

**BOARD OF ADJUSTMENT  
CITY OF FORT LAUDERDALE**

**WEDNESDAY, April 10, 2002  
7:30 P. M.**

**CITY HALL  
CITY COMMISSION CHAMBERS – 1<sup>st</sup> Floor  
100 N. ANDREWS AVENUE  
FORT LAUDERDALE, FL**

**AGENDA RESULTS**

**1. APPEAL NO. 01-34**

**APPLICANT:** George McKee  
**LEGAL:** Parcel "A-1", Tower Park Subdivision, according to Plat Book 46, Page 49 of the Public Records of Broward County  
**ZONING:** RS-8 – Residential Single Family/Low Medium Density  
**STREET ADDRESS:** 601 SW 26 Avenue  
Fort Lauderdale, Florida

**APPEALING:** A request for an **extension of a variance** granted by the Board on September 12, 2001 - **Sec. 47-5.31 (Table of Dimensional Requirements):** To permit a flag lot with a width of 12.05' at the right-of-way for the construction of a proposed single family dwelling where the code requires that a lot have a minimum width of 50'.

**GRANTED by a vote of 7-0 for an additional 180 days**

**2. APPEAL NO. 02-02**

**APPLICANT:** The Shipyard, LLC  
**LEGAL:** Parcel "C" Gulf Point, PB 53, P. 15, Broward County  
**ZONING:** B-2 – General Business District  
**STREET ADDRESS:** 1900 SE 15 St.  
Ft. Lauderdale, FL

**APPEALING:** A variance from **Sec. 47-20.5.C.6. ( c ) (Minimum Stacking Distance)**– To permit the required minimum stacking area to be located in the public right of way where the codes requires the minimum vehicular stacking area be provided on site. A variance from **Sec. 47-6.20 (Table of Dimensional Requirements)**- To permit an electronic gate, constructed without a permit, to have a front yard of 1.8' where the code requires a front yard of 5'.

**Sec. 47-20.5.C.6 (c) – DENIED by a vote of 1-6**

**Sec. 47-6.20 – DENIED by a vote of 2-5**

**3. APPEAL NO. 02-09**

**APPLICANT:** Lauderdale Marine Center  
**LEGAL:** Portions of Government Lot 5, the NE ¼ of the SW ¼, the SW ¼ of the SW ¼, and apportion of submerged land lying north and adjacent to Government Lot 5 in section 16 township 50 south, range 42 east  
**ZONING:** B-3 – Heavy Commercial/Light Industrial  
**STREET:** 2001 SW 20 Street  
**ADDRESS:** Fort Lauderdale, Florida

**APPEALING: Sec 47-22.3.G (Sign Requirements)** – A variance to allow a wall sign to have a total aggregate square footage of 1,853 sq. ft where the code requires that such wall sign shall not exceed 25% of the size of the wall or a maximum size of 300 sq. ft. **Sec. 47-22.3.L** – to permit six (6) points of purchase signs (products or services provided) where the Code requires no more than two (2) points of purchase signs (products or services provided) on the lot or plot where the sign is located.

**CONTINUED for 60 days by a vote of 7-0**

**4. APPEAL NO. 02-15**

**APPLICANT:** Cypress Park West Phase II  
**LEGAL:** Parcel “A” of Reflections, P.B. 119, P. 46  
**ZONING:** B-3 Heavy Commercial/Light Industrial District  
**STREET:** 6700 North Andrews Avenue  
**ADDRESS:** Fort Lauderdale, Florida

**APPEALING: Sec. 47-24.12.A.6** – To grant a temporary non-conforming use permit for a temporary off site parking lot.

**GRANTED by a vote of 7-0**

**5. APPEAL NO. 02-16**

**APPLICANT:** Blockbuster Videos  
**LEGAL:** Lots 4 & 5, Block 4, Coral Ridge Country Club, Add. No. 1, PB 40, P. 18  
**ZONING:** B-1 – Boulevard Business  
**STREET:** 4840 North Federal Highway  
**ADDRESS:** Fort Lauderdale, Florida

**APPEALING:** Zoning Administrator’s interpretation of **ULDR Sec. 47-3.5.A (Change in Use)** pertaining to continuation of a nonconforming use.

**DENIED by a vote of 3-4**

**6. APPEAL NO. 02-17**

**APPLICANT:** Florida Power & Light  
**LEGAL:** All of Lots 7-14 and all of Lots 33-47 and north 20' of Lot 32, Block 21 North Lauderdale, PB 1, P. 48 of the public records of Dade County  
**ZONING:** RMH-25 – Residential High Rise Multifamily/Medium High Density  
**STREET ADDRESS:** 420 NW 6 Avenue.  
Fort Lauderdale, Florida

**APPEALING:** A variance from **Sec. 47-19.5.A** – To permit construction of a decorative buffer wall at a height of 14' above the finished grade where code requires that the height of such wall shall not exceed six and one-half (6 ½) feet.

**CONTINUED by a vote of 7-0**

**7. APPEAL NO. 02-19**

**APPLICANT:** Blockbuster Videos  
**LEGAL:** Lots 4&5, Block 4, Coral Ridge Country Club Add. No. 1, PB 40, P. 18  
**ZONING:** B-1 Boulevard Business  
**STREET ADDRESS:** 4840 North Federal Highway  
Fort Lauderdale, Florida

**APPEALING:** **Sec. 47-23.9.A.1 (Interdistrict Corridor Requirements)** – To permit a 16' yard where code requires a 20' yard. **Sec. 47-20.5.C.6.a** – To permit 27.72' driveway stacking where code requires 44' (2 spaces) driveway stacking. **Sec. 47-20.17.B** – To permit 4 inbound vehicular reservoir spaces where code requires 6. **Sec. 47-25.3.A.3.d (Bufferyard Requirements)** – To permit a 15' landscape along 170 ft of the property line where code requires landscaping along the entire property line where non-residential property is contiguous to residentially zoned and used property.

**Sec. 47-23.9.A.1 – CONTINUED for 30 days by a vote of 7-0**

**Sec. 47-20.5.C.6.a – GRANTED by a vote of 7-0**

**Sec. 47-20.17.B – GANTED by a vote of 5-2**

**Sec. 47-20.3.A.3.d – GRANTED by a vote of 7-0**

**REPORT and FOR THE GOOD OF THE CITY.**

**The City maintains a Website for the viewing of BOA Agendas and Results at the following e-mail address:**

**<http://ci.ftlaud.fl.us/documents/boa/boaagenda.htm>**

**GREG BREWTON  
ZONING ADMINISTRATOR**

**NOTE: If you desire auxiliary services to assist in reviewing or hearing the meetings or reading agendas and minutes for the meetings, please contact the City Clerk at 828-5002 two (2) days prior to the meeting, and arrangements will be made to provide these services for you. A turnkey video system is also available for your use during this meeting.**

**NOTE: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings, and for such purpose he/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 to be based.**

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