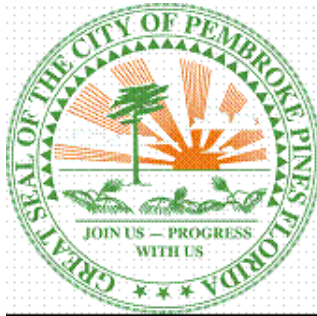


City of Pembroke Pines, FL

*City of Pembroke Pines
Planning and Zoning Board
601 City Center Way
Pembroke Pines, FL 33025*



Meeting Agenda - Final

Thursday, April 8, 2021

6:30 PM

Commission Chambers

Planning and Zoning Board

PLANNING AND ZONING BOARD / ARCHITECTURAL REVIEW BOARD

Pursuant to Florida Statutes Chapter 286.011, notice is hereby given that one or more City Commissioners may be present at this virtual meeting.

CITY HALL IS CLOSED TO THE PUBLIC DUE TO THE COVID-19 CORONAVIRUS PANDEMIC.

THE PLANNING AND ZONING BOARD WILL HOLD A "VIRTUAL" MEETING USING COMMUNICATIONS MEDIA TECHNOLOGY ("CMT"), IN ACCORDANCE AND AS A RESULT OF CITY OF PEMBROKE PINES EMERGENCY ORDINANCE NO. 1952, ADOPTED ON NOVEMBER 18, 2020, TO RESUME VIRTUAL QUORUM PUBLIC MEETINGS DUE TO THE CONTINUED RISE IN LOCAL CASES OF THE COVID-19 CORONA VIRUS AND THE ON-GOING HEALTH ALERTS AND CENTERS FOR DISEASE CONTROL (CDC) RECOMMENDATIONS ON SOCIAL DISTANCING, WEARING OF FACE COVERINGS, AND THE LIMIT ON PUBLIC GATHERINGS TO SLOW THE SPREAD OF THE VIRUS.

GOVERNOR RON DESANTIS' EXECUTIVE ORDER 20-316 EXTENDED THE FLORIDA STATE EMERGENCY ORDER FOR ANOTHER 60 DAYS EFFECTIVE DECEMBER 29, 2020. PEMBROKE PINES EMERGENCY ORDER 1952 WAS ADOPTED NOVEMBER 18, 2020 REGARDING THE CONTINUATION OF CONDUCTING PUBLIC MEETINGS ON AN ELECTRONIC VIRTUAL PLATFORM USING COMMUNICATIONS MEDIA TECHNOLOGY ("CMT"). THE CITY OF PEMBROKE PINES UTILIZES THE CISCO WEBEX VIRTUAL PLATFORM.

PUBLIC ACCESS ON VIRTUAL MEETING PLATFORM:

THE CITY OF PEMBROKE PINES WILL BE CONDUCTING VIRTUAL MEETINGS USING COMMUNICATIONS MEDIA TECHNOLOGY ("CMT").

THE COMMUNICATIONS MEDIA TECHNOLOGY ("CMT") VIRTUAL MEETING PLATFORM CISCO WEBEX IS AVAILABLE FOR THE PUBLIC TO ACCESS AND PARTICIPATE IN THE MEETING VIRTUALLY. COVID-19 HEALTH ALERTS AND CENTERS FOR DISEASE CONTROL (CDC) RECOMMENDATIONS ON SOCIAL DISTANCING, WEARING OF FACE COVERINGS ARE IN EFFECT DUE TO THE PANDEMIC. THE MEETINGS ARE LIVE-STREAMED FROM THE CHARLES F. DODGE CITY CENTER, CITY OF PEMBROKE PINES COMMISSION CHAMBERS.

JOIN MEETING ON CISCO WEBEX VIRTUAL MEETING PLATFORM:

TO SPEAK LIVE AT THE VIRTUAL MEETING, PLEASE REGISTER BY SENDING YOUR NAME, EMAIL ADDRESS, PHONE NUMBER AND SUBJECT MATTER TITLE TO PUBLICCOMMENTS@PPINES.COM BEFORE NOON ON THE DAY OF THE MEETING. A WEBEX MEETING LINK WILL BE EMAILED TO YOU. JOIN THE MEETING AT LEAST 10-15 MINUTES BEFORE THE START OF THE MEETING USING THE WEBEX LINK. THE LINK WILL ALSO INCLUDE A PHONE NUMBER AND MEETING NUMBER IF YOU WISH TO CALL IN BY PHONE.

