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REPORT TO DEPARTMENT OF SUSTAINABLE DEVELOPMENT

REGARDING PUBLIC PARTICIPATION MEETINGS FOR "PROGRESSO COMMONS"

Over the course of the past year, numerous public participation meetings were held with neighboring civic associations, and particularly with those within 300' of the site—Progresso Village Civic Association and South Middle River Civic Association (see enclosed reports regarding the April 12, 2017, meeting and the report regarding the most recent meeting held January 22, 2018—see also attached notice of this meeting to these associations.) At each of these meetings there was discussion of the various related applications, including the rezoning (approved and final), the plat (recommended for approval by the Planning and Zoning Board), the pending right of way/alley vacations and relocation of the existing barriers on NW 2nd Avenue and NW 1st Avenue, and the pending site plan approval. The site plan and related graphics reflected the alley vacations and the unification of the site to create the integrated mixed use shopping center proposed (see attached Site Plan.)

Report prepared by Debbie M. Orshefsky, attorney for Applicant

4/26/18

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REPORT TO DIRECTOR OF SUSTAINABLE DEVELOPMENT

REGARDING PUBLIC PARTICIPATION MEETING

FOR

NWRAC ZONING TEXT AMENDMENT

AND

REZONING OF "PROGRESSO COMMONS" PROPERTY

On April 12, 2017, the attached NOTICE OF PUBLIC PARTICIPATION MEETING was sent via email to Ron Centemore, President of the Progresso Village Civic Association and Luis Castillo, President of the South Middle River Civic Association. In addition, this NOTICE was sent to the civic association leadership within the NWCRA, as noted on the attached Distribution List. The only person to attend this meeting was Sonya Burrows (see attached sign in sheet) who indicated that she was well aware of the proposals as she had a complete presentation on the text amendment, rezoning and plan for Progresso Commons at the NWCRA Advisory Board meeting on March 14, 2017, when she and the overwhelming majority of the Advisory Board voted to support these proposals. Attached is the Powerpoint presentation made available at the April 17, 2017, meeting. Also attached is Affidavit of Public Participation.

Respectfully Submitted

Debbie M. Orshefsky
May 4, 2017

NOTICE OF PUBLIC PARTICIPATION MEETING

LOCATION: Midtown Commerce Center
1033 NW 6th Street
Fort Lauderdale, FL 33311

DATE: April 17, 2017

TIME: 7:00 pm

The purpose of this meeting is to discuss:

(1) A proposed amendment to the City of Fort Lauderdale Unified Land Development Regulations Section 47-18.43 to permit "convenience stores, multi-purpose" to be developed within the NWRAC so long as these convenience stores have between 5,000-7,000 square feet of floor area, serve fresh food and beverages, have automotive fuel pumps and are located within a shopping center. It is anticipated, these regulations will be considered by the City of Fort Lauderdale Planning and Zoning Board on May 17, 2017;

(2) Rezoning of 4.8+/- acres located at the southwest corner of Sunrise Blvd. and Andrews Avenue to NWRAC-MUne to permit development of the "Progresso Commons" shopping center.

For additional information, please contact:
Debbie Orshefsky, Partner
Holland & Knight LLP
954.468.7871
debbie.orshefsky@hklaw.com

Orshefsky, Debbie M (FTL - X27871)

From: Orshefsky, Debbie M (FTL - X27871)
Sent: Wednesday, January 17, 2018 4:18 PM
To: 'ronthecop@gmail.com'; 'luisr.castillo@mac.com'
Cc: 'Nicholas Kalargyros'; 'Greg Clayton'; John Young; Paul Roman; Noel Barnett; 'Grassman III, Robert'; 'Jordan.Ford@aldi.us'
Subject: Notice of Public Participation Meeting for Progresso Commons Site Plan

