

# Holland & Knight

515 E. Las Olas Boulevard, Suite 1200 | Fort Lauderdale, FL 33301 | T 954.525.1000 | F 954.463.2030  
Holland & Knight LLP | [www.hklaw.com](http://www.hklaw.com)

Debbie M. Orshefsky  
(954) 468-7871  
[debbie.orshefsky@hklaw.com](mailto:debbie.orshefsky@hklaw.com)

August 22, 2022

*VIA EMAIL*

Christopher Cooper, Director  
City of Fort Lauderdale  
Department of Sustainable Development  
700 NW 19 Avenue  
Fort Lauderdale FL 33311

Re: Public Participation Meeting Report regarding Rezoning Application No. UDP-  
Z22014 and UDP-22015 (the “Applications”)

Dear Mr. Cooper:

On August 15, 2022, the Public Participation Meeting regarding the Applications was held. Notice of the Meeting was sent by regular mail to property owners within 300’ of the project site and email notice was sent to the leadership of the South Middle River Civic Association; a copy of the Notice, a list of property owners to whom notice was mailed and email notice to the civic association is contained in Attachment A. Attachment B is a list of attendees at this meeting.

The Applicant presented the Commercial and Townhouse development proposed for the property which is the subject of the pending rezoning applications; Attachment C contains the graphics presented at this meeting. The attendees were generally supportive of the proposed rezoning and a synopsis of their questions and comments is attached as Attachment D.

Respectfully submitted,



Debbie M. Orshefsky

cc: Mr. Adam Schnell (w/encl; via email)  
Mr. Jonathan Einhorn (w/encl; via email)  
Ms. Sarah Del Negri (w/encl; via email)

#177348809\_v1



**NOTICE AFFIDAVIT**

STATE OF FLORIDA, BROWARD COUNTY  
CITY OF FORT LAUDERDALE

BEFORE ME THIS DAY PERSONALLY APPEARED CHRISTINA MATHEWS  
WHO BEING DULY SWORN, DEPOSES AND SAYS:

1. The attached property owners list is, to the best of my knowledge, a complete and accurate list of all property owners, mailing addresses and property control numbers as recorded in the latest official tax rolls obtained from the Property Appraisers Office for all property within 300 feet of Portions of Lots 12, 14, 15, 27 & 28 and Lots 13, 29 & 30 of Placido Place Resub Plat as recorded in Plat Book 34 Page 36 of the Public Records of Broward County, Florida, City of Fort Lauderdale.
2. The attached property owners list includes, to the best of my knowledge, all affected property owners, municipalities, counties, homeowner associations, and property owner associations in accordance with the requirements of the UDLR and the City of Fort Lauderdale.

A handwritten signature in blue ink, appearing to read "Christina Mathews", written over a horizontal line.

Signature

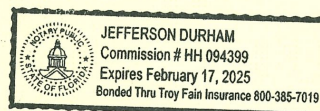
The foregoing instrument was acknowledged before me this 19<sup>th</sup> day of July, 2022.

A handwritten signature in blue ink, appearing to read "Jefferson Durham", written over a horizontal line.

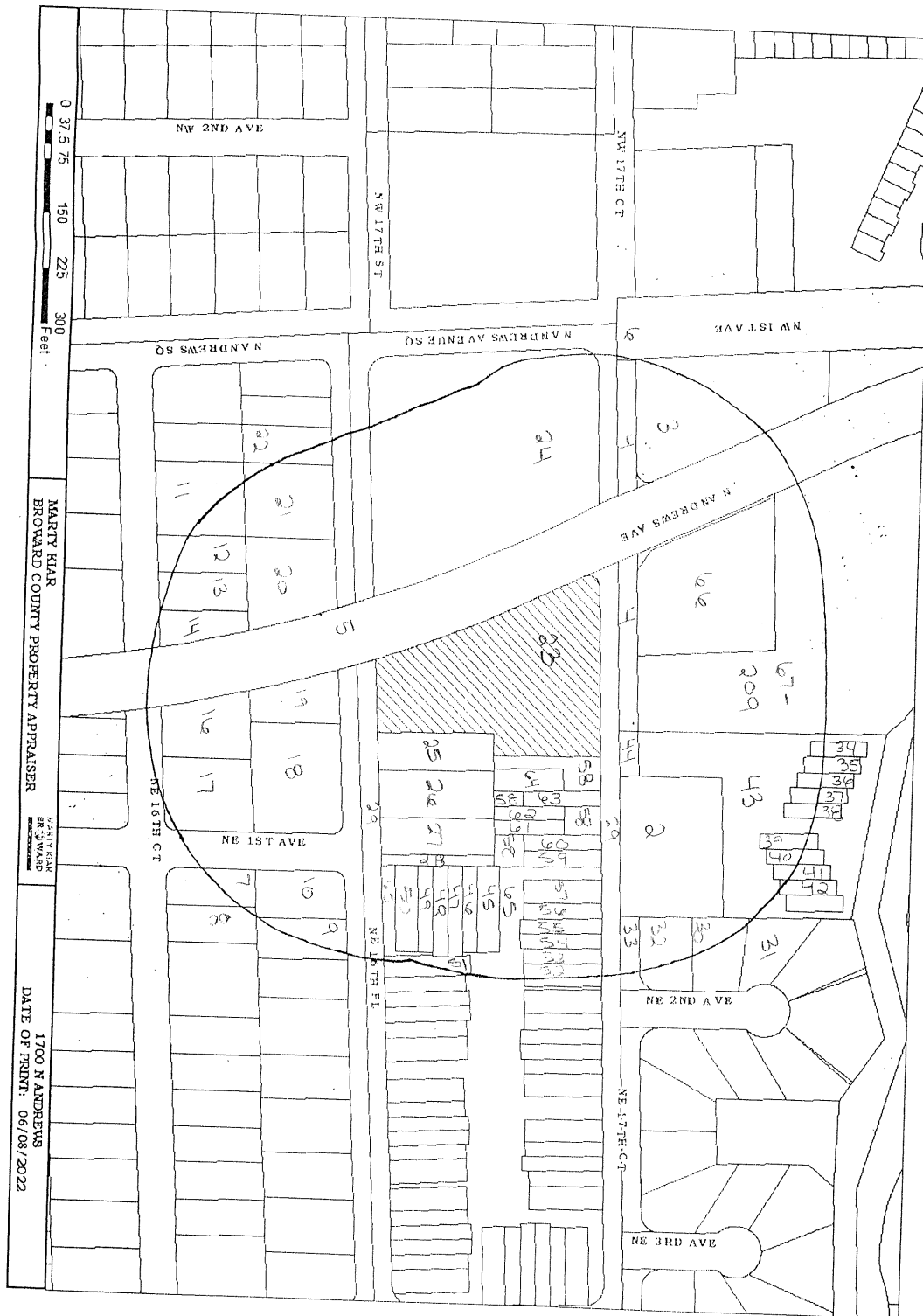
Signature of Person Taking Acknowledgement

Jefferson Durham  
Notary Public

Notary's Seal



1025 Yale Drive  
Hollywood, Florida 33021  
954-920-2205  
Email: cutroplanning@yahoo.com



| A  | B            | C                                                     | D                               | E               | F     | G     | H                                                                                                                                                                                                               |
|----|--------------|-------------------------------------------------------|---------------------------------|-----------------|-------|-------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1  | FOLIO, NOMB  | NAME                                                  | ADDRESS, LI                     | CITY            | STATE | ZIP   | LEGAL                                                                                                                                                                                                           |
| 2  | 494234000031 | SCHOEN, JEFFREY RODRIGUEZ, RUDY J                     | 101 NE 17 CT                    | FORT LAUDERDALE | FL    | 33305 | 34-49-42S 135 OF E 190 OF W 750 OF N1/2 OF N1/2 OF NE 1/4                                                                                                                                                       |
| 3  | 494234000051 | 1721 N ANDREWS AVE LLC                                | PO BOX 308                      | ROSLYN          | NY    | 11576 | 34-49-42THAT PT OF N1/2 OF N1/2 OF NW 1/4 NE 1/4 OF NE 1/4 BOUNDARY AS FOLL-ON N BY S FORK OF MIDDLE RIVER ON S BY NE 17 CTAS NOW USED ON E BY ST RD NO 5-811-A ON W BY NORTH ANDREWS AVE LESS OR 331 4PG 506   |
| 4  | 494234000350 | CITY OF FORT LAUDERDALE                               | 100 N ANDREWS AVE               | FORT LAUDERDALE | FL    | 33301 | 34-49-42COMM AT A PT AT INTERSEC OF CAL OF NE 17 CT & 1/4 SEC LINE OF 34-49-42W 1.17 TO POB N 25E 500S 25W 500 TO POB LESS THAT PART IN NOW RELOCATED ANDREWS AVE                                               |
| 5  | 494234000360 | FLORIDA DEPT OF TRANSPORTATION OFFICE OF RIGHT OF WAY | 3400 W COMMERCIAL BLVD          | FORT LAUDERDALE | FL    | 33309 | 34-49-42PORTION OF N ANDREWS AVE FROM R/W/L OF NE 16 ST TO S FORK MIDDLE RIVER AS PER MISC MAP BK 6-24                                                                                                          |
| 6  | 494234000380 | CITY OF FORT LAUDERDALE                               | 100 N ANDREWS AVE               | FORT LAUDERDALE | FL    | 33301 | 34-49-42THAT POR OF SAID SEC 34-49-42 ASDESC IN OR 979/528 LESS SOUTHWEST OF MIDDLE RIVER                                                                                                                       |
| 7  | 494234190320 | NIRK, SCOTT A                                         | 101 NE 16 CT                    | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 1 BLK 3                                                                                                                                                                                |
| 8  | 494234190330 | BROCK, ELOYD EDELL H/EMASTERSON, BILLY JAMES          | 105 NE 16 CT                    | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 2 BLK 3                                                                                                                                                                                |
| 9  | 494234190480 | KUHL, MANN, JAMES WILLIAM                             | 1000 SW 4 AVE                   | FORT LAUDERDALE | FL    | 33315 | PLACIDO PLACE 11-43 BE 35 OF LOT 23 TOG WITH W 19 OH LOT 22, BLK 3                                                                                                                                              |
| 10 | 494234190481 | JAHN, AKLIMA JAHANLTON, MIRZA                         | 1775 N ANDREWS SQ #W103         | FORT LAUDERDALE | FL    | 33311 | PLACIDO PLACE 11-43 BLOT 24 TOG WITH W 15 OF LO 23 BLK 3                                                                                                                                                        |
| 11 | 494234190510 | CHRISTIE, THERMITS                                    | 11 NE 16 CT                     | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 4 BLK 4                                                                                                                                                                                |
| 12 | 494234190511 | SMILLEN, ADEEN, BLANC, CLODETTE                       | 229 NW 10 ST                    | POWANO BEACH    | FL    | 33060 | PLACIDO PLACE 11-43 BLOT 6 BLK 4                                                                                                                                                                                |
| 13 | 494234190520 | KASTENKELLY                                           | 23 NE 16 CT                     | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 7 BLK 4                                                                                                                                                                                |
| 14 | 494234190530 | 1229 SW 23 AVE                                        | 1229 SW 23 AVE                  | FORT LAUDERDALE | FL    | 33312 | PLACIDO PLACE 11-43 BLOT 8 LESS RD R/W BLK 4                                                                                                                                                                    |
| 15 | 494234190540 | MOCKE, ALBERT EDWARD & MOCKE, GEORGE                  | 19023 HARBOR COVE LN            | CORNELIUS       | NC    | 28031 | PLACIDO PLACE 11-43 BLOT 9 LESS RD R/W BLK 4                                                                                                                                                                    |
| 16 | 494234190550 | THOMAS, DAVID W & CHRISTINE R                         | 53 NE 16 PL                     | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 10 LESS PT FOR RD R/W ASIN OR 2688/311 BLK 4                                                                                                                                           |
| 17 | 494234190560 | FLYNN, JOSEPH X                                       | 1625 NE 1 AVE                   | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOTS 12,13 BLK 4                                                                                                                                                                           |
| 18 | 494234190570 | KARPNISKI, SEMPERDARI, ASPIER, EARL WENDELL           | 5820 NE 27 AVE                  | FORT LAUDERDALE | FL    | 33308 | PLACIDO PLACE 11-43 BLOT 14 TO 16 BLK 4                                                                                                                                                                         |
| 19 | 494234190571 | 34 NE 16 PLACE LLC                                    | 3310 LAKE RIDGE LN              | WESTON          | FL    | 33332 | PLACIDO PLACE 11-43 BLOT 17 LESS RD R/W, 18 LESS RD R/W BLK 4                                                                                                                                                   |
| 20 | 494234190590 | MORRIS, SCOTT                                         | 2541 NE 26 AVE                  | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 19 THRU 21 BLK 4 LESS PT DESC IN OR 2629/657 FOR ST RD                                                                                                                                 |
| 21 | 494234190591 | FIFTEEN BS, LCM CARL G SANTANGELO                     | 11301 NW 18 ST                  | PLANTATION      | FL    | 33323 | PLACIDO PLACE 11-43 BLOT 22,23 BLK 4                                                                                                                                                                            |
| 22 | 494234190600 | PANKRATZ, GHAD L                                      | 12 NE 16 PL #1                  | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE 11-43 BLOT 24 BLK 4                                                                                                                                                                               |
| 23 | 494234200140 | 1720 N ANDREWS LLC                                    | 488 NE 18 ST UNIT 1610          | MIAMI           | FL    | 33132 | PLACIDO PLACE RESUB 34-36 BLOT 12 LESS E S, 13 & THAT PT OF LOTS 14, 15, 27 & 28 ALL LYING OF E R/W/L OF N ANDREWS AVE BLOTS 29 & 30                                                                            |
| 24 | 494234200170 | NORTH ANDREWS UPTOWN VILLAGE LLC % MARTIN SILVER      | 41 INDIAN CREEK DR              | MIAMI BEACH     | FL    | 33154 | PLACIDO PLACE RESUB 34-36 BLOT 16 LESS RD R/W, 17 LESS RD R/W, 18 THRU 23, 25 LESS RD R/W, 27 LESS N 25 & LESS RD R/W                                                                                           |
| 25 | 494234200345 | IDOCHE, JEN, JULIAN WILLIS, WILLIAM T                 | 6171 NW 35 CT                   | OAKLAND PARK    | FL    | 33309 | PLACIDO PLACE RESUB 34-36 BLOT 31                                                                                                                                                                               |
| 26 | 494234200350 | THOMAS, CHRISTINE R                                   | 53 NE 16 PL                     | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE RESUB 34-36 BLOT 32, 33 LESS E 50                                                                                                                                                                 |
| 27 | 494234200351 | THOMAS, THOMAS F                                      | 59 NE 16 PL                     | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE RESUB 34-36 BLOT 33 E 50                                                                                                                                                                          |
| 28 | 494234200370 | THOMAS, THOMAS F                                      | 59 NE 16 PL                     | FORT LAUDERDALE | FL    | 33305 | PLACIDO PLACE RESUB 34-36 BLOT 34 W 15                                                                                                                                                                          |
| 29 | 494234200380 | PUBLIC LAND% CITY OF FORT LAUDERDALE                  | 100 N ANDREWS AVE               | FORT LAUDERDALE | FL    | 33301 | PLACIDO PLACE RESUB 34-36 BROAD RIGHT OF WAY DEDICATED PER PLAT LESS THAT PART W OF E R/W/L OF N ANDREWS AVE                                                                                                    |
| 30 | 494234310010 | BALLARD, TROY D                                       | 4910 TANYA LEE CIRCLE APT 10106 | DAVIE           | FL    | 33328 | 34-49-42PT OF E 579.83 OF W 1329.83 ON 1/2 OF N1/2 OF NE 1/4 LYING S OFS FORK OF MIDDLE RIVER AS DESC IN OR 7110/750AKA LOT 2 UNREC DE DON TERRACE                                                              |
| 31 | 494234310011 | J-ZA ENTERPRISES LLC                                  | 7785 NW 128 AVE                 | PARKLAND        | FL    | 33076 | 34-49-42PT OF NE 1/4 DESC'D AS COMM ATSW COR OF N1/2 OF N1/2 OF NE 1/4 ALG S/L SAID N1/2 FOR 850.00 N 155.00 TO POB NWLY 100.98 NLY 100.00 SEELY 115.37 TO P/C SEL Y35.00S 10.51 TO POB AKA LOT 3DE DON TERRACE |
| 32 | 494234310013 | PEREZ, JASON H/EBORNE, STALANNA                       | 1725 NE 2 AVE                   | FORT LAUDERDALE | FL    | 33305 | 34-49-42PT OF E 579.83 OF W 1329.83 ON 1/2 OF N1/2 OF NE 1/4 LYING S OFS FORK OF MIDDLE RIVER AS DESC IN OR 3398/88 AKA LOT 1 UNREC'D DON TERRACE                                                               |

