



The CITY OF DAYTONA BEACH

“THE WORLD’S MOST FAMOUS BEACH”

MEMORANDUM

DATE: November 12, 2018

TO: James V. Chisholm, City Manager

FROM: Dennis Mrozek, AICP, Planning Director *Dm*

SUBJECT: Preserve at LPGA – Large Scale Comprehensive Plan Amendment
(DEV2018-026)

A request by Robert A. Merrell III, Esquire, Cobb Cole, and Raymond J. Spofford, AICP, England-Thims and Miller, Inc. on behalf of E. Scott Bullock, Consolidated-Tomoka Land Co., for approval of a Large Scale Comprehensive Plan Amendment (LSCPA) changing the Future Land Use Element, Neighborhood V, to increase the density from one (1) unit per acre to two (2) units per acre, with a maximum density of four (4) units per net acres on the 130 acre site generally located on the west side of LPGA Boulevard, between International Tennis Drive and International Speedway Boulevard. The Applicant desires to develop the property as a single-family subdivision through a Planned Development General (PD-G) rezoning.

At the October 25, 2018 Planning Board meeting, the Board recommended approval 6-to-0. Staff supports the Planning board recommendation to the City Commission.

The first Public Hearing will be heard by the City Commission on December 5, 2018. If approved, this LSCPA and supporting detailed analysis will get transmitted to the Department of Economic Opportunity (DEO) for their statutory review in accordance with the expedited state review, Chapter 163.3184 (3) Florida Statutes. The second Public Hearing for adoption is tentatively scheduled for February 6, 2019 after DEO has completed their statutory review process.