

**Board of County
Commissioners Meeting**

May 17, 2022

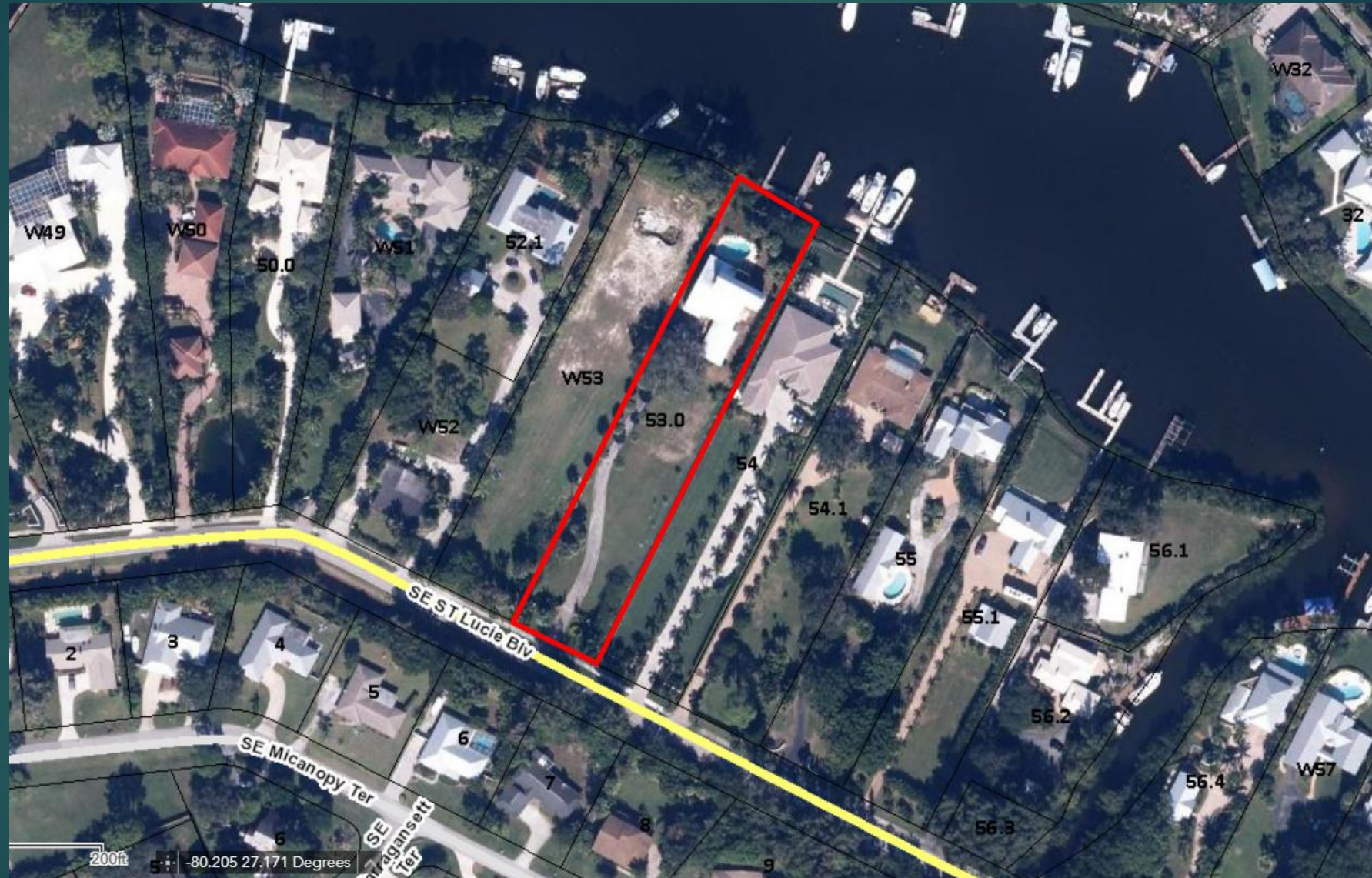
**Brian Elam
Senior Planner**

Jeremy and Katherine Oakey Rezoning (O041-001)

