

## Legislation Details (With Text)

**File #:** 2023-5959      **Name:**

**Type:** Presentation      **Status:** Passed

**File created:** 11/8/2023      **In control:** City Council - Regular Session

**On agenda:** 11/21/2023      **Final action:** 11/21/2023

**Title:** Extension Request - Application #PL2022-288 - Final Development Plan - McBee's Coffee and Carwash, 1295 SW Arborwalk Boulevard.; McBee Construction Company, applicant.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Extension Request, 2. Approved McBee's FDP

Date	Ver.	Action By	Action	Result
11/21/2023	1	City Council - Regular Session	approved	Pass

Extension Request - Application #PL2022-288 - Final Development Plan - McBee's Coffee and Carwash, 1295 SW Arborwalk Boulevard.; McBee Construction Company, applicant.

Issue/Request:

McBee's is a proposed car wash, coffee shop and dog wash facility that will be located at 1295 SW Arborwalk Blvd. City Council granted approval of a preliminary development plan (PL2022-178) for the proposed carwash on August 9, 2022 by Ordinance No. 9483. The applicant then submitted a final development plan (FDP) which was administratively approved by staff on October 13, 2022.

Per Section 2.380 of the Unified Development Ordinance, an FDP approval is valid for 12 months, however, the Governing Body may grant one extension of 12 months upon written request. On September 20, 2023 the applicant submitted a written request seeking an extension of the FDP to allow them additional time to finalize the building permit application for the subject location.

There are no proposed changes to the approved FDP with this extension request and all conditions of the zoning and preliminary development plan are still applicable.

Staff finds the request to be reasonable and supports the 12-month extension.

Proposed City Council Motion:

I move to approve the extension request for Application #PL2022-288 - Final Development Plan - McBee's Coffee and Carwash, 1295 SW Arborwalk Boulevard.; McBee Construction Company, applicant.

Dan Fernandez, Project Manager