

STAFF REPORT
Nisa Plat
173-MP-85

A request to amend the plat note has been filed with the Planning and Redevelopment Division. This plat was approved by the County Commission on September 26, 1989, for a 310 room hotel on 8.67 acres. The property is located east of Federal Highway, south of Eller Drive, in the City of Dania Beach. The plat was recorded on February 28, 1991 (P.B. 147, PG. 14).

On December 20, 1994, the plat note was amended to restrict the plat to 13,804 square feet of commercial use (no restaurants) on Parcel A and 13,804 square feet of commercial use (no restaurants) on Parcel B. The current note, approved by the County Commission on November 7, 2000, restricts the property as follows (O.R.B. 31170, PG. 706):

This plat is restricted to 13,804 square feet of commercial use (no restaurants) on Parcel A and 80,000 square feet of light manufacturing use on Parcel B. Commercial/retail uses are not permitted on Parcel B without the approval of the Board of County Commissioners who shall review and address these uses for increased impacts.

Approval of the above-referenced note amendment was subject to the requirement that a building permit for a principle building on Parcel B must be issued by November 7, 2005. According to the Property Appraiser aerals, this parcel is currently vacant. In addition, written verification has been received from the City of Dania Beach indicating that a building permit for a principal building on Parcel B was never issued; therefore, in accordance with Section 5-181(o) of the Land Development Code, the County's findings of adequacy for Parcel B have expired.

The applicant is now requesting to amend the note on Parcel A by increasing the commercial use by 11,196 square feet and removing the "no restaurant" restriction. The requested note reads as follows:

This plat is restricted to 25,000 square feet of commercial use on Parcel A and 80,000 square feet of light manufacturing use on Parcel B. No freestanding banks or drive-thru bank facilities are permitted within the plat, and no commercial/retail uses are permitted on Parcel B, without the approval of the Board of County Commissioners who shall review and address these uses for increased impacts.

This request was evaluated by the Reviewing Agencies.

The attached memorandum from the Broward County Planning Council indicates that the effective Land Use Plan designates the area covered by this plat for the uses permitted in the "Employment Center" land use category. Planning Council staff notes that written documentation was received from the City of Dania Beach verifying that on December 14, 1994, the City allocated the "20% employment center-to-commercial" flexibility rule to this plat. It is further noted that this application of flex occurred prior to

the effective date of Broward County Land Use Plan Policy 13.01.10 regarding compatibility (i.e., February 4, 1997). Therefore, this request complies with the permitted uses of the effective Land Use Plan.

The Aviation Department has indicated that the property is located within 20,000 feet of the Fort Lauderdale-Hollywood International Airport. Any proposed construction or the use of construction cranes must be reviewed to determine if Federal Aviation Regulation Part 77, Florida Statutes Chapter 333 and/or the Broward County Airport Zoning Ordinance apply. Based on the location of the proposed project, the FAA may need to review to determine whether the project is a potential hazard to aviation. To initiate the Federal Aviation Review, access the FAA Web page at: <http://oeaaa.faa.gov/oeaaa/external/portal.jsp>.

The attached comments from the Historical Commission indicate that there is little potential for the discovery of unrecorded archaeological and/or historical cultural resources within the proposed project boundary.

The Natural Resources Planning and Management Division has reviewed this request and at this time, this site is not included in the Protected Natural Lands Inventory; however, a portion of the east side of the plat is adjacent to West Lake Park, which is included in the Protected Natural Lands Inventory. This Inventory is a comprehensive database of public and private native vegetative communities that have been protected through acquisition or regulatory mechanisms and are managed for conservation purposes. This Inventory may be accessed at: <http://bcgis.maps.arcgis.com/apps/OnePane/basicviewer/index.html?appid=85f453365417459f8ba45fa6e5dddb9c>. The applicant is advised that this plat must not propose any development that may have a negative impact upon the continued preservation of the Natural Land. The Environmental Review Report, coordinated by the Planning and Redevelopment Division, is attached.

The attached letter from the City of Dania Beach indicates municipal approval of this request.

