



## DEVELOPMENT REVIEW COMMITTEE (DRC) MEETING

Development Services Department  
Urban Design and Planning Conference Room  
700 NW 19<sup>th</sup> Avenue Fort Lauderdale, FL 33311  
September 12, 2023

### AGENDA

- |            |  |  |                   |
|------------|--|--|-------------------|
| <b>I.</b>  | <b>STAFF MEETING</b>   |  | <b>9:00 A.M.</b>  |
| <b>II.</b> | <b>REGULAR MEETING - AGENDA ITEMS:</b>   |  |                   |
| <b>1.</b>  | <b>CASE:</b> <b>UDP-P23004</b>   |  | <b>9:30 A.M.</b>  |
|            | <b>REQUEST:</b> <b>Plat Review</b>   |  |                   |
|            | <b>APPLICANT:</b> City of Fort Lauderdale  |  |                   |
|            | <b>AGENT:</b> Jane Storm, Pulice Land Surveyors, Inc.  |  |                   |
|            | <b>PROJECT NAME:</b> Prospect Lake Clean Water Center  |  |                   |
|            | <b>PROPERTY ADDRESS:</b> 5900 Hawkins Road   |  |                   |
|            | <b>ABBREVIATED LEGAL DESCRIPTION:</b> Palm-Aire Village 4 <sup>th</sup> Section 96-35 B Tract C and 7-49-42 acreage            |  |                   |
|            | <b>ZONING DISTRICT:</b> Commerce Center (CC)   |  |                   |
|            | <b>LAND USE:</b> Employment Center   |  |                   |
|            | <b>COMMISSION DISTRICT:</b> 1 - John Herbst  |  |                   |
|            | <b>NEIGHBORHOOD ASSOCIATION:</b> N/A   |  |                   |
|            | <b>CASE PLANNER:</b> Yvonne Redding  |  |                   |
| <b>2.</b>  | <b>CASE:</b> <b>UDP-S23044</b>   |  | <b>10:00 A.M.</b> |
|            | <b>REQUEST:</b> <b>Site Plan Level II Review: 67,043 Square Foot Grocery Store</b>   |  |                   |
|            | <b>APPLICANT:</b> Coral Ridge Shopping Center Tr; Gumberg Asset Management   |  |                   |
|            | <b>AGENT:</b> Nectaria Chakas, Lochrie & Chakas, P.A.  |  |                   |
|            | <b>PROJECT NAME:</b> Coral Ridge Publix  |  |                   |
|            | <b>PROPERTY ADDRESS:</b> 3400 N. Federal Highway   |  |                   |
|            | <b>ABBREVIATED LEGAL DESCRIPTION:</b> Coral Ridge Galt Add No 2 Resub Of Portion 36-15 B                                       |  |                   |
|            | <b>ZONING DISTRICT:</b> Boulevard Business (B-1)   |  |                   |
|            | <b>LAND USE:</b> Commercial  |  |                   |
|            | <b>COMMISSION DISTRICT:</b> 1 - John Herbst  |  |                   |
|            | <b>NEIGHBORHOOD ASSOCIATION:</b> Coral Ridge Country Club Estate   |  |                   |
|            | <b>CASE PLANNER:</b> Tyler Laforme   |  |                   |
| <b>3.</b>  | <b>CASE:</b> <b>UDP-S23046</b>   |  | <b>10:30 A.M.</b> |
|            | <b>REQUEST:</b> <b>Site Plan Level II Review: 15,500 Square Foot Office</b>  |  |                   |
|            | <b>APPLICANT:</b> Broward Health   |  |                   |
|            | <b>AGENT:</b> Stephanie Toothaker  |  |                   |
|            | <b>PROJECT NAME:</b> Broward Health Corporate Training Center  |  |                   |
|            | <b>PROPERTY ADDRESS:</b> 1527 SW 1 <sup>st</sup> Avenue  |  |                   |
|            | <b>ABBREVIATED LEGAL DESCRIPTION:</b> Croissant Park 4-28 B Lots 9 Thru 18, Block 36   |  |                   |
|            | <b>ZONING DISTRICT:</b> South Regional Activity Center-South Andrews west (SRAC-Saw)   |  |                   |
|            | <b>LAND USE:</b> South Regional Activity Center  |  |                   |
|            | <b>COMMISSION DISTRICT:</b> 4 - Warren Sturman   |  |                   |
|            | <b>NEIGHBORHOOD ASSOCIATION:</b> Poinciana Park Civic Association  |  |                   |
|            | <b>CASE PLANNER:</b> Adam Schnell  |  |                   |
| <b>4.</b>  | <b>CASE:</b> <b>UDP-RS23002</b>  |  | <b>11:00 A.M.</b> |
|            | <b>REQUEST:</b> <b>Regional Activity Center Signage Site Plan Level II Review: Request One Blade Sign and Three Wall Signs</b> |  |                   |

