

**ULDC Amendment Round 2006-01  
Article Status – Updated March 17, 2006**

Article - Title	Priority	ULDC Article	Amendment Summary/Comments	Meeting Dates		PM	Subcommittee
				LDRAB	LDRC		
<b>Key Topics Not Article Specific</b>							
	2 ▲	AGR Hospital	Planning to clarify how residential component to be incorporated as requested by BCC.			BC/IH	N/A
	1	Architectural Review Board and Unique Structures	Creation of review board for unique structures and guidelines for review.			BB/BC	Architectural
	1	Board of Adjustment	Potential changes to board, move to ZC or creation of Special Master.			BB/AS	General
	1	Compatibility Between Industrial and Residential Uses	E-mail request from Bob Weisman. See Jon M. e-mail dated 1/30/06 9.46 a.m.			JM/MK	N/A
	3 ▲	Flex Space	Pending submittal of additional supporting documentation and justification from Planning Division staff.			BB/BC	N/A
	1	Generators II – Gasoline Stations	Incorporate any future State Statutes, or adopt additional requirements regulating the provision of backup power supplies for gasoline service stations.			BB/BC	N/A
	2	Mixed Use Development in Straight Zoned Districts (see also URA)	Pending determination of scope of URA – possible provisions to allow for mixed use on properties with commercial with underlying residential FLU designations.			BB/BC	N/A
	2 ▲	Thomas Packing Plant	Clarification of proposed uses and site development.			BC/DK	N/A
	1	TPS – Traffic Performance Standards	See Allan E. and Lenny B. Requires coordination with League of Cities.			AE/LB	
	1	Mobile Home Park – Senate Bill 934	Amend rezoning requirements to ensure reference to Fl. Statutes Chapter 723 and any subsequent amendments.			BC	N/A
	1	Sector Plan or Callery Judge Groves	Pending DCA approval of either.			BC	General
	1 ▲	URA	Incorporate any requirements of proposed URA -			BC	General
	1 ▲	WHP – Workforce Housing Program	Incorporation of new development regulations and incentives to implement possible Inclusionary Zoning policy being prepared by Planning and Zoning staff.			MK/BC	General
	1	ZLL Amendments	Substantial rewrite of various ZLL provisions to address Building Division issues and industry concerns, including setbacks for rear balconies, request for increased FAR, and clarification of required side wall heights, among others.			BC	Architectural
	2	Water Utilities	Request of JPR Planning Services, Inc. on behalf of the PBC Water Utilities Department: Various amendments, including: Art. 1.F, Nonconformities; Art. 1.I, Definitions; Art. 2.A.1.D.1.c.4) [Related to Board of Adjustment] (to be relocated); Art. 2.D.1.G.3.b [Related to Plan Amendments]; Art. 3.E.1.I.4, Architectural Guidelines; Art. 4.B.1.A.134, Minor Utility; Art. 4.B.1.A.139, Water or Treatment Plant; Table 4.B.1.A.11, Wastewater Treatment Facility Setbacks; Table 4.B.1.A.12, Water Treatment Facility Setbacks; Art. 5.B.1.A.2.h, Exceptions [Related to Fences, Walls and Hedges]. Art. 5.C, Exemptions; Art. 7.A.1.A, Landscaping and Buffering; Table 7.C.3.1, Minimum Tier Requirements;			BC/IA	N/A
<b>Art. 1 – General Provisions</b>							
	3	Art. 1.C.2, District Boundaries	See email from Planning and Bill's mid July e-mails related to Cell Towers and Art. 2			BC	N/A

