



**Zoning Case #1119-02
H&P North Beach, LLC.**

**Rezoning for a Property at
202, 229, and 230 Kleberg Place**

From “RM-AT” To “CR-3”

Planning Commission
November 13, 2019



Aerial Overview

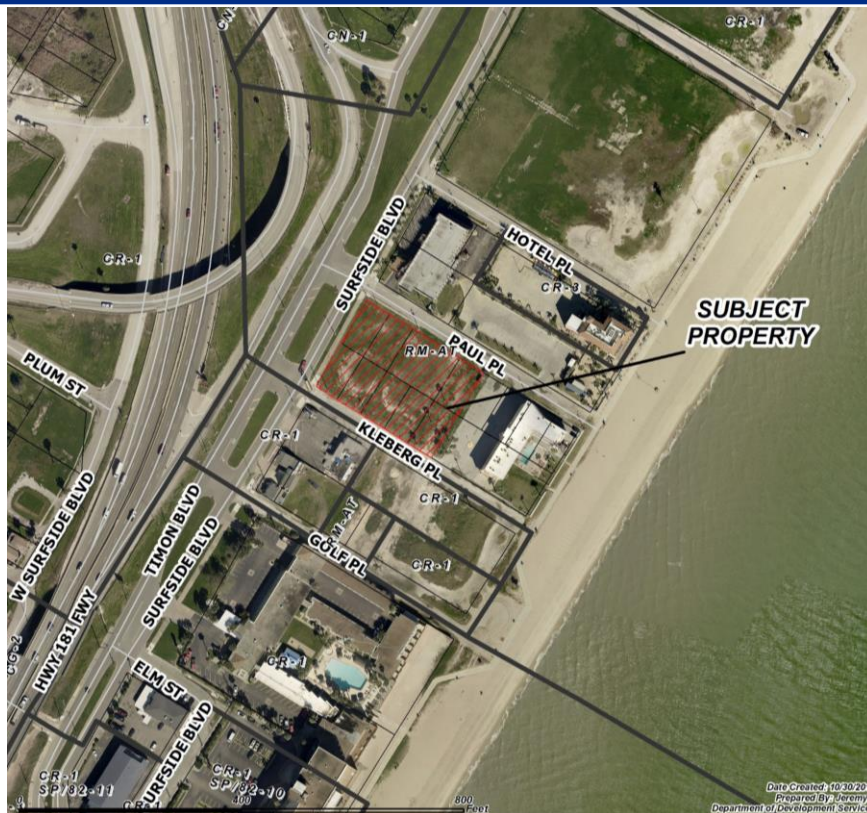


Source: Esri, Digital
AerGRID, IGN, and

(c) OpenStreetMap and contributors,
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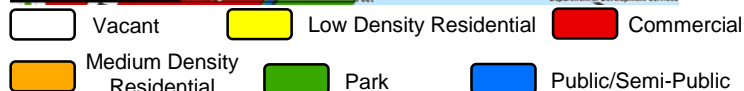
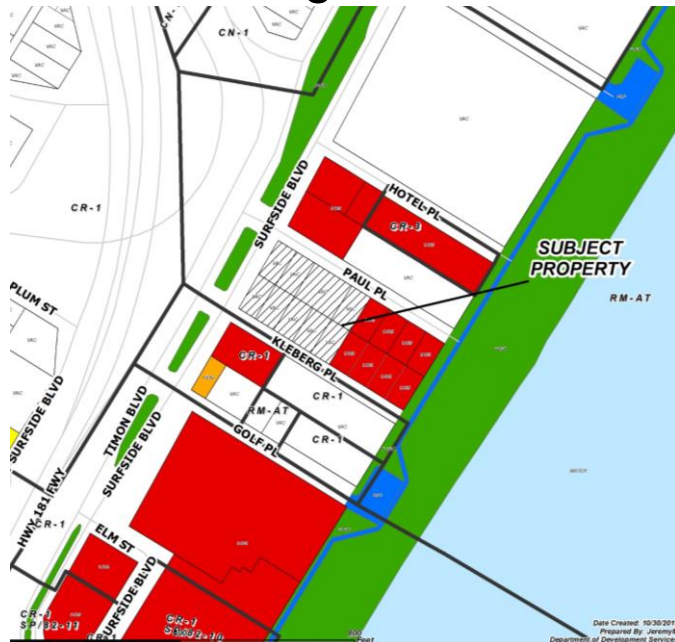
Subject Property at 202 Kleberg Place



