

**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, 700 N. W. 19 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](http://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, MAY 18, 2005**

**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 April 20, 2005 Meeting Minutes

**1. Broward County Board of County Commissioners **3-Z-05****

Request:\*\* \* Rezoning from B-3 to CF  
Lots 7 through 13 and Lots 18 through 21,  
Block 12 of Everglades Lands Sales Company's  
Corrected plat of Second Addition to Lauderdale,  
Florida, a resubdivision, according to the Plat  
thereof, recorded in P.B. 1, P. 52, of the Public  
Records of Dade County, Florida; together with  
Tract "A" of resubdivision of Portion of Block 12 of  
Everglades Land Sales Company's Corrected Plat of  
Second Addition to Lauderdale, Florida, recorded in  
P.B. 48, P. 4, of Public Records of Broward County,  
Florida; and together with one-half (1/2) the vacated  
alley adjacent each of the above described Lots and  
Tract "A", as the same is included in the description  
contained in City of Fort Lauderdale Ordinance No.  
C-92-22; said lands lying in the City of Fort Lauderdale,  
Broward County, Florida

Location: 323 S.W. 28 Street  
327 S.W. 28 Street  
328 S.W. 27 Street  
2700 S.W. 4 Avenue  
333 S.W. 28 Street

**RESCHEDULED FROM THE APRIL 20, 2005 MEETING**

**2. City of Fort Lauderdale **3-T-05****

Request: \* Amend ULDR Section 47-19, *Accessory  
Buildings, Uses and Structures*,  
Section 47.19.2, *Accessory Buildings, and  
Structures, General*, to provide for the regulation  
of Portable Storage Units or PODs

3.        **City of Fort Lauderdale** **4-T-05**  
Request: \*        Amend ULDR Section 47-19.5,  
                              *Fences, Walls and Hedges*, to provide  
                              additional criteria for fences and for walls
  
4.        **Victoria Brown/La Porcherie Sauvage** **8-P-05**  
Request: \*\*        Plat Approval  
                              Lot 14, Block 5 of “Riverland Village  
                              Section One” according to the Plat thereof  
                              as recorded in P.B. 27, P. 44 of the Public  
                              Records of Broward County, Florida, less  
                              the East 20 feet thereof.  
  
Location:        3381 Riverland Road
  
5.        **Fort Lauderdale Community Redevelopment Agency** **1-ZR-05**  
Request: \*\* \*     Rezoning from RMM-25 to X-P, Lots 31,  
                              32, and 33, Block 331, Progresso,  
                              according to the plat thereof, recorded in  
                              P.B. 2, P. 18, of the Public Records of Dade  
                              County, Florida, associated with the CB-zoned  
                              site, Progresso, Block 331, Lot 25 less the  
                              road Right-of-Way for Sistrunk Boulevard and  
                              all of Lots 26 through 33, P.B. 2, P. 18  
  
Location:        1025-1033 Sistrunk Boulevard
  
6.        **Riverbend Corporate Park of Fort Lauderdale, LLC** **41-R-03**  
Request: \*\*        Waterway Use/Corporate Office Park  
                              with Retail Uses (B-1, B-2 and County B-3)  
                              Tracts “A” and “B” of “The R.E.B. Plat” according  
                              to the Plat thereof as recorded in P.B. 74, P. 43 of  
                              the Public Records of Broward County, Florida;  
                              together with all of the N.W. 2 Street Right-of-Way  
                              in said Plat; together with a portion of the S.E. ¼  
                              of Section 5, Township 50 South, Range 42 East,  
                              Broward County, Florida  
  
Location:        2255 W. Broward Boulevard

7. **Daniel Ashlin/Ashlin Offices**

45-R-05

Request: \*\* Waterway Use  
Residential to Office (ROA)  
Lots 6 and 7, Block 3, PLACIDENA UNIT 1,  
P.B. 2, P. 44, of the Public Records of  
Broward County, Florida, and that portion of  
Royal Drive and all of that portion of the land  
lying between Royal Drive and Tarpon River  
as shown by said plat which is included between  
the westerly line of said Lot 6, extended in a  
northwesterly direction to said Tarpon River,  
according to said plat and Easterly line of said Lot 7,  
extended in a northerly direction to said Tarpon River,  
all as shown on the Plat of PLACIDENA, UNIT 1,  
P.B.2, P.44. Said parcel comprising all of said Lots 6  
and 7, together with all of the land lying between said  
Lots and Tarpon River as shown by said Plat. Excepting  
there from that portion of said Lot 7 and the land lying  
between Lot 7 and the Tarpon River described in deed  
dated November 27, 1951 and recorded in Deed Book 754,  
P. 229, Broward County, Florida  
Location: 213 Rose Drive

8. **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.