



# City of Lauderhill

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## File Details

**File Number: 20R-3615**

**File ID:** 20R-3615

**Type:** Resolution

**Status:** Agenda Ready

**Version:** 1

**Reference:**

**In Control:** City Commission Meeting

**File Created:** 02/11/2020

**File Name:** Special Exception Application No. 20-SE-004

**Final Action:**

South FLorida customz

**Title:** RESOLUTION NO. 20R-02-55: A RESOLUTION OF THE CITY COMMISSION OF LAUDERHILL, FLORIDA GRANTING THE SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO SOUTH FLORIDA CUSTOMZ, SUBJECT TO CONDITIONS, TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT AN OFFICE, AUTOMOTIVE REPAIR USE ON A 0.51± ACRE SITE LEGALLY DESCRIBED AS PROVIDED HEREIN, AS RECORDED IN THE OFFICIAL PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA AT BOOK 31, PAGE 49, AND MORE COMMONLY KNOWN AS 1391 N.W. 31ST AVENUE, LAUDERHILL, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.

**Notes:**

**Sponsors:** Faranda

**Enactment Date:**

**Attachments:** RES-20R-02-55-Special X - South Florida Customz.pdf

**Enactment Number:**

**Contact:**

**Hearing Date:**

\* **Drafter:** slangrin@laudershill-fl.gov

**Effective Date:**

**Related Files:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:

### Text of Legislative File 20R-3615

**RESOLUTION NO. 20R-02-55: A RESOLUTION OF THE CITY COMMISSION OF LAUDERHILL, FLORIDA GRANTING THE SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO SOUTH FLORIDA CUSTOMZ, SUBJECT TO**

**CONDITIONS, TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT AN OFFICE, AUTOMOTIVE REPAIR USE ON A 0.51± ACRE SITE LEGALLY DESCRIBED AS PROVIDED HEREIN, AS RECORDED IN THE OFFICIAL PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA AT BOOK 31, PAGE 49, AND MORE COMMONLY KNOWN AS 1391 N.W. 31ST AVENUE, LAUDERHILL, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.**

**Request Action:** A RESOLUTION OF THE CITY COMMISSION OF LAUDERHILL, FLORIDA granting to South FLorida customz A SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO

ALLOW in the general commercial (cg) zoning district an office, Automotive, repair use on a 0.51± acre site legally described comm at se cor of n ½ of s ½ of ne ¼ of se ¼ of sec, n n 50, w 255028, n 611.62, e 4, n 99.80, e 48.75 to pob, cont e 150, s 150, w 150, n 150 to pob, less 25 ft radius lying in ne cor of above desc parcel, as recorded in official records book 31 page 49 of the public records of broward county and more commonly known as 1391 nw 31 ave, LAUDERHILL, Florida.

**Need:** Within the General Commercial (CG) Zoning District an automotive, repair use is a special exception use requiring City Commission approval. The applicant needs City Commission approval in order to operate the proposed use.

**Summary Explanation/ Background:** A SPECIAL EXCEPTION USE IS REQUIRED TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT THE CONTINUED OPERATION OF AN EXISTING AUTOMOTIVE, REPAIR USE ON AN APPROXIMATELY 0.51 NET ACRE PARCEL GENERALLY LOCATED ON THE SOUTHWEST CORNER OF NW 31ST AVENUE AND NW 14 STREET. ON JANUARY 28th, 2019, THE CITY OF LAUDERHILL COMMISSION ADOPTED RESOLUTION NO. 19R-01-27, GRANTING TO THE PREVIOUS BUSINESS OWNER, 5 STAR SEALCOATING, A SPECIAL EXCEPTION USE DEVELOPMENT ORDER WITH CONDITIONS TO ALLOW AN AUTOMOTIVE, REPAIR USE/TIRE SHOP. THE SITE HAS BEEN OPERATED AS AN AUTOMOBILE REPAIR USE SINCE BEING ANNEXED INTO LAUDERHILL IN 2006.

**Attachments:**  
DEVELOPMENT REVIEW REPORT

**Cost Summary/ Fiscal Impact:** The Division finds the implementation of this Resolution/Ordinance will not require a budget allocation or expenditure of City funds and concludes it does not have any direct fiscal impact on the City's budget.

**Estimated Time for Presentation:** 5 MINUTES

**Master Plan:**

**Goal 1: Clean, Green Sustainable Environment**

- Increase mass transit ridership
- Reduce City energy consumption
- Reduce water consumption

**Goal 2: Safe and Secure City of Lauderhill**

- Crime in lower 50% in Broward
- Residents feel safe in neighborhood
- Reduce emergency fatalities

**Goal 3: Open Spaces and Active Lifestyle for all ages**

- Increase participation in youth sports
- Add new park land and amenities
- Increase attendance at cultural programs and classes

**Goal 4: Growing Local Economy, Employment and Quality of Commercial Areas**

- Increase commercial tax base
- Increase employment in Lauderhill businesses
- Decrease noxious and blighted uses in commercial areas

**Goal 5: Quality Housing at all Price Ranges and Attractive Communities**

- Neighborhood signs and active HOAs
- Housing & streets improved, litter reduced
- Increase proportion of single family homes and owner occupied housing

**Goal 6: Efficient and Effective City Government, Customer Focused & Values Diversity**

- Improves City efficiency
- Increase use of Information Technology
- Increases residents perception of Lauderhill as an excellent place to live