



Legislation Details (With Text)

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Title: Master Plan Revision Petition Submitted by Jordan Anderson (H2182)

Sponsors:

Indexes:

Code sections:

Attachments: 1. H-21-82 PZ Action 06.13.2022, 2. H-21-82 P&Z Action 03.14.2022/04.11.2022, 3. H-21-82 BCC Action 04.12.2022/05.10.2022, 4. H-21-82 Staff Report, 5. H-21-82 Maps, 6. H-21-82 Application Packet, 7. H-21-82 HOA Affidavit, 8. H-21-82 Timber Pines Presentation Response, 9. H-21-82 P&Z Exhibits, 10. H-21-82 Approval Resolution, 11. Affidavit of Publication of Legal Ad PD-22-30, 12. Approved Resolution No. 2022-140, 13. Summary of BOCC Action

Date	Ver.	Action By	Action	Result
7/12/2022	1	Board of County Commissioners	adopted	Pass

TITLE

Master Plan Revision Petition Submitted by Jordan Anderson (H2182)

BRIEF OVERVIEW

Request:

Establish a Master Plan on property Zoned PDP(GC)/Planned Development Project (General Commercial) with Deviations

General Location:

Northeast corner of Trenton Avenue and Forest Road

P&Z Action:

On June 13, 2022, the Planning and Zoning Commission voted 5-0 to recommend the Board of County Commissioners adopt a resolution approving the petitioner’s request to establish a Master Plan on property zoned PDP(GC)/Planned Development Project (General Commercial) with specific C-2 uses for mini-warehouse and outdoor storage with deviations, with unmodified performance conditions.

Hearing Detail:

This petition was postponed from the May 10, 2022, BCC hearing. This petition was fully readvertised for the July 12, 2022, public hearing.

The following members were present at the June 13, 2022, Planning and Zoning Commission meeting: Chairman Mike Fulford; Vice Chairman Jerry Campbell; W. Steve Hickey; Mike Kierzynski; Jonathan McDonald, Mark Johnson (an alternate member present in a non-voting capacity) and John

T. Carroll (an alternate member present in a non-voting capacity).

FINANCIAL IMPACT

A matter of policy.

LEGAL NOTE

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

RECOMMENDATION

It is recommended that the Board adopt a resolution approving the petitioner's request to establish a Master Plan on property zoned PDP(GC)/Planned Development Project (General Commercial) with specific C-2 uses for mini-warehouse and outdoor storage with deviations, with unmodified performance conditions in accordance with the recommendation of the Planning and Zoning Commission. It is further recommended that the Board approve and authorize the Chairman's signature on the attached associated resolution.