

# **AGENDA RESULTS**

## **CITY OF FORT LAUDERDALE BOARD OF ADJUSTMENT MEETING**

**WEDNESDAY, August 14, 2013**

**PLACE OF MEETING:** City Hall  
City Commission Chambers  
100 North Andrews Avenue  
Fort Lauderdale, FL 33301

**TIME OF MEETING:** 6:30 P.M.

**Purpose:** The Board of Adjustment shall receive and hear appeals in cases involving the ULDR, to hear applications for temporary nonconforming use permits, special exceptions and variances to the terms of the ULDR, and grant relief where authorized under the ULDR. The Board of Adjustment shall also hear, determine and decide appeals from reviewable interpretations, applications or determinations made by an administrative official in the enforcement of the ULDR, as provided herein.

- **Introduction and Roll Call**
- **Approval of the July 10, 2013 Minutes**
- **Public Sign-In/Swearing-in**

### **1. APPEAL NO. 13-16**

**APPLICANT:** New Mount Olive Missionary Baptist Church, Inc.  
**AGENT:** Hope Calhoun, Esq., Becker & Poliakoff  
**LEGAL:** NORTH LAUDERDALE 1-48 D LOTS 17 THRU 36 BLK 17 & LOTS 25 THRU 34  
WITH W1/2 OF VAC'D ALLEY LYING E & ADJ SAID LOTS BLK 18  
**ZONING:** CF-H  
**STREET:** 400 NW 9<sup>th</sup> Avenue  
**ADDRESS:** Fort Lauderdale, FL  
**DISTRICT:** 3

**APPEALING: Section 47-8.30 (Table of dimensional requirements for CF-HS)**

Requesting a front yard setback variance for an entry feature to allow a fifteen (15) foot six (6) inch front setback along NW 4<sup>TH</sup> street, where the code states the minimum front yard setback shall be twenty five (25) feet as measured from property line in the CF-HS zoning district.

**APPEALING: Section 47-8.30 (Table of dimensional requirements for CF-HS)**

Requesting a corner yard setback variance for a chapel to allow a twenty (20) foot corner yard setback along NW 9<sup>TH</sup> Avenue, where the code states the minimum corner yard setback shall be twenty five (25) feet as measured from property line in the CF-HS zoning district.

**APPEALING: Section 47-8.30 (Table of dimensional requirements for CF-HS)**

Requesting a corner yard setback variance for a choir stand to allow a five (5) foot seven (7) inches corner yard setback along NW 8 AVE, where the code states the minimum corner yard setback shall be twenty five (25) feet as measured from property line in the CF-HS zoning district.

**APPEALING: Section 47-25.3.A.3.d.i (Neighborhood compatibility requirements)**

Requesting a landscape buffer variance to allow a zero (0) foot landscape strip buffer between a residential and non-residential use, where the code states a minimum ten (10) foot landscape strip shall be required to be located along all property lines which are adjacent to residential property.

**DEFERRED AT REQUEST OF APPLICANT FOR THIRTY (30) DAYS (6-0)**

**2. APPEAL NO. 13-17**

**APPLICANT:** Habitat for Humanity of Broward Inc.  
**AGENT:** Nectaria M. Chakas, Esq., Lochrie & Chakas, P.A.  
**LEGAL:** BRYSA PARK 8-45 B LOT 8 LESS W 3 BLK 2  
**ZONING:** RMM-25 (Residential Mid-Rise Multifamily/Medium High Density District)  
**STREET:** 3729 SW 12<sup>th</sup> Court  
**ADDRESS:** Fort Lauderdale, FL  
**DISTRICT:** 3

**APPEALING: Section 47-5.36. (Table of dimensional requirements for the RMM-25 district)**

Requesting a variance to construct a new single-family residential home on a lot consisting of a width of forty two (42) feet, where code states the minimum lot width shall be fifty (50) feet for a single-family home in the RMM-25 zoning district.

**APPROVED (6-0)**

**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://www.fortlauderdale.gov/documents/boa/boaagenda.htm>

**NOTE:** Two or more City Commissioners and/or Advisory Board members may be present at this meeting. 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 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. If you desire auxiliary services to assist in viewing or hearing the meetings, or reading agendas and minutes, please contact the City Clerk's Office at 954-828-5002 and arrangements will be made to provide these services for you.