



Brevard County Board of County Commissioners

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Legislation Text

File #: 6761, **Version:** 1

Subject:

William & Jeanette Gonedridge requests a changes of zoning classification from RR-1 to AU(L) and removal of an existing BDP. (24Z00003) (Tax Account 2000372) (District 1)

Fiscal Impact:

None

Dept/Office:

Planning and Development

Requested Action:

It is requested that the Board of County Commissioners conduct a public hearing to consider a change of zoning classification from RR-1 (Rural Residential) to AUL (Agricultural Residential Low Intensity) with the removal of an existing BDP (Binding Development Plan).

Summary Explanation and Background:

The applicants are requesting to rezone the property from RR-1 (Rural Residential) to AU(L) (Agriculture Residential Low Intensity) with the removal of an existing BDP limiting the development to two (2) lots. The applicants propose to construct a barn for personal use without an existing principal structure.

In 2022, the home on the property was demolished and the subject parcel was rezoned from AU to RR-1 (via 22Z00018) for the purpose of having two lots. The applicants are now requesting the removal of the existing Binding Development Plan (BDP) and a change to AU(L) on the 3.33-acre site.

The requested zoning of AU(L) zoning classification permits single-family residences and agricultural pursuits on a minimum 2.5 acre lot. The AU(L) classification also permits the raising/grazing of animals, fowl and beekeeping for personal use and prohibits commercial agricultural activities.

The predominate zoning classification in the surrounding area is RR-1 with AU zoning to the west and SR (Suburban Residential) and RU-1-9 (Residential Single-Family) zoning to the east.

The Board may consider if the request is consistent and compatible with the surrounding area.

On April 15, 2024, the Planning and Zoning Board heard the request and unanimously recommended approval.

Clerk to the Board Instructions:

None