



Pinellas County

Staff Report

File #: 18-1512A, **Version:** 1

Subject:

(Q) DA-23-09-18 (Huntley Properties, LLC)

Request for termination of a previously-approved Development Agreement regarding approximately 19.73 acres located at 7950 Park Boulevard in Pinellas Park.

Recommended Action:

Adoption of Case No. (Q) DA-23-09-18, an Ordinance approving the termination of a previously-approved Development Agreement (DA-1-3-11), regarding approximately 19.73 acres located at 7950 Park Boulevard.

Strategic Plan:

Foster Continual Economic Growth and Vitality

4.3 Catalyze redevelopment through planning and regulatory programs

Deliver First Class Services to the Public and our Customers

5.2 Be responsible stewards of the public's resources

Summary:

The subject property of this case is the former location of the Golden Lantern Mobile Home Park located at 7950 Park Boulevard. The active Development Agreement allows the property to be developed with certain retail commercial uses, mandates certain buffers, screening and other requirements aimed at minimizing the potential impacts of the once proposed commercial uses to the neighboring residential area, and requires certain transportation improvements. The Board approved the Development Agreement in 2011 but no development activity has commenced and the property remains vacant. The approval is good for 10 years and won't expire until 2021.

The reason for the termination request stems from the property's annexation by the City of Pinellas Park earlier this year. The applicant wishes to terminate the Agreement to free the property from its obligations, which will provide flexibility for other development options. The future development of the property will be under Pinellas Park's codes and regulations.

Background Information:

The Local Planning Agency (LPA) recommended approval of the request during its September 13, 2018 public hearing (Vote 6-0).

Surrounding property owners within 500 feet of the subject property were notified by mail. A sign advertising the public hearings was also posted on the subject property.

Fiscal Impact:

N/A

Staff Member Responsible:

Renea Vincent, Director, Planning

Partners:

N/A

Attachments:

LPA Report

Case Maps

Ordinance

Termination and Release Development Agreement

Original Development Agreement

Legal Ad

Ad Map

PowerPoint Presentation

Radius Map