

Florida Power & Light Company Space Coast Service Center

Brevard County Planning and Zoning Board / Local Planning Agency
Monday, July 18, 2022 @ 3:00 P.M.

Project Team

Development Team:

Florida Power & Light Company (FPL)

Jon Rosenthal, Project Director, Construction & Project Management

Jack McGowan, PMP, Senior Project Manager

Kimley-Horn and Associates, Inc.

Kelley Klepper, AICP (Planning)

Chris Hollen, P.E. (Engineering)

Alyssa Monaghan, CNU-A (Planning)

Requests

Future Land Use Map Amendment

- Two (2) parcels from Residential 4 (Res-4) and Neighborhood Commercial (NC) to Community Commercial (CC)

Rezone

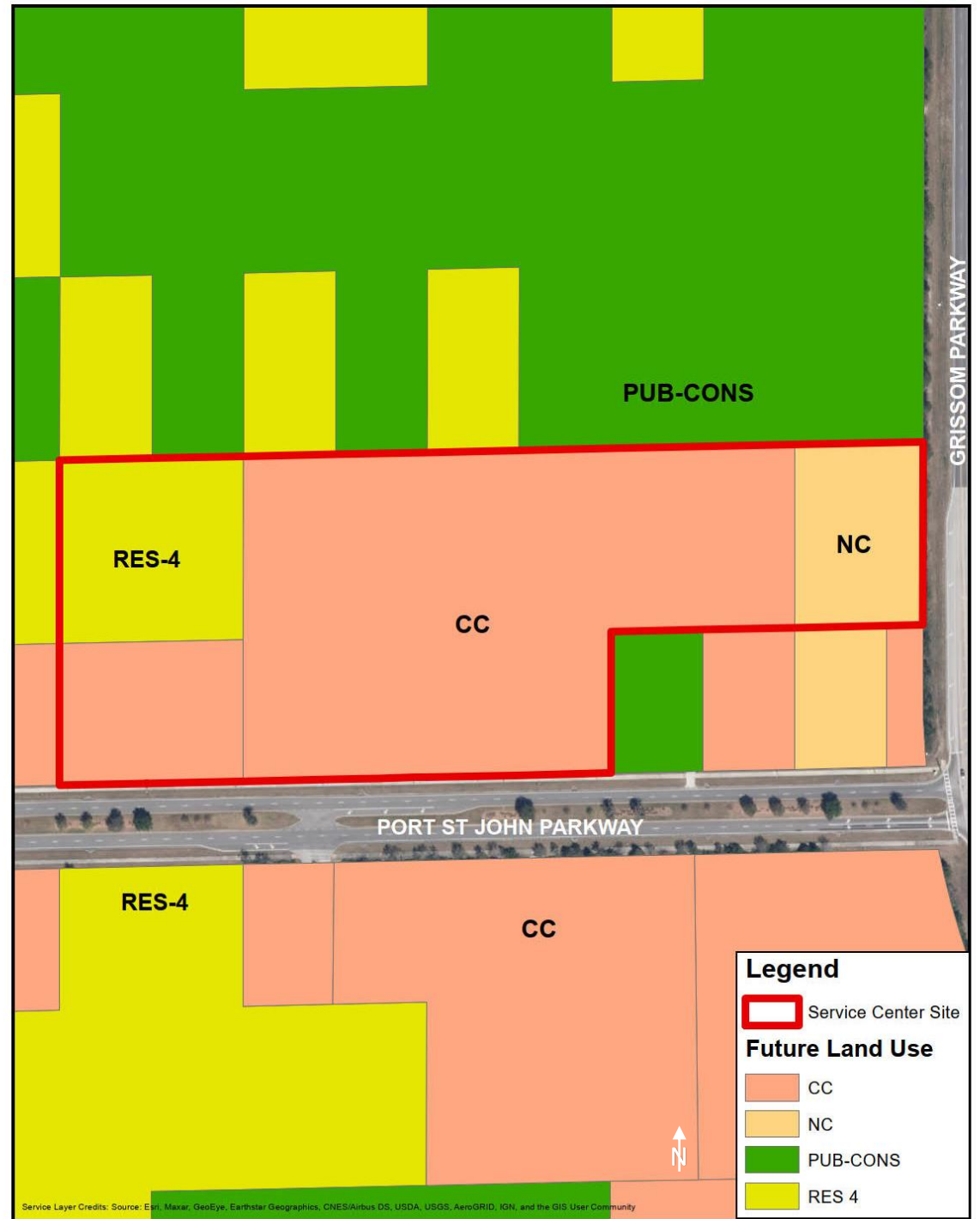
- 10 individual parcels (17 +/- acre project area) from General Retail Commercial (BU-1), General Use (GU) and Restricted Neighborhood Retail Commercial (BU-1-A) to Retail, Warehousing and Wholesale Commercial (BU-2)

