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ALACHUA COUNTY
BOARD OF COUNTY COMMISSIONERS

ORDINANCE 15-

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF ALACHUA COUNTY FLORIDA AMENDING THE UNIFIED LAND DEVELOPMENT CODE IN THE ALACHUA COUNTY CODE OF ORDINANCES, PART III; RELATING TO THE REGULATION OF THE USE AND DEVELOPMENT OF LAND IN THE UNINCORPORATED AREA OF ALACHUA COUNTY, FLORIDA; INCLUDING AMENDMENTS TO CHAPTER 401 DEVELOPMENT REVIEW BODIES; CHAPTER 402 DEVELOPMENT APPLICATION REVIEW PROCEDURES; CHAPTER 403 ZONING DISTRICTS; CHAPTER 404 USE REGULATIONS; CHAPTER 406 NATURAL AND HISTORIC RESOURCES; CHAPTER 407 GENERAL DEVELOPMENT STANDARDS; CHAPTER 408 NONCONFORMITIES; CHAPTER 410 DEFINITIONS; PROVIDING A REPEALING CLAUSE, SEVERABILITY, INCLUSION IN THE CODE AND CORRECTION OF SCRIVENER'S ERRORS, LIBERAL CONSTRUCTION, AND EFFECTIVE DATE.

WHEREAS, the Board of County Commissioners of Alachua County, Florida, is authorized, empowered and directed to adopt land development regulations to implement the Comprehensive Plan and to guide and regulate the growth and development of the County in accordance with the Community Planning Act (Section 163.3161 et seq.,) Florida Statutes; and

WHEREAS, the Board of County Commissioners of Alachua County adopted its 2011-2030 Comprehensive Plan, which became effective on July 22, 2011; and

WHEREAS, the Board of County Commissioners of Alachua County adopted its Unified Land Development Code, which became effective on January 30, 2006; and

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1 WHEREAS, the Board of County Commissioners of Alachua County, Florida, wishes to
2 make amendments to the Alachua County Code of Ordinances Part III, Unified Land
3 Development Code, Chapters 401, 402, 403, 404, 406, 407, 408, 410; and

4 WHEREAS, the Board of County Commissioners, acting as the Land Development
5 Regulation Commission, has determined that the land development regulations that are the
6 subject of this ordinance are consistent with the Alachua County Comprehensive Plan; and,

7 WHEREAS, duly noticed public hearings were conducted on such proposed amendments
8 on February 10, 2015 and March 10, 2015 by the Board of County Commissioners, with the
9 hearings being held after 5:00 o'clock p.m.;

10 BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF
11 ALACHUA COUNTY, FLORIDA:

12 Section 1. Legislative Findings of Fact. The Board of County Commissioners of
13 Alachua County, Florida, finds and declares that all the statements set forth in the preamble of
14 this ordinance are true and correct.

15 Section 2. Unified Land Development Code. The Unified Land Development Code of
16 the Alachua County Code of Ordinances Part III is hereby amended as found in Exhibit A of this
17 ordinance.

18 Section 3. Repealing Clause. All ordinances or parts of ordinances in conflict herewith
19 are, to the extent of the conflict, hereby repealed.

20 Section 4. Inclusion in the Code, Scrivener's Error. It is the intention of the Board of
21 County Commissioners of Alachua County, Florida, and it is hereby provided that, at such time
22 as the Development Regulations of Alachua County are codified, the provisions of this ordinance

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1 shall become and be made part of the Unified Land Development Code of Alachua County,
2 Florida; that the sections of this ordinance may be renumbered or re-lettered to accomplish such
3 intention, and the word "ordinance" may be changed to "section," "article," or other appropriate
4 designation. The correction of typographical errors that do not affect the intent of the ordinance
5 may be authorized by the County Manager or designee, without public hearing, by filing a
6 corrected or re-codified copy of the same with the Clerk of the Circuit Court.

7 Section 5. Ordinance to be Liberally Construed. This ordinance shall be liberally
8 construed in order to effectively carry out the purposes hereof which are deemed not to adversely
9 affect public health, safety, or welfare.

10 Section 6. Severability. If any section, phrase, sentence or portion of this ordinance is
11 for any reason held invalid or unconstitutional by any court of competent jurisdiction, such
12 portion shall be deemed a separate, distinct and independent provision, and such holding shall
13 not affect the validity of the remaining portions thereof.

14 Section 7. Effective Date. A certified copy of this ordinance shall be filed with the
15 Department of State by the Clerk of the Board of County Commissioners within ten (10) days
16 after enactment by the Board of County Commissioners, and shall take effect upon filing with
17 the Department of State.

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DULY ADOPTED in regular session, this 10th day of March, A.D., 2015.

BOARD OF COUNTY COMMISSIONERS OF
ALACHUA COUNTY, FLORIDA

ATTEST:

By: _____
Charles Chestnut IV, Chair

J. K. Irby, Clerk

APPROVED AS TO FORM

Michele Lieberman, Attorney

(SEAL)

APPROVED AS TO CONTENT

Steven Lachnicht, Director
Growth Management