



ITEM SUMMARY

MEETING DATE: April 15, 2024

FROM: Denise Malone, AICP, Director Development and Neighborhood Services

SUBJECT: **Ordinance 2024-03, CPA-24-02-Future Land Use Amendment First Reading**
4964 Gardner Lane/LWDD

BACKGROUND

A city-initiated request for a small-scale Future Land Use Amendment for two (2) parcels approximately 6.22 acres from PBC LR-2 Low Residential, 2 units per Acre (Low Density 2 Units per Acre) to the City of Greenacres City Residential Low density (RS-LD) land use designation. The properties are located at 4964 Gardner Lane and the adjacent Lake Worth Drainage District (LWDD) maintenance parcel for Canal 14. A zoning change (ZC-24-02) and an annexation request (ANX-23-02) are being processed concurrent with the petition.

The Land Development Staff has reviewed this proposal and recommended approval, followed by the Planning Commission recommending approval by a vote of 5-0 at their meeting on February 8, 2024.

ANALYSIS

This small-scale future land use amendment is needed in order to replace the existing Palm Beach County (PBC) LR-2, Low Residential, 2 units per acre future land use designation with an appropriate City designation of Residential Low Density (RS-LD). The Advisory Future Land Use Map (Map FLU 9) recommends Residential Low Density (RS-LD) for the subject area. The city is proposing to use the Advisory Map designation.

FINANCIAL INFORMATION

N/A

LEGAL

Ordinance 2024-03 was prepared in accordance with all applicable State Statutes and City Code requirements.

STAFF RECOMMENDATION

Approval of CPA-24-02 through the adoption of Ordinance 2024-03.