

ORDINANCE NO. C-13-

AN ORDINANCE AMENDING THE CITY OF FORT LAUDERDALE 2008 COMPREHENSIVE PLAN AND FUTURE LAND USE MAP TO AMEND THE LAND USE DESIGNATION OF CERTAIN PROPERTIES FROM PARK-OPEN SPACE TO IRREGULAR RESIDENTIAL AND AUTHORIZING THE PROPER CITY OFFICIALS TO TRANSMIT THE PROPOSED AMENDMENTS AND SUPPORTING DATA AND ANALYSES TO REVIEWING AGENCIES.

WHEREAS, pursuant to Ordinance No. C-08-18 adopted by the City Commission of the City of Fort Lauderdale on May 6, 2008, the City Commission adopted the City of Fort Lauderdale 2008 Comprehensive Plan for the City of Fort Lauderdale ("Plan"); and

WHEREAS, the Planning and Zoning Board, as the local planning agency, held a public hearing in accordance with Section 163.3174 of the Florida Statutes, at its meeting of January 16, 2013 and reviewed the amendment to the Future Land Use Plan Map as shown and described in the Exhibit attached hereto ("Amendment") and recommended that the City Commission of the City of Fort Lauderdale approve the proposed comprehensive plan amendments as provided and recommended the amendments be transmitted to the reviewing agencies as identified in Section 163.3184(1)(c) of the Florida Statutes; and

WHEREAS, the City of Fort Lauderdale wishes to adopt the proposed amendment to the City of Fort Lauderdale Comprehensive Plan as provided herein and transmit the proposed amendment to the appropriate reviewing agencies identified in Section 163.3184(1)(c) of the Florida Statutes; and

WHEREAS, the City Commission of the City of Fort Lauderdale held a public hearing on March 5, 2013, which hearing was advertised in accordance with the provisions of Section 163.3184(11) of the Florida Statutes; and

WHEREAS, the City Commission approved this ordinance on first reading at their meeting of March 5, 2013 and the proposed ordinance was sent to the Broward County Planning Council ("BCPC") for review and approval; and

WHEREAS, on _____, 2013 the BCPC approved the amendment; and

WHEREAS, on _____, 2013 the Broward County Board of County Commissioners approved the amendment; and

WHEREAS, the City Commission held a public hearing for second reading of

this Ordinance on _____, 2013, which hearing was advertised in accordance with the provisions of Section 163.3184(11) of the Florida Statutes;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA:

SECTION 1. That the City of Fort Lauderdale 2008 Comprehensive Plan shall be amended by amending the land use designation of certain properties described in the Exhibit attached hereto, from Park/Open Space to Irregular (1.7 dwelling units per acre) Residential.

SECTION 2. That the proper City officials are hereby authorized to transmit the proposed amendment to the appropriate reviewing agencies as identified in Section 163.3184(1)(c) of the Florida Statutes and to the Broward County Planning Council.

SECTION 3. That if any clause, section or other part of this Ordinance shall be held invalid or unconstitutional by any court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby, but shall remain in full force and effect.

SECTION 4. That all ordinances or parts of ordinances in conflict herewith, be and the same are hereby repealed.

SECTION 5. That this Ordinance shall be in full force and effect immediately upon its adoption, but the amendment shall not become effective until the completion of the state review process for the adoption of comprehensive plan amendments as provided in Chapter 163, Florida Statutes and recertification by the Broward County Planning Council.

PASSED FIRST READING this the _____ day of _____, 2013.

PASSED SECOND READING this the _____ day of _____, 2013.

