

ORDINANCE 25-

AN ORDINANCE AMENDING TITLE XV, “LAND USAGE”, CHAPTERS 153, “DEFINITIONS”, AND 158, “ZONING CODE”, OF THE CODE OF ORDINANCES OF THE CITY OF PORT ST. LUCIE BY AMENDING SECTIONS 153.01, 158.110, 158.120, 158.122, 158.124 THROUGH 158.126, 158.135, 158.217, 158.222, AND 158.232; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Port St. Lucie, Florida adopted amendments to the City of Port St. Lucie Comprehensive Plan by Ordinance 12-19 (the “Comprehensive Plan”); and

WHEREAS, Section 163.3202, Florida Statutes, provides for the amendment and enforcement of land development regulations that are consistent with and implement the adopted comprehensive plan; and

WHEREAS, Section 163.3174, Florida Statutes, provides that the Local Planning Agency shall review proposed land development regulations and make recommendations to the governing body as to the consistency of the proposed land development regulations with the adopted Comprehensive Plan; and

WHEREAS, The City of Port St. Lucie proposes a Code Amendment, P24-107, to amend Section 153.01 (Exhibit A), Section 158.217 (Exhibit B), Sections 158.110, 158.120, 158.122, 158.124, 158.125, 158.126, and 158.135 (Exhibit C), Section 158.222 (Exhibit D), and Section 158.232 (Exhibit E) of the Zoning Code; and

WHEREAS, the City of Port St. Lucie Planning and Zoning Board having been duly designated as the local planning agency pursuant to Section 163.3174, Florida Statutes, and having held a public hearing thereon, has considered this proposed amendment to the Code of Ordinances (P24-107) and submitted its recommendations thereon to the City Council; and

WHEREAS, having considered the recommendations of the Planning and Zoning Board, the Port St. Lucie City Council has found and determined that the adoption of an amendment to Section 153.01 (Exhibit A), Section 158.217 (Exhibit B), Sections 158.110, 158.120, 158.122, 158.124, 158.125, 158.126, and 158.135 (Exhibit C), Section 158.222 (Exhibit D), and Section 158.232 (Exhibit E) will foster and preserve the public health, safety and welfare; improve and

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protect the environment and value and character of the community; and implement the adopted comprehensive plan.

NOW, THEREFORE, THE CITY OF PORT ST. LUCIE HEREBY ORDAINS:

Section 1. Ratification of Recitals. The foregoing recitals are hereby ratified and confirmed as true and correct and are hereby made a part of this Ordinance.

Section 2. Section 153.01 is replaced and amended as attached as Exhibit A, Section 158.217 is replaced and amended as attached as Exhibit B, Sections 158.110, 158.120, 158.122, 158.124, 158.125, 158.126, and 158.135 and their subsections are amended only as specifically shown as attached as Exhibit C and all other subsections of these Sections shall remain, Section 158.222 and its subsections are amended only as specifically shown as attached as Exhibit D and all other subsections of Section 158.222 shall remain, and Section 158.232 Subsection (A) is replaced and amended only as specifically shown as attached as Exhibit E and all other subsections of Section 158.232 shall remain.

Section 3. All remaining provisions of Chapters 153 and 158 shall remain in full force and effect.

Section 4. Conflict. If any ordinances, or parts of ordinances, are in conflict herewith this Ordinance shall control to the extent of the conflicting provisions.

Section 5. Severability. The provisions of this Ordinance are intended to be severable. If any provision of this Ordinance is determined to be void or is declared illegal, invalid, or unconstitutional by a Court of competent jurisdiction, the remainder of this Ordinance shall remain in full force and effect.

Section 6. Codification. The provisions of this Ordinance shall be made a part of the Code of Ordinances of the City of Port St. Lucie, Florida. The sections of this Ordinance may be renumbered or re-lettered to accomplish such intentions; the word “ordinance” may be changed to “section” or other appropriate word as may be necessary.

Section 7. Effective Date. This Ordinance shall become effective ten (10) days after final adoption on second reading.

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PASSED AND APPROVED by the City Council of the City of Port St. Lucie, Florida, this

_____ day of _____ 2025.

CITY OF PORT ST. LUCIE, FLORIDA

BY: _____
Shannon M. Martin, Mayor

ATTEST:

Sally Walsh, City Clerk

APPROVED AS TO FORM:

BY: _____
Richard Berrios, City Attorney