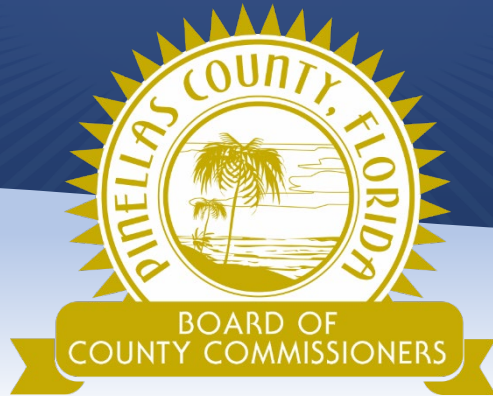


Board of County Commissioners

Case #ZON-21-13

April 26, 2022



Our Vision:
To Be the Standard for
Public Service in America.

Request

Subject Property

Approximately 1.06 acres located at 8990 131st Street in unincorporated Seminole.

Zoning Atlas

From: R-2, Single Family Residential (7,500 sf minimum lot size)

To: R-E, Residential Estate (32,000 sf minimum lot size)

Future Land Use (no change)

Residential Low (RL)

Existing Use: Single family home

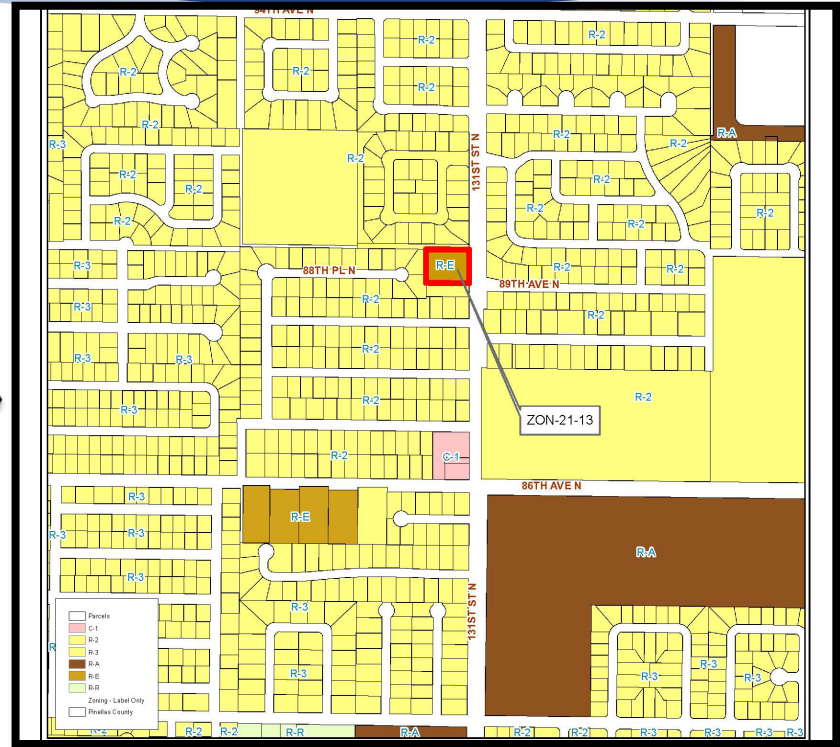
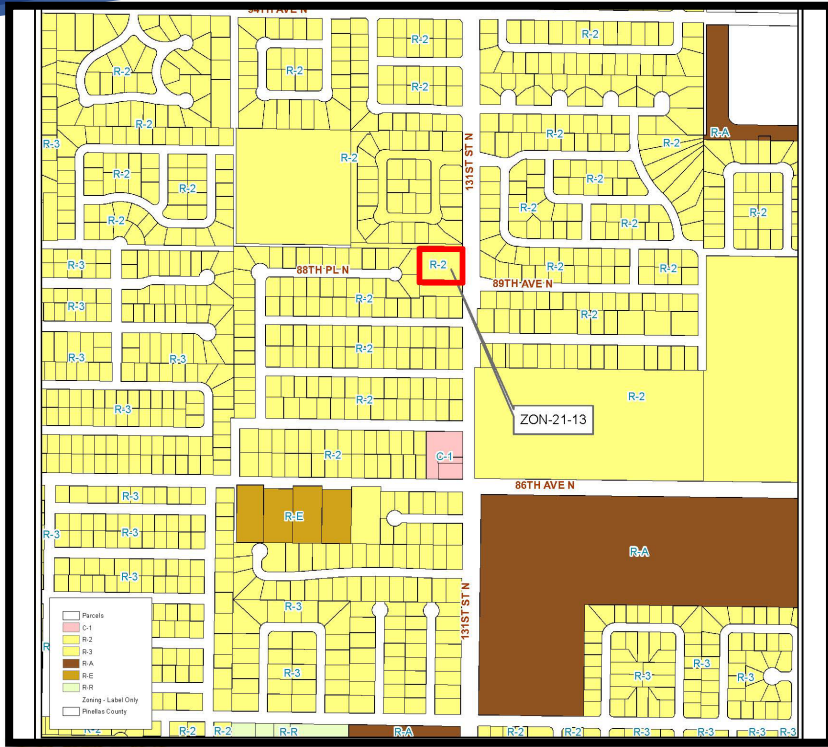
Proposed Use: Single family home, accessory personal agricultural uses



