

July 31, 2018

Via Hand Delivery and Email

Adam Schnell, Planner II
Urban Design & Planning
700 NW 19th Avenue
Fort Lauderdale, FL 33311

RE: Public Participation Summary for DRC Case No. Z18005 ("Project")

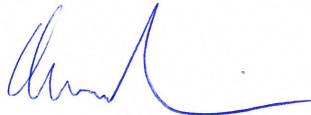
Dear Mr. Schnell:

Pursuant to the City of Fort Lauderdale Ordinance No. C-15-01, the applicant held a public participation meeting with the Sailboat Bend Civic Association and the Historic Dorsey-Riverbend Civic Association on July 16th, 2018 at 5:30pm at the Jack and Jill Children's Center, located at 1315 West Broward Boulevard in Fort Lauderdale. The Sailboat Bend Civic Association and the Historic Dorsey-Riverbend Civic Associations are the only officially recognized civic associations within 300' of the Project. The meeting was noticed and communicated through e-mail with the Association's presidents. There were six (6) people in attendance.

At this meeting the applicant gave a detailed description of the rezoning. The applicant also discussed the site plan, provided project renderings and answered questions from those in attendance. A full list of the questions and answers provided at the meeting is included with this letter.

Should you require additional information, please let me know.

Very Truly Yours,



Andrew J. Schein, Esq.

cc: Dr. Pamela Pittman, Historical Dorsey-Riverbend Civic Association
David Parker, Sailboat Bend Civic Association

July 16, 2018 Public Participation Meeting Questions and Answers

1. Question: How many children will the new center accommodate?

Answer: Up to 342.

2. Question: How many classrooms will the new center include?

Answer: Twelve.

3. Question: What is B-1 zoning?

Answer: B-1 zoning was designed to allow for commercial uses, but limits certain uses which could have a detrimental effect on abutting residential neighborhoods. Schools are a permitted use in the B-1 zoning district. The B-1 zoning district also allows for a variety of retail and service uses, public purpose uses, and commercial recreation uses.

4. Question: Are there any internships from colleges?

Answer: Yes, Jack and Jill currently partners with local universities.

5. Question: Will there be a family health service night with nurses?

Answer: Yes, Jack and Jill conducts such events and will continue to do so.

6. Question: Can you pull funds from charter school funds?

Answer: No.

7. Question: What is the demographic of the students that will attend?

Answer: The main target market is the current base of students attending Jack and Jill's early learning program. We will also be recruiting other students in the current market areas including the 33312 and 33311 zip codes and students whose parents work in the downtown Fort Lauderdale area. This means reaching those legacy families that have been with the Center, new families with young children, and existing families in the region. We aim to reach all students from diverse cultural backgrounds.

8. Question: Is the new center accredited?

Answer: Yes, the school will meet or exceed all regulatory programming and performance accreditation standards across all of the programs.

9. Question: Are you just doing palm trees? We need other shade trees.

Answer: The property currently has a variety of shade trees such as Southern Live Oaks, Crape Myrtles, and Gumbo Limbo trees. We will be adding additional Crape Myrtles and Pink Tabebuia trees.

10. Comment: Make sure that you have landscaping that will last.

Addendum: PZB 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 PUBLIC PARTICIPATION NOTIFICATION

STATE OF FLORIDA
BROWARD COUNTY

RE: ☒ PLANNING AND ZONING BOARD CASE NO. Z18005
APPLICANT: Sarah O. DelNegri / Flynn Engineering Services, PA
PROPERTY: 1315 West Broward Boulevard
PUBLIC HEARING DATE: August 15, 2018

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

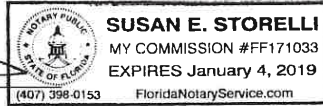
1. Affiant is the Applicant in the above cited City of Fort Lauderdale Development Review Case.
2. The Affiant/Applicant has mailed or has caused to be mailed, via postal service or electronic mail, a letter to any official city-recognized civic organization(s) within 300 feet of the proposed project, notifying of the date, time and place of the Public Participation meeting.
3. That the letter referenced in Paragraph two (2) above was mailed prior to the submittal of the PZB application meeting cited above.
4. That the public participation meeting was held at least **thirty (30)** days prior to the date of the PZB meeting cited above.
5. Affiant has prepared a summary of the public participation meeting cited above that documents the date(s), time(s), location(s), number of participants, presentation material and general summary of the discussion and comments expressed during the process.
6. 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 the Planning and Zoning Board meeting and if the Affidavit is not submitted, the Public Hearing on this case shall be cancelled.
7. 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: PZB Public Participation Notification <<if applicable>>

