



CITY OF FORT LAUDERDALE

**PLANNING AND ZONING BOARD MEETING MINUTES
CITY HALL COMMISSION CHAMBERS
100 N. ANDREWS AVE., FORT LAUDERDALE, FLORIDA 33301
WEDNESDAY, FEBRUARY 15, 2023 – 6:00 P.M.**

Board Members	Attendance	Present	Absent
Michael Weymouth, Chair	P	9	0
Brad Cohen, Vice Chair	P	7	2
John Barranco	P	9	0
Mary Fertig	P	8	1
Steve Ganon	P	9	0
Shari McCartney	P	6	3
Patrick McTigue	P	7	0
William Rotella	P	8	1
Jay Shechtman	P	8	1

Staff

Ella Parker, Urban Design and Planning Manager
Shari Wallen, Assistant City Attorney
Christopher Cooper, Director, Development Services Department
Lorraine Tappen, Urban Design and Planning
Trisha Logan, AICP, Urban Design and Planning
Michael Ferrera, Urban Design and Planning
Leslie Harmon, Recording Secretary, Prototype, Inc.

Communication to City Commission

None.

I. CALL TO ORDER / PLEDGE OF ALLEGIANCE

~~Chair Weymouth called the meeting to order at 6:00 p.m. and introduced the Board members present.~~

~~II. APPROVAL OF MINUTES / DETERMINATION OF QUORUM~~

~~Motion made by Mr. McTigue, seconded by Vice Chair Cohen, to approve. In a voice vote, the motion passed unanimously.~~

~~III. PUBLIC SIGN-IN / SWEARING-IN~~

~~Any members of the public wishing to speak at tonight's meeting were sworn in at this time.~~

~~IV. AGENDA ITEMS~~

~~V. COMMUNICATIONS TO THE CITY COMMISSION~~

~~None.~~

VI. FOR THE GOOD OF THE CITY OF FORT LAUDERDALE

Lorraine Tappen of Urban Design and Planning gave a presentation on the proposed Central City rezoning discussed at the Board's January 18, 2023 meeting. She advised that the City Manager's Office, and the District Commissioner for the Central City area, have requested that Staff bring the Item back at the Board's March 2023 meeting rather than the previously designated April meeting.

Ms. Tappen recalled that thus far, approximately eight meetings have been held regarding the proposed rezoning for the City's Northwest quadrant. A public meeting has been scheduled on March 1, 2023, at 6 p.m. in City Commission Chambers. While Staff had considered venues closer to the subject area, those venues were not able to accommodate a meeting.

Between 2018 and 2021, the Central City CRA held several meetings and workshops. The cost of notifications to date has been approximately \$22,000 before work began on the specific rezoning request in 2022. Mail notice to property owners and those living within 300 ft. of the subject area will be sent in English, Spanish, and Creole. The South Middle River Terrace and Lauderdale Manors neighborhood associations will also be emailed notice, as will attendees from the recent Planning and Zoning Board meetings. Sign notice will be posted as well. The cost of notifications for the next meeting will be roughly \$1000.

Ms. Tappen continued that, based upon the most recent input received by the Planning and Zoning Board, Staff recommends bifurcating the subject area. The block located along Powerline Road and the west side of Northwest 8th Avenue are recommended for rezoning to RM-15, which would allow both sides of 8th Avenue to have the same zoning district and potentially similar development. The eastern portion of the middle block would be rezoned to RD-15, which provides fewer options than RM-15 for types of residential development.

Chair Weymouth requested clarification of the reason the City Manager's Office and District Commissioner have recommended this Item be heard again in March rather than in April. Chris Cooper, Director of the Development Services Department, replied that the rezoning of the Central City CRA has been an ongoing effort for several years and they are seeking adoption sooner rather than later. While April 2023 was proposed as the date to bring this Item back at the previous meeting, it was determined that with the planned outreach, the Item can be brought back to the Planning and Zoning Board in March and to the City Commission shortly thereafter.

Chair Weymouth explained that he did not wish the members of the public who had expressed concern with the proposed rezoning in January to feel the Board was rushing the Item. Mr. Cooper reiterated that Staff will reach out to the individuals who provided contact information and let them know about both the public outreach meeting and the Board meeting in March. Staff has already followed up with many of the individuals. He also pointed out that many of the individuals at the January meeting did not live in the subject area, but had been concerned with the possibility that the proposed changes might spread beyond the subject area into their own neighborhoods.

Vice Chair Fertig commented that she did not wish to "second-guess" the comments and concerns shared by the public at the January meeting. Mr. Cooper emphasized that this had not been the case, reiterating that the individuals would be invited to the next meeting regardless of whether or not they live in the subject area.

Attorney Wallen recommended that the Board vote to change the date at which the Central City CRA rezoning will be brought back to them.

Motion made by Vice Chair Cohen, seconded by Mr. Barranco, to move the hearing to March from April. In a roll call vote, the **motion** passed unanimously (9-0).

It was clarified that the next meeting will be scheduled for March 15, 2023.

There being no further business to come before the Board at this time, the meeting was adjourned at 7:37 p.m.

Any written public comments made 48 hours prior to the meeting regarding items discussed during the proceedings have been attached hereto.



Chair



Prototype

[Minutes prepared by K. McGuire, Prototype, Inc.]