



# Pinellas County

## Legislation Details (With Text)

**File #:** 22-0578A      **Version:** 1

**Type:** Zoning / Land Use and Related Item      **Status:** Passed

**File created:** 4/4/2022      **In control:** Countywide Planning Authority

**On agenda:** 5/10/2022      **Final action:** 5/10/2022

**Title:** Case No. CW 22-07 - Pinellas County  
Countywide Plan Map amendment from Residential Low Medium to Retail and Services, regarding 0.33 acres more or less, located at 90 20th Terrace Southwest.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. State-Filed ORD 22-14\_corrected, 2. State-Filed ORD 22-14, 3. Adopted ORD 22-14, 4. Ordinance-AATF, 5. Case Maps, 6. Forward Pinellas Staff Analysis, 7. Draft PAC Minutes, 8. Presentation/Site Visit Photos, 9. Electronic Affidavit of Publication, 10. Affidavit of Publication

Date	Ver.	Action By	Action	Result
5/10/2022	1	Board of County Commissioners	approved	Pass

**Subject:**

Case No. CW 22-07 - Pinellas County  
Countywide Plan Map amendment from Residential Low Medium to Retail and Services, regarding 0.33 acres more or less, located at 90 20th Terrace Southwest.

**Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 22-07, a proposal by Pinellas County to amend the Countywide Plan Map from Residential Low Medium to Retail and Services regarding 0.33 acres more or less, located at 90 20<sup>th</sup> Terrace Southwest.

- The amendment area is located approximately 200 feet west of Seminole Boulevard and consists of one vacant parcel
- The applicant intends to change the land use of the amendment area to create consistency with the underlying local zoning district.
- The applicant proposes an amendment to the Retail and Services category, which would allow a wider range of non-residential uses that are compatible with the local zoning category.
- Forward Pinellas and the Planners Advisory Committee each unanimously recommended approval of this proposal.

**Strategic Plan:**

Foster Continual Economic Growth and Vitality  
4.3 Catalyze redevelopment through planning and regulatory programs

**Summary:**

Forward Pinellas, in its role as the Pinellas Planning Council, voted 11-0 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of this case by a vote of 15-

0.

The Board of County Commissioners, at its January 25, 2022 meeting, adopted an ordinance approving the application of 90 20<sup>th</sup> Terrace Southwest, LLC for a land use change from Residential Low to Commercial General on approximately 0.33 acres located at 90 20<sup>th</sup> Terrace Southwest in unincorporated Largo.

**Background Information:**

Forward Pinellas documentation is attached.

**Fiscal Impact:**

N/A

**Staff Member Responsible:**

Rodney Chatman, Planning Division Manager, Forward Pinellas

**Partners:**

N/A

**Attachments:**

Ordinance  
Case Maps  
Forward Pinellas Staff Analysis  
Draft PAC Minutes  
PowerPoint Presentation/Site Visit Photos  
Affidavit of Publication