

**RESOLUTION NO. 24-05-41**

**A RESOLUTION OF THE VILLAGE COUNCIL OF  
ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA,  
APPROVING THE RESERVATION OF BUILDING PERMIT  
ALLOCATION SYSTEM (BPAS) EARLY-EVACUATION  
WORKFORCE AFFORDABLE DWELLING UNIT  
ALLOCATIONS TO ISLAMORADA, VILLAGE OF ISLANDS;  
AND PROVIDING FOR AN EFFECTIVE DATE**

**WHEREAS**, the State of Florida and all local governments located within the Florida Keys (each subject to the Area of Critical State Concern mandates relating to housing affordability) recognize the need for affordable housing throughout the state and particularly within the Florida Keys where developable land for housing is extremely limited and expensive; and

**WHEREAS**, the Village Council of Islamorada, Village of Islands, Florida, (the "Village Council") has determined that the challenge of providing affordable housing opportunities within Islamorada, Village of Islands (the "Village") requires sensible and responsive use of residential unit allocations, including implementing effective long-term preservation mechanisms; and

**WHEREAS**, pursuant to Section 166.04151, Florida Statutes, the Village may set forth any law, ordinance, rule, or any other measure adopted for the purpose of increasing the supply of affordable housing; and

**WHEREAS**, the "Principles for Guiding Development" as set forth in Section 380.0552(7), Florida Statutes, requires the Village to undertake programs which make adequate affordable housing available for all sectors of its population; and

**WHEREAS**, Objective 3-1.1 of the Housing Goals, Objectives, and Policies for the Future Land Use Element of the Village Comprehensive Plan provides for the establishment of regulatory mechanisms and incentives to encourage the construction of affordable housing; and

**WHEREAS**, the Village had determined the potential for beneficial use claims resulting from the diminished or non-existent number of residential dwelling unit allocations may require the use of reserved allocations for settlement of such claims; and

**WHEREAS**, Village is contemplating future development of affordable housing which would require the use of allocations from the Building Permit Allocation System (BPAS); and

**WHEREAS**, the Village seeks to reserve 165 (one hundred sixty-five) allocation awards from the Early-Evacuation Workforce affordable housing units available and the Village Council has determined that such reservation of allocations is in the best interests of the Village and its residents.

**NOW THEREFORE, BE IT RESOLVED BY THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, AS FOLLOWS:**

**Section 1. Recitals.** The above Recitals are true and correct and are incorporated herein by this reference.

**Section 2. Reservation of BPAS Early-Evacuation Workforce Affordable**

**Dwelling Unit Allocations.** The Village Council hereby approves the reservation and set aside for the award of 165 (one hundred sixty-five) Building Permit Allocation System (BPAS) Early-Evacuation Workforce affordable dwelling unit allocations. This reservation shall not expire until all units are used or placed back into the Early-Evacuation affordable dwelling unit allocation pool.

**Section 3. Effective Date.** This Resolution shall be effective immediately upon its adoption.

Motion to adopt by Elizabeth Jolin, seconded by Mark Gregg.

**FINAL VOTE AT ADOPTION**

Mayor Joseph B. Pinder III	Yes
Vice Mayor Sharon Mahoney	Yes
Councilmember Mark Gregg	Yes
Councilmember Elizabeth Jolin	Yes
Councilmember Henry Rosenthal	Yes

**PASSED AND ADOPTED THIS 9th DAY OF MAY, 2024.**

DocuSigned by:

*Joseph B. Pinder III*

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JOSEPH B. PINDER III, MAYOR

ATTEST:

DocuSigned by:

*Marne k. McGrath*

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MARNE MCGRATH, VILLAGE CLERK

APPROVED AS TO FORM AND LEGALITY  
FOR THE USE AND BENEFIT OF  
ISLAMORADA, VILLAGE OF ISLANDS:

DocuSigned by:



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JOHN QUICK, INTERIM VILLAGE ATTORNEY

This Resolution was filed in the Office of the Village Clerk of this 13th day of May, 2024.

