



# VILLAGE OF TEQUESTA

## Department of Community Development

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**Staff Report** – Village Council Public Meeting 10.11.18

**ORDINANCE 15-18 – First Reading**  
**Small Scale Future Land Use Map Amendment**

**REQUEST:** Small Scale Future Land Use map amendment of the subject properties located on US Highway 1.

Parcel	Address	PCN	Size (Acres)	Current Future Land Use	PROPOSED Village of Tequesta Future Land Use
1	691 N US HIGHWAY 1	60-43-40-30-58-001-0000	0.3857	Commercial	Mixed Use
2	19626 N US HIGHWAY 1	60-43-40-30-58-004-0000	0.2755	Commercial	Mixed Use
3	3471 INLET CT	60-43-40-30-58-003-0000	0.1377	Commercial	Mixed Use
4	3486 CANAL CT	60-43-40-30-58-002-0000	0.1377	Commercial	Mixed Use
<b>TOTAL</b>			1.05		

The proposed development “Pelican Square” includes the following applications:

- 1) Small scale map amendment from Commercial to Mixed Use;
- 2) Zoning map amendment from C2 – Community Commercial to Mixed Use;
- 3) Mixed use site plan featuring 12 multifamily units, and approximately 4,910 sf Office use;

*Ordinance 15-18 (FLU Map Amendment) was heard and recommended for approval by the Local Planning Agency (LPA) at the September 20, 2018 meeting (LPA approved 5-0). The Village Council will hear Ordinance 15-18 on October 11, 2018 (First Reading).*