

1 **SECTION I. Recitals.** The recitals set forth above are true and correct and incorporated
2 herein by this reference.

3
4 **SECTION II. Adopting CPAM-23-05.** CPAM-23-05 (attached as **Exhibit “A”** hereto
5 and incorporated herein by this reference) is hereby approved and adopted and the 2040 Hernando
6 County Comprehensive Plan is amended accordingly, subject to the Effective Date provision
7 (Section X) below.

8
9 **SECTION III. Execution.** The Chairperson of the Hernando County Board of County
10 Commissioners is hereby authorized to execute this Ordinance, and all related documents.

11
12 **SECTION IV. Transmittal of Adopted CPAM-23-05 to State Land Planning Agency
13 and Review Agencies.** County staff shall transmit an executed copy of this Ordinance adopting
14 **CPAM-23-05** to the State Land Planning Agency and the other Review Agencies within ten (10)
15 days of adoption hereof pursuant to Section 163.3184, Florida Statutes.

16
17 **SECTION V. Publication.** This Ordinance shall be published as required by law.

18
19 **SECTION VI. Applicability.** This Ordinance shall be applicable throughout the
20 unincorporated area of Hernando County.

21
22 **SECTION VII. Severability.** It is declared to be the intent of the Board of County
23 Commissioners that if any section, subsection, clause, sentence, phrase, or provision of this
24 Ordinance is for any reason held unconstitutional or invalid, the invalidity thereof shall not affect
25 the validity of the remaining portions of this Ordinance.

26
27 **SECTION VIII. Conflicting Provisions.** Special acts of the Florida Legislature applicable
28 only to unincorporated areas of Hernando County, Hernando County ordinances, County
29 resolutions, or parts thereof, in conflict with this Ordinance are hereby superseded by this
30 Ordinance to the extent of such conflict except for ordinances concerning either adoption or
31 amendment of the Comprehensive Plan, pursuant to Chapter 163, Part II, Florida Statutes.

32
33 **SECTION IX. Filing with the Department of State.** The clerk shall be and is hereby
34 directed forthwith to send a certified copy of this Ordinance, or electronically transmit this
35 Ordinance by email, to the Bureau of Administrative Code, Department of State, R.A. Gray
36 Building, Room 101, 500 South Bronough Street, Tallahassee, Florida 32399-0250.

37
38 **SECTION X. Effective Date.** This Ordinance shall take effect upon filing with the
39 Florida Secretary of State; however, the adopted amendment (**CPAM-23-05**) shall take effect and
40 be considered an amendment to the 2040 Hernando County Comprehensive Plan, if the
41 amendment is not timely challenged, 31 days after the State Land Planning Agency notifies the
42 local government that the plan amendment package is complete or as otherwise provided in
43 Sections 163.3184 and 163.3187, Florida Statutes. If timely challenged, this amendment shall
44 become effective on the date the State Land Planning Agency or the Administration Commission
45 enters a final order determining this adopted amendment to be in compliance. No development
46 orders, development permits, or land uses dependent on this amendment may be issued or

1 commence before it has become effective. If a final order of noncompliance is issued by the
2 Administration Commission, this amendment may nevertheless be made effective by adoption of
3 a resolution affirming its effective status, a copy of which resolution shall be sent to the State Land
4 Planning Agency.

5
6 **BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF**
7 **HERNANDO COUNTY, FLORIDA, ADOPTED IN REGULAR SESSION THIS _____**
8 **DAY OF _____, 2024.**
9

