Economic
20 Opportunity or the Administration Commission enters a final order determining the
21 adopted amendment to be in compliance.

22 **PASSED ON FIRST READING** this 22nd day of June, 2017 on a motion made
23 by Vice Mayor Breitkreuz and seconded by Council Member Jablonski.

24 **PASSED AND ADOPTED ON SECOND READING** this 13th day of
25 September, 2017, on a motion made by Vice Mayor Breitkreuz and seconded by
26 Council Member Schroeder.

27 [Signatures on Following Page]

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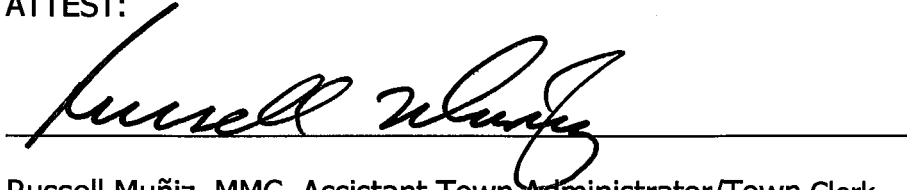
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McKay Yes
Breitkreuz Yes
Fisikelli Yes
Jablonski Yes
Schroeder Yes

Ayes 5
Nays 0
Absent 0
Abstaining 0

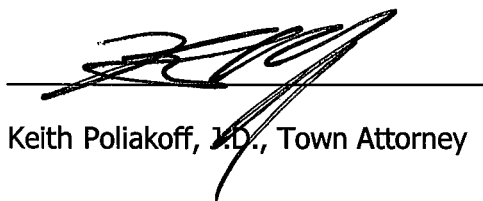

Doug McKay, Mayor

ATTEST:



Russell Muñiz, MMC, Assistant Town Administrator/Town Clerk

Approved as to Form and Correctness:



Keith Poliakoff, J.D., Town Attorney

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