



CITY OF
FORT LAUDERDALE

PLANNING AND ZONING BOARD MEETING

Development Services Department
 700 NW 19 Avenue, Fort Lauderdale, FL 33311
 Wednesday, September 18, 2024

6:00 PM

AGENDA

- I. **CALL TO ORDER / PLEDGE OF ALLEGIANCE**
- II. **APPROVAL OF MINUTES / DETERMINATION OF QUORUM**
- III. **PUBLIC SIGN-IN / SWEARING-IN**
- IV. **AGENDA ITEMS**

~~1. **CASE: UDP-T24005**~~

~~**REQUEST:** * Amend City of Fort Lauderdale Unified Land Development Regulations (ULDR);
 Section 47-24.5- Subdivision Regulations
APPLICANT: City of Fort Lauderdale
GENERAL LOCATION: City-Wide
COMMISSION DISTRICT: City-Wide
CASE PLANNER: Yvonne Redding~~

~~**APPLICATION WAS WITHDRAWN**~~

2. CASE: UDP-S24005

REQUEST: ** Site Plan Level III - Conditional Use for Building Height Greater than 150 Feet,
 Waterway Use, and Yard Modifications for a 44-unit Multifamily Development
APPLICANT: 900 Intracoastal Drive, Inc.
AGENT: Courtney Crush, Crush Law, P.A.
PROJECT NAME: 900 Intracoastal
PROPERTY ADDRESS: 900 Intracoastal Drive
ABBREVIATED LEGAL DESCRIPTION: Sunrise, PB 28, PG 42, Lots 8 and 9, Block 1
ZONING DISTRICT: Residential Multifamily High Rise/High Density District (RMH-60)
LAND USE: Residential High
COMMISSION DISTRICT: 1 – John Herbst
NEIGHBORHOOD ASSOCIATION: N/A
CASE PLANNER: Yvonne Redding

**APPROVED (5-2) SUBJECT TO 30-DAY CITY COMMISSION REQUEST FOR REVIEW
 PERIOD, WITH STAFF CONDITIONS:**

1. Applicant will be required to pay a Park Impact Fee for the proposed residential units prior to issuance of building permit in accordance with ULDR Sec. 47-38A, Park Impact Fees;
2. Prior to Building Permit Issuance, the applicant shall provide a School Capacity Availability Determination (SCAD) letter that confirms that school capacity is available, or if capacity is not available, that mitigation requirements have been satisfied.
3. Prior to issuance of Certificate of Occupancy, applicant shall coordinate and provide a Maintenance Agreement with the City (for property frontage along Intracoastal Drive). Proposed improvements within adjacent City right-of-way include paver driveway, sidewalk, and landscaping including structural soil and irrigation.

3. ~~CASE: UDP-SR23001~~

~~**REQUEST:** * ** Site Plan Level IV Review: Rezoning from Residential Multifamily Mid-Rise/Medium High Density (RMM-25) District to Community Business (CB) District with Allocation of 0.62 Acres of Commercial Flex and Site Plan for 6,000 Square Foot Restaurant, 11,036 Square-Foot Retail Use, 8,570 Square-Foot EMS Substation, and 302-Space Parking Garage~~

~~**APPLICANT:** City of Fort Lauderdale~~

~~**AGENT:** Andrew Schein, Lochrie & Chakas, P.A.~~

~~**PROJECT NAME:** Las Olas Heron Garage~~

~~**PROPERTY ADDRESS:** 216 SE 8th Avenue~~

~~**ABBREVIATED LEGAL DESCRIPTION:** Colee Hammock 1-17 B Lots 1 Thru 8 Blk 9~~

~~**ZONING DISTRICT:** Regional Activity Center — East Mixed Use District (RAC-EMU) and Residential Multifamily High-Rise/High Density District (RMH-60)~~

~~**PROPOSED ZONING DISTRICT:** Regional Activity Center — East Mixed Use District (RAC-EMU) and Community Business (CB)~~

~~**LAND USE:** Downtown Regional Activity Center and Medium High Residential~~

~~**COMMISSION DISTRICT:** 4 — Warren Sturman~~

~~**NEIGHBORHOOD ASSOCIATION:** Beverly Heights Association~~

~~**CASE PLANNER:** Yvonne Redding~~

RECOMMENDED FOR APPROVAL (6-0-1) TO CITY COMMISSION, WITH STAFF CONDITIONS:

- ~~1. In accordance with the Water and Wastewater Capacity Availability letter issued by the City Public Works Department dated March 25, 2024, the existing sewer distribution system requires improvements to accommodate flow increase from the proposed development. Prior to application for any Master Permit, all necessary improvements stated in the latest Water and Wastewater Capacity Availability letter shall be constructed, certified and in operation per ULDR section 47-25.2.~~
- ~~2. Prior to issuance of certificate of occupancy, applicant shall dedicate and record a public right-of-way easement along the south side of SE 2nd Court, consisting of five (5) feet to complete the respective minimum fifty (50) foot right-of-way section as approved by the City Engineer.~~
- ~~3. Prior to issuance of Certificate of Occupancy, applicant shall dedicate and record a pedestrian sidewalk access easement along the south side of SE 2nd Court, to accommodate a portion of the respective required pedestrian clear path located outside of existing right-of-way and proposed right-of-way easements as approved by the City Engineer.~~
- ~~4. Prior to issuance of Certificate of Occupancy, applicant shall dedicate and record a public access easement along the north side of the ten (10) foot alley, to accommodate a portion of the respective pedestrian and vehicular path located outside of existing right-of-way as approved by the City Engineer.~~