

Broward Health Medical Center (“BHMC”)
Application for Amendment to the City of Fort Lauderdale
and Broward County Land Use Plans

December 13, 2024
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1. TRANSMITTAL INFORMATION

- A. Letter of transmittal from municipal mayor or manager documenting that the local government acted by motion, resolution or ordinance to transmit a proposed amendment to the Broward County Land Use Plan. Please attach a copy of the referenced motion, resolution or ordinance. The local government's action to transmit must include a recommendation of approval, denial or modification regarding the proposed amendment to the Broward County Land Use Plan.

See Exhibit A: Acting City Manager Letter for the letter of transmittal.

- B. Name, title, address, telephone, facsimile number and e-mail of the local government contact.

**Urban Design and Planning
City of Fort Lauderdale
700 NW 19th Avenue
Fort Lauderdale, FL 33311
Contact: Lorraine Tappen, AICP, LEED Green Associate, Principal Urban Planner
Phone: (954) 828-5018
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- C. Summary minutes from the local planning agency and local government public hearings of the transmittal of the Broward County Land Use Plan amendment.

See Exhibit B: Local Planning Agency (Planning and Zoning Board) Agenda and Meeting Minutes and Exhibit C: City Commission Agenda and Meeting Minutes.

- D. Description of public notification procedures followed for the amendment by the local government including notices to surrounding property owners, advertisements in local publications, signage at proposed site, etc.

Per Chapter 163, F.S. and Section 47-27, City of Fort Lauderdale Unified Land Development Regulations (ULDR), the LUPA will follow public notification procedures that include newspaper advertisements, public notices, and mail notices. A minimum of twenty-one (21) days prior to the Development Review Committee (DRC) meeting, a notice from the applicant via letter or e-mail shall be provided to the official city-recognized civic organizations(s) within three hundred (300) feet of the proposed project including the Poinciana Park Civic Association, notifying of the date, time and place of the DRC meeting. Prior to the submittal of an application to the Planning and Zoning Board (PZB), notice from the applicant via e-mail and regular mail shall be provided to official city-recognized civic organization(s) within three hundred (300) feet of the proposed project and by regular mail to property owners whose real property is located within three hundred (300) feet of the proposed project, notifying of the date, time and place of the applicant's project presentation meeting to take place prior to the PZB meeting. Sign notice shall be posted at least fifteen (15) days prior to the date of the PZB meeting. Lastly, newspaper notice shall be given at least ten (10) days prior to the date set for the PZB meeting and again at least ten (10) days prior to the first public hearing at the transmittal stage and the second public hearing at the adoption stage. The newspaper advertisement shall be in the format prescribed by F.S. § 166.041(3)(c)2b.

- E. Whether the amendment is one of the following:
- *Development of Regional Impact
 - *Small scale development activity (Per Florida Statutes)
 - *Emergency (please describe on separate page)

This Future Land Use Map (“FLUM”) Amendment is considered a small-scale development amendment pursuant to Chapter 163.3187, Florida Statutes as the proposed amendment involves a use less than 50 acres, involves text changes that relate directly to, and are intended to be adopted simultaneously with, the small-scale future land use map amendment, and is not located within an area of critical state concern. Applicant is proposing a companion Text Amendment to amend the South RAC Future Land Use Element of both the County and City’s adopted comprehensive plans. This amendment will revise the maximum allowable intensity for Community Facilities use to account for the inclusion of the maximum intensity allowed under the future land use designation currently assigned to the Amendment Site (City and County Land Use Plan), clarify the permitted Community Facilities uses and facilitate the development of a new medical campus zoning district (City Land Use Plan).

2. APPLICANT INFORMATION

- A. Name, title, address, telephone, facsimile number and e-mail of the applicant.

North Broward Hospital District
c/o David J. Clark, FACHE
SVP, Operations
1800 NW 49th Street
Fort Lauderdale, FL 33309
Email: djclark@browardhealth.org
Phone: 954.473.7450
(the “Applicant”)

- B. Name, title, address, telephone, facsimile number and e-mail of the agent.

Stephanie J. Toothaker, Esq.
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Phone: 954.648.9376
(the “Agent”)

- C. Name, title, address, telephone, facsimile number and e-mail of the property owner(s).

The Amendment Site is owned by the Applicant. Refer to 2A and 2B for contact information. Refer to Table 1 below for property ownership breakdown.

TABLE 1 AMENDMENT SITE PROPERTY OWNERSHIP		
Amendment Site Address	Folio No.	Property Owner
150 SE 17 Street	504215103100	NORTH BROWARD HOSPITAL DISTRICT
1600 S Andrews Avenue	504215410010	
1512 S Andrews Avenue	504215102070	
210 SE 14 Street	504215320010	
20 SE 14 Street	504215101570	
1413 SE 1 Avenue	504215101550	
15 SE 15 Street	504215101520	
1409 SE 1st Avenue	504215101560	
1417 SE 1 Avenue	504215101540	

Source: Broward County Property Appraiser

- D. Applicant’s rationale for the amendment. The Planning Council requests a condensed version for inclusion in the staff report (about two paragraphs). Planning Council staff may accept greater than two paragraphs, if submitted in an electronic format.

The Future Land Use Map (“FLUM”) Amendment area is approximately 17.0 net / 19.8 gross acres (the “Amendment Site”) and is the subject of this application. Applicant is seeking to amend the existing underlying land uses in the Broward County (“County”) Future Land Use Plan from Commerce, Community and Low (5) Residential to Regional Activity Center (“RAC”) and in the

City of Fort Lauderdale (“City”) Future Land Use Plan from Community Facilities to South Regional Activity Center (“South RAC”).

In 1999, the City and County established the South RAC within their respective comprehensive plans for an approximate 270-acre area, PCT 99-6 (Text) and PC 99-6 (FLUM). The original South RAC established in 1999 did not propose any additional units or intensities above what was permitted under the existing future land uses at that time. The South RAC was intended to facilitate mixed uses, encourage transit, and provide incentives for quality development surrounding the Broward Health Medical Center. The Amendment Site was excluded from the South RAC boundary and retained its existing land use designations.

Broward Health has invested significantly in their campus surrounding the Broward Health Medical Center in the City’s South RAC. The Applicant seeks to consolidate the Amendment Site’s various land uses into the existing RAC (County) / South RAC Center (City) land use designation. This amendment is part of a larger effort to create a new medical campus zoning district in the South RAC, currently referred to as the “South Regional Activity Center – Medical Campus District (South RAC-MC)”. The Amendment Site is within the boundaries of this proposed new zoning district. The new zoning district is intended to create development, use and review standards that support a dynamic, transit-oriented health care campus that integrates Broward Health’s ongoing medical service expansion with a balanced mix of residential, office, and commercial uses, while leveraging its proximity to the planned commuter rail station in the South RAC.

Applicant is proposing a companion Text Amendment to amend the South RAC Future Land Use Element of both the County and City’s adopted comprehensive plans. This amendment will revise the maximum allowable intensity for Community Facilities use to account for the inclusion of the maximum intensity allowed under the future land use designation currently assigned to the Amendment Site (City and County Land Use Plan), clarify the permitted Community Facilities uses and facilitate the development of a new medical campus zoning district (City Land Use Plan). See Exhibit D: Proposed City Text Amendment and Exhibit E: Proposed County Text Amendment.

For analytical purposes, the proposed new maximum allowable Community Facilities use intensity in the South RAC accounts for the maximum intensity currently permissible under the Community Facilities future land use designation for the Amendment Site using a Floor Area Ratio (FAR) intensity standard of 3.0 as currently permitted by the City’s Comprehensive Plan. As such, this amendment is designed to ensure that the proposed Community Facilities use intensity does not exceed the maximum permissible intensity under the current Community Facilities future land use designation for the Amendment Site. Therefore, the amendment should not result in additional demands for public services, as it only reallocates the existing maximum permissible intensity for the Amendment Site from the Community Facilities future land use to the South RAC future land use.

It is understood by the Applicant that there may be a future City and developer-initiated joint effort to reexamine the South RAC-wide intensities/densities, but at this time this application does not propose such amendments and is outside of the scope of this phase.

3. AMENDMENT SITE DESCRIPTION

- A. Concise written description of the general boundaries and gross acreage (as defined by BCLUP) of the proposed amendment.

The proposed Amendment Site contains approximately 17.0 net/19.8 gross acres. See Exhibit F: Acreage Determination from Broward County Planning Council.

- B. Sealed survey, including legal description of the area proposed to be amended.

See Exhibit G: Sketch and Legal Description.

- C. Map at a scale clearly indicating the amendment's location, boundaries and proposed land uses.

See Exhibit H: Location Map. The Amendment Site is generally located between SE 14th Street to the north, SE 3rd Avenue to the east, SE 18th Court to the south, and S. Andrews Avenue to the west.

4. EXISTING AND PROPOSED USES

- A. Current and proposed local and Broward County Land Use Plan designation(s) for the amendment site. If multiple land use designations, describe gross acreage within each designation. For Activity Center amendments, the proposed text indicating the maximum residential and nonresidential uses must be included.

The application is seeking to amend the existing underlying land uses from Commerce, Community and Low (5) Residential to Regional Activity Center (County Land Use Plan) and Community Facilities to South Regional Activity Center (City Land Use Plan).

The breakdown of existing land uses can be found in Table 2 below.

TABLE 2 AMENDMENT SITE CURRENT AND PROPOSED LAND USES				
	City of Fort Lauderdale		Broward County	
Current Land Use	Community Facilities	17.0 <u>net</u> / 19.8 <u>gross</u>	Community	11.1 <u>net</u> / 11.6 <u>gross</u>
			Commerce	1.7 <u>net</u> / 2.4 <u>gross</u>
			Low (5) Residential	4.2 <u>net</u> / 5.8 <u>gross</u>
Proposed Land Use	South Regional Activity Center	17.0 <u>net</u> / 19.8 <u>gross</u>	Regional Activity Center	17.0 <u>net</u> / 19.8 <u>gross</u>

Source: Broward County Planning Council Acreage Determination

See **Exhibit I: Maps of Current Future Land Use Designation – City and County** and **Exhibit J: Maps of Proposed Future Land Use Designation – City and County**.

- B. Indicate if the flexibility provisions of the Broward County Land Use Plan have been used for adjacent areas.

The City unified its flex zones into a single unified receiving area which was approved in August 15, 2018. Since that approval the City has allocated unified flex units to three properties through the site plan approval process in the South RAC.

- C. Existing use of amendment site and adjacent areas.

Refer to **Table 3** and **Table 4** below.

TABLE 3 EXISTING USE OF AMENDMENT SITE			
Amendment Site Address	Folio No.	Existing Use	Existing Floor Area Square Footages
150 SE 17 th Street	504215103100	Parking Garage	299,157 SF
1600 S. Andrews Avenue	504215410010	Hospital	1,503,015 SF
1512 S. Andrews Avenue	504215102070	Parking Garage	492,460 SF
210 SE 14 th Street	504215320010	Hospital Warehouse	20,560 SF
20 SE 14 th Street	504215101570	Parking Lot	0 SF
1413 SE 1 st Avenue	504215101550	Vacant	0 SF
15 SE 15 th Street	504215101520	Vacant	0 SF
1409 SE 1 st Avenue	504215101560	Professional Services	1,513 SF
1417 SE 1 st Avenue	504215101540	Professional Services	1,572 SF

Source: Broward County Property Appraiser

TABLE 4 EXISTING USE OF ADJACENT AREAS	
Adjacent Areas	Existing Use
North	Nursing Home, Office, Single-Family, Medical Office, Professional Services
South	Office
East	Office, Medical Office, Professional Services, Parking Lot
West	Office, Financial Institution, Commercial

Source: Broward County Property Appraiser

- D. Proposed use of the amendment site including proposed square footage (for analytical purposes only) for each non-residential use and/or dwelling unit count. For Activity Center amendments, also provide each existing non-residential use square footage and existing dwelling units for amendment area.

The application seeks to amend the existing underlying land uses from Commerce, Community and Low (5) Residential (County Land Use Plan) and Community Facilities (City Land Use Plan) to Regional Activity Center (County) / South Regional Activity Center (City). A companion Text Amendment is also proposed to amend the South RAC Future Land Use Element of both the County and City's adopted comprehensive plans. This amendment will revise the maximum allowable intensity for Community Facilities use to account for the inclusion of the maximum intensity allowed under the future land use designation currently assigned to the Amendment Site (City and County Land Use Plan), removes the reference to "including schools" in order to broaden the definition of "Community Facilities" while maintaining the exclusion of "electrical generating plants" in the list of Community Facilities uses (City Land Use Plan), and facilitate the development of a new medical campus zoning district (City Land Use Plan).

For analytical purposes, the proposed new maximum allowable Community Facilities use intensity in the South RAC accounts for the maximum intensity currently permissible under the existing Community Facilities future land use designation for the Amendment Site using a Floor Area Ratio (FAR) intensity standard of 3.0, which allows for up to 2,221,560 square feet of Community Facilities use. As such, this amendment is designed to ensure that the proposed

Community Facilities use intensity does not exceed this maximum permissible intensity under the current designation. Therefore, the amendment should not result in additional demands for public services, as it only reallocates the existing maximum permissible intensity that can be built on the Amendment Site from the Community Facilities future land use to the South RAC future land use without increasing the overall development potential beyond what the Amendment Site currently permits. By reallocating the intensity in this manner, the analysis accounts for existing conditions and potential future development that is already permissible under the current land use designation. Refer to [Table 5](#) below.

TABLE 5 PROPOSED USES AND SQUARE FOOTAGES			
	South RAC Existing Maximum Allowable Development	Proposed Reallocated from Community Facilities to South RAC	Proposed South RAC New Maximum Allowable Development
Residential	936 du	N/A	936 du
Commercial	6,000,000 SF	N/A	6,000,000 SF
Office	4,000,000 SF	N/A	4,000,000 SF
Community Facilities	1,000,000 SF ⁽¹⁾	2,221,560 SF ⁽²⁾	3,221,560 SF ⁽³⁾
Recreation/Open Space	500,000 SF	N/A	500,000 SF
(1) Existing Maximum Allowable Community Facilities Intensity in South RAC The current maximum allowable intensity for Community Facilities is 1,000,000 SF per the City's Comprehensive Plan Future Land Use Element. As of January 2024, 816,529 SF remains available for allocation based on the City's South RAC Development Inventory. (2) Proposed Reallocation The proposed reallocation of Community Facilities intensity (2,221,560 SF) represents the maximum intensity permitted by the City's Comprehensive Plan for the Amendment Site, which allows a maximum Floor Area Ratio (FAR) of 3.0. For properties zoned as Community Facilities (such as the Amendment Site), the City's Unified Land Development Regulations (ULDR) do not impose a limit on the maximum square footage of gross floor area. Although there is a maximum height of 60 feet and FAR of 1.0, ULDR Section 47-8.30 allows an applicant to request an increase in the maximum dimensional requirements through a Site Plan Level III permit (Planning and Zoning Board approval) as follows: "[a]n increase in the maximum dimensional requirements, as provided herein, is subject to the requirements of a site plan level III permit, see Section 47-24.2 except for the height of any building or structure within a T district which is located within an airport boundary at which time the height of such building or structure shall be regulated by the height limits specified by the Federal Aviation Administration (FAA) Regulation No. FAR Part 77." This reallocation therefore reflects the realistic development potential under the 3.0 FAR standard. Additionally, square footage related to covered parking, loading areas, and parking structures is excluded from the FAR calculation per ULDR Section 47-2.2. (3) New Maximum Allowable Community Facilities Intensity in South RAC The proposed total new maximum allowable development for Community Facilities in the South RAC is 3,221,560 SF. This includes the 1,000,000 SF currently allowed and the 2,21,560 SF proposed as a result of the reallocation. Below is a breakdown of the calculation: Amendment Site Land Area: 17.0 net acres × 43,560 SF/acre = 740,520 SF Maximum Allowable Development (in SF): 740,520 SF × 3.0 FAR = 2,221,560 SF Total New Maximum Allowable Community Facilities Development (in SF): 1,000,000 SF (current) + 2,221,560 SF (reallocation) = 3,221,560 SF			

Of the 3,221,560 SF, a total of 1,514,514 SF of Community Facility use intensity would be available for allocation after accounting for the following existing on-the-ground Community Facilities use development, excluding areas such as parking structures and loading areas: - 183,471 SF of existing Community Facility use development per the City's South RAC Development Inventory dated January 24, 2024; plus - 1,523,575 SF of the Amendment Site's existing Community Facility use intensity (i.e. the existing hospital and hospital warehouse).
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Source: City of Fort Lauderdale Comprehensive Plan, Future Land Use Element and South RAC Development Inventory

TABLE 6 COMMUNITY FACILITIES DEVELOPMENT RIGHTS AVAILABLE AFTER TEXT AMENDMENT		
Proposed South RAC Maximum Allowable Community Facility Development	Existing South RAC Community Facility Development Plus Amendment Site's Existing Community Facility uses	Community Facility Development Rights Available for Allocation with Text Amendment
3,221,560 SF	183,471 SF* Plus 1,523,575 SF**	1,514,514 SF
*Per City's South RAC Development Inventory dated January 31, 2025 **Per Table 3 "Existing Use of Amendment Site" Community Facility uses		

- E. Maximum allowable development per local government adopted and certified municipal land use plans under existing designation for the site, including square footage/floor area ratio/lot coverage/height limitations/ for each non-residential use and/or dwelling unit count.

See response for 4D above.

5. ANALYSIS OF PUBLIC FACILITIES AND SERVICES

The items below must be addressed to determine the impact of an amendment on existing and planned public facilities and services. Provide calculations for each public facility and/or service. If more than one amendment is submitted, calculations must be prepared on an individual and cumulative basis.

A. Potable Water Analysis

1. Provide the potable water level of service per the adopted and certified local land use plan, indicating the adoption date of the 10 Year Water Supply Facilities Workplan.

Per the 2020 Comprehensive Plan, Volume II, the City's adopted potable water level of service is 170 gallons per capita per day. The adoption date of the 10-Year Water Supply Facilities Workplan is June 16, 2020. It is the City's goal to reduce the finished water pumped level of service to 170 gallons per capita per day through conservation by the year 2028 according to the City's Comprehensive Plan Evaluation Measures SWS 3.1.2 and SWS 3.2.1.

Per coordination and comments received from City staff, the water level of service has been updated to 300 gallons per capital per day in the Potable Water Analysis calculations provided below.

2. Identify the potable water facility serving the area in which the amendment is located including the current plant capacity, current and committed demand on the plant and planned plant capacity expansions, including year and funding sources. Identify the well field serving the area in which the amendment is located including the South Florida Water Management District (SFWMD) permitted withdrawal and expiration date of the SFWMD permit.

The City of Fort Lauderdale obtains all its raw water supply from the surficial Biscayne Aquifer system via two active wellfields. These wellfields, which are commonly known as the Dixie Wellfield and the Prospect Wellfield, operate independently of each other, the former serving the Peele-Dixie WTP and the latter serving the Fiveash WTP. The City's existing Fiveash and Peele-Dixie water treatment plants are designed to treat the Biscayne Aquifer.

The current plant design for the Fiveash WTP is 70 MGD and Peele WTP is 12 MGD. The total combined plant design is 82.00 MGD.

The SFWMD issued the City's Water Use Permit (No. 06-00123-W) on September 11, 2008; the permit expires on September 11, 2028. The permit limits withdrawal from the Biscayne Aquifer and the FAS as follows, on Annual Average Day (AAD) basis:

- Biscayne Aquifer Withdrawal Limit: 52.55 mgd (AAD)
- FAS Withdrawal Limit: 8.64 mgd (AAD)

In addition, the City Commission on December 17, 2020 authorized securing an allocation of 3 million gallons (mgd) per day of alternative water supply from the C-51 reservoir for the near distant future. The City is currently in the process of modifying its Water Use Permit to incorporate the additional 3 mgd allocation from the agreement related to the C-51 reservoir.

3. Identify the net impact on potable water demand, based on adopted level of service, resulting from the proposed amendment. Provide calculations, including anticipated demand per square foot or dwelling unit.

Below are the calculations for Equivalent Residential Connections “ERCs” per the City of Fort Lauderdale Development Services Department – Engineering, Guidelines for the Calculation of Sanitary Sewer Connection Fees.

The following is a comparison breakdown between current and proposed land use. As there is no “Hospital” or “Medical” type of use per City of Fort Lauderdale ERCs, the overall type of use has been assumed as “Office” where water demand is calculated based on square footage. Therefore, no net increase of water demand is anticipated as a result of the land use amendment.

TABLE 7 POTABLE WATER ANALYSIS		
Existing Maximum Water Demand Under Current Land Use Designation		
Type of Use	ERC Calculation	GPD Calculation
Office (1,000,000 SF)	$(1,000,000 \text{ SF} \times 0.636 \text{ ERCs}) / 1000 \text{ SF} = 636 \text{ ERCs}$	$636 \times 300 \text{ GPD} = 109800 \text{ GPD}$ (0.190 MGD)
Reallocated Water Demand Under Proposed Land Use Designation		
Type of Use	ERC Calculation	GPD Calculation
Office (2,221,560 SF)	$(2,221,560 \text{ SF} \times 0.636 \text{ ERCs}) / 1000 \text{ SF} = 1,412.9 \text{ ERCs}$	$1,412.9 \times 300 \text{ GPD} = 423870 \text{ GPD}$ (0.423 MGD)
New Maximum Water Demand Under Proposed Land Use Designation		
Type of Use	ERC Calculation	GPD Calculation
Office (3,221,560 SF)	$(3,221,560 \text{ SF} \times 0.636 \text{ ERCs}) / 1000 \text{ SF} = 2,048.9 \text{ ERCs}$	$2,048.9 \times 300 \text{ GPD} = 614,670 \text{ GPD}$ (0.615 MGD)
*Type of Use designated as office based on existing use of amendment site as shown in Table 2. As of July 2024, the multifamily development at Folio No. 504215101520 has been demolished. All other land uses have been assumed to be categorized as office based on the folio existing use designations, as there is no hospital type of use available.		

Source: City of Fort Lauderdale: Guidelines for the Calculation of Sanitary Sewer Connection Fees

4. Correspondence from potable water provider verifying the information submitted as part of the application on items 1-3 above. Correspondence must contain name, position and contact information of party providing verification.

See Exhibit K: Potable Water Verification.

B. Sanitary Sewer Analysis

1. Provide the sanitary sewer level of service per the adopted and certified local land use plan.

The level of service in the Comprehensive Plan per the Sanitary Sewer, Water, and Stormwater Element Policy SWS 2.1.2 is 1) FDEP Permitted Capacity of the facility and 2) LOS measured by average daily flow.

2. Identify the sanitary sewer facilities serving the area in which the amendment is located including the current plant capacity, current and committed demand on the plant and planned plant capacity expansions, including year and funding source.

The George T. Lohmeyer Wastewater Treatment Plant (WWTP) located at 1765 SE 18th Street, Fort Lauderdale, FL 33316. The current plant capacity is 56.6 MGD.

3. Identify the net impact on sanitary sewer demand, based on the adopted level of service, resulting from the proposed amendment. Provide calculations, including anticipated demand per square foot or dwelling unit.

Below are the calculations for Equivalent Residential Connections “ERCs” per the City of Fort Lauderdale Development Services Department – Engineering, Guidelines for the Calculation of Sanitary Sewer Connection Fees.

The following is a comparison breakdown between existing, reallocated, and proposed land use. As there is no “Hospital” or “Medical” type of use per City of Fort Lauderdale ERCs, the overall type of use has been assumed as “Office” where wastewater demand is calculated based on square footage. Therefore, no net increase of wastewater demand is anticipated as a result of the land use amendment.

TABLE 8 SANITARY SEWER ANALYSIS		
Existing Maximum Water Demand Under Current Land Use Designation		
Type of Use	ERC Calculation	GPD Calculation
Office (1,000,000 SF)	$(1,000,000 \text{ SF} \times 0.636 \text{ ERCs}) / 1000 \text{ SF} = 636 \text{ ERCs}$	$636 \times 175 \text{ GPD} = 111,300 \text{ GPD}$ (0.111 MGD)
Reallocated Water Demand Under Proposed Land Use Designation		
Type of Use	ERC Calculation	GPD Calculation
Office (2,221,560 SF)	$(2,221,560 \text{ SF} \times 0.636 \text{ ERCs}) / 1000 \text{ SF} = 1,412.9 \text{ ERCs}$	$1,412.9 \times 175 \text{ GPD} = 247,257 \text{ GPD}$ (0.247 MGD)
New Maximum Water Demand Under Proposed Land Use Designation		
Type of Use	ERC Calculation	GPD Calculation
Office (3,221,560 SF)	$(3,221,560 \text{ SF} \times 0.636 \text{ ERCs}) / 1000 \text{ SF} = 2,048.9 \text{ ERCs}$	$2,048.9 \times 175 \text{ GPD} = 358,557.5 \text{ GPD}$ (0.359 MGD)
*Type of Use designated as office based on existing use of amendment site as shown in Table 2. As of July 2024, the multifamily development at Folio No. 504215101520 has been demolished. All other land uses have been assumed to be categorized as office based on the folio existing use designations, as there is no hospital type of use available.		

Source: City of Fort Lauderdale: Guidelines for the Calculation of Sanitary Sewer Connection Fees

4. Correspondence from sanitary sewer provider verifying the information submitted as part of the application on items 1-3 above. Correspondence must contain name, position and contact information of party providing verification.

See Exhibit L: Sanitary Sewer Verification.

C. Solid Waste Analysis

1. Provide the solid waste level of service per the adopted and certified local land use plan.

Per Solid Waste Element Policy SW 1.1.3 for future development projects, the City shall ensure adequate solid waste capacity consistent with Broward County's Comprehensive Plan solid waste generation rates as part of the development review process.

2. Identify the solid waste facilities serving the service area in which the amendment is located including the landfill/plant capacity, current and committed demand on the landfill/plant capacity and planned landfill/plant capacity.

The City of Fort Lauderdale supports an open market for solid waste collections at commercial and multi-family buildings. Those properties must contract directly with a waste hauler which has authorization to operate within the City of Fort Lauderdale. The contracted services are with Win Waste.