This plat with the amended note satisfies the solid waste disposal concurrency requirement of Section 5-182(h) of the Land Development Code. In addition, this request represents an increase of 102 pm peak hour trips. The plat is located within the Port/Airport Transportation Concurrency Management District; therefore, this request satisfies the regional transportation concurrency standards specified in Section 5-182(a)(5)a) of the Broward County Land Development Code.

Road impact fees in the amount of \$30,098 were previously paid for 27,608 square feet of commercial use on this plat (13,804 square feet on Parcel A and 13,804 square feet on Parcel B). The subsequent note amendment restricting Parcel B to 80,000 square feet of light manufacturing use resulted in a decrease in road impact fees and a partial refund was issued (\$11,551). This plat is now located in a transportation concurrency management district and the additional 102 pm peak hour trips generated by this request are subject to transportation concurrency fees. These fees shall be assessed and paid in accordance with the fee schedule specified in the Land Development Code during the review of construction plans submitted for County environmental review.

approval. Transportation concurrency fees will be based on the gross square footage of any building(s) as defined in the ordinance.

Staff recommends **APPROVAL** of this request, provided the applicant accomplishes the following:

- 1) Records a document acceptable to the County Attorney's Office to amend the note on the face of the plat prior to **June 24, 2015**.

The note amendment must include language stating that any structure within this plat must comply with Section IV D.1.f., Development Review requirements, of the Broward County Land Use Plan, regarding hazards to air navigation.

The amended note must also retain the language for Parcel B stating the following:

- A) If a building permit for a principal building for the 80,000 square feet of light manufacturing use on Parcel B (excluding dry models, sales and construction offices) and first inspection approval are not issued by **November 7, 2005**, then the County's finding of adequacy shall expire and no additional building permits shall be issued until such time as Broward County shall make a subsequent finding that the application satisfies the adequacy requirements set forth within the Broward County Land Development Code. The owner of the property or the agent of the owner shall be responsible for providing evidence to Broward County from the appropriate governmental entity, documenting compliance with this requirement within the above referenced time frame; and/or
- B) If construction of project water lines, sewer lines, drainage, and the rock base for internal roads have not been substantially completed by **November 7, 2005**, then the County's finding of adequacy shall expire and no additional building permits shall be issued until such time as Broward County shall make a subsequent finding that the application satisfies the adequacy requirements set forth within the Broward County Land Development Code. The owner of the property or the agent of the owner shall be responsible for providing evidence to Broward County from the appropriate governmental entity, documenting compliance with this requirement within the above referenced time frame.

In addition, staff recommends that the Board authorize the Mayor to sign an order approving this agenda item subject to staff findings, comments, and recommendations.

Finally, the applicant is advised that in accordance with Section 125.022, Florida Statutes, the issuance of a development permit by the County does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the County for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed

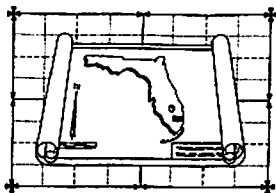
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by a state or federal agency or undertakes actions that result in a violation of state or federal law.

smh

Continued





BROWARD COUNTY PLANNING COUNCIL

115 South Andrews Avenue, Room 307 • Fort Lauderdale, Florida 33301 • Phone: 954.357.6695

TO: Henry A. Sniezek, Director
Planning and Redevelopment Division
Broward County Environmental Protection and Growth Management Department

FROM: Barbara Blake Boy, Executive Director *BBB*

RE: Delegation Request for Nisa Plat
(173-MP-85) City of Dania Beach

DATE: May 15, 2014

RECEIVED
MAY 15 2014
BY: *PRD*

Planning Council staff has reviewed the proposed revision to the restrictive note on the above referenced plat. The proposal is to change the restrictive note on the plat as follows:

FROM: This plat is restricted to 13,804 square feet of commercial use on Parcel A and 80,000 square feet of light industrial use on Parcel B.

TO: This plat is restricted to 25,000 square feet of commercial use on Parcel A and 80,000 square feet of light industrial use on Parcel B.

