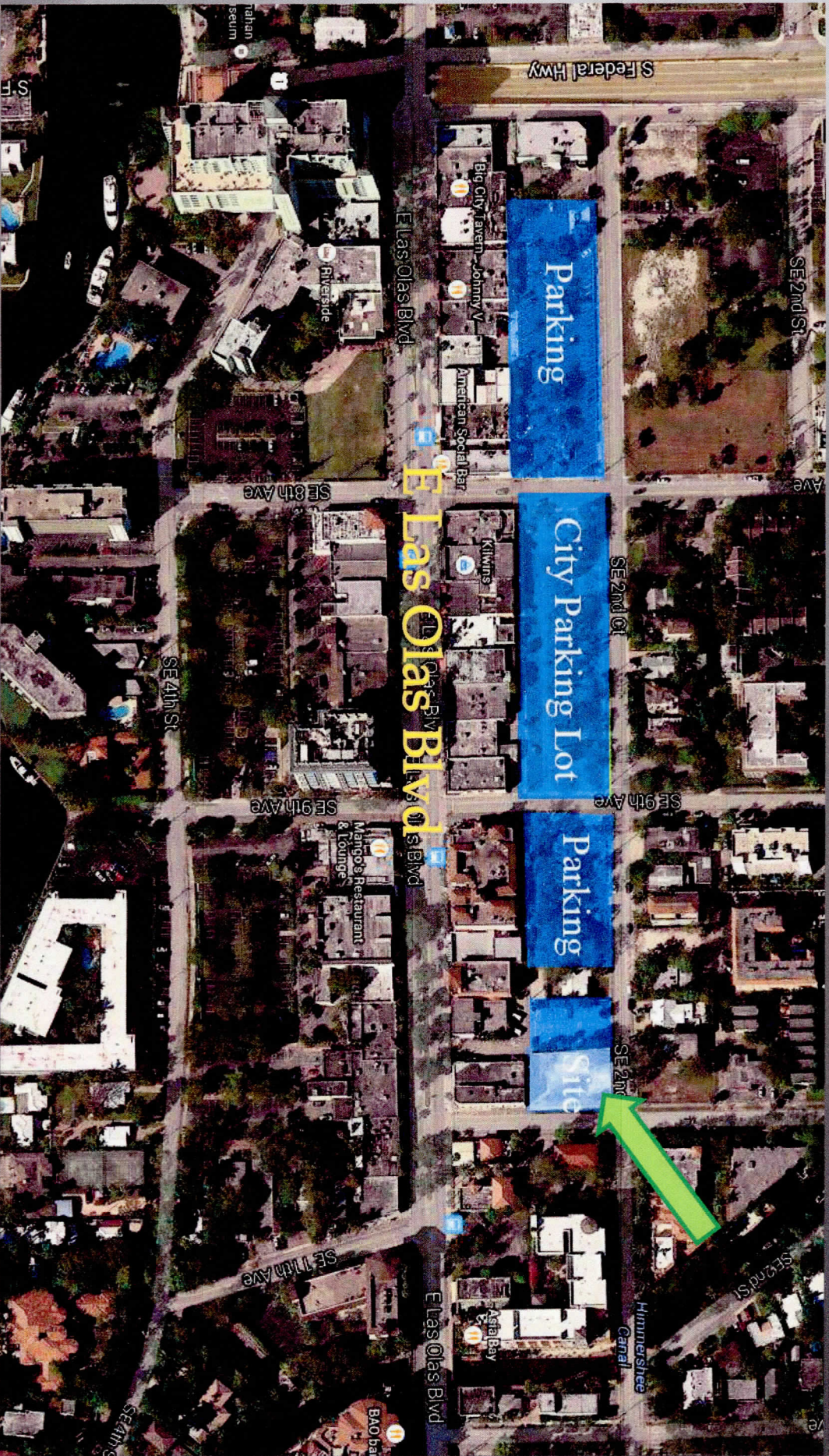


MAR 17, 2015
PROVIDED BY COURTNEY
CRUSH

12 PGS









SE 2nd Ct

SE 2nd Ct

SE 2nd Ct

SE 10th Terrace

E Las Olas Blvd

E Las Olas Blvd

Kumbaya

International Realty
Carroll's Jewelers
The Galleria Collection
of Fine Homes

Art's for Art
& Greenhouse

The Archives

Sweet Nectar

Sec. 47-9.1 Intent and Purpose

The X-Exclusive Use District is a zoning district which may only be initiated by the owner of the property proposed to be rezoned. The use of the property is restricted to those uses applied for and approved in connection with the rezoning and the property may only be used in conformance with an approved site plan.

It is the intent of this section to protect the character of existing residential neighborhoods adjacent to commercial areas while supporting the viability of the commercial areas.

