

PLANNING AND ZONING BOARD

RESULTS

**REGULAR MEETING OF THE PLANNING AND ZONING BOARD**  
**TUESDAY, SEPTEMBER 14, 2004**

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

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

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Pledge of Allegiance

Approval of August 18, 2004 Meeting Minutes

1. **City of Fort Lauderdale** **50-R-03**  
Request:\* \*\* Public Purpose Use/Replacement of Second  
Avenue Storage Tank and Pumping Station  
Progresso, P.B. 2, P. 18.  
Block 321, Lots 1 through 11  
Location: 631 N.W. 2 Avenue

**DENIED 9-0 – RECOMMENDATION FORWARDED TO CITY COMMISSION**

2. **City of Fort Lauderdale** **12-R-04**  
Request:\* \*\* Public Purpose Use/Replacement of  
Fire Station 47  
Acreage in 8-50-42  
Location: 1000 S.W. 27 Avenue

**DEFERRED TO OCTOBER 20, 2004 REGULAR MEETING**

3. **Premiere Developer III Associates/Aquatania** **30-R-04**  
Request:\*\* Site Plan Review/Waterway Use/IOA  
Birch Ocean Front Subdivision  
P.B. 19, P. 26  
Block 7, Lots 4, 5 and 6  
Location: 529-545 Bayshore Drive

**DEFERRED TO NOVEMBER 17, 2004 REGULAR MEETING**

4. **Magna Case/Marbella Place Condominiums** **13-R-04**  
Request:\*\* Site Plan Review/37-Unit Condos  
Birch Ocean Front Subdivision  
Block 4, Lots 4, 5, 6, 7, P.B. 19, P. 26  
Location: 501, 519 and 527 North Birch Road

**DEFERRED TO OCTOBER 20, 2004 REGULAR MEETING**

5. **Grand Palazzo III/Gardens of Hendricks Isle** **35-R-04**  
Request:\*\* Site Plan Review/Redevelop Site with  
12 Condominiums (RMM-25)  
Victoria Isles, Lots 9 and 10,  
Block 4, P.B. 15, P. 67  
Location: 208 and 216 North Hendricks Isle

**APPROVED 7-2 – SUBJECT TO 30-DAY CITY COMMISSION REQUEST FOR REVIEW**

6. **Pat Patel/MaCabi Cigars** **60-R-04**  
Request:\*\* Parking Reduction/Change of Use from  
Retail to Bar (B-1)  
Portion of Lot 13, Block 26 of Colee  
Hammock, P.B. 1, P. 17 of the  
Public Records of Broward County, Florida  
Location: 1221 East Las Olas Boulevard

**DEFERRED TO OCTOBER 20, 2004 REGULAR MEETING**

7. **Pelican Beach Hotel/LTD** **6-R-01**  
Request:\*\* Site Plan Approval/Amendment to  
Previously Approved Yard  
Modification (RMH-60)  
Lauderdale Beach, P.B. 4, P. 2  
Block 19, Lots 8 through 15  
Location: 2000 North Atlantic Boulevard

**APPROVED 8-1 – SUBJECT TO 30-DAY CITY COMMISSION REQUEST FOR REVIEW**

8. **Steve Halmos/McCrory Building/Halmos Properties** **104-R-04**  
Request: Signage Review (RAC-CC)  
Block 26, Lots 22, 23 and 24 and a  
Portion of Lots 19, 20 and 21  
Town of Fort Lauderdale  
P.B. "B", P. 40, Public Records of  
Miami/Dade County, Florida  
Location: 221 South Andrews Avenue

**APPROVED 9-0**

9. **Andrews 117 LLC** **19-P-03**  
Request:\*\* Plat Approval/Andrews Avenue/  
N.E. 17 Court Plat  
Acreage in 34-49-42  
Location: 1720 North Andrews Avenue

**APPROVED 9-0 – RECOMMENDED TO CITY COMMISSION**

10.     **Koll Bren Fund VI, L.P., Atrium 2000** **79-R-04**  
Request:\*\*     Parking Reduction/Conditional Use (AIP)  
                  Vocational School  
                  Fort Lauderdale Industrial Airpark  
                  Section 1, Lots 3, 4 and 5  
                  P.B. 63, P. 10  
Location:       2000 N.W. 50 Street

**APPROVED 8-1 – SUBJECT TO 30-DAY CITY COMMISSION REQUEST FOR REVIEW**

11.     **For the Good of the City**

***Special Notes:***

**Local Planning Agency (LPA) items (\*)** – In these cases, the Planning and Zoning Board will act as the Local Planning Agency (LPA). Recommendation of approval will include a finding of consistency with the City's Comprehensive Plan and the criteria for rezoning (in the case of rezoning requests).

**Quasi-Judicial items (\*\*)** – Board members disclose any communication or site visit they have had pursuant to Section 47-1.13 of the ULDR. All persons speaking on quasi-judicial matters will be sworn in and will be subject to cross-examination.