The Future Land Use Element of the City of Dania Beach Comprehensive Plan is the effective land use plan for the City of Dania Beach. That plan designates the area covered by this plat for the uses permitted in the "Employment Center" land use category. This parcel is generally located on Northeast 7 Avenue, south of Eller Drive.

The proposed light industrial use is in compliance with the permitted uses of the effective land use plan.

Regarding the proposed commercial use, Planning Council staff has written documentation that the City of Dania Beach has allocated the "20% employment center-to-commercial" flexibility rule to this plat on December 14, 1994. Planning Council staff notes that this application of flexibility occurred prior to the effective date of Policy 13.01.10 of the Broward County Land Use Plan (i.e., February 4, 1997). Therefore, the existing and proposed commercial use is in compliance with the permitted uses of the effective land use plan.

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:DBT

cc: Robert Baldwin, City Manager
City of Dania Beach

Marc LaFerrier, AICP, Director, Community Development Department
City of Dania Beach



Our Best.
Nothing Less.

LIBRARIES DIVISION • Historical Commission

301 Harmon (S.W. 13th) Avenue • Fort Lauderdale, Florida 33312 • 954-357-5553 • FAX 954-357-5522

May 14, 2014

Susanne Henderson

Broward County Environmental Planning and Growth Management Department
Planning and Redevelopment Division
1 North University Drive, Suite 102-A
Plantation, Florida 33324

Re: Broward County Historical Commission
Review: Delegation Request - Nisa Plat 173-MP-85

Dear Ms. Henderson:

I have had an opportunity to review materials relative to **Delegation Request - Nisa Plat 173-MP-85**.

A review of materials including archival documents, maps, the Broward County Land Use Plan and the Florida Master Site File (FMSF) indicate that the proposed amendment does not contain previously recorded archaeological or historic cultural resource sites previously identified archaeological zones, nor is the plat amendment located adjacent to any such resources. Based on this information, the Broward County Historical Commission has no objections to the proposed amendment.

In the event that archaeological features or artifacts are discovered during the course of the survey, the Historical Commission *shall* be notified within twenty four (24) hours of the discovery and the discovery shall be reported pursuant to Broward County Code Ordinance 92-38. . A final survey report shall be completed and submitted to the Broward County Historical Commission for review and comment.

If, in the event, any unmarked human burial remains are discovered, then work in the vicinity of the burial find is to halt immediately until a determination can be made, in accordance with Florida State Statutes, Chapter 872, by either the state archaeologist or the county medical examiner as to jurisdiction, custody, and disposition of the remains. Should this occur, this office is to be contacted immediately to facilitate the coordination of the find.

If you have any questions regarding these comments or would like additional information please contact me at the Broward County Historical Commission by telephone: (954) 357-5506, or email: mdefelice@broward.org.

Sincerely,

Matthew DeFelice, County Archaeologist

Ec: Laura Connors, Associate Director, Libraries Division
Peggy Davis, Manager, Libraries Division, Historical Commission
David Baber, Historic Preservation Coordinator, Libraries Division

**ENVIRONMENTAL REVIEW AND COMMENTS REPORT
TO THE PLANNING AND REDEVELOPMENT DIRECTOR**

Application: Delegation Request (To amend the note to add 11,196 square feet of commercial use.)
File Number: 173-MP-85
Project Name: Nisa Plat
Comments Due: May 16, 2014
Development Type: Commercial (25,000 Square Feet) and Industrial (80,000 Square Feet)

The Planning and Redevelopment Division of the Broward County Environmental Protection and Growth Management Department (EPGMD) has coordinated with other Divisions in this Department along with the County Health Department to provide the following comments on the above referenced plat:

Surface Water Management

This plat is located in the City of Dania Beach and is under the jurisdiction of the Environmental Engineering and Licensing Section of the Broward County Environmental Licensing and Building Permitting Division. Surface water management plans for this plat must meet the criteria contained in Chapter 27 - Article V of the Broward County Code of Ordinances. The surface water management licensing requirements of the Environmental Engineering and Licensing Section must be met prior to any construction.

