



Brevard County Board of County Commissioners

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Legislation Text

File #: 5544, **Version:** 1

Subject:

Norman Leigh Sherman, Jr., and Karen Denise Turowski request a Small Scale Comprehensive Plan Amendment (22S.18) to change the Future Land Use designation from AGRIC to RES 1. (22SS00014) (Tax Account 2002089) (District 1)

Fiscal Impact:

None

Dept/Office:

Planning & Development

Requested Action:

It is requested that the Board of County Commissioners conduct a public hearing to consider a Small Scale Comprehensive Plan Amendment (22S.18) to change the Future Land Use designation from AGRIC (Agricultural) to RES 1 (Residential 1).

Summary Explanation and Background:

The applicant is requesting to amend the Future Land Use designation from AGRIC to RES 1 on 4.4 acres. The subject property has retained the Future Land Use (FLU) designation of AGRIC since the adoption of the FLU map in 1988. The subject property has been developed with one single-family mobile home since 1994; in May 2003, the property was subdivided less the south 330 feet to the current 4.4 acres.

A Future Land Use Map amendment from Agric to Res 1 is required for consistency with the Comprehensive Plan and to permit the owners to replace their current mobile home with a new mobile home. RRMH-1 requires a minimum size of 1 acre lots and is consistent with RES 1 land use designation which permits low density residential development with a maximum density of up to 1 unit per acre.

The developed character of the surrounding area is a mix of undeveloped land, single-family detached dwellings and mobile homes on lots of 10 acres to 1+ acres, zoned GU, AU, RRMH-5, and RRMH-1.

The Board may wish to consider if the request is consistent with the Comprehensive Plan and compatible with the surrounding area.

On February 13, 2023, the Local Planning Agency heard the request and voted 9:1 to recommend approval.

Clerk to the Board Instructions:

Once resolution is received, please execute and return to Planning and Development.