



City of Doral Zoning Workshop Agenda

Thursday, June 29, 2023 from 6:00 p.m. – 7:00 p.m.

**Doral Government Center
1st Floor Multipurpose Room
8401 NW 53 Terrace
Doral, FL 33166**

Application: Land Development Code Text Amendment

Hearing No.: 23-06-DOR-03

Applicant: Apollo at Oasis at Doral I, LLC (the “Applicant”)

Project

Description: The Applicant is requesting a text amendment to the City of Doral Land Development Code Sections 52-5, 53-128(b), and 68-304(b) to modify the Code's Definitions, Use Compatibility Table and permitted uses for Office-3 (O-3) zoning district to allow housing for older persons, assisted living facilities, and adult day care facilities. If approved, this text amendment will apply to all O-3 zoning districts in the City.

Agenda Schedule:

1. Citizen Viewing (Public Participation – 30 minutes)
2. City Council (Review of Application)

Roll Call:

- I. Presentation by Applicant
Questions by City Council
- II. Adjournment

Anyone wishing to obtain a copy of an agenda item may contact the **City Clerk at 305-593-6725** or view the agenda packet on the City's website at www.cityofdoral.com or at City of Doral Government Center, 8401 NW 53rd Terrace, Doral, Florida 33166 during regular business hours (Monday – Friday, 8:00 A.M. – 4:30 P.M.).

Pursuant to Florida Statute 286.0105, anyone wishing to appeal any decision made by the City Council with respect to any matter considered at this meeting or hearing shall need a record of

the proceedings and, for such purpose, 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 to be based.



Memorandum

Date: June 29, 2023

To: Honorable Mayor and Councilmembers

Vía: Barbara Hernandez
City Manager

From: Julian H. Perez, AICP, CFM
Development Services Administrator

Subject: **Land Development Code Text Amendment – Zoning Workshop**

Proposal

Apollo at Oasis at Doral I, LLC (the "Applicant") is requesting a text amendment (the "Application") to City of Doral (the "City") Land Development Code (the "Code") Sections 52-5, 53-128(b), and 68-304(b) to modify the Code's Definitions, Use Compatibility Table and permitted uses for Office-3 (O-3) zoning district to allow housing for older persons, assisted living facilities, and adult day care facilities. If approved, this text amendment will apply to all O-3 zoning districts in the city. A copy of the letter of intent and application is provided in "Exhibit A."

Public Advertisement

Pursuant to Sec. 53-184(e) of the City's Land Development Code (the "City's Code"), a public notice for this application was provided to City residents and interested stakeholders at least five (5) calendar days prior to the zoning workshop. The public notice was advertised in the Daily Business Review on Wednesday, June 21, 2023. A copy of the legal advertisement is provided in "Exhibit B."

Background

The proposed text amendment seeks to modify Sections 52-5, 53-128(b), and 68-304(b). Specifically, this Application seeks approval of the proposed modifications to the Code's Definitions, Use Compatibility Table and the Office-3 (O-3) zoning district's listed permitted uses to allow housing for older persons, assisted living facilities, and adult day care facilities in parcels zoned O-3.

Code Section 53-42 governs compatibility between the City's Comprehensive Plan Future Land Use categories and the Code zoning districts. The O-3 zoning district was established as the highest intensity office use environment and is compatible with the Business (B), Office (O), and Office and Residential (OR) land use categories, all of which allow personal and professional services, hotels, and medical buildings, including nursing homes.

Currently, nursing homes are allowed in the O-3 zoning district under Code Sections 68-303 and 53-128; however, comparable uses related to the care of aging populations, such as adult day care centers and assisted living facilities, are currently not permitted. The City's Comprehensive Plan Future Land Use Element Policy 2.1.8 recognizes that "congregate living facilities, group homes, foster homes, nursing homes and daycare facilities" are correlated uses and applies the same standard for density calculation purposes. Said uses are also permitted in similar zoning districts such as Corridor Commercial (CC), Industrial Commercial (IC), Industrial (I), and Industrial Restrictive (I-R).

