

AN ORDINANCE OF THE CITY OF TAMPA, FLORIDA, **RELATING TO BONUS PROVISIONS**, MAKING REVISIONS TO CITY OF TAMPA CODE OF ORDINANCES, CHAPTER 27 (ZONING AND LAND DEVELOPMENT); AMENDING SECTION 27-140, BONUS PROVISIONS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT THEREWITH; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, Section 27-151, City of Tampa Code, provides that text amendment requests for Chapter 27 (Zoning and Land Development) may be made by City Council, any city department, any public or quasi-public agency, or any member of the public during amendment cycles which fall on January 15 and July 15 of each calendar year; and

WHEREAS, the Hillsborough County City-County Planning Commission conducted a public hearing on the proposed amendment and made a finding that it is consistent with the Imagine 2040: Tampa Comprehensive Plan; and,

WHEREAS, the City Council of the City of Tampa has determined that the proposed amendment promotes and protects the general health, safety and welfare of the residents of the City of Tampa; and,

WHEREAS, a duly noticed public hearing as required by law was held by the City Council of the City of Tampa, at which public hearing all residents and interested persons were given an opportunity to be heard.

NOW, THEREFORE,

**BE IT ORDAINED BY THE CITY COUNCIL
OF THE CITY OF TAMPA, FLORIDA:**

Section 1. That **"Sec. 27-140. Bonus provisions."** is hereby amended by adding the underlined language as follows:

"Sec. 27-140. Bonus provisions.

...(f) *List of improvements and amenities to achieve bonus density/FAR.* The City of Tampa recognizes the need for certain improvements and amenities that generally enhance the urban quality of life. The list below represents those bonus improvements/amenities, from which the developer/property owner may choose any combination thereof to provide, in order to achieve an equivalent amount of bonus density/FAR, as calculated pursuant to this section:

...(8) Use of graywater technologies (defined as that part of domestic sewage that is not blackwater, including waste from the bath, lavatory, laundry, and

1 sink, except kitchen sink waste) allow for the following density/intensity
2 bonus:
3

<u>Amount of Graywater Provided</u>	<u>Maximum Bonus Density/Intensity</u>
<u>If at least seventy-five (75) percent of a proposed or existing development will have a graywater system installed</u>	<u>25%</u>
<u>If one-hundred (100) percent of a proposed or existing development will have a graywater system installed</u>	<u>35%</u>

4
5 ...”
6

7 **Section 2.** That should a court of competent jurisdiction declare any part of
8 this Ordinance invalid the remaining parts hereof shall not, in any way, be affected by
9 such determination as to the invalid part.
10

11 **Section 3.** That all ordinances or parts of ordinances in conflict herewith are
12 hereby repealed to the extent of any conflict.
13

14 **Section 4.** That this ordinance shall immediately take effect upon becoming
15 law.
16

17 PASSED AND ORDAINED BY THE CITY COUNCIL OF THE CITY OF TAMPA, FLORIDA,
18 ON _____.
19

20 ATTEST:
21

22 _____
23 CHAIRMAN/CHAIRMAN PRO-TEM
24 CITY COUNCIL
25

26 _____
27 CITY CLERK/DEPUTY CITY CLERK
28

29 APPROVED BY ME ON _____
30

31 _____
32 JANE CASTOR, MAYOR
33

34 APPROVED AND APPROVED
35 AS TO LEGAL SUFFICIENCY BY:
36

/es/ Susan Johnson-Velez, Senior Assistant City Attorney