

ARTICLE III.

DECISION MAKING AND ADMINISTRATIVE BODIES

Division 1. City Commission

Section III-101. Powers and Duties

The City Commission shall have the following powers and duties:

- A. To initiate and adopt amendments to the Sarasota City Plan.
- B. To initiate and adopt amendments to the text of the Land Development Regulations.
- C. To initiate and adopt amendments to the Zoning District Map (rezonings).
- D. To approve or deny applications for major conditional uses.
- E. To approve or deny applications for Development of Regional Impact (DRI) development orders.
- F. To approve or deny applications for development agreements.
- G. To approve or deny applications for subdivision plats and vacations of streets and rights-of-way.
- H. To approve, with or without conditions or deny applications for site plan approval which are proffered as part of a rezoning application.
- I. To approve, with or without conditions or deny applications for site plan approval for property which is in the "G" zone district.
- J. To grant variances from the terms of these Land Development Regulations pertaining to the following:
 - 1. Construction of docks in the Marine Park (MP) zone adjacent to G zoned property; or
 - 2. Construction within the 150-foot waterfront yard setback for properties adjacent to the Gulf of Mexico required by Section VII-1301.
- K. To grant waivers from the terms of these Land Development Regulations pertaining to properties located in the Government (G) zone district.
- L. To hear and decide appeals pertaining to final development approval decisions of the Planning Board and Historic Preservation Board (minor conditional uses, site plans, and certificates of appropriateness).
- M. To designate historically significant structures and sites, archaeologically significant sites and historically and archaeologically significant districts.

ARTICLE III: Decision Making and Administrative Bodies

N. To impose conditions upon any land development approval granted by the City Commission.

O. To take testimony under oath and to compel the attendance of witnesses.

P. To approve, with or without conditions or deny applications for site plan approval for properties within the Downtown Residential Overlay District which request additional dwelling unit density pursuant to Section VI-906.

(Ord. No. 03-4505; Sec. 3, 1-20-04)

Q. Such additional powers and duties as may be set forth in this Chapter or provided by State law.

Section III-102. Meetings, Quorum and Required Vote

A. The City Commission shall meet at such times as it may prescribe by resolution, provided it shall meet regularly not less than twice a month.

B. A quorum for the transaction of business shall consist of three (3) members.

C. The affirmative vote of three (3) members shall be necessary to take official action on development approvals. For purposes of these regulations, a tie vote shall be deemed a denial of the measure voted upon.

Section III-103. Rules and Records

A. In addition to the general rules for conducting public hearings established in Article IV of these regulations, the City Commission may adopt by resolution rules of procedure that will govern quasi-judicial hearings and other rules of procedure deemed necessary to effectuate the purposes of these regulations. Such rules of procedure shall be available in a written form to persons appearing before the City Commission and to the public.

B. The City Commission shall keep records of its proceedings, showing the vote of each member, or, if any member is absent or fails to vote, indicating such fact. All official actions of the City Commission that relate to its responsibilities under the Land Development Regulations shall be reduced to writing, all of which shall be a public record and be filed immediately in the Office of the City Auditor and Clerk.