



## DEVELOPMENT REVIEW COMMITTEE (DRC) COMMENT REPORT

**MEETING DATE:** April 26, 2022

**PROPERTY OWNER /  
APPLICANT:** City of Fort Lauderdale

**AGENT:** Florentina Hutt, Keith

**CASE NUMBER:** UDP-V22004

**REQUEST:** Vacation of Right-of-Way: Vacation of 10-foot Wide  
by 100-foot Long Portion of East-West Alley

**LOCATION:** South of Broward Boulevard, east of River Highlands  
Avenue, west of Seminole Avenue, north of SW 1st  
Street

**ZONING:** Residential Multifamily Mid Rise/Medium High Density  
(RMM-25)

**LAND USE:** Medium-High Residential

**CASE PLANNER:** Lorraine Tappen



Case Number: UDP-V22004

**CASE COMMENTS:**

Please provide a written response to each of the following comments:

1. Provide letters from all franchise utility providers, including Public Works as appropriate demonstrating their interests in maintaining or no objection to the vacation of this Right-of-way; the letters should specifically state whether the franchise utility providers have existing facilities within the right-of-way vacation area that will need to be relocated or abandoned.
2. Please be advised, the vacating ordinance shall not be in full force and effect until an Engineer's Certificate is executed by the City Engineer or designee. This Engineer's Certificate shall be executed by the proper authorities and recorded in the public records of Broward County. A copy of the recorded certificate is to be provided to the City upon recordation. The City Engineer's certificate shall also state that all existing facilities located within the vacated easement have been relocated or abandoned to the satisfaction of the respective utility owners.
3. Additional comments may be forthcoming at the meeting.



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CASE COMMENTS:

Please provide a response to the following:

- 1. Pursuant to Public Participation requirements of ULDR, Section 47-27.4.A.2.c, the applicant must complete the following:
a. Prior to submittal of the application to the Planning and Zoning Board (PZB), a notice from the applicant via letter or e-mail shall be provided to official city-recognized civic organization(s) within 300 feet of the proposed project, notifying of the date, time and place of applicant's project presentation meeting to take place prior to the PZB meeting;
b. The applicant shall then conduct a public participation meeting(s) a minimum of 30 days prior to the PZB. This date and location of the meeting is at the discretion of the applicant. Once the meeting(s) is conducted, the applicant shall provide a written report letter to the Department of Sustainable Development, with copy to subject association(s), documenting the date(s), time(s), location(s), number of participants, presentation material and general summary of the discussion after a public participation meeting(s). The report letter shall summarize the substance of comments expressed during the process and shall be made a part of the administrative case file record; and,
c. Accordingly, a minimum of ten (10) days prior to the PZB meeting, the applicant shall execute and submit an affidavit of proof of public notice to the Department. If the applicant fails to submit the affidavit, the public hearing will be postponed until the next available hearing date after the affidavit has been supplied.
2. The proposed project requires review and recommendation by the PZB and approval by the City Commission. A separate fee is required for both PZB review and City Commission review and the applicant is responsible for all public notice requirements. Note: The City Clerk's office requires 48-hour notice prior to Commission meeting if a computer presentation is planned (i.e. PowerPoint), to be provided on CD or flash drive and a copy submitted to the City Clerk, contact the project planner for more information.
3. Revise application and sketch and legal description so that it pertains only to the 10-foot right-of-way for an alley.
4. Signoffs from the City Surveyor and the City's Engineering Design Manager will be required, prior to PZB submittal.
5. Clarify status of utility easement shown on the sketch.
6. Letters must be provided from the following utility companies: AT&T, Comcast Cable, Florida Power & Light, TECO Gas as well as the City of Fort Lauderdale Public Works Department indicating no objections to the vacation. Contact Information for utilities is as follows:

AT&T
Greg Kessell, Design Manager
(561) 699-8478
G30576@att.com

City of Fort Lauderdale, Public Works Department
Igor Vassiliev, Project Manager II
(954) 828-5862
ivassiliev@fortlauderdale.gov

Comcast
Patesha Johnson, Permit Coordinator
(754) 221-1339
Patesha.Johnson@comcast.com

Florida Power & Light (FP&L)
Mark Morkos, Engineer II Mike Keightley, Senior Engineer
(954) 717-2138 (954) 956-2019
Mark.Morkos@fpl.com Mike.S.Keightley@fpl.com



