

Resilient Environment Department  
**URBAN PLANNING DIVISION**

1 N. University Drive, Box 102A · Plantation, FL 33324 · T: 954-357-6634 · F: 954-357-6521 · Broward.org/Planning

Application Number 047-MP-89

## Application to Change or Waive Requirements of the Broward County Land Development Code

### INSTRUCTIONS

This form is used to apply for changes or waivers to requirements of development permit applications processed under the Broward County Land Development Code. These include changes or waivers to the following:

#### ROADWAY RELATED

1. Non-Vehicular Access Lines
2. Roadway Improvements (such as turn lanes, bus bays traffic signals, etc.)
3. Right-of-Way Dedications
4. Sidewalks and Paved Access
5. Design Criteria

#### NON-ROADWAY RELATED

6. Design Criteria
7. Waste Water Disposal/Source of Potable Water
8. Fire Protection
9. Parks and/or School Dedications
10. Impact/Concurrency Fee(s)
11. Environmental Impact Report
12. Other Changes

For your application to be officially accepted for processing and scheduled for a County Commission meeting, you must complete this application in full. The owner/agent certification (on the reverse side of this form) must be signed and notarized with the appropriate documentation attached. Please type this application or print legibly in **black ink**.

### Project Information

Plat/Site Plan Name

VICTOR CAMERON PLAT

Plat/Site Number

047-MP-89

Plat Book - Page (if recorded)

PB. 146 P. 42

Owner/Applicant/Petitioner Name

HABITAT FOR HUMANITY OF BROWARD INC

Address

888 NW 62ND ST

City

Fort Lauderdale

State

FL

Zip

33309

Phone

954-558-3094

Email

nancy@habitatbroward.org

Agent for Owner/Applicant/Petitioner

KEITH

Contact Person

Tiffany Crump

Address

301 East Atlantic Blvd.

City

Pompano Beach

State

FL

Zip

33060

Phone

(954) 788-3400

Email

tcrump@keithteam.com

Folio(s)

494228310010

Location

North side of NW 19th Street at/between/and NW 12th Avenue and/of Powerline Road  
north side/corner north street name street name / side/corner street name

## Proposed Changes

Use this space below to provide the following information and clearly describe the proposed changes you are requesting. If you are requesting changes to a specific staff recommendation(s) listed in a Development Review Report, please specify the staff recommendation number(s). If you are requesting a waiver or variation of a provision of the Land Development Code, please cite the specific section(s).

Staff Recommendation No(s).

Land Development Code citation(s)

Have you contacted anyone in County Government regarding this request?

☒ Yes

☐ No

If yes, indicate name(s), department and date

Narrative explaining proposed changes in detail including the desired result and justification for the request (attach additional sheet if necessary):

This NVAL amendment would close the existing 60 foot opening and create a new 50 foot opening with a distance 63.32' from the southeast corner.

## REQUIRED DOCUMENTATION

Submit one (1) original and copy of each document listed below.

1. Narrative clearly describing proposed changes. Be sure to include detailed information of opening location, size, etc.
2. Letter from the applicable municipality, dated within six (6) months of this application, stating the city's position on this request.
3. Agreement and Title Opinion for staff review (contact staff for more information).
4. A valid pre-application approval letter from the Florida Department of Transportation, if applicable.
5. Approved or recorded plat. (A survey and site plan may be accepted for single family and duplex applications. Please consult with Urban Planning Division staff.)
6. A check for the application fees (if applicable) made payable to: **Broward County Board of County Commissioners**. Please consult the Development Permit Application Fee Schedule.

For ROADWAY RELATED items (1 through 5) listed under INSTRUCTIONS on Page 1 of this form, the following additional documents are also required:

1. The proposed site plan (2 original) which shows, at a minimum, the on-site traffic circulation system, adjacent roadway details, and the location of all existing and proposed driveway(s). The site plan must provide relevant dimensions and must be drawn to scale.
2. Signed and sealed drawings (2 original) clearly illustrating the proposed change(s). The drawings must provide relevant dimensions and must be drawn to scale.
3. A valid Pre-Application approval letter from the Florida Department of Transportation is required for all roadway and/or access related applications which about a Trafficway that is functionally classified as a State Road. This requirement includes the creation or amendment of vehicular access and/or any improvements requiring permits from the State.

