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Title: Community Baptist Church, Inc.'s Request for Special Exception Use and Site Plan Approval for a K-12 Private School [SP-SE-23-03-10 / 96010103-95990] (Quasi-Judicial)

Sponsors:

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Attachments: 1. Staff Report, 2. Excerpt from Draft May 9, 2024 PZC Minutes, 3. Location Map, 4. Aerial, 5. Site Plan, 6. Landscape Plan

Date	Ver.	Action By	Action	Result
6/4/2024	1	Board of County Commissioners	Approved	Pass

Community Baptist Church, Inc.'s Request for Special Exception Use and Site Plan Approval for a K-12 Private School [SP-SE-23-03-10 / 96010103-95990] (Quasi-Judicial)

Staff recommends that the Board of County Commissioners grant special exception use and site plan approval for the K-12 private school, with the following conditions: 1. A formal review of the life safety plan shall be conducted by the Indian River County Building Division, and must be approved prior to issuance of a change of occupancy permit to convert the existing building into a school. 2. The maximum student enrollment shall not exceed 90 students. 3. Any future request to add outdoor lighting to the playfield area or to construct new principal use buildings will require a new/separate special exception approval (PZC review and BCC approval).