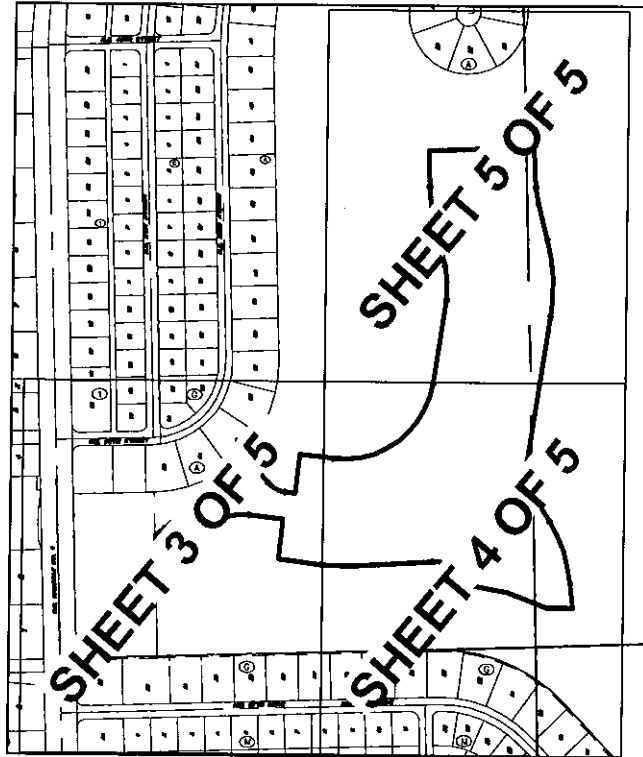
Mayor
JOHN P. "JACK" SEILER

ATTEST:

City Clerk
JONDA K. JOSEPH

FOR: **BOTEK, THURLOW ENGINEERING, INC.**

SKETCH AND DESCRIPTION CORAL RIDGE COUNTRY CLUB L.U.P.A. BOUNDARY



NOTES:

BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED MERIDIAN, THE SOUTH LINE OF THE NORTH ONE HALF (N1/2) OF SECTION 24, TOWNSHIP 49 SOUTH, RANGE 42 EAST IS ASSUMED TO BEAR NORTH 88°09'25" EAST.

THIS SKETCH AND DESCRIPTION CONSISTS OF 5 SHEETS AND EACH SHEET SHALL NOT BE CONSIDERED FULL, VALID AND COMPLETE UNLESS ATTACHED TO THE OTHER.

CERTIFICATE:

WE HEREBY CERTIFY THAT THIS SKETCH AND DESCRIPTION AND OTHER PERTINENT DATA SHOWN HEREON, OF THE ABOVE DESCRIBED PROPERTY WAS MADE ON THE GROUND, CONFORMS TO THE MINIMUM TECHNICAL STANDARDS FOR LAND SURVEYING IN THE STATE OF FLORIDA, AS OUTLINED IN CHAPTER 5J-17, (FLORIDA ADMINISTRATIVE CODE) AS ADOPTED BY DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES AND THAT SAID SURVEY IS TRUE AND CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELIEF.

LEGEND

- B.C.R. BROWARD COUNTY RECORDS
- L ARC LENGTH
- O.R.B. OFFICAL RECORD BOOK
- P.B. PLAT BOOK
- PG. PAGE
- R RADIUS
- R/W RIGHT-OF-WAY
- Δ CENTRAL ANGLE

CRAVEN THOMPSON & ASSOCIATES, INC.
LICENSED BUSINESS NUMBER #271

RAYMOND YOUNG
PROFESSIONAL SURVEYOR AND MAPPER NO 5799
STATE OF FLORIDA

THE SKETCH OF SURVEY AND REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

G:\2005\05-0100_CORAL RIDGE LUPA\DRAWINGS\SD_LUPA_REV

THIS IS NOT A SKETCH OF SURVEY, but only a graphic depiction of the description shown hereon. There has been no field work, viewing of the subject property, or monuments set in connection with the preparation of the information shown hereon.

The undersigned and CRAVEN-THOMPSON & ASSOCIATES, INC. make no representations or guarantees as to the information reflected hereon pertaining to easements, rights-of-way, set back lines, reservations, agreements and other similar matters, and further, this instrument is not intended to reflect or set forth all such matters. Such information should be obtained and confirmed by others through appropriate title verification. Lands shown hereon were not abstracted for right-of-way and/or easements of record.

