

CITY OF MARGATE, FLORIDA

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING SECTION 4.2 OF APPENDIX A OF THE CODE OF THE CITY OF MARGATE, FLORIDA; RECONFIRMING THE FOLLOWING REAL PROPERTY TO BE REZONED FROM PLANNED UNIT DEVELOPMENT (PUD) TO PLANNED UNIT DEVELOPMENT (PUD); PROVIDING FOR APPROVAL OF 252 GARDEN APARTMENTS ON THE SOUTHERN 14.26 ACRES OF THE CELEBRATION POINTE PLANNED UNIT DEVELOPMENT (PUD) FOR PHASE II; PROVIDING FOR OTHER AMENDMENTS TO THE PHASE II SITE PLAN; PROVIDING FOR UP TO 580 GARDEN APARTMENTS OVERALL IN THE CELEBRATION POINTE PLANNED UNIT DEVELOPMENT (PUD); (LEGAL DESCRIPTION: TRACT A OF "CELEBRATION POINTE," ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 178, PAGE 67 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, AND CONTAINING 29.5 ACRES MORE OR LESS); PROVIDING FOR REPEAL; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, PHASE I of this project consists of 282 garden apartments on the northern 15.44 acres of the Celebration Pointe Planned Unit Development (PUD) and was approved by ordinance RZ-1-2014 on April 16, 2014; and

WHEREAS, PHASE I is currently under construction; and

WHEREAS, the Development Review Committee reviewed an application for PHASE II on August 25, 2015; and

WHEREAS, a public hearing for PHASE II has been held by the Planning and Zoning Board pursuant to the Code of the City of Margate on September 1, 2015.

WHEREAS, on October 6, 2015, the Board of Adjustment granted variance BA-16-2015 for permission to utilize enclosed garages for providing required parking in a multi-family development.

1 WHEREAS, on October 6, 2015, the Board of Adjustment  
2 granted variance BA-17-2015, for permission to allow a  
3 deviation from typical parking stall design standards.  
4

5 NOW THEREFORE BE IT ORDAINED BY THE CITY  
6 COMMISSION OF THE CITY OF MARGATE, FLORIDA:  
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8 **SECTION 1:** That Section 4.2 of Appendix A of the Code  
9 of the City of Margate, Florida is hereby amended to  
10 conform to the following:  
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12 That the zoning classification of the real property  
13 described as Tract "A" of "CELEBRATION POINTE," according  
14 to the plat thereof, as recorded in Plat Book 178, Page 67  
15 of the public records of Broward County, Florida, and  
16 containing 29.5 acres more or less, all in the City of  
17 Margate, Broward County, Florida is hereby reconfirmed from  
18 PUD Planned Unit Development District to PUD Planned Unit  
19 Development District.  
20

21 **SECTION 2:** That the previously approved PUD for  
22 Celebration Pointe dated March 2014 is hereby amended as  
23 reflected in the Celebration Pointe PUD, Phase 2,  
24 application dated July 2015.  
25

26 **SECTION 3:** All ordinances or parts of ordinances in  
27 conflict herewith are, and the same is, here by repealed to  
28 the extent of such conflict.  
29

30 **SECTION 4:** This ordinance shall become effective  
31 immediately upon adoption at its second reading.  
32  
33

34 PASSED ON FIRST READING THIS \_\_\_\_ day of \_\_\_\_\_ 2015.

35 PASSED ON SECOND READING THIS \_\_\_\_ day of \_\_\_\_\_ 2015.

36 ATTEST:

37  
38  
39 \_\_\_\_\_  
40 JOSEPH J. KAVANAGH  
CITY CLERK

\_\_\_\_\_  
MAYOR JOANNE SIMONE

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RECORD OF VOTE - 1ST READING RECORD OF VOTE - 2ND READING

Talerico	_____	Talerico	_____
Bryan	_____	Bryan	_____
Ruzzano	_____	Ruzzano	_____
Simone	_____	Simone	_____
Peerman	_____	Peerman	_____