

REQUESTED COMMISSION ACTION: QUASI-JUDICIAL

Consent Ordinance X Resolution Consideration/ Discussion Presentation

SHORT TITLE: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND AUTHORIZING CITY STAFF'S LETTER OF NO OBJECTION TO AMENDMENT OF NOTATION ON THE PINES AT CRYSTAL LAKE PLAT; PROVIDING AN EFFECTIVE DATE.

Summary of Purpose and Why:

The property owner, Jayir Marianowsky, wishes to amend the plat note on the Pines at Crystal Lake plat (not yet recorded) for the purpose of accommodating a townhome development on the site at 400 NE 33rd Street. The existing note currently reads "This plat is restricted to ninety-three (93) townhome units." The proposed note is to read, "This plat is restricted to ninety-two (92) affordable townhouse units of which all are either certified as low or very low income units." Per the plat, the site contains 282,550 square feet, 6.4865 acres. Staff has no objections to the change.

- (1) Origin of request for this action: Jane Storms, Pulice Land Surveyors
(2) Primary staff contact: Chris Clemens/ Robin M. Bird Ext. 4048
(3) Expiration of contract, if applicable: N/A
(4) Fiscal impact and source of funding: N/A

Table with 4 columns: DEPARTMENTAL COORDINATION, DATE, DEPARTMENTAL RECOMMENDATION, DEPARTMENTAL HEAD SIGNATURE. Includes entries for Dev. Serv. Dept., City Attorney, and CAC #2015-700.

Advisory Board
X City Manager

Handwritten signature: Chris W. Beard

ACTION TAKEN BY COMMISSION:

Table with 4 columns: Ordinance/Workshop, Resolution, Consideration, Results. Includes rows for 1st and 2nd Reading.





**City Attorney's Communication #2015-700**

March 11, 2015

**TO:** Christopher J. Clemens, AICP, Planner  
**FROM:** Gordon B. Linn, City Attorney  
**RE:** Resolution – Pines at Crystal Lake Plat Note Amendment

As requested in your memorandum of March 10, 2015, Department of Development Services Memorandum #15-117, the following form of resolution, relative to the above-referenced matter, has been prepared and is attached:

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND AUTHORIZING CITY STAFF'S LETTER OF NO OBJECTION TO AMENDMENT OF NOTATION ON THE PINES AT CRYSTAL LAKE PLAT; PROVIDING AN EFFECTIVE DATE.**

Please feel free to contact me if I may be of further assistance.

  
\_\_\_\_\_  
GORDON B. LINN

/jrm  
l:\cor/dev-srvc/2015-700

Attachment

RESOLUTION NO. 2015-\_\_\_\_\_

**CITY OF POMPANO BEACH**  
**Broward County, Florida**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA, APPROVING AND AUTHORIZING CITY STAFF'S LETTER OF NO OBJECTION TO AMENDMENT OF NOTATION ON THE PINES AT CRYSTAL LAKE PLAT; PROVIDING AN EFFECTIVE DATE.**

**BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF POMPANO BEACH, FLORIDA:**

**SECTION 1.** That city staff's letter of no objection to amendment of notation on the Pines at Crystal Lake Plat, a copy of which letter is attached hereto and incorporated herein by reference as if set forth in full, is hereby approved and authorized.

**SECTION 2.** That the proper city staff is hereby authorized to forward said letter to Broward County.

**SECTION 3.** This Resolution shall become effective upon passage.

**PASSED AND ADOPTED** this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
**LAMAR FISHER, MAYOR**

**ATTEST:**

\_\_\_\_\_  
**ASCELETA HAMMOND, CITY CLERK**



Development Services Department  
Robin M. Bird, Director  
Planning and Zoning Division  
City of Pompano Beach, Florida

100 W. Atlantic Boulevard, Pompano Beach, Florida 33060 | p: 954.786.4629 | f: 954.786.4044

March 10, 2015

Peggy Knight  
Broward County Planning & Redevelopment Division  
1 N. University Drive, Ste 102A  
Plantation, Florida 33324

RE: City of Pompano Beach Letter of no objection to the note amendment on the Pines at Crystal Lake plat, unrecorded.

Dear Ms.Knight:

The City of Pompano Beach has no objection to amending the restrictive note pertaining to the above noted plat. The change to the note is, as follows:

**From:** This plat is restricted to ninety-three (93) townhome units.

**To:** This plat is restricted to ninety-two (92) affordable townhome units of which are either certified as low or very low income units.

Regards,

Christopher J. Clemens, AICP  
Planner



**PULICE LAND SURVEYORS, INC.**

5381 NOB HILL ROAD  
SUNRISE, FL 33351  
TELEPHONE (954) 572-1777 FACSIMILE (954) 572-1778  
e-mail: surveys@pulicelandsurveyors.com



January 6, 2015

Mr. Chris Clemens, AICP Planner  
City of Pompano Beach  
100 West Atlantic Boulevard  
Pompano Beach, FL 33061

**RE: "PINES AT CRYSTAL LAKES", 400 NE 33<sup>RD</sup> STREET,  
POMPAÑO BEACH, FLORIDA - PLAT NOTE AMENDMENT**

Dear Mr. Clemens,

We represent Pines at Crystal Lakes, LLC. We are asking to amend the restrictive note on this proposed housing project to accommodate a change in the development plan to affordable housing.

The current plat note reads as follows:

*This plat is restricted to ninety-three (93) townhome units.*

The proposed plat note reads as follows:

*This plat is restricted to ninety-two (92) affordable townhouse units of which all are either certified as low or very low income units.*

I have included a copy of the plat and survey for your review. Should you have any questions or need additional information, please do not hesitate to contact us.

Thank you,  
**PULICE LAND SURVEYORS, INC.**

  
Jane Storms  
Director of Platting Services

Encl.

EXCERPT FROM THE BROWARD COUNTY PROPERTY APPRAISER  
AERIAL MAP



NTS

NORTH

