

ORDINANCE NO. 210-06-120

AN ORDINANCE OF THE CITY OF LAUDERHILL, FLORIDA AMENDING THE LAND DEVELOPMENT REGULATIONS (LDR) TO AMEND ARTICLE III, ZONING DISTRICTS, SECTION 5.32.2, RESTAURANT, FAST FOOD WITH OR WITHOUT DRIVE-THROUGH AND HIGH TURNOVER WITH DRIVE-THROUGH; PROVIDING FOR LAND DEVELOPMENT REGULATIONS FOR EXISTING RESTAURANT, FAST FOOD WITH OR WITHOUT DRIVE-THROUGH AND HIGH TURNOVER WITH DRIVE-THROUGH BUILDINGS; PROVIDING FOR FINDINGS AND CONCLUSIONS; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE (REQUESTED BY CITY MANAGER, DESORAE GILES-SMITH)

SECTION 1. That the City of Lauderhill Code of Ordinances Article III, Zoning Districts, Section 5.32.2, Restaurant, Fast Food with or without drive-through and High Turnover with Drive-through, is hereby amended to read as follows:

5.32.2. Restaurant, fast food with or without drive-through and high turnover with drive-through: A restaurant located in a freestanding structure that includes a drive-through service. The following conditions apply:

- A. An illuminated entrance sign located in proximity to beginning of the drive-through lane;
- B. Communication equipment associated with the drive-through shall be oriented away from areas zoned residential district;
- C. Lighting associated with the drive-through shall be shielded from areas zoned residential district; and
- D. A trash receptacle shall be located between the service window where food is dispensed and the end of the driveway and shall be installed no later than December 31, 2012.
- E. All fast food and high turnover with drive-through restaurants shall be located a minimum of one thousand (1,000) feet from another freestanding fast food drive-through restaurant and a minimum of one thousand five hundred (1,500) feet from any public or private school measured by the airline measurement distance from property line to property line, or when located within a retail center shall be measured from the closest point of one (1) restaurant building to the other restaurant building, whichever is the closest.
- F. Existing Buildings originally improved for a Restaurant, fast food with or drive-through and high turnover with drive-through use are not subject to the distance separation requirements established in Article III, Section 5.32.2.E.
- ~~F-G~~ Exterior walk-up windows or counters shall not be permitted.
- ~~G-H~~ The restaurant drive-through lane, outdoor menu board or ordering, pick-up or pay station shall be located a minimum distance of two hundred (200) feet from any residentially zoned property.
- ~~H-I~~ All fast food drive-through and high turnover drive-through restaurants shall comply with Schedule P, Design Standards and Guidelines.
- ~~I-J~~ The drive-through shall not be located along the principal road frontage.
- ~~J-K~~ The entire length of the drive-through between the ordering and pickup locations must be screened from view by architectural or landscape elements,

~~K. The drive-through is limited to one (1) lane width.~~

Further, unless site conditions are unduly restrictive, a drive-through by-pass lane shall be provided.

NOTE: additions are noted by underlining, and deletions are noted by ~~strikethrough~~.

SECTION 2. All Ordinances or parts of Ordinances, all Resolutions or parts of Resolutions in conflict herewith be and the same are hereby repealed as to the extent of such conflict.

SECTION 3. This Ordinance shall take effect immediately upon its passage.

DATED this ____ day of _____, 2021.

PASSED on first reading this ____ day of _____, 2021.

PASSED AND ADOPTED on second reading this ____ day of _____, 2021.

PRESIDING OFFICER

ATTEST:

CITY CLERK

	FIRST READING	SECOND READING
MOTION	_____	_____
SECOND	_____	_____
M. DUNN	_____	_____
D. GRANT	_____	_____
L. MARTIN	_____	_____
S. MARTIN	_____	_____
K. THURSTON	_____	_____