



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

FROM: Barbara Blake Boy, Executive Director

A handwritten signature in blue ink, appearing to read "BBB", is written over the name Barbara Blake Boy.

RE: Pompano Park Racino II (015-MP-21)
City of Pompano Beach

DATE: October 19, 2021

This memorandum updates our previous comments regarding the referenced plat dated May 5, 2021.

The Future Land Use Element of the City of Pompano Beach Comprehensive Plan is the effective land use plan for the City of Pompano Beach. That plan designates the area covered by this plat for the uses permitted in the "Pompano Park South Regional Activity Center" land use category. This plat is generally located on the west side of the C.S.X. Railroad, between Pompano Park Place/Southwest 3 Street and Cypress Bend Drive.

Regarding the proposed industrial use, this plat is subject to the executed "Interlocal Agreement for the Monitoring of Development Activity and Enforcement of Permitted Land Uses in Regional Activity Center," as recorded in Official Record Book 34520, Pages 371-377.

The effective land use plan shows the following land uses surrounding the plat:

North:	Regional Activity Center
South:	Regional Activity Center
East:	Industrial
West:	Regional Activity Center

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 Broward County Land Use Plan including its concurrency requirements.

BBB:JMB

cc: Gregory P. Harrison, City Manager
City of Pompano Beach

David Recor, Director, Development Services
City of Pompano Beach