ORDINANCE NO. 2120

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 8 OF ORDINANCE NO. 2095 BY CORRECTING SAME BY ADDING THE WORD "NOT" THERETO, PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. That Section 8 of Ordinance No. 2095 is amended to read:

SECTION 8. Fines:

The Enforcement Board, upon notification by the City Prosecutor that a previous order of the Enforcement Board has not been complied with in the set time, may order the violator to pay a fine not to exceed $500.00 per day if the violation continues past the date set for compliance. A certified copy of an order imposing a fine may be recorded in the public records of Palm Beach County, Florida, and shall constitute a lien against the land on which the violation exists. After one (1) year from the filing of any such lien which remains unpaid, the Enforcement Board may authorize the City Attorney to foreclose on the lien.

SECTION 2. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 3. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not thereby be affected.

SECTION 8. Specific authority is hereby granted to

codify this Ordinance.

SECTION 9. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED AND APPROVED on first reading this 15th day of April, 1981.

PASSED AND ADOPTED on second and final reading this 6 day of May, 1981

APPROVED:

Mayor

Robert E. Moulthie
Chairman

Gerald Adams
Chairman Pro Tem

(MUNICIPAL SEAL)

Phyllis E. Bates

Artanas Thomas

Robert Dodd
Councilmen

ATTEST:

Betty J. Butler
City Clerk

	1st Reading	2nd. Reading	
MOTIONED BY:	Bates	Dodd	
SECONDED BY:	Guider	Thomas	
		Aye	
G. NIKOLITS	Aye	Aye	Moultrie
C.GUIDER	Aye	Aye	Adams
C. LAWRENCE	Aye	Aye	Bates
R. DODD	Aye		Thomas
P. BATES	Aye		Dodd

R.

EMERGENCY ORDINANCE NO. 2121

AN EMERGENCY ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING PARAGRAPH 4 UNDER (A) DEFINITIONS OF SECTION 22-14 ENTITLED "EMERGENCY RESTRICTIONS ON THE WATER." OF SECTION 1 OF EMERGENCY ORDINANCE NO. 2008, ENACTED ON APRIL 18, 1979, BY ADDING THE PHRASE "AND ANY WELL WITHDRAWING WATER FROM THE CITY OF RIVIERA BEACH'S SERVICE AREA.", PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

WHEREAS, the City Council has determined that a water shortgage emergency currently exists in the City due to inadequate treatment plant capacity,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. That paragraph 4 under (A) Definitions of Section 22-14 entitled "Emergency Restrictions on the Water" of Section 1 of Emergency Ordinance No. 2008, enacted on April 18, 1979, be amended to read:

> "4. Water means water from the City potable water supply system and any well withdrawing water from the City of Riviera Beach's Service Area."

SECTION 2. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 3. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not thereby be affected.

SECTION 5. That this Emergency Ordinance shall become effective immediately upon passage on the first and final reading.

PASSED AND ADOPTED on first and final reading this 6th day of May, 1981.

SIGNATURES ON PAGE -2-

APPROVED:

Mayor

Robert E. Moultrie
Chairman

Gerald Adams
Chairman Pro Tem

(MUNICIPAL SEAL)

Phyllis Bates

Octavia Thomas

ATTEST:

Robert Dodd
Councilmen

City Clerk

MOTIONED BY: Dodd

SECONDED BY: Bates

R. Moultrie	aye
G. Adams	aye
R. Dodd	aye
P. Bates	aye
O. Thomas	aye

R.

ORDINANCE NO. 2122

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 23-18. ENTITLED "R-1 SINGLE FAMILY DWELLING DISTRICT" OF ARTICLE II. ENTITLED "USE DISTRICTS AND USES" OF CHAPTER 23 ENTITLED "ZONING" OF THE CODE OF ORDINANCES BY PROVIDING A PERMITTED USE FOR ADULT CONGREGATE LIVING FACILITIES, DEVELOPMENTAL SERVICES GROUP HOMES, ADULT FOSTER HOMES, AND FOSTER HOMES FOR CHILDREN UNDER CERTAIN CONDITIONS; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. That Section 23-18. entitled "R-1 Single family dwelling district" of Article II entitled "Use Districts and Uses" of Chapter 23 entitled "Zoning: of the Code of Ordinances is amended by providing for a Permitted Use for existing Group Homes which reads as follows:

"(H) Permitted Use - Adult Congregate Living Facilities, Development Services Group Homes, Adult Foster Homes and Foster Homes for Children

Any Adult Congregate Living Facility, Developmental Services Group Home, Adult Foster Home or Foster Home for Children under applicable Rules of the Department of Health and Rehabilitative Services in existance on the effective date of this Ordinance and which meets the other requirements contained herein shall be a Permitted Use, provided however that the occupancy levels permitted the effective date of this Ordinance shall not be increased.

SECTION 2. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General Penalty" of the Code of Ordinances.

SECTION 3. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not be thereby affected.

SECTION 5. Specific authority is hereby granted to codify this Ordinance.

SECTION 6. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED and APPROVED on first reading this 6th day of May, 1981.

PASSED and ADOPTED on second and final reading this 3rd day of June, 1981.

