

City of Fort Lauderdale

*City Hall
100 North Andrews Avenue
Fort Lauderdale, FL 33301
www.fortlauderdale.gov*



Meeting Minutes

Tuesday, May 21, 2019

6:00 PM

City Commission Chambers

City Commission Regular Meeting

FORT LAUDERDALE CITY COMMISSION

***DEAN J. TRANTALIS Mayor
ROBERT L. McKINZIE Vice Mayor - Commissioner - District III
HEATHER MORAITIS Commissioner - District I
STEVEN GLASSMAN Commissioner - District II
BEN SORENSEN Commissioner - District IV***

***CHRIS LAGERBLOOM, City Manager
JOHN HERBST, City Auditor
JEFFREY A. MODARELLI, City Clerk
ALAIN E. BOILEAU, City Attorney***

CALL TO ORDER

Mayor Trantalis called the meeting to order at 6:08 p.m.

Invocation

Ron Perkins, City of Fort Lauderdale Public Safety Chaplain

Pledge of Allegiance

Walker Elementary School Students

ROLL CALL

Present: 5 - Commissioner Steven Glassman, Vice Mayor Robert L. McKinzie, Commissioner Ben Sorensen, Commissioner Heather Moraitis and Mayor Dean J. Trantalis

QUORUM ESTABLISHED

Also Present: City Manager Chris Lagerbloom, City Clerk Jeffrey A. Modarelli, City Attorney Alain E. Boileau, City Auditor John Herbst and Sergeant at Arms Jerry Williams

ANNOUNCEMENTS

Mayor Trantalis made the following Agenda Announcement:

Agenda Item Revision:

OSR-1 Revised Page 2 of the Ordinance

Approval of MINUTES and Agenda

[19-0525](#)

Minutes for April 16, 2019 Commission Conference Meeting and April 16, 2019 Commission Regular Meeting - (Commission Districts 1, 2, 3 and 4)

Vice Mayor McKinzie made a motion to approve this item and was seconded by Commissioner Glassman.

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

PRESENTATIONS**PRES-** [19-0534](#)**1**

Proclamation declaring May 21, 2019 as Philip Bullock Day in the City of Fort Lauderdale - Principal of Walker Elementary School and Winner of Broward County Principal of the Year Award - (Commission Districts 1, 2, 3 and 4)

Vice Mayor McKinzie read a Proclamation declaring May 21, 2019 as *Philip Bullock Day in the City of Fort Lauderdale* in recognition of his achievements at Walker Elementary School and Winner of *Broward County Principal of the Year Award*. Principal Bullock accepted the Proclamation, expounding on all those who contributed the success of Walker Elementary School and thanked the Mayor Trantalis and the Commission.

PRESENTED**PRES-** [19-0536](#)**2**

Proclamation declaring May 21, 2019 as Dillard High School Girls Basketball Team Day in the City of Fort Lauderdale - BCAA Big 8 Champions - (Commission District 3)

Vice Mayor McKinzie congratulated the Dillard High School Girls Basketball Team for being 2019 Class 7A Girls State Champions. Vice Mayor McKinzie read a Proclamation declaring May 21, 2019 as *Dillard High Lady Panthers Team Day* in the City of Fort Lauderdale in recognition of their achievement as 2019 Class 7A Girls State Champions. He announced the names of each team member, assistant coaches, Coach Marcia Pinder and Principal Robinson all of whom joined him at the podium.

Principal Robinson announced that *The Miami Herald* named the following individuals from Dillard High School as *2019 All-Broward Athletic Awards Winners: Coach Marcia Pinder - Girls Basketball 9A-7A Coach of the Year; and Genovea Johnson - Basketball Team Number 25 - Class 9A-6A Female Athlete of the Year*.

Coach Pinder thanked Mayor Trantalis and the Commissioners for the Proclamation.

PRESENTED**PRES-** [19-0535](#)**3**

Proclamation declaring May 21, 2019 as Fort Lauderdale High School Boys Soccer Team Day in the City of Fort Lauderdale - Class 4A State Champion Runner-Up - (Commission District 2)

Commissioner Glassman noted the absence of Coach Mourinho Snipe

due to illness. He requested the members of the Fort Lauderdale High School Boys Soccer Team, Athletic Director Timothy Lawrence, the Coaching Staff and Team Managers join him at the podium.

Commissioner Glassman read a Proclamation declaring May 21, 2019 as *Fort Lauderdale High School Boys Soccer Team Day* in the City of Fort Lauderdale in recognition as *Class 4A State Champion Runner-Up*. Two soccer team members spoke, thanking Mayor Trantalis, the Commission and all supporters of the team.

PRESENTED

PRES- [19-0524](#)
4

Recognition - Sustainability Division of Public Works Department - Gold Level Recertification as a Green Local Government - Florida Green Building Coalition - (Commission Districts 1, 2, 3 and 4)

C.J. Davila, Executive Director, Florida Green Building Coalition (Coalition), expounded on details regarding the Coalition and its Green Local Government Program. Mr. Davila recognized City Manager Chris Lagerbloom for setting the green practices standard for the City. He also thanked Staff members Glen Hadwen, Sustainability Manager, and Aneisha Nicholas, Office of Sustainability, for their efforts in preparing the application for the Green Certification Award (Award). Mr. Davila expounded on aspects of the Award. Dr. Nancy Gassman, Assistant Public Works Director -Sustainability, and Glen Hadwen, Sustainability Manager, accepted the Award.

PRESENTED

PRES- [19-0458](#)
5

Police Officer of the Month - March 2019
Police Officer of the Month - April 2019
Police Officer of the Month - May 2019
(Commission Districts 1, 2, 3 and 4)

Police Chief Rick Maglione recognized Police K9 Officer Ryan Clifton and Police Officer Robert Smith as *Police Officers of the Month - March 2019*.

Chief Maglione thanked City of Lauderhill Police Chief Constance Stanley for providing written details of the outstanding efforts of Officers Clifton and Smith in response to an active shooter call on Sunday, February 24, 2019. He also thanked City of Lauderhill Police Major Robert Parmelee and Chief Stanley for their attendance tonight. Chief Maglione described the actions of Officers Clifton and Smith. He recognized *Officer Clifton and Officer Smith as March 2019 Police Officers of the Month*, thanking them for a job well done.

On behalf of the City of Lauderhill and its Police Chief Constance

Stanley, City of Lauderhill Police Major Parmelee thanked Officer Clifton and Officer Smith for their outstanding efforts in response to this incident, citing their quick response, professionalism, cooperation and skills which served to mitigate the high-risk incident. Major Parmelee also thanked Chief Maglione, Mayor Trantalis and the Commission for the outstanding cooperation of the men and women of the Fort Lauderdale Police Department.

Police Chief Rick Maglione recognized *Detective Timothy Shields as Police Officer the Month - April 2019* in recognition of his efforts regarding three incidents occurring in January 2019. Chief Maglione described in detail the following incidents: the January 16, 2019 incident, resulting in the arrest of a burglary suspect; the January 17, 2019 incident, resulting in an arrest of several armed car-jacking suspects; and the January 25, 2019 incident, resulting in the arrest of an armed car-jacking suspect. Chief Maglione commended Detective Shields for a job well done.

Police Chief Rick Maglione recognized *Police Officer James McGrath, Police Officer Jordan W. Santamarina and Police K9 Officer Eduardo Requejo as Police Officers the Month - May 2019*. He described details regarding a March 23, 2019 incident in Oakland Park, resulting in the arrest of a suspect for a violent armed robbery of a vehicle. Chief Maglione commended Officer McGrath, Officer Santamarina and Officer Requejo for a job well done.

Chief Maglione commented on the expectation that 2018 would be the second lowest crime rate in the City since tracking began in the 1970s, noting that 2014 was the lowest.

PRESENTED

PRES- [19-0418](#)
6

Proclamation declaring May 19-25, 2019 as Public Works Week in the City of Fort Lauderdale - (Commission Districts 1, 2, 3 and 4)

Commissioner Sorensen requested Paul Berg, Public Works Director, join him at the podium. Commissioner Sorensen presented a Proclamation declaring *May 19-25, 2019 as Public Works Week in the City of Fort Lauderdale*, reading it in its entirety. Mr. Berg announced the City was awarded the best tasting water in Broward County. He recognized other Departments who provide Public Works services, including Transportation and Mobility, the Department of Sustainable Development and the Parks and Recreation Department. Mr. Berg acknowledged the support of Mayor Trantalis, the Commission, the Office of the City Manager and all internal Staff, expounding on related details. He accepted the Proclamation, thanking Mayor Trantalis and the

Commission.

PRESENTED

CONSENT AGENDA PUBLIC COMMENT

In response to Mayor Trantalis, Commissioner Glassman requested Consent Agenda item CM-3 be pulled for separate discussion.