UPDATES and/or REVISIONS	DATE	BY	CK'D
REVISE BOUNDARY PER COMMENTS	10-3-12	RY	TCS

ON & ASSOCIATES, INC.

LANNERS SURVEYOR'S
FLORIDA 33309 FAX: (854) 730-8409 TEL.: (854) 730-8400
SURVEYING & MAPPING BUSINESS No. 271
OF CRAVEN-THOMPSON & ASSOCIATES, INC. AND SHALL
T WITHOUT WRITTEN PERMISSION. COPYRIGHT (C) 2012

JOB NO.: 05-0100	SHEET 1 OF 5 SHEETS
DRAWN BY: RY	F.B. N/A PG. N/A
CHECKED BY: TCS	DATED: 08-02-12

EXHIBIT

FOR: **BOTEK, THURLOW ENGINEERING**

SKETCH AND DESCRIPTION CORAL RIDGE COUNTRY CLUB L.U.P.A. BOUNDARY

LEGAL DESCRIPTION:

A PORTION OF THE NORTH ONE HALF (N1/2) OF SECTION 24, TOWNSHIP 49 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF LOT 32, BLOCK G, CORAL RIDGE COUNTRY CLUB SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 36, PAGE 30 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE NORTH 88°09'25" EAST ALONG THE NORTH BOUNDARY OF SAID LOT 32, A DISTANCE OF 129.72 FEET; THENCE NORTH 01°50'35" WEST ALONG THE EAST BOUNDARY OF PARCEL "B", CORAL RIDGE COUNTRY CLUB ADDITION NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 40, PAGE 18 OF SAID PUBLIC RECORDS, A DISTANCE OF 336.83 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ALONG THE ARC OF A CIRCULAR CURVE TO THE LEFT FROM WHICH THE RADIUS POINT BEARS NORTH 18°34'26" WEST; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 300.00 FEET, THROUGH A CENTRAL ANGLE OF 21°35'46", FOR AN ARC DISTANCE OF 113.08 FEET TO A POINT OF TANGENCY; THENCE NORTH 49°49'48" EAST, A DISTANCE OF 125.41 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE NORTHEASTERLY AND EASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 200.00 FEET, THROUGH A CENTRAL ANGLE OF 46°53'33", FOR AN ARC DISTANCE OF 163.69 FEET TO A POINT OF TANGENCY; THENCE SOUTH 83°16'39" EAST, A DISTANCE OF 130.03 FEET; THENCE SOUTH 06°43'21" WEST, A DISTANCE OF 145.00 FEET; THENCE SOUTH 83°16'39" EAST, A DISTANCE OF 161.18 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE EASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 695.00 FEET, THROUGH A CENTRAL ANGLE OF 10°10'13", FOR AN ARC DISTANCE OF 123.37 FEET TO A POINT OF TANGENCY; THENCE NORTH 86°33'07" EAST, A DISTANCE OF 293.73 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE EASTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 100.00 FEET, THROUGH A CENTRAL ANGLE OF 61°00'53", FOR AN ARC DISTANCE OF 106.49 FEET TO A POINT OF TANGENCY; THENCE SOUTH 32°26'00" EAST, A DISTANCE OF 17.51 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 155.00 FEET, THROUGH A CENTRAL ANGLE OF 07°49'42", FOR AN ARC DISTANCE OF 21.18 FEET; THENCE SOUTH 79°38'23" EAST ALONG A LINE NOT RADIAL TO THE LAST DESCRIBED CURVE, A DISTANCE OF 167.81 FEET; THENCE SOUTH 68°54'52" EAST, A DISTANCE OF 158.58 FEET; THENCE SOUTH 89°33'44" EAST, A DISTANCE OF 96.39 FEET; THENCE NORTH 05°59'14" WEST, A DISTANCE OF 90.98 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 545.00 FEET, THROUGH A CENTRAL ANGLE OF 25°21'57", FOR AN ARC DISTANCE OF 241.28 FEET TO A POINT OF TANGENCY; THENCE NORTH 32°26'00" WEST, A DISTANCE OF 139.75 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE NORTHWESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 105.00 FEET; THROUGH A CENTRAL ANGLE OF 41°02'10", FOR AN ARC DISTANCE OF 75.20 FEET TO A POINT