



# Pinellas County

## Staff Report

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File #: 20-1740A, Version: 1

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### **Subject:**

Case No. CW 20-15 - City of Largo

Countywide Plan Map amendment from Public/Semi-Public to Retail and Services, regarding 4.36 acres more or less, located at 4825 East Bay Drive.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 20-15, a proposal by the City of Largo to amend the Countywide Plan Map from Public/Semi-Public to Retail and Services, regarding 4.36 acres more or less, located at 4825 East Bay Drive.

- The subject property is currently church owned.
- The existing church and land use designation is considered anomalous and inconsistent with the majority of land uses on East Bay Drive.
- The subject property is intended to be redeveloped with new retail commercial uses.
- A Development Agreement will restrict the development to lower intensity than is allowed by the local land use designation in order to reduce impacts of the redevelopment to the adjacent neighborhood.
- Forward Pinellas and the Planners Advisory Committee each voted unanimously to recommend 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 12-0 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of the case by a vote of 11-0.

### **Background Information:**

Forward Pinellas documentation is attached.

### **Fiscal Impact:**

N/A

### **Staff Member Responsible:**

Rodney Chatman, Planning Division Manager, Forward Pinellas

### **Partners:**

City of Largo

**Attachments:**

Ordinance

Case Maps

Forward Pinellas Staff Report

Development Agreement

Draft PAC Minutes

Support Documents

Presentation/Site Visit Photos

Affidavit of Publication