

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

4
5 **SECTION II. Adopting CPAM-23-02. CPAM-23-02** (attached as **Exhibit “A”** hereto
6 and incorporated herein by this reference) is hereby approved and adopted and the 2040 Hernando
7 County Comprehensive Plan is amended accordingly, subject to the Effective Date provision
8 (Section X) below.

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

12
13 **SECTION IV. Transmittal of Adopted CPAM-23-02 to State Land Planning Agency**
14 **and Review Agencies.** County staff shall transmit an executed copy of this Ordinance adopting
15 **CPAM-23-02** to the State Land Planning Agency and the other Review Agencies within ten (10)
16 days of adoption hereof pursuant to Section 163.3184, Florida Statutes.

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

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

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

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30 resolutions, or parts thereof, in conflict with this Ordinance are hereby superseded by this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

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

38
39 **SECTION X. Effective Date.** This Ordinance shall take effect upon filing with the
40 Florida Secretary of State; however, the adopted amendment (**CPAM-23-02**) shall take effect and
41 be considered an amendment to the 2040 Hernando County Comprehensive Plan, if the
42 amendment is not timely challenged, 31 days after the State Land Planning Agency notifies the
43 local government that the plan amendment package is complete or as otherwise provided in
44 Sections 163.3184 and 163.3187, Florida Statutes. If timely challenged, this amendment shall
45 become effective on the date the State Land Planning Agency or the Administration Commission
46 enters a final order determining this adopted amendment to be in compliance. No development

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

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

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

13
14
15
16 Attest: _____
17 DOUGLAS A. CHORVAT, JR.
18 CLERK OF CIRCUIT COURT
19 AND COMPTROLLER

20
21
22
23
24
25
26
27
28
29
30 By: _____, CHAIRMAN

31
32 **APPROVED AS TO FORM AND LEGAL SUFFICIENCY**

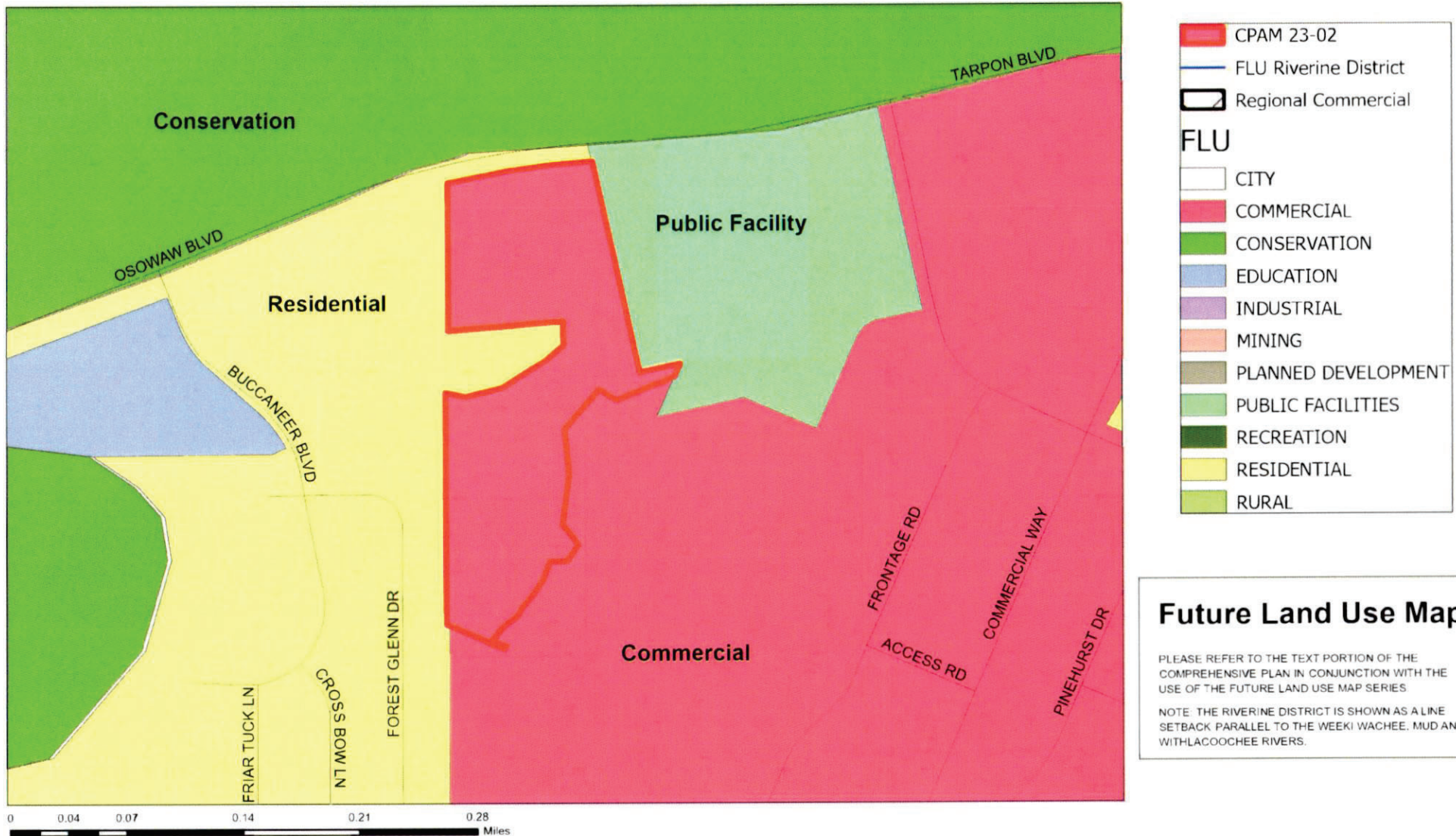
By:  _____
County Attorney's Office

Exhibit "A"

Hernando County Comprehensive Plan Map

Proposed Future Land Use CPAM-23-02

Version Date: 12/09/2022



CPAM 23-02

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 WITHLACOOCHEE RIVERS.