Aerial



Existing Future Land Use

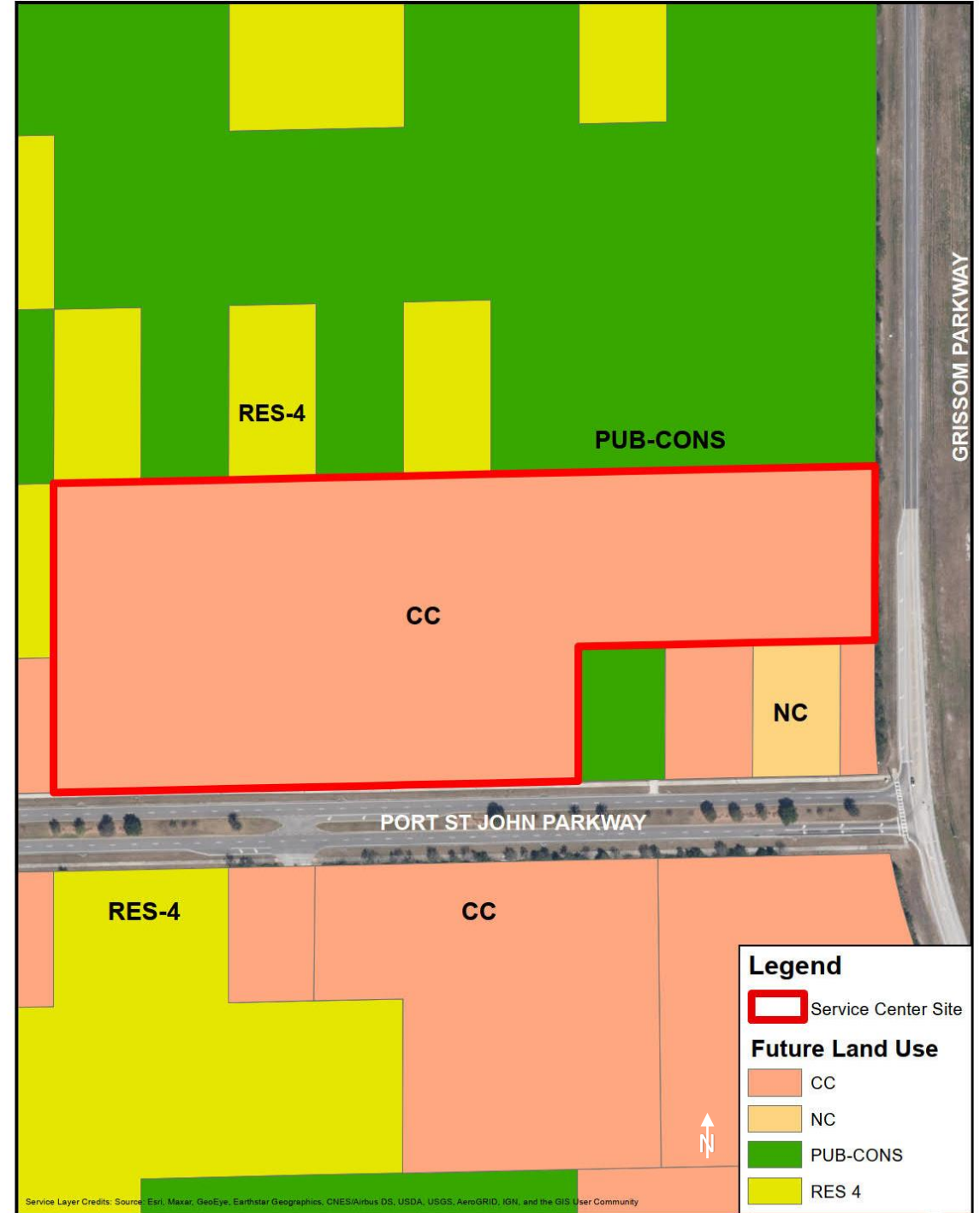
Two (2) parcels from Residential 4 (Res-4) and Neighborhood Commercial (NC) to Community Commercial (CC)



