



**CITY OF FORT LAUDERDALE**  
**City Commission Agenda Memo**  
**REGULAR MEETING**

**#23-0589**

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

**FROM:** Greg Chavarria, City Manager

**DATE:** July 5, 2023

**TITLE:** Public Hearing - Quasi Judicial Resolution Approving a Waiver of  
Limitations as to the lack of a principal building at outparcel tied to 831  
Solar Isle Drive (Parcel ID # 5042 12 08 0650), for the installation of one  
(1) boatlift and two (2) finger piers extending a maximum distance of 23'7"  
+/- into the adjacent waters of Rio Coral Canal - **(Commission District 2)**

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**Recommendation**

Staff recommends the City Commission adopt a Resolution approving a Waiver of Limitations as to the lack of a principal building on the outparcel (25' x 25' "boat notch") adjacent to upland parcel (with principal building at 831 Solar Isle Drive) as required under ULDR 47-19.3 (c) for the installation of one (1) boatlift and two (2) finger piers extending a maximum of 23'7" +/- into the adjacent Rio Coral Canal located at the outparcel tied to 831 Solar Isle Drive (Parcel ID #5042 12 08 0650).

**Background**

The applicant is seeking a Resolution granting a Waiver of Limitations (a waiver to allow mooring structures (i.e. boat lift and finger piers) to be installed for lack of a principal building on the outparcel (25' x 25' "boat notch") adjacent to the upland lot at 831 Solar Isle Drive which has a principal building) as defined by City Code of Section 47-19.3 (c) of the Unified Land Development Regulations (ULDR) for the installation of one (1) boatlift and two (2) finger piers extending a maximum of 23'7" +/- from the property line into the adjacent waters of Rio Coral Canal.

The applicant's Summary Description specifies that the proposed structures are necessary for safely mooring owner's vessel as well as safe ingress and egress to and from the boat.

There is a recorded Unity of Title unifying the outparcel with the principal parcel at 831 Solar Isle Drive in accordance with the ULDR definition of "Development Site."

Although there is not a fee associated with obtaining a Waiver of Limitations, an application fee in the amount of \$1500 is required.

The Marine Advisory Board (MAB) recommended approval of the application 9:3 (see Exhibit 3) at the June 1, 2023, MAB meeting.

### **Resource Impact**

There is a positive fiscal impact in the amount of \$1,500. Revenue related to the application fee is included in the FY2022 Operating Budget in the account listed below.

<b><i>Funds available as of February 10, 2022</i></b>					
<b>ACCOUNT NUMBER</b>	<b>INDEX NAME (Program)</b>	<b>CHARACTER CODE/ SUB-OBJECT NAME</b>	<b>AMENDED BUDGET (Character)</b>	<b>AMOUNT RECEIVED (Character)</b>	<b>AMOUNT</b>
001-PKR090101-K189	Marine Facilities Administration	Charges for Services / Private Dock Fees			\$1,500
<b>TOTAL AMOUNT ►</b>					<b>\$1,500</b>

### **Strategic Connections**

This item is a 2022 Top Commission Priority, advancing the Parks and Public Places initiative.

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

- The Public Places Focus Area
- Goal 3: Build a healthy and engaging community
- Objective: Improve access to and enjoyment of our beach, waterways, parks and open spaces for everyone

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

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

- The Public Places Focus Area
- The Parks, Recreation & Open Spaces Element
- Goal 1: Be a community where persons of all ages are able to partake in a fun and healthy lifestyle.

### **Attachments**

Exhibit 1 – Broward County Appraiser’s website data sheet and “view map”

Exhibit 2– Recorded Unity of Title; Harry S. Stewart Affidavit; Cross Motion for Summary Judgment; ULDR definition of development site.

Exhibit 3 – Code Sec. 47-19.3

Exhibit 4 – Application

Exhibit 5 – June 1, 2023, Draft Marine Advisory Board Minutes

Exhibit 6 – Approval Resolution

Exhibit 7 – Denial Resolution

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Prepared by: Carolyn Bean, Parks and Recreation

Department Director: Phil Thornburg, Parks and Recreation