



PUBLIC NOTICE

COMPREHENSIVE PLAN TEXT AMENDMENT

PLANNING BOARD

NOTICE IS HEREBY GIVEN that the previously noticed City of Okeechobee Planning Board (**PB**) regular meeting date for June has been changed **from Thursday, June 18, 2026, to Wednesday, June 17, 2026, at 6:00 PM**, or soon thereafter, to be held at City Hall, 55 SE 3rd AVE, Rm 200, Okeechobee, FL. **The public and interested parties are invited to attend and be heard and may submit written/oral comments before or at the Hearing.**

The purpose of the meeting before the **PB**, as the Local Agency, is to conduct a **Public Hearing** to consider and receive input on Comprehensive Plan Text Amendment Application No. 26-001-CPA. The following **Application** can be inspected/viewed at the address above in Rm 101, during regular business hours, Mon-Fri, 8:00 AM-4:30 PM except for holidays, contact General Services staff at 863.763.9820. It will be posted online prior to the meeting date, with the **PB** agenda materials on the City website at: <https://www.cityofokeechobee.com/AgendaMinutes-PlanningBoard.html>.

- **No. 26-001-CPA:** Comprehensive Plan Text Amendment, submitted by the City of Okeechobee, proposes to amend the text within the Comprehensive Plan **Future Land Use Element, Policy 2.1**, as follows: paragraph c) Mixed Use-Residential renamed to Mixed Use and amend wording to read: Intended to accommodate and provide flexibility for development of multiple uses including single family dwellings, two-family dwellings, zero lot line dwellings, multiple-family dwellings, commercial, instructional, recreational, and open spaces. Amend wording in subparagraph c) 2. to read: Maximum density is 7.5 dwelling units per gross acre. The City may adopt land development codes that provide for approval of bonus density to increase the maximum density above 7.5 dwelling units per gross acre. Amend wording in subparagraph c) 3. to read: Areas dedicated to non-residential development shall not exceed a floor area ratio of 3.00. Amend wording in subparagraph c) 4. to read: Development is encouraged to provide creative site designs, and clustering is encouraged to provide for greater common open space, amenities, preservation and flexibility in design. The planning flexibility provided through the planned development process shall encourage and facilitate creative design techniques. Delete subparagraphs c) 4.a.-g., excluding the Percent Aggregate Land Use Mix within the Mixed Use Future Land Use Map category table, and delete all of subparagraph c) 5. and c) 6. Amend wording in paragraph d) Commercial, adding subparagraph 3. to read: This commercial future land use category shall not be reduced to less than 20 percent of the total land area of the City of Okeechobee. However, this policy shall not be used to prohibit or restrict annexations.

The **PB** will offer a recommendation to the City Council on Application No. 26-001-CPA, which will be submitted by Ordinance No. 1330 at a **First Reading and Transmittal Public Hearing**, tentatively scheduled for **July 21, 2026**, to be held at the address provided above, at 6:00 PM or soon thereafter.

BE ADVISED that should you intend to show any document, picture, video, or items to the **PB** in support or opposition to any item on the agenda, a copy of the document, picture, video, or item must be provided to the Board Secretary for the City's records. **ANY PERSON DECIDING TO APPEAL** any decision made by the **PB** with respect to any matter considered at this meeting will need to ensure a verbatim record of the proceeding is made and the record includes the testimony and evidence upon which the appeal will be based. In accordance with the Americans with Disabilities Act, persons with disabilities needing special accommodation to participate in this proceeding should contact the General Services Department no later than five (5) business days before to proceedings, 863.763.9820. Vision, speech, or hearing impaired, call Florida Relay Service 7-1-1.

ONE OR MORE CITY OF OKEECHOBEE COUNCIL MEMBERS MAY BE IN ATTENDANCE AT THIS MEETING. THIS NOTICE IS POSTED TO MEET STATE PUBLIC NOTICE REQUIREMENTS AND SUNSHINE LAWS.

By: Ben Smith, City Planning Consultant