APPROVED:

Mayor

Robert E. Moultrie
Chairman

Chairman Pro Tem

Phyllis E. Bates

Councilmen

(MUNICIPAL SEAL)

ATTEST:

City Clerk

	1ST READING	2ND READING
Motioned By:	Dodd	Thomas
Seconded By:	Adams	Adams
R. Moultrie	aye	aye
G. Adams	aye	aye
R. Dodd	aye	aye
P. Bates	nay	nay
O. Thomas	aye	aye

May 21,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on June 3,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the Following Ordinance:

ORDINANCE NO. 2122

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 23-18. ENTITLED "R-1 SINGLE FAMILY DWELLING DISTRICT" OF ARTICLE II. ENTITLED "USE DISTRICTS AND USES" OF CHAPTER 23 ENTITLED "ZONING" OF THE CODE OF ORDINANCES BY PROVIDING A PERMITTED USE FOR ADULT CONGREGATE LIVING FACILITIES, DEVELOPMENTAL SERVICES GROUP HOMES, ADULT FOSTER HOMES, AND FOSTER HOMES FOR CHILDREN UNDER CERTAIN CONDITIONS; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SAID ORDINANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: May 27,1981

ORDINANCE NO. 2123

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 13-24 ENTITLED "POOL AND BILLIARD PARLORS; MINORS PROHIBITED; EXCEPTIONS; PERMIT CARDS." OF CHAPTER 13 ENTITLED "OFFENSES" OF THE CODE OF ORDINANCES BY REVISING THE AGE LIMITATION FROM TWENTY-ONE TO EIGHTEEN YEARS; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. That Section 13-24. entitled "Pool and billiard parlors; minors prohibited; exceptions; permit cards" of Chapter 13 entitled "Offenses" of the Code of Ordinances be amended to read:

> "It is unlawful for any person, his servant or employee to permit anyone under the age of twenty-one (21) eighteen (18) to visit or frequent or play in any billiard parlor; provided, however, this shall not apply to any person on active duty in the armed services of the United States, or who has a written permit or card signed and notarized by his parent or guardian and filed in the establishment to which the permit or card is given by the parent or guardian of the minor involved, or a married minor, or when accompanied by parent or guardian. The said permit card shall be valid only in the establishment to which it is issued, and such permit card may be revoked at any time by the parent or guardian, or by the operator of said billiard parlor by returning the card to the parent or guardian, or by any law enforcement officer upon conviction of the party or parties of a crime. No written permit shall be valid in any establishment which sells or permits consumption on its premises of intoxicating or alcoholic beverages.

SECTION 2. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 3. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not thereby be affected.

SECTION 5. Specific authority is hereby granted to codify this Ordinance.

SECTION 6. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED AND APPROVED on first reading this 6th day of May, 1981.

PASSED AND ADOPTED on second and final reading this _____ day of May, 1981.

APPROVED:

Mayor

Chairman

Chairman Pro Tem

(MUNICIPAL SEAL)

Councilmen

ATTEST:

City Clerk

	1ST READING	2ND READING
Motioned By:	Bates	Thomas
Seconded By:	Adams	Adams
R. Moultrie	Aye	Aye
G. Adams	Aye	Aye
R. Dodd	Aye	Aye
P. Bates	Aye	Aye
O. Thomas	Aye	Aye

R.

May 8, 1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on May 20,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2123

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 13-24 ENTITLED "POOL AND BILLIARD PARLORS; MINORS PROHIBITED; EXCEPTIONS; PERMIT CARDS." OF CHAPTER 13 ENTITLED "OFFENSES" OF THE CODE OF ORDINANCES BY REVISING THE AGE LIMITATION FROM TWENTY-ONE TO EIGHTEEN YEARS; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SAID ORDINANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: May 13,1981

Cw

ORDINANCE NO. 2124

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING PARAGRAPH (f) OF SECTION 4-24. ENTITLED "RESTRICTIONS ON ISSUANCE OF LICENSES IN CERTAIN AREAS; HOURS OF SALE; CERTAIN ESTABLISHMENTS REQUIRED TO CLOSE ON ELECTION DAY" OF ARTICLE II ENTITLED "MISCELLANEOUS RESTRICTIONS" OF CHAPTER 4 ENTITLED "ALCOHOLIC BEVERAGES" OF THE CODE OF ORDINANCES BY REVISING THE HOURS FOR SALE, SERVICE OR CONSUMPTION OF ALCOHOLIC BEVERAGES UPON LICENSED PREMISES; AND REPEALING PARAGRAPH (h) OF SECTION 4-24 OF ARTICLE II OF CHAPTER 4 OF THE CODE OF ORDINANCES; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. That paragraph (f) of Section 4-24. entitled "Restrictions on issuance of licenses in certain areas; hours of sale; certain establishments required to close on election day; of Article II entitled "Miscellaneous restrictions" of Chapter 4 entitled "Alcoholic Beverages" of the Code of Ordinances is amended and revised to read:

> "(f) Anything in this chapter to the contrary notwithstanding, no alcoholic beverages (i.e., all beverages containing more than one percent of alcohol by weight) may be sold, consumed, served or permitted to be sold, served or consumed in any place in the city holding a beverage license under the Division of Alcoholic Beverages and Tobacco of the Department of Business Regulation, State Beverage Department of Florida between the hours of ~~2:00 a.m. and 7:00 a.m. of the same day~~ 3:00 a.m. and 7:00 a.m. of the same day Sundays through Thursdays and 4:00 a.m. and 7:00 a.m. of the same day Fridays and Saturdays and on New Year's Eve (night), between the hours of 5:00 a.m. and 7:00 a.m. of the same day; ~~provided, however, venders holding package store licenses may not sell alcoholic beverages between the hours of 5:00 a.m. and 9:00 a.m. of the same day on Sunday~~."