For NON-ROADWAY RELATED items (6 through 12) listed under INSTRUCTIONS on Page 1 of this form, please consult with Urban Planning Division staff to determine any additional required documentation.

**All documents listed must also be submitted electronically as a separate pdf on a CD, flash drive, etc.**

## NOTARY PUBLIC: Owner/Agent Certification

This is to certify that I am the owner/agent of the property described in this application and that all information supplied herein is true and correct to the best of my knowledge. By signing this application, owner/agent specifically agrees to allow access to described property at reasonable times by County personnel for the purpose of verification of information provided by owner/agent.

*[Signature]*  
Owner/Agent Signature

05/16/23  
Date

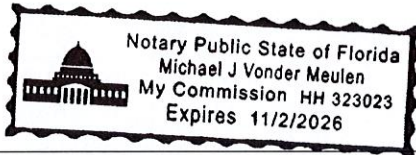
NOTARY PUBLIC

## STATE OF FLORIDA COUNTY OF BROWARD

The foregoing instrument was acknowledged before me by means of ☒ physical presence | ☐ online notarization, this 16th day of May, 20 23, who ☒ is personally known to me | ☐ has produced \_\_\_\_\_ as identification.

Michael Vonder Meulen  
Name of Notary Typed, Printed or Stamped

*[Signature]*  
Signature of Notary Public – State of Florida



Notary Seal (or Title or Rank)

HH 323023  
Serial Number (if applicable)

## For Office Use Only

Application Type/Title of Request

|                                |                               |                        |
|--------------------------------|-------------------------------|------------------------|
| Application Date<br>05/16/2023 | Acceptance Date<br>05/22/2023 | Fee<br>\$ 2,410.00     |
| Comments Due<br>06/12/2023     | Report Due<br>06/22/2023      | CC Meeting Date<br>TBD |

Adjacent City or Cities

None

☒ Plats ☒ Site Plans ☒ City Letter ☐ FDOT Letter

☒ Other: Narrative, Sketch & Legal description, Site plan

Distribute To  
☒ Engineering ☒ Traffic Engineering ☒ Mass Transit

☐ Other:

Comments

Received By  
Adrien Osias, Planner



April 6, 2023

Josie Sesodia, Director  
Resilient Environmental Department  
Urban Planning Division  
1 N. University Drive  
Plantation, FL 33324

**RE: Non-Vehicular Access Line Amendment (NVAL)**  
**Folio #: 494228310010**  
**Plat: Victor Cameron P.B. 146 P 42**  
**Location: 1040 NW 20 Street, Fort Lauderdale**  
**KEITH Project Number: 10431.00**

Dear Ms. Sesodia;

On behalf of Habitat for Humanity of Broward Inc. (Owner), KEITH is providing this narrative letter for the non-vehicular access line (NVAL) amendment for the above referenced plat. The Owner proposes to develop the vacant property as a 20-unit mixed use project (Plat Note Amendment under separate application). This NVAL application proposes the following:

1. Close the current 60-foot access opening along NW 19<sup>th</sup> Street located 60 feet east of the western plat limits.
2. Create one (1) new access opening:
  - a) Create a 50-foot ingress and egress opening along NW 19<sup>th</sup> Street with a distance 63.32' from the southeast corner.

The purpose for this request is to allow efficient ingress/egress and proper functionality from NW 19<sup>th</sup> Street. NW 19<sup>th</sup> Street is not a state road, therefore an FDOT letter is not required. There is no city within 200 feet and the applicant is not proposing to amend previous conditions of approval. An NVAL application was submitted to the City of Fort Lauderdale, and the applicant is in the process of receiving the 'No Objection Letter'.

