


DATE: September 11, 2024

TO: George Keller, Jr. CPPT
City Manager

VIA: Andria Wingett
Director of Development Services 

FROM: Anand Balram 
Planning Manager

SUBJECT: Notice of Decisions Relating to the Tuesday, September 10, 2024, **Planning and Development Board Meeting**

The purpose of this notice is to inform the Mayor and City Commission of the opportunity to initiate a City Commission Request for Review (CRR) of a Board decision in accordance with [Section 5.6 of the City's Zoning and Land Development Regulations](#). The process for a CRR is initiated in one of the following ways: if three or more City Commissioners request a review during City Commission comments at a City Commission meeting, which is within 17 days of the Board's action; or if three or more City Commissioners file a request for review in writing with the City Clerk within 17 days of the Board's action. In any event, a *de novo* hearing shall be set.

A *de novo* hearing for a CRR shall be set no later than the next four City Commission meetings from either the City Commission meeting date where three Commissioners requested such review or no later than the next four City Commission meetings from the date that the City Clerk receives the third Commissioners request. Notice and other requirements of the hearing shall be provided in accordance with [Section 5.6 of the City's Zoning and Land Development Regulations](#).

The said request should be filed with the City Clerk's Office, with a copy forwarded to the Division of Planning & Urban Design of the Development Services Department by **September 27, 2024**.

Please note, the Code requires the City Clerk's Office to receive all CRR's within seventeen (17) days of the date a decision is reached by the Board. As such, CRRs filed after **September 27, 2024**, would not be consistent with the Code and will not be considered. The timeframe for setting a hearing provided herein may be extended by written request of the applicant. Appeal from a final decision of the City Commission shall be to circuit court by filing a petition for *writ of certiorari*.

This memorandum is also available on the City website. In this manner, the public is made aware of action taken by the Board, should they wish to encourage the Mayor and City Commission to file a request for review of the Board's decision pursuant to the procedures set forth above.

The following summarizes actions taken by the Board. Item # 1-3 below may be considered Quasi-Judicial and may be subject to the CRR Regulation.

- 1. FILE NO.:** 21-D-52a
APPLICANT: Van Jackson LLC.
LOCATION: 303 S. Federal Highway
REQUEST: Design review for a modification to the parking structure screening within an approved mixed-use development; within the Community Redevelopment Agency Downtown District (The Tropic).

STAFF RECOMMENDATION:

Design: To be determined by the Board.

BOARD DECISION:

Item continued date and time certain to the October 8th Planning and Development Board meeting.

- 2. FILE NO.:** 22-DPV-78
APPLICANT: Oceanside Marina, LLC.
LOCATION: 2308 N Ocean Drive
REQUEST: Variances, Design and Site Plan for Restaurant/Bar and accompanying a Tiki/Gazebo located within the Beach Community Redevelopment District.

STAFF RECOMMENDATION:

Variance to reduce the setback from the seawall: Approval
Variance to reduce the landscaped front setback: Approval
Variance to reduce the landscaped side setback: Approval
Design: Approval, if Variances are granted.
Site Plan: Approval, if Variances and Design are granted.

BOARD DECISION:

Variance to reduce the setback from the seawall: Approved
Variance to reduce the landscaped front setback: Approved
Variance to reduce the landscaped side setback: Approved
Design: Approved
Site Plan: Approved

- 3. FILE NO.:** 24-DP-42
APPLICANT: Hollywood Moon Development LLC.
LOCATION: 901 S Ocean Drive.
REQUEST: Design and Site Plan review for a 48-unit residential development in the BRT-25-R zoning district in the Beach Community Redevelopment Agency Area (Hollywood Boomerang).

STAFF RECOMMENDATION:

Design: Approval

Site Plan: Approval, if Design is granted, with the following condition:

1. At the time of permitting, the developer's engineer shall continue to coordinate the plans with the CRA's Phase IV of the Hollywood CRA East/West Undergrounding of Overhead Utilities and Streetscape Beautification project, permitted under permit B22-103347, to ensure compatible transitions along the perimeter of the property.

BOARD DECISION:

Design: Approved

Site Plan: Approved, with staff conditions.

- 4. FILE NO.:** 24-L-58b
APPLICANT: City of Hollywood
LOCATION: Citywide
REQUEST: Amendment to the City's Comprehensive Plan and Future Land Use Map to include the Land Use Category, 'Commercial Recreation'.

STAFF RECOMMENDATION:

That the Planning and Development Board, acting as the Local Planning Agency, forward this petition to the City Commission with a recommendation of approval.

BOARD DECISION:

To forward this petition to the City Commission with a recommendation of approval.

- 5. FILE NO.:** 24-L-58
APPLICANT: City of Hollywood
LOCATION: Generally located south of 400 Entrada Drive and including the northwest corner of Pembroke Road and the FDOT railway.
REQUEST: An amendment to the City's Comprehensive Plan to change the Land Use designation from Open Space and Recreation (OSR) to High (50) Residential (HRES) and Commercial Recreation; amending the City's Future Land Use Map to reflect the changes of 23.7 acres generally located south of 400 Entrada Drive and including the northwest corner of Pembroke Road and the FDOT railway (Orangebrook LUPA).

STAFF RECOMMENDATION:

That the Planning and Development Board, acting as the Local Planning Agency, forward this petition to the City Commission with a recommendation of approval, provided the companion item 24-L-58b is adopted prior to this request.

BOARD DECISION:

To forward this petition to the City Commission with a recommendation of approval, provided the companion item 24-L-58b is adopted prior to this request.

cc: Honorable Mayor and City Commissioners
City Manager
City Attorney
Assistant City Managers
Assistant City Attorneys
Civic Affairs Administrator
Planning Manager
Economic Development Manager