Holland & Knight

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Holland & Knight LLP | www.hklaw.com

Vanessa Madrid
305.789.7453
vanessa.madrid@hklaw.com

April 17, 2023

Mr. Javier Gonzalez, AICP, CFM
Director of Planning and Zoning
City of Doral
8401 NW 53 Terrace
Doral, Florida 33166

RE: Text Amendment to City of Doral Code of Ordinances Sections 53-128 and 68-304

Dear Mr. Gonzalez:

Please accept this letter on behalf of Apollo at Oasis at Doral I, LLC (the "Applicant") in support of its request for a text amendment (the "Application") to City of Doral (the "City") Land Development Code (the "Code") Sections 52-5, 53-128(b), and 68-304(b). Specifically, this Application seeks approval of the proposed modifications to the Code's Definitions, Use Compatibility Table and the Office-3 (O-3) zoning district listed permitted uses to allow housing for older persons, assisted living facilities, and adult day care facilities in parcels zoned O-3.

Code Section 53-42 governs compatibility between the City's Comprehensive Plan Future Land Use categories and the Code zoning districts. The O-3 zoning district was established as the highest intensity office use environment and is compatible with the Business (B), Office (O), and Office and Residential (OR) land use categories, all of which allow personal and professional services, hotels, and medical buildings, including nursing homes.

Today, nursing homes are allowed in the O-3 zoning district under Code Sections 68-303 and 53-128,¹ yet comparable uses related to the care of our aging population, such as adult day care centers and assisted living facilities, are currently not permitted. Comprehensive Plan Future Land Use Element Policy 2.1.8 recognizes that "congregate living facilities, group homes, foster homes, nursing homes and daycare facilities" are correlated uses and applies the same standard for density calculation purposes. Said uses are also permitted in similar zoning districts such as Corridor Commercial (CC), Industrial Commercial (IC), Industrial (I), and Industrial Restrictive (I-R).

The State of Florida contains the Country's highest percentage of senior citizens, and is home to the second largest population of senior citizens at approximately 4.2 million seniors.² The median age in

¹ See Sec. 53-128(a) and (b). Medical uses defined as "those uses concerned with the diagnosis, treatment, and care of human beings. These include hospitals; dental services; medical services or clinics; nursing, convalescent homes; orphan's homes; rest homes; sanitariums."

² [https://www.consumeraffairs.com/homeowners/elderly-population-by-state.html#:~:text=California%20is%20home%20to%20the.by%20Florida%20\(4.2%20million\);](https://www.consumeraffairs.com/homeowners/elderly-population-by-state.html#:~:text=California%20is%20home%20to%20the.by%20Florida%20(4.2%20million);)
<https://worldpopulationreview.com/us-cities/doral-fl-population>

Doral is approximately 36 years old, many of whom have aging parents living or looking to live in the City. Notably, there are limited options for the elderly in the City, and Miami-Dade County at large, to service the families of Doral residents, who would prefer to have their elderly parents nearby, all creating a tremendous need. Additionally, as the senior citizen population continues to rise, the demand for assisted living and related adult housing and care facilities in the City will follow. The proposed text amendment will assist in meeting this rising demand.

Therefore, to create opportunities for appropriate adult housing and care facilities for the elderly within the City, the following text amendments are proposed:

CHAPTER 52 – GENERAL PROVISIONS

* * *

SEC. 52-5.- Definitions.

Housing for older persons. The term "housing for older persons" means housing:

(a) Under any state or federal government program that the Secretary of the United States Department of Housing and Urban Development or his or her designee or successor determines is specifically designed and operated to assist elderly persons as defined in the state or federal program; or

(b) Intended for and solely occupied by persons sixty-two (62) years of age or older; or

(c) Intended and operated for occupancy by persons fifty-five (55) years of age or older; and

(i) At least eighty (80) percent of the occupied dwelling units are occupied by at least one (1) person who is fifty-five (55) years of age or older; and

(ii) The dwelling facility or community complies with rules issued by the Secretary of Housing and Urban Development or his or her designee for verification of occupancy.