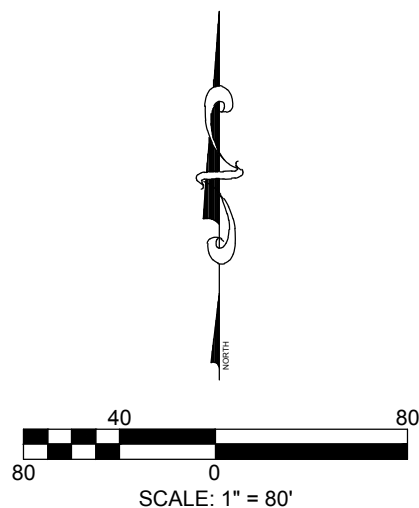
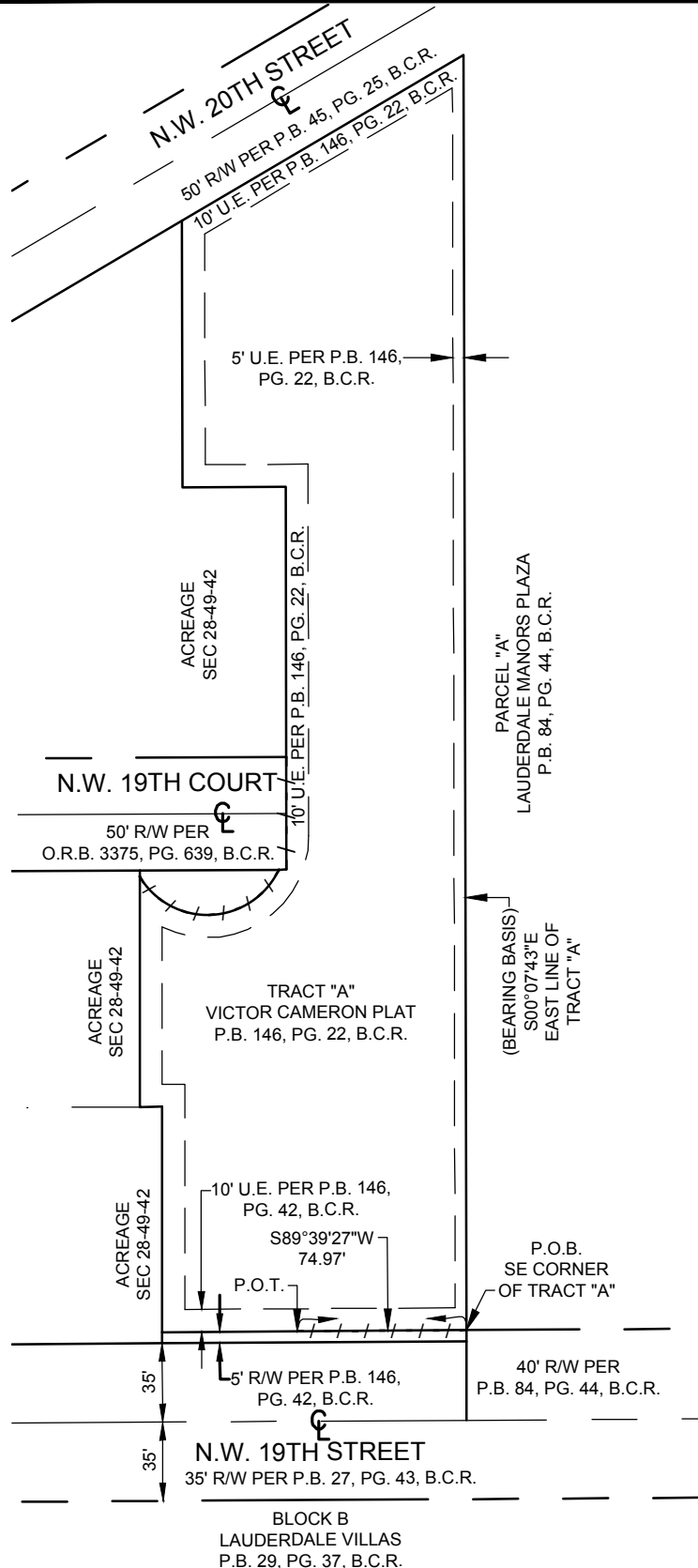
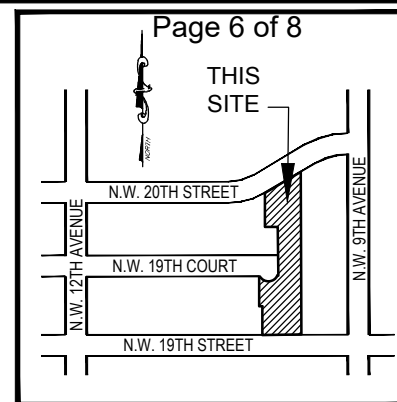
Attached for your records is a copy of the Recorded Plat, Survey, (2) Sketch and Descriptions (existing and proposed NVAL) and Site Plan. If you have any questions or require additional information, please do not hesitate to contact me.

