

**CITY OF FORT LAUDERDALE
CENTRAL CITY REDEVELOPMENT ADISORY BOARD (CCRAB)**

REGULAR MEETING

WEDNESDAY – MARCH 1, 2023

3:30 P.M.

**CITY HALL – 8TH FLOOR CONFERENCE ROOM
100 NORTH ANDREWS AVENUE
FORT LAUDERDALE, FL 33301**

- | | | |
|-------|---|-------------------------------|
| I. | The Pledge of Allegiance | Ray Thrower
Chairperson |
| II. | Call to Order & Determination of Quorum | |
| III. | Introduction of Board Members and Staff | Ray Thrower
Chairperson |
| IV. | Approval of Regular Meeting Minutes
February 1, 2023 | Ray Thrower
Chairperson |
| V. | Rezoning Proposal of the NWQ Discussion | Clarence Woods
CRA Manager |
| VI. | Program and Project Status Update <ul style="list-style-type: none">• NE 4th Avenue Streetscape Project• Non-Residential Incentive Programs• Residential Façade & Landscape Program | Cija Omengebar
CRA Planner |
| VII. | Communication to City Commission | Ray Thrower
CCRAB Chair |
| VIII. | Old/New Business <ul style="list-style-type: none">• Miscellaneous• Lighting Installation at Road Closures Update• April agenda item suggestions• Meeting Reminders:<ol style="list-style-type: none">1. NWQ Proposal Public Participation at 6PM, today - City Hall Chamber2. NWQ Proposal PZB Presentation March 15, 2023 | Cija Omengebar
CRA Planner |
| IX. | Adjournment | Ray Thrower
CCRAB Chair |

THE NEXT CCRAB REGULAR MEETING WILL BE HELD ON WEDNESDAY – APRIL 1, 2023

Purpose: To review the Plan for the Central City CRA and recommend changes; make recommendations regarding the exercise of the City Commission's powers as a community redevelopment agency in order to implement the Plan and carry out and effectuate the purposes and provisions of Community redevelopment Act in the Central City Redevelopment CRA; receive input from members of the public interested in redevelopment of the Central City Redevelopment CRA and to report such information to the City Commission sitting as the Community Redevelopment Agency.

Note: Two or more Fort Lauderdale City Commissioners or Members of a City of Fort Lauderdale Advisory Board may be in attendance at this meeting.

Note: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings and for such purpose he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Anyone needing auxiliary services to assist in participation at the meeting should contact the City Clerk at (954) 828-5002, two days prior to the meeting.

Note: Advisory Board members are required to disclose any conflict of interest that may exist with any agenda item prior to the item being discussed.

Note: If you desire auxiliary services to assist in viewing or hearing the meeting or reading agendas or minutes for the meetings, please contact the City Clerk's Office at 954-828-5002 and arrangements will be made to provide these services.

I. The Pledge of Allegiance

**Ray Thrower
Chairperson**

THE PLEDGE OF ALLEGIANCE

"I pledge allegiance to the flag of the United States of America,
and to the republic for which it stands,
one nation under God,
indivisible,
with liberty and justice for all."

II. Call to Order & Determination of Quorum

**Ray Thrower
Chairperson**

III. Introduction of Board Members and Staff

**Ray Thrower
Chairperson**

**IV. Approval of Regular Meeting Minutes
February 1, 2023**

**Ray Thrower
Chairperson**



CITY OF FORT LAUDERDALE

DRAFT
REGULAR MEETING MINUTES
CITY OF FORT LAUDERDALE
CENTRAL CITY REDEVELOPMENT ADVISORY BOARD
WEDNESDAY, FEBRUARY 1, 2023 – 3:30 PM
CITY HALL – 8TH FLOOR CONFERENCE ROOM
100 NORTH ANDREWS AVENUE
FORT LAUDERDALE, FL 33301

Board Members	Present/Absent	Cumulative Attendance	
		September 2022-August 2023	
		Present	Absent
Ray Thrower, Chair	P	6	0
Edward Catalano	A	5	1
Linda Fleischman	P	4	0
Justin Greenbaum	P	5	1
Jason Hoffman	P	4	2
Shane Jordan	A	5	1
Christina Robinson	P	4	2
Scott Sheckman	A	3	1
Dennis Ulmer, Vice Chair	P	5	1

At this time, there are 9 appointed members to the Board; therefore, 5 constitute a quorum.

Staff:

Cija Omengebar, CRA Planner/Liaison
Clarence Woods, CRA Manager
Carla Blair, Recording Secretary, Prototype Inc.

Communication to the City Commission:

None

I. Pledge of Allegiance

Board members recited the pledge of allegiance.

II. Call to Order & Determination of Quorum

Chair Thrower called the meeting to order at 3:36 p.m. Roll was called, and it was noted that a quorum was present.

III. Introduction of Board Members and Staff

Mr. Ulmer said there was a vacancy he would fill on the Cemeteries Board of Trustees so this would be his last meeting.

IV. Approval of Meeting Minutes

- Regular Meeting: January 4, 2023

Motion by Mr. Hoffman, seconded by Mr. Greenbaum to approve the minutes of the January 4, 2023 meeting. In a voice vote, motion passed unanimously.

V. Nomination and Selection of Vice Chair

Ms. Robinson nominated herself for Vice Chair, seconded by Mr. Hoffman. In a voice vote, Ms. Robinson was elected unanimously.

VI. Rezoning Project Discussion

Planning and Zoning Board meeting January 18, 2023

Mr. Woods said the Planning and Zoning Board had recommended additional outreach. They would hold an internal meeting on February 10 to discuss this. He said his office planned to create printed marketing materials, including in Spanish and Creole, to distribute at properties. Mr. Woods stated they may be instructed not to do so, but to allow the process to run its course. He said the Planning and Zoning Board may make an amended recommendation, as discussed by Planning and Zoning Board member Jay Shechtman.

