



Legislation Details (With Text)

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Title: Rezoning Petition Submitted by Daryl Senica of ProCivil 360, LLC, on Behalf of BM Star Enterprises, LLC (H2327)

Sponsors:

Indexes:

Code sections:

Attachments: 1. H2327 P&Z Action, 2. H2327 Staff Report, 3. H2327 Maps, 4. H2327 Master Plan, 5. H2327 Application Packet, 6. H2327 Resolution, 7. Affidavit of Publication of Legal Ad PD-23-25 REZ, 8. Approved Resolution No. 2023-209, 9. Summary of BOCC Action

Date	Ver.	Action By	Action	Result
10/10/2023	1	Board of County Commissioners	adopted	Pass

TITLE

Rezoning Petition Submitted by Daryl Senica of ProCivil 360, LLC, on Behalf of BM Star Enterprises, LLC (H2327)

BRIEF OVERVIEW

Request:

Rezoning from PDP(GHC)/Planned Development Project (General Highway Commercial) and PDP (REC)/Planned Development Project (Recreation) to PDP(GC)/Planned Development Project (General Commercial) with a Specific C-2 Use for outdoor storage with deviations.

General Location:

North side of County Line Road, approximately 1,500' west of Peach Tree Drive

P&Z Action:

On September 11, 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 PDP (GHC)/Planned Development Project (General Highway Commercial) and PDP(REC)/Planned Development Project (Recreation) to PDP(GC)/Planned Development Project (General Commercial) with a Specific C-2 Use for outdoor storage with deviations with unmodified performance conditions.

Hearing Detail:

The following members were present at the September 11, 2023, Planning and Zoning Commission meeting: Chairman Jonathan McDonald; Vice Chairman W. Steve Hickey; Kathryn Birren, Nicholas Holmes and Mike Fulford.

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 the Board adopt a resolution approving the petitioner's request for a rezoning from PDP(GHC)/Planned Development Project (General Highway Commercial) and PDP(REC)/Planned Development Project (Recreation) to PDP(GC)/Planned Development Project (General Commercial) with a Specific C-2 Use for outdoor storage with deviations and unmodified performance conditions. It is further recommended that the Board authorize the Chairman's signature on the attached associated resolution.