

**TOWN OF DAVIE
TOWN COUNCIL AGENDA REPORT**

TO: Mayor and Councilmembers
FROM/PHONE: Mark A. Kutney, AICP (797-1101)
SUBJECT: Temporary Use Permit

TU 8-1-01, 441 Park of Commerce - 5011 State Road 7, Generally located on the west side of State Road 7, approximately 350 feet north of SW 51 Street.

TITLE OF AGENDA ITEM:

Temporary Use Permit for 411 Park of Commerce/construction trailer and sub-contractor compound area

REPORT IN BRIEF:

The applicant is requesting approval of a 12' x 46' construction office trailer and a 5,200 square-foot compound area for storage of construction equipment to be housed inside several large containers. The proposed location of the trailer and compound area are shown on the attached site plan.

Council approved the 441 Park of Commerce site plan (SP 3-11-99) on May 5, 1999. The commerce center development will consist of eight (8) one-story buildings approximately 129,192 square feet in area on a 9.4 acre site.

PREVIOUS ACTIONS: None

CONCURRENCES:

Town Council requested to reconsider the rezoning request (ZB 4-3-01) to its September 19, 2001 meeting (Motion carried: 5-0, September 6, 2001).

FISCAL IMPACT: None

RECOMMENDATION(S): Motion to approve as shown on the attached site plan subject to the following:

1. The south, west and east sides of the construction trailer be landscaped in accordance with a landscape plan to be approved by staff, in order to provide screening from State Road 7, SW 51 Street and adjacent property to the south.
2. The removal of the construction trailer and compound area, including the containers, prior to issuance of the 1st (first) certificate of occupancy.

