



City of Lauderhill

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File Details

File Number: 20R-3731

File ID: 20R-3731

Type: Resolution

Status: Agenda Ready

Version: 1

Reference:

In Control: City Commission Meeting

File Created: 06/30/2020

File Name: Special Exception Application No.20-SE-002
Discount Tires

Final Action:

Title: RESOLUTION NO. 20R-07-135: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA GRANTING THE SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO HALLE PROPERTIES, LLC, SUBJECT TO CONDITIONS, TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT AN AUTOMOBILE REPAIR USE ON A 2.34± ACRE SITE LEGALLY DESCRIBED AS PROVIDED HEREIN; PROVIDING FOR FINDINGS AND CONCLUSIONS; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE.

Notes:

Sponsors: Giles

Enactment Date:

Attachments: RES-20R-07-135-Special X - Halle Properties.pdf, AR 20R-07-135, DRR (20-SEU-002) Discount Tires Updated 7-7-2020 FINAL.pdf, Attachment A- Discount Tires updated.pdf, Discount Tire Attachment B- Memo.pdf, Discount Tire - Attachment C -ORD 03O-05-152 Highlighted.pdf, Discount Tire Attachment D-SITE PLAN REVISED.pdf, SEU Conditions Affidavit 20-SEU-002 FINAL.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:

Text of Legislative File 20R-3731

RESOLUTION NO. 20R-07-135: A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA GRANTING THE SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO HALLE PROPERTIES, LLC, SUBJECT TO CONDITIONS, TO ALLOW IN THE GENERAL COMMERCIAL (CG) ZONING DISTRICT AN AUTOMOBILE REPAIR USE ON A 2.34± ACRE SITE LEGALLY DESCRIBED AS PROVIDED HEREIN; PROVIDING FOR FINDINGS AND CONCLUSIONS; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE.

Request Action:A RESOLUTION OF THE CITY COMMISSION OF LAUDERHILL, FLORIDA granting to Halle Properties, LLC / POC: Scott Fournier, Asst, V.P. of Real Estate Development A SPECIAL EXCEPTION USE DEVELOPMENT ORDER TO ALLOW in the general commercial (cg) zoning district an Automobile Repair Use on a 2.34± acre site legally described as COMMERCIAL BOULEVARD SHOPPES NO 1 109-28 B LOT 24, 25, 26, LESS A POR DESC IN OR 44614/1658 FOR R/W, TOG WITH LOT 27, LESS A POR DESC IN OR 44614/1658 FOR R/W & LESS PT DESC OF THE OFFICIAL RECORDS OF BROWARD COUNTY AND COMMONLY KNOWN AS W COMMERCIAL BLVD, LAUDERHILL, FLORIDA.

Need: Within the General Commercial (CG) Zoning District An AUTOMOBILE 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: Staff recommends the proposed Ordinance **NOT BE ADOPTED** by the City Commission because the application is not in compliance with LDR Article IV, Part 4, Section 4.4. Approval for Special Exception Uses.

Attachments:

1. Development Review Report.
2. Ex. A - SEU Conditions
3. Ex. B - Memo
4. Ex. C- Ordinance
5. Ex. D- Site Plan

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