

ORDINANCE NO. 2023- 129

AN ORDINANCE OF THE CITY OF TAMPA, FLORIDA, **RELATING TO EAST TAMPA OVERLAY DISTRICT**, MAKING REVISIONS TO CITY OF TAMPA CODE OF ORDINANCES, CHAPTER 27 (ZONING AND LAND DEVELOPMENT); AMENDING SECTION 27-156, OFFICIAL SCHEDULE OF DISTRICT REGULATIONS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT THEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

**WHEREAS**, the following amendment to Chapter 27, Code of Ordinances, is a privately-initiated amendment; and,

**WHEREAS**, the City Council of the City of Tampa transmitted the following amendment to Chapter 27, Code of Ordinances, to the Hillsborough County City-County Planning Commission for recommendation; and,

**WHEREAS**, on August 14, 2023, the Hillsborough County City-County Planning Commission conducted a public hearing on this ordinance and recommended a finding that it is consistent with the Tampa Comprehensive Plan; and,

**WHEREAS**, the City Council of the City of Tampa has determined that the following amendment promotes and protects the general health, safety, and welfare of the residents of the City of Tampa and is consistent with the Comprehensive Plan; and,

**WHEREAS**, duly noticed public hearings as required by law were held by the City Council of the City of Tampa, at which public hearings all residents and interested persons were given an opportunity to be heard.

**NOW, THEREFORE,**

**BE IT ORDAINED BY THE CITY COUNCIL  
OF THE CITY OF TAMPA, FLORIDA:**

**Section 1.** That **"Sec. 27-156. Official schedule of district regulations."** is hereby amended by adding the underlined language and deleting the stricken language as follows:

**"Sec. 27-156. Official schedule of district regulations.**

TABLE 4-1

SCHEDULE OF PERMITTED, ACCESSORY, AND SPECIAL USES BY DISTRICT\*

EXPAND

<p><b>*Legend:</b>  <b>X—Permitted principal use</b>  <b>S1—Special use—Zoning administrator review</b>  <b>S2—Special use—City council review</b>  <b>A—Permitted accessory use</b>  <b>Blank—Prohibited use</b></p>																							
Us es	R S	R S	R S	R S	R S	R M	R M	R M	R M	R M	R M	R M	R O	R O	O P	O P	C N	C G	C I	I G	I H	P P	U - C
	- 1 5 0	- 1 0 0	- 7 5	- 6 0	- 5 0	- 1 2	- 1 6	- 1 8	- 2 4	- 3 5	- 5 0	- 7 5	<sup>2</sup> -	<sup>5</sup> 1 <sup>2</sup> 6		<sup>6</sup> -	<sup>6</sup> 1 <sup>1</sup> 5						
<b>Use Group C</b>																							
D w e l l i n g u n i t, a c c e s s o r y <sup>17</sup>				S 1	S 1	<u>S</u> 1	<u>S</u> 1	<u>S</u> 1	<u>S</u> 1	<u>S</u> 1													

Notes:

...17 The accessory dwelling unit use is limited to the East Tampa Overlay boundaries (Article VI, Division 2; Sec. 27-240), and the area of the City North of Sligh Avenue, South of Waters Avenue, West of Boulevard, and East of Armenia Avenue. ...”

**Section 2.** That should a court of competent jurisdiction declare any part of this Ordinance invalid the remaining parts hereof shall not, in any way, be affected by such determination as to the invalid part.

**Section 3.** That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of any conflict.



## NOTICE OF PUBLIC HEARING

ON **SEPTEMBER 21, 2023 @ 9:30 A.M.** IN THE TAMPA CITY COUNCIL CHAMBERS, OLD CITY HALL, 315 E. KENNEDY BLVD., 3RD FLOOR, TAMPA, FLORIDA, A PUBLIC HEARING WILL BE HELD BY THE TAMPA CITY COUNCIL TO CONSIDER THE FOLLOWING ORDINANCES FOR ENACTMENT:

### File No. REZ-22-23

An Ordinance amending Ordinance No. 2022-106 which rezoned the property in the general vicinity of 5411 West Tyson Avenue, in the City of Tampa, Florida, in order to correct a Scrivener's Error in the site plan attached as Exhibit "B" to said ordinance; Providing an effective date.

### File No. HS23-83288

An ordinance of the City of Tampa, Florida, approving the placement of an honorary street naming sign at the Intersection of 9th Avenue and 19th Street in Ybor City, Florida, to honor Salvador Martinez Ybor; providing an effective date.

### File No. HS23-83291

An ordinance of the City of Tampa, Florida, approving the placement of an honorary street naming sign at the intersection of Himes Avenue and San Jose Street in Tampa, Florida, for a period of two years to honor Michael Phillips; providing an effective date.

