



Kevin Madok, CPA

Clerk of the Circuit Court & Comptroller – Monroe County, Florida

December 17, 2024

Department of State
Administrative Code & Register
500 S Bronough Street
Tallahassee FL 32399-0250

To Whom It May Concern,

Attached is a copy of Ordinance 028-2024 by the Monroe County Board of County Commissioners amending Monroe County Land Development Code, Section 114-163 (Waterfront Lighting) to align with Chapter 62b-55, Florida Administrative Code, and Article V, Chapter 12 (Sea Turtle Protection), Monroe County Code of Ordinances; providing for severability; providing for applicability; providing for repeal of conflicting provisions; providing for transmittal to the State Land Planning Agency and the Secretary of State; providing for amendment to and incorporation in the Monroe County Land Development Code; providing for an effective date.

This Ordinance was adopted by the Monroe County Board of County Commissioners at a regular meeting, held in formal session, on December 11, 2024. Should you have any questions please feel free to contact me at (305) 292-3550.

Respectfully Submitted,

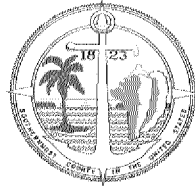
Kevin Madok, CPA, Clerk of
the Circuit Court & Comptroller &
ex-officio to the Monroe County
Board of County Commissioners
by: Liz Yongue, Deputy Clerk

cc: Planning and Environmental Resources
County Administrator
County Attorney
BOCC
File

KEY WEST
500 Whitehead Street
Key West, Florida 33040

MARATHON
3117 Overseas Highway
Marathon, Florida 33050

PLANTATION KEY
88770 Overseas Highway
Plantation Key, Florida 33070



**MONROE COUNTY, FLORIDA
MONROE COUNTY BOARD OF COUNTY COMMISSIONERS**

ORDINANCE NO. 028 - 2024

AN ORDINANCE OF THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING MONROE COUNTY LAND DEVELOPMENT CODE SECTION 114-163 (“WATERFRONT LIGHTING”) TO ALIGN WITH CHAPTER 62B-55, FLORIDA ADMINISTRATIVE CODE, AND ARTICLE V, CHAPTER 12 (“SEA TURTLE PROTECTION”), MONROE COUNTY CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR APPLICABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO AND INCORPORATION IN THE MONROE COUNTY LAND DEVELOPMENT CODE; PROVIDING FOR AN EFFECTIVE DATE.¹

WHEREAS, the Monroe County Board of County Commissioners (“BOCC”, “Board”, “Monroe County”, or the “County”) recognizes that light pollution of beaches is a serious threat to sea turtles and other species inhabiting its beaches; and

WHEREAS, the BOCC recognizes that nesting adult and hatchling sea turtles are negatively affected by light pollution created by artificial light visible from any portion of the beach; and

WHEREAS, the BOCC recognizes that sea turtles are protected by federal and state law; and

WHEREAS, the BOCC recognizes that both its economy and the quality of life of its residents are enriched by a healthy sea turtle population; and

WHEREAS, on or about July 17, 2024, the BOCC approved Ordinance No. 024-2024, amending Article V (“Sea Turtle Protections”), Chapter 12, Monroe County Code of Ordinances, to align with the guidelines outlined in Chapter 62B-55 (“Model Lighting Ordinance for Marine Turtle Protection”), Florida Administrative Code; and

WHEREAS, these amendments incorporate the latest advancements in lighting technology and establish best management practices (“BMPs”) designed to significantly reduce incidents of sea turtle disorientation, enhancing the protection of marine turtle habitats; and

¹ Monroe County Planning and Environmental Resources Department File No. 2024-066.

1 **WHEREAS**, the BOCC desires to minimize the detrimental effect(s) on nesting sea
2 turtle populations, and other listed sensitive wildlife by amending the standards in Monroe
3 County Land Development Code (“LDC”) Section 114-163 to reduce the amount of artificial
4 light intentionally or unintentionally visible from beaches; and
5

6 **WHEREAS**, at a regularly scheduled public meeting held on December 11, 2024, the
7 BOCC held a duly noticed public hearing, considered the Monroe County Planning and
8 Environmental Resources Department’s professional staff report accompanying this BOCC
9 agenda item (i.e., ordinance), which is dated November 25th, 2024, and prepared by Department
10 Senior Director Emily Schemper, and provided for public comment and public participation in
11 accordance with the applicable requirements of law and the procedures adopted for public
12 participation in the planning process;
13

