

**CITY OF HOLLYWOOD, FLORIDA
MEMORANDUM
DEPARTMENT OF DEVELOPMENT SERVICES
PLANNING AND URBAN DESIGN DIVISION**

DATE: October 13, 2020 **MEMO NO:** P-20-12

TO: Planning and Development Board

VIA: Leslie A. Del Monte, Planning Manager

FROM: Deandrea Moise, Planning Administrator

SUBJECT: Shalom Hanoh, requests an extension of previously approved Design and Site Plan for a 27 unit residential development located at 2316-2318 Van Buren Street (Van Buren Apartments).

EXPLANATION:

On September 6, 2018, the Planning and Development Board ("Board") granted approval of Design, and Site Plan for a 27 unit residential development. Pursuant to Section 5.3(l)(6)(b) of the City's Zoning and Land Development Regulations, entitled "Building Permit Applications," an Applicant may request the Board to consider an extension of a Board approval not to exceed 24 months.

As per the Applicant, the extension is requested in order to allow additional time to meet conditions and acquire bank funding. Staff recommends approval of the requested Extension of the previously approved Design, and Site Plan in order to provide additional time for the Applicant to obtain the required Building Permits. Staff has attached the previous Staff Report for historical accuracy and informational purposes. There have been no modifications to the plans and no changes in the City's Zoning Code that render this project nonconforming.

RECOMMENDATION:

Approval.

ATTACHMENTS:

ATTACHMENT I: General Application and Request for Extension
ATTACHMENT II: Previous Planning and Development Board Staff Report