

# Existing

County - Retains County Zoning

MH-1 - Mobile Home Park

Legendary Way

MUPUD - Mixed Use Planned Unit Development

Whaler Way

Subject Property  
Parcels: 853711000061 - 853818000100

Current City Zoning:  
B-3 - Highway Commercial & RPUD - Residential Planned Unit Development

I-1 - Light Industrial

RPUD - Residential Planned Unit Development

Jones Fish Camp Rd

Alice St

RPUD - Residential Planned Unit Development

County - Retains County Zoning

Clinton Cemetery Rd

S Ridgewood Ave

N Indian River Dr

Dolphin Way

Red Bass Ln

Whiting Way

Cedar Way

Ash St

Cedar St

Cypress Way

Pine St

W Indian River Dr

River Park Blvd

Maple Ave

Oak

County - Retains County Zoning



ZONING	
Agriculture	B3 - Highway Commercial
R1 - Rural Transitional	B4 - Tourist Commercial
R1 - Single Family Residential	BPUD - Business Planned Unit Development
R2 - Single Family Residential	I1 - Light Industrial
R3 - Single Family Residential	I2 - Heavy Industrial
R4 - Multi Family Residential	IPUD - Industrial Planned Unit Development
R5 - Multi Family Residential	R - Recreation
RPUD - Residential Planned Unit Development	RISP - Public/Semi-Public
RP - Residential Professional	C - Conservation
MH1 - Mobile Home Park	MUPUD - Mixed Use Planned Unit Development
MH2 - Manufactured Home	SCDPU - Sustainable Community Development Planned Unit Development
B2 - Neighborhood Business	Retains County Zoning

# Proposed

County - Retains County Zoning

MH-1 - Mobile Home Park

Legendary Way

MUPUD - Mixed Use Planned Unit Development

Whaler Way

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Parcels: 853711000061 - 853818000100

Proposed City Zoning:  
MUPUD - Mixed Use Planned Unit Development

I-1 - Light Industrial

B-3 - Highway Commercial

RPUD - Residential Planned Unit Development

County - Retains County Zoning

Clinton Cemetery Rd

S Ridgewood Ave

Jones Fish Camp Rd

RPUD - Residential Planned Unit Development

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County - Retains County Zoning



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Date: 9/22/2023