



Brevard County Board of County Commissioners

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Legislation Text

File #: 3051, **Version:** 1

Subject:

Acceptance, Re: Binding Development Plan with Michael J. and Annette Costello (District 5)

Fiscal Impact:

None

Dept/Office:

Planning & Development

Requested Action:

In accordance with Section 62-1157, it is requested that the Board of County Commissioners accept, and the Chair sign, the Binding Development Plan.

Summary Explanation and Background:

A BDP (Binding Development Plan) 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. 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 May 6, 2021, the Board approved a rezoning request from RR-1 (Rural Residential) to AU (Agricultural Residential), with a BDP. The conditions of the BDP include, but are not limited to, the following:

Developer/Owner agree to the AU zoning classification with the following uses prohibited on the property: Packing, processing, and sales of commodities raised on the premises, as provided in Chapter 86, Article IV of the Brevard County Code of Ordinances; dude ranches, with a minimum area of 40 acres, barns or stables shall be 200 feet from any property line; fowl raising and beekeeping, plant nurseries, private golf course; private camps; foster homes; fish camps; group homes, Level One, subject to the requirement set forth in Section 62-1835.9 of the Brevard County Code of Ordinances; landscaping business; mobile home residential dwelling; power substations, telephone exchanges and transmission facilities; private parks and playgrounds; and resort dwellings.

Clerk to the Board Instructions:

Upon recordation, please return two certified copies of the BDP to Planning & Development.