TABLE 9 SOLID WASTE FACILITIES	
Capacity	815,000 tons/Year
Current + Committed Demand	750,000 tons
Planned Capacity	815, Tons/Year

Source: Win-Waste Innovations

3. Identify the net impact on solid waste demand, based on the adopted level of service, resulting from the proposed amendment. Provide calculations, including anticipated demand per square foot or dwelling unit.

TABLE 10 SOLID WASTE ANALYSIS		
Existing Maximum Water Demand Under Current Land Use Designation		
Type of Use	Generation Per Day	Total
Office (1,000,000 SF)	1,000,000 SF x 1lb per 100 SF/day	10,000 lbs/day (1,825 tons/yr)
Reallocated Water Demand Under Proposed Land Use Designation		
Type of Use	Generation Per Day	Total
Office (2,221,560 SF)	2,221,560 SF x 1lb per 100 SF/day	22,216 lbs/day (4,054 tons/yr)
New Maximum Water Demand Under Proposed Land Use Designation		
Type of Use	Generation Per Day	Total
Office (3,221,560 SF)	3,221,560 SF x 1lb per 100 SF/day	32,216 lbs/day (5,879 tons/yr)
*Type of Use designated as office based on existing use of amendment site as shown in Table 2. As of July 2024, the multifamily development at Folio No. 504215101520 has been demolished. All other land uses have been assumed to be categorized as office based on the folio existing use designations, as there is no hospital type of use available.		

Source: City of Fort Lauderdale Solid Waste Element, Table 6-A Solid Waste Generation Rates for Development Review

4. Correspondence from the solid waste provider verifying the information submitted as part of the application on items 1-3 above. Correspondence must contain name, position and contact information of party providing verification.

See Exhibit M: Solid Waste Verification.

D. Drainage Analysis

1. Provide the drainage level of service per the adopted and certified local land use plan.

The City's adopted Level of Service standards for stormwater drainage are:

- **Road Protection:** a minimum public road elevation to withstand flooding that will occur during a ten year, one-day storm event.
- **Building:** a minimum floor elevation to withstand flooding during a 100 year, three-day storm event.
- **Water Quality Treatment:** In addition, new development and redevelopment must provide for retention and treatment of the first inch of stormwater runoff through the use of vegetative swales, perforated pipes, deep well injection, or other means acceptable to City, County and/or State agencies or departments.
- **Water quality treatment** is to be provided as required by the Clean Water Act (CWA) and set forth in Section 403.0885, F.S. and Section 27-195 of the Broward County Code of Ordinances.
- **Best Management Practices (BMP's)** are to be provided as per the latest edition of the Florida Stormwater Erosion and Sedimentation Control Inspector's Manual.

2. Identify the drainage district and drainage systems serving the amendment area.

The amendment area is within the jurisdiction of the Broward County Environmental Protection and Growth Management (EPGMD) - Surface Water Division and South Florida Water Management District. The amendment area is not within a special drainage district area.

3. Identify any planned drainage improvements, including year, funding sources and other relevant information.

There are currently no planned drainage improvements for the amendment area.

4. Indicate if a Surface Water Management Plan has been approved by, or an application submitted to, the SFWMD and/or any independent drainage district, for the amendment site. Identify the permit number(s), or application number(s) if the project is pending, for the amendment site. If an amendment site is not required to obtain a SFWMD permit, provide documentation of same.

The approved Broward County Surface Water Management Licenses within the amendment area are

- **SWM2000-181-0 (Broward General Medical Center – Parking Garage)**
- **SWM2000-181-3 (Broward General Med Ctr – Phase II Expansion)**

The approved South Florida Water Management District Environmental Resource Permit within the amendment area is 06-03120-P (Broward General Medical Center – Parking Garage).

5. If the area in which the amendment is located does not meet the adopted level of service and there are no improvements planned (by the unit of local government or drainage authority) to address the deficiencies, provide an engineering analysis which demonstrates how the site will be drained and the impact on the surrounding properties. The information should include the wet season water level for the amendment site, design storm elevation, natural and proposed land elevation, one-hundred-year flood elevation, acreage of proposed water management retention area, elevations for buildings, roads and years, storage and runoff calculations for the design storm and estimated time for flood waters to recede to the natural land elevation.

The amendment area is within the jurisdiction of the Broward County Environmental Protection and Growth Management (EPGMD)-Surface Water Division. The amendment area is not within a special drainage district area. Stormwater management within the site will be required to meet the following requirements: a minimum public road elevation to withstand flooding that will occur during a ten year, one-day storm event, and; a minimum floor elevation to withstand flooding during a 100 year, three-day storm event.

The project is located in Community Panel Number 12011C0557J of the Flood Insurance Rate Map (FIRM), revised July 31, 2024. According to the National Flood Insurance Program, the amendment area has the following flood zones:

- o Flood Zone "AH" (Elevation 7.0' NAVD)
 - o Flood Zone "AE" (Elevation 6.0' NAVD)
 - o Flood Zone "X" (Below 500 Year Flood Plain)
6. Correspondence from local drainage district verifying the information submitted as part of the application on items 1-5 above. Correspondence must contain name, position and contact information of party providing verification.

See Exhibit N: Drainage Verification.

E. Recreation and Open Space Analysis

1. Provide the recreation level of service per the adopted and certified local land use plan.

Maintain a local level of service standard of 4.5 acres per 1,000 population of public park, recreation and open spaces. This includes 3 acres of community parks for each 1,000 residents.

2. Identify the net impact on demand for “community parks” acreage, as defined by the Broward County Land Use Plan, resulting from this amendment.

Not applicable. No increase proposed to maximum allowable density.

See Exhibit O: Park and Recreation Data

3. Identify the projected “community parks” acreage needs based on the local government’s projected buildout population.

Table 11 depicts park acreage required to meet the minimum level of service of 3 acres of community parks per 1,000 persons through the year 2045. With a current community park acreage total of 1090.93 acres, the City of Fort Lauderdale will be able to meet the community park level of service of 3 acres per 1,000 residents through 2045.

TABLE 11 COMMUNITY PARK NEEDS							
	2020	2025	2030	2035	2040	2045	2050
Population	181,838	190,119	200,926	211,625	222,450	229,618	236,446
Park Acreage Needed to Provide 3 Acres Per Person	545.51	570.36	602.78	634.88	667.35	688.85	709.34
Total Park Acreage	813.08	813.08	813.08	813.08	813.08	813.08	813.08
Surplus Park Acreage	267.57	242.72	210.30	178.21	145.73	124.23	103.74

Source: City of Fort Lauderdale

4. As applicable, describe how the local government and/or applicant are addressing Broward County Land Use Plan Policies 2.5.4 and 2.5.5. (a. through e.) regarding the provision of open space.

Policy 2.5.4 states, in part, that “[a]mendments to the Broward County Land Use Plan which would result in the loss of open space shall be strongly discouraged”. No open space is proposed to be re-designated under this amendment. Policy 2.5.5 pertains to conversion of golf courses and is inapplicable.

F. Traffic Circulation Analysis

1. Identify the roadways impacted by the proposed amendment and indicate the number of lanes, current traffic volumes, adopted level of service and current level of service for each roadway.

Major roadways serving the amendment site include:

- SW 17th Street
- SW 4th Avenue
- Andrews Avenue
- Davie Boulevard

The level of service standards maintained by Broward County and the City of Fort Lauderdale are summarized below in Table 12.

Broward County

The amendment site is located within the Eastern Core Concurrency District which is subject to the provisions of the Broward County Transportation Concurrency System. Therefore, the level of service standard determined by the Broward County Development Review Services was considered for this analysis. The level of service standard for all roadways within the impact area is LOS D for long range planning purposes.

City of Fort Lauderdale

The City of Fort Lauderdale recognizes the County's level of service (LOS) standards in its adopted Comprehensive Plan which include LOS D for local roads and LOS E for Broward County and Non-SIS State Roads in the Eastern Core District. In addition, the level of service standard, corresponding service volumes, existing (2020) peak hour volumes and existing (2020) level of service for the surrounding roadway network are summarized in Table 12. Note that existing (2020) traffic volumes utilized in the analysis represent the latest available traffic volumes from the Broward County Metropolitan Planning Organization's (MPO) *Level of Service Spreadsheet-2020*.

TABLE 12: EXISTING (2020) CONDITIONS LOS ANALYSIS

<i>Roadway</i>	<i>Segment</i>	<i>Existing Laneage⁽¹⁾</i>	<i>Maximum Peak Hour Service Volume</i>	<i>2020 Peak Hour Volume</i>	<i>2020 Peak Hour LOS</i>	<i>Maximum Daily Service Volume</i>	<i>2020 Daily Volume</i>	<i>2020 Daily LOS</i>
SW 17 th Street	E of SW 9 th Avenue	2LA	1,197	238	C	13,320	2,500	C
SW 4 th Avenue	N of SR 84	4LA	2,628	1,121	C	29,160	11,800	C
Andrews Avenue	N of SE 17 th Street	4LA	2,628	1,150	C	29,160	12,100	C
Davie Boulevard	E of I-95	4LA	3,580	3,705	F	39,800	39,000	D

Note: (1) 2LA: 2 Lane Arterial; 4LA: 4 Lane Arterial

2. Identify the projected level of service for the roadways impacted by the proposed amendment for the long-range planning horizons. Please utilize average daily and P.M. peak hour traffic volumes per Broward County Metropolitan Planning Organization plans and projections.

The projected level of service for the short-term (i.e., 2025) planning horizon was determined using linear interpolation of the currently available 2020 peak hour volumes and the long-term (2045) peak hour volumes to obtain the short-term peak hour volume. Once the interpolated value was obtained, FDOT's 2020 *Quality/Level of Service Handbook* was used to find the appropriate level of service standard. The level of service for the short-term planning horizon is summarized in Table 13.

Long-term (2045) projected level of service was determined using 2045 traffic volume forecasts obtained from the Broward Country MPO's *Level of Service Spreadsheet-2020*. The level of service for the long-term planning horizon is summarized in Table 14.

TABLE 13
SHORT-TERM (2025) CONDITIONS LOS ANALYSIS

<i>Roadway</i>	<i>Segment</i>	<i>Existing Laneage⁽¹⁾</i>	<i>Maximum Peak Hour Service Volume</i>	<i>2025 Peak Hour Volume</i>	<i>2025 Peak Hour LOS</i>	<i>Maximum Daily Service Volume</i>	<i>2025 Daily Volume</i>	<i>2025 Daily LOS</i>
SW 17 th Street	E of SW 9 th Avenue	2LA	1,197	390	C	13,320	4,100	C
SW 4 th Avenue	N of SR 84	4LA	2,628	1,735	D	29,160	18,261	D
Andrews Avenue	N of SE 17 th Street	4LA	2,628	1,667	D	29,160	17,539	D
Davie Boulevard	E of I-95	4LA	3,580	3,874	F	39,800	40,775	F

Note: (1) 2LA: 2 Lane Arterial; 4LA: 4 Lane Arterial

TABLE 14
LONG-TERM (2045) CONDITIONS LOS ANALYSIS

<i>Roadway</i>	<i>Segment</i>	<i>Existing Laneage⁽¹⁾</i>	<i>Maximum Peak Hour Service Volume</i>	<i>2045 Peak Hour Volume</i>	<i>2045 Peak Hour LOS</i>	<i>Maximum Daily Service Volume</i>	<i>2045 Daily Volume</i>	<i>2045 Daily LOS</i>
SW 17 th Street	E of SW 9 th Avenue	2LA	1,197	998	D	13,320	10,500	D
SW 4 th Avenue	N of SR 84	4LA	2,628	4,190	F	29,160	44,100	F
Andrews Avenue	N of SE 17 th Street	4LA	2,628	3,734	F	29,160	39,300	F
Davie Boulevard	E of I-95	4LA	3,580	4,551	F	39,800	47,900	F

Note: (1) 2LA: 2 Lane Arterial; 4LA: 4 Lane Arterial

3. Planning Council staff will analyze traffic impacts resulting from the amendment. The applicant may provide a traffic impact analysis for this amendment – calculate anticipated average daily and pm peak hour traffic generation for the existing and proposed land use designations. If the amendment reflects a net increase in traffic generation, identify access points to/from the amendment site and provide a distribution of the additional traffic on the impacted roadway network for the long-range planning horizon.

The trip generation potential for the amendment site was calculated using rates reported by the Institute of Transportation Engineers' (ITE) *Trip Generation Manual*, 11th Edition. The current land use allows for a maximum of 1,000,000 square feet of hospital space. The proposed land use allows for a maximum of 3,221,560 square feet of hospital space. However, note that this amendment will not result in additional demands as it only reallocates the existing maximum permissible intensity from adjacent Community Facilities land uses to the South RAC future land use.

The site trip generation potential under current and proposed conditions was evaluated utilizing ITE Land Use Code (LUC) 610 (Hospital).

A multimodal (public transit, bicycle, and pedestrian) factor based on US Census *Means of Transportation to Work* data was reviewed for the census tract in which the project is located. Based on the US Census data, a 19.1 percent (19.1%) multimodal factor was applied to the existing site trip generation potential.

The proposed amendment is not expected to generate net new daily trips or net new P.M. peak hour trips. A summary of the trip generation rates and calculations are presented in Tables 15 through 17. Detailed trip generation calculations are contained in Exhibit P: Trip Generation Calculations.

TABLE 15 TRIP GENERATION – EXISTING ALLOWABLE LAND USE DESIGNATION			
Land Use Code	ITE Code	Daily	PM Trips
Hospital (1,000,000 square feet)	610	8,760	651
Total		8,760	651

Source: ITE *Trip Generation Manual*, 11th Edition.

TABLE 16 TRIP GENERATION – MAXIMUM ALLOWABLE LAND USE DESIGNATION (REALLOCATED)			
Land Use Code	ITE Code	Daily	PM Trips
Hospital (2,221,560 square feet)	610	11,752	726
Total		11,752	726

Source: ITE *Trip Generation Manual*, 11th Edition.

TABLE 17 TRIP GENERATION – NEW MAXIMUM ALLOWABLE LAND USE DESIGNATION			
Land Use Code	ITE Code	Daily	PM Trips
Hospital (3,221,560 square feet)	610	20,512	1,377
Total		20,512	1,377
Net Change		0	0

Source: ITE *Trip Generation Manual*, 11th Edition.

4. Provide any transportation studies relating to this amendment, as desired.
Not applicable.

G. Mass Transit Analysis

1. Identify the mass transit modes, existing and planned mass transit routes and scheduled service (headway) serving the amendment area within one-quarter of a mile.

Existing Broward County Bus Transit Service

- BCT Route 1 operates on Federal Highway/US 1 linking Aventura Mall to Broward Central Terminal. This route services the Aventura Mall, HCA Florida Aventura Hospital, Gulfstream Park Racing & Casino, the Big Easy Casino, Fort Lauderdale-Hollywood International Airport, Broward Health Medical Center, Port Everglades, Broward Courthouse Jail, and Broward College/Florida Atlantic University. Route 1 operates with approximately 30-minute headways in the northbound and southbound direction during the P.M. peak period.
- BCT Route 30 operates on Peters Road/Davie Boulevard within the vicinity of the amendment linking West Regional Terminal to Broward Central Terminal. This route services HCA Florida Westside Hospital, Market on University Shopping Center, Plantation Heritage Park, Riverland Shopping Center, Broward County Courthouse and Main Jail, NSU Art Museum, BC/FAU, Main Library, and Museum of Discovery and Science. Route 30 operates with approximately 30-minute headways in the eastbound and westbound direction during the P.M. peak period.
- BCT Route 40 operates on Sistrunk Boulevard/17th Street Causeway/A1A linking Lauderhill Transit Center to The Galleria at Fort Lauderdale. This route services Lauderhill Mall, Central Broward Park & Broward County Stadium, Swap Shop & Thunderbird Drive-in Theater, Edgar P. Mills Multi Purpose Center, African American Research Library Cultural Center, Riverwalk, NSU Art Museum, BC/FAU/FIU, Broward Health Medical Center, Harbor Shops of Fort-Lauderdale, Southport Shopping Center, Broward County Convention Center, Port Everglades, Jungle Queen, International Swimming Hall of Fame Museum, Bonnet House Museum & Gardens, Hugh Taylor Birch State Park, and Galleria Mall at Fort-Lauderdale. Route 40 operates with approximately 30-minute headways in the eastbound and westbound directions during the P.M. peak period.
- BCT Route 101 (US 1 Breeze) operates on Federal Highway/US 1 linking Broward County Terminal to Aventura Mall. This route services the Courthouse/Jail, Broward College/Florida Atlantic University, Broward Health Medical Center, Port Everglades, Fort Lauderdale/Hollywood International Airport, The Big Easy Casino, Gulfstream Park Racing & Casino, and HCA Florida Aventura Hospital. Route 101 operates with approximately 30-minute headways in the northbound and southbound direction during the P.M. peak period.
- The City of Fort-Lauderdale LauderGO Downtown Link Route operates on S Andrews Avenue, SE 3rd Avenue, and SE 17th Street. This route services Broward Terminal, FAU/BCC, County Courthouse/School Board, Davie Boulevard East, Broward General Hospital East-SE 3 Ave, Broward General Hospital West, Davie Boulevard West (Andrews & SW 11 Court), Publix/Courthouse-Andrews & SE 6 Street, and 210 South Andrews Avenue. This route operates with approximately 45 minute headways.
- The City of Fort-Lauderdale LauderGO Beach Link Route operates on S Andrews Avenue, SE 3rd Avenue, SE 14th Street, and SE 17th Street. This route services Galleria, Beach Place & Seabreeze Blvd, Las Olas Blvd & SR A1A, SE 17th Street & Eisenhower Blvd, Broward General Hospital West, SE 18th Street & Cordova Road – Harbor Shopping, and A1A Bahia Mar. This route operates with approximately 30 minute headways.

Planned Mass Transit Routes

- Broward Commuter Rail South is planned to operate on the Florida East Coast (FEC) Railway corridor within the vicinity of the project with the closest station located at Fort Lauderdale-Hollywood International Airport. This route is expected to be implemented in 2027.

- Broward Boulevard Light Rail Transit (LRT) is planned to operate on Broward Boulevard within the vicinity of the project. This route is expected to be implemented in 2035.

The route information described above is provided in Exhibit Q: BCT Route Information.

2. Describe how the proposed amendment furthers or supports mass transit use.

It is anticipated that the proposed development will support mass transit use as it is located within ½ mile of three (3) existing Broward County Transit bus routes, and within the vicinity of two (2) planned mass transit routes. It is expected that a portion of residents, employees, patrons, and guests will choose to use public transit to and from the proposed redevelopment.

3. Correspondence from transit provider verifying the information submitted as part of the application on items 1-2 above. Correspondence must contain name, position and contact information of party providing verification.

See Exhibit R: BCT Verification.

H. Public Education Analysis

1. Public School Impact Application (School Consistency Review Report)

Not applicable. No increase proposed to maximum allowable density as part of this amendment.

2. The associated fee in the form of a check made payable to the SBBC.

Not applicable. No increase proposed to maximum allowable density as part of this amendment.

6. ANALYSIS OF NATURAL AND HISTORIC RESOURCES

- A. Historic sites or districts on the National Register of Historic Places or locally designated historic sites.

A review of the Florida Master Site File (FMSF) and Official City of Fort Lauderdale Resources Map at the time of this application indicates there are no sites and/or districts that are currently designated on the National Register of Historic Places or locally designated historic sites within the Amendment Site.

- B. Archaeological sites listed on the Florida Master Site File

A review of the Florida Master Site File (FMSF) and Official City of Fort Lauderdale Resources Map at the time of this application indicates there are no archaeological sites located within the Amendment Site. Additionally, the Amendment Site does not fall within the boundaries of any recognized Archeologically Significant Zones.

- C. Wetlands

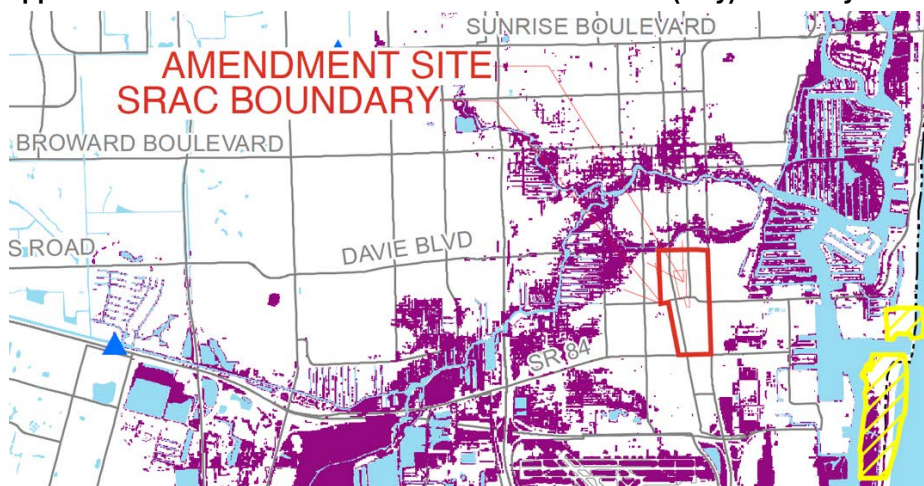
A review of the Broward County Comprehensive Plan indicates there are no wetlands areas within the Amendment Site.

- D. Local Areas of Particular Concern as identified within the Broward County Land Use Plan

A review of the Broward County Comprehensive Plan indicates there are no Environmentally Sensitive Lands within the Amendment Site.

- E. Priority Planning Area map and Broward County Land Use Plan Policy 2.21.1 regarding sea level rise

The Amendment Site is not located within a Priority Planning Area for sea level rise. Refer to approximate outlines of the Amendment Site and SRAC (City) boundary.



Source: Broward County Land Use Plan Natural Resource Map Series – Eastern Broward County: Priority Planning Areas for Sea Level Rise, Adopted February 23, 2021, Broward County Environmental Planning and Community Resilience Division, Broward County Planning Council

- F. “Endangered” or “threatened species” or “species of special concern” or “commercially exploited” as per the Florida Fish and Wildlife Conservation Commission (fauna), the U.S. Fish and Wildlife Service (flora and fauna), or the Florida Department of Agriculture and Consumer Services (fauna). If yes, identify the species and show the habitat location on a map.

The Amendment Site is mostly developed, and the Applicant is not aware of any listed species on the Amendment Site.

- G. Plants listed in the Regulated Plant Index for protection by the Florida Department of Agriculture and Consumer Services

The Amendment Site is mostly developed, and the Applicant is not aware of any listed species on the Amendment Site.

- H. Wellfields – indicate whether the amendment is located within a wellfield protection zone of influence as defined by Broward County Code, Chapter 27, Article 13 “Wellfield Protection.” If so, specify the affected zone and any provisions which will be made to protect the wellfield.

The Broward County Natural Resource Map does not identify any water wellfield protection zones of influence on the Amendment Site.

- I. Soils – describe whether the amendment will require the alteration of soil conditions or topography. If so, describe what management practices will be used to protect or mitigate the area’s natural features.

The Amendment Site is an urban area. Redevelopment resulting from this amendment will not require the alteration of soil conditions or topography other than typical construction activity.

- J. Beach Access – Indicate if the amendment site fronts the ocean or would impact access to public beaches. If so, describe how public beach access will be addressed.

Not applicable. The Amendment Site is not oceanfront.

7. AFFORDABLE HOUSING

Describe how the local government is addressing Broward County Land Use Plan Policy 2.16.2 consistent with Article 5 of this Document.

BCLUP Policy 2.16.2 is only applicable to amendments which propose to add 100 or more residential dwelling units to existing densities approved by the BCLUP. The amendment does not contain or add any residential units.

8. LAND USE COMPATIBILITY

Describe how the amendment is consistent with existing and planned future land uses in the area (including adjacent municipalities and/or county jurisdictions). Identify specific land development code provisions or other measures that have or will be utilized to ensure land use compatibility.

Comprehensive Plan

The Amendment Site is surrounded by the RAC (County) / South RAC (City) future land use designation. Surrounding Broward Health facilities include the Sports Medicine Building, ISC Buildings, low-scale and primarily vacant commercial and residential office uses owned by Broward Health, and surface parking lots. Planned future developments, such as the proposed Broward Health medical office building and parking garage (UDP-S24072) and a corporate training center (Case No. UDP-S23046), are under site-plan review with the City of Fort Lauderdale, underscoring the planned future growth of the medical campus.

By including the Amendment Site within the RAC (County) / South RAC (City), Applicant can support the creation of a new medical campus zoning district in the South RAC intended to create development, use and review standards that support a dynamic, transit-oriented health care campus that integrates Broward Health's ongoing medical service expansion with a balanced mix of residential, office, and commercial uses, while leveraging its proximity to the planned commuter rail station in the South RAC.

Land use compatibility shall be consistent with the City of Fort Lauderdale Future Land Use Element objectives and policies, which will provide overall guidance in land use compatibility. In addition to the Comprehensive Plan, the City's Unified Land Development Regulations (ULDR) contain requirements for projects in the proposed LUPA area to demonstrate that individual projects meet Section 47-25 of the ULDR, entitled "Development Review Criteria" which includes Adequacy Requirements in Section 47-25.2 of the ULDR and Neighborhood Compatibility Requirements in Section 47-25.3. of the ULDR.

9. HURRICANE EVACUATION ANALYSIS

(Required for those land use plan amendments located in a hurricane evacuation zone as identified by the Broward County Emergency Management Division). Provide a hurricane evacuation analysis based on the proposed amendment, considering the number of permanent and seasonal residential dwelling units (including special residential facilities) requiring evacuation, availability of hurricane shelter spaces, and evacuation routes and clearance times. The hurricane evacuation analysis shall be based on the best available data/modeling techniques as identified by the Broward County Emergency Management Division.

The Amendment Site is located west of the Intracoastal Waterway and not located in a hurricane evacuation zone.

10. REDEVELOPMENT ANALYSIS

Indicate if the amendment is located in an identified redevelopment area (i.e., Community Redevelopment Agency, Community Development Block Grant). If so, describe how the amendment will facilitate redevelopment and promote approved redevelopment plans.

The Amendment Site is not located in a CRA or part of CDBG.