LOCATION MAP



2021 SUBJECT SITE AERIAL PHOTOGRAPH

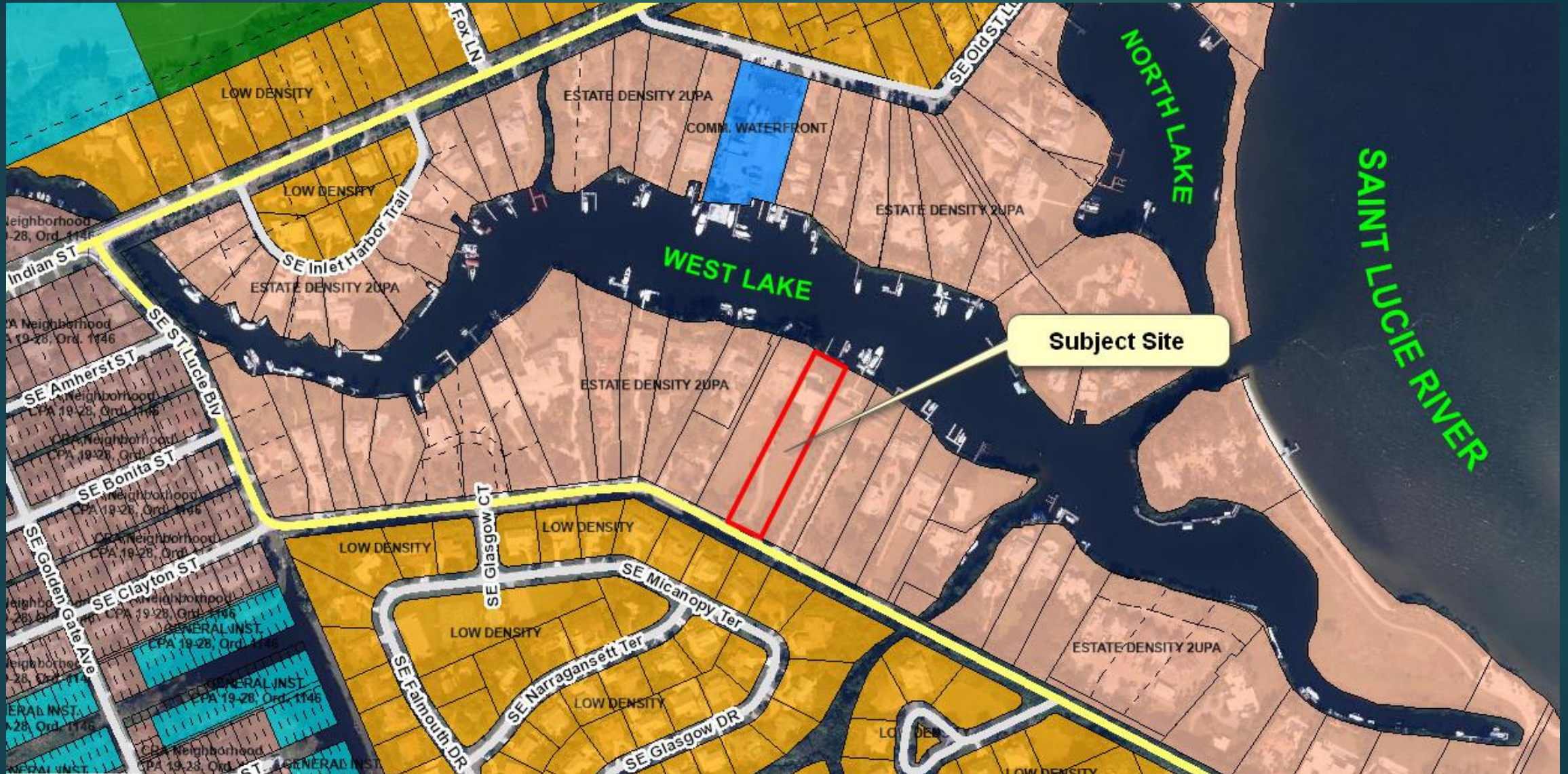


ZONING ATLAS EXCERPT



WE-1, WATERFRONT ESTATE DISTRICT

FUTURE LAND USE MAP



ESTATE DENSITY 2UPA

CATEGORY “A” ZONING OPTIONS

There is one standard zoning district that is available to implement the Estate Density 2UPA land use policies of the CGMP which is:

- RE-1/2A
- PUD Zoning is also an option

DEVELOPMENT STANDARDS

(Excerpt from LDR, Table 3.12.1 (2021))

Category	Zoning District	Min. Lot Area (sq. ft.)	Min. Lot Width (ft)	Max. Res. Density (upa)	Max. Hotel Density (upa)	Max Building Coverage (%)	Max. Height (ft)/(Stories)	Min. Open Space (%)	Other Req. (footnote)
A	RE-1/2 A	21,780	100	2.00	–	–	30	50	–
B	WE-1	30,000	100	(a)	–	35	30/2	50	–

(a) Maximum residential density shall be one single-family residential dwelling unit per lawfully established lot.

(Excerpt from LDR, Table 3.12.2 (2021))

Category	Zoning District	Front/by story (ft.)				Rear/by story (ft.)				Side/by story (ft.)			
		1	2	3	4	1	2	3	4	1	2	3	4
A	RE-1/2A	25	25	25	25	15	15	15	15	15	15	15	15
B	WE-1	35 (g)	35 (g)	–	–	50 (g)	50 (g)	–	–	15	15	–	–

SURROUNDING AREA



**SURROUNDING AREA REZONING TO
CATEGORY "A" RE-1/2A RESIDENTIAL ESTATE DISTRICT**

STAFF RECOMMENDATION

1. Move that the Board receive and file the agenda item and the staff report as Exhibit 1.
2. Move that the Board approve the request to rezone from WE-1, Waterfront Estates District to RE-1/2A, Residential Estate District.

THIS CONCLUDES THE PRESENTATION