### File No. VAC-23-18

An ordinance of the City of Tampa, Florida, vacating, closing, discontinuing and abandoning that alleyway located North of Virginia Avenue, South of Selma Avenue, East of Suwanee Avenue and West of Mayfield Avenue, within the Plat of Good's Addition to Tampa Subdivision, in the City of Tampa, Hillsborough County, Florida, as more fully described in Section 2 hereof, subject to certain covenants, conditions and restrictions as more particularly set forth herein; providing for enforcement and penalties for violations; providing for definitions, interpretations and repealing conflicts; providing for severability; providing an effective date.

### File No. AB2-23-12

An Ordinance approving a Special Use Permit (S-2) for alcoholic beverages sales - small venue (consumption on-premises only) and making lawful the sale of beverages regardless of alcoholic content - beer, wine and liquor - on that certain lot, plot or tract of land located at 101 North Franklin Street, Tampa, Florida, as more particularly described in Section 3; providing that all ordinances or parts of ordinances in conflict are repealed; repealing Ordinance No. 97-57; providing an effective date.

### File No. AB2-23-20

An Ordinance approving a Special Use Permit (S-2) for alcoholic beverages sales - small venue (consumption on premises only) and making lawful the sale of beer and wine at or from that certain lot, plot or tract of land located at 709 South Oregon Avenue, Tampa, Florida, and more particularly described in Section 2; providing that all ordinances or parts of ordinances in conflict are repealed, providing and effective date.

### File No. AB2-23-23

An Ordinance approving a Special Use Permit (S-2) for alcoholic beverages sales - restaurant (consumption on premises only) and making lawful the sale of beverages regardless of alcoholic content - beer, wine and liquor - on that certain lot, plot or tract of land located at 5232 South MacDill Avenue, Tampa, Florida, as more particularly described in Section 3; providing that all ordinances or parts of ordinances in conflict are repealed, repealing AB1-14-55; providing and effective date.

ON **SEPTEMBER 21, 2023 @ 10:30 A.M.** IN THE TAMPA CITY COUNCIL CHAMBERS, OLD CITY HALL, 315 E. KENNEDY BLVD., 3RD FLOOR, TAMPA, FLORIDA, A PUBLIC HEARING WILL BE HELD BY THE TAMPA CITY COUNCIL TO CONSIDER THE FOLLOWING ORDINANCES FOR ENACTMENT:

### File No. E2023-8 CH 27

An ordinance of the City of Tampa, Florida, relating to amendments to the Land Development Code, making revisions to City of Tampa Code of Ordinances, Chapter 27 (Zoning and Land Development); amending Section 27-43, Definitions; amending Section 27-149, Public Notice Requirements for Land Development Decisions and Text Amendments to the Land Development Code; amending Section 27-156, Official Schedule of District Regulations; amending Section 27-211.6, Development Standards for Commercial, Mixed-Use, or other Non-Residential (SH-CG and SH-CI) Development; amending Section 27-211.8, Schedule of Permitted Uses by District; amending Section 27-238, Westshore Overlay District Development Standards; amending Section 27-283.12, Off-Street Parking Space Standards; amending Section 27-288, Solid Waste; amending Section 27-290.1, Fence and Wall Regulations; repealing all ordinances or parts of ordinances in conflict therewith; providing for severability; providing an effective date.

### File No. E2023-8 CH 27

An Ordinance of the City of Tampa, Florida, relating to East Tampa Overlay District, making revisions to City of Tampa Code of Ordinances, Chapter 27 (Zoning and Land Development); amending Section 27-156, official schedule of district regulations; repealing all ordinances or parts of ordinances in conflict therewith; providing for severability; providing an effective date.

SAID ORDINANCES MAY BE INSPECTED AT THE OFFICE OF THE CITY CLERK, CITY HALL, 3RD FLOOR CITY HALL, 315 E. KENNEDY BLVD., TAMPA, FL, DURING REGULAR BUSINESS HOURS, 8:00 A.M. TO 5:00 P.M., MONDAY THROUGH FRIDAY.

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION OF THE CITY COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE, MAY NEED TO HIRE A COURT REPORTER TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND SECTION 286.26, FLORIDA STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS MEETING SHOULD CONTACT THE CITY CLERK'S OFFICE AT LEAST FORTY-EIGHT (48) HOURS PRIOR TO THE DATE OF THE MEETING.

INTERESTED PARTIES MAY APPEAR AND BE HEARD AT SAID HEARING.

SHIRLEY FOXX-KNOWLES, CMC  
CITY CLERK