Mr. Woods noted renters were concerned about being displaced, but pointed out that 20% of the CRA budget was designated for affordable housing. In the Northwest CRA, it had taken time to accrue enough revenue to acquire property for development. Ms. Fleishman asked about the percentage of renters in the area and Mr. Woods stated according to census data, 68% of the residents of this area were renters.

Mr. Woods said the increased density would increase the tax base, providing the CRA with funds to build more affordable housing.

Chair thrower pointed out that all City protocols regarding notice and public hearings had already been followed. He said no other rezoning applications were required to publish notices in Spanish and Creole as well as English.

Mr. Greenbaum was concerned that if the Planning and Zoning Board opposed the rezoning, the City Commission would as well. He noted the rezoning would actually codify the existing non-conforming uses. He felt they should provide the Spanish and Creole notices.

Chair Thrower recalled the Planning and Zoning Board wanted them to schedule another public meeting between now and April. Ms. Omengebar said they were trying to schedule meetings with the homeowners' associations with the largest memberships. Mr. Woods noted the cost for having the consultant attend these additional meetings.

Mr. Ulmer thought Mr. Woods had done a good job explaining how CRA funding worked over time. He acknowledged the burden at the beginning when funds were low.

Mr. Woods agreed to report back to the Board after the February 10 meeting with management.

Chair Thrower said the next Middle River Civic Association meeting was on February 28 and wondered if they should make another presentation there since they had never actually voted on the rezoning. Mr. Greenbaum suggested a joint meeting with the Melrose Park association. Mr. Woods said his wish was that there would be consideration of all of the public outreach that had already taken place and they would move forward. Board members and Ms. Omengebar noted how many workshops had already been held.

VII. Contract Amendment No. 1
12397-105 Central City Rezoning Consultant II
The Corradino Group

Chair Thrower said the amendment was for an additional \$17,860.

Motion by Mr. Greenbaum, seconded by Mr. Ulmer to approve the contract amendment. In a voice vote, motion passed unanimously.

VIII. Program and Project Status Update

- NE 4th Avenue Streetscape Project

Ms. Omengebar had nothing new to report.

- Non-residential Incentive Programs

Ms. Omengebar said the new owner of 900 NE 13th Street had applied for \$300,000 but this was not a worthwhile project because it did not have a community benefit.

- Residential Façade and Landscape Program

Ms. Omengebar stated she would drop off the flyers to all of the properties on one street the following day. There were 28 homes, and 12 were homesteaded. They wanted to see how well the program worked before adding funds and expanding to the other streets.

IX. Communication to City Commission

None

X. Old/New Business

- FY 2023 Budget Update

Chair Thrower wanted to see that the City had given back the \$700,000.

- Lighting Installation at Road Closures Project Update

Ms. Omengebar said she was requesting a new quote from Parks and Recreation because the existing quote had expired in September.

- March Agenda Item Suggestions

Mr. Woods said the Board could discuss whether or not they would hold more public meetings after he reported back on the February 10 meeting.

IX. Adjournment

There being no further business, the meeting was adjourned at 4:51 p.m.

The next meeting will be held on March 1, 2023.

[Minutes written by J. Opperlee, Prototype, Inc.]

V. Rezoning Proposal of the NWQ Discussion

**Clarence Woods
CRA Manager**

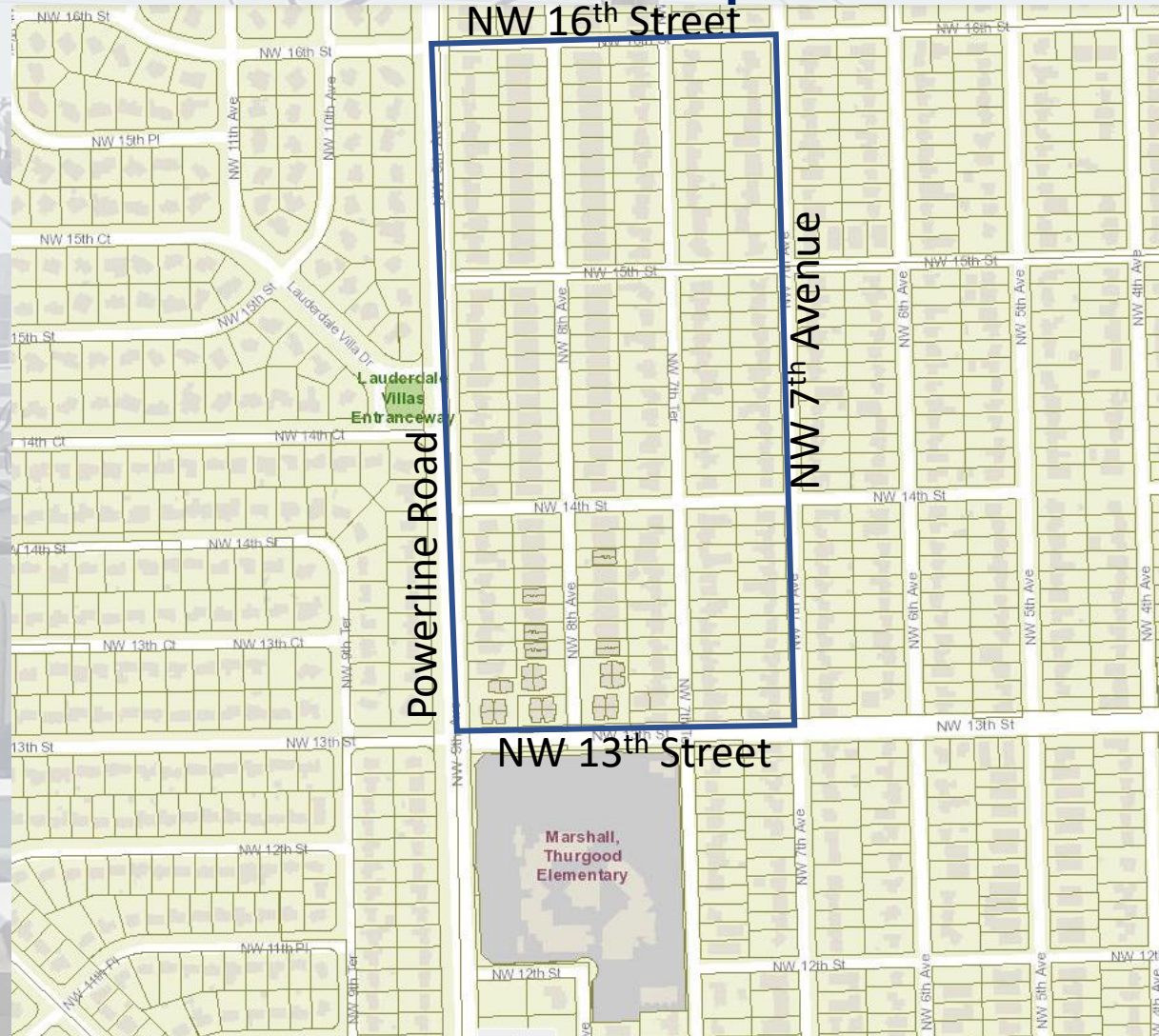
Proposed Central City CRA NW Quadrant Rezoning