[Signature]
Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 18th day of July, 2018

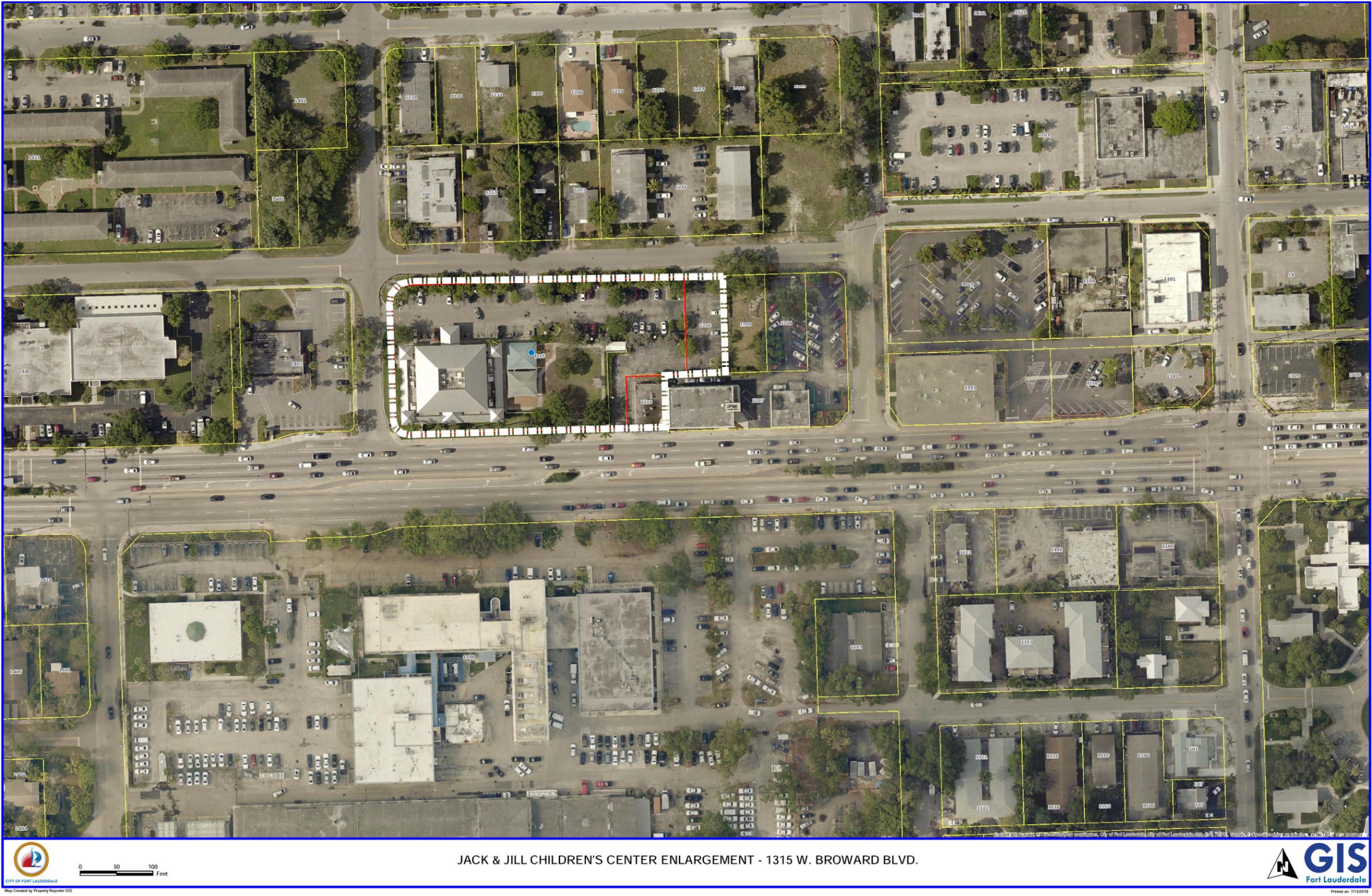
(SEAL) [Signature]



