



Brevard County Board of County Commissioners

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Legislation Text

File #: 5597, **Version:** 1

Subject:

Bobby Jo Thomas requests a change of zoning classification from GU to RRMH-1. (23Z00002) (Tax Account 3029907) (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 change of zoning classification from GU (General Use) to RRMH-1 (Rural Residential Mobile Home).

Summary Explanation and Background:

The applicant is requesting a change of zoning classification from GU to RRMH-1 for the purpose of building a single-family residence on the vacant unimproved property. At 2.87 acres, the subject property does not meet the minimum size requirement of 5 acres for the GU zoning classification. The proposed RRMH-1 classification permits single-family mobile homes and detached single-family on a minimum one-acre lots, with a minimum width and depth of 125 feet, and a minimum living area of 600 square feet. The RRMH-1 classification also permits horses, barns, and horticulture as accessory uses.

Parcels in the surrounding area range from 3 acres to 4.45 acres. The parcel to the north is zoned GU with a single-family residence on 2.87 acres. The undeveloped parcel to the west, across Blounts Ridge Road, is zoned AU & RRMH-1 on 3 acres. The undeveloped parcel to the south and east is zoned GU on 4.45 acres.

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

On March 13, 2023, the Planning & Zoning Board heard the request and unanimously recommended approval.

Clerk to the Board Instructions:

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