



# City of Hollywood

Hollywood City Hall  
2600 Hollywood Blvd  
Hollywood, FL 33020  
<http://www.hollywoodfl.org>

## Legislation Text

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**File #:** R-2017-374, **Version:** 1

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A Resolution Of The City Commission Of The City Of Hollywood, Florida, Approving The Allocation Of Up To Eight (8) Bonus Hotel Density Rooms From The “Hollywood Beach Hotel Room Pool” Pursuant To The City’s Comprehensive Plan And Zoning And Land Development Regulations For A 31 Room Hotel With Accessory Uses Known As The “Riptide Hotel”, Located At 2300 And 2325 North Surf Road, As More Specifically Described In The Attached Exhibit “A”; And Providing For An Effective Date. (16-CMPV-73)

### Explanation:

Hollywood Beachfront Townhomes, LLC is requesting allocation of up to eight (8) bonus hotel density rooms from the “Hollywood Beach Hotel Room Pool” pursuant to the City’s Comprehensive Plan and Zoning and Land Development Regulations. The subject site at approximately 21,500 gross square feet is located in the Central Beach Area with a Land Use of General Business. The Applicant is proposing a 31 room hotel with accessory uses known as the “Riptide Hotel”. The proposed design (attached for reference) is contemporary consisting of simple rectilinear forms, accented with glass railings and an aluminum store front design.

The project has been reviewed by the Technical Advisory Committee (TAC). Should the request for additional rooms be granted, the project will be considered by the Joint Board (the Planning and Development Board and the Historic Preservation Board) for Certificate of Appropriateness for Demolition, Certificate of Appropriateness for Design, Variances, and Site Plan

Staff Recommends: Approval of the attached Resolution with the following conditions:

- (1) The Applicant shall obtain a Building Permit for the principal structure within 24 months from the approval of the Site Plan by the Planning and Development Board. However, if the Applicant fails to obtain a Building Permit within the requisite timeframe, then the eight (8) bonus hotel density rooms shall revert back to the Pool;
- (2) If at the time the Certificate of Occupancy is issued by the City, the Applicant has not used all of the eight (8) rooms allocated, the remaining balance of those bonus hotel density rooms shall automatically revert back to the Pool.

ATTACHMENT I: Application Package

Recommended for inclusion on the agenda by:

Dr. Wazir Ishmael, City Manager

Gus Zambrano, Assistant City Manager/Sustainable Development

Tom Barnett, Director, Department of Development Services

Leslie A. Del Monte, Planning Manager, Department of Development Services