



# Pinellas County

## Staff Report

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File #: 20-1992A, Version: 1

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### **Subject:**

Case No. CW 20-17 - City of Pinellas Park

Countywide Plan Map amendment from Retail and Services to Employment, regarding 2.19 acres more or less, located at 12575 U.S. Highway 19 North.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 20-17, a proposal by the City of Pinellas Park to amend the Countywide Plan Map from Retail and Services to Employment, regarding 2.19 acres more or less, located at 12575 U.S. Highway 19 North.

- The subject property is currently used as a contractor shop.
- The purpose of the proposed amendment is to allow outdoor storage on the property.
- While outdoor storage is an allowable use under the Countywide Retail & Services category, it is limited to an accessory use and 35 percent of lot coverage under the local zoning category.
- The change of the local category to Industrial Limited, which corresponds to the Countywide Employment category, would allow outdoor storage as a primary use.
- This amendment would bring the parcel into compliance as it is being utilized currently.
- Forward Pinellas and the Planners Advisory Committee each voted unanimously to recommend approval of this proposal.

### **Strategic Plan:**

Foster Continual Growth and Vitality

4.3 Catalyze redevelopment through planning and regulatory programs

### **Summary:**

Forward Pinellas, in its role as the Pinellas Planning Council, voted 9-0 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of the case by a vote of 12-0.

### **Background Information:**

Forward Pinellas documentation is attached.

### **Fiscal Impact:**

N/A

### **Staff Member Responsible:**

Rodney Chatman, Planning Division Manager, Forward Pinellas

**Partners:**

City of Pinellas Park

**Attachments:**

Ordinance

Case Maps

Forward Pinellas Staff Analysis

Draft PAC Minutes

Support Documents

Presentation/Site Visit Photos

Affidavit of Publication