



# City of Pensacola

222 West Main Street  
Pensacola, FL 32502

## Memorandum

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**File #:** 19-00422

City Council

9/26/2019

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### **LEGISLATIVE ACTION ITEM**

**SPONSOR:** Grover C. Robinson, IV, Mayor

**SUBJECT:**

**PUBLIC HEARING:** REQUEST FOR ZONING MAP AMENDMENT - 3200 BLOCK SEVILLE DRIVE

**RECOMMENDATION:**

That City Council conduct a Public Hearing on September 26, 2019, to consider the request to Amend the Zoning Map for the property located in the 3200 Block of Seville Drive.

**HEARING REQUIRED:** Public

**SUMMARY:**

The City has received a request from Justin and Kristin Beck to amend the City's Zoning Map from Single Family Residential (R-1AAAAA) to Single Family Residential (R-1AAAA).

The proposed change will make the zoning district consistent with the adjacent platted lot to the east which is under common ownership by the applicants. At approximately 12,196 sf, the parcel is currently undersized for the district; the district regulations require a minimum of 20,000 sf. The parcel would be challenging to develop while applying the more stringent R1-AAAAA standards given the lot depth is less than the sum of the required front and rear setbacks. The adjacent properties to the west along Bayou Texar which are located within the R1-AAAAA zoning district are larger lots and can accommodate the more substantial, estate-like setbacks. The allowed uses for the property *will not* change with this Amendment.

On July 9, 2019, the Planning Board unanimously recommended approval of the Zoning Map Amendment.

**PRIOR ACTION:**

None

**FUNDING:**

N/A

**FINANCIAL IMPACT:**

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None

**CITY ATTORNEY REVIEW:** Yes

9/10/2019

**STAFF CONTACT:**

Christopher L. Holley, City Administrator  
Kerrith Fiddler, Assistant City Administrator  
Sherry H. Morris, Planning Services Administrator

**ATTACHMENTS:**

- 1) 3200 Block Seville Drive Zoning Map Amendment Application Planning Board - 7/9/2019
- 2) Planning Board Minutes - 7/9/2019
- 3) 3200 BLK Seville Drive - Zoning Map, dated September 2019
- 4) Proposed Ordinance No. 30-19 - 3200 Block Seville Drive

**PRESENTATION:** No