



# Pinellas County

## Staff Report

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File #: 23-2022A, Version: 1

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### **Subject:**

Case No. CW 24-02 - Pinellas County

Countywide Plan Map amendment from Residential Low Medium to Retail and Services, regarding 0.19 of an acre more or less, located at 4685 Park Street in unincorporated Pinellas County.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 24-02, a proposal by Pinellas County to amend the Countywide Plan Map from Residential Low Medium to Retail and Services, regarding 0.19 of an acre more or less, located at 4685 Park Street in unincorporated Pinellas County.

- The applicant is seeking a Countywide Plan Map amendment of an approximately 0.19-acre portion of a larger 1.58-acre parcel located at 4685 Park Street North in west Lealman.
- The site is currently vacant and was historically used as a towing yard.
- The applicant wishes to use the property for a recreational vehicle and boat storage use.
- The requested amendment to Retail and Services would permit a wide range of nonresidential and residential uses intended for areas that support and are compatible with intense commercial uses.
- The proposed land use change would establish one classification for the entire parent parcel.
- Forward Pinellas and the Planners Advisory Committee each unanimously recommended approval of the 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 10-0 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of this case by a vote of 13-0.

### **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

Supporting Documentation

Affidavit of Publication