




TO: Josie P. Sesodia, AICP, Director
Broward County Urban Planning Division

FROM: Barbara Blake Boy, Executive Director 

RE: Plat Note Amendment for Oakwood Hills (Tracts E & F)
(073-MP-83) City of Hollywood

DATE: March 19, 2025

Planning Council staff has reviewed the proposed revision to the restrictive note on the above referenced plat.

The Future Land Use Element of the City of Hollywood Comprehensive Plan is the effective land use plan for the City of Hollywood. That plan designates the area covered by this plat for the uses permitted in the "Industrial" (i.e. the southeast 2.0 acres) and "Oakwood Activity Center" (i.e. the remainder of the plat) land use categories. This plat is generally located on the east side of Interstate 95, between Sheridan Street and Stirling Road.

The existing and proposed office, commercial and warehouse uses are in compliance with the effective land use plan and subject to the executed "Interlocal Agreement for the Monitoring of Development Activity and Enforcement of Permitted Land Uses in Activity Center," as recorded in Instrument Number 119991259.

Planning Council staff notes that this plat is located within an area that was the subject of Broward County Land Use Plan (BCLUP) amendments PC 21-9/PCT 21-5, which were approved by the Broward County Commission on February 8, 2022, recognizing the following voluntary commitments:

- To restrict 10% of the dwelling units (at least 380 dwelling units) as affordable housing units at the "moderate-income" (up to 120% of median income) level or below, for a minimum of 30 years; and
- To address BCLUP Policies 2.21.1 and 2.21.5 related to Priority Planning Areas and sea level rise, including resilient redevelopment requirements.

The contents of this memorandum are not a judgment as to whether this development proposal complies with the Broward County Trafficways Plan, local zoning, other land development regulations or the development review requirements of the BCLUP including its concurrency requirements.

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BBB:ACJ

cc: George R. Keller, Jr., CPPT, City Manager
City of Hollywood

Andria Wingett, Director, Development Services
City of Hollywood