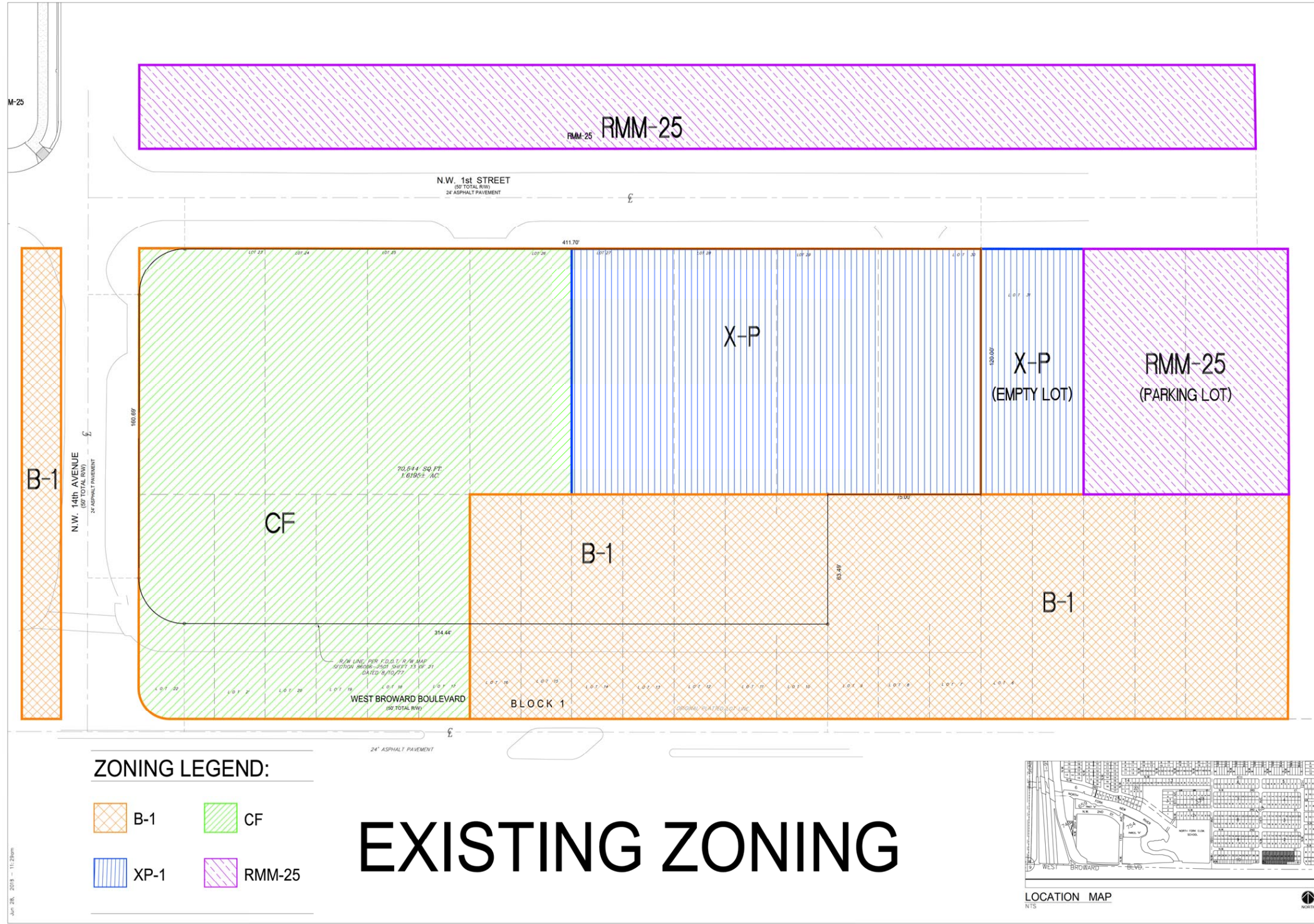
NOTARY PUBLIC
MY COMMISSION EXPIRES:

