



Legislation Text

File #: ID 2017-446, **Version:** 1

TO: Mayor and City Commission

FROM: Samuel A. May, Interim City Manager

DATE: June 21, 2017

CONSIDERATION OF AN AMENDMENT TO AN EXISTING PLANNED UNIT DEVELOPMENT-CELEBRATION POINTE SOUTH - LOCATED AT 2850 NORTH STATE ROAD 7.

BACKGROUND: Petitioner requests to amend the existing Planned Unit Development (PUD) on the south half of the project to include 160 townhomes.

The Celebration Pointe PUD was previously approved for 580 garden apartments of which 282 have been completed and are operational on the north half of the property, referred to as Celebration Pointe North or Phase 1. The south half of the project, referred to as Celebration Pointe South or Phase 2, had been previously approved for 252 garden apartments, with rights to the remaining 46 vested dwelling units. The property owner has decided to sell the property to Lennar Homes and to change the use from garden apartments to a fee-simple townhouse project.

A plat amendment was approved at the Development Review Committee (DRC) meeting on April 11, 2017. A copy of the meeting minutes is attached. The amendment was approved by the Margate City Commission on May 3, 2017 with a 5-0 vote.

This item passed on First Reading at the June 21, 2017, Regular City Commission meeting.

RECOMMENDATION: This item was approved with revisions by the DRC on May 9, 2017. Subsequently, the item was approved by the Planning and Zoning Board on June 6, 2017 with a vote of 5-0. A copy of the DRC meeting minutes is attached as well as the draft minutes for the June 6, 2017 Planning and Zoning Board meeting.

FISCAL IMPACT: To be discussed at the public hearing.

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