



CITY OF FORT LAUDERDALE
City Commission Agenda Memo
REGULAR MEETING

#23-0619

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

FROM: Greg Chavarria, City Manager

DATE: June 20, 2023

TITLE: Public Hearing - Resolution Approving a Development Agreement with
Rahn Bahia Mar, LLC. for the Bahia Mar Planned Development District,
Located at 801 Seabreeze Boulevard – **(Commission District 2)**

Recommendation

Staff recommends the City Commission consider a resolution to enter into a development agreement between the City of Fort Lauderdale and Rahn Bahia Mar, LLC., for Bahia Mar Planned Development District pursuant to the City's Unified Land Development Code (ULDR), Section 47-37A, Planned Development Districts, subject to the review and approval of said agreement as to form by the City Attorney or designee in substantially the form attached.

Background

The City's Unified Land Development Code (ULDR), Section 47-37A, Planned Development Districts, more specifically Section 47-37A.13, Agreements, states that applicants seeking a PDD shall execute agreements, easements, and other documents necessary with regard to implementation of conditions imposed by the PDD consistent with the development plans and for continuing operation and maintenance of such. On June 6, 2023, the City Commission approved on first reading the Bahia Mar Planned Development District (PDD) which then requires the development agreement to be executed. A Location Map is attached as Exhibit 1.

The applicant, Rahn Bahia Mar, LLC., is requesting approval of the development agreement for the Bahia Mar Planned Development District (PDD) located at 801 Seabreeze Boulevard. Specifically, the development agreement ensures the construction of public improvements including the waterfront promenade, open park space, and pedestrian walkway along Seabreeze Boulevard as well as the hours of public access to such areas. The agreement will also include project phasing and restrictions necessary to maintain the open space in perpetuity. The development agreement for Bahia Mar PDD is consistent with the ULDR requirements and reflects the information needed. The Development Agreement is attached as Exhibit 2.

Resource Impact

There is no fiscal impact associated with this action.

Strategic Connections

This item is a *2021 Commission Priority*, advancing the Smart Growth initiative.

This item supports the *Press Play Fort Lauderdale 2024 Strategic Plan*, specifically advancing:

- Neighborhood Enhancement
- Goal 4: Build a thriving and inclusive community of neighborhoods.
- Objective: Ensure a range of affordable housing options

This item advances the *Fast Forward Fort Lauderdale 2035 Vision Plan: We Are Community*.

This item supports the *Advance Fort Lauderdale 2040 Comprehensive Plan* specifically advancing:

- The Neighborhood Enhancement Focus Area
- The Future Land Use Element
- Goal 2: The City shall encourage sustainable, smart growth which designates areas for future growth, promotes connectivity, social equity, preservation of neighborhood character and compatible uses.
- The Urban Design Element
- Goal 1: Promote high-quality and sustainable building design elements which complement the public realm.

Attachments

Exhibit 1 – Location Map

Exhibit 2 – Development Agreement

Exhibit 3 – Resolution

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