The X district provides a carefully regulated opportunity for certain low intensity commercial uses to be placed within a residential area in a manner compatible with the residential character of the area.

The X district is also intended to act as a buffer between existing residential and commercial areas.

Meets Conditions:

-Property is located in a residential zoning

-Extends Less than 180 feet into RMM-25

-Proximate to Business Use Property

-Designed to provide compatible parking





SE 2nd Ct

E Las Olas Blvd

Galleria
International Realty
Carroll's Jewelers
The Gallena Collection
of Fine Homes

Ann & Florist
& Greenhouse

E Las Olas Blvd

Roehr Pharmaceuticals

The Archives

Kumbaya

SE 2nd Ct

SE 10th Terrace

SE 2nd Ct

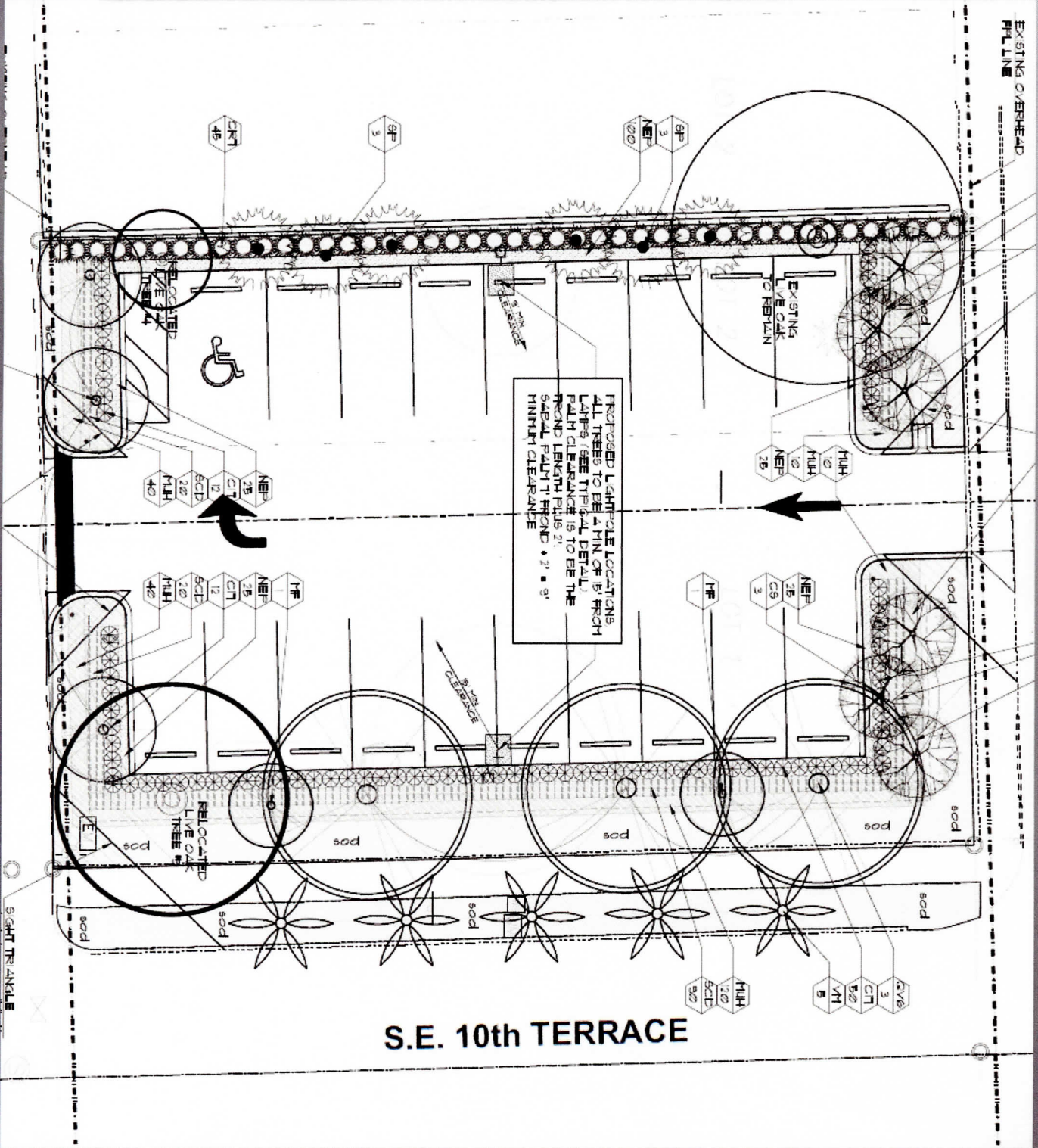
Sweet Nectar

-33% of Property is landscaped

-Provides 313 shrubs

-Provides 20 trees

EXISTING OVERHEAD
FLINE



S.E. 10th TERRACE