(d) A dwelling facility shall not fail to meet the requirements for "housing for older persons" by reason of Unoccupied units, provided that such units are reserved for occupancy by persons who meet the age requirements of (b) or (c) above.

CHAPTER 53 – ADMINISTRATION

* * *

ARTICLE II. – PLANNING AND DEVELOPMENT

* * *

DIVISION 5. – SUMMARY OF USES AND DEVELOPMENT STANDARDS

* * *

SEC. 53-128.- Use compatibility table.

(b) The uses for each district are as stated in the following table:

- (1) P means permitted use;
- (2) S means permitted with special regulations;
- (3) E means special exception use;
- (4) (-) means not permitted.

Category	Description	O-1	O-2	O-3	NC	CC	IC	I	I-R
<i>Care Facilities</i>	Adult day care center	—	—	<u>P</u>	S	P	P	P	P
	Day care center	—	—	—	S	P	P	P	P
	Assisted living facility	—	—	<u>P</u>	—	—	S	S	S

CHAPTER 68 – LAND USES AND ZONING DISTRICTS

* * *

ARTICLE III. – OFFICE DISTRICTS

* * *

DIVISION 2. – OFFICE O-1, O-2 AND O-3 DISTRICTS

* * *

SEC. 68-303.- Permitted uses--Generally.

(7) Adult day care center, assisted living facilities (ALF) and housing for older persons.

In considering an amendment to the Code, it is vital to adapt the City’s land development regulations to manage the City’s growth and population needs appropriately. The proposed amendments will help the City address the impact of the aging American, particularly the City, demographic while promoting well-planned developments by facilitating the building of elder care facilities in more central and accessible areas within the community.

The amendments will not have a negative effect on the intent of the City's Comprehensive Plan or Code. Based on the foregoing, we ask for your favorable review of this application. Should you have any questions or require additional information, please contact me directly.

Respectfully submitted,

HOLLAND & KNIGHT LLP



Vanessa Madrid, Esq.

Enclosures

Cc: Mr. Julian Perez, AICP, CFM, *Development Services Administrator*
 Mr. Edward Abbo
 Joseph G. Goldstein, Esq.
 Oliver Wechsler, Esq.



8401 NW 53rd Terrace, Doral, Florida 33166 Tel. (305) 593-6630 Facsimile: (305) 593-6768 Website: cityofdoral.com

PUBLIC HEARING APPLICATION PLANNING AND ZONING DEPARTMENT
/ Administrative Review Application

Please check one:
 CITY COUNCIL
 ADMINISTRATIVE REVIEW

OFFICIAL USE ONLY
Application No.: LAND-2304-0008
Date Received: **RECEIVED**
By Stephanie Puglia at 2:46 pm, Apr 18, 2023

INSTRUCTIONS

This application, with all supplemental data and information, must be completed in accordance with the specific instructions in this application. Applications and all supplemental information must be filed no later than 60 days prior to the regular public hearing date.

APPLICATION

Please indicate which type of application you are submitting by checking one category below:

- Change in Zoning District
- Variance
- Appeal of Decision
- Conditional Use
- Plat
- Entry Feature
- Site Plan
- Other Zoning Code Text Amendment

IMPORTANT: THE APPLICANT, OR REPRESENTATIVE, MUST BE PRESENT AT THE HEARING TO PRESENT THE PROPOSAL.

Please print or type

Name of Applicant Agent or tenant (with owners affidavit) Apollo at Oasis at Doral I, LLC, C/o Vanessa Madrid, Esq., Attorney for the Applicant		
Mailing Address: Holland & Knight LLP 701 Brickell Avenue, Suite 3000	City, State, Zip Miami, Florida 33131	Telephone 305-789-7453 Fax Email: Vanessa.madrid@hklaw.com
Name of Applicant Apollo at Oasis at Doral I, LLC		
Mailing Address 2875 NE 191 STREET	City, State, Zip Aventura, FL 33180	Telephone Fax Email: edward@apollocompanies.com

PROPERTY INFORMATION

A. LEGAL DESCRIPTION. (If subdivided - lot, block, complete name of subdivision, plat book and page numbers). If metes and bounds description - Complete description, including section, township and range).

