



*FAST FORWARD FORT LAUDERDALE 2035*  
VISION STATEMENT

**“We are unique because we occupy the middle ground, the best of both worlds, urban and suburban. Let’s improve them both and not lose either.” – *OURVISIONFTL.COM, 2012***

# NEIGHBORHOOD ENHANCEMENT



**G5**

**GOAL 5: Be a community of strong, beautiful, and healthy neighborhoods.**

**G6**

**GOAL 6: Be an inclusive community made up of distinct, complementary, and diverse neighborhoods.**

Our **neighborhoods** form the foundation of our community and reflect the character and diversity of our people. Feedback received from the Visioning process included 209 ideas related to Neighborhoods and Healthy Communities, ranging from neighborhood improvements to code enforcement, historic preservation, housing affordability, and quality of life. Fort Lauderdale is a community of communities, with 82 unique neighborhoods, a beautiful beach, and vibrant business and entertainment centers. The City features both historic charm and modern urban living.

Quality of life for one individual is important to the entire community's quality of life, and the City works to provide excellent infrastructure and services to every neighborhood; cognizant that no neighborhood or no individual is left behind. Fort Lauderdale has weathered the national recession and is now experiencing growth in property values and sales. Benefits of reasonably priced housing and a range of housing options are important to developing our City, retaining current residents, and attracting a new generation of Fort Lauderdaleians. Our active and engaged neighbors and stakeholders help to further enhance quality of life by driving the change that creates the incredible blended network of great places that are Fort Lauderdale.



City staff participates in a Code Process Improvement Workshop



A Sustainable Development employee conducts a mapping exercise with youth at the Riverland Park Community Center

As Fort Lauderdale continues to grow, the face of our community is expected to change, mirroring national trends. It is important that we continue to embrace the City as a collection of unique neighborhoods, and plan now for the right mix of residential and commercial zoning for future use. In the next five years, the City will be focused on carrying out this initiative; adapting and evolving zoning codes to ensure a wide range of housing and development to accommodate our growing population's needs.

Fort Lauderdale has made a commitment to **enhance neighborhoods and the overall quality of life** experienced in our community every day. One such effort currently underway includes updating our Comprehensive Plan to ensure that there are principles, guidelines, standards, and strategies for the orderly and balanced future development of our City. **The right balance is needed to address the market's demand for increased density while reflecting the unique character of our established neighborhoods.** Staff will focus on improving the code compliance process to keep our neighborhoods beautiful and achieve operational efficiencies.

Further enhancements are shown through the community outreach efforts of the Office of Neighbor Support. Neighbor Support has a consistent presence at neighborhood, business and community meetings, and serves as a central resource for all neighbors. Over the next five years, Neighbor Support will continue its outreach, employing a number of new methods for engaging our community. **Effective communication and interactions within and among neighborhoods will enhance and strengthen the fabric of our community.**

# G5

## GOAL 5 OBJECTIVES

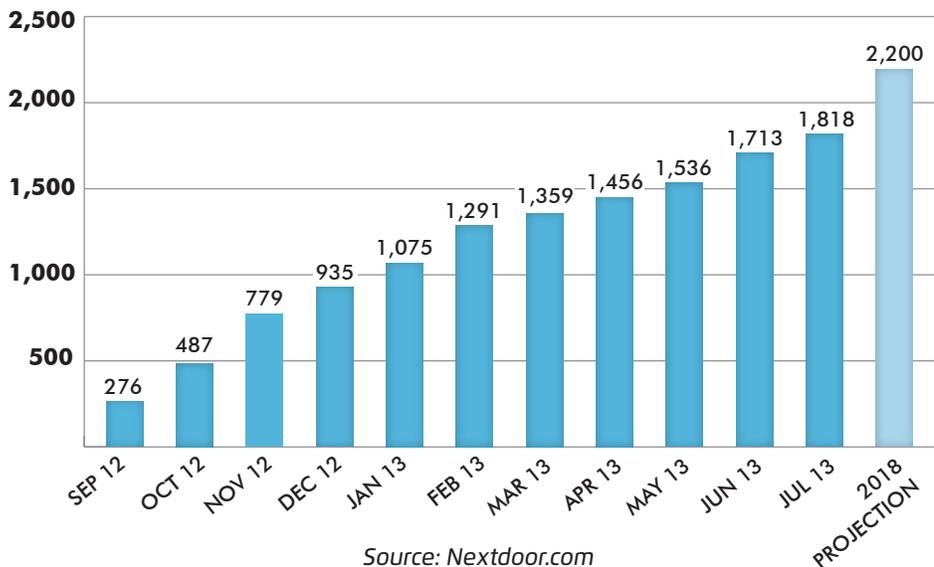
- 01** **OBJECTIVE 1:** Increase neighbor engagement and improve communication networks within and among neighborhoods
- 02** **OBJECTIVE 2:** Enhance the beauty, aesthetics, and environmental quality of neighborhoods
- 03** **OBJECTIVE 3:** Increase healthy living through locally grown and fresh foods