11. INTERGOVERNMENTAL COORDINATION

Indicate whether the proposed amendment site is adjacent to other local governments. If so, please provide additional copies for the notification and/or review by adjacent local governments.

The Amendment Site is not located adjacent to another municipality.

12. PUBLIC OUTREACH

Describe how the applicant and/or local government notified and coordinated with adjacent property owners, master associations, homeowner associations, etc.

The Applicant will follow applicable local and statutory public outreach requirements.

13. CONSISTENCY WITH HIGHLIGHTED REGIONAL ISSUES AND POLICIES OF THE BROWARD COUNTY LAND USE PLAN

The policies below identify consistency with County Land Use Plan.

POLICY 2.4.2 Local governments may propose a specific area for designation on the Broward County Land Use Plan as an Activity Center. The municipality shall include within their land use element policies that ensure the proposed Activity Center will support the location of uses in a manner oriented around the five-minute (i.e. quarter-mile) walk and/or within approximately a quarter-mile on either side of a transit corridor. Multiple nodes of activity oriented around the five-minute (i.e. quarter-mile) walk or transit corridor may be included within one Activity Center.

POLICY 2.4.7 Local governments shall include within their local land use element policies that seek to accomplish fully-connected routes to all destinations within the Activity Center by ensuring convenient access to high use mass transit stops or multi-modal facilities, encouraging internal transit systems (e.g. trolley, community transit services) and incorporating pedestrian and bicycle paths, as well as greenways.

POLICY 2.4.8 In consideration of non-residential land uses in areas proposed for designation as an Activity Center, the impact analysis for the designation in the Broward County Land Use Plan may be based on the amount of non-residential development which could be permitted as per the intensity standards of the effective local government land use element, rather than the alternative 10,000 square feet per gross acre standard utilized for non-residential impact analysis.

POLICY 2.4.9 Local governments shall include within their local land use element policies that integrate the public realm, through park land, public plazas, urban open space or green space/pocket park uses that are accessible to the public and must be provided as an integrated component within an Activity Center. Public spaces should incorporate amenities such as benches, lighting, landscaping, clocks, fountains, art, drinking fountains, banners, flags and food and beverage vendor areas.)

POLICY 2.4.10 Local governments shall include within their land use element policies to ensure Activity Centers contain design features that promote and enhance pedestrian mobility and safety, based on the following characteristics:

- Integrated transit stops or stations (within the area) to encourage transit usage/multimodalism and provide safe and comfortable service including amenities such as seating on benches or planter ledges, shade, lighting, trash receptacles, information kiosks and bicycle parking.
- Wide (5 feet shall be the minimum consistent with ADA requirements) pedestrian and bicycle paths that minimize conflicts with motorized traffic and discourage high speed traffic. The paths should be spatially defined by buildings, adequately landscaped and lighted, and provide ample opportunities for shade and shelter from the elements.

- **Buildings should front the street (zero or minimal setbacks are encouraged).**
- **Vehicle parking strategies that encourage and support transit usage (such as parking that does not front the street, shared parking, parking structures, and/or reduced parking ratios).**
- **Streets (internal and adjacent to the area) should be designed to discourage isolation and provide connectivity (such as streets in the grid pattern).**

POLICY 2.4.11 Municipalities which propose an Activity Center designation shall include policies within their land use element which establish design guidelines for mixed use within their land development codes. Policies should promote an urban form which creates well integrated land use combinations, balances intensity and density, promotes the safe, interconnectivity of vehicular, pedestrian and other non-motorized movement and is compatible with adjacent land uses.

14. ADDITIONAL SUPPORT DOCUMENT

- A. Other support documents or summary of support documents on which the proposed amendment is based.

No additional support documents are provided at this time.

- B. Any proposed voluntary mitigation or draft agreements.

No voluntary mitigation or draft agreements have been prepared at this time

15. PLAN AMENDMENT COPIES

- A. 3 hard copies and 10 digital copies (13 copies total) for the BCPC (Please include additional copies, if amendment site is adjacent to other municipalities and/or county jurisdictions). Additional copies may be requested by the Planning Council Executive Director after the initial application submittal.

To be provided with transmittal.

- B. If requesting concurrent transmittal to DEO, 1 hard copy and 10 digital copies (11 copies total), as required by DEO, of the corresponding local land use plan amendment application, including transmittal letter from municipality to DEO.

To be provided with transmittal.

Exhibit A

Acting City Manager Letter

(to be inserted once available)

Exhibit B

Local Planning Agency Agenda and Meeting Minutes

(to be inserted once available)

Exhibit C

City Commission Agenda and Meeting Minutes

(to be inserted once available)

Exhibit D
Proposed City Text Amendment



FUTURE LAND USE

South Regional Activity Center

General Location:

South of the Tarpon River, east of Flagler Drive, west of Federal Highway and north of State Road 84.

Density and Intensity of Uses:

Development shall be consistent with the intensity and density of uses that have been generally established in this area.

List of Permitted Uses:

Residential	936 dwelling units Maximum
Commercial	6,000,000 sq. ft. Maximum
Office	4,000,000 sq. ft. Maximum
Community Facilities, including schools and excluding electrical generating plants	1,000,000 3,221,560 sq. ft. Maximum
Recreation/Open Space	500,000 sq. ft Minimum

Comments:

1. As a means to provide the opportunity for positive redevelopment in the area south of the City's Downtown, the South Regional Activity Center (South-RAC) is established to permit the professional office and residential uses which exist in the area to continue. The South- RAC land use provides the basis to develop zoning districts that continue to support a mix of uses to create an urban village while maintaining existing professional office and single family uses in the area.
2. It is envisioned that an Andrews Avenue and Federal Highway Mixed Use district will be developed that encourages high quality commercial retail, mixed uses and standalone multifamily/residential development. In addition, a Railroad Mixed Use district will be developed to allow the existing uses on both sides on the Florida East Coast tracks to be maintained while having incentives to encourage mixed use development.
3. **The SRAC supports a dynamic, transit-oriented health care district with a mix of hospital, medical, office, community facility, residential, recreational and educational facility uses, located in close proximity to major public transportation facilities and corridors.**

Exhibit E

Proposed County Text Amendment

Fort Lauderdale South Activity Center

Acreage: Approximately ~~270.1~~ 289.8 acres

General Location: Located between Southwest 4 Avenue and U.S. 1/Federal Highway, south of Southwest/Southeast 10 Street and north of State Road 84.

Density and Intensity of Land Uses:

Residential Land Uses: 936 dwelling units

Commercial Land Uses: 6,000,000 square feet

Office Park Land Uses: 4,000,000 square feet

Community Facilities Land Uses: ~~1,000,000~~ 3,221,560 square feet

Recreation and Open Space: 11.5 acres minimum

Exhibit F
Acreage Determination



October 1, 2024

Stephanie J. Toothaker, Esquire
401 East Las Olas Boulevard, Suite 130-154
Fort Lauderdale, Florida 33301

Via Email Only

Dear Ms. Toothaker:

Subject: Fort Lauderdale - Acreage Determination

This letter is in response to your request of September 17, 2024, to verify the gross acreage and BrowardNext - Broward County Land Use Plan (BCLUP) designations for a parcel of land generally located between Andrews Avenue and Southeast 3 Avenue and between Southeast 14 Street and Southeast 18 Street, in the City of Fort Lauderdale.

The BCLUP utilizes the following definition to calculate gross acreage:

- "Gross Acre" – means the total number of acres in an area, including acreage used or proposed for streets, lakes and waterways, exclusive of the rivers and canals of the primary drainage system.

Based on the survey and legal description you have provided and our Geographical Information System (GIS), Planning Council staff calculations indicate that the total area encompasses approximately 19.8 gross acres, which is designated by the BCLUP as indicated below:

PARCEL	ACRES	BROWARDNEXT - BCLUP DESIGNATION
Parcel A	1.0	Low (5) Residential
Parcel B	3.2	Low (5) Residential
Parcel D	11.1	Community
Parcel F	1.7	Commerce
NET ACRES	17.0	
Parcel C Right-of-Way	1.6	Low (5) Residential
Parcel E Right-of-Way	0.5	Community
Parcel G Right-of-Way	0.7	Commerce
RIGHT-OF-WAY ACRES	2.8	
TOTAL GROSS ACRES	19.8	

Stephanie J. Toothaker

October 1, 2024

Page Two

The contents of this correspondence are not a judgment as to whether this development proposal complies with State or local vehicular access provisions, the Broward County Trafficways Plan, permitted uses and densities, local zoning, the land development regulations of the municipality or development review requirements of the BCLUP, including concurrency requirements.

Planning Council staff notes that this calculation is based on the information that you provided and should not be utilized for official purposes unless independently accepted by the local government.

Please note that the \$398.00 fee submitted for this acreage determination request may be deducted from the application fee for a corresponding BCLUP amendment, if filed within 18 months of the date of this letter.

If you have any additional questions in this regard, please feel free to contact Alicia Joseph of Planning Council staff.

Respectfully,



Barbara Blake Boy
Executive Director

BBB:ACJ
Attachment

cc/email/att: Susan Grant, Acting City Manager
City of Fort Lauderdale

Chris Cooper, Director, Development Services Department
City of Fort Lauderdale

Ella Parker, Manager, Urban Design & Planning Division
City of Fort Lauderdale



Broward County Land Use Plan Acreage and Land Use Conf rmat on

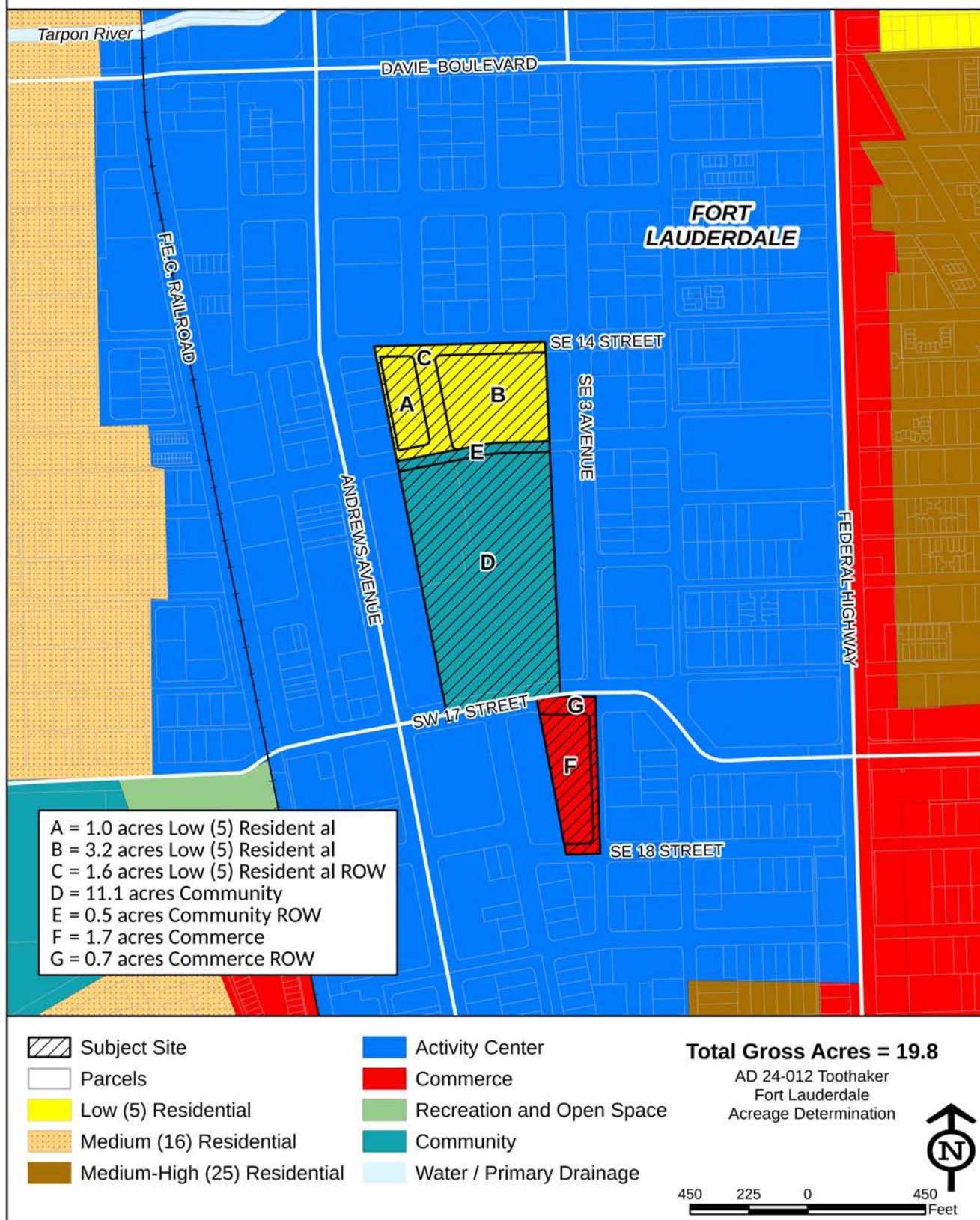


Exhibit G
Sketch and Legal Description



SKETCH AND LEGAL DESCRIPTION

BY

PULICE LAND SURVEYORS, INC.5381 NOB HILL ROAD
SUNRISE, FLORIDA 33351

TELEPHONE: (954) 572-1777 • E-MAIL: surveys@pulicelandsurveyors.com

CERTIFICATE OF AUTHORIZATION LB#3870

**LEGAL DESCRIPTION: (AMEND FUTURE LAND USE MAP FROM COMMUNITY FACILITIES TO SOUTH REGIONAL ACTIVITY CENTER)**

PORTIONS OF THE VACATED RIGHTS-OF-WAY OF S.E. 15TH STREET AND S.E. 16TH STREET; TOGETHER WITH LOT 13, BLOCK 34 AND THE 15-FOOT ALLEY LYING WITHIN BLOCK 34, **CROISSANT PARK**, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 28 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; TOGETHER WITH TRACT "C", **BROWARD GENERAL HOSPITAL ADDITION**, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 90, PAGE 2 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; TOGETHER WITH A PORTION OF TRACT "A", **BROWARD GENERAL HOSPITAL**, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 60, PAGE 33 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; TOGETHER WITH LOTS 3 THROUGH 13 AND PORTIONS OF LOTS 2 AND 14, **RE-AMENDED PLAT PARKWAY HIGHLANDS**, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 3 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE NORTHEAST CORNER OF LOT 1, BLOCK 34 OF SAID **CROISSANT PARK** PLAT; THENCE NORTH 80°35'53" EAST ALONG THE SOUTH RIGHT-OF-WAY LINE OF S.E. 15TH STREET, AND ALONG THE NORTH LINE OF SAID TRACT "C" 220.00 FEET TO A POINT ON THE SOUTHERLY EXTENSION OF THE EAST RIGHT-OF-WAY LINE OF S.E. 1ST AVENUE; THENCE ALONG SAID SOUTHERLY EXTENSION, ALONG SAID EAST RIGHT-OF-WAY LINE AND ALONG THE WEST LINE OF LOTS 8 AND 9 OF SAID **RE-AMENDED PLAT PARKWAY HIGHLANDS** THE FOLLOWING TWO DESCRIBED COURSES AND DISTANCES; (1) NORTH 09°22'40" WEST 380.33 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE CONCAVE SOUTHEASTERLY; (2) NORTHWESTERLY, NORTHERLY, NORTHEASTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 99°37'10", FOR AN ARC DISTANCE OF 43.47 FEET TO A POINT OF TANGENCY AND A POINT ON THE SOUTH RIGHT-OF-WAY OF S.E. 14TH STREET; THENCE SOUTH 89°45'30" EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE AND ALONG THE NORTH LINE OF LOTS 2 THROUGH 8 OF SAID **RE-AMENDED PLAT PARKWAY HIGHLANDS** 395.04 FEET; THENCE SOUTH 00°32'40" EAST 1255.07 FEET TO A POINT OF INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF S.E. 17TH STREET; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE AND ALONG THE SOUTH LINE OF SAID TRACT "A" THE FOLLOWING FOUR (4) DESCRIBED COURSES AND DISTANCES; (1) NORTH 89°45'49" WEST 7.94 FEET TO A POINT OF CURVATURE OF A CIRCULAR CURVE CONCAVE SOUTHERLY; (2) NORTHWESTERLY, WESTERLY AND SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A RADIUS OF 193.21 FEET, A CENTRAL ANGLE OF 14°44'38", FOR AN ARC DISTANCE OF 49.72 FEET TO A POINT OF REVERSE CURVATURE OF A CIRCULAR CURVE CONCAVE NORTHERLY; (3) SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 558.46 FEET, A CENTRAL ANGLE OF 05°07'36", FOR AN ARC DISTANCE OF 49.97 FEET TO A POINT OF TANGENCY; (4) SOUTH 80°37'10" WEST 338.66 FEET TO A POINT ON THE SOUTHERLY EXTENSION OF THE WEST LINE OF THE 15-FOOT ALLEY LYING WITHIN SAID BLOCK 34 AND THE EAST LINE OF LOTS 1 THROUGH 12 OF SAID BLOCK 34; THENCE NORTH 09°22'40" WEST ALONG SAID SOUTHERLY EXTENSION 900.11 FEET TO THE **POINT OF BEGINNING**.

(LEGAL DESCRIPTION CONTINUED ON SHEET 2)

CERTIFICATION:

I HEREBY CERTIFY: THAT THIS SKETCH AND LEGAL DESCRIPTION MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA STATE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

CLIENT: KIMLEY HORN AND ASSOCIATES

SCALE: N/A

DRAWN: M.M.M.

ORDER NO.: 73066

DATE: 8/5/24; REV. 4/28/25; 5/5/25; 5/6/25; 5/12/25

AMEND FUTURE LAND USE MAP FROM
COMMUNITY FACILITIES TO SOUTH
REGIONAL ACTIVITY CENTER

FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

FOR: BROWARD HEALTH MEDICAL

SHEET 1 OF 4

Michael

Digitally signed
by Michael M

M

Mossey

Mossey

Date: 2025.05.12
15:56:08 -04'00'THIS DOCUMENT IS NEITHER FULL NOR
COMPLETE WITHOUT SHEETS 1 THROUGH 4

- ☐ JOHN F. PULICE, PROFESSIONAL SURVEYOR AND MAPPER LS2691
☐ VICTOR R. GILBERT, PROFESSIONAL SURVEYOR AND MAPPER LS6274
☐ MICHAEL M. MOSSEY, PROFESSIONAL SURVEYOR AND MAPPER PSM5660
STATE OF FLORIDA



SKETCH AND LEGAL DESCRIPTION

BY

PULICE LAND SURVEYORS, INC.

5381 NOB HILL ROAD
SUNRISE, FLORIDA 33351

TELEPHONE: (954) 572-1777 • E-MAIL: surveys@pulicelandsurveyors.com

CERTIFICATE OF AUTHORIZATION LB#3870



(LEGAL DESCRIPTION CONTINUED FROM SHEET 1)

TOGETHER WITH:

LOTS 13 THROUGH 19, BLOCK 26, AND THE 15-FOOT ALLEY LYING WITHIN SAID BLOCK 26, **CROISSANT PARK**, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 28 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

TOGETHER WITH:

LOTS 10 THROUGH 18, BLOCK 44, **CROISSANT PARK**, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 28 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

SAID LANDS LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA, AND CONTAINING A TOTAL OF 739,088 SQUARE FEET (16.967 ACRES), MORE OR LESS.

NOTES:

1. THIS SKETCH IS NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OR AN ELECTRONIC SIGNATURE OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. BEARINGS ARE BASED ON THE BROWARD GENERAL HOSPITAL PLAT, PLAT BOOK 60, PAGE 33, WITH THE EAST LINE OF TRACT "A" BEING N00°00'00"E.
3. THIS IS NOT A SKETCH OF SURVEY AND DOES NOT REPRESENT A FIELD SURVEY.
4. ALL RECORDED DOCUMENTS ARE PER BROWARD COUNTY PUBLIC RECORDS.

CLIENT: KIMLEY HORN AND ASSOCIATES

SCALE: N/A

DRAWN: M.M.M.

ORDER NO.: 73066

DATE: 8/5/24; REV. 4/28/25; 5/5/25; 5/6/25; 5/12/25

AMEND FUTURE LAND USE MAP FROM
COMMUNITY FACILITIES TO SOUTH
REGIONAL ACTIVITY CENTER

FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

FOR: BROWARD HEALTH MEDICAL

SHEET 2 OF 4

THIS DOCUMENT IS NEITHER FULL NOR
COMPLETE WITHOUT SHEETS 1 THROUGH 4

☐ JOHN F. PULICE, PROFESSIONAL SURVEYOR AND MAPPER LS2691
☐ VICTOR R. GILBERT, PROFESSIONAL SURVEYOR AND MAPPER LS6274
☐ MICHAEL M. MOSSEY, PROFESSIONAL SURVEYOR AND MAPPER PSM5660
STATE OF FLORIDA



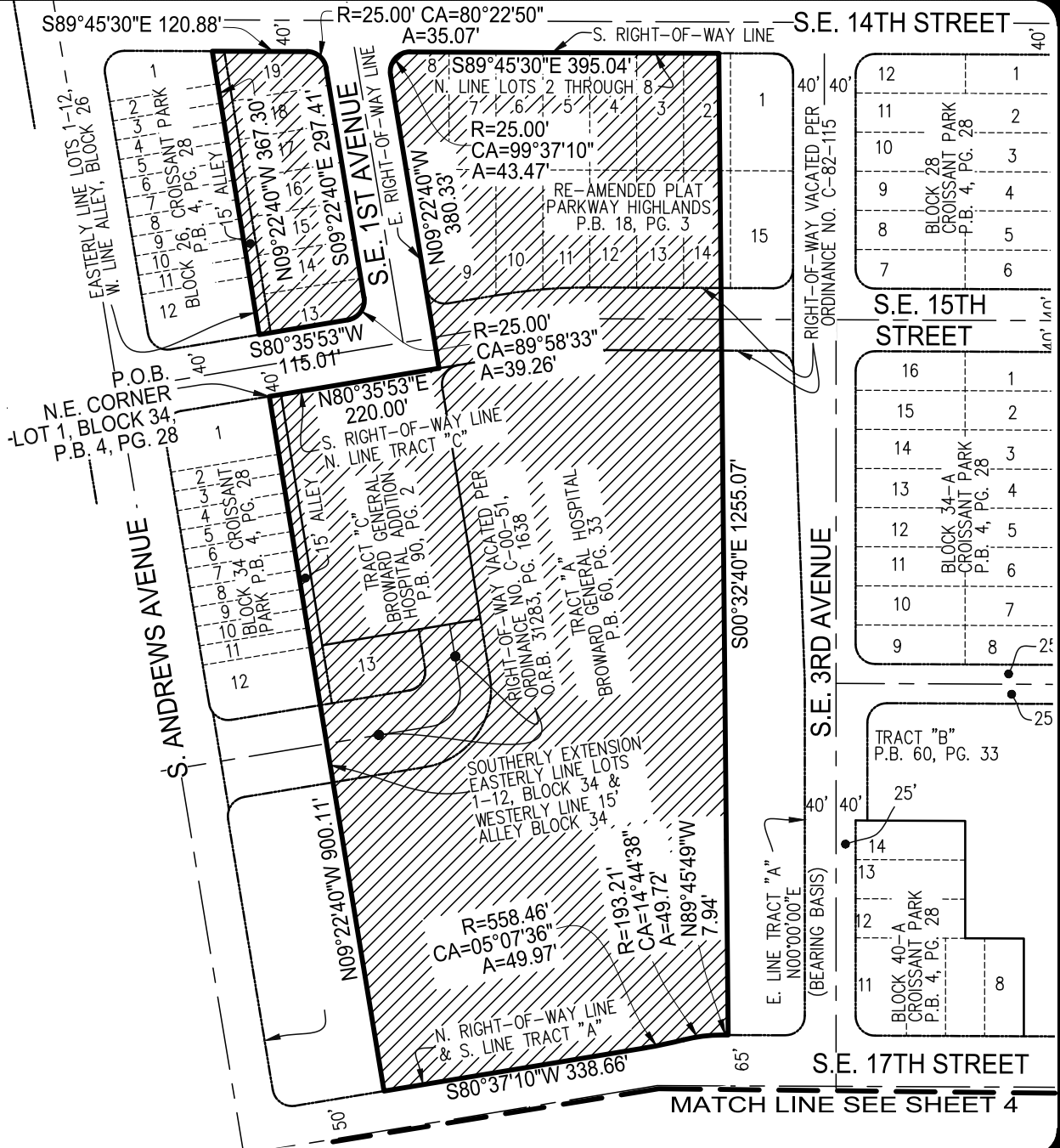
SKETCH AND LEGAL DESCRIPTION

BY

PULICE LAND SURVEYORS, INC.5381 NOB HILL ROAD
SUNRISE, FLORIDA 33351

TELEPHONE: (954) 572-1777 • E-MAIL: surveys@pulicelandsurveyors.com

CERTIFICATE OF AUTHORIZATION LB#3870



CLIENT: KIMLEY HORN AND ASSOCIATES

SCALE: 1" = 200'

DRAWN: M.M.M.

