

Andrew Schein (1401 E Broward Boulevard, Fort Lauderdale) introduced himself to the Board on behalf of the applicant. He displayed the illustrative Master Plan and showed video of the John Knox Village digital sign.

Ms. Coleman expressed concern and asked the applicant to commit to not display paid advertising and turning this into a digital billboard. Mr. Schein confirmed the applicant would commit to that request but noted they would be open to promoting City-specific messages.

Ms. Kovac asked if signs would also be located on the new buildings. Mr. Schein said no, only the existing building with the existing sign.

Ms. King asked about the structural requirements for the sign. Mr. Schein confirmed it would meet all building code and permit requirements.

Chair Stacer opened the public hearing. No one came forth to speak. Chair Stacer closed the public hearing.

(21:59)

MOTION by Carla Coleman and seconded by Joan Kovac to recommend approval of the Text Amendment to the City Commission for their consideration. All voted in favor. The motion was approved.

(22:33)

3. [LN-364](#) **TEXT AMENDMENT - HOME BASED BUSINESSES**

Request:	Text Amendment - Home Based Businesses
P&Z#	N/A
Owner:	N/A
Project Location:	N/A
Folio Number:	N/A
Land Use Designation:	N/A
Zoning District:	N/A
Agent:	N/A
Project Planner:	Daniel Keester-O'Mills

Mr. Keester-O'Mills, Principal Planner, introduced himself to the Board and stated the text amendment is for home based businesses and acknowledged changes to legislation and regulations. He reviewed the proposed text amendment and review standards.

Given the information provided to the Board, as the finder of fact, the Development Services Department provides the following alternative motion options, which may be revised or modified at the Board's discretion.

Alternative Motion I

Recommend approval of the text amendment to the City Commission for their consideration.

Alternative Motion II

Table this application for additional information as requested by the Board.

Staff recommends Alternative Motion I.

Chair Stacer asked the Board if there were any questions for staff.

Ms. Kovac asked for clarification on Item E. Mr. Keester-O'Mills clarified they can conduct business on the property, but no retail transaction is occurring off-property. He stated online sales are permitted.

Assistant City Attorney Saunders added the City's code previously prevented direct on-premises retail sales.

Ms. Coleman asked about signage for home-based businesses. Mr. Keester-O’Mills stated the signage regulations for residential properties remain in place.

Ms. Aycock about “as viewed from” in 3D. Mr. Keester-O’Mills stated it should read “as viewed from the street.”

Ms. King inquired about size and width restrictions for tractor trailers. Mr. Keester-O’Mills said it is approximately 21 feet for this type of use, but they can consult the code and confirm.

Chair Stacer opened the public hearing. No one came forth to speak. Chair Stacer closed the public hearing.

(31:42)

MOTION by Darlene Smith and seconded by Carla Coleman to recommend approval of the Text Amendment, as amended, to the City Commission for their consideration, as presented. All voted in favor. The motion was approved.

(32:30)

4. [LN-367](#)

TEXT AMENDMENT - CORRECTIONS & REVISED DESIGN STANDARDS

Request:	Text Amendment - Corrections & Revised Design Standards
P&Z#	N/A
Owner:	N/A
Project Location:	N/A
Folio Number:	N/A
Land Use Designation:	N/A
Zoning District:	N/A
Agent:	N/A
Project Planner:	Daniel Keester-O’Mills

Mr. Keester-O’Mills, Principal Planner, introduced himself to the Board and stated the AAC have identified opportunities for improvements to the code. He reviewed the proposed text amendment, cornice illustrations, slope roofs, and review standards.

Given the information provided to the Board, as the finder of fact, the Development Services Department provides the following alternative motion options, which may be revised or modified at the Board’s discretion.

Alternative Motion I

Recommend approval of the text amendment to the City Commission for their consideration.

Alternative Motion II

Table this application for additional information as requested by the Board.

Staff recommends Alternative Motion I.

Chair Stacer asked the Board if there were any questions for staff.

Ms. Coleman asked the difference between an Assisted Living Facility and a Continuing Care Retirement Community. Mr. Keester-O’Mills stated an Assisted Living Facility has more skilled staff on site.

Chair Stacer opened the public hearing. No one came forth to speak. Chair Stacer closed the public hearing.

(38:08)