



## March 2023 Economic Development Division Project Status Matrix

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Economic Development compiles this hybrid Project Matrix that showcases the larger projects that are currently under review by the Planning Division for a Development Order, newly constructed and completed projects that have significant impact on the community.

### Pending Case List

For projects that are under site plan or building plan review.

| Project                                | Location                        | Application Date | Land Use   | Acreage | Description   |
|--|---------------------------------|------------------|------------|---------|---|
| Take 5 Oil Change and Carwash          | 8825 Ulmerton Road              | 1/3/23           | IL         | 1.15    | Construction of 1,421 sq ft oil change building and a 3,289 sq ft automatic car wash building. Development Review Committee held 2/1/23.  |
| Tech Data Mixed Use                    | 5525 Tech Data Drive            | 1/4/23           | R/OG       | 4.68    | Construction of a 60-unit multifamily apartment building located within the Tri-City Special Area. The site's existing two-story, 70,000 square foot office building will remain on site. Development Review Committee held 2/1/23. |
| Two-Story Duplex                       | 1047 11 <sup>th</sup> Avenue NW | 12/20/22         | CLR-CLD    | 0.24    | Construction of one residential duplex (two units) totaling approx. 2,518 sq ft. Neighborhood Information Meeting held 2/15/23.   |
| Tommy's Car Wash                       | 13122 Walsingham Rd             | 12/12/22         | CG         | 1.17    | Construction of a new automated car wash with a 5,243 sq. ft. building. A Neighborhood Information Meeting was held on 3/1/23.  |
| Presidium Apartments                   | 17068 US Highway 19 N           | 11/14/22         | CG and RLM | 5.3     | Construction of 132-unit multifamily apartment building in the Tri-City area. This proposed concept will be replacing the previously reviewed Trees for You project. Neighborhood Information Meeting held 1/11/23.                 |
| Palm Way Boat Manufacturing            | 13800 Palm Way                  | 11/14/22         | IL         | 1.18    | Construction of pre-engineered metal building for the manufacturing of boats. Neighborhood Information Meeting held 2/8/23.   |
| 9 <sup>th</sup> Avenue SW Two Duplexes | 804 9 <sup>th</sup> Avenue SW   | 10/19/22         | CG         | 0.41    | Construction of two residential duplexes (4 units). This project is currently under full scale site plan review.  |
| The Lakes of Seminole Oaks             | 0 101 <sup>st</sup> ST          | 9/19/22          | RU         | 1.60    | Construction of a 16-unit single family attached townhome development. Neighborhood Information Meeting held 10/17/22.  |

| Project                                 | Location                     | Application Date | Land Use | Acreage | Description   |
|---|------------------------------|------------------|----------|---------|---|
| Habitat Townhomes                       | 15756 MLK Jr Ave             | 8/17/22          | RU       | 6.81    | Construction of a 54-unit single family attached townhome development with 100% of the units meeting affordable housing development (AHD) guidelines. Revised app submitted 10/3/22.                        |
| Warehouse Building #4                   | 9310 Ulmerton Rd             | 8/3/22           | IG       | 5.78    | Construction of a 12,250 sq. ft. industrial warehouse building. This project is currently under full scale site plan review.  |
| Ameri Pride Stock Parking Lot           | 6507 139 <sup>th</sup> Ave N | 8/8/22           | T/U & CG | 2.01    | Parking lot for stock cars. This project is currently under full scale site plan review.  |
| One-Story Office Expansion              | 1820 S Highland Ave          | 7/28/22          | R/OG     | 1.26    | Expansion of an existing on-story office building (13,326 sq. ft. +/-) to add an additional 3,359 sq. ft. +/- and provide appropriate ADA access to building. Neighborhood Information Meeting held 9/7/22. |
| Black Rifle Coffee                      | 4535 East Bay Drive          | 7/11/22          | CG       | 0.57    | Construction of a, 2,659 sq. ft. Black Rifle Coffee drive thru facility. This project is currently going through full scale site plan review.   |
| Mavis Discount Tire                     | 13702 Walsingham Rd          | 7/6/22           | CG       | 0.78    | Demolition of existing building and redevelopment into a tire service center. This project is currently under full scale site plan review.  |
| Slim Chickens                           | 9525 Ulmerton Rd             | 6/13/22          | CG       | 1.51    | Construction of two drive thru facilities (1,140 and 2,400 sq. ft.), including a Tropical Smoothie and Slim Chickens restaurants. This project is currently under full scale site plan review.              |
| Campbell Dental Office                  | 1601 S Highland Ave          | 6/10/22          | R/OG     | 0.79    | Construction of two office buildings. This project is currently going through full scale site plan review.  |
| E Bay Dr Wawa                           | 2530 E Bay Dr                | 3/30/22          | CG       | 0.91    | Construction of a Wawa fast food facility with drive thru. The project is currently going through full-scale site plan review.  |
| Villas at Belcher                       | 1776 Belcher Rd S            | 6/30/22          | RS       | 1.65    | Construction of 4 single-family homes. A Neighborhood Information meeting was held on 8/10/22.  |
| Warehouse Facility                      | 800 8 <sup>th</sup> Ave SE   | 4/5/22           | IL       | 15.46   | Construction of 197,000 +/- sq. ft. single story industrial service center/flex warehouse. Neighborhood Information Meeting held on 5/25/22.  |
| Blue Sky Apartments                     | 614 Woodrow Ave              | 3/2/22           | WBD-CRD  | 2.89    | Construction of 90 multi-family apartment units with a clubhouse and covered parking on the former Blue Skies Mobile Home Park site. The project is currently going through full-scale site plan review.    |
| U-Haul of Largo                         | 13622 66 <sup>th</sup> St. N | 2/28/22          | IL       | 2.39    | Construction of a 17,226 sq. ft. U-Box building. The project is currently going through full-scale site plan review.  |
| 150 CLR Office Building                 | 150 Clearwater Largo Road    | 12/30/21         | WBD-CRD  | 0.86    | Construction of a two-story office building on an existing master planned site for medical use. The project is currently going through full-scale site plan review.   |
| Fed EX Expansion Storage                | 5445 Ulmerton Rd             | 12/21/21         | IL       | 5.71    | Construction of a 57,291 sq. ft. paved outdoor storage lot for FedEx "OTR" type tractor trailers. The project is currently going through full-scale site plan review.                                       |
| Single Family Homes Cluster Development | 5670 Roosevelt Blvd          | 06/24/21         | R/OG     | 0.29    | Construction of two (2) single-family homes. A Neighborhood Information Meeting was held on 08/25/21.   |