March 1, 2023
Public Participation Meeting

Urban Design and Planning Division

Central City CRA

Central City CRA NW Quadrant Rezoning Location Map



Central City CRA NW Quadrant Rezoning

Schedule and Outreach	
Project Orientation, Information Gathering, Public workshops, Stakeholder Consensus (12 Meetings)	January 2018 - June 25, 2021
Central City CRA Board Meetings	August 3 and 24, 2022 October 10, 2022
Presentation to South Middle River Terrace Neighborhood Association	October 26, 2022
1 st Public Participation Meeting (11 attendees)	October 11, 2022
Presentation to South Middle River Terrace Neighborhood Association	November 15, 2022 February 28, 2023
Planning and Zoning Board Meetings (Two Meetings/Public Hearings)	November 16, 2022 January 18, 2023
Presentation to Central City Alliance	February 27, 2023
2 nd Public Participation Meeting – 6PM, City Commission Chambers	March 1, 2023
3 rd Planning and Zoning Board (Public Hearing)	March 15, 2023
City Commission Meetings (1 st and 2 nd Readings)	May 2 and May 16, 2023

Central City CRA NW Quadrant Rezoning Schedule and Outreach

Cost of Mailing to Property Owners and Residents in CRA- \$20,000

 <p>FORT LAUDERDALE C.R.A. Central City Rezoning Public Meeting</p> <p>THURSDAY - MAY 31, 2018 - 6:00 PM</p> <p>War Memorial Auditorium 800 NE 8th St, Fort Lauderdale, FL 33304</p> <p>To R.S.V.P call (954)828-4756, or email centralcityrezoning@fortlauderdale.gov</p> <p>You are invited to join your neighbors, the City of Fort Lauderdale, and the Fort Lauderdale Community Redevelopment Agency (CRA) at a meeting to discuss new mixed-use zoning classification(s) for the Central City CRA.</p> <p>The CRA needs community input during this important effort. Your attendance is needed to help prioritize goals and identify community preferences, needs, and focus areas. With your valued feedback, the new zoning can be the next step in making the Central City CRA a distinctive place to live, work, play, shop, and visit.</p>  <p>NOTE: See or email Fort Lauderdale City Commissioners or members of a City of Fort Lauderdale Advisory Board may be in attendance at this meeting.</p> <p>If you require ADA accommodation, please contact City Clerk's Office at (954)828-5000 and arrangements will be made to provide these services for you.</p> <p>For more details, visit http://www.fortlauderdale.gov/CCCSP</p>	 <p>FORT LAUDERDALE C.R.A. Central City Rezoning Public Meeting</p> <p>WEDNESDAY - JULY 11, 2018 - 6:00 PM</p> <p>War Memorial Auditorium 800 NE 8th St, Fort Lauderdale, FL 33304</p> <p>To R.S.V.P call (954)828-4756, or email centralcityrezoning@fortlauderdale.gov</p> <p>You are invited to join your neighbors, the City of Fort Lauderdale, and the Fort Lauderdale Community Redevelopment Agency (CRA) at Public Meeting #2 to discuss new mixed-use zoning classification(s) for the Central City CRA.</p> <p>The CRA needs community input during this important effort. Your attendance is needed to help prioritize goals and identify community preferences, needs, and focus areas. With your valued feedback, the new zoning can be the next step in making the Central City CRA a distinctive place to live, work, play, shop, and visit.</p>  <p>NOTE: See or email Fort Lauderdale City Commissioners or members of a City of Fort Lauderdale Advisory Board may be in attendance at this meeting.</p> <p>If you require ADA accommodation, please contact City Clerk's Office at (954)828-5000 and arrangements will be made to provide these services for you.</p> <p>For more details, visit http://www.fortlauderdale.gov/CCCSP</p>	 <p>FORT LAUDERDALE C.R.A. Central City Rezoning Special Meeting</p> <p>WEDNESDAY - SEPTEMBER 26, 2018 - 6:00 PM</p> <p>Fort Lauderdale City Hall 1st Floor Chambers 100 N. Andrews Ave Fort Lauderdale, FL 33304</p> <p>You are invited to a Special Meeting of the City of Fort Lauderdale Community Redevelopment Agency (CRA) Advisory Board to review the proposed mixed-use zoning classification(s) for the Central City CRA. There will be a time designated for public comment at this meeting.</p> <p>The CRA needs community input during this important effort. With your valued feedback, the new zoning can be the next step in making the Central City CRA a distinctive place to live, work, play, shop, and visit.</p>  <p>Comments or Questions? Call (954)828-4756, or email centralcityrezoning@fortlauderdale.gov</p> <p>If you require ADA accommodation, please contact City Clerk's Office at (954)828-5000 and arrangements will be made to provide these services for you.</p> <p>For more details, visit http://www.fortlauderdale.gov/CCCSP</p>	 <p>FORT LAUDERDALE C.R.A. Central City Rezoning Meeting</p> <p>WEDNESDAY - NOV. 7, 2018 - 6:00 PM</p> <p>Fort Lauderdale City Hall 1st Floor Chambers 100 N. Andrews Ave Fort Lauderdale, FL 33301</p> <p>You are invited to a meeting of City of Fort Lauderdale Central City Redevelopment Advisory Board to review the proposed mixed-use zoning for the Central City CRA. There will be a time designated for public comment at this meeting.</p> <p>The CRA needs community input during this important effort. With your valued feedback, the new zoning can be the next step in making the Central City CRA a distinctive place to live, work, play, shop, and visit.</p>  <p>Comments or Questions? Call (954) 828-4756, or email centralcityrezoning@fortlauderdale.gov</p> <p>NOTE: See or email Fort Lauderdale City Commissioners or members of a City of Fort Lauderdale Advisory Board may be in attendance at this meeting.</p> <p>If you require ADA accommodation, please contact City Clerk's Office at (954)828-5000 and arrangements will be made to provide these services for you.</p> <p>For more details, visit http://www.fortlauderdale.gov/CCCSP</p>
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Central City CRA NW Quadrant Rezoning Recent Communication