SECTION 2. That paragraph (h) of Section 4-24. entitled "Restrictions on issuance of licenses in certain areas; hours of sale; certain establishments required to close on election day; of Article II entitled "Miscellaneous restrictions" of Chapter 4

entitled "Alcoholic Beverages" of the Code of Ordinances which reads:

> ~~"(h)--No-sales-or-service-of-intoxicating beverages-shall-be-permitted-on-any-day-of a-general,-special-or-primary-election-during-the-hours-when-the-polls-are-open;-provided,-further,-however,-nothing-contained herein-shall-apply-to-beverages-served-upon any-dining,-club,-parlor,-buffet-or-observation-car-operated-on-any-railroad,-but-any-such-beverages-may-be-sold-only-to-passengers-upon-the-cars-and-must-be-served-for consumption-thereon."~~

is repealed.

SECTION 3. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8.

SECTION 4. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 5. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not thereby be affected.

SECTION 6. Specific authority is hereby granted to codify this Ordinance.

SECTION 7. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED and APPROVED on first reading this_____day of June, 1981

PASSED and ADOPTED on second and final reading this 5 day of August, 1981.

SIGNATURES ON PAGE 3

ORDINANCE NO. 2124

APPROVED:

MAYOR

CHAIRMAN

CHAIRMAN PRO TEM

MUNICIPAL SEAL

COUNCILMEN

ATTEST:

CITY CLERK

	1st READING	2nd. READING
MOTIONED BY:	Thomas	Adams
SECONDED BY:	Adams	Thomas
R. MOULTRIE	aye	aye
G. ADAMS	aye	aye
R. DODD	nay	aye
P. BATES	nay	nay
O. THOMAS	aye	aye

July 1, 1981 - deleted from agenda
July 15, 1981 - no second to motion

R.

June 18,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on July 15,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2124

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING PARAGRAPH (f) OF SECTION 4-24. ENTITLED "RESTRICTIONS ON ISSUANCE OF LICENSES IN CERTAIN AREAS; HOURS OF SALE; CERTAIN ESTABLISHMENTS REQUIRED TO CLOSE ON ELECTION DAY" OF ARTICLE II ENTITLED "MISCELLANEOUS RESTRICTIONS" OF CHAPTER 4 ENTITLED "ALCOHOLIC BEVERAGES" OF THE CODE OF ORDINANCES BY REVISING THE HOURS FOR SALE, SERVICE OR CONSUMPTION OF ALCOHOLIC BEVERAGES UPON LICENSED PREMISES; AND REPEALING PARAGRAPH (h) OF SECTION 4-24 OF ARTICLE II OF CHAPTER 4 OF THE CODE OF ORDINANCES; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SAID ORDINANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: July 8 ,1981

CW

July 23,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on August 5,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2124

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING PARAGRAPH (f) OF SECTION 4-24. ENTITLED "RESTRICTIONS ON ISSUANCE OF LICENSES IN CERTAIN AREAS; HOURS OF SALE; CERTAIN ESTABLISHMENTS REQUIRED TO CLOSE ON ELECTION DAY" OF ARTICLE II ENTITLED "MISCELLANEOUS RESTRICTIONS" OF CHAPTER 4 ENTITLED "ALCOHOLIC BEVERAGES" OF THE CODE OF ORDINANCES BY REVISING THE HOURS FOR SALE, SERVICE OR CONSUMPTION OF ALCOHOLIC BEVERAGES UPON LICENSED PREMISES; AND REPEALING PARAGRAPH (h) OF SECTION 4-24 OF ARTICLE II OF CHAPTER 4 OF THE CODE OF ORDINANCES; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SAID ORDIANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: July 28,1981

ORDINANCE NO. 2125

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, ADOPTING A COMPREHENSIVE PLAN FOR THE CITY OF RIVIERA BEACH, IN ACCORDANCE WITH THE "LOCAL GOVERNMENT COMPREHENSIVE PLANNING ACT OF 1975", AS AMENDED, SECTIONS 163.3161 et.seq., FLORIDA STATUTES CONSISTING OF A FUTURE LAND USE PLAN ELEMENT AND MAP; HOUSING ELEMENT; RECREATION AND OPEN SPACE ELEMENT; TRAFFIC CIRCULATION ELEMENT; SANITARY SEWER, SOLID WASTE DRAINAGE AND POTABLE WATER ELEMENT; COASTAL ZONE PROTECTION AND CONSERVATION ELEMENT; UTILITY ELEMENT; AND INTERGOVERNMENTAL COORDINATION ELEMENT; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

WHEREAS, the "Local Government Comprehensive Planning Act of 1975", as amended, Section 163.3161, et seq., Florida Statutes requires each local government in the State of Florida to adopt a Comprehensive Plan to guide and control future development; and

