



Future Land Use Atlas Amendment Petition Summary

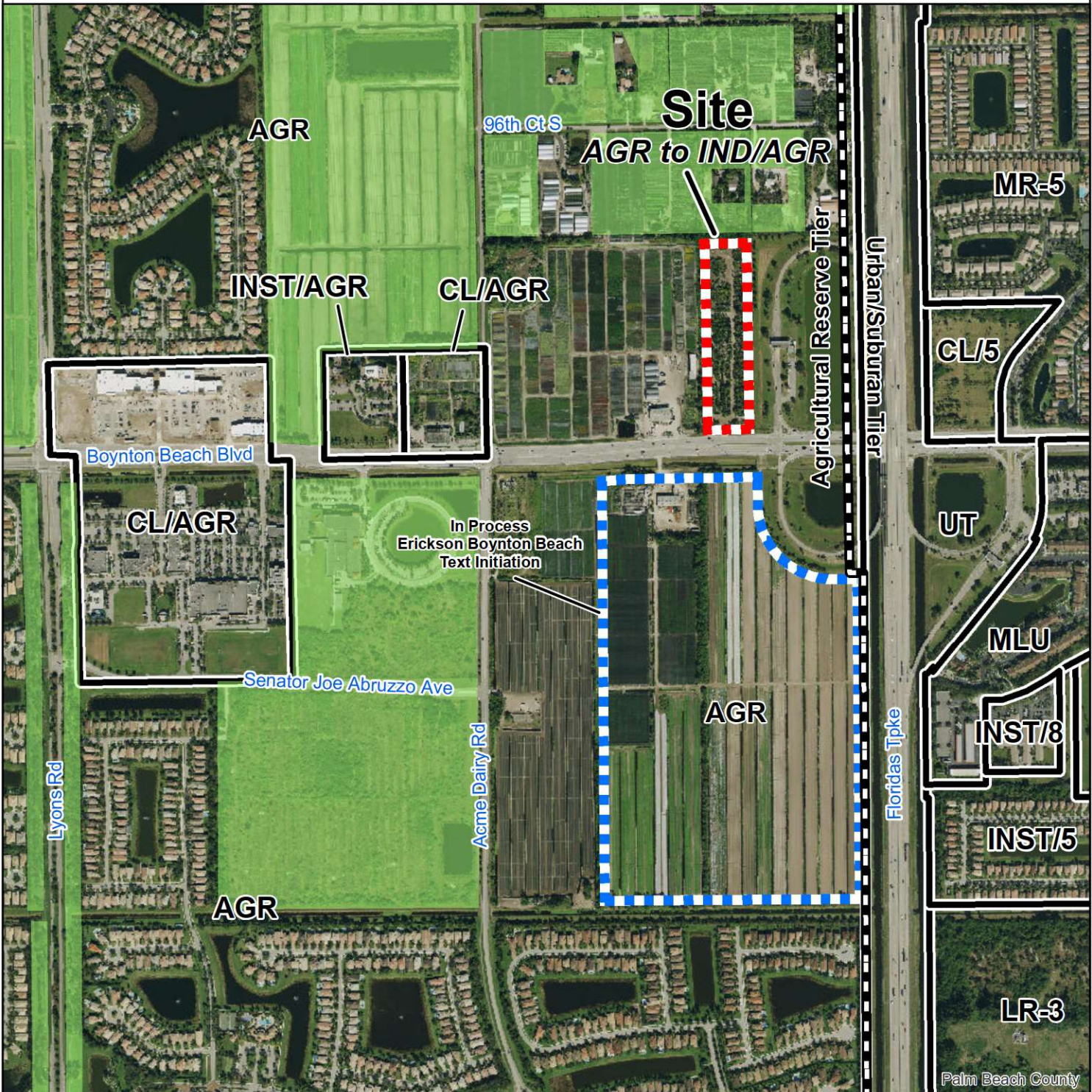
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|------------------------|---|-----------------------|-------------|
| Amendment Name | BC Commerce Center | Round Number | 23-A |
| Amendment No. | LGA 2023-003 | Intake Date | 5/11/2022 |
| Acres | 9.26 | Control No. | 2016-00163 |
| Location | Northwest corner of the Florida's Turnpike and Boynton Beach Boulevard | Zoning App No. | |
| Status | In Process | | |
| Type | Large Scale Privately Initiated | | |
| Project Manager | Travis Goodson | | |

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|-----------------------------|---|
| Agent | JMorton Planning & Landscape Architecture |
| Applicant | BC Boynton Industrial, LLC (Jon Channing) |
| Owner | Paul Dye, Kimberly Tieran, Martha Ely, Randy Ely and Randall Thorne |
| Existing Use | Agricultural |
| Current FLU | Agricultural Reserve (AGR) |
| Current Zoning | Agricultural Reserve (AGR) |
| Current Potential | Agricultural uses, up to 60,505 square feet |
| Proposed FLU | Industrial with underlying Agricultural Reserve (IND/AGR) |
| Proposed Zoning | Light Industrial (IL) or Multiple Use Planned Development (MUPD) |
| Proposed Potential | Industrial uses, up to 181,515 square feet |
| Utility Service Area | Palm Beach County Water Utilities |
| Annexation Area | None |
| Plans/Overlays | West Boynton Community Plan |
| Tier | Agricultural Reserve (AGR) - No change |
| Commissioner | Maria Sachs, District 5 |

| | |
|---------------------------------|---|
| Parcel Control Number(s) | Comments: |
| 00-42-43-27-05-050-0992 | With conditions limiting to light industrial uses |

Comprehensive Plan Text Amendment

BC Commerce Center (LGA 2023-003)






Site Data

Size: 9.26 acres
 Existing Use: Agricultural
 Proposed Use: Light Industrial
 Current FLU: AGR
 Proposed FLU: IND/AGR

Future Land Use Designations

| | | | |
|--------|----------------------------------|----------|--------------------------------|
| LR-3 | Low Residential, 3 units/acre | INST | Institutional |
| MR-5 | Medium Residential, 5 units/acre | INST/5 | Institutional, underlying MR-5 |
| AGR | Agricultural Reserve | INST/8 | Institutional, underlying HR-8 |
| CL/5 | Commercial Low, underlying MR-5 | INST/AGR | Institutional, underlying AGR |
| CL/AGR | Commercial low, underlying AGR | UT | Utilities and Transportation |
| MLU | Mixed Land Use | | |

Date: 6/13/2022
 Contact: PBC Planning
 Filename: T:\Planning\Amend\23-A\SiteSpecific
 Note: Map is not official, for presentation purposes only.

 Site
 Amendments in Process
 AGR Preserves

300 0 300 600 Feet



Planning, Zoning & Building
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