

April 12, 2017

5A1. Case CW 91-13 (SAP Change No. 5-2017) – City of Pinellas Park



SUMMARY

From: Activity Center (AC)
To: Activity Center (AC)
Area: 1.7 acres m.o.l.
Location: 7651 US Highway 19

This proposed amendment is submitted by the City of Pinellas Park and seeks to amend a property totaling approximately 1.7 acres from and to AC (used to recognize those areas of the county that have been identified and planned for in a special and detailed manner, serve as identifiable centers of business, public, and residential activity that are the focal point of a community, and are served by enhanced transit commensurate with the type, scale, and intensity of use).

The City of Pinellas Park proposes to amend the permitted density, intensity and uses on a parcel located within the Activity Center governed by the Pinellas Park Community Redevelopment Plan, providing for: an increase in the maximum permitted density from 12.5 to 24 dwelling units per acre; a decrease in the maximum permitted floor area ratio from 0.65 to 0.55; and a change in permitted uses from predominantly institutional to predominantly commercial in nature.

The property is currently vacant, and is proposed to become an expansion to the existing automotive dealer (Crown Honda) to the north.

FINDINGS

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

- A. The AC 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
Map 6 Large Aerial Map with Activity Center

Attachment 1 Forward Pinellas Staff Analysis

MEETING DATES:

Planners Advisory Committee, April 3, 2017 at 1:30 p.m.

Forward Pinellas, April 12, 2017 at 1:00 p.m.

Countywide Planning Authority, May 9, 2017 at 9:30 a.m.

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

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 April 3, 2017 and voted 10-0 to approve this amendment.

FORWARD PINELLAS BOARD RECOMMENDATION: The Board met on April 12, 2017 and voted 10-0 to recommend approval of this amendment.