

RESOLUTION NO. 18-

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA, DENYING THE ISSUANCE OF A SITE PLAN LEVEL II DEVELOPMENT PERMIT, INCLUDING THE ALLOCATION OF 151 POST 2003 DWELLING UNITS FOR A RESIDENTIAL DEVELOPMENT KNOWN AS "ALEXAN-TARPON RIVER", LOCATED AT 501 S.E. 6<sup>th</sup> AVENUE, FORT LAUDERDALE, FLORIDA, IN THE REGIONAL ACTIVITY CENTER-CITY CENTER (RAC-CC) ZONING DISTRICT, PROVIDING FOR SEVERABILITY AND PROVIDING FOR CONFLICTS.

---

WHEREAS, Section 47-24.1 of the City of Fort Lauderdale, Florida, Unified Land Development Regulations (hereinafter "ULDR") provides that no development of property in the City shall be permitted without first obtaining a development permit from the City of Fort Lauderdale in accordance with the provisions and requirements of the ULDR; and

WHEREAS, the applicant has submitted a development application and plan for a residential development known as "Alexan-Tarpon River" located at 501 S.E. 6<sup>th</sup> Avenue, Fort Lauderdale, Florida, which is located in the RAC-CC zoning district; and

WHEREAS, in addition to the Site Plan Level II criteria in the ULDR, the development has been reviewed for consistency with design guidelines provided in the Downtown Master Plan and the Downtown New River Master Plan; and

WHEREAS, the Development Review Committee (Case No. R17055), at its meeting on September 26, 2017, reviewed the proposed site plan, that requires the allocation of 151 post 2003 dwelling units in accordance with Section 47-13.20B.3. of the ULDR; and

WHEREAS, on March 6, 2018, the Development Review Committee gave preliminary approval for the Site Plan Level II, subject to certain conditions; and

WHEREAS, the Historic Preservation Board (HPB Case No. H17031), at its meeting on November 6, 2017, reviewed the proposed site plan and recommended conditions of approval in their minutes and memorandum attached as Exhibits 3 and 4 to Commission Agenda Memorandum No. 18-0433; and

WHEREAS, the City Commission reviewed the application for a Site Plan Level II development permit submitted by the applicant and finds that the application does not meet the standards and requirements of the ULDR;

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

SECTION 1. That each WHEREAS clause set forth above is true and correct and incorporated herein by this reference.

SECTION 2. That the Site Plan Level II development permit application submitted to construct a residential development proposed to be located at 501 S.E. 6<sup>th</sup> Avenue, Fort Lauderdale, Florida, located in the RAC-CC zoning district is hereby denied.

ADOPTED this the \_\_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Mayor  
DEAN J. TRANTALIS

ATTEST:

\_\_\_\_\_  
City Clerk  
JEFFREY A. MODARELLI