

ORDINANCE NO. C-22-

AN ORDINANCE OF THE CITY OF FORT LAUDERDALE, FLORIDA, AMENDING SECTION 47-6. ENTITLED "BUSINESS ZONING DISTRICTS" OF THE CITY OF FORT LAUDERDALE, FLORIDA, UNIFIED LAND DEVELOPMENT REGULATIONS (ULDR) TO ADD "RADIO BROADCAST FACILITY, PRODUCTION FACILITY, RADIO, TELEVISION AND MOTION PICTURE PRODUCTION" AS A CONDITIONAL USE AND "OUTDOOR TELEVISION AND MOTION PICTURE PRODUCTION" AS AN ACCESSORY USE TO SECTION 47-6.12. ENTITLED "LIST OF PERMITTED AND CONDITIONAL USES, GENERAL BUSINESS (B-2) DISTRICT" AND SECTION 47-6.13. ENTITLED "LIST OF PERMITTED AND CONDITIONAL USES, HEAVY COMMERCIAL/LIGHT INDUSTRIAL (B-3) DISTRICT"; AMENDING SECTION 47-19.9. ENTITLED "OUTDOOR USES" OF THE ULDR TO ADD CRITERIA FOR OUTDOOR TELEVISION AND MOTION PICTURE PRODUCTION WHEN ANCILLARY TO TELEVISION AND MOTION PICTURE PRODUCTION; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Commission of the City of Fort Lauderdale, Florida, desires to amend 47-6. entitled "Business Zoning Districts" of the City of Fort Lauderdale, Florida, Unified Land Development Regulations ("ULDR") to add "Radio Broadcast Facility, Production Facility, Radio, Television and Motion Picture Production" as a Conditional Use and "Outdoor Television and Motion Picture Production" as an Accessory Use to Section 47-6.12. entitled "List of Permitted and Conditional Uses, General Business (B-2) District" and Section 47-6.13. Entitled "List of Permitted and Conditional Uses, Heavy Commercial/Light Industrial (B-3) District"; amending Section 47-19.9. entitled "Outdoor Uses" of the ULDR to add Criteria for Outdoor Television and Motion Picture Production When Ancillary to Television and Motion Picture Production; and

WHEREAS, notice was provided to the public that this ordinance would be considered at the public hearings to be held on Monday, October 3, 2022, and Tuesday, October 18, 2022, at 6:00 o'clock P.M., in the City Commission Room, City Hall, Fort Lauderdale, Florida;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA:

SECTION 1. The foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Ordinance.

CODING: Words, symbols, and letters ~~stricken~~ are deletions; words, symbols, and letters underlined are additions.

**SECTION 2.** That Section 47-6. entitled “BUSINESS ZONING DISTRICTS” of the City of Fort Lauderdale, Florida, Unified Land Development Regulations (“ULDR”), specifically Subsection 47-6.12 entitled “List of permitted and conditional uses, General Business (B-2) District is hereby amended as follows:

**Sec. 47-6.12. List of permitted and conditional uses, General Business (B-2) District.**

District Categories—Automotive, Boats, Watercraft and Marinas, Commercial Recreation, Food and Beverage Sales and Service, Lodging, Mixed Use Developments, Public Purpose Facilities, Retail Sales, Services/Office Facilities, Wholesale Trade, Storage and Warehousing, and Accessory Uses, Buildings and Structures.

<b>A.</b>	<b>REQUIRED USES</b>
1.	The portion of property fronting a navigable waterway must be used for marina or hotel marina, or shipyard use, see Section 47-23.8, Specific Location Requirements for Waterway Uses.

<b>B.</b>	<b>PERMITTED USES</b>	<b>C.</b>	<b>CONDITIONAL USES:</b> See Section 47-24.3.
1.	<i>Automotive</i>		
a.	Automotive Detailing and Alarm Systems.	a.	Car Wash, Outdoor Hand-wash.
...			
7.	<i>Public Purpose Facilities</i>		
a.	Bus Terminal, Railroad Station.	a.	Social Service Residential Facility, see Section 47-18.32.
b.	Civic and Private Club Facility.	b.	Food Distribution Center, see Section 47-18.31.
c.	Government Administration.	<u>c.</u>	<u>Radio Broadcast Facility, Production Facility, Radio, Television and Motion Picture Production</u>
d.	Hospital.		
e.	House of Worship.		
...			
11.	<i>Accessory Uses, Buildings and Structures (See also Section 47-19.)</i>		

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a.	Accessory uses to Hotels, see Section 47-19.8.		
b.	Catering Service.		
c.	Child Day Care—Corporate/Employee Sponsors, when accessory to Professional Office, see Section 47-18.8.		
d.	Electronic Installation, when accessory to electronic sales.		
e.	Film Processing, when accessory to a permitted use.		
f.	Outdoor Dining and Sidewalk Café, see Section 47-19.9.		
g.	Outdoor storage, see Section 47-19.9.		
h.	Video Games Arcade, when accessory to a shopping center.		
i.	<u>Outdoor Television and Motion Picture Production when Ancillary to Television and Motion Picture Production.</u>		
12.	<i>Urban Agriculture</i> See Section 47-18.41.		

