



NOTICE OF PUBLIC HEARING

CC Homes at Sunrise, LLC has applied to the City for an **Amended and Restated Development Agreement** for a residential development that is near your home or business. You are receiving this notice because you own property within 500 feet of this location. The Amended and Restated Development Agreement is on file in the Community Development Department of the City of Sunrise, 10770 West Oakland Park Boulevard, 2nd Floor, Sunrise, Florida, and may be viewed by any and all interested parties between 9:00 a.m. and 4:30 p.m., Monday through Friday (excluding City holidays) or requested via AskZoning@sunrisefl.gov.

A public hearing will be held in the Sunrise City Hall Commission Chambers at 10770 W. Oakland Park Boulevard, 1st Floor, Sunrise, FL 33351 during the Local Planning Agency meeting on TUESDAY, OCTOBER 22, 2024, commencing at 5:20 P.M. Upon the close of the Local Planning Agency hearing, a public hearing will be held in the Sunrise City Hall Commission Chambers at 10770 W. Oakland Park Boulevard, 1st Floor, Sunrise, FL 33351 by the City Commission, serving in its capacity as the local governing body (City of Sunrise Commission), on TUESDAY, OCTOBER 22, 2024, commencing at 5:30 p.m.

The City Commission and Local Planning Agency will be meeting in-person; however, the public may attend and participate in the meetings in person or via telephone by using Vast Conference Calling as early as fifteen (15) minutes before the start time utilizing the details below:

- a. Dial in number: (954) 395-2401
- b. Access Code: 368262

Attendees can press 5* on their phone keypad to make a comment during public hearings or during the open discussion. Attendees will be called upon to speak, one at a time, by the meeting organizer. For technical difficulties, please call (954) 578-4792.

The land subject to the Amended and Restated Development Agreement is bounded on all sides by Aragon Boulevard, East Sunrise Lake Drive and NW 30 Place, in the City of Sunrise, Florida. The Amended and Restated Development Agreement includes revisions associated with recent project improvements for a proposed residential development totaling approximately 160-acres, serving a maximum of 900 residential units comprised of single-family units and townhouse units with building heights not to exceed 2-stories, along with associated roadway improvements, stormwater management system improvements, wastewater collection system, and landscape improvements.

The City does not tolerate discrimination in any of its programs, services or activities; and will not exclude participation in, deny the benefits of, or subject to discrimination anyone on the grounds of real or perceived race, color, national origin, sex, gender identity, sexual orientation, age, disability/handicap, religion, family or income status.

In compliance with the ADA and F.S.S. 286.26, any individual with a disability requesting a reasonable accommodation in order to participate in a public meeting should contact the City's ADA Coordinator at least 48 hours in advance of the scheduled meeting. Requests can be directed via e-mail to hr@sunrisefl.gov or via telephone to (954) 838-4522; Florida Relay: 711; Florida Relay (TIY/VCO): 1-800-955-8771; Florida Relay (Voice): 1-800-955-8770. Every reasonable effort will be made to allow for meeting participation.

If you have any questions about this notice, please contact City staff in the Planning Division at (954) 746-3281 or email AskZoning@Sunrisefl.gov.

If a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. See Section 286.0105, Florida Statutes.

Notification Date: October 15, 2024

COMMUNITY DEVELOPMENT DEPARTMENT

10770 West Oakland Park Boulevard, 2nd Floor - Sunrise, Florida 33351
(954) 746-3281 AskZoning@sunrisefl.gov

LOCATION MAP

