



Legislation Details (With Text)

File #: 18-246 **Version:** 1 **Name:**
Type: Resolution / Regular Agenda **Status:** Passed
File created: 2/27/2018 **In control:** City Commission
On agenda: 3/13/2018 **Final action:** 3/13/2018

Title: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND ACCEPTING THE STUDY ENTITLED, "POMPANO BEACH, FLORIDA: PRINCIPLES TO GUIDE ZONING FOR COMMUNITY RESIDENCES FOR PEOPLE WITH DISABILITIES," PREPARED BY DANIEL LAUBER, AICP; PROVIDING DIRECTION TO PREPARE AMENDMENTS TO THE CITY'S CODE OF ORDINANCES; PROVIDING AN EFFECTIVE DATE. (Fiscal Impact: N/A)

Sponsors:

Indexes:

Code sections:

Attachments: 1. CA Memo, 2. 2018-125, 3. Community Residence REPORT, 4. PZB (2 FEBRUARY) DRAFT MINUTES (Partial), 5. Lauber - P&Z Staff Report

Date	Ver.	Action By	Action	Result
3/13/2018	1	City Commission	ADOPTED	Pass

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND ACCEPTING THE STUDY ENTITLED, "POMPANO BEACH, FLORIDA: PRINCIPLES TO GUIDE ZONING FOR COMMUNITY RESIDENCES FOR PEOPLE WITH DISABILITIES," PREPARED BY DANIEL LAUBER, AICP; PROVIDING DIRECTION TO PREPARE AMENDMENTS TO THE CITY'S CODE OF ORDINANCES; PROVIDING AN EFFECTIVE DATE. (Fiscal Impact: N/A)

(Staff Contact: Jennifer Gomez/David Recor)

Summary Explanation/Background:

The City has retained the Law Offices of Daniel Lauber to study the City's community residential homes, prepare a report summarizing the findings and recommendations, and draft zoning amendments to address this use. The resulting study is the enclosed report entitled "Pompano Beach, Florida: Principles to Guide Zoning for Community Residences for People with Disabilities." To assist with the study, Development Services, Code Compliance and BSO worked together to map the locations of licensed, confirmed and unconfirmed community residential homes. This mapping demonstrated both a high number of community residences, and also noted instances where clustering has occurred.

As this report explains, clustering community residences-especially recovery residences - on a block and neighborhood reduces their efficacy by obstructing their ability to foster normalization and community integration. For the residents of these homes to achieve long-term sobriety, it is critical to establish regulations and procedures that assure a proper family-like living environment.

The primary objectives of the proposed zoning scheme include: (1) Protection of residents from unscrupulous operators - and by protecting the residents, the proposed ordinance protects the surrounding community as well. (2) Prevent new concentrations that undermine ability of residents in community residences to achieve normalization and community integration from developing. (3) Prevent existing concentrations from becoming more intense. (4) Applies to all community residences including those licensed by the five state agencies.

The report serves as the foundation for text amendments. The formal (strike through and underline) text amendments will be brought forward following acceptance of the study. The study was taken as an informational presentation to the February 28, 2018 Planning & Zoning Board. Since the presentation was informational for the P&Z, no motion was taken.

Origin of request for this action: Development Services

Fiscal impact and source of funding: N/A

 **Strategic Plan Initiative**

Short Term Rentals is listed as a Top Priority in the 2017 Strategic Plan