

**SUMMARY OF THE MINUTES
TECHNICAL ADVISORY COMMITTEE MEETING**

**CITY OF HOLLYWOOD
2600 HOLLYWOOD BOULEVARD
HOLLYWOOD, FLORIDA 33020**

A. ADMINISTRATIONS

The regular meeting of the Technical Advisory Committee (TAC) convened at 1:30 p.m. on March 3, 2025, at City Hall located at 2600 Hollywood Boulevard, Room 215, and via Cisco WebEx, with the following members present:

Anand Balram	Planning Manager
Cameron Palmer	Planning Division – Principal Planner
Clarissa Ip	Engineering Division – City Engineer
Rick Mitinger	Engineering Division – Transportation Engineer
Alicia Vereas-Feria	Public Utilities – Utilities Permit Review Administrator
James McGuinness	Building Department – Assistant Building Official
Favio Perez	Landscape Inspector/Plans Examiner
Herbert Conde-Parlato	CMED – Economic Development Manager
Francisco Diaz Mendez	CRA -Project Manager
Chris Clinton	Fire Marshall – Fire Rescue & Beach Safety

The following members from the Department of Development Services – Division of Planning and Urban Design were also present:

Reggie White	Planner III
Adrian Montoya	Planner II
Laura Gomez	Planner II

B. APPROVAL OF MINUTES

Motion for approval of the February 18, 2025, minutes was made by Rick Mitinger and seconded by James McGuinness. (Approved)

C. PRELIMINARY SITE PLAN REVIEW

- 1. FILE NO.:** 25-DP-10
APPLICANT: Gmax FL LLC
LOCATION: 1949 Harding Street
REQUEST: Site Plan review for a 5 townhomes development within the ND-1 Zoning District located in the Regional Activity Center.

Anand Balram opened public comment. No public comments were made or submitted. Anand Balram closed public comment portion.

Anand Balram asked the Applicant if they received a draft copy of the Staff Report. The Applicant responded they received a copy of the Staff Report.

The Applicant asked questions of the Committee. Discussion ensued regarding comments from the staff report. The Applicant shall address all comments and findings as identified by the Committee prior to submitting for Final TAC.

- 2. FILE NO.:** 25-DP-07
APPLICANT: ZE Management LLC
LOCATION: 4110 N 31st Terrace
REQUEST: Site Plan Review for a 9-townhouse development within the C-2 Zoning District.

Anand Balram opened public comment. No public comments were made or submitted. Anand Balram closed public comment portion.

Anand Balram asked the Applicant if they received a draft copy of the Staff Report. The Applicant responded they received a copy of the Staff Report.

The Applicant asked questions of the Committee. Discussion ensued regarding comments from the staff report. The Applicant shall address all comments and findings as identified by the Committee prior to submitting for Final TAC.

- 3. FILE NO.:** 25-DP-16
APPLICANT: First Eagle Management LLC
LOCATION: 4100 N Hills Drive
REQUEST: Site Plan Review for a multi-family development consisting of 324 townhouses as part of a new Planned Development located in the Country Club Zoning District.

Anand Balram opened public comment. One public comment was submitted by Virginia Garmizo. There were no other comments submitted or made. Anand Balram closed public comment portion.

Anand Balram asked the Applicant if they received a draft copy of the Staff Report. The Applicant responded they received a copy of the Staff Report.

The Applicant asked questions of the Committee. Discussion ensued regarding comments from the staff report. The Applicant shall address all comments and findings as identified by the Committee prior to submitting for Final TAC.

D. FINAL SITE PLAN REVIEW

- 4. FILE NO.:** 24-JDP-80
APPLICANT: Harwin-Tobin 1101 LLC
LOCATION: 1101 Hillcrest Drive
REQUEST: Site Plan Review for an 8-story multi-family development consisting of 120 affordable units located as part of an amendment to a Planned Unit Development in the PUD-R zoning district and associated Flex Unit request.

Anand Balram opened public comment. No public comments were submitted and/or made. Anand Balram closed public comment portion.

Anand Balram asked the Applicant if they received a draft copy of the Staff Report. The Applicant responded they received a copy of the Staff Report.

The Applicant asked questions of the Committee. Discussion ensued regarding comments from the staff report. The Applicant shall address all comments and findings as identified by the Committee prior to submitting for TAC Sign-off.

E. OLD BUSINESS

Nothing was discussed.

F. NEW BUSINESS

Anand Balram discussed the Planning Priority List and James McGuinness discussed the Building Priority List.

The next TAC Meeting is scheduled for March 17, 2025, and comments are due by March 12, 2025.

Cameron Palmer mentioned that Memorial and Diplomat will be submitting applications with the intention of moving forward to the Planning and Development Board in April, and requested they be reviewed as priorities.

G. ADJOURNMENT

The meeting was adjourned at 2:54 p.m.

H. PRE-APPLICATION CONCEPTUAL OVERVIEW (PACO)

There were no items for discussion.