

Ms. Maggie Barszewski, Planner, presented herself to the Board. She stated that the proposed plat is restricted to a convenience store with 12 fueling stations, generally located on the northeast Corner of W. McNab Road & Powerline Road.

Staff recommends approval of this plat with the following conditions to be met prior to the City Commission hearing:

1. Provide a Title Certificate made out to the City, less than 6 months old;
2. The FDOT Service Provider letters must be submitted to the Development Services Department;
3. Plat cover page must be signed and sealed by the surveyor and signed by all owners

Ms. Barszewski stated that there have been two updates since the staff report was written: that the FDOT letter has been received and the access is now in compliance with the Zoning Code and will no longer require a variance.

The applicant did not wish to speak.

The Chairman opened the item to the public. Seeing that there was no one who wished to speak, the public hearing was closed.

MOTION was made by Tony Hill and second by Richard Klosiewicz to recommend approval of the plat PZ #16-14000014 subject to the three conditions of staff. All voted in favor of the motion; therefore, the motion passed.

2. HABITAT FOR HUMANITY OF BROWARD, INC. / RICK CASE
HABITAT PLAT
Planning and Zoning #17-14000004

Consideration of the proposed PLAT submitted by **DONNA C. WEST** on behalf of the **HABITAT FOR HUMANITY OF BROWARD, INC.** The proposed plat is restricted to 77 Single Family units. The site area is approximately 9.97 gross acres. The owner of the property, Habitat for Humanity, Broward, Inc., desires to plat the property in order to prepare it for the development of 77 single family units. The subject property is located at the southwest corner of NW 15 Street and NW 6 Avenue, more specifically described as follows:

PARCEL "A", **ABYSSINIAN BAPTIST CHURCH OF CHRIST**,
ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK
167, AT PAGE 22 OF THE PUBLIC RECORDS OF BROWARD COUNTY
FLORIDA.
TOGETHER WITH;
ALL THAT PART OF THE NW 1/4 OF THE NE 1/4 OF THE NW 1/4
LYING WEST OF AND ADJACENT TO NW 6TH AVENUE, LESS THE
F.E.C. RAILROAD RIGHT OF WAY OF THE SOUTH 150 FEET AND
NORTH 35 FEET WHICH HAS BEEN DEDICATED FOR ROAD RIGHT-

Any person who decides to appeal any decision of the PLANNING AND ZONING BOARD/LOCAL PLANNING AGENCY with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. // ME

OF-WAY OF NW 15TH STREET, ALL IN SECTION 35, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA;
AND
THE EAST 100 FEET OF THE E 1/2 OF THE NE 1/4 OF THE NW 1/4 OF THE NW 1/4, EXCEPT THE SOUTH 150 FEET FOR FLORIDA EAST COAST RIGHT-OF-WAY AND EXCEPT THE NORTH 35 FEET THEREOF, DEDICATED FOR STREET RIGHT-OF-WAY, IN SECTION 35, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA.
SAID LANDS SITUATE IN THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, AND CONTAIN 9.035 ACRES, MORE OR LESS.

AKA: 600 NW 15 Street; 700 NW 15 Street; and 750 NW 15 Street
ZONED: RM-12 (Multi-Family Residence 12)
STAFF CONTACT: Maggie Barszewski, AICP (954) 786-7921

Ms. Maggie Barszewski, Planner, presented herself to the Board. She stated that the proposed plat is restricted to 77 Single Family units, generally located on the southwest corner of NW 15 Street and NW 6 Avenue and that it is compatible with the Site Plan that the Board previously approved.

Staff recommends approval of this plat with the following conditions to be met prior to the City Commission hearing:

1. Provide a Title Certificate made out to the City, less than 6 months old;
2. All Service Provider letters must be submitted; and
3. Plat cover page must be signed and sealed by the surveyor and signed by all owners.

The applicant did not wish to speak.

The Chairman opened the item to the public. Seeing that there was no one who wished to speak, the public hearing was closed.

Mr. Stacer asked if NW 6th Avenue is planned to be a 60-foot right of way.

Ms. Barszewski confirmed that it is.

The Chairman opened the item to the public. Seeing that there was no one who wished to speak, the public hearing was closed.

MOTION was made by Carla Coleman and second by Joan Kovac to recommend approval of the plat PZ #17-14000004 subject to the three conditions of staff. All voted in favor of the motion; therefore, the motion passed.

G. ZONING MAP AMENDMENTS

Any person who decides to appeal any decision of the PLANNING AND ZONING BOARD/LOCAL PLANNING AGENCY with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. // ME