

Scott Reale

From: P. A. Franklin <colls553@yahoo.com>
Sent: Tuesday, November 17, 2020 2:14 PM
To: Zoning Inquiries
Subject: ZBA NOV. 19 AGENDA #2 & #5

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TO: ZONING BOARD OF APPEAL MEMBERS AND FOR THE RECORD

RE: 410 NE 5 AVE (November 19, 2020; Agenda Items #2 & #5)

The above subject property is just "three-doors" south of my residence, so I am a observer with close proximity to the property at 410 NE 5 AVE at the intersection of NE 5 AVE and NE 5 ST.

SAFETY CONCERN:

The primary concern that I wish to put on record for the Board to consider, is the impact of a SPECIAL EXCEPTION with VARIANCES for the subject property on the Pompano Beach Middle School and the safety of school children. The property where I reside abuts the middle school school crosswalk area, and I am a morning walker so I am out walking in the neighborhood of the school and the subject property five to seven mornings a week.

According to the ZBA Agenda backup for the VARIANCES, there will be 11 parking spaces (plus driveway/carport parking) on NE 5 ST. This street, on the north side of the subject property, is a two-lane street without sidewalks or swales, and there is a VARIANCE request that, if approved, will *"allow vehicles to back out from a parking area directly onto a street, rather than prohibiting vehicles from backing out directly onto a street as required by code."*

NE 5 ST is an east-west street that extends from the Pompano Beach Middle School area of NE 5 AVE on the west to Kester Park on the east. At this location, the street is only one block long, but middle school children often use the street when walking or bicycling to and from the school. The proposed back-out parking onto a school pedestrian access route gives me the quivers. It is my very strong opinion that the safety of children should be the priority.

In addition, I think the board should consider that NE 5 AVE is a through street from Copans Road to Atlantic Boulevard, with relatively heavy traffic for a residential neighborhood. The Pompano Beach Middle School drop-off/pickup lane is only 55 feet (approx.) NW of the NW corner of the subject property at 410 NE 5 AVE. This drop-off, pickup entry point requires BSO presence both morning and afternoon. To just say that there was heavy drop-off or pickup traffic - both northbound and southbound - in the middle school area during normal (pre-pandemic) times would be an understatement. In pre-pandemic times, the traffic northbound and southbound on NE 5 AVE to the school's drop-off/pickup lane was so heavy that some parents bypassed the drop-off/pickup traffic and parked on the side streets, i.e. E-W streets, to drop-off or pickup students. These E-W streets were/are NE 6 ST and NE 5 ST.

Although the NE 5 ST location on the north side of the subject property is posted with a "***No Parking, Stopping, or Standing***" sign, I have personally observed parents dropping off or picking up children by parking at that location, right in the area of the proposed 11+ parking spaces for the subject property. And, during school pickup times, I have observed children walking and/or running across the streets to get to such parked vehicles. I am concerned that having 11+ actual parking spaces on NE 5 ST on the north side of 410 NE 5 AVE could exacerbate a school street-side drop-off/pickup problem that is less safe for the children than when the parents' pickup vehicles use the school's assigned drop-off/pickup lane. I am asking the board to consider the possibility that any available empty parking spaces on NE 5 ST might serve to increase violations of the "***No Parking, Stopping, or Standing***" code at that location, resulting in less safety for the children.

CONCLUSION:

As a every-day, close-up observer of the subject area of NE 5 AVE & NE 5 ST, I am concerned about the safety of the school children and am writing to suggest that the board either deny or table the SPECIAL EXCEPTION and VARIANCES for 410 NE 5 AVE until the appropriate studies can be done: That is, appropriate certified studies of traffic flow by vehicles and pedestrians *after* the nearby Pompano Beach Middle School has returned to normal, 100% "in-person," attendance.

Submitted by:
Phyllis Franklin, District 3
500 NE 6 ST, POMPANO BEACH