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COMMUNITY DEVELOPMENT DEPARTMENT  
2200 Civic Center Place

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**DEVELOPMENT REVIEW COMMITTEE (DRC) MEETING**  
**February 10, 2021 at 9:00 A.M.**

Please be advised that a **virtual meeting** will be held by the Development Review Committee on **Wednesday, February 10, 2021 at 9:00 a.m.**

Members of the public and any interested parties wishing to join and/or participate in this scheduled virtual meeting may join by using the link or calling in to the number below:

[DRC Meeting Room](#)

Join by phone (attendees only)

+1-415-655-0001 US Toll

Meeting number (access code): 180 827 8489

Meeting password: jMPHtp3Er43

When joining the meeting, participants will be automatically added on listen-only mode and will be granted access to speak when recognized. Written comments may also be submitted to [pandz@miramarfl.gov](mailto:pandz@miramarfl.gov).

In accordance with the Americans with Disabilities Act of 1990 and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this proceeding should contact the Office of the City Clerk at (954) 602-3011 at least two (2) days prior to the meeting. Persons who are hearing impaired should call the city's TDD line at (800) 822-6268, or the TTY operator relay numbers 711 or (800) 735-2929 for assistance.



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February 10, 2021

AGENDA

START TIME:

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(Tentative) PROJECT SIGN-OFF

- 9:10 AM      **G10 APARTMENTS**  
**Project Scope:** 9-Unit Multifamily Apartments  
**Location:** 6243 Southwest 26 Street  
**Folio No:** 514125040570  
**Project Manager:** Deyman Rodriguez  
**Application # 2000799** – Site Plan
- 9:15 AM      **ROSS Sign Variance**  
**Project Scope:** Variance for a wall sign for ROSS Dress for Less at Monarch Town Center  
**Location:** 12611 Miramar Pkwy  
**Folio No:** 514026100010  
**Project Manager:** Deyman Rodriguez  
**Application # 2010347** – Site Plan

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DISCUSSION

- 9:20 AM      **ALEXAN MIRAMAR (MAPLE MULTI-FAMILY LAND SE, L.P.)\***  
**Project Scope:** Proposing a change in zoning from Community Business (B2) to Mixed-Use Low (ML); Requesting Plat Note Amendment, Flexibility Units, and Site Plan to provide for 250-multifamily residential units within Commercial Land Use  
**Location:** 3100 Southwest 145 Avenue  
**Folio No:** 514027AB0010/514027AB0020  
**Project Manager:** Frensky Magny  
**Application # 1902522** – Rezoning  
**Application # 2001731** – Plat Note Amendment  
**Application # 2001727** – Flexibility Units  
**Application # 2009344** – Site Plan  
**Application # 2009346** – Ground Floor Height Variance  
**Application # 2100522** – Building Frontage Variance  
**Application # 2100531** – Pedestrian Landscape Zone Variance  
**Application # 2100534** – Parking Reduction Variance



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**\*\*\*NEW SUBMITTALS\*\*\***

*Applicants wishing to introduce new projects, may do so after the Discussion portion of the meeting.*

**EMMANUEL APOSTOLIC CHURCH**

**Project Scope:** Abandonment of Old Southwest 36th Street ROW

**Address:** 6114 Southwest 35 Court

**Folio No:** 514125210010

**Project Manager:** Michael Alpert

**Application# 2101010** – Abandonment/Vacation of Right-of-Way

**KULLMAN PARKING LOT**

**Project Scope:** Parking Expansion

**Address:** 1910 South State Road 7

**Folio No:** 514124161690

**Project Manager:** Frensky Magny

**Application# 2101002** – Site Plan Amendment

**MIRAMAR REGIONAL STAKE PARK**

**Project Scope:** A new stake park at Miramar Regional Park

**Address:** 16801 Miramar Parkway

**Folio No:** 514029090010

**Project Manager:** Frensky Magny

**Application# 2101007** – Site Plan Amendment

**MIRAMAR REGIONAL 9/11 MEMORIAL PLAZA**

**Project Scope:** Proposal of a new Memorial Monument at Miramar Regional Park

**Address:** 16801 Miramar Parkway

**Folio No:** 514029090010

**Project Manager:** Frensky Magny

**Application# 2101007** – Site Plan Amendment

**\*\*\*RESUBMITTALS\*\*\***

**PROPOSED WAREHOUSE FACILITY DEVELOPMENT**

**Project Scope:** Additional parking, loading and associated site improvements and minor building renovations

**Location:** 3701 Flamingo Road

**Folio No:** 514025030080

**Project Manager:** Deyman Rodriguez

**Application # 2010198** – Site Plan Amendment



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**G10 APARTMENTS**

**Project Scope:** 9-Unit Multifamily Apartments

**Location:** 6243 Southwest 26 Street

**Folio No:** 514125040570

**Project Manager:** Deyman Rodriguez

**Application # 2000799** – Site Plan

\*Not all Alexan Multifamily applications will be discussed that the February 10<sup>th</sup> meeting

**MEETING ADJOURNED:**