| A  | B                                                     | C                     | D               | E  | F     | G    | H                                                                                                                                                                                          |
|----|-------------------------------------------------------|-----------------------|-----------------|----|-------|------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 33 | 494234310014 CITY OF FORT LAUDERDALE                  | 100 N ANDREWS AVE     | FORT LAUDERDALE | FL | 33301 | 2917 | 34-49-42PT OF E 579.83 OF W 1329.83 OF N1/2 OF NE1/4 LYING S OFS FORK OF MIDDLE RIVERAKA 25 FTSTRIP LYING S OF LOT 1                                                                       |
| 34 | 494234390010 WILLFORD,KEVIN;ANTOS,CRISTOPHER          | 81 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | UNRECD DON TERRACE                                                                                                                                                                         |
| 35 | 494234390020 CHARLOT AVILES,RONALD A                  | 83 NE 17 COURT        | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 1                                                                                                                                                      |
| 36 | 494234390030 BLAIRS,TIMOTHY D                         | 85 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 2                                                                                                                                                      |
| 37 | 494234390040 HENSON,RICHARD L                         | 87 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 3                                                                                                                                                      |
| 38 | 494234390050 SERA,WILLIAM                             | 90 BOX 1506           | ENGLEWOOD       | CO | 80150 | 1506 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 4                                                                                                                                                      |
| 39 | 494234390060 FRIED,ALANNO                             | 91 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 5                                                                                                                                                      |
| 40 | 494234390070 SILVERMAN,FRED                           | 93 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 6                                                                                                                                                      |
| 41 | 494234390080 GANN,DAVID A & CHARLENE S                | 95 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 7                                                                                                                                                      |
| 42 | 494234390090 BARRETT,DANIEL F                         | 97 NE 17 COURT        | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BLOT 8                                                                                                                                                      |
| 43 | 494234390110 MIDDLE RIVER TOWNHOUSE ASSOCIATION INC   | 95 NE 17 CT           | FORT LAUDERDALE | FL | 33305 | 2917 | MIDDLE RIVER TOWNHOUSES 108-37 BRANCEL A                                                                                                                                                   |
| 44 | 494234390120 PUBLIC LAND% CITY OF FORT LAUDERDALE     | 100 N ANDREWS AVE     | FORT LAUDERDALE | FL | 33301 |      | MIDDLE RIVER TOWNHOUSE108-37 BROAD RIGHT OF WAY DEDICATED PER PLAT                                                                                                                         |
| 45 | 494234450011 LANDO,JACQUELINE                         | 201 NE 16 PL UNIT 101 | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB LOTS 7.8.9.34.35.36 DESC ASCOMM SE COR OF W 15 OF LOT 34 N 131.24 TO POB N 31 E 115.85 31 W 115.85 TO POB AKA BLDG SITE 1 UNIT 101 SPANISH SPRING TOWNHOMES |
| 46 | 494234450012 AZZOLU,LENCOS GROVE BRENT J              | 201 NE 16 PL #102     | FORT LAUDERDALE | FL | 33305 | 2936 | PLACIDO PLACE RESUB 34-36 BPOB LOTS 34.35.36 DESC ASCOMM SE COR OF W 15 OF LOT 34 N 110.57 TO POB N 20 E 120.85 20 W 120.85 TO POB AKA BLDG SITE 1 UNIT 102 SPANISH SPRING TOWNHOMES       |
| 47 | 494234450013 CAMPBELL,KEVIN LOVE THOMAS               | 201 NE 16 PL #103     | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB LOTS 34.35.36 DESC ASCOMM SE COR OF W 15 OF LOT 34 N 70.37 TO POB N 20 E 120.85 20 W 120.85 TO POB AKA BLDG SITE 1 UNIT 103 SPANISH SPRING TOWNHOMES        |
| 48 | 494234450014 GERBER,ALEXANDER ZAVELIS KATELYN         | 201 NE 16 PL #104     | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB LOTS 34.35.36 DESC ASCOMM SE COR OF W 15 OF LOT 34 N 49.97 TO POB N 20.67 E 115.85 20.67 W 115.85 TO POB AKA BLDG SITE 1 UNIT 105 SPANISH SPRING TOWNHOMES  |
| 49 | 494234450015 HALL,JEFFREY T MCKINLEY,JEFFREY T        | 201 NE 16 PL #105     | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB LOTS 34.35.36 DESC ASCOMM SE COR OF W 15 OF LOT 34 N 18.97 TO POB N 31 E 115.85 31 W 115.85 TO POB AKA BLDG SITE 1 UNIT 106 SPANISH SPRING TOWNHOMES        |
| 50 | 494234450016 KOBAK,STEPHEN                            | 201 NE 16 PL APT 106  | FORT LAUDERDALE | FL | 33305 | 2936 | PLACIDO PLACE RESUB 34-36 BPOB LOT 36 DESC AS COMM SE COR OF W 15 OF LOT 34 E 120.89 TO POB E 30.19 N 119 W 27.79 S 119.02 TO 15 OF LOT 34 E                                               |
| 51 | 494234450021 FREAD,AMY MOTTERRMAN,LEEN                | 241 NE 16 PL APT 201  | FORT LAUDERDALE | FL | 33305 | 2932 | POB AKA BLDG SITE 2 UNIT 201 SPANISH SPRING TOWNHOMES                                                                                                                                      |
| 52 | 494234450081 ARMSTRONG,MICHAEL SUMMARELL,SCOTT RESZEL | 200 NE 17 CT #801     | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB LOT 7 DESC ASCOMM NE COR OF W 15 OF LOT 9 E 130.26 TO POB E 31.5 105.2 W 31 N 105.2 TO POB AKA BLDG SITE 8 UNIT 801 SPANISH SPRING TOWNHOMES                |
| 53 | 494234450082 SINGER,LESLIE SCOTT                      | 200 NE 17 CT # 802    | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB NE COR OF W 15 OF LOT 9 ELY 109.59 TO POB CONT ELY 20.67 SLY 105.20 WLY 20.67 NLY 105.20 TO POB AKA BLDG SITE 8 UNIT 802 SPANISH SPRING TOWNHOMES           |
| 54 | 494234450083 PLATT,ROBERT L                           | 200 NE 17 CT #803     | FORT LAUDERDALE | FL | 33305 |      | PLACIDO PLACE RESUB 34-36 BPOB LOT 8 DESC ASCOMM NE COR OF W 15 OF LOT 9 E 89.59 TO POB E 20.5 110.2 W 20 N 110.2 TO POB AKA BLDG SITE 8 UNIT 803 SPANISH SPRING TOWNHOMES                 |
| 55 | 494234450084 HLEWKE,JESSICA W/HLEWKE,CHRISTIAN        | 200 NE 17 CT APT 804  | FORT LAUDERDALE | FL | 33305 | 2900 | PLACIDO PLACE RESUB 34-36 BPOB LOT 8 DESC ASCOMM NE COR OF W 15 OF LOT 9 E 69.59 TO POB E 20.5 110.2 W 20 N 110.2 TO POB AKA BLDG SITE 8 UNIT 804 SPANISH SPRING TOWNHOMES                 |



