



Legislation Details (With Text)

**File #:** 13613  
**Type:** P&Z Agenda Item      **Status:** Agenda Ready  
**File created:** 1/28/2024      **In control:** Planning & Zoning Commission  
**On agenda:** 2/12/2024      **Final action:**  
**Enactment date:**      **Enactment #:**  
**Title:** H-23-52 - Southern Citrus Groves LLC:  
 Rezoning from AG (Agricultural) to CPDP (Combined Planning Development Project) with single-family, multifamily and townhome uses; Kettering Road across from its intersection with Dashback Street

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. H-23-52 Application Packet, 2. H-23-52 Staff Report, 3. H-23-52 Maps, 4. H-23-52 Master Plan

Date	Ver.	Action By	Action	Result
2/12/2024	1	Planning & Zoning Commission	adopted	Pass

**TITLE**

H-23-52 - Southern Citrus Groves LLC:  
Rezoning from AG (Agricultural) to CPDP (Combined Planning Development Project) with single-family, multifamily and townhome uses; Kettering Road across from its intersection with Dashback Street

**BRIEF OVERVIEW**

**Request:**

Rezoning from AG (Agricultural) to CPDP (Combined Planning Development Project) with single-family, multifamily and townhome uses

**General Location:**

Kettering Road across from its intersection with Dashback Street

**FINANCIAL IMPACT**

A matter of policy. There is no financial impact.

**LEGAL NOTE**

The Planning and Zoning Commission has jurisdiction to make a recommendation on the subject application. The Applicable Criteria for a Zoning District Amendment are contained in Appendix A, (Zoning Code) Article VI. The Applicable Criteria for Planned Development Projects are contained in Appendix A, (Zoning Code) Article VIII. The Zoning District Amendment to the Planned Development District and applicable PDP master plan must be consistent with the Comprehensive Plan.

**RECOMMENDATION**

It is recommended that the Planning and Zoning Commission recommend the Board of County Commissioners adopt a Resolution approving the petitioner's request for a rezoning from CPDP (Combined Planning Development Project) to PDP(MF)/ Planned Development Project (Multifamily) with Deviations and performance conditions.