



City of Lauderhill

City Hall
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File Details

File Number: 20R-3694

File ID: 20R-3694

Type: Resolution

Status: Agenda Ready

Version: 1

Reference:

In Control: City Commission Meeting

File Created: 06/16/2020

File Name: Special Exception Application No.20-SE-008

Final Action:

Kiddie Care Broward, Inc.

Title: RESOLUTION NO. 20R-06-110: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA GRANTING A SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO KIDDIE CARE BROWARD, INC., SUBJECT TO CONDITIONS, TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT A CHILDCARE, DAY USE WITH BEFORE AND AFTER CARE, ON A 0.36± ACRE SITE LEGALLY DESCRIBED AS BROWARD MANOR B A PORTION OF TRACT A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 33, PAGE 16, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE COMMONLY KNOWN AS 3269 W. BROWARD BOULEVARD, LAUDERHILL, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.

Notes:

Sponsors: Faranda

Enactment Date:

Attachments: RES-20R-06-110-Special X - Kiddie Care.pdf, (20-SE-008) SEU Conditions Affidavit, Kiddie Care Broward, Inc.pdf, DRR Kiddie Care Broward, Inc. (20-SE-008).pdf, SEU Application, Kiddie Care Broward.pdf, Site Plan, Kiddie Care Broward.pdf, Unit & Floor Plans, Kiddie Care Broward (1).pdf, Inventory of fixtures and equipment, Kiddie Care Broward.pdf, Property Owner Authorization, Kiddie Care Broward.pdf

Enactment Number:

Contact:

Hearing Date:

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

Effective Date:

Related Files:

History of Legislative File

Version:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File 20R-3694

RESOLUTION NO. 20R-06-110: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA GRANTING A SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO KIDDIE CARE BROWARD, INC., SUBJECT TO CONDITIONS, TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT A CHILDCARE, DAY USE WITH BEFORE AND AFTER CARE, ON A 0.36± ACRE SITE LEGALLY DESCRIBED AS BROWARD MANOR B A PORTION OF TRACT A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 33, PAGE 16, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, MORE COMMONLY KNOWN AS 3269 W. BROWARD BOULEVARD, LAUDERHILL, FLORIDA; PROVIDING FOR AN EFFECTIVE DATE.

Request Action: Pass a resolution to approve the special exception for kiddie care broward, inc.

Need: Within the General Commercial (CG) Zoning District, a Childcare, Day use was a special exception use requiring City Commission approval. The use is currently prohibited in the zoning district except for the conveyance of existing vested Childcare, Day uses, of which this is one. The applicant needs City Commission approval in order to continue to operate the proposed use.

Summary Explanation/ Background: The site in question is a commercial plaza generally located on the North side of Broward Blvd and West of NW 32nd Avenue and East of NW 33rd Avenue. The plaza has four bays. These bays have historically been occupied by churches, daycares, a school, a dry cleaner, and beauty salons, along with other uses. The site is abutted to the East and West by Commercial zoned property. The site is boarded to the South by W. Broward Blvd and then the City of Fort Lauderdale. The site is abutting to the North a single family residential district zoned (RS-5A) The Childcare, Day use has existed in this space since prior to the City of Lauderhill Annexation of this area in 2005. Jennifer McNally, owner, is a State of Florida licensed child care provider and will be the operator at the proposed childcare facility. Based upon its review, staff finds the proposed uses of Childcare, Day, with before and after care to be consistent with the above considerations. As such,

staff recommends
approval of the special exception request.

Attachments:

DEVELOPMENT REVIEW REPORT
SEU Application
Site Plan
Unit & Floor Plans
Inventory & Fixures
Property Owner Authorization
Conditions Affidavit

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

