

**RESOLUTION NO. 26-33**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF COOPER CITY, FLORIDA, GRANTING SITE PLAN APPROVAL PURSUANT TO SITE PLAN PETITION #SP 5-1-24, ATTACHED HERETO AS EXHIBIT “A” FOR THE APPROXIMATELY 1.7124 ACRES OF REAL PROPERTY, GENERALLY LOCATED AT 9290 STIRLING ROAD IN COOPER CITY, FLORIDA; PROVIDING FOR CONDITIONS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, Sun Credit Union (the “Applicant”), through its agent, Pat Mason, filed Site Plan Petition #SP5-1-24 (the “Petition”), seeking preliminary and final site plan approval for the approximately 1.7124 acres of real property generally located at 9290 Stirling Road (the “Property”); and

**WHEREAS**, the City’s professional staff, as detailed on the Staff Report attached hereto as Exhibit “B” and incorporated herein, recommends approval of the Applicant’s final site plan, subject to certain conditions; and

**WHEREAS**, pursuant to the City’s Code of Ordinances and applicable law, a public meeting has been advertised setting forth the date, time and place of the meeting regarding the review of the Petition; and

**WHEREAS**, the City Commission has examined the Petition and staff recommendations and determined that the Petition is in compliance with the City Code and applicable design guidelines for the Property; and

**WHEREAS**, a Public Hearing on this request was held by the Planning & Zoning Board on October 21, 2024, after due notice of publication; and

**WHEREAS**, the Planning & Zoning Board has submitted to the City Commission their recommendation, a copy of which is included in the Staff Report, and recommends the approval of the Petition pursuant to staff's recommendation; and

**WHEREAS**, the City Commission finds that approving the Petition for site plan approval is in the best interests of the citizens and residents of the City of Cooper City.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF COOPER CITY, FLORIDA:**

**Section 1:**     **Recitals Adopted.** That each of the above stated recitals is hereby adopted and confirmed. All exhibits attached hereto and incorporated herein and made a part hereof.

**Section 2:**     **Approval.** That Site Plan Petition #SP 5-1-24 is hereby approved, subject to the conditions set forth in the Staff Report attached hereto as Exhibit "B."

**Section 3:**     Issuance of a development permit by a municipality does not in any way create any right on the part of an applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the municipality for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law.

**Section 4.**     **Conflicts.** All resolutions inconsistent or in conflict herewith shall be and are hereby repealed insofar as there is conflict or inconsistency.

**Section 5.**     **Severability.** If any section, sentence, clause, or phrase of this Resolution is held to be invalid or unconstitutional by any court of competent jurisdiction,

then said holding shall in no way affect the validity of the remaining portions of this resolution.

**Section 6.**    **Effective Date.** This Resolution shall become effective upon its passage and adoption by the City Commission.

**PASSED AND ADOPTED** this \_\_\_\_ day of \_\_\_\_\_, 2026.

\_\_\_\_\_  
JAMES CURRAN  
Mayor

ATTEST:

\_\_\_\_\_  
TEDRA ALLEN  
City Clerk

APPROVED AS TO LEGAL FORM:

\_\_\_\_\_  
JACOB G. HOROWITZ, CITY ATTORNEY

**ROLL CALL**

|                       |       |
|-----------------------|-------|
| Mayor Curran          | _____ |
| Commissioner Shrouder | _____ |
| Commissioner Katzman  | _____ |
| Commissioner Mallozzi | _____ |
| Commissioner Smith    | _____ |