PHONE NUMBER 1-408-418-9388, MEETING NUMBER ACCESS CODE 129 281 1744. YOU WILL BE IN LISTEN MODE UNTIL CALLED UPON TO SPEAK.

COMMENT VIA EMAIL:

YOU ARE WELCOME TO SUBMIT YOUR WRITTEN COMMENTS VIA EMAIL TO PUBLICCOMMENTS@PPINES.COM AND HAVE YOUR COMMENTS READ INTO THE RECORD AT THE MEETING BY THE CLERK FROM AN EMAIL, ARE LIMITED TO THREE (3) MINUTES EACH.

TELEVISED:

THE PUBLIC CAN LISTEN TO AND VIEW VIRTUAL MEETINGS ON TELEVISION AT:

- Cable Television (PEG TV)
- Comcast Channel 78 and AT&T UVERSE Channel 99

WEBSITE ACCESS TO LIVESTREAM:

- View meeting online by live stream:
[HTTPS://www.ppines.com/135/watch meeting Live Stream](https://www.ppines.com/135/watch%20meeting%20Live%20Stream)

VIEW AGENDAS:

Agendas may be viewed at <https://ppines.legistar.com/calendar.aspx>Agendas may be viewed at <https://ppines.legistar.com/calendar.aspx>

FURTHER INFORMATION:

IF ANY MEMBER OF THE PUBLIC REQUIRES ADDITIONAL INFORMATION ABOUT THIS PLANNING AND ZONING BOARD MEETING OR HAS ANY QUESTIONS ABOUT HOW TO SUBMIT A PUBLIC COMMENT AT THE MEETING, PLEASE CONTACT:

MARLENE D. GRAHAM, CITY CLERK
CITY OF PEMBROKE PINES
601 CITY CENTER WAY
PEMBROKE PINES, FL 33025
954-450-1060
MGRAHAM@PPINES.COM

6:30 PM MEETING CALLED TO ORDER**ROLL CALL****SUBMISSION OF LOBBYING DISCLOSURE FORMS:****APPROVAL OF MINUTES:****NEW BUSINESS:****CONSENT AGENDA:**

1. [21-0258](#) MSC 2021-04, Verizon, 20901 Taft Street, expansion of the existing mechanical equipment yard, miscellaneous application. (Cole)

Attachments: [Item No. 1 \(21-0258\) Verizon](#)

2. [21-0259](#) **MSC 2021-05, Laguna Isles Shopping Center**, generally located north of Sheridan Street and east of Southwest 196 Avenue, color / paint modifications to the existing building and site features, miscellaneous application. (Cole)

Attachments: [Item No. 2 \(21-0259\) Laguna Isles Shopping Center](#)

3. [21-0260](#) **MSC 2021-07, The Landings at Pembroke Lakes**, generally located south of Washington Street and east of Hiatus Road, color / paint modifications to the existing apartments, miscellaneous application. (Cole)

Attachments: [Item No. 3 \(21-0260\) The Landings at Pembroke Lakes](#)

NEW BUSINESS:

PUBLIC HEARINGS / REGULAR ITEMS:

4. [21-0261](#) **PH 2021-01**, The purpose of this Public Hearing is to consider, at the request of the South Broward Hospital District, an amendment to the adopted development order pursuant to Chapter 380.06, Florida Statutes and 2018-158 Laws of Florida, for the tract of land identified as **PEMBROKE LAKES REGIONAL CENTER (PH 2021-01)** generally located between Pines Boulevard and Johnson Street and between Hiatus Road and Flamingo Road. The proposed change is to delete a portion of Parcel B from the DRI. (Sharon)

(This will be heard as regular agenda item number 5.)

Attachments: [Items Nos. 4 & 5 \(21-0261 - 62\) Pembroke Lakes Regional Center](#)

5. [21-0262](#) **PH 2021-01**, The purpose of this item is to transmit a recommendation to the City Commission, at the request of the South Broward Hospital District, for the proposed amendment to the adopted development order pursuant to Chapter 380.06, Florida Statutes and 2018-158 Laws of Florida, for the tract of land identified as **PEMBROKE LAKES REGIONAL CENTER (PH 2021-01)** generally located between Pines Boulevard and Johnson Street and between Hiatus Road and Flamingo Road. The proposed change is to delete a portion of Parcel B from the DRI. (Sharon)

Attachments: [Items Nos. 4 & 5 \(21-0261 - 62\) Pembroke Lakes Regional Center](#)

