

**Development Services Department**

# **Nove of Margate Subdivision Resurvey**

**August 13, 2024**

# Nove of Margate – Subdivision Resurvey

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## Request:

- 1) *Subdivide Margate Executive Golf Course to create 132 townhouse lots*
- 2) *Show easements/dedications*



# Nove of Margate – Subdivision Resurvey

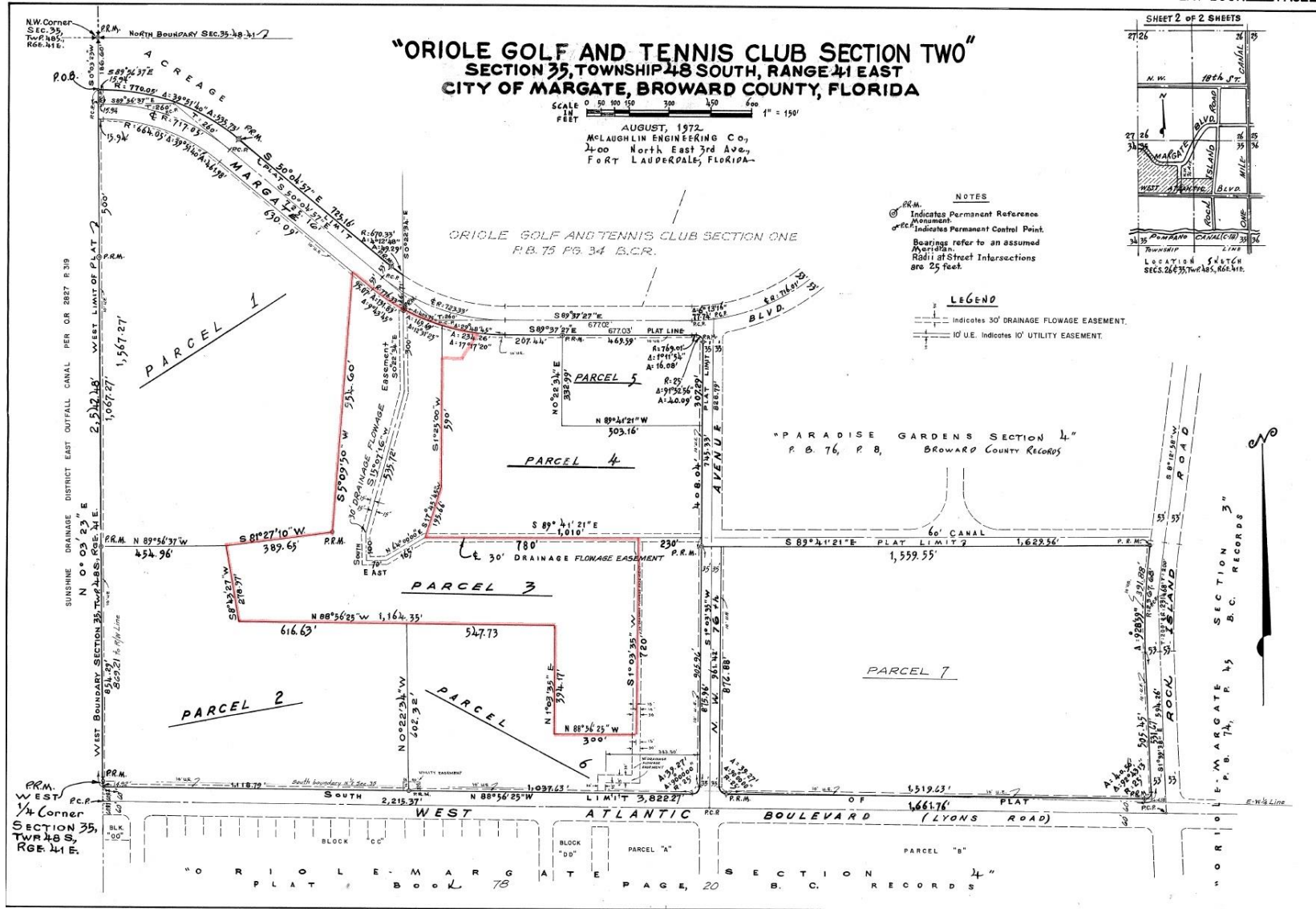


## Subject Property:

- 7870 Margate Blvd
- 2024 BCPA Aerial
- Current Condition
- 21.3 acres



# Nove of Margate - Rezone



## Subject Property:

- Parcel 3 and a Portion of Parcel 4, ORIOLE GOLF AND TENNIS CLUB SECTION TWO (78-21)
- 1973



# Nove of Margate – Subdivision Resurvey

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## Code Requirements:

- 1) *40.401 ULDC – Subdivision Required*
  - a) *40.402 ULDC - Plat procedures and requirements*
  - b) *40.403 ULDC – Plat Design Standards*
  - c) *40.504 ULDC – Irregular Lots*



# Nove of Margate – Subdivision Resurvey

## Subdivision Resurvey Process



# Nove of Margate – Subdivision Resurvey

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## P&Z Role:

### 1) *Verify lot size*

a) *PUD minimum = 10ac.* ✓

b) *No minimum for the 132 townhouse lots* ✓

### 2) *Coordinate recommendations*

a) *Staff* ✓



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**STAFF RECOMMENDS CONDITIONAL APPROVAL**

***6/11/24 DRC Comments/Staff Report***

