

## AGENDA

### BOARD OF ADJUSTMENT MEETING CITY OF FORT LAUDERDALE

WEDNESDAY, February 11, 2009 – 6:30 P.M.  
CITY HALL

CITY COMMISSION CHAMBERS – 1<sup>st</sup> Floor  
100 N. ANDREWS AVENUE  
FORT LAUDERDALE, FL

#### **Sec. 47-33.1. Purpose.**

The board of adjustment shall receive and hear appeals in cases involving the ULDR, to hear applications for temporary nonconforming use permits, special exceptions and variances to the terms of the ULDR, and grant relief where authorized under the ULDR. The board of adjustment shall also hear, determine and decide appeals from reviewable interpretations, applications or determinations made by an administrative official in the enforcement of the ULDR, as provided herein.

#### **1. APPEAL NO. 09-01**

**APPLICANT:** Timothy C. Greene

**LEGAL:** “Bermuda-Riviera Subdivision of Galt Ocean Mile,” P.B. 38, P. 46,  
Block C, Lot 33

**ZONING:** RS-8 (Residential Single Family Low Medium Density District)

**STREET:** 65 Castle Harbor Isle

**ADDRESS:** Fort Lauderdale, FL

**APPEALING:** Section 47-19.2.P (Accessory buildings and structures, general – *Freestanding shade structures*)

Requesting a variance to allow a freestanding shade structure (trellis) to remain at a setback of two feet five inches (2’ 5”) from the rear property line, where Code requires that such structures shall be no closer than ten (10) feet from the waterway.

**APPEALING:** Section 47-19.2.P (Accessory buildings and structures, general – *Freestanding shade structures*)

Requesting a variance to allow a freestanding shade structure (trellis) to be 398 gross square feet, where Code limits the size to a maximum of two hundred (200) gross square feet in area for that portion of the structure protruding into the required yard area.

**2. APPEAL NO. 09-02**

**APPLICANT:** Ramona Lacy  
**LEGAL:** "Coral Ridge Galt Addition," P.B. 27, P. 46, Block 33, Lot 2  
**ZONING:** RS-4.4 (Residential Single Family/Low Density District)  
**STREET:** 2894 NE 26th Street  
**ADDRESS:** Fort Lauderdale, FL

**APPEALING:** Appealing the interpretation of Section 47-20.11, to allow 8-foot (8') garage door in a single-family home, where it has been interpreted that an 8 foot 8 inch (8' 8") door is the minimum permitted.

**3. APPEAL NO. 09-03**

**APPLICANT:** Parkview Townhomes Homeowners Association  
**LEGAL:** "Coral Ridge," P.B. 21, P. 50, Block 11, Lot 11  
**ZONING:** RMM-25 (Residential Multifamily Mid Rise/Medium High Density District)  
**STREET:** 2800-2806 NE 15th Street  
**ADDRESS:** Fort Lauderdale, FL

**APPEALING: Section 47-19.3.A (Boat slips, docks, boat davits, hoists and similar mooring devices)**

Requesting a variance to add one (1) additional boat lift with less than 100 foot separation, where code limits to one (1) mooring device per the first one hundred (100) feet of lot width or portion thereof, and one mooring device for each additional one hundred (100) feet of lot width.

**APPEALING: Section 47-19.3.B (Boat slips, docks, boat davits, hoists and similar mooring devices)**

Requesting a variance to reconstruct an existing boat dock and boatlift 17.5%, where code limits boatlifts to 15% of the canal.

**REHEARING**

**4. APPEAL NO. 08-35**

**APPLICANT:** Christopher and Jenessa Stearns  
**LEGAL:** "Progresso", P.B. 2, P. 18, Block 235, Lots 12 and 13  
**ZONING:** RMM-25 (Residential Multifamily Mid Rise/Medium High Density District)  
**STREET:** 1801 NE 8<sup>th</sup> Street  
**ADDRESS:** Fort Lauderdale, FL

**APPEALING: Section 47-18.8.8 (J) (Child day care facilities – *Dispersal requirements*)**

Requesting a variance to permit a childcare facility to exist 508 feet where Code requires that no childcare facility exist within 1,500 feet of an SSFR (Social Service Residential Facility) above a Level 1 facility.

**APPEALING: Section 47-5.36 (Table of dimensional requirements for the RMM-25 district)**

Requesting a variance to permit a side setback of 6 feet 10 inches, where Code requires 20 feet.

**APPEALING: Section 47-5.36 (Table of dimensional requirements for the RMM-25 district)**

Requesting a variance to permit a rear setback of 19 feet 10 inches, where code requires 20 feet.

**APPEALING: Section 47-5-36 (Table of dimensional requirements for the RMM-25 district)**

Requesting a variance to permit front setback of 15 feet, where Code requires 25 feet.

**REPORT and FOR THE GOOD OF THE CITY.**

Would the Board have any objections to staff accepting the plan sets in 12X18 from the applicants?

*The City maintains a Website for the viewing of BOA Agendas and Results at the following e-mail address:*

<http://www.fortlauderdale.gov/documents/boa/boaagenda.htm>

***NOTE: Two or more City Commissioners and/or Advisory Board members may be present at this meeting. 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 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. If you desire auxiliary services to assist in viewing or hearing the meetings, or reading agendas and minutes, please contact the City Clerk's Office at 954-828-5002 and arrangements will be made to provide these services for you.***