

**PLANNING AND ZONING BOARD/ LOCAL PLANNING AGENCY
MEMORANDUM #22-039**


DATE: October 26, 2022
TO: City Commission
FROM: Planning and Zoning Board/ Local Planning Agency
SUBJECT: Rezoning Request – Broward County
P&Z #22-13000009 BPHI Rezoning

At the meeting of the Planning and Zoning Board/ Local Planning Agency held on October 26, 2022 the Board considered the request by **BROWARD COUNTY & THE BROWARD PARTNERSHIP FOR THE HOMELESS, INC.** requesting to rezone 3.0 net acres generally on the east side of the property located at 1700 Blount Road. The amendment will change the zoning from Community Facility (CF) to General Business (B-3).

MOTION by Joan Kovac and seconded by Richard Klosiewicz that the Board recommends approval of the REZONING request to the City Commission for their consideration as the Board finds it to be compatible with the Goals, Objectives and Policies in the Comprehensive Plan related to providing affordable housing with the following four commitments in a Declaration of Restrictive Covenant (or equivalent binding agreement) to be provided prior to City Commission second reading:

1. Broward Transit will provide adequate bus routes along Blount Road to service the project and the Apartment management will provide transportation services to residents until such time as Broward County mass transit is adequate to serve their daily needs;
2. Broward County will accommodate and permit stormwater management off-site on their property to the south of the subject property;
3. Reasonable recreation and open space amenities will be provided on-site to serve the residents; and
4. The 7 flex units will be deed restricted to very low income for a period of 30-years as required by County Policy 2.16.3 to qualify for the 19 bonus units for every very low income unit.

The Planning & Zoning Board voted to approve the REZONING request with a 5-2 vote.

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 October 27, 2022
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Fred Stacer Date
Chairman
Planning and Zoning Board/ Local Planning Agency