



City of Hollywood

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

Legislation Text

File #: R-2023-058, **Version:** 1

A Resolution Of The City Commission Of The City Of Hollywood, Florida, Approving The "Victory at Hollywood" Plat, Being In The City Of Hollywood, Broward County, Florida, Located At 901 South State Road 7.

Economic Vitality

Staff Recommends: Approval of the attached Resolution.

Explanation:

VRD at Hollywood, LLC is the owner of the property located within the municipal boundaries of the City of Hollywood, located at 901 South State Road 7. The property owner is proposing to construct a 30,000 square feet AutoZone hub consisting of retail (10,000 square feet) and warehouse (20,000 square feet) uses. Currently, there is an office building on the property. The property/plat limit is approximately 2.5 acres. Per the County, this plat is restricted to 10,000 square feet of commercial and 20,000 square feet of warehouse.

As part of the development requirements, platting is necessary for the project parcel. Pulice Land Surveyors, Inc. is acting on behalf of the owner and has submitted plat application P-22-04 for review and approval. The name of the plat is known as "Victory at Hollywood" Plat, as legally described in the attached Exhibit "A".

The plat review process identifies improvements and/or dedication of land necessary as part of the development. Below dedications were identified for this plat.

- 5 feet wide right-of-way dedication along Washington Street as per the Broward County Trafficways Plan.
- Corner chord dedication with 30-foot radius at the intersection of State Road 7 and Washington Street.
- Corner chord dedication with 30-foot radius at the intersection of State Road 7 and Dewey Street.
- Right-of-way dedication for a northbound right-turn lane with 135 feet of storage and 50 feet of transition on State Road 7 at Washington Street.

Broward County has completed review of the plat and has provided Development Review Report attached in Exhibit "B".

Article 6 of the City's Zoning and Land Development Regulations requires that plats be submitted to the City Commission for consideration of approval, and the City's Subdivision Review Committee has reviewed the proposed plat application P-22-04 and determined it to be consistent with code requirements, and therefore, recommends its approval.

Fiscal Impact:

Approval of this resolution will not fiscally impact the City.

Recommended for inclusion on the agenda by:

Azita Behmardi, PE, City Engineer

Shiv Newaldass, Director, Development Services

Gus Zambrano, AICP, Assistant City Manager/Sustainable Development