

1   **DRAFT ORDINANCE 2019-05**  
 2   **TOWN OF LADY LAKE, FLORIDA**

3                         **AN ORDINANCE REDESIGNATING ZONING CLASSIFICATION FOR CERTAIN**  
 4                         **PROPERTY BEING APPROXIMATELY 0.14 ACRES OF LAND OWNED BY THE**  
 5                         **VILLAGES OF LAKE-SUMTER, INC.; REFERENCED BY ALTERNATE KEY NUMBER**  
 6                         **2718056; ONE LOT WHICH IS LOCATED WITHIN ORANGE BLOSSOM GARDENS**  
 7                         **UNIT 3.1B, WITHIN LAKE COUNTY, FLORIDA; REZONING SUBJECT PROPERTY**  
 8                         **FROM LAKE COUNTY RESIDENTIAL MEDIUM (RM) TO LADY LAKE MIXED**  
 9                         **RESIDENTIAL MEDIUM DENSITY (MX-8); PROVIDING FOR SEVERABILITY;**  
 10                        **ESTABLISHING AN EFFECTIVE DATE.**

11                    **WHEREAS,** on December 2, 1991, the Town of Lady Lake adopted a Comprehensive Plan  
 12                    (Ordinance 91-21) pursuant to the requirements of Chapter 163, Part H, Florida Statutes and  
 13                    Chapter 9J-5, Florida Administrative Code; and

14                    **WHEREAS,** on January 23, 1992, the Florida Department of Community Affairs determined that  
 15                    the Town of Lady Lake Comprehensive Plan was in compliance with the requirements of  
 16                    Chapter 163, Part 2, Florida Statutes and Chapter 9J-5, Florida Administrative Code; and

17                    **WHEREAS,** on August 15, 1994, the Town of Lady Lake adopted the Land Development  
 18                    Regulations of the Town of Lady Lake, Florida, and Official Zoning Map in accordance with the  
 19                    Town of Lady Lake Comprehensive Plan and the requirements of Chapter 163, Part 2, Florida  
 20                    Statutes; and

21                    **WHEREAS,** the Town Commission of the Town of Lady Lake held a public hearing to consider a  
 22                    proposed amendment to the Official Zoning Map and determined that said amendment as  
 23                    proposed is consistent with the Town of Lady Lake Comprehensive Plan and meets the  
 24                    requirements of the Town of Lady Lake Land Development Regulations.

25                    **THEREFORE, BE IT ORDAINED,** and enacted by the Town Commission of the Town of Lady Lake,  
 26                    in Lake County, Florida:

27                    **SECTION 1: Petition**

28                    Based upon the petition of certain landowners of property, which is located in Lake County,  
 29                    Florida, and described in Exhibit “A” hereto, a request has been made that the property be  
 30                    zoned “Lady Lake Mixed Residential Medium Density” (MX-8). Said petition has been approved  
 31                    by the Town Commission of the Town of Lady Lake in accordance with the Town of Lady Lake  
 32                    Comprehensive Plan, the Land Development Regulations of the Town of Lady Lake, the Charter  
 33                    of the Town of Lady Lake, and the Florida Statutes. The property described in Exhibit “A” hereto

1 is hereby rezoned from “Lake County Residential Medium” (RM) to “Lady Lake Mixed Residential  
2 Medium Density” (MX-8).

3 **SECTION 2: Severability**

4 The provisions of this Ordinance are declared to be separable and if any section, sentence,  
5 clause or phrase of this Ordinance shall for any reason be held to be invalid or unconstitutional,  
6 such decision shall not affect the validity of the remaining sections, sentences, clauses or  
7 phrases of this Ordinance, but they shall remain in effect, it being the legislative intent that this  
8 Ordinance shall stand notwithstanding the invalidity of any part.

9 **SECTION 3: Effective Date**

10 This ordinance shall become effective immediately upon its passage by the Town Commission,  
11 except as limited by the provisions of Section 171.06, Florida Statutes, as said provisions pertain  
12 to newly annexed property and the final adoption of a Comprehensive Plan Amendment by the  
13 Town Commission.

14 **PASSED AND ORDAINED** by the Town Commission of the Town of Lady Lake, Florida, this  
15 17<sup>th</sup> day of June 2019.

16 Town of Lady Lake, Florida

17 \_\_\_\_\_  
18 Jim Richards, Mayor

19 Attest:

20 \_\_\_\_\_  
21 Kristen Kollgaard, Town Clerk

22 Approved as to form:

23 \_\_\_\_\_  
24 Derek Schroth, Town Attorney

- 1 **EXHIBIT A—Legal Description and Map**
- 2 Parcel ID#: 06-18-24-0350-000-37400; Lot 374, Unit 3.1B, Orange Blossom Gardens, according to
- 3 the plat thereof recorded in Plat Book 25, Pages 33-35, Public Records of Lake County, Florida