City Attorney Alain Boileau requested item CR-1 be pulled.

Mayor Trantalis recognized Charlie Leifkauf, President, Riverland Preservation Society. Mr. Leifkauf spoke in support of Agenda Item CR-2, giving a brief overview of the history related to this item. He acknowledged stakeholder efforts for the property located at 2681 Riverland Road Property to be established as a park and known as Riverland Preserve.

Mayor Trantalis recognized Mark Cantor, Riverland Preservation Society. Mr. Cantor spoke in support of Agenda Item CR-2, thanking the Commission for their assistance establishing Riverland Preserve.

CONSENT AGENDA

CONSENT MOTION

Approval of the Consent Agenda

Vice Mayor Sorensen made a motion to approve the Consent Agenda and was seconded by Vice Mayor McKinzie.

Approve the Consent Agenda

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-1 [19-0459](#)

Motion to Approve Event Agreements: Pooch and Hooch - Hey June Event, Backyard BBQ- Caribbean Jerk Festival and "Sunscape" - An Elegant All White Attire Brunch Party Event - (Commission Districts 2 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-2 [19-0486](#)

Motion Approving an Application for a Temporary Beach License and Outdoor Event Agreement with Supreme Team LLC for a Beach Daz (Summer Caribbean Beach Party) - (Commission District 2)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-3 [19-0503](#)

Motion Declaring The Great American Beach Party for Saturday, May 25, 2019 as a Public Purpose Special Event and Creating a Temporary Exemption Relating to the Sale, Possession and Consumption of Alcohol at the Event - (Commission District 2)

Commissioner Glassman commented on discussions at the District II Pre-Agenda Meeting regarding this event as it relates to barrier island traffic concerns and informational signage for commuters attempting to enter the barrier island. City Manager Chris Lagerbloom commented on traffic related challenges due to on-going constructions on the barrier island, expounding on details. He said Seabreeze Boulevard would be counter-flowed, noting heavy traffic is anticipated. On the western side of the barrier island, there would be signage discouraging vehicles from traveling on the barrier island.

Commissioner Glassman made a motion to approve this item and was seconded by Vice Mayor McKinzie.

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-4 [19-0437](#)

Motion to Approve Donation to A Child is Missing from State Law Enforcement Trust Fund - \$5,000 - (Commission Districts 1, 2, 3 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-5 [19-0512](#)

Motion Authorizing Execution of the First Amendment to a Revocable License with KG Las Olas Trustee, LLC, for Temporary Right of Way Closure of Portions of Sidewalks on SE 1st Avenue and East Las Olas Boulevard associated with the 100 East Las Olas Development Located at 100 East Las Olas Boulevard - (Commission District 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-6 [19-0510](#)

Motion Authorizing Settlement of Workers' Compensation Claim in the Matter of Paula DeVegh v. City of Fort Lauderdale, Case No.

17-023972DAL - \$175,000 - (Commission Districts 1, 2, 3 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CM-7 [19-0523](#)

Motion to Approve Increase in Funds for the Law Firm of Greenberg Traurig LLP, Special Counsel to the City of Fort Lauderdale, in Connection With the City's Withdrawal from the Various Agreements and Obligations Related to the Wave Modern Streetcar Project - (Commission Districts 2 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CONSENT RESOLUTION

CR-1 [19-0508](#)

Resolution Approving an Application for a Dock Permit for Usage of Public Property by James D. Wilson located at 333 Poinciana Drive - (Commission District 2)

City Attorney Alain Boileau recommended deferring this item until the parties involved resolve an issue regarding riparian rights. Due to these circumstances, this item cannot be deferred to a specific date.

Commissioner Glassman made a motion to defer this item and was seconded by Vice Mayor McKinzie.

DEFERRED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CR-2 [19-0396](#)

Resolution Approving the Naming of 2681 Riverland Road Property to Riverland Preserve - (Commission District 4)

ADOPTED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CONSENT PURCHASE

CP-1 [19-0332](#)

Motion to Approve Change Order No. 3 for A-13 Sewer Redirection Project - C & W Pipeline, Inc. - \$526,729 - (Commission Districts 2 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CP-2 [19-0397](#) Motion to Reject All Bids for Coontie Hatchee Canoe Launch Project - (Commission District 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CP-3 [19-0435](#) Motion to Terminate for Convenience Contract No. 12115-583 for Board Up Services and Approve New Contract No. 12241-893 for Same Services - J.I.J. Construction Corp. - \$120,453 - (Commission Districts 1, 2, 3 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CP-4 [19-0447](#) Motion to Approve Contract for Bermuda Riviera Small Water Main Improvements Project - Murphy Pipeline Contractors Inc. - \$4,064,690 - (Commission District 1)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CP-5 [19-0466](#) Motion to Approve Consent to Assignment of Contracts for Professional Services from CH2M Hill Engineers, Inc. to Jacobs Engineering Group Inc. - (Commission Districts 1, 2, 3 and 4)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

CP-6 [19-0514](#) Motion to Approve Task Order No. 4 for Materials Testing and Inspection Services for the Fort Lauderdale Aquatic Center Renovation Project - Wood Environment & Infrastructure Solutions, Inc. - \$268,140 - (Commission District 2)

APPROVED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

RESOLUTIONS

R-1 [19-0506](#) Appointment of Board and Committee Members - (Commission

Districts 1, 2, 3 and 4)

City Clerk Jeffrey Modarelli read the names of the Board and Committee nominees for appointments, reappointments and related amendments for the June 4, 2019 Board and Committee Appointments Resolution. Discussions ensued on nominees for the consensus appointment and the alternate position appointment to the Code Enforcement Board.

City Clerk Modarelli read the names of Board and Committee appointments and reappointments for Agenda item R-1.

A copy of the list of Board and Committee appointees and terms is attached to these minutes.

Commissioner Sorensen introduced this Resolution which was read by title only.

ADOPTED

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

R-2 [19-0515](#)

Quasi-Judicial Resolution - Approval of Site Plan Level IV Development Permit for a 205 Room Hotel with 381 Space Parking Garage - Beach Boys Plaza - 401 S. Fort Lauderdale Beach Boulevard - Case No. R18011 - (Commission District 2)

Anyone wishing to speak must be sworn in. Commission will announce any site visits, communications or expert opinions received and make them part of the record.

Each Commission member disclosed verbal and written communications, site visits and expert opinions.

In response to Vice Mayor McKinzie's question, Mayor Trantalis confirmed procedural details for this item. The Public Hearing portion of this item was concluded at the May 7, 2019 Commission Regular Meeting.

Mayor Trantalis explained this item was deferred to address concerns related to the 1989 Interlocal Agreement (1989 ILA) with Broward County (County). City Manager Chris Lagerbloom gave an overview of what has transpired since the May 7, 2019 Commission Regular Meeting (May 7th Meeting), confirming a written response from the County had not been received. The County indicated the City's written correspondence would be forwarded to the Office of County Attorney for an answer.

Mayor Trantalis recognized Anthony Fajardo, Director of Sustainable Development. In response to Mayor Trantalis' question regarding the timeframe for a response from the County, Mr. Fajardo said he was not aware of a specific timetable. Comment ensued.

Mayor Trantalis recognized Courtney Crush, Esq., Crush Law P.A. Ms. Crush commented on discussions at the May 7th Meeting. Mayor Trantalis commented on Commissioner Glassman's concerns regarding the County regulating the numbers trips on the barrier island, expounding on details and the 1989 ILA. Ms. Crush commented on discussions with a representative of the Office of County Attorney. She confirmed her request and receipt of the 2018 Level of Service map for State Road A1A from the Florida Department of Transportation (FDOT) which was forwarded to Staff. She commented on related details.

Ms. Crush discussed her understanding of what transpired at the May 7th Meeting, the terms in the 1989 ILA and the allocation of trips by Staff. She expounded on details and the process for reporting trips to the County.

Mayor Trantalis explained aspects of the project being considered by the Commission, noting the importance of addressing allocation of the remaining barrier island trips and commenting on related details. He discussed the importance of doing what is best for citizens to build community. Mayor Trantalis explained concerns, including the project, the timeline, allocation of the remaining trips on the barrier island and the 1989 ILA.

Ms. Crush responded to Mayor Trantalis, commenting on applicant plans, including maintaining the beach area as a destination and staying current. She also addressed priorities identified by the Commission.

Mayor Trantalis discussed his perspective, encouraging enhancement of the storefront area and commenting on other components of the project. The Commission needs to make decisions based upon current conditions. Ms. Crush responded, expounding on project plan details and efforts to address current needs. She cited examples that included interaction with Staff to complement design of the adjacent park and address ULDR items.