WHEREAS, pursuant to the aforementioned law, the City Council of the City of Riviera Beach approved and adopted Ordinance No. 1091, which designated and established the Local Planning Agency to recommend a proposed comprehensive plan for the City of Riviera Beach; and

WHEREAS, the elements of the Comprehensive Plan are based on the background reports and analysis for plan elements which are the result of the Planning Department and Professional Consultants; and

WHEREAS, the Local Planning Agency has held public hearings after due public notice thereon and submitted its file recommendation to the City Council of the City of Riviera Beach; and

WHEREAS, all requirements of the said statutory provisions with regard to the preparation of the report of the Local Planning Agency and the subsequent action of the Board of County Commissioners have been met.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, that:

SECTION 1. Pursuant to the provisions of the "Local Government Comprehensive Planning Act of 1975", as amended, Section 163.3161, et. seq., Florida Statutes, The City Council of the City of Riviera Beach, Florida, hereby declares its intent to exercise its authority to plan for future development within the municipal boundaries of the City of Riviera Beach and hereby adopts the Comprehensive Plan of The City of Riviera Beach consisting of a future land use plan element and map; housing element, recreation and open space element, traffic circulation element, sanitary sewer, solid waste, drainage and potable water element, coastal zone protection and conservation element, utility element, and intergovernmental coordination element. A copy of which is attached hereto and made a part hereof.

SECTION 2. Purpose. The Comprehensive Plan of the City of Riviera Beach, is adopted to direct and achieve coordinated and harmonious development and land use in a manner which will permit the planning for adequate community facilities and protect the ecological balance of the environment, in order to promote the public health, safety, convenience, prosperity and general welfare of the City of Riviera Beach citizens and visitors. In furtherance hereof, the City Council hereby declares its policy and intent to evaluate and consider all its public actions involving or affecting land use of development, including action on applications for zoning relief, to be in conformity with the Comprehensive Plan and to determine whether such action or actions will better serve the community. In recognition that zoning has been and shall continue to be a major tool for the implementation of the land use and development policies it shall be required that applicants for zoning relief shall affirmatively establish the manner in which the development proposal and requested change in land use conforms to and is consistent with the Comprehensive plan.

SECTION 3. Vested Rights. Nothing contained herein shall be construed as affecting validity existing vested rights. It shall be the duty and responsibility of the applicant alleging vested rights to affirmatively demonstrate the legal requisites of vested rights. Rights shall vest upon demonstration to an appropriate city board or agency that the applicant (1) has relied in good faith (2) upon some act or omission of the government (3) and has made a substantial change in position or incurred extensive obligations and expenses to their detriment. The mere existence of zoning contrary to the Comprehensive Plan shall not be determined to vest rights.

SECTION 4. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 5. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 6. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not be thereby affected.

SECTION 7. Specific authority is hereby granted to codify this Ordinance.

SECTION 8. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED and APPROVED on first reading this 5th day of August, 1981.

PASSED and ADOPTED on second and final reading this 19th day of August, 1981.

SIGNATURES ON PAGE-4-

ORDINANCE NO. 2125

APPROVED:

Mayor

Chairman

Chairman Pro Tem

(MUNICIPAL SEAL)

Councilmen

ATTEST:

Deputy City Clerk

	1st Reading	2nd. Reading
MOTIONED BY:	Dodd	
SECONDED BY:	Thomas	
R. MOULTRIE	Aye	Aye
G. ADAMS	Aye	Aye
R. DODD	Aye	Aye
P. BATES	Aye	Aye
O. THOMAS	Aye	Aye

R.

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY
7/31/8
CITY ATTORNEY

August 7,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on August 19,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2125

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, ADOPTING A COMPREHENSIVE PLAN FOR THE CITY OF RIVIERA BEACH, IN ACCORDANCE WITH THE "LOCAL GOVERNMENT COMPREHENSIVE PLANNING ACT OF 1975", AS AMENDED, SECTIONS 163.3161 et.seq., FLORIDA STATUTES CONSISTING OF A FUTURE LAND USE PLAN ELEMENT AND MAP; HOUSING ELEMENT; RECREATION AND OPEN SPACE ELEMENT; TRAFFIC CIRCULATION ELEMENT; SANITARY SEWER, SOLID WASTE DRAINAGE AND POTABLE WATER ELEMENT; COASTAL ZONE PROTECTION AND CONSERVATION ELEMENT; UTILITY ELEMENT; AND INTERGOVERNMENTAL COORDINATION ELEMENT; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SAID ORDIANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: August 12,1981

ORDINANCE NO. 2126

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING CHAPTER 23, ENTITLED "ZONING" OF THE CODE OF ORDINANCES BY REZONING CERTAIN LAND WITHIN THE CITY FROM ITS PRESENT CLASSIFICATION OF R-1 (SINGLE FAMILY DWELLING DISTRICT) TO C1A (LIMITED COMMERCIAL DISTRICT) DIRECTING THE CITY CLERK TO UP-DATE THE CITY'S ZONING MAP DESIGNATED AS THE "ZONING MAP OF RIVIERA BEACH, FLORIDA"; PROVIDING A REPEALING CLAUSE, SAVING CLAUSE, A PENALTY CLAUSE, AUTHORITY TO CODIFY AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. That Chapter 23 entitled "Zoning" of the Code of Ordinances of the City of Riviera Beach is amended by rezoning the parcel of land legally described upon the attachment hereto as incorporated herein by reference, being within the city, from its present classification of R-1 (Single Family Dwelling District) to C1A (Limited Commercial District).