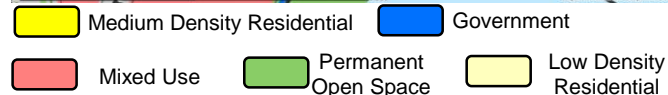
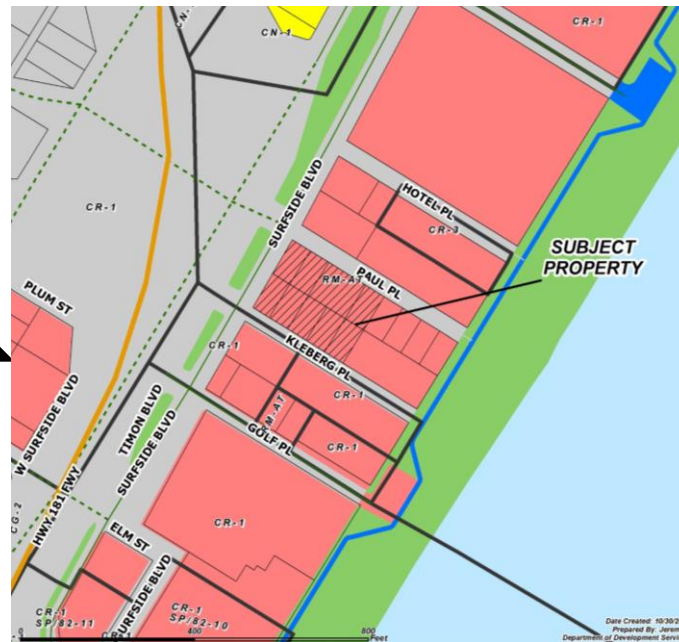


Land Use

Existing Land Use



Future Land Use





Subject Property, East on Surfside Boulevard



Subject Property



Surfside Boulevard, South of Subject Property





Surfside Boulevard, West of Subject Property





Surfside Boulevard, North of Subject Property





Public Notification

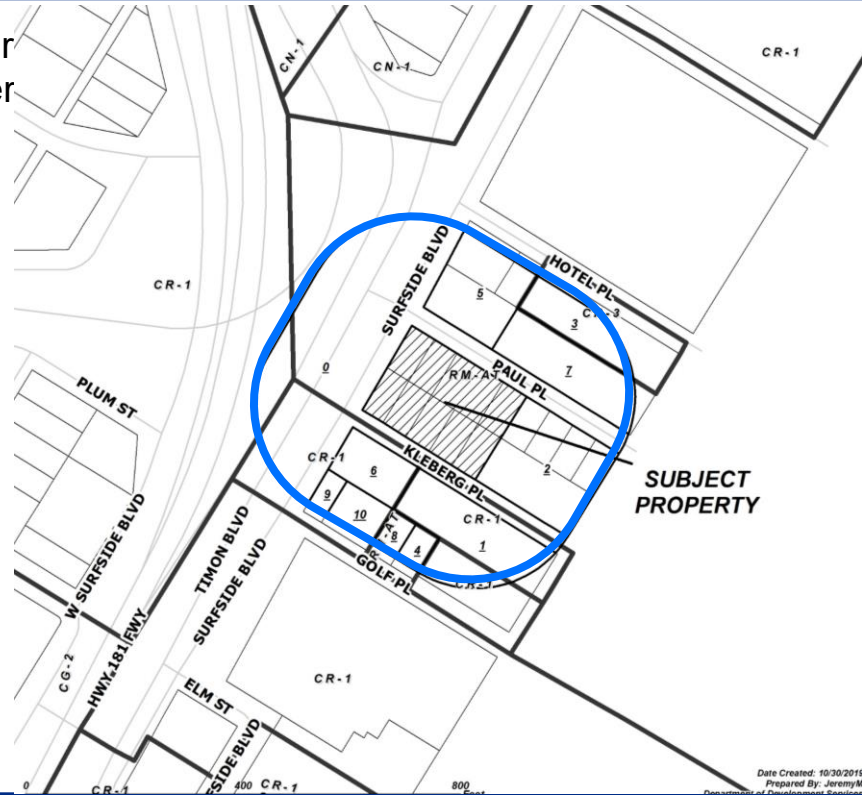
10 Notices mailed inside 200' buffer
5 Notices mailed outside 200' buffer