Attachment(s): Proposed Site Plan, Subject Site Map

DAVIE COMMERCE CENTER
2011 S.W. 70TH. AVE UNIT A-12
DAVIE FLORIDA 33317
Phone 954-474-3644 Fax: 954-476-6089

JUSTIFICATION LETTER

**TO: TOWN OF DAVIE
PLANNING AND ZONING
6591 ORANGE DRIVE
DAVIE, FLORIDA**

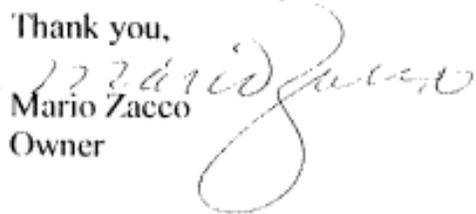
DATE: 8/29/01

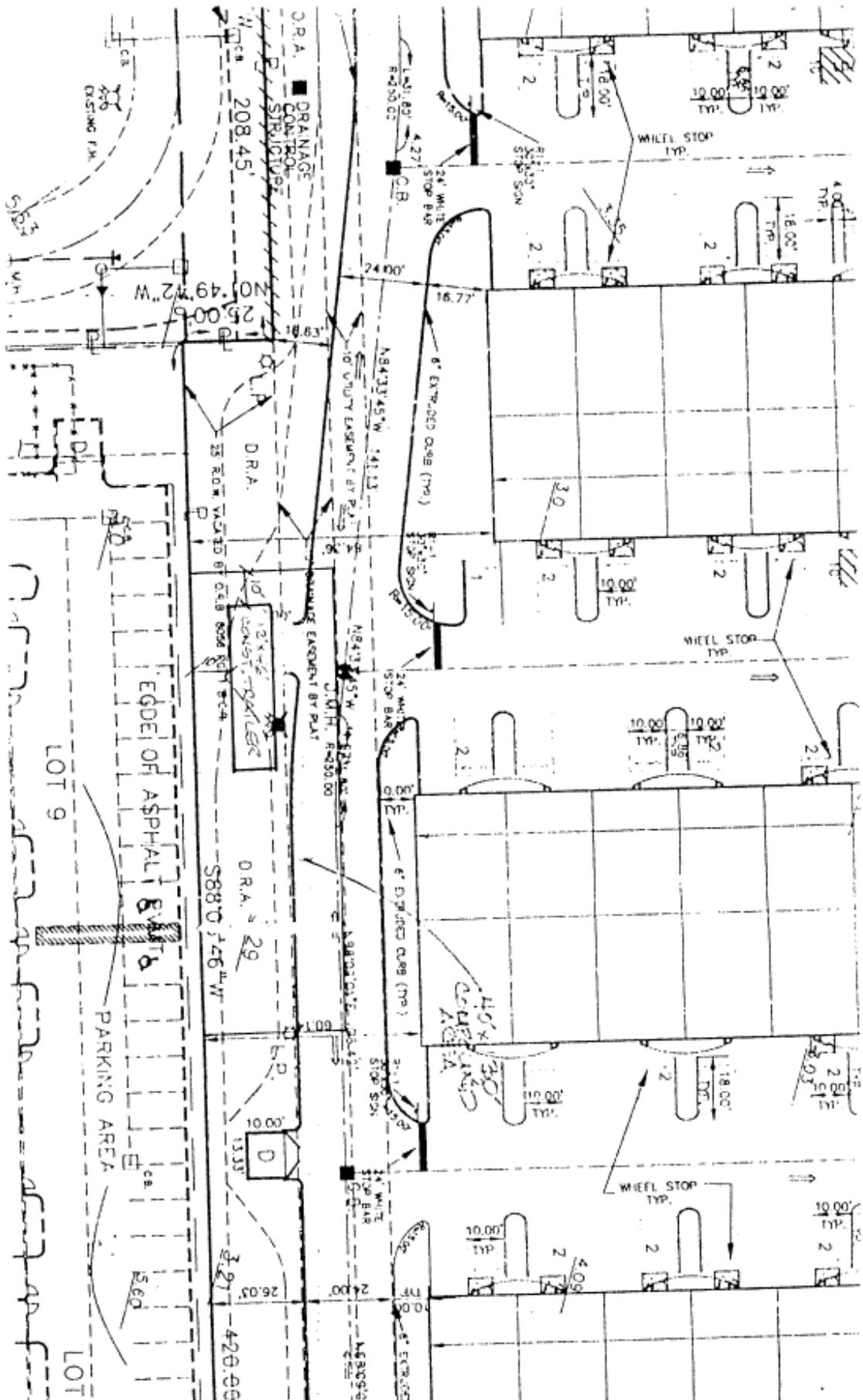
RE: 441 PARK OF COMMERCE

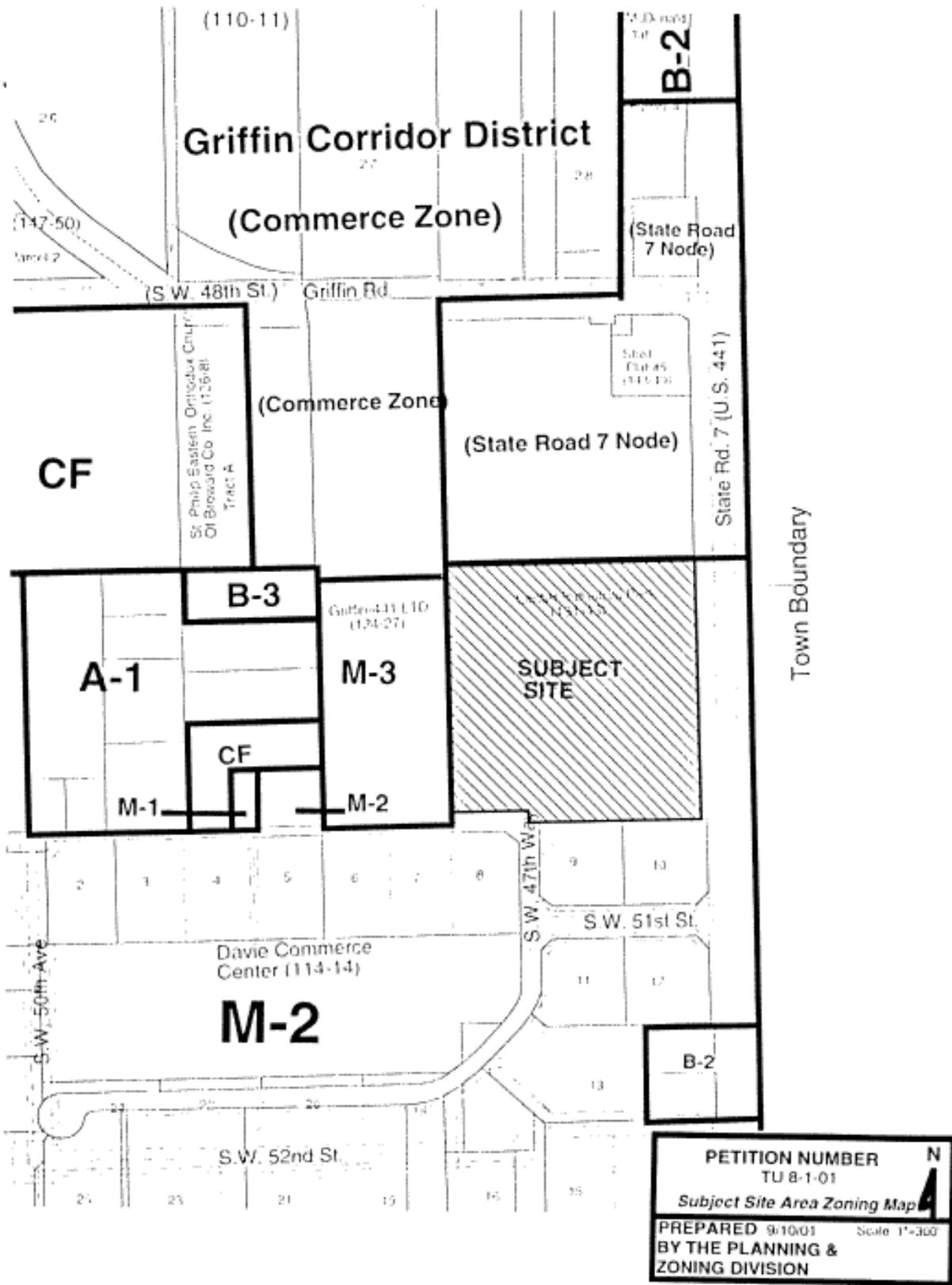
ATTN: GERI BALUSS

The construction trailer we are to use on this site is for office use only.
The trailer is 552 square feet over all. 12 X 46
The construction office trailer will be removed after first C.O.
The two other trailers will be for sub contractor storage.
Site Development permit # is 055-98 and will expire May 11, 2002

Thank you,


Mario Zacco
Owner





GRIFFIN RD. (SW 48 ST)

SR 7 (US 441)

SUBJECT
SITE

SW 51 ST.

SW 47 WAY

N
↑
DATE FLOWN
JANUARY 1998
SCALE: nts
TU 8-1-01

