

January 10, 2018

6A1. Case CW 18-02 – Pinellas County



SUMMARY

From: Residential Low Medium
To: Retail & Services
Area: 0.6 acres m.o.l.
Location: Near SW Corner of 54th Avenue North and Haines Road, Lealman

This proposed amendment is submitted by Pinellas County and seeks to amend a property totaling approximately 0.6 acres from Residential Low Medium (used to depict areas that are primarily well-suited for suburban, low density or moderately dense residential uses at a maximum density of 10 dwelling units per acre) to Retail & Services (used to depict areas developed with a mix of businesses that provide for the shopping and personal service needs of the community or region, provide for employment opportunities and accommodate target employment uses, and may include residential uses as part of the mix of uses). This amendment qualifies as a Type A subthreshold amendment because it is less than 10 acres in size and meets the balancing criteria.

The subject property uses are residential, tavern and vacant. It is proposed to be used as retail commercial. If approved, this amendment will be consistent with the Pinellas County Comprehensive Plan.

FINDINGS

Staff submits the following findings in support of the recommendation for approval:

- A. The Retail & Services category recognizes the proposed use of the site, and is consistent with the criteria for utilization of this category.
- B. The proposed amendment either does not involve, or will not significantly impact, the remaining relevant countywide considerations.

Please see accompanying attachments and documents in explanation and support of these findings.

LIST OF MAPS & ATTACHMENTS:

- Map 1 Locator Map
- Map 2 Site Map
- Map 3 Aerial Map
- Map 4 Current Countywide Plan Map
- Map 5 Proposed Countywide Plan Map

MEETING DATES:

Planners Advisory Committee, January 2, 2018 at 1:30 p.m.

Forward Pinellas, January 10, 2018 at 1:00 p.m.

Countywide Planning Authority, February 6, 2018 at 9:30 a.m.

ACTION: Board, in its role as the Pinellas Planning Council, to recommend approval or denial of the requested amendment to the Countywide Planning Authority.

STAFF RECOMMENDATION: The staff recommends to the board that it recommend approval of the requested amendment.

ADVISORY COMMITTEE RECOMMENDATION(S): The Planners Advisory Committee met on January 2, 2018 and voted 10-0 to approve this amendment.

FORWARD PINELLAS BOARD RECOMMENDATION: The Board met on January 10, 2018 and voted 11-0 to recommend approval of this amendment.