SECTION 2. That the City Clerk is authorized and directed to reflect upon the Zoning Map designated as the "Zoning Map of Riviera Beach, Florida", by hatching or other appropriate means of designation, the changes in zoning classification effected under this Ordinance.

SECTION 3. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not be thereby affected.

SECTION 5. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 6. Specific authority is hereby granted to codify this Ordinance.

SECTION 7. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED and APPROVED on first reading this 5 day of August, 1981.

PASSED and ADOPTED on Second and final reading this 19th day of August, 1981.

APPROVED:

Mayor

Chairman

Chairman Pro Tem

(MUNICIPAL SEAL)

Councilmen

ATTEST:

Deputy City Clerk

	1st Reading	2nd. Reading
MOTIONED BY:	Bates	
SECONDED BY:	Dodd	
R,Moultrie	Aye	Aye
G. Adams	Aye	Aye
R. Dodd	Aye	Nay
P. Bates	Aye	Nay
O. Thomas	Aye	Aye

R.

LAND DESCRIPTION

Legal Description of Property:

Lots 39 and 40, Block 2, of the unrecorded plat of Parson Heights, a subdivision in the Northeast quarter of Section 31, Township 42 South, Range 43 East, Palm Beach County, Florida, being more particularly described as follows: The West 103.75 feet of the East 128.75 feet of the North 116 feet of the South 832 feet of the Northeast 1/4 of said Section 31, Township 42 South, Range 43 East.

Gen. description of property:

1201 and 1211 Avenue "U", being approximately 12,035 square feet, located at the Northwest corner of Avenue "U" and Twighlight Drive.

August 7,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on August 19,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2126

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING CHAPTER 23, ENTITLED "ZONING" OF THE CODE OF ORDINANCES BY REZONING CERTAIN LAND WITHIN THE CITY FROM ITS PRESENT CLASSIFICATION OF R-1 (SINGLE FAMILY DWELLING DISTRICT) TO CIA (LIMITED COMMERCIAL DISTRICT) DIRECTING THE CITY CLERK TO UP-DATE THE CITY'S ZONING MAP DESIGNATED AS THE "ZONING MAP OF RIVIERA BEACH, FLORIDA"; PROVIDING A REPEALING CLAUSE, SAVING CLAUSE, A PENALTY CLAUSE, AUTHORITY TO CODIFY AND FOR OTHER PURPOSES.

SAID ORDIANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: August 12,1981

ORDINANCE NO. 2127

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 23-20.1. ENTITLED "C-1B RESTRICTED COMMERCIAL DISTRICT OF ARTICLE II ENTITLED "USE DISTRICTS AND USES" OF CHAPTER 23, ENTITLED "ZONING" OF THE CODE OF ORDINANCES: PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. Section 23-20.1 C-1B Restricted Commercial District of Article II entitled "Use Districts and Uses" of Chapter 23, entitled "Zoning" of the Code of Ordinances is amended to read:

(B) Building site area regulations:

Paragraph (2) entitled "Density transfer" is amended to read:

"(2) Density transfer" Calculation of total site area to derive appropriate density transfer shall be computed as follows:

(a) Total land area from the east R.O.W. of S.R. 703 (A1A) to the Coastal Construction Setback Line as established by Florida Department of Natural Resources (DNR) shall be computed at one hundred (100) per cent of the total dry land area between those two (2) points.

(b) Total land area east of Coastal Construction Set back Line and the Vegetation Line shall be calculated at fifty (50) per cent of the total land area between these two (2) points.

(c) Total land area east of Vegetation Line and the Mean High Water Line shall be computed at twenty-five (25) per cent of the total land area between these two (2) points.

(d) Total area of wetlands, marshes and lagoons, etc., shall not be computed for density transfer purposes.

(e) No area of submerged land on Lake Worth shall be computed for density transfer purposes.

(f) The aggregate total of transferred units from (b) & (c) above shall not exceed twenty per cent (20%) of those derived in (a) above.

Paragraph (3) entitled "Density Calculation" which reads:

"(3) Density Calculation"

~~Calculation-of-site-area-to-derive-permitted density-shall-be-computed-as-the-total-dry land-area-from-the-east-R.O.W.-703-(A1A)-to the-coastal-construction-setback-control-line as-established-by-Florida-Department-of-Natural Resources-(DNR):--the-total-dry-land-area-be tween-these-two-(2)-points.~~

is repealed.

Paragraph (5) entitled "Side Yard" is amended to read:

"(5) Side Yard

A minimum side yard of at least ten (10) per cent of the lot or twenty (20) feet whichever is greater shall be maintained for all structures excluding accessory structures two (2) stories or less. The accessory structures, e.g., parking garages, recreational deck, boiler and generator rooms, etc., which are two (2) stories or less shall set back a minimum of twenty (20) feet."

