

**DEVELOPMENT REVIEW/COMMUNITY APPEARANCE  
COMMITTEE  
REGULAR MEETING  
TUESDAY, JULY 21, 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  
July 21, 2015 meeting of  
the Development Review  
Committee.*

*Stephen Tawes  
Chairperson*

**MINUTES**

**I. CALL TO ORDER**

**Ms. Howson** called the meeting to order at approximately 2:00 P.M.

**II. ROLL CALL**

<b>MEMBER</b>	<b>PRESENT</b>	<b>ABSENT</b>
Steve Tawes, City Planner		<b>X</b>
Molly Howson, Planning Analyst	<b>X</b>	
Shani Langrin, Planning		
Insp. Hone, Fire Dept.	<b>X</b>	
Officer Marto , Police Department	<b>X</b>	
Randy Youse, Building		<b>X</b>
J. Martin Cala, DEES	<b>X</b>	
Joan Fletcher, GIS	<b>X</b>	
Elijah Wooten, Economic Development		<b>X</b>
Victor Haye, Design	<b>X*</b>	

. \* arrived 2:30 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 Officer Marto.**

**The motion passed unanimously by voice vote.**

**IV. APPROVAL OF THE MINUTES: July 7, 2015**

**MOTION by Insp. Hone**

**To approve the minutes of 7/7/15.**

**SECOND by Officer Marto.**

**The motion passed unanimously by voice vote.**

**V. WRITTEN COMMENTS:**

**MOTION by Mr. Cala**

**To accept and file written comments.**

**SECOND by Insp. Hone.**

**The motion passed unanimously by voice vote.**

**VI. PUBLIC HEARING:**

Ms. Howson called for a motion to move 15-SP-001 to the top of the agenda.

**MOTION by Insp. Hone**

**To move 15-SP-001 to the top of the agenda.**

**SECOND by Officer Marto.**

**The motion passed unanimously by voice vote.**

**A. DEVELOPMENT APPLICATIONS:**

**1. 15-SP-001 Pollo Tropical**

A site development plan application filed by Mike Troxell of Thomas Engineering Group on behalf of the property owner, Inverrary Falls LLC., for the construction of an approximately 3, 515 square feet fast food restaurant with drive-through on an approximately 0.89 acre site in the General Commercial (CG) zoning district, legally described as a portion of Parcel "B" of the Baytree of Inverrary Plat, as recorded in Plat Book 146, Page 44 of the Public Records of Broward County, Florida more commonly described as Outparcel # 2, the former Blockbuster Video of Inverrary Falls, 5855 Oakland Park Boulevard, Lauderhill Florida

**Ms. Howson** read the title and confirmed that the Applicant had received the comments.

**Mr. Ryan Thomas** and **Mr. Glenn Rozansky** represented the Applicant. They discussed the written comments with the Committee.

**Mr. Thomas** said that they would like to keep both the NE entry/exit and the dumpster location.

**Mr. Cala** said that his comment is because they do not meet the turning radii requirements. He also discussed the cueing. He suggested a left turn only and moving the NE corner exit a minimum of 25 feet from the corner. The Applicant will also need an allocation letter for water use.

**Insp. Hone** said that he had to witness the fire flow calculation being done. In addition, a life safety page should be included

**Mr. Hays** discussed the design comments with the Applicant. He said that all doors need covers. Smaller transoms at the top of the windows will satisfy his comment. They also discussed the awnings – Mr. Hays said the striped version shown in the rendering should be kept. Pavers should match existing in shopping center.

**Ms. Howson** called for a motion, opened and closed the discussion to the Public.

**MOTION by Mr. Cala**

**To deny without prejudice 15-SP-001 provided that the Applicant resubmits within 45 days.**

**SECOND by Ms. Langrin.**

**The motion passed unanimously by voice vote.**

**B. COMMUNITY APPEARANCE COMMITTEE APPLICATIONS:**

**2. 15-CAC-006 5000 N. University Drive**

A Community Appearance Committee application filed by Bill Lebo on behalf of the property owner, Crown 5000 LLC., to change the paint colors of an existing building located on a 1.37± acre site in the General Commercial (CG) zoning district, legally described as Sandler Plat, according to the plat thereof, as recorded in Plat Book 87, Page 31 of the public records of Broward County, Florida, the street address being 5000 North University Drive, Lauderhill, Florida.

**Ms. Howson** read the title.

**Mr. Bill Lebo** represented the applicant.

**The Committee** viewed renderings with the proposed colors.

**Mr. Hays** discussed his choice of accent color and where it should be applied to the building.

**Mr. Hays** discussed the possibility of other colors with Mr. Lebo. He requested that Mr. Hays prepare additional renderings. He said that he needed to know where to paint what on the building, each side. He also needed to get approval from the property owner.

**Ms. Ozegovich** told the applicant that Mr. Hays was a consultant and the City would charge the applicant whatever Mr. Hays invoiced the City. She noted that his hourly rate is currently \$115.00 per hour.

**Ms. Howson** called for a motion.

**MOTION by Insp. Hone**

**To deny without prejudice 15-CAC-006**

**SECOND by Officer Marto.**

**The motion passed unanimously by voice vote.**

**VIII. UNFINISHED BUSINESS: NONE**

**IX. NEW BUSINESS: NONE**

**X. ADJOURN**

The meeting adjourned at approximately 3:00 P.M.