OF TANGENCY; THENCE NORTH 08°36'11" EAST, A DISTANCE OF 569.05 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE NORTHEASTERLY, NORTHERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 695.00 FEET, THROUGH A CENTRAL ANGLE OF 23°26'47", FOR AN ARC DISTANCE OF 284.40 FEET TO A POINT OF TANGENCY; THENCE NORTH 14°50'36" WEST, A DISTANCE OF 136.35 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 305.00 FEET, THROUGH A CENTRAL ANGLE OF 11°24'59", FOR AN ARC DISTANCE OF 60.77 FEET TO A POINT OF TANGENCY; THENCE NORTH 03°25'37" WEST, A DISTANCE OF 174.45 FEET; THENCE SOUTH 80°05'25" WEST, A DISTANCE OF 134.18 FEET; THENCE SOUTH 80°06'52" WEST, A DISTANCE OF 86.69 FEET; THENCE SOUTH 87°54'49" WEST, A DISTANCE OF 168.54 FEET; THENCE SOUTH 02°09'19" EAST, A DISTANCE OF 132.78 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE LEFT; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 695.00 FEET, THROUGH A CENTRAL ANGLE OF 12°41'17", FOR AN ARC DISTANCE OF 153.91 FEET TO A POINT OF TANGENCY; THENCE SOUTH 14°50'36" EAST, A DISTANCE OF 141.78 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE SOUTHEASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 305.00 FEET, THROUGH A CENTRAL ANGLE OF 23°26'47", FOR AN ARC DISTANCE OF 124.81 FEET TO A POINT OF TANGENCY; THENCE SOUTH 08°36'11" WEST, A DISTANCE OF 310.83 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE SOUTHWESTERLY, WESTERLY AND NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 330.00 FEET, THROUGH A CENTRAL ANGLE OF 88°07'10", FOR AN ARC DISTANCE OF 507.53 FEET TO A POINT OF TANGENCY; THENCE NORTH 83°16'39" WEST, A DISTANCE OF 127.31 FEET; THENCE SOUTH 06°43'21" WEST, A DISTANCE OF 145.00 FEET; THENCE NORTH 83°16'39" WEST, A DISTANCE OF 37.86 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 100.00 FEET, THROUGH A CENTRAL ANGLE OF 43°06'27", FOR AN ARC DISTANCE OF 75.24 FEET TO A POINT OF TANGENCY; THENCE NORTH 40°10'12" WEST, A DISTANCE OF 116.92 FEET; THENCE SOUTH 49°49'48" WEST, A DISTANCE OF 401.93 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE TO THE RIGHT; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 200.00 FEET, THROUGH A CENTRAL ANGLE OF 12°44'40", FOR AN ARC DISTANCE OF 44.49 FEET TO A POINT ON THE EAST BOUNDARY OF SAID PARCEL "B"; THENCE SOUTH 01°50'35" EAST ALONG SAID EAST BOUNDARY, A DISTANCE OF 106.91 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA. CONTAINING 950,615 SQUARE FEET OR 21.823 ACRES MORE OR LESS.

G:\2005\05-0100_CORAL RIDGE LUPA\DRAWINGS\SD_LUPA_REV

THIS IS NOT A SKETCH OF SURVEY, but only a graphic depiction of the description shown hereon. There has been no field work, viewing of the subject property, or monuments set in connection with the preparation of the information shown hereon.

The undersigned and CRAVEN-THOMPSON & ASSOCIATES, INC. make no representations or guarantees as to the information reflected hereon pertaining to easements, rights-of-way, set back lines, reservations, agreements and other similar matters, and further, this instrument is not intended to reflect or set forth all such matters. Such information should be obtained and confirmed by others through appropriate title verification. Lands shown hereon were not abstracted for right-of-way and/or easements of record.

