



## City of Hallandale Beach Planning and Zoning Board Agenda Cover Memo

<b>Primary Application Type:</b>	CODE AMENDMENT	<b>Hearing Date:</b>	September 28, 2016		
<b>Additional Applications:</b>	N/A	<b>Public Hearing:</b>	YES X	NO	
<b>Code Section &amp; General Title:</b>	32-708 Temporary Uses	<b>Quasi-Judicial:</b>	YES	NO X	
<b>Applicant:</b>	City of Hallandale Beach	<b>Workshop:</b>	YES	NO X	
<b>Application #</b>	LDC-16-03377	<b>Advertisement Type Required:</b>	DISPLAY	REGULAR X	N/A
<b>Staff Recommendation:</b>		Approve	Approve with Conditions		Reject
		X			
<b>Applicant Request:</b>	City Administration is proposing to amend the Zoning and Land Development Code to increase the number of days that multi-family and non-residential uses may host a special event; and, to allow sidewalk sales every four months, rather than every six months.				
The subject application has been reviewed and processed pursuant to policies and regulations contained within: <ul style="list-style-type: none"> <li>▪ City of Hallandale Beach Comprehensive Plan</li> <li>▪ City of Hallandale Beach Code of Ordinances</li> <li>▪ Broward County Land Use Plan</li> </ul>			<b>Strategic Plan Priority Area:</b>		
			<input checked="" type="checkbox"/> Safety <input type="checkbox"/> Quality <input checked="" type="checkbox"/> Vibrant Appeal		
<b>Sponsor Name:</b>	Keven R. Klopp, Development Services Director	<b>Prepared By:</b>	Althea Jefferson, AICP, Planning and Zoning Manager		

### Short Title:

AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AMENDING CHAPTER 32, ZONING AND LAND DEVELOPMENT CODE, DIVISION 20, "TEMPORARY USES", INCREASING THE ANNUAL FREQUENCY WHICH THE CITY MAY GRANT TEMPORARY USE PERMITS FOR MULTIFAMILY, COMMERCIAL, AND CIVIC ESTABLISHMENTS FROM FOUR TIMES ANNUALLY TO SIX TIMES ANNUALLY, AND INCREASING THE FREQUENCY WHICH THE CITY MAY GRANT SIDEWALK SALES PERMITS FROM TWICE ANNUALLY TO THREE TIMES ANNUALLY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

### Staff Summary:

#### **Background**

At the City Commission Budget Workshop held on August 24, 2016, the City Commission requested that administration amend the Zoning and Land Development Code to allow additional temporary use permits (special event) to be issued for multi-family and non-residential uses per fiscal year.

#### **Why Action is Necessary**

Pursuant to Chapter 2-231 of the City's Code of Ordinances, the Planning and Zoning Board shall review and make advisory recommendations to the City Commission with regard to the Zoning and Land Development Code Amendments.

#### **Current Situation**

The current Code requires a temporary use permit to be issued for events held indoors and promotional events that change the city approved use of the facility.

#### **Proposed Amendment:**

To improve customer service and provide added convenience to citizens and business owners, temporary use permits (special event) issued for single family residences shall be limited to four per fiscal year; and, six occurrences per fiscal year for multi-family and non-residential uses. In addition, sidewalk sales shall be permitted every four months, rather than every six months.

The annual temporary use permit will remain unchanged and continues to be available for properties zoned community facilities (CF), planned local activity center (PLAC), commercial recreational active (CR-A) Fashion Art & Design Subdistrict, Open Space (OS) and City or Community Redevelopment Agency-owned properties.

### Recommendation:

Staff recommends the Planning and Zoning Board **adopt** the proposed ordinance (Exhibit 1).

### Requested Action:

A member of the Planning and Zoning Board shall make a motion to:

- ☐ Recommend the City Commission **APPROVE** the proposed ordinance and Application LDC-16-03377; or,
- ☐ Recommend the City Commission **APPROVE** the proposed ordinance and Application LDC-16-03377 **WITH CHANGES**, as proposed by the Board; or,
- ☐ Recommend the City Commission **NOT APPROVE** the proposed ordinance and Application LDC-16-03377.

Once Planning and Zoning Board action is taken, the ordinance will then be presented to the City Commission for consideration and approval at two separate hearings.

### Attachment(s):

Exhibit 1- Proposed Ordinance