Recent Communication	
Notice mailed in Spanish and Haitian Creole to Property Owners in the Proposed Zoning Area and within 300 Feet regarding March 1 st Public Participation Meeting and March 15 PZB Meeting	February 17, 2023
Electronic Mailing List – subscriptions, (6) Associations/leadership	February 21, 2023 February 24, 2023 March 1, 2023
Hand delivered 30 copies of mail notice to Lauderdale Manors Civic Association President	February 22, 2023
Door knockers distributed Signs posted around perimeter of proposed zoning area Delivered 260 copies of mail notice to South Middle River Civic Association for distribution	February 24, 2023
Called attendees from Prior Public Participation and PZB Meetings	February 27, 2023

- **Cost for Upcoming Public Participation Meeting:**
 - Translation \$268
 - Door Knockers \$53
 - Envelope/Postage \$478
 - Signs \$448

Total \$1,247

• **Total Cost (Previous and Future Communication) \$21,247**

Central City Redevelopment Advisory Board

Urban Design and Planning Division

Central City CRA



Planning and Zoning Board Review Options

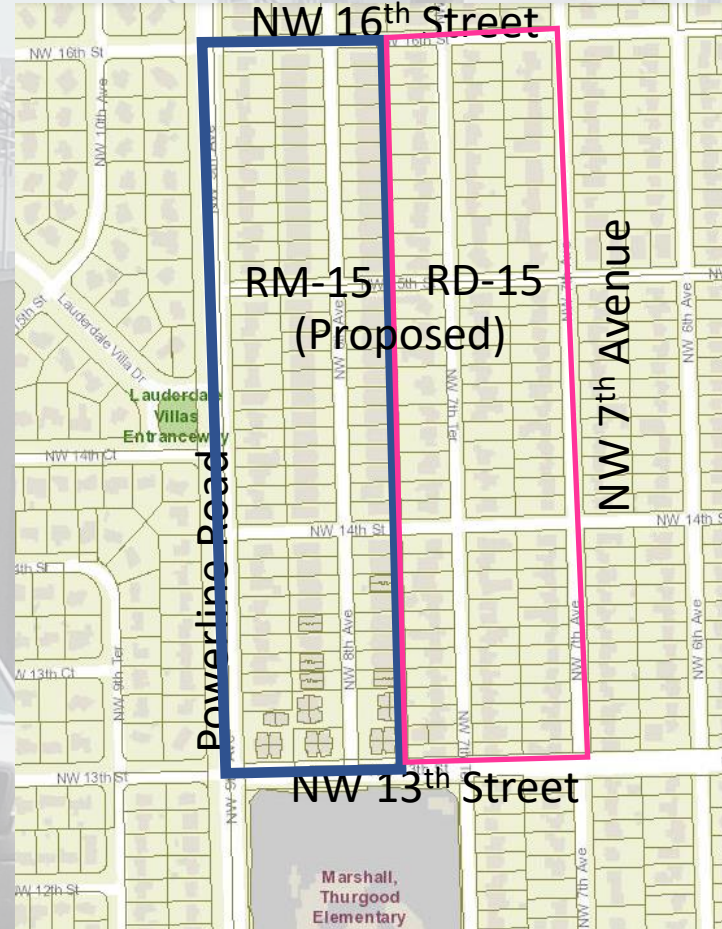
Original Recommendation

- RDs-15 to RM-15



- Recommend More Restrictive Rezoning

- RDs-15 to RM-15 from Powerline Road to midblock between NW 8th Avenue and NW 7th Avenue
- RDs-15 to RD-15 for remainder of area east to NW 7th Avenue



