

**‘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, NOVEMBER 16, 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

**1. One Condos/Peter Sordjan 74-R-05**

**Request: \*\* Site Plan Review Level III/Waterway Use/  
Yard Modifications/RMM-25  
5 Story Residential Multi-Family  
Development**

Legal Description: Lots 1 and 2, of "Island No. 4, Nurmi Isles",  
According to the plat thereof, as recorded in  
P.B. 24, P. 43, of the Public Records of Broward  
County, Florida

Address: 1 Isle of Venice

General Location: Southwest corner of Isle of Venice,  
directly north of Las Olas Boulevard

**CONTINUED FROM THE OCTOBER 19, 2005 MEETING**

**2. City of Fort Lauderdale/Fire Station 126-R-05**

**Request: \*\* Site Plan Review/Public Purpose Use/  
New 28,000 sq. ft. Fire Station  
B-1 & RMM-25**

Legal Description: A parcel of land being a portion of Tract 1,  
F-X-E Plat, according to the plat thereof,  
recorded in P.B. 119, P. 4 of the Public  
Records of Broward County, Florida

Address: None, Vacant Lot

General Location: South of NW 62 Street, North of the Executive Airport  
Foxtrot Taxiway, between NW 28 Way and NW 10 Terrace

**CONTINUED FROM THE OCTOBER 19, 2005 MEETING**

3. **Lennar Homes, Inc./Village at Sailboat Bend** **4-ZPUD-05**

**Request: \* \*\* Amend PUD to Allow an Office Use  
and to Allow the Redistribution of  
Dwelling Units**

Legal Description: Parcel "A", Administrative Facility, according to the plat thereof, as recorded in P.B. 137, P. 19, of the public records of Broward County, Florida

Address: 230-422 S.W. 14 Avenue, 231-432 S.W. 13 Terrace, 1310-1350 S.W. 2 Court, 1300-1348 S.W. 3 Court, 1304-1314 S.W. 4 Street, and 1307-135 S.W. 4 Court

General Location: Bounded by S.W. 2 Court on the North, the New River on the South, S.W. 13 Avenue on the East and S.W. 14 Avenue on the West

4. **City of Fort Lauderdale** **8-T-05**

**Request: \* Amend ULDR Section 47-22.6  
Temporary Signs and Advertising Displays**

5. **Lucky 13, LLC/Lofts on Las Olas** **77-R-05**

**Request: \*\* Site Plan Level III/Conditional Use  
For Mixed Use Development/B-1  
28 Multi-Family Units with Flex Allocation**

Legal Description: Lots 12, 13, 14, 15 and 16, Block 33, Colee Hammock, according to the plat thereof as recorded in P.B. 1, P. 17, of the Public Records of Broward County, Florida, less the South 10.00 feet of said Lots 12, 13, 14, 15 and 16

Address: 1313 & 1415 East Las Olas Boulevard

General Location: Northwest corner of East Las Olas Boulevard and S.E. 15 Avenue

**6. 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.