UPDATES and/or REVISIONS	DATE	BY	CK'D
REVISE BOUNDARY PER COMMENTS	10-3-12	RY	TCS

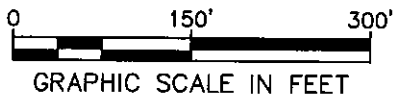
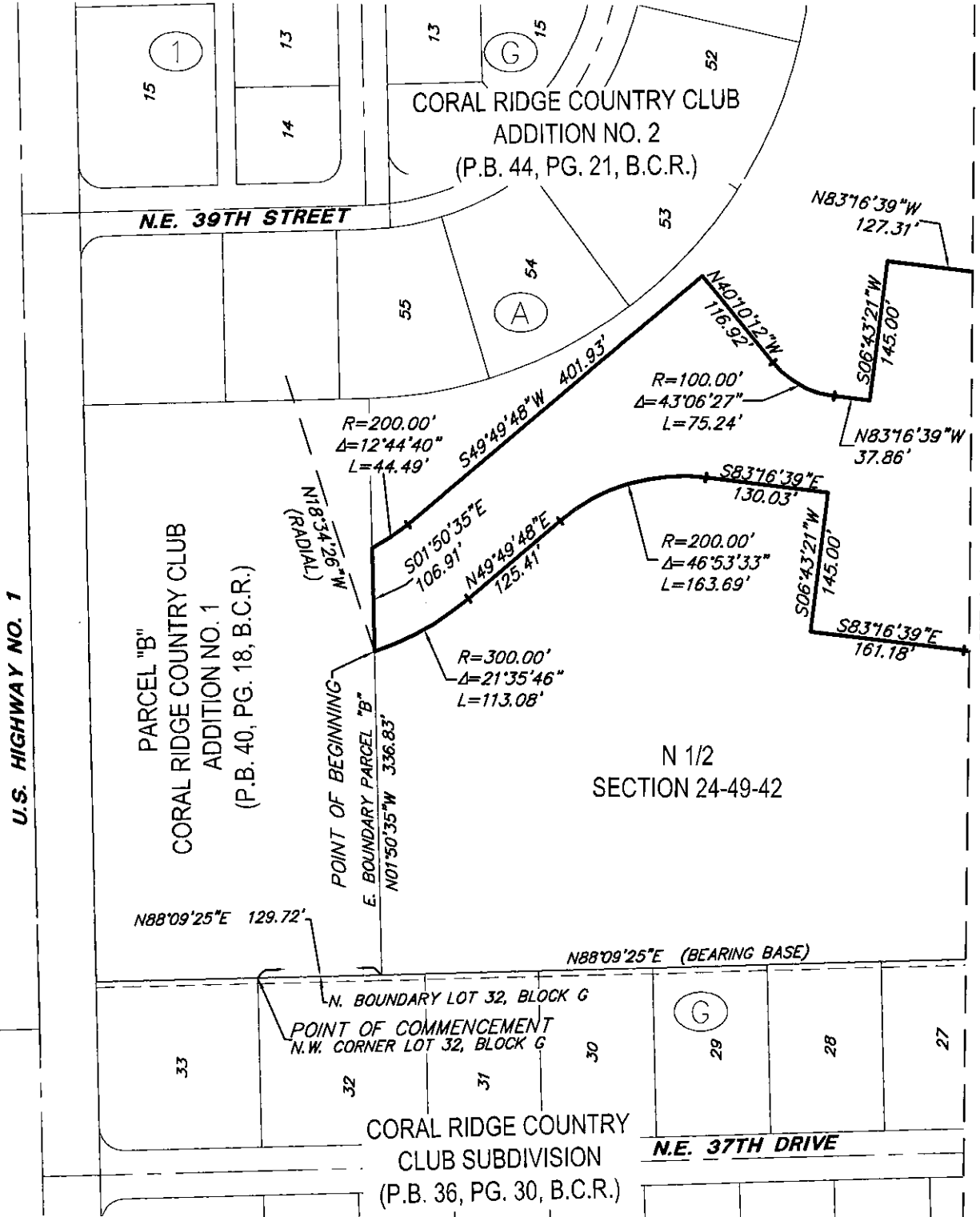
CRAVEN • THOMPSON & ASSOCIATES, INC.

