



Legislation Details (With Text)

**File #:** 11683  
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**Title:** Rezoning Petition Submitted by Peter Hill HDA Architects, Inc., on Behalf of Noyes Veterinary Services, LLC (H2268)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. H-22-68 P&Z Action, 2. H-22-68 Staff Report, 3. H-22-68 Maps, 4. H-22-68 Application Packet, 5. H-22-68 Master Plan, 6. H-22-68 P&Z Applicant Exhibit, 7. H-22-68 Approval Resolution, 8. Affidavit of Publication of Legal Ad PD-22-57, 9. Approved Resolution No. 2023-20

Date	Ver.	Action By	Action	Result
1/24/2023	1	Board of County Commissioners	adopted	Pass

**TITLE**

Rezoning Petition Submitted by Peter Hill HDA Architects, Inc., on Behalf of Noyes Veterinary Services, LLC (H2268)

**BRIEF OVERVIEW**

**Request:**

Rezoning from PDP(CP)/Planned Development Project (Corporate Park) to PDP(GC)/Planned Development Project (General Commercial).

**General Location:**

East Side of Anderson Snow Road, approximately 365' north of its intersection with Corporate Boulevard

**P&Z Action:**

On January 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 Rezoning from PDP(CP)/Planned Development Project (Corporate Park) to PDP(GC)/Planned Development Project (General Commercial). with a specific C-1 use for a Veterinary Clinic with air conditioned, sound-attenuated runs with the following performance conditions.

**Hearing Detail:**

The following members were present at the January 9, 2023, Planning and Zoning Commission meeting: Chairman Jonathan McDonald; Vice Chairman W. Steve Hickey; Kathryn Birren, Nicholas Holmes, Michael Kierzynski, and Gregory Arflack (an alternate member present in a non-voting capacity).

## **FINANCIAL IMPACT**

A matter of policy. There is 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 for a rezoning from Rezoning from PDP(CP)/Planned Development Project (Corporate Park) to PDP(GC)/ Planned Development Project (General Commercial) with a specific C-1 use for a veterinary clinic with air conditioned, sound-attenuated runs with performance conditions. It is further recommended that the Board authorize the Chairman's signature on the attached associated resolution.