

# Project Details: CP24-00012

## Project Type: Comprehensive Plan Future Land Use Map

Project Location: nan UNKNOWN # 2700 ANNELEIGH CIR Palm Bay, FL  
Milestone: Submitted  
Created: 10/11/2024  
Description: EYP Holdings Business Park  
Assigned Planner: Deborah Flynn

### Contacts

Contact	Information
Legal Representative	Kelly (Hyvonen) Delmonico, AICP 355 Spoonbill Lane Melbourne Beach, FL 32951 (612) 710-9296 kelly.hyvonen@gmail.com
Owner/Applicant	EYP Holdings, Inc 690 SW 1 Ct 2709 Miami, FL 33130 (786) 899-8817 eyal@libertyhbg.com
Submitter	Kelly Delmonico 355 Spoonbill Lane Melbourne Beach, FL 32951  kelly.hyvonen@gmail.com
Assigned Planner	Deborah Flynn 120 Malabar Road SE Palm Bay, FL 32907  Deborah.Flynn@palmbayflorida.org

### Fields

Field Label	Value
Block	1
Lot	7
Township Range Section	28-37-23
Subdivision	FN
Year Built	
Use Code	8020
Use Code Desc	COUNTY OWNED LAND - VACANT

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Lot Size	
Building SqFt	
Homestead Exemption	
Taxable Value Exemption	
Assessed Value	
Market Value	
Land Value	
Tax ID	2832154
Flu Description	Commercial
Flu Code	COM
Zoning Description	Community Commercial
Zoning Code	CC
Are You a Property Owner of Record?	False
Parcel Number(s)	28-37-23-FN-1-7, 28-37-23-FN-1-8, 28-37-23-FN-1-9, 28-37-23-FN-*-D
Tax Account Number(s)	2832154, 2832155, 2832156, 2832144
Present Use of Property	Vacant, undeveloped
Pre-Application Meeting Date	09/10/2024
Project Scale	Small Scale (50 acres or less)
Justification for Change	There is a demand for flex space for light industrial uses that support surrounding existing industrial businesses. In order to provide flex space units for rent for light industrial purposes, the property must obtain a change in future land use and zoning. The property is surrounded by other industrial properties to the north, south, and west.
Development Submitted?	False
Rezoning Submitted?	True
List Structures	
Structures On Property?	False
Proposed Land Use Classification	IND
Present Land Use Classification	COM
Specific Use Intended for Property	Business park/flex space

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Total Acreage	
Ordinance Number	