



# Pinellas County

## Staff Report

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File #: 20-009A, Version: 1

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### **Subject:**

Case No. CW 20-02 - Pinellas County

Countywide Plan Map amendment from Residential Low Medium to Retail and Services, regarding 0.22 acre more or less, located on the west side of Alternate U.S. Highway 19, 180 feet north of Crystal Beach Avenue.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 20-02, a proposal by Pinellas County to amend the Countywide Plan Map from Residential Low Medium to Retail and Services, regarding 0.22 acre more or less, located on the west side of Alternate U.S. Highway 19, 180 feet north of Crystal Beach Avenue.

- The proposed amendment would allow for the inclusion of the 0.22-acre subject property into a commercial parcel to the east.
- Both parcels are currently vacant.
- Both parcels are owned by the same company.
- The intent is to allow for future residential and commercial development on the combined parcels.
- The surrounding land uses include residential and commercial uses.
- The Retail and Services category is appropriate for the proposed use of the property and is consistent with the criteria for utilization of this category.
- The proposed amendment either does not involve, or will not significantly impact, the remaining relevant countywide considerations.
- Forward Pinellas, in its role as the Pinellas Planning Council, voted 10-0 to recommend approval of the proposal.
- The Planners Advisory Committee recommended approval of the case by a vote of 10-0.

### **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 10-0 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of the case by a vote of 10-0.

The Board of County Commissioners, at its November 12, 2019 meeting, adopted the related Case No. Q Z/LU-22-10-19: A resolution approving the application of Alderman Crossing, LLC for a change zoning from RM, Multi-Family Residential to C-2, General Commercial & Services, and an ordinance for approval of a change in land use designation from Residential Urban to Commercial

General, regarding approximately 0.22 acre located on the west side of Alternate US 19, 180 feet north of Crystal Beach Avenue.

**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  
Support Documents  
Presentations/Site Visit Photos  
Affidavit of Publication