Potable Water Review

This plat is served by the City of Dania Beach's Water Treatment Plant which has a capacity of 3.524 MGD, a maximum daily flow of 3.400 MGD, and the approximate domestic water usage for the proposed uses are 0.009 MGD. Therefore, according to the Broward County Health Department, there is sufficient available water treatment plant capacity to serve the proposed uses at this point in time.

Wastewater Review

Wastewater Treatment Plant:	Hollywood
Flow Data:	As of 02/14
EPGMD Licensed Capacity	55.5000 MGD
12 Month Average Flow:	39.1200 MGD
Existing Flow Reserved by Building Permit:	1.3260 MGD
Total Committed Flow:	40.4460 MGD
Estimated Project Flow:	0.0105 MGD

The applicant is advised that a Wastewater Collection/Transmission System License will be required prior to constructing, expanding or altering either a gravity sanitary sewer, a sanitary force main or a pump station.

Natural Resources Preservation

This plat is not located in a wellfield zone of influence as described in the Broward County Wellfield Protection Ordinance 84-60, as amended, and as incorporated into the Broward County Code of Ordinances, Chapter 27, Article XIII.

Review of available information indicates that, at this time, there are no wetlands within the boundaries of this plat, therefore, a Conceptual Dredge and Fill Review Report is not required. Based upon the present conditions within the site, filling of the land area will not require an

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173-MP-85 Nisa Plat

Environmental Resource License. Other activities, such as lake or canal excavation regulated under Article XI of the Natural Resource Protection Code, may require a license. The Applicant is encouraged to contact the Aquatic and Wetland Resources Section of the Environmental Licensing and Building Permitting Division at 954-519-1483 at the earliest time to determine if, and what type of, a license may be required prior to undertaking any surface disturbing activities.

The Aquatic and Wetland Resources Section of the Environmental Licensing and Building Permitting Division encourages all invasive exotic vegetation including Melaleuca, Brazilian-pepper, Australian pine and others as listed in the Exotic Pest Plant Council's List of Florida's Most Invasive Species to be removed during the development process, and a management plan may be necessary to control re-invasion of same. In addition, landscape material should not include any plants considered to be invasive of south Florida's native plant communities. The Exotic Pest Plant Council's List of Florida's Most Invasive Species is available from the Aquatic and Wetland Resources Section.

Review of aerial photographs indicates that the subject site contains tree canopy. Development of the site must comply with the Tree Preservation Regulations of the City of Dania Beach if trees are to be removed or relocated. The applicant is encouraged to minimize the number of trees to be removed by incorporating existing trees in the site plan. If trees cannot be incorporated into the site plan in their current location, the applicant is encouraged to relocate trees, especially those of specimen size and quality.

West Lake Park is located in the Protected Natural Lands Inventory and is adjacent to a portion of the east side of this plat. The applicant is advised that this plat must not propose any development that may have a negative impact upon the continued preservation of the Natural Land. The Protected Natural Lands Inventory is a comprehensive database of public and private native vegetative communities that have been protected through acquisition or regulatory mechanisms and are managed for conservation purposes. This Inventory may be accessed at:

<http://bcgis.maps.arcgis.com/apps/OnePane/basicviewer/index.html?appid=85f453365417459f8ba45fa6e5dddb9c>.

Additional Comments Addressing Certain Environmental Protection Actions Needing to be Taken to Implement the Project

1. A Demolition Notification may be required. Contact the Pollution Prevention, Remediation and Air Quality Division at 954-519-1260 for additional information.
2. A Solid Waste License may be required. Contact the Pollution Prevention, Remediation and Air quality Division at 954-519-1260 for specific license requirements.
3. A Hazardous Material License may be required. Contact the Pollution Prevention, Remediation and Air Quality Division at 954-519-1260 for specific license requirements.
4. A Storage Tank License may be required. Contact the Pollution Prevention, Remediation and Air Quality Division at 954-519-1260 for specific license requirements.
5. Any discharges to ground or surface waters, excluding stormwater, will require review and approval from the Environmental Engineering and Licensing Section of the Environmental Licensing and Building Permitting Division prior to discharge. Any vehicle washing facility not connected to a sanitary sewer system must recycle 100% of its wash water and no discharge to the drainage system will be permitted.