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read 'Tiffany Crump'.

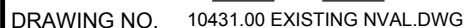
Tiffany Crump  
Planner II

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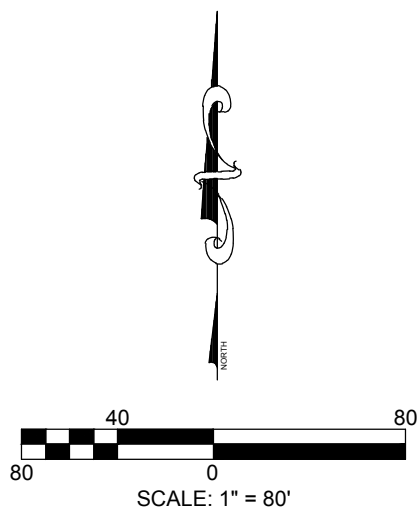
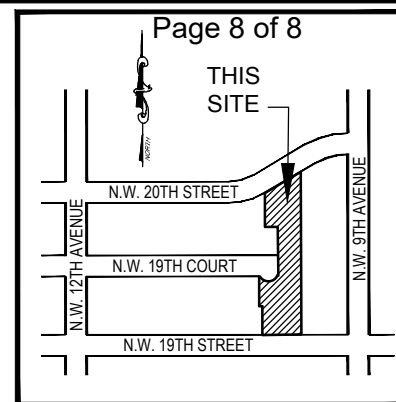
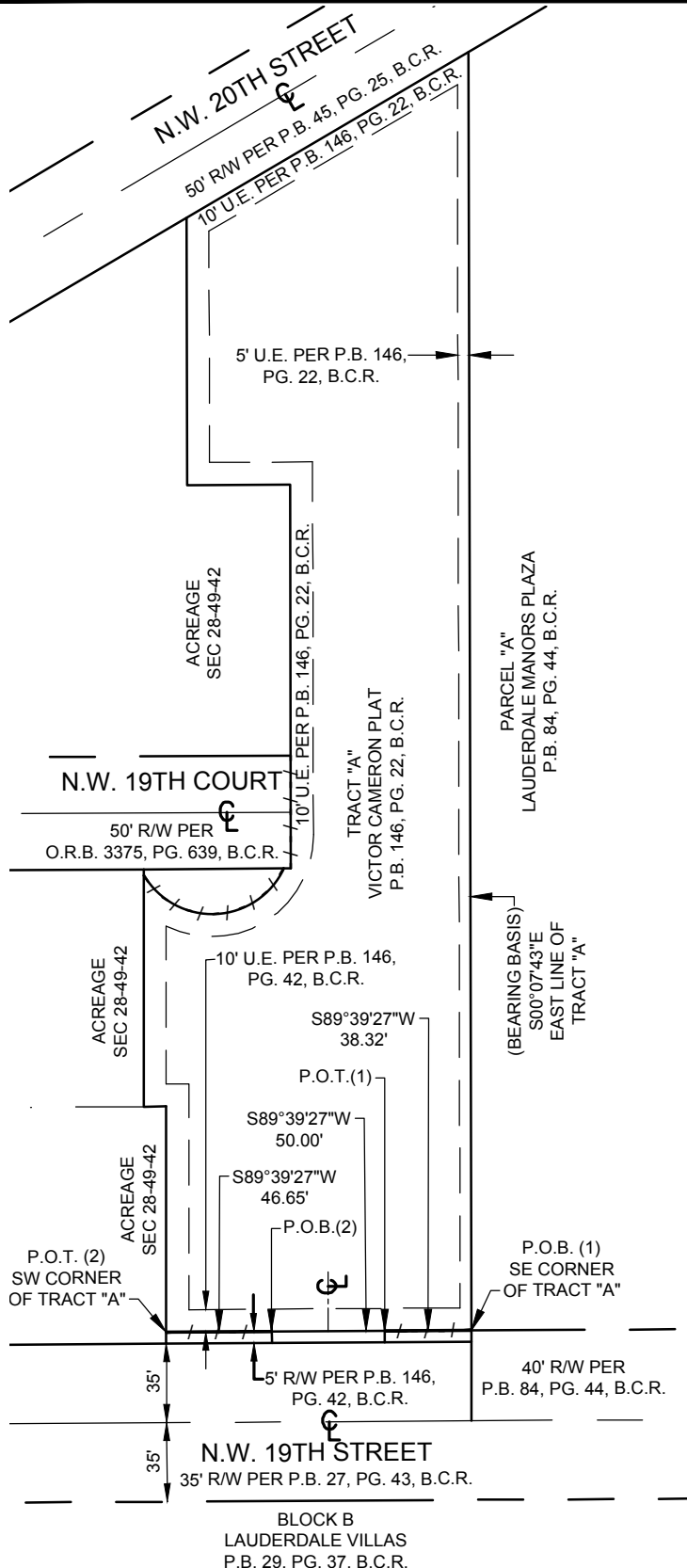
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|--------|------------------------|
| B.C.R. | BROWARD COUNTY RECORDS |
| P.B.   | PLAT BOOK              |
| PG.    | PAGE                   |
| P.O.B. | POINT OF BEGINNING     |
| P.O.T. | POINT OF TERMINATION   |
| LB.    | LICENSED BUSINESS      |
| O.R.B. | OFFICIAL RECORDS BOOK  |
| R/W    | RIGHT-OF-WAY           |
| SEC    | SECTION                |
| U.E.   | UTILITY EASEMENT       |
| CL     | CENTERLINE             |
|        | NON-VEHICULAR ACCESS   |

## CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

CHK. BY           T.G.          

| DATE | REVISIONS |
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**LEGEND:**

|          |                        |
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| B.C.R.   | BROWARD COUNTY RECORDS |
| P.B.     | PLAT BOOK              |
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| R/W      | RIGHT-OF-WAY           |
| SEC      | SECTION                |
| U.E.     | UTILITY EASEMENT       |
| CL       | CENTERLINE             |
| NON-VHIC | NON-VEHICULAR ACCESS   |

SKETCH & DESCRIPTION  
NON-VEHICULAR ACCESS LINE

TRACT "A"  
VICTOR CAMERON PLAT  
P.B. 146, PG. 22, B.C.R.

CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA



301 EAST ATLANTIC BOULEVARD  
POMPANO BEACH, FLORIDA 33060-6643  
(954) 788-3400  
EMAIL: mail@KEITHteam.com LB NO. 6860

SHEET 2 OF 2

DRAWING NO. 10431.00 NEW NVAL.DWG

DATE 2/14/2023

SCALE AS SHOWNFIELD BK. N/A

DWNG. BY S.M.

CHK. BY T.G.

| DATE | REVISIONS |
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