



TOWN OF DAVIE
PLANNING & ZONING DIVISION

SITE PLAN COMMITTEE MEETING MINUTES
FEBRUARY 16, 2021

1. ROLL CALL

The meeting was called to order at 4:30 p.m. Committee members included were Chair David Donzella, Vice Chair Michael Crowley, Jimmy Aucamp, and Jeff Dixon. Robert Breslau was absent. Also included were Planning & Zoning Manager David Quigley, Deputy Planning and Zoning Manager David Abramson, Planner I Sylvia Myint, Board Attorney Philip Sherwin, and Secretary Lorraine Robinson.

2. APPROVAL OF MINUTES

2.1 January 19, 2021 Meeting Minutes

Motion made by Vice Chair Crowley, seconded by Mr. Aucamp, to approve the minutes of the January 19, 2021 meeting. In a voice vote, the motion passed 4-0 (with Mr. Breslau absent).

3. SITE PLANS (Quasi-Judicial)

**3.1 SP20-104 Learning Tree Preschool
15651 Sheridan Street**

Alex Gonzalez and Lindsay Crabtree, Learning Tree Preschool, representing the applicant waived quasi-judicial.

Ms. Myint provided the staff report. The proposed site plan would allow a childcare facility that will accommodate up to 105 children within an existing shopping center.

Chair Donzella read into record a recommendation by Mr. Breslau via email; "I have done numerous of these sectors and we have approved others in the Town. The issue arises with the close proximity of centers drive aisles and parking in relation to outdoor play area. I think it is very critical that the applicant is required to place concrete filled pipe bollards in front of all parking spaces (there are five in front). Dade County now requires this for any use with straight in parking adjacent to sidewalks given how many car's each year end up going through store fronts. I would also recommend they be spaced on the other two sides of the playground as well. In lieu of that, an 8"-12" inch solid concrete curb be built. One errant car entering the play area could be disastrous."

There was discussion about bollards and the applicant, Mr. Gonzalez agreed to place them wherever the board recommended. Mr. Abramson stated he would work with the applicant and re-examine the plans to add more where needed.

Chair Donzella then opened and closed public comment as there was no one wishing to speak on this item.

Site Plan Committee
February 16, 2021

Motion made by Vice Chair Crowley, seconded by Mr. Aucamp to approve SP20-104 subject to committee recommendations:

1. *Applicant working with staff on the recommended bollards for safety.*
In a roll call vote, the motion passed 4-0 (with Mr. Breslau absent).

4. **OLD BUSINESS** - none.

5. **NEW BUSINESS** - none.

6. **COMMENTS AND/OR SUGGESTIONS** - none.

Mr. Dixon asked if this was the last meeting for the Site Plan Committee. Mr. Quigley responded that the new 7-member Planning and Zoning Board goes into effect in April 2021. He added that the last scheduled meeting for the Site Plan Committee would be on March 16, 2021 but was unsure if there were any items for that meeting.

7. **ADJOURNMENT**

Hearing no further business, the meeting was adjourned at 4:45 p.m.

3-16-2021

Date Approved


Chair/Board Member