Folio Numbers: N/A

Address _____

Lot(s) _____ Block _____ Section ___ Plat Book No. ___ Page No. ___

FINISHED FLOOR ELEVATION (if applicable): _____ FLOOD ZONE: _____

B. ADDRESS (If number has been assigned) _____

C. SIZE OF PROPERTY _____ ft. X _____ ft. = _____ sq. ft.; ± _____ acre(s)
Width Depth

D. Provide legal description or address of any property held by the owner which is contiguous to that which is the subject matter of this application.

E. DATE SUBJECT PROPERTY WAS ACQUIRED _____

APPLICANT'S PROPOSAL

Specify in full the request. (Use a separate sheet of paper if necessary.)

The Applicant is seeking a Code Text Amendment of Secs. 52-2, 53-128 and 68-304 to include definition of "Housing for Older Persons" and add Housing for Older Persons, Assisted Living Facilities (ALFs), and adult day care facilities as permitted uses in the O-3 zoning district. For further information and details relating to the specifics of this request, please see the Letter of Intent filed in connection with this Application.

INTENT

Explain purpose of application, benefit(s) in the change and reasons why this application should be approved. Specify the exact nature of the use or operation applied for, together with any pertinent technical data, which will clarify the proposal. (Use a separate sheet of paper if necessary.)

The purpose of this application is to allow for the development of the subject property in accordance with all applicable zoning regulations. For further information and details relating to this request, please see the Application Letter of Intent.

Is this application the result of a Notice of Violation or deviation from approved plans? Yes No

Are there any existing structures on the property? Yes No

If so, what type? (CBS, Frame, Frame-Stucco, Wood, Other) CBS

Any applications (except plat applications) which involve new building construction or exterior improvements to an existing building must submit the plans with this application. Plans that are not filed with this application will not be considered by the City of Doral.

All data and exhibits submitted in connection with this application become a PERMANENT PART OF THE PUBLIC RECORDS OF THE CITY OF DORAL.

The following enclosures where applicable MUST BE ATTACHED to complete the application:

- A. SURVEY OF PROPERTY: For vacant or improved property. Must be no more than five years old and sealed by a registered land surveyor. The Building and Planning Department may require a more recent survey if a site visit indicates any discrepancies. Survey must include, where applicable, lot lines, all structures, walls, fences, landscaping, and all physical improvements.
- B. SITE DEVELOPMENT PLAN: Where applicable, plans shall show location and elevations of existing and proposed buildings, proposed additions, alterations and use of each; all dimensions of buildings and space between buildings; setbacks from property lines; proposed and existing off-street parking showing lined spaces, driveways, handicap spaces, compact spaces; a landscape plan that complies with the City of Doral Landscape Ordinance showing location of existing and proposed vegetation, landscaping (i.e. trees and hedges), number, height and species type. The plan shall also show wall and fence height, location and material.
- C. LETTER OF INTENT: A letter of intent must be filed explaining in detail the extent of the development and how the proposal meets the applicable Code criteria. Signature and address must be shown.
- D. OTHER GOVERNMENTS/AGENCIES ENDORSEMENTS: All applicable DERM, Miami-Dade Fire Department, or the Miami-Dade Water and Sewer Department's endorsement must be submitted.
- E. OWNER'S AFFIDAVIT: Owner's affidavit allowing the filing of an application is required on all applications where the applicant is not the owner of the property under consideration; same form allows posting of property.
- F. TRAFFIC STUDY: A detailed traffic analysis considering the impacts of the proposed development on current level-of-service (LOS) standards in abutting (or nearby) roads and intersections.

NOTE: SURVEYS, SITE DEVELOPMENT PLANS, LANDSCAPE PLANS MUST BE SUBMITTED AT STANDARD PLAN SIZE. AN APPLICATION WILL NOT BE CONSIDERED COMPLETE UNLESS 12 COPIES OF THE APPLICATION AND SUPPORTING DOCUMENTATION (FRONT AND BACK), APPROPRIATE PLAN DRAWINGS AND SURVEYS ARE SUBMITTED.