Ron/Luis—we are currently planning to be before the City Planning and Zoning Board for site plan approval on February 21, 2018. Please accept this as notice to the civic associations within 300' of the project site that this public participation meeting will take place as follows:
Date: January 22, 2018
Time: 6pm
Location: Broward Partnership for the Homeless
920 NW 7th Avenue, Fort Lauderdale Room 300

Please let us know if you or a representative of your association will be able to attend. Best regards, Debbie

Debbie Orshefsky | Holland & Knight
Partner
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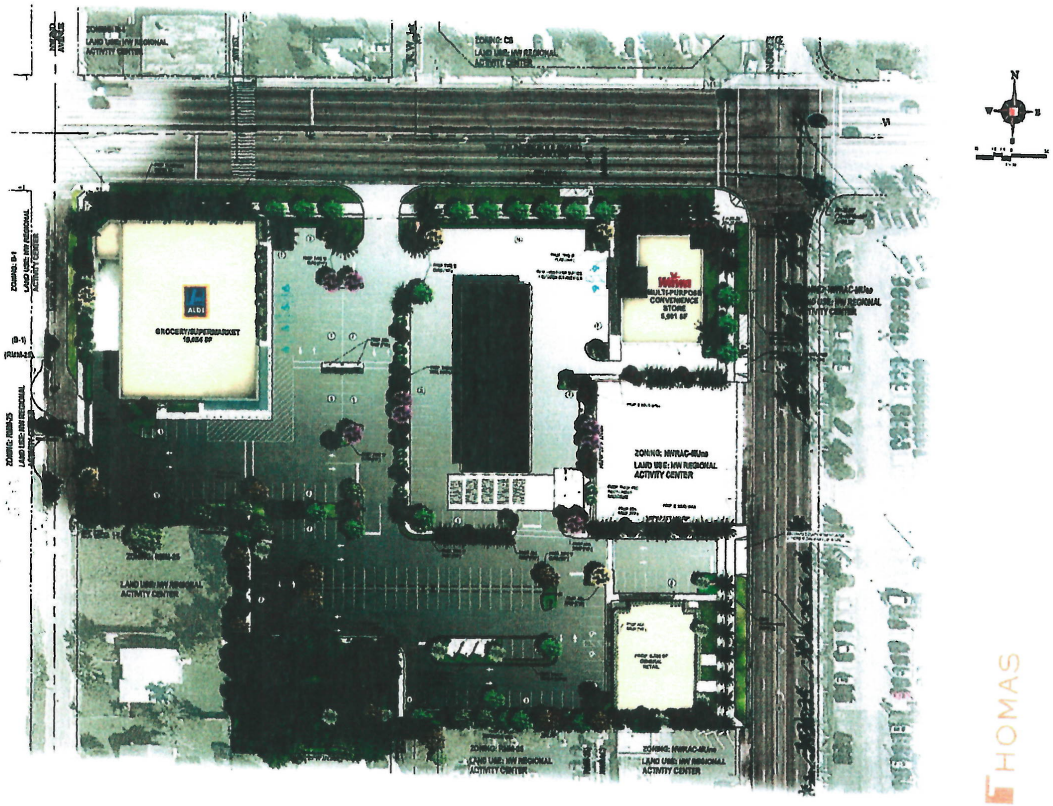
REPORT TO DEPARTMENT OF SUSTAINABLE DEVELOPMENT

REGARDING PUBLIC PARTICIPATION MEETING FOR "PROGRESSO COMMONS SITE PLAN"

On January 22, 2018, the Applicant held the Public Participation Meeting for the Progresso Commons Site Plan. Email notification of the meeting was sent to the Ron Centemore, President of the Progresso Village Civic Association and Terry Nolen, President of the South Middle River Civic Association, notification attached hereto as Exhibit 1. The meeting attendance sheet is attached as Exhibit 2. The project graphics presented are attached as Composite Exhibit 3. Changes to the layout of the site since the project was last presented to these association were discussed and the relocation of the Wawa to the corner of the site and reorientation of the gas pumps was well received. The only issue raised by the associations was lighting within the site and along adjacent public rights of way. Mr. Centemore requested that the Applicant incorporate neighborhood approved street lights to the extent permitted by the applicable regulatory agencies; the Applicant agreed to work with City staff to evaluate how best to incorporate that street lighting. The Associations also requested that the Applicant send them a copy of the project photometric plan and if requested, meet with Association representatives to explain that plan. The project photometric plan was sent to the Association representatives on February 16, 2018 (see attached Exhibit 4).

