

**LAKE RIDGE**   
CIVIC ASSOCIATION  
PO Box 4506 Fort Lauderdale, FL 33338

Planning & Zoning Board  
City of Ft. Lauderdale  
700 NW 19<sup>th</sup> Avenue  
Ft. Lauderdale, FL 33311

RE: PNZ Case# 9-ZR-13 (Pollo Tropical and Hertz Rental)

Dear Mayor Seiler, Vice Mayor Roberts, Commissioners and Planning and Zoning Board Members:


I am writing on behalf of the Lake Ridge Civic Association, Inc. (LRCA) Board of Directors in support of the proposed Pollo Tropical redevelopment and rezoning of the property at 901-925 East Sunrise Boulevard. On Thursday, August 15<sup>th</sup>, 2013, the developer's representative attended a well-attended General Meeting of the Lake Ridge Civic Association, Inc. to present the plans for the Pollo Tropical. Prior to this General Meeting for the public, Robert Lochrie III and Glenn Rozansky of Pollo Tropical met with the LRCA Board of Directors and the LRCA Neighborhood Infrastructure Committee & Treescaping (NIC(T)). The presentation was followed by a question and answer period.

The project is well-received by our membership and we look forward to seeing the redevelopment of this site. We appreciate the due diligence and thoroughness of Robert Lochrie and Glenn Rozansky in extending support to LRCA regarding issues with FDOT saving the traffic light along Sunrise BLVD in front of this site, and the developers have been and remain open to Lake Ridge's concerns and enthusiasm the neighbors have expressed about the redevelopment.

During our discussion the developer committed to a number of items that will enhance this site and our neighborhood. Specifically, the developer agreed to:

1. Maintain the existing road closures on NE 9<sup>th</sup> Avenue and NE 10<sup>th</sup> Avenue;
2. Provide well lit and secure sidewalks around the site;
3. Ensure that dumpsters on site are enclosed and maintained;
4. Mitigate lighting on site ensure that it does not shine into adjacent residences.

The development is well conceived and will be an attractive and welcomed addition to our community. The Lake Ridge Civic Association, Inc. urges the City to approve this project. Should you have any questions or need additional information from the LRCA Board of Directors, please let me know.

Respectfully Submitted,  
  
Shannon C. Erwin Harmeling,  
Lake Ridge Civic Association, Secretary & NIC(T) Committee Developer Liaison, past LRCA President  
2012 - 2013 on behalf of the LRCA Board of Directors.