



Legislation Text

File #: ID 2016-635, **Version:** 1

TO: Mayor and City Commission

FROM: Douglas E. Smith, City Manager

DATE: October 19, 2016

APPROVAL OF AN ORDINANCE TO AMEND THE MARGATE ZONING CODE, ARTICLE XVIII-RVRP RECREATIONAL VEHICLE RESORT PARK DISTRICT (RVRP) FOR PROHIBITED USES AND DESIGN STANDARDS.

BACKGROUND: Petitioner, Aztec RV Resort, requests amending Article XVIII-RVRP District of the Zoning Code as follows:

Section 18.4 Uses Prohibited currently prohibits camping in any building, structure, tent or anything other than a recreational vehicle, as well as group camping. The petitioner requests amending Article XVIII to prohibit tents utilized for sleeping, camping, group camping, or building to be used as a hostel or hotel. The request would allow the use of RV lot structures for sleeping.

Section 18.5 Design Standards currently allows RV lot structures, which shall be maintained as non-habitable space, with a maximum height for any RV lot structure located on an RV site to be 11-1/2 feet. Petitioner requests amending Article XVIII to: allow RV lot structures to be permanent and habitable; remove the requirement that all RV lot structures be of uniform design and appearance; have a maximum height of 25 feet; allow interior improvements to include kitchens and sleeping quarters; and, remove the limitations required on any gazebo or other hard-roofed decorative feature installed.

This item initially came before the Development Review Committee on March 22, 2016; a copy of the meeting minutes is attached.

RECOMMENDATION: The Development Review Committee (DRC) recommended approval with some changes at the DRC meeting on September 27, 2016. A draft copy of the minutes is attached. The Planning and Zoning Board (P & Z) voted to approve with a 3-1 vote at the P & Z meeting on October 4, 2016. A draft copy of the minutes is attached.

FINANCIAL IMPACT: n/a

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