In response to Mayor Trantalis' question, Ms. Crush confirmed, theoretically, the applicant could move forward with the commercial redevelopment of the property without the garage and hotel and retain the existing surface parking lot. She expounded on details of the proposed

project.

Mayor Trantalis commented on the parking garage proposed to face the beach. Ms. Crush explained aspects of the design, efforts to make it contemporary and maintain it as an open-air garage.

In response to Commissioner Moraitis' question, discussions ensued on barrier island trip allocations.

Commissioner Sorensen noted the following regarding trip allocation: 1) eighty (80) trips were allocated for the Aquatic Complex for proposed expansion which is no longer planned; 2) use of D.C. Alexander Park will not change, requiring no updates to trip allocations; and 3) if the Natchez property is utilized for construction of a parking garage and Fire Rescue Station in the future, additional trip allocations would be required.

Commissioner Moraitis asked if anticipated projects not yet in the pipeline would be addressed. Mr. Fajardo explained details regarding the trip allocation pool. He confirmed the latest trip allocation update indicates there are 73 remaining trips. Mr. Fajardo explained details regarding these calculations, stating that trips are not allocated until approved.

In response to Commissioner Glassman's question, Mr. Fajardo confirmed the trips listed for Natchez/Alhambra are only allocated to Alhambra. Mr. Fajardo explained details related to trip generation from parking lots and the impact of levels of service on nearby intersections. Commissioner Glassman commented on the trip allocation list. Mr. Fajardo explained there is not a one-to-one correlation between a trip and a unit, expounding on details.

Commissioner Glassman noted his previous request to defer this item until the County has responded to concerns regarding adherence to traffic monitoring requirements in the 1989 ILA. He commented on concerns regarding approved projects which do not move forward promptly, the impact on trip allocations for future projects and how levels of service were determined.

Commissioner Glassman commented on the need to have a holistic and comprehensive understanding of traffic, not annual averages. He expounded on details regarding the need to have a complete understanding of the impact of trip allocations on barrier island roadways. He also discussed State legislation that would prevent the "banking" of allocated trips. Further comment and discussion ensued on this topic.

Mr. Fajardo commented on barrier island projects not subject to an extension and those who have received State legislative extensions. He confirmed trip allocations for the Las Olas Marina were included in the trip allocation update.

Commissioner Glassman noted public land projects located on the barrier island require trip allocations, commenting on the need to consider prioritization and related details. He reiterated his position to defer this item until the County has responded in writing to the 1989 ILA correspondence.

Commissioner Moraitis commented on her concern regarding analyzing this project differently than other projects which have come before the Commission.

City Attorney Boileau commented on components and ramifications of the 1989 ILA. Relative to this project, there are trips available, expounding on details and noting concerns. Commissioner Moraitis commented on her position to apply the same criteria to all applicants.

In response to Mayor Trantalis, Mr. Fajardo explained the latest trip allocation update. Comment and discussion ensued. Mayor Trantalis noted that the International Swimming Hall of Fame (ISHOF) would be expanding and would require additional trips. Further and discussion ensued.

Commissioner Sorensen commented on the recent knowledge of the 1989 ILA which impact trip calculations and project approval decisions. He discussed the recently updated trip allocation report, the importance of considering all of the factors and considering projects holistically when determining what is best for the community.

City Attorney Boileau explained aspects of Commission discretion and established parameters of published criteria when considering approval of a Site Level Plan IV project.

Mayor Trantalis commented on the topic of neighbor compatibility. Further discussion and comment ensued.

Ms. Crush expounded on the traffic study done by the applicant. Mayor Trantalis commented on his perspective. Ms. Crush noted support of a neighboring property owner and the Central Beach Alliance (CBA). She also expounded on discussions with the applicant regarding their desire to have a "flagged" hotel at this location, commenting on related details.

Further comment and discussion ensued. Ms. Crush discussed her position and perspective on the appropriateness of this project.

In response to Commissioner Sorensen's question regarding past levels of service, the post-development level of service and quantifying reaching a "F" level of service, Joaquin Vargas, Traf Tech Engineering, Inc., explained evaluation requirements for this application, expounding on details related to the three evaluated scenarios: existing conditions; future condition with this project; and future conditions without this project. Future conditions includes additional natural growth and additional approved development not yet built.

In response to Commissioner Sorensen's question regarding the projected amount of years, Mr. Vargas said they look at the anticipated, target built-out year and do not go beyond that date. Mr. Vargas explained they look at historic traffic growth to project into the future. They do not look at past levels of service and utilize updated, modernized techniques. Further comment and discussions ensued.

In response to Commissioner Sorensen's question, City Attorney Boileau explained details regarding calculating levels of service, noting the need to follow required methodology. Further comment and discussion ensued. City Attorney Boileau commented on adherence to the 1989 ILA, having a correct count and related details. Further comment and discussion ensued on having an independent traffic analysis.

Vice Mayor McKinzie commented on his perspective, concurring with Commissioner Moraitis' earlier remarks, discussing details. He inquired how trip allocation was initiated, Mr. Fajardo explained it relates back to the Comprehensive Plan and the ability to designate the area a Regional Activity Center (RAC) which required allocation of units and trips from the County which were generated through a mathematical formula. Further comment ensued.

In response to Commissioner Glassman's question regarding the amount of time required to do a traffic monitoring program to comply with the 1989 ILA, Ben Restrepo, Project Manager II, Department of Sustainable Development, explained it would take a significant amount of manpower and time.

Mr. Restrepo confirmed Staff selects the third-party traffic consultant, not the applicant. He expounded on aspects and details of traffic counts done in 1989 and the 2016 FDOT assessments of the State Road A1A, Las Olas Boulevard and Sunrise Boulevard corridors.

Mr. Restrepo noted an improved level of service in the 2018 FDOT assessment for the portion of State Road A1A from Seville Street to Sunrise Boulevard, commenting on details. In 2016 it was rated "F" and in 2018 it was rated "D" due to a reduction in traffic. Further comment and discussion ensued. Mr. Restrepo confirmed since 2016, traffic has been reduced in that area.

Vice Mayor McKinzie commented on Broward Metropolitan Planning Organization (MPO) efforts to address and monitor traffic concerns. He commented on his perspective, noting Staff's work to vet projects.

Commissioner Glassman explained his perspective regarding the importance of this issue, citing the County's analysis of State Road A1A. The annual average for the level of service and roadway capacity rating for State Road A1A has been a "D" or "F". The 1989 ILA does not permit deterioration below level "D". Discussions ensued on a date to defer this item and the interpretation of the trip reporting to the County being consistent with the 1989 ILA.

Commissioner Glassman recommended postponement of this item until June 4, 2019. Further comment and discussion ensued. In response to Ms. Crush, City Manager Lagerbloom gave an overview of 1989 ILA correspondence to the County, confirming he would forward her a copy.

Commissioner Glassman made a motion to defer this item to the June 4, 2019 Commission Regular Meeting and was seconded by Commissioner Sorensen.

DEFERRED to June 4, 2019

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

PUBLIC HEARINGS

PH-1 [19-0492](#)

Quasi-Judicial Resolution Denying a Historic Landmark Designation of the Building Commonly Known as the "Buccaneer Motel" Located at 3008 Bayshore Drive, HPB Case No. H19009, Owner: Bayshore Hotel LLC, Applicant: Paula Yukna - (Commission District 2)

Anyone wishing to speak must be sworn in. Commission will announce any site visits, communications or expert opinions received and make them part of the record.

Each Commission member disclosed verbal and written communications, site visits and expert opinions.

Mayor Trantalis opened the public hearing.

Mayor Trantalis gave a brief overview of this item. City Attorney Alain Boileau confirmed that the Historic Preservation Board (HPB) has opined on this item, recommending denial of the Historic Building Designation Application (Application). Via resolution, the Commission is the deciding body for approval or denial of the Application.

Mayor Trantalis recognized Paula Yukna, Applicant. Ms. Yukna addressed the Commission expounding on details related to the appeal of the HPB recommendation to deny the Application, including the architectural aspects and history of the building. She submitted a handout to the Commission. Ms. Yukna reviewed details of the Application, expounding on items related to the criteria required for historic designation and recognizing the building as a contributing property. She requested the Commission approve the Application.

A copy of the handouts submitted is attached to these minutes and includes a copy of the Application.

Mayor Trantalis recognized Courtney Crush, Esq., on behalf of property owner, Bayshore Hotel, LLC (Owner). Ms. Crush presented the position of the Owner to deny the Application, stating the property did not meet any criteria for historic designation. The Cultural Resource Assessment of the buildings indicated they were not worthy of individual designation outside a Historic Designation District. Ms. Crush noted that Tricia Logan, Historic Preservation Officer, also reached this conclusion when analyzing the Application. She expounded on the HPB's consideration of the Application and related testimony, requesting the Commission deny this Application.

