



**TO:** Honorable Mayor & Members of the  
Fort Lauderdale City Commission

**FROM:** Lee Feldman, ICMA-CM, City Manager

**DATE:** April 16, 2013

**TITLE:** Ordinance – Section 47-20.2.E, Multiple Uses and 47-20.3.G, Shared  
Parking, of the Unified Land Development Regulations

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**Recommendation**

It is recommended that the City Commission adopt an ordinance, on first reading, amending the Unified Land Development Regulations for Section 47-20.2.E, Multiple Uses and 47-20.3.G, Shared Parking.

**Background**

At the June 20, 2012 Planning and Zoning Board (PZB) meeting, the PZB, acting as the local planning agency (LPA) pursuant to Section 47-31.2.A.4, recommended approval of proposed amendments to the Unified Land Development Regulations (ULDR) that would reduce overall parking requirements for specified uses and allow for a shared use provision on a City-wide basis by a vote of 6-2. These recommendations are based on the City of Fort Lauderdale Barrier Island Parking Study for the Central Beach. This study made recommendations based on a comparison of similar cities in Florida and around the country and made specific recommendations regarding restaurant use. Please see the PZB staff report and minutes attached as Exhibits 1 & 2, respectively.

Before bringing this recommendation by the PZB to Commission, staff conducted presentations for City-wide review via meetings of the Council of Civic Associations on November 13, 2012 and February 12, 2013. However, the Council was only in support of Shared Parking provision in the proposed amendment.

This provision would allow for those uses that have differing peak hour trips associated with them to share available parking. In other words, an office that is only open during the day and a restaurant that is busiest during the evening can share the parking since those busiest times for each use do not overlap. With a shared use provision, the surplus is accounted for according to established industry methodology as indicated in the Urban Land Institute manual.

Based on the input from the Council, staff has determined that amendments to Section 47-20.2., Table 1. Parking and Loading Zone Requirements warrant additional studies and have been omitted from the recommendation previously presented to the PZB.

Staff recommends the City Commission approve proposed recommended amendments to Section 47-20.2.E, Multiple Uses and Section 47-20.3.G, Shared Use.

**Resource Impact**

There is no resource impact.

Related CAMs:  
#12-2307, #12-2145

Attachment:  
EX 1 PZB Staff Report  
EX 2 PZB Minutes  
EX 3 Ordinance

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Prepared by: Diana Alarcon

Department Director: Diana Alarcon, Transportation and Mobility