

**CITY OF FORT LAUDERDALE
PLANNING AND ZONING BOARD MEETING
Wednesday, June 18, 2014**

RESULTS

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

TIME OF MEETING: 6:30 P.M.

I. CALL TO ORDER / PLEDGE OF ALLEGIANCE

II. APPROVAL OF MINUTES

III. AGENDA ITEMS:

1. **Applicant / Project:** Thomas Luken / NE 54th Court Vacation
- Request: **** Right-of-Way Vacation
- Case Number:** V14002
- General Location:** Right-of-Way located between 5251 and 5301 NE 26th Avenue
- Legal Description:** That portion of NE 54th Court (NE 53rd Street as shown on recorded plat) right-of-way, being South of Lot 12, Block 2 and North of Lot 1, Block 4 of "Golf Estates," according to the plat thereof as recorded in PB 43 P 26 of PRBC, Florida.
- Case Planner:** Eric Engmann
- Commission District:** 1
- APPROVED 9-0**, with conditions the word "abandoned" be remove from the applicant's narrative, city utility easement shall be retained over a portion of the right-of-way area in order to accommodate access for maintenance purposes and the vacating ordinance shall be in full force and effect on the date a certificate, executed by the City Engineer, is recorded in the public records of Broward County, FL. The certificate shall state that all conditions of the vacation have been met. A copy of the recorded certificate must be provided to the City.
2. **Applicant / Project:** Tropical American Properties LLC / Pineapple House
- Request: **** Site Plan Level III Review / 92 Multi-Family Units, 86-Unit Social Service Residential Facility with 13,442 SF Retail/Office Use
- Case Number:** R14018
- General Location:** Northwest corner NE 3rd Avenue and NE 5th Street
- Legal Description:** Lots 9 through 18, Inclusive, Block 4, "Amended Plat of Blocks 1-2-3-4-5-6-7-8-25-26-27-28-29-30-31-32 and 33 of North Lauderdale", According to the Plat Thereof, as recorded in Plat Book 1, page 182 of the Public Records of Miami-Dade County, Florida. Less the East 10 feet of said Lots 9 through 12, Inclusive.

Case Planner: Randall Robinson

Commission District: 2

APPROVED 9-0, with conditions the width of the 3rd Avenue sidewalk shall be increased by 1 foot, the lights on the sidewalk on 2nd Avenue shall be located between the curb and sidewalk; there shall be a restrictive covenant recorded as the conditional use of the property only, indicating that the use be consistent with the programming currently presented to this Board, if approved, the residential units are subject to the School Board of Broward County public concurrency review and mitigation. As applicable, applicant shall provide a student mitigation satisfaction letter from the Broward County School Board prior to Final DRC approval and applicant will be required to pay a Park Impact Fee for the proposed residential units prior to issuance of building permit in accordance with ULDR Sec. 47-38A.

3. **Applicant / Project:** Tropical American Properties LLC / Pineapple House

Request: ** Right-of-Way Vacation

Case Number: V14003

General Location: Alley located on the north side of NE 5th Street between NE 2nd Avenue and NE 3rd Avenue.

Legal Description: Portion of the 15 FT Wide Alley Lying Within Block 4, "Amended Plat of Blocks 1, 2, 3, 4, 5, 6, 7, 8, 25, 26, 27, 28, 29, 30, 31, 32 and 33 of North Lauderdale", According to PB 1 P 182 of PRDC, Florida.

Case Planner: Eric Engmann

Commission District: 2

APPROVED 9-0, with condition that any city infrastructure known or unknown and found to be within the vacated area shall be relocated at the expense of the applicant, and the relocated facilities shall be required to be inspected and accepted by the City's Public Works Department; any other utility infrastructure known or unknown and found to be within the vacated area shall be relocated at the expense of the applicant, and the relocated facilities shall be required to be inspected and accepted by the applicable utility agency or service provider and the vacating ordinance shall be in full force and effect on the date a certificate, executed by the City Engineer, is recorded in the Public Records of Broward County, FL . The certificate shall state that all conditions of the vacation have been met and a copy of the recorded certificate shall be provided to the City.

4. **Applicant / Project:** Luigi Totera / Serafina Restaurant

Request: ** Site Plan Level III Review / Waterway Use / Parking Reduction

Case Number: R14006

General Location: 926 NE 20th Avenue, South of Sunrise Boulevard

Legal Description: Lot 4, Block 1, "Gateway", According to the Plat Thereof, as recorded in PB 25 P 24 of PRBC, Florida.

Case Planner: Eric Engmann

Commission District: 2

APPROVED 8-0, with conditions should the application for a parking reduction be approved, a parking reduction order must be executed and recorded in the public records of Broward County at the applicant's expense, prior to Final DRC approval.

IV. COMMUNICATION TO THE CITY COMMISSION

V. FOR THE GOOD OF THE City of Fort Lauderdale

Special Notes:

*PLEASE NOTE THAT TWO-WAY COMMUNICATION BETWEEN MEMBERS OF THE PLANNING & ZONING BOARD IS PROHIBITED BY SUNSHINE LAW. PLEASE DO NOT REPLY TO ANY BOARD MEMBER. ALL DISCUSSIONS ON ITEMS RELATIVE TO THE AGENDA SHOULD TAKE PLACE AT SCHEDULED BOARD MEETINGS.

*If a person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will 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 for the meetings, please contact the City Clerk's office at (954) 828-5002 and arrangements will be made to provide these services for you.

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.