ORDER NO.: 73066

DATE: 8/5/24; REV. 4/28/25; 5/5/25; 5/6/25; 5/12/25

AMEND FUTURE LAND USE MAP FROM
COMMUNITY FACILITIES TO SOUTH
REGIONAL ACTIVITY CENTERFORT LAUDERDALE, BROWARD COUNTY, FLORIDA
FOR: BROWARD HEALTH MEDICAL

SHEET 3 OF 4

THIS DOCUMENT IS NEITHER FULL NOR
COMPLETE WITHOUT SHEETS 1 THROUGH 4

LEGEND & ABBREVIATIONS:

A	ARC LENGTH
CA	CENTRAL ANGLE
O.R.B.	OFFICIAL RECORDS BOOK
P.B.	PLAT BOOK
PG.	PAGE
P.O.B.	POINT OF BEGINNING
R	RADIUS



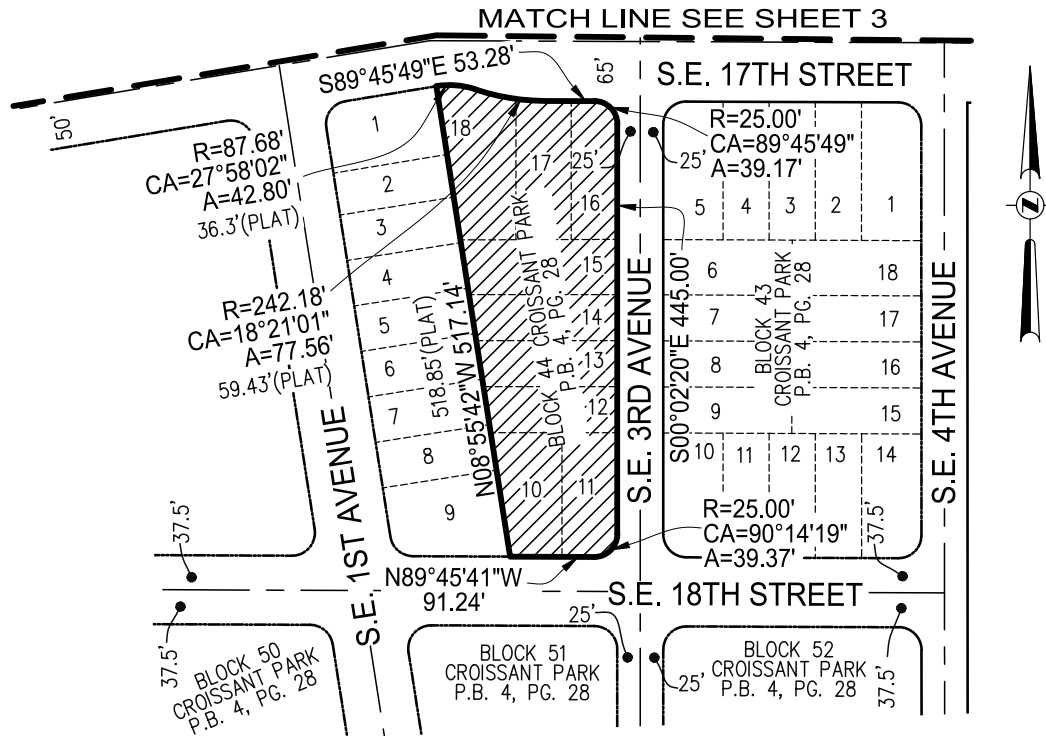
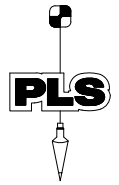
SKETCH AND LEGAL DESCRIPTION

BY

PULICE LAND SURVEYORS, INC.5381 NOB HILL ROAD
SUNRISE, FLORIDA 33351

TELEPHONE: (954) 572-1777 • E-MAIL: surveys@pulicelandsurveyors.com

CERTIFICATE OF AUTHORIZATION LB#3870



CLIENT: KIMLEY HORN AND ASSOCIATES

SCALE: 1" = 200'

DRAWN: M.M.M.

ORDER NO.: 73066

DATE: 8/5/24; REV. 4/28/25; 5/5/25; 5/6/25; 5/12/25

AMEND FUTURE LAND USE MAP FROM
COMMUNITY FACILITIES TO SOUTH
REGIONAL ACTIVITY CENTER

FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

FOR: BROWARD HEALTH MEDICAL

SHEET 4 OF 4

THIS DOCUMENT IS NEITHER FULL NOR
COMPLETE WITHOUT SHEETS 1 THROUGH 4

LEGEND & ABBREVIATIONS:

A	ARC LENGTH
CA	CENTRAL ANGLE
P.B.	PLAT BOOK
PG.	PAGE
P.O.B.	POINT OF BEGINNING
R	RADIUS

Exhibit H
Location Map



Map Created by City of Fort Lauderdale Zoning GIS

Page 50 of 104

Exhibit I

Maps of Current Future Land Use Designation – City and County

Broward County Land Use Plan Acreage and Land Use Confirmation

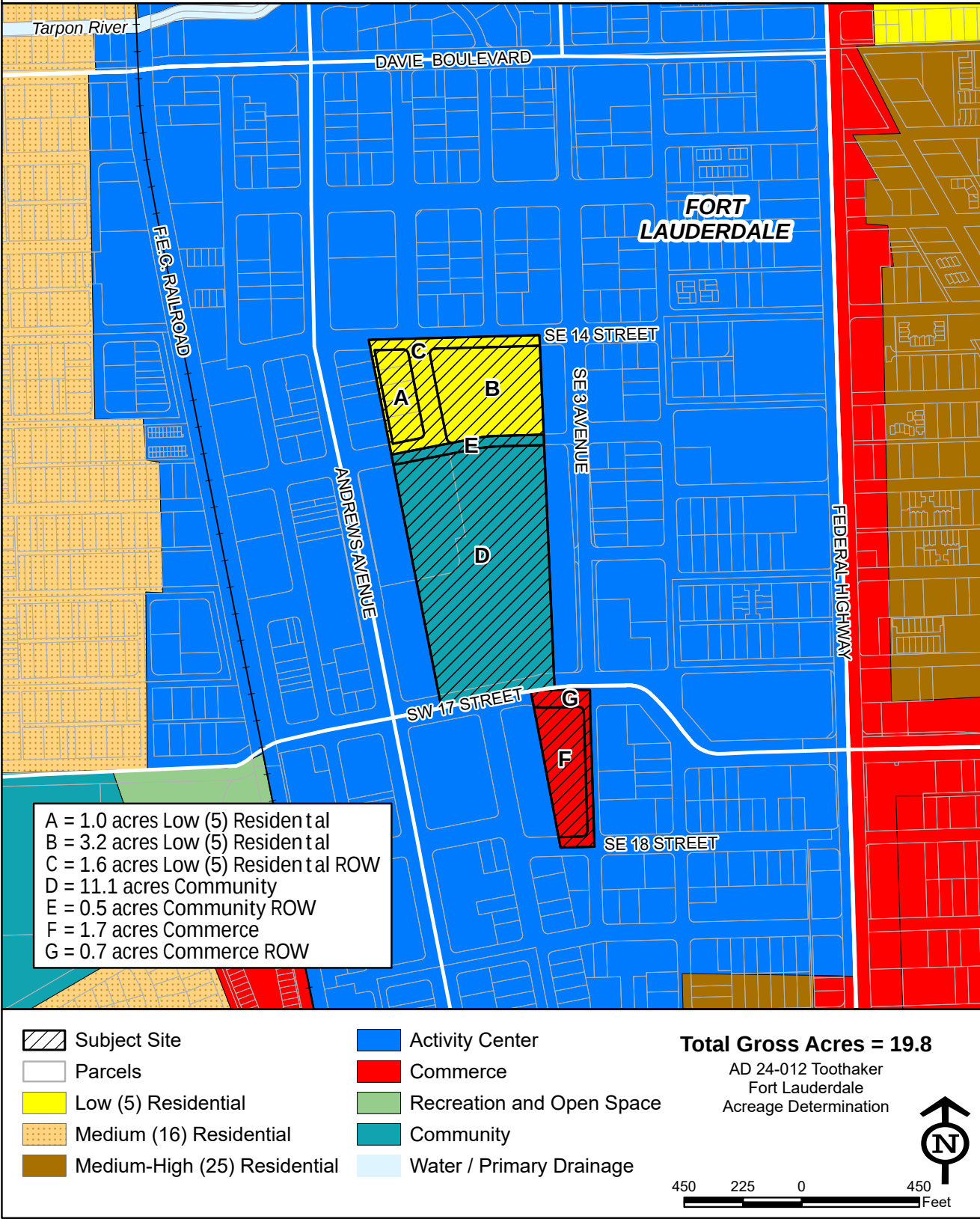
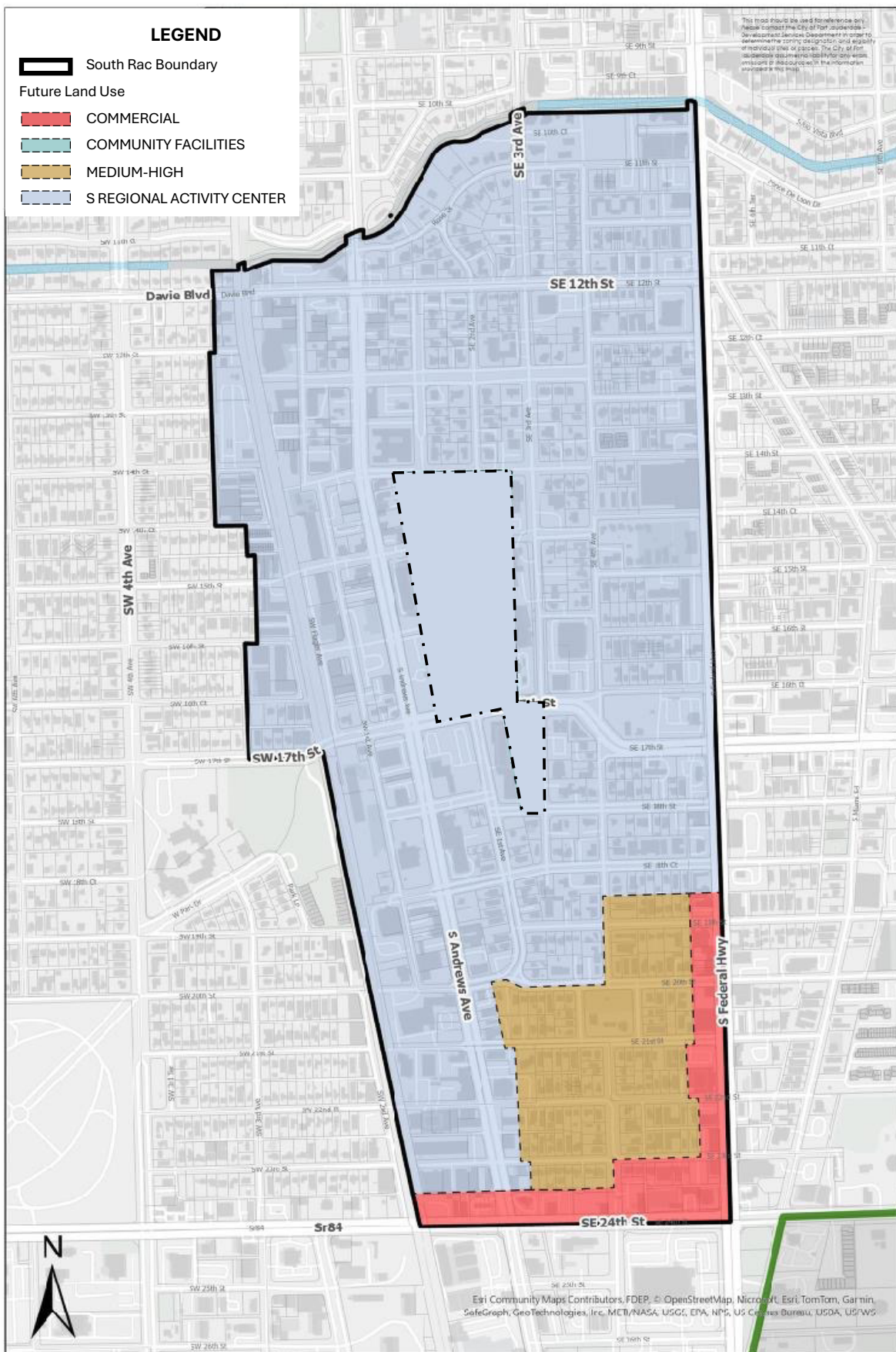
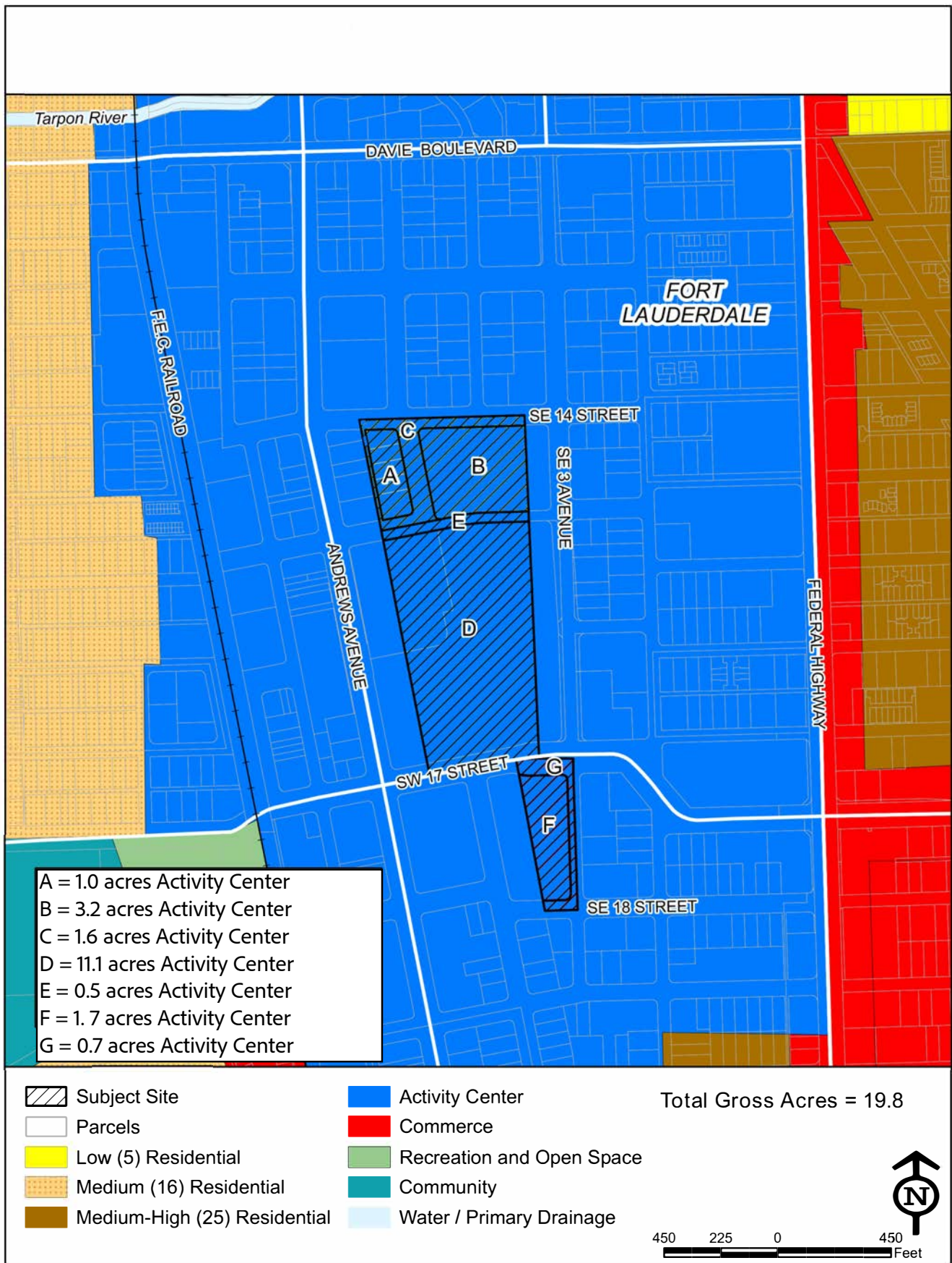


Exhibit J

Maps of Proposed Future Land Use Designation – City and County





Exhibits K and L

Potable Water and Sanitary Sewer Verification

Subject: FW: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1
Date: Friday, May 2, 2025 at 1:04:31 PM Eastern Daylight Time
From: Lorraine Tappen <LTappen@fortlauderdale.gov>
To: Estefanía Mayorga <estefania@toothaker.org>
CC: Stephanie Toothaker <stephanie@toothaker.org>
Category: Broward Health
Attachments: image009.gif, image010.png, image011.png, image017.png, image001.jpg, image002.jpg, image003.png, image004.jpg, image005.jpg, image006.jpg, image007.jpg, image008.jpg, image012.jpg

Please see Igor's email below regarding the water and sewer analysis.

Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner

City of Fort Lauderdale | Urban Design & Planning

700 NW 19th Avenue | Fort Lauderdale FL 33311

P: (954) 828-5018 E: ltappen@fortlauderdale.gov



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DEVELOPMENT
SERVICES
DEPARTMENT**

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From: Igor Vassiliev <IVassiliev@fortlauderdale.gov>
Sent: Friday, May 2, 2025 1:01 PM
To: Lorraine Tappen <LTappen@fortlauderdale.gov>
Cc: John Fernandez <JoFernandez@fortlauderdale.gov>; Alejandra Simon <ASimon@fortlauderdale.gov>
Subject: RE: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

Hi Lorraine

The review is complete – passed.

Igor

Igor Vassiliev, P.E. 
Project Manager II
City of Fort Lauderdale
Public Works

700 N.W. 19th Ave., Fort Lauderdale , FL 33311

Office: 954-828-5862

Email: ivassiliev@fortlauderdale.gov



From: Lorraine Tappen <LTappen@fortlauderdale.gov>
Sent: Wednesday, April 30, 2025 9:23 AM
To: Igor Vassiliev <IVassiliev@fortlauderdale.gov>
Subject: FW: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

Hi Igor,

Would you be able to complete this by Friday, May 2nd?

Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner

City of Fort Lauderdale | Urban Design & Planning

700 NW 19th Avenue | Fort Lauderdale FL 33311

P: (954) 828-5018 E: ltappen@fortlauderdale.gov



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From: Lorraine Tappen
Sent: Thursday, April 17, 2025 9:51 AM
To: Igor Vassiliev <IVassiliev@fortlauderdale.gov>
Subject: FW: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

Hi Igor,

Would you send an email to me stating that you agree with the potable water and sewer analysis in the Broward Health land use plan amendment report?

You can see the changes on pages 13-15 in land use plan amendment document in Accela (highlighted below). Changes have been made based upon Roberto's comments (attached). There were just a couple minor changes to be made.



Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner

City of Fort Lauderdale | Urban Design & Planning

700 NW 19th Avenue | Fort Lauderdale FL 33311

P: (954) 828-5018 E: ltappen@fortlauderdale.gov



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From: Lorraine Tappen
Sent: Thursday, April 10, 2025 4:32 PM
To: Orlando Arrom <OArrom@fortlauderdale.gov>; Igor Vassiliev <IVassiliev@fortlauderdale.gov>
Subject: FW: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

Estefania has uploaded a revised land use plan amendment report in Accela. Attached are responses to the DRC comments.

Let me know when you are ready to sign off.

Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner

City of Fort Lauderdale | Urban Design & Planning

700 NW 19th Avenue | Fort Lauderdale FL 33311

P: (954) 828-5018 E: ltappen@fortlauderdale.gov



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From: Estefanía Mayorga <estefania@toothaker.org>
Sent: Thursday, April 10, 2025 11:03 AM
To: Lorraine Tappen <LTappen@fortlauderdale.gov>
Cc: Stephanie Toothaker <stephanie@toothaker.org>
Subject: [EXTERNAL:CAUTION!]- Re: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

[::CAUTION!::] This email originated from *outside* The City of Fort Lauderdale.
Do Not Reply, click links, or open attachments from an unknown or suspicious origin. Confirm the email address is from an expected source before taking action.
Report any suspicious emails to spamadmin@fortlauderdale.gov

Hi Lorraine,

We have uploaded our REV 1 comment responses (attached here in word doc form for ease of use), LUPA Analysis, and executed extension form.

Please let us know once the disciplines have been notified of the resubmittal.

I believe we will be able to obtain the required correspondence from Public Works and City Engineer addressing UDP Comment #8 once they review/approved this updated LUPA analysis. Our team has followed up again with Solid waste Provider and Broward County Transit.

Thank you!

DRC-REV 1-Comment Responses-BHMC LUPA.pdf	UDP-L24005	DRC- Land Use Plan Amendment (LUPA)	Record	1.69 MB	04/10/2025	Actions ▾	DRC- Land Use Plan Amendment (LUPA) - UDP-L24005
DRC-REV 1-LUPA Analysis-BHMC LUPA.pdf	UDP-L24005	DRC- Land Use Plan Amendment (LUPA)	Record	7.75 MB	04/10/2025	Actions ▾	DRC- Land Use Plan Amendment (LUPA) - UDP-L24005
UDP-L24005 BHMC LUPA Extension Letter Executed (exp. 12.18.25).pdf	UDP-L24005	DRC- Land Use Plan Amendment (LUPA)	Record	227.73 KB	04/10/2025	Actions ▾	DRC- Land Use Plan Amendment (LUPA) - UDP-L24005

[< Prev](#) [1](#) [2](#) [3](#) [Next >](#)

Estefanía Mayorga
lead land planner, research, & concepts
e: estefania@toothaker.org
c: 561.777.0276
o: 401 east las olas boulevard, suite 130-154
fort lauderdale, florida 33301

o: 501 southwest 2nd avenue, suite 1
fort lauderdale, florida 33301



From: Lorraine Tappen <LTappen@fortlauderdale.gov>
Date: Monday, March 24, 2025 at 4:52 PM
To: Estefanía Mayorga <estefania@toothaker.org>, Stephanie Toothaker <stephanie@toothaker.org>
Subject: RE: UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

Hi Estefania,

Attached is the extension form for UDP-L24005.

Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner
City of Fort Lauderdale | Urban Design & Planning
700 NW 19th Avenue | Fort Lauderdale FL 33311



CITY OF FORT LAUDERDALE
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SERVICES
DEPARTMENT**

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From: Estefanía Mayorga <estefania@toothaker.org>

Sent: Tuesday, March 18, 2025 5:19 PM

To: Lorraine Tappen <LTappen@fortlauderdale.gov>; Stephanie Toothaker <stephanie@toothaker.org>

Subject: [EXTERNAL:CAUTION!]- UDP-L24005 Broward Health Land Use Plan Amendment - REV 1

**[::CAUTION!:] This email originated from *outside* The City of Fort Lauderdale.
Do Not Reply, click links, or open attachments from an unknown or suspicious origin. Confirm the email address is from an expected source before taking action.
Report any suspicious emails to spamadmin@fortlauderdale.gov**

Hi Lorraine,

We are targeting to submit our REV 1 this Friday. Could you please open a new review cycle for us?

Additionally, we would like to request a 180-day extension at this time as the June 21, 2025 date is approaching. Could you please send us an Extension Form to execute?

Thank you!

Estefanía Mayorga

lead land planner, research, & concepts

e: estefania@toothaker.org

c: 561.777.0276

o: 401 east las olas boulevard, suite 130-154
fort lauderdale, florida 33301

o: 501 southwest 2nd avenue, suite 1
fort lauderdale, florida 33301

TOOTHAKER.ORG

LAND USE · DEVELOPMENT · POLITICAL
STRATEGY · PROCUREMENT

From: Lorraine Tappen <LTappen@fortlauderdale.gov>

Date: Wednesday, February 12, 2025 at 2:54 PM

To: Stephanie Toothaker <stephanie@toothaker.org>

Cc: Estefanía Mayorga <estefania@toothaker.org>

Subject: UDP-L24005 Broward Health Land Use Plan Amendment

Hi Stephanie,

I am forwarding the completeness letter for UDP-L24005 Broward Health Land Use Plan amendment to share the statutory deadline on June 21, 2025.

Let me know if you wish to waive the statutory requirement.

Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner

City of Fort Lauderdale | Urban Design & Planning

700 NW 19th Avenue | Fort Lauderdale FL 33311

P: (954) 828-5018 E: ltappen@fortlauderdale.gov



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Exhibit M

Solid Waste Verification

Subject: Re: Broward Health MC LUPA - Solid Waste Service Provider
Date: Friday, April 18, 2025 at 9:05:43 AM Eastern Daylight Time
From: Robert Hely <rhely@win-waste.com>
To: Casey Cruzpino <Casey.Cruzpino@kimley-horn.com>
CC: Carlos Florian <carlos.florian@kimley-horn.com>, Estefanía Mayorga <estefania@toothaker.org>, Stephanie Toothaker <stephanie@toothaker.org>
Category: Broward Health

As the City of Fort Lauderdale's solid waste processor Wheelabrator has ample capacity to process the additional municipal solid waste anticipated to be generated by your proposed redevelopment. Our waste to energy facility, located at 4400 S State Rd 7 in Fort Lauderdale, is capable of processing 815,000 tons per year and the current demand is 750,000 tons.. Thus the additional MSW will have no adverse effects on our facility or our operations. Should you need any additional information please feel free to contact me.

Sent from my iPhone

On Apr 17, 2025, at 1:55 PM, Cruzpino, Casey <Casey.Cruzpino@kimley-horn.com> wrote:

You don't often get email from casey.cruzpino@kimley-horn.com. [Learn why this is important](#)

EXTERNAL Email: Only open links or attachments from TRUSTED sources.

Good morning Bob,

Following up on the below request for review of solid waste public service provider information attached. Thank you.

Very respectfully,

Casey Anne Cruzpino, PE

Kimley-Horn | 8201 Peters Road, Suite 2200, Plantation, FL 33324

Direct: 954-256-0156

Celebrating 18 years as one of FORTUNE's 100 Best Companies to Work For

From: Cruzpino, Casey

Sent: Thursday, December 12, 2024 9:45 AM

To: RHely@Win-Waste.com

Cc: Florian, Carlos <carlos.florian@kimley-horn.com>; Estefanía Mayorga

<estefania@toothaker.org>; Stephanie Toothaker <stephanie@toothaker.org>

Subject: Broward Health MC LUPA - Solid Waste Service Provider

Good morning Bob,

Broward Health is in the process of submitting a Land Use Plan Amendment to the County's Future Land Use Map for the location attached. As Win Waste is the solid waste provider for Broward Health MC, request your review/confirmation of the solid waste information in the attached letter. Please let us know if you have any questions or concerns. Thank you.

Very respectfully,

Casey Anne Cruzpino, E.I.