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173-MP-85 Nisa Plat

6. Future industrial uses must be approved by the Pollution Prevention, Remediation and Air Quality Division.
7. An Environmental Resource License may be required for any activities regulated under Article XI of the Natural Resource Protection Code. Contact the Aquatic and Wetland Resources Section of the Environmental Licensing and Building Permitting Division at 954-519-1483 for specific license requirements.
8. Wastewater receiving lift stations and force mains are critical components to the conveyance system. Accordingly, adequate capacity for this project will need to be demonstrated of the receiving off-site sanitary sewer conveyance system. Contact the Environmental Engineering and Licensing Section of the Environmental Licensing and Building Permitting Division at 954-519-1483.

Be advised that approval of a delegation request does not infer any approval to connect to any wastewater collection, treatment, or disposal system. Nor does it infer that sufficient capacity will exist at time of Building Permit approval. Connections to such systems are approved by the Environmental Licensing and Building Permitting Division as a prerequisite to, and just prior to, approval of Building Permits by the appropriate Building Department for any structures that are to be built on the platted site. These comments do not indicate a waiver or approval of any license or permit that is, or may be, required for any aspect of the project.



City of Dania Beach FLORIDA

April 28, 2014

Henry A. Snizek
Director
Broward County Planning and Environmental Regulation
1 North University Drive, 102A
Plantation, FL 33324

Re: Nisa Plat – Plat Note Amendment

Mr. Snizek;

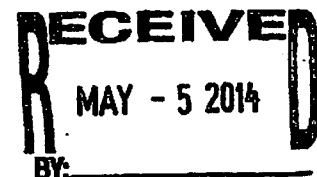
We have no objection to the application to amend the note on the above referenced plat. The City of Dania Beach City Commission approved an increase of commercial square footage to 25,000 square feet of commercial use on Parcel A.

If you should have any questions or require additional information, please do not hesitate to contact me.

Sincerely,

Corinne Lajoie, AICP, LEED G.A.
Principal Planner

CC: Leigh Kerr, Applicant
File



"Broward's First City"

100 West Dania Beach Boulevard, Dania Beach, Florida 33004 Phone: (954) 925-2200 www.daniabeachfl.gov

Application to Amend or Revise Level of Approved Development

INSTRUCTIONS

This form is used to apply for amendments or revisions to the current level of development previously approved. For your application to be officially accepted for processing and scheduled for a County Commission meeting, you must complete this application in full. The owner/agent certification (on the reverse side of this form) must be signed and notarized with the appropriate required documentation attached. Please type this application or print legibly in black ink.

PROJECT INFORMATION

Plat Name <u>Nisa Plat</u>			
Plat Number <u>173-MP-85</u>	Plat Book - Page <u>147-14</u> (If recorded)		
Owner/Applicant <u>Hertz Realty and Port 5 Ltd c/o David Dix @ Wallypark</u>		Phone <u>954-467-6308</u>	
Address <u>East Coast Regional Office</u>	City <u>Orlando</u>	State <u>FL</u>	Zip Code _____
Owner's E-mail Address <u>DAVID DIX <DDIX@wallypark.com></u>		Fax # <u>407.520.2888</u>	
Agent <u>Leigh Robinson Kerr & Assoc., Inc.</u>		Phone <u>954-467-6308</u>	
Contact Person <u>Leigh R. Kerr</u>			
Address <u>808 E. Las Olas Blvd #104</u>	City <u>Ft. Laud</u>	State <u>FL</u>	Zip Code <u>33301</u>
Agent's E-mail Address <u>Lkerr808@bellsouth.net</u>		Fax # <u>954-467-6309</u>	

PROPOSED CHANGES

Use this space below to provide the following information and clearly describe the proposed changes you are requesting. Be sure to include the current level of development. (Attach additional sheet if necessary)

Current note for entire plat 13,804 sq. ft. commercial on Parcel A, 80,000 sq. ft. light industrial on Parcel B.

