



# Pinellas County

## Staff Report

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File #: 20-855A, Version: 1

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### **Subject:**

Case No. CW 20-05 - City of Tarpon Springs

Countywide Plan Map amendment from Activity Center to Activity Center, regarding 1.46 acres more or less, located at the northeast corner of East Live Oak Street and North Hibiscus Street, south of Athenian Way.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 20-05, a proposal by the City of Tarpon Springs to amend the Countywide Plan Map from Activity Center to Activity Center, regarding 1.46 acres more or less, located at the northeast corner of East Live Oak Street and North Hibiscus Street, south of Athenian Way.

- The proposed amendment would amend the local zoning designation from T5d (North Pinellas Avenue Character District) to T4c (Residential High Character District) within their Activity Center.
- The proposed amendment would allow for the subject property to be redeveloped into townhomes.
- Due to a restrictive covenant placed on the property, there will be no increase in the allowable density standard of 15 units per acre.
- The parcel is currently vacant.
- The Activity Center 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 12-0 to recommend approval of the proposal.
- The Planners Advisory Committee recommended approval of the case by a vote of 14-0.

### **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 12-0 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of the case by a vote of 14-0.

### **Background Information:**

Forward Pinellas documentation is attached.

**Fiscal Impact:**

N/A

**Staff Member Responsible:**

Rodney Chatman, Planning Division Manager, Forward Pinellas

**Partners:**

City of Tarpon Springs

**Attachments:**

Ordinance

Case Maps

Forward Pinellas Staff Analysis

Planning and Urban Design Principles

Draft PAC Minutes

Support Documents

Presentation/Site Visit Photos

Affidavit of Publication