Notification Area

Opposed: 0 (0.00%)



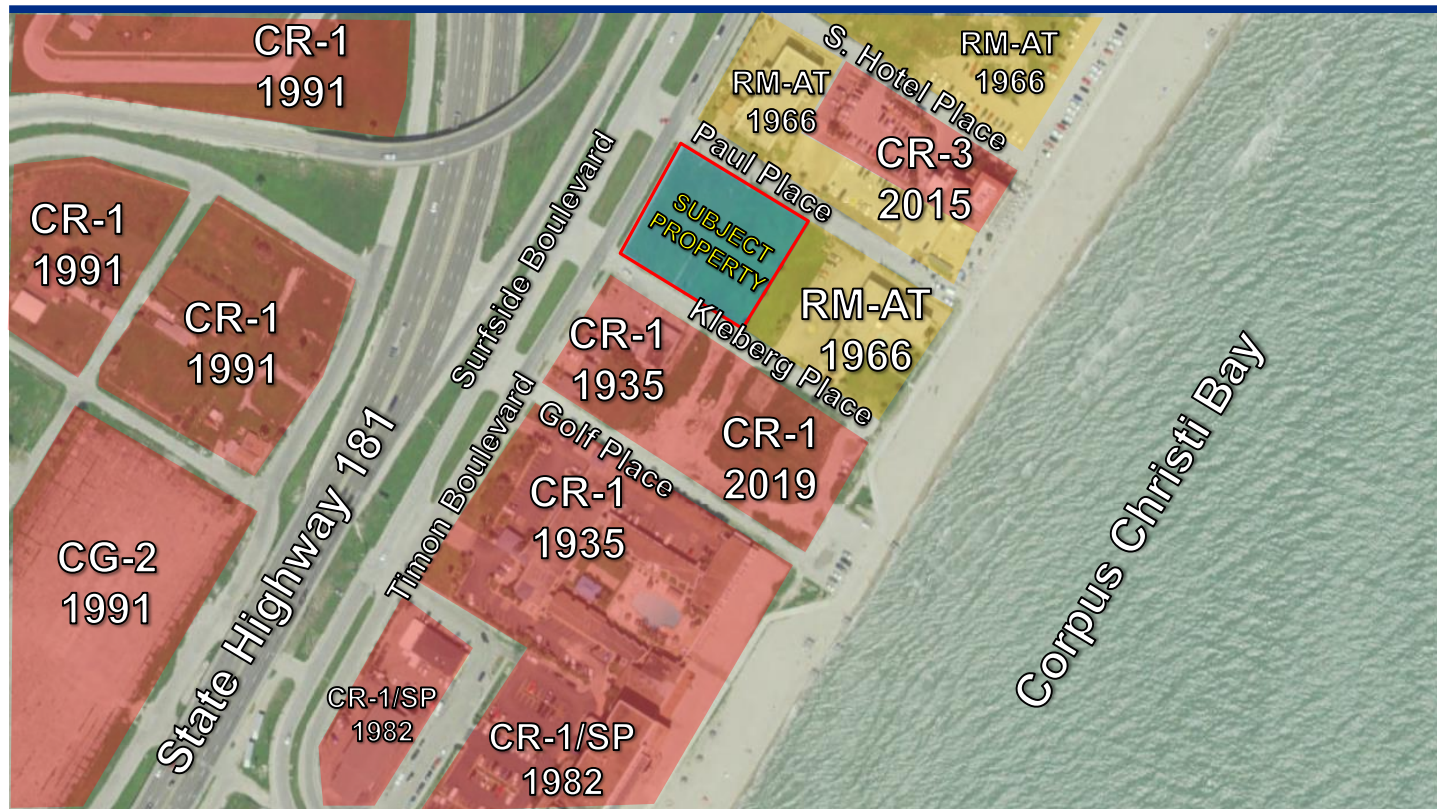
In Favor: 0



Date Created: 10/30/2019
Prepared By: Jeremy M
Consent of Development Services

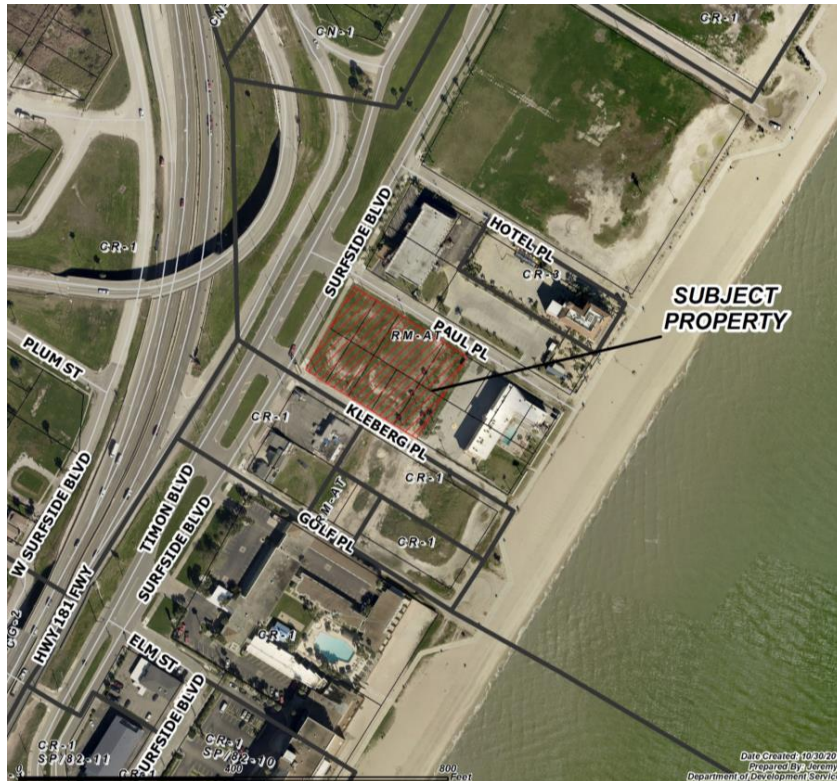


Zoning Pattern





UDC Requirements



Buffer Yards:
CR-3 to RM-AT:
Type A: 10' & 10 pts.

Setbacks:
Street: 10 feet
Side/Rear: 0 feet

Parking:
N/A

Landscaping, Screening, and
Lighting Standards

Uses Allowed: Multifamily,
Offices, Medical, Restaurants,
Retail, Bars, and Hotels.



Utilities



Water:
6-inch ACP



Wastewater:
8-inch VCP



Gas:
2-inch Service Line



Storm Water:
24-inch Line



Staff Recommendation

Approval of the
“CR-3” Resort Commercial District