



# WILTON MANORS, *Island City*

2020 WILTON DRIVE, WILTON MANORS, FLORIDA 33305

## COMMUNITY DEVELOPMENT SERVICES

(954) 390-2180 FAX: (954) 567-6069

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**AGENDA**  
**DEVELOPMENT REVIEW COMMITTEE (DRC)**  
**City Commission Chambers**  
**City Hall**  
**2020 Wilton Drive**  
**Tuesday, April 4, 2023 at 1:30pm.**

### ITEMS SCHEDULED

**1. Roll Call**

**2. Approval of Minutes:**  
a. March 15, 2023

**3. Public Comment:**  
*Any member of the Public may speak on any issue for three (3) minutes.*

**4. Site Plan Application:**      **SP 22-15**  
Request for minor site plan approval for new dumpster enclosure and the replacement of an existing storefront window with a pass-thru window for proposed restaurant tenant buildout for the property located at 2716 N. Dixie Highway for the project known as "Dicey's Wilton Manors".  
Property Owner – 2716 & 2724 North Dixie LLC  
Land Use – TOC (Transit Oriented Corridor)  
Zoning – TOC-E (Transit Oriented Corridor East)

**Reviewers:** Community Development Services Department, Fire Prevention Division, Emergency Management / Utilities Department, Police Department, Building Official, Engineering Consultant, Planning Consultant, and Waste Management.

**4. Site Plan Application:**      **SP 23-01**  
Request for site plan approval for three (3) townhouse units to be located at 55 NE 25 Street for the project known as "LDA Ventures 5".  
Owner/Agent – LDA Ventures 5 LLC  
Land Use – Low Medium – 10 Residential (R-L/MD)  
Zoning – Multi-Family Residential (RM-16)

**Reviewers:** Community Development Services Department, Fire Prevention Division, Emergency Management / Utilities Department, Police Department, Building Official, Engineering Consultant, Planning Consultant, and Waste Management.

**5. Site Plan Application:**

**SP 22-013**

Request for site plan approval for fifty-four (54) multi-family units and 1,800 square feet of commercial use located at 2916-2920, 2932, & 2980 N. Andrews Avenue and adjacent lots with folio numbers 494227170350, 494227170340, 494227170330, 494227170320, 494227170260, and 494227170250 for the project known as "2916 Investments".  
Owner/Agent – 2916 Investments LLC  
Land Use – Transit Oriented Corridor West (TOC-W)  
Zoning – Transit Oriented Corridor West (TOC-W)

**Reviewers:** Community Development Services Department, Fire Prevention Division, Emergency Management / Utilities Department, Police Department, Building Official, Engineering Consultant, Planning Consultant, and Waste Management.

The application and any backup materials may be reviewed at the City of Wilton Manors, Community Development Services Department at 2020 Wilton Drive, Wilton Manors, Florida 33305, between the hours of 7:00 a.m. and 6:00 p.m., Monday through Thursday, excluding legal holidays.

All interested persons are invited to appear and be heard, subject to proper rules of conduct. Persons who cannot appear and be heard are encouraged to submit their written comments. Written comments filed with the Community Development Services Director will be entered into the record. All affected persons will be allowed to present evidence at the hearing and bring forth witnesses provided they notify the City Clerk and file the required forms provided by the City Clerk's office. Pursuant to FS. 286.0105, if a person decides to appeal any decision made by the Board, Agency or Commission with respect to any matter considered at such meeting, or hearing, they will need a record of the proceedings and that for such purposes they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. The hearing may be continued from time to time as necessary.

Any person requiring auxiliary aids and services for the meeting may call the ADA Coordinator at (954) 390-2120 at least two working days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Services by using the following phone numbers: 1 (800) 955-8770 (Voice) or 1 (800) 955-8771 (td).