



Future Land Use Atlas Amendment Petition Summary

Amendment Name	Northlake Commercial	Round Number	23-SCA
Amendment No.	SCA 2023-022	Intake Date	2/8/2023
Acres	2.02	Control No.	1973-0237
Location	Southwest corner of Northlake Boulevard and Burma Road	Zoning App No.	ZV/PDD/CA-2023-00374
Status	In Process		
Type	Small Scale Privately Initiated		
Project Manager	Peter Germain		
Agent	Yoan Machado, WGI, Inc.		
Applicant	3540 Northlake LP - Jeffrey Preston		
Owner	3540 Northlake LP - Jeffrey Preston		
Existing Use	Retail and Auto Repair		
Current FLU	Industrial (IND)		
Current Zoning	Light Industrial (IL)		
Current Potential	Industrial uses, up to 74,793 square feet (0.85 FAR)		
Proposed FLU	Commercial Low (CL)		
Proposed Zoning	Community Commercial (CC)		
Proposed Potential	Commercial Uses, up to 43,996 square feet (0.50 FAR)		
Utility Service Area	Seacoast Utility Authority		
Annexation Area	None		
Plans/Overlays	Northlake Boulevard Overlay Zone		
Tier	Urban/Suburban		
Commissioner	Maria G. Marino, District 1		
Parcel Control Number(s)	Comments:		
00-43-42-19-00-000-3024			

Future Land Use Atlas Amendment

Northlake Commercial (SCA 2023-022)



Site Data

Size: 2.02 acres
 Existing Use: Commercial
 Proposed Use: Commercial
 Current FLU: IND
 Proposed FLU: CL

Future Land Use Designations

MR-5 Medium Residential, 5 units/acre
 HR-8 High Residential, 8 units/acre
 HR-12 High Residential, 12 units/acre
 CH Commercial High
 CH/8 Commercial High, underlying HR-8
 IND Industrial