Paragraph (5) entitled "Side Yard" which reads:

~~All-structures-in-access-of-two-(2)-stories shall-have-a-minimum-side-yard-of-at-least ten-(10)-per-cent-of-the-lot-or-forty-(40) feet,-whichever-is-greater.~~

~~For-structures-two-(2)-stories-or-less-a-minimum-yard-of-at-least-ten-(10)-per-cent-of-the lot-or-twenty-(20)-feet-whichever-is-greater shall-be-maintained.~~

~~The-accessory-structures-e.g.,-parking-garages, recreational-deck,-boiler-and-generator-rooms, etc.,-which-are-two-(2)-stories-or-less-shall set-back-a-minimum-of-twenty-(20)-feet."~~

is repealed.

Paragraph (8) entitled "High Rise Setback" is amended to read:

"(8) High Rise Setback

All buildings in excess of two (2) stories shall provide additional open space equal to three (3) feet additional setback from each

property line (with exception of the ocean side setback line which is regulated by the ocean setback regulations, subparagraph (7) herein) for each additional story of height except in case of properties two hundred fifty (250) feet or less in width which will provide two (2) feet additional setback from each property line (with the exception of the ocean setback regulations, subparagraph (7) herein) for each story above two (2) floors."

Paragraph "(8) entitled "High Rise Setback" which reads:

~~All-structures-in-excess-of-two-(2)-stories shall-provide-additional-open-space-equal to-four-(4)-feet-additional-setback-from-each property-line-which-is-regulated-by-the-ocean setback-regulations,-subparagraph-(7)-for-each additional-story-of-height,-except-in-case-of properties-two-hundred-fifty-(250)-feet-or-less in-width-which-will-provide-three-(3)-feet-additional-setback-from-each-property-line-with the-exception-of-ocean-side-property-line-which is-regulated-by-the-ocean-setback-regulations, subparagraph-(7)-herein,-for-each-story-of height-above-two-(2)-stories."~~

is repealed.

Paragraph (11) entitled "Height Limitation" is amended to read:

"(11) Height Limitation

No building shall be constructed higher than twenty (20) stories or two hundred (200) feet, excluding mechanical facilities, ornamental towers and antennae which shall not exceed ten (10) feet in additional height."

Paragraph (11) entitled "Height Limitation" which reads:

~~The-height-of-any-building-shall-not-exceed the-results-of-the-following-formula-when rounded-to-the-nearest-whole-number.~~

~~TOTAL-ALLOWABLE-DWELLING-UNITS-DIVIDED-BY-FOUR-(4).~~

~~Where-residential-units-are-not-permitted-on ground-level,-the-additional-of-one-(1)-story per-building-shall-be-granted-provided-that at-least-seventy-five-(75)-per-cent-of-the ground-floor-is-devoted-to-common-areas-acces sable-to-residence.~~

~~No-building-shall-be-constructed-higher-than fifteen-(15)-stories-or-one-hundred-fifty-(150) feet-excluding-mechanical-facilities,-ornamental-towers-and-antennae,-which-shall-not-exceed-ten-(10)-feet-in-additional-height."~~

is repealed.

SECTION 2. Any person, firm or corporation convicted of a violation of any kind of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 3. All Ordinances or parts of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not be thereby affected.

SECTION 5. Specific authority is hereby granted to codify this Ordinance.

SECTION 6. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED and APPROVED on first reading this 5th day of August, 1981.

PASSED and ADOPTED on second and final reading this 19th day of August, 1981.

APPROVED:

Mayor

Chairman

(MUNICIPAL SEAL)

Chair man Pro Tem

ATTEST:

Carie E. Hand

Deputy City Clerk

Councilmen

	1ST READING	2ND READING
MOTIONED BY:	Thomas	Thomas
SECONDED BY:	Adams	Adams
R. MOULTRIE	Aye	Aye
G. ADAMS	Aye	Aye
P. BATES	Nay	nay
O. THOMAS	Aye	aye
R. Dodd	Nay	nay

R.

August 7,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on August 19,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2127

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 23-20.1. ENTITLED "C-1B RESTRICTED COMMERCIAL DISTRICT OF ARTICLE II ENTITLED "USE DISTRICTS AND USES" OF CHAPTER 23, ENTITLED "ZONING" OF THE CODE OF ORDINANCES: PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SIAD ORDINANCE MAY BE INSPECTED BY THE PSUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: August 12,1981

ORDINANCE NO. 2128

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 23-19.3. ENTITLED "R-5 HIGH DENSITY RESIDENTIAL DISTRICT" OF ARTICLE II ENTITLED "USE DISTRICTS AND USES" OF CHAPTER 23, ENTITLED "ZONING" OF THE CODE OF ORDINANCES; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA:

SECTION 1. Section 23-19.3. entitled "R-5 High Density Residential District" of Article II entitled "Use Districts and Uses" of Chapter 23 entitled "Zoning" of the Code of Ordinances is amended to read:

(B) Building site area regulations

Paragraph (2) entitled "Density transfer" is amended to read:

"(2) Density transfer: Calculation of total site area to derive appropriate density transfer shall be computed as follows:

(a) Total land area from the east R.O.W. of S.R. 703 (A1A) to the Coastal Construction Setback Line as established by Florida Department of Natural Resources (DNR) shall be computed at one hundred (100) per cent of the total dry land area between those two (2) points.

