

CITY OF POMPANO BEACH  
BROWARD COUNTY  
FLORIDA

DEVELOPMENT ORDER

PLANNING AND ZONING NO. 18-12400003

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A DEVELOPMENT ORDER ISSUED BY THE PLANNING AND ZONING BOARD (LOCAL PLANNING AGENCY) OF THE CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, PURSUANT TO CHAPTER 155 OF THE CODE OF ORDINANCES; APPROVING WITH CONDITIONS THE APPLICATION FOR DEVELOPMENT PERMIT FOR PURE RESIDENCE RESORT POMPANO BEACH LLC/PURE RESIDENCE APOP.

WHEREAS, Section 155.2422, of the Code of Ordinances, defines the specific application for Development referenced above as an Air Park Obstruction Permit and

WHEREAS, Section 155.2204, of the Code of Ordinances, authorizes the Planning and Zoning Board (Local Planning Agency) to review and issue a final development order with respect to the Applicant's request to construct a new 21-story extended stay hotel project with a maximum height of 207.5 feet NAVD (210 feet AMSL). The Project encompasses the following property: 3300 SE 1 Street; which is more specifically described as follows:

LOTS 5, 6, 7, 8, AND 9, LESS THE SOUTH 5.0 FEET THEREOF; ALSO LESS THE WEST 5.0 FEET OF LOT 9, TOGETHER WITH LOTS 10, 11, 12 AND 13, LESS THE NORTH 5.0 FEET THEREOF; ALSO LESS THE WEST 5.0 FEET OF LOT 10, ALL IN BLOCK 8 OF POMPANO BEACH BLOUNT BROS. REALTY CO.S SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 43 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

WHEREAS, the Development Review Committee has met to review this Project and has provided the Applicant with written comments; and

WHEREAS, the Application for Development Permit is not in compliance with the applicable standards and minimum requirements of this Code, but the developer has agreed in writing that no building

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permit will be issued until those conditions the Development Services Director finds reasonably necessary to insure compliance are met; and


WHEREAS, copies of the survey and final site plan are on file with the Department of Development Services, stamped with the meeting date of March 27, 2019.

**IT IS THEREFORE ORDERED** by the Board that the requested Air Park Obstruction Permit is hereby **GRANTED**, with the following conditions to which the Applicant has agreed to comply with:


- 1) Prior to Zoning Compliance Permit approval for the buildings, provide a copy of the FAA approval for the temporary use of a construction crane.
- 2) Structure is to be marked/lighted in accordance with FAA Advisory Circular 7460-IL Change 1, Obstruction Marking and Lighting, red lights-Chapters 4, 5 (Red, & 12).
- 3) Construction is started by the expiration date of the FAA determination, or an extension is granted.

**Be advised that pursuant to Section 155.2308(B)(1) of the Pompano Beach Code of Ordinances, this DEVELOPMENT ORDER shall expire if a Zoning Compliance Permit is not obtained within two years.**

Heard before the Planning and Zoning Board/Local Planning Agency and Ordered this 27<sup>th</sup> day of March, 2019.

DocuSigned by:  
  
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Fred Stacer  
Chairman  
Planning and Zoning Board/Local Planning Agency

Filed with the Advisory Board Secretary this 10<sup>th</sup> day of April, 2019.

DocuSigned by:  
  
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Pamela McCleod  
Assistant Planner