Proposed Future Land Use

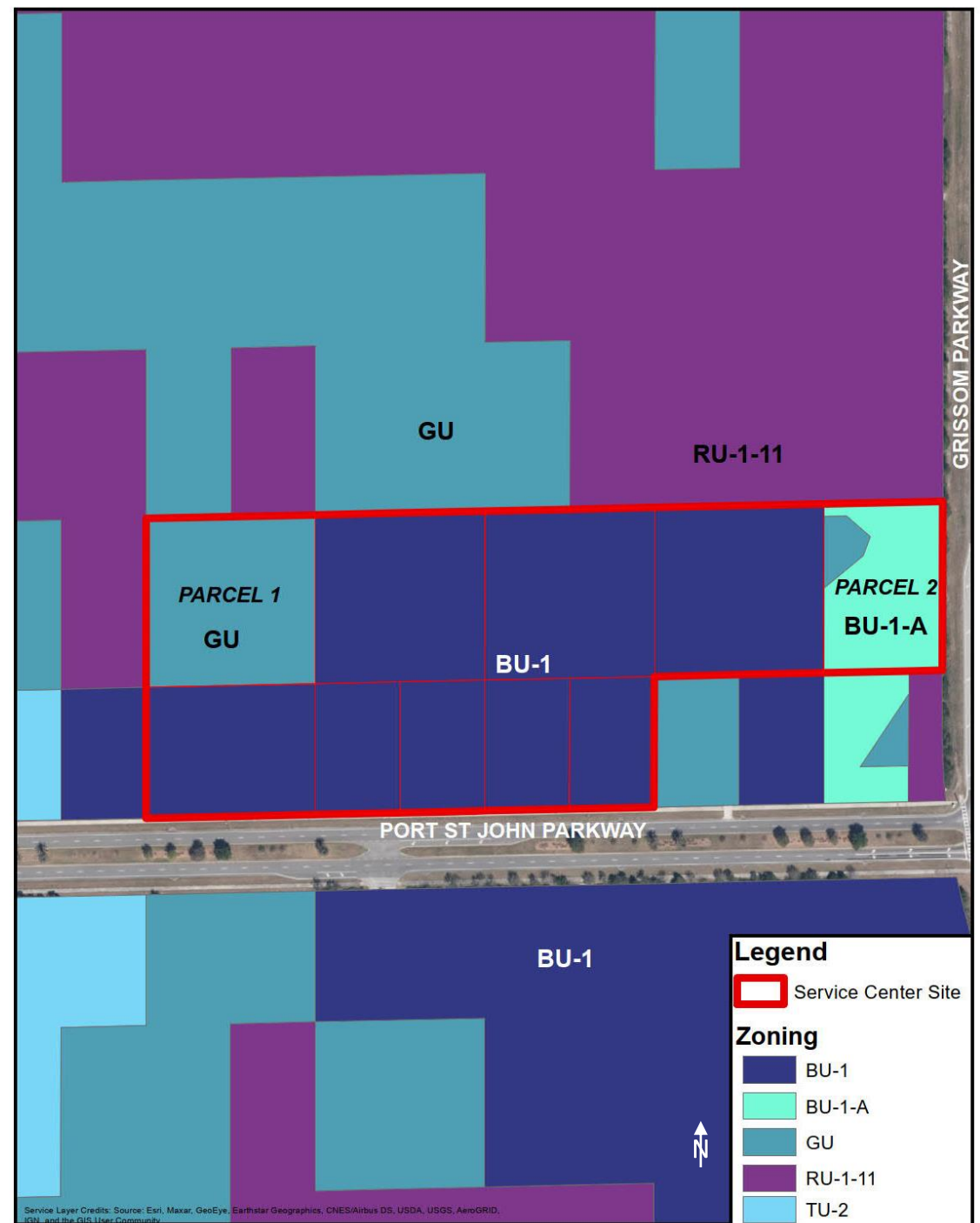
The proposed amendment is found to be consistent with, but not limited to, the following Brevard County Comprehensive Plan Policies:

