BROWARD COUNTY LAND USE PLAN PROPOSED AMENDMENT PC 25-4

INTRODUCTORY INFORMATION

I. <u>Municipality:</u> Plantation

II. County Commission District: District 5

III. Site Characteristics

A. Size: Approximately 22.5 acres

B. Location: In Section 16, Township 50 South, Range 41 East;

generally located east of University Drive, between

Peters Road and Southwest 17 Street.

C. Existing Uses: Office park and surface parking lot

IV. <u>Broward County Land Use Plan (BCLUP) Designations</u>

A. Current Designation: Commerce

B. Proposed Designations: Dashed-Line Area* consisting of:

5.8 acres of Irregular (17.7) Residential

16.7 acres of Commerce

C. Estimated Net Effect: Addition of 398 dwelling units

[Zero (0) dwelling units currently permitted by the

Broward County Land Use Plan]

Reduction of 5.8 acres of commerce uses

V. Applicant/Petitioner

A. Applicant: ICA PPC Land, LLC

B. Agent: C. William Laystrom, Jr., Esq., Doumar, Allsworth,

Laystrom, Voigt, Adair and Dishowitz, LLP

C. Property Owner: WPIP Plantation Property, LLC

VI. Recommendation of Local

Governing Body: The City of Plantation recommends approval of the

proposed amendment.

^{* &}quot;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.