

C. MOMENT OF SILENCE

A moment of silence was observed.

D. APPROVAL OF THE MINUTES:

Approval of the minutes of the CIP Special Meeting on May 23rd, 2018.

MOTION was made by Jerry Mills and seconded by Tony Hill to approve the CIP Special Meeting minutes of May 23rd, 2018. All voted in favor of the motion.

Approval of the minutes of the regular meeting on May 23rd, 2018.

MOTION was made by Jerry Mills and seconded by Tony Hill to approve the meeting minutes of May 23rd, 2018. All voted in favor of the motion.

E. INDIVIDUALS TESTIFYING PLACED UNDER OATH

City staff and members of the public testifying before the Board at the meeting were placed under oath by Luis Bencosme, Zoning Technician and Notary Public in the State of Florida.

F. PLAT



**1. KARAM FAMILY LLC / FAIRFIELD AT POMPAÑO BEACH
PLAT**

**Planning and Zoning #18-14000002
Commission District: 3**

Consideration of the proposed PLAT by **KEITH AND ASSOCIATES, INC** on behalf of **KARAM FAMILY, LLC** that restricts the property to 327 mid-rise units and 10,000 square feet of commercial use. The site area includes 5 parcels totaling 130,494 square feet, (2.996 acres) and currently has a retail plaza located on the property. The current zoning designation is Transit Oriented (TO) / East Overlay District (EOD) (Ordinance 2018-40). On May 23, 2018, a Site Plan was approved for the property for this project, which includes a six-story building with one-, two- and three-bedroom units, structured parking, ground floor lobby, interior courtyard and residential amenities (D.O. 18-12000005). All parcels are legally defined as follows:

PARCEL 1:

THE NORTH 200 FEET OF THE SOUTH 275 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, LYING WEST OF THE WEST RIGHT-OF-WAY OF FEDERAL HIGHWAY AND THE WEST 200 FEET OF THE SOUTH 75 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, LESS THE SOUTH 25 FEET OF THE STREET RIGHT-OF-WAY, AND LESS THE WEST 144.35 FEET OF THE NORTH 122.75 FEET OF THE SOUTH 147.75 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SOUTHEAST 1/4, LYING, SITUATE AND BEING IN SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA.

AND

A PARCEL OF LAND LYING IN THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE SAID NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION 36; THENCE NORTHERLY ALONG THE WEST LINE THEREOF, A DISTANCE OF 147.75 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTHERLY ALONG THE SAID WEST LINE A DISTANCE OF 127.25 FEET; THENCE EASTERLY AND PARALLEL TO THE SOUTH LINE OF SAID NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE1/4) OF SECTION 36, MAKING AN INCLUDED ANGLE OF 89°52', A DISTANCE OF 144.35 FEET; THENCE SOUTHERLY ALONG A LINE PARALLEL TO THE SAID WEST LINE OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION 36, MAKING AN INCLUDED ANGLE OF 90°08', A DISTANCE OF 40 FEET; THENCE SOUTHWESTERLY MAKING AN INCLUDED ANGLE OF 155°28', A DISTANCE OF 15.53 FEET; THENCE SOUTHEASTERLY, MAKING AN INCLUDED ANGLE OF 223°58', A DISTANCE OF 19.20 FEET; THENCE SOUTHERLY AND PARALLEL TO THE SAID WEST LINE OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE 1/4), OF SECTION 36, MAKING AN INCLUDED ANGLE OF 160°34', A DISTANCE OF 55.00 FEET; THENCE WESTERLY ALONG A LINE PARALLEL TO AND 147.75 FEET NORTH OF THE SAID SOUTH LINE OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION 36, MAKING AN INCLUDED ANGLE OF 89°52', A DISTANCE OF 144.35 FEET TO THE POINT OF BEGINNING,

ALSO

THE WEST 144.35 FEET OF THE NORTH 122.75 FEET OF THE SOUTH 147.75 FEET, OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE NORTHEAST ONE-QUARTER (NE 1/4) OF THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA.