Proposed note for entire plat 25,000 square feet of commercial use on Parcel A.

80,000 sq. ft. light industrial on Parcel B

No freestanding Banks and/or bank drive-thru facilities permitted w/out Co. Commission approval.

PLEASE ANSWER THE FOLLOWING QUESTIONS

Has flexibility been allocated or is flexibility proposed to be allocated under the County Land Use Plan? 1995	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Don't Know	
If YES, consult Policy 13.01.10 of the Land Use Plan. A compatibility determination may be required.	
Does the note change represent a change in Trips? <input checked="" type="checkbox"/> Increase <input type="checkbox"/> Decrease <input type="checkbox"/> No Change	
Does the note represent a major change in Land Use? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If there is a question as to whether the note amendment represents a change in Trips, or whether it is considered a major change in Land Use, please consult with Planning and Redevelopment Division (PRD) staff.	
Estimate or state the total number of on-site parking spaces to be provided	SPACES <u>TBD</u>
Number of seats for any proposed restaurant or public assembly facility, including places of worship.	SEATS <u>n/a</u>
Number of students for a day care center or school.	STUDENTS <u>n/a</u>
Will project be served by an approved potable water plant? If YES, state name and address.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Will project be served by an approved sewage treatment plant? If YES, state name and address.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<u>1201 Stirling Road, Dania Beach</u>	
Are on-site wells for potable water currently in use or proposed? If YES, see reverse side of this form for additional required documentation.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Are septic tanks currently in use or proposed? If YES, see reverse side of this form for additional required documentation.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Reasons for this request. (Attach additional sheet if necessary)	
<u>1201 Stirling Road, Dania Beach</u>	

FOR APPLICATIONS PROPOSING INDUSTRIAL USE(S) - SUPPLEMENTAL REQUIREMENT

Proposed industrial plat notes which abut residential land use plan categories or are separated from a residential land use plan category by rights-of-way, easements, canals or lakes with a width 100 feet or less must submit written documentation from the municipality stating how the city will address compatibility between the proposed industrial use(s) and the residential land use plan category. Industrial uses include manufacturing, assembly, processing, indoor and outside storage, warehouse, distribution, excavation and landfills. Residential land use plan categories include all residentially named categories plus Agricultural, Rural Ranches, Rural Estates, TOC, TOD, RAO and LAC. Please consult with Planning and Redevelopment staff if you have any questions.

REQUIRED DOCUMENTATION-All copies of plats, site plans, surveys or drawings must be folded to a size approximately 9" X 12"

For major changes in Land Use and/or increases in DENSITY or INTENSITY which may include Trips, Students, Square Footage, and Number of Dwelling Units, the following must be submitted:

- Twenty-two (22) folded copies of the plat.
- Letter of approval from the applicable municipality, dated within six (6) months of this application, specifically stating the precise note language. If the property is located within a Development of Regional Impact (DRI), the letter shall also indicate if the proposed note is consistent with the approved DRI Development Order.
- A current letter is required from the appropriate utility service area stating the location of the closest approved potable water line and/or sanitary sewer line and the exact distance to the property if on-site wells for potable water and/or septic tanks that are currently in use or proposed.
- A check made payable to the Broward County Board of County Commissioners for the application fees. Please consult the Development Permit Application Fee Schedule.
- A signed and sealed sketch and legal description for any new parcel or tract created by the application.

For decreases in Trips, no changes in Trips, or no major change in Land Use, the following items must be submitted:

- Six (6) folded copies of the plat.
- Letter of approval from the applicable municipality specifically stating the precise note language.
- A check made payable to the Broward County Board of County Commissioners for the application fees. Please consult the Development Permit Application Fee Schedule.

