



City of Lauderhill

City Commission
Chambers at City Hall
5581 W. Oakland Park
Blvd.
Lauderhill, FL, 33313
www.lauderhill-fl.gov

File Details

File Number: 25R-6236

File ID: 25R-6236

Type: Resolution

Status: Review Paused

Version: 2

Reference:

In Control: City Commission
Meeting

File Created: 07/01/2025

File Name: Sharp Energy - Special Exception

Final Action:

Title: RESOLUTION NO. 25R-07-128: A RESOLUTION OF THE CITY COMMISSION OF LAUDERHILL, FLORIDA, GRANTING BOYE'S GAS STATION SERVICE INC., A SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO ALLOW IN THE LIGHT INDUSTRIAL (IL) ZONING DISTRICT AN OUTDOOR STORAGE USE AND BULK STORAGE OF GAS, OIL AND OTHER FUELS ON AN APPROXIMATELY 0.91± NET ACRE VACANT PARCEL, GENERALLY LOCATED ON THE SOUTH SIDE OF NW 16TH STREET BETWEEN NW 34 TERRACE AND NW 38TH AVENUE, WITHIN THE CITY OF LAUDERHILL, FLORIDA (3550 NW 16TH STREET); PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.

Notes:

Sponsors:

Enactment Date:

Attachments: RES 25R-07-128 Resolution 25-SE-008 - Boyd Gas - Special Exception, Attachment A - Application, Narrative, Survey & Proposed Site Plan (25-SE-008), Attachment B - Development Review Report (DRR) (25-SE-008), Attachment C - Public Notice Affidavit, Attachment D - Conditions of Approval

Enactment Number:

Contact:

Hearing Date:

* **Drafter:** nfearon@lauderdale-fl.gov

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File 25R-6236

RESOLUTION NO. 25R-07-128: A RESOLUTION OF THE CITY COMMISSION OF LAUDERHILL, FLORIDA, GRANTING BOYE'S GAS STATION SERVICE INC., A

SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO ALLOW IN THE LIGHT INDUSTRIAL (IL) ZONING DISTRICT AN OUTDOOR STORAGE USE AND BULK STORAGE OF GAS, OIL AND OTHER FUELS ON AN APPROXIMATELY 0.91± NET ACRE VACANT PARCEL, GENERALLY LOCATED ON THE SOUTH SIDE OF NW 16TH STREET BETWEEN NW 34 TERRACE AND NW 38TH AVENUE, WITHIN THE CITY OF LAUDERHILL, FLORIDA (3550 NW 16TH STREET); PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.

Request Action:

Consider a Resolution granting to Charles F. Boye (owner of Boye's Gas Service Inc.) for Sharp Energy, Inc. to allow an outdoor storage/distribution and fulfillment center/bulk storage of gas, oil and other fuels, within the Light Industrial (IL) zoning district on an approximate 0.91± acre vacant parcel.

Need Summary Explanation/ Background:

A Special Exception Use is requested to allow in the Light Industrial (IL) zoning district an Outdoor Storage/Distribution and Fulfillment Center/Bulk storage of gas, oil and other fuels Use in the Light Industrial (IL) zoning district Use on an approximately 0.91± net acre vacant parcel for the storage of commercial vehicles for a period greater than 24 hours in a fully enclosed screened area.

Staff recommends if the City Commission approve this "outdoor storage use with bulk storage of gas, oil and other fuels", approve subject to the following conditions:

1. This special exception use development order is granted to Sharp Energy, Inc. All tenants, employees, agents, and independent contractors are subject to, and covered by, the express terms and conditions of this Special Exception Development Order.
2. Within 180 days of the date of the development order Sharp Energy, Inc. will obtain Site Plan approval and associated permits for required site improvements to include but not be limited to: fencing, screening, landscaping, lighting, and drainage.
3. Sharp Energy, Inc. will obtain the associated permits, consistent with the approved site plan, for all improvements associated with the outdoor storage/distribution and fulfillment center/bulk storage of gas, oil and other fuels, for the storage of commercial vehicles and equipment use within one (1) year from the date of approval.
4. A site plan layout shall be provided at the time of application of the updated Certificate of Use required for outdoor storage/distribution and fulfillment center/bulk storage of gas, oil and other fuels, for the storage of commercial vehicles and equipment use permissions. This floorplan shall be reviewed by the Planning and Zoning division as well as Fire Department for safety of exterior layout.
5. All areas used for outdoor storage shall be constructed with a hard and bonded surface that avoids dust and safeguard groundwater, subject to approval of the Development Services Director and City Engineer.
6. The use approval for Outdoor Storage shall allow for the storage of commercial vehicles for a period greater than 24 hours. The storage of vehicles as accessory to a new or used vehicle dealer is prohibited. The use of Automotive, wrecking or junkyard is prohibited.

7. Complaints to Code Enforcement or may cause the Special Exception Use (SEU) approval to be reviewed by the City Commission for possible revocation.
8. Any violation of these conditions of approval may result in a public hearing before the City Commission and may result in the modification, suspension or revocation of this special exception use development order or its conditions or both. Further, consistent with LDR Article IV, Part 1.0., Section 1.8, this development order may be revoked, suspended or modified based on the grounds stated herein. In addition, this development order is subject to post-approval review consistent with LDR Article IV, Part 4.0., Section 4.11.

Cost Summary/ Fiscal Impact:

The Planning & Zoning Department finds that the implementation of this resolution 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.

Attachments:

Attachment A - Application, Narrative, Survey, Proposed Site Plan
Attachment B - Development Review Report (DRR)
Attachment C - Public Notice Affidavit
Attachment D - Conditions of Approval
Resolution

Budget Code Number(s): _____

Procurement Information: [check all that apply]

<input type="checkbox"/> RFP/Bid	<input type="checkbox"/> Emergency Purchase	<input type="checkbox"/> SBE
<input type="checkbox"/> Proposal/Quote Preference	<input type="checkbox"/> State Grant Funds	<input type="checkbox"/> Local
<input type="checkbox"/> Piggyback Contract	<input type="checkbox"/> Federal Grant Funds	
<input type="checkbox"/> Sole Source	<input type="checkbox"/> Matching Required	