(b) Total land area east of Coastal Construction Set back Line and the Vegetation Line shall be calculated at fifty (50) per cent of the total land area between these two (2) points.

(c) Total land area east of Vegetation Line and the Mean High Water Line shall be computed at twenty-five (25) per cent of the total land area between these two (2) points.

(d) Total area of wetlands, marshes and lagoons, etc., shall not be computed for density transfer purposes.

(e) No area of submerged land on Lake Worth shall be computed for density transfer purposes.

(f) The aggregate total of transferred units from (b) & (c) above, shall not exceed twenty per cent (20%) of those derived in (a) above.

Paragraph (3) entitled "Density Calculation" which reads:

"(3) Density Calculation"

~~Calculation-of-site-area-to-derive-permitted density-shall-be-computed-as-the-total-dry land-area-from-the-east-R.O.W.-703-(A1A)-to the-coastal-construction-setback-control-line as-established-by-Florida-Department-of-Natural Resources-(DNR):--the-total-dry-land-area-between-these-two-(2)-points.~~

is repealed.

Paragraph (5) entitled "Side Yard" is amended to read:

"(5) Side Yard

A minimum side yard of at least ten (10) percent of the lot or twenty (20) feet whichever is greater shall be maintained for all structures excluding accessory structures two (2) stories or less. The accessory structures, e.g., parking garages, recreational deck, boiler and generator rooms, etc., which are two (2) stories or less shall set back a minimum of twenty (20) feet."

Paragraph (5) entitled "Side Yard" which reads:

~~All-structures-in-access-of-two-(2)-stories shall-have-a-minimum-side-yard-of-at-least ten-(10)-per-cent-of-the-lot-or-forty-(40) feet,-whichever-is-greater.~~

~~For-structures-two-(2)-stories-or-less-a-minimum-yard-of-at-least-ten-(10)-per-cent-of-the lot-or-twenty-(20)-feet-whichever-is-greater shall-be-maintained.~~

~~The-accessory-structures-e.g.,-parking-garages, recreational-deck,-boiler-and-generator-rooms, etc.,-which-are-two-(2)-stories-or-less-shall set-back-a-minimum-of-twenty-(20)-feet."~~

is repealed

Paragraph (8) entitled "High Rise Setback" is amended to read:

"(8) High Rise Setback

All buildings in excess of two (2) stories shall provide additional open space equal to three (3) feet additional setback from each

property line (with exception of the ocean side setback line which is regulated by the ocean setback regulations, subparagraph (7) herein) for each additional story of height except in case of properties two hundred fifty (250) feet or less in width which will provide two (2) feet additional setback from each property line (with the exception of the ocean setback regulations, subparagraph (7) herein) for each story above two (2) floors."

Paragraph "(8) entitled "High Rise Setback" which reads:

~~All-structures-in-excess-of-two-(2)-stories shall-provide-additional-open-space-equal to-four-(4)-feet-additional-setback-from-each property-line-which-is-regulated--by-the-ocean setback-regulations,-subparagraph-(7)-for-each additional-story-of-height,-except-in-case-of properties-two-hundred-fifty-(250)-feet-or-less in-width-which-will-provide-three-(3)-feet-additional-setback-from-each-property-line-with the-exception-of-ocean-side-property-line-which is-regulated-by-the-ocean-setback-regulations, subparagraph-(7)-herein,-for-each-story-of height-above-two-(2)-stories."~~

is repealed.

Paragraph (11) entitled "Height Limitation" is amended to read:

"(11) Height Limitation

No building shall be constructed higher than twenty (20) stories or two hundred (200) feet, excluding mechanical facilities, ornamental towers and antennae which shall not exceed ten (10) feet in additional height."

Paragraph (11) entitled "Height Limitation" which reads:

~~The-height-of-any-building-shall-not-exceed the-results-of-the-following-formula-when rounded-to-the-nearest-whole-number.~~

~~TOTAL-ALLOWABLE-DWELLING-UNITS-DIVIDED-BY-FOUR-(4).~~

~~Where-residential-units-are-not-permitted-on ground-level,-the-additional-of-one-(1)-story per-building-shall-be-granted-provided-that at-least-seventy-five-(75)-per-cent-of-the-ground-floor-is-devoted-to-common-areas-accessable-to-residence.~~

~~No-building-shall-be-constructed-higher-than fifteen-(15)-stories-or-one-hundred-fifty-(150) feet-excluding-mechanical-facilities,-ornamental-towers-and-antennae,-which-shall-not-exceed-ten-(10)-feet-in-additional-height."~~

is repealed.

SECTION 2. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 3. All Ordinances ir part of Ordinances or Charter provisions in conflict herewith are to the extent of such conflict repealed.

SECTION 4. In the event that any provision or application of this Ordinances shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not be thereby affected.

SECTION 5. Specific authority is hereby granted to codify this Ordinance.

SECTION 6. This Ordinance shall take effect upon its final passage and adoption by the City Council

PASSED and APPROVED on first reading this 5th day of August, 1981.

PASSED and ADOPTED on second and final reading this 19th day of August, 1981.