Mayor Trantalis recognized Michaela Conca, 907 Federal Highway. Ms. Conca spoke in support of approving the Application. She expounded on the differences in the 2017 Central Architectural Resource Survey and the Staff Report regarding details associated with this item. Ms. Conca expounded on additional information in support of her position, including references to documents submitted for the record. She encouraged the Commission approve this Application.

A copy of the handout submitted is attached to these minutes.

Mayor Trantalis recognized Kathleen Birr, 336 N. Birch Road. Ms. Birr spoke in support of approving the Application located in the Birch Estates plat area, commenting on the history associated with this neighborhood. She urged the Commission to approve the Application.

Mayor Trantalis recognized Patricia Reeves, 336 N. Birch Road. Ms. Reeves spoke in support of approving the Application, commenting on her personal history in this area and related details. She urged the Commission to approve the Application.

Mayor Trantalis recognized Michele Renick, 336 N. Birch Road. Ms. Renick spoke in support of approving the Application, commenting on her perspective regarding retaining the history of the Birch Estates plat area. She urged the Commission to approve the Application.

Mayor Trantalis recognized Mary Fertig, 511 Poinciana Drive. Ms. Fertig recalled previous dialogue several years ago recommending that the Birch Estates plat area be addressed due to its unique nature. She commented on numerous surveys done by different groups identifying the area as a unique district worthy of designation, expounding on her perspective.

Ms. Crush clarified details of the Historical Structure Form from the State Master File document previously submitted for the record by Ms. Conca with regard to this building being individually worthy of designation.

Mayor Trantalis left the meeting at 9:10 p.m., passing the gavel to Vice Mayor McKinzie.

There was no one else wishing to speak on this item. Commissioner Glassman made a motion to close the public hearing which was seconded by Commissioner Sorensen. Roll call showed: AYES: Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis, and Mayor Trantalis. NAYS: None.

In response to Commissioner Glassman's question, Ms. Crush confirmed she was referring to the November 19, 2018 Florida Master Site File Historical Structure Form (Form), expounding on details. Commissioner Glassman noted that the Form refers to the building as Mid-Century Modern. Staff and others refer to the building as Modern Vernacular.

Mayor Trantalis returned to the meeting at 9:13 p.m. Vice Mayor McKinzie passed the gavel to Mayor Trantalis.

Commissioner Glassman's commented on the first criteria, the value as a significant reminder of the cultural or archaeological heritage. In response to Commissioner Glassman's question, Ms. Logan explained how the building could be considered a contributing structure to a district

but not significant on its own. To support its significance, a structure must embody specific significant characteristics relying solely on those characteristics and not on the area or context of the area. Further comment and discussion ensued. Ms. Logan said the history of the area happened collectively as a neighborhood. She described the type of property that would qualify for historic designation.

Mayor Trantalis discussed his perspective, noting that the scale and design of this building meet the definition of that era in North Beach Village on its own without association to adjacent properties. Ms. Logan said that in her professional analysis, she has a different conclusion, expounding on specific details. Further comment and discussion ensued.

Commissioner Sorensen commented on his perspective, noting the building was built in 1966. Ms. Logan commented on the statement presented in the Application as to why this building qualifies under criterion "a". It is related to the group of buildings and is not related to the singular building.

In response to Commissioner Glassman's question regarding criterion "a" in the Application, Ms. Logan explained what makes this building a contributing structure to the district. This structure is a similar type of building specific to this neighborhood and Broward County, explaining characteristics of other area buildings.

In response to Commissioner Glassman's question regarding criterion "f" in the Application, Ms. Logan explained it relates to the context and the group of buildings which collectively represent something significant. This structure does not have an individual architectural distinction. Commissioner Glassman commented on his perspective regarding criterion "f", expounding on details. Further comment ensued.

Commissioner Glassman said that criterion "d" was not selected in the Application, noting that it relates to the architect. In response to Commissioner Glassman's question regarding the Commission's ability to consider criterion "d", City Attorney Alain Boileau cautioned and explained details.

Anthony Fajardo, Director of Sustainable Development, explained Staff evaluates Applications based upon the merits of the information provided, expounding on details. Commissioner Glassman commented on his perspective regarding this subject. He suggested gathering the community together to determine what should be preserved for future generations and possible incentives, expounding on details.

Commissioner Glassman read from page 24 of the Central Beach Master Plan, Architectural Resources, entering it into the record.

A copy of page 24 of the Central Beach Master Plan, Architectural Resources is attached to these minutes.

Commissioner Sorensen introduced the Resolution denying approval of the Application.

ADOPTED Resolution Denying Application for Designation

Aye: 3 - Vice Mayor McKinzie, Commissioner Sorensen and Commissioner Moraitis

Nay: 2 - Commissioner Glassman and Mayor Trantalis

ORDINANCE FIRST READING

OFR-1 [19-0163](#)

Ordinance Amending the City of Fort Lauderdale Procurement Ordinance - (Commission Districts 1, 2, 3 and 4)

Commissioner Sorensen introduced this Ordinance for the First Reading which was read by title only.

PASSED FIRST READING

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

ORDINANCE SECOND READING

OSR-1 [19-0455](#)

Ordinance Amending the Non-Bargaining Unit Compensation Table of the Pay Plan of the City of Fort Lauderdale, Florida by Creating Two (2) New Classifications and Revising the Title of One (1) Classification; Amending Section 20-83 of the Code of Ordinances of the City of Fort Lauderdale, Florida, by Designating One (1) Class as an Administrative Assistant to the City Manager; and Replacing Schedules VI and VI (b) of the Pay Plan with Revised Consolidated Schedule VI - (Commission Districts 1, 2, 3 and 4)

Commissioner Glassman introduced this Ordinance for the Second Reading which was read by title only.

ADOPTED ON SECOND READING

Aye: 5 - Commissioner Glassman, Vice Mayor McKinzie, Commissioner Sorensen, Commissioner Moraitis and Mayor Trantalis

ADJOURNMENT


Mayor Trantalis adjourned the Commission Regular Meeting of May 21,

2019 at 9:36 p.m.



Dean J. Trantalis
Mayor

ATTEST:



Jeffrey A. Modarelli
City Clerk

EXHIBIT TO RESOLUTION 19-

AFFORDABLE HOUSING ADVISORY COMMITTEE

Mitchell Rosenstein (Mayor Trantalis) is appointed to the Affordable Housing Advisory Committee for a three year term beginning June 30, 2019 and ending June 29, 2022.

CENTRAL CITY REDEVELOPMENT ADVISORY BOARD

Laxmi Lalwani (Consensus-Commissioner Glassman) is appointed to the Central City Redevelopment Advisory Board for a one year term beginning June 5, 2019 and ending June 4, 2020.

Pietre Coetzee (Consensus-Commissioner Glassman) is appointed to the Central City Redevelopment Advisory Board for a one year term beginning May 21, 2019 and ending May 20, 2020.

CHARTER REVIEW BOARD

Charlotte Rodstrom (Mayor Trantalis) is appointed to the Charter Review Board for a one year term beginning June 5, 2019 and ending June 4, 2020.

CITIZEN POLICE REVIEW BOARD

Kevin Borwick (Mayor Trantalis) is appointed to the Citizens Police Review Board for a one year term beginning June 5, 2019 and ending June 4, 2020.

COMMUNITY SERVICES BOARD

Laurel Boulderson (Commissioner Sorensen) is appointed to the Community Services Board for a one year term beginning June 19, 2019 and ending June 18, 2020.

COMPLETE COUNT ADVISORY COMMITTEE

Christopher Smith (category: member from business, Consensus- Vice-Mayor McKinzie) and David Brown (category: member from business, Consensus Commissioner Glassman) are appointed to the Complete Count Advisory Committee for one year terms beginning May 21, 2019 and ending May 20, 2020.

EDUCATION ADVISORY BOARD

Michele Knapp (Mayor Trantalis) and Linda Barnett (Mayor Trantalis) are appointed to the Education Advisory Board for a one year term beginning June 5, 2019 and ending June 4, 2020.

HISTORIC PRESERVATION BOARD

Dave Parker (Mayor Trantalis) is appointed to the Historic Preservation Board for a three year term beginning June 7, 2019 and ending June 6, 2022.

MARINE ADVISORY BOARD

Curtis Parker (Mayor Trantalis) and Cliff Berry (Mayor Trantalis) are appointed to the Marine Advisory Board for a one year term beginning June 5, 2019 and ending June 4, 2020.

