

## EXHIBIT 4

### RESOLUTION NO. 2018-

1  
2 A RESOLUTION OF THE BOARD OF COUNTY  
3 COMMISSIONERS OF BROWARD COUNTY, FLORIDA,  
4 TRANSMITTING A PROPOSED AMENDMENT TO THE  
5 BROWARD COUNTY LAND USE PLAN TEXT REGARDING  
6 THE CITY OF WEST PARK ACTIVITY CENTER TO  
7 DESIGNATED STATE AGENCIES; AND PROVIDING FOR  
8 AN EFFECTIVE DATE.

9 WHEREAS, Broward County adopted the Broward County Comprehensive Plan  
10 on April 25, 2017 (the Plan); and

11 WHEREAS, the Department of Economic Opportunity has found the Broward  
12 County Comprehensive Plan in compliance with the Community Planning Act; and

13 WHEREAS, Broward County now wishes to propose an amendment to the  
14 Broward County Land Use Plan Text regarding the City of West Park Activity Center; and

15 WHEREAS, the Planning Council, as the local planning agency for the Broward  
16 County Land Use Plan, held its hearing on November 30, 2017, with due public notice;  
17 and

18 WHEREAS, the Board of County Commissioners held its transmittal public hearing  
19 on January 23, 2018, at 10:00 a.m., having complied with the notice requirements  
20 specified in Section 163.3184(11), Florida Statutes, NOW, THEREFORE,

21 BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF  
22 BROWARD COUNTY:

23 Section 1. The Board of County Commissioners hereby transmits to the  
24 Department of Economic Opportunity, South Florida Regional Planning Council, South  
Florida Water Management District, Department of Environmental Protection,

1 Department of State, Department of Transportation, Fish and Wildlife Conservation  
2 Commission, Department of Agriculture and Consumer Services, and Department of  
3 Education, as applicable, for review and comment pursuant to Section 163.3184, Florida  
4 Statutes, Amendment PCT 18-2, which is an amendment to the Broward County Land  
5 Use Plan Text regarding the City of West Park Activity Center.

6 Section 2. The proposed amendment to the Broward County Land Use Plan is  
7 attached as Exhibit "A" to this Resolution.

8 Section 3. EFFECTIVE DATE.

9 This Resolution shall become effective upon adoption.

10

11 ADOPTED this day of , 2018.

12

13

14 Approved as to form and legal sufficiency:  
Andrew J. Meyers, County Attorney

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16 By /s/ Maite Azcoitia 12/19/17  
17 Maite Azcoitia (date)  
18 Deputy County Attorney

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23

24 MA/gmb  
12/19/17  
PCT18-2 City of West Park Activity Center Text.TransReso.doc

# EXHIBIT A

**SECTION I**  
**AMENDMENT REPORT**  
**BROWARD COUNTY LAND USE PLAN**  
**PROPOSED AMENDMENT PCT 18-2**  
**(CORRESPONDING TO PROPOSED MAP AMENDMENT PC 18-3)**  
**(WEST PARK)**

**RECOMMENDATIONS/ACTIONS**

**DATE**

- I. Planning Council Staff Transmittal Recommendation November 20, 2017

Planning Council staff finds that the proposed amendment is generally consistent with the policies of the BrowardNext-Broward County Land Use Plan. Therefore, it is recommended that the proposed amendment be approved.

Further, prior to the second Planning Council public hearing, the City should provide a more detailed strategy regarding its reaffirmation to continuing to address the three (3) acres per 1,000 permanent residents community parks acreage requirement including, but not limited to updating the corresponding text amendment to include an open space component consistent with the City's Policy 1.14.3 regarding its commitment to public plazas and open space within the boundaries of the Activity Center. In addition, the City should confirm its commitment to archaeological resource preservation.

- II. Planning Council Transmittal Recommendation November 30, 2017

Approval per Planning Council staff transmittal recommendation, with a further recommendation that the City of West Park conduct additional public outreach prior to the Planning Council's second public hearing. (Vote of the board; 14-1; Yes: Blackwelder, Blattner, Brunson, Castillo, Ganz, Gomez, Good, Graham, Rosenzweig, Ryan, Seiler, Udine, Williams and DiGiorgio. No: Grosso)

# ATTACHMENT 1

## West Park State Road 7/U.S. 441 Activity Center

*Acreage:* Approximately ~~88.0~~ 323.7 Acres

*General Location:* East of State Road 7/U.S. 441 between Pembroke Road and Southwest 41st Street (the Broward/Miami-Dade County Line)

*Density and Intensity of Land Uses:*

Residential Land Uses: ~~1,500~~ 2,323 dwelling units\*

Commercial Land Uses: ~~500,000~~ 1,247,800 square feet

Office Land Uses: 575,000 square feet

Industrial: 384,731 square feet

Institutional: 34,800 square feet

Hotel: 200 rooms

*Remarks:*

\*Consisting of ~~1,000 high-rise† dwelling units,~~ 955 mid-rise dwelling units, ~~450~~ 570 garden apartment dwelling units, ~~50~~ 303 townhouse dwelling units and 495 single-family dwelling units.

~~†Note: High-rise units are defined as four (4) stories or more, consistent with the effective Broward County Land Development Code definition at the time of the adoption of the Broward County Land Use Plan amendment.~~