**APPLICANT:** Flagler Sixth LLC; SFLRE Group, LLC.  
**AGENT:** Thomas Iglesias, Amazing Signs & Services, LLC.  
**PROJECT NAME:** North Italia Restaurant  
**PROPERTY ADDRESS:** 699 N. Federal Highway  
**ABBREVIATED LEGAL DESCRIPTION:** Progresso 2-18 D Lots 32 Thru 48, Blk 313  
**ZONING DISTRICT:** Regional Activity Center – Urban Village (RAC-UV)  
**LAND USE:** Downtown Regional Activity Center  
**COMMISSION DISTRICT:** 2 - Steven Glassman  
**NEIGHBORHOOD ASSOCIATION:** Flagler Village Civic Association  
**CASE PLANNER:** Michael Ferrera

**5. CASE:** **UDP-S23047** **11:30 A.M.**  
**REQUEST:** **Site Plan Level II Review: 26,640 Square Foot Community Center**  
**APPLICANT:** City of Fort Lauderdale  
**AGENT:** Marc Isaac, Parks and Recreation Department  
**PROJECT NAME:** Joseph C. Carter Park  
**PROPERTY ADDRESS:** 1450 W. Sunrise Boulevard  
**ABBREVIATED LEGAL DESCRIPTION:** Sunland 34-27 B Block 1  
**ZONING DISTRICT:** Parks Recreation and Open Space (P)  
**LAND USE:** Park-Open Space  
**COMMISSION DISTRICT:** 3 - Pamela Beasley-Pittman  
**NEIGHBORHOOD ASSOCIATION:** Durrs Community Association  
**CASE PLANNER:** Michael Ferrera

**6. CASE:** **UDP-SR23001** **12:00 P.M.**  
**REQUEST:** **Site Plan Level IV Review: Rezoning from Residential Multifamily Mid Rise/ Medium High Density (RMM-25) to Community Business (CB) with Allocation of .62 of Commercial Flex Acreage with 11,036 Square Foot Retail, 8,570 Square Foot EMS Substation, 6,000 Square Foot Restaurant Use, and Public Parking Garage with 302 Parking Spaces**  
**APPLICANT:** City of Fort Lauderdale  
**AGENT:** Robert Lochrie, Esq., Lochrie & Chakas, P.A.  
**PROJECT NAME:** Las Olas Heron Garage  
**PROPERTY ADDRESS:** 216 SE 8<sup>th</sup> Avenue  
**ABBREVIATED LEGAL DESCRIPTION:** Colee Hammock 1-17 B Lots 1 Thru 8 Blk 9  
**CURRENT ZONING DISTRICTS:** Regional Activity Center – East Mixed Use (RAC-EMU) and Residential Multifamily Mid Rise/ Medium High Density (RMM-25)  
**PROPOSED ZONING DISTRICTS:** Regional Activity Center – East Mixed Use (RAC-EMU) and Community Business (CB)  
**LAND USE:** Downtown Regional Activity Center  
**COMMISSION DISTRICT:** 4 - Warren Sturman  
**NEIGHBORHOOD ASSOCIATION:** Beverly Heights Association  
**CASE PLANNER:** Yvonne Redding

**7. CASE:** **UDP-L23001** **12:30 P.M.**  
**REQUEST:** **Amend City of Fort Lauderdale Comprehensive Plan Future Land Use Element and Amend the Future Land Use Map Establishing the Uptown Urban Village Transit Oriented Development Designation**  
**APPLICANT:** City of Fort Lauderdale  
**EXISTING LAND USE:** Employment Center, Commercial, Office, and Industrial  
**PROPOSED LAND USE:** Transit Oriented Development (TOD) Designation  
**COMMISSION DISTRICT:** 1 - John Herbst  
**CASE PLANNER:** Jim Hetzel

**8. CASE:** **UDP-L23002** **12:45 P.M.**  
**REQUEST:** **Amend City of Fort Lauderdale Comprehensive Plan Future Land Use Element to the Transit Oriented Development Designation Floor Area Ratio**  
**APPLICANT:** City of Fort Lauderdale  
**COMMISSION DISTRICT:** Citywide

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It is anticipated that each Development Review Committee agenda item will take approximately 30 minutes unless otherwise noted. Applicants and members of the public may attend meetings in-person. Due to space constraints in the Urban Design and Planning conference room and waiting area, please do not arrive more than 30 minutes prior to the estimated agenda scheduled time.

If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes, please contact the City Clerk's office 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.