In support of this request, I submit the following additional items, which are attached hereto and made a part of this application:

- 35 MM Photo(s) (Mounted 8½ x 11)
- Letters from Area Residents
- Other _____

I/We understand that additional public hearings may be required and any interested person may discuss the application with City staff to the same extent as the applicant. The application may change during the hearing process and additional public notices may affect the schedule of the hearings. If my/our appeal is denied, I/we must file an appeal to the Circuit Court within 30 days of the meeting.

04-14-73
Date


Applicant Signature *FOR APPEAL AT COUNCIL AT DORAL I*

EDUARDO RIBEIRO
Print Name

PUBLIC HEARING APPLICATION

OWNER AFFIDAVIT

I/We Apollo at Oasis at Doral I, LLC, as Owner (s) of Lot (s) _____

Block _____ Section _____ PB/PG _____

of property which is located at _____

desires to file an application for a public hearing before the City Council Administrative Review, and I/We do understand and agree as follows:

1. That the application for a variance will not be heard unless the applicant is present at the hearing.
2. The property will be posted with a sign, which must not be removed until after the public hearing, at which time the City staff will remove the sign.
3. That the requirements of the zoning code, Miami-Dade County Ordinances, the South Florida Building Code, and other government agencies may affect the scheduling and ability to obtain/issue a permit for the proposal.
4. That the only exceptions to the zoning code are those that have been specified in the written application and any other code or plan issues will be corrected by modifying the plans to comply with the respective codes and ordinances of the City of Doral or Miami-Dade County ordinances.
5. That the applicant will be responsible for complying with all the conditions and restrictions imposed by the City Council or City Staff in connection with the request and will take the necessary steps to make the request effective if approved by the City Council or City Staff.
6. That it is the responsibility of the applicant to submit a complete application with all of the documents necessary for the City Council or City Staff to consider the applicant's request.
7. That the applicant is responsible for timely submission and accuracy of all items requested on the application.
8. That the applicant is responsible for any additional fees which include but are not limited to mailing notices to surrounding property owners, legal fees, surveys, and technical reports.

I/We as the developer of the subject property (check one):

do hereby authorize Holland & Knight LLP to act on my/our behalf as the applicant.

will on my/our own behalf act as applicant(s), and make application in connection with this request for a public hearing administrative review before the City Council or City Staff.

Owner's Name: Apollo at Oasis at Doral I, LLC

Print Name: EDUARDO ABBO Signature _____ Date 04-14-23

Notary to Owner:
STATE OF FLORIDA)

_____) ss:
COUNTY OF Miami Dade

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 14 day of April, 2023, by Edward Abbo who is personally known to me or who has produced _____ as identification

[NOTARIAL SEAL]

Print Name: _____
Notary Public, State of Florida
Commission #: _____
My Commission Expires: _____



Attorney for Applicant: Vanessa Madrid, Esq.

Signature _____ Date April 17, 2023

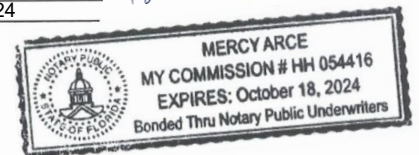
Notary to Attorney:
STATE OF FLORIDA)

_____) ss:
COUNTY OF Miami-Dade

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 17 day of April, 2023 by Vanessa Madrid, Esq., who is personally known to me or who has produced _____ as identification

[NOTARIAL SEAL]

Print Name: Mercy Arce
Notary Public, State of Florida
Commission #: HH 054416
My Commission Expires: Oct 18, 2024



DISCLOSURE OF INTEREST*

If a **COMPANY** owns or leases the subject property, list principal, stockholders and percent of stock owned by each. [Note: Where principal officers or stockholders consist of other corporation(s), trust(s), partnership(s) or similar entities, further disclosure shall be made to identify the natural persons having the ultimate ownership interest].

CORPORATION NAME: **Apollo at Oasis at Doral I, LLC**

NAME AND ADDRESS		Percentage of Stock
Wholly managed by Vision I LLC Edward Abbo 100%		

If a **TRUST** or **ESTATE** owns or leases the subject property, list the trust beneficiaries and percent of interest held by each. [Note: Where beneficiaries are other than natural persons, further disclosure shall be made to identify the natural persons having the ultimate ownership interest].

