

**ATTACHMENT C**  
**Ordinance O-98-20**

Hollywood OAKS

Z-97-04

ORDINANCE NO: 0-98-02

**AN ORDINANCE OF THE CITY OF HOLLYWOOD, FLORIDA, AMENDING THE OFFICIAL ZONING MAP RELATING TO PROPERTY THAT IS WITHIN THE CITY A BROWARD COUNTY ZONING DESIGNATION AND CHANGING THE ZONING DISTRICT DESIGNATION FOR SAID PROPERTY TO ZONING DISTRICT CLASSIFICATION; PROVIDING A SEVERABILITY CLAUSE; A REPEALER PROVISION; AND AN EFFECTIVE DATE.**

**WHEREAS, the Zoning and Land Development Regulations provide that an application for a text change of regulatory controls may be filed; and**

**WHEREAS, the City Manager has requested the Department of Development Administration, Community Planning Division prepare a text amendment to the Zoning and Land Development Regulations that would convert the zoning district designation of property from the Broward County designation to a similar district designation listed in the Zoning and Land Development Regulations; and**

**WHEREAS, the Planning and Zoning Advisory Board has reviewed and recommended approval of this ordinance; and**

**WHEREAS, it is within the best interests of the City to have all property within the corporate limits regulated by the City's Zoning and Land Development Regulations; and**

**WHEREAS, the City Commission, following review and public hearing, accepts the recommendations as set forth herein and finds them to be in the best interests of the citizens of Hollywood.**

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF HOLLYWOOD, FLORIDA:**

**(Coding: Words in ~~struck-through~~ type are deletions from existing law; words underscored are additions.**

**Section 1:** That the Official Zoning Map of the City of Hollywood is hereby amended as follows (See attached map):

| Broward County District Designation                | City of Hollywood District Designation |
|--|--|
| A - 1 Limited Agricultural                         | A - 1 Limited Agricultural             |
| B - 2 Community Commercial                         | C - 3 Medium Intensity Commercial      |
| B - 2A Planned Business Center                     | C - 3 Medium Intensity Commercial      |
| B - 3 General Business                             | C - 4 Medium High Intensity Commercial |
| C - 1 Commercial                                   | C - 4 Medium High Intensity Commercial |
| O - P Office Park                                  | O - 2 Medium Intensity Office          |
| R - 1A One Family Dwelling (lots ≥ 10,000 sq. ft.) | RS - 8 Single Family                   |
| R - 1B One Family Dwelling (lots ≥ 7500 sq. ft.)   | RS - 7 Single Family                   |
| R - 1C One Family Dwelling (lots ≥ 6000 sq. ft.)   | RS - 5 Single Family                   |
| S - 2 Open Space                                   | OS Open Space                          |
| T - 1 Trailer Park                                 | TD Trailer Park                        |

In those instances where developments are under construction as of the effective date of this ordinance, the Community Planning Director shall have the discretion to apply either the County (regulations in effect on January 28, 1998) or the then current City zoning regulations. The Director's decision shall be based upon a determination that maintains the character and harmony of the development.

The Hollywood Oaks development shall have the option of utilizing the City's Zoning and Land Development Regulations or the County's zoning regulations (regulations in effect as of the date the development was platted) until January 1, 2003. After that date, the Hollywood Oaks development shall be zoned according to the above schedule.

**Section 3:** That it is the intention of the City Commission and it is hereby ordained that the provisions of this section shall be made a part of the Zoning and Land Development Regulations and the sections of the Regulations may be renumbered to accomplish such intention.

**Section 4:** That if any word, phrase, clause, subsection or section of this ordinance is for any reason held unconstitutional or invalid, the invalidity thereof shall not



affect the validity of any remaining portions of this ordinance.

**Section 5:** That all sections or parts of sections of the Code of Ordinances, all ordinances or parts of ordinances, and all resolutions or parts of resolutions in conflict herewith be and the same are hereby repealed to the extent of such conflict.

**Section 6:** That the City Commission, pursuant to Section 166.041 (3) (c) F.S., elects, by a majority plus one vote, to conduct the second reading prior to 5:00 PM at a regularly scheduled City Commission public hearing.

**Section 7:** That this ordinance shall be in full force and effect immediately upon the date of passage and adoption.

ADVERTISED on the 16 day of January 1998.

PASSED AND ADOPTED on first reading this 26 day of Nov, 1997.

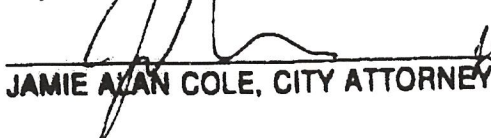
PASSED AND ADOPTED on second reading this 28 day of Jan, 1998.

ATTEST:

  
PATRICIA A. CERNY, CMC/AE  
CITY CLERK

  
MARA GIULIANTI, MAYOR

APPROVED AS TO FORM AND LEGALITY  
for the use and reliance of the  
City of Hollywood, Florida, only

  
JAMIE ALAN COLE, CITY ATTORNEY

This document was prepared by  
Jud Kurlancheek, Assistant Deput. Director  
Community Planning Division Director

  
JUD KURLANCHEEK, DIRECTOR