



# City of Margate

5790 Margate Boulevard  
Margate, FL 33063  
954-972-6454  
www.margatefl.com

## Legislation Text

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**File #:** ID 2019-459, **Version:** 1

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**TO:** Development Review Committee

**FROM:** Robert Massarelli, AICP, Development Services Director

**DATE:** September 10, 2019

CONSIDERATION OF A **LAND USE PLAN AMENDMENT**, TO CONVERT 142 ACRES OF COMMERCIAL RECREATION TO R (3) RESIDENTIAL AND R (4) RESIDENTIAL, IN ORDER TO BUILD 126 SINGLE FAMILY HOMES AND 204 TOWNHOUSES ON THE CAROLINA GOLF CLUB.

**LOCATION:** 3011 NORTH ROCK ISLAND ROAD

**ZONING:** S-2 OPEN SPACE DISTRICT

**LEGAL DESCRIPTION:**

**PETITIONER:** KEN TUMA, URBAN DESIGN KILDAY STUDIOS, AGENT FOR MICHAEL NUNZIATA, FLORIDA REAL ESTATE VALUE FUND III, LP.

**BACKGROUND:**

Applicant proposes to convert an existing 142-acre golf course to a 330-unit residential development consisting of 126 detached single family homes and 204 townhouses.