

## **ORDINANCE D2022-29**

(Small-Scale CPA/Future Land Use Map Amendment for approximately 19.18 acres of land north of C F Kinney Road and west of Scenic Highway North.)

**AN ORDINANCE OF THE CITY OF LAKE WALES, FLORIDA, AMENDING THE FUTURE LAND USE MAP OF THE COMPREHENSIVE PLAN TO CHANGE LAND USE DESIGNATIONS ON APPROXIMATELY 19.18 ACRES OF LAND NORTH OF C F KINNEY ROAD AND WEST OF SCENIC HIGHWAY NORTH, FROM COUNTY DESIGNATION AGRICULTURE/RURAL RESIDENTIAL (A/RR) TO CITY OF LAKE WALES DESIGNATION LOW DENSITY RESIDENTIAL (LDR); PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

**BE IT ENACTED** by the City Commission of the City of Lake Wales, Polk County, Florida:

**SECTION 1** The Future Land Use Map (FLUM) of the Comprehensive Plan is hereby amended to change the land use designations on approximately 19.18 acres of property, as follows:

City of Lake Wales Future Land Use Map designation LDR applied to the following parcel:

**Parcel ID:** 272910000000022020 9.42 acres  
E1/2 OF FOLLOWING: S1/2 OF SE1/4 OF SE1/4 LESS RD R/W PER MB 6 PG 295-299 & LESS COMM AT SE COR OF SE1/4 RUN N 01 DEG 51 MIN 03 SEC W 664.61 FT S 87 DEG 52 MIN 27 SEC W 35.25 FT TO W R/W ALT HWY 27 TO POB S 01 DEG 50 MIN 27 SEC E ALONG R/W 21.4 FT S 88 DEG 13 MIN 24 SEC W 1281.67 FT N 01 DEG 56 MIN 28 SEC W 13.59 FT N 87 DEG 52 MIN 27 SEC E 1281.71 FT TO POB

**Parcel ID:** 272910000000022030 9.76 acres  
W1/2 OF FOLLOWING: S1/2 OF SE1/4 OF SE1/4 LESS RD R/W PER MB 6 PG 295-299 & LESS COMM AT SE COR OF SE1/4 RUN N 01 DEG 51 MIN 03 SEC W 664.61 FT S 87 DEG 52 MIN 27 SEC W 35.25 FT TO W R/W ALT HWY 27 TO POB S 01 DEG 50 MIN 27 SEC E ALONG R/W 21.4 FT S 88 DEG 13 MIN 24 SEC W 1281.67 FT N 01 DEG 56 MIN 28 SEC W 13.59 FT N 87 DEG 52 MIN 27 SEC E 1281.71 FT TO POB & COMM AT SE COR OF SE1/4 RUN N 01 DEG 51 MIN 03 SEC W 664.61 FT S 87 DEG 52 MIN 27 SEC W 35.25 FT TO W R/W ALTERNATE HWY

The property as shown on "Attachment A," hereby made part of this ordinance.

**SECTION 2** The applicability and effect of the Lake Wales Comprehensive Plan, as amended, shall be as provided by the Local Government Planning and Land

Development Regulation Act, Section 163.3215, Florida Statutes, and this ordinance.

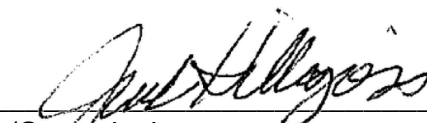
**SECTION 3** If any clause, section or provision of this ordinance or any fee imposed pursuant to this ordinance shall be declared unconstitutional or invalid for any reason or cause, the remaining portion of said ordinance or remaining fees shall be in full force and effect and be valid as if such invalid portion thereof had not been incorporated herein.

**SECTION 4** Certified copies of the enacting ordinance, the City of Lake Wales Comprehensive Plan and any amendment thereto, and the Lake Wales Code of Ordinances shall be located in the Office of the City Clerk of Lake Wales. The City Clerk shall also make copies available to the public for a reasonable publication charge.