School Concurrency Submission Requirements

- **RESIDENTIAL APPLICATIONS ONLY:** Provide a receipt from the School Board documenting that a Public School Impact Application (PSIA) and fee have been accepted by the School Board.

REQUIRED DOCUMENTATION FOR EXISTING BUILDINGS

Are there any existing structures on the plat and/or parcel that is currently being amended? Yes or No? If "Yes," you are required to submit documentation providing evidence of the use, size (gross sq. ft.), unit type, and bedroom number as well as complete the table below. Please be advised that gross non-residential square footage includes permanent canopies and overhangs for gas stations, drive thru facilities, and overhangs designed for outdoor tables at a restaurant. A building is defined by the definition in the Land Development Code.

LAND USE	Gross Building sq. ft. or Dwelling Units	Date Last Occupied	EXISTING STRUCTURE(S)		
			Remain the same?	Change Use?	Has been or will be demolished?
Parcel A: Commercial	9500 sq ft approx	2014	X		
	10,470 sq ft per survey				

The following are examples of documentation that may be used to confirm the existence of buildings on the plat and/or parcel:

- An "as built" survey prepared within six (6) months of this application showing the existing buildings.
- A copy of the latest approved site plan showing the existing buildings along with evidence from the municipality documenting that site plan is the latest approved site plan.
- If the existing structures are residential, evidence will be required of the bedroom mix and unit type. A letter from the city and/or copies of permit records may be acceptable forms of evidence.
- Other evidence may be accepted if it clearly documents the use and gross square footage of the existing buildings.

OWNER/AGENT CERTIFICATION

State of Florida

County of Broward

This is to certify that I am the owner/agent of the property described in this application and that all information supplied herein are true and correct to the best of my knowledge. By signing this application, owner/agent specifically agrees to allow access to the described property at reasonable times by County personnel for the purpose of verification of information provided by owner/agent.

Signature of owner/agent _____

Sworn and subscribed to before me this 25th day of April, 2014

by Leigh R. Kerr

☐ Has presented _____

Signature of Notary Public _____

Type or Print Name Kelly Ray



FOR PLANNING AND REDEVELOPMENT DIVISION USE ONLY

Time 4 pm Application Date 04/28/14 Acceptance Date 05/01/14

Comments Due 05/16/14 C.C. Mtg. Date 06/24/14 Fee \$ 1713

☒ Plats ☒ Survey ☐ Site Plan ☒ City Letter ☐ Agreements

Other Attachments (Describe): _____

Title of Request amend note

Distribute to: ☒ Full Review ☐ Planning Council ☐ School Board ☐ Land Use & Permitting

☐ Health Department (on septic tanks and/or wells) ☐ Zoning Code Services (unincorporated area only)

☐ Planning & Redevelopment (unincorporated area only) ☐ Other _____

Adjacent City Hollywood

Received by SMH



Environmental Protection and Growth Management Department

PLANNING AND REDEVELOPMENT DIVISION

1 North University Drive, Suite 102-A • Plantation, Florida 33324 • 954-357-6666 • FAX 954-357-6521 • 954-519-1412

May 1, 2014

**Municipal Planner
City of Hollywood
2600 Hollywood Blvd
Hollywood, FL 33022**

RE: Municipal notification of a delegation request to amend the "note"
(approved level of development) on a recorded plat adjacent to the City limits:

Plat Name: **Nisa Plat**

Plat No.: **173-MP-85**

Written comments must be received on or before May 16, 2014.

Dear Planner:

As per Broward County Commission Policy effective March 24, 1998, we are forwarding the attached copy of an application for a delegation request to all municipalities that are adjacent to the plat.

If your municipality desires to comment on this application, the comments must be in writing and electronically submitted to the Planning and Redevelopment Division on or before the above-referenced date. Please send your comments via e-mail to Sue Henderson at shenderson@broward.org.

Any written comments received will be forwarded to the applicant along with the comments from other agencies reviewing the application.

If you have any questions, please contact Sue Henderson at 954-357-6627.

Sincerely,

Henry Sniezek, Director
Planning and Redevelopment Division