



**CITY OF FORT LAUDERDALE
City Commission Agenda Memo
REGULAR MEETING**

#25-0974

TO: Honorable Mayor & Members of the
Fort Lauderdale City Commission

FROM: Rickelle Williams, City Manager

DATE: November 4, 2025

TITLE: Public Hearing – Ordinance Amending the City of Fort Lauderdale Comprehensive Plan; Future Land Use Element, Conservation Element, Sanitary Sewer, Water and Stormwater Element, and Capital Improvement Element to Incorporate by Reference the Ten (10)-Year Water Supply Facility Work Plan 2026 – Case No. UDP-S25004 – **(Commission Districts 1, 2, 3 and 4)**

Recommendation

Staff recommends the City Commission approve an ordinance amending the City of Fort Lauderdale Comprehensive Plan; Future Land Use Element, Conservation (CON) Element, Sanitary Sewer, Water and Stormwater Element, and Capital Improvement Element to incorporate by reference the Ten (10)-Year Water Supply Facility Work Plan 2026.

Background

The City of Fort Lauderdale is proposing to amend the Comprehensive Plan to update references to the Ten (10)-Year Water Supply Facility Work Plan and to incorporate by reference the Ten (10)-Year Water Supply Facility Work Plan 2026. Sections 373.709 and 163.3177(6)(c)3, Florida Statutes, require the City to update the Water Supply Facility Work Plan within eighteen (18)-months after the South Florida Water Management District's (SFWMD) governing board approves an updated regional water supply plan. SFWMD adopted the Lower East Coast Water Supply Plan on September 23, 2024, and therefore, the City of Fort Lauderdale must adopt an updated Water Supply Facility Work Plan by February 22, 2026.

Section 163.3177(6)(c)(3), Florida Statutes, requires municipal water supply facility work plans to project water demand based upon a city's projected population, traditional and alternative water supply projects, and water conservation strategies. The City's existing Fiveash and Peele-Dixie water treatment plants are designed to treat water from the Biscayne Aquifer. The Prospect Lake Clean Water Center (PLCWC) is currently under construction and it will replace the Fiveash Water Treatment Plant in late 2026 to ensure long-term water treatment capacity. The proposed Water Supply Facility Work Plan states that the SFWMD has authorized the City of Fort Lauderdale an annual Biscayne

Aquifer withdrawal limit of 55.55 million gallons per day. Based upon Water Supply Plan population projections of the City of Fort Lauderdale and its potable water service area, the demand for water from the Biscayne aquifer is not expected to exceed the withdrawal limit of 55.55 million gallons per day for the ten (10)-year period. If alternative water supply sources are required, the City has an agreement to receive water from the C-51 Reservoir in western Palm Beach County or implement plans to use reverse osmosis for use of water supply from the deeper, brackish Floridan Aquifer. Regarding water conservation, the City continues to participate in the Broward Water Partnership to collaborate on water conservation programs. These programs include participation in the “ConservationPay\$” program which provides rebates and free water-conserving devices, and the “NatureScape” Irrigation Service program which promotes the use of Florida-Friendly landscapes that require less watering.

The corresponding Comprehensive Plan amendments include updating references to the Water Supply Facility Work Plan 2026 in the Future Land Use, Conservation, Sanitary Sewer, Water and Stormwater, and Capital Improvement Elements. Future Land Use Policy Evaluation Measure FLU 3.3a is proposed to include a reference to the updated 2026 Water Supply Plan and Conservation Element Policy CON 1.3.3 is proposed to include a reference to the 2023-2024 Lower East Coast Water Supply Plan. New Sanitary Sewer, Water, and Stormwater Element Policy 3.1.9 is proposed to state that the WSP will be incorporated wholly into the Sanitary Sewer, Water, and Stormwater Element. Sanitary Sewer, Water, and Stormwater Element Evaluation Measure SWS 3.2.1 is proposed to be amended to state that the City shall maintain water demand at 170 gallons per capita per day which the City has met through conservation strategies. Capital Improvements Element Policies CI 1.1.3 and CI 1.2.1 are also proposed to update the reference to the latest Water Supply Facility Work Plan 2026 to ensure consistency of capital projects with the WSP. The application and proposed Water Supply Facility Work Plan 2026 are attached as Exhibit 1 and Exhibit 2 respectively. The proposed Water Supply Facility Work Plan related Comprehensive Plan amendments are attached as Exhibit 3.

