



## Legislation Details (With Text)

**File #:** 20-145      **Version:** 2      **Name:**

**Type:** Ordinance / Quasi-Judicial      **Status:** Passed

**File created:** 11/21/2019      **In control:** City Commission

**On agenda:** 1/14/2020      **Final action:** 1/14/2020

**Title:** P.H. 2020-25: (PUBLIC HEARING 2ND READING)  
AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, REZONING PROPERTY LYING ON THE WEST SIDE OF S. RIVERSIDE DRIVE ABUTTING THE INTRACOASTAL WATERWAY, NORTH OF SE 2ND STREET, COMMONLY KNOWN AS 117 S. RIVERSIDE DRIVE FROM RS-2 (SINGLE-FAMILY RESIDENCE 2) TO RM-45 (MULTIPLE-FAMILY RESIDENCE 45); PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.  
(Fiscal Impact: N/A)

FIRST READING: DECEMBER 10, 2019

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. PZB Approval Memo, 2. CA Memo, 3. Ordinance, 4. Exhibit A Legal Description, 5. PZB Staff Report, 6. PZB Minutes (Item 3), 7. Applicant Rezoning Narrative, 8. Reference - Survey, 9. Reference - Site Plan, 10. Reference - Front & Rear Elevations

Date	Ver.	Action By	Action	Result
1/14/2020	2	City Commission	ADOPTED	Pass
12/10/2019	1	City Commission	APPROVED FIRST READING	Pass

**P.H. 2020-25: (PUBLIC HEARING 2ND READING)**

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, REZONING PROPERTY LYING ON THE WEST SIDE OF S. RIVERSIDE DRIVE ABUTTING THE INTRACOASTAL WATERWAY, NORTH OF SE 2ND STREET, COMMONLY KNOWN AS 117 S. RIVERSIDE DRIVE FROM RS-2 (SINGLE-FAMILY RESIDENCE 2) TO RM-45 (MULTIPLE-FAMILY RESIDENCE 45); PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.  
(Fiscal Impact: N/A)

**FIRST READING: DECEMBER 10, 2019**

(Staff Contact: David Recor/Max Wemyss)

**Summary Explanation/Background:**

The applicant is requesting to rezone the subject property from from RS-2 (Single-Family Residence 2) to RM-45 (Multiple-Family Residence 45) in order to permit the proposed multi-family development on the subject lot and adjacent lot to the north. The subject property consists of one parcel of land located west side of S. Riverside Drive abutting the Intracoastal Waterway, north of SE 2nd Street AKA 117 S. Riverside Drive. The property is approximately 0.241 gross acres in size with a land use designation of Residential High (H - 46 dwelling units/acre). This land use designation allows for 11 residential units on the subject property.

This rezoning request has a preliminary site plan that will be subject to the rezoning approval. For your reference, the site plan and building elevations have been included within the backup.

The Planning and Zoning Board, on October 23, 2019, provided a unanimous recommendation for the approval of the proposed rezoning.

**Origin of request for this action:** Andrew J. Schein, Esq. on behalf of Karam Family, LLC

**Fiscal impact and source of funding:** N/A