14 **NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COUNTY**
15 **COMMISSIONERS OF MONROE COUNTY, FLORIDA:**
16

17 **Section 1.** The foregoing title, recitals, findings of fact, and conclusions of law are true and
18 correct and are hereby incorporated as if fully set forth herein.
19

20 **Section 2.** The above-referenced November 25, 2024-dated Monroe County Planning and
21 Environmental Resources Department professional staff report prepared by and
22 from Monroe County Planning & Environmental Resources Department Senior
23 Director Emily Schemper, A.I.C.P.,² C.F.M.,³ and its analysis and determinations
24 of fact and law are hereby accepted and adopted as if fully stated herein.
25

26 **Section 3.** **Construction and Interpretation.** Where any definition(s) or provision(s) of this
27 Ordinance imposes greater restriction(s) or regulation(s) upon a subject matter than
28 another definition(s) or provision(s) imposed by Article V, Chapter 12, Monroe
29 County Code of Ordinances, or if any definition(s) or provision(s) of Article V,
30 Chapter 12, Monroe County Code of Ordinances, imposes greater restriction(s) or
31 regulation(s) upon a subject matter than another definition(s) or provision(s)
32 imposed by this Ordinance, the definition(s) or provision(s) imposing the greater
33 restriction(s) or regulation shall be deemed to be controlling. The interpretation of
34 this Ordinance and all provisions of the Monroe County Comprehensive Plan,
35 Florida Building Code, Florida Statutes, floodplain management requirements, and
36 Monroe County Codes whose interpretation arises out of, relates to, or is interpreted
37 in connection with this Ordinance shall be liberally construed and enforced in favor
38 of the Monroe County BOCC, shall be construed in favor of the Monroe County
39 BOCC, and such interpretation shall be entitled to great weight in adversarial
40 administrative proceedings, at trial, bankruptcy, and on appeal.
41

42 **Section 4.** The text of the Monroe County Land Development Code is amended as shown and
43 stated herein. Proposed amendments are shown with deletions ~~stricken through~~ and
44 additions underlined.

² American Institute of Certified Planners (A.I.C.P.) certification.

³ Association of State Floodplain Managers (A.S.F.M.) – Certified Floodplain Manager (C.F.M.).

1 **Sec. 114-163. Waterfront Lighting.**

2 (a) Outdoor lighting within twenty-five (25) feet of any body of water shall be cutoff
3 lights and shall not exceed a height of eighteen (18) feet above grade. Any lighting fixtures
4 directly, indirectly, or cumulatively visible from any portion of a sea turtle nesting area shall
5 be designed, positioned, modified, or removed in order to comply with Section 12-116,
6 Monroe County Code of Ordinances.
7

8 (b) Dock lighting not visible from turtle nesting area(s) shall comply with the following
9 ~~design criteria:~~ - all design criteria provided below (i.e., (b)(1)—(b)(4)). Dock lighting
10 visible from turtle nesting areas shall also comply with Section 12-116, Monroe County
11 Code of Ordinances.
12

- 13 (1) Light fixtures shall contain recessed light sources or shields;
- 14 (2) ~~Light source shall consist of yellow bug type bulbs or low pressure sodium vapor~~
15 ~~lamps, not exceeding the equivalent of a 25 watt incandescent bulb;~~ Light source
16 shall consist of long wavelength light with wavelengths 560 nanometers (nm) or
17 greater and absent wavelengths below 560 nanometers (nm); and
- 18 (3) Dock lighting shall consist of low-profile, low-level luminaries no higher than 48
19 inches off the decking such as low-mounted wall fixtures, low bollards, and dock-
20 level fixtures, so that the light source or any reflective surface of the light fixture is
21 not visible from the water; and
- 22 (4) The use of red or green lights or lights that emit red or green light due to a lens
23 or other method is prohibited.
24
25

26 * * * * *

27
28 **Section 5. Inconsistency, Partial Invalidity, Severability, and Survival of Provisions.**

29 If any provision of this Ordinance, or any portion thereof, is held to be invalid or unenforceable in
30 or by any administrative hearing officer or court of competent jurisdiction, the invalidity or
31 unenforceability of such provision, or any portion thereof, shall neither limit nor impair the
32 operation, enforceability, or validity of any other provision of this Ordinance, or any remaining
33 portion(s) thereof. All other provisions of this Ordinance, and remaining portion(s) thereof, shall
34 continue unimpaired in full force and effect.
35

36 **Section 6. Conflicting Provisions.** All ordinances or parts of ordinances in conflict with
37 this ordinance are hereby repealed to the extent of said conflict. The repeal of an ordinance herein
38 shall not repeal the repealing clause of such ordinance or revive any ordinance which has been
39 repealed thereby.
40

41 **Section 7. Captions and Paragraph Headings.** Captions and paragraph headings, where
42 used herein, are inserted for convenience only and are not intended to descriptively limit the scope
43 and intent of the particular paragraph or text to which they refer.
44

1 **Section 8. Transmittal.** This ordinance shall be transmitted to the Florida State Land
2 Planning Agency as required by Chapters 163 and 380, Florida Statutes.