|     | A            | B                                          | C                           | D                  | E    | F     | G                                               | H |
|-----|--------------|--------------------------------------------|-----------------------------|--------------------|------|-------|-------------------------------------------------|---|
| 88  | 494234A.0210 | SWANSON, JAMES MIAHES M SWANSON REV TR     | 1800 N ANDREWS AVE UNIT 3C  | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 89  | 494234A.0220 | CHENEY, JEROME E                           | 431 LOVELL ST               | ELGIN              | FL   | 60120 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 90  | 494234A.0230 | RATTEL, FRANCOIS                           | 1800 N ANDREWS AVE #3E      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 91  | 494234A.0240 | LAUDERSON, JON                             | 1800 N ANDREWS AVE #3F      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 92  | 494234A.0250 | PEREZ, LECHE E                             | 1800 N ANDREWS AVE #3G      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 93  | 494234A.0260 | GOMEZ, PEDRO                               | 1800 N ANDREWS AVE #3H      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 94  | 494234A.0270 | LEAOV, JOE DINGS LLC                       | 70 WASHINGTON ST #8P        | HALEIGH            | FL   | 33018 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 95  | 494234A.0280 | INVESTMENT HOMES BY GOD ACN LLC            | 9231 W 32 LN                | HALEIGH            | FL   | 33018 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 96  | 494234A.0290 | DELE, NICOLO RANK A                        | 142 HUNSEY RD               | HALEIGH            | FL   | 33018 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 97  | 494234A.0300 | MOORE, DAVID                               | 2801 NE 37 ST               | HALEIGH            | FL   | 33018 | DRAKE TOWER CONDOUNIT 30PER CDO BK/Pg. 7955/495 |   |
| 98  | 494234A.0310 | GUSTAFSON, CHRISTOPHER H/PALANCA, SERGIO   | 1800 N ANDREWS AVE APT 4A   | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 99  | 494234A.0320 | PETRONI, JAMES J                           | 1800 N ANDREWS AVE APT 4B   | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 100 | 494234A.0330 | CARNAJO, WILLIAM                           | 1800 N ANDREWS AVE #4D      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 101 | 494234A.0340 | RASHBURN, BERNARD J                        | 1800 N ANDREWS AVE #4E      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 102 | 494234A.0350 | DAYTON, JOHN DAVID                         | 3425 FORT AND AVE SOUTH     | MINNEAPOLIS        | MINN | 55407 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 103 | 494234A.0360 | MICHAELS, SCOTT/ROLAND, DAVID JOHN         | 1800 N ANDREWS AVE #4G      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 104 | 494234A.0370 | SPARKMAN, STANLEY KEITH/SEBIE DENIS        | 15300 PALM DR #191          | DESERT HOT SPRINGS | CA   | 92240 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 105 | 494234A.0380 | PALMBO, JOSEPH/BLAKE GARY W                | 1800 N ANDREWS AVE #4I      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 106 | 494234A.0390 | PERRY, THOMAS J                            | 1800 N ANDREWS AVE #4J      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 107 | 494234A.0400 | BREITZ, STEVEN J/NOONAN, DAVID B           | 1800 N ANDREWS AVE #4K      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 108 | 494234A.0410 | FRIEDMAN, ANDREW J                         | 1800 N ANDREWS AVE #4L      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 40PER CDO BK/Pg. 7955/495 |   |
| 109 | 494234A.0420 | PEARCE, MICHAEL A                          | 1201 E WEST HWY #413        | SILVER SPRING      | MD   | 20910 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 110 | 494234A.0430 | LOVELL, DANIEL/WHITE MICHAEL               | 1202 PALMER CT              | FORT HURON         | MI   | 48060 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 111 | 494234A.0440 | TRISTE                                     |                             | LAS VEGAS          | NV   | 89108 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 112 | 494234A.0450 | POWELL, WILLIAM ALLEN/WILLIAM ALLEN POWELL | 3111 BEL AIR DR 9B          |                    |      |       | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 113 | 494234A.0460 | IGOUSIE, JOSEPH REBARD JAMES F             | 1800 N ANDREWS AVE #5E      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 114 | 494234A.0470 | CARLETON, RUTH E                           | 1800 N ANDREWS AVE UNIT 5-F | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 115 | 494234A.0480 | HUNTER, BENEDICT                           | 1800 N ANDREWS AVE UNIT 5-G | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 116 | 494234A.0490 | STOUT, JEFFREY                             | 1123 NW 30 CT APT 11        | WILTON MANORS      | FL   | 33511 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 117 | 494234A.0500 | BESSIE, LUCIANA GAUTIER                    | 1800 N ANDREWS AVE #5I      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 118 | 494234A.0510 | LUTNEY, PETER/FRED & HEY LUTNEY REV LIV TR | 1800 N ANDREWS AVE #5J      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 119 | 494234A.0520 | BROWN, JOSEPH G H/BERG, GLEN R             | 1800 N ANDREWS AVE #5L      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 120 | 494234A.0530 | WILLIAMS, KENYACORVALA-WILLIAMS, MIGUEL    | 1800 N ANDREWS AVE #5A      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 50PER CDO BK/Pg. 7955/495 |   |
| 121 | 494234A.0540 | PIRE, JOE DAVID                            | 1800 N ANDREWS AVE #6B      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 122 | 494234A.0550 | TRITTO, PERRY/MICHELLE RAYMOND R           | 1800 N ANDREWS AVE UNIT 6-D | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 123 | 494234A.0560 | MORRIS, THOMAS                             | 1800 N ANDREWS AVE #6E      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 124 | 494234A.0570 | CHESRO, CARBON STEVEN                      | 1800 N ANDREWS AVE #6G      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 125 | 494234A.0580 | LEWIS, ROMAN A JR                          | 1800 N ANDREWS AVE #6-G     | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 126 | 494234A.0590 | HOBARD, MICHELLE SCOTT                     | 1800 N ANDREWS AVE #6H      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 127 | 494234A.0600 | PROUST, MARK                               | 1800 N ANDREWS AVE #6I      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 128 | 494234A.0610 | PIKE, KENNETH E                            | 1800 N ANDREWS AVE #6J      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 129 | 494234A.0620 | ISANTOS, ORLANDO                           | 538 NE 11 ST                | GAINSVILLE         | FL   | 32601 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 130 | 494234A.0630 | BLOTT, WAYNE V                             | 1800 N ANDREWS AVE APT 6L   | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 60PER CDO BK/Pg. 7955/495 |   |
| 131 | 494234A.0640 | WISERBUR, BRUCE                            | 1800 N ANDREWS AVE #7A      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 132 | 494234A.0650 | BROWN, KYLER W                             | 1800 N ANDREWS AVE #7B      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 133 | 494234A.0660 | FISCHER, DONALD J                          | 1800 N ANDREWS AVE #7D      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 134 | 494234A.0670 | DONAHUE, ERNESTINE M & GARY B              | 1800 N ANDREWS AVE UNIT 7E  | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 135 | 494234A.0680 | HARGIS, ARTHUR J                           | 1800 N ANDREWS AVE APT 7F   | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 136 | 494234A.0690 | PANGONICHO, ASSUNEZ, LUIS                  | 622 WASHINGTON ST APT 0B    | NEW YORK           | NY   | 10014 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 137 | 494234A.0700 | MILFORD, KEVIN W/BERKE, SARAH/DO A         | 86 FAIRWAY DR               | ATLANTA            | GA   | 02703 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 138 | 494234A.0710 | REYES, WINSTON DAVID                       | 1800 N ANDREWS AVE APT 7I   | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 139 | 494234A.0720 | HOPKINS, CRAIG R                           | 1800 N ANDREWS AVE #7J      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 140 | 494234A.0730 | RODRIGUEZ, DAVID ROBERT                    | 1800 N ANDREWS AVE #7K      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 141 | 494234A.0740 | KOKET, JEFFREY                             | 1800 N ANDREWS AVE #7L      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 142 | 494234A.0750 | AYLES, WILLSON/SON AYLES REV TR            | 1800 N ANDREWS AVE #7A      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 70PER CDO BK/Pg. 7955/495 |   |
| 143 | 494234A.0760 | IVERSEN, JON CHRISTIAN                     | 1800 N ANDREWS AVE #8B      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 80PER CDO BK/Pg. 7955/495 |   |
| 144 | 494234A.0770 | MCCARTHERY, TERENCE                        | 19 BAYVIEW ST #2            | FAIRFAX            | VA   | 0820  | DRAKE TOWER CONDOUNIT 80PER CDO BK/Pg. 7955/495 |   |
| 145 | 494234A.0780 | KENIG, LESTER G                            | 1800 N ANDREWS AVE APT 8D   | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 80PER CDO BK/Pg. 7955/495 |   |
| 146 | 494234A.0790 | BARNETT, DONALD R                          | 9600 TOLLEY TR              | MCKINNEY           | TX   | 75070 | DRAKE TOWER CONDOUNIT 80PER CDO BK/Pg. 7955/495 |   |
| 147 | 494234A.0800 | VANDERMAAS, GARY                           | 1800 N ANDREWS AVE #8P      | FORT LAUDERDALE    | FL   | 33311 | DRAKE TOWER CONDOUNIT 80PER CDO BK/Pg. 7955/495 |   |

| A                | B                                                | C                            | D                | E  | F     | G                                                 | H |
|------------------|--------------------------------------------------|------------------------------|------------------|----|-------|---------------------------------------------------|---|
| 148 494234A10810 | KOSSMAN WAYNE                                    | 1800 N ANDREWS AVE #86       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 149 494234A10820 | IDORILL CHRISTOPHER F                            | 115-15 121 ST                | SOUTH OZONE PARK | NY | 11420 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 150 494234A10830 | FREEMAN-RUSSELL CERALDINE A                      | 1800 N ANDREWS AVE APT #1    | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 151 494234A10840 | JARAS STUART                                     | 14527 BOHAR BLVD APT 303     | DELRAY BEACH     | FL | 33446 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 152 494234A10850 | BENNETT PETER                                    | 1800 N ANDREWS AVE #8K       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 153 494234A10860 | COLONNA DONNADELLA TORRIANMARI                   | 3 CEDAR LAKE                 | HAMPTON BAYS     | NY | 11346 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 154 494234A10870 | IDEL NIXON FRANK A                               | 142 RUMSEY RD                | BUFFALO          | NY | 14209 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 155 494234A10880 | BIRNBAUM NANCY                                   | 1800 N ANDREWS AVE #88       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 156 494234A10890 | ALLARD ALBERT G                                  | 1800 N ANDREWS AVE #8D       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 157 494234A10900 | BALMANN GERALD                                   | 1800 N ANDREWS AVE APT 9E    | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 158 494234A10910 | JONES JEFFREY                                    | 1800 N ANDREWS AVE APT 9F    | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 159 494234A10920 | KLENDANIEL JARELUANTHONY                         | 1800 N ANDREWS AVE #9G       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 160 494234A10930 | BALMANN GERALD                                   | 1800 N ANDREWS AVE #9H       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 161 494234A10940 | INOVE HOWARDHOWARD NOVE REV LIV TR               | 1800 N ANDREWS AVE #9I       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 162 494234A10950 | CAMACHO PATRICK                                  | 1800 N ANDREWS AVE #9J       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 163 494234A10960 | LUNDI JOHN VAN                                   | 4784 BOSTON POST ROAD        | PELHAM           | NY | 10803 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 164 494234A10970 | HANRAHAN MICHAEL J H/ETILANIEVA CONRAD D         | 1800 N ANDREWS AVE #9L       | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 86PER CDO BK/Pg. 7955/495  |   |
| 165 494234A10980 | DELAURO STEVEN                                   | 327 WEST 30 ST #7D           | NEW YORK         | NY | 10001 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 166 494234A10990 | US FREEDOM PROPERTIES LLC                        | 2146 ROSWELL RD #108-1104    | MARIETTA         | GA | 30062 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 167 494234A11000 | LYNCH NED M LYNCH TR                             | 1800 N ANDREWS AVE #10D      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 168 494234A11010 | TODD RONALD H/ESHADICK STUART                    | 1800 N ANDREWS AVE APT 10E   | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 169 494234A11020 | RICHARD J GERRING REV TRSTEPHEN J VATTIMO REV TR | 134 LINWOOD AVE              | BUFFALO          | NY | 14209 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 170 494234A11030 | TR                                               |                              |                  |    |       |                                                   |   |
| 171 494234A11040 | MANALINDA J                                      | 1800 N ANDREWS AVE APT 10H   | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 172 494234A11050 | CELESTINE BRENT A                                | 1800 N ANDREWS AVE UNIT 10I  | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 173 494234A11060 | BALL EYDAVID                                     | PO BOX 5122                  | BURLINGTON       | VT | 05402 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 174 494234A11070 | NATHANSON FRED FRED H NATHANSON REV TR           | 1800 N ANDREWS AVE #10K      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 175 494234A11080 | KEENINBARBARA WINDOOR                            | 1800 N ANDREWS AVE APT 10L   | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 106PER CDO BK/Pg. 7955/495 |   |
| 176 494234A11090 | KEEGAN MARC D                                    | 1800 N ANDREWS AVE #11A      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 177 494234A11100 | OHERNE KOFF STEVEN M                             | 1800 N ANDREWS AVE #11B      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 178 494234A11110 | MICHAEL C STONE REV TRSTONE MICHAEL C TRSTEE     | 77 BEACON ST                 | BOSTON           | MA | 02108 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 179 494234A11120 | WALLACE RICHARD OTHOWALLACE REV TR               | 1800 N ANDREWS AVE UNIT 11-E | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 180 494234A11130 | D'AGOSTINO SCOTT M                               | 1800 N ANDREWS AVE #11F      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 181 494234A11140 | FREEMAN KEVIN T                                  | 1800 N ANDREWS AVE #11G      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 182 494234A11150 | DI DOMENICO PATRICK J                            | 1800 N ANDREWS AVE #11H      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 183 494234A11160 | DEBORJA GENIE LINA H/DEBORJA RHODORA             | 1800 N ANDREWS AVE #11I      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 184 494234A11170 | VALENTIN ANTHONY                                 | 1800 N ANDREWS AVE #11J      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 185 494234A11180 | MARTINEZ DORIS H/EDENAS GARY                     | 1800 N ANDREWS AVE #11K      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 186 494234A11190 | COX JAMES                                        | 158 UNION ST FL 2            | BROOKLYN         | NY | 11231 | DRAKE TOWER CONDO UNIT 116PER CDO BK/Pg. 7955/495 |   |
| 187 494234A11200 | RANICE SHERMAN ASHERMAN A RANICE REV LIV TR      | 1800 N ANDREWS AVE #12A      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 188 494234A11210 | SHRADE R DAVID C                                 | 1800 N ANDREWS AVE APT 12B   | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 189 494234A11220 | POPE TERENCE P                                   | 1800 N ANDREWS AVE APT 12D   | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 190 494234A11230 | MILLER DENNIS                                    | 1512 SW NICOLAAS DR          | BOYNTON BEACH    | FL | 33426 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 191 494234A11240 | SKOWICZ THOMAS P THOMAS P SKOWICZ TR             | 1800 N ANDREWS AVE #12-F     | BOYNTON BEACH    | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 192 494234A11250 | DAVIDSON STEVEN THOMAS                           | 692 W PALM AVE DR            | POMPANNO BEACH   | FL | 33069 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 193 494234A11260 | DAVID MICHAEL JHEWITT RANDY A                    | 1800 N ANDREWS AVE #12H      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 194 494234A11270 | STREINING DEAR                                   | 1800 N ANDREWS AVE #12I      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 195 494234A11280 | WEST ROBERT B JR                                 | 7700 BRIGHTON AVE            | PORTLAND         | ME | 04102 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 196 494234A11290 | BRICE LAND KEITH                                 | 315 NE 3 AVE #2008           | FORT LAUDERDALE  | FL | 33301 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 197 494234A11300 | GRIPP DAVID ADAVID A GRIPP LIV TR                | 1800 N ANDREWS AVE #12-L     | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |
| 198 494234A11310 | CHILDS CHRISTOPHER W                             | 1800 N ANDREWS AVE #H-A      | FORT LAUDERDALE  | FL | 33311 | DRAKE TOWER CONDO UNIT 126PER CDO BK/Pg. 7955/495 |   |

