

ORDINANCE NO. 2026- 15

**CITY OF POMPANO BEACH
Broward County, Florida**

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, AMENDING CHAPTER 155, "ZONING CODE," OF THE POMPANO BEACH CODE OF ORDINANCES, BY AMENDING SECTION 155.3505. TRANSPORTATION (T), TO MODIFY HEIGHT STANDARDS, SETBACKS AND TREE MITIGATION AREAS AND LANDSCAPE REQUIREMENTS; AND BY AMENDING SECTION 155.4207. VOCATIONAL OR TRADE SCHOOL TO PERMIT THE USE IN THE TRANSPORTATION (T) ZONING DISTRICT; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Board has reviewed and approved the revised Zoning Amendments; and



WHEREAS, in accordance with Florida Statutes Section 166.041(3)(c)2, advertisements have been published in a newspaper of general circulation in the City of Pompano Beach and of general interest and readership in the community, notifying the public of two public hearings on this proposed Ordinance; and

WHEREAS, two public hearings before the City Commission were held pursuant to the published notice described above, at which hearings the parties in interest and all other citizens so desiring had an opportunity to be and were, in fact, heard; now, therefore,

BE IT ENACTED BY THE CITY OF POMPANO BEACH, FLORIDA:

SECTION 1. That Section 155.3505, "Transportation (T)", of Chapter 155, "Zoning Code," of the Code of Ordinances of the City of Pompano Beach is amended to read as follows:

155.3505. TRANSPORTATION (T)

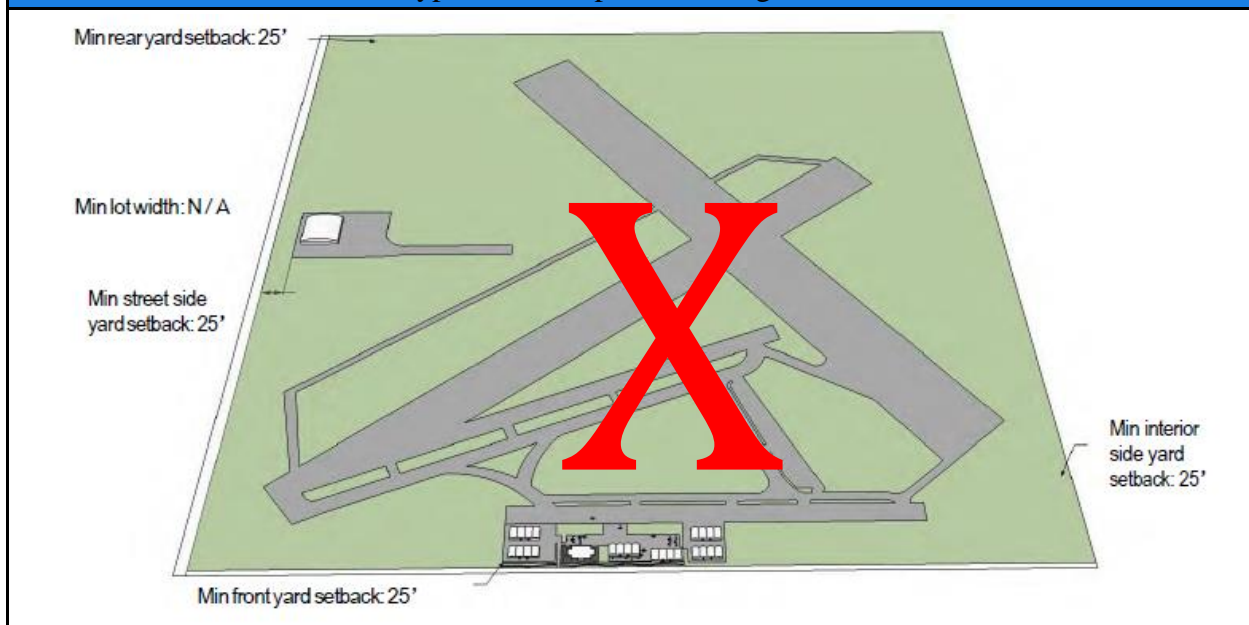
A. Purpose		Typical Building Type
The Transportation (T) district is established and intended to accommodate the Pompano Air Park and related airport facilities (aircraft operation and maintenance facilities, cargo and freight distribution terminals, transit warehousing), and other complementary or compatible uses—including open area and commercial recreation uses.		
B. Use Standards		
See Appendix A : Consolidated Use Table, and use-specific standards in Article 4 : Use Standards.		
C. Intensity and Dimensional Standards ¹		
Lot area, minimum (sq ft)	n/a	Typical Lot Pattern
Lot width, minimum (ft)	n/a	
Density, maximum (du/ac)	n/a	
Lot coverage, maximum (% of lot area)	n/a	
Pervious area, minimum (% of lot area)	n/a	
Height, maximum (ft)	n/a ²	
Front yard setback, minimum (ft)	25 ⁻³ n/a	
Street side yard setback, minimum (ft)	25 ⁻³ n/a	
Setback from a waterway or canal, minimum (ft)	15n/a	
Interior side yard setback, minimum (ft)	25 n/a	
Rear yard setback, minimum (ft)	25n/a	
Dimensional Standards for Accessory Structures	See Accessory Use Specific standards in Article 4: Part 3.	
<p>NOTES: [sq ft = square feet; ft = feet; du/ac = dwelling units/acre]</p> <p>1. See measurement rules and allowed exceptions/variations in Article 9: Part 4. No Air Park lease parcels will be created within a minimum of 100 feet from Copans Road, NE 5th Avenue or NE 10th Street. The 100 feet between the edge of right-of-way and the interior lease parcels will be available as a tree planting area for tree mitigation associated with the Airport Operations Area (AOA). Tree locations and species for mitigation will be selected based on compatible heights to avoid creating aviation obstructions and bird/wildlife attractions that are incompatible with aviation operations.</p> <p>2. Structures within the Air Park Overlay (APO) zoning district must also comply with the height limits in Section 155.3707. Setbacks and height within a lease parcel on the Air Park will be based on horizontal and vertical restrictions related to the existing runway, hangar and</p>		

