

ORDINANCE NO. 2015-13

AN ORDINANCE OF THE CITY OF COCONUT CREEK, FLORIDA, AMENDING CHAPTER 13, CODE OF ORDINANCES, ENTITLED "LAND DEVELOPMENT CODE," BY AMENDING ARTICLE III THEREOF, ENTITLED "ZONING REGULATIONS," BY AMENDING DIVISION 8 THEREOF, ENTITLED "MASTER BUSINESS LIST," BY AMENDING SECTION 13-621 THEREOF, ENTITLED "MASTER BUSINESS LIST – B-2, B-3, AND B-4" BY ADDING THE USE OF OUTDOOR PLAY AREAS IN CONJUNCTION WITH ANIMAL BOARDING AND ANIMAL GROOMING SERVICES AS A SPECIAL LAND USE IN SAID ZONING DISTRICTS; PROVIDING FOR CODIFICATION; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE .

WHEREAS, the City desires to amend Chapter 13 of the Code of Ordinances, Article III, Division 8 entitled "Master Business List," by amending Section 13-621, entitled "Master Business List – B-2, B-3, and B-4;" and

WHEREAS, this amendment addresses a growing demand for pet services within commercial spaces; and

WHEREAS, the Planning and Zoning Board has reviewed this amendment at a duly noticed hearing on March 11, 2015, and recommended its adoption; and

WHEREAS, the City Commission finds it to be in the best interest of the citizens of this community to amend the Code of Ordinances to add any business with an outdoor play area with special land use approval.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF COCONUT CREEK, FLORIDA:

Section 1: That the foregoing recitals, findings of fact, and staff reports and documents are true and correct, and are hereby incorporated by reference.

Section 2: That Chapter 13, Code of Ordinances entitled "Land Development Code" is hereby amended by amending Article III thereof, entitled "Zoning Regulations," by amending Division 8 thereof, entitled "Master Business List," by amending Section 13-621 thereof, entitled "Master business list – B-2, B-3, and B-4" to read and provide as follows:

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A line of *** indicates existing text not shown.

ARTICLE III. ZONING REGULATIONS

DIVISION 8. MASTER BUSINESS LIST

Sec. 13-621. Master business list--B-2, B-3, and B-4.

Master Business List	B-2	B-3	B-4
Amusement centers (indoor only)			S
Animal boarding services		S ⁽³⁾	S ⁽³⁾
Animal grooming (no overnight boarding)		P ⁽³⁾	P ⁽³⁾
Apparel and accessory stores	P	P	P
Arts, crafts and drafting supplies	P	P	P
Auctioneers			P
Automobile dealerships		S	S
Automobile parts (no service or installation)		P ⁽²⁾	P ⁽²⁾
Automobile and truck rental agency (office only)		P	P
Automobile and truck rental agency		S ⁽⁶⁾	S ⁽⁶⁾
Automobile service (no fuel sales)		S	S
Automobile tag agency		P	P
Bake shop and delicatessen	P	P	P
Ballrooms and dance halls			S
Barbershops, beauty/nail salons and tanning salons	P	P	P
"Big box" retail over 75,000 sq. ft.			S

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Boat sales and service		S	S
Bowling alleys		S	S
Building materials		<u>P</u> ⁽²⁾⁽⁵⁾	<u>P</u> ⁽²⁾⁽⁵⁾
Business services	P	P	P
Catering and meeting halls		S	S
Child daycare and nursery schools		S	S
Coin operated laundromats		S	S
Convenience stores with or without fuel sales		S	S
Dance, musical instruction and martial art studios	P	P	P
Detective and security agencies	<u>P</u> ⁽⁶⁾	<u>P</u> ⁽⁶⁾	<u>P</u> ⁽⁶⁾
Drug stores and pharmacies	<u>P</u> ^(1,2)	<u>P</u> ^(1,2)	<u>P</u> ^(1,2)
Dry cleaners	<u>P</u> ^(1,2)	<u>P</u> ^(1,2)	<u>P</u> ^(1,2)
Employment agencies	P	P	P
Financial institutions, mortgage and stockbrokers	<u>P</u> ^(1,2)	<u>P</u> ^(1,2)	<u>P</u> ^(1,2)
Florists	P	P	P
Funeral homes		S	S
General retail not otherwise specified	P	P	P
Government offices	P	P	P
Gyms and exercise clubs	P	P	P
Hardware stores		<u>P</u> ⁽⁵⁾	<u>P</u> ⁽⁵⁾
Hotels/motels		S	S

