

# TOWN OF DAVIE

## TOWN COUNCIL AGENDA REPORT

**TO:** Mayor and Councilmembers

**FROM/PHONE:** Ken Cohen, Assistant Town Administrator/ 797-1037

**PREPARED BY:** Colleen Ryan, Grants Specialist

**SUBJECT:** Resolution

**AFFECTED DISTRICT:** Districts 1 & 2

**TITLE OF AGENDA ITEM:** A RESOLUTION OF THE TOWN OF DAVIE, FLORIDA, AUTHORIZING THE APPLICATION FOR A \$230,000 GRANT FROM THE FLORIDA DEPARTMENT OF TRANSPORTATION FOR THE REGIONAL ACTIVITY CENTER CONCEPTUAL MASTER PLAN AND MOBILITY STUDY; AND AUTHORIZING ACCEPTANCE AND EXECUTION OF THE GRANT, IF AWARDED.

**REPORT IN BRIEF:** A partnership has been formed to develop a Master Plan for the Regional Activity Center (RAC) in the Town of Davie. The current partnership includes the Davie Community Redevelopment Agency (CRA), Nova Southeastern University, Austin Forman, and the Town of Davie. Each partner has agreed to share equally the cost of developing the RAC Master Plan. The estimated cost of this study is \$270,000. The Town of Davie's share of the cost is approximately \$67,500; however, the CRA has agreed to pay an additional \$20,250 to reduce the Town's share to \$47,250.

An opportunity to greatly enhance the multi-modal portion of the study has recently arisen. The Florida Department of Transportation (FDOT) informed members of the partnership that the transportation aspect of the study may tie into FDOT's Central Broward East-West Transit Analysis. It has been suggested that the partnership, through the Town of Davie, request grant funding from FDOT to increase the scope of the project. As a result of this suggestion, the Town of Davie is seeking a \$230,000 grant from FDOT toward the enhanced study. This will increase the project cost to approximately \$500,000. The Town of Davie's contribution will remain at \$47,250.

**PREVIOUS ACTIONS:** None

**CONCURRENCES:** None

**FISCAL IMPACT:**

Has request been budgeted? No

If yes, expected cost:

Account Name:

If no, amount needed:

What account will funds be appropriated from:

**RECOMMENDATION(S):** Motion to approve resolution.

**Attachment(s):** Resolution, Letter to DOT and preliminary scope of work

RESOLUTION \_\_\_\_\_

A RESOLUTION OF THE TOWN OF DAVIE, FLORIDA, AUTHORIZING THE APPLICATION FOR A \$230,000 GRANT FROM THE FLORIDA DEPARTMENT OF TRANSPORTATION FOR THE REGIONAL ACTIVITY CENTER CONCEPTUAL MASTER PLAN AND MOBILITY STUDY; AND AUTHORIZING ACCEPTANCE AND EXECUTION OF THE GRANT, IF AWARDED.

WHEREAS, the Town of Davie wishes to partner with Nova Southeastern University (NSU), the Davie Community Redevelopment Agency (CRA), the Florida Department of Transportation (FDOT), and landowner stakeholders to conduct a land use and transportation planning study for the Regional Activity Center (RAC); and

WHEREAS, the Town of Davie wishes to seek grant funding from FDOT toward the study's cost.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF DAVIE, FLORIDA.

SECTION 1. The Town Council of the Town of Davie hereby authorizes the Town Administrator and/or his designee to submit a grant application to the Florida Department of Transportation for the RAC Conceptual Master Plan and Mobility Study.

SECTION 2. The Town Council authorizes the Town Administrator and/or his designee to accept and implement the grant, if awarded, and to execute all necessary grant contracts, documents, and reports.

SECTION 3. The Town Council authorizes the Town Administrator and/or his designee to recognize grant revenue, if awarded the grant.

SECTION 4. This resolution shall take effect immediately upon its passage and adoption.

PASSED AND ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2005.

\_\_\_\_\_  
MAYOR/COUNCIL MEMBER

ATTEST:

\_\_\_\_\_  
TOWN CLERK

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2005.



Administration: (954) 797-1030  
Administrative Services: (954) 797-1020  
Budget & Finance: (954) 797-1050  
Parks & Recreation: (954) 797-1145  
Development Services: (954) 797-1111  
Engineering: (954) 797-1113  
Fire Department: (954) 797-1090  
Police Department: (954) 693-8200  
Public Works: (954) 797-1240  
Utilities: (954) 433-4000

---

**TOWN OF DAVIE** 6591 Orange Drive • Davie, Florida 33314-3399 (954) 797-1000

---

April 18, 2005

Mr. Rick Chesser, District Secretary  
Florida Department of Transportation, District IV  
3400 West Commercial Blvd.  
Fort Lauderdale, FL 33309-3421

Re: Davie RAC Conceptual Master Plan  
and Mobility Study

Dear Secretary Chesser:

As you are now aware, the Town of Davie, in partnership with Nova Southeastern University (NSU), the Davie Community Redevelopment Agency (CRA), and major land owner stakeholders, will undertake a locally funded land planning exercise for the 2,200 acre Regional Activity Center (RAC) in the Town of Davie.

Only recently has it come to our attention that a more significant transportation planning effort, and the involvement of the Department of Transportation, may enhance the quality of the study's results and will result in a more rational and comprehensive implementation of the study's transportation and related land use recommendations. For this reason, the Town of Davie requests that FDOT, District IV, join in the study effort at this time, pursuant to the attached expanded scope of work for the project.