**Approved Cases Under Construction**  
Projects in pre-construction or under active construction.

| Project                          | Location                      | Application Date | Land Use  | Acreage | Description   |
|----------------------------------|-------------------------------|------------------|-----------|---------|---|
| 14 West Apartments               | 14165 Walsingham Rd           | 2/15/22          | CG        | 0.66    | Construction of 14 multi-family, two-story apartment units situated over parking area. A development order has been issued.                                 |
| Lantower Apartments              | 16485 US HWY 19               | 02/17/21         | CG        | 8.38    | Construction of 277 multi-family apartment units. A development order has been issued and building permits applied for.                                     |
| Mid Florida Credit Union         | 2400 East Bay Dr              | 03/23/21         | CG        | 0.47    | Redevelopment of a gas station into drive-through credit union. A development order has been issued and building permits applied for.                       |
| East Bay Storage                 | 110 Highland Ave SE           | 07/19/21         | IL        | 5.62    | Construction of climate control self-storage & RV/boat garages with associated infrastructure. A development order has been issued.                         |
| Sherwin Williams Retail          | 1401 Seminole Blvd            | 2/18/22          | CG        | 0.83    | Construction of a 4,000 sq ft Sherwin Williams retail store. A development order has been issued and building permits approved.                             |
| Roosevelt Drive Thru             | 2600 Roosevelt Blvd           | 09/22/21         | CG        | 1.43    | Construction of a 2,570 sq ft coffee shop with drive thru. A demolition permit has been issued.   |
| Revel Apartments                 | 6430 142 <sup>nd</sup> Ave    | 11/2/21          | CG        | 5.72    | Construction of a 4-story U-shaped apartment building complex with 184 units. A New Multi-Family permit was applied for.                                    |
| Seminole Square Apartments       | 2075 Seminole Blvd            | 1/19/22          | CG & R/OG | 4.80    | Construction of 96 multi-family affordable apartment units. Building permits have been issued and the project is currently under construction.              |
| Blue Penguin Car Wash            | 6701 Ulmerton Rd              | 04/16/21         | CG        | 1.08    | Construction of a 3,000 sq ft car wash. A development order has been issued.  |
| Horizon West Bay – New City Hall | 400 West Bay Drive            | 06/15/21         | WBD-MUC   | 1.87    | A downtown mixed-use city hall facility. Building permits have been issued and the parking garage section of the project is currently under construction.   |
| Starkey Lakes North              | 8550 Ulmerton Rd              | 2/1/22           | IL        | 15.14   | Construction of a 160,000 sq. ft. warehouse, associated parking, and infrastructure. A demolition permit has been finalized.                                |
| 150 <sup>th</sup> Ave Warehouse  | 6100 150 <sup>th</sup> Ave NW | 02/03/21         | IL        | 8.27    | Construction of 125,000 sq. ft. warehouse and associated infrastructure. Building permits have been issued and the project is currently under construction. |
| 8110 Ulmerton Warehouse          | 8110 Ulmerton Rd              | 03/23/21         | IL        | 3.64    | Construction of a 12,000 sq. ft. warehouse addition. Shell Building permits have been issued.   |
| City Furniture                   | 16991 US HWY 19               | 06/16/21         | CG        | 7.7     | A new 160,000 sq. ft. furniture store. New Commercial permit has been approved.   |
| Nevaeh Townhomes                 | 1480 6 <sup>th</sup> Ave NW   | 07/01/20         | RL        | 2.07    | Re-submittal for a 10-town home development. A development order has been issued.   |
| Ulmerton Townhomes               | 11800 Davis Drive             | 05/24/21         | CG        | 6.78    | Construction of 58 townhome units. A development order has been issued.   |

