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**ORDINANCE NO. O-2026-XXX**

**AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF OAKLAND PARK, FLORIDA, SPECIFICALLY AMENDING THE CITY OF OAKLAND PARK FUTURE LAND USE MAP (FLUM) BY AMENDING THE EXISTING FUTURE LAND USE DESIGNATION FROM COMMUNITY FACILITIES (CF) DESIGNATION TO A PROPOSED LOW DENSITY RESIDENTIAL (L-5) FOR THE PROPERTY LOCATED AT 1670 NE 38TH STREET, AS MORE PARTICULARLY AND LEGALLY DESCRIBED IN THIS ORDINANCE AND CONTAINING 0.93 NET ACRES, MORE OR LESS; AS INITIATED BY THE OWNER AND APPLICANTS, LE ROCHER CHRISTIAN WORSHIP CENTER INC.; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

17       **WHEREAS**, the City Commission deems it to be in the best interests of the City  
18 to amend the City's Future Land Use Map by amending the existing Future Land Use  
19 Designations from Community Facilities (CF) to a proposed Low Density Residential (L-  
20 5) for the property located at the 1670 NE 38<sup>th</sup> Street as more particularly described in  
21 section 4 and containing 0.93 net acres.

22  
23 **NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE**  
24 **CITY OF OAKLAND PARK, FLORIDA, THAT:**

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26       **SECTION 1.** The foregoing "Whereas" clauses are hereby ratified and confirmed  
27 as being true and correct and are hereby made a part of this Ordinance.

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29       **SECTION 2.** The City Commission of the City of Oakland Park hereby amends  
30 the City's Future Land Use Map of the existing Future Land Use Designations from  
31 Community Facilities (CF) to a proposed Low Density Residential (L-5) for the property  
32 located at 1670 NE 38<sup>th</sup> Street as more particularly described in Section 4. and containing  
33 0.93 net acres.

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35       **SECTION 3.** The City Commission, of the City of Oakland Park, Florida, after  
36 hearing any and all comments and objections made during the course of duly advertised  
37 and scheduled public hearings hereby finds that this amendment request is consistent with  
38 the following goals, objectives, and policies of the City of Oakland Park Comprehensive  
39 Plan 2045:

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41       **FUTURE LAND USE – GOAL 1A** To facilitate a balanced Land Use Plan to  
42 implement the City's vision including the provision of essential public services and  
43 facilities, as well as enhanced stability, sustainability, compatibility, and livability.

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**FUTURE LAND USE – GOAL 1B** To protect, preserve, and enhance the character and context of all residential neighborhoods and uses.

**HOUSING - GOAL 2** To maintain, improve and expand existing and future housing supply for all residents in a manner that ensures attainable, affordable, and diverse housing stock while creating strong and vibrant neighborhoods.

**SECTION 4.** The City Commission of the City of Oakland Park, Florida, hereby amends the City’s Future Land Use Map of the existing Future Land Use Designations from Community Facilities (CF) to a proposed Low Density Residential (L-5) for the property located at 1670 NE 38th Street, more legally described as:

*The parcel legally described as Lot 7, “Mandolin Woods,” according to the Plat thereof, as recorded in Plat Book 103, Page 39, of the Public Records of Broward County, Florida. This parcel is located on the southwest corner of Northeast 17 Avenue and Northeast 38 Street, in the City of Oakland Park and containing 0.93 net acres, more or less.*

**SECTION 5.** If any section, subsection, sentence, clause or provision of this Ordinance is held invalid, the remainder of this Ordinance shall not be affected by such invalidity.

**SECTION 6.** That all ordinances or parts of ordinances and all resolutions or parts of resolutions in conflict with this Ordinance are repealed to the extent of such conflict.

**SECTION 7.** This Ordinance shall be effective immediately upon its passage and adoption by the City Commission of the City of Oakland Park.

1 **PASSED BY THE CITY COMMISSION OF THE CITY OF OAKLAND PARK,**  
2 **FLORIDA, ON FIRST READING, THIS 16<sup>th</sup>, DAY OF JULY 2025.**

3  
4 S. ARNST YES  
5 A. GORDON YES  
6 L. NEWBOLD YES  
7 F. BUDHOO YES  
8 T. LONERGAN YES  
9

10  
11 **PASSED AND ADOPTED BY THE CITY COMMISSION OF THE CITY OF**  
12 **OAKLAND PARK, FLORIDA, ON SECOND READING, THIS \_\_\_\_\_ DAY OF**  
13 **\_\_\_\_\_ 2026.**

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16 CITY OF OAKLAND PARK, FLORIDA

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21 \_\_\_\_\_  
22 MAYOR STEVEN R. ARNST

23  
24 A. GORDON \_\_\_\_\_  
25 L. NEWBOLD \_\_\_\_\_  
26 F. BUDHOO \_\_\_\_\_  
27 T. LONERGAN \_\_\_\_\_  
28 S. ARNST \_\_\_\_\_  
29

30  
31 ATTEST:  
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33  
34 \_\_\_\_\_  
35 RENEE M. SHROUT, CMC, CITY CLERK

36  
37 LEGAL NOTE:  
38 I hereby certify that I have approved the form of this Ordinance (O-2026-XXX):  
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40  
41 \_\_\_\_\_  
42 DONALD J. DOODY, CITY ATTORNEY