



## Legislation Text

---

**File #:** ID 14-1054, **Version:** 1

---

**TO:** Development Review Committee

**FROM:** Benjamin J. Ziskal, AICP, CEcD, Director of Economic Development

**DATE:** April 14, 2015

**DRC NO. 04-15-07 CONSIDERATION OF CHANGE OF OCCUPANCY FOR COCONUT CREEK PLAZA**

**LOCATION:** 5251, 5253, 5255 AND 5259 COCONUT CREEK PARKWAY

**ZONING:** TOC-C CORRIDOR

**LEGAL DESCRIPTION:** PARCEL 1 OF PARCEL A, OF "CENTRAL PARK OF COMMERCE", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 119, PAGE 27, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

**PETITIONER:** SCOTT MIRE, CONSILIUM ATLANTIC, INC.

**BACKGROUND:** The petitioner is seeking a change of occupancy approval for bays 5251, 5253, 5256 and 5259 of the Coconut Creek Plaza to be remodeled into educational facilities in order to house West Broward Academy, an elementary/middle school, and Ascend Career Academy, a high school. The change of occupancy is from FBC B and M to FBC E (Educational) in accordance with the submitted site plan documents.

West Broward Academy will occupy 33,000 gsf of bay 5259 to house 426 students. Ascend Career Academy will occupy 27,000 gsf of bays 5251, 5254, 5256 and 5259 to house 500 students.

A total of 29,527 gsf of bay 5259 will remain un-occupied and held for future expansion of both schools.

Site work will include the elimination of approximately 183 parking spaces and the construction of a public access walkway, bicycle racks, athletic fields, play courts, playgrounds, drop-off facilities and a dumpster enclosure.