TRUST/ESTATE NAME: _____

NAME AND ADDRESS		Percentage of Interest

If a **PARTNERSHIP** owns or leases the subject property, list the principals including general and limited partners. [Note: Where partner(s) consist of other partnership(s), corporation(s), trust(s) or similar entities, further disclosure shall be made to identify the natural persons having the ultimate ownership interests].

PARTNERSHIP OR LIMITED PARTNERSHIP NAME: _____

NAME AND ADDRESS		Percentage of Ownership

If there is a **CONTRACT FOR PURCHASE** by a Corporation, Trust or Partnership, list purchasers below including principal officers, stockholders, beneficiaries or partners. [Note: Where principal officers, stockholders, beneficiaries or partners consist of other corporations, trusts, partnerships or similar entities, further disclosure shall be made to identify natural persons having ultimate ownership interests].

NAME OF PURCHASER: _____

NAME AND ADDRESS (if applicable)	Percentage of Interest

Date of contract: _____

If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership or trust:

NOTICE: For changes of ownership or changes in purchase contracts after the date of the application, but prior to the date of final public hearing, a supplemental disclosure of interest is required.

The above is a full disclosure of all parties of interest in this application to the best of my knowledge and belief.

Apollo at Oasis at Doral I, LLC

Signature: _____

Print Name: EDUARDO ABBE

Title: MGR

STATE OF FLORIDA)

COUNTY OF Miami Dade) ss:

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 19 day of April, 2023, by Edward Abbe who is personally known to me or who has produced _____ as identification



Print Name: _____
 Notary Public, State of Florida
 Commission #: HH 317866
 My Commission Expires: 1-29-27

*Disclosure shall not be required of: 1) any entity, the equity interests in which are regularly traded on an established securities market in the United States or another country; or 2) pension funds or pension trusts of more than five thousand (5,000) ownership interests; or 3) any entity where ownership interests are held in a partnership, corporation or trust consisting of more than five thousand (5,000) separate interests, including all interests at every level of ownership and where no one (1) person or entity holds more than a total of five per cent (5%) of the ownership interest in the partnership, corporation or trust. Entities whose ownership interests are held in a partnership, corporation, or trust consisting of more than five thousand (5,000) separate interests, including all interests at every level of ownership, shall only be required to disclose those ownership interest which exceed five (5) percent of the ownership interest in the partnership, corporation or trust.

FROM THE COURTS

Amazon.com Allegedly Violated Genetic Information Privacy Act



JASON DOY

Plaintiffs contend that Amazon's hiring practices included requiring the disclosure of genetic information.

by Riley Brennan

A privacy class action against Amazon.com was recently moved to a federal court in Illinois, where plaintiffs contended that Amazon violated the Genetic Information Privacy Act through its hiring practices, including requiring the disclosure of genetic information.

This case was first surfaced by Law.com Radar.

Eric Mackie of Morgan, Lewis & Bockius removed the action against Amazon.com to the U.S. District Court for the Northern District of Illinois June 12. Sari M. Alamuddin has also been assigned to the case.

The complaint, filed by the plaintiffs' counsel at Wallace Miller and Siri & Glimstad, alleges that Amazon.com violated the GIPA by requiring applicants to disclose genetic information and family medical history as a condition to be considered for employment.

The plaintiffs, Heaven Thompson, Christina Post and Morgan Benoit, brought the suit on behalf of themselves and others similarly situated, after Amazon allegedly required them to disclose their families' medical history during the application and hiring process, which they believed was used as a condition of employment or as part of the hiring process.

The GIPA, 410 Illinois Compiled Statute, guarantees privacy rights, with the GIPA being enacted in 1998 "with the goal to protect Illinois residents from having their genetic information being used against them in employment settings."

According to the complaint, GIPA provides strong legal protections in order to ensure that Illinois residents "can take advantage of the knowledge that can be gained from obtaining personal genetic information, without fear that this same information could be used by employers to discriminate against them."