**Legend:**

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	3 ▲	Art. 1.1.2.A.6, Functional Integration	Amending definition to clarify both horizontal and vertical integration, as requested by both LDRAB and Planning; however, to date main feature remains pedestrian connectivity.			BC	N/A
	1	Art. 1.1.2.A.7, Legal Access	Clarify definition per e-mail from Jon M. dated 1/17 at 12:56 p.m.			Ron S.	N/A
<b>Art. 2 – Development Review Procedures</b>							
	3	Art. 2.B.1 - Relocate Rezoning of Less than Ten Acres and Ten Acres or More (Art 2.E.2.D.6 and 7 (page 34/35 of 49)	See response to Bill from Donna A. dated: 10/13/05 9:41 a.m.			BC/IA	N/A
	3	Art. 2.B.2.G, Development Order Amendment	MK requested changes to standards.			MK	N/A
<b>Art. 3 – Overlays and Zoning Districts</b>							
	1	Art. 3.B.2, AZO, Airport Zoning Overlay	→ DOA - Request of Kilday and Associates on behalf of the DOA to incorporate minor changes associated with proposed non-airport related commercial/industrial developments at Lantana, North County and PBI A?			BPT/BC	N/A
	1	Art. 3.B.4.D.2.a, Single Family Dwelling Unit	Inconsistent with the Plan - See Bill's e-mail dated 12/30/05 at 2:37 p.m. and Isaac's response dated 1/3/06 at 1:34 p.m.			BC/IH	N/A
	2 ▲	Art. 3.C.1.E.1, AR, Agriculture Residential District	Incorporate non-residential uses location limitations to be consistent with the Plan.			BC	N/A
	1 ▲	Art. 2.C.1.H.2, PO, Public Ownership District	→ DOA - Request of Kilday and Associates on behalf of the DOA to incorporate minor changes associated with proposed non-airport related commercial/industrial developments at Lantana, North County and PBI A? See Congress Avenue CRALLS for U/T amendment language.			BPT/BC	N/A
	1	Art. 3.E, PDD's and 3.F, TDD's	Delete FAR limitations where redundant to reference Plan, same as recent amendment to Table 3.D.1.A-5, PDR's. Retain FAR limitations where required. Lindsey Walter, Kilday and Associates, interested party.			BC	N/A
	1	Table 3.E.1.B-10, PDD Use Matrix	Farm Residence not permitted in AGR Preserve – delete P to be consistent with FLU Policy(s) 1.5.1-g, 1.5.1-i.6.c), and 1.5.1-k.			BC/IH	N/A
	3	Art. 3.E.1.C.2.h.2)b), Exceptions	Clarify provisions to allow for less parking for non-residential uses.			BC	N/A
	3	Art. 3.E.4.A.1, Purpose and Intent (related to MXP D)	Glitch, redundant sentences.			BC	N/A
<b>Art. 4 Use Regulations</b>							
	1 ▲	Various – as required to be consistent with proposed changes to Art. 3.B.2, AZO, Airport Zoning Overlay	→ DOA - Request of Kilday and Associates on behalf of the DOA to incorporate minor changes associated with proposed non-airport related commercial/industrial developments at Lantana, North County and PBI A?			BPT/BC	N/A
	3	Article 4.B.1.A.16.b. (page 31, Auction)	Includes reference to non-residential use location criteria of the AR District, which no longer exists. This language should therefore be removed, or clarified.			BC	N/A
	2	Art. 4.B.1.A.18, Automotive Service Station	Add provisions to allow for redevelopment of existing auto service stations as C-store with gas sales to address prohibitions of location criteria (i.e. encourage redevelopment). Concept approved by Jon via 1/24/06 2:09 e-mail.			BC	N/A