LANNERS SURVEYOR'S
 3030 33308 FAX: (854) 738-6400 TEL: (854) 738-6400
 SURVEYING & MAPPING BUSINESS No. 271
 OF CRAVEN-THOMPSON & ASSOCIATES, INC. AND SHALL
 T WITHOUT WRITTEN PERMISSION. COPYRIGHT (C) 2012

JOB NO.: 05-0100	SHEET 2 OF 5 SHEETS
DRAWN BY: RY	F.B. N/A PG. N/A
CHECKED BY: TCS	DATED: 08-02-12

EXHIBIT

CORAL RIDGE COUNTRY CLUB L.U.P.A. BOUNDARY



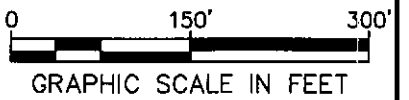
G:\2005\05-0100_CORAL RIDGE LUPA\DRAWINGS\SD_LUPA_REV

ON & ASSOCIATES, INC. SURVEYOR'S 33309 FAX: (854) 738-8409 TEL.: (854) 738-8400 SURVEYING & MAPPING BUSINESS No. 271 701 CRAVEN THOMPSON & ASSOCIATES, INC. AND SHALL WITHOUT WRITTEN PERMISSION. COPYRIGHT (C) 2012	JOB NO.: 05-0100	SHEET 3 OF 5 SHEETS
	DRAWN BY: RY	F.B. N/A PG. N/A
	CHECKED BY: TCS	DATED: 08-02-12

EXHIBIT

CORAL RIDGE COUNTRY CLUB L.U.P.A. BOUNDARY

SEE SHEET 5 OF 5 SHEETS



N 1/2
SECTION 24-49-42

N 1/2
SECTION 24-49-42

SEE SHEET 3 OF 5 SHEETS

$R=330.00'$
 $\Delta=88^{\circ}07'10''$
 $L=507.53'$

$N83^{\circ}16'39''W$
127.31'

$R=105.00'$
 $\Delta=41^{\circ}02'10''$
 $L=75.20'$

$N08^{\circ}36'11''E$ 569.05'

$N32^{\circ}26'00''W$
139.75'

$R=545.00'$
 $\Delta=25^{\circ}21'57''$
 $L=241.28'$

$R=100.00'$
 $\Delta=61^{\circ}00'53''$
 $L=106.49'$

$N86^{\circ}33'07''E$
293.73'

$S32^{\circ}26'00''E$
17.51'
(NOT RADIAL)
 $S79^{\circ}38'23''E$
167.81'