3
4 **Section 9. Filing.** This Ordinance shall be filed in the Office of the Secretary of the State
5 of Florida but shall not become effective until a final order is issued according to Chapter 380,
6 Florida Statutes, by the Florida State Land Planning Agency and/or Administration Commission
7 approving the ordinance, and if the final order is challenged, until the challenge to the order is
8 resolved pursuant to Chapter 120, Florida Statutes.

9
10 **Section 10. Inclusion in the Monroe County Code.** The provisions of this Ordinance
11 shall be included and incorporated in the Code of Ordinances of the County of Monroe, Florida,
12 as an addition to amendment thereto, and shall be appropriately renumbered to conform to the
13 uniform marking system of the Code.

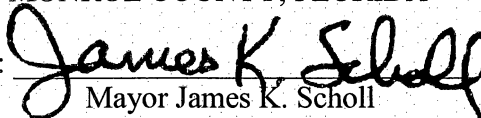
14
15 **Section 11. Effective Date.** This Ordinance shall become effective as provided by law and
16 stated above.

17
18 **PASSED AND ADOPTED** by the Board of County Commissioners of Monroe County,
19 Florida, at a regular meeting held on the 11th day of December, 2024.

20		
21	Mayor James K. Scholl, District 3	<u>Yes</u>
22	Mayor <i>Pro Tem</i> Michelle Lincoln, District 2	<u>Yes</u>
23	Commissioner Craig Cates, District 1	<u>Yes</u>
24	Commissioner David Rice, District 4	<u>Yes</u>
25	Commissioner Holly Merrill Raschein, District 5	<u>Yes</u>
26		
27		

28 BOARD OF COUNTY COMMISSIONERS
29 OF MONROE COUNTY, FLORIDA

30
31 By:


Mayor James K. Scholl

32
33
34 MONROE COUNTY ATTORNEY
APPROVED AS TO FORM


PETER MORRIS
ASSISTANT COUNTY ATTORNEY

Date: 11/26/24

35 (SEAL)

36
37 ATTEST: KEVIN MADOK, CLERK

38
39 
40 AS DEPUTY CLERK
41

FILED FOR RECORD
2024 DEC 17 AM 9:59
CLK. CIR. CL.
MONROE COUNTY, FLA.

KEYS CITIZEN
Many Islands One Voice

The Florida Keys Only Daily Newspaper, Est. 1876
PO Box 1800, Key West FL 33041
P: (941) 206-1025 F: (305) 294-0768
legals@keysnews.com

MONROE CO PLANNING/ENVIRONMENTAL
RES
102050 OVERSEAS HWY
KEY LARGO FL 33037

Account: 423741

Ticket: 3945132

PUBLISHER'S AFFIDAVIT

STATE OF FLORIDA
COUNTY OF MONROE

[legal.text]

Before the undersigned authority personally appeared

_____Amber Douglas_____, who on oath says that he or she is

The legal advertising representative of the Key West Citizen, a five day newspaper published in Key West, in Monroe County, Florida; that the attached copy of advertisement, being a legal notice in the matter of _____ was published in said newspaper in the issues of:

Saturday, November 23, 2024

Affiant further says that the Key West Citizen is a newspaper published in Key West, in said Monroe County, Florida and that the said newspapers has heretofore been continuously published in said Monroe County, Florida Tuesday thru Saturday weekly, and has been entered as periodicals matter at the post office in Key West, in said Monroe County, Florida, for a period of 1 year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.



