

From: Von Stetina, Deanne [mailto:DVONSTETINA@broward.org]
Sent: Wednesday, February 28, 2018 12:29 PM
To: Meryl Brunelle <mbrunelle@cvedb.com>
Cc: Blake Boy, Barbara <BBLAKEBOY@broward.org>
Subject: Broward County Public Hearing

Ms. Brunelle,

Per our conversation this morning, attached please find a public hearing “courtesy” notice for the Broward County Planning Council’s meeting on Thursday, March 22nd, at 10:00 am in the Broward Commission Chambers.

The project is for a Broward County Land Use Plan amendment for 83 acres of land within Century Village. The land is currently designated “Commercial Recreation” which allowed for the golf course development.

The applicant is proposing to change 57.9 of those acres (Parcels 1-4) to “Recreation and Open Space” for passive open space lands for the Century Village residents. The remaining 25.1 acres (Parcel 5) would change to “Low-Medium (10) Residential,” which would permit 10 dwelling units per acre, or a maximum of 251 dwelling units (the developer can build less than that, but not more).

Please disseminate this information to all of the sub-associations within the Village. If you have any questions or concerns, please do not hesitate to contact me.

Thanks and have a great day!



Deanne D. Von Stetina, AICP, Director of Planning
115 South Andrews Avenue, Room 307
Fort Lauderdale, Florida 33301
954.357.6690 (direct) www.Broward.org/PlanningCouncil

COURTESY NOTICE – MEETING ATTENDANCE IS NOT REQUIRED

**BROWARD COUNTY PLANNING COUNCIL PUBLIC HEARING NOTICE
PLAN AMENDMENT PC 18-7**

Dear Property Owner or Adjacent Property Owner:

This Notice is to inform you of a public hearing before the Broward County Planning Council on a proposed amendment to the Broward County Land Use Plan in the City of Deerfield Beach, Florida, having the following description:

Approximately 83.0 acres; generally located on the west side of Military Trail, between Hillsboro Boulevard and Southwest 10 Street.

(See map showing location of amendment on reverse side of this notice.)

Current County Land Use Plan Designation:	Commercial Recreation within a Dashed-Line Area*
Proposed County Land Use Plan Designations:	25.1 acres of Low-Medium (10) Residential (i.e. 10 dwelling units per acre) (Parcel 5) 57.9 acres of Recreation and Open Space within a Dashed-Line Area (Parcels 1-4)
Transmitted By:	City of Deerfield Beach
Public Hearing Date:	Thursday, March 22, 2018 - 10:00 A.M.
Place:	Broward County Governmental Center 115 South Andrews Avenue, Room 422 Fort Lauderdale, Florida 33301

At the hearing any citizen, property owner, public official or local government unit representative shall be entitled to speak for or against the subject of these hearings in person or by letter addressed to the Planning Council. **If you have any questions regarding this notice, please contact the Planning Council offices at 115 South Andrews Avenue, Room 307, Fort Lauderdale, FL; Telephone: 954-357-6695.** If you require any auxiliary aids for communication, please call the Planning Council telephone number listed above so that arrangements can be made.

A copy of the Broward County Land Use Plan text and map are on file at the Broward County Planning Council. Information regarding the proposed Broward County Land Use Plan amendment is also available at the Planning Council website: **www.broward.org/planningcouncil**, at least three (3) days prior to the Planning Council meeting date.

If a person decides to appeal any decision made by the Planning Council with respect to any matter considered at such hearings, he/she will need a record of the proceedings and for such purpose he/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.

You may, in the future, receive Notice of a Broward County Board of County Commissioners public hearing on this item for determination of the Broward County Land Use Plan change.

* "Dashed-Line Area" means an area having a particular maximum overall allowable density of dwelling units for all land and land uses within the area for which the permitted overall density appears inside the dashed line area shown on the land use plan map. That number is multiplied by the total number of acres inside the dashed line, including non-residential areas, to calculate the total number of dwelling units permitted within the same.

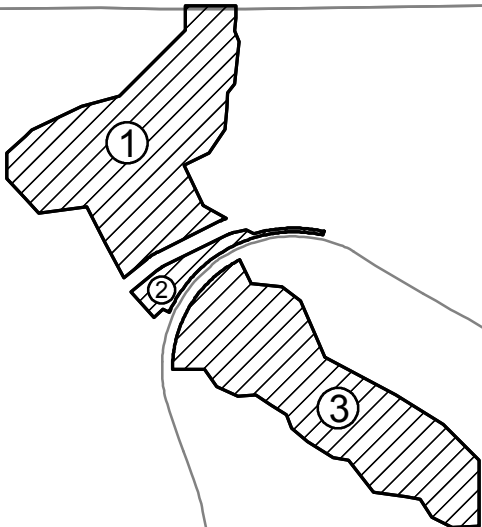
Amendment PC 18-7

 Site

DEERFIELD BEACH

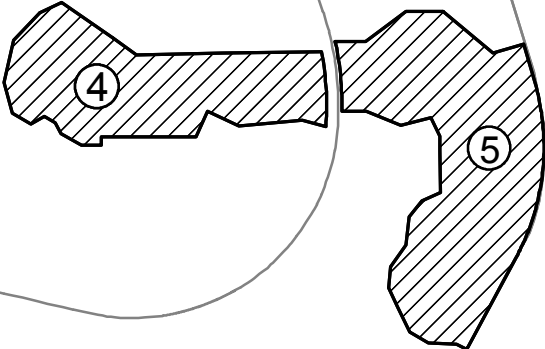
MILITARY TRAIL

HILLSBORO BOULEVARD



Parcel 5
25.1 Acres of Commercial
Recreation within a Dashed-Line Area
to Low-Medium (10) Residential

CENTURY BOULEVARD



Parcels 1 through 4
57.9 acres of Commercial Recreation within a
Dashed-Line Area to Recreation & Open Space
within a Dashed-Line Area

SW 10 STREET

CSX RAILROAD



NOT TO SCALE