|                       |                                |          |         |      |   |
|-----------------------|--------------------------------|----------|---------|------|---|
| Rosery Towns          | 1510 Rosery Rd NE              | 12/19/19 | CG      | 2.20 | An attached development of 19 single-family units. A development order has been issued.   |
| Shoppes at East Bay   | 4825 East Bay Dr               | 12/02/20 | R/O/R   | 4.34 | Construction of a phased commercial development. Building permits have been issued and is currently under construction.   |
| Mazda Dealership      | 15064 US HWY 19 N              | 12/16/21 | CG      | 3.36 | Construction of a new Mazda auto dealership and service facility. Building permits have been issued and the project is currently under construction.  |
| Ulmerton Warehouse II | 9190 Ulmerton Rd               | 08/06/20 | IL      | 4.66 | Construction of a new 26,250 SF industrial warehouse building. Building permits have been issued and the project is currently under construction.   |
| 7-Eleven              | 5860 Roosevelt Blvd            | 05/06/20 | CG      | 1.67 | Demo existing 7-Eleven building and construct a new 7-Eleven store, gas station, and car wash. Building permits have been issued and the project is currently under construction.   |
| Skyview Townhomes     | 54 Ridge Rd SW                 | 02/18/20 | WBD-MUC | 0.66 | Development of 16 fee simple single-family townhomes split amongst four buildings. Each home will be three-stories high and feature a 2-car garage and roof top decks. Building permits have been issued and is currently under construction. |
| Woodbridge Townhomes  | 2106 58 <sup>th</sup> Street N | 10/03/18 | RL      | 2.46 | 12 units comprised of two-unit villas. Building permits have been issued and is currently under construction.   |

## Completed Cases

Projects that have recently completed construction.

| Project                                  | Location                            | Application Date | Land Use           | Acreage | Description   |
|--|-------------------------------------|------------------|--------------------|---------|---|
| Fifth Third Bank                         | 2501 West Bay Dr                    | 12/02/20         | CG                 | 0.49    | Construction of a Fifth Third Bank with two drive-thru lanes.   |
| Pier Pointe                              | 2050 58 <sup>th</sup> St            | 06/17/20         | RL                 | 5.03    | A 25 lot, single-family subdivision. The project underwent a future land use change from Institutional to Residential Low.                                |
| Grand Oak Apartments                     | 1030 Clearwater-Largo Road          | 10/21/20         | CLR-CRD<br>MUC     | 2.29    | Two new apartment buildings consisting of 88 units with 20% of units being set aside for affordable housing.  |
| ABC Fine Wine and Spirits Store          | 1756 N Missouri Ave                 | 09/18/20         | CG                 | 0.72    | Construction of a stand-alone store at the Town Center Plaza.   |
| ALTA Belleair Apartments                 | 1650 Clearwater-Largo Rd            | 03/29/20         | CLR-CRD<br>CH      | 9.12    | Development of a 255-unit apartment complex at the former Trailer City Mobile Home Park. 15% of units will be reserved as workforce housing for 30 years. |
| Bert Smith Porsche Dealership            | 15500 US HWY 19 N                   | 08/20/19         | R/O/R              | 7.39    | Construction of a new auto dealership.  |
| Lake Judy Medical Center                 | 1795 East Bay Drive                 | 08/21/18         | R/OG               | 1.45    | Construction of a 16,925 square foot medical building with 76 parking spaces.   |
| Gulf Coast Church Addition               | 13301 Walsingham Rd                 | 10/02/19         | I                  | 6.68    | Demolish one existing building to build a new youth center.   |
| Myerlake Warehouse                       | 14455 Myerlake Cir                  | 04/17/19         | IL                 | 1.26    | Construction of a new 20,000 SF warehouse.  |
| Cuzin's Vehicle Storage                  | 13188 93 <sup>rd</sup> St N         | 03/27/20         | IG                 | 9.57    | Construction of new 10 vehicle canopies for storage purposes and 904 SF of office.  |
| City Water & Sewer Plant                 | 5100 & 5000 150 <sup>th</sup> Ave N | 08/22/18         | T/U                | 19.3    | A new 13,439 SF operations building.  |
| Home2Suites and Retail Strip Development | 10145 Ulmerton Road                 | 05/21/19         | CG                 | 3.9     | A 118-room hotel with retail and restaurant uses on the front.  |
| Rosery Apartments                        | 1159 Clearwater Largo Rd            | 04/21/17         | CLR-CRD<br>CH, MUC | 7.88    | A new 224-unit apartment complex.   |
| Towns at Belleair Grove                  | 2498 Golden Pasture Circle          | 06/02/17         | RS & P             | 16.70   | A new 136 townhome project with homes ranging from 1,571-2,153 SF. The majority of townhomes have been complete and sold.                                 |