(Signature of Affiant)

Affirmed and subscribed before me this 25th day of November 2024



(Notary Public Signature)

_____Jill Kelli Di Benedetto_____
(Notary Public Printed Name)

My commission expires _____8/19/2027_____

Personally Known X Produced Identification _____

Type of Identification Produced _____ (Notary Seal) _____



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MONROE COUNTY PLANNING COMMISSION NOTICE OF PUBLIC MEETING - NOTICE OF PUBLIC HEARING NOTICE OF CHANGE TO MONROE COUNTY TIER OVERLAY DISTRICT MAP

DECEMBER 12, 2024

NOTICE IS HEREBY GIVEN that on December 12, 2024, the Monroe County Planning Commission will hold a public hearing, beginning at 10:00 AM. The Planning Commission hearing will be held in hybrid format, allowing the public to attend either via Zoom Webinar or in person. The in-person meeting will be held at the Marathon Government Center, located at 2798 Overseas Highway, Marathon, FL 33050. The following items will be considered at the PUBLIC HEARING:

AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE MONROE COUNTY TIER OVERLAY DISTRICT MAP FROM TIER I TO TIER III AS REQUESTED BY SUZANNE & SERGIO RUBIO FOR PROPERTY LOCATED AT 227 CANAL STREET, TAVERNIER, LEGALLY DESCRIBED AS BLOCK 8 LOT 10 AND SOUTH 1/2 OF LOT 9 OCEAN PARK VILLAGE PLAT BOOK 4 PAGE 14 KEY LARGO, FL, HAVING PARCEL ID NUMBER 00446670-000000; APPROXIMATE MILE MARKER 93. (FILE 2024-170)

PUBLIC SUPER MARKETS, INC., 104198 OVERSEAS HIGHWAY, KEY LARGO, MILE MARKER 101, OCEAN SIDE: A PUBLIC HEARING CONCERNING A REQUEST FOR A 3APS ALCOHOLIC BEVERAGE USE PERMIT, WHICH WOULD ALLOW FOR BEER, WINE AND LIQUOR PACKAGE SALES FOR OFF PREMISES CONSUMPTION, THE SUBJECT PROPERTY IS DESCRIBED AS A PARCEL OF LAND BEING A PORTION OF TRACT "A" OF THE PLAT "TRADEWINDS" AS RECORDED IN PLAT BOOK 7, AT PAGE 42 OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA, HAVING PARCEL IDENTIFICATION NUMBER 00454611-000000. (FILE 2024-105)

MARK AND RUTH ANN KNOWLES, 104120 OVERSEAS HIGHWAY, KEY LARGO, MILE MARKER 104, BAY SIDE: A PUBLIC HEARING CONCERNING A REQUEST FOR A VARIANCE TO THE FENCE HEIGHT REQUIREMENTS SET FORTH IN CHAPTER 14, ARTICLE I OF THE MONROE COUNTY LAND DEVELOPMENT CODE IN ORDER TO CONSTRUCT A 6-FOOT-TALL FENCE WITH AN 18 FOOT WIDE, 6-FOOT-TALL GATE WITHIN THE FRONT YARD SETBACK. THE PROPERTY IS DESCRIBED AS LOT 9, BAYWOOD, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE(S) 102, OF THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA, HAVING PARCEL IDENTIFICATION NUMBER 00439670-000000. (FILE 2024-127)

A RESOLUTION BY THE MONROE COUNTY PLANNING COMMISSION ADOPTING RULES AND PROCEDURES FOR THE ADMINISTRATION AND CONDUCT OF PROCEEDINGS AND HEARINGS; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.

RATIFICATION OF PLANNING & ENVIRONMENTAL RESOURCES DEPARTMENT ADMINISTRATIVE RULE OF PROCEDURE NO. 01-24; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.

ADA ASSISTANCE: If you are a person with a disability who needs special accommodations in order to participate in this proceeding, please contact the County Administrator's Office, by phoning (305) 292-4441, between the hours of 8:30 a.m. - 5:00 p.m., no later than five (5) calendar days prior to the scheduled meeting; if you are hearing or voice impaired, call "711".

Please visit the Monroe County Website at www.monroecounty-fl.gov for meeting agenda updates and information regarding the various options available to the public to view the live meeting and/or to make public comments on certain agenda items.

wfo-c040225-1

MONROE COUNTY BOARD OF COUNTY COMMISSIONERS NOTICE OF PUBLIC MEETING AND NOTICE OF PUBLIC HEARING NOTICE OF CHANGE TO MONROE COUNTY COMPREHENSIVE PLAN NOTICE OF CHANGE TO THE LAND DEVELOPMENT CODE NOTICE OF CHANGE TO MONROE COUNTY LAND USE DISTRICT (ZONING) MAP

