

EXECUTIVE BRIEF REGULAR MEETING

AGENDA DATE: November 16, 2021

DEPARTMENT: Community Sustainability

TITLE:

Ordinance No. 2021-13 and Ordinance No. 2021-14 – Second Reading – amending the Future Land Use Map (FLUM) amendment (Ordinance 2021-13) and the Zoning Map (Ordinance 2021-14) on behalf of the PBC School District as follows: (1) a FLUM amendment from the Single Family Residential (SFR) FLU to the Public (P) FLU; and (2) a rezoning from the Single-Family Residential (SF-R) zoning district to the Public (P) zoning district on properties located at 1509 Barton Road, 1511 Barton Road, 1515 Barton Road, and 1421 Barton Road

SUMMARY:

The proposed City-initiated FLUM amendment would amend the FLU designation for approximately 3.71 acres (4 subject properties) from the Single Family Residential (SFR) FLU to the Public (P) FLU. The proposed concurrent rezoning request would amend the zoning district on the subject properties from the Single-Family Residential (SF-R) district to the Public (P) district. The proposed map amendments would recognize the existing educational uses and to provide for greater flexibility with regards to future educational use of the site.

The proposed FLUM amendment is eligible for processing as a small-scale future land use map amendment per F.S. 163.3187. If adopted, the proposed amendment would be transmitted to the Florida Department of Economic Opportunity (DEO) upon adoption and become effective 31 days after adoption if not challenged within 30 days.

BACKGROUND AND JUSTIFICATION:

The proposed FLUM and Zoning Map amendments are for property owned by the School District of Palm Beach County that were previously used as an alternative school from 2006 until 2020 called the South Intensive Transition School. The site is proposed to be used as the headquarters for the Education Foundation as well as provide a training facility and a Red Apple supply site that furnishes teachers with needed educational materials. Uses at the site would include educational training, office, and the storage of educational materials.

The staff report was prepared in accordance with the requirements of Chapter 163 of the Florida Statutes, and provides the required, relevant and appropriate data based the City's community goals and vision and consistency with level of service requirements. The amendment is supported by and is consistent with the City's Comprehensive Plan, the Land Development Regulations, and Strategic Plan as described in the data and analysis contained in the attached advisory board staff report.

The Planning & Zoning Board (PZB) unanimously voted to recommend approval of the proposed future land use map amendment and zoning map amendment to the City Commission at their September 1, 2021 meeting.

The City Commission unanimously voted to approve the proposed future land use map amendment and zoning map amendment on first reading at their October 19, 2021 meeting.

MOTION:

Move to approve/disapprove Ordinance 2021-13 and Ordinance 2021-14 on second reading.

ATTACHMENT(S):

Ordinance 2021-13

Ordinance 2021-14

Combined PZB Staff Report FLU & Rezoning