Kimley-Horn | 8201 Peters Road, Suite 2200, Plantation, FL 33324

Direct: 954-256-0156 | Mobile: 954-205-3484

Celebrating 17 years as one of FORTUNE's 100 Best Companies to Work For

<BHMC District LUPA - Public Service Provider Confirmation - Solid Waste - City
- Win Waste.pdf>
<Future Land Use Map - Community Facility (CF).pdf>

CONFIDENTIALITY NOTICE: This message originates from WIN Waste Innovations. This message and any attachments are solely for the use of the intended recipient(s) and may contain privileged and/or confidential information or other information protected from disclosure. If you are not the intended recipient, you are hereby notified that you received this email in error and that any review, dissemination, distribution or copying of this email and any attachment is strictly prohibited. If you have received this email in error, please contact the sender and delete the message and any attachments from your system.[Privacy Policy](#)

Exhibit N

Drainage Verification

Subject: FW: UDP-L24005 Broward Health Land Use Plan Amendment
Date: Friday, April 11, 2025 at 3:14:37 PM Eastern Daylight Time
From: Lorraine Tappen <LTappen@fortlauderdale.gov>
To: Estefanía Mayorga <estefania@toothaker.org>
Attachments: image007.png, image001.jpg

Hi Estefania,

Orlando has confirmed the Drainage analysis in the email below.

Lorraine Tappen, AICP, LEED Green Associate | Principal Urban Planner
City of Fort Lauderdale | Urban Design & Planning

700 NW 19th Avenue | Fort Lauderdale FL 33311
P: (954) 828-5018 E: ltappen@fortlauderdale.gov



CITY OF FORT LAUDERDALE
**DEVELOPMENT
SERVICES
DEPARTMENT**

Under Florida law, most e-mail messages to or from City of Fort Lauderdale employees or officials are public records and may be subject to public disclosure. Please consider the environment before printing this e-mail. Thank you.

From: Orlando Arrom <OArrom@fortlauderdale.gov>
Sent: Friday, April 11, 2025 1:13 PM
To: Lorraine Tappen <LTappen@fortlauderdale.gov>
Subject: UDP-L24005 Broward Health Land Use Plan Amendment

Good afternoon Lorraine,

I have verified items 1-5 of the ANALYSIS OF PUBLIC FACILITIES AND SERVICES Section 5.D. Drainage Analysis for the proposed Broward Health Medical Center ("BHMC") Application for Amendment to the City of Fort Lauderdale and Broward County Land Use Plans.

Respectfully,

Orlando Arrom | Land Development Manager
City of Fort Lauderdale | DSD / Engineering

700 NW 19th Avenue | Fort Lauderdale FL 33311
☎ (954) 828-5285 ✉ oarrom@fortlauderdale.gov



CITY OF FORT LAUDERDALE
**DEVELOPMENT
SERVICES
DEPARTMENT**

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Exhibit O

Park and Recreation Data

Community Parks		
Park	Acres	Address
Bass Park	2.95	2750 NW 19th St
Beach Community Center	1.43	3351 NE 33rd Ave
Florence Hardy Park & Southside Cultural Center	7.86	25 SW 9th St
Floyd Hull Stadium	10.90	2800 SW 8th Ave
George W. English Park	15.37	1101 Bayview Dr
Joseph C. Carter Park	21.43	1450 West Sunrise Blvd
Mizell Center	1.26	1409 NW 6 St
Osswald Park	30.87	2220 NW 21st Avenue
Riverland Park	10.55	950 SW 27th Ave
Subtotal	102.62	
Large Urban Parks		
Park	Acres	Address
Holiday Park	93.44	1150 G. Harold Martin Dr
Mills Pond Park (Including Preserve)	251.34	2201 NW 9th Av
Snyder Park	91.34	3299 SW 4th Ave
Subtotal	436.13	
Neighborhood Parks		
Park	Acres	Address
Ann Herman Park	0.95	1760 SW 29 Av
Annie Beck Park	2.70	100 N Victoria Park Rd
Bayview Park	6.81	4401 Bayview Dr
Benneson Park	1.07	1330 SW 33rd Ter
Bill Keith Preserve	4.32	1720 SW 17 St
Bryant Penney Park	0.58	2100 SW 4th Ave
Cliff Lake Park	3.34	1331 SE 12th Way
Colee Hammock Park	1.13	1500 Brickell Dr
Coontie Hatchee Landings	2.60	1116 SW 15 Av
Coral Ridge Park	0.40	2401 NE 27th Ter
D.C. Alexander Park	1.24	501 S Ft Laud Beach Blvd
Dolphin Isles Park	0.20	2125 NE 33rd Ave
Dottie Mancini Park	1.27	6520 NE 22nd Ave
Dr. Elizabeth Hays Civic Park	2.49	3781 Riverland Rd
Esterre Davis Wright Park	0.92	1621 SW 24 ST
Flamingo Park	2.02	1600 SW 21st Way
Francis L. Abreau Place	0.26	899 N Rio Vista Blvd
Gore Betz Park	2.02	1611 SW 9th Ave
Greenfield Park	0.55	2401 NE 8th St
Guthrie-Blake Park	1.36	2801 SW 2nd St
Harbordale Park	0.75	1817 S Miami Rd

Hortt Park	2.94	1700 SW 14th Ct
Lincoln Park	2.47	600 NW 19th Ave
Little Lincoln Park	0.15	1721 NW 6 St
Major WM Lauderdale Park	0.67	400 SW 11th Ave
Mangurian Park	4.02	3850 N Federal Hwy
Middle River Terrace	3.15	1329 NE 7th Ave
Palm Aire Park	0.26	3352 NW 63rd St
Palm Aire Village Park	3.26	6401 NW 21 Ave
Peter Feldman Park	1.47	310 NE 6 St
Poinciana Park	1.82	401 SE 21st St
Provident Park	1.42	1412 NW 6th St
Riverland Woods Park	4.92	3950 Riverland Rd
Riverside Park	1.82	555 SW 11th Ave
Secretary School Park	0.13	SE 9 Ave & SE 4th St
Shirley Small Park	9.99	1230 SW 34th Ave
Sistrunk Park	1.31	200 NW 6th St
Smoker Park	2.56	501 S New River Dr
South Middle River Park	0.80	1718 NW 6th Ave
Stranahan Park	1.32	10 E Broward Blvd
Sweeting Park	0.29	433 NW 23rd Av
Tranquility Park	0.17	1020 NE 12th Avenue
Twin Lakes North Park	0.27	4600 Twin Lakes Boulevard
Victoria Park	1.19	2 N North Victoria Park Rd
Virginia S. Young Park	0.42	1000 SE 9th Ave
Vista Park	1.78	2851 N Atlantic Blvd
Warfield Park	3.43	1000 North Andrews Ave
Subtotal	88.98	
Recently Acquired/Unclassified Parks		
Park	Acres	Address
1016 Waverly Road Property	1.85	1016 Waverly Road
4201 N Ocean Boulevard Property	0.32	4201 N Ocean Blvd
Mitchell Family Park	1.32	1311 Citrus Isle Blvd
Riverland Preserve	5.07	2681 Riverland Rd
SW 5th Court Property	2.47	1200 SW 5th Ct
Subtotal	11.03	
School Parks		
Park	Acres	Address
Bennett Elementary School	7.91	1755 NE 14th St
Dillard High School	56.59	2365 NW 11th St
Fort Lauderdale High School	21.03	1720 NE 4th Ave
Harbordale School	4.21	900 SE 15th St

New River Middle School	17.21	3100 Riverland Dr
Northside Elementary	2.79	120 NE 11 St
Riverland Elementary	8.93	2601 SW 11th Ct
Rogers Middle School	17.36	700 SW 26th St
Stephen Foster Elementary	7.81	3471 SW 22 St
Stranahan High School	40.46	1800 SW 5th Place
Sunland Park Elementary	2.55	919 NW 13 Terr
Sunrise Middle School Pool	18.89	1750 NE 14th ST
Virginia Shuman Young Elementary School	8.44	101 NE 11th Ave
Westwood Heights School	10.03	2861 SW 9th St
William Dandy Middle	18.91	2400 NW 26 St
Croissant Park	16.00	245 West Park Dr
Floranada Park	9.77	5251 NE 14th Way
Lauderdale Manors Park	10.61	1340 Chateau Park Dr
North Fork School Park	11.49	101 NW 15th Ave
Sunset Park	12.88	3775 SW 16th St
Walker Park	0.81	1001 NW 4 St
Subtotal	304.71	
Special Use Parks		
Park	Acres	Address
Bubier Park	0.42	330 S Andrews Ave
Cooley's Landing Marine Facility	2.96	450 SW 7th Ave
Cox Landing	2.03	1784 SE 15th Ave
Cypress Creek Sand Pine Preserve	8.15	6200 NW 21 Ave
Esplanade Park	2.46	400 SW 2nd St
Fort Lauderdale Aquatic Complex	5.07	501 Seabreeze Blvd
Fort Lauderdale Public Beach & Park	28.84	Fort Laud Beach Park to Oakland Park Blvd
Fort Lauderdale Stadium	25.49	1301 NW 55th St
Huizenga Plaza	2.16	300 S Andrews Ave
Las Olas Marina	1.57	240 E. Las Olas Circle
Lewis Landing Park	0.13	630 SW 9th Ave
Lockhart Stadium	44.11	5301 NW 12th Av
Loggerhead Park	1.10	2690 N Atlantic Blvd
Marshall Point	1.09	So side of New River SW 5 Ave
North Fork Riverfront Park	1.96	200 NW 18 Av
Riverwalk Linear Park	0.51	New River from SW 4 Ave US 1
Sailboat Bend Preserve Park	1.26	1401 SW 2 Ct
Warbler Wetlands	6.32	2100 NW 49 ST
Subtotal	135.64	

Urban Open Space		
Park	Acres	Address
Ann Murray Greenway	0.09	SW 7 Ave & SW 5 Pl
Bayview Dr. Canal Ends	0.23	1412, 1512, 1612, 1712, Bayview Drive
Cortez Passive Triangle Park	0.42	So Birch Rd & Castillo St
Earl Lifshey Park	0.94	3054 N Ocean Blvd
Hector Park	0.17	1001 SE 11th ST
Idlewyld Park	0.16	2619 E Las Olas Blvd
Imperial Point Entranceway	0.98	5999 N. Fed. Hwy.
Jack and Harriet Kaye Park	1.04	1151 Bayview Dr.
Landings Entranceway	1.01	5550 N. Fed Hwy
Lauderdale Villas Entranceway	0.24	901 NW 14th Ct
Merle Fogg Park	1.05	2600 E. Las Olas Blvd
Purple Pickle Park	0.06	632 Middle River Dr
Richard Mancuso Greenway	0.24	SE 2nd St
Sara Horn Greenway	0.07	SW 11th St & SW 8 Ave
Stranahan Landing Park	0.58	499 S Federal Hwy
Tarpon Cove Park	0.27	804 SW 11th St
Tarpon River Park	0.85	50 SW 11th Ct
Townsend Park	0.76	1400 Argyle Drive
Welcome Park	1.97	2402 S Federal Hwy
Westwood Triangle Park	0.13	801 SW 28th Ave
Willingham Park	0.55	2020 N Ocean Blvd
Subtotal	11.83	
Total Park and Open Space	1090.93	

Exhibit P

Trip Generation Calculations

DAILY TRIP GENERATION COMPARISON

EXISTING DAILY TRIP GENERATION

ITE TRIP GENERATION CHARACTERISTICS						DIRECTIONAL DISTRIBUTION		BASELINE TRIPS			MULTIMODAL REDUCTION		GROSS TRIPS			INTERNAL CAPTURE		EXTERNAL VEHICLE TRIPS			PASS-BY CAPTURE		NET NEW EXTERNAL TRIPS			
		Land Use	ITE Edition	ITE Code	Scale	ITE Units	Percent		In	Out	Total	Percent	MR Trips	In	Out	Total	Percent	IC Trips	In	Out	Total	Percent	PB Trips	In	Out	Total
							In	Out																		
GROUP 1	1	Hospital	11	610	1000	ksf	50%	50%	4,380	4,380	8,760	0.0%	0	4,380	4,380	8,760	0.0%	0	4,380	4,380	8,760	0.0%	0	4,380	4,380	8,760
	2																									
	3																									
	4																									
	5																									
	6																									
	7																									
	8																									
	9																									
	10																									
	11																									
	12																									
	13																									
	14																									
	15																									
		ITE Land Use Code	Rate or Equation				Total:		4,380	4,380	8,760		0	4,380	4,380	8,760	0.0%	0	4,380	4,380	8,760	0.0%	0	4,380	4,380	8,760
		610	Y=5.29*(X)+3469.05																							

PROPOSED DAILY TRIP GENERATION

ITE TRIP GENERATION CHARACTERISTICS						DIRECTIONAL DISTRIBUTION		BASELINE TRIPS			MULTIMODAL REDUCTION		GROSS TRIPS			INTERNAL CAPTURE		EXTERNAL VEHICLE TRIPS			PASS-BY CAPTURE		NET NEW EXTERNAL TRIPS			
		Land Use	ITE Edition	ITE Code	Scale	ITE Units	Percent		In	Out	Total	Percent	MR Trips	In	Out	Total	Percent	IC Trips	In	Out	Total	Percent	PB Trips	In	Out	Total
							In	Out																		
GROUP 2	1	Hospital	11	610	3221.56	ksf	50%	50%	10,256	10,256	20,512	0.0%	0	10,256	10,256	20,512	0.0%	0	10,256	10,256	20,512	0.0%	0	10,256	10,256	20,512
	2																									
	3																									
	4																									
	5																									
	6																									
	7																									
	8																									
	9																									
	10																									
	11																									
	12																									
	13																									
	14																									
	15																									
		ITE Land Use Code	Rate or Equation				Total:		10,256	10,256	20,512		0	10,256	10,256	20,512	0.0%	0	10,256	10,256	20,512	0.0%	0	10,256	10,256	20,512
		610	Y=5.29*(X)+3469.05																							

	IN	OUT	TOTAL
NET NEW TRIPS	5,876	5,876	11,752

PM PEAK HOUR TRIP GENERATION COMPARISON

EXISTING WEEKDAY PM PEAK HOUR TRIP GENERATION

ITE TRIP GENERATION CHARACTERISTICS					DIRECTIONAL DISTRIBUTION		BASELINE TRIPS			MULTIMODAL REDUCTION		GROSS TRIPS			INTERNAL CAPTURE		EXTERNAL VEHICLE TRIPS			PASS-BY CAPTURE		NET NEW EXTERNAL TRIPS					
					Percent																						
Land Use					ITE Edition	ITE Code	Scale	ITE Units	In	Out	Total	Percent	MR Trips	In	Out	Total	Percent	IC Trips	In	Out	Total	Percent	PB Trips	In	Out	Total	
GROUP 1	1	Hospital	11	610	1000	ksf	35%	65%	282	523	805	19.1%	154	228	423	651	0.0%	0	228	423	651	0.0%	0	228	423	651	
	2																										
	3																										
	4																										
	5																										
	6																										
	7																										
	8																										
	9																										
	10																										
	11																										
	12																										
	13																										
	14																										
	15																										
ITE Land Use Code					Rate or Equation		Total:			282	523	805	19.1%	154	228	423	651	0.0%	0	228	423	651	0.0%	0	228	423	651
610					LN(Y) = 0.64*LN(X)+2.27																						

PROPOSED WEEKDAY PM PEAK HOUR TRIP GENERATION

ITE TRIP GENERATION CHARACTERISTICS					DIRECTIONAL DISTRIBUTION		BASELINE TRIPS			MULTIMODAL REDUCTION		GROSS TRIPS			INTERNAL CAPTURE		EXTERNAL VEHICLE TRIPS			PASS-BY CAPTURE		NET NEW EXTERNAL TRIPS					
					Percent																						
Land Use					ITE Edition	ITE Code	Scale	ITE Units	In	Out	Total	Percent	MR Trips	In	Out	Total	Percent	IC Trips	In	Out	Total	Percent	PB Trips	In	Out	Total	
GROUP 2	1	Hospital	11	610	3221.56	ksf	35%	65%	596	1,106	1,702	19.1%	325	482	895	1,377	0.0%	0	482	895	1,377	0.0%	0	482	895	1,377	
	2																										
	3																										
	4																										
	5																										
	6																										
	7																										
	8																										
	9																										
	10																										
	11																										
	12																										
	13																										
	14																										
	15																										
ITE Land Use Code					Rate or Equation		Total:			596	1,106	1,702	19.1%	325	482	895	1,377	0.0%	0	482	895	1,377	0.0%	0	482	895	1,377
610					LN(Y) = 0.64*LN(X)+2.27																						

	IN	OUT	TOTAL
NET NEW TRIPS	254	472	726

Exhibit Q

BCT Route Information

For more details on our fares please
visit our web site at
Broward.org/BCT or call
customer service: 954-357-8400.

Reading a Timetable - It's Easy

1. The map shows the exact bus route.
2. Major route intersections are called time points. Time points are shown with the symbol □.
3. The timetable lists major time points for bus route. Listed under time points are scheduled departure times.
4. Reading from left to right, indicates the time for each bus trip.
5. The bus picks up and drops off riders at all BCT bus stop signs along the route where there is a Broward County bus stop sign.
6. Arrive at the bus stop five minutes early. Buses operate as close to published timetables as traffic conditions allow.

**Not paying your fare is a crime per
Florida Statute 812.015.
Violation constitutes a misdemeanor,
punishable by jail time and/or a fine.**

Information: 954-357-8400

Hearing-speech impaired:
Florida Relay Service- 711 or 1-800-955-8771
TTY- 954-357-8302

This publication can be made available in
alternative formats upon request.



This symbol is used on bus stop signs
to indicate accessible bus stops.



BOARD OF COUNTY COMMISSIONERS

An equal opportunity employer and provider of services.

1,000 copies of this public document were promulgated at a gross cost of \$275,
or \$0.275 per copy to inform the public about the Transit Division's
schedule and route information. Printed 4/25

Broward County Transit

ROUTE 1 ALL WEEK SCHEDULE

Aventura Mall to Broward Central Terminal
via Federal Highway/US 1

Effective 4/27/25



Safety Is Our Number One Priority



**BROWARD COUNTY
TRANSIT MOBILE APP**
BUY YOUR BUS PASSES
FROM YOUR PHONE!

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Real Time Bus Information
MyRide.Broward.org



f YouTube X Instagram LinkedIn

Broward.org/BCT
954-357-8400

MONDAY-FRIDAY**There are additional bus stops in between those listed.****NORTHBOUND To Broward Central Terminal**

AVENTURA MALL	HALLANDALE BEACH BLVD. & US 1	YOUNG CIRCLE	FTL-HWD INTERNATIONAL AIRPORT	BROWARD HEALTH MEDICAL CENTER	BROWARD CENTRAL TERMINAL
1	2	3	4	5	6
5:00a	5:12a	4:50a	5:08a	5:21a	5:28a
5:30a	5:43a	5:22a	5:40a	5:53a	6:00a
5:50a	6:03a	5:43a	6:14a	6:27a	6:36a
6:13a	6:27a	6:14a	6:34a	6:47a	6:56a
6:32a	6:46a	6:39a	7:01a	7:16a	7:25a
6:51a	7:05a	6:58a	7:20a	7:35a	7:44a
7:11a	7:26a	7:17a	7:39a	7:54a	8:03a
7:31a	7:47a	7:39a	8:02a	8:18a	8:27a
7:51a	8:07a	8:01a	8:25a	8:41a	8:51a
8:13a	8:29a	8:21a	8:45a	9:01a	9:11a
8:35a	8:50a	8:43a	9:07a	9:23a	9:33a
8:55a	9:10a	9:03a	9:26a	9:41a	9:51a
9:18a	9:32a	9:23a	9:46a	10:01a	10:11a
9:38a	9:52a	9:44a	10:06a	10:20a	10:30a
9:58a	10:12a	10:04a	10:26a	10:40a	10:50a
10:13a	10:27a	10:24a	10:46a	11:00a	11:10a
10:33a	10:47a	10:39a	11:01a	11:15a	11:25a
10:53a	11:07a	10:59a	11:21a	11:35a	11:45a
11:13a	11:27a	11:19a	11:41a	11:55a	12:05p
11:33a	11:47a	11:39a	12:01p	12:15p	12:25p
11:53a	12:07p	11:59a	12:21p	12:35p	12:45p
12:13p	12:27p	12:19p	12:41p	12:55p	1:05p
12:36p	12:50p	12:39p	1:01p	1:15p	1:25p
12:56p	1:10p	1:02p	1:24p	1:38p	1:48p
1:13p	1:27p	1:22p	1:44p	1:58p	2:08p
1:33p	1:47p	1:39p	2:01p	2:15p	2:25p
1:53p	2:07p	1:59p	2:21p	2:35p	2:45p
2:13p	2:27p	2:19p	2:41p	2:55p	3:05p
2:33p	2:47p	2:39p	3:01p	3:15p	3:25p
2:53p	3:07p	2:59p	3:21p	3:35p	3:45p
3:13p	3:31p	3:19p	3:41p	3:55p	4:05p
3:33p	3:51p	3:44p	4:08p	4:23p	4:33p
3:53p	4:11p	4:04p	4:28p	4:43p	4:53p
4:13p	4:32p	4:24p	4:48p	5:03p	5:13p
4:33p	4:52p	4:46p	5:10p	5:27p	5:39p
4:55p	5:14p	5:06p	5:30p	5:47p	5:59p
5:10p	5:28p	5:28p	5:52p	6:09p	6:21p
5:24p	5:42p	5:42p	6:07p	6:24p	6:36p G
5:46p	6:04p	5:56p	6:21p	6:38p	6:50p
6:06p	6:23p	6:18p	6:43p	7:00p	7:12p G
6:26p	6:43p	6:35p	6:58p	7:14p	7:26p
6:46p	7:03p	6:55p	7:18p	7:34p	7:46p
7:06p	7:20p	7:15p	7:38p	7:54p	8:06p G
7:31p	7:45p	7:31p	7:53p	8:09p	8:19p
7:50p	8:04p	7:56p	8:17p	8:32p	8:42p
8:13p	8:26p	8:15p	8:36p	8:51p	9:01p
8:35p	8:48p	8:37p	8:57p	9:12p	9:22p G
9:05p	9:17p	8:59p	9:19p	9:34p	9:44p
9:25p	9:37p	9:27p	9:45p	9:59p	10:08p
9:55p	10:07p	9:47p	10:05p	10:19p	10:28p
10:20p	10:32p	10:17p	10:35p	10:49p	10:58p
10:45p	10:57p	10:42p	11:00p	11:14p	11:23p G
11:15p	11:27p	11:07p	11:25p	11:39p	11:48p G
11:40p	11:52p	11:37p	11:55p	12:09a	12:18a G
		12:02a	12:20a	12:34a	12:43a G

SOUTHBOUND To Aventura Mall

BROWARD CENTRAL TERMINAL	BROWARD HEALTH MEDICAL CENTER	FTL-HWD INTERNATIONAL AIRPORT	YOUNG CIRCLE	HALLANDALE BEACH BLVD. & US 1	AVENTURA MALL
6	5	4	3	2	1
			4:55a	5:06a	5:18a
5:05a	5:12a	5:23a	5:15a	5:26a	5:38a
5:25a	5:32a	5:43a	5:47a	5:58a	6:10a
5:40a	5:47a	6:00a	6:07a	6:18a	6:30a
6:00a	6:08a	6:22a	6:26a	6:38a	6:51a
6:20a	6:28a	6:42a	6:50a	7:03a	7:17a
6:40a	6:48a	7:02a	7:10a	7:23a	7:37a
7:00a	7:10a	7:24a	7:30a	7:43a	7:57a
7:20a	7:30a	7:44a	7:53a	8:07a	8:22a
7:40a	7:50a	8:05a	8:13a	8:27a	8:42a
8:00a	8:10a	8:25a	8:35a	8:50a	9:06a
8:20a	8:30a	8:45a	8:55a	9:10a	9:26a
8:40a	8:51a	9:04a	9:33a	9:47a	9:46a
9:05a	9:16a	9:28a	9:56a	10:09a	10:02a
9:25a	9:36a	9:48a	10:16a	10:29a	10:23a
9:45a	9:56a	10:08a	10:36a	10:49a	10:43a
10:05a	10:16a	10:28a	10:56a	11:09a	11:03a
10:25a	10:36a	10:48a	11:16a	11:29a	11:23a
10:43a	10:54a	11:06a	11:34a	11:47a	11:41a
11:05a	11:16a	11:28a	11:56a	12:09p	12:01p
11:25a	11:36a	11:48a	12:16p	12:29p	12:23p
11:40a	11:51a	12:03p	12:31p	12:44p	12:38p
12:00p	12:11p	12:23p	12:51p	1:04p	1:18p
12:20p	12:31p	12:43p	1:11p	1:24p	1:38p
12:40p	12:51p	1:03p	1:31p	1:44p	1:58p
1:00p	1:11p	1:23p	1:51p	2:04p	2:18p
1:20p	1:31p	1:43p	2:11p	2:24p	2:38p
1:40p	1:51p	2:03p	2:31p	2:44p	2:58p
2:00p	2:11p	2:23p	2:51p	3:04p	3:18p
2:19p	2:30p	2:42p	3:10p	3:23p	3:37p
2:38p	2:49p	3:01p	3:29p	3:42p	3:56p
2:57p	3:08p	3:20p	3:48p	4:01p	4:15p
3:17p	3:30p	3:45p	4:15p	4:29p	4:44p
3:28p	3:41p	3:56p	4:26p	4:40p	4:55p
3:45p	3:58p	4:13p	4:43p	4:57p	5:12p
4:05p	4:18p	4:33p	5:03p	5:18p	5:34p
4:25p	4:38p	4:53p	5:23p	5:38p	5:54p
4:45p	4:58p	5:13p	5:43p	5:58p	6:14p
5:05p	5:18p	5:33p	6:03p	6:18p	6:34p
5:25p	5:38p	5:53p	6:23p	6:38p	6:54p
5:51p	6:04p	6:19p	6:49p	7:04p	7:20p
6:11p	6:24p	6:37p	7:06p	7:20p	7:35p
6:32p	6:45p	6:58p	7:27p	7:41p	7:56p
7:05p	7:16p	7:29p	7:55p	8:08p	8:22p
7:37p	7:48p	8:01p	8:27p	8:40p	8:54p
8:00p	8:10p	8:23p	8:48p	9:00p	9:14p
8:30p	8:40p	8:53p	9:18p	9:30p	9:44p
8:55p	9:05p	9:18p	9:43p	9:55p	10:09p
9:20p	9:31p	9:42p	10:06p	10:17p	10:30p
9:55p	10:06p	10:17p	10:41p	10:52p	11:05p
10:20p	10:31p	10:42p	11:06p	11:17p	11:30p
10:45p	10:56p	11:07p	11:31p	11:42p	11:55p G
11:10p W	11:21p	11:32p	11:56p	12:07a	12:20a G

To ensure reliable and safe connections for our customers, all trips with the "W" note will NOT depart terminal until directed by either the terminal supervisor or radio.