The Davie RAC is strategically located in the center of Broward County, adjacent to major interregional and regional transportation corridors, including the Florida Turnpike, State Road 7/U.S. 441, I-595, University Drive, and Griffin Road. The study site is immediately west of the Fort Lauderdale/Hollywood International Airport and Port Everglades via I-595 and the Airport Tri-Rail Station at Griffin Road.

1

On Thursday, April 14, 2005, the Broward County MPO approved planning efforts to develop a light rail system along the Central Broward East-West Transit Corridor. Recent workshops undertaken pursuant to the Central Broward East-West Transit Analysis have stressed the need to maximize the number of passengers likely to use such a transit system by undertaking transit terminal access improvements and providing for compatible land use densities.

The Davie RAC site abuts the proposed Central Broward East-West Corridor, encompasses the proposed College Avenue Station, and has the potential to deliver a sizable portion of students and employees as users of the proposed transit system. This could total in excess of 42,000 trips that, in combination with the current Tri-Rail service on the state-owned South Florida Rail Corridor, will provide transit movements throughout the South Florida region.

In addition, the eastern border of our study area abuts the Florida Turnpike and is adjacent to properties on State Road 7/U.S. 441, where efforts to define a transit bridge connection with Miami-Dade County have been undertaken. Providing premium transit (e.g. the Bus Rapid Transit pilot project) on the State Road 7/U.S. 441 corridor is also the subject of ongoing community planning efforts by the South Florida Regional Planning Council, State Road 7/U.S. 441 Collaborative. The Davie RAC planning efforts need to be coordinated with these transportation planning efforts.

Although our original study was designed to create a land plan and beneficial reuse strategy for the Davie RAC by creating a mix of uses and transit opportunities, we have now determined that more significant transportation planning deliverables are necessary to satisfy the FDOT's need for credible and reliable information, as well as recommendations that will coordinate transit opportunities with land development activities. In addition, the partnership with the FDOT has the potential to create a significant public/private intermodal project, while also providing for a variety of workforce housing and other residential opportunities.

The result of such a joint effort during the 2005-2006 fiscal year would create a showcase planning document that incorporates all of the elements of a multimodal transportation district as provided for in Florida Statute 163.3180(15). Additionally, it would support the efforts to update and implement the Florida Intercity Passenger Rail Service Vision Plan.

While I apologize for the Town's late request for FDOT participation in this project, we hope that our interest in developing a highly professional transportation planning report that is useful to several ongoing FDOT and Broward County MPO funded projects, will justify your support for our efforts.

We hope this request for FDOT participation in the Davie RAC Conceptual Master Plan and Mobility Study meets with your approval. If so, we would expect that each of the planning partners, including FDOT, District IV, would designate a representative to serve on the Study Steering Committee that would be established pursuant to the scope of work. Further, we will arrange for a project manager to be provided by the Town, or one of its planning partners, to coordinate public comment and participation from a wide array of stakeholders, and for technical staff briefings with the affected governmental agencies.

We anticipate that the study's budget will be approximately \$500,000, with the Town and its non-FDOT partners providing up to \$270,000. We are requesting that FDOT provide up to \$230,000 on a reimburseable, 50% of the project costs matching basis.

Please review the enclosed scope of work and let me know any revisions you think would be appropriate. Once any agreed upon revisions are made to the scope of work, we would request that FDOT use the scope to prepare a Joint Participation Agreement in the standard FDOT form for the Town Council's approval.

Should you have any questions, or wish to further discuss this project proposal, please contact me at the above Town Hall street address, by email at [chris\\_kovanes@davie-fl.gov](mailto:chris_kovanes@davie-fl.gov), or by telephone at (954) 797-1030. Thank you for your consideration.

Sincerely yours,



Christopher J. Kovanes  
Interim Town Administrator

**SCOPE OF WORK SUMMARY**  
**DAVIE RAC CONCEPTUAL MASTER PLAN AND MOBILITY STUDY**

- 1) Land use plan that incorporates all elements of a multimodal transportation district and which is developed following three workshops;
- 2) Architectural guidelines/zoning overlay district component;
- 3) Transportation component developed during the course of four public workshops, consisting of:
  - Transportation plan objectives;
  - Needs assessment and transportation impacts;
  - Transportation plan; and
  - Identify intermodal facilities and related land use, designs, and densities to support multimodal transportation.

The transportation study area and facilities review for this component will consist of: the Davie RAC, significant properties and destinations adjacent to or nearby the Davie RAC; and current and proposed transportation system facilities.

- 4) Conceptual architectural drawings;
- 5) Description of conceptual utility and infrastructure improvements supportive of the proposed land use;
- 6) Community Intermodal System (CIS) visioning and educational program (at least five events) with online education and conferencing;
- 7) Funding strategies analysis and support documentation for MPO, local, state, federal, and other governmental reviews;
- 8) Economic, social, health, housing, and other non-transportation impacts and benefits analysis of the proposed community and transportation improvements;
- 9) Five or more detailed renderings to show proposed transportation improvements within the future community context; and
- 10) One 3-D animated computer generated multi-media presentation to summarize the project recommendations to support print and Power Point presentations of project recommendations.

**Expected Cost: \$500,000**