DECEMBER 11, 2024

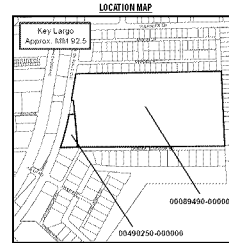
NOTICE IS HEREBY GIVEN that on Wednesday, December 11, 2024, the Monroe County Board of County Commissioners will hold a public hearing, beginning at 9:00 AM. The Board's meeting will be held in hybrid format, allowing the public to attend either via Zoom Webinar or in person. The in-person meeting will be held at the Murray Nelson Government Center, located at 10260 Overseas Highway, Key Largo, FL. The following items will be considered at the PUBLIC HEARING:

PUBLIC HEARINGS: 09:00 AM (or as soon thereafter as may be heard):

AN ORDINANCE OF THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE MONROE COUNTY LAND USE DISTRICT (ZONING) MAP TO APPLY THE TAVERNIER KEY COMMERCIAL OVERLAY (TKCO) DISTRICT TO PROPERTY LOCATED AT 92501 OVERSEAS HIGHWAY, KEY LARGO, APPROXIMATE MILE MARKER 925, CURRENTLY HAVING PARCEL IDENTIFICATION NUMBERS: 0049849-000000 AND 0049850-000000, AS REQUESTED BY CEMEX CONSTRUCTION MATERIALS FLORIDA, LLC (CMAA) SINGLETARY CONCRETE PRODUCTS INC.; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO THE LAND USE DISTRICT (ZONING) MAP; PROVIDING FOR AN EFFECTIVE DATE. (FILE 2022-054) See location map below

AN ORDINANCE OF THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE MONROE COUNTY COMPREHENSIVE PLAN TO ESTABLISH GOAL 103, OBJECTIVE 103.1, AND SITE SPECIFIC SUBAREA POLICY 103.1.1 TAVERNIER WORKFORCE HOUSING SUBAREA 1 FOR A PORTION OF PROPERTY LOCATED AT 92501 OVERSEAS HIGHWAY, KEY LARGO, APPROXIMATE MILE MARKER 925, CURRENTLY HAVING PARCEL IDENTIFICATION NUMBER 0049849-000000, WHICH INCLUDES: CHANGES TO EXISTING COMPREHENSIVE PLAN POLICIES LIMITING DISPOSITION OF EARLY EVACUATION UNIT ALLOCATIONS TO A 1-FOR-1 EXCHANGE PROGRAM FOR BANKING INTO ADMINISTRATIVE RELIEF POOL FOR TANKING AND BERT HARRIS ACT LIABILITY REDUCTION COUNTYWIDE AS REQUESTED BY CEMEX CONSTRUCTION MATERIALS, FLORIDA, LLC.; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO THE COMPREHENSIVE PLAN; PROVIDING FOR AN EFFECTIVE DATE. (FILE 2023-209) See location map below

AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING MONROE COUNTY LAND DEVELOPMENT CODE SECTION 14-163 WATERFRONT LIGHTING TO ALIGN WITH CHAPTER 62B-65 F.A.C. AND CHAPTER 12, ARTICLE V OF THE MONROE COUNTY CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR APPLICABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO AND INCORPORATION IN THE MONROE COUNTY LAND DEVELOPMENT CODE; PROVIDING FOR AN EFFECTIVE DATE. (FILE 2024-066)



Please visit the Monroe County Website at www.monroecounty-fl.gov for meeting agenda updates and information regarding the various options available to the public to view the live meeting and/or to make public comments on certain agenda items.

Pursuant to Section 286.0105 Florida Statutes, if a person decides to appeal any decision of the Board of County Commissioners, with respect to any matter considered at the meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

ADA ASSISTANCE: If you are a person with a disability who needs special accommodations in order to participate in this proceeding, please contact the County Administrator's Office, by phoning (305) 292-4441, between the hours of 8:30 a.m. - 5:00 p.m., no later than five (5) calendar days prior to the scheduled meeting; if you are hearing or voice impaired, call "711".

wfo-c040225-1

ATTENTION!



TRANSPORTATION PUBLIC HEARING

Come and learn about the Florida Department of Transportation's (FDOT) Five-Year Tentative Work Program for Fiscal Years 2025/2026 through 2029/2030

Projects in Miami-Dade and Monroe Counties

Time: 6 p.m.

Date: Wednesday, December 4, 2024

Attend In-Person at

FDOT District Six Auditorium
1000 NW 111 Avenue
Miami, FL 33172

Space is Limited: RSVP by visiting www.southflroads.com/work-program or scan the QR code.