Further, GIPA prohibits employers from using genetic information in making employment decisions, including barring employers from asking about genetic information, and from obtaining that information from third parties.

However, the plaintiffs alleged that Amazon repeatedly disregarded the Illinois law, asking employees to provide genetic information to assist in making employment decisions.

In the complaint, plaintiffs sought an order requiring Amazon to cease the unlawful activities listed and awarding actual or statutory damages to the plaintiffs and the members of the proposed class.

Plaintiffs alleged that Amazon required them to submit preemployment physicals. During these physicals, it's alleged that Amazon "indirectly or directly solicited, requested, or required" the disclosure of family medical history.

According to the complaint, it was the plaintiffs' understanding that the requests for this information was "for the purpose of evaluating the risk that the individual may have inherited genetic conditions from family members, and then improperly uses that information when making its hiring decisions and staffing assignments" in an attempt to "avoid risk and/or liability for workplace injuries and/or deaths caused by genetic conditions, including but not limited to hypertension, cancer, heart conditions, diabetes and stroke."

Further, the complaint alleged that defendants were or should have been aware of its obligations under GIPA, and that the violation was willful because it knew, or reasonably should have known, that it was failing to comply with the requirements of GIPA.

The proposed class brought by plaintiffs consisted of individuals from the date of five years before the date of the filing of the action who applied for employment with Amazon or were employed by Amazon in Illinois, and from whom Amazon requested or obtained genetic information in connection with the person's application for employment or the person's employment with Amazon.

Amazon's officers and directors, plaintiffs' counsel, and any members of the judiciary presiding over the action were excluded from the class.

Plaintiffs brought the violation of 410 ICLS 513/25 count, the Solicit, Request and/or Require Genetic Information of a Person or a Family Member of a Person as a Condition of Employment or Preemployment Application.

As for relief, the plaintiffs requested an order finding that the action satisfied the prerequisites for maintenance as a class action set forth in Rule 23 of the Federal Rules of Civil Procedure and certifying the proposed class, designing and appointing plaintiffs as representatives of the proposed class and plaintiffs' counsel as class counsel, declaring that defendants' actions were intentional or reckless or declaring that defendants' actions were negligent, and declaring defendants actions violate GIPA.

Plaintiffs requested the order award statutory damages of \$15,000 or actual damages (whichever is greater) for each intentional or reckless violation of GIPA, or statutory damages of \$2,500 or actual damages (whichever is greater) for each negligent violation of GIPA, and for the order to award injunction and other equitable relief as necessary to protect the interests of plaintiffs and the proposed class, including an order prohibiting defendants from soliciting, requesting, or requiring genetic information as a condition of employment or in a pre-employment application pursuant to GIPA.

Riley Brennan reports for Law.com, an ALM affiliate of the Daily Business Review. Contact her at rbrennan@alm.com.



CITY OF DORAL NOTICE OF ZONING WORKSHOP

All residents, property owners and other interested parties are hereby notified of a **Zoning Workshop** on **Thursday, June 29, 2023 at 6:00 p.m.** The Meeting will take place at the City of Doral, Government Center, 1st Floor Multipurpose Room located at 8401 NW 53rd Terrace, Doral, Florida, 33166.

The following application will be presented:

