

ORDINANCE NO. 158-87

AN ORDINANCE OF THE CITY OF COCONUT CREEK, FLORIDA, APPROVING THE SPECIAL LAND USE APPLICATION SUBMITTED BY MORSE OPERATIONS, INC., LOCATED AT TRACT B OF COMMERCE CENTER OF COCONUT CREEK PLAT, MORE PARTICULARLY DESCRIBED IN THE SKETCH ATTACHED HERETO AS EXHIBIT A, TO OPERATE A MULTIPLE AUTO DEALERSHIP PARK; PROVIDING FOR CONDITIONS OF OPERATION; PROVIDING FOR AN EFFECTIVE DATE.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COCONUT CREEK, FLORIDA:

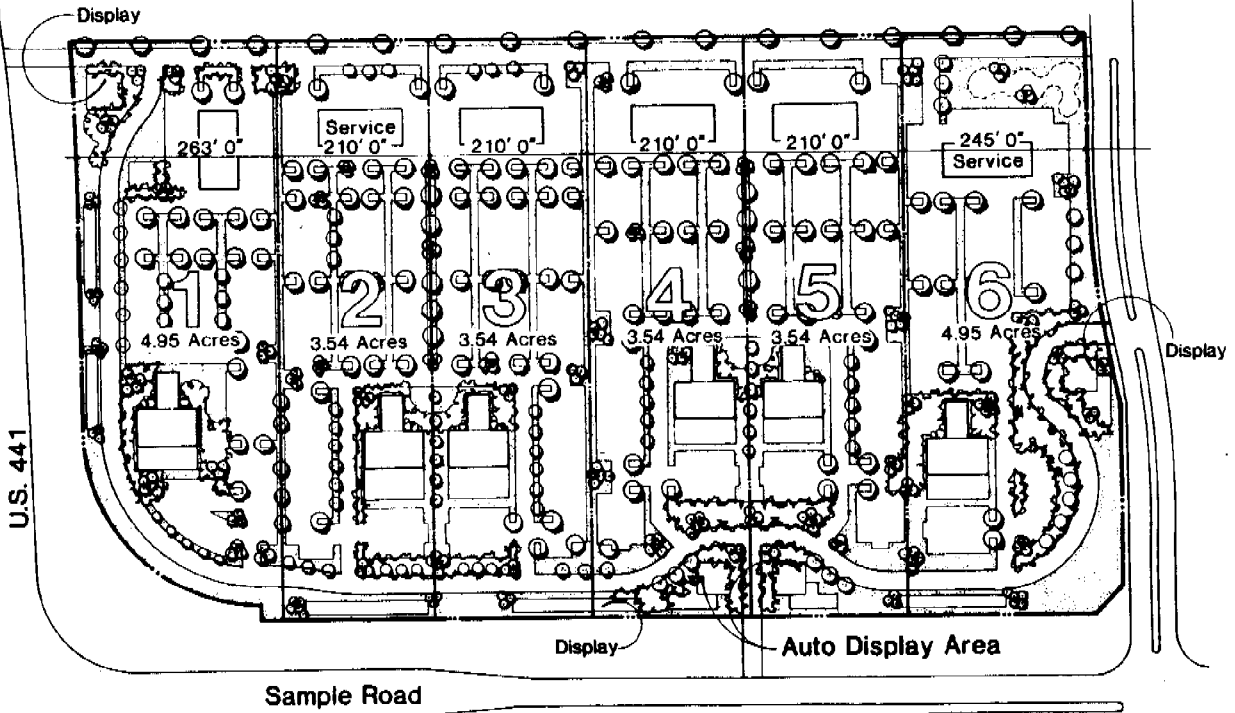
Section 1: That the Special Land Use Application submitted by Morse Operations, Inc., located at Tract B of the Commerce Center of Coconut Creek Plat as more fully described in the sketch attached hereto as Exhibit A, to operate a multiple auto dealership park, having been approved by the Planning and Zoning Board on May 13, 1987, and having been reviewed by the City Council is hereby approved.

Section 2: That the operation of the subject multiple auto dealership park shall be subject to the following conditions:

1. The parcel described as Tract B, Commerce Center of Coconut Creek Plat will be restricted to a maximum of six (6) auto dealership sites as shown on Exhibit A.
2. The six auto dealership sites shall be served by a frontage road as shown on Exhibit A. The final design of the frontage road shall be determined during final site plan review.
3. Architecture, landscaping, signage, lighting and site design shall be consistent with all Coconut Creek Land Development Code requirements. The applicant will insure through covenants and deed restrictions that individual dealerships will be constructed according to a common design theme.

EXHIBIT A

COMMERCE CENTER OF COCONUT CREEK (TRACT B)



SCALE:

PLANNING AND ZONING
MAY 28, 1987

SPECIAL LAND USE

AGENDA ITEM NO.

CITY OF COCONUT CREEK

DEPARTMENT OF COMMUNITY DEVELOPMENT
4800 WEST COPANS ROAD
COCONUT CREEK
FLORIDA 33063
TELEPHONE (305) 973-6756



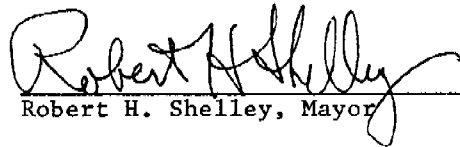
CNB 5/5/87

4. Display areas for autos will be permitted near vehicular entrances to the site, however, display areas shall be limited in order to provide sufficient landscaping around the perimeter of the site.
5. The Concept Plan prepared by Charles Putman and Associates dated May 5, 1987 will serve as the basis for design of the Coconut Creek Auto Dealership Park. Modifications to the plan may be necessary as individual dealership sites are acquired by various franchises. The final design for the park shall be submitted with an application for final site plan approval.

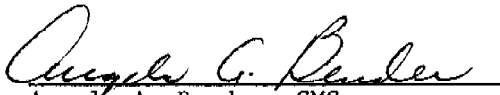
Section 3: That this Ordinance shall take effect immediately upon its passage.

PASSED FIRST READING THIS 28th DAY OF May, 1987.

PASSED SECOND READING THIS 11th DAY OF June, 1987.


Robert H. Shelley, Mayor

Attest:


Angela A. Bender, CMC
City Clerk

	<u>1st</u>	<u>2nd</u>
Shelley	<u>Absent</u>	<u>Aye</u>
Mastronardy	<u>Aye</u>	<u>Aye</u>
Thomas	<u>Aye</u>	<u>Aye</u>
Coble	<u>Aye</u>	<u>Aye</u>
Goldsmith	<u>Aye</u>	<u>Aye</u>