Scan to
RSVP for
in-person
attendance

Attend Virtually or on Monroe County TV Channel 76

To attend the Public Hearing via Microsoft Teams from your computer, tablet or smartphone please register using the link below or scan the QR Code:



Scan to
attend
virtually

<https://tinyurl.com/workprogrampublichearing>

Participants can also use their phone by dialing in to +1 850-739-5589; Access code: 733-395-5335

The Public Hearing will also be streamed online at www.monroecounty-fl.gov and on Monroe County TV Channel 76 at the same time and date listed above. Viewers can submit questions or comments via email to wpcomments@dot.state.fl.us and responses will be provided timely.

YOUR OPINION IS IMPORTANT TO US.

FDOT PROJECT MANAGERS WILL ATTEND IN-PERSON AND VIRTUALLY TO HEAR YOUR COMMENTS AND ANSWER YOUR QUESTIONS.

The Public Hearing is being held in accordance with Section 339.135, Florida Statutes and to offer the public an opportunity to comment on all projects for highway systems and public transportation within Florida Department of Transportation District Six's Five-Year Tentative Work Program. District Six includes Miami-Dade and Monroe counties. The Five-Year Tentative Work Program is the period for 2025/2026 - 2029/2030.

Send written comments by December 14, 2024 to Cynthia Turcios, Communications Specialist, by mail: 1000 NW 111 Avenue, Room 8134, Miami, Florida 33172, or email: Cynthia.Turcios@dot.state.fl.us. These comments

will also be incorporated into the public document. The proposed improvements have been developed in accordance with the Civil Rights Act of 1984 and the Civil Rights Act of 1998.

Public participation is solicited without regard to race, color, national origin, age, sex, religion, disability or family status. Persons who require special accommodations under the Americans with Disabilities Act or persons who require translation services (free of charge) should contact Mark Plass at (305) 470-5219 or in writing to FDOT, 1000 NW 111 Avenue, Miami, FL 33172 or by email at mark.plass@dot.state.fl.us at least seven days prior to the hearing.

BE COURTEOUS.

SHARE THE ROAD.



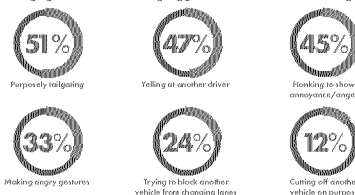
STOP AGGRESSIVE DRIVING



WHAT IS AGGRESSIVE DRIVING?

- Improper lane change
- Failure to yield right-of-way
- Improper passing
- Following too closely
- Disregarding traffic control
- Speeding

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SPEEDING is one of the most common aggressive behaviors

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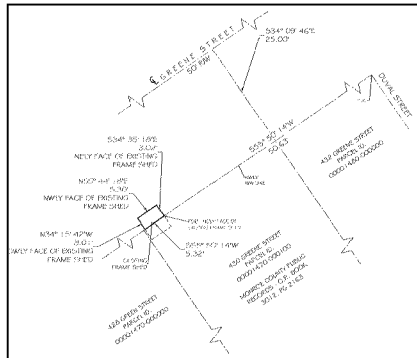
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NOTICE OF REQUEST FOR EASEMENT

The City Commission of the City of Key West, Florida, will consider a request for Easement at 430 Greene Street, Key West, Florida, at 5:00 p.m., on December 12, 2024 or as soon thereafter as the matter may be heard, in Commission Chambers, City Hall, 1300 White Street, Key West, Florida. Applicant: Trepanier & Associates, representing 430 Greene LLC, as shown in the following survey:



ADA ASSISTANCE: It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number at 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

Pursuant to F.S. 286.0105, notice is given that if a person decides to appeal any decision made by the Commission with respect to any matter considered at such meeting or hearing, that person will need a record of the proceedings, and that, for such purpose, that person may need 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.

sdm00440114-1

NOTICE OF COMMUNITY MEETING

REQUEST FOR AN AMENDMENT TO THE MONROE COUNTY COMPREHENSIVE PLAN
REQUEST FOR AN AMENDMENT TO THE MONROE COUNTY LAND DEVELOPMENT CODE

December 12, 2024

NOTICE IS HEREBY GIVEN that on Thursday, December 12, 2024, the applicant of the below mentioned applications will hold a Community Meeting via Communications Media Technology (CMT) Zoom® Meeting, beginning at 5:05 PM.