HEARING NO.: 23-06-DOR-03

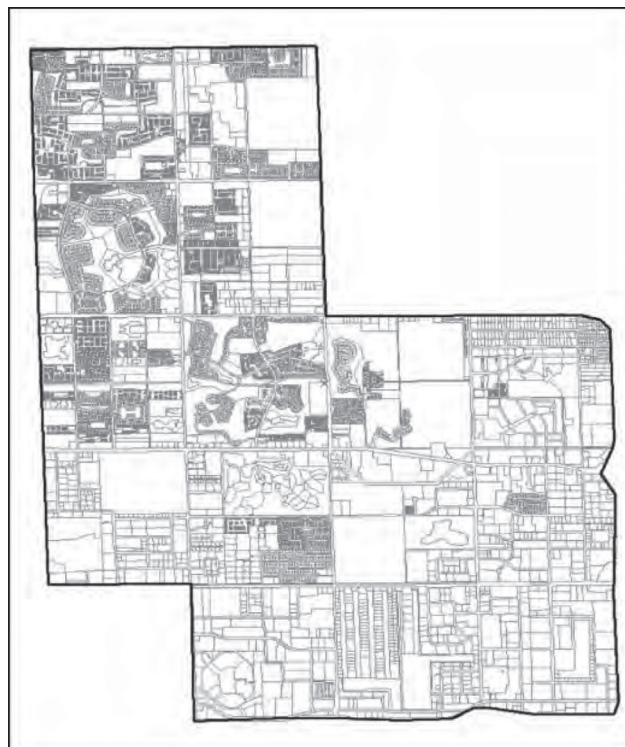
APPLICANT: Apollo at Oasis at Doral I, LLC (the "Applicant")

PROJECT NAME: LDC Text Amendment

PROPERTY OWNER: Apollo at Oasis at Doral I, LLC

REQUEST: The Applicant is requesting a text amendment to the City of Doral Land Development Code Sections 52-5, 53-128(b), and 68-304(b) to modify the Code's Definitions, Use Compatibility Table and permitted uses for Office-3 (O-3) zoning district to allow housing for older persons, assisted living facilities, and adult day care facilities.

Location Map



ZONING WORKSHOP PROCESS: The zoning workshop consists of two sessions:

1. **First Session.** The first session of a zoning workshop shall provide a forum for members of the public to learn about proposed developments within the city. Developments may be presented to the public simultaneously, in several locations within the meeting site. During this session, members of the public are encouraged to ask questions and to provide feedback to the applicant about the proposed development. The applicant shall provide visual depictions, such as renderings, drawings, pictures, and the location of the proposed development. In addition, representatives of the applicant shall be available to answer questions that members of the public may have about the proposed development. The members of the City Council shall not be present during the first session of the zoning workshop.

2. **Second Session.** The second session of a zoning workshop shall provide a forum for the City Council to learn about the proposed developments discussed at the first session of the zoning workshop. No quorum requirement shall apply. Developments shall be presented by the applicants sequentially, one at a time, for the City Council's review and comment. The applicant shall again present visual depictions of the proposed development. In addition, the applicant shall be available to answer any questions that members of the City Council may have about the proposed development.

No quorum requirement shall apply nor will any vote on any project be taken, but roll call will be taken, as it is a publicly noticed meeting.

Information relating to this request is on file and may be examined in the City of Doral, Planning and Zoning Department located at **8401 NW 53rd Terrace, Doral, FL 33166**. Maps and other data pertaining to these applications are available for public inspection during normal business hours in City Hall. Inquiries regarding the item may be directed to the Planning and Zoning Department at 305-59-DORAL.

In accordance with the Americans with Disabilities Act, all persons who are disabled and who need special accommodations to participate in this meeting because of that disability should contact the Planning and Zoning Department at 305-59-DORAL no later than three (3) business days prior to the proceeding.

NOTE: If you are not able to communicate, or are not comfortable expressing yourself, in the English language, it is your responsibility to bring with you an English-speaking interpreter when conducting business at the City of Doral during the zoning application process up to, and including, appearance at a hearing. This person may be a friend, relative or someone else. A minor cannot serve as a valid interpreter. The City of Doral DOES NOT provide translation services during the zoning application process or during any quasi-judicial proceeding.

NOTA: Si usted no está en capacidad de comunicarse, o no se siente cómodo al expresarse en inglés, es de su responsabilidad traer un intérprete del idioma inglés cuando trate asuntos públicos o de negocios con la Ciudad de Doral durante el proceso de solicitudes de zonificación, incluyendo su comparecencia a una audiencia. Esta persona puede ser un amigo, familiar o alguien que le haga la traducción durante su comparecencia a la audiencia. Un menor de edad no puede ser intérprete. La Ciudad de Doral NO suministra servicio de traducción durante ningún procedimiento o durante el proceso de solicitudes de zonificación.

Connie Diaz, MMC
City Clerk
City of Doral