| A   | B                                                     | C                            | D               | E  | F     | G    | H                                                  |
|-----|-------------------------------------------------------|------------------------------|-----------------|----|-------|------|----------------------------------------------------|
| 199 | 494234AJ1320 BARBAGALLO,JOSEPH D                      | 7142 NOLEN PARK CIR          | NOLENVILLE      | TN | 37135 |      | DRAKE TOWER CONDOUNIT PH-8PER CDO BK/P/G. 7955/495 |
| 200 | 494234AJ1330 ROGER TIEMANN REV TRTIEMANN,ROGER TRSTEE | 1800 N ANDREWS AVE #PH-H     | FORT LAUDERDALE | FL | 33311 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 201 | 494234AJ1340 ABRAMSON,NORMANABRAMSON,PHYLLIS          | 147 15 ST NE #12D            | ATLANTA         | GA | 30308 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 202 | 494234AJ1350 FITZKO REV TRKOSKO,JACK A TRSTEE         | 917 CYPRESS GROVE DR         | POMPANO BEACH   | FL | 33069 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 203 | 494234AJ1360 RISS,CHRIS                               | 1800 N ANDREWS AVE #PH-F     | FORT LAUDERDALE | FL | 33311 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 204 | 494234AJ1370 LIGDORI,THOMAS PKCDONNELL,RANDIE MICHAEL | 1800 N ANDREWS AVE UNIT PH G | FORT LAUDERDALE | FL | 33311 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 205 | 494234AJ1380 TIEMANN,ROGERROGER TIEMANN REV TR        | 1800 N ANDREWS AVE #PH-H     | FORT LAUDERDALE | FL | 33311 | 3906 | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 206 | 494234AJ1390 PATRICA,JAMES V                          | 96 SOLIDERS RD               | SPARTA          | NJ | 07871 | 3535 | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 207 | 494234AJ1400 WYMAN,SCOTT                              | 1800 N ANDREWS AVE #PH-J     | FORT LAUDERDALE | FL | 33311 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 208 | 494234AJ1410 OSTROWSKI,CAMELIA                        | 361 FAIRHAVEN ST             | PORT CHARLOTTE  | FL | 33952 |      | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |
| 209 | 494234AJ1420 PROCHASKA,GERALDNEWELL,EVERETT           | 1800 N ANDREWS AVE #PH-L     | FORT LAUDERDALE | FL | 33311 | 3906 | DRAKE TOWER CONDOUNIT PH-4PER CDO BK/P/G. 7955/495 |

## **NOTICE OF PUBLIC PARTICIPATION MEETING**

### **REGARDING**

REZONING OF THE PROPERTY LOCATED EAST OF NORTH ANDREWS AVENUE,  
BETWEEN NE 16th Place and NE 17th Court

(as depicted on attached aerial)

REQUEST IS TO REZONE THIS PROPERTY FROM CF (Community Facilities) TO RM-15 (Residential 15 units per acre) AND CB (Community Business) to permit the development of 11 townhouses and 5,000+/- square feet of commercial use on this vacant parcel.

### **VIRTUAL PUBLIC PARTICIPATION MEETING DETAILS**

Meeting Date & Time: August 15, 2022, 6:30-7:30 PM

To participate, please register before 3:00 p.m. on August 14, 2022.

If you have specific questions regarding the proposed development that you would like answered during this meeting, we request that you send them to Julia Gaffney [julia@flynnengineering.com](mailto:julia@flynnengineering.com) in advance of the meeting.

### **REGISTRATION**

To register for this meeting that will occur August 15, 2022 at 6:30pm via Zoom, please use this link to register Register in advance for this meeting:

<https://hklaw.zoom.us/meeting/register/tZEpfumvrzwtGNFxr-YMO8UI2wiGihgfZZ6>

After registering, you will receive a confirmation email containing information about joining the meeting.

If there is a problem with the above link, please send your email address and name to Julia Gaffney [julia@flynnengineering.com](mailto:julia@flynnengineering.com) no later than 3:00 p.m. on August 15, 2022. You will then receive the login information for the meeting.

### **INSTRUCTIONS FOR ZOOM MEETING**

In order see and hear our presentation you will need a computer, laptop or tablet and speakers. Download Zoom on your device using <https://zoom.us/support/download>. When you join the meeting, you will be in Listen Only mode. You will be able to "ask" questions during the presentation by using the

In Meeting Chat function.

The meeting ID will be provided when you register for the meeting.



**ATTACHMENT B**  
**PUBLIC PARTICIPATION MEETING REPORT**  
**REGARDING**  
**REZONING OF PROPERTY LOCATED AT 1700 N. ANDREWS AVENUE**

**Public Participation Meeting Attendee List**

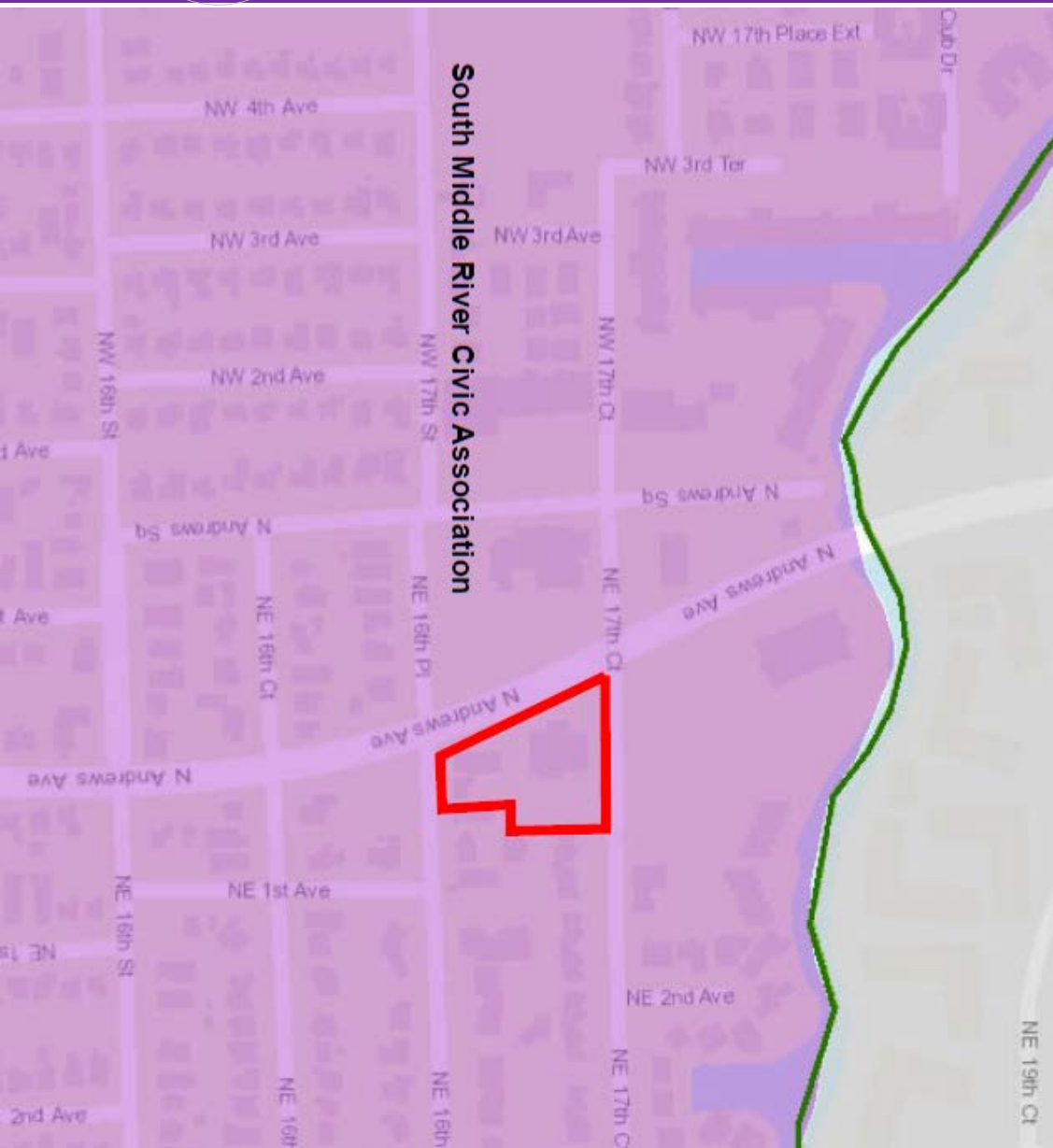
William Cody  
Terry Austin  
Edward Catalano  
Bobby O'Dor  
Jason Johnson  
Ray Thrower  
Ruth Carlton  
Matt D'Antonio  
Lin Morgan  
Frank Gonzalez  
Jacqueline Marchetti  
Sandy Roman  
Lorraine Saunders  
Ann and Rob Smith  
Miriam Bazaji  
Jonathan Einhorn  
Sarah DelNegri  
Julia Gaffney  
Janna Lhota  
Debbie Orshefsky

