

RESOLUTION 06-255

A RESOLUTION OF THE CITY OF PARKER, RELATING TO  
COMMUNITY REDEVELOPMENT; MAKING FINDINGS  
APPROVING A COMMUNITY REDEVELOPMENT PLAN;  
AUTHORIZING AND DIRECTING THE COMMUNITY  
REDEVELOPMENT AGENCY TO IMPLEMENT THE PLAN;  
PURSUANT TO CHAPTER 163, PART III, FLORIDA  
STATUTES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, by Resolution No. 06-251 adopted by the City of Parker City Council on May 22, 2006, expressed its intention to consider the creation of a community redevelopment area; authorized a study to consider whether a finding of necessity resolution should be adopted, defined a proposed redevelopment study area within the City of Parker; and

WHEREAS, pursuant to Resolution No. 06-254 adopted on December 18, 2006, the City Council of the City of Parker ("City"), Florida has made a finding of necessity that one or more blighted areas exist within the corporate limits of the City of Parker; (such area(s) refereed to hereinafter as the "Area"); and

WHEREAS, the City of Parker City Council on December 19, 2006, enacted Ordinance No. 06-311, which created the City of Parker Community Redevelopment Agency ("Agency) and authorized and directed the Agency to undertake community redevelopment pursuant to Part III, Chapter 163, Florida Statutes (2006) ("Redevelopment Act"); and

WHEREAS, the Agency has considered the proposed redevelopment plan and has recommended to the City of Parker that the proposed plan be approved; and

WHEREAS, the City of Parker City Council has held a public hearing after notice to the public and to each taxing authority, Exhibit "A", as provided in the Redevelopment Act concerning the proposed redevelopment plan;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PARKER, FLORIDA, AS FOLLOWS:

## **Section 1. Findings**

The City of Parker City Council does hereby find, after the public hearing concerning the proposed redevelopment plan ("Plan") a copy of which is attached hereto and incorporated herein as Exhibit "B", that the Plan:

- (a) Conforms to the comprehensive plan for the City of Parker under the Local Government Comprehensive Planning and Land Development Regulation Act;
- (b) Is sufficiently complete to indicate such land acquisition, demolition and removal of structures, redevelopment, improvements and rehabilitation as may be proposed to be carried out in the Area; zoning and planning changes, if any; land uses; maximum densities; and building requirements;
- (c) Provides for the development of affordable housing within the Area and stipulates that the County, City or Agency shall coordinate with each housing authority or other affordable housing entities functioning within the geographic boundaries of the Area, concerning the development of affordable housing in the Area.

## **Section 2. Additional Findings**

The City Council of the City of Parker does hereby find that with respect to the Plan:

- (a) A feasible method exists for the location of families who will be displaced from the Area in decent, safe, and sanitary dwelling accommodations within their means and without undue hardship to such families;
- (b) The Plan conforms to the general plan of the City of Parker as a whole;
- (c) The Plan gives due consideration to the utilization of community policing innovations, and to the provision of adequate park and recreational areas and facilities that may be desirable for neighborhood improvement, with special consideration for the health, safety, and welfare of children residing in the general vicinity of the Area;
- (d) The Plan will afford maximum opportunity, consistent with the sound needs of the City of Parker as a whole, for the rehabilitation or redevelopment of the Area by private enterprise; and
- (e) Being that the Area is located within a coastal area, the Plan gives due consideration to reducing or maintaining evacuation time, as appropriate and protecting property against exposure to natural disasters.

**Section 3. Approval of the Community Redevelopment Plan**

(a) The Plan is hereby approved and upon adoption hereof, the Plan shall be deemed adopted and in full force and effect for the Area; and

(b) The adoption of this Resolution shall be liberally construed whenever possible to comply with and fulfill the content, notice, review, comment, findings, determinations, and approval requirements required by the Community Redevelopment Act.

**Section 4. Plan Implementation**

The Agency is hereby authorized and directed to proceed with implementation of the Plan.

**Section 5. Effective Date**

This Resolution shall take effect immediately upon its passage.

Passed, Approved and Adopted by the City Council of the City of Parker, Florida, at a meeting on this 19th day of December, 2006.

CITY OF PARKER



Brenda G. Hendricks, as Mayor

ATTEST:

  
Ernest Browning, as City Clerk

Lou Bradford, Deputy City Clerk

Exhibit "A"