

RESOLUTION NO. 2021/018

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DEERFIELD BEACH, FLORIDA, APPROVING THE PLAT APPLICATION SUBMITTED BY SOUTHERN DREAM PROPERTIES, LLC TO AMEND THE RESTRICTIVE PLAT NOTE ON THE LAURA & GLENDA ESTATES PLAT TO RESTRICT LOTS 1 THROUGH 4 TO EIGHT TOWNHOUSE UNITS FOR THE PROPERTY LOCATED AT 111, 121, 131 & 141 SW 2ND TERRACE (APPLICATION NO. 19-P-220); PROVIDING FOR CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE

WHEREAS, Application No. 19-P-220 (the "Plat Application") has been submitted to the City by Southern Dream Properties, LLC (the "Applicant") to amend the restrictive plat note on the Laura & Glenda Estates Plat to restrict Lots 1 through 4 to eight townhouse units to provide for the Applicant's proposed 8 townhouse unit development for the property located at 111, 121, 131 & 141 SW 2nd Street (the "Development"); and

WHEREAS, the site for the proposed Development is approximately .8688 gross acres legally described as LAURA & GLENDA ESTATES 183-100 B LOTS 1, 2, 3, & 4, as more particularly described in the file and located at 111, 121, 131 & 141 SW 2nd Street, Deerfield Beach, Florida (the "Property"); and

WHEREAS, the Property is located at the southwest corner of SW 1st Street and SW 2nd Street and is currently undeveloped vacant land; and

WHEREAS, the Laura & Glenda Estates Plat consists of Lots 1 through 8 and the existing Plat note restricts the entire Plat to eight single family detached units; and

WHEREAS, the Plat Application proposes to modify the note to read "This plat is restricted to 8 townhouse units on Lots 1 through 4 and 4 single-family detached units on Lots 5 through 8."; and

WHEREAS, the Plat Application is being processed concurrently with a Rezoning Application (19-R-186) to rezone the Property to RM-10 (Residence, Multi-Family) to accommodate the proposed Development; and

WHEREAS, the Plat Application for the Development was reviewed by pertinent City staff; and

WHEREAS, the City Commission has considered the evidence and testimony presented by the Applicant and other interested parties and the recommendations of the various City of Deerfield Beach review agencies and staff; and

WHEREAS, the City Commission has determined that the Plat Application meets all departmental and Land Development Code requirements and finds it in the best interest of the City to approve the Plat Application.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DEERFIELD BEACH, FLORIDA, AS FOLLOWS:

Section 1. The above referenced "Whereas" clauses are true and correct and made a part hereof.

Section 2. The Plat Application is hereby approved, subject to the conditions set forth in the Plat Application and the Development Review Comments dated January 14, 2021, which conditions are hereby incorporated herein by this reference.

Section 3. All resolutions or parts of resolutions in conflict with this Resolution are hereby repealed to the extent of such conflict.

Section 4. Should any section or provision of this Resolution or any portion thereof, any paragraph, sentence or word be declared by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the remainder hereof as a whole or part thereof other than the part declared to be invalid.


Section 5. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 16TH DAY OF FEBRUARY, 2021.



BILL GANZ, MAYOR

ATTEST:


for SAMANTHA GILLYARD, CMC, CITY CLERK