E. LINE OF NW1/4 SECTION 24-49-42

$R=695.00'$
 $\Delta=10^{\circ}10'13''$
 $L=123.37'$

$R=155.00'$
 $\Delta=07^{\circ}49'42''$
 $L=21.18'$

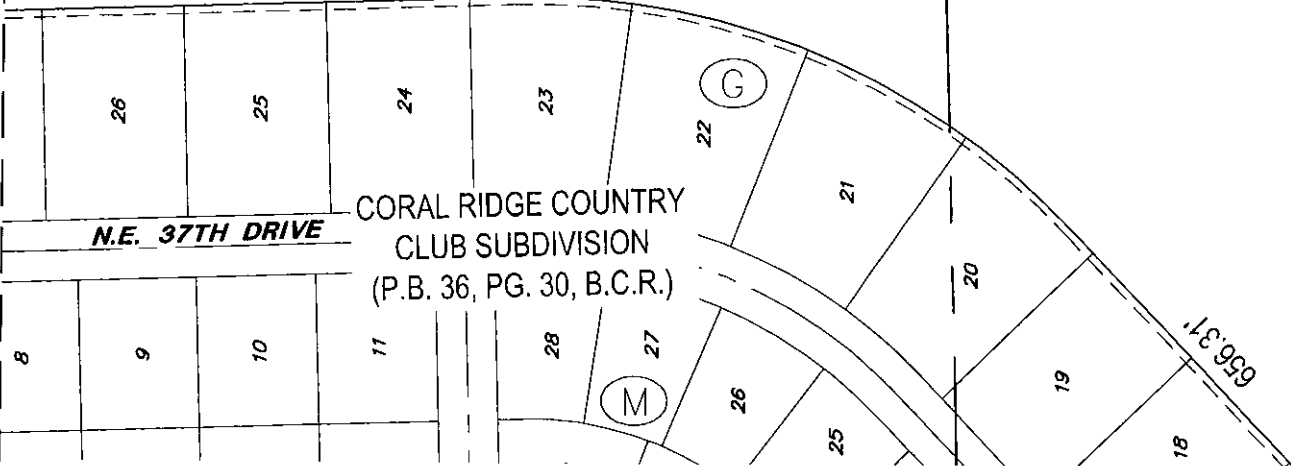
$S68^{\circ}54'52''E$
158.58'

96.39'
 $S89^{\circ}33'44''E$

$N05^{\circ}59'14''W$
90.98'

$N88^{\circ}09'25''E$ (BEARING BASE)

S. LINE OF N1/2 SECTION 24-49-42



G:\2005\05-0100_CORAL RIDGE LUPA\DRAWINGS\SD_LUPA_REV

GRAVEN, THOMPSON & ASSOCIATES, INC.

ANNERS SURVEYOR'S
RIDA 33309 FAX: (854) 739-8409 TEL.: (854) 739-8400
SURVEYING & MAPPING BUSINESS No. 271
OF GRAVEN THOMPSON & ASSOCIATES, INC. AND SHALL
WITHOUT WRITTEN PERMISSION. COPYRIGHT (C) 2012

