

CITY OF FORT LAUDERDALE
Department of Sustainable Development
Urban Design & Planning Division
700 NW 19th Avenue
Fort Lauderdale, FL 33311
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6 P91A
Fees ☒
Ct ☒

ADMINISTRATIVE REVIEW (AR)

Plat Note and/or Non-Vehicular Access Line (NVAL) Amendment Application

Cover: Deadline, Request Type, and Fees
Page 1: Applicant Information Sheet
Page 2: Technical Specifications For Submittal
Page 3: Sign Notification Requirements and Affidavit

DEADLINE: Submittals must be received by 4:00 PM each business day. Pursuant to Section 47-24.1(1), the Department will review all applications to determine completeness within five (5) business days. Applicants will be notified via e-mail, if plans do not meet the submittal requirements and if changes are required.

FEES: All applications for development permits are established by the City Commission, as set forth by resolution and amended from time to time. In addition to the application fee, any additional costs incurred by the City including review by a consultant on behalf of the City, or special advertising costs shall be paid by the applicant. Any additional costs, which are unknown at the time of application, but are later incurred by the City, shall be paid by the applicant prior to the issuance of a development permit.

X **Plat Note / NVAL Amendment, City Commission Approval** **\$ 500.00**

Plat Note Language:

FROM:	PARCEL A IS RESTRICTED TO 202 MIDRISE DWELLING UNITS. PARCEL B IS RESTRICTED TO 5,500 SQUARE FEET OF COMMERCIAL USE. FREESTANDING BANKS OR BANKS ITH DRIVE-THRU FACILITIES ARE NOT PERMITTED WITHOUT THE APPROVAL OF THE BOARD OF COUNTY COMMISSIONERS WHO SHALL REVIEW AND ADDRESS THESE USES FOR INCREASED IMPACTS.
TO:	PARCEL A IS RESTRICTED TO 202 MID-RISE DWELLING UNITS PARCEL B IS RESTRICTED TO 6 GARDEN APARTMENT UNITS.

Page 1: Plat Note / NVAL Amendment - Applicant Information Sheet

INSTRUCTIONS: The following information is requested pursuant to the City's Unified Land Development Regulations (ULDR). The application must be filled out accurately and completely. Please print or type and answer all questions. Indicate N/A if does not apply.

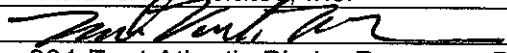
NOTE: To be filled out by Department

Case Number	P 6891A
Date of complete submittal	2/1/13

NOTE: For purpose of identification, the PROPERTY OWNER is the APPLICANT

Property Owner's Name	Lofts at Tarpon River, LLC
Property Owner's Signature	If a signed agent letter is provided, no signature is required on the application by the owner.
Address, City, State, Zip	9400 S. Dadeland Blvd., Suite 100 Miami, FL 33156
E-mail Address	twheat@pinnaclehousing.com
Phone Number	305-854-7100
Proof of Ownership	Warranty Deed or Tax Record

NOTE: If AGENT is to represent OWNER, notarized letter of consent is required

Applicant / Agent's Name	Keith & Associates, Inc.
Applicant / Agent's Signature	
Address, City, State, Zip	301 East Atlantic Blvd. Pompano Beach, FL 33060
E-mail Address	mvondermeulen@keith-associates.com
Phone Number	954-788-3400
Letter of Consent Submitted	


Development / Project Name	Pinnacle at Tarpon River
Development / Project Address	NW corner of SE 9th Street and SE 3rd Avenue
Legal Description	See Attached
Tax ID Folio Numbers (For all parcels in development)	See Attached
Request / Description of Project	Plat Note Change as requested on page 1
Total Estimated Cost of Project	\$ 30,130,009.00 (Including land costs)

Current Land Use Designation	RAC
Proposed Land Use Designation	RAC
Current Zoning Designation	RAC-CC
Proposed Zoning Designation	RAC-CC
Current Use of Property	Vacant
Number of Residential Units	Plat Note 6 Garden Apts - Entire Project 102 High Rise and 6 Garden Apts
Non-Residential SF (and Type)	2,205 Fitness Center
Total Bldg. SF (include structured parking)	223,322
Site Adjacent to Waterway	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Dimensional Requirements	Required	Proposed
Lot Size (SF / Acreage)	N/A	1.56 acres
Lot Density	N/A	69 du/ac
Lot Width	N/A	280 feet

Applicant's Affidavit
I acknowledge that the Required Documentation and Specifications of the application are met:

Print Name
Michael Vondermeulen

Signature


Date
1/30/13

Staff Intake Review
For Urban Design & Planning Division use only:Technical

Date

Received By

Tech. Specs

Reviewed By

Case No.