



City of Venice
Planning & Zoning Department

MEMORANDUM

To: Lori Stelzer, City Clerk
From: Jeff Shrum, AICP, Community Development Director
Date: February 6, 2014
Re: **Transmittal of Petition for Council Action**
Zoning Map Amendment No. 14-1RZ, VICA

The subject petition is for rezoning approximately 368 +/- acres located along Jacaranda Blvd. (east and west) south of Laurel Road, and North of Border Road from Residential Multi-Family-1 (RMF-1) to Planned Unit Development (PUD).

On April 15, 2014, the Planning Commission, sitting as the local planning agency, found the request consistent with the Comprehensive Plan and in compliance with the Land Development Regulations and voted to recommend to City Council **APPROVAL** of Zoning Map Amendment Petition No.14-1RZ with the following stipulations:

1. Sidewalks will be placed on both sides of the street. Exceptions: sidewalks will be required on one side of the street only, in locations where residential lots are present on only one side of the street or where there are no residential lots present.
2. No sign will be placed on the Jacaranda Boulevard median at Laurel Road.
3. Approval of only the first two sentences, page five staff summary, regarding staff authority as follows: "the Zoning Administrator shall have authority to administratively approve minor modifications of standards contained within the VICA Planned Unit Development, excluding standards related to density, building height, buffer widths, and the addition of permitted uses. Reasonable mitigation measures may be imposed by the Zoning Administrator to limit impacts from the requested adjustment of standards"

To continue the processing of the petition, please schedule the first of two public hearings before City Council and prepare the rezone ordinance. As this zoning amendment is a PUD, planning staff would like to review the ordinance to ensure inclusion of appropriate documentation to be recorded with the ordinance, e.g. binding master plan and developer's agreement. Also, please advise planning staff for posting of the property to ensure adequate timing of the posted notice.

To assist in preparation for the public hearings, please forward to City Council the attached staff report prepared for the Planning Commission and associated documentation (exhibits) that includes the petitioners' application.

Attachment: Planning Commission Staff Report
Petition Exhibits

cc: 14-1RZ File