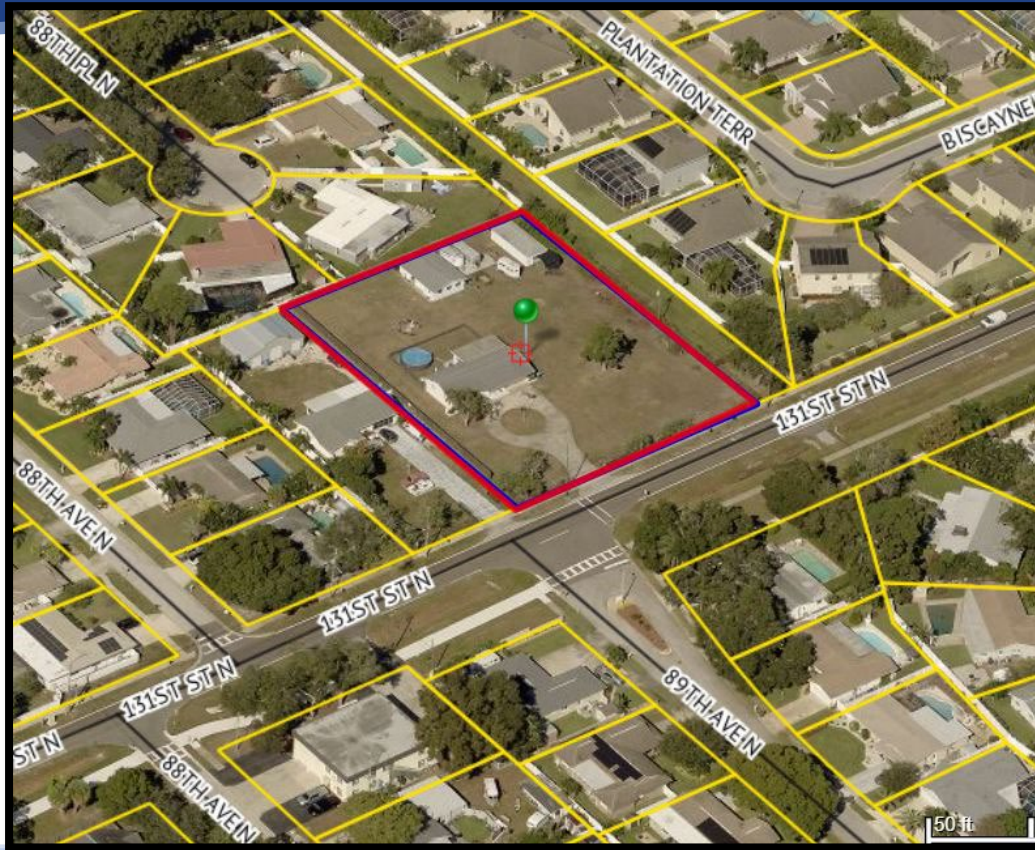
Location



Zoning Atlas



Site Photos



Site Photos



**Looking at subject property
from 131st Street**

Site Photos



Looking North along 131st Street



Looking South along 131st Street

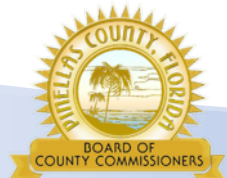
Potential Future Uses

Under proposed R-E (32,000 sf minimum lot size)

- **One Single-family home with accessory personal agricultural**
 - Applicants wish to board a horse
 - **Specific use standards would apply** (e.g., cannot board a horse within 100 feet of a residence on an adjacent property; required waste containment and disposal, etc.)

Under existing R-2 (7,500 sf minimum lot size)

- **Up to five single family homes**
 - Subject to platting and site plan review
 - Does not allow horses



Recommendation

Proposed Zoning Atlas change

- **Surrounding area is within a predominately low-density residential area with properties of various widths and sizes**
 - The broader surrounding area includes properties within R-E and R-A (Residential Agriculture) zoning districts.
- **Consistent with the Comprehensive Plan**

Development Review Committee recommends Approval
Local Planning Agency – recommended Approval (4-0 vote)