NORTHWEST PROGRESSO FLAGLER HEIGHTS REDEVELOPMENT BOARD

Lisa Crawford (Mayor Trantalis) is appointed to the Northwest Progresso Flagler Heights Redevelopment Board for a three year term beginning May 22, 2019 and ending May 21, 2022.

PARKS, RECREATION AND BEACHES BOARD

Alex Collazo (Commissioner Glassman) is appointed to the Parks, Recreation and Beaches Board to complete an unexpired term ending October 22, 2019.

SUNRISE KEY NEIGHBORHOOD IMPROVEMENT DISTRICT

Cliff Berry (Commissioner Glassman) is appointed to the Sunrise Key Neighborhood Improvement Board for a three year term beginning May 21, 2019 and ending May 20, 2022.

Hand out 1

PK 1
5/21/2019
Provided by Michaela Conca

Page 1

☒ Original
☐ Update



HISTORICAL STRUCTURE FORM FLORIDA MASTER SITE FILE Version 4.0 1/07

Site # **BD06782**
Field Date **11-19-2018**
Form Date **11-20-2018**
Recorder #

Shaded fields represent the minimum acceptable level of documentation.
Consult the *Guide to Historical Structure Forms* for detailed instructions.

Site Name(s) (address if none) Buccaneer Motel / 350 N Birch Rd Multiple Listing (DHR only)
Survey Project Name Bayshore Hotel CRAS Survey # (DHR only) 25790
National Register Category (please check one) ☒ building ☐ structure ☐ district ☐ site ☐ object
Ownership: ☒ private-profit ☐ private-nonprofit ☐ private-individual ☐ private-nonspecific ☐ city ☐ county ☐ state ☐ federal ☐ Native American ☐ foreign ☐ unknown

LOCATION & MAPPING

Street Number 3016 Direction Bayshore Street Name Bayshore Street Type Drive Suffix Direction
Cross Streets (nearest / between)
USGS 7.5 Map Name POMPAHO BEACH USGS Date 1962 Plat or Other Map
City / Town (within 3 miles) Fort Lauderdale In City Limits? ☐ yes ☐ no ☐ unknown County Broward
Township 50S Range 42E Section 1 1/4 section: ☐ NW ☐ SW ☐ SE ☐ NE Irregular-name:
Tax Parcel # 504201160030 Landgrant
Subdivision Name Birch Estates Block 7 Lot 7
UTM Coordinates: Zone ☐ 16 ☐ 17 Easting 111111 Northing 111111
Other Coordinates: X: Y: Coordinate System & Datum
Name of Public Tract (e.g., park)

HISTORY

Construction Year: 1966 ☐ approximately ☒ year listed or earlier ☐ year listed or later
Original Use: Hotel From (year): 1966 To (year): 2018
Current Use: Hotel From (year): To (year):
Other Use: From (year): To (year):
Moves: ☐ yes ☒ no ☐ unknown Date: Original address
Alterations: ☒ yes ☐ no ☐ unknown Date: 1-1-2015 Nature Fenestration, interiors, facade
Additions: ☐ yes ☒ no ☐ unknown Date: Nature
Architect (last name first): Phillips, J; Castner, DF Builder (last name first):
Ownership History (especially original owner, dates, profession, etc.)

Is the Resource Affected by a Local Preservation Ordinance? ☒ yes ☐ no ☐ unknown Describe Municipal Land Dev Code

DESCRIPTION

Style Mid-Century Modern Exterior Plan U-shaped Number of Stories 2
Exterior Fabric(s): 1. Stucco 2. 3.
Roof Type(s): 1. Hip 2. 3.
Roof Material(s): 1. Barrel tile 2. 3.
Roof secondary strucs. (dormers etc.) 1. 2.
Windows (types, materials, etc.) 1/1 SH, horizontal slider, fixed
Distinguishing Architectural Features (exterior or interior ornaments) Wide eave overhang, barrel tile, ornamental balusters
Ancillary Features / Outbuildings (record outbuildings, major landscape features; use continuation sheet if needed.) U-shaped bldg cradles kidney shaped swimming pool surrounded by gated concrete wall, palm trees in courtyard, perpendicular parking 2 sides

DHR USE ONLY

OFFICIAL EVALUATION

DHR USE ONLY

NR List Date

SHPO - Appears to meet criteria for NR listing: ☐ yes ☐ no ☒ insufficient info

Date 2-6-19

Init. LSR

☐ Owner Objection

KEEPER - Determined eligible:

☐ yes ☐ no

Date

NR Criteria for Evaluation: ☐ a ☐ b ☐ c ☐ d (see *National Register Bulletin 15*, p. 2)

DESCRIPTION (continued)

Chimney: No. _____ Chimney Material(s): 1. _____ 2. _____
 Structural System(s): 1. Concrete block 2. _____ 3. _____
 Foundation Type(s): 1. Continuous 2. Pilings
 Foundation Material(s): 1. Concrete, Generic 2. _____
 Main Entrance (stylistic details) Gate in wall facing S opens to courtyard, lobby door (single pane sliding glass) faces W under canvas awning
 Porch Descriptions (types, locations, roof types, etc.) Left (S) of lobby cantilevered stair to 2nd fl, U-shaped upper walkway accessing rooms, ornamental stucco balustrade stairs & 2nd floor, metal handrail separates 1st fl rooms from pool deck to W
 Condition (overall resource condition): ☒ excellent ☐ good ☐ fair ☐ deteriorated ☐ ruinous
 Narrative Description of Resource Originally a 16 room motel, the Buccaneer was renovated in 2015 as a boutique hotel called Fortuna. Alterations were to the interior and fenestration primarily. Adjacent Sandpiper Motel (BD6783) to E was incorporated making it 35 units. See supplement.
 Archaeological Remains See Bayshore Hotel CRAS ☒ Check if Archaeological Form Completed

RESEARCH METHODS (check all that apply)

☒ FMSF record search (sites/surveys) ☐ library research ☐ building permits ☐ Sanborn maps
☐ FL State Archives/photo collection ☐ city directory ☐ occupant/owner interview ☒ plat maps
☒ property appraiser / tax records ☒ newspaper files ☐ neighbor interview ☐ Public Lands Survey (DEP)
☒ cultural resource survey (CRAS) ☒ historic photos ☐ interior inspection ☐ HABS/HAER record search
☐ other methods (describe) _____
 Bibliographic References (give FMSF manuscript # if relevant, use continuation sheet if needed) AHC Technical Report #1206

OPINION OF RESOURCE SIGNIFICANCE

Appears to meet the criteria for National Register listing individually? ☐ yes ☒ no ☐ insufficient information
 Appears to meet the criteria for National Register listing as part of a district? ☒ yes ☐ no ☐ insufficient information
 Explanation of Evaluation (required, whether significant or not; use separate sheet if needed) Insufficiently distinguished for individual listing. Interior and superficial exterior alterations do not diminish overall historical architectural integrity. Contributes in style and scale to NR-eligible Birch Estates Historic District BD4462.
 Area(s) of Historical Significance (see *National Register Bulletin 15*, p. 8 for categories: e.g. "architecture", "ethnic heritage", "community planning & development", etc.)
 1. Architecture 3. Tourism 5. _____
 2. Community planning & development 4. _____ 6. _____

DOCUMENTATION

Accessible Documentation Not Filed with the Site File - including field notes, analysis notes, photos, plans and other important documents

1) Document type All materials at one location Maintaining organization Archaeological and Historical Conservancy, Inc.
 Document description Field notes, maps, photos File or accession #s 2018.189
 2) Document type _____ Maintaining organization _____
 Document description _____ File or accession #s _____

RECORDER INFORMATION

Recorder Name Harrington, Timothy A Affiliation Archaeological and Historical Conservancy, Inc.
 Recorder Contact Information 4800 SW 64 Ave, Ste 107, Davie FL 33314 (954) 792-9776/9954
 (address / phone / fax / e-mail)

Required Attachments

- ① USGS 7.5 MAP WITH STRUCTURE LOCATION PINPOINTED IN RED
- ② LARGE SCALE STREET, PLAT OR PARCEL MAP (available from most property appraiser web sites)
- ③ PHOTO OF MAIN FACADE, ARCHIVAL B&W PRINT OR DIGITAL IMAGE FILE
 If submitting an image file, it must be included on disk or CD AND in hard copy format (plain paper is acceptable).
 Digital image must be at least 1600 x 1200 pixels, 24-bit color, jpeg or tiff.

