

MEMORANDUM

July 21, 2020

TO: Honorable Mayor and City Commissioners

VIA: James Slaton, Interim City Manager

FROM: Autumn Cochella, Interim Director of Planning and Development Services

RE: Ordinance D2020-02 – CPA/Zoning – 1st Reading – Public Notice
Mckibben Powersports Property – .51 Acres East of US Hwy 27

SYNOPSIS

This ordinance will amend land use designations on the Future Land Use Map (Comprehensive Plan) and the Zoning Map for the recently annexed .51 acres owned by MCK Properties of Lake Wales, LLC, East of US Highway 27 and abutting the existing Mckibben Powersports site. The annexation of this property has taken place by Ordinance 2020-10, at the request of the property owner. At a regular meeting on June 23, 2020, the Planning & Zoning Board recommended I-2 Industrial Infill future land use and zoning designations. These designations are consistent with those already assigned to the existing developed site.

RECOMMENDATION

The Planning & Zoning Board held a public hearing on the proposed amendments to the Future Land Use and Zoning Maps for the Mckibben Powersports Property on June 23, 2020 and recommended the following amendments as set forth in Ordinance D2020-02:

Parcel ID 27-29-34-875000-006100 .51 acres
Lots 10 and 11 Block 6 Everett's Subdivision per plat book 30 page 45 of
Polk County public records.

City of Lake Wales Future Land Use: I-2 Industrial Infill
City of Lake Wales Zoning: I-2 Industrial Infill

Public Notice requirements have been met.

FISCAL IMPACT

Assigning land use and zoning designations enables future improvements of the property and a potential increase in the property value.

ATTACHMENT

Ordinance D2020-02 and Attachment A