

ORDINANCE 2025-04

AN ORDINANCE OF THE CITY OF PALM BAY, BREVARD COUNTY, FLORIDA, AMENDING THE ZONING ORDINANCE OF THE CITY OF PALM BAY BY CHANGING THE ZONING OF PROPERTY FROM CC (COMMUNITY COMMERCIAL DISTRICT) TO LI (LIGHT INDUSTRIAL AND WAREHOUSING DISTRICT); WHICH PROPERTY IS LOCATED AT THE NORTHEAST CORNER OF CLEARMONT STREET AND FRANKLIN DRIVE, AND LEGALLY DESCRIBED HEREIN; PROVIDING FOR A CHANGE OF THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF PALM BAY, BREVARD COUNTY, FLORIDA, as follows:

SECTION 1. The Zoning Ordinance of the City of Palm Bay, Brevard County, Florida, is hereby amended to provide for the rezoning of property from CC (Community Commercial District) to LI (Light Industrial and Warehousing District), being legally described as follows:

Lots 7, 8, and 9, Block 1, together with Portion of Tract D, Port Malabar Industrial Park Subdivision, according to the plat thereof as recorded in Plat Book 13, Page 104, of the Public Records of Brevard County, Florida; Section 23, Township 28S, Range 37E; containing 2.14 acres, more or less.

SECTION 2. The rezoning of property is subject to compliance with the following condition:

1. Self-storage facilities shall be excluded as a permitted use.

SECTION 3. The Zoning Map of the City of Palm Bay is hereby revised to reflect this amendment.

SECTION 4. The provisions within this ordinance shall take effect immediately upon the enactment of Ordinance 2025-03.

Read in title only at Meeting 2025-03, held on January 16, 2025; and read in title only and duly enacted at Meeting 2025-XX, held on _____, 2025.

ATTEST:

Rob Medina, MAYOR

Terese M. Jones, CITY CLERK

Reviewed by CAO: _____

Applicant: Eyal Pasternak, President of EYP Holdings, Inc
Case: CPZ24-00008

cc: Applicant
Case File