



**LAND DEVELOPMENT REGULATION ADVISORY BOARD (LDRAB)**  
**LANDSCAPE SUB-COMMITTEE**

MARCH 21, 2018, 9:00 AM – 10:30 AM  
2300 NORTH JOG ROAD, CONFERENCE ROOM VC-2E-12 – 2ND FLOOR

**MINUTES**

**A. CALL TO ORDER – 9:05 AM**

**1. INTERESTED PARTIES AND STAFF INTRODUCTIONS:**

**COMMITTEE MEMBERS:** Drew Martin, LDRAB committee member was present.

**COUNTY STAFF:** Maryann Kwok, Barbara Pinkston, Melissa Matos, Rodney Swonger, Travis Goodson, Meredith Leigh, Wendy Hernandez, Pedro Segovia, and Jackie Michels

**INTERESTED PARTIES:** Gladys DiGirolamo, Michelle Duchene, Collene Walter, Joni Brinkman, Dylan Ropen, Ben Dolan, and Leo Urban

**2. ADDITIONS, SUBSTITUTIONS AND DELETIONS TO AGENDA**

There were no additions, substitutions or deletions to the agenda.

**3. MOTION TO ADOPT AGENDA**

There was no motion made.

**B. UNDERGROUND EASEMENTS IN OFF-STREET PARKING AREA (ART. 7.C.4, SUPPLEMENT 23)**

**1. Identify issues related to the easement overlap, current practice and code requirements.**

Maryann Kwok explained that updates and amendments to the code need to be made regarding the interior landscaping requirements in parking areas and islands. She further explained that some existing easements are overlapping and encroaching into parking areas and islands with landscaping. She further address landscaping overlapping and encroaching into parking areas and islands. She reviewed proposed amendments to ULDC Article 7, which would allow relocation of trees, within easements and landscape islands. She further discussed underground and overhead easements, off-street parking, landscaping, and existing utilities. Discussion ensued regarding the placement of trees within the landscape islands, easement overlaps, parking areas and islands. She explained that there would be no reduction of required trees, and they would be allowed to be relocated within the same site; subject to a Type 1 Waiver for landscaping. She continued to review the proposed code language regarding the placement of utilities, fire hydrants and trees within the parking islands and where landscaping should be placed

within the islands as to not interfere with underground utilities. She noted that an alternate landscape plan shall show the new location of the trees that should be located within the site.

2. Regulation change – fire, water and cable companies.

Maryann explained that utility easements may encroach the island providing there is sufficient areas for landscaping within the island. Underground and existing utilizes may interfere with landscaping. Maryann explained that an Administrative Waiver may allow relocation of trees in the perimeter landscape buffer where there is either an underground or overhead utility line.

3. Examples of applications (Mission Lakes, Kids Sanctuary, Glades and Turnpike)

Wendy and Meredith showed site plans and pointed out where the existing easements overlap in the buffers and islands. They showed where the hydrants and landscaping are on property lines and stated the landscaping perhaps should be relocated. It was suggested that review of plans should be coordinated with water and utilities departments as to not interfere with the underground utilities.

**C. OVERHEAD EASEMENTS IN PERIMETER BUFFERS**

1. FPL concerns related to trees under overhead easements – new regulations

Barbara Pinkston explained FPL's new regulations referring to their document Right Tree in the Right Place. She explained that FPL is concerned with overhead power lines in older developments. She noted that most new developments have underground utilities, however landscaping needs to be planted in the right place as to not interfere with underground utility lines. She stated that homeowners are responsible for trimming trees that are overgrown near power lines. She noted that Broward County is currently reviewing their landscape code and FPL's regulations and they are working on a draft which the County would look at also.

2. Replacement of trees resulting from hurricane damages for existing projects.

**D. INPUT AND COMMENTS**

Both Collene and Gladys pointed out that they felt the illustrations in the handout; Exhibit X, Article 7 pages 3 & 4 were confusing and did not seem to match the language on those pages.

**E. SUMMARY OF TODAY'S DISCUSSION**

Maryann stated that there would be more changes/amendments to the ULDC and would give the committee a chance to review it before the next meeting.

**F. FUTURE MEETING TOPICS**

Barbara said that there is not another meeting scheduled at this time. She would email the revised document so everyone can have a chance to review the changes. She noted that there would another meeting scheduled in the future.

**G. ADJOURN**

Meeting adjourned at 10:25 am.

DRAFT