RESOLUTION NO. 14-02-12

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING NONRESIDENTIAL BUILDING PERMIT ALLOCATION SYSTEM RANKINGS AND AWARDING NONRESIDENTIAL BUILDING PERMIT ALLOCATIONS FOR QUARTER 1 OF 2014; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Islamorada, Village of Islands (the “Village”) has implemented the Building Permit Allocation System (“BPAS”) as codified in Chapter 30, Article IV, Division 11 of the Village’s Code of Ordinances (the “Village Code”); and

WHEREAS, Section 30-474 of the Village Code requires that the Village Council establish the total amount of nonresidential floor area and residential dwelling units that may be made available for the next annual allocation, the quarterly allocations for that year and the distribution of allocations between categories; and

WHEREAS, on February 13, 2014, the Village Council conducted a public hearing regarding the Nonresidential Allocation Evaluation Report (the “Report”) submitted by the Director of Planning and Development Services (the “Director”) pursuant to the applicable provisions of the Village Code and Comprehensive Plan; and

WHEREAS, the Village Council adopted Resolution No. 13-11-88, thereby establishing a total of 6,692 square feet of nonresidential floor area for allocation in 2014; and

WHEREAS, the unused square footage of nonresidential floor area from 2013 is hereby rolled over into the nonresidential allocation of floor area for 2014; and

WHEREAS, the total amount of nonresidential floor area available for allocation in 2014 is 6,901 square feet (6,692 square feet plus 209 square feet rolled over from 2013); and
WHEREAS, the Village Council desires to approve the nonresidential building permit allocation rankings and award the allocations for Quarter 1 of 2014.

NOW, THEREFORE, BE IT RESOLVED BY THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA AS FOLLOWS:

Section 1. Findings of Fact.

The Village Council, having considered the testimony and evidence presented by all parties, including the Report, does hereby find and determine as follows:

The Village Council approves the ranking and recommendation of the Director to award one (1) allocation for 2,644 square feet of nonresidential floor area to Glory of the Atlantic, LLC with six (6) points and to award one (1) allocation for 1,500 square feet of nonresidential floor area to Taylor Projects, LLC with four (4) points, as set forth in the Report attached hereto as Exhibit “A”.

Section 2. Conclusions of Law.

Based upon the above Findings of Fact, the Village Council does hereby make the following Conclusions of Law:

(1) The Building Permit Allocation System (the “BPAS”) application for Quarter 1 of 2014 of the BPAS has been processed in accordance with the Village’s Comprehensive Plan and Land Development Regulations; and

(2) In rendering its decision, as reflected in this Resolution, the Village Council has:

   (a) Accorded procedural due process; and

   (b) Observed the essential requirements of the law; and

   (c) Supported its decision by competent substantial evidence of record.
Section 3. Effective Date.

This Resolution shall not take effect until after thirty (30) days following the date it is filed with the Village Clerk, during which time the Request herein shall be subject to appeal as provided in the Village Code.

Motion to adopt by Vice Mayor Deb Gillis, second by Councilman Dave Purdo.

FINAL VOTE AT ADOPTION
VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS:

Mayor Ted Blackburn       YES
Vice Mayor Deb Gillis     YES
Councilman Mike Forster   YES
Councilman Ken Philipson  YES
Councilman Dave Purdo     YES

PASSED AND ADOPTED THIS 13TH DAY OF FEBRUARY, 2014.

ATTEST:

TED BLACKBURN, MAYOR

SYNTHIA LANKFORD, VILLAGE CLERK

APPROVED AS TO FORM AND LEGALITY FOR THE USE AND BENEFIT OF ISLAMORADA, VILLAGE OF ISLANDS ONLY

ROGET V. BRYAN, VILLAGE ATTORNEY

This Resolution was filed in the Office of the Village Clerk of this 14th day of February, 2014.

Synthia Lankford, Village Clerk

cc: Florida Department of Economic Opportunity