aircraft apron/maneuvering areas on a site-specific basis and will be reviewed by the City's Aviation Consulting Engineer at the Applicant's expense.

3. 100 ft from N.E. 10th Street right-of-way and N.E. 23rd Street. Landscaping requirements in 155.5203 will not be applied to aircraft aprons. Landscaping in 155.5203 will only be applied within lease parcels in a manner consistent with aviation vertical and horizontal surfaces to ensure no obstructions or wildlife attractions are created and will be reviewed by the City's Aviation Consulting Engineer for compatibility with aviation design standards at the Applicant's expense. Existing trees to be removed and mitigated or trees required by 155.5203 that are not appropriate within the Airport Operations Area will be planted prior to CO within the tree mitigation areas along Copans Road, NE 5th Avenue and NE 10th Street. Tree mitigation will be required at time of tree removal if not associated with lease parcel development.

4. Drainage requirements for each lease parcel must be accommodated on the lease parcel as required by the lease agreement.

Typical Development Configuration



SECTION 2. That Section 155.4207.E "Vocational or Trade School", of Chapter 155, "Zoning Code," of the Code of Ordinances of the City of Pompano Beach is amended to read as follows:

Article 4: Use Standards; Part 2: Principal Uses and Structures

155.4207 Institutional: Education Uses

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E. Vocational or Trade School

1. Districts Where Permitted

RS-1	RS-2	RS-3	RS-4	RS-L	RD-1	RM-7	RM-12	RM-20	RM-30	RM-45	MH-12	B-1	B-2	B-3	B-4
														P	P

M-1	CR	I-1	I-IX	OIP	M-2	TO	PR	CF	PU	T	BP	RPUD	PCD	PD-TO	LAC	PD-I
		P	P	P		P		P		P			P	P	P	

2. Definition

A vocational or trade school is an institution, other than a college, teaching specialized curriculum at the postsecondary level, including vocational and specialty trades, examination preparation programs or courses, contract training programs or courses, continuing education, or professional development programs or courses.

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SECTION 3. If any provision of this Ordinance or its application to any person or circumstance is held invalid, such invalidity shall not affect other provisions or applications of this Ordinance that can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

SECTION 4. This Ordinance shall become effective upon passage.

PASSED FIRST READING this 11th day of February, 2025.

PASSED SECOND READING this 13th day of January, 2026.

Signed by:

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REX HARDIN, MAYOR

ATTEST:

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KERVIN ALFRED, CITY CLERK

Signed by:
