



## Board of County Commissioners

### AGENDA ITEM

Meeting: 08/08/2023  
Department: Planning  
Prepared By: Robin A Reinhart  
Initiator: Michelle Miller  
DOC ID: 12540  
Legal Request Number: 2023-402  
Bid/Contract Number:

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#### TITLE

Rezoning Petition Submitted by Carlo Zarcone and R. Tate's Auto Body Shop, Inc. (H2315)

#### BRIEF OVERVIEW

##### Request:

Rezoning from C-1 (Commercial), C-2 (Highway Commercial) and PDP(SF)/ Planned Development Project (Single Family) to PDP(REC)/ Planned Development Project (Recreational) with deviations.

##### General Location:

East side of Shoal Line Boulevard, approximately 760' south of Hermosa Boulevard

##### P&Z Action:

On July 10, 2023, the Planning and Zoning Commission voted 5-0 to recommend the Board of County Commissioners adopt a resolution approving the petitioner's request for a rezoning from C-1 (General Commercial), C-2 (Highway Commercial) and PDP(SF)/ Planned Development Project (Single Family) to PDP(REC)/ Planned Development Project (Recreational) with deviations and with modified performance conditions.

##### Hearing Detail:

The following members were present at the July 10, 2023, Planning and Zoning Commission meeting: Chairman Jonathan McDonald; Vice Chairman W. Steve Hickey; Kathryn Birren, Nicholas Holmes, and Donald Whiting.

#### FINANCIAL IMPACT

A matter of policy. No financial impact.

#### LEGAL NOTE

The Board has the authority to make the requested rezoning decision pursuant to Chapters 125 and 163 Florida Statutes. The Applicable Criteria for a Zoning District Amendment are contained in Appendix A (Zoning Code), Article VI. The Applicable Criteria for a PDP are found in Appendix A (Zoning Code), Article VIII. The Zoning District Amendment must be consistent with the Comprehensive Plan.

#### RECOMMENDATION

It is recommended that the Board adopt a resolution approving the petitioner's request to Rezoning from C-1 (General Commercial), C-2 (Highway Commercial) and PDP(SF)/ Planned Development Project (Single Family) to PDP(REC)/ Planned Development Project (Recreational) with deviations and modified performance conditions. It is further recommended that the Board approve and authorize the Chairman's signature on the attached associated resolution.

**REVIEW PROCESS**

Omar DePablo	Approved	07/25/2023 10:15 AM
Michelle Miller	Approved	07/25/2023 11:21 AM
Toni Brady	Approved	07/28/2023 7:39 AM
Pamela Hare	Approved	07/28/2023 11:52 AM
Kyle Benda	Approved	07/28/2023 5:57 PM
Heidi Kurppe	Approved	07/31/2023 11:19 AM
Scott Herring	Approved	07/31/2023 11:59 AM
Jeffrey Rogers	Approved	08/02/2023 6:25 AM
Colleen Conko	Approved	08/02/2023 10:35 AM

**RESULT: ADOPTED****MOVER:** Steve Champion**SECONDER:** Brian Hawkins

Narverud, Champion, Campbell, Hawkins and Allocco