

ORDINANCE NO. _____

(16-J-09)

AN ORDINANCE OF THE CITY OF HOLLYWOOD, FLORIDA, AMENDING THE APPROVED PLANNED DEVELOPMENT (PD) MASTER DEVELOPMENT PLAN (PLAN) FOR THE PROPERTY LOCATED AT 3514 AND 3515 SOUTH OCEAN DRIVE (ORIGINALLY APPROVED BY ORDINANCE NO. O-92-31 AND AMENDED MOST RECENTLY BY ORDINANCE O-2000-31) TO REDUCE THE REQUIRED PARKING RATIOS SET FORTH IN THE PLAN (ORIGINALLY ESTABLISHED PURSUANT TO ORDINANCE O-99-23); AND AMENDING THE PARKING TABLE DEPICTED ON THE REQUIRED PLAN TO REFLECT SUCH PARKING RATIOS; PROVIDING FOR A SEVERABILITY CLAUSE, A REPEALER CLAUSE AND AN EFFECTIVE DATE.

WHEREAS, the property legally described in Exhibit "A" hereto (the "Property") was rezoned to PD (Planned Development) by Ordinance No. O-92-13; and

WHEREAS, Ordinance No. O-92-13 was amended by Ordinance No. O-96-13 and Resolution No. R-97-212 (Ordinance No. O-92-13, as amended, is hereinafter referred to as the "Rezoning Ordinance"); and

WHEREAS, the "Rezoning Ordinance" was amended in part by Ordinance Nos. O-98-13, O-99-23 and O-2000-31; and

WHEREAS, the City of Hollywood Zoning and Land Development Regulations provide for the amendment of a PD Master Plan; and

WHEREAS, on January 15, 2016, an application was filed by Diplomat Hotel Owner, LLC and Diplomat Landings Owner, LLC ("Applicants"), requesting approval of an amendment to the PD Master Plan for the Property by amending Attachment "A" of Exhibit "C" of Ordinance No. O-99-23; and

WHEREAS, the requested amendment is to reduce the total required parking spaces from 2,791 required parking spaces to 1,847 required parking spaces and amend the parking table depicted on the required plan to reflect such parking requirements, as more specifically set forth; and

WHEREAS, the Developer provided 2796 parking spaces which exist today, and the requested amendment will create 944 existing excess parking spaces on the site; and

WHEREAS, the Director of Planning and Planning Staff, after analyzing the application and its associated documents, have determined that the proposed amendments to the PD Master Plan are consistent with the City's Zoning and Land Development Regulations and are consistent with the City's Comprehensive Plan; and

WHEREAS, the City Commission finds that the proposed amendments to the PD Master Plan are consistent with the City of Hollywood's Comprehensive Plan and the Zoning and Land Development Regulations and are in the best interest of the citizens of the City of Hollywood;

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

Section 1: That the applicant has presented competent substantial evidence that the proposed Amended PD Master Plan meets the intent of the City of Hollywood's Zoning and Land Development Regulations and all other applicable City ordinances and that the proposed changes in the development are suitable in terms of their relationship to the City of Hollywood Comprehensive Plan and the surrounding area and are consistent with the adopted goals, policies and objectives for growth and development.

Section 2: That Ordinance No.O-98-13 which amended the PD Master Plan for the property located at 3514 and 3515 South Ocean Drive, (originally approved by Ordinance O-92-31 and amended by Ordinance O-96-13 and amended most recently by O-2000-31) is hereby amended to reduce the parking space ratio as more specifically set forth in the revised Attachment "A" of Exhibit "C" (originally attached to O-99-23) , attached hereto as Exhibit "B" and incorporated herein by reference.

Section 3: That the parking table depicted on the required PD Master Plan is hereby amended to reflect the reduced parking space ratio, as more specifically set forth in Exhibit "C" attached hereto and incorporated herein by reference with the following condition:

In the event the required parking for future development, including uses not previously approved, requires more than the 944 existing excess parking spaces, additional parking for such new development will be provided.

Section 4: That those provisions of Ordinance No. O-92-13 and as amended by Ordinance No. O-96-13, Resolution No. R-97-212, and as amended by Ordinance No.O-98-13, Ordinance No. O-99-23, and O-2000-31 which are not amended by this Ordinance shall remain in full force and effect.

DIPLOMAT AMENDMENT TO MASTER DEVELOPMENT PLAN TO REDUCE THE PARKING SPACE RATIOS.

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 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 7: That this ordinance shall be in full force and effect immediately upon its passage and adoption.

ADVERTISED on _____, 2016.

PASSED on first reading this _____ day of _____, 2016.

PASSED AND ADOPTED on second reading this _____ day of _____, 2016.

PETER BOBER, MAYOR

ATTEST:

PATRICIA A. CERNY, MMC, CITY CLERK

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

JEFFREY P. SHEFFEL, CITY ATTORNEY