



# Pinellas County

## Staff Report

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File #: 23-0754A, Version: 1

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### **Subject:**

Case No. CW 23-04 - Pinellas

Countywide Plan Map amendment from Recreation/Open Space to Public/Semi-Public, regarding 0.116 acre more or less, located on the west side of Ridgemoor Drive, approximately 300 feet north of Ridgemoor Boulevard.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 23-04, a proposal by Pinellas County to amend the Countywide Plan Map from Recreation/Open Space to Public/Semi-Public, regarding 0.116 acre more or less, located on the west side of Ridgemoor Drive, approximately 300 feet north of Ridgemoor Boulevard.

- The applicant is seeking to amend a small, 0.116-acre, portion of a neighborhood park serving the Ridgemoor community.
- The applicant desires to construct a 150-foot monopole telecommunications tower near the south end of the 6.5-acre parent tract.
- A telecommunications tower is considered a transportation/utility use, which the Countywide Rules permit in the Recreation/Open Space category up to a threshold of five contiguous acres.
- The corresponding Pinellas County future land use category of the same name does not permit transportation/utility uses.
- Thus, the proposed use of the property requires a local future land use map amendment to Transportation/Utility, triggering a corresponding Countywide Plan Map amendment to Public/Semi-Public.
- With this amendment, a telecommunications tower is generally permissible; however, a height of 150 feet will require Board of Adjustment & Appeals approval as a Type-2 Use, requiring a public hearing subsequent to the land use change.
- 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 12-0.

### **Background Information:**

Forward Pinellas documentation is attached.

**Fiscal Impact:**

N/A

**Staff Member Responsible:**

Rodney Chatman, Planning Division Manager, Forward Pinellas  
Carol Stricklin, Director, Housing & Community Development

**Partners:**

N/A

**Attachments:**

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