Source: S:\Share\Planning\NewFLU\CompPlan2040\CPAM2302\CPAM2302b_8x11_Detail.jpg
 Project: S:\Share\Planning\Zoning\MaggieH_Workspace_S\Zoning\2023\CPAM\CPAM2302.aprx
 Date of mapping: 08/03/2023

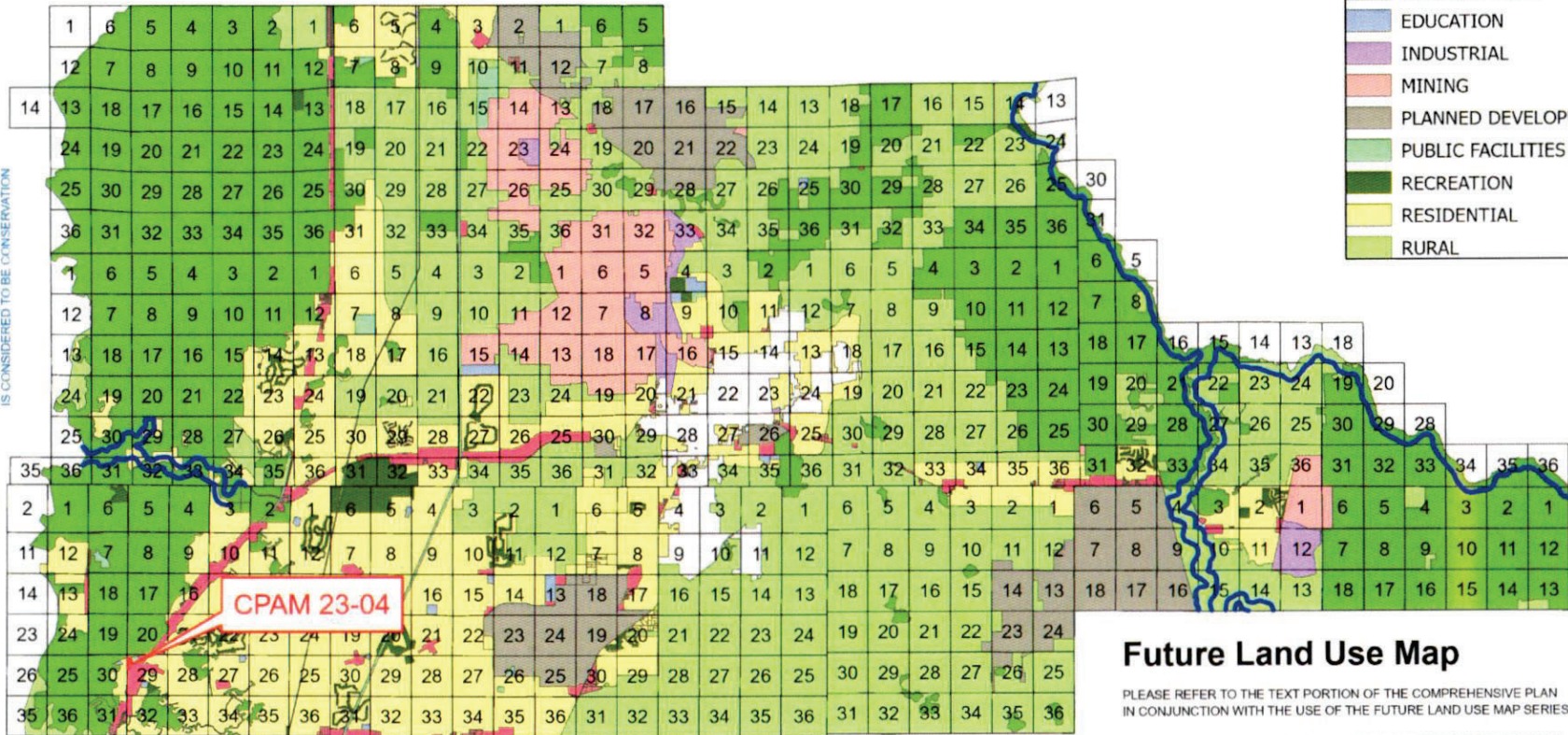


Hernando County Comprehensive Plan Map

Proposed Future Land Use CPAM 23-02
Version Date 12/09/2022

Gulf of Mexico

WATERWARD OF ALL DESIGNATED AREAS IS CONSIDERED TO BE CONSERVATION



- CPAM 23-02
- FLU Riverine District
- Regional Commercial
- FLU**
- CITY
- COMMERCIAL
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Source: S:\Share\Planning\NewFLU\CompPlan2040\CPAM2302\CPAM2302_8x11_Proposed.jpg
Project: S:\Share\Planning\Zoning\MaggieH_Workspace_S\Zoning\2023\CPAM\CPAM2302.aprx
Date of mapping: 08/03/2023

