



City of Margate

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Legislation Text

File #: ID 2017-011, **Version:** 1

TO: Mayor and City Commission

FROM: Douglas E. Smith, City Manager

DATE: January 25, 2017

APPROVING AN AMENDMENT TO THE ALEXANDER PLAT TO ALLOW FOR 137,000 SQUARE FEET OF SELF-STORAGE USE.

BACKGROUND: The petitioner is requesting to amend the plat note to replace some of the office square footage permitted under the current restrictive note with self-storage uses to allow for the CubeSmart Self-Storage project on the property. Specifically, the amendment to the plat is as follows:

CURRENT: *The plat is restricted to 15,000 square feet of commercial use and 20,000 square feet of office use, excluding banks. Banks are not permitted without the approval of the Board of County Commissioners who shall review and address these uses for increased impacts.*

PROPOSED: *The plat is restricted to 15,416 square feet of existing commercial use and 137,000 square feet of self-storage use. Free standing banks or banks with drive-thru facilities are not permitted without the approval of the Board of County Commissioners who shall review and address these uses for increased impacts.*

This item was previously approved by the City Commission on August 24, 2016 with the note showing 14,740 square feet of existing commercial and 132,000 square feet of self-storage. It was again approved by the City Commission on October 19, 2016 with the note showing 15,416 square feet of commercial and 132,000 square feet of self-storage. During final site plan approval, the gross building area of the self-storage project increased to 133,872 square feet, and with all overhang areas included the number increases to 136,576 square feet. It is now before the City Commission for approval with revised figures.

RECOMMENDATION: A previous plat amendment was before the Development Review Committee on June 28, 2016 where it was approved to move on to the City Commission. A copy of the approved minutes is attached.

FISCAL IMPACT: N/A

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