NUMBERS IN BOXES REFER TO TIME POINTS ON MAP

Times with the letter "G" after them indicate bus returns to garage.

SATURDAY

There are additional bus stops in between those listed.

NORTHBOUND To Broward Central Terminal

AVENTURA MALL	HALLANDALE BEACH BLVD. & US 1	YOUNG CIRCLE	FTL-HWD INTERNATIONAL AIRPORT	BROWARD HEALTH MEDICAL CENTER	BROWARD CENTRAL TERMINAL
1	2	3	4	5	6
5:00a	5:09a	5:17a	5:35a	5:48a	5:54a
5:25a	5:34a	5:42a	6:00a	6:13a	6:19a
5:45a	5:54a	6:02a	6:20a	6:33a	6:39a
6:10a	6:20a	6:28a	6:46a	7:01a	7:08a
6:35a	6:45a	6:53a	7:11a	7:26a	7:33a
7:05a	7:16a	7:24a	7:44a	7:59a	8:06a
7:30a	7:41a	7:49a	8:09a	8:24a	8:31a
8:00a	8:11a	8:19a	8:39a	8:54a	9:01a
8:25a	8:38a	8:48a	9:09a	9:25a	9:33a
8:55a	9:08a	9:18a	9:39a	9:55a	10:03a
9:25a	9:38a	9:48a	10:09a	10:25a	10:33a
9:40a	9:53a	10:03a	10:24a	10:40a	10:48a
10:05a	10:18a	10:28a	10:49a	11:05a	11:13a
10:30a	10:44a	10:55a	11:18a	11:35a	11:44a
10:55a	11:09a	11:20a	11:43a	12:00p	12:09p
11:25a	11:41a	11:52a	12:16p	12:34p	12:43p
11:55a	12:11p	12:22p	12:46p	1:04p	1:13p
12:25p	12:41p	12:52p	1:16p	1:34p	1:43p
12:45p	1:01p	1:12p	1:36p	1:54p	2:03p
1:10p	1:25p	1:36p	2:00p	2:16p	2:25p
1:35p	1:50p	2:01p	2:25p	2:41p	2:50p
2:00p	2:15p	2:26p	2:50p	3:06p	3:15p
2:15p	2:30p	2:41p	3:05p	3:21p	3:30p
2:40p	2:55p	3:06p	3:30p	3:46p	3:55p
3:05p	3:22p	3:33p	3:56p	4:11p	4:20p
3:35p	3:52p	4:03p	4:26p	4:41p	4:50p
3:55p	4:12p	4:23p	4:46p	5:01p	5:10p
4:20p	4:36p	4:47p	5:09p	5:24p	5:33p
4:40p	4:56p	5:07p	5:29p	5:44p	5:53p
5:05p	5:20p	5:30p	5:52p	6:07p	6:15p
5:30p	5:45p	5:55p	6:17p	6:32p	6:40p
5:55p	6:10p	6:20p	6:42p	6:57p	7:05p
6:20p	6:35p	6:45p	7:07p	7:22p	7:30p
6:45p	7:00p	7:10p	7:32p	7:47p	7:55p
7:00p	7:15p	7:25p	7:47p	8:02p	8:10p G
7:25p	7:40p	7:50p	8:12p	8:27p	8:35p
7:50p	8:05p	8:15p	8:37p	8:52p	9:00p
8:15p	8:29p	8:39p	8:59p	9:13p	9:21p
8:45p	8:59p	9:09p	9:29p	9:43p	9:51p G
9:00p	9:14p	9:24p	9:44p	9:58p	10:06p
9:15p	9:27p	9:36p	9:54p	10:07p	10:14p G
9:45p	9:57p	10:06p	10:24p	10:37p	10:44p
10:15p	10:27p	10:36p	10:54p	11:07p	11:14p
10:45p	10:57p	11:06p	11:24p	11:37p	11:44p
11:15p	11:26p	11:34p	11:51p	12:04a	12:12a G

SOUTHBOUND To Aventura Mall

BROWARD CENTRAL TERMINAL	BROWARD HEALTH MEDICAL CENTER	FTL-HWD INTERNATIONAL AIRPORT	YOUNG CIRCLE	HALLANDALE BEACH BLVD. & US 1	AVENTURA MALL
6	5	4	3	2	1
5:00a	5:05a	5:15a	5:33a	5:44a	5:54a
5:25a	5:30a	5:40a	5:58a	6:09a	6:19a
5:50a	5:56a	6:07a	6:30a	6:42a	6:51a
6:15a	6:21a	6:32a	6:55a	7:07a	7:16a
6:40a	6:46a	6:57a	7:20a	7:32a	7:41a
7:05a	7:11a	7:22a	7:45a	7:57a	8:06a
7:30a	7:36a	7:47a	8:10a	8:22a	8:31a
7:55a	8:01a	8:12a	8:35a	8:47a	8:56a
8:25a	8:38a	8:52a	9:17a	9:31a	9:43a
8:55a	9:08a	9:22a	9:47a	10:01a	10:13a
9:25a	9:33a	9:47a	10:14a	10:28a	10:40a
9:55a	10:03a	10:17a	10:44a	10:58a	11:10a
10:20a	10:28a	10:42a	11:09a	11:23a	11:35a
10:50a	10:58a	11:12a	11:44a	11:57a	12:09p
11:15a	11:23a	11:37a	12:09p	12:22p	12:34p
11:40a	11:49a	12:03p	12:28p	12:41p	12:53p
12:05p	12:14p	12:28p	12:53p	1:06p	1:18p
12:30p	12:39p	12:53p	1:18p	1:31p	1:43p
1:00p	1:09p	1:25p	1:50p	2:04p	2:16p
1:30p	1:39p	1:55p	2:20p	2:34p	2:46p
2:00p	2:11p	2:27p	2:53p	3:07p	3:19p
2:20p	2:31p	2:47p	3:13p	3:27p	3:39p
2:40p	2:51p	3:07p	3:33p	3:47p	3:59p
3:05p	3:16p	3:32p	3:58p	4:12p	4:24p
3:30p	3:41p	3:57p	4:24p	4:36p	4:49p
3:50p	4:01p	4:17p	4:44p	4:56p	5:09p
4:15p	4:26p	4:42p	5:09p	5:21p	5:34p
4:40p	4:49p	5:06p	5:30p	5:44p	5:56p
5:05p	5:14p	5:31p	5:55p	6:09p	6:21p
5:25p	5:34p	5:51p	6:15p	6:29p	6:41p
5:50p	5:59p	6:16p	6:40p	6:54p	7:06p
6:10p	6:19p	6:36p	7:00p	7:14p	7:26p
6:35p	6:47p	7:07p	7:34p	7:48p	8:00p
7:00p	7:12p	7:32p	7:59p	8:13p	8:25p
7:25p	7:37p	7:57p	8:24p	8:38p	8:50p
7:45p	7:56p	8:10p	8:35p	8:48p	8:59p
8:15p	8:26p	8:40p	9:05p	9:18p	9:29p
8:45p	8:56p	9:10p	9:35p	9:48p	9:59p
9:15p	9:26p	9:40p	10:05p	10:18p	10:29p
9:45p	9:56p	10:10p	10:35p	10:48p	10:59p
10:15p	10:26p	10:40p	11:05p	11:18p	11:29p G
11:00p	11:11p	11:25p	11:50p	12:03a	12:14a G
11:30p	11:38p	11:47p	12:05a	12:13a	12:21a G
12:00a	12:08a	12:17a	12:35a	12:43a	12:51a G

SUNDAY

NORTHBOUND To Broward Central Terminal

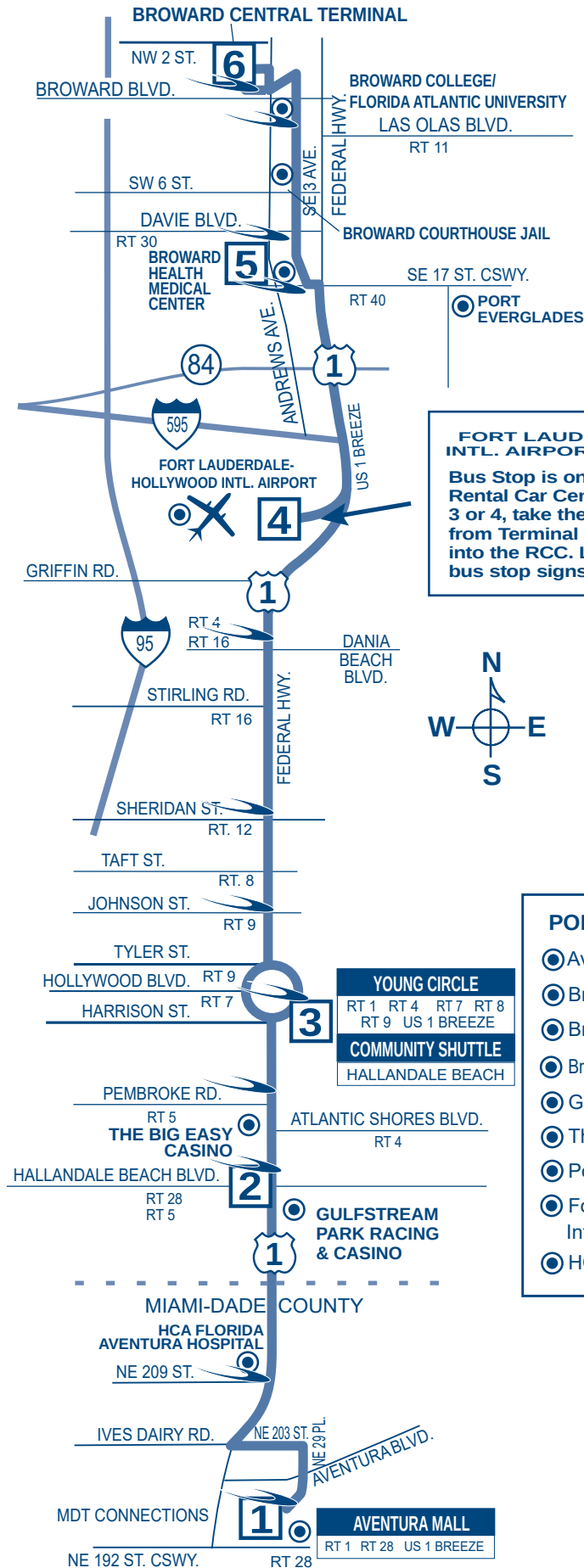
AVENTURA MALL	HALLANDALE BEACH BLVD. & US 1	YOUNG CIRCLE	FTL-HWD INTERNATIONAL AIRPORT	BROWARD HEALTH MEDICAL CENTER	BROWARD CENTRAL TERMINAL
1	2	3	4	5	6
6:00a	6:12a	6:20a	6:41a	6:56a	7:03a
6:30a	6:40a	6:48a	7:06a	7:21a	7:28a
7:00a	7:10a	7:18a	7:36a	7:51a	7:58a
7:30a	7:40a	7:48a	8:06a	8:21a	8:28a
8:00a	8:13a	8:24a	8:47a	9:01a	9:10a
8:30a	8:43a	8:54a	9:17a	9:31a	9:40a
9:00a	9:13a	9:24a	9:47a	10:01a	10:10a
9:30a	9:43a	9:54a	10:17a	10:31a	10:40a
10:00a	10:13a	10:24a	10:47a	11:01a	11:10a
10:30a	10:45a	10:56a	11:19a	11:35a	11:44a
10:55a	11:10a	11:21a	11:44a	12:00p	12:09p
11:20a	11:35a	11:45a	12:07p	12:22p	12:31p
11:50a	12:05p	12:15p	12:37p	12:52p	1:01p
12:23p	12:38p	12:48p	1:10p	1:25p	1:34p
12:53p	1:08p	1:18p	1:40p	1:55p	2:04p
1:23p	1:38p	1:48p	2:10p	2:25p	2:34p
1:53p	2:08p	2:18p	2:40p	2:55p	3:04p
2:23p	2:39p	2:50p	3:14p	3:30p	3:38p
2:53p	3:09p	3:20p	3:44p	4:00p	4:08p
3:23p	3:39p	3:50p	4:14p	4:30p	4:38p
3:53p	4:09p	4:20p	4:44p	5:00p	5:08p
4:23p	4:39p	4:50p	5:14p	5:30p	5:38p
4:53p	5:09p	5:20p	5:43p	5:59p	6:07p
5:23p	5:39p	5:50p	6:13p	6:29p	6:37p
5:53p	6:09p	6:20p	6:43p	6:59p	7:07p
6:23p	6:39p	6:50p	7:13p	7:29p	7:37p
6:53p	7:07p	7:17p	7:38p	7:53p	8:01p
7:23p	7:37p	7:47p	8:08p	8:23p	8:31p
7:49p	8:03p	8:13p	8:34p	8:49p	8:57p
8:16p	8:30p	8:40p	9:01p	9:16p	9:24p
8:45p	8:57p	9:06p	9:26p	9:40p	9:47p G
9:15p	9:27p	9:36p	9:56p	10:10p	10:17p G

SOUTHBOUND To Aventura Mall

BROWARD CENTRAL TERMINAL	BROWARD HEALTH MEDICAL CENTER	FTL-HWD INTERNATIONAL AIRPORT	YOUNG CIRCLE	HALLANDALE BEACH BLVD. & US 1	AVENTURA MALL
6	5	4	3	2	1
5:45a	5:52a	6:03a	6:25a	6:37a	6:47a
6:15a	6:22a	6:33a	6:55a	7:07a	7:17a
6:45a	6:52a	7:03a	7:25a	7:37a	7:47a
7:15a	7:22a	7:33a	7:55a	8:07a	8:17a
7:42a	7:49a	8:00a	8:22a	8:34a	8:44a
8:12a	8:20a	8:32a	8:56a	9:08a	9:19a
8:42a	8:50a	9:02a	9:26a	9:38a	9:49a
9:12a	9:20a	9:32a	9:56a	10:08a	10:19a
9:36a	9:44a	9:56a	10:20a	10:32a	10:43a
9:58a	10:06a	10:18a	10:42a	10:54a	11:05a
10:25a	10:33a	10:45a	11:09a	11:21a	11:32a
10:55a	11:04a	11:19a	11:45a	11:58a	12:09p
11:25a	11:34a	11:49a	12:15p	12:28p	12:39p
11:55a	12:04p	12:19p	12:45p	12:58p	1:09p
12:25p	12:34p	12:49p	1:15p	1:29p	1:41p
12:55p	1:04p	1:19p	1:45p	1:59p	2:11p
1:20p	1:29p	1:44p	2:10p	2:24p	2:36p
1:52p	2:01p	2:20p	2:48p	3:02p	3:14p
2:22p	2:31p	2:46p	3:14p	3:28p	3:39p
2:52p	3:01p	3:16p	3:44p	3:58p	4:09p
3:22p	3:31p	3:46p	4:14p	4:29p	4:40p
3:52p	4:01p	4:16p	4:44p	4:59p	5:10p
4:22p	4:31p	4:46p	5:14p	5:29p	5:40p
4:52p	5:01p	5:16p	5:44p	5:59p	6:10p
5:22p	5:32p	5:47p	6:15p	6:28p	6:39p
5:52p	6:02p	6:17p	6:45p	6:58p	7:09p
6:22p	6:31p	6:46p	7:13p	7:26p	7:38p
6:52p	7:01p	7:15p	7:38p	7:52p	8:02p
7:22p	7:31p	7:43p	8:05p	8:17p	8:26p
7:52p	8:01p	8:13p	8:35p	8:47p	8:56p
8:22p	8:31p	8:43p	9:05p	9:17p	9:25p G
8:52p	9:01p	9:13p	9:35p	9:47p	9:55p G
9:16p	9:25p	9:37p	9:59p	10:11p	10:19p G
9:40p	9:49p	10:01p	10:23p	10:35p	10:43p G

ROUTE 1

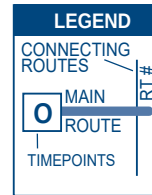
Aventura Mall to
Broward Central Terminal
via Federal Highway/US 1



BROWARD CENTRAL TERMINAL							
RT 1	RT 6	RT 9	RT 10				
RT 11	RT 14	RT 20	RT 22				
RT 30	RT 31	RT 40	RT 50				
RT 60	RT 81	US 1 BREEZE					
COMMUNITY SHUTTLE							
FORT LAUDERDALE							

FORT LAUDERDALE-HOLLYWOOD INTL. AIRPORT TERMINAL COMPLEX

Bus Stop is on upper departure level at the Rental Car Center (RCC). From Terminal 2, 3 or 4, take the shuttle bus to the RCC; from Terminal 1, access moving sidewalk into the RCC. Look for BCT and Stop G bus stop signs.



POINTS OF INTEREST

- Aventura Mall
- Broward Courthouse/Jail
- Broward Health Medical Center
- Broward College/Florida Atlantic University
- Gulfstream Park Racing & Casino
- The Big Easy Casino
- Port Everglades
- Fort Lauderdale-Hollywood International Airport
- HCA Florida Aventura Hospital

For more details on our fares please
visit our web site at
Broward.org/BCT or call
customer service: 954-357-8400.

Reading A Timetable - It's Easy

1. The map shows the exact bus route.
2. Major route intersections are called time points.
Time points are shown with the symbol □.
3. The timetable lists major time points for bus route.
Listed under time points are scheduled departure times.
4. Reading from left to right, indicates the time for each bus trip.
5. The bus picks up and drops off riders at all BCT bus stop signs along the route where there is a Broward County bus stop sign.
6. Arrive at the bus stop five minutes early. Buses operate as close to published timetables as traffic conditions allow.

**Not paying your fare is a crime per
Florida Statute 812.015.
Violation constitutes a misdemeanor,
punishable by jail time and/or a fine.**

Information: 954-357-8400

*Hearing-speech impaired:
Florida Relay Service- 711 or 1-800-955-8771
TTY- 954-357-8302*

*This publication can be made available in
alternative formats upon request.*



This symbol is used on bus stop signs
to indicate accessible bus stops.



BROWARD COUNTY
BOARD OF COUNTY COMMISSIONERS
An equal opportunity employer and provider of services.

Broward County Transit

ROUTE 30 ALL WEEK SCHEDULE

*West Regional Terminal to Broward Central
Terminal via Peters Road/Davie Boulevard*

Effective 1/21/24



Safety Is Our Number One Priority



**Mobile
Ticketing App**

Now Your **Phone** Is Your
Ticket to ride BCT!
Download the App today.



Real Time Bus Information
MyRide.Broward.org



Broward.org/BCT
954-357-8400

MONDAY - FRIDAY There are additional bus stops in between those listed.

EASTBOUND

To Broward Central Terminal

WEST REGIONAL TERMINAL	PETERS RD. & UNIVERSITY DR.	DAVIE BLVD. & US 441	DAVIE BLVD. & S.W. 4 AVE	BROWARD CENTRAL TERMINAL
1	2	3	4	5
6:00a	6:10a	5:59a	6:11a	6:18a
6:30a	6:40a	6:20a	6:32a	6:39a
7:00a	7:10a	6:50a	7:02a	7:09a
7:30a	7:40a	7:20a	7:33a	7:43a
8:00a	8:10a	7:49a	8:03a	8:13a
8:30a	8:40a	8:19a	8:33a	8:43a
8:30a	8:40a	8:49a	9:03a	9:13a
9:00a	9:10a	9:19a	9:33a	9:43a
9:30a	9:40a	9:49a	10:03a	10:13a
10:00a	10:10a	10:19a	10:33a	10:43a
10:30a	10:40a	10:49a	11:03a	11:13a
11:00a	11:10a	11:19a	11:33a	11:43a
11:30a	11:40a	11:49a	12:03p	12:13p
12:00p	12:10p	12:19p	12:33p	12:43p
12:30p	12:40p	12:49p	1:03p	1:13p
1:00p	1:10p	1:19p	1:33p	1:43p
1:30p	1:40p	1:49p	2:03p	2:13p
2:00p	2:10p	2:19p	2:33p	2:43p
2:29p	2:39p	2:48p	3:02p	3:12p
2:58p	3:08p	3:17p	3:31p	3:41p
3:27p	3:37p	3:46p	4:00p	4:10p
3:56p	4:06p	4:15p	4:29p	4:39p
4:25p	4:35p	4:44p	4:58p	5:08p
4:54p	5:04p	5:13p	5:27p	5:37p
5:23p	5:33p	5:42p	5:56p	6:04p
5:52p	6:02p	6:10p	6:21p	6:28p G
6:19p	6:28p	6:36p	6:47p	6:54p
6:49p	6:58p	7:06p	7:17p	7:24p
7:19p	7:28p	7:36p	7:47p	7:54p
7:50p	7:59p	8:07p	8:18p	8:25p
8:25p	8:34p	8:42p	8:53p	9:00p
9:05p	9:14p	9:22p	9:33p	9:40p
10:00p	10:09p	10:17p	10:28p	10:35p G

WESTBOUND

To West Regional Terminal

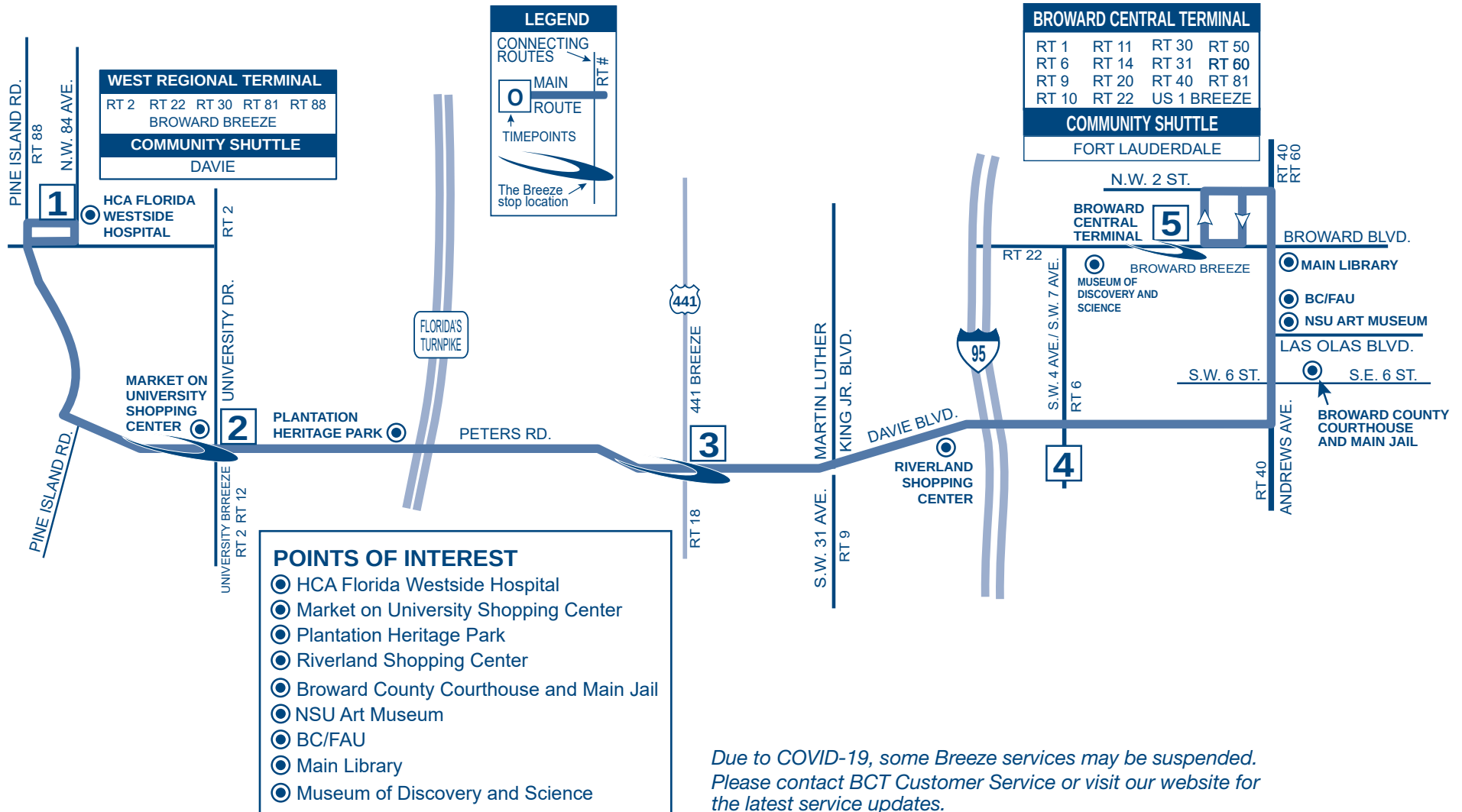
BROWARD CENTRAL TERMINAL	DAVIE BLVD. & S.W. 4 AVE	DAVIE BLVD. & US 441	PETERS RD. & UNIVERSITY DR.	WEST REGIONAL TERMINAL
5	4	3	2	1
6:00a	6:07a	6:20a	6:29a	6:36a
6:30a	6:37a	6:50a	6:59a	7:07a
7:00a	7:10a	7:24a	7:34a	7:42a
7:30a	7:40a	7:54a	8:04a	8:12a
8:00a	8:10a	8:24a	8:34a	8:42a
8:30a	8:40a	8:54a	9:04a	9:12a
9:00a	9:10a	9:24a	9:34a	9:42a
9:30a	9:40a	9:54a	10:04a	10:12a
10:00a	10:10a	10:24a	10:34a	10:42a
10:30a	10:40a	10:54a	11:04a	11:12a
11:00a	11:10a	11:24a	11:34a	11:42a
11:30a	11:40a	11:54a	12:04p	12:12p
12:00p	12:10p	12:24p	12:34p	12:42p
12:30p	12:40p	12:54p	1:04p	1:12p
1:00p	1:10p	1:24p	1:34p	1:42p
1:30p	1:40p	1:54p	2:04p	2:13p
2:00p	2:10p	2:26p	2:35p	2:44p
2:30p	2:40p	2:56p	3:05p	3:14p
3:00p	3:10p	3:26p	3:35p	3:44p
3:30p	3:40p	3:56p	4:05p	4:14p
3:59p	4:09p	4:25p	4:34p	4:43p
4:28p	4:38p	4:54p	5:03p	5:12p
4:57p	5:07p	5:23p	5:31p	5:38p
5:26p	5:38p	5:54p	6:02p	6:09p
5:56p	6:08p	6:24p	6:32p	6:39p
6:26p	6:38p	6:54p	7:02p	7:09p
7:04p	7:13p	7:25p	7:33p	7:40p
7:34p	7:43p	7:55p	8:03p	8:10p
8:08p	8:17p	8:29p	8:37p	8:44p
8:42p	8:51p	9:03p	9:11p	9:18p G
9:18p	9:27p	9:39p	9:47p	9:54p
10:00p	10:09p	10:21p	10:29p	10:36p G

NUMBERS IN BOXES REFER TO TIME POINTS ON MAP

Times with the letter "G" after them indicate bus returns to garage.

