



Legislation Text

File #: 13873, **Version:** 1

TITLE

Rezoning Petition Submitted by Steven Nguyen Quach (H2368)

BRIEF OVERVIEW

Request:

Rezoning from PDP(OP)/ Planned Development Project (Office Professional) to R-1C (Residential)

General Location:

North side of Spring Hill Drive, approximately 300' south of St. Ives Boulevard

P&Z Action:

On March 11, 2024, the Planning and Zoning Commission voted 4-0 to recommend the Board of County Commissioners adopt a resolution approving the petitioner's request for a rezoning from PDP (OP)/ Planned Development Project (Office Professional) to PDP(SF)/ Planned Development Project (Single Family).

Hearing Detail:

The following members were present at the March 11, 2024, Planning and Zoning Commission meeting: Chairman Nicholas Holmes; Vice Chairman W. Steve Hickey; Kathryn Birren, Donald Whiting, 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 that the Board adopt a resolution approving the rezoning from PDP(OP)/Planned Development Project (Office Professional) to PDP(SF)/Planned Development Project (Single Family) with performance condition. It is further recommended that the Board authorize the Chairperson's signature on the attached associated resolution.