

**PLANNING AND ZONING BOARD
AGENDA/MEETING FORMAT**

**The applicant/agent must be present at the start of the meeting
due to the possibility of the board calling the items on the agenda out of order**

I. Meeting Format

The following format shall be used; however, the Planning and Zoning Board in special circumstances may impose variations.

- Identification of item by Chairperson.
- Disclosure of each Board member's communication or site visits related to the item.
- Swearing In of anyone to provide testimony regarding the item.
- Applicant's or Agent's presentation – 15 minutes (Those associated with a project must speak during the applicant's presentation time.) Should additional presentation time be necessary, a written request must be submitted to Planning staff, including the basis for the request, no less than eight (8) days prior to the Board meeting. Staff will confer with the Board Chair and the request for additional time will be included in the staff report. Additional time may be allowed by the Chair.
- Staff presentation with summary of letters received (when applicable).
- Questions to staff from Board.
- Public Hearing – testimony from the public.
 - Representative of Associations and Groups - 5 minutes
 - Individuals - 3 minutes

Additional time may be granted by the Chair upon request. Requests should be made as soon as is practical.

- Board discussion – questions to applicants/agents and staff by the Board
- Final comments from the applicant or agent.
- Public Hearing closed. (No further public comment unless specifically requested by a Board member.)
- Return to the Board for final comments, motion, second and vote. All motions are stated in the positive and include all staff recommendations, unless otherwise noted. A simple majority vote is required.

II. Sign-In Sheet

Those who address the Planning and Zoning Board during the public hearing portion must legibly record their name and address on the sign-in sheet at the recording secretary's table while the preceding person is speaking. The primary purpose of the sign-in sheet is to assist staff in recording the minutes.

III. Minutes

A copy of the official minutes will be available to the public and can be picked up at the Construction Services Bureau, 300 N. W. 1 Avenue, after the Planning and Zoning Board meeting of the following month.

IV. Planning and Zoning Board Meeting Dates

(Third Wednesday of the month at 6:30 p.m. unless otherwise noted.)

Meeting Dates

January 19, 2005	April 20, 2005	July 20, 2005	October 19, 2005
February 16, 2005	May 18, 2005	August 17, 2005	November 16, 2005
March 16, 2005	June 15, 2005	September 21, 2005	December 21, 2005

All applications must be submitted complete with the appropriate reviews and signatures (when required).

V. Duties of the Board

The Planning and Zoning Board makes recommendations to the City Commission on the following items:

- Vacations of Streets and Alleys
- Site Plan Level IV
- Development of Regional Impact (DRI)
- Historic Designations and Changes
- Land Use Plan Amendments
- Ordinance Amendments

- Plat Approvals
- Rezonings
- Public Purpose Use Approvals
- Conditional Use Approvals

The Planning and Zoning Board has final approval on the following items (may be subject to call-up by the City Commission):

- Central Beach Developments of Intermediate Impact
- Central Beach Development of Limited Impact (Appeals from Administrative Review Committee)
- Setbacks and Site Plan Approvals on properties adjacent to the New River in the RAC-TMU districts
- Site Plans and Conditional Use Approvals for Mixed-Use Projects and other Conditional Uses
- Business/Industrial and Multiple Family Residential site plans and uses on Waterways
- Social Service Residential Facilities (SSRF) and Child Care Conditional Use and Site Plan Approvals
- Parking Reduction Requests

VI. **Lobbying**

Section 2-260 – 2-266 of the Code of Ordinances of the City of Fort Lauderdale requires that anyone communicating by any means with City employees, City Manager, City committee or board members or City Commissioners must register as a lobbyist prior to communicating with such persons. Lobbying forms must be notarized and filed with the City Clerk. An annual lobbying expenditure form must also be filed. Failure to comply with the lobbying regulations may cause a person to be subject to certain penalties as provided in the Code.

Agenda and Results of the meetings can be viewed on our website at www.fortlauderdale.gov under Documents/Agendas. You may also contact the City of Fort Lauderdale Planning and Zoning Services office at (954) 828-5259 with questions pertaining to the agenda.

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 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. If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes, please contact the City Clerk at (954) 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.

Board members are to retain all plans, reports and exhibits provided for each agenda item that is deferred.

Please be advised that all materials, drawings and/or models used in presentations to the Board become public record. Photo reproductions of all such presentation materials shall remain with the Board's Recording Secretary following the presentation. If photo reproductions are not available at the conclusion of the presentation, applicants shall submit all such presentation materials to the Recording Secretary and may, at a later date, arrange with staff to have these presentation items photographed or reproduced for the public record.