OLD BUSINESS:

QUASI-JUDICIAL ITEMS:

6. [21-0263](#) **ZV 2021-01, Bombshells's Pembroke Pines**, 15901 Pines Boulevard, variance request. (Dean)

Attachments: [Item No. 6 \(21-0263\) Bombshell's Pembroke Pines](#)

NEW BUSINESS:

NON-QUASI-JUDICIAL ITEMS:

7. [21-0264](#) **SP 2020-03, Merrick Square Townhomes**, generally located on the southeast corner of SW 172 Avenue and Pines Boulevard, site plan application. (Joseph)

Attachments: [Item No. 7 \(21-0264\) Merrick Square](#)
[Amenity Package Updated 3-24-2021](#)
[Architecture Plans](#)
[CLUBHOUSE 2082021_Sealed](#)
[COVER SHEET](#)
[ENTRY MONUMENT 2072021_Sealed](#)
[ENTRY SIGN 2072021_Sealed](#)
[Merrick 4-Plex Coastal 12-4-2020](#)
[Merrick 4-Plex Coastal 12-4-2020](#)
[Merrick 5-Plex Classic 12-4-2020](#)
[Merrick 5-Plex Classic 12-4-2020](#)
[Merrick 6-Plex Coastal 12-4-2020](#)
[Merrick 6-Plex Coastal 12-4-2020](#)
[Merrick 7-Plex Classic 12-4-2020](#)
[Merrick 7-Plex Classic 12-4-2020](#)
[Merrick Entrance View Rendering](#)
[Merrick Pool View Rendering](#)
[Merrick Pool View Rendering](#)
[Merrick Rear Patio Render 3-24-21](#)
[Merrick Rear Patio Render 3-24-21](#)
[Merrick Square Landscape Plans 3-3-2021](#)
[Merrick Square Off Site Improvements](#)
[Merrick Square Photometric Plans](#)
[Merrick Square Site Plan rev 3-23-2021](#)
[Merrick Square_Engineering Plans](#)
[Sign Details Package Updated 3-24-2021](#)

ITEMS AT THE REQUEST OF THE BOARD:

ITEMS AT THE REQUEST OF STAFF:**ITEMS AT THE REQUEST OF THE PUBLIC:****ADJOURNMENT:**

CITY OF PEMBROKE PINES

Sheryl McCoy
Board Secretary

MEETING DATES AND TIMES:

ARE SUBJECT TO CHANGE. PLEASE VERIFY THE DATE AND TIME WITH THE PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT, (954) 392-2100, PRIOR TO ATTENDING.

AFFECTED PARTIES:

ALL AFFECTED PARTIES (A PERSON (OR PERSONS) NATURAL OR CORPORATE, WHO IS THE OWNER OF THE SUBJECT PROPERTY AS LISTED IN THE RECORDS OF THE BROWARD COUNTY PROPERTY APPRAISER, OR WHO RESIDES IN OR OPERATES A BUSINESS WITHIN 500 FEET OF THE SUBJECT PROPERTY) MAY APPEAR AT SAID PLACE AND TIME TO BE HEARD AND TO PRESENT THEIR EVIDENCE, BRING FORTH WITNESSES, AND CROSS-EXAMINE WITNESSES PROVIDING THEY NOTIFY AND FILE THE REQUIRED FORMS PROVIDED BY THE CITY CLERK'S OFFICE AT LEAST SEVEN CALENDAR DAYS PRIOR TO THE PROCEEDINGS.

INFORMATION:

INFORMATION REGARDING ANY ITEMS MAY BE RECEIVED IN THE OFFICE OF THE PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT, 601 CITY CENTER WAY, PEMBROKE PINES, FLORIDA (954) 392-2100, MONDAY - THURSDAY, BETWEEN THE HOURS OF 7:00 A.M. AND 6:00 P.M.

APPEALS:

IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE 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.

ACCOMMODATIONS:

PERSONS WITH DISABILITIES REQUIRING ACCOMMODATIONS IN ORDER TO VIRTUALLY PARTICIPATE SHOULD CONTACT THE CITY CLERK AT (954) 450-1050 AT LEAST 24 HOURS IN ADVANCE TO REQUEST SUCH ACCOMMODATIONS. IF ANYONE REQUIRES AUXILIARY AIDS FOR COMMUNICATION PLEASE CALL THE CITY CLERK AT LEAST THREE WORKING DAYS PRIOR TO ANY MEETING AT 954-450-1040.