Central Beach Architectural Resource Survey 2017

Number of Buildings Demolished since 2008 Survey: 4

Planned Developments:

Four Seasons, 525 N Fort Lauderdale Beach Boulevard

The Wave on Bayshore, 612 Bayshore Drive

Adiagio, 435 Bayshore Drive

Options

This section of Central Beach is an intact section of 1950s motels, primarily in the Modern Vernacular Style. The contiguous nature of these properties, primarily of the same period, that are largely unaltered makes this neighborhood a candidate for consideration as a Historic District. A variation of the survey boundaries may be considered in a historic district designation to exclude the high rise hotels that have been constructed in more recent times that are located on A1A. This would not exclude the contributing resources located along A1A such as the Spring Tide, 345 N. Fort Lauderdale Beach Boulevard, the block that includes the Jolly Roger, 619 N. Fort Lauderdale Beach Boulevard, and the Beach Plaza Apartment Hotel, 625 N. Fort Lauderdale Beach Boulevard, and Premiere Hotel, 3110 Belmar Street.

In June 2015, the State Historic Preservation Office concurred with a recommendation by the Florida Department of Transportation that this district would be eligible for the National Register of Historic Places.

CHANGE OF STATUS, Version 3.1, 5/03 Site #8 BD4462

Florida Master Site File Date This Form Completed (date of status change is below) 6/3/2015

DHR Staff Only

Reporter Ginny Jones ☒ DHR ☐ Not DHR: Give organization, address, phone, email:

- ☒ Site File file number KNOWN (provide): _____
☐ Site File file number NOT KNOWN (attach map and complete next three lines)

Resource Name _____

TRS: Township N/S Range E/W Section:

Other location info: _____

CHANGE IN PHYSICAL CONDITION (write date before each applicable change, omit day &/or month if exact date unknown; describe change as suggested; give DHR file number or attach documentation)

 / / Altered without reference to the Secretary's Standards—describe: _____

 / / Correction of ☐ address, ☐ map, or ☐ TRS (Give old & corrected info) _____

 / / Restored to historical condition as of _____ (year)

 / / Moved to new site (attach map)—new address: _____

 / / Approved for demolition—by (authority): _____

 / / Demolished (structures/bridges only)—_____

 / / Accidentally destroyed—cause: _____

 / / Disturbed (archaeological)—describe: _____

 / / Human remains—ANY evidence? Describe: _____

DHR only—INVOLVEMENT IN PRESERVATION PROGRAMS (write earliest date this property involved)

 / / Ad valorem tax relief (Give CLG, BHP/GR file #): _____

 / / Section 106 review (BHP/GR file #): _____

 / / Chapter 267 FS review (BHP/GR file #): _____

 / / Federal investment tax credit (BHP/APS file #): _____

 / / Acquisition & development grant (BHP/Grants file #): _____

 / / FS 872, unmarked human remains encountered _____

 / / 1A32, state lands permit (BAR/AR file #): _____

 / / CARL, conservation lands project (BAR/AR file #): _____

DHR only—CHANGE IN EVALUATION (write date before each applicable change)

 / / Listed in National Register of Historic Places (Give NRIS#, federal id #) _____

 / / Officially removed from the National Register of Historic Places (NRIS#, federal id) _____

 / / Keeper: ☒ eligible ☐ ineligible

6/2/2015 SHPO: ☒ eligible ☐ ineligible (SHPO office, file #) 2015-2588

 / / Opinion of technical DHR staff, not through 106 process—justification required per Director:

☐ eligible ☐ ineligible ☐ insufficient information -- Explanation: _____

 / / Rehabilitated to Secretary's Standards (SHPO office, file #) _____

 / / Local register or landmark commission: ☐ eligible ☐ ineligible ☐ CLG ☐ non-CLG

Name, address of local register: _____

DOCUMENTATION ☒ attached ☐ already in Site File, specify file no _____

☒ Original
☐ Update



RESOURCE GROUP FORM
FLORIDA MASTER SITE FILE
 Version 4.0 1/07

Site #8 BD4462
 Recorder# _____
 Field Date 9/5/08
 Form Date 9/5/08

NOTE: Use this form to document districts, landscapes and building complexes as described in the box below. Cultural resources contributing to the Resource Group should also be documented individually at the Site File. Do not use this form for National Register multiple property submissions (MPSs). National Register MPSs are treated as Site File manuscripts and are associated to the individual resources included under the MPS cover using the Site File manuscript number.

Check ONE box that best describes the Resource Group:

- ☒ **Historic district** (NR category "district"): buildings and NR structures only: NO archaeological sites
- ☐ **Archaeological district** (NR category "district"): archaeological sites only: NO buildings or NR structures
- ☐ **Mixed district** (NR category "district"): includes more than one type of cultural resource (example: archaeological sites and buildings)
- ☐ **FMSF building complex** (NR category usually "building(s)"): multiple buildings in close spatial and functional association
- ☐ **Designed historic landscape** (NR category usually "district" or "site"): can include multiple resources (see *National Register Bulletin #18*, page 2 for more detailed definition and examples: e.g. parks, golf courses, campuses, resorts, etc.)
- ☐ **Rural historic landscape** (NR category usually "district" or "site"): can include multiple resources and resources not formally designed (see *National Register Bulletin #30, Guidelines for Evaluating and Documenting Rural Historic Landscapes* for more detailed definition and examples: e.g. farmsteads, fish camps, lumber camps, traditional ceremonial sites, etc.)
- ☐ **Linear resource** (NR category usually "structure"): Linear resources are a special type of rural historic landscape and can include canals, railways, roads, etc.

Resource Group Name BIRCH ESTATES HISTORIC DISTRICT Multiple Listing [DHR only] _____
 Project Name CENTRAL BEACH HISTORIC SITES SURVEY FMSF Survey # 15627
 National Register Category (please check one): building(s) ☐ structure ☐ X district ☐ site ☐ object
 Linear Resource Type (if applicable): ☐ canal ☐ railway ☐ road ☐ other (describe): _____
 Ownership: ☒ private-profit ☐ private-nonprofit ☐ private-individual ☐ private-nonspecific ☐ city ☐ county ☐ state ☐ federal ☐ Native American ☐ foreign
☐ unknown

LOCATION & MAPPING

Address (if applicable, include N,S,E,W; #; St., Ave., etc.) _____
 City/Town (within 3 miles) FORT LAUDERDALE In Current City Limits? Xyes ☐ no ☐ unknown
 County or Counties (do not abbreviate) BROWARD
 Name of Public Tract (e.g., park) _____
 1) Township 06 Range 50 Section 43 ¼ section: ☐ NW ☐ SW ☐ SE ☒ NE ☐ Irregular-name: _____
 2) Township 01 Range 50 Section 42 ¼ section: ☒ NW ☐ SW ☐ SE ☐ NE ☐ Irregular-name: _____
 3) Township _____ Range _____ Section _____ ¼ section: ☐ NW ☐ SW ☐ SE ☐ NE ☐ Irregular-name: _____
 4) Township _____ Range _____ Section _____ ¼ section: ☐ NW ☐ SW ☐ SE ☐ NE ☐ Irregular-name: _____
 USGS 7.5' Map Name(s) & Date(s) (boundaries must be plotted on attached photocopy of map; label with map name and publication date) _____
 Pompano Beach _____
 Plat, Aerial, or Other Map (map's name, originating office with location) _____
 Landgrant _____

Verbal Description of Boundaries (description does not replace required map)

The district is bounded on the north by the Bonnett House and includes proerties on the north side of Vistamar Street.. It extends south on the east side of A1A and the Atlantic Ocean, and the West side of the Intracoastal Waterway for seven blocks to Bayshore Drive where the property lines of the buildings on the south side of street form the southern boundary.

DHR USE ONLY		OFFICIAL EVALUATION		DHR USE ONLY	
NR List Date ____/____/____	SHPO - Appears to meet criteria for NR listing: <input type="checkbox"/> yes <input type="checkbox"/> no <input type="checkbox"/> insufficient info	Date	____/____/____	Init.	____
<input type="checkbox"/> Owner Objection	KEEPER - Determined eligible: <input type="checkbox"/> yes <input type="checkbox"/> no	Date	____/____/____		
	NR Criteria for Evaluation: <input type="checkbox"/> a <input type="checkbox"/> b <input type="checkbox"/> c <input type="checkbox"/> d (see <i>National Register Bulletin 15</i> , p. 2)				

Page 2

RESOURCE GROUP FORM

Site #8 _____

HISTORY & DESCRIPTION

Construction date: Exactly 1946-1960 _____ (year) Approximately _____ (year) Earlier than _____ (year) Later than _____ (year)

Architect/Designer (last name first): Multiple See inventory form _____ Builder (last name first): _____

Total number of individual resources included in this Resource Group: # of contributing 120 _____ # of non-contributing 18 _____

Time period(s) of significance (for prehistoric districts, use archaeological phase name and approximate dates; for historical districts, use date range(s), e.g. 1895-1925) 1946-1960. Post World War II _____

