



## Legislation Details (With Text)

**File #:** R-2017-209    **Version:** 1    **Name:** 1572a\_Sol Van Buren Appeal  
**Type:** Quasi-Judicial Resolution    **Status:** Passed  
**File created:** 6/1/2017    **In control:** Regular City Commission Meeting  
**On agenda:** 7/3/2017    **Final action:** 7/3/2017  
**Title:** A Resolution Of The City Commission Of The City Of Hollywood, Florida, Considering The Request For An Amendment To The Design And Site Plan (Previously Approved By Planning And Development Board Resolution 15-DPV-72) For The Construction Of A 62 Unit Residential Development Located At 2000 Van Buren Street (Sol Van Buren Pursuant To The Provisions Of The City Of Hollywood Zoning And Land Development Regulations. (15-AP-72a).

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 1572a\_CC Reso\_2017\_0703.pdf, 2. EXHIBIT A.pdf, 3. EXHIBIT B.pdf, 4. EXHIBIT C.pdf, 5. Attachment i.pdf, 6. Attachment ii\_Part I.pdf, 7. Attachment ii\_Part II.pdf, 8. Attachment iii.pdf, 9. Attachment iv.pdf, 10. Attachment v.pdf

Date	Ver.	Action By	Action	Result
7/3/2017	1	Regular City Commission Meeting	adopt	Pass

A Resolution Of The City Commission Of The City Of Hollywood, Florida, Considering The Request For An Amendment To The Design And Site Plan (Previously Approved By Planning And Development Board Resolution 15-DPV-72) For The Construction Of A 62 Unit Residential Development Located At 2000 Van Buren Street (Sol Van Buren Pursuant To The Provisions Of The City Of Hollywood Zoning And Land Development Regulations. (15-AP-72a).

Staff Recommends: Approval of the attached Resolution.

**Explanation:**

At the April 14, 2016 Planning and Development Board meeting, in accordance with the guidelines and procedures found in Section 5.3 of the City's Zoning and Land Development Regulations and Site Plan approval pursuant to Article 6 of the City's Zoning and Land Development Regulations, the Board approved Sol Van Buren LLC (the Applicant) request for five (5) Variances (in accordance the Regional Activity Center regulations), Design, and Site Plan, with the conditions for construction of a 42 unit residential development (Sol Van Buren) located at 2000 Van Buren Street (Planning and Development Board Resolution No. 15-DPV-72).

Subsequently, at the May 11, 2017 Board meeting, the Board approved the request for Variance, Design, and Site Plan to amend a previously approved residential development along with conditions as set forth in Planning and Development Board Resolution No. 15-DPV-72a (copy attached) to now include 62 units. Such conditions include design and safety concerns. Due to the conditions imposed

by the Board, pursuant to Article 5, Section 5.7, a request to appeal the approval was filed by the Applicant on May 18, 2017 (within the 10 day timeframe).

The Public Hearing for consideration of the appeal by the City Commission shall be a 'DE NOVO' hearing; this will supersede the Board's decision for Variance, Design and Site Plan, as if the request is being considered for the first time. The same applicable standards and criteria found in the Zoning and Land Development Regulations shall be applied. At the conclusion of the hearing, the City Commission shall take action by approving, approving with conditions or denying the application for the requested Variance, Design and Site Plan as depicted in the attachments.

ATTACHMENT i: Appeal Application Package

ATTACHMENT ii: Planning and Development Board Staff Report

ATTACHMENT iii: Planning and Development Board Minutes, May 11, 2017

ATTACHMENT iv: Planning and Development Board Resolution No. 15-DPV-72a

ATTACHMENT v: Zoning and Land Development Regulations, Section 5.7, Appeal Procedures relating to Decisions of the Planning and Development Board, Historic Preservation Board, and Administrative Decisions

Recommended for inclusion on the agenda by:

Dr. Wazir Ishmael, City Manager

Gus Zambrano, Assistant City Manager/Sustainable Development

Thomas Barnett, Director, Department of Development Services

Leslie A. Del Monte, Planning Manager, Planning Division