

**DEVELOPMENT REVIEW/COMMUNITY APPEARANCE
COMMITTEE
REGULAR MEETING
TUESDAY, JANUARY 20, 2015
AT 2:00 P.M.
SOL SIEGLER MULTI-PURPOSE ROOM
5581 WEST OAKLAND PARK BLVD.
LAUDERHILL, FLORIDA 33313**

*I hereby certify that this
is a true and correct copy
of the minutes of the
Jan.20, 2015 meeting of
the Development Review
Committee.*

*Earl R. Hahn
Chairperson*

MINUTES

I. CALL TO ORDER

Mr. Tawes called the meeting to order at approximately 2:00 P.M.

II. ROLL CALL

MEMBER	PRESENT	ABSENT
Earl R. Hahn, City Planner	X	
Steve Tawes, Associate Planner	X	
Molly Howson, Planning Analyst		X
Insp. Hone, Fire Dept.	X	
Bob Schankweiler, Planning and Zoning Tech II		X
Officer Marto , Police Department	X*	
Randy Youse, Building		X
J Martin Cala, DEES	X	
Elijah Wooten, Economic Development	X	

*arrived 2:15 P.M.

Also Present:

Marilyn Ozegovich, Secretary to the Development Review Committee

III. PROOF OF PUBLICATION:

MOTION by Mr. Cala

To accept and file proof of publication.

SECOND by Mr. Hahn.

The motion passed unanimously by voice vote.

IV. APPROVAL OF THE MINUTES:

MOTION by Mr. Hahn

To approve the minutes of December 16, 2014.

SECOND by Mr. Wooten.

The motion passed unanimously by voice vote.

V. WRITTEN COMMENTS: MOTION TO ACCEPT AND FILE

MOTION by Mr. Hahn

To accept and file written comments.

SECOND by Mr. Cala.

The motion passed unanimously by voice vote.

VI. PUBLIC HEARING:

A. COMMUNITY APPEARANCE COMMITTEE:

MOTION by Mr. Hahn

To move Application 14-CAC-028 to the top of the agenda

SECOND by Mr. Wooten.

The motion passed unanimously by voice vote.

3. 14-CAC-028 8640 NW 47 Street (Tucker Shed Addition)

A Community Appearance Committee application filed by Henria Tucker, property owner, for approval to install a shed on a 7351 ± square feet site in the Residential Single Family at 4 Units per Acre (RS-4) zoning district legally described as City of Lauderhill Sec 1, Lot 11, Blk 207C, according to the plat thereof, as recorded in Plat Book 81, Page 4 of the public records of Broward County, Florida, more commonly described as 8640 NW 47 Street, Lauderhill, Florida.

Mr. Tawes read the title.

Ms. Tucker represented herself.

Mr. Tawes discussed the written comments.

Mr. Hahn suggested that she schedule an appointment with staff to go over comments.

Mr. Cala suggested that the applicant call the shed manufacturer/vendor, that they would be familiar with the permitting process.

MOTION by Mr. Cala

To deny without prejudice 14-CAC-028 provided that the applicant resubmits within 60 days.

SECOND by Mr. Hahn .

The motion passed unanimously by voice vote.

1. 14-MR-002 Tobolsky LLC(Fortunes Restaurant and Lounge)

Submission of a site plan modification application by Darryl F. Allen on behalf of Tobolsky, LLC, owner, for changes to the approved site plan, including but not limited to Americans With Disabilities Act improvements, changes to the landscape and parking, installation of security cameras all pertaining to a 7,972 + square foot restaurant bar with extended days and hours of operation in a building located on a 1.50± acre site in the General Commercial (CG) zoning district, legally described as a portion of Parcel A, 31st Avenue Commercial Plat, according to the plat thereof, as recorded in Plat Book 123, Page 10 of

the public records of Broward County, Florida, more commonly known as 1451 NW 31st Avenue, Lauderhill, Florida.

Mr. Tawes read the title.

Mr. Darryl Allen represented the applicant.

Mr. Tawes discussed the comments. He said that he would like to go over the comments with the architect in a separate meeting. The proposed handicap ramp was discussed.

Mr. Hahn reiterated the need for the architect to meet with staff and make a complete submission that reflects the existing conditions with what is proposed. He said that the architect made changes to the driveways to add parallel parking spaces.

Mr. Tawes noted that the spaces were too small.

Insp. Hone said that he would not approve the changes. There was not enough room for a fire truck to get through, the fire lane needed to be striped and there needed to be an opening through the hedges to the only accessible hydrant. He said that the width of the driveway was not accurate.

Mr. Allen discussed his complaints regarding the homeless and drug use and lack of lighting in the recently built City park that abuts his property.

Mr. Tawes called for a motion.

MOTION by Mr. Hahn

To deny without prejudice 14-MR-002 provided that the applicant resubmits within 60 days.

SECOND by Mr. Wooten.

The motion passed unanimously by voice vote.

2. 13-MR-017 Summit Palms

Resubmission of a site plan modification application filed by Summit Palms Lauderhill, LLC, owner, for changes to the approved site plan, including but not limited to Americans With Disabilities Act upgrades, construction of recreation areas, the addition of an awning, changes to the parking and landscaping of a 9.82± acre site in the Residential

Multi-family at 45 Units per Acre (RM-45) zoning district, legally described as Tract "A", GALA GATE TOWERS, according to the plat thereof, as recorded in Plat Book 77, Page 9, of the public records of Broward County, Florida, formerly known as Brampton Court Apartments, now commonly described as The Summit Palms Apartments, located on the northeast corner of NW 46th Avenue and NW 19th Street, Lauderhill, Florida.

Mr. Tawes read the title.

Mr. Hahn discussed the missing parking spaces. The applicant would have to account for 23 spaces missing from the 1996 plan.

Mr. Tawes said that he would like a point by point response from the architect.

Mr. Cala called for a submission that clarified what was being proposed by bolding the proposed over a grey scale existing.

Mr. Hahn said that the architect/engineer should schedule a meeting with staff to resolve comments.

MOTION by Mr. Hahn

To deny without prejudice 13-MR-017 provided that the applicant resubmits in 60 days.

SECOND by Mr. Wooten.

The motion passed unanimously by voice vote.

VIII. UNFINISHED BUSINESS: NONE

IX. NEW BUSINESS: NONE

X. ADJOURN

The meeting adjourned at approximately 2:55 P.M.