**SECTION 5** This amendment shall not become effective until the state land planning agency or the Administrative Commission, respectively, issues a final order determining the amendment is in compliance.

This Ordinance was approved on First Reading after Public Hearing on November 15, 2022, and was adopted on Second Reading after Public Hearing on December 6, 2022.

**CERTIFIED AS TO PASSAGE** this 7th day of December, 2022.

  
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Mayor/Commissioner  
City of Lake Wales, Polk County, Florida

ATTEST:

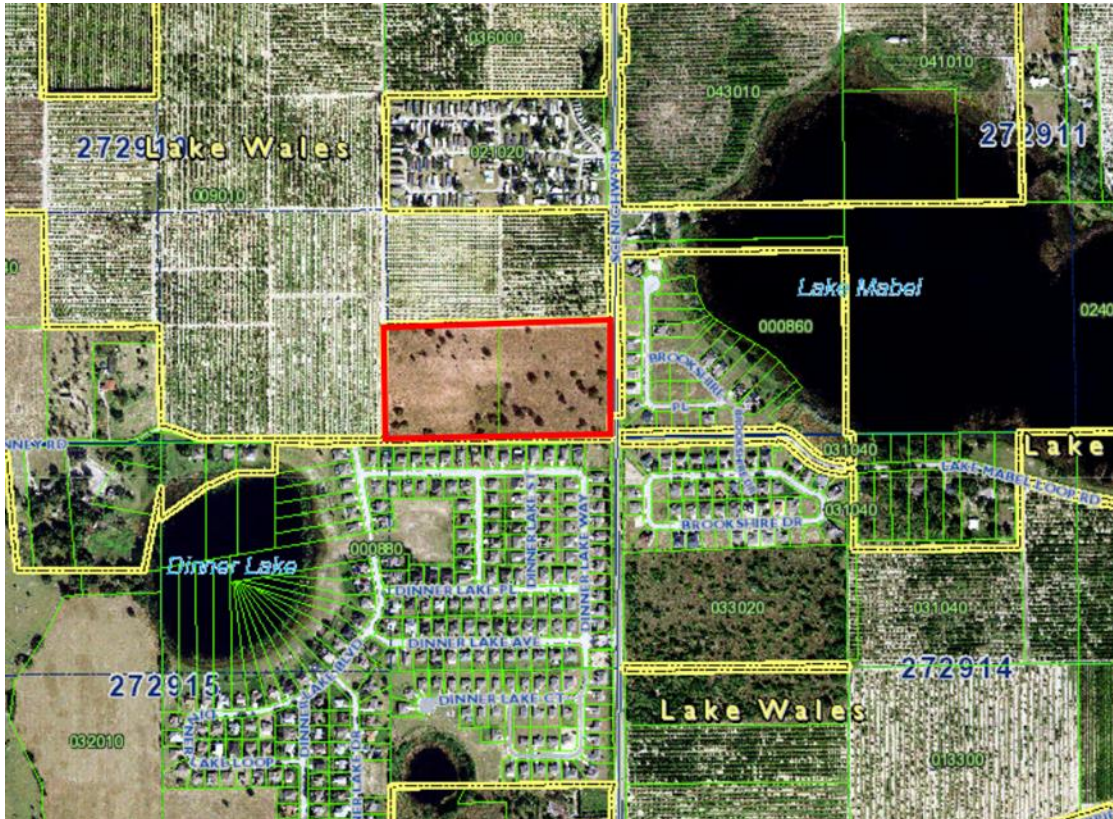
\_\_\_\_\_  
City Clerk

## Attachment A

### ORDINANCE D2022-29

(Small-Scale CPA/Future Land Use Map Amendment for approximately 19.18 acres of land north of C F Kinney Road and west of Scenic Highway North.)

Parcel ID: 272910-000000-022020 & 272910-000000-022030



*Location of Site*