



Tampa Bay Regional Planning Council

# DOAR

## Development Order Amendment Report

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### DRI #121 - CARILLON CITY OF ST. PETERSBURG

On June 29, 2005, the City of St. Petersburg rendered to the Tampa Bay Regional Planning Council Ordinance No. 735-G. The Ordinance reflects an amendment adopted by the St. Petersburg City Council on June 16, 2005.

#### BACKGROUND

On December 10, 1985, Pinellas County granted a Development Order (Resolution No. 85-748) to the Wilson Company for a 180-acre development located in the "Gateway" sector of east central Pinellas County, occupying the western third of a triangle formed by Ulmerton Road, Roosevelt Boulevard and I-275.

On May 22, 1986, the City of St. Petersburg annexed the Carillon development into the City, as reflected in the adoption of Ordinance No. 929-F by the City Council on September 4, 1986.

The Development Order has previously been amended a total of three times, the last amendment was approved on March 1, 2001 (Ordinance No. 466-G). The amendments have cumulatively: extended project buildout by 11 years and the Development Order expiration date by nine years, 11 months and six days to December 31, 2005; and exchanged 450 hotel rooms for an additional allotment of 210,000 sq. ft. of office space.

#### DEVELOPMENT ORDER AMENDMENT

The current Development Order Amendment authorized:

- an increase of Office entitlements by 65,000 sq. ft. (to 2,675,000 sq. ft.); and
- change the name of the developer from "Echelon Commercial LLC" to "Carillon Land Development LLC."

The resulting plan of development is as follows:

PROJECT BUILDOUT	"OFFICE/BUSINESS PARK" (Sq. Ft.)	HOTEL (Rooms)
December 31, 2005	2,675,000	300

\* NOTE: The "Office/Business Park" designation permits office, research and development, light industrial and/or "ancillary retail" uses.

#### RECOMMENDATIONS

In accordance with Section 380.07, Florida Statutes (F.S.), this Development Order has been reviewed and determined to be consistent with the Council's *NOPC Report*, adopted on June 13, 2005, and with the Council's *Final Report* adopted on July 8, 1985.

It is recommended that the Department of Community Affairs concur with the Development Order amendment issued by the City of St. Petersburg for DRI #121 - Carillon.

# DRI #121

## Carillon

City of St Petersburg  
General Location Map



0 400 800 1,200 Feet

