1	RESOLUTION NO. R-2022-XXX		
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3	A RESOLUTION OF THE CITY COMMISSION OF THE CITY		
4	OF OAKLAND PARK, FLORIDA, APPROVING THE		
5	APPLICATION FOR THE ASSIGNMENT OF 57 ADDITIONAL		
6 7	FLEXIBILITY UNITS TO BE LOCATED AT 3801 AND 3701 NORTH DIXIE HIGHWAY; PROVIDING FOR SEVERABILITY;		
8	PROVIDING FOR CONFLICTS; PROVIDING FOR AN		
9	EFFECTIVE DATE.		
10	EFFECTIVE DATE.		
11	WHEREAS, Application #CD20-21OP3D has been made requesting the		
12	assignment of 57 additional flexibility units to be located at 3801 and 3701 North Dixie		
13	Highway as more particularly described herein; and		
14	,		
15	WHEREAS, the City of Oakland Park Future Land Use Map designates this real		
16	property for Local Activity Center Use; and		
17			
18	WHEREAS, assigning flexible units is the mechanism permitted in the		
19	Comprehensive Plan and the Land Development Code to facilitate residential units for		
20	mixed use projects without need to amend Comprehensive Plan or Land Development		
21	Code; and		
22	WHITEDEAG 4 O'. 1 1 4 1 CO '11 ' 11 4 C 4'		
23	WHEREAS, the City has an adequate supply of flexible units to allocate for this		
24	project; and		
25 26	WHERE AS gold application was board and considered before the Development		
27	WHEREAS, said application was heard and considered before the Development		
28	Review Committee of the City of Oakland Park, Florida, in accordance with the City's Land Development Code; and		
29	Land Development Code, and		
30	WHEREAS, the City Commission deems it to be in the best interests of the City		
31	to approve the application for the Assignment of 57 flexibility units to be located at 3801		
32	and 3701 North Dixie Highway.		
33			
34	NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION		
35	OF THE CITY OF OAKLAND PARK, FLORIDA THAT:		
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37	SECTION 1. The foregoing "WHEREAS" clause is true and correct and hereby		
38	ratified and confirmed by the City Commission. All exhibits attached hereto are hereby		
39	incorporated herein.		
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1 2 3	SECTION 2. The City Commission, of the City of Oakland Park, Florida, after hearing any and all comments and objections made during the course of duly advertised and scheduled public hearing hereby finds that this allocation request is consistent with
4 5 6 7	Section 24-72 of the Land Development Code and with Section 3.02(B)(5) of the Comprehensive Plan along with the following goals, objectives, and policies of the City of Oakland Park Comprehensive Plan:
8 9 10	Objective 1.7: Use the Land Development Code to implement land use policies that correspond to the categories on the Future Land Use Map.
11 12 13 14	Policy 1.7.3: Through the Land Development Code and Zoning Ordinance, establish different intensities of commercial development compatible with adjacent and surrounding uses.
15 16 17 18	Policy 1.11.1 The City shall continue to regulate the land use categories as depicted on the future land use map according to the Land Use implementation section of this Comprehensive Plan, consistent with the Broward County Land Use Plan.
19 20 21 22	Land Use Implementation Section 3.02.B.5 - Flexibility Units: "Flexibility units" means the difference between the number of dwelling units permitted within a flexibility zone by the Future Broward County Land Use Plan Map (Series) and the number of dwelling units permitted within the flexibility zone by a City's certified future land use plan map.
23 24 25 26 27 28	SECTION 3. The City Commission of the City of Oakland Park, Florida, approves the request filed by the City for the assignment of up to 57 additional flexible units for the total amount of 136 allocated flexible units towards the project to be located at 3801 and 3701 North Dixie Highway, as legally described in the Application

SECTION 4. All Resolutions or parts of Resolutions in conflict herewith, be and the same are repealed to the extent of such conflict.

SECTION 5. If any clause, section or other part of this Resolution shall be held by any court of competent jurisdiction to be unconstitutional or invalid, such unconstitutional or invalid part shall be considered eliminated and will in no way affect the validity of the other provisions of this Resolution.

SECTION 6. This Resolution shall become effective immediately upon its passage and adoption.

ADOPTED by the City Commission of the City of Oakland Park, Florida this 14 th da			
of December 2022.			
	CITY OF OAKLAND I	PARK, FLORIDA	
	MAYOR AISHA GOR	DON	
	M. ROSENWALD		
	M. SPARKS		
	T. LONERGAN		
	S. ARNST		
	A. GORDON		
ATTEST:			
RENEE M. SHROUT, CMC			
CITY CLERK			