1

## 1

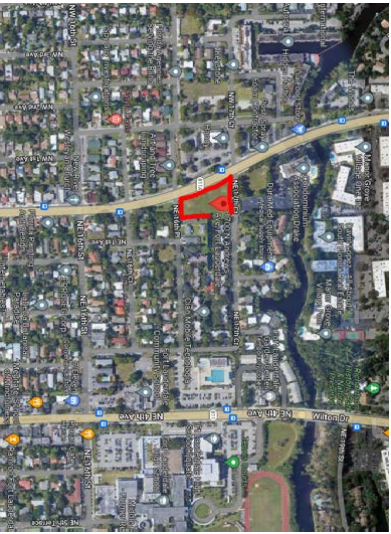
100

ME 16th Pl 30

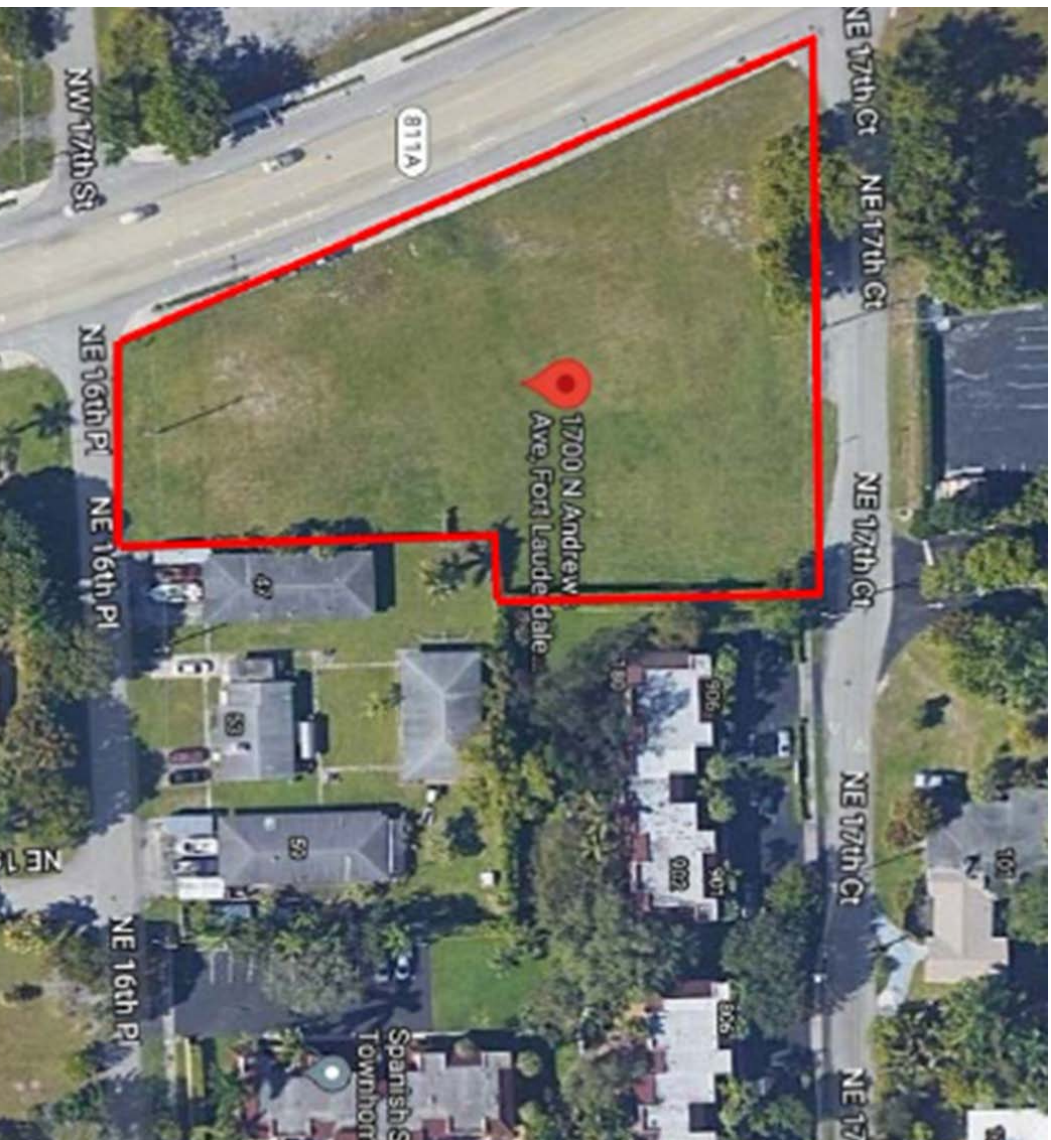




# CONTEXT PLAN



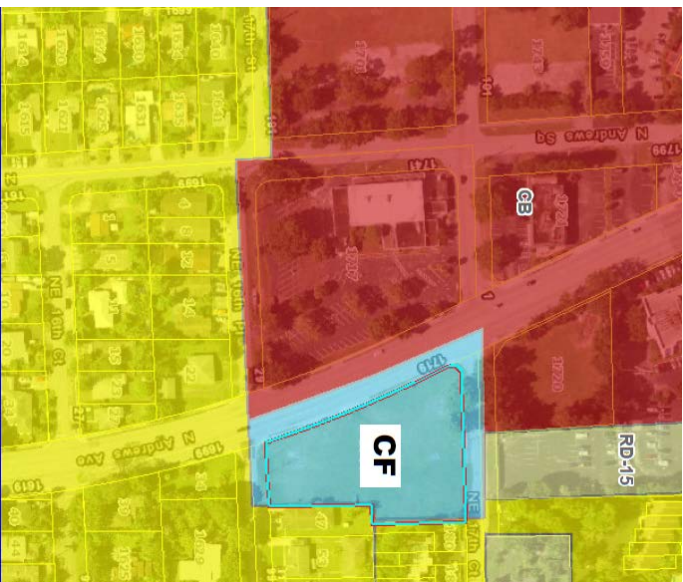
1700 N ANDREWS LLC



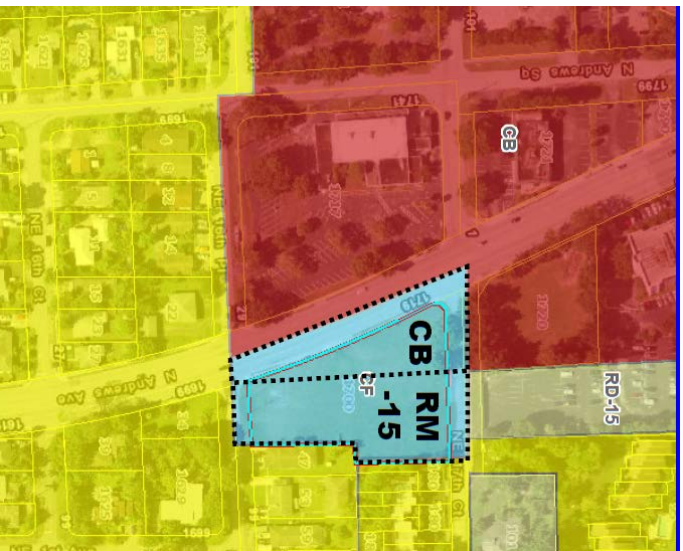
REZONE CF

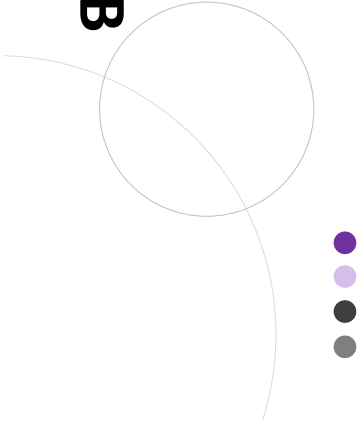
TO CB/RM-25

REZONE EXISTING



REZONE PROPOSED





# REZONE FROM CF TO CB

Rezoning (City Commission) Narrative – ULD.R Section 47.24.4.D.

1. The zoning district proposed is consistent with the city's comprehensive plan.

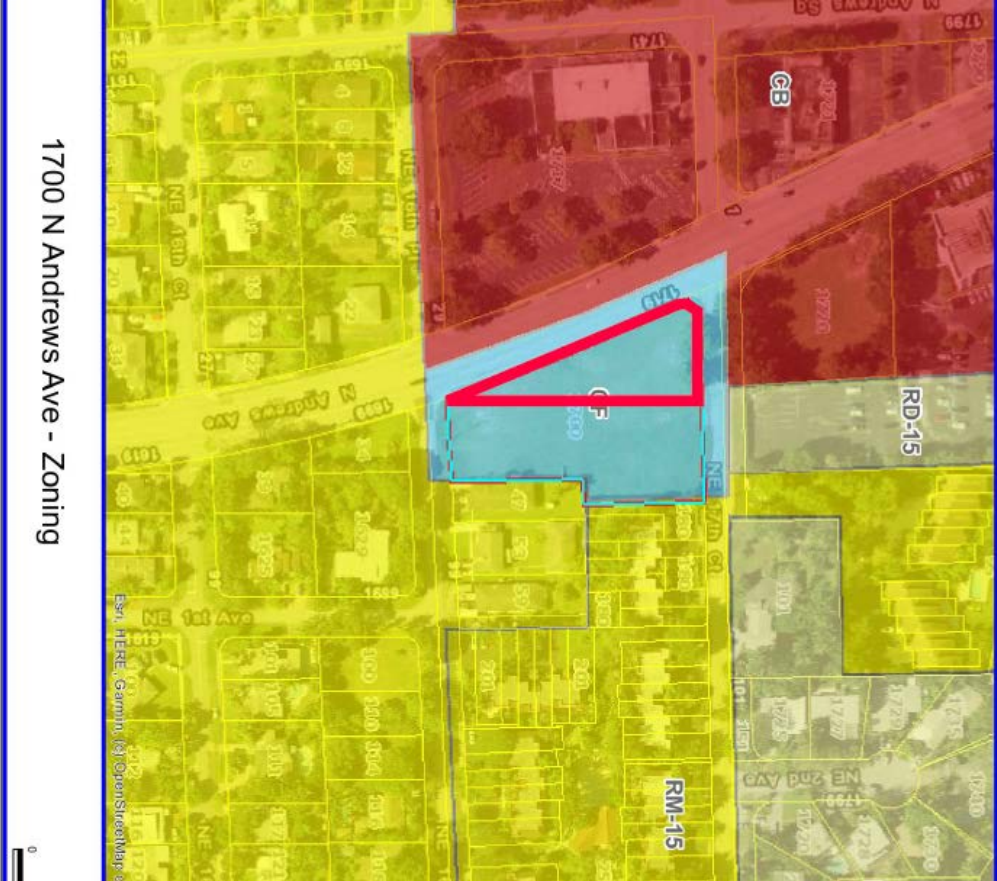
**RESPONSE:** The proposed zoning is consistent with the Commercial Land Use designation for the Property.

2. The changes anticipated by the proposed rezoning will not adversely impact the character of development in or near the area under consideration.

**RESPONSE:** The proposed rezoning from "CF" to "CB" is consistent with the character of development along the N. Andrews Avenue frontage and is consistent Commercial Land Use designation of the Property. If approved, the proposed commercial development will provide venues for new neighborhood commercial uses and provide modern amenities and retail/office uses to the area.

3. The character of the area proposed is suitable for the uses permitted in the proposed zoning district and is compatible with the surrounding districts and uses.

**Response:** The rezoning of the property to the CB district is compatible given the underlying land use of commercial. In addition, this rezoning is essentially an extension of the existing commercial zoning districts that already exist along N. Andrews Avenue north and west of the Property. The rezoning of these lots to CB will provide the nearby residential communities with an additional mix of retail/office uses.



1700 N Andrews Ave - Zoning

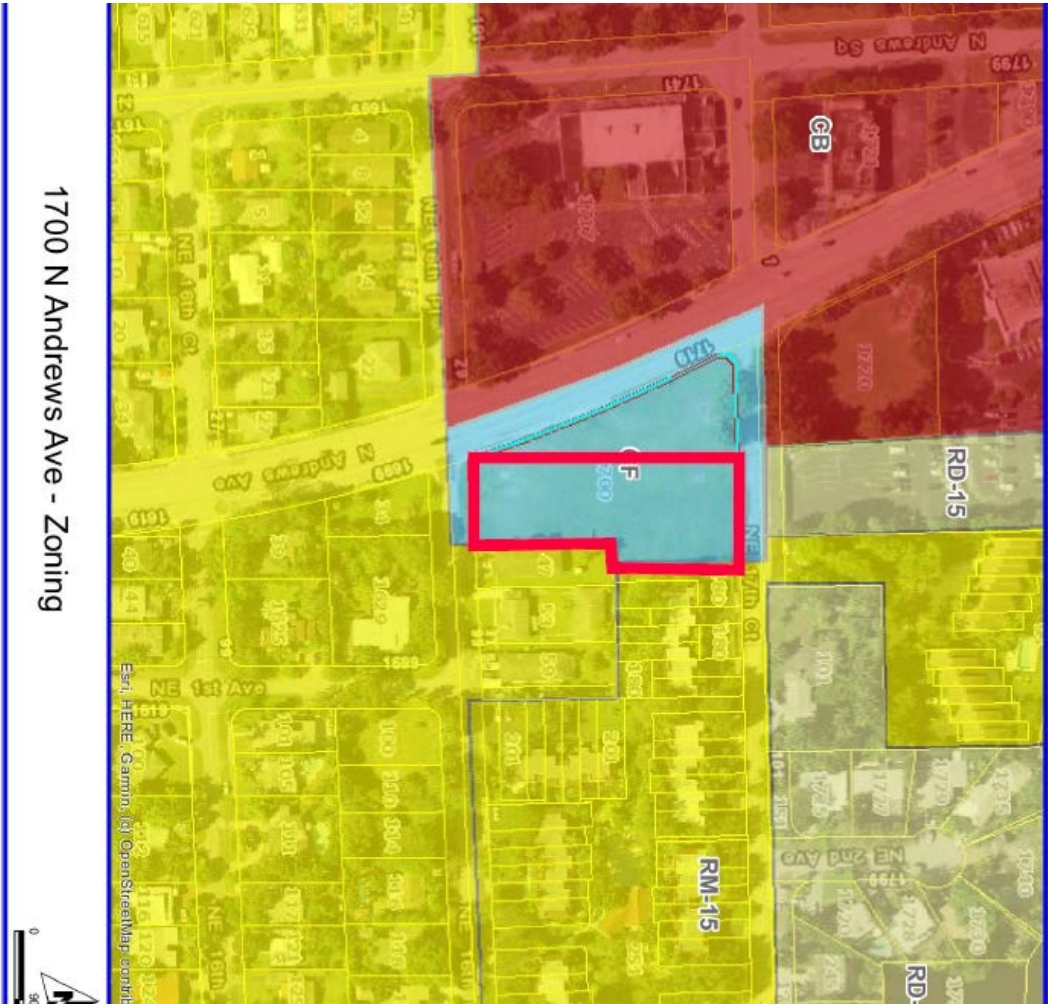


# REZONE FROM CF TO RM-15

Rezoning (City Commission) Narrative – ULDR Section 47-24.4.D.

