

RESULTS
CITY OF FORT LAUDERDALE
PLANNING AND ZONING BOARD MEETING

WEDNESDAY, DECEMBER 16, 2009

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 the November 18, 2009 Minutes

1. **City of Fort Lauderdale / Evergreen Cemetery** Yvonne Redding 6P09

Request: ** Right-of-Way Vacation / CF Zone
DEFERRED FROM THE OCTOBER 21, 2009 MEETING

Legal Description Evergreen Cemetery First Add, 19-7B, All Block 34 to 51
Address: 1300 SE 10 Avenue
General Location: East of SE 10 Avenue and North of SE 14 Place
District: 4

APPROVED AS PRESENTED 7-2. RECOMMENDED TO CITY COMMISSION.

2. **Shepherd of the Coast Lutheran Church, Inc./City of Fort Lauderdale** Michael Ciesielski 33R09

Request: ** * Public Purpose Use Approval/(Fire Station #35). Requesting relief from parking requirements, minimum stacking distance, parking turnaround, and landscaping requirements for tree installation and vehicular use area/ CB zoning district
DEFERRED FROM THE NOVEMBER 18, 2009 MEETING

Legal Description: All of Lots 12 and 13 and a Portion of Lot 11, Block 7, CORAL RIDGE ADDITION "A", P.B. 41, P. 30, of the Public Records of Broward County, Florida
Address: 1971 East Commercial Boulevard
General Location North side of East Commercial Boulevard between NE 19 and NE 20 Avenues
District: 1

DEFERRED TO THE JANUARY 19, 2010 MEETING.

3. 21st Century Holding Company / Child Day Care Center Thomas Lodge 60R09

Request: ** * Conditional Use Approval / Change of Use from Office to Child Day Care Facility / CB zoning district

Legal Description: Lot 7, less the North 10 feet thereof, in Block 7, in Section "A" Breezeway Manor, according to the Plat thereof, recorded in P.B. 20, P. 33, of the Public Records of Broward County, Florida

DEFERRED FROM THE NOVEMBER 18, 2009 MEETING

Address: 3690 Davie Boulevard

General Location South Side of Davie Boulevard between SW 36 Avenue SW 37 Avenue

District: 3

DENIED 0-9.

4. Pine Crest Preparatory School Yvonne Redding 74R09

Request: ** Site Plan Level III/Classroom Building exceeds 10,000 SF allowed in CF-S/Classroom Building exceeds 35' Building Maximum Height in CF-S

Legal Description Coral Ridge Isles – 45-47 and 11-49-42 THAT PT OF NW1/4 OF SW1/4 OF NE1/4 S OF CYPRESS CREEK & SW1/4 OF SW1/4 OF NE1/4 LESS S 40 FOR RD & E1/2 OF SE1/4 OF SW1/4 OF NE1/4 LESS S 40 & N 10 FOR RD & W1/2 OF SE1/4 OF SW1/4 OF NE1/4 LESS S 40 FOR RD & LESS P/P/A "PCS PLAT"

Address: 1501 NE 62 Street

General Location: North of NE 62 Street and West of NE 18 Avenue

District: 1

APPROVED 8-1 WITH THE FOLLOWING CONDITION:

That the enrollment for the upper school is capped at 840 students, unless and until adequacy findings are presented to the Planning and Zoning Board and approved.

IMPORTANT: In order to comply with Sec. 47-26.A.2, *City Commission Request for Review*, the motion to set a hearing to review the application shall be considered within 30 days of the decision by the lower body. If no City Commission meeting is to be held within the time frames provided, the motion shall be considered at the next regularly scheduled City Commission meeting, which could take place on the following date: January 6, 2010. Please provide a statement of intent via e-mail, to Jonda K. Joseph, City Clerk, and copy Greg Brewton, Planning and Zoning Department Director if you would like to review the application.

Request: ** * Rezone from Industrial (I) to Parks, Recreation, and Open Space (P)

Legal Description Lot 17, Mrs. E.F. Marshall’s Subdivision of Government Lots 1-4 and the W ½ of the NE ¼ and the NW ¼ of the NW ¼ of Sec. 16, Township. 50 South, Range 42 East, P.B.1, P. 2, Broward County, except that portion included in the NE ¼ of the SW ¼ of said Sec. 16, together with all submerged lands and riparian rights, AND

All of the W ½ of the W ½ of the NE ¼ of the SW ¼ of Sec. 16, Township. 50 South, Range 42 East, AND

A portion of Sec. 16, Township 50, Range 42 East, specifically .28 acres of land as specifically described in the Official Records of Broward County 148/321.

Address: 1720, 1812, 1824, SW 17 Street
General Location: Bill Keith Preserve Park – On the North side of the South Fork of the New River and South of the intersection of SW 17 Street and SW 18 Avenue
District: 3

APPROVED AS PRESENTED 9-0. RECOMMENDED TO CITY COMMISSION

Request: ** * Rezone from Residential Low-Rise Multifamily (RML-25) to Parks, Recreation, and Open Space (P)

Legal Description Lots 1-10, Block 4, and Lots 1-7, Block 3, “River Highlands”, P.B. 10, P.3., of the Public Records of Broward County., TOGETHER WITH

Portion of the Vacated Right-of-Way for “Melrose Court” (Southwest 2nd Court), lying between Blocks 3 and 4, vacated by Ordinance C-05-01, recorded in Book 39206, P. 164, of the Official Records of Broward County, TOGETHER WITH

Portion of the Right of Way lying East of the Centerline of “Kenilworth Place “ (SW 14 Way), vacated by Ordinance C-04-45, recorded in Book 39084, P. 1712, of the Official Records of Broward County

Address: 1401 SW 2 Court
General Location: Sailboat Bend Preserve- West side of SW 14 Avenue, South of the Argyle Canal, and East of SW 14 Way
District: 3

APPROVED 8-0 WITH THE FOLLOWING CONDITION:

That the portion of the property (Lots 1-10, Block 4) be maintained as a “conservation area” and not be developed for park use other than with nature trails and interpretive signage.

RECOMMENDED TO CITY COMMISSION.

Request: Unified Land Development Regulations Text Amendment:

Update Table of Dimensional Requirements.

47-8.30.Table 1

47-8.30. Table of dimensional requirements. (Note A)

General Location: Citywide

District: Community Facilities – House of Worship, Community Facilities – School,
and Community Facilities – House of Worship/School

APPROVED AS PRESENTED 9-0. RECOMMENDED TO CITY COMMISSION.

8. **Communication to the City Commission**

9. **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.