



PLANNING AND ZONING BOARD MEETING

City Commission Chambers

City Hall

100 N Andrews Avenue Fort Lauderdale, FL 33301

September 17, 2018

6:30 PM

AGENDA RESULTS

- I. CALL TO ORDER / PLEDGE OF ALLEGIANCE
- II. APPROVAL OF MINUTES / DETERMINATION OF QUORUM
- III. PUBLIC SIGN-IN / SWEARING-IN
- IV. AGENDA ITEMS:

1. -----

CASE: ZR16001A2

REQUEST: ** Site Plan Level III Review: Site Plan Amendments including Removal of 3,999 Square-Foot Chick-fil-A Restaurant, Adjustment to Layout and Design to the Wawa Gas Canopy, and Adjustment to Turn Lane.

APPLICANT: BW Cypress Creek Powerline, LLC

PROJECT NAME: Wawa

GENERAL LOCATION: 6191 N Powerline Road

ABBREVIATED LEGAL DESCRIPTION: A Part of The Southeast One-Quarter (Se 1/4) Of Section 9, Township 49 South, Range 42 East, Broward County, Florida

ZONING DISTRICT: General Business District (B-2)

LAND USE: Employment Center

COMMISSION DISTRICT: 1 – Heather Moraitis

CASE PLANNER: Florentina Hutt

APPROVED (7-0) SUBJECT TO 30-DAY CITY COMMISSION REQUEST FOR REVIEW PERIOD

2. **CASE:** PL18007

REQUEST: ** Plat Review

APPLICANT: Clarkson-Bergman Family Partnership, LTD

PROJECT NAME: Pearl-Riverland Plat

GENERAL LOCATION: 400 SW 27th Avenue

ABBREVIATED LEGAL DESCRIPTION: A Parcel of Land Lying within the West One-Half (W 1/2) of the West One-Half (W 1/2) of the Northeast One-Quarter (Ne 1/4) of Section 8, Township 50 South, Range 42 East, City of Fort Lauderdale, Broward County, Florida

ZONING DISTRICT: Current: Mobile Home Park (MHP)
Proposed: Residential Mid Rise Multifamily/Medium High Density District (RMM-25)

LAND USE: Medium-High Density Residential

COMMISSION DISTRICT: 3 – Robert L. McKinzie

CASE PLANNER: Florentina Hutt

RECOMMENDED FOR APPROVAL (8-0) TO THE CITY COMMISSION

3. **CASE:** **Z18007**

REQUEST: * ** Rezoning from Mobile Home Park (MHP) to Residential Multifamily Mid Rise/ Medium High Density (RMM-25)

APPLICANT: Clarkson-Bergman Family Partnership, LTD

PROJECT NAME: Pearl-Riverland

GENERAL LOCATION: 400 SW 27th Avenue

ABBREVIATED LEGAL DESCRIPTION: A Parcel of Land Lying within the West One-Half (W 1/2) of the West One-Half (W 1/2) of the Northeast One-Quarter (Ne 1/4) of Section 8, Township 50 South, Range 42 East, City of Fort Lauderdale, Broward County, Florida

ZONING DISTRICT: Current: Mobile Home Park (MHP)
Proposed: Residential Mid Rise Multifamily/Medium High Density District (RMM-25)

LAND USE: Medium-High Density Residential

COMMISSION DISTRICT: 3 – Robert L. McKinzie

CASE PLANNER: Florentina Hutt

RECOMMENDED FOR APPROVAL (7-1) TO THE CITY COMMISSION

4. **CASE:** **ZR17007**

REQUEST: * ** Site Plan Level IV Review: Rezoning from Residential Single Family/Low Medium Density (RS-8) to Community Business (CB) with 0.25 acre of Commercial Flex Allocation / Waterway Use /Conditional Use for 34-slip Marina with 2,400 Square-Foot Storage Building and 1,553 Square-Foot Crew Club Building

APPLICANT: Pier 17 Investments 2014, LLC

PROJECT NAME: South Fork Marina

GENERAL LOCATION: 1500 SW 17th Street

ABBREVIATED LEGAL DESCRIPTION: A Portion of Block "A", "Yellowstone Park Amended" According to the Plat thereof as Recorded in Plat Book 15, Page 3, of the Public Records of Broward County, Florida

ZONING DISTRICT: Industrial (I) and Residential Single Family/Low Medium Density (RS-8)

LAND USE: Industrial and Low-Medium Residential Density

COMMISSION DISTRICT: 4 – Ben Sorensen

CASE PLANNER: Florentina Hutt

RECOMMENDED FOR APPROVAL (7-1) TO THE CITY COMMISSION WITH STAFF CONDITIONS AND APPLICANT'S VOLUNTARY CONDITIONS:

Staff Conditions:

1. Prior to issuance of Final C.O., applicant shall record an ingress/egress easement along the south side of SW 17th Street (private road), varying from eight (8) feet to eleven and a half (11.5) feet width to complete a twenty (20) foot roadway section, that expands to include proposed seventy (70) foot diameter cul-de-sac located at east end of SW 17th Street (private road), as approved by the City Engineer.
 2. Prior to issuance of Final C.O., applicant shall record a utility easement as appropriate along SW 17th Street (private road) for placement of proposed sewer infrastructure located outside of existing right-of-way to facilitate City maintenance access as approved by the City Engineer.
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V. COMMUNICATION TO THE CITY COMMISSION

VI. FOR THE GOOD OF THE CITY OF FORT LAUDERDALE

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.