Existing Zoning District	Proposed Zoning District	Proposed Zoning District
RDs-15 Residential Single Family/Medium Density District	RD-15 Residential Single Family Duplex/Medium Density District	RM-15 Residential Multifamily Low Rise/Medium Density District
Permitted Uses	Permitted Uses	Permitted Uses
Single Family Dwelling	Single Family Dwelling	Single Family Dwelling
Existing Dwelling Units	Single Family Dwelling, Attached, Duplex	Single Family Dwelling, Attached, Duplex
	Single Family Dwelling, Attached, Cluster (PZB Review Required)	Single Family Dwelling, Attached, Cluster (PZB Review Required)
	Single Family Dwelling, Zero Lot Line (PZB Review Required)	Single Family Dwelling, Zero Lot Line (PZB Review Required)
		Single Family Dwelling, Attached, Townhouse Multifamily
Community Residence (Max 3 Residents)	Community Residence (Max 3 Residents)	Community Residence (Max 3 Residents)
Family Community Residence (4 to 10 Residents)	Family Community Residence (4 to 10 Residents)	Family Community Residence (4 to 10 Residents)
Public Purpose Facilities	Public Purpose Facilities	Public Purpose Facilities
Day Care Facilities	Day Care Facilities	Day Care Facilities
Accessory Uses, Buildings and Structures	Accessory Uses, Buildings and Structures	Accessory Uses, Buildings and Structures
Urban Agriculture	Urban Agriculture	Urban Agriculture
Conditional Uses	Conditional Uses	Conditional Uses
Family Community Residence (10+ residents)	Family Community Residence (10+ residents)	Bed and Breakfast
Transitional Community Residence (4+ residents)	Transitional Community Residence (4+ residents)	Mixed-Use Development (13 th Street only in this area)
Community Residence		House of Worship
Central City Redevelopment Advisory Board		School
		Social Service Facility, Level II

Central City CRA NW Quadrant Rezoning

RDs-15, RD-15 and RM-15 Comparison of Dimension Requirements

Requirements	RDs-15 and RD-15	RM-15
	Maximum building height (ft.)	35'
Minimum front yard (ft.):	25'	25'
Minimum side yard (ft.):	5'	5'
Minimum rear yard (ft.):	15'	15'/20' for townhouses
Corner yard(ft.)	No Less than 10'	No Less than 10'
Minimum Lot Width	50'	50'
Minimum Lot Size (Square Feet)	6,000 Single Family	5,000 Single Family/Duplex 7,500 Townhouses/Multifamily

Planning and Zoning Board Review Options

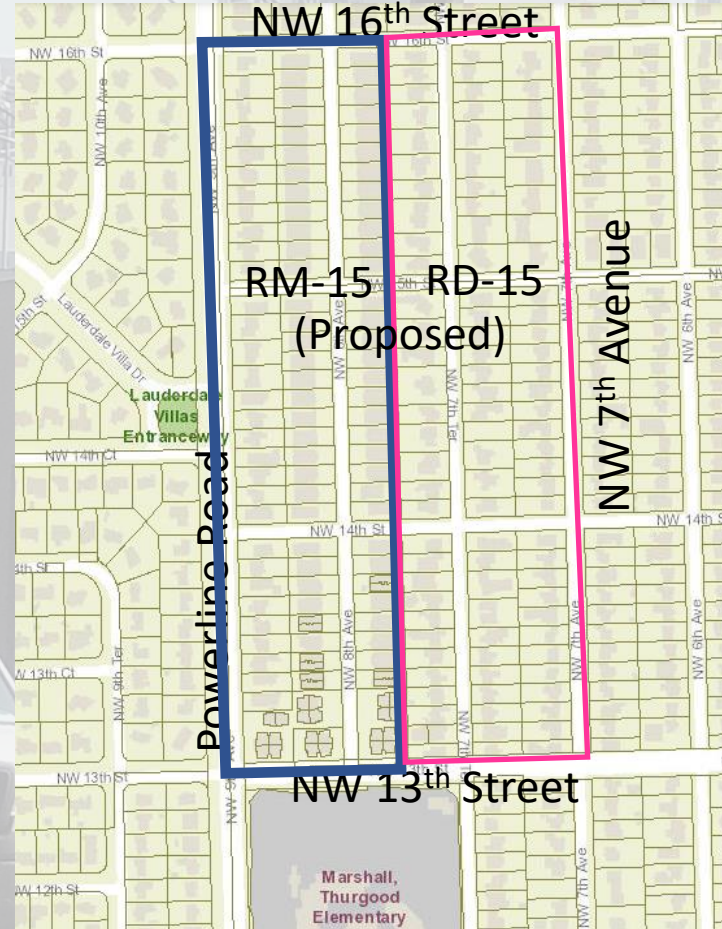
Original Recommendation

- **RDs-15 to RM-15**



- **Recommend More Restrictive Rezoning**

- **RDs-15 to RM-15 from Powerline Road to midblock between NW 8th Avenue and NW 7th Avenue**
- **RDs-15 to RD-15 for remainder of area east to NW 7th Avenue**





Spanish and Haitian Creole Notice Enclosed

February 17, 2023

Meeting Notice: Planning and Zoning Board

Dear Property Owner:

You are invited to attend a public participation meeting as follows:

6:00 PM, Wednesday, March 1, 2023
Proposed Rezoning of the Central City NW Quadrant
City Commission Chambers
100 N. Andrews Avenue
Fort Lauderdale, FL 33301

At the public participation meeting, City staff will discuss the Proposed Rezoning of the Central City NW Quadrant (See Map) which is scheduled for a public hearing by the Planning and Zoning Board on Wednesday, March 15th, at 6:00 p.m. in the City Commission Chambers, City Hall, 100 North Andrews Avenue, Fort Lauderdale, Florida.

