

**PLANNING AND ZONING BOARD  
CITY OF FORT LAUDERDALE  
CITY HALL COMMISSION CHAMBERS – 1<sup>ST</sup> FLOOR  
100 NORTH ANDREWS AVENUE  
FORT LAUDERDALE, FLORIDA  
WEDNESDAY, JULY 18, 2012 – 6:30 P.M.**

**Cumulative**

<b>Board Members</b>	<b>Attendance</b>	<b>June 2012-May 2013</b>	
		<b>Present</b>	<b>Absent</b>
Patrick McTigue, Chair	A	1	1
Leo Hansen, Vice Chair	P	2	0
Stephanie Desir-Jean	A	1	1
Michael Ferber	P	2	0
James McCulla	P	2	0
Michelle Tuggle	P	2	0
Tom Welch	P	2	0
Peter Witschen	A	1	1

It was noted that as of 6:48 p.m., a quorum was present at the meeting.

**Staff**

Ella Parker, Acting Urban Design and Planning Manager  
D'Wayne Spence, Assistant City Attorney  
Anthony Fajardo, Urban Design and Development  
Thomas Lodge, Urban Design and Development  
Randall Robinson, Urban Design and Development  
Diana Alarcon, Director of Transportation and Mobility  
Brigitte Chiappetta, Recording Secretary, Prototype, Inc.

**Communications to City Commission**

None.

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	<b><u>Case Number</u></b>	<b><u>Applicant</u></b>
1.	8P11**	Holman Automotive, Inc. / Holman BMW
2.	7P12**	The Pearl at Flagler Village
3.	4Z12** *	Victoria's Corporate Plaza, LLC
4.	5Z12** *	Sunset Presbyterian Church of Fort Lauderdale
5.	6Z12** *	Premiere Automobile Sales, Inc. / Hertz Rental Car
6.	Communication to the City Commission	
7.	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.

Vice Chair Hansen called the meeting to order at 6:48 p.m. and all stood for the Pledge of Allegiance.

**Motion** made by Mr. McCulla, seconded by Mr. Welch, to approve the minutes of the June 20, 2012 meeting. The Board approved the minutes by consensus.

Vice Chair Hansen introduced the Board members and Acting Urban Design and Planning Manager Ella Parker introduced the Staff members present.

Vice Chair Hansen advised that Item 5 will be deferred until the August 15, 2012 meeting; in addition, Item 1 must also be deferred until the August 15 meeting, as there is a conflict resulting in a lack of quorum for this specific Item.

### 3. Victoria's Corporate Plaza, LLC. Yvonne Redding 4Z12

<b>Request: ** *</b>	<b>Rezoning from General Business (B-2) to Commerce Center (CC), pursuant to ULDR Sec. 47-24.4</b>
Legal Description:	Acreage 9-49-42 N 222.65 of SE ¼ of NE ¼ Less E 523.96 Thereof
Address:	6245 NW 9 <sup>th</sup> Avenue
General Location:	North of NW 62 <sup>nd</sup> Street and West of NW 9 <sup>th</sup> Avenue
District:	1

Disclosures were made, and any members of the public wishing to speak on this Item were sworn in.

Mark Antonelli, representing the Applicant, stated that the request would rezone a property, as the business the Applicant conducts would not currently be allowed in that location. He provided a photograph of the building, stating that the request would rezone this property from General Business (B-2) to Commerce Center (CC). Mr. Antonelli observed that CC is more in line with the existing land use designation for the area, which is Employment Center. The property is surrounded by industrial uses, including a truck rental facility, a hotel, retail uses, and a gas station.

Mr. McCulla asked if the Applicant will also be the owner of the property. Mr. Antonelli confirmed that the Applicant is under contract to purchase the property upon approval of the rezoning.

Yvonne Redding, representing Urban Design and Development, advised that the request would rezone the property to CC, which would allow the Applicant to perform research and development of dental and dental hygiene products, along with the wholesale distribution of these products to retail uses. This activity is not allowed within the current B-2 zoning district. She pointed out that several different zones and intensities currently exist in the surrounding area.

Ms. Tuggle asked if an individual who does not presently own or lease the property is allowed to request its rezoning. Ms. Redding said the current owner has given permission to the Applicant to proceed with this process. This permission is listed on the Application. Ms. Redding also noted that there is a notarized agent letter, although it is not included in the Board members' information packets. Attorney Spence advised that while he has not reviewed this letter, it would be sufficient to allow the Applicant to bring forward this Application.

There being no further questions from the Board at this time, Vice Chair Hansen opened the public hearing. As there were no members of the public wishing to speak on this Item, Vice Chair Hansen closed the public hearing and brought the discussion back to the Board.

**Motion** made by Mr. McCulla, seconded by Mr. Welch, to approve. In a roll call vote, the **motion** passed 5-0.