JOB NO.: 05-0100

SHEET 4 OF 5 SHEETS

DRAWN BY: RY

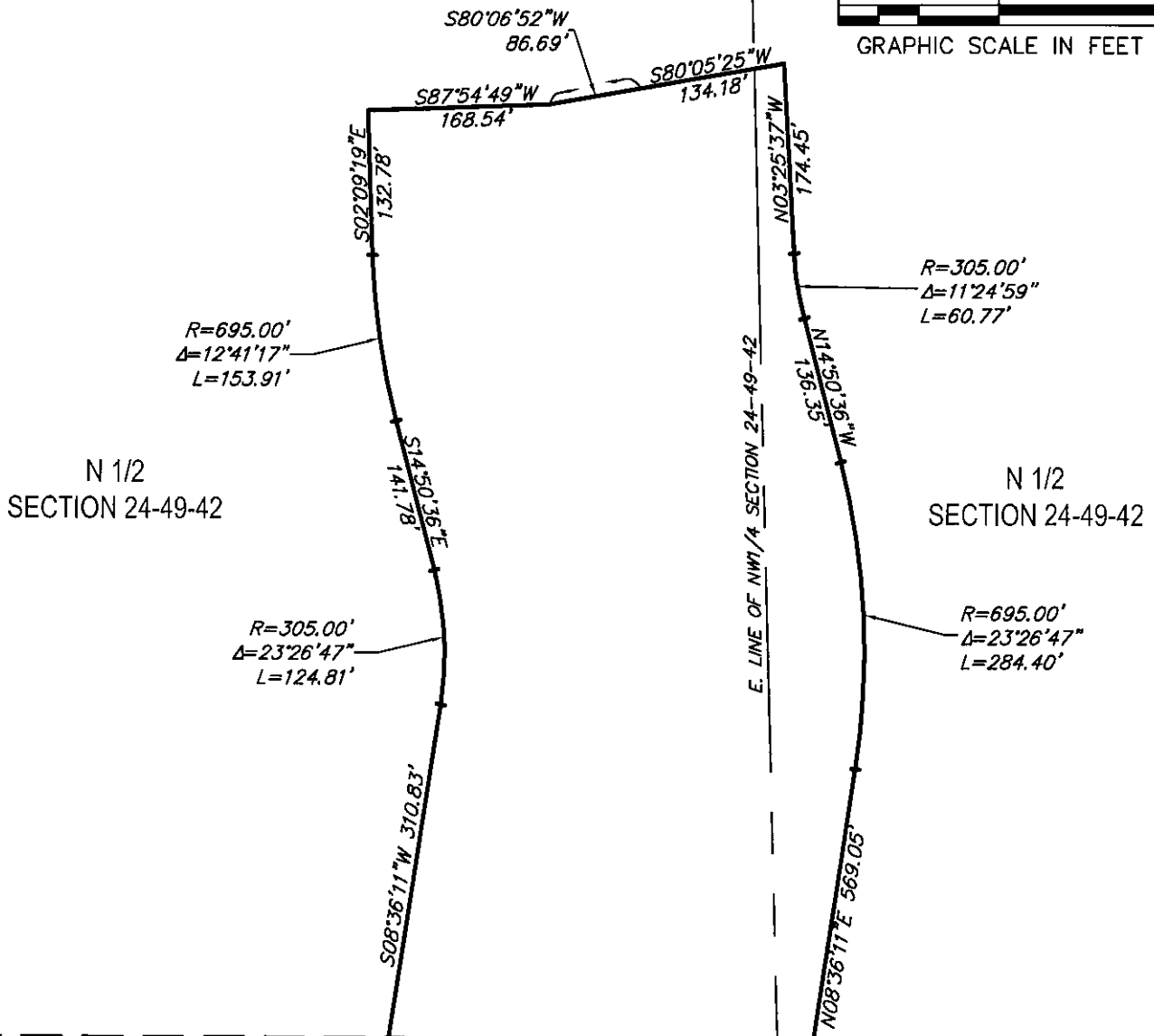
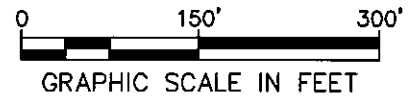
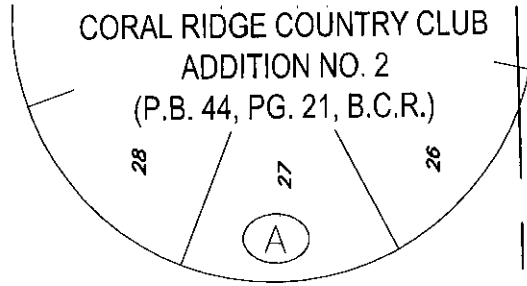
F.B. N/A PG. N/A

CHECKED BY: TCS

DATED: 08-02-12

EXHIBIT

CORAL RIDGE COUNTRY CLUB L.U.P.A. BOUNDARY



SEE SHEET 4 OF 5 SHEETS

G:\2005\05-0100_CORAL RIDGE LUPA\DRAWINGS\SD_LUPA_REV

Craven • Thompson & Associates, Inc.

LAND SURVEYOR'S
 ORIDA 33309 FAX: (854) 738-6409 TEL.: (854) 738-6400
 SURVEYING & MAPPING BUSINESS No. 271
 OF CRAVEN-THOMPSON & ASSOCIATES, INC. AND SHALL
 IT WITHOUT WRITTEN PERMISSION. COPYRIGHT (C) 2012

JOB NO.: 05-0100

SHEET 5 OF 5 SHEETS

DRAWN BY: RY

F.B. N/A PG. N/A

CHECKED BY: TCS

DATED: 08-02-12

EXHIBIT