



HISTORIC PRESERVATION BOARD
CITY OF FORT LAUDERDALE
Development Services Department
Main Lobby
700 NW 19th Ave
Fort Lauderdale, FL 33311
Monday, December 2, 2024 – 5:00 P.M.

<u>Board Members</u>	<u>Attendance</u>	<u>Cumulative Attendance</u>	
		<u>6/2024 through 5/2025</u>	
		<u>Present</u>	<u>Absent</u>
Arthur Marcus, Chair	A	6	1
Richard Bray	P	7	0
Allen Jones	P	6	1
Sonya Moste	P	5	2
Richard Rosa, Vice Chair	P	5	2
Tim Schiavone	P	5	2
Shane Taylor	A	5	2
Ashley Walker	P	5	2

City Staff

Shari Wallen, Assistant City Attorney
 Trisha Logan, Principal Urban Planner
 Vasilya Allakhverdieva, Urban Planner II
 J. Opperlee, Recording Secretary, Prototype Inc.

I. Call to Order/Pledge of Allegiance

The meeting of the Historic Preservation Board was called to order at 5:03 p.m.

II. Determination of Quorum/Approval of Minutes

Roll was taken, and it was determined that a quorum was present.

a. Approval of Minutes: November 4, 2024

Motion made by Mr. Jones, seconded by Ms. Walker to approve the minutes of the November 4, 2024, meeting as presented.

In a voice vote, the motion **passed 6-0**.

III. Public Sign-in/Swearing-In

All members of the public wishing to address the Board on any item were sworn in.

Board members disclosed communications prior to each item.

Case Number	UDP-HP24002	FMSF#	
Owner	City of Fort Lauderdale		
Address	1000 E. Sunrise Boulevard (aka 800 NE 8 th Street)		
General Location	Located at the western side of the intersection of Memorial Drive, Sandy Nininger Drive/NE 8 th Street, and G. Harold Martin Drive		
Legal Description	See attached sketch and description		
Existing Use	Event space and auditorium		
Zoning	P – Parks, Recreation, and Open Space		
Applicable ULDR Sections	47-24.11.C.		
Landmark/Historic District	War Memorial Auditorium		
Authored By	Trisha Logan, AICP, Principal Urban Planner		

Ms. Logan summarized the staff report and concluded with:

Summary Conclusion:

In accordance with the ULDR, staff finds that the application for **Historic Landmark Designation** of War Memorial Auditorium located at 1000 E. Sunrise Boulevard (aka 800 NE 8th Street) under case number UDP-HPD24002 meets criterion (a) as outlined in Section 47-24.11.C.7 of the ULDR.

Mr. Jones inquired as to the source of the text. Ms. Logan explained staff had collaborated with a preservation consultant through the Fort Lauderdale Historical Society to develop the text. Discussion continued. Ms. Logan noted there was a separate agenda item to discuss the proposed text for the historical marker.

Ms. Moste asked for clarification on the timing of the application. Ms. Logan provided brief background on the 2019 agreement between the City and the Florida Panthers to utilize the site for a practice facility, and noted recognition of the site was contemplated at that time. She advised the Parker Playhouse was explored at the same time but ultimately was not eligible for designation due to significant alterations to the façade.

Mr. Schiavone stated he was looking at the City-owned property as a facility to the public and asked what happens when renovations are desired in the future. Ms. Logan advised the historic designation was limited to the exterior of the building.

Mr. Bray commented on the number of changes made to the property over the years and expressed that he was curious as to how it was determined what had retained its character and what had not, noting the Police Station and City Hall as examples. Ms. Logan discussed the original intent of the design and stated in her professional opinion, the War Memorial Auditorium had retained enough of its architectural character to be eligible for designation.

Vice Chair Rosa asked for clarification on the procedure which had been followed once the property was identified for designation. Ms. Logan explained there had been a series of internal reviews of the application. She noted the next step would be for the application to go before the City Commission for final approval.

Mr. Bray pointed to the area outlined on the map and asked the parameters of the designation. Ms. Logan confirmed it would be limited to the structure.

Vice Chair Rosa opened the public hearing, however there being no one to speak, he closed the public hearing.

Motion made by Ms. Moste, seconded by Mr. Bray to recommend the City Commission **approve** the request for **Historic Landmark Designation** of the War Memorial Auditorium located at 1000 E. Sunrise Boulevard (aka 800 NE 8th Street) to the City Commission under case number UDP-HPD24002 based on a finding this request **meets** criterion (a) as outlined in Section 47-24.11.C.7. of the ULDR. In a voice vote, the motion **passed 6-0**.

V. Communication to the City Commission

None.

VI. For the Good of the City of Fort Lauderdale

~~**a. Review of Proposed Updates to Unified Land Development Regulations Article XII – Transfer of Development Rights (TDR)**~~

~~Ms. Logan advised an email had been forwarded to the Board from a resident requesting a deferral of this item because they were unable to attend. She stated the item had been previously deferred in October to this meeting. She briefly reviewed the proposed updates to the Unified Land Development Regulations Article XII – Transfer of Development Rights (TDR) and changes made to the staff report between meetings.~~

~~Ms. Moste asked for clarification on the certificate of eligibility and transfer. Ms. Logan explained.~~

~~Ms. Moste noted there had been public comments at a prior meeting regarding the 18-month expiration on a certificate of eligibility and asked if changes had been made. Ms. Logan stated additional language was added to describe the ability to renew and the process. Ms. Wallen provided additional details on site plan expiration periods, Statutory requirements, and past litigation, and explained the basis needed to make changes. She noted the updates had been brought forward at the request of the City Commission and clarified the City does not have additional units available at this time.~~

~~Ms. Moste highlighted the need to develop a program that works for the people using them.~~

~~Vice Chair Rosa asked for clarification on the timeline. Ms. Wallen explained the units are awarded on a first-come, first-served basis from Broward County. Vice Chair Rosa commented on the need to codify the "race" and designation of units. Discussion continued regarding units available, potential for the neigh~~

~~Vice Chair Rosa stated it seemed highly improbable that a TDR would ever take place in a meaningful way until it can be put together in a more organized way that provides equal representation for both sides. Ms. Wallen reiterated that land use is governed by Broward County, so the City must be consistent with the County land use.~~

~~Vice Chair Rose asked if there was precedent for the City and County to interface to find a marketplace and allow private owners to collaborate in a meaningful way.~~

~~Ms. Moste asked if the units could go to a bank or a pool instead of a receiving site. Ms. Wallen stated this would be a different approach to the issue like that taken in Sunny Isles, and there would need to be direction from the City Commission, while also being aware of the County requirements.~~

c. Proposed Text for War Memorial State Historical Marker

~~Ms. Logan sought feedback on the proposed text for the War Memorial State Historical Marker.~~

~~Mr. Jones stated he had reviewed the language and learned that it was a Holocaust reference from Elie Wiesel which may encourage people to explore further. There were no further comments.~~

Adjournment

There being no further business to come before the Board, the meeting was adjourned at 7:32 p.m. The next regular meeting of the HPB is scheduled for Monday, January 6, 2025.

Attest:



Prototype Inc. Recording Secretary

Chairman:



Arthur Marcus, Chair

The City of Fort Lauderdale maintains a website for the Historic Preservation Board Meeting Agendas and Results:

<http://www.fortlauderdale.gov/departments/city-clerk-s-office/board-and-committee-agendas-and-minutes/historic-preservation-board>

Any written public comments made 48 hours prior to the meeting regarding items discussed during the proceedings have been attached hereto.