- FLU Administrative Policy 3
- FLU Administrative Policy 4
- FLU Policy 2.1
- FLU Policy 2.7
- FLU Policy 2.8



Existing Zoning

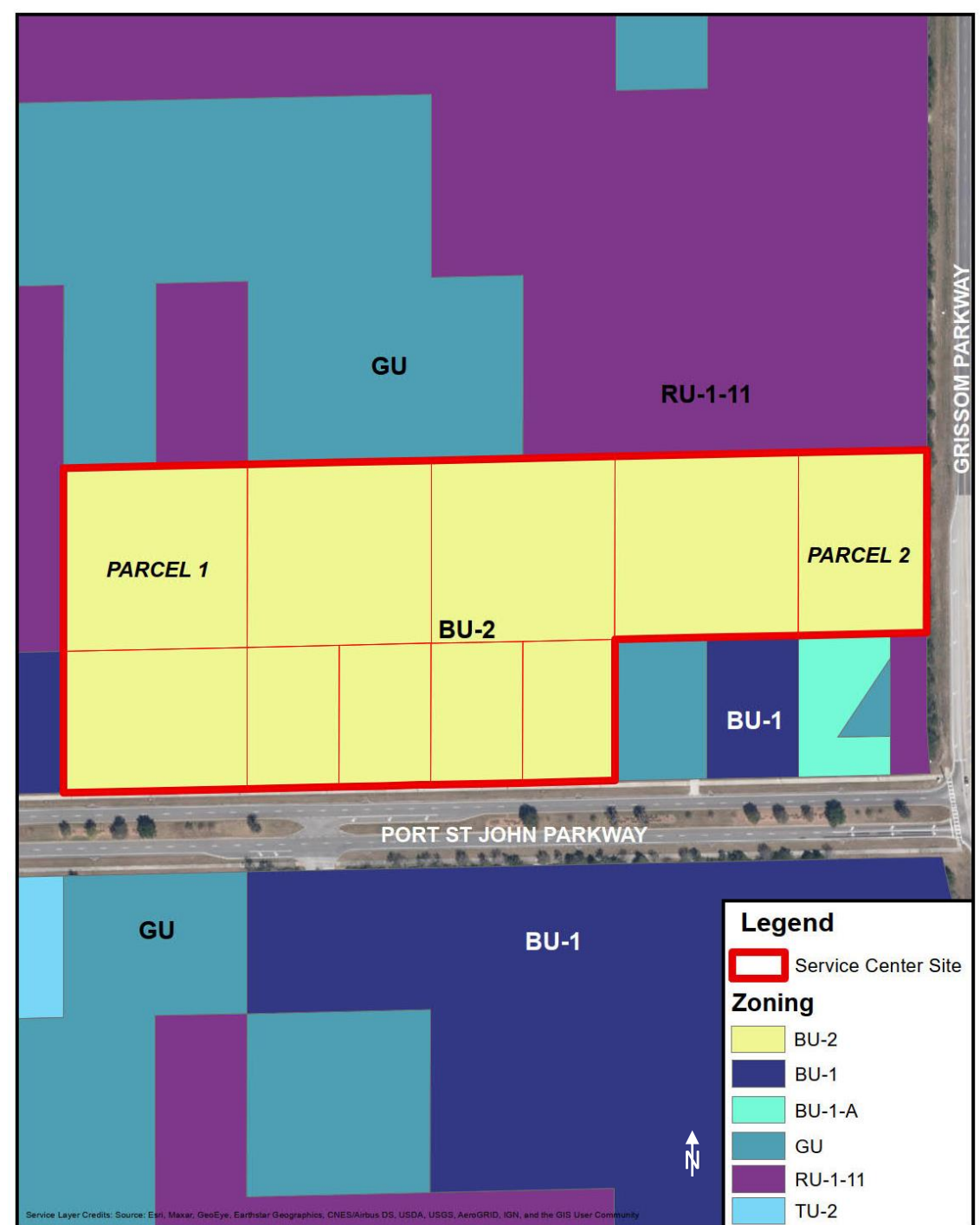
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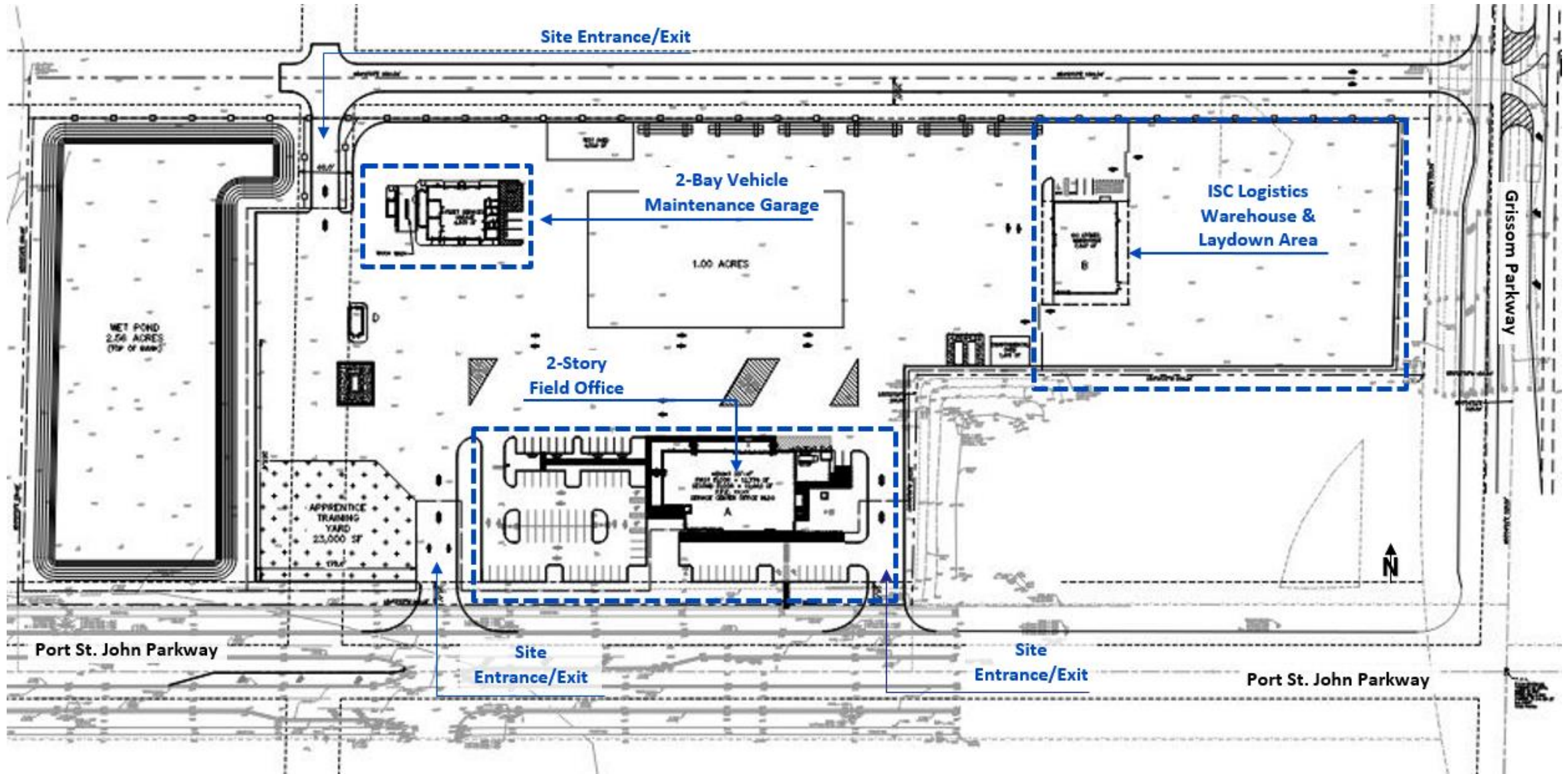
Proposed Zoning

The proposed amendment is found to be consistent with, but not limited to, the Brevard County Land Development Code and the following Brevard County Comprehensive Plan Policies:

- FLU Administrative Policy 3
- FLU Administrative Policy 4
- FLU Policy 2.2
- FLU Policy 2.3
- FLU Policy 2.7



Preliminary Site Plan



Requesting recommendation of approval

Thank you & happy to answer any questions