

January 21, 2025

Via Email: Ltappen@fortlauderdale.gov

Lorraine Tappen
Urban Design & Planning
700 NW 19th Avenue
Fort Lauderdale, Florida 33311

RE: Public Participation Meeting Summary for Holiday Park YMCA and Broward Health Site Plan and Right-of-Way Vacation (DRC Case Nos. UDP-S24057 and UDP-V24001) ("Project")

Dear Ms. Tappen:


Pursuant to City Ordinance No. C-24-37, the agent for the applicant held a public participation meeting to present the Project. The meeting was conducted via Zoom on January 16, 2025, at 6:00 p.m. Notice of the meeting was mailed to all property owners within 300 feet of the Project, providing the date, time, and link to access the meeting. Additionally, notice was sent to Phil Dunlap, President of the Flagler Village Civic Association, and Melissa Carbonell, President of the Victoria Park Civic Association, as both neighborhood associations are located within 300 feet of the Project.

A total of eight (8) people attended the meeting. The applicant's agent began the presentation with an aerial overview of the property and the Project, explaining its scope and highlighting the partnership between Broward Health and the YMCA. The presentation covered the location of parking, street renderings depicting landscaping and fence screening as viewed from North Federal Highway, and detailed the site plan, layout, and functionality of the YMCA and Broward Health facilities. The agent also addressed the proposed right-of-way vacation of NE 6th Terrace as part of the Project.

The presentation concluded at approximately 6:15 p.m., after which the agent opened the floor for questions and comments. Attendees expressed satisfaction with the aesthetics of the Project. One question was raised regarding the Project's potential coordination with LauderTrail. After addressing this inquiry and the proposed right-of-way vacation, along with other comments, the agent concluded the meeting.

Should you require any further information about the meeting, please feel free to contact me.

Sincerely,



Robert J. Hely, Esq.

RJH
Enclosures
1-Affidavit

cc: Phil Dunlap, President of the Flagler Village Civic Association (phdunla@gmail.com)
cc: Melissa Carbonell, President of the Victoria Park Civic Association (melissa@melcarbonell.com)



AFFIDAVIT FORM

Applications: As Required | Rev. 07/21/2022

INSTRUCTIONS: Indicate with an ☒ for the type of meeting, provide the applicable project information, hearing date, and indicate applicable public notice requirements. Sign the affidavit with notary. For specific public notice requirements, refer to the [Public Participation and Sign Notice Guide](#) or contact the Case Planner. Please print legibly.

**STATE OF FLORIDA, BROWARD COUNTY
AFFIDAVIT PUBLIC NOTICE REQUIREMENTS**

☐ DEVELOPMENT REVIEW COMMITTEE ☒ PLANNING AND ZONING BOARD ☐ HISTORIC PRESERVATION BOARD ☐ CITY COMMISSION

CASE NUMBER: UDP-V24001PROPERTY: 840 N. Federal Highway, Fort Lauderdale, Florida 33304MEETING DATE: 02/19/25APPLICANT OR AGENT (IF REPRESENTING APPLICANT): Robert B. Lochrie II, Esq.APPEAL REQUEST: No ☒

BEFORE ME, the undersigned authority, personally appeared Robert J. Hely, Esq. who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant or Agent representing the applicant in the above cited City of Fort Lauderdale Review Case.
2. The Affiant/Applicant has completed the following (indicate all applicable sections with an ☒).

☒ DEVELOPMENT REVIEW COMMITTEE MAIL NOTICE

- a. Affiant has been mailed a letter(s) or sent an email(s) to all official city-recognized civic organization(s) within 300 feet of the proposed project. The letter(s) or email(s) sent by the Affiant includes a notification of the date, time, and place of the Development Review Committee meeting.
- b. Letter or email referenced above in (a) was sent at least **twenty-one (21) days** prior to the date of the Development Review Committee meeting noted above.
- c. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design and Planning office **ten (10) days** prior to the date of Development Review Committee and if the Affidavit is not submitted, the meeting on this case shall be canceled.

☐ HISTORIC PRESERVATION BOARD MAIL NOTICE

- a. Affiant has paid for and ensured that letters were mailed to all property owners located within three hundred (300) feet of the property that is the subject of the application. The letter sent by mail to the property owners includes a notification of the date, time, and place of the Historic Preservation Board meeting.
- b. Letter referenced above (a) was sent at least **fifteen (15) days** prior to the date set for the first Historic Preservation Board meeting cited above.
- c. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design and Planning office **ten (10) days** prior to the date of Historic Preservation Board and if the Affidavit is not submitted, the meeting on this case shall be canceled.

☒ PROJECT PRESENTATION MEETING

- a. Affiant has sent a letter(s) via regular mail or sent an email(s) to all property owners whose real property is located within three hundred (300) feet of the proposed project and mailed a letter(s) or sent an email(s) to all official city-recognized civic organization(s) within 300 feet of the proposed project. The letter(s) or email(s) sent by the Affiant includes a notification of the date, time, and place of the Applicant's Project Presentation meeting.
- b. Letter referenced above (a) was mailed prior to the submittal of the application to the Planning and Zoning Board application. Applicant's Project Presentation meeting was held at least **thirty (30) days** prior to the date of the Planning and Zoning Board meeting.
- c. Affiant has prepared a summary of the Project Presentation meeting cited above that documents the date(s), time(s), location(s), number of participants, presentation material and general summary of the discussion and comments expressed during the process.
- d. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design and Planning office **fifteen (15) days** prior to the date of the Planning and Zoning Board meeting and if the Affidavit has not submitted, the Public Hearing on this case shall be canceled.

☐ 10-DAY PUBLIC SIGN NOTICE or ☐ 15-DAY PUBLIC SIGN NOTICE

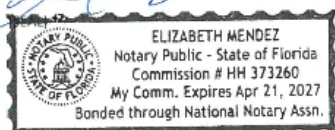
- a. Posted or has caused to be posted on the Property signage provided by the City of Fort Lauderdale, which such signage notifies the date, time and place of the meeting.
- b. That (provide number of signs posted) sign(s) as referenced above (a) was posted on (provide date of posting) the property in such manner as to be visible from adjacent streets and waterways and was posted a minimum (see above marked 10 or 15 days) prior to the date of the meeting cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
- c. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case. Should the application be continued, deferred or re-heard, the sign shall be amended to reflect the new dates.
- d. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design and Planning office **five (5) calendar days** prior to the meeting date and if the Affidavit has not submitted, the meeting on this case shall be canceled.

3. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties therefor.

IF APPLICANT COMPLETE BELOW

STATE OF FLORIDA: Broward
COUNTY OF Broward

The foregoing instrument was sworn to and subscribed before me by means of ☐ physical presence or ☐ online notarization, this 21 day of January, 2022, by Robert J. Hely, Esq. who is personally known to me or who has produced as identification.



Affidavit Form

IF AN AGENT COMPLETE BELOW

STATE OF FLORIDA:
COUNTY OF

The foregoing instrument was sworn to and subscribed before me by means of ☐ physical presence or ☐ online notarization, this day of , 2022, by of , a Florida corporation, on behalf of the corporation. He/she is personally known to me or has produced as identification.

(Signature of Notary Public - State of Florida)

(Print, Type, or Stamp Commissioned Name of Notary Public)

April 1, 2025

YMCA / Broward Health at Holiday Park Site Plan
UDP-S24057

Planning & Zoning Meeting Sign Posting

Aerial of Site



#1. View looking south at the site from NE 9th Street



#2. View looking East from NE 6th Terrace



#3. View looking East at the site from NE 6th Terrace



#4. View looking North at the site from NE 8th Street