Narrative Description (National Register Bulletin 16A pp. 33-34; fit a summary into 3 lines or attach supplementary sheets if needed) This is the largest Mid-century Modern architectural district north of Miami Beach, FL. Most of the buildings are motels, hotels, and apartments. Architects include Miami-based architects and talented local Fort Lauderdale professionals. See attached District Form for more information. _____

RESEARCH METHODS (check all that apply)

- | | | | |
|--|--|--|--|
| <input checked="" type="checkbox"/> FMSF record search (sites/surveys) | <input checked="" type="checkbox"/> library research | <input checked="" type="checkbox"/> building permits | <input checked="" type="checkbox"/> Sanborn maps |
| <input type="checkbox"/> FL State Archives/photo collection | <input checked="" type="checkbox"/> city directory | <input type="checkbox"/> occupant/owner interview | <input checked="" type="checkbox"/> plat maps |
| <input type="checkbox"/> property appraiser / tax records | <input checked="" type="checkbox"/> newspaper files | <input type="checkbox"/> neighbor interview | <input type="checkbox"/> Public Lands Survey (DEP) |
| <input type="checkbox"/> cultural resource survey | <input checked="" type="checkbox"/> historic photos | <input type="checkbox"/> interior inspection | <input type="checkbox"/> HABS/HAER record search |
| <input type="checkbox"/> other methods (specify) _____ | | | |

Bibliographic References (use Continuation Sheet, give FMSF Manuscript # if relevant) See attached sheet _____

OPINION OF RESOURCE SIGNIFICANCE

Potentially eligible individually for National Register of Historic Places? ☒ yes ☐ no ☐ insufficient information

Potentially eligible as contributor to a National Register district? ☐ yes ☐ no ☐ insufficient information

Explanation of Evaluation (required, see National Register Bulletin 16A p. 48-49. Attach longer statement, if needed, on separate sheet.) _____

See Attached Sheet: K-Key; C-Contributing, NC-Non Contributing _____

Area(s) of Historical Significance (see National Register Bulletin 15, p. 8 for categories: e.g. "architecture", "ethnic heritage", "community planning & development", etc.) Important in the architectural, developmental history, and the tourist industry in Ft. Lauderdale, Broward County, FL.

See Attached District Form. _____

DOCUMENTATION

Accessible Documentation Not Filed with the Site File - including field & analysis notes, photos, plans, other important documents that are permanently accessible:

For each separately maintained collection, describe (1) document type(s), * (2) maintaining organization, * (3) file or accession nos., and (4) descriptive information. _____

Periodical documents, Historical Photos, archival files held at the Fort Lauderdale Historical Society. Fort Lauderdale Buildings Dept. _____

RECORDER INFORMATION

Recorder Name Pat Garbe Morillo, Historic Preservation Planner III _____

Recorder Contact Information (Address / Phone / Fax / Email) City of Fort Lauderdale, Planning and Zoning Dept., 700 NW 19 Ave, Ft. Lauderdale, FL. 33311 _____

Patriciag@fortlauderdale.gov. 954-828-8958 _____

Recorder Affiliation _____

Ø PHOTOCOPY OF USGS 7.5' MAP WITH DISTRICT BOUNDARY CLEARLY MARKED

PH-1
5/24/2019
Provided by
Paula Yukna

Birch Estates

ATLANTIC BOULEVARD
FORT LAUDERDALE
FLORIDA



OBSERVE (All Sales to be Approved
by Owner—
RESTRICTED CLIENTELE)

All prices are subject to change without notice. Pre-development price on 8 lots only. Birch Estates pre-development price is 33% less than price on Lauder Del Mar lots sold between 10-1-39 and 12-2-41. This including better streets, sidewalks, all utilities and sewerage to property lines, at no cost to property owners.

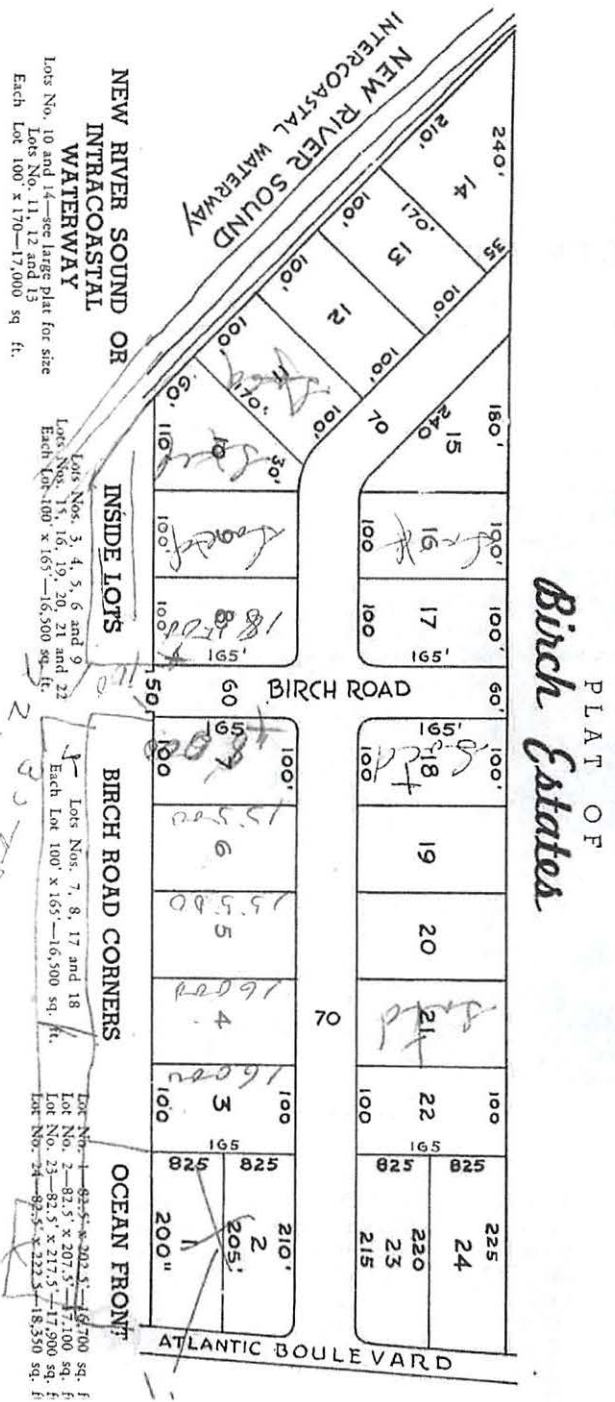
Owner will guarantee development. Decker Realty Co., exclusive sales agents, will cooperate with all brokers in assisting sales if so wished.

ACT NOW

May we suggest, in all sincerity, that you investigate this offer at an early date... such opportunity to join the select few who will own this choice property can come seldom in one's lifetime... act at once. Write, wire or phone for appointment.

J. B. FRASER, Sr.
OWNER AND DEVELOPER

DECKER REALTY CO.
233 S. E. First Avenue Telephone 566
Fort Lauderdale, Florida
Beach Office on Property Telephone 2080
OR CONSULT YOUR BROKER



Now ... for the First Time ... For Sale ... Lots in This Beautiful Ocean Area

VALUE

Comparison with sales of property ... of less dimensions ... in adjoining developed area ... lot for lot ... will convince one beyond question that the purchaser of any property in the Birch Estates represents exceptional PRICING. Figures of realty transfers, in this area are available ... and indicate ... by comparison the rare opportunity offered. This is the "cream of all subdivisions" of Beach property. Only a limited number of lots will be sold at the prevailing prices.

INVESTMENT

To anyone who has already done his duty in the purchase of Defense Bonds ... here is represented a rare, safe, and sound investment in a parcel of Beach property ... that can not be duplicated on the Atlantic Coast. Here in the heart of the City's Beach, an "eye-distance" from the Gulf Stream, is a golden opportunity to buy property only limited by one's faith in Fort Lauderdale and AMERICA.

WHAT YOU CAN SEE

Going north on Atlantic Boulevard ... on the right ... the ocean blue ... with its Gulf Stream close by ... you stop ... just past the hotels at the projected entrance to the 70-foot boulevard ... which passes thru the center of the Birch Estates. Down this wide boulevard to the west, crossing the boulevard is the extension of Birch Road. Beyond this is the wonderful Intracoastal Waterway ... which extends from Key West to Boston. With exceptionally well built reinforced concrete sheet pile bulk head ... there is room for private dock privileges. Note ... also that this ocean property carries exclusive Littoral (Riparian) Rights.

Birch Estates

THIS BEAUTIFUL SUB-DIVISION IS OFFERED FOR THE FIRST TIME TO A

RESTRICTED CLIENTELE

It will include all improvements, worthy of this high class area ... such as exceptionally wide streets, sidewalks, all public utilities, sewerage, riparian and littoral rights, affording private dock or beach facilities ... bulkhead of highest standard of construction already built on Intracoastal Waterway.



