

of contracts for capital improvements to be financed wholly or partly by the issuance of bonds or to prevent the making of any contract or lease providing for payments beyond the end of the fiscal year, provided that such action is made or approved by ordinance.

(Ord. No. 227, § 26, 10-28-80/12-2-80; Ord. No. 371, § 15, 1-21-97/3-11-97)

ARTICLE V. PLANNING AND ZONING*

Sec. 5.01. Authorized.

The town commission shall exercise all power[s] possible for a municipality to have under the Constitution and Laws of the State of Florida to regulate and restrict the planning and zoning of the town.

(Ord. No. 227, § 32, 10-28-80/12-2-80)

Sec. 5.02. Comprehensive plan.

The town commission shall adopt and may from time to time amend in accordance with law a comprehensive plan setting forth in graphic and textual form the present requirements and such future requirements as may be foreseen for the development of the town, based on existing and anticipated needs.

(Ord. No. 227, § 32, 10-28-80/12-2-80)

State law reference—Comprehensive plan, F.S. § 163.3177.

Sec. 5.03. Land use, zoning and development.

(a) After a comprehensive plan has been prepared and adopted, the town commission shall enact or amend and enforce a zoning ordinance in accordance with law.

(b) Ordinances which amend land use, rezone private real property, initiated by the governing body or its designee, shall be enacted pursuant to Florida Law and this Charter.

(c) All comprehensive plans, zoning or rezoning ordinances, land use regulations, Residential Planned Development districts; and any amendments, variances, changes or modifications thereto shall be enacted pursuant to Florida Law and this Charter and shall not become effective except by an affirmative vote of at least four (4) of the commission members. This subsection 5.03(c) shall not apply to variances related to existing single-family lots or structures or improvements thereon.

(Ord. No. 227, § 32, 10-28-80/12-2-80; Ord. No. 371, § 16, 1-21-97/3-11-97)

State law reference—Land development regulations, F.S. § 163.3202.

Sec. 5.04. Planning and zoning board.

The town commission shall appoint by resolution a planning and zoning board whose members shall serve at the pleasure of the commission.

(Ord. No. 227, § 32, 10-28-80/12-2-80; Ref. of 3-11-08, Amend. No. 3)

***State law reference**—Planning, F.S. § 163.3161 et seq.