SECTION 3. That Subsection 47-6.13. of the ULDR is hereby amended as follows:

**Sec. 47-6.13. List of permitted and conditional uses, Heavy Commercial/Light Industrial (B-3) District.**

District Categories—Automotive, Boats, Watercraft and Marinas, Commercial Recreation, Food and Beverage Sales and Service, Light Manufacturing, Lodging, Public Purpose Facilities, Retail Sales, Services/Office Facilities, Wholesale Trade, Storage and Warehousing, and Accessory Uses, Buildings and Structures.

<b>A.</b>	<b><i>REQUIRED USES</i></b>
1.	The portion of property fronting a navigable waterway must be used for marina or hotel marina, or shipyard use, see Section 47-23.8, Specific Location Requirements for Waterway Uses.

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<b>B.</b>	<b>PERMITTED USES</b>	<b>C.</b>	<b>CONDITIONAL USES:</b> See Section 47-24.3.
1.	<i>Automotive</i>		
a.	Automotive Detailing and Alarm Systems.	a.	Car Wash, Outdoor Hand-wash.
...			
a.	Hotel, see Section 47-18.16.		
7.	<i>Public Purpose Facilities</i>		
	a. Bus Terminal, Railroad Station. b. Hospital. c. Civic and Private Clubs Facility. d. Government Administration. e. Active and Passive Park, see Section 47-18.44. f. Public/Private Recreation. g. Police and Fire Substation. h. Post Office Substation. i. Railroad Freight and Passenger Depot.		a. Social Service Facility, see Section 47-18.31. b. Communication Towers, Structures, and Stations, see Section 47-18.11. c. Addiction Treatment Center, see Section 47-18.31. d. Social Service Facility—General, see Section 47-18.31. <u>e. Radio Broadcast Facility, Production Facility, Radio, Television and Motion Picture Production</u>
8.	<i>Retail and Wholesale Sales</i>		
...			
11.	<i>Accessory Uses, Buildings and Structures</i> (See also Section 47-19.)		
a.	Accessory uses to Hotels, see Section 47-19.8.		
b.	Catering Services.		

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c.	Child Day Care Facility, Corporate/Employee Sponsor, when accessory to a Professional Office, see Section 47-18.8.		
d.	Film Processing, when accessory to a permitted use.		
e.	Outdoor Dining and Sidewalk Café, see Section 47-19.9.		
f.	Outdoor storage, see Section 47-19.9.		
g.	Video Games Arcade, when accessory to a shopping center.		
h.	Warehouse Facilities.		
i.	<u>Outdoor Television and Motion Picture Production when Ancillary to Television and Motion Picture Production.</u>		
12.	<i>Urban Agriculture</i> See Section 47-18.41.		

...

**SECTION 4.** That Subsection 4719.9. entitled "Outdoor uses" of the ULDR is hereby amended as follows:

**Sec. 47-19.9. Outdoor uses.**

A. All uses, including sale, display, preparation and storage, shall be conducted within a completely enclosed building, except as follows:

1. *Garden center.* Outdoor retail sales of plant materials not grown on the site, home garden supplies and related garden merchandise, may be permitted as an accessory use only to a garden center.

...

10. *Outdoor Television and Motion Picture Production when Ancillary to Television and Motion Picture Production.* Outdoor filming and production activities are permitted as ancillary to an operating television and motion production facility, subject to the following:

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- a. Outdoor filming and production shall take place no closer than 100 feet to the nearest residential property.
- b. Outdoor placement of materials and equipment shall be no closer than 100 feet to the nearest residential property.
- c. All outdoor filming and production activity is subject to the Code of Ordinances Chapter 17, Noise Control.

SECTION 5. That if any clause, section, or other part of this Ordinance shall be held invalid or unconstitutional by any court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby, but shall remain in full force and effect.

SECTION 6. That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 7. That this Ordinance shall be in full force and effect immediately after final passage and adoption.

PASSED FIRST READING this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

PASSED SECOND READING this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

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Mayor  
DEAN J. TRANTALIS

ATTEST:

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City Clerk  
DAVID R. SOLOMAN