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 \$200. (initial here)
_____ Initials of applicant (or representative) receiving sign as per 47-27.2(3)(A-J)





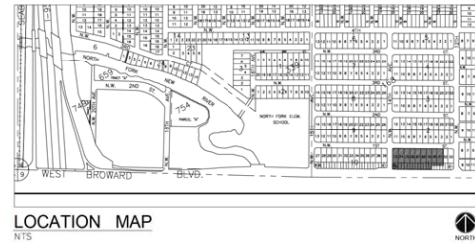
JACK & JILL CHILDREN'S CENTER ENLARGEMENT - 1315 W. BROWARD BLVD.



ZONING LEGEND:

- B-1
- CF
- XP-1
- RMM-25

EXISTING ZONING



FORT LAUDERDALE
TOWN ENGINEERING SERVICES, P.A.
CIVIL ENGINEERS

241 COMMERCIAL BLVD.
FORT LAUDERDALE, FL 33308
PHONE: (954) 522-1004
FAX: (954) 522-7630
www.fortlauderdaleengineering.com
EIR# 6578

REZONE EXHIBIT
(EXISTING)

JACK + JILL CHILDREN'S CENTER
REZONE APPLICATION
1315 W. BROWARD BLVD.
FORT LAUDERDALE, FLORIDA

NORTH

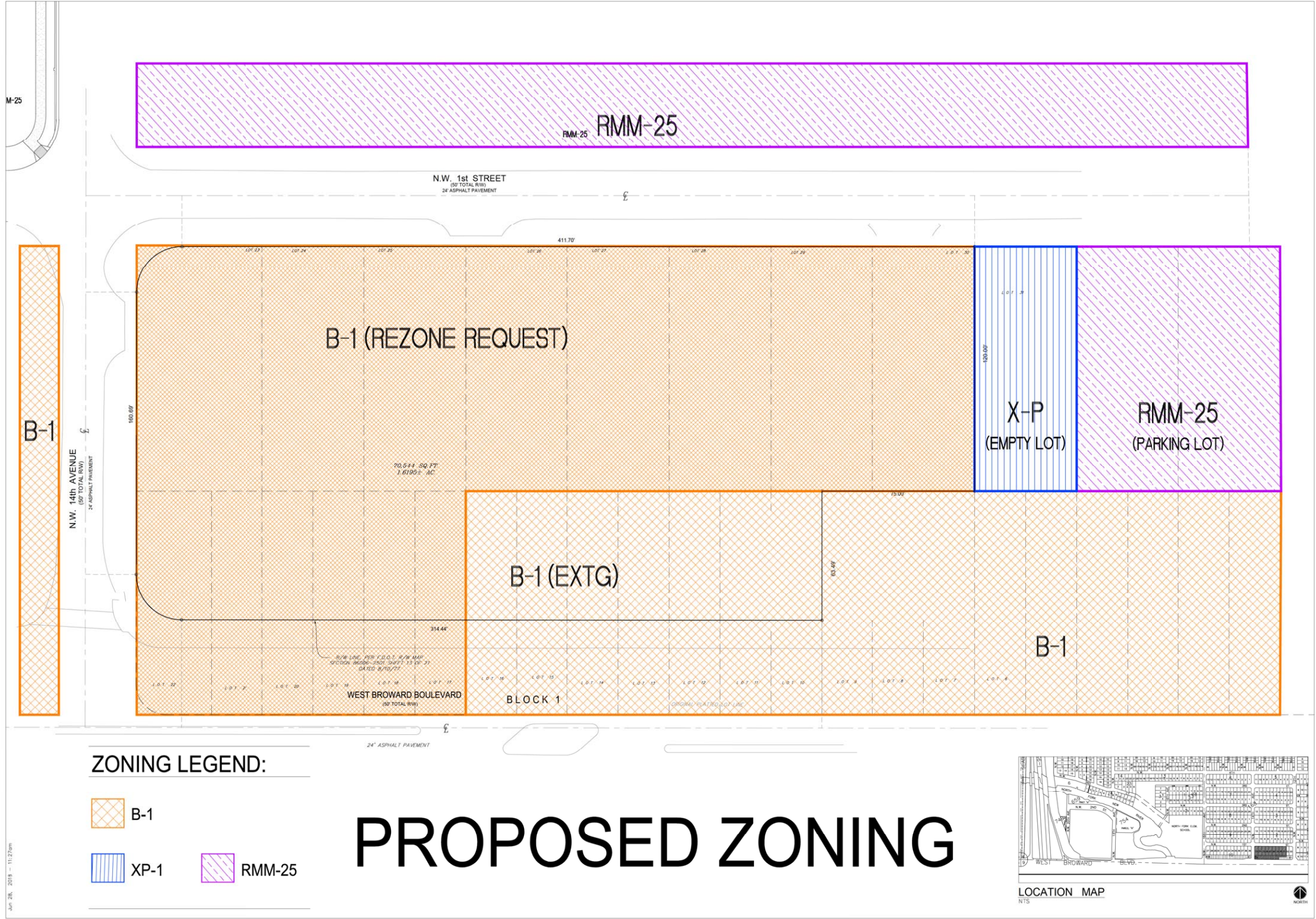
Revisions

No.	Description	Date

Phase:
DRC
DOCUMENTS

SEAL

Scale:	1"=20'	Date:	06/26/18
Job No.:	17-1405.00	Plot Date:	06/28/18
Drawn by:	FES	Sheet No.:	X1
Proj. Mgr.:	DTR		
Appr. by:	JMF		1 of 2



FORT MONROE SERVICES, P.A.
CIVIL ENGINEERS

241 COMMERCIAL BLVD.
LAUDERDALE BEACH, FL 33308
PHONE: (954) 522-1004
FAX: (954) 522-7630
www.fortmonroseservices.com
EIR# 6578

REZONE EXHIBIT
(PROPOSED)