Just as you pass ... either on the Atlantic Boulevard or via Intracoastal Waterway ... the fully developed area ... known as Lauder Del Mar ... with its beautiful residences ... splendid apartments, and few magnificent hotels ... you come to the acreage to the north ... extending to the Tenth Street Causeway and the HUGH TAYLOR BIRCH STATE PARK, than which there is nothing finer in the world.

Now ... to the extreme south of this acreage, described above ... and admittedly the prize ocean frontage of Southeast Florida ... just as you pass the last hotel on the beach ... lies this exclusive BIRCH ESTATES property, conceded to be the choicest selection in this exceptionally limited ocean front area. SINCE 1925 EVERY EFFORT TO ACQUIRE THIS INCOMPARABLE OUTSTANDING LOCATION FOR A SUBDIVISION DEVELOPMENT HAS BEEN REFUSED.

PH-1
5/21/2019
Provided
by
Pailla
Yukna

In 2003, the City undertook the update of the six existing surveys of historic properties, and completed that project with assistance from a consultant. The original surveys, conducted between 1977 and 1993, covered over 1,000 properties in the central portions of the City. The updated surveys show that approximately 1/3 of the buildings and structures identified as potentially being eligible for historic designation in the original surveys have been demolished. The new surveys recorded a total of 669 sites in Florida Master Site Format.

In addition, the consultants created 119 Fact Sheets for sites that were not on the previous surveys, and identified 130-150 sites beyond the project scope whose files require future updating. identified additional buildings, primarily of the mid-century modern design, as candidates for local designation.

Based on the surveys, and fact sheets, the consultants also recommended proactive measures for the preservation of remaining buildings. In particular, Mid-century Modern (MiMo) style buildings were identified as significant resources because Fort

Lauderdale's definitive style was mid-century modern. Many of Ft. Lauderdale's remaining MiMo buildings include hallmarks of the style: catwalk construction; wavy, curving forms; Le Corbusier-inspired entry canopy; cantilevered eyebrows; cast concrete balusters.

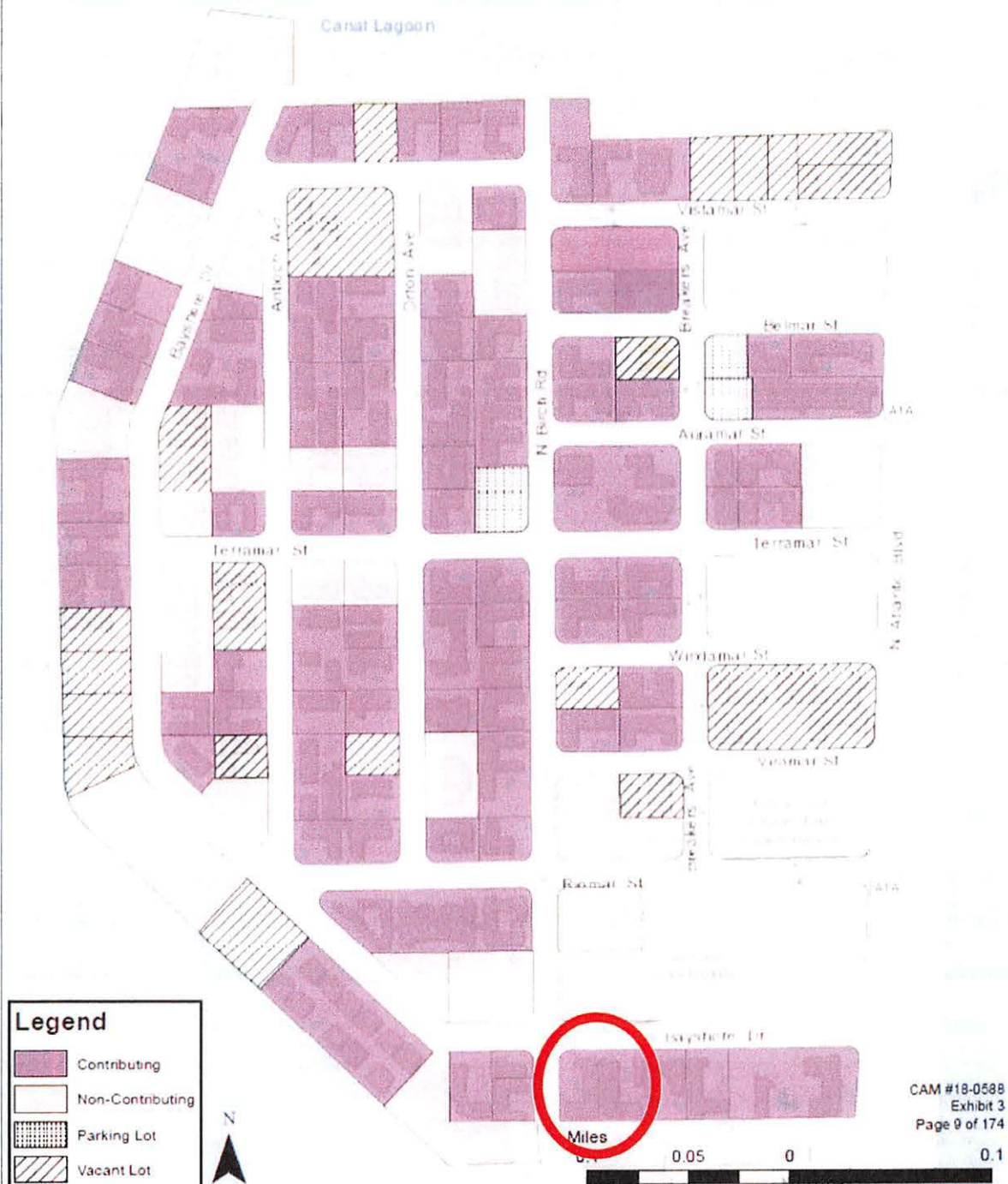
Due to the development activity that has taken place in Ft. Lauderdale, especially on the beach where many good examples of MiMo architecture remain, many of

these historic buildings have been lost and there is concern regarding preserving the remainder for the future.

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Provided by
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Birch Estates Survey Area **Central Beach Architectural Resource Survey** **Contributing or Non-Contributing Status**



Assessment: Architectural Resources

Architectural Resources

The Central Beach has an architectural heritage that contributes to the overall character of the beach environs and represents the historical evolution of the barrier island. Buildings that contribute to this architectural heritage are from the early to the middle of the twentieth century. This period begins with the initial development by Hugh Birch and Frederick Bartlett on the northern half of the beach area. The area should be recognized as an integral resource of the beach community.

In August of 2008 the City of Fort Lauderdale Planning and Zoning Department completed its Architectural Resource Survey – Central Beach Neighborhood in an effort to document those resources that have “historical and architectural interest” in the evolution of the beach environs. The study area included the Central Beach areas extending from Holiday Drive on the south to Sunrise Boulevard on the north. The majority of the significant

architectural resources were located in either the northern and southern portions of the planning study area. The core area of the Central Beach was limited in its historical architectural resources.

Within the study area were defined four specific areas: Birch Estates, Lauder-del-Mar, Harbor Drive (outside the Master Plan area), and Sunrise Lane/Northeast 9th Street Commercial Area. Architectural styles represented in the Central Beach area included: Mediterranean Revival, Tropical Art Deco, Neoclassical Revival, Moderne, Modern Vernacular, Wrightian Modern, Iconic Modernism, and Subtropical Modernism.

The figure below describes the areas evaluated and the location of architectural resources. These resources have been altered very little, have special visual merit or historical importance. Architectural Resources

may qualify for local designation and may meet the National Register criteria. These resources add to the historic architectural qualities, historic associations and/or architectural values of the area.

The area with the greatest number of Architectural Resources is Birch Estates with 85% of the 120 buildings/lots evaluated as architectural resources (94) or key architectural resources (8) defining the character of the Area. Adjacent to Birch Estates is Lauder-del-Mar with key architectural resources (1) and architectural resources (32) representing 100% of the Area. Sunrise Lane Area, to the north, had key architectural resources (1) and architectural resources (22) representing 96% of the total building stock. Harbor Drive, outside the scope of this planning study, had key architectural resources (1) and architectural resources (22) representing 96% of that Area's buildings.

The most significant concentration of architectural resources are in Birch Estates and Lauder-del-Mar. The majority of the Birch Estates Area is located in the NBRA zoning district and the Lauder-del-Mar Area is split between the IOA and ABA zoning districts.

Recommendation

Any revisions to the zoning codes for these zoning districts should consider the value of the architectural resources to the overall intent of the district and reinforce the potential for preservation and/or adaptive reuse of these resources.

