



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

#17-0424

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

FROM: Lee R. Feldman, ICMA-CM, City Manager

DATE: May 2, 2016

TITLE: Quasi-Judicial Resolution Approving Plat Known as Lauderdale Propeller
(located on the south side of State Road 84, north of Interstate-595
Highway) - Florida Marine Propulsion Corp – Case Number PL17001

Recommendation

It is recommended that the City Commission adopt a resolution approving the plat known as “Lauderdale Propeller.”

Background

The applicant proposes to plat 40,562 square feet (0.9312 acres) of land located at 2990 W State Road 84. The parcel is located on the south side of State Road 84, north of Interstate 595 and is currently the site of an office and warehouse use. The applicant is platting the site to allow for a marine repair facility.

The proposed plat includes the following plat note restriction:

“This plat is restricted to 1,200 Square Feet of Existing Office Use, 7,900 Square Feet of Existing Industrial Use, and 8,500 Square Feet of Proposed Industrial Use.”

The City’s Development Review Committee (DRC) reviewed the application on January 24, 2017, and all comments have been addressed. The application and record are available for review upon request with the Department of Sustainable Development (DSD). The Planning and Zoning Board (PZB) reviewed the item at its March 15, 2017 meeting and recommended approval in a 7-0 vote. The proposed plat and the applicant’s narrative responses are provided as Exhibits 1 and 2, respectively. The March 15, 2017 PZB meeting minutes and staff report are attached as Exhibits 3 and Exhibit 4, respectively. Proof of ownership is attached as Exhibit 5.

The City Commission shall consider the application, the record, and recommendations forwarded by the DRC and the PZB, and shall hear public comment on the application to determine whether the proposed plat satisfies the provisions of Section 47-24.5 of

the Unified Land Development Regulations (ULDR) and other applicable land development regulations.

Pursuant to Section 47-24 of the ULDR, Table I, Development Permits and Procedures, the following criteria shall be used to evaluate the request:

- ULDR Section 47-24.5, Subdivision Requirements
- ULDR Section 47.25.2, Adequacy Requirements

Please refer to Exhibit 2 for applicant's responses to the criteria. Staff concurs with applicant's assessment.

Resource Impact

There is no fiscal impact associated with this action.

Strategic Connections

This item is a *Press Play Fort Lauderdale Strategic Plan 2018* initiative, included within the Business Development Cylinder of Excellence, specifically advancing:

- Goal 7: Be a well- positioned City within the global economic and tourism markets of the South Florida region, leveraging our airports, port, and rail connections.
- Objective 2: Facilitate a responsive and proactive business climate.

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

Attachments

Exhibit 1 - Plat
Exhibit 2 - Applicant's Narrative
Exhibit 3 - PZB Meeting Minutes from March 15, 2017
Exhibit 4 - PZB Staff Report from March 15, 2017
Exhibit 5 - Proof of Ownership
Exhibit 6 - Approval Resolution
Exhibit 7 - Denial Resolution

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