

Please review the form and correct the highlighted items.

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Pompano Beach Community Petition Regarding Zoning Change and Hotel Project at 101 S. Ocean Blvd.

First Name \*

James

Last Name \*

Lucas

Street Address \*

1417 Windhan Rd #10

Address Line 2

Ontario, Canada

City \*

WINDHAM CENTRE

State \*

Florida



Zip Code \*

N0E2A0

Phone Number \*

519-428-8611

Email Address \*

jluca@gintec-shade.com

Receive email updates?

☒ Yes

## Proposed Plans for 101 S. Ocean Blvd.'s Hotel Project

The developer is requesting a zoning change from B-2 zoning to B-3 zoning in an effort to increase the buildable square footage of the property from 45% lot coverage to 60% lot coverage.

They are currently proposing ALL plans to the city with the automatic assumption that they will be granted the zoning change to B-3.

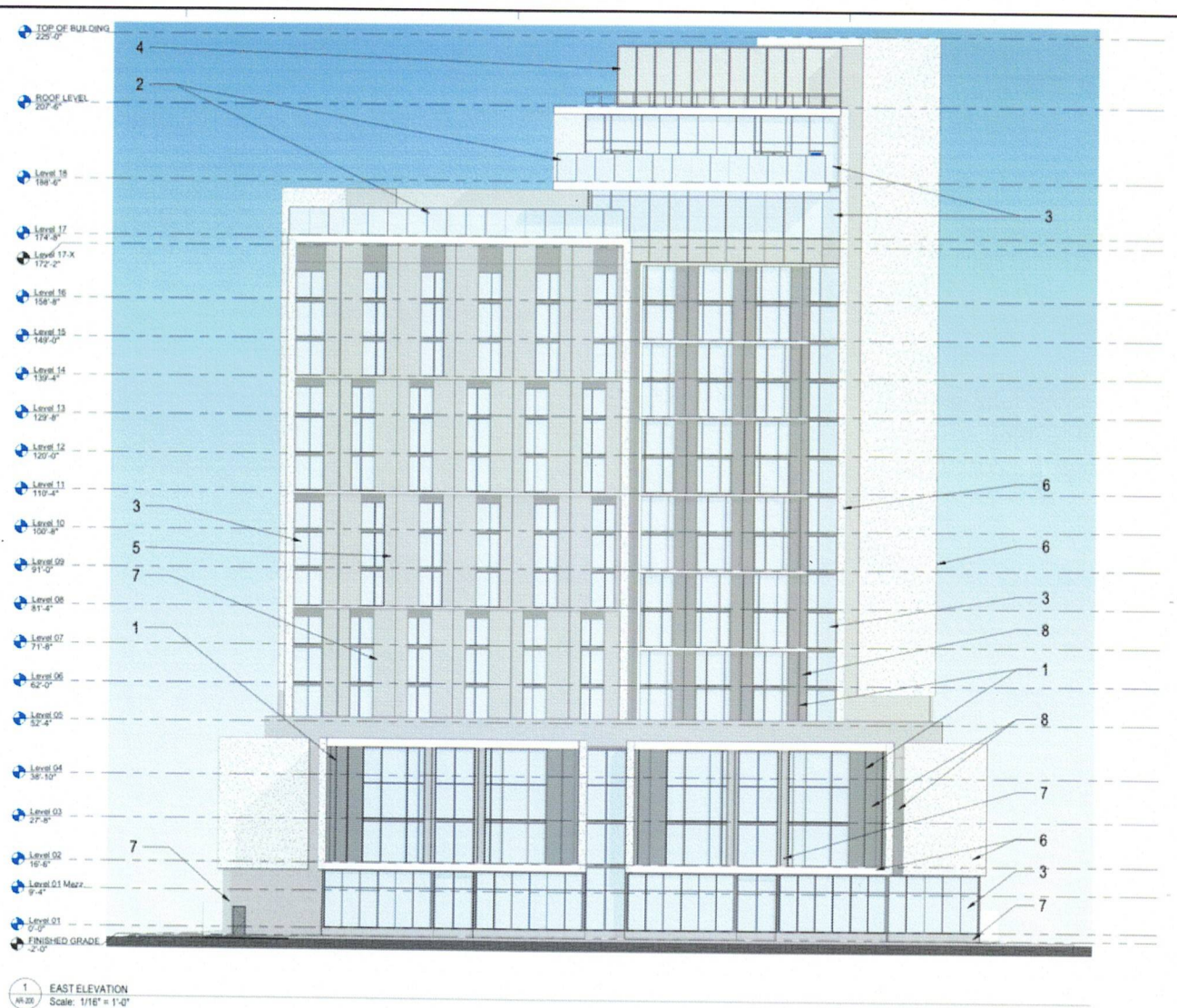
Some concerns regarding the proposed plans:

- 252 Hotel Rooms
- 18 Stories plus Rooftop Level with Restaurant & Pool
- 210' Height PLUS. (Current elevation on the plans shows "Top of Building Height 225 feet" including all mechanical screens, etc.)



BIRDS EYE RENDERING FROM SOUTH WEST





Do you oppose the zoning change from B-2 to B-3 for the property at 101 S. Ocean Blvd., Pompano Beach, FL 33062? \*

☒ Yes

☐ No

Do you oppose the usage of the "maximum height of 210 feet" due to the "slenderness provision for hotels"? \*

☒ Yes

☐ No

Continued overdevelopment and zoning changes in Pompano Beach are affecting me negatively as a local resident. \*

- ☒ Strongly Agree
- ☐ Agree
- ☐ Neutral
- ☐ Disagree
- ☐ Strongly Disagree

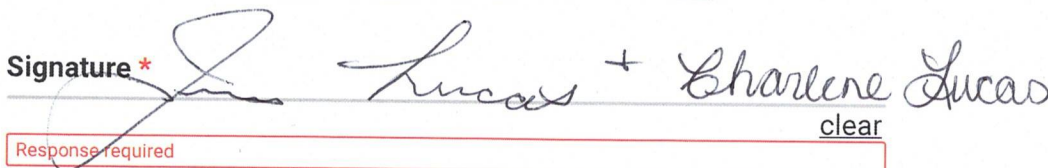
**While I believe that "redevelopment" and "upgrades" to properties are a welcome addition to our area, I am concerned about the larger scale of the building sizes and heights as well as the quantity of new high rise developments already planned/in development in Pompano Beach and the overall impact on our community and infrastructure. \***

- ☒ Strongly Agree
- ☐ Agree
- ☐ Neutral
- ☐ Disagree
- ☐ Strongly Disagree

**Additional Comments/Concerns**

I'm 65 years old and have spent many winter vacations with my family and friends on the Briny 45 plus years  
To see this unique area come under the gun of development is a shame.  
Today the bricked walkway is very unique with many people using it each day for there exercise walk

**Signature \***

 clear

Response required

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