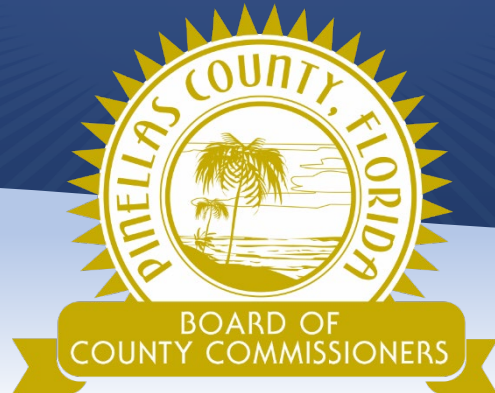


# Board of County Commissioners

Case #FLU-21-01

June 22, 2021



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

# Request



## Subject Property

**Approximately 1.14 acres at the western terminus of 20<sup>th</sup> Terrace SW**

## Future Land Use Amendment

**From: Residential Low (RL) – 5.0 upa**

**To: Residential High (RH) – 30 upa**

## Zoning Atlas (no change)

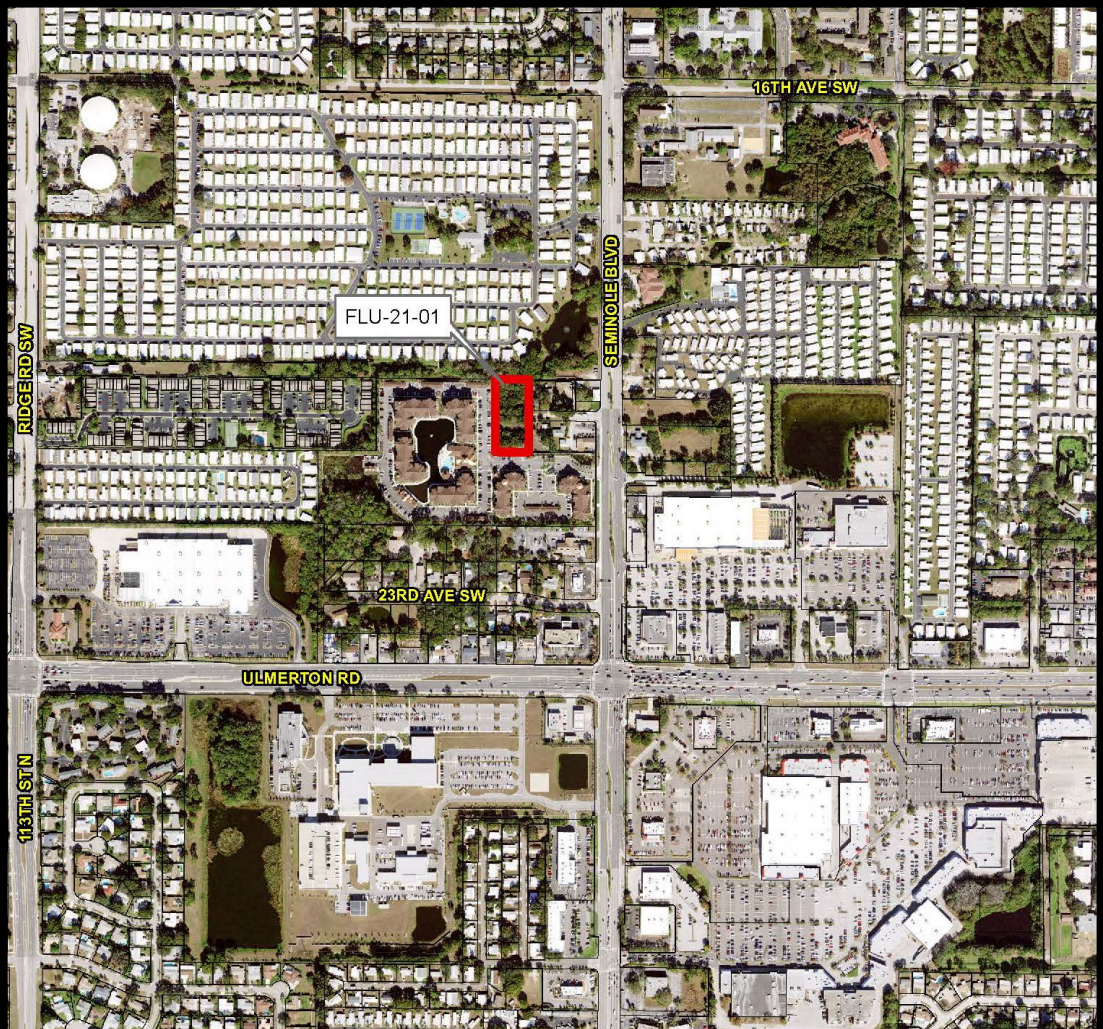
**C-2, General Commercial & Services**

**Existing Use: Two vacant parcels**

**Proposed Use: single-family attached dwellings**

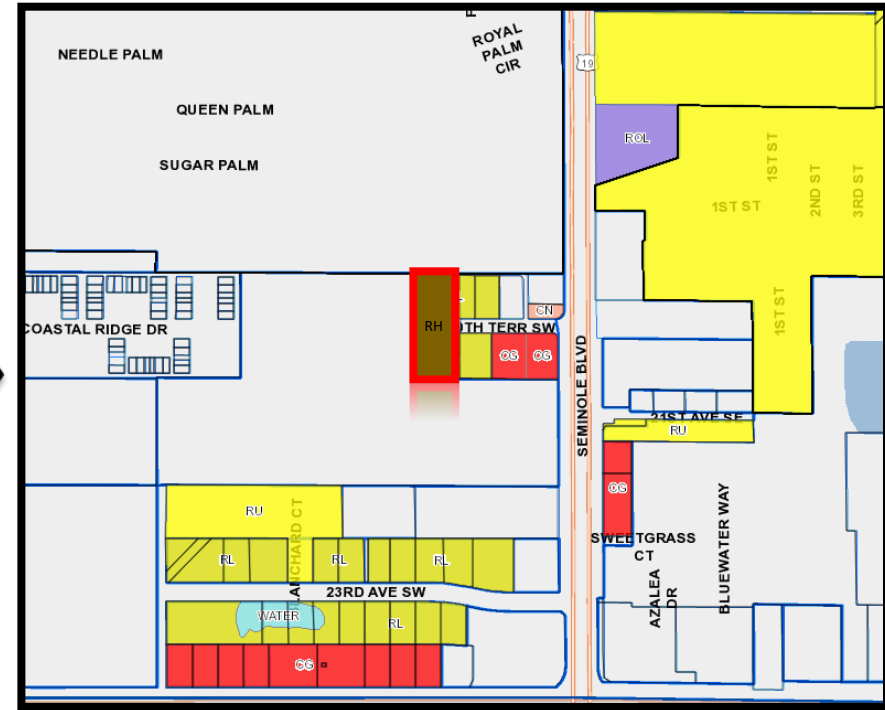
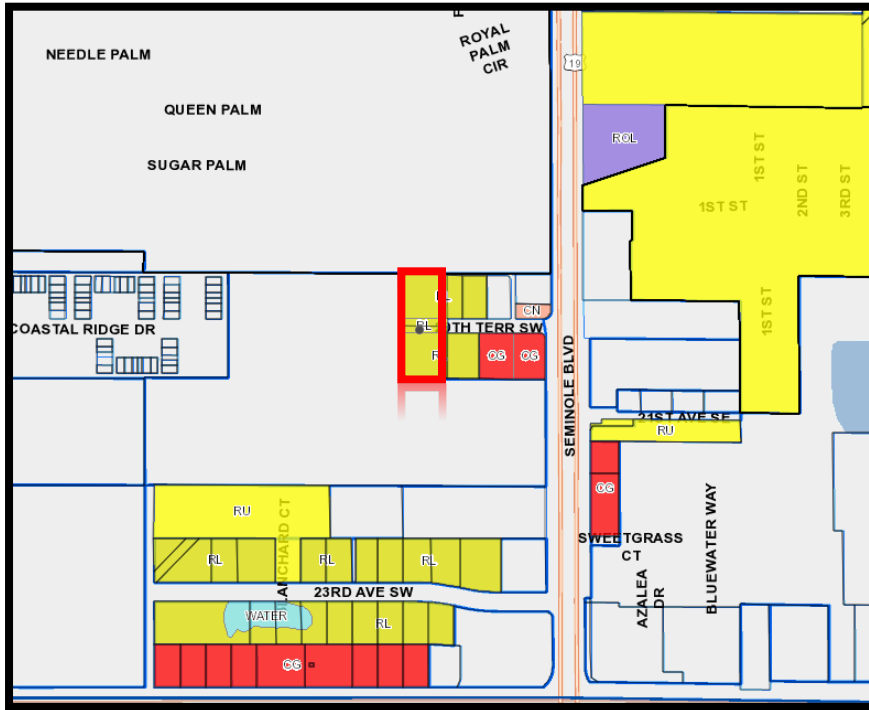


# Location



Our Vision

# Future Land Use





# Site Photos





# Site Photos



Looking at subject property  
from 20<sup>th</sup> Terrace SW

# Site Photos



**Looking west along 20<sup>th</sup> Terr SW**



**Looking east from subject site**

# Additional Information

## Intended Use

- **Single-Family Attached Dwellings**
- **Current RL (5.0 upa) would allow up to 6 units**
- **Proposed RH (30.0 upa) would allow up to 34 units**
- **Adjacent to City of Largo's "Largo Mall Activity Center"**
  - **An area that has been planned to serve uses and development characteristics that are high density residential in nature; and served by a complete range of urban services including mass transit and recreation/open space facilities.**

## Potential Traffic Impacts

**Approval could generate up to 162 additional daily trips**

**Will not change the Level of Service on surrounding roadways**



# Recommendation

## Proposed Future Land Use Amendment

- **Surrounding area contains a broad mix of uses**
- **RH is compatible with the adjacent Activity Center developments**
- **Consistent with the Comprehensive Plan**

## Development Review Committee recommends Approval

## Local Planning Agency – recommended Approval (7-0 vote)