Table with 2 columns: Field Name and Value. Fields include Case Number, Request, Applicant, Project Name, General Location, and Commission District.

The Planning and Zoning Board meeting will be accessible through the City's local government access channel- FLTV at: https://www.fortlauderdale.gov/fltv. You may send comments by email to LTappen@fortlauderdale.gov or by mail to:

Urban Design and Planning Division
Attention: Lorraine Tappen, Case No. UDP-Z22017
700 NW 19th Avenue
Fort Lauderdale, Florida, 33311

Sincerely,
Lorraine Tappen
Lorraine Tappen, AICP, Principal Urban Planner

If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.



Se adjunta el aviso en inglés y creol haitiano

15 de Febrero del 2023

Aviso de reunión: Junta de Planificación y Zonificación

Estimado/a propietario/a:

Se le invita a asistir a la siguiente reunión de participación pública:

**Miércoles, 1.º de Marzo del 2023, 6:00 p. m.,
Propuesta de rezonificación del cuadrante noroeste de Central City
Auditorio de la Comisión de la Ciudad
100 N. Andrews Avenue
Fort Lauderdale, FL 33301**

En la reunión de participación pública, el personal de la Ciudad debatirá la propuesta de rezonificación del cuadrante noroeste de Central City (ver mapa). La Junta de Planificación y Zonificación convoca esta audiencia pública el día **Miércoles 15 de Marzo a las 6:00 p. m.** en el auditorio de la Comisión de la Ciudad, en el Ayuntamiento, ubicada en 100 North Andrews Avenue, Fort Lauderdale, Florida. La Junta de Planificación y Zonificación determinará si la siguiente solicitud cumple las metas, los objetivos y las políticas del Plan Integral y del Código Unificado de Desarrollo de Tierras (ULDR, por sus siglas en inglés) de la Ciudad.

Número de caso:	UDP-Z22017
Solicitud:	Rezonificación de Distrito Residencial de Viviendas Unifamiliares/Densidad Media (RDs-15) a Distrito Residencial de Viviendas Multifamiliares de Baja Altura/Densidad Media (RM-15) y Distrito Residencial de Viviendas Unifamiliares/Dúplex/Densidad Media Baja (RD-15)
Solicitante:	Ciudad de Fort Lauderdale
Nombre del proyecto:	Rezonificación del cuadrante noroeste de Central City
Ubicación general:	Powerline Road\NW 9 th Avenue al oeste, NW 16 th Street al norte, NW 7 th Avenue al este, y NW 13 th Street al sur
Distrito de la Comisión:	Distrito 2 – Steven Glassman

Se podrá tener acceso a la reunión de la Junta de Planificación y Zonificación mediante el canal de la acceso del gobierno local de la Ciudad - FLTV en el sitio web <https://www.fortlauderdale.gov/fltv>. Puede enviar comentarios al correo electrónico LTappen@fortlauderdale.gov o por correo postal a:

Urban Design and Planning Division
Attention: Lorraine Tappen, Case No. UDP-Z22017
700 NW 19th Avenue
Fort Lauderdale, Florida, 33311

