



# Future Land Use Atlas Amendment Petition Summary

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<b>Amendment Name</b>	<b>Trotting Center</b>	<b>Round Number</b>	<b>23-A</b>
<b>Amendment No.</b>	LGA 2023-012	<b>Intake Date</b>	5/11/2022
<b>Acres</b>	105.60	<b>Control No.</b>	1983-00017
<b>Location</b>	Westside of State Road 7, approx. 0.4 miles south of Hypoluxo Road	<b>Zoning App No.</b>	
<b>Status</b>	In Process		
<b>Type</b>	Large Scale Privately Initiated		
<b>Project Manager</b>	Stephanie Gregory		

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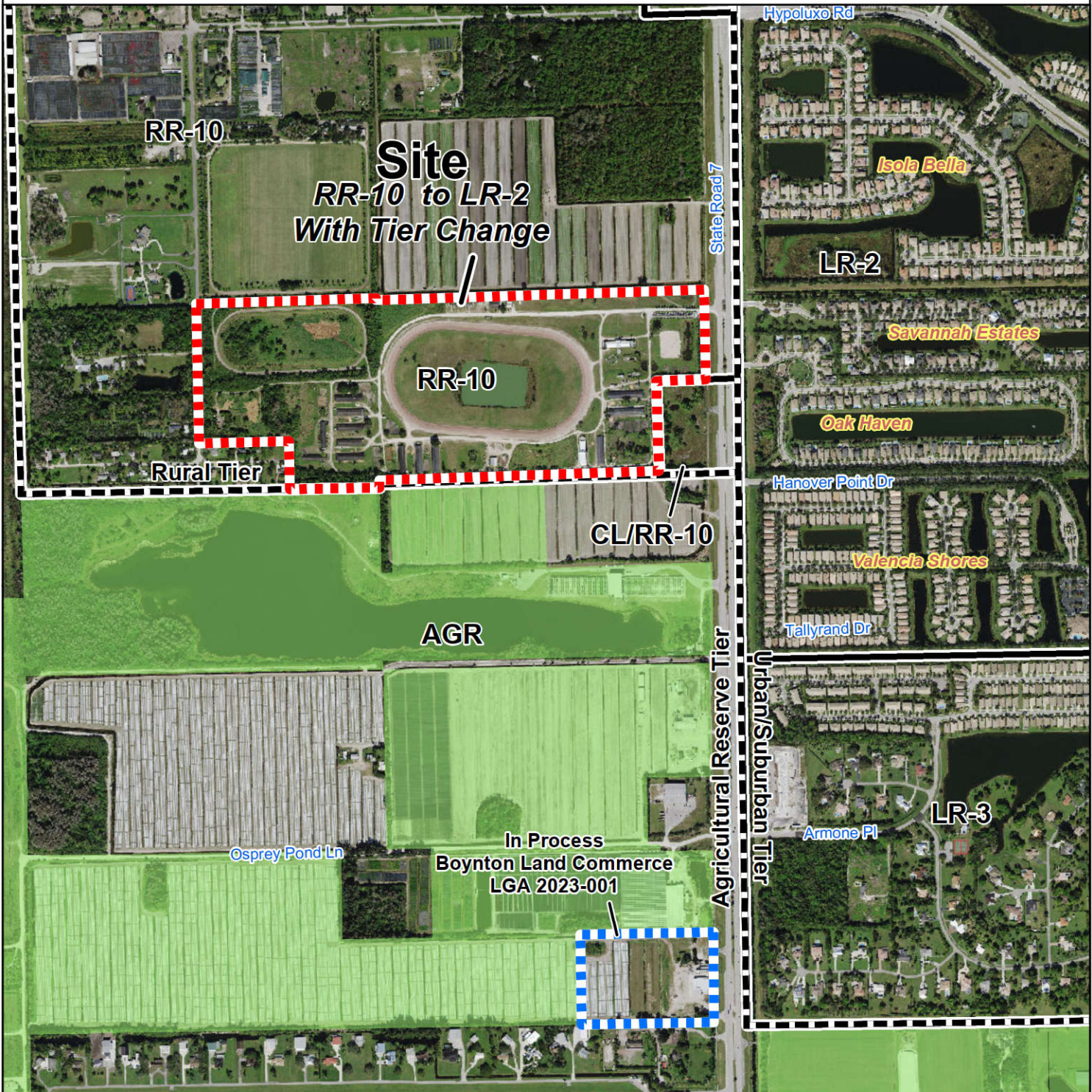
<b>Agent</b>	Matthew Barnes, WGI, Inc.
<b>Applicant</b>	Lynx at Lake Worth, LLC (Michael McCarty)
<b>Owner</b>	Lynx at Lake Worth, LLC (Michael McCarty)
<b>Existing Use</b>	Residential and Agricultural
<b>Current FLU</b>	Rural Residential, 1 unit per 10 acres (RR-10)
<b>Current Zoning</b>	Agricultural Residential (AR)
<b>Current Potential</b>	Residential, up to 11 units
<b>Proposed FLU</b>	Low Residential, 2 units per acre (LR-2)
<b>Proposed Zoning</b>	Planned Unit Development (PUD)
<b>Proposed Potential</b>	Residential, up to 211 units
<b>Utility Service Area</b>	Palm Beach County Water Utilities
<b>Annexation Area</b>	None
<b>Plans/Overlays</b>	West Boynton Community Plan
<b>Tier</b>	Rural Tier (Tier Change request to Urban/Suburban)
<b>Commissioner</b>	Melissa McKinlay, District 6

<b>Parcel Control Number(s)</b>	<b>Comments:</b>
00-42-43-27-05-044-0170	Includes Tier Change request from Rural to Urban/Suburban
00-41-45-12-00-000-7390	
00-41-45-12-00-000-7210	
00-41-45-12-00-000-7230	
00-41-45-12-00-000-7380	
00-41-45-12-00-000-3091	



# Future Land Use Atlas Amendment

## Trotting Center (LGA 2023-012)



### Site Data

Size: 105.60  
 Existing Use: Residential and Agricultural  
 Proposed Use: Residential  
 Current FLU: RR-10 (Rural Tier)  
 Proposed FLU: LR-2 (Urban/Suburban Tier)

### Future Land Use Designations

RR-10 Rural Residential, 1 unit/10 acres  
 LR-2 Low Residential, 2 units/acre  
 LR-3 Low Residential, 3 units/acre  
 AGR Agricultural Reserve  
 CL/RR-10 Commercial Low, underlying RR-10