1. *The zoning district proposed is consistent with the city's comprehensive plan.*  
**RESPONSE:** The proposed zoning is consistent with the Medium Residential Land Use designation for the Property.
2. *The changes anticipated by the proposed rezoning will not adversely impact the character of development in or near the area under consideration.*  
**RESPONSE:** The proposed rezoning from "CF" to "RM-15" is consistent with the character of development east of N. Andrews Avenue within the South Middle River neighborhood, and is consistent with the Medium Residential Land Use designation of the Property. If approved, the proposed townhouse development will provide much needed new housing opportunities in this established residential neighborhood.
3. *The character of the area proposed is suitable for the uses permitted in the proposed zoning district and is compatible with the surrounding districts and uses.*  
**Response:** The rezoning of the property to the RM-15 district is compatible given the underlying land use of Medium Residential. In addition, this rezoning is essentially an extension of the existing residential zoning districts east of N. Andrews Avenue north and east of the Property.

1700 N ANDREWS LLC

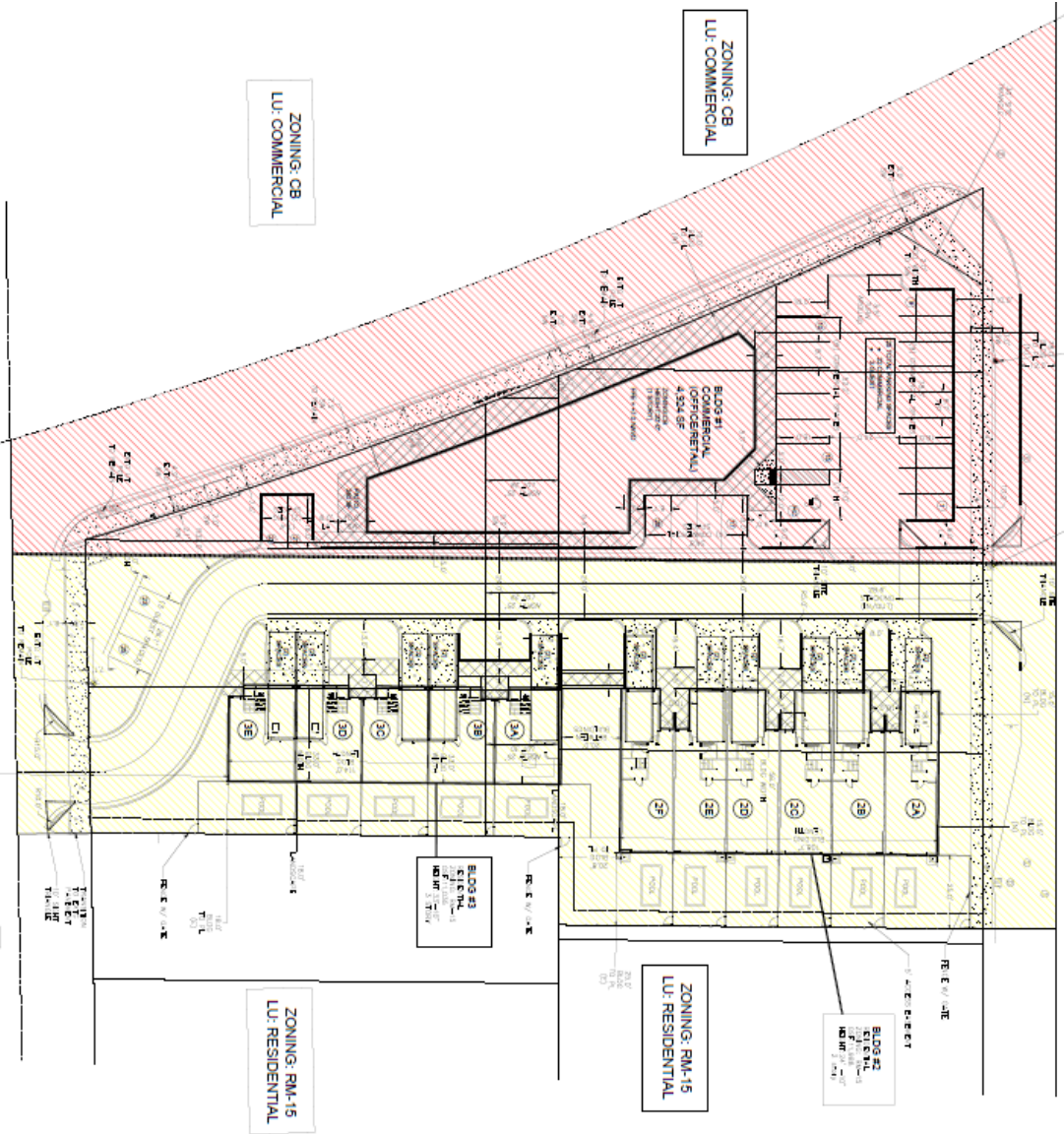




# REZONE WITH PLAN



1700 N ANDREWS LLC





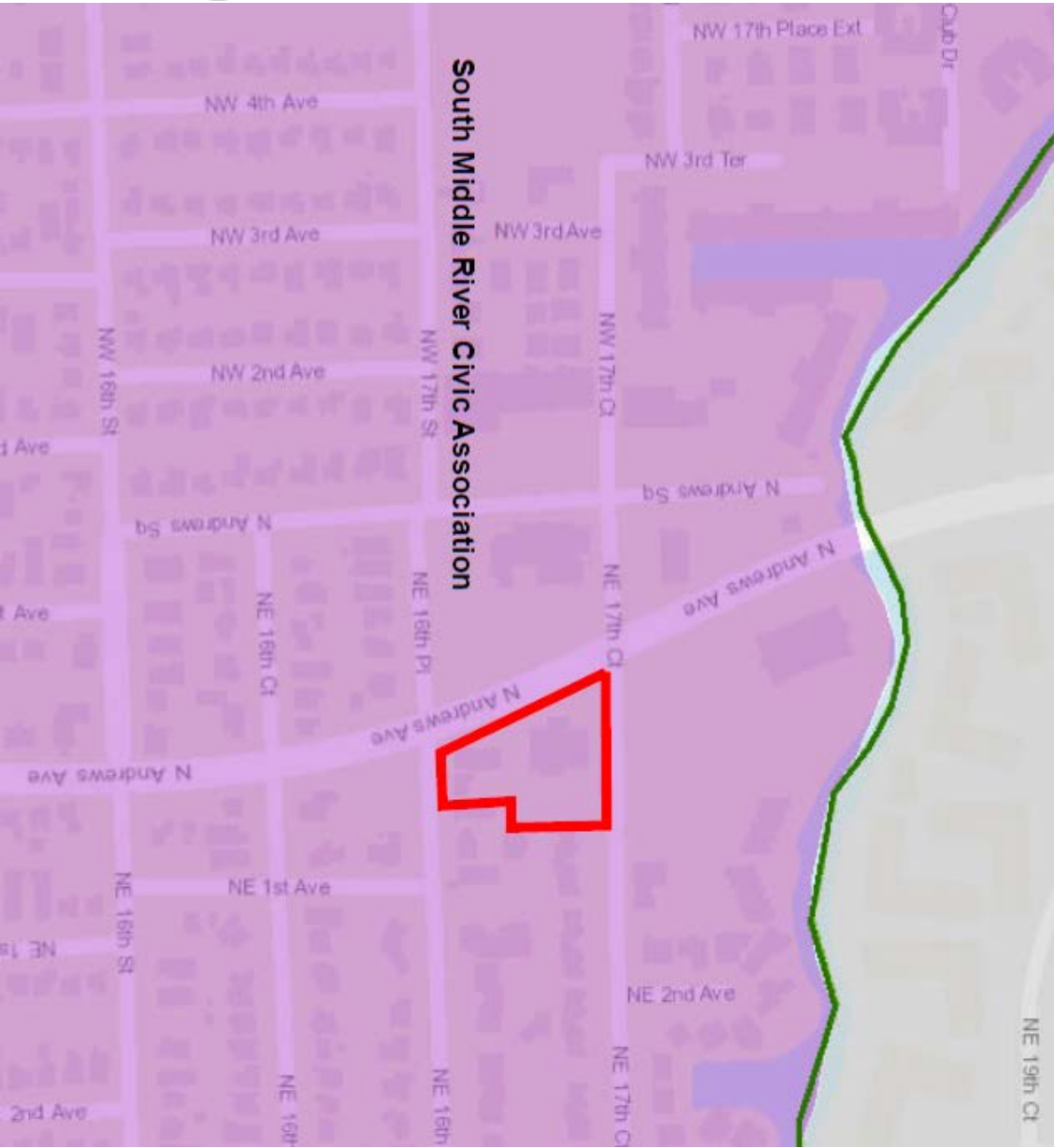


## RENDERINGS



1700 N ANDREWS LLC

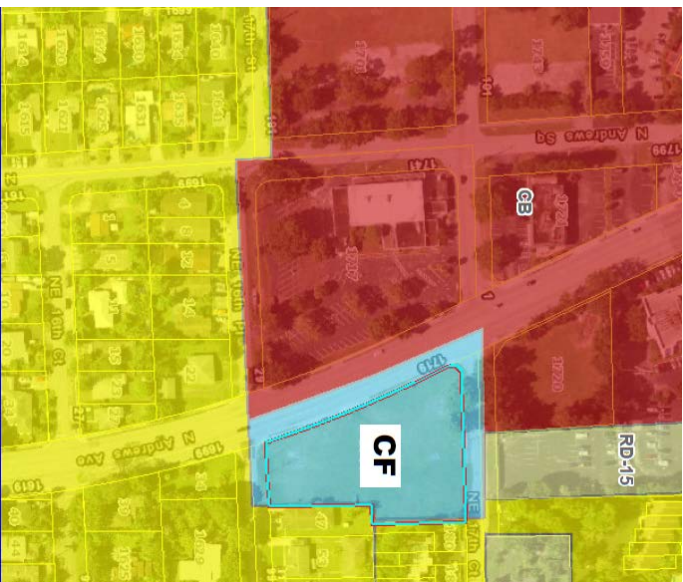
1



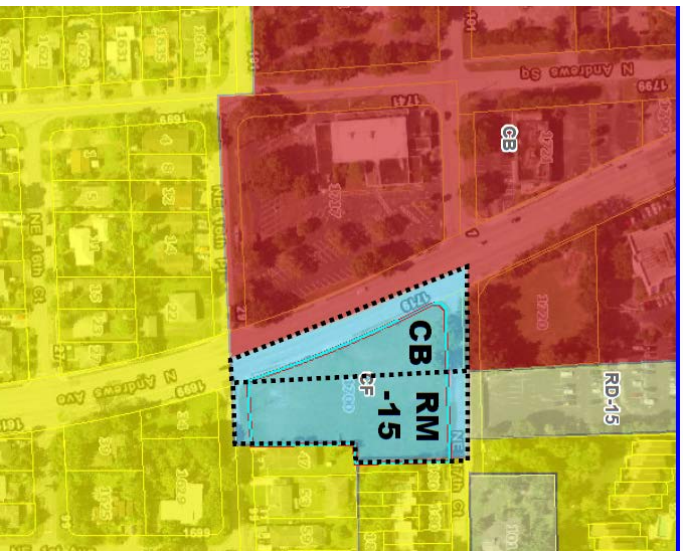
REZONE CF

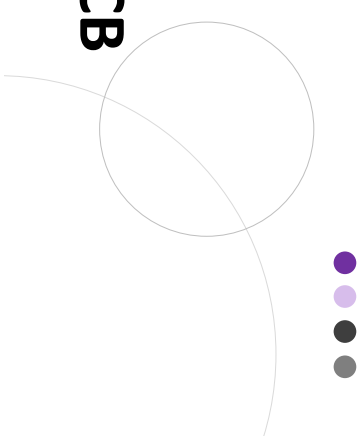
TO CB/RM-25

REZONE EXISTING



REZONE PROPOSED

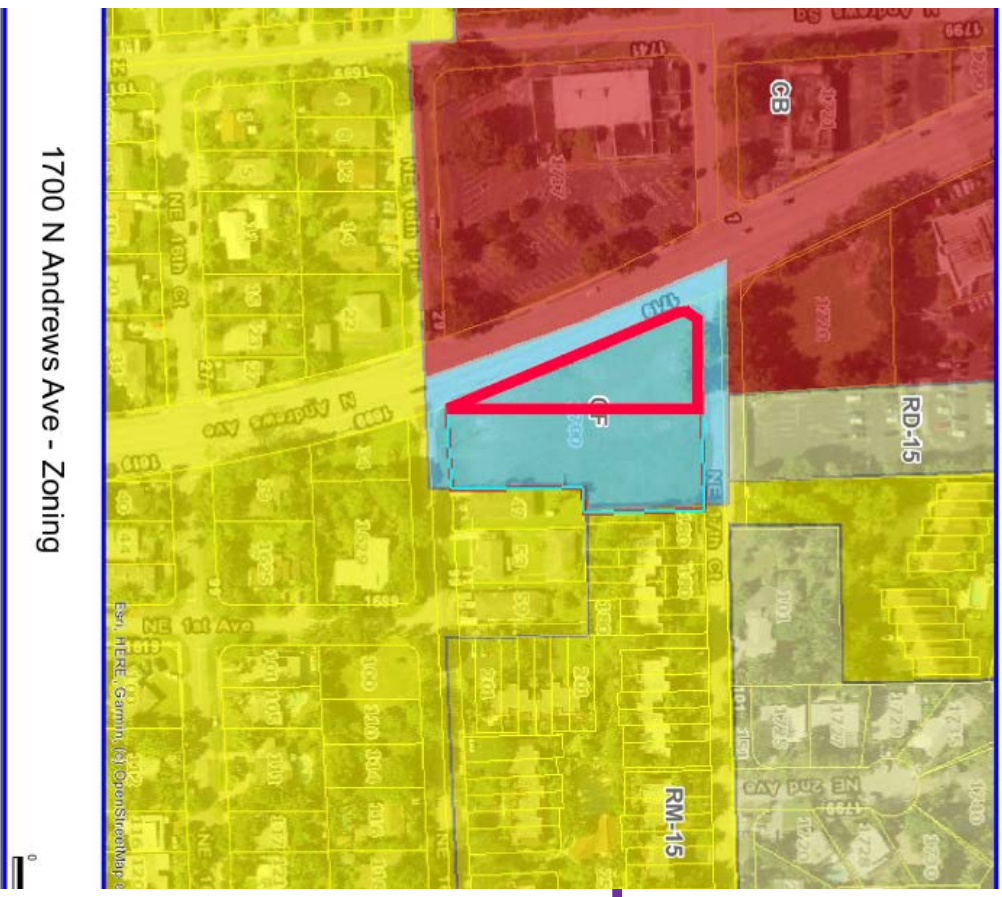




# REZONE FROM CF TO CB

Rezoning (City Commission) Narrative – ULD.R Section 47.24.4.D.

1. The zoning district proposed is consistent with the city's comprehensive plan.  
**RESPONSE:** The proposed zoning is consistent with the Commercial Land Use designation for the Property.
2. The changes anticipated by the proposed rezoning will not adversely impact the character of development in or near the area under consideration.  