Atentamente,

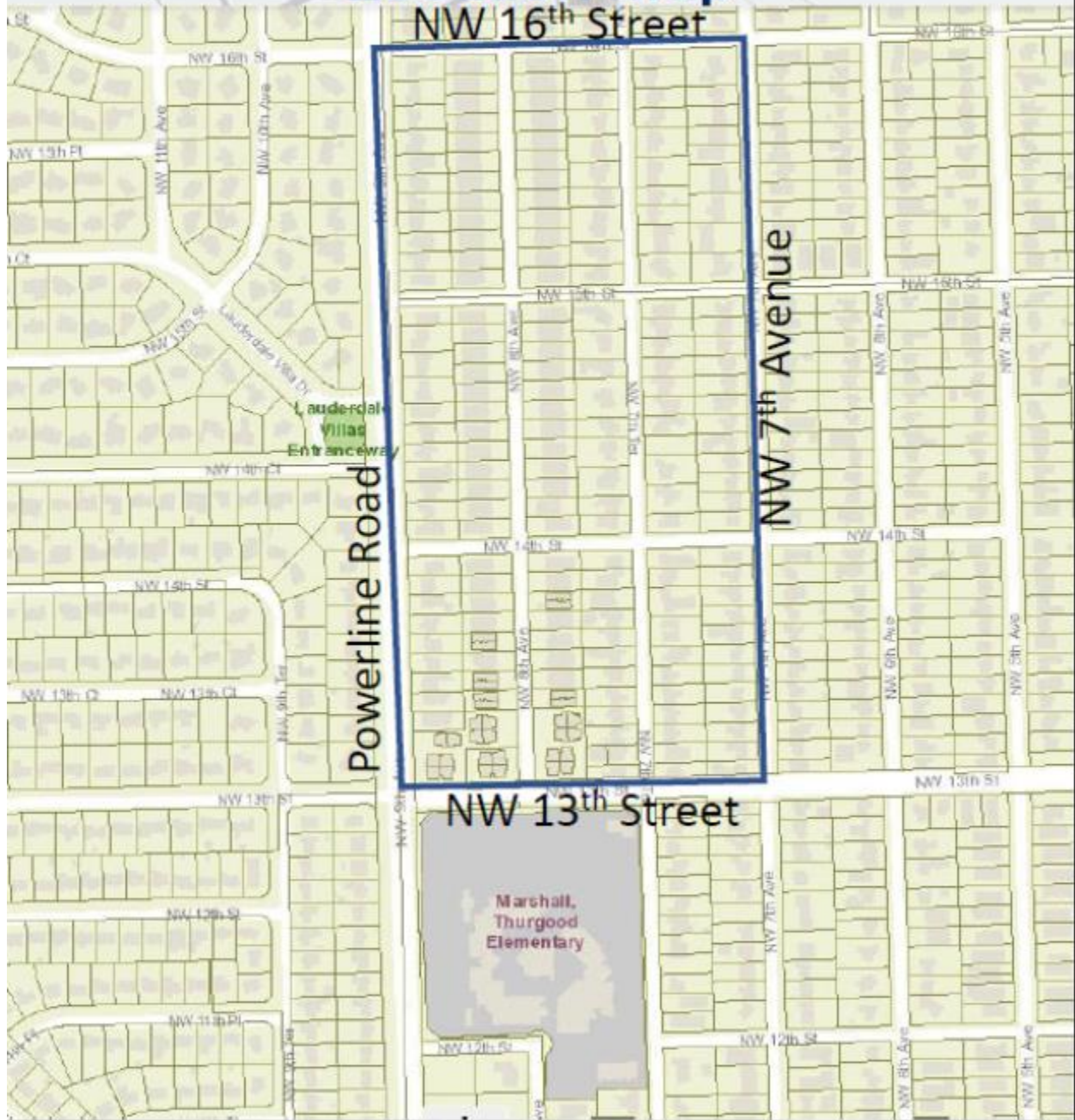
Lorraine Tappen

Lorraine Tappen, AICP, Urbanista Principal

Si una persona decide apelar cualquier decisión tomada con respecto a cualquier asunto tratado en esta reunión o audiencia pública, necesitará un registro de los procedimientos y, para tal fin, deberá asegurarse de que se realice un registro textual de los procedimientos, incluidos los testimonios y las pruebas en los que se basará la apelación. Si desea servicios auxiliares para ver o escuchar las reuniones o leer las agendas y actas de las reuniones, comuníquese con el Secretario de la Ciudad por el (954) 828-5002 dos (2) días antes de la reunión y se harán los arreglos necesarios para proporcionarle estos servicios. Además, también está disponible un sistema de video llave en mano para su uso durante esta reunión.



Central City NW Quadrant Rezoning Location Map





Anons sa a ni an panyòl ni an kreyòl

17 Fevriye 2023

Anons reyinyon an: Komite Planifikasyon ak Òganizasyon zòn

Pou tout mèt kay:

N ap envite w nan yon rankont pou piblik la k ap fèt:

Mèkredi premye mas 2023 a 6:00 PM
Osijè chanjman yo sijere nan Klasifikasyon zòn "Central City NW Quadrant"
Nan lokal reyinyon Manm komisyon vil la
100 N. Andrews Avenue
Fort Lauderdale, FL 33301

Nan rankont sa a, anplwaye vil la pral pale de Chanjman yo sijere nan Klasifikasyon zòn "Central City NW Quadrant" (Tcheke Kat la) nan yon reyinyon piblik manm Komite Planifikasyon ak Òganizasyon zòn yo deja planifye pou **Mèkredi 15 mas a 6:00 p.m.** nan lokal reyinyon Manm komisyon vil la, City Hall, 100 North Andrews Avenue, Fort Lauderdale, Florida. Komite Planifikasyon ak Òganizasyon zòn nan va detèmine si aplikasyon pou chanjman yo ann akò ak bi, ak Objektif epi ak Politik Plan Global vil la epi ak Kòd Devlopman seri tè vil la (ULDR).

Nimewo ka a:	UDP-Z22017
Demann:	Chanje klasman kay soti nan Distri kay pou yon sèl fanmi/Kay ki pa pran twòp moun (RDs-15) rive nan Distri kay ki pa twò wo ki fèt pou plizyè fanmi/Ki pa fèt pou twòp moun (RM-15) Epi Distri ak kay pou yon sèl fanmi /Pou 2 fanmi/Ki pa pran twòp moun (RD-15)
Kote ki aplike a:	Vil Fort Lauderdale
Non pwojè a:	Central City North-West Quadrant Rezoning
Zòn nan an jeneral:	Powerline Road\NW 9 th Avenue sou bò wès, NW 16 th Street sou bò Nò, NW 7 th Avenue sou bò ès, ak NW 13 th Street sou bò sid
Distri Komisyon an:	Distri 2 – Steven Glassman

Reyinyon Komite planifikasyon ak Òganizasyon zòn nan sou chèn televizyon leta a- FLTV sou sit wèb sa a: <https://www.fortlauderdale.gov/fltv>. Ou kab voye kòmantè ou yo sou imel sa a LTappen@fortlauderdale.gov oubyen voye yo pa lapòs sou adrès sa a:

Urban Design and Planning Division
 Attention: Lorraine Tappen, Case No. UDP-Z22017
 700 NW 19th Avenue
 Fort Lauderdale, Florida, 33311