The following items will be discussed at the Community Meeting:

AN ORDINANCE OF THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS ADOPTING AMENDMENTS TO THE MONROE COUNTY 2020 COMPREHENSIVE PLAN AMENDING THE FUTURE LAND USE ELEMENT AND THE HOUSING ELEMENT TO MODIFY THE REQUIREMENTS RELATED TO THE 300 KEYS AFFORDABLE WORKFORCE HOUSING INITIATIVE EARLY EVACUATION UNIT BUILDING PERMIT ALLOCATIONS CREATED BY THE GOVERNOR OF FLORIDA, ATTORNEY GENERAL OF FLORIDA, CHIEF FINANCIAL OFFICER OF FLORIDA, AND FLORIDA AGRICULTURE COMMISSIONER ACTING IN THEIR CAPACITY AS THE FLORIDA ADMINISTRATION COMMISSION BY REMOVING THE 1-FOR-1 TAKINGS AND BERT HARRIS ACT LIABILITY REDUCTION EXCHANGE REQUIREMENT BY AMENDING, AS WELL AS CLARIFYING, POLICIES 101.2.2, 101.2.4, 101.3.1, 101.3.2, 101.3.3, 101.3.4, 101.3.10, 101.3.11, 101.3.12, 601.1, 601.1.1, 601.1.2, 601.1.8, 601.1.11, 601.1.51; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO AND INCORPORATION IN THE MONROE COUNTY COMPREHENSIVE PLAN; PROVIDING FOR AN EFFECTIVE DATE. (FILE NO. 2024-213)

AN ORDINANCE OF THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS ADOPTING AMENDMENTS TO THE MONROE COUNTY LAND DEVELOPMENT CODE AMENDING SECTION 138-24, RESIDENTIAL ROGO ALLOCATIONS, TO MODIFY THE REQUIREMENTS RELATED TO THE 300 KEYS AFFORDABLE WORKFORCE HOUSING INITIATIVE EARLY EVACUATION UNIT BUILDING PERMIT ALLOCATIONS CREATED BY THE GOVERNOR OF FLORIDA, ATTORNEY GENERAL OF FLORIDA, CHIEF FINANCIAL OFFICER OF FLORIDA, AND FLORIDA AGRICULTURE COMMISSIONER ACTING IN THEIR CAPACITY AS THE FLORIDA ADMINISTRATION COMMISSION BY REMOVING THE 1-FOR-1 TAKINGS AND BERT HARRIS ACT LIABILITY REDUCTION EXCHANGE REQUIREMENT; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO AND INCORPORATION IN THE MONROE COUNTY LAND DEVELOPMENT CODE; PROVIDING FOR AN EFFECTIVE DATE. (FILE NO. 2024-215)

AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING POLICY 301.7.2 OF THE MONROE COUNTY 2020 COMPREHENSIVE PLAN TO ALLOW BRIDGES ON US1 TO BE EXPANDED TO FOUR LANES AS REQUESTED BY THE BOCC AT THEIR NOVEMBER 19, 2024, REGULAR COMMISSION MEETING; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO AND INCORPORATION IN THE MONROE COUNTY COMPREHENSIVE PLAN; PROVIDING FOR AN EFFECTIVE DATE. (FILE NO. 2024-216)

AN ORDINANCE BY THE MONROE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING SECTION 101-1 OF THE MONROE COUNTY LAND DEVELOPMENT CODE TO MODIFY THE DEFINITIONS OF "WORKFORCE," "WORKFORCE HOUSING," AND TO ADD A NEW DEFINITION "WORKFORCE MARKET RATE HOUSING," AS REQUESTED BY THE BOCC AT THEIR NOVEMBER 20, 2024, SPECIAL WORKSHOP; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR TRANSMITTAL TO THE STATE LAND PLANNING AGENCY AND THE SECRETARY OF STATE; PROVIDING FOR AMENDMENT TO AND INCORPORATION IN THE MONROE COUNTY LAND DEVELOPMENT CODE; PROVIDING FOR AN EFFECTIVE DATE. (FILE NO. 2024-217)

Please visit the Monroe County Website at www.monroecountyfl.gov for meeting agenda updates and information regarding the various options available to the public to view the live meeting and/or to make public comments on certain agenda items.

sdm00440236-1

NOTICE OF PUBLIC HEARING ON PROPOSED ORDINANCE

The City Commission of the City of Key West, Florida, will consider the following Ordinance for Second Reading (Proposed Adoption) at a meeting and public hearing to be held at 5:00 p.m., or as soon thereafter as the matter may be heard, on December 12, 2024 at City Hall, 1300 White Street. The hearing for this item may be continued to a date certain as required by the City Commission.