ALSO

THAT PORTION OF THE SOUTH 275 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 IN SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SOUTH 275 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE EAST ALONG THE SOUTH BOUNDARY OF SAID NORTHEAST 1/4 OF NORTHEAST 1/4 OF SOUTHEAST 1/4 A DISTANCE OF 200 FEET FOR THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING EAST ALONG SAID SOUTH BOUNDARY A DISTANCE OF 100 FEET; THENCE NORTH AND PARALLEL WITH THE WEST BOUNDARY OF SAID NORTHEAST 1/4 OF NORTHEAST 1/4 OF SOUTHEAST 1/4 A DISTANCE OF 75 FEET; THENCE WEST AND PARALLEL WITH THE SOUTH BOUNDARY A DISTANCE OF 100 FEET; THENCE SOUTH 75 FEET TO THE POINT OF BEGINNING; LESS THE SOUTH 25 FEET THEREOF.

PARCEL 2:

SOUTH 75 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 LYING WEST OF FEDERAL HIGHWAY, LESS THE WEST 300 FEET AND LESS THE SOUTH 25 FEET THEREOF, ALL IN SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST,

BROWARD COUNTY, FLORIDA, TOGETHER WITH THE IMPROVEMENTS LOCATED THEREON, SAID PROPERTY BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PORTION OF THE SOUTH 275 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 IN SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST, DESCRIBED AS FOLLOWS:

COMMENCE AT SOUTHWEST CORNER OF SAID SOUTH 275 FEET OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE EAST ALONG THE SOUTH BOUNDARY OF SAID NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 300 FEET FOR THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING EAST ALONG SAID SOUTH BOUNDARY, A DISTANCE OF 214.28 FEET TO AN INTERSECTION WITH THE WEST RIGHT-OF-WAY LINE OF FEDERAL HIGHWAY (US #1); THENCE NORTHERLY ALONG SAID WEST RIGHT-OF-WAY LINE TO A POINT 75 FEET NORTH OF, MEASURED AT A RIGHT ANGLE TO SAID SOUTH BOUNDARY; THENCE WEST AND PARALLEL WITH SAID SOUTH BOUNDARY A DISTANCE OF 219.25 FEET; THENCE SOUTH AND PARALLEL WITH THE WEST BOUNDARY OF SAID NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 75 FEET TO THE POINT OF BEGINNING; LESS THE SOUTH 25 FEET.

LESS THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A FOUND ONE-INCH IRON PIPE MARKING THE WEST 1/4 CORNER OF SECTION 31, TOWNSHIP 48 SOUTH, RANGE 43 EAST; THENCE SOUTH 88 DEGREES 37' 39" WEST ALONG THE EAST-WEST 1/4 SECTION LINE OF SAID SECTION 36, A DISTANCE OF 3.286 METERS (10.78 FT.) TO A POINT ON THE BASELINE OF SURVEY FOR SR 5 (US 1), ACCORDING TO THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP FOR SECTION 86020-2525, THENCE SOUTH 06 DEGREES 51' 01" WEST ALONG SAID BASELINE OF SURVEY, A DISTANCE OF 104.444 METERS (342.66 FT.); THENCE NORTH 83 DEGREES 08' 59" WEST AT RIGHT ANGLE TO THE PREVIOUS DESCRIBED COURSE, A DISTANCE OF 21.335 METERS (70.00 FEET) TO A POINT ON THE NON-VEHICULAR ACCESS LINE PER PLAT, POMPAÑO BEACH AIR PARK AND RECREATION FACILITIES PLAT, RECORDED IN PLAT BOOK 149, PAGE 20, THENCE SOUTH 04 DEGREES 27' 46" EAST ALONG SAID NON-VEHICULAR ACCESS LINE, A DISTANCE OF 18.651 METERS (61.19 FEET) TO A POINT ON THE WESTERLY EXISTING RIGHT-OF-WAY LINE FOR SAID STATE ROAD 5 (US 1), ACCORDING TO THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY MAP FOR SECTION 86020-2525, AND A POINT ON A CURVE CONCAVE EASTERLY, HAVING A CORD BEARING OF SOUTH 05 DEGREES 46' 52" WEST; THENCE SOUTHERLY ALONG SAID WESTERLY EXISTING RIGHT-OF-WAY LINE AND ALONG SAID CURVE, HAVING A RADIUS OF 1,759.507 METERS (5,772.65 FEET), THROUGH A CENTRAL ANGLE 02 DEGREES 00' 46", AN ARC DISTANCE OF 61.810 METERS (202.79 FEET) TO THE END OF SAID CURVE AND A POINT ON A CURVE CONCAVE EASTERLY, HAVING A CORD BEARING OF SOUTH 04 DEGREES 37' 48" WEST; THENCE SOUTHERLY ALONG SAID CURVE HAVING A RADIUS OF 1,759.507 METERS (5,772.65 FEET), THROUGH A CENTRAL ANGLE OF 00 DEGREES 17' 22", AN ARC DISTANCE OF 8.888 METERS (29.16 FEET) TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID CURVE CONCAVE EASTERLY, HAVING A CORD BEARING OF SOUTH 04 DEGREES 22' 50" WEST; THENCE SOUTHERLY ALONG SAID WESTERLY EXISTING RIGHT-OF-WAY LINE AND SAID CURVE, HAVING A RADIUS OF 1,759.507 METERS (5,772.65 FEET), THROUGH A CENTRAL ANGLE OF 00 DEGREES 12' 34", AN ARC DISTANCE OF 6.430 METERS (21.10 FEET) TO THE END OF SAID CURVE, SAID POINT BEING ON THE NORTHERLY EXISTING RIGHT-OF-WAY LINE FOR NORTHEAST 6TH STREET; THENCE SOUTH 88 DEGREES 44' 11" WEST ALONG SAID NORTHERLY EXISTING RIGHT-OF-WAY LINE, A DISTANCE OF 23.000 METERS (75.46 FEET); THENCE NORTH 83 DEGREES 25' 34" EAST A DISTANCE OF 10.805 METERS (35.45 FEET); THENCE NORTH 88 DEGREES 44' 11" EAST, A DISTANCE OF 6.904 METERS (22.65 FEET) TO A POINT ON A CURVE CONCAVE NORTHWESTERLY, HAVING A CORD BEARING OF NORTH 46 DEGREES 36' 39" EAST; THENCE NORTHEASTERLY ALONG SAID CURVE, HAVING A RADIUS OF 6.000 METERS (19.69 FEET), THROUGH A CENTRAL ANGLE OF 84 DEGREES 15' 04", AN ARC DISTANCE OF 8.823 METERS (28.95 FEET) TO THE END OF SAID CURVE AND THE POINT OF BEGINNING.

