



City of Largo Agenda Item 3

Meeting Date
10/09/18

Presenter: Teresa Brydon, Economic Development Manager

Department: CD – Community Development

TITLE:

COMPREHENSIVE DEVELOPMENT CODE UPDATES

The Comprehensive Development Code (CDC) applies to the entire City including the two Community Redevelopment Districts (CRD's). Within the CDC, there are definitions of the Character Districts as well as the allowable uses for these areas in the CRD's. When the two CRD Plans were written, they provided a future opportunity to establish Supplemental Standards for some uses. Table 6-2: Allowable Uses Within Land Uses Within the CRDs, identify the uses as well as any additional provisions required in order for a use to be allowed in a Character District. Because there are no Supplemental Standards in place, the process has been to make the uses Conditional. Staff would like to establish Supplemental Standards in order to simplify the allowable uses within CRDs and make the process business friendly and less time consuming.

In addition to the Supplemental Standards for the CRDs, staff is also recommending a few modifications to the CDC that includes a new land use category classification, Commercial Recreation. The definition of this new land use category classification that was adopted in the Comprehensive Plan (effective date of September 2, 2018) is:

This classification is generally appropriate to locations adjacent to activity centers or areas designated for commercial use; in water-dependent locations for marina and boat service use; and with good access to major transportation facilities so as to serve the commercial recreation and major sports facility needs of the resident and tourist population.

Staff will be updating the CDC with the characteristics and the allowable use table.

Budgeted Amount: \$0.00 Budget Page No(s): NA Available Amount: \$0.00 Expenditure Amount: \$0.00

Additional Budgetary Information: NA

Funding Source(s): NA Sufficient Funds Available: Yes No Budget Amendment Required: Yes No Source: N/A

City Attorney Reviewed: Yes No N/A Advisory Board Recommendation: For Against N/A Consistent With: Yes No N/A WBD CRD Plan

Potential Motion/Direction Requested: DOES THE CITY COMMISSION WISH TO MOVE FORWARD WITH NEW SUPPLEMENTAL STANDARDS FOR THE COMMUNITY REDEVELOPMENT DISTRICTS?
DOES THE CITY COMMISSION APPROVE OF ADDING THE LAND USE CLASSIFICATION OF COMMERCIAL RECREATION TO THE COMPREHENSIVE DEVELOPMENT CODE?

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Attachments: None