APPROVED:

Mayor

Chairman

(MUNICIPAL SEAL)

Chairman Pro Tem

Attest:

Carrie E. Ward
Deputy City Clerk

Councilmen

	1ST READING	2ND READING
MOTIONED BY:	Thomas	Adams
SECONDED BY:	Dodd	Thomas
R. MOULTRIE	aye	aye
G. ADAMS	aye	aye
R. DODD	nay	nay
P. BATES	nay	nay
O. THOMAS	aye	aye

R.

August 7,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on August 19,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2128

AN ORDINANCE OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING SECTION 23-19.3. ENTITLED "R-5 HIGH DENSITY RESIDENTIAL DISTRICT" OF ARTICLE II ENTITLED "USE DISTRICTS AND USES" OF CHAPTER 23, ENTITLED "ZONING" OF THE CODE OF ORDINANCES; PROVIDING A PENALTY CLAUSE, REPEALING CLAUSE, SAVING CLAUSE, AUTHORITY TO CODIFY, AN EFFECTIVE DATE AND FOR OTHER PURPOSES.

SAID ORDINANCE MAY BE INSPECTED BY THE PUBLIC AT NAY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: August 12,1981

ORDINANCE NO. 2129

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, FLORIDA, AMENDING CHAPTER 23, ZONING, SECTION 23-19.2 RCUP (RESIDENTIAL COMMUNITY UNIT PLAN) DISTRICT, BY EXPANDING SUBSECTION (A); REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING A PENALTY CLAUSE, A SAVING CLAUSE; AUTHORITY TO CODIFY; AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, Section 23-19.2 RCUP (Residential Community Unit Plan) District of Chapter 23, Zoning of the Code of Ordinances impacts a large and strategically located land area of the city; and

WHEREAS, Residential Developments of significant sizes can be placed on land under RCUP regulations in various zoning districts as permitted uses; and

WHEREAS, the City Council desires to establish a minimum land area for RCUP Development that is in conformance with the Comprehensive Plan;

NOW, THEREFORE, BE AND IT IS HEREBY ORDIANED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, FLORIDA:

SECTION 1: CHAPTER 23, ZONING, SECTION 23-19.2 RCUP (RESIDENTIAL COMMUNITY UNIT PLAN) DISTRICT IS HEREBY AMENDED BY ADDING TO SUBSECTION (A) AS FOLLOWS:

(A) This classification shall apply only to tract of land comprising an area not less than ten(10) acres, however, an area of lesser size may be approved in certain circumstances upon evidence presented to the Planning and Zoning Board and the City Council to justify such reduction, that requirements for RCUP District and the benefits to be derived can be done so in a lesser area and that permitting such lesser area is in conformity with the Comprehensive Plan of the City.

SECTION 2. Any person, firm or corporation convicted of a violation of any of the provisions of this Ordinance shall be punished as prescribed in Section 1.8 entitled "General penalty" of the Code of Ordinances.

SECTION 3. All Ordinances or parts of Ordinances in conflict herewith are to the extent of such conflict repealed.

SECTION 4. If any section, portion or clause of this Ordinance, for any reason shall be declared to be void or unconstitutional by any court of competent jurisdiction, such vality or unconstitutionality shall not affect or invalidate the remaining sections, portions or clauses, and the remaining sections, portions and clauses thereof shall be and remain in full force and effect to the same extent as if such invalid sections, portions or clauses had not been incorporated herein.

SECTION 5. Specific authority is hereby granted to codify this Ordinance.

SECTION 6. This Ordinance shall take effect upon its final passage and adoption by the City Council.

PASSED and APPROVED on first reading this 5th day of August, 1981.

PASSED and ADOPTED on second and final reading this 19th day of August, 1981.

APPROVED:

Mayor

Chairman

Chairman Pro Tem

(MUNICIPAL SEAL)

Councilmen

ATTEST:

City Clerk

	1st. Reading	2nd. Reading
MOTIONED BY:	Thomas	Thomas
SECONDED BY:	Adams	Adams
R. Moultrie	Aye	Aye
G. Adams	Aye	Aye
R. Dodd	Aye	Aye
P. Bates	Aye	Aye
O. Thomas	Aye	Aye

R.

August 7,1981

The below Bill described by title only will be placed on second and final reading at the Regular Meeting of the City Council of the City of Riviera Beach, Florida to be held on August 19,1981 at 7:30 P.M. at the City Hall, 600 West Blue Heron Blvd. and from to time thereafter as may be necessary for the purpose of enactment of the following Ordinance:

ORDINANCE NO. 2129

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, FLORIDA, AMENDING CHAPTER 23, ZONING, SECTION 23-19.2 RCUP (RESIDENTIAL COMMUNITY UNIT PLAN) DISTRICT, BY EXPANDING SUBSECTION (A); REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING A PENALTY CLAUSE, A SAVING CLAUSE; AUTHORITY TO CODIFY; AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

SAID ORDINANCE MAY BE INSPECTED BY THE PUBLIC AT ANY TIME DURING WORKING HOURS IN THE CITY CLERK'S OFFICE.

Interested parties may appear at said meeting and be heard with respect to the Ordinance.

Publish: August 12,1981