



# Future Land Use Atlas Amendment Petition Summary

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<b>Amendment Name</b>	<b>The Reserve at Eagles Landing</b>	<b>Round Number</b>	<b>25-A</b>
<b>Amendment No.</b>	LGA 2024-012	<b>Intake Date</b>	5/8/2024
<b>Acres</b>	26.24	<b>Control No.</b>	1977-00024
<b>Location</b>	South side of Lantana Road and approx. 0.33 miles west of State Road 7	<b>Zoning App No.</b>	
<b>Status</b>	In Process		
<b>Type</b>	Large Scale Privately Initiated		
<b>Project Manager</b>	Travis Goodson		

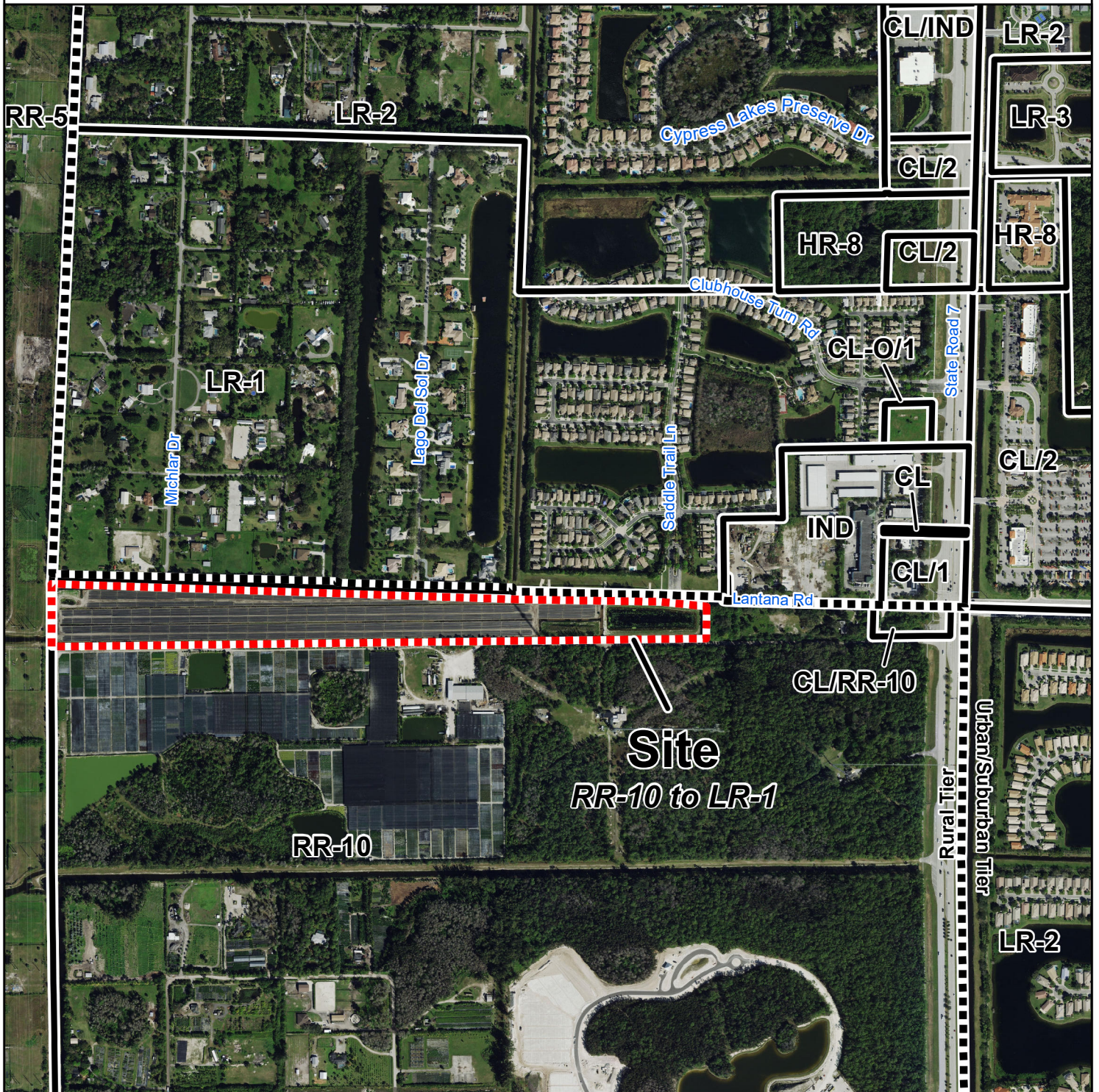
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<b>Agent</b>	Josh Nichols, Schmidt Nichols
<b>Applicant</b>	Lantana Farm Associates, Inc. (Thomas Mecca & Gary Smigiel)
<b>Owner</b>	Lantana Farm Associates, Inc. (Thomas Mecca & Gary Smigiel)
<b>Existing Use</b>	Agriculture
<b>Current FLU</b>	Rural Residential, 1 dwelling unit per 10 acres (RR-10)
<b>Current Zoning</b>	Agricultural Residential (AR)
<b>Current Potential</b>	Residential, up to 3 units
<b>Proposed FLU</b>	Low Residential, 1 dwelling unit per acre (LR-1)
<b>Proposed Zoning</b>	Residential Single-Family (RS)
<b>Proposed Potential</b>	Residential, up to 50 units (with TDR units)
<b>Utility Service Area</b>	Palm Beach County Water Utilities Department (WUD)
<b>Annexation Area</b>	None
<b>Plans/Overlays</b>	None
<b>Tier</b>	Rural (proposing change to Urban/Suburban)
<b>Commissioner</b>	Sara Baxter, District 6
<b>Parcel Control Number(s)</b>	<b>Comments:</b>
00-41-44-37-00-037-0021	Includes Tier Change



# Future Land Use Atlas Amendment

The Reserve at Eagles Landing (LGA 2024-012)



**Site**  
RR-10 to LR-1

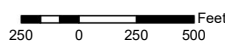
## Site Data

Size: 26.24 acres  
 Existing Use: Agricultural  
 Proposed Use: Residential  
 Current FLU: RR-10  
 Proposed FLU: LR-1

## Future Land Use Designations

RR-10	Rural Residential, 1 unit/10 acres	CL/RR-10	Commercial Low, underlying RR-10
RR-5	Rural Residential, 1 unit/5 acres	CL/1	Commercial Low, underlying LR-1
LR-1	Low Residential, 1 unit/acre	CL/2	Commercial Low, underlying LR-2
LR-2	Low Residential, 2 units/acre	CL/IND	Commercial Low, underlying IND
LR-3	Low Residential, 3 units/acre	CL-O/1	Commercial Low - Office, underlying LR-1
HR-8	High Residential, 8 units/acre	IND	Industrial
CL	Commercial Low		

Date: 6/10/2024  
 Contact: PBC Planning  
 Filename: Planning/AMEND/25-A  
 Note: Map is not official, for presentation purposes only.



Planning, Zoning & Building  
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