



Broward County

Legislation Text

File #: 21-839, Version: 1

Broward County Commission Regular Meeting

Director's Name: Leonard Vialpando

Department: Environmental Protection

Division: Planning & Development Mgt. (Quasi)

Information

Requested Action

MOTION TO APPROVE plat note amendment to Pines 200 East Plat (063-MP-02). **(Commission District 8)**

Why Action is Necessary

Chapter 5, Article IX of the Broward County Code of Ordinances ("Land Development Code") requires changes to previously approved or recorded plats to be approved by the Board of County Commissioners.

What Action Accomplishes

Approves a plat note amendment subject to staff recommendations and conditions assuring compliance with the standards and requirements of the Land Development Code.

Is this Action Goal Related

No

Previous Action Taken

No previous action.

Summary Explanation/Background

THE ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT AND THE PLANNING AND DEVELOPMENT MANAGEMENT DIVISION RECOMMEND APPROVAL OF THE ABOVE MOTION, subject to staff recommendations and conditions.

This plat is located on 4.2 acres on the south side of Pines Boulevard, between Southwest 198 Terrace and Southwest 202 Avenue, in the City of Pembroke Pines. Tract A of the plat is currently restricted to 21,635 square feet of office use and 20,785 square feet of commercial use. The commercial uses must be restricted to retail within the office building and must comprise less than fifty percent (50%) of the total square footage. Tract B is restricted to wetland per Broward County Department of Planning and Environmental Protection, License No. DF98-1016 and Tract C is restricted to drainage area.

The applicant is requesting to amend the note on the face of the plat to 24,000 square feet of commercial use on Tract A, while Tracts B and C will remain the same.

See attached Exhibit 1 for Development Review Report.

Source of Additional Information

Josie P. Sesodia, AICP, Director, Planning and Development Management Division, 954-357-6602.

Fiscal Impact

Fiscal Impact/Cost Summary

No fiscal impact.