



# City of Margate

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## Legislation Text

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**File #:** ID 2017-503, **Version:** 2

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**TO:** Development Review Committee

**FROM:** Reddy Chitepu, Acting Director of Economic Development/Director of Environmental and Engineering Services

**DATE:** August 22, 2017

**DRC NO. 08-17-02** CONSIDERATION OF A SPECIAL EXCEPTION USE FOR SITE MODIFICATIONS AT A VEHICLE DEALERSHIP

**LOCATION:** 5350 WEST SAMPLE ROAD

**ZONING:** B-2A REGIONAL BUSINESS DISTRICT

**LEGAL DESCRIPTION:** PARCELS "A", "B", AND "C" OF "WESTWOOD PLAZA", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 140, PAGE 31, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

**PETITIONER:** BHARAT SHAH, SHAH, DROTOS & ASSOCIATES, P.A., AGENT FOR JM LEXUS

**BACKGROUND:** Petitioner proposes the removal of 30,846 square foot of existing car wash and service buildings. Petitioner proposes the construction of a seven (7) story parking garage (349,795 square foot) and the construction of new car wash (22,643 square foot) and associated buildings. The total proposed building area is 144,573 square foot; the total existing building floor is 103,006 square foot. Site modifications to utility services as required for new buildings are also planned.

Petitioner will appear before the Development Review Committee on August 22, 2017 for consideration of site plan approval for the project described above.