



ITEM NO. RES-2017-188

DATE: 09/05/2017

AGENDA REQUEST

*PUBLIC HEARINGS\PLANNING
& DEVELOPMENT SERVICES

QUASI-JUDICIAL

TO: Board of County Commissioners

PRESENTED BY: Jeffrey Johnson, Senior Planner

SUBMITTED BY: Planning Division

SUBJECT: Northside Worship Center Inc. (Educational Services, grades K-12) -
Conditional Use Permit

BACKGROUND:

Northside Worship Center, Inc. is requesting a Conditional Use Permit to allow for educational services (grades K-12) on the southern +/- 2.9 acre portion of an +/- 5.75 acre property that is zoned Institutional, located on the north side of St. Lucie Boulevard between the International Airport and 25th Street (3100 St. Lucie Boulevard). The subject property is zoned I, Institutional and is designated P/F, Public Facilities on the Future Land Use Map and lies within the Airport Zoning Overlay which regulates development to assure there are no conflicts with aviation safety and security.

Educational services and facilities are allowed in the Institutional Zoning District as a Conditional Use in accordance to Land Development Code (LDC), Section 3.01.03.X.7.f. The proposed school will occupy approximately 4,500 s.f. of the existing 12,835 s.f. of building and will operate 7:00 a.m. to 6:00 p.m., Monday through Friday, independent from church related activities. There is no new building construction proposed with this request.

PREVIOUS ACTION:

July 20, 2017 - The Planning and Zoning Commission recommended unanimous approval of the request to the Board of County Commissioners.

FINANCIAL IMPACT:

N/A

RECOMMENDATION:

Staff recommends approval of the conditional use permit for educational services (grades K-12) subject to conditions in the resolution.

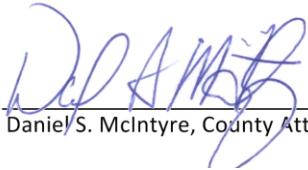
COMMISSION ACTION:

Coordination/Signatures



Leslie Olson, Director, Planning & Development Services

8/16/2017



Daniel S. McIntyre, County Attorney

8/18/2017



Mark Satterlee, Deputy County Administrator

8/21/2017