



# Pinellas County

## Staff Report

---

**File #:** 18-1953A, **Version:** 1

---

### **Subject:**

Case No. CW 18-21 - City of Clearwater

Countywide Plan Map amendment from Public/Semi-Public and Preservation to Residential Low Medium, regarding 9.2 acres more or less, located at 3474 Aspen Trail, and 3490 and 3492 Lake Shore Lane.

### **Recommended Action:**

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 18-21, a proposal by the City of Clearwater to amend the Countywide Plan Map from Public/Semi-Public and Preservation to Residential Low Medium, regarding 9.2 acres more or less, located at 3474 Aspen Trail, 3490 and 3492 Lake Shore Lane.

- This proposed amendment is submitted by the City of Clearwater and seeks to amend a site totaling approximately 9.2 acres of a 24.46-acre parcel from Public/Semi-Public and Preservation to Residential Low Medium.
- Currently, the subject property is occupied by two single-family homes and surrounds a 4.8-acre pond providing stormwater storage and treatment for the neighborhood to the south through drainage easements. The applicant has annexed the subject property into the City of Clearwater as required in order to connect to city utility service. As part of the annexation submittal, the applicant provided a Habitat Assessment Memo prepared by Earth Resources Consulting Scientists, which concluded that there are no natural wetlands on the property and some areas are incorrectly designated as Preservation. There are no proposed development plans at this time.
- The Residential Low Medium category is appropriate for the proposed use of the subject property, and is consistent with the criteria for utilization of this category.
- This amendment is consistent with the City of Clearwater's Comprehensive Plan.
- Forward Pinellas, in its role as the Pinellas Planning Council, voted 9-2 (Mayor Bujalski of Dunedin and Vice Mayor Smith of Largo opposed) to recommend approval of the proposal. The Planners Advisory Committee recommended approval of this case by a vote of 11-0.

### **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 9-2 to recommend approval of the proposal. The Planners Advisory Committee recommended approval of this 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 Clearwater

**Attachments:**

Forward Pinellas Cover Memo  
Ordinance  
Forward Pinellas Staff Report  
Case Maps  
Forward Pinellas Staff Analysis  
PAC Minutes  
Support Documents  
Presentation/Site Visit Photos  
Affidavit of Publication