



# 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: 25O-0004**

**File ID:** 25O-0004

**Type:** Ordinance

**Status:** First Reading

**Version:** 1

**Reference:**

**In Control:** Community  
Redevelopment  
Agency Meeting  
(CRA)

**File Created:** 01/14/2025

**File Name:** Second Extension Le Parc Agreement

**Final Action:**

**Title:**

**CRA ORDINANCE NO. CRA-25O-03-100: AN ORDINANCE OF THE CITY OF LAUDERHILL COMMUNITY REDEVELOPMENT AGENCY ("CRA") APPROVING THE SECOND AMENDMENT TO THE REAL ESTATE DEVELOPMENT AGREEMENT AND ADDENDUM BETWEEN THE CITY OF LAUDERHILL AND LE PARC AT LAUDERHILL, LLC, TO CHANGE THE COMMENCEMENT OF CONSTRUCTION START DATE FROM DECEMBER 31, 2024 TO JULY 1, 2025 FOR THE DEVELOPMENT PROJECT TO BE CONSTRUCTED ON THE PROPERTY LOCATED AT 3831 NW 13TH STREET, LAUDERHILL, FLORIDA; PROVIDING THE CITY MANAGER OR DESIGNEE WITH THE AUTHORITY TO GRANT AN ADDITIONAL SIX (6) MONTHS EXTENSION OF THE CONSTRUCTION COMMENCEMENT DATE FOR GOOD CAUSE; PROVIDING FOR AN EFFECTIVE DATE (REQUESTED BY CRA EXECUTIVE DIRECTOR SEAN HENDERSON).**

**Notes:**

**Sponsors:**

**Enactment Date:**

**Attachments:** ORD 25O-03-100 Ordinance Le Parc CRA Extension  
1-17-25, SECOND AMENDMENT TO  
DEVELOPMENT AGREEMENT

**Enactment Number:**

**Contact:**

**Hearing Date:**

\* **Drafter:** ytodd@laudershill-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 25O-0004**

**CRA ORDINANCE NO. CRA-25O-03-100: AN ORDINANCE OF THE CITY OF LAUDERHILL COMMUNITY REDEVELOPMENT AGENCY ("CRA") APPROVING THE SECOND AMENDMENT TO THE REAL ESTATE DEVELOPMENT AGREEMENT AND ADDENDUM BETWEEN THE CITY OF LAUDERHILL AND LE PARC AT LAUDERHILL, LLC, TO CHANGE THE COMMENCEMENT OF CONSTRUCTION START DATE FROM DECEMBER 31, 2024 TO JULY 1, 2025 FOR THE DEVELOPMENT PROJECT TO BE CONSTRUCTED ON THE PROPERTY LOCATED AT 3831 NW 13TH STREET, LAUDERHILL, FLORIDA; PROVIDING THE CITY MANAGER OR DESIGNEE WITH THE AUTHORITY TO GRANT AN ADDITIONAL SIX (6) MONTHS EXTENSION OF THE CONSTRUCTION COMMENCEMENT DATE FOR GOOD CAUSE; PROVIDING FOR AN EFFECTIVE DATE (REQUESTED BY CRA EXECUTIVE DIRECTOR SEAN HENDERSON).**

**Request Action:**

That the Second Amendment to the Real Estate Development Agreement and Addendum between the City of Lauderhill ("City") and Le Parc at Lauderhill, LLC ("Developer") is hereby approved and the commencement of construction start date is changed from December 31, 2024 to July 1, 2025 for the development project to be constructed on the Property located 3831 NW 13th Street, Lauderhill, Florida. That the City Manager or designee may grant an additional six (6) months extension of the construction commencement date for good cause. Good cause is defined as an excusable delay beyond the control of the Developer.

**Need Summary Explanation/ Background:**

The Developer has notified the City that it has not commenced construction because the Developer is required to file a replat application with the City and Broward County and Developer needs additional time to finalize the replatting before commencing construction.

**Cost Summary/ Fiscal Impact:**

None

**Attachments:**

1). Second Amendment of Real Estate Development Agreement

**Budget Code Number(s):** \_\_\_\_\_

**Procurement Information: [check all that apply]**

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|--|--|--------------------------------|
| <input type="checkbox"/> RFP/Bid                                 | <input type="checkbox"/> Emergency Purchase  | <input type="checkbox"/> SBE   |
| <input checked="" type="checkbox"/> Proposal/Quote<br>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   |                                |