AKA: 621 N. Federal Highway, 601 N. Federal Highway, 1999 NE 6th Street, and 2001 NE 6th Street

ZONED: TO / EOD (Transit Oriented/ East Overlay District)

STAFF CONTACT: Maggie Barszewski, AICP (954) 786-7921

Ms. Maggie Barszewski, Planner, introduced herself to the Board. She explained that the property is located at Federal Highway and NE 6th Street. The plat will restrict the property to 327 residential units and 10,000 square feet of commercial use. The property is zoned Transit Oriented / East Overlay District. The associated project on this site is a six story building with 1, 2, and 3 bedroom units. She stated that all utility service providers have submitted letters of no objection and that all DRC comments have been addressed.

Development Services staff recommends approval of this Plat.

Ms. Carla Coleman commented that the associated site plan recently approved by the Board had 19 conditions of approval. She asked how that project is progressing and how this request relates to it.

Ms. Nectaria Chakas (1401 E. Broward Boulevard, Fort Lauderdale, FL) introduced herself as the applicant's attorney. She stated that they are working to address all of those conditions and that they are all related to the site plan which will not impact the proposed plat. The plat is consistent with the land use and zoning.

Ms. Eaton asked if anyone in the audience wished to speak. There were none.

Dr. Mills asked if staff has requested any conditions of approval.

Ms. Chakas responded that staff has not included any conditions in their recommendation of approval.

Ms. Eaton asked if the proposed plat is for a unity of title or utility easement vacation.

Ms. Chakas stated that the plat is a brand new submittal.

MOTION was made by Carla Coleman and seconded by Richard Klosiewicz to recommend approval of the Plat #18-14000002. All voted in favor of the motion; therefore, the motion passed.

G OTHER BUSINESS

2. BROWARD COUNTY TRAFFICWAYS AMENDMENT FOR ATLANTIC BOULEVARD

A request by staff to amend the Trafficways Plan to reduce the Atlantic Boulevard right-of-way width from 120 feet between Cypress Road and Federal Highway and from 110 feet from Federal Highway to the Intracoastal to 100 feet for the entire segment. This reduction will allow