



TOWN OF DAVIE
PLANNING & ZONING DIVISION

PLANNING AND ZONING BOARD MEETING MINUTES
September 11, 2019

1. ROLL CALL

The meeting was called to order at 6:36 p.m. Board members present were Chair Donna Evans, Vice Chair Tom Jacob, and Lisa Alvarez. Christopher Cory and Jodi Davidson were absent. Also present were Deputy Planning & Zoning Manager David Abramson, Board Attorney Allan Weinthal, and Lorraine Robinson, Board Secretary.

2. APPROVAL OF MINUTES

2.1 August 14, 2019 Meeting Minutes

Motion made by Vice Chair Jacob, seconded by Ms. Alvarez, to approve the August 14, 2019 meeting minutes. In a voice vote, the motion passed 3-0 (with Mr. Cory and Ms. Davidson absent).

3. PUBLIC HEARING

Quasi-Judicial

3.1 Variance (V19-019; V19-063) Chick-fil-A

Generally located on the east side of South University Drive, approximately 1,300 feet north of Stirling Road

Mr. Abramson provided a brief staff report. The variances being requested for a new fast food restaurant. In 2004, the subject parcel was part of the overall Lakeside Shopping Center Master Plan but later excluded. The applicant is proposing to develop the site as a Chick-fil-A restaurant with drive-through.

Mr. Dwayne Dickerson appeared on behalf of the Applicant and after opening and closing of the public hearing as there was no one objecting, agreed to waive quasi-judicial proceeding.

Mr. Dickerson pointed out that this was a uniquely shaped parcel and they wanted to make sure traffic flowed properly, avoiding issues like they have at the other Davie locations.

Chair Evans asked where the drive-through was located on the plans. Mr. Dickerson responded that the site can be accessed with both entrances. He added that the drive-through was accessed on the northwest corner of the site with stacking along the west side.

Chair Evans opened and closed it to the public as there was no one else wishing to speak.

Motion made by Vice Chair Jacob, seconded by Ms. Alvarez, to approve V19-019 and V19-063.

In a roll call vote, the motion passed 3-0 (with Mr. Cory and Ms. Davidson absent).

3.2 Plat (P19-150) Frontier Village

Generally located on the northwest corner of Davie Road and Orange Drive

Mr. Abramson provided a brief staff report. The request is for a boundary plat to develop a future mixed-use project. There are two parcels (Parcel A and B) with different landowners

in the plat. Parcel A is proposed to be restricted to new commercial use and hotel; while Parcel B will consist of the existing shopping center.

Mr. Hoyt Holden, Calvin Giordano and Associates, appeared on behalf of the Applicant and after opening and closing of the public hearing as there was no one objecting, agreed to waive quasi-judicial proceeding.

Ms. Alvarez asked if the plans needed to adhere to a specific type of design. Mr. Abramson responded affirmatively and noted that the property was zoned Regional Activity Center with a Western Theme Design overlay.

Vice Chair Jacob asked if the Town owns some of the parcels. Mr. Abramson responded that was correct and the existing shopping center is privately owned. He added that the parcels were being platted simultaneously and the restrictions are on the Town owned, Parcel A.

Chair Evans open and closed the public hearing as there was no one wishing to speak.

Motion made by Vice Chair Jacob, seconded by Ms. Alvarez, to approve P19-150.
In a roll call vote, the motion passed 3-0 (with Mr. Cory and Ms. Davidson absent).

4. OLD BUSINESS – none

5. NEW BUSINESS

6. COMMENTS AND/OR SUGGESTIONS

7. ADJOURNMENT

Hearing no further business, the meeting was adjourned at 6:52 p.m.

Date Approved: _____

10/10/19



Chair Board Member
Donna Evans, Chair