



Highlands County Board of County Commissioners

Ordinance Business Impact Estimate Florida Statutes, Section 125.66 (3)

ORDINANCE NUMBER: 23-24-22

ORDINANCE TITLE: AN ORDINANCE OF HIGHLANDS COUNTY, FLORIDA, PERTAINING TO THE IMPLEMENTATION OF A TEMPORARY MORATORIUM ON THE ACCEPTANCE, PROCESSING AND/OR CONSIDERATION OF ANY PETITION, APPLICATION OR REQUEST FOR DEVELOPMENT ORDER, OF ANY TYPE, INCLUDING BUT NOT LIMITED TO A ZONING CHANGE OR COMPREHENSIVE PLAN AMENDMENT, RELATED TO MOBILE HOME SUBDIVISIONS, MOBILE HOME PARKS, ANY SUBDIVISION WHICH ALLOWS MOBILE HOMES AND/OR INCLUDES MOBILE HOME STANDARDS; PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR A TEMPORARY MORATORIUM; PROVIDING FOR THE IMPLEMENTATION OF ADMINISTRATIVE ACTIONS; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR NON-CODIFICATION AND SCRIVENER'S ERRORS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE

SUMMARY: At the Regular Board Meeting held on February 6, 2024, the Board voted 3-2 to direct the County Attorney and County Administrator to draft the appropriate mechanism to implement a temporary moratorium on mobile home development for a short period of time through and including June 30, 2024. The proposed Ordinance sets forth parameters for the moratorium which are reasonable under the circumstances, and which will allow County staff the time necessary to fully evaluate the County Code and propose revisions to the current regulations which will provide more clear guidelines for mobile home development standards, mobile home subdivisions, mobile home parks and residential subdivisions which allow for mobile homes.

In order to protect the health, safety and welfare of County residents, visitors and businesses, Highlands County desires to impose a temporary moratorium to further review certain mobile home regulations and standards.

DEPARTMENT: County Attorney

MEETING DATE: February 20, 2024

Fiscal Impact:

- An estimate of the direct economic impact of the proposed ordinance on private for-profit businesses (the "Businesses") in the County's jurisdiction, including the following, if any:
 - o An estimate of direct compliance costs such Businesses may reasonably incur if the Ordinance is enacted: N/A;
 - o Identification of any new charge or fee on Businesses subject to the proposed Ordinance or for which such businesses will be financially responsible N/A; and
 - o Estimate of the County's regulatory costs, including an estimate of revenues from any new charges or fees that will be imposed to cover such costs.
Costs: N/A Revenues from Fees: N/A
- A good faith estimate of the number of Businesses likely to be impacted by the Ordinance: N/A.
- Additional applicable information: N/A

XXX A Fiscal Impact Estimate is not necessary because the proposed Ordinance is enacted to implement one of the following:

- Florida Statutes, Chapter 163, part II, relating to growth policy, county planning and land development regulation, including zoning, development orders, development agreements and development permits.
- Florida Statutes, Section 553.73, relating to the Florida Building Code
- Florida Statutes, Section 633.202, relating to the Florida Fire Prevention Code
- Florida Statutes, Sections 190.005 and 190.046, regarding community development district.
Related to the issuance or refinancing of debt.
Required to comply with a federal or state law or regulation.
Related to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget.
Required to implement a contract or an agreement.
Related to procurement.
- Adopted in an Emergency pursuant to applicable law.