**RESPONSE:** The proposed rezoning from "CF" to "CB" is consistent with the character of development along the N. Andrews Avenue frontage and is consistent Commercial Land Use designation of the Property. If approved, the proposed commercial development will provide venues for new neighborhood commercial uses and provide modern amenities and retail/office uses to the area.
3. The character of the area proposed is suitable for the uses permitted in the proposed zoning district and is compatible with the surrounding districts and uses.  
**Response:** The rezoning of the property to the CB district is compatible given the underlying land use of commercial. In addition, this rezoning is essentially an extension of the existing commercial zoning districts that already exist along N. Andrews Avenue north and west of the Property. The rezoning of these lots to CB will provide the nearby residential communities with an additional mix of retail/office uses.



1700 N Andrews Ave - Zoning

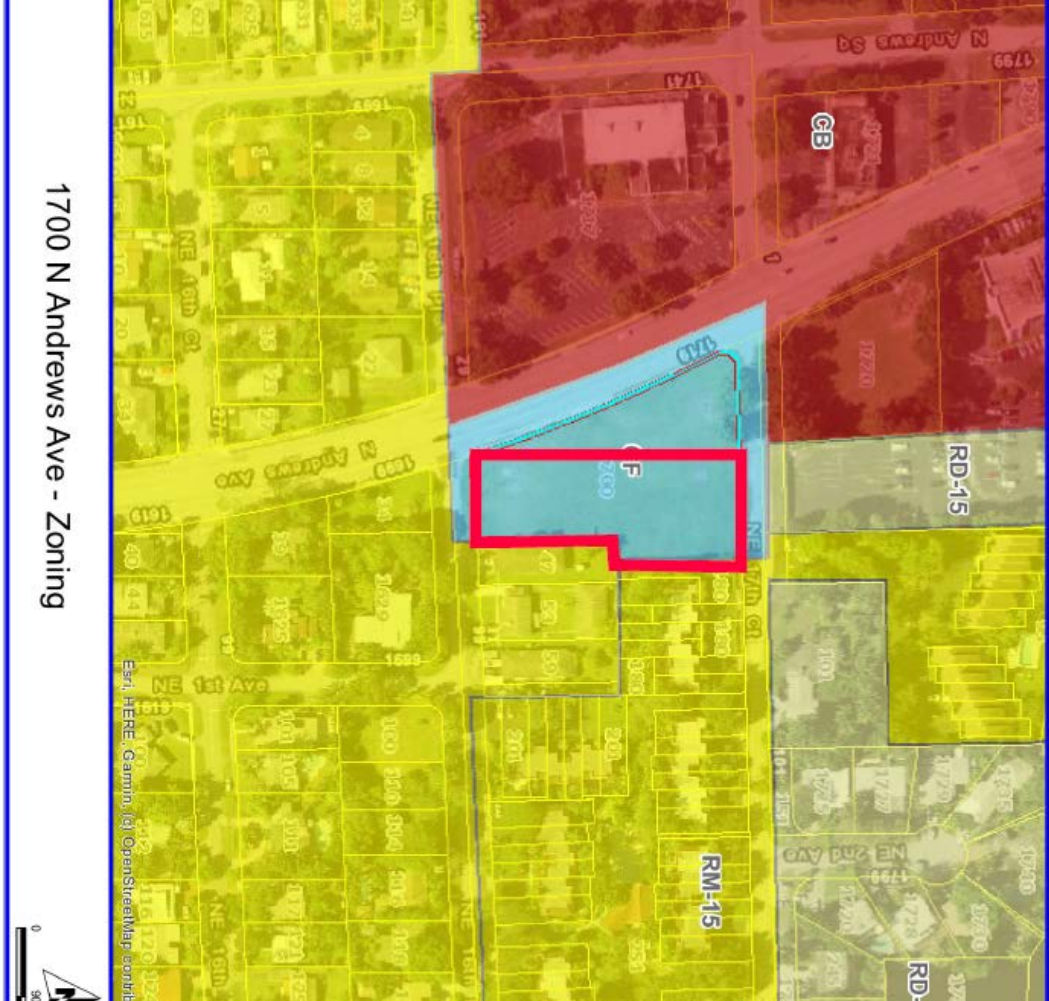


# REZONE FROM CF TO RM-15

Rezoning (City Commission) Narrative – ULDR Section 47-24.4.D.

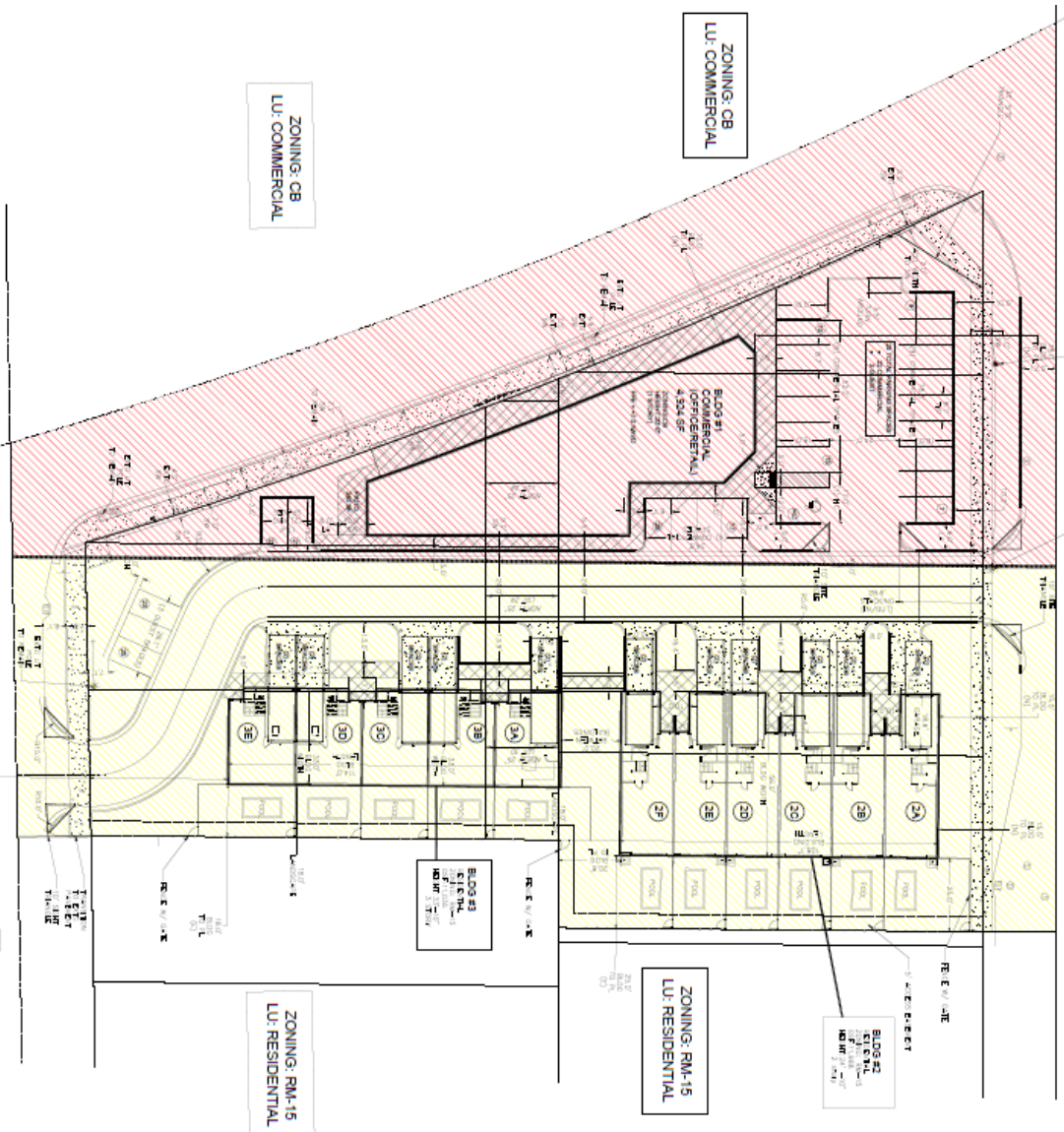
1. *The zoning district proposed is consistent with the city's comprehensive plan.*  
**RESPONSE:** The proposed zoning is consistent with the Medium Residential Land Use designation for the Property.
2. *The changes anticipated by the proposed rezoning will not adversely impact the character of development in or near the area under consideration.*  
**RESPONSE:** The proposed rezoning from "CF" to "RM-15" is consistent with the character of development east of N. Andrews Avenue within the South Middle River neighborhood, and is consistent with the Medium Residential Land Use designation of the Property. If approved, the proposed townhouse development will provide much needed new housing opportunities in this established residential neighborhood.
3. *The character of the area proposed is suitable for the uses permitted in the proposed zoning district and is compatible with the surrounding districts and uses.*  
**Response:** The rezoning of the property to the RM-15 district is compatible given the underlying land use of Medium Residential. In addition, this rezoning is essentially an extension of the existing residential zoning districts east of N. Andrews Avenue north and east of the Property.