Fort Lauderdale will continue to focus on innovative ways to convene neighbors to create strong, respectful communities. By recognizing that neighborhood beautification benefits quality of life for everyone, the City will update its code compliance process to encourage well-maintained properties and shared public spaces. Shared spaces, whether they are pocket parks, medians, parklets or other great public places, will be further enhanced to support healthier lifestyles by encouraging the community to garden, connect, and be active.



A Public Works employee at the Rain Barrel Giveaway during the 2012 LauderScape event

Neighbors on Nextdoor



Our strategic focus in the next five years is to build robust communication networks, improve neighborhood aesthetics, and increase access to healthy, fresh foods, all of which are components to creating strong and healthy neighborhoods. The City is fortunate to have a strong fabric of neighborhood associations and civic activity. We pride ourselves on our neighbor-centric model of service, and the unique role of our Neighbor Support office in being the friendly face to the community. With 45% of neighbors satisfied with the opportunities to participate in local government, as reported in the 2012 Neighbor Survey, the City will continue to expand opportunities to encourage neighbor participation in this fundamental, public policy decision-making process. The following objectives and initiatives outline our strategic approach to progress.

## 2012 NEIGHBOR SURVEY SNAPSHOT:

- 42% of neighbors believe the City's efforts in planning for growth are excellent or good.
- 46% of neighbors are satisfied with the City's efforts in enforcing the maintenance of residential property.
- 37% of neighbors are satisfied with the permitting process for construction/renovations.

01

**OBJECTIVE 1:**

Increase neighbor engagement and improve communication networks within and among neighborhoods

STRATEGIC INITIATIVES:	LEAD:	PARTNERS:
1. <b>» Administer an internal and external volunteer service program through the Neighbor Support Office</b>	Neighbor Support (CMO-NS)	All Depts., CMO-PAO, CCR, CSB, Businesses, CFB, CFLCA, EB, GFLCC, NA
2. Develop a neighborhood communication toolkit to increase involvement by examining existing approaches, tools, websites, block parties, and newsletters, etc. used by neighborhoods	CMO-NS	CMO-PAO
3. Conduct neighborhood association outreach geared toward facilitating the process for them to become formally recognized by the City, as well as to encourage active participation in events and other volunteer functions	CMO-NS	CC, CCR, CSB, CFLCA
4. Maximize talent and skills through City Boards and Committees with dedicated and engaged subject matter experts	CMO-NS	CCLRK, CCR, CSB, CFLCA
KEY PERFORMANCE INDICATORS:	BASELINE:	5-YR TARGET:
<b>» Voter turnout</b>	12.43%	Increase
<b>» Volunteer hours citywide</b>	N/A	400,000
• Number of neighborhoods with formally recognized neighborhood associations	64	68
• Number neighbor meetings and events with City community outreach	N/A	7,500
• Number of neighbors on Nextdoor	276	2,200
• Percent of neighbors that agree or strongly agree that the City builds community	51%	57%

