



# Brevard County Board of County Commissioners

2725 Judge Fran Jamieson  
Way  
Viera, FL 32940

## Legislation Text

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**File #:** 6730, **Version:** 2

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### **Subject:**

Acceptance, Re: Binding Development Plan with Florida Dealer Center, LLC (23Z00081) (District 1)

### **Fiscal Impact:**

None

### **Dept/Office:**

Planning and Development

### **Requested Action:**

In accordance with Section 62-1157, it is requested that the Board of County Commissioners accept, and authorize the Chair to execute, the Binding Development Plan for zoning application 23Z00081.

### **Summary Explanation and Background:**

A Binding Development Plan (BDP) is a voluntary agreement presented by the property owner to self-impose limits upon development of a property in support of a change of zoning or conditional use permit. Pursuant to Section 62-1157, a BDP shall be recorded in the public records within 120 days of the Board's approval of the zoning request. The Board's approval of the zoning action is not effective until the BDP is recorded. Following staff and legal review, the BDP is presented to the Board in recordable form as a Consent Agenda item in order to finalize the zoning action.

On February 1, 2024, the Board approved a change of zoning classification from BU-1 and BU-2, with an existing BDP, to all BU-2 and removal of existing BDP, and added a new BDP with the following conditions:

- The site shall be developed per any allowable BU-1 use or as a trades retail, wholesale and storage facility and related ancillary services and facilities, as allowed in BU-2 Zoning.
- Any outdoor storage shall be to the rear of any building.

The attached BDP contains these conditions.

### **Clerk to the Board Instructions:**

Upon recordation, please return two certified copies of the Binding Development Plan to Planning and Development.