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	2	Art. 4.B.1.A.55, Financial Institution	Clarify requirements for approval process with or without 3 or more drive-thrus, etc. See e-mail from Jon M. dated 12/15/05 5:25 p.m.			BC	N/A
	2	Art. 4.B.1.A.73, Commercial Kennel	Add provision for collocation with big box retail pet stores. Requested amendment made by Geoff Sluggett, Esq.			BC	N/A
	3	Art. 4.B.1.A.101.5)d), Approval (related to permanent Produce Stand)	Delete redundant references to Special Permit, and ascertain if special permits will still be required for permanent facilities (see Alan S. and Building Division staff).			BC	N/A
	3	Art. 4.B.1.A.135, Vehicle Sales and Rental (Trailer Storage Use)	Amend vehicle sales and rental to clarify limitation on construction equipment leasing in IL, and reference to trailer storage leasing businesses.			BC	N/A
<b>Art. 5 – Supplementary Standards</b>							
	1	Art. 5 – ADD New Chapter for Mass Transit Standards	Coordination with Gerry Gewaldo of Palm Tran to consolidate Mass Transit site development thresholds and requirements into a one stop shop chapter.			BC	N/A
	3	Art. 5.B.1.A.2.c - Dangerous Materials	Pending			BC	N/A
	3	Figure 5.B.1.A-3, Attachments to Walls				BC	N/A
	1	Art. 5.C.1.E.2, Unique Structure	Changes to be consistent with new Unique Structures Architectural Review Board (ARB).			BC	Architectural
	1	Art. 5.G.2, TDR Program - Procedural.	Address current ratio of density bonus allowed by the plan to address imbalance with LR-1, LR-2 and LR-3 developments, with emphasis on compatibility with adjacent low density developments – 30% cap?			BC	N/A
	1	Art. 5.G.2, TDR Program - Delineate increased setbacks as separate from buffer and differentiate sfd < or > than one acre lot.				BC	N/A
<b>Art. 6 – Parking</b>							
	3	Art. 6.A.1.D.14, Shared Parking	Request from Bob Banks to clarify timing for recording and certifying projects.			BC	N/A
	3 ▲	Art. 6.A.1.D.14.b)2), Pedestrian Circulation	Any amendments needed to ensure proper application of proposed definition for functional integration.			BC	N/A
<b>Art. 7 – Landscaping</b>							
		N/A – No changes submitted to date.					
<b>Art. 8 – Signage</b>							
	1	Art. 8.F.2, Computation of Maximum Sign Area	Pending resolution of discussions with industry (see David F.) regarding sign backdrop areas, emphasis on PUD entrance signage.			DF/BB	N/A
	1	Temporary Signage after Natural Disaster	Pending input from Architectural Review Section			WH/BB	N/A
<b>Art. 9 – Archeological and Historic Preservation</b>							
		N/A – No changes submitted to date.	Correct to be consistent with policy on electric fencing.				

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<b>Art. 10 – Code Enforcement</b>							
		N/A – No changes submitted to date.					
<b>Art. 11 – Subdivision, Platting and Required Improvements</b>							
		N/A – No changes submitted to date.					
<b>Art. 12 – Traffic Performance Standards</b>							
	<b>1</b>	Okeechobee CRALLS	November 28 Adoption of Transportation Element Amendments.				
<b>Art. 13, Impact Fees</b>							
		N/A – No changes submitted to date.					
<b>Art. 14 – ERM</b>							
	Pending	Amendments to various Articles associated with ULDC provisions within ERM's purview.	Art. 4.D.E.3.A [Related to __]; Add new Art. 10.C.6, Irreparable or Irreversible Harm; Art. 14.A.2.A [Related to __]; Add new Art. 14.A.6.F [Related to __]; Art. 14.A.8.F.5.A [Related to __]; Art. 14.A.11.A [Related to __]; Art. 14.A.6.F [Related to __]; Art. 14.A.8.F.5.a [Related to __]; Art. 14.A.11.A [Related to __]; Art. 14.A.11.F.1 – 6 [Related to __]; Art. 14.A.11.F.10 [Related to --]; Art. 14.B.2.A, Cone of Depression; Art. 14.B.6.A.2 [Related to __]; Art. 14.C.A.11.A.6 [Related to __]; Art. 14.C.11.B.2 [Related to __]; Art. 14.C.11.B.3 [Related to __]; Art. 14.C.15.A [Related to __]; Art. 14.C.16 [Related to __]; Art. 14.C.16.B [Related to __]; Art. 14.D, Appendix 12 Incentive Program; Art. 14.B.5.A.4.e.3 [Related to __]; Art. 14.B.5.A.4.e.5 [Related to __]; Art. 14.B.7.B.4.e [Related to __].			BC	N/A
<b>Art. 15 – Health Regulations</b>							
		N/A – No changes submitted to date.					
<b>Art. 16 – Airport Regulations</b>							
		N/A – No changes submitted to date.					
<b>Art. 17 – Decision Making Bodies</b>							
		Unique Structures Review Board					
<b>Art. 18 – Flood Damage</b>							
		N/A – No changes submitted to date.					

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