Mwen salye ou,

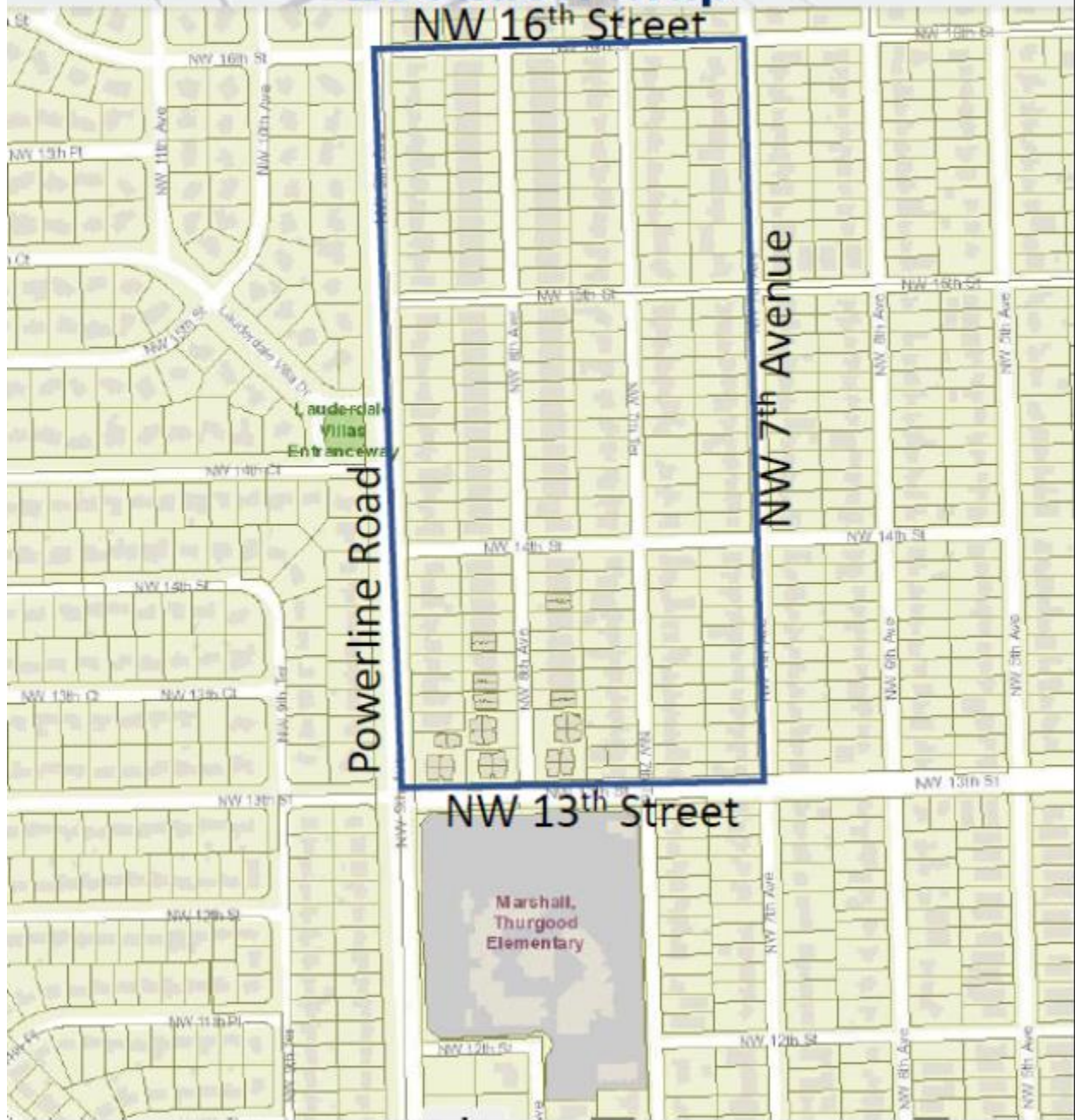
Lorraine Tappen

Lorraine Tappen, AICP, Ibanis anchèt

Si gen moun ki deside konteste nenpòt desizyon parapò a nenpòt sijè yo trete nan rankont ak popilasyon an oswa nan reyinyon piblik sa a, moun nan dwe gen dosye rankont sa yo, epi pou rezon sa a, fò moun nan asire li dosye a gen tout sa moun di nan rankont sa yo mo pou mo, dosye sa a dwe gen temwayaj ak prèv kontestasyon an pral baze sou li a. Si ou bezwen lèt asistans pou ede w gade oswa koute reyinyon sa yo oubyen li ajennda ak nòt yo pran yon rankont sa yo, tanpri kontakte sekretè minisipal la nan (954) 828-5000 de



Central City NW Quadrant Rezoning Location Map





JOIN US!
CENTRAL CITY CRA
NW QUADRANT REZONING
PROPOSAL PRESENTATION

PUBLIC PARTICIPATION MEETING

WEDNESDAY-MARCH 1, 2023

6:00P.M.

CITY HALL COMMISSION
CHAMBER

100 NORTH ANDREWS AVENUE
FORT LAUDERDALE, FL 33301

SEE THE BACK FOR MORE INFORMATION.



NORTHWEST QUADRANT PROPOSAL



You are invited to join us in a meeting to discuss the current proposal to rezone the above area from Residential Single Family/Medium Density (RD-15) District to Residential Multifamily Low Rise/ Medium Density (RM-15) District and Residential Single Family/ Duplex/Low Medium Density (RD-15).

Please note, this proposal is also scheduled for a public hearing by the Planning and Zoning Board at 6:00 p.m. on Wednesday- March 15, 2023. Location: City Hall Commission Chamber.



CONTACT
Fort Lauderdale Community Redevelopment Agency
914 Sistrunk Boulevard, Suite 200

T: (954) 828-6130
 E: CentralCityRezoning@fortlauderdale.gov
 Web: www.fortlauderdale.gov/CCCRP

VI. Program and Project Status Update

- NE 4th Avenue Streetscape Project
- Non-Residential Incentive Programs
- Residential Façade and Landscape Program

**Cija Omengebar
CRA Planner**

VII. Communication to City Commission

**Ray Thrower
CCRAB Chair**

VIII. Old/New Business

**Cija Omengebar
CRA Planner**

- Miscellaneous
- Lighting Installation at Road Closures Update
- April agenda item suggestions
- Meeting Reminders:
 1. NWQ Proposal Public Participation at 6PM, today - City Hall Chamber
 2. NWQ Proposal PZB Presentation March 15, 2023

IX. Adjournment

**Ray Thrower
CCRAB Chair**

**THE NEXT CCRAB REGULAR MEETING
WILL BE HELD ON WEDNESDAY – APRIL 1, 2023**