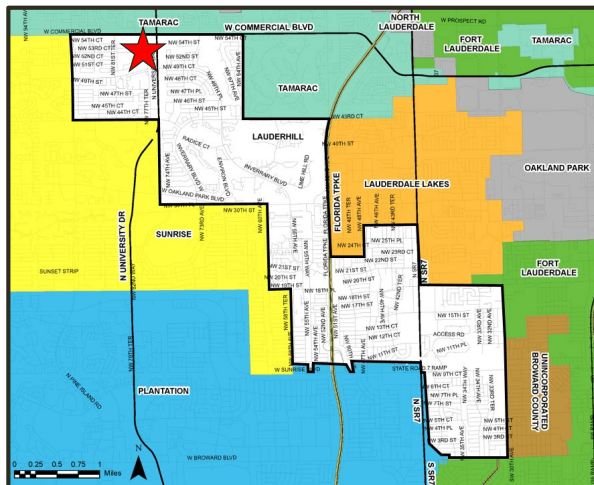




Special Exception:

Classic Billiards



Applicant Information

- ▶ Property Owner:
 - ▶ SUN VILLAGE PLAZA LLC
- ▶ Business Name:
 - ▶ Classic Billiards
- ▶ Agent's Representative:
 - ▶ David Bartosiak

Property Information

- ▶ Address: 4551-4613 N. University Drive
- ▶ *Tax Folio: 494116019240*
- ▶ Land Use: Commercial
- ▶ Zoning: CG (Commercial, General)
- ▶ Property Size: 168,022 square feet (3.9 acres)
- ▶ Legal Description:
 - ▶ SEC 1 81-4 B TR G LESS N 175

Public Notice

- ▶ Sign Posted on the property – 15 calendar days
 - ▶ *Posted on the property on or before 11/23/2025.*
- ▶ Mailed Notice – 15 calendar days
 - ▶ *Postmarked on or before 11/23/2025*
- ▶ Newspaper advertisement – 10 calendar days
 - ▶ *Published 11/28/2025*
- ▶ City Commission Meetings
 - ▶ 12/8/2025

Proposal

- ▶ Applicant is requesting special exception use approval for the expansion of the floor area from an approved 3,900 square feet to 10,106 square feet

Special Exception – Standards for Approval

- ▶ The City Commission, in reviewing any application for approval of a special exception use, shall consider the following:
 - ▶ A. The effect of such use on surrounding properties.
 - ▶ B. The suitability of the use in regard to its location, site characteristics, and intended purpose.
 - ▶ C. Access, traffic generation and road capacities.
 - ▶ D. Economic benefits or liabilities.
 - ▶ E. Demands on utilities, community facilities, and public services.
 - ▶ F. Compliance with the Comprehensive Land Use Plans for Broward County and/or the City of Lauderdale.
 - ▶ G. Factors relating to safety, health, and general public welfare.

Aerial

