



## Legislation Details (With Text)

**File #:** ID 14-242      **Version:** 1      **Name:**  
**Type:** Ordinance - 2nd Reading      **Status:** Agenda Ready  
**File created:** 4/8/2014      **In control:** Regular City Commission Meeting  
**On agenda:** 4/16/2014      **Final action:**  
**Title:** AN ORDINANCE AMENDING A PREVIOUSLY APPROVED PLANNED UNIT DEVELOPMENT (PUD) FOR THE REDEVELOPMENT OF RANCHO MARGATE MOBILE HOME PARK.  
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| Date | Ver. | Action By | Action | Result |
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**TO:** Mayor and City Commission

**FROM:** Jerry A. Blough, City Manager

**DATE:** April 16, 2014

AN ORDINANCE AMENDING A PREVIOUSLY APPROVED PLANNED UNIT DEVELOPMENT (PUD) FOR THE REDEVELOPMENT OF RANCHO MARGATE MOBILE HOME PARK.

**BACKGROUND:** The Celebration Pointe parcel was previously approved for 580 dwelling units via Ordinance 2009-13 on August 19, 2009. The most recent Planned Unit Development (PUD) approved for this property was for 412 garden apartments overall with 290 garden apartments in Phase I, approved by Ordinance RZ-3-2008. The applicant was recently approved by the Board of Adjustment in variance # BA-08-2013, granted on October 1, 2013, for permission to reduce the perimeter landscape buffer from 25' to 10'. This PUD amendment reflects 580 garden apartments overall with 282 garden apartments in Phase I, renaming the project from Broadstone Montebello to Celebration Pointe, a change in the bedroom mix of the units of Phase I, the approved buffer reduction, as well as modifications to the parking lot and building foot prints of the development.

**RECOMMENDATION:** The Development Review Committee recommended approval on January 16, 2014. The Planning and Zoning Board recommended approval on March 4, 2014. The City Commission approved authorized advertisement on March 19, 2014, and first reading on April 2, 2014.

**FISCAL IMPACT:** N/A

**CONTACT PERSON:** Benjamin J. Ziskal, AICP, Director of Economic Development