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Household equipment rental		<u>P</u> ⁽⁵⁾	<u>P</u> ⁽⁵⁾
Indoor tennis, racket ball, handball and similar court sports		S	S
Indoor theaters		S	S
Jewelry shops with repair (no smelting)		P	P
Lawn and garden supplies and equipment		<u>P</u> ^(2,5)	<u>P</u> ^(2,5)
Liquor stores		S	S
Maid, valet and janitorial services		P	P
Massage therapist		<u>S</u> ⁽⁷⁾	<u>S</u> ⁽⁷⁾
Medical laboratories		P	P
Medical offices and clinics		P	P
Motor fuel sales (no service bays)	S		
Motorcycle and recreation vehicles sales and service		S	S
News stands	<u>P</u> ⁽²⁾	<u>P</u> ⁽²⁾	<u>P</u> ⁽²⁾
Pain clinics		<u>S</u> ⁽⁸⁾	<u>S</u> ⁽⁸⁾
Pet stores		<u>P</u> ⁽³⁾	<u>P</u> ⁽³⁾
Photographic and artist studios		P	P
Printing, lithograph and reproduction	P	P	P
Private clubs and lodges		S	S
Professional offices not otherwise specified	P	P	P
Real estate office	P	P	P
Repair shops for small household appliances and locksmiths	<u>P</u> ⁽²⁾⁽⁵⁾	<u>P</u> ⁽²⁾⁽⁵⁾	<u>P</u> ⁽²⁾⁽⁵⁾

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Restaurants, carry-out snack shops, etc.	P ⁽¹⁾	P ⁽¹⁾	P ⁽¹⁾
Secretarial, data processing and temporary staffing services	P	P	P
Shoe repair	P	P	P
Skating rinks			S
Special facilities (see sections 13-300 to 13-303)			
Trade, technical and business schools		P ⁽⁴⁾	P ⁽⁴⁾
Travel agencies	P	P	P
Veterinary clinics (no boarding services)		P ⁽³⁾	P ⁽³⁾
Video stores		P	P

P - Indicates permitted use

S - Indicates special land use (see [section 13-35](#))

⁽¹⁾Facilities with drive-thrus are special land uses.

⁽²⁾Permitted use when occupying an in-line bay. Free-standing units are special land uses.

⁽³⁾Must conduct business wholly within a building, but limited outside dog walking is permitted. Any business which includes an outdoor play area, shall be required to file a Special Land Use application and include a detailed site plan depicting, at a minimum, location, size, screening mechanisms and hours of operation for such areas.

Section 3: That in the event any provision or application of this Ordinance shall be held to be invalid, it is the legislative intent that the other provisions and applications hereof shall not be thereby affected.

Section 4: That the provisions of this Ordinance shall be codified within the Code of Ordinances of the City of Coconut Creek, Florida, and any paragraph or section may be renumbered to conform with the Code of Ordinances.

Section 5: That all ordinances or parts of ordinances in conflict herewith are

to the extent of said conflict, hereby repealed.

Section 6: That this Ordinance shall take effect immediately upon its passage and adoption.

PASSED FIRST READING THIS 23rd DAY OF APRIL, 2015.

PASSED SECOND READING THIS _____ DAY OF _____, 2015.

Rebecca A. Tooley, Mayor

Attest:

Leslie Wallace May, MMC
City Clerk

Tooley	<u>Aye</u>	_____
Belvedere	<u>Aye</u>	_____
Sarbone	<u>Aye</u>	_____
Welch	<u>Aye</u>	_____
Rydell	<u>Nay</u>	_____

WSS:jw

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animal boarding master business list.docx
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