



Pinellas County

Staff Report

File #: 22-2065A, Version: 1

Subject:

Case No. CW 22-21 - Pinellas County

Countywide Plan Map amendment from Office and Preservation to Employment and Preservation, regarding 13.1 acres more or less, located at 10055 Seminole Boulevard.

Recommended Action:

Sitting as the Countywide Planning Authority, adopt an ordinance approving Case No. CW 22-21, a proposal by Pinellas County to amend the Countywide Plan Map from Office and Preservation to Employment and Preservation, regarding 13.1 acres more or less, located at 10055 Seminole Boulevard.

- The amendment area is located on the east side of Seminole Boulevard but is accessed from approximately 435 feet south of the intersection of Seminole Boulevard and 102nd Avenue.
- The property currently consists of a 60,000 square foot office building and the applicant proposes to utilize the property for light manufacturing/assembly/processing uses, specifically for the mixing and packaging of nail coloring for acrylic nails.
- Currently, approximately 5.5 acres of the property is designated upland, while the remaining 7.6 acres of the property are classified as wetlands, including areas which are water with no future land use designation.
- The proposed amendment would designate the 5.5 acres of uplands to the Employment category, allowing the proposed uses, while maintaining the Preservation designation for existing wetlands.
- 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 11-0 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