

December 13, 2017

6C3. Case CW 17-12 – Clearwater



SUMMARY

From: Office
To: Residential Low Medium
Area: 0.4 acres m.o.l.
Location: 3108 Downing Street

This proposed amendment is submitted by Clearwater and seeks to amend a property totaling approximately 0.4 acres from Office (used to depict areas that are developed, or appropriate to be developed, with office uses, low-impact employment uses, and residential uses (subject to an acreage threshold), in areas characterized by a transition between residential and commercial uses and in areas well-suited for community-scale residential/office mixed-use development) to 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).

The subject property has a single family house. If approved, this amendment will be consistent with the City of Clearwater's Comprehensive Plan.

FINDINGS

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

- A. The Residential Low Medium 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 Coastal High Hazard Area Map

Attachment 1 Forward Pinellas Staff Analysis

MEETING DATES:

Planners Advisory Committee, December 4, 2017 at 1:30 p.m.

Forward Pinellas, December 13, 2017 at 1:00 p.m.

Countywide Planning Authority, January 9, 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 December 4, 2017 and voted 11-0 to approve this amendment.

FORWARD PINELLAS BOARD RECOMMENDATION: The Board met on December 13, 2017 and voted 12-0 to recommend approval of this amendment.