



**CITY OF FORT LAUDERDALE**  
**City Commission Agenda Memo**  
**CONFERENCE MEETING**

**#23-0090**

---

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

**FROM:** Greg Chavarria, City Manager

**DATE:** February 7, 2023

**TITLE:** Prior Analysis of Potential Annexation of Central Area and Broadview Park  
- **(Commission Districts 1, 2, 3 and 4)**

---

In Broward County, annexations have occurred incrementally through municipal and state legislative actions. The result has been a patchwork of thirty-one (31) municipalities interspersed with unincorporated neighborhoods that receive services through the County.

In 2018, the City Commission requested the financial impact of incorporating the five (5) unincorporated areas contiguous to the City of Fort Lauderdale — Broadview Park, Boulevard Gardens, Franklin Park, Roosevelt Gardens, and Washington Park. The City of Fort Lauderdale engaged a consulting firm, PMG Associates Inc., to objectively evaluate the economic costs and fiscal benefits associated with annexing each of the remaining unincorporated neighborhoods.

The consultant's *Analysis of Potential Annexation of Central Area and Broadview Park* report is included as an attachment. The attached presentation outlines the fiscal impact of the annexation at the time of the report.

**Resource Impact**

There is no fiscal impact related to this discussion; however, the report concludes that if all five (5) areas were annexed, then there would be an annual deficit of approximately \$13.5 million for all funds as of 2018. Of this, a deficit of \$12.2 million would impact the General Fund and the remaining \$1.3 million would impact all other funds. In addition, the estimated one-time capital costs associated with all five (5) neighborhoods was estimated to be \$21.7 million in 2018.

**Strategic Connections**

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

- The Internal Support Focus Area
- Goal 8: Build a leading government organization that manages all resources wisely and sustainably.
- Objective: Maintain financial integrity through sound budgeting practices, prudent fiscal management, cost effective operations, and long-term planning

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

*Community*

**Attachments**

Exhibit 1 – Analysis of Potential Annexation of Central Area and Broadview Park Report

Exhibit 2 – Analysis of Potential Annexation of Central Area and Broadview Park Presentation

---

Prepared by: Parth Patel, Principal Budget and Management Analyst, Office of Management and Budget  
Keith Farrell, Senior Budget and Management Analyst, Office of Management and Budget

Department Director: Laura Reece, Office of Management and Budget