



CITY OF FORT LAUDERDALE
City Commission Agenda Memo
REGULAR MEETING

#22-0564

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

FROM: Chris Lagerbloom, ICMA-CM, City Manager

DATE: July 5, 2022

TITLE: Resolution Approving a Request for a Special Permit to Extend Construction Hours for the Broward County Convention Center Hotel Development Subject to the Requirements of Section 17-10 – Construction of Large or Complex Projects (Transportation and Non-Transportation) of the City of Fort Lauderdale’s Code of Ordinances District - **(Commission District 4)**

Recommendation

Staff recommends the City Commission consider adopting a resolution approving a request for a special permit to extend construction hours for the Broward County Convention Center Hotel Development subject to the requirements of Section 17-10 – Construction of Large and Complex Projects (Transportation and Non-Transportation).

Background

The Broward County Convention Center Hotel Development project is currently under construction to complete a 1,167,826 Square Foot Convention Center, a 15,000 Square Foot Restaurant Use and an 800-Room Hotel (“Project”). The Project (PLN-SITE-20040005) was reviewed by the Development Review Committee on May 12, 2020.

The applicant is requesting the extended construction hours to mitigate the impact on the neighborhoods and businesses during peak traffic hours. The Project is requesting approval of the special permit to extend the hours of construction so it can continue to move forward and meet the deadlines for its contractual obligations. The Applicant anticipates the extended hours for the early morning construction activities and concrete pour to be complete within 36 months, which would further mitigate construction noise as the remaining construction activities would be internal to the structure at that point. The Applicant anticipates the project construction to be substantially complete no later than June 2025.

Chapter 17 – Noise Control (Section 17-7 – Specific Restrictions) limits noise related to construction activity as follows:

- Monday – Saturday 8:00am – 7:00pm
- Sunday 10:00am – 7:00pm

Section 17-10 - Construction of large or complex projects (transportation and non-transportation); exemption for time to comply, states the following:

A 30-day special permit (with one 15-day extension not to exceed a total of 45-days) may be granted by the City Manager extending construction hours as follows:

- Monday – Sunday 6:00am – 11:00pm

The City Commission may authorize additional special permit extensions of time beyond the authority of the City Manager through adoption of a resolution upon a showing of good cause when it is demonstrated the special permit is in the best interests of public health, safety, and convenience.

The extension of time would occur six days a week, it would be needed daily. The request includes the following (please see Description of Work on page 3 of Exhibit 1):

Subcontractor Work	Monday – Saturday: Commence at 7 am	Sunday
Concrete Pours Steel Erection Steel Detailing Glazing Masonry	7 AM – 10 PM	10 AM – 7 PM (within limits)

For more information, please see the Noise Mitigation Plan, attached as Exhibit 1.

Resource Impact

There is no fiscal impact associated with this action.

Strategic Connections

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

- The Business Development Focus Area
- Goal 5: Build an attractive global and local economic community marketplace.
- Objective: Nurture and support existing local businesses

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

Attachments

Exhibit 1 – Noise Mitigation Plan

Exhibit 2 - Resolution

Prepared by: Anthony Greg Fajardo, Director of Development Services Department

Department Director: Anthony Greg Fajardo, Development Services Department