

When you speak, you must come to the podium in the front and clearly state your name and address for the record. Please turn off or mute your cell phone or pager at the start of the meeting. Please be advised that if you don't turn off your cell phone or pager and it rings, you will be asked to leave the chambers.

**MEETING OF THE
PLANNING AND ZONING BOARD
QUASI-JUDICIAL PUBLIC HEARING**

June 21, 2016

AGENDA

CALL TO ORDER: Set for 7:00 p.m.

PLEDGE OF ALLEGIANCE

ROLL CALL

1. Request for approval for a new multi-family dwelling for “Dolce Vita” located at 1085 94 Street, Lot 10 of Block 13. The developer is proposing to construct a new six (6) Townhome complex. On February 2, 2016, the Board discussed the project but deferred action on the application and advised the applicant to make several changes. The Developer has made the changes as requested. Enclosed please find the revised site plan and elevations. (Item #1)

** Staff Review:* Design meets Town Code and was approved by the Development Review Committee.

PUBLIC COMMENT - for the purpose of hearing any public comment with respect to an application for site plan approval at 1085 94 Street.

2. Request for approval for a new multi-family dwelling for “Atlantis” located at 1170 103 Street, Lots 6-7 of Block 5. The developer is proposing to construct a new thirty (30) unit multi family residential complex. On March 1, 2016, the Board discussed the project but deferred action on the application and advised the applicant to make several changes. The Developer has made the changes as requested. Enclosed please find the revised site plan and elevations. (Item #2)

** Staff Review:* Design meets Town Code and was approved by the Development Review Committee pending the approval of 13 Transfer of Development Rights.

PUBLIC COMMENT - for the purpose of hearing any public comment with respect to an application for site plan approval at 1170 103 Street.

3. Request for approval for a new multi-family dwelling for “Sophie by Alure” located at 1045 92 Street, Lots 13-14 of Block 15. The developers are proposing to construct a twenty-six (26) unit multi-family residential development. The proposed units range from 1,105 to 2,355 sq. ft. of a/c plus balconies, etc. The proposed design incorporates one square shaped building positioned on top of a two-story parking garage structure. The building has 7 stories in height (5 floors of residential over 2 floors of parking / building lobby / common areas @ 65 feet above BFE. The developer will be required to obtain 8 Transfer of Development Rights (TDR). Enclosed please find the site plan and elevations. (Item #3)

** Staff Review:* Design meets Town Code and was approved by the Development Review Committee pending the approval of 8 Transfer of Development Rights.

PUBLIC COMMENT - for the purpose of hearing any public comment with respect to an application for site plan approval at 1045 92 Street.

CONCLUSION OF QUASI-JUDICIAL PUBLIC HEARING

4. Request for approval for a revision for "All Seasons Developers, LLC" located at 1150 100 Street, Lot 7 of Block 8. The developers are proposing to construct a new four (4) Townhouse Residential Complex. On May 3, 2016, the Board reviewed the requested changes but tabled the item as further information was requested prior to taking action. The Developer has made the changes as requested. Enclosed please find the site plan and elevations. (Item #4)

** Staff Review:*

Design meets Town Code and was approved by Michael Miller Planning Associates.

5. Request for approval for a revision for "KAI / Bay Harbor Residences" located at 9940 W. Bay Harbor Drive 16-18 of Block 3. The Developer has requested to modify some of the plans after the initial approval from Planning and Zoning. Several modifications have been requested for PZB re-approval. Enclosed please find the approved and proposed site plan and elevations. (Item #5)

** Staff Review:*

Design meets Town Code and was approved by Michael Miller Planning Associates.

ADJOURNMENT: Approximately 8:00 p.m.

Pursuant to Florida Statutes 286.0105, the Town hereby advises the public that should any person decide to appeal any decision of the Planning and Zoning Board with respect to any matter to be considered at this meeting or hearing, he or she will need a record of the proceedings, and that, for such purposes he or she 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.