Board members are advised that plans and renderings used in presentations may deviate from the plans provided to the Board that have been reviewed by the Development Review Committee and staff. Plans proffered by applicants during presentations to the Board may not reflect a proposal that meets the ULDR provisions.

AGENDA

REGULAR MEETING OF THE PLANNING AND ZONING BOARD WEDNESDAY, APRIL 20, 2005

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

TIME OF MEETING: 6:30 P.M.

Pledge of Allegiance

Approval of March 16, 2005 Meeting Minutes

1. **Broward County Board of County Commissioners** **3-Z-05**
Request:** * Rezoning from B-3 to CF
Lots 7-13 and Lots 18-21, Block 12,
Everglades Land Sales Company's
Corrected Plat of 2nd Addition to
Lauderdale, P.B. 1, P.52 (D),
together with Tract "A" of a
resubdivision of a portion of
Block 12, Everglades Land Sales
Company's 2nd Addition to Lauderdale
Corrected, P.B. 48, P.4.
Location: 340 S.W. 27 Street

DEFERRED FROM THE MARCH 16, 2005 MEETING

2. **Harbordale Development, LLC** **29-P-04**
Request: Vacation of Alley (RMM-25)
Everglades Land Sales Company's
First Addition to Lauderdale
All that portion of the 16 foot Alley located in
Block 11, abutting Lots 12 through 19 and the East
one-half of Lot 20, and Lots 22 through 29 and
the East one-half of Lot 21 of the Public Records
of Dade County, Florida, P.B. 2, P. 15
Location: Alley East of South Federal Highway
Between S.E. 15 Street & S.E. 16 Street

DEFERRED FROM THE MARCH 16, 2005 MEETING

- 3. John Boisseau/Riverside Landings **3-P-05****
Request: ** Plat Approval/RS-8 and RD-15
Riverside Addition to Fort Lauderdale,
Lot 1 of Block 1 and Lots 1, 2, 3, 4, 5,
E ½ Lot 6, E ½ Lot 19, Lots 20, 21, 22
and 23, P.B. 1, P. 13 of the Public Records
of Broward County, Florida
Location: 1219 S.W. 5 Court
- 4. New River Village/Florida Quality Development **57-R-89****
Request: Notice of Proposed Change (RAC-CC)
To Extend the Buildout Date and
Amend the Development Order
Parcels “A”, “B”, “C” and “D”,
New River Center Plat, according to
the Plat thereof, P.B. 151, P. 15, of the
Public Records of Broward County, Florida
Location: 100-200 East Las Olas Boulevard
- 5. La Lorraine, Inc./Blue Lofts **31-R-05****
Request:** Site Plan Review/Twenty-Two (22)
Townhouses – NBRA
Birch Ocean Front Subdivision No. 2
Block 17, Lots 1, 2, 15 and 16
P.B. 21, P. 22, of the Public
Records of Broward County, Florida
Location: 2800-2854 Vistamar Street
- 6. The Tides at Bridgeside Square (Paradiso at Bridges, LLC) **147-R-04****
Request:** Parking Reduction
Lauderdale Beach Extension Unit “B”,
Block 28, Lots 1 through 20, P.B. 29, P. 22,
Public Records of Broward County, Florida,
together with all of that certain 20 foot Alley
lying in said Block 28 and also together with
a portion of N.E. 30 Court lying North of and
adjacent to said Block 28
Location: 3020 N.E. 32 Avenue
- 7. Prestige Builder II/Rio Grande **166-R-04****
Request:** Site Plan Review/Nine (9) Multi-Family
Unit Development (RMM-25)
Nurmi Isles Island No. 4, Lots 16 and 17,
P.B. 24, P. 43 of the Public Records of
Broward County, Florida
Location: 91 through 103 Isle of Venice

8. **City of Fort Lauderdale** **1-T-05**
Request:* Public hearing for the purpose of making a recommendation regarding the transmittal of the draft Evaluation and Appraisal Report (EAR) of the City of Fort Lauderdale Comprehensive Plan by the City Commission to the Florida Department of Community Affairs (“DCA”) and to receive public comment.
9. **Royal Atlantic Developers, LLC** **50-R-05**
Request:** Site Plan Level III Review
Thirty-Four (34) Multi-Family Units (IOA)
Birch Ocean Front Subdivision, Block 7,
All of Lot 11 and a portion of Lot 12,
P.B. 19, P. 26 of the Public Records of
Broward County, Florida
Birch Estates, Acreage in 1-50-42,
a portion of Lot 14, P.B. 23, P. 24 of the
Public Records of Broward County, Florida
Location: 435 Bayshore Drive
10. **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.