



Legislation Text

File #: 12434, Version: 1

TITLE

Master Plan Revision Petition Submitted by Ocean Bleu Group (H2311)

BRIEF OVERVIEW

Request:

Master Plan Revision to include a rezoning from R-1A (Residential) to PDP(GC)/Planned Development Project (General Commercial) with deviations

General Location:

Northeast corner of Anderson Snow Road and County Line Road

P&Z Action:

On June 12, 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 Master Plan revision to include a rezoning from R-1A (Residential) to PDP(GC)/Planned Development Project (General Commercial) with Deviations, and unmodified performance conditions.

Subsequent to the Planning and Zoning Commission, the County Attorney's Office raised questions as to the legal authorization for Patricia Smith to sign for Robert Langan III. This question was not yet resolved at the time of agenda item processing; therefore, it must be postponed to the August 8, 2023, BOCC meeting.

Hearing Detail:

The following members were present at the June 12, 2023, Planning and Zoning Commission meeting: Acting Chairman Mike Fulford; Kathryn Birren, Nicholas Holmes, Donald Whiting, and Gregory Arflack.

FINANCIAL IMPACT

A matter of policy. No financial impact.

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 postpone the petitioner's request for a master plan revision to the August 8, 2023, Board meeting.