



## Legislation Text

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**File #:** 11750, **Version:** 1

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### **TITLE**

Master Plan Petition Submitted by 235 Cobblestone Drive, LLC/Tom Maxwell (H2269)

### **BRIEF OVERVIEW**

#### **Request:**

Master Plan Revision on Property Zoned PDP(NC)/Planned Development Project (Neighborhood Commercial) with specific C-1 uses and Deviations

#### **General Location:**

Northwest corner of County Line Road and Cobblestone Drive

#### **P&Z Action:**

On January 9, 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 on Property Zoned PDP(NC)/Planned Development Project (Neighborhood Commercial) with specific C-1 uses and Deviations with the modified 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. 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 adopt a resolution approving the petitioner's request for a Master Plan Revision on Property Zoned PDP(NC)/Planned Development Project (Neighborhood Commercial) with specific C-1 uses and Deviations with the modified performance conditions. It is further recommended that the Board authorize the Chairman's signature on the attached associated resolution.