ORDINANCE NO. _____

An Ordinance of the City of Key West, Florida, amending Chapter 78 of the Code of Ordinances, entitled "Vehicles for Hire," by amending Article I entitled "In General" and by amending Section 78-4 entitled "Limousines" to include non CDL luxury vans; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

This proposed ordinance may be read in its entirety by requesting a copy from the City Clerk's Office by either phoning 305-809-3835 to request a copy or emailing Clerk@cityofkeywest-fl.gov. A full copy will also be published with the December 12, 2024 agenda at www.cityofkeywest-fl.gov. Any interested party who wishes to speak on this ordinance should contact the City Clerk's Office prior to the meeting.

Pursuant to F.S. 286.0105, notice is given that if a person decides to appeal any decision made by the Commission with respect to any matter considered at such meeting or hearing, that person will need a record of the proceedings, and that, for such purpose, that person may need 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.

ADA ASSISTANCE: It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number at 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.

sdm00440301-1

NOTICE OF PUBLIC HEARING ON PROPOSED ORDINANCE

The City Commission of the City of Key West, Florida, will consider the following Ordinance for Second Reading (Proposed Adoption) at a meeting and public hearing to be held at 5:00 p.m., or as soon thereafter as the matter may be heard, on December 12, 2024 at City Hall, 1300 White Street. The hearing for this item may be continued to a date certain as required by the City Commission.

ORDINANCE NO. _____

An Ordinance of the City of Key West, Florida, amending Chapter 2 of the Code of Ordinances, entitled "Administration" by amending Section 2-708, to the Homebuyers Assistance Program by revising processes and other requirements necessary to operate the program; Providing for severability; Providing for repeal of inconsistent provisions; Providing for an effective date.

This proposed ordinance may be read in its entirety by requesting a copy from the City Clerk's Office by either phoning 305-809-3835 to request a copy or emailing Clerk@cityofkeywest-fl.gov. A full copy will also be published with the December 12, 2024 agenda at www.cityofkeywest-fl.gov. Any interested party who wishes to speak on this ordinance should contact the City Clerk's Office prior to the meeting.

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sdm00440301-1

ATTENTION!

TRANSPORTATION PUBLIC HEARING

Come and learn about the Florida Department of Transportation's (FDOT) Five-Year Tentative Work Program for Fiscal Years 2025/2026 through 2029/2030

Projects in Miami-Dade and Monroe Counties

Time: 6 p.m.

Date: Wednesday, December 4, 2024

Attend In-Person at

FDOT District Six Auditorium
1000 NW 111 Avenue
Miami, FL 33172

Space is Limited: RSVP by visiting www.southflroads.com/work-program or scan the QR code.



Attend Virtually or on Monroe County TV Channel 76

To attend the Public Hearing via Microsoft Teams from your computer, tablet or smartphone please register using the link below or scan the QR Code:



<https://tinyurl.com/workprogrampublichearing>

Participants can also use their phone by dialing in to +1 850-739-5589; Access code: 733-395-535

The Public Hearing will also be streamed online at www.monroecounty-fl.gov and on Monroe County TV Channel 76 at the same time and date listed above. Viewers can submit questions or comments via email to wpcomments@dot.state.fl.us and responses will be provided timely.

YOUR OPINION IS IMPORTANT TO US.

FDOT PROJECT MANAGERS WILL ATTEND IN-PERSON AND VIRTUALLY TO HEAR YOUR COMMENTS AND ANSWER YOUR QUESTIONS.

The Public Hearing is being held in accordance with Section 339.135, Florida Statutes and to offer the public an opportunity to comment on all projects for highway systems and public transportation within Florida Department of Transportation District Six's Five-Year Tentative Work Program. District Six includes Miami-Dade and Monroe counties. The Five-Year Tentative Work Program is the period for 2025/2026 - 2029/2030.

Send written comments by December 14, 2024 to Cynthia Turcios, Communications Specialist, by mail: 1000 NW 111 Avenue, Room 8134, Miami, Florida 33172, or email Cynthia.Turcios@dot.state.fl.us. These comments

will also be incorporated into the public document. The proposed improvements have been developed in accordance with the Civil Rights Act of 1964 and the Civil Rights Act of 1968.

Public participation is solicited without regard to race, color, national origin, age, sex, religion, disability or family status. Persons who require special accommodations under the Americans with Disabilities Act or persons who require translation services (free of charge) should contact Mark Pless at (305) 470-8219 or in writing to FDOT, 1000 NW 111 Avenue, Miami, FL 33172 or by email at mark.pless@dot.state.fl.us at least seven days prior to the hearing.