

RESOLUTION NO. \_\_\_\_\_

(02-DPVY-160b)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF HOLLYWOOD, FLORIDA, CONSIDERING A REQUEST FOR AN AMENDMENT TO THE DESIGN (ORIGINALLY APPROVED BY THE DEVELOPMENT REVIEW BOARD RESOLUTION NO. 02-CDMPV-160(A)) AND AN AMENDMENT TO THE SITE PLAN (ORIGINALLY APPROVED BY THE DEVELOPMENT REVIEW BOARD RESOLUTION NO. 02-CDMPV-160(a)) FOR THE DEVELOPMENT KNOWN AS YOUNG CIRCLE COMMONS (GREAT SOUTHERN BLOCK 40) TO INCORPORATE A HOTEL COMPONENT, NOW CONSISTING OF 103 HOTEL ROOMS, AS WELL AS 166 RESIDENTIAL UNITS, AND COMMERCIAL SPACE; AS MORE SPECIFICALLY DESCRIBED IN THE ATTACHED EXHIBIT "A," AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, on July 14, 2005, the Joint Development Review Board and the Historic Preservation Board passed and adopted Resolution No. 02-CDMPV-160(A), which approved Design and Variances for the construction of a mixed-use building consisting of 231 condominium units and commercial space, generally located on lots 1-14, block 40, south of Hollywood Boulevard, west of Young Circle, north of Harrison Street, and east of 19th Avenue, partially within the historic Hollywood Business District, then known as "Young Circle Commons" (Great Southern); and

WHEREAS, on July 14, 2005, the Development Review Board passed and adopted Resolution No. 02-CDMPV-160(a), which approved the Site Plan for the project; and

WHEREAS, due to the economic environment and fluctuation in market conditions, the project was stagnant for a period of time; and

WHEREAS, the Design, Site Plan, and Variance approvals are still valid; and

WHEREAS, Block 40, LLC. (the "Applicant"), in File Number 02-DPVY-160b, applied to amend the previous approved Design and Site Plan of a mixed-use development project to incorporate a hotel component, now known as "Block 40," consisting of 103 rooms, 166 residential units, and commercial space, located on lots 1-14, block 40, south of Hollywood Boulevard, west of Young Circle, north of Harrison Street, and east of 19th Avenue, partially within the historic Hollywood Business District, as more particularly described in Exhibit "A" attached hereto and incorporated herein by reference; and

WHEREAS, the amendments include a pick-up/drop-off valet area for the addition of the Hotel component consisting of a Porte-Cochere and associated canopies, and other shading elements throughout; and

WHEREAS, the Planning Division Staff, reviewed the Applicant's request for an amendment to the Design in accordance with the criteria set forth in Section 5.3.I.4.a.(1) through (4) of the Zoning and Land Development Regulations and have forwarded a recommendation of approval of the amendment to the Design to the City Commission; and

WHEREAS, the Technical Advisory Committee in accordance with Article 6 of the Zoning and Land Development Regulations reviewed the Applicant's request for an amendment to the Site Plan and have forwarded a recommendation of approval to the City Commission with the following conditions:

- a. That the Applicant provide applicable FDOT permits for any work proposed in the US1 right-of-way prior to submitting an application for a City building permit; and
- b. That the Applicant provide a License agreement from FDOT for the usage of the FDOT right-of-way for valet parking, or in the alternative an agreement with the City of Hollywood agreement if the US1 parking spaces are covered under a License Agreement between the City of Hollywood and FDOT; and
- c. That the Applicant agrees to ramp up valet parking staff as needed and/or requested by the City of Hollywood, if the staffing levels provided causes spill over into the metered parking spaces or drive isle ; and

WHEREAS, the City Commission has reviewed the proposed amendment to the Design in accordance with the criteria set forth in Section 5.3.I.4.a.(1) through (4) of the City's Zoning and Land Development Regulations, along with the Staff's recommendation and have determined that the proposed amendment to the Design should be approved/approved with conditions/denied; and

WHEREAS, the City Commission has reviewed the proposed amendment to the Site Plan in accordance with the review standards set forth in Article 6 of the Zoning and Land Development Regulations, along with the Technical Advisory Committee's recommendation, and have determined that the proposed amendment to the Site Plan should be approved/approved with the conditions/denied as set forth herein;

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

Section 1: That, following review of the Staff Summary Report, the Applicant's application and supporting documents and materials, and all submitted written and oral testimony received during the public hearing from all parties and speakers, and the consideration of the Design criteria set forth in Section 5.3.4.1.a.(1) through (4) of the City's Zoning and Land Development Regulations, the City Commission finds the necessary criteria have/have not been met, and the amendment to the Design is hereby approved/approved with the following conditions/denied:

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Section 2: That following review of the Staff Summary Report, the Applicant's application and supporting documents and materials, and all submitted written and oral testimony received during the public hearing from all parties and speakers, and consideration of the Site Plan review standards set forth in Article 6 of the Zoning and Land Development Regulations, along with Staff's recommendation, the City Commission finds that the necessary review standards have/have not been met, and the amendment to the Site Plan attached hereto and incorporated herein by reference as Exhibit "B", is hereby approved/approved with the following conditions/denied:

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Section 3: That the Applicant shall have up to 24 months from the date of the Amended Design approval to apply for all necessary building permits required to proceed with construction. Failure to submit an application within the required time period shall render all approvals null and void.

Section 4: That the Applicant shall have up to 24 months from the date of the Amended Site Plan approval to apply for all necessary building permits required to proceed with construction. Failure to submit an application within the required time period shall render all approvals null and void.

Section 5: That all other conditions and provisions of Ordinance O-2005-16; Resolution R-2005-277; Resolution R-2005-366; Resolution No. 02-CDMPV-160(A); and Resolution No. 02-CDMPV-160(a) shall remain in full force and effect.

A RESOLUTION FOR THE DEVELOPMENT KNOWN AS YOUNG CIRCLE COMMONS (GREAT SOUTHERN BLOCK 40) TO INCORPORATE A HOTEL COMPONENT, NOW CONSISTING OF 103 HOTEL ROOMS, AS WELL AS 166 RESIDENTIAL UNITS, AND COMMERCIAL SPACE

Section 6: That this resolution shall be in full force and effect immediately upon its passage and adoption.

PASSED AND ADOPTED on this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

RENDERED this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

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PETER BOBER, MAYOR

ATTEST:

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PATRICIA A. CERNY, MMC, CITY CLERK

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

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JEFFREY P. SHEFFEL, CITY ATTORNEY