



Future Land Use Atlas Amendment Petition Summary

Amendment Name	Star Key Industrial Park	Round Number	21-B
Amendment No.	LGA 2021-015	Intake Date	11/10/2020
Acres	50.99	Control No.	1985-50131
Location	Northeast corner of Atlantic Ave and Starkey Rd, west side of Florida's Turnpike	Zoning App No.	
Status	In Process		
Type	Large Scale Privately Initiated		
Project Manager			

Agent	Urban Design Studios (Ken Tuma)
Applicant	Morningstar Nursery, Inc., Star Key Park, LLC, Michael Szafranski
Owner	Paul Z. Okean
Existing Use	Nursery
Current FLU	Agricultural Reserve (AGR)
Current Zoning	Agricultural Reserve (AGR)
Current Potential	Agricultural uses, up to 333,169 SF (0.15 FAR)
Proposed FLU	Industrial with an underlying Agricultural Reserve (IND/AGR)
Proposed Zoning	Light Industrial (IL)
Proposed Potential	Industrial, up to 999,506 sf (0.45 FAR)
Utility Service Area	Palm Beach County Water Utilities
Annexation Area	None
Plans/Overlays	None
Tier	Ag Reserve - No change
Commissioner	Maria Sachs, District 5

Parcel Control Number(s) Comments:

00-42-46-17-01-000-0690

00-42-46-17-01-000-1020

00-42-46-17-02-000-0370