JACK + JILL CHILDREN'S CENTER
REZONE APPLICATION
1315 W. BROWARD BLVD.
FORT LAUDERDALE, FLORIDA

Revisions

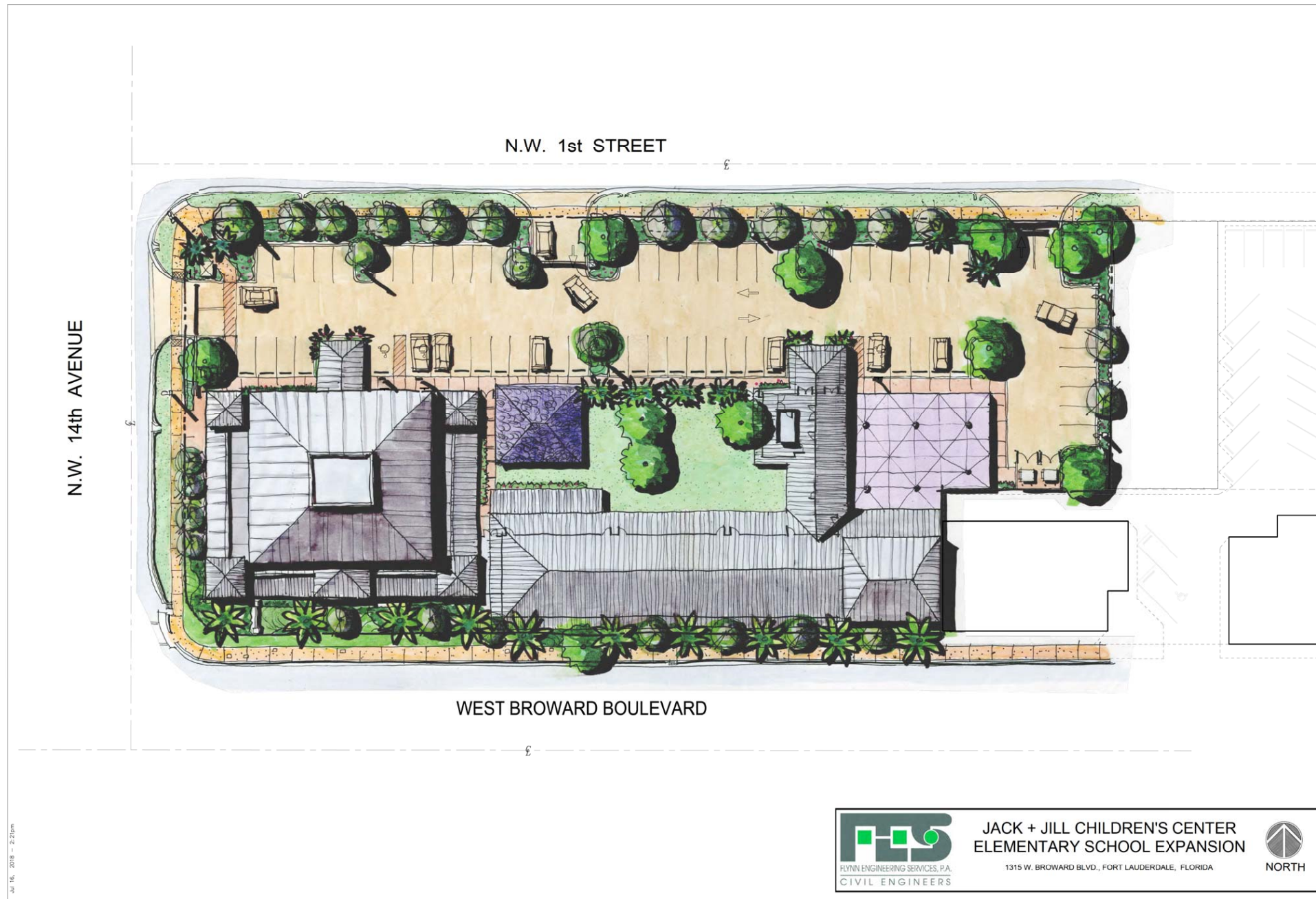
No.	Description	Date

Phase:
DRC
DOCUMENTS

SEAL

Scale	Date
1"=20'	06/28/18
ASD No.	17-1405.00
Drawn by	FES
Proj. Mgr.	DTR
Appr. by	JMF

Sheet No.
X2
2 of 2





3 VIEW FROM W. BROWARD BLVD. LOOKING WEST
DRC-504



2 VIEW FROM W. BROWARD BLVD. LOOKING EAST
DRC-504



1 VIEW FROM NW 1ST STREET ENTRANCE
DRC-504

DEVELOPMENT REVIEW COMMITTEE (DRC) - SITE PLAN SUBMISSION 05/18/18

Project		Architect		Seal		Copyright		Rev		Date		Scale	
Jack & Jill Children's Center ELEMENTARY SCHOOL EXPANSION		ZYSOVICH ARCHITECTS		JOSE MURGUIDO Reg. No. AR0010870		COPYRIGHT 2018 ZYSOVICH, INC. ALL RIGHTS RESERVED. THESE DRAWINGS AND SPECIFICATIONS ARE INSTRUMENTS OF SERVICE AND SHALL REMAIN THE PROPERTY OF ZYSOVICH, INC. NO PART OF THESE DRAWINGS OR SPECIFICATIONS SHALL BE REPRODUCED OR USED IN ANY MANNER OR FOR ANY PROJECT OR PURPOSE WITHOUT THE WRITTEN CONSENT OF ZYSOVICH, INC. EXCEPT BY THE AGREEMENT IN WRITING AND WITH THE APPROPRIATE COMPENSATION TO ZYSOVICH, INC. REPRODUCTION OF ANY PART OF THESE DRAWINGS WITHOUT THE WRITTEN CONSENT OF ZYSOVICH, INC. IS PROHIBITED.		1795JJCC		05/18/2018		CONCEPTUAL RENDERINGS	
Civil Consultant FLYNN ENGINEERING SERVICES, P.A. 241 Commerce Blvd. Lauderdale, FL 33306 (954) 524-0200		Structural Engineers RMD CONSULTING ENGINEERS 2191 S. AL AIA, Suite 2000 Lauderdale, FL 33307 (954) 745-0165		MEP Engineers RMD CONSULTING ENGINEERS 2191 S. AL AIA, Suite 2000 Lauderdale, FL 33307 (954) 745-0165		Landscape Consultant ECOLAN 1315 West Broward Boulevard, Suite 303 Ft. Lauderdale, FL 33316 (954) 524-2722		1		2		3	
1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312		1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312		1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312		1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312		1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312		1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312		1315 WEST BROWARD BOULEVARD FT. LAUDERDALE, FLORIDA 33312	

Page 4: Sign Notification Requirements and Affidavit

SIGN NOTICE

Applicant must **POST SIGNS** (for Planning and Zoning Board and City Commission Hearings) according to Sec. 47-27.4.

