

## ITEM V

### MEMORANDUM MF NO. 12-08

DATE: July 30, 2012

TO: Marine Advisory Board Members

FROM: Andrew Cuba, Manager of Marine Facilities *AC*

RE: September 6, 2012 MAB Meeting – Application for Dock Permit – William Jubb Corbet, Jr., and Joan K. Corbet - 715 Cordova Road

Attached for your review is an application from William Jubb Corbet, Jr., and Joan K. Corbet, 715 Cordova Road (see **Exhibit 1**).

### APPLICATION AND BACKGROUND INFORMATION

The applicant is seeking approval for use, maintenance and repair of an existing 60' long x 6' wide marginal dock on public property abutting the waterway adjacent to 715 Cordova Road (see **Exhibit 1**). City Code Section 8-144 authorizes the construction and use of docks on public property, and allows for the permit to be issued for a fixed period provided the permit holder agrees to maintain the improvements and seawall.

### PROPERTY LOCATION AND ZONING

The property is located within the Rio Vista Isles RS-8 Residential Low Density Zoning District. The existing dock is directly adjacent to the Rio Vista canal with direct access to the Intracoastal Waterway.

### ENGINEERING REVIEW REQUIREMENT

As a requirement of City Code Section 8-144, approval of the application is contingent upon all existing improvements to the property being maintained in accord with City Engineering standards and in full compliance with building and zoning regulations including construction permits required for any future electrical and water feeds to the property. City Staff has inspected this dock, and determined it is structurally sound.

A Marine Advisory Board recommendation of approval to the City Commission should include at least the following conditions:

1. As a special condition in accord with City Code section 8-144(1), the initial period of the permit for use of the Dock and Mooring Piles will be for a minimum of 5 years in exchange for such improvements required to maintain the seawall and dock in accord with the recommendation of the City Engineer. The Permit can be revoked by the City Commission with ninety (90) days advance notice.
2. As a special condition, the City reserves the right to remove the existing Dock and existing Mooring Piles for replacement of the seawall in the event that this might be required during the term of the permit as determined by the City Engineer. The sole cost of removal and replacement of the Dock and Mooring Piles shall be the responsibility of the permit holder should any portion not be salvageable.

3. As a special condition of the Permit, the Permit Holder is prohibited from erecting any signs, landscaping or fencing to restrict public access to the Dock Area, except where permitted by Code. The "Dock Area" is that area formed by the Easterly extension of the North and South Boundary Lines of the Property, less the paved portion of Cordova Road. The Dock Area includes the marginal dock and adjoining seawall.
4. All existing improvements to the Dock Area must be in accord with City Engineering design standards and in compliance with applicable building and zoning permit requirements. Copies of all construction permits must be submitted to the Supervisor of Marine Facilities upon completion and authorization by the City's Building Services Department.
5. As a special condition, vessels berthed within the Dock Area are prohibited from extending beyond the maximum distance of 30% of the width of the waterway.
6. As a special condition, vessels berthed within the Dock Area must not encroach into the 5' setback required for the RS-8 zoning district for the Property.
7. As a special condition of the permit, in the event Permit Holder is found by the City Commission to have violated any of the above conditions or is found by the Code Enforcement Board, Special Magistrate or County Court Judge to have violated any Code sections relative to the use of the Dock Area, Dock and Mooring Piles, then the Permit granted herein may be repealed or rescinded by the City Commission upon thirty days' advance notice to the Permit Holder.
8. Use of the dock is limited to the docking of a vessel owned by the Permit Holder with a copy of the documentation showing the name and registration number of all vessels provided by the applicant to the Supervisor of Marine Facilities.
9. The Permit Holder is prohibited from mooring any watercraft or vessel in such a manner that it is "rafted out" from any additional vessel owned or