The proposed amendment was reviewed by the City of Fort Lauderdale’s Development Review Committee (DRC) on August 26, 2025. The DRC comments are attached as Exhibit 4. The Planning and Zoning Board (PZB) recommended approval (8-0) at its September 17, 2025 meeting. The PZB staff report and meeting minutes are attached as Exhibit 5 and Exhibit 6 respectively.

Should the City Commission approve the Water Supply Facility Work Plan 2026 and the related amendments, the amendments will be transmitted to FloridaCommerce and State of Florida agencies that review comprehensive plans such as the SFWMD and the South Florida Regional Planning Council. After the City receives comments from the state agencies and any applicable revisions needed are made, the City Commission may consider adoption of the amendments.

Review Criteria

Pursuant to the City of Fort Lauderdale’s Unified Land Development Regulations (ULDR)

Section 47-24.8, Comprehensive Plan Amendment, an application shall be submitted to the Development Services Department for review by the Local Planning Agency (PZB) and for approval and adoption by the City Commission, in accordance with the requirements of Chapter 163, Florida Statutes.

Comprehensive Plan Consistency

The proposed amendments to the Comprehensive Plan are consistent with the City's Comprehensive Plan Goals, Objectives and Policies including Future Land Use Element Objective 3.3 which asserts that the City will coordinate water supply planning to ensure that water needs of the City's residents are met. Additionally, the Sanitary Sewer, Water and Stormwater Element, Policy SWS 3.1.8 states that the City will coordinate and be consistent with the latest adopted version of 2023-2024 SFWMD Lower East Coast Water Supply Plan (LEC Plan) when proposing or amending the City's Water Supply Work Plan and update the City's Work Plan within eighteen (18)-months following an update to the LEC Plan. Updating the Water Supply Facility Work Plan fulfills Conservation Element Objective CON 1.3 which states that the City shall protect, monitor, and address issues pertaining to the quality and quantity of groundwater resources and Capital Improvements Element Policy CI 1.2.1 that the City will design and construct of water infrastructure to serve the City's projected needs.

Resource Impact

There is no fiscal impact associated with this action.

Strategic Connections

This item is a FY 2026 Commission Priority, advancing the Infrastructure and Resiliency initiative.

This item supports the *Press Play Fort Lauderdale 2029* Strategic Plan, specifically advancing:

- The Infrastructure Focus Area, Goal 3: Be a sustainable and resilient community

This item advances the *Fast Forward Fort Lauderdale 2035* Vision Plan: We Are Ready

This item supports the Advance Fort Lauderdale 2040 Comprehensive Plan specifically advancing:

- The Infrastructure Focus Area
- The Sanitary Sewer, Water & Stormwater Element
- GOAL 3: Develop and maintain an adequate water supply, treatment and distribution system, which meets the existing and projected needs of the service area in an efficient, economical, and environmentally sensitive manner.

Attachments

Exhibit 1 – Application

Exhibit 2 – Proposed Water Supply Facility Work Plan 2026
Exhibit 3 – Proposed Water Supply Facility Work Plan Update
Exhibit 4 – August 26, 2025, DRC Comments
Exhibit 5 – September 17, 2025, Planning and Zoning Board Staff Report
Exhibit 6 – September 17, 2025, Planning and Zoning Board Meeting Minutes
Exhibit 7 – Business Impact Statement
Exhibit 8 – Ordinance

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