ROUTE 30

West Regional Terminal to Broward Central Terminal
via Peters Road/Davie Boulevard



For more details on our fares please
visit our web site at
Broward.org/BCT or call
customer service: 954-357-8400.

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3. The timetable lists major time points for bus route.
Listed under time points are scheduled departure times.
4. Reading from left to right, indicates the time for each bus trip.
5. The bus picks up and drops off riders at all BCT bus stop signs along the route where there is a Broward County bus stop sign.
6. Arrive at the bus stop five minutes early. Buses operate as close to published timetables as traffic conditions allow.

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Violation constitutes a misdemeanor,
punishable by jail time and/or a fine.**

Information: 954-357-8400

Hearing-speech impaired:
Florida Relay Service- 711 or 1-800-955-8771
TTY- 954-357-8302

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This symbol is used on bus stop signs
to indicate accessible bus stops.



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Broward County Transit

ROUTE 40 ALL WEEK SCHEDULE

Lauderhill Transit Center to
The Galleria at Fort Lauderdale
via Sistrunk Blvd./17th Street Causeway/A1A

Effective 6/9/24



Safety Is Our Number One Priority



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**BROWARD
COUNTY
Transit**


Broward.org/BCT
954-357-8400

MONDAY - FRIDAY

EASTBOUND

To Galleria Mall

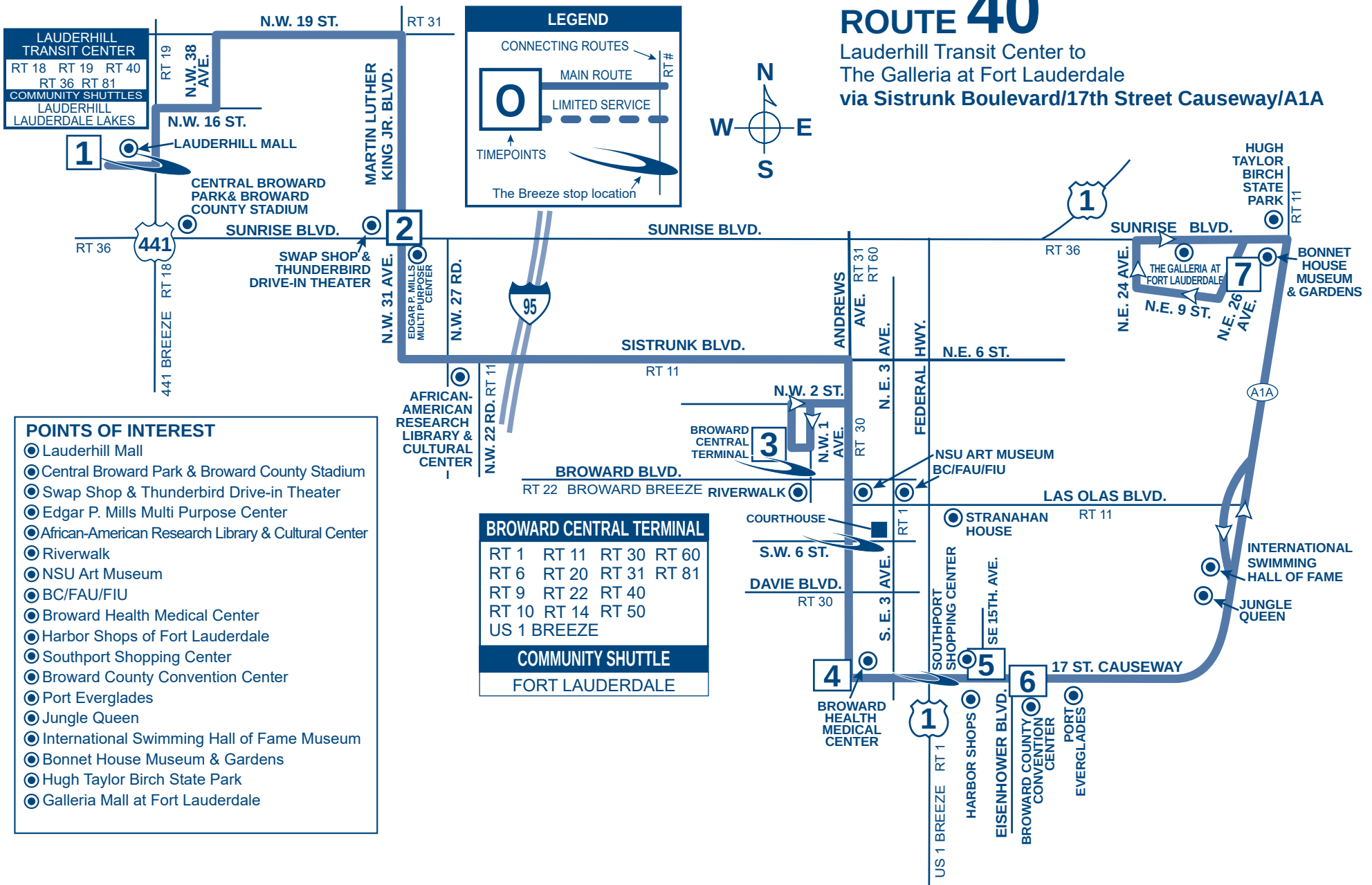
LAUDERHILL TRANSIT CENTER	SUNRISE BLVD & 31 AVE	BROWARD CENTRAL TERMINAL ARRIVAL	BROWARD CENTRAL TERMINAL DEPARTURE	SE 17 ST & EISENHOWER BLVD	GALLERIA MALL
1	2	3	3	6	7
5:26a	5:36a	5:50a	5:55a	6:09a	6:30a
5:46a	5:56a	6:10a	6:15a	6:29a	6:50a
6:06a	6:16a	6:30a	6:35a	6:49a	7:10a
6:31a	6:41a	6:55a	7:00a	7:18a	7:39a
6:57a	7:07a	7:23a	7:28a	7:46a	8:07a
7:17a	7:27a	7:43a	7:48a	8:06a	8:27a
7:40a	7:50a	8:06a	8:16a	8:34a	8:55a
8:09a	8:19a	8:35a	8:45a	9:03a	9:24a
8:39a	8:49a	9:05a	9:15a	9:33a	9:54a
9:09a	9:19a	9:35a	9:45a	10:03a	10:24a
9:39a	9:49a	10:05a	10:15a	10:33a	10:54a
10:09a	10:19a	10:35a	10:45a	11:03a	11:24a
10:39a	10:49a	11:05a	11:15a	11:33a	11:54a
11:09a	11:19a	11:35a	11:45a	12:03p	12:24p
11:39a	11:49a	12:05p	12:15p	12:33p	12:54p
12:09p	12:19p	12:35p	12:45p	1:03p	1:24p
12:39p	12:49p	1:05p	1:15p	1:33p	1:54p
1:09p	1:19p	1:35p	1:45p	2:03p	2:21p
1:34p	1:44p	2:00p	2:05p	2:23p	2:41p
2:04p	2:14p	2:30p	2:35p	2:53p	3:13p
2:34p	2:44p	3:00p	3:05p	3:23p	3:40p
2:56p	3:06p	3:25p	3:30p	3:48p	4:03p
3:24p	3:34p	3:50p	3:55p	4:13p	4:28p
3:49p	3:59p	4:15p	4:20p	4:38p	4:53p
4:13p	4:23p	4:39p	4:44p	5:02p	5:17p
4:39p	4:49p	5:05p	5:10p	5:28p	5:43p
5:04p	5:14p	5:30p	5:35p	5:53p	6:08p
5:29p	5:39p	5:55p	6:00p	6:18p	6:33p
5:54p	6:04p	6:20p	6:25p	6:43p	6:58p
6:24p	6:34p	6:50p	6:55p	7:09p	7:22p
6:54p	7:04p	7:20p	7:25p	7:37p	7:50p
7:30p	7:40p	7:56p	8:01p	8:13p	8:26p
8:08p	8:18p	8:33p	8:38p	8:50p	9:03p
8:45p	8:52p	9:05p	9:10p	9:22p	9:35p
9:23p	9:30p	9:43p	9:48p	10:00p	10:13p G
10:01p	10:08p	10:21p	10:26p	10:38p	10:51p G
10:39p	10:46p	10:59p G			

WESTBOUND

To Lauderhill Transit Center

GALLERIA MALL	SE 17TH STREET & 15TH AVE	BROWARD HEALTH MEDICAL CENTER	BROWARD CENTRAL TERMINAL ARRIVAL	BROWARD CENTRAL TERMINAL DEPARTURE	SUNRISE BLVD & 31 AVE	LAUDERHILL TRANSIT CENTER
7	5	4	3	3	2	1
				5:50a	6:07a	6:17a
				6:20a	6:37a	6:47a
6:14a	6:30a	6:36a	6:42a	6:47a	7:04a	7:14a
6:43a	6:59a	7:05a	7:15a	7:20a	7:37a	7:47a
7:01a	7:19a	7:25a	7:35a	7:40a	7:57a	8:07a G
7:21a	7:39a	7:45a	7:55a	8:00a	8:17a	8:27a
7:50a	8:09a	8:15a	8:25a	8:30a	8:47a	8:57a
8:19a	8:39a	8:45a	8:55a	9:00a	9:17a	9:27a
8:42a	9:02a	9:08a	9:18a	9:23a	9:40a	9:50a
9:09a	9:29a	9:35a	9:45a	9:50a	10:07a	10:17a
9:39a	9:59a	10:05a	10:15a	10:20a	10:37a	10:47a
10:07a	10:29a	10:35a	10:45a	10:50a	11:07a	11:17a
10:37a	10:59a	11:05a	11:15a	11:20a	11:37a	11:47a
11:07a	11:29a	11:35a	11:45a	11:50a	12:07p	12:17p
11:37a	11:59a	12:05p	12:15p	12:20p	12:37p	12:47p
12:07p	12:29p	12:35p	12:45p	12:50p	1:07p	1:17p
12:37p	12:59p	1:05p	1:15p	1:20p	1:38p	1:48p
1:06p	1:28p	1:35p	1:45p	1:50p	2:09p	2:19p
1:40p	2:02p	2:10p	2:20p	2:30p	2:49p	2:59p
2:10p	2:32p	2:40p	2:50p	3:00p	3:19p	3:29p
2:36p	3:01p	3:09p	3:19p	3:29p	3:48p	3:58p
3:03p	3:32p	3:40p	3:50p	3:55p	4:14p	4:24p
3:28p	3:57p	4:05p	4:15p	4:20p	4:39p	4:49p
3:55p	4:22p	4:30p	4:40p	4:45p	5:04p	5:14p
4:20p	4:47p	4:55p	5:05p	5:10p	5:29p	5:39p
4:45p	5:12p	5:20p	5:30p	5:35p	5:54p	6:04p
5:05p	5:32p	5:40p	5:50p	5:55p	6:14p	6:24p G
5:27p	5:52p	6:00p	6:10p	6:15p	6:33p	6:43p
5:56p	6:18p	6:26p	6:36p	6:41p	6:53p	7:03p
6:22p	6:42p	6:50p	7:00p	7:05p	7:17p	7:27p G
6:48p	7:07p	7:15p	7:25p	7:30p	7:42p	7:52p
7:18p	7:37p	7:43p	7:49p	7:59p	8:11p	8:21p
7:44p	8:03p	8:09p	8:15p	8:20p	8:32p	8:42p G
8:11p	8:28p	8:34p	8:40p	8:45p	8:57p	9:07p
8:47p	9:03p	9:09p	9:15p	9:20p	9:32p	9:39p
9:25p	9:41p	9:47p	9:53p	9:58p	10:10p	10:17p
10:03p	10:19p	10:25p	10:31p	10:36p	10:48p	10:55p G

NUMBERS IN BOXES REFER TO TIME POINTS ON MAP
Times with the letter "G" indicate bus returns to garage.



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954-357-8400 or TTY 954-357-8302.



This symbol is used on bus stop signs
to indicate accessible bus stops.



BROWARD COUNTY

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per copy to inform the public about the Transit Division's schedule and route information.
Printed 1/25

Broward County Transit

ROUTE 101 WEEKDAYS SCHEDULE

Broward Central Terminal to Aventura Mall
via US 1

Effective 1/19/25



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NORTHBOUND

To Broward Central Terminal

GULFSTREAM PARK RACING & CASINO	YOUNG CIRCLE	DANIA BEACH BLVD. & US 1	SE 17 ST. & US 1	BROWARD CENTRAL TERMINAL
1	4	5	6	7
4:50a	4:58a	5:05a	5:15a	5:22a
5:25a	5:33a	5:40a	5:50a	5:57a
5:50a	5:58a	6:06a	6:16a	6:24a
6:09a	6:18a	6:27a	6:37a	6:45a
6:31a	6:40a	6:49a	6:59a	7:08a
6:54a	7:04a	7:15a	7:26a	7:35a
7:20a	7:31a	7:42a	7:55a	8:05a
7:48a	8:00a	8:10a	8:24a	8:34a
8:11a	8:23a	8:33a	8:47a	8:58a
8:34a	8:46a	8:55a	9:08a	9:19a
8:54a	9:06a	9:15a	9:28a	9:38a
9:19a	9:31a	9:40a	9:51a	10:01a
9:42a	9:54a	10:03a	10:14a	10:24a
10:05a	10:17a	10:26a	10:37a	10:47a
10:28a	10:40a	10:49a	11:00a	11:10a
10:51a	11:03a	11:12a	11:23a	11:33a
11:14a	11:26a	11:35a	11:46a	11:56a
11:37a	11:49a	11:58a	12:09p	12:19p
12:02p	12:14p	12:23p	12:34p	12:44p
12:27p	12:39p	12:49p	1:00p	1:11p
12:51p	1:03p	1:14p	1:25p	1:36p
1:13p	1:25p	1:36p	1:47p	1:58p
1:36p	1:48p	1:59p	2:10p	2:21p
1:59p	2:11p	2:22p	2:33p	2:44p
2:22p	2:35p	2:49p	3:00p	3:11p
2:46p	3:00p	3:14p	3:25p	3:37p
3:13p	3:27p	3:40p	3:52p	4:05p
3:39p	3:53p	4:06p	4:18p	4:31p
4:04p	4:18p	4:31p	4:43p	4:56p
4:28p	4:42p	4:55p	5:06p	5:16p
4:51p	5:06p	5:20p	5:31p	5:41p
5:16p	5:32p	5:46p	5:57p	6:07p
5:46p	6:02p	6:16p	6:27p	6:37p
6:09p	6:24p	6:36p	6:47p	6:57p
6:32p	6:47p	6:59p	7:10p	7:20p
6:55p	7:10p	7:20p	7:30p	7:39p
7:13p	7:25p	7:34p	7:44p	7:53 G
7:29p	7:41p	7:50p	8:00p	8:09p
7:46p	7:58p	8:07p	8:17p	8:25p G
8:04p	8:16p	8:25p	8:35p	8:43p G
8:26p	8:36p	8:45p	8:55p	9:03p G
8:50p	9:00p	9:09p	9:19p	9:27p G

SOUTHBOUND

To Aventura Mall

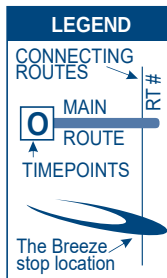
BROWARD CENTRAL TERMINAL	SE 17 ST. & US 1	DANIA BEACH BLVD. & US 1	YOUNG CIRCLE	HALLANDALE BEACH BLVD. & US 1	AVENTURA MALL	GULFSTREAM PARK RACING & CASINO
7	6	5	4	3	2	1
4:45a	4:52a	5:00a	5:09a	5:16a	5:22a	5:30a
5:14a	5:21a	5:29a	5:38a	5:45a	5:51a	5:59a
5:35a	5:42a	5:50a	5:59a	6:06a	6:12a	6:21a
5:55a	6:02a	6:10a	6:20a	6:28a	6:35a	6:44a
6:15a	6:25a	6:33a	6:44a	6:52a	6:59a	7:10a
6:35a	6:45a	6:53a	7:05a	7:17a	7:27a	7:38a
6:55a	7:06a	7:15a	7:28a	7:40a	7:50a	8:01a
7:18a	7:30a	7:39a	7:52a	8:03a	8:12a	8:24a
7:41a	7:53a	8:02a	8:13a	8:23a	8:32a	8:44a
8:04a	8:16a	8:27a	8:38a	8:48a	8:57a	9:09a
8:27a	8:39a	8:50a	9:01a	9:11a	9:20a	9:32a
8:50a	9:02a	9:13a	9:24a	9:34a	9:43a	9:55a
9:13a	9:25a	9:36a	9:47a	9:57a	10:06a	10:18a
9:36a	9:48a	9:59a	10:10a	10:20a	10:29a	10:41a
9:59a	10:11a	10:22a	10:33a	10:43a	10:52a	11:04a
10:22a	10:34a	10:45a	10:56a	11:06a	11:15a	11:27a
10:45a	10:57a	11:08a	11:20a	11:31a	11:40a	11:52a
11:08a	11:20a	11:31a	11:45a	11:56a	12:05p	12:17p
11:31a	11:43a	11:54a	12:08p	12:19p	12:29p	12:41p
11:54a	12:06p	12:17p	12:30p	12:41p	12:51p	1:03p
12:17p	12:30p	12:40p	12:53p	1:04p	1:14p	1:26p
12:40p	12:53p	1:03p	1:16p	1:27p	1:37p	1:49p
1:03p	1:16p	1:26p	1:39p	1:50p	2:00p	2:12p
1:27p	1:40p	1:50p	2:03p	2:14p	2:24p	2:36p
1:51p	2:04p	2:14p	2:27p	2:38p	2:49p	3:03p
2:15p	2:28p	2:38p	2:51p	3:02p	3:15p	3:29p
2:39p	2:52p	3:03p	3:16p	3:27p	3:40p	3:54p
3:03p	3:16p	3:27p	3:40p	3:51p	4:04p	4:18p
3:26p	3:39p	3:50p	4:03p	4:14p	4:27p	4:41p
3:49p	4:02p	4:13p	4:28p	4:39p	4:52p	5:06p
4:12p	4:27p	4:43p	4:58p	5:09p	5:22p	5:36p
4:35p	4:50p	5:06p	5:21p	5:32p	5:45p	5:59p
4:58p	5:13p	5:29p	5:44p	5:55p	6:08p	6:22p
5:21p	5:36p	5:52p	6:07p	6:18p	6:31p	6:45p
5:44p	5:59p	6:15p	6:30p	6:41p	6:51p	7:03p
6:04p	6:19p	6:35p	6:49p	6:58p	7:07p	7:19p
6:30p	6:45p	6:53p	7:06p	7:15p	7:24p	7:36p
6:53p	7:05p	7:13p	7:26p	7:35p	7:44p	7:54p
7:16p	7:28p	7:36p	7:48p	7:57p	8:06p	8:16p
7:39p	7:51p	8:00p	8:11p	8:20p	8:29p	8:39p
8:00p	8:11p	8:20p	8:31p	8:40p	8:49p G	
8:30p	8:41p	8:50p	9:01p	9:10p	9:19p G	

Times with the letter "G" after them indicate bus returns to garage.

ROUTE US1 Breeze

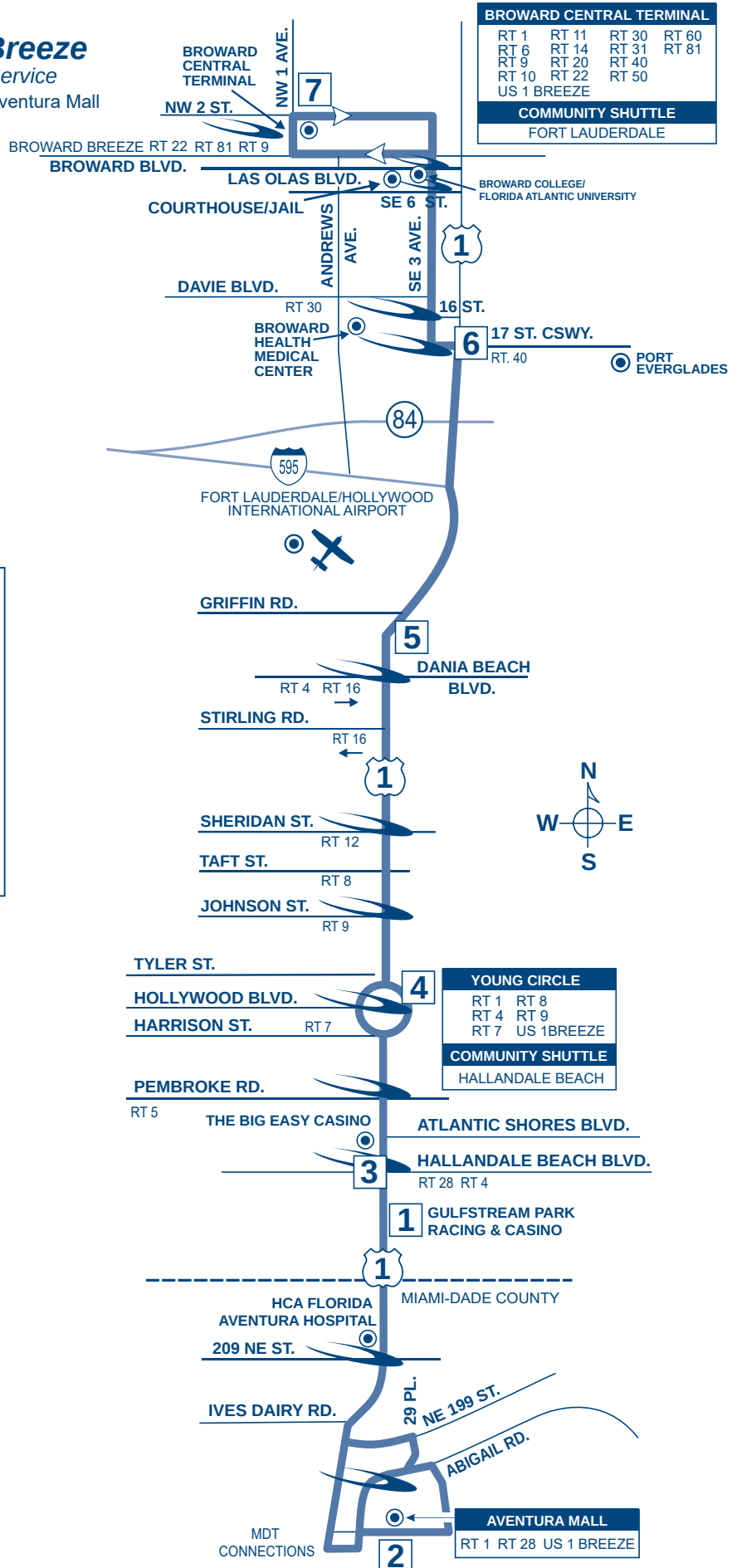
Monday - Friday Limited Service

Broward Central Terminal to Aventura Mall
via US 1



POINTS OF INTEREST

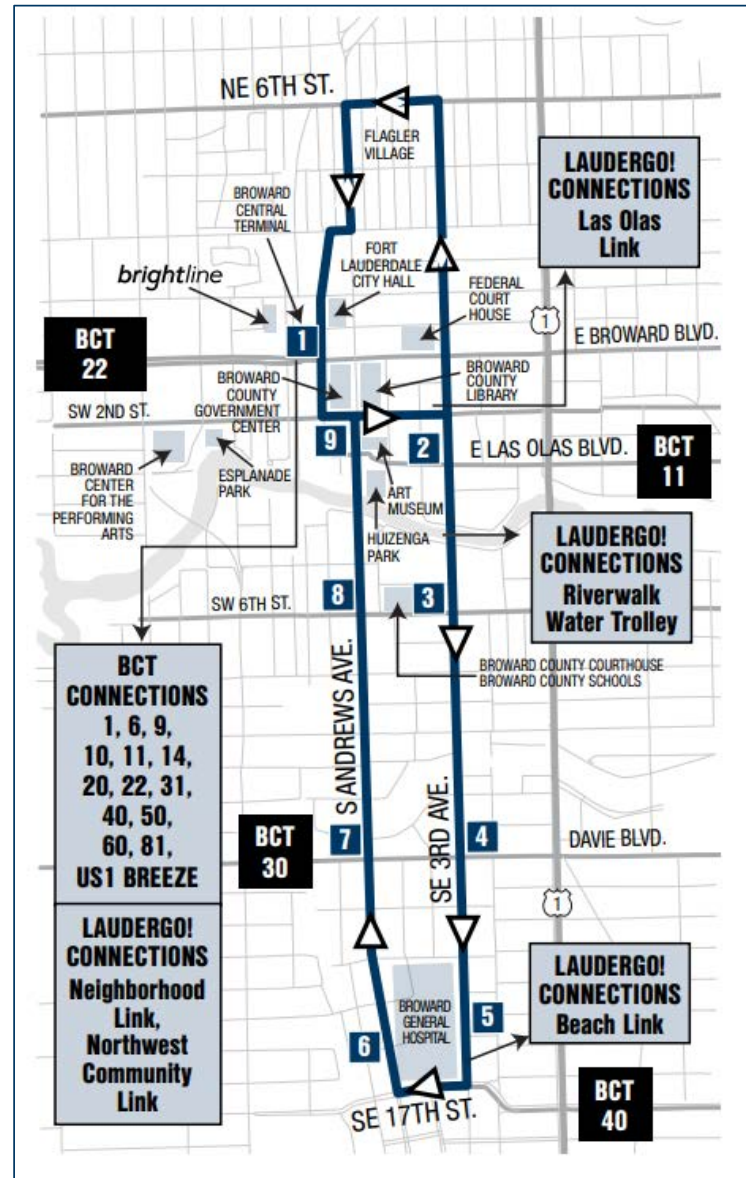
- Aventura Mall
- Gulfstream Park Racing & Casino
- The Big Easy Casino
- Broward Health Medical Center
- Courthouse/Jail
- Broward College/ Florida Atlantic University
- HCA Florida Aventura Hospital
- Port Everglades