02

**OBJECTIVE 2:**

Enhance the beauty, aesthetics, and environmental quality of neighborhoods

STRATEGIC INITIATIVES:	LEAD:	PARTNERS:
1. <b>» Promote the Florida Friendly Yards programs and/or Bro-ward Naturescape, and consider awards</b>	Public Works (PWD)	BC, CAB, CCR
2. <b>» Coordinate neighborhood and waterway cleanup events</b>	CMO-NS	All Depts., CA, CFLCA, NA, Churches
3. <b>» Integrate sustainable construction into building codes and develop applicable performance indicators</b>	Sustainable Development (DSD)	PWD
4. Implement findings from the Code Enforcement Process Improvement	DSD	CMO-SI, FLPD, CEB, NAB, USB
5. Facilitate connecting neighbors in need of property maintenance assistance with support services and resources	DSD	CMO-NS, CRA, CEB, NAB, USB
6. Become a Certified Community Wildlife Habitat by the National Wildlife Federation	Parks and Recreation (P&R)	PWD

» Indicates an idea from the Vision Plan. For more information on strategic initiative partners, see Cylinders of Excellence Community Partners.

KEY PERFORMANCE INDICATORS:	BASELINE:	5-YR TARGET:
» Average number of days from code violation to compliance	N/A	159
• Number of certified neighborhood wildlife habitats	275	400

## 03

**OBJECTIVE 3:**

Increase healthy living through locally grown and fresh foods

STRATEGIC INITIATIVES:	LEAD:	PARTNERS:
1. » Increase locally grown food and biodiversity through sustainable community and residential gardens and urban agriculture	PWD	CMO-NS, CMO-PAO, DSD, P&R
KEY PERFORMANCE INDICATORS:	BASELINE:	5-YR TARGET:
• Number of community garden and urban farm applications approved under the Urban Agriculture Ordinance	1	6

**“Fort Lauderdale is ahead of most cities I visit. It is lucky to have the essential ingredients of community – with established and active civic groups and neighborhoods.” – Rich Luker, Author of Simple Community, Big Ideas Event, 2012**

# G6

## GOAL 6 OBJECTIVES

01

**OBJECTIVE 1:** Evolve and update the land development code to balance neighborhood quality, character, and livability through sustainable development

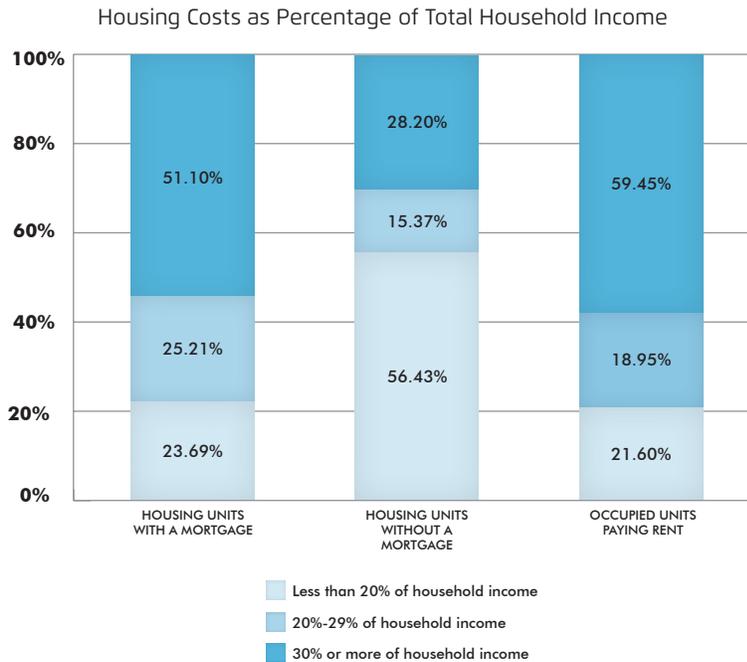
02

**OBJECTIVE 2:** Ensure a range of housing options for current and future neighbors

In the next five years, the City will focus on evolving zoning ordinances to reflect current master plans and neighborhood plans. As a government, we will work with developers and partners to provide our neighbors with a range of housing options, reflective of our City's unique character and creativity which parallels our ever changing demographics and needs.