1700 N ANDREWS LLC





# REZONE WITH PLAN

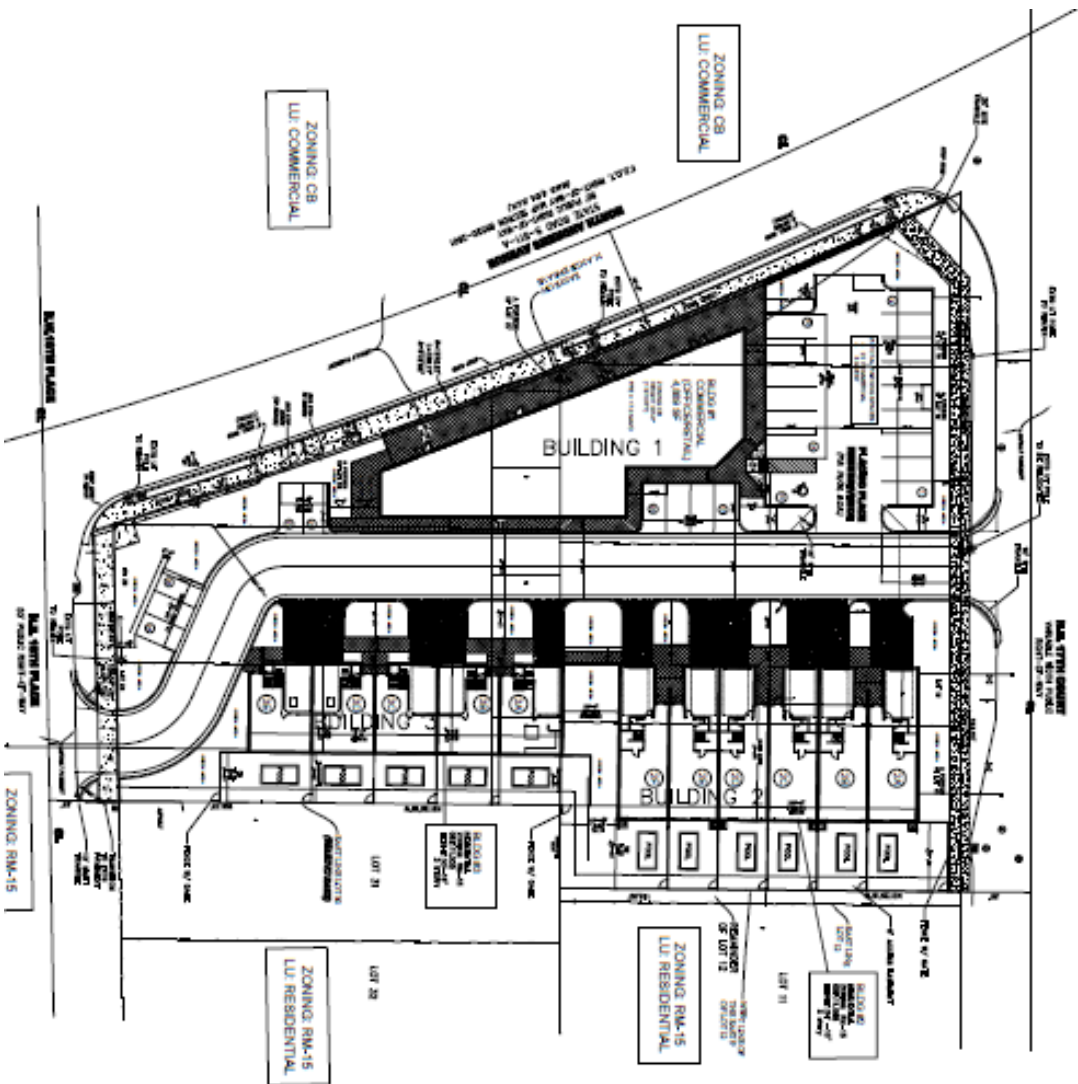


1700 N ANDREWS LLC



# SITE PLAN

1700 N ANDREWS LLC





## RENDERINGS



1700 N ANDREWS LLC



# THANK YOU



[debbie.orshefsky@hklaw.com](mailto:debbie.orshefsky@hklaw.com)

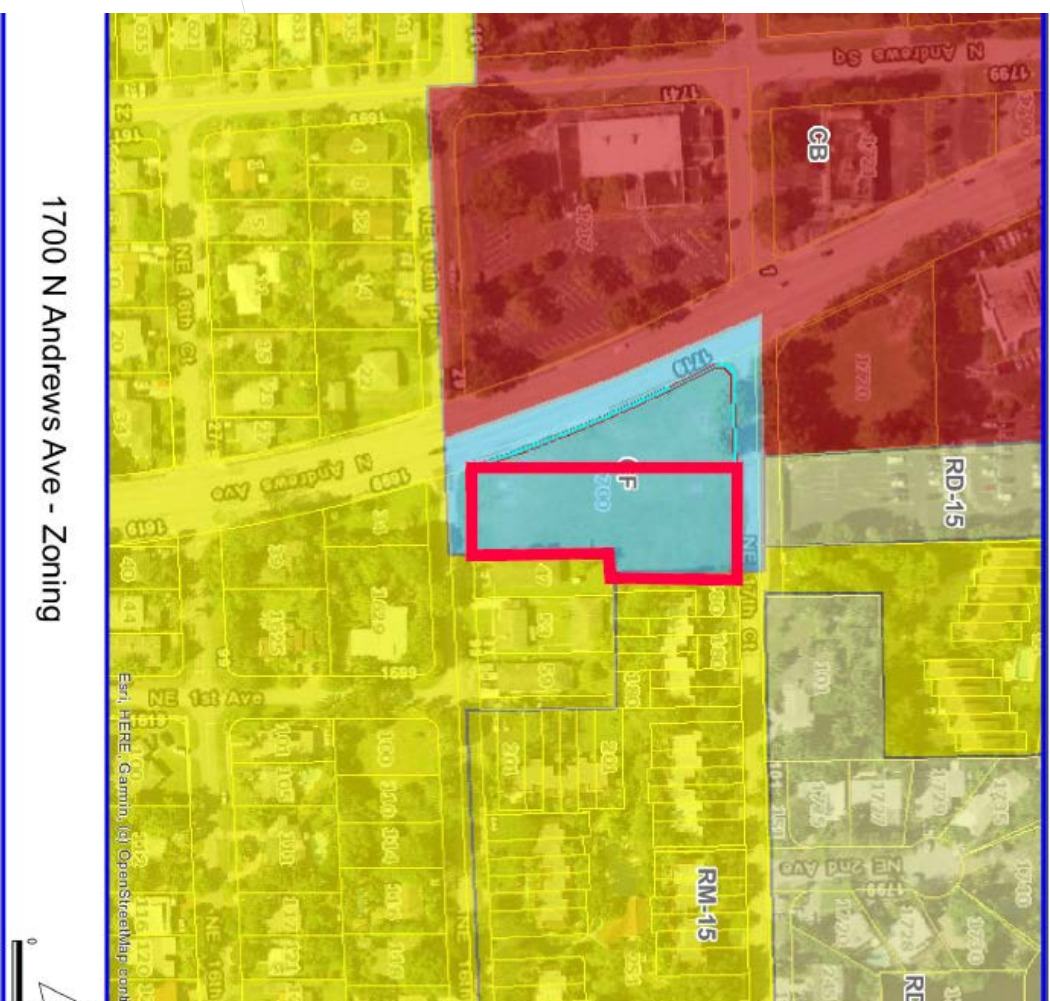
Phone 954.468.7871



# REZONE SCHEDULE

- Sept 21, 2022 at 6pm
- Dec 20, 2022 at 6pm (first reading)
- Jan 04, 2023 at 6pm (second reading)

1700 N ANDREWS LLC





# THANK YOU



[debbie.orshefsky@hklaw.com](mailto:debbie.orshefsky@hklaw.com)

Phone 954.468.7871

**ATTACHMENT D**  
**TO**  
**PUBLIC PARTICIPATION MEETING REPORT**  
**REGARDING**  
**REZONING OF 1700 N. ANDREWS AVENUE PROPERTY**  
**QUESTIONS AND COMMENTS FROM ATTENDEES**

1. Question regarding our knowledge, if any, of the status of a Safety Study being performed by the County under the direction of City TAM Dept., we were not aware of this study but would be happy to work with the South Middle River Civic Association as they work with TAM and the County to address this issue, which includes, from the Association's perspective, consideration of improvements at 17th Court at the north end of the subject property.
2. Questions regarding the size and anticipated cost of the proposed Townhouses were addressed as follows: the units range in size from 2100-2300 square feet and, if marketed today, would be offered at in excess of \$1,000,000.00-- the attendees were pleased with this information.
3. Access to the Commercial and Townhouse portions of the site was described as having no direct access to Andrews but rather access would be from adjacent local streets with a shared internal roadway for the developments.
4. Attendee requested that we review all the permitted uses in the CB zoning category and confirm that no "nightclub" use would be established-- project team explained that there was insufficient parking for that type of use, but we would certainly review permitted uses. Also, development team explained that the Commercial space was very limited (less than 5,000 square feet) and would likely be comprised of coffee shop, café and other local commercial uses.
5. In response to question regarding whether there would be a homeowners association, the development team noted that the Townhouse development would likely be a separate property owners association from the Commercial development, but given shared roadway, there would be cross access easements and maintenance requirements on both entities.

- Development applications for more than one (1) contiguous development site shall be required to have sign notice by posting one (1) sign in each geographic direction, (north, south, east and west) on the public right-of-way at the perimeter of the area under consideration.
- If the sign is destroyed or removed from the property, the applicant is responsible for obtaining another sign from the City and posting the sign on the property.
- The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearings by another body. The sign information shall be changed as above to reflect any new dates.
- The applicant shall, five (5) days prior to the public hearing, execute and submit to the department an affidavit of proof of posting of the public notice sign according to this section. If the applicant fails to submit the affidavit the public hearing will be postponed until the next hearing after the affidavit has been supplied.

### AFFIDAVIT OF POSTING SIGNS

STATE OF FLORIDA  
BROWARD COUNTY

X PLANNING AND ZONING BOARD

CASE NO. UDP-Z22014

APPLICANT: Julia Gaffney (Flynn Engineering) for 1700 N Andrews, LLC

PROPERTY: LOTS 12, 13, 29 & 30

PUBLIC HEARING DATE: September 21, 2022

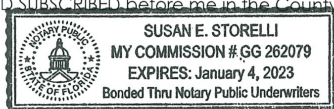
BEFORE ME, the undersigned authority, personally appeared Julia Gaffney, who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant in the above-cited City of Fort Lauderdale **Planning and Zoning Board** Case.
2. The Affiant/Applicant has posted or has caused to be posted on the Property the signage provided by the City of Fort Lauderdale, which such signage notifies the public of the time, date and place of the Public Hearing on the application for relief before the Board or Commission.
3. That the sign(s) referenced in Paragraph two (2) above was posted on the Property in such manner as to be visible from adjacent streets and waterways and was posted at least **fifteen (15)** days prior to the date of the Public Hearing cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
4. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case before the Board or Commission. **Should the application be continued, deferred or re-heard, the sign shall be amended to reflect the new dates.**
5. Affiant acknowledges that this Affidavit must be executed and filed with the City's Urban Design & Planning office **five (5)** calendar days prior to the date of Public Hearing and if the Affidavit is not submitted, the Public Hearing on this case shall be cancelled.
6. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties therefore.

Julia Gaffney  
Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 06 day of August, 2022.

(SEAL)



[Signature]  
NOTARY PUBLIC  
MY COMMISSION EXPIRES:

**NOTE:** I understand that if my sign is not returned within the prescribed time limit as noted in Sec. 47.27.3.i of the City of Fort Lauderdale ULDR, I will forfeit my sign deposit. JG (initial here)

JG Initials of applicant (or representative) receiving sign as per 47-27.2(3)(A-J).

ID Number: DSD.UDP.RZ  
Revision Date: 10/01/2020  
Page: Page 3 of 3

Uncontrolled in hard copy unless otherwise marked



UDP-Z22014 & UDP-Z22015

CC SIGN NOTIFICATION AFFIDAVIT

September 6, 2022

**LOCATIONS OF SIGN POSTINGS**



**West Frontage of Property along N Andrews Ave**



**North Frontage of Property along NE 16<sup>th</sup> Place**



South Frontage of Property along NE 17<sup>th</sup> Court