10 **BOARD OF COUNTY COMMISSIONERS**
11 **HERNANDO COUNTY, FLORIDA**
12
13
14

15 Attest: _____
16 DOUGLAS A. CHORVAT, JR.
17 CLERK OF CIRCUIT COURT
18 AND COMPTROLLER
19
20
21
22
23
24
25
26
27

By: _____
ELIZABETH NARVERUD
CHAIRPERSON

28 APPROVED AS TO FORM AND LEGAL SUFFICIENCY
29

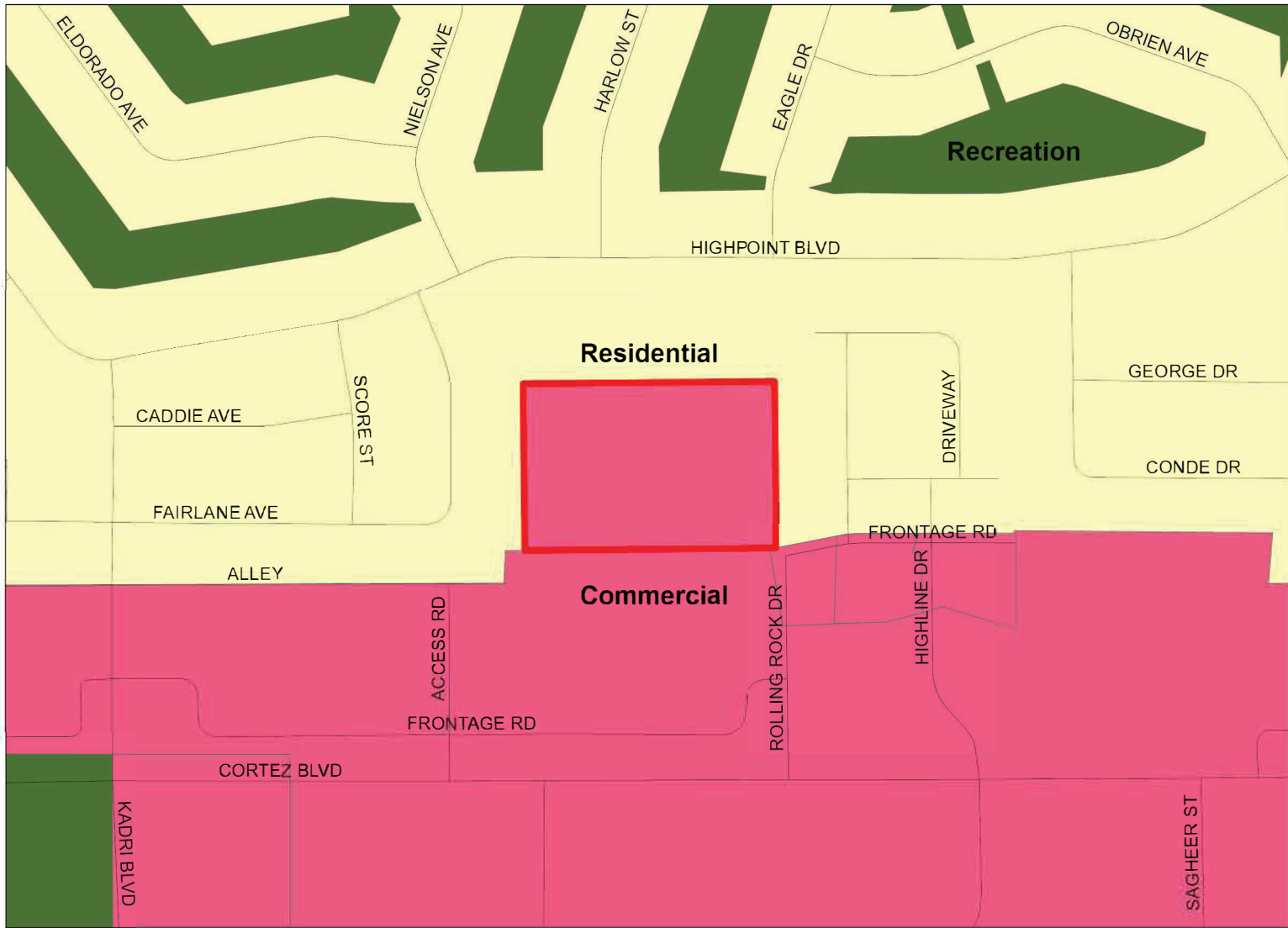
30 By: *Kyle J. Benda* _____

31 County Attorney's Office
32

EXHIBIT "A"

Hernando County Comprehensive Plan Map

Proposed Future Land Use CPAM-23-05
Version Date: 12/09/2022



CPAM 23-05

FLU Riverine District

Regional Commercial

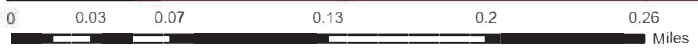
FLU

- CITY
- COMMERCIAL
- CONSERVATION
- EDUCATION
- INDUSTRIAL
- MINING
- PLANNED DEVELOPMENT
- PUBLIC FACILITIES
- RECREATION
- RESIDENTIAL
- RURAL

Future Land Use Map

PLEASE REFER TO THE TEXT PORTION OF THE COMPREHENSIVE PLAN IN CONJUNCTION WITH THE USE OF THE FUTURE LAND USE MAP SERIES.

NOTE: THE RIVERINE DISTRICT IS SHOWN AS A LINE SETBACK PARALLEL TO THE WEEKI WACHEE, MUD AND WITHLACOCHEE RIVERS.



Source: S:\Share\Planning\NewFLU\CompPlan2040\CPAM2305\CPAM2305b_8x11_Detail.jpg
Project: S:\Share\Planning\Zoning\MaggieH_Workspace_S\Zoning\2023\CPAM\CPAM2305.aprx
Date of mapping: 09/18/2023