- Sign Notice shall be given by the applicant by posting a sign provided by the City stating the time, date and place of the Public Hearing on such matter on the property which is the subject of an application for a development permit. If more than one (1) public hearing is held on a matter, the date, time and place shall be stated on the sign or changed as applicable.
- The sign shall be posted at least fifteen (15) days prior to the date of the public hearing.
- The sign shall be visible from adjacent rights-of-way, including waterways, but excepting alleys.
- If the subject property is on more than one (1) right-of-way, as described above, a sign shall be posted facing each right-of-way.
- If the applicant is not the owner of the property that is subject of the application, the applicant shall post the sign on or as near to the subject property as possible subject to the permission of the owner of the property where the sign is located or, in a location in the right-of-way if approved by the City.
- Development applications for more than one (1) contiguous development site shall be required to have sign notice by posting one (1) sign in each geographic direction, (north, south, east and west) on the public right-of-way at the perimeter of the area under consideration.
- If the sign is destroyed or removed from the property, the applicant is responsible for obtaining another sign from the City and posting the sign on the property.
- The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearings by another body. The sign information shall be changed as above to reflect any new dates.
- The applicant shall, five (5) days prior to the public hearing, execute and submit to the department an affidavit of proof of posting of the public notice sign 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 POSTING SIGNS

STATE OF FLORIDA
BROWARD COUNTY

RE: BOARD OF ADJUSTMENT
HISTORIC PRESERVATION BOARD
☒ PLANNING AND ZONING BOARD
CITY COMMISSION

CASE NO. Z18005

APPLICANT: Sarah O. DelNegri / Flynn Engineering Services, PA

PROPERTY: 1315 West Broward Boulevard

PUBLIC HEARING DATE: August 15, 2018

BEFORE ME, the undersigned authority, personally appeared Sarah DelNegri, 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 Board or Commission Case.
2. The Affiant/Applicant has posted or has caused to be posted on the Property the signage provided by the City of Fort Lauderdale, which such signage notifies the public of the time, date and place of the Public Hearing on the application for relief before the Board or Commission.
3. That the sign(s) referenced in Paragraph two (2) above was posted on the Property in such manner as to be visible from adjacent streets and waterways and was posted at least **fifteen (15)** days prior to the date of the Public Hearing cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
4. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case before the Board or Commission. **Should the application be continued, deferred or re-heard, the sign shall be amended to reflect the new dates.**
5. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design & Planning office **five (5)** calendar days prior to the date of Public Hearing and if the Affidavit is not submitted, the Public Hearing on this case shall be cancelled.
6. 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 therefore.

Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 30th day of July, 2008



NOTARY PUBLIC
MY COMMISSION EXPIRES:

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 \$500. (initial here)

SPD. Initials of applicant (or representative) receiving sign as per 47-27.2(3)(A-J)







**CITY OF FORT LAUDERDALE
PUBLIC NOTICE**

PLANNING AND ZONING BOARD MEETING

DATE: August 15th, 2018

TIME: 6:30 P.M.

CASE: Z18005

PROJECT: 1315 West Broward
Rezone

REQUEST: Rezoning from Community Facility (CF) and Exclusive Use
Parking (X-P) to Boulevard Business District (B-1).

LOCATION: CITY COMMISSION CHAMBERS
CITY HALL, 100 N ANDREWS AVENUE



INFORMATION: CONTACT (954) 828-4798
<http://www.fortlauderdale.gov>

This notice is the property of the City of Fort Lauderdale. It is loaned to you for your information only. It is not to be used for any other purpose. If you are not the owner of the property, you are not to be used for any other purpose. If you are the owner of the property, you are not to be used for any other purpose. If you are not the owner of the property, you are not to be used for any other purpose. If you are the owner of the property, you are not to be used for any other purpose.