DOWNTOWN LINK Route

Monday to Friday, 9:00a - 5:00p

1	2	3	4	5	6	7	8	9	1
BROWARD TERMINAL	FAU/BCC	COUNTY COURTHOUSE/ SCHOOL BOARD	DAVIE BOULEVARD EAST	BROWARD GENERAL HOSPITAL EAST SE 3 AVE	BROWARD GENERAL HOSPITAL WEST	DAVIE BOULEVARD WEST (ANDREWS & SW 11 CT)	PUBLIX/COURT HOUSE- ANDREWS & SE 6 STREET	210 SOUTH ANDREWS AVE	BROWARD TERMINAL
9:00a	9:07a	9:12a	9:15a	9:20a	9:24a	9:28a	9:31a	9:35a	9:45a
9:30a	9:36a	9:40a	9:42a	9:46a	9:49a	9:52a	9:54a	9:58a	10:08a
9:50a	9:54a	9:58a	10:00a	10:04a	10:07a	10:10a	10:12a	10:16a	10:26a
10:10a	10:14a	10:18a	10:20a	10:24a	10:27a	10:30a	10:32a	10:36a	10:46a
10:30a	10:34a	10:38a	10:40a	10:44a	10:47a	10:50a	10:52a	10:56a	11:06a
10:50a	10:54a	10:58a	11:00a	11:04a	11:07a	11:10a	11:12a	11:16a	11:26a
11:10a	11:14a	11:18a	11:20a	11:24a	11:27a	11:30a	11:32a	11:36a	11:46a
11:30a	11:34a	11:38a	11:40a	11:44a	11:47a	11:50a	11:52a	11:56a	12:06p
11:50a	11:54a	11:58a	12:00p	12:04p	12:07p	12:10p	12:12p	12:16p	12:26p
12:10p	12:14p	12:18p	12:20p	12:24p	12:27p	12:30p	12:32p	12:36p	12:46p
12:30p	12:34p	12:38p	12:40p	12:44p	12:47p	12:50p	12:52p	12:56p	1:06p
12:50p	12:54p	12:58p	1:00p	1:04p	1:07p	1:10p	1:12p	1:16p	1:26p
1:10p	1:14p	1:18p	1:20p	1:24p	1:27p	1:30p	1:32p	1:36p	1:46p
1:30p	1:34p	1:38p	1:40p	1:44p	1:47p	1:50p	1:52p	1:56p	2:06p
1:50p	1:54p	1:58p	2:00p	2:04p	2:07p	2:10p	2:12p	2:16p	2:26p
2:10p	2:14p	2:18p	2:20p	2:24p	2:27p	2:30p	2:32p	2:36p	2:46p
2:30p	2:34p	2:38p	2:40p	2:44p	2:47p	2:50p	2:52p	2:56p	3:06p
2:50p	2:54p	2:58p	3:00p	3:04p	3:07p	3:10p	3:12p	3:16p	3:26p
3:10p	3:14p	3:18p	3:20p	3:24p	3:27p	3:30p	3:32p	3:36p	3:46p
3:30p	3:34p	3:38p	3:40p	3:44p	3:47p	3:50p	3:52p	3:56p	4:06p
3:50p	3:54p	3:58p	4:00p	4:04p	4:07p	4:10p	4:12p	4:16p	4:26p
4:10p	4:14p	4:18p	4:20p	4:24p	4:27p	4:30p	4:33p	4:38p	4:52p
4:30p	4:37p	4:42p	4:45p	4:50p	4:54p	4:58p	5:00p		
4:52p	4:59p								



BEACH LINK Route

Daily, 10:30a - 5:00p

1

2

3

4

5

6

7

8

9

10

1

GALLERIA	BEACH PLACE & SEABREEZE BLVD SB	LAS OLAS BLVD & SR A1A	A1A & BAHIA MAR	SE 17 ST & EISENHOWER BLVD	BROWARD GENERAL HOSPITAL WEST	SE 18TH ST & CORDOVA RD - HARBOR SHOPPING	SE 17 ST & EISENHOWER BLVD	A1A & BAHIA MAR	BEACH PLACE & A1A FT LAUDERDALE	GALLERIA
					10:30a	10:35a	10:43a	10:48a	10:50a	11:02a
10:30a	10:41a	10:43a	10:45a	10:53a	10:57a	11:02a	11:10a	11:15a	11:17a	11:29a
10:55a	11:06a	11:08a	11:10a	11:18a	11:22a	11:27a	11:35a	11:40a	11:43a	11:55a
11:20a	11:31a	11:33a	11:35a	11:43a	11:48a	11:59a	12:07p	12:12p	12:15p	12:27p
11:45a	11:57a	11:59a	12:01p	12:09p	12:14p	12:25p	12:33p	12:37p	12:40p	12:52p
12:10p	12:22p	12:24p	12:26p	12:34p	12:38p	12:45p	12:53p	12:57p	1:00p	1:12p
12:35p	12:48p	12:50p	12:52p	1:00p	1:04p	1:11p	1:19p	1:23p	1:26p	1:38p
1:00p	1:13p	1:15p	1:17p	1:25p	1:29p	1:36p	1:44p	1:48p	1:51p	2:03p
1:25p	1:38p	1:40p	1:42p	1:50p	1:54p	2:01p	2:09p	2:13p	2:16p	2:28p
1:50p	2:03p	2:05p	2:07p	2:15p	2:21p	2:28p	2:36p	2:40p	2:43p	2:55p
2:15p	2:22p	2:24p	2:26p	2:34p	2:40p	2:47p	2:55p	2:59p	3:02p	3:14p
2:40p	2:47p	2:49p	2:51p	2:59p	3:05p	3:12p	3:20p	3:24p	3:27p	3:39p
3:05p	3:12p	3:14p	3:16p	3:24p	3:32p	3:39p	3:47p	3:51p	3:54p	4:06p
3:30p	3:36p	3:38p	3:40p	3:48p	3:56p	4:03p	4:11p	4:15p	4:18p	4:30p
3:55p	4:01p	4:03p	4:05p	4:13p	4:21p	4:28p	4:36p	4:40p	4:43p	4:55p
4:19p	4:25p	4:27p	4:29p	4:37p	4:45p	4:52p	5:00p			
4:34p	4:40p	4:42p	4:44p	5:52p	5:00p					

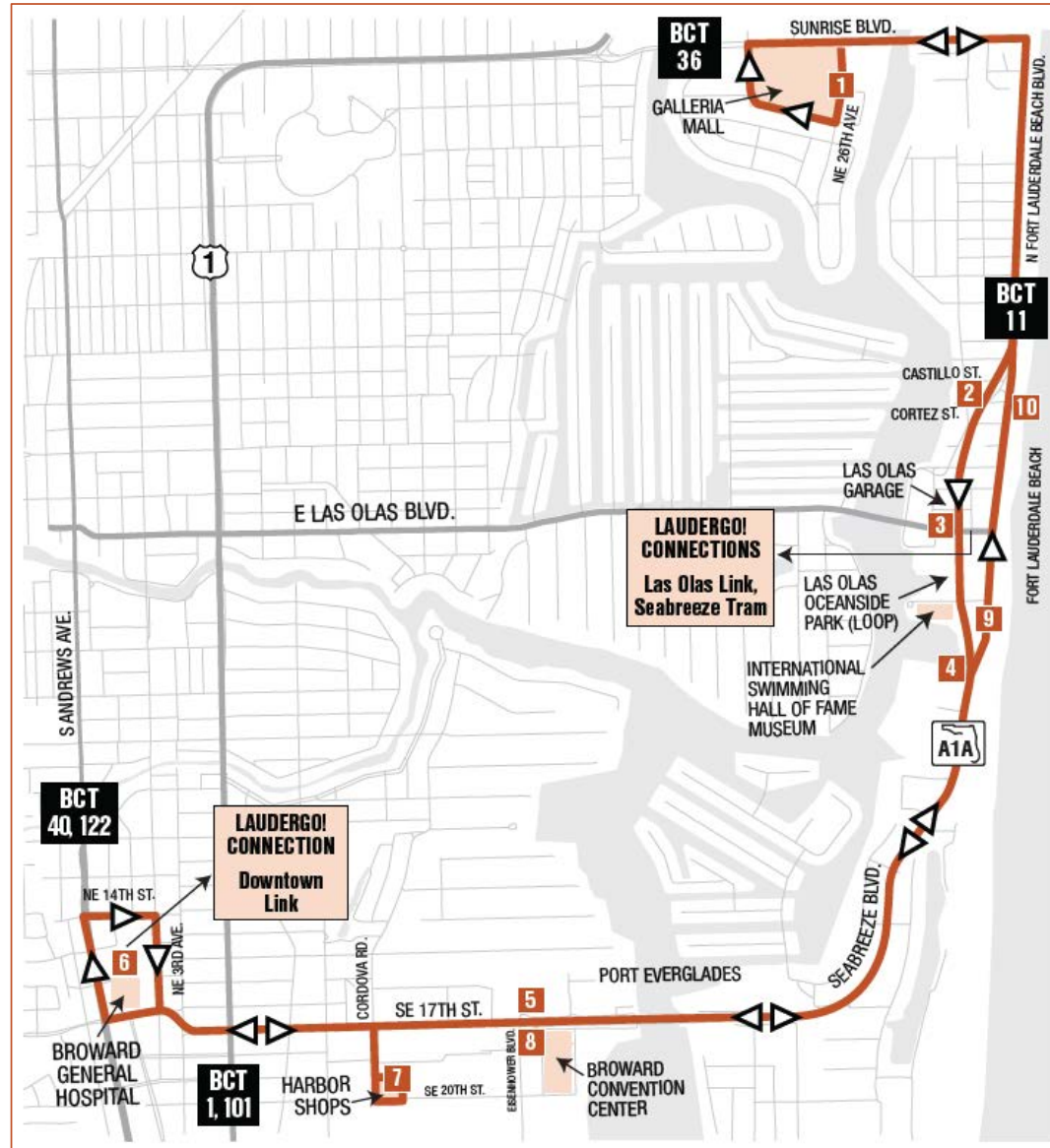


Exhibit R

BCT Verification

VIA EMAIL

April 18, 2025

Derek d'Adesky, P.E
Kimley-Horn
8201 Peters Road, Suite 2200
Plantation, FL 33324

RE: Land Use Plan Amendment (LUPA) – Broward Health Medical Campus – Transit Verification Letter

Dear Derek d'Adesky,

Broward County Transit (BCT) has reviewed your correspondence dated April 16, 2025, regarding the proposed Land Use Plan Amendment (LUPA) for the Broward Health Medical Campus in Fort Lauderdale, FL, for current and planned transit service. The transit service provided within a quarter mile of the amendment site is limited to BCT Fixed Routes 1, 30, 40, the 101 Breeze, and the Fort Lauderdale Community Shuttle Beach Link and Downtown Link. Please refer to the following table for detailed information.

The first row lists the column headings: Bus Route, Days of Service, Service Span, and Service Frequency. The second row details service for BCT Route 1 on weekdays, Saturday, and Sunday line by line. For example, on weekdays BCT Route 1 runs 4:55 a.m. to 12:41 a.m. with a frequency of 18 minutes.

BUS ROUTE	DAYS OF SERVICE	SERVICE SPAN A.M. – P.M.	SERVICE FREQUENCY
BCT Route 1	Weekday	4:55 a.m. – 12:41 a.m.	18 minutes
	Saturday	5:00 a.m. – 12:41 a.m.	22 minutes
	Sunday	5:45 a.m. – 10:38 p.m.	30 minutes
BCT Route 30	Weekday	5:59 a.m. – 10:51 p.m.	29 minutes
	Saturday	6:00 a.m. – 10:51 p.m.	32 minutes
	Sunday	9:30 a.m. – 7:36 p.m.	47 minutes
BCT Route 40	Weekday	5:30 a.m. – 11:16 p.m.	25 minutes
	Saturday	5:30 a.m. – 11:10 p.m.	29 minutes
	Sunday	6:40 a.m. – 8:35 p.m.	40 minutes

Subject: RE: Land Use Plan Amendment - Transit Info
Date: Friday, April 18, 2025 at 1:27:58 PM Eastern Daylight Time
From: Cohen, Daniel <DACHEN@broward.org>
To: DAdesky, Derek <Derek.DAdesky@kimley-horn.com>
CC: Estefanía Mayorga <estefania@toothaker.org>, Justafort, Romary <RJUSTAFORT@broward.org>, Peebles, Antigone <APEEBLES@broward.org>, Jarrett, Stephanie <SJARRETT@broward.org>
Category: Broward Health
Attachments: image001.jpg, image002.jpg, Broward Health Medical Campus (Derek D'Adesky).pdf

Good afternoon,

Please see the attached Transit Verification letter concerning the LUPA for the Broward Health Medical Campus in Fort Lauderdale, FL. Your initial assessment was mostly correct, but Route 6 does not reach the quarter mile threshold. Feel free to reach out to us again with any further comments, questions, requests, or concerns.

Sincerely,



Daniel Cohen – Planner

Service and Strategic Planning
 Broward County Transit Division
 1 North University Drive-Suite 3100A
 Plantation, Florida 33324
 Office (954) 357.5481

From: DAdesky, Derek <Derek.DAdesky@kimley-horn.com>
Sent: Wednesday, April 16, 2025 1:28 PM
To: Cohen, Daniel <DACHEN@broward.org>
Cc: Justafort, Romary <RJUSTAFORT@broward.org>; Peebles, Antigone <APEEBLES@broward.org>; estefania@toothaker.org
Subject: RE: Land Use Plan Amendment - Transit Info

Hi Daniel,

I have attached the traffic analysis along with a location map and have also provided the table below which includes the folio ids :

TABLE 1 AMENDMENT SITE PROPERTY OWNERSHIP		
Amendment Site Address	Folio No.	Property Owner
150 SE 17 Street	504215103100	
1600 S Andrews Avenue	504215410010	
1512 S Andrews Avenue	504215102070	

210 SE 14 Street	504215320010	NORTH BROWARD HOSPITAL DISTRICT
20 SE 14 Street	504215101570	
1413 SE 1 Avenue	504215101550	
15 SE 15 Street	504215101520	
1409 SE 1st Avenue	504215101560	
1417 SE 1 Avenue	504215101540	

Let us know if you have any questions.

Derek d'Adesky, P.E.

Kimley-Horn | 8201 Peters Road, Suite 2200, Plantation, FL 33324

Direct: 954 488 3510 | Main: 954 535 5100

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From: Cohen, Daniel <DACOHEN@broward.org>

Sent: Friday, February 21, 2025 12:47 PM

To: DAdesky, Derek <Derek.DAdesky@kimley-horn.com>

Cc: Justafort, Romary <RJUSTAFORT@broward.org>; Peebles, Antigone <APEEBLES@broward.org>

Subject: RE: Land Use Plan Amendment - Transit Info

You don't often get email from dacohen@broward.org. [Learn why this is important](#)
Good afternoon,

I am sending this email to follow up on the previous request for additional information regarding this LUPA. I wish to provide you with a formal response as soon as possible.

Sincerely,



Daniel Cohen – Planner

Service and Strategic Planning

Broward County Transit Division

1 North University Drive-Suite 3100A

Plantation, Florida 33324

Office (954) 357.5481

From: Cohen, Daniel

Sent: Wednesday, February 12, 2025 9:29 AM

To: Derek.DAdesky@kimley-horn.com

Cc: Peebles, Antigone <APEEBLES@broward.org>; Justafort, Romary <RJUSTAFORT@broward.org>

Subject: RE: Land Use Plan Amendment - Transit Info

Good morning,

We received the following email from you requesting confirmation of transit routes surrounding a site. Before we send you the verification letter, we are requesting some additional information, namely the full land amendment application document. Specifically, we are looking for:

- Folio ID or desired address for the development/parcels
- The Scope of the development or map showing the boundary of parcels impacted.
- Existing and the proposed Land Use.
- Any traffic analysis submitted for land use application.

Thank you,



Daniel Cohen – Planner

Service and Strategic Planning
Broward County Transit Division
1 North University Drive-Suite 3100A
Plantation, Florida 33324
Office (954) 357.5481

From: Mckoy, Jason <JMMCKOY@broward.org>

Sent: Monday, February 10, 2025 1:02 PM

To: Justafort, Romary <RJUSTAFORT@broward.org>

Cc: Petgrave, Kurt <KPETGRAVE@broward.org>; Fulchan, Kevin <KFULCHAN@broward.org>; Cohen, Daniel <DACOHEN@broward.org>

Subject: RE: Land Use Plan Amendment - Transit Info

Hi Romary

Kimley Horn have reached out to us again regarding their required information for this project.
(see below in Red).

Good Afternoon,

We are preparing a land use plan amendment (LUPA) for the Broward Health Medical Campus, in Fort-Lauderdale, Florida. As part of the LUPA's traffic circulation analysis, confirmation of existing and future transit in the area is required. Please confirm the following information:

- 1. Identify the mass transit modes, existing and planned mass transit routes and scheduled service (headway) serving the amendment area within one-quarter of a mile.**

Existing Broward County Bus Transit Service

- Broward County Transit (BCT) Route 06 operates on SW 4th Avenue within the vicinity of the amendment linking County Line Road and Dixie Highway to Broward Central Terminal. This route services Broward Center for the Performing Arts, Broward County

Health Department, Tri-Rail, Museum of Discovery and Science, Riverwalk, and Historical Society, and Oakwood Plaza. Route 06 operates with approximately 45-minute headways in the northbound and southbound directions during the P.M. peak period.

- BCT Route 30 operates on Peters Road/Davie Boulevard within the vicinity of the amendment linking West Regional Terminal to Broward Central Terminal. This route services HCA Florida Westside Hospital, Market on University Shopping Center, Plantation Heritage Park, Riverland Shopping Center, Broward County Courthouse and Main Jail, NSU Art Museum, BC/FAU, Main Library, and Museum of Discovery and Science. Route 30 operates with approximately 30-minute headways in the eastbound and westbound direction during the P.M. peak period.
- BCT Route 40 operates on Sistrunk Boulevard/17th Street Causeway/A1A linking Lauderhill Transit Center to The Galleria at Fort Lauderdale. This route services Lauderhill Mall, Central Broward Park & Broward County Stadium, Swap Shop & Thunderbird Drive-in Theater, Edgar P. Mills Multi Purpose Center, African American Research Library Cultural Center, Riverwalk, NSU Art Museum, BC/FAU/FIU, Broward Health medical Center, Harbor Shops of Fort-Lauderdale, Southport Shopping Center, Broward County Convention Center, Port Everglades, Jungle Queen, International Swimming Hall of Fame Museum, Bonnet House Museum & Gardens, Hugh Taylor Birch State Park, and Galleria Mall at Fort-Lauderdale . Route 40 operates with approximately 30-minute headways in the eastbound and westbound directions during the P.M. peak period.

Planned Mass Transit Routes

- Broward Commuter Rail South is planned to operate on the Florida East Coast (FEC) Railway corridor within the vicinity of the project with the closest station located at Fort Lauderdale-Hollywood International Airport. This route is expected to be implemented in 2027.
- Broward Boulevard Light Rail Transit (LRT) is planned to operate on Broward Boulevard within the vicinity of the project. This route is expected to be implemented in 2035.

2. Describe how the proposed amendment furthers or supports mass transit use.

It is anticipated that the proposed development will support mass transit use as it is located within ½ mile of three (3) existing Broward County Transit bus routes, and within the vicinity of two (2) planned mass transit routes. It is expected that a portion of residents, employees, patrons, and guests will choose to use public transit to and from the proposed redevelopment.

Thank you,

Derek d'Adesky, P.E.

Kimley-Horn | 8201 Peters Road, Suite 2200, Plantation, FL 33324

Direct: 954 488 3510 | Main: 954 535 5100

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It was noted below that Daniel was assigned and would be reaching out to Chad regarding the project.

Daniel, were you able to make contact with Chad/Derek or anyone from Kimley Horn regarding the request?

Many thanks.

Kind regards,
Jason



Jason McKoy | Staff Engineer

Capital Programs Division

Broward County Transportation Department

1 N University Drive, 3100A

Plantation, FL 33324

[Jmmckoy@broward.org](mailto:jmmckoy@broward.org)

Office# 954-357-8856

Under Florida law, most e-mail messages to or from Broward County employees or officials are public records, available to any person upon request, absent an exemption. Therefore, any e-mail message to or from the County, inclusive of e-mail addresses contained therein, may be subject to public disclosure.

BUS ROUTE	DAYS OF SERVICE	SERVICE SPAN A.M. – P.M.	SERVICE FREQUENCY
BCT Route 101 (US 1 Breeze)	Weekday	4:45 a.m. – 9:27 p.m.	24 minutes
Fort Lauderdale Beach Link - 742	Weekday Saturday Sunday	10:30 a.m. – 5:00 p.m. 10:30 a.m. – 5:00 p.m. 10:30 a.m. – 5:00 p.m.	25 minutes 25 minutes 25 minutes
Fort Lauderdale Downtown Link - 730	Weekday	9:00 a.m. – 5:00 p.m.	20 minutes

BCT can accommodate additional transit demand, as described in the Mass Transit Analysis, with planned fixed route bus service to the amendment site.

As part of the Transportation Surtax, BCT will be implementing fixed route bus improvements, including shorter headways and increased span of service on weekdays and weekends, in addition to new service types like demand-response. The development of subject property will support the utilization of mass transit by increasing the residential opportunities along an existing transit route. The proposed development will provide safe circulation routes for pedestrians and bicycles including transit connectivity between existing sidewalks and proposed future bus stops.

Please be advised that the needs of any existing or future bus stops located adjacent or within the amendment site will be addressed during the project's development review process.

Please feel free to call me at 954-357-5481 or email me at dacohen@broward.org if you require any additional information or clarification on this matter.

Sincerely,

Daniel Cohen

Daniel Cohen
Planner

Service and Strategic Planning – Broward County Transit

Subject: RE: Land Use Plan Amendment - Transit
Date: Thursday, December 12, 2024 at 11:53:09 AM Eastern Standard Time
From: Ekaete Ekwere <EEkwere@fortlauderdale.gov>
To: DAdesky, Derek <Derek.DAdesky@kimley-horn.com>
CC: Dabkowski, Adrian <Adrian.Dabkowski@Kimley-horn.com>, Estefanía Mayorga <estefania@toothaker.org>, Maritza Daniel <MDaniel@fortlauderdale.gov>
Attachments: image001.gif

Good Morning!

I made minor updates below. The service is called LauderGO. Everything else is correct.

Please let me know if you have any other questions.

Thanks,



Ekaete Ekwere, PE

Transportation Services Division Manager
City of Fort Lauderdale | Transportation & Mobility
954.828.4698 | eekwere@fortlauderdale.gov

From: DAdesky, Derek <Derek.DAdesky@kimley-horn.com>
Sent: Monday, December 9, 2024 5:35 PM
To: Ekaete Ekwere <EEkwere@fortlauderdale.gov>
Cc: Dabkowski, Adrian <Adrian.Dabkowski@Kimley-horn.com>; estefania@toothaker.org
Subject: [EXTERNAL:CAUTION!]- Land Use Plan Amendment - Transit

Mimecast Attachment Protection has deemed this file to be safe, but always exercise caution when opening files.

[::CAUTION!:] This email originated from *outside* The City of Fort Lauderdale.
Do Not Reply, click links, or open attachments from an unknown or suspicious origin. Confirm the email address is from an expected source before taking action.
Report any suspicious emails to spamadmin@fortlauderdale.gov

Good Afternoon,

Broward Health is in the process of submitting a Land Use Plan Amendment (LUPA) to the city for the location attached. As part of the LUPA's traffic circulation analysis, confirmation of existing and future transit in the area is required. Please confirm the following information:

- 1. Identify the mass transit modes, existing and planned mass transit routes and scheduled service (headway) serving the amendment area within one-quarter of a mile.**

Existing Transit Service

- The City of Fort-Lauderdale LauderGO Downton Link Route operates on S Andrews Avenue, SE 3rd Avenue, and SE 17th Street. This route services Broward Terminal,

FAU/BCC, County Courthouse/School Board, Davie Boulevard East, Broward General Hospital East-SE 3 Ave, Broward General Hospital West, Davie Boulevard West (Andrews & SW 11 Court), Publix/Courthouse-Andrews & SE 6 Street, and 210 South Andrews Avenue. This route operates with approximately 45 ~~30~~ minute headways.

- The City of Fort-Lauderdale ~~Lauderdale~~ GO Beach Link Route operates on S Andrews Avenue, SE 3rd Avenue, SE 14th Street, and SE 17th Street. This route services Galleria, Beach Place & Seabreeze Blvd, Las Olas Blvd & SR A1A, SE 17th Street & Eisenhower Blvd, Broward General Hospital West, SE 18th Street & Cordova Road – Harbor Shopping, and A1A Bahia Mar. This route operates with approximately 20 ~~30~~ minute headways.

Planned Mass Transit Routes

- Currently no Planned Mass Transit Routes

2. Describe how the proposed amendment furthers or supports mass transit use.

It is anticipated that the proposed development will support mass transit use as it is located within ½ mile of two (2) existing City of Fort-Lauderdale bus routes. It is expected that a portion of residents, employees, patrons, and guests will choose to use public transit to and from the proposed redevelopment.

Derek d'Adesky, P.E.

Kimley-Horn | 8201 Peters Road, Suite 2200, Plantation, FL 33324

Direct: 954 488 3510 | Main: 954 535 5100

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