



**CITY OF SARASOTA**  
**DEVELOPMENT APPLICATION**

**Designation of a Regional Activity Center or  
Urban Central Business District**

1. Please indicate whether you are seeking the expedited process or wish the application to be submitted as part of the annual process for amending the City's Comprehensive Plan. Please see the General Information Packet for additional information concerning the two processes.
2. Please list the following:
  - a. The Future Land Use Map Classification(s) within the proposed boundary.
  - b. The Zoning District(s) within the proposed boundary.
  - c. The proposed land uses within the boundary
3. Please explain the reason(s) for seeking designation of a Regional Activity Center or Urban Central Business District.

**For a Regional Activity Center Application**

Please submit data and analyses to demonstrate a finding that the proposed area for the Regional Activity Center meets the following criteria:

- a. is consistent with the Sarasota City Plan and Future Land Use Map densities and intensities.
- b. is a compact, high intensity, high density multi-use area designated as appropriate for intensive growth by the City of Sarasota and may include: retail; office; cultural, recreational and entertainment facilities; hotels and motels; or appropriate industrial activities.
- c. shall routinely provide service to, or be regularly used by, a significant number of citizens of more than one county.
- d. contains adequate existing public facilities as defined in Chapter 9J-5, Florida Administrative Code, or committed public facilities as identified in the Capital Improvements Chapter, Sarasota City Plan.
- e. is proximate and accessible to interstate or major arterial roadways.

**For an Urban Central Business District Application**

Please submit data and analyses to demonstrate a finding that the proposed area for the Urban Central Business District meets the following criteria:

- a. is consistent with the Sarasota City Plan and Future Land Use Map densities and intensities.
- b. is the single urban core area of a municipality with a population of 25,000 or greater, located within an urbanized area as identified by the 1990 Census (1990 U.S. Department of Commerce, Bureau of Census publication, Census of Population and Housing Unit Counts (1990 CPH-2) maps, Report No. 11 for the State of Florida).
- c. contains mass transit service as defined in Chapter 9J-5, Florida Administrative Code.
- d. shall contain high intensity, high density multi-use development which may include any of the following: retail; office, including professional and governmental offices; cultural, recreational, and entertainment facilities; high density residential; hotels and motels; or appropriate industrial activities.
- e. contains adequate existing public facilities as defined in Chapter 9J-5, Florida Administrative Code, or committed public facilities as identified in the Capital Improvements Chapter, Sarasota City Plan.