



**Department of Planning,
Zoning & Building**

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News Release

FOR IMMEDIATE RELEASE ON:

Date: February 1, 2019

*(Revised 1/25/18; 1/19/18; 11/06/17; 7/6/17,
8/6/18, 8/17/18, 8/20/18, 9/5/18, 10/4/18,
11/29/18, 2/1/19, 3/27/19; 4/22/19; 5/16/19;
6/19/19, 7/17/19, 8/19/19, 10/4/19)*

FOR MORE INFORMATION, CALL:

Jon MacGillis, 561-233-5234

Landscape Service Use

UPDATE

County Agency Staff are currently processing and reviewing a Unified Land Development Code Amendment (ULDC) for review by Land Development Review Advisory Board (LDRAB/LDRC) and adoption by the Board of County Commission (BCC) in the summer 2019.

GENERAL TIMELINE

- **January-February 2019** - Zoning Division with input from key County Agencies prepare the draft ULDC amendment
- **February 13, 2019** - Meeting with Key Industry to finalize comments provision for the code language and establish the timeline for adoption meetings/hearings.
- **April 3, 2019** – Reconvene Landscape Service Subcommittee to review final ULDC draft code language.
- **April 24, 2019** – Workshop with LDRAB on proposed draft.
- **May 22, 2019** - [LDRAB/LDRC Hearing](#) - (Standalone ordinance)
- **June 27, 2019** – [Zoning BCC Hearing](#) – *Permission To Advertise* Approved 7-0
- **October 24, 2019** – [Zoning BCC Hearing](#) – *1st Reading*
- **November 25, 2019** – Zoning BCC Hearing – *Adoption*

If you have questions regarding this amendment, contact Wendy Hernandez, Zoning Manager at: 561-233-5218 or wnhernan@pbcgov.org.

Background:

On March 22, 2018, under Commissioner Comments, the BCC directed Zoning staff to prepare ULDC amendments to address the Landscape Service use. They also discussed how to address properties that have already been cited by Code Enforcement.

Code amendments will focus on the following:

- Landscape service as an accessory use of 45% of the bonafide nursery land area
- Removal of the accessory receipt requirement
- Limits on the number of vehicles employees occupy for parking
- Include Access and Drainage requirements for the site
- Review approval process for the use

In March 2017 the Planning, Zoning and Building (PZ&B) Department staff convened a Land Development Regulation Advisory Board (LDRAB) Subcommittee to solicit feedback from Landscape Service industry representatives and interested parties. The objective of the Subcommittee was to ascertain if there are any options consistent with County plans and policies to accommodate Landscape Service operations in Residential or Agricultural zoning districts.

On November 27, 2017, the LDRAB Subcommittee made a motion to ask the BCC to provide staff direction on whether or not they would support Landscape Service use as accessory to a principal Nursery, in which the accessory use can utilize up to 45% of the principal use land area. Currently the Code allows up to 30% of the gross floor area to be utilized as accessory use.

In January 2018, BCC chose the recommendation by staff, not to amend the ULDC, but did direct staff to look at the Comp Plan and ULDC to allow Landscape Service accessory to a valid nursery in the upcoming ULDC Round of Amendments.

On May 22 2018, BCC denied initiation of an amendment on the allowable uses in the preserve areas of the Agricultural Reserve Planned Development in the AGR Tier, with a vote of 7-0.