

BROWARD COUNTY LAND USE PLAN
PROPOSED AMENDMENT PC 26-3

INTRODUCTORY INFORMATION

- I. Municipality: Fort Lauderdale
- II. County Commission Districts: Districts 4 and 8
- III. Site Characteristics:
- A. Size: Approximately 289.9 acres
(Proposed expansion of existing 270.1-acre Activity Center to include 19.8 additional acres)
- B. Location: In Sections 10 and 15, Township 50 South, Range 42 East; generally located between Southwest 4 Avenue and U.S. 1/Federal Highway, south of Southwest/Southeast 10 Street and north of State Road 84.
- C. Existing Uses: Retail, office, hospital, warehouse, single-family and multi-family residential and vacant
- IV. Broward County Land Use Plan (BCLUP) Designations:
- A. Current Designations: 11.6 acres Community
5.8 acres Low (5) Residential
2.4 acres Commerce
270.1 acres Activity Center consisting of:
253 dwelling units
6,000,000 square feet of commercial uses
4,000,000 square feet of office uses
1,000,000 square feet of community facilities uses
11.5 acres minimum of recreation and open space uses
- B. Proposed Designation: 289.9 acres Activity Center consisting of:
253 dwelling units
6,000,000 square feet of commercial uses
4,000,000 square feet of office uses
3,221,560 square feet of community facilities uses
11.5 acres minimum of recreation and open space uses
- C. Estimated Net Effect: **Addition** of 2,221,560 square feet of community uses
Maintain dwelling units, commercial, office and recreation and open space uses

INTRODUCTORY INFORMATION (continued)

V. Applicant/Petitioner

- A. *Applicant:* North Broward Hospital District
- B. *Agent:* Stephanie J. Toothaker, Esquire, Toothaker.org
- C. *Property Owners:* There are numerous property owners in the subject area.

VI. Recommendation of Local Governing Body:

The City of Fort Lauderdale recommends approval of the proposed amendment.