Sustainable Development staff on a walk with the City Manager as part of a code compliance process improvement



Source: 2011 American Community Survey 1-Year Estimates

Our strategic focus for the next five years is to ensure our zoning is advantageous for achieving balanced growth. According to the Broward County Planning and Environmental Regulation Division, Fort Lauderdale's population is projected to grow by 25% to 205,769 by the time our community's Vision is realized in 2035. Such an increase will require progressive plans and fluid ordinances today, for future development tomorrow. Like many cities, Fort Lauderdale is diverse, with high, medium and low-income areas. The needs of our neighborhoods differ greatly, and will continue to change and evolve as we move forward. To be a city for everyone, we need to have a place for everyone. Having a range of homes available throughout the City will help attract new neighbors, encourage new businesses, and stimulate a broad base of economic investment in Fort Lauderdale. The following objectives and initiatives outline our strategic approach to progress.

## 2012 NEIGHBOR SURVEY SNAPSHOT:

- 34% of neighbors believe the availability of affordable housing in the City is excellent or good.
- 59% of neighbors are satisfied with the importance of historic preservation in the City.
- 38% of neighbors are satisfied with the effectiveness/efforts to revitalize low-income areas in the City.

01

**OBJECTIVE 1:**

Evolve and update the land development code to balance neighborhood quality, character, and livability through sustainable development

STRATEGIC INITIATIVES:	LEAD:	PARTNERS:
1. <b>» Examine land-use patterns and neighborhood development trends to recommend changes to the Unified Land Development Regulations (ULDR) for optimal neighborhood growth, including parking, landscaping, setbacks, change of use and reuse, etc.</b>	DSD	T&M, BoA, PNZ, PUDZD,
2. <b>» Examine and update draft historic surveys</b>	DSD	HPB, FLHS
3. Prepare the Comprehensive Plan Evaluation and Appraisal	DSD	All Dept., Many Outside Agencies
4. Complete the Neighborhood Development Criteria Revisions (NDCR) initiative	DSD	CMO-NS, CMO-PAO
5. Implement the Innovative Development ordinance	DSD	CMO-NS, CMO-PAO, PNZ, PUDZD
6. Amend the Northwest Regional Activity Center (NW RAC) zoning regulations and implement design guidelines	DSD	CMO-NS, CMO-PAO, NWPf
7. Codify the Downtown Master Plan design guidelines	DSD	CMO-NS, CMO-PAO
8. Codify the Central Beach Master Plan design guidelines	DSD	CMO-NS, CMO-PAO
KEY PERFORMANCE INDICATORS:	BASELINE:	5-YR TARGET:
• Percent of new development that is adaptive reuse, preserving existing buildings' structure and character	91.35%	92.5%
• Number of appeals and variance requests as a percent of overall development requests	3.29%	2.5%

02

**OBJECTIVE 2:**

Ensure a range of housing options for current and future neighbors

STRATEGIC INITIATIVES:	LEAD:	PARTNERS:
1. Work with the development community and housing advocates to complete and implement a Housing and Market Study	DSD	AHAC, HA, CSB, BHC, HUD
2. Provide land use and zoning for a range of housing options to match community and business needs, such as accessory dwelling units and live-work units	DSD	BoA, PNZ, PUDZD, Real Estate Associations
KEY PERFORMANCE INDICATORS:	BASELINE:	5-YR TARGET:
<b>» Percent of households spending 30% or more of their income on housing</b>	51.4%	Decrease
• Number of Housing and Urban Development (HUD) eligible first-time homebuyers	13	65
• Private investment from lending institutions leveraged through homebuyers and developer assisted programs	\$1,501,931	Increase
• Number of rehabilitated units completed	20	100
• Neighbor satisfaction with the availability of affordable housing in the City	34%	40%

» Indicates an idea from the Vision Plan. For more information on strategic initiative partners, see *Cylinders of Excellence Community Partners*.