

**Excerpt from draft minutes from the Development Review Committee meeting on September 26, 2017.**

*ID 2017-607*

- 2E) **DRC NO. 09-17-05** CONSIDERATION OF AN ORDINANCE AMENDING CHAPTER 31 – PLATTING, SUBDIVISION AND OTHER LAND USE REGULATIONS, ARTICLE 1. – IN GENERAL, SECTION 31-2 UNDERGROUND WIRING REQUIRED; EXCEPTION AND ADDING NEW SECTION SEC. 31-3 UNDERGROUND UTILITY TRUST FUND – ESTABLISHED; PROVIDING FOR REPEAL; PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION; PROVIDING FOR AN EFFECTIVE DATE.

**PETITIONER:** CITY OF MARGATE

Andrew Pinney said the ordinance was prepared by the City Attorney's office and was modeled after an ordinance in Coconut Creek. He said the ordinance would require new development or redevelopment to either bury overhead power lines or pay an equivalent amount of money to have the section buried.

Mr. Pinney expressed concern that the definition of "substantially redevelop or reconstruct" included the modification to an approved site plan. He commented that if this ordinance were already in effect, it would have applied to all three of the site plans on that were on that day's agenda. He said the threshold might need to be looked at even though it was the same threshold that Coconut Creek used, noting it would be a policy decision to be made by the City Commission. Mr. Pinney commented that there was an exception in the ordinance whereby overhead lines of 27,000 volts or higher would be exempt from the requirements.

Reddy Chitepu commented that the other requirement in the ordinance that would apply would be for development projects that came through with substantial improvements, the definition of which was similar to that in the Florida Building Code which he said was for 50 percent of the cost. He said Mr. Pinney mentioned the other item in the requirement which applied to any site plan amendment was an issue to be brought up to the City Commission to see if they would be willing to accept only the 50 percent requirement rather than the site plan amendment.

**DRC Comments:**

There were no comments from the Development Review Committee members. Mr. Chitepu advised that the item was approved to move forward to Planning and Zoning and then on to the City Commission.