**Peoples Gas**

Joan Domning, Specialist

(813) 275-3783

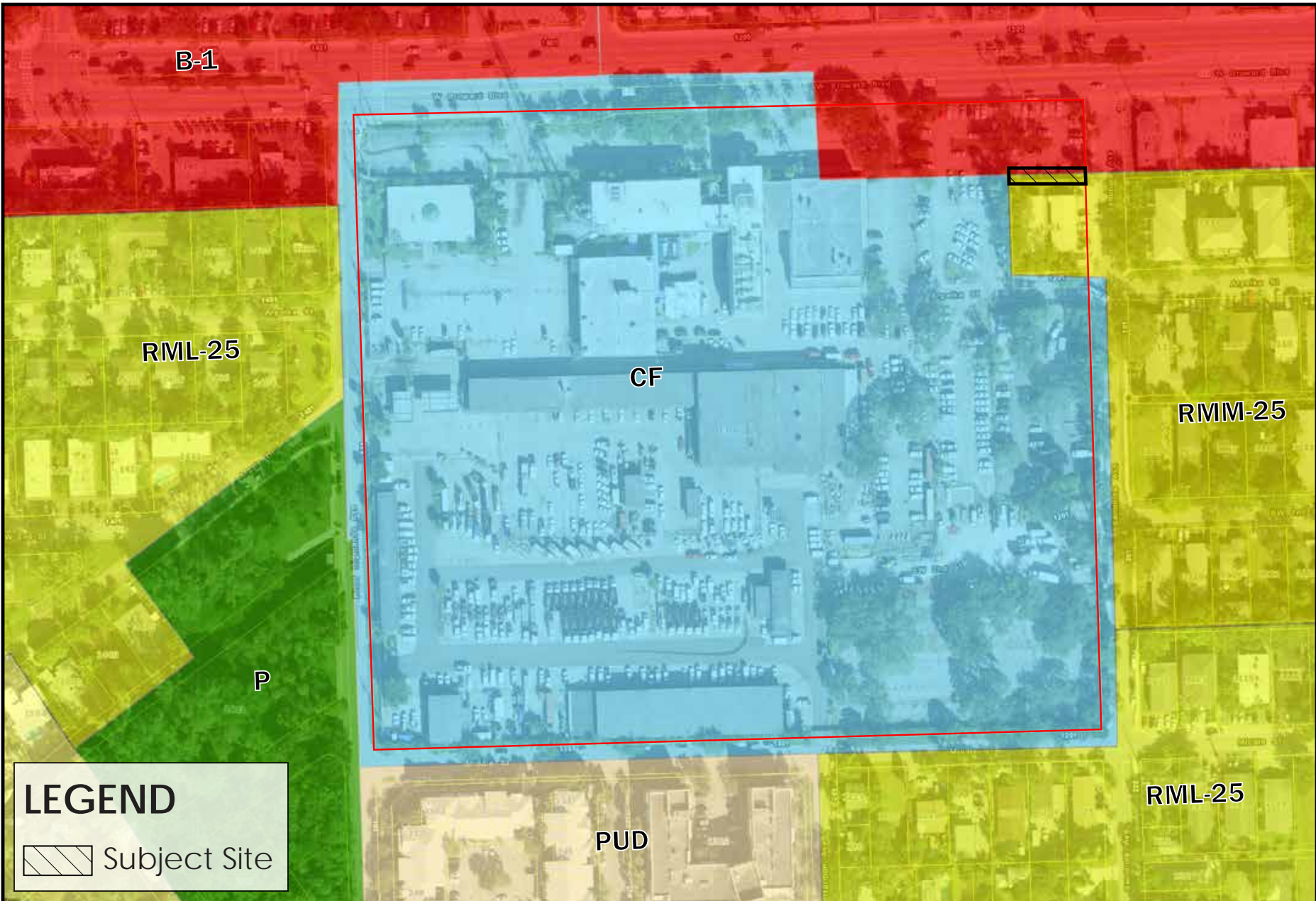
[JDomning@tecoenergy.com](mailto:JDomning@tecoenergy.com)

7. The ordinance approving the ROW vacation shall be recorded by the applicant in the public records of Broward County within (30) days after adoption with an Engineer's certificate signed by the City Engineer certifying that all conditions have been satisfied.


**GENERAL COMMENTS**

The following comments are for informational purposes.

8. Pursuant to State Statute, Section 166.033, development permits which require a quasi-judicial or public hearing decision, must be completed within 180 days, unless an extension of time is mutually agreed upon between the City and the applicant.
9. An additional follow-up coordination meeting may be required to review changes necessitated by the DRC comments. Please schedule an appointment with the project planner (954-828-5018) to review revisions.
10. Additional comments may be forthcoming at the DRC meeting.
11. Provide a written response to all DRC comments within 180 days.



# LEGEND

 Subject Site

## UDP-V22004 - Police Headquarters

