



# Brevard County Board of County Commissioners

2725 Judge Fran Jamieson  
Way  
Viera, FL 32940

## Legislation Text

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**File #:** 2362, **Version:** 1

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### **Subject:**

Thomas R. and Rachel Darnell (Kendall Moore) requests a change of zoning classification from SEU to AU. (20Z00037) (Tax Account 2700779) (District 5)

### **Fiscal Impact:**

None

### **Dept/Office:**

Planning and Development

### **Requested Action:**

It is requested that the Planning and Zoning Board conduct a public hearing to consider a change of zoning classification from SEU (Suburban Estate Use) to AU (Agricultural Residential).

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

The applicant is requesting a change of zoning classification from SEU (Suburban Estate Use Residential) to AU (Agricultural Residential) for the purpose of having more horses than are allowed through a conditional use permit in SEU, as well as 4 to 5 goats. The animals will be for the personal use of the property owner. The parcel is located at 5685 Lake Washington Road, and currently contains a single-family residence and a pole barn. SEU is the original zoning of the parcel. The SEU zoning classification permits single-family detached dwellings on one acre lots, with a minimum width of 125 feet and depth of 200 feet.

The property retains Residential 2 Future Land Use designation, which may be consider to be consistent with the current zoning of SEU and the requested AU zoning.

The majority of lots in the area are zoned SEU, with the exception of two 12.69-acre lots zoned AU approximately 1,200 feet to the west. There is a subdivision on the opposite side of Lake Washington Road within the jurisdiction of the City of Melbourne. There are several large parcels owned by the City of Melbourne consisting of a water treatment facility located approximately 2,000 feet to the west.

The Board may wish to consider whether the introduction of the AU zoning classification is consistent and compatible with the surrounding neighborhood, given the surrounding area is primarily SEU. In addition, the Board may wish to consider the potential effects of agritourism in the surrounding area.

The Board of County Commissioners will consider the request on **Thursday, February 4, 2021, at 5:00 p.m.** at the Brevard County Government Center, 2725 Judge Fran Jamieson Way, Building C, 1st Floor, Viera, Florida.

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

None.