Report prepared by: Debbie M. Orshefsky, attorney for Applicant

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ALDI
GROCERY/SUPERMARKET
MULTI-PURPOSE CONVENIENCE STORE
ZONING: NWRAC-IRIns
LAND USE: NW REGIONAL ACTIVITY CENTER

Addendum: DRC Public Participation Notification <<if applicable>>

Applicant must provide notification according to the procedure listed below for projects listed in Sec. 47-27.4.A.2.c.

- A minimum of 21 days prior to the Development Review Committee (DRC) meeting, a notice from the applicant via letter or e-mail shall be provided to any official city-recognized civic organization(s) within 300 feet of the proposed project, notifying of the date, time and place of the DRC meeting.
- Prior to submittal of application to the Planning and Zoning Board (PZB), a notice from the applicant via letter or e-mail shall be provided to official city-recognized civic organization(s) within 300 feet of the proposed project, notifying of the date, time and place of applicant's project presentation meeting to take place prior to the PZB hearing.
- The applicant shall conduct a public participation meeting(s) a minimum of 30 days prior to the PZB hearing.
- After the public participation meeting(s), the applicant shall provide a written report letter to the Department of Sustainable Development, with copy to subject association(s), documenting the date(s), time(s), location(s), number of participants, presentation material and general summary of the discussion after a public participation meeting(s) has taken place a minimum of 30 days prior to the PZB hearing. The report letter shall summarize the substance of comments expressed during the process and shall be made a part of the administrative case file record.
- The applicant shall, ten (10) days prior to DRC and again for the PZB, execute and submit to the department an affidavit of proof of public notice according to this section. If the applicant fails to submit the affidavit the public hearing will be postponed until the next hearing after the affidavit has been supplied.

AFFIDAVIT OF MAIL NOTIFICATION

STATE OF FLORIDA
BROWARD COUNTY

RE: ☑ DEVELOPMENT REVIEW COMMITTE CASE NO. R-V18004 & 18005

APPLICANT: Project Andrews, LLC

PROPERTY: 947 N. Andrews Avenue; 4.8 acres Corner of Sunrise Boulevard and Andrews Avenue

PUBLIC HEARING DATE: 5/16/18

BEFORE ME, the undersigned authority, personally appeared Debbie Orshefsky, who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant in the above cited City of Fort Lauderdale Development Review Case.
2. The Affiant/Applicant has mailed or has caused to be mailed, via postal service or electronic mail, a letter to any official city-recognized civic organization(s) within 300 feet of the proposed project, notifying of the date, time and place of the DRC meeting.
3. That the letter referenced in Paragraph two (2) above was mailed at least **twenty (21)** days prior to the date of the DRC meeting cited above.
4. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design & Planning office **ten (10)** days prior to the date of DRC and if the Affidavit is not submitted, the meeting on this case shall be cancelled.
5. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties therefor.

Addendum: DRC Public Participation Notification <<if applicable>>

Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 26th day of April, 2018.

(SEAL)

NOTARY PUBLIC
MY COMMISSION EXPIRES:

MARIA MARTELLA
MY COMMISSION # FF 145698
EXPIRES: November 28, 2018
Bonded Thru Notary Public Underwriters

NOTE: I understand that if my sign is not returned within the prescribed time limit as noted in Sec. 47.27.3.i of the City of Fort Lauderdale ULDR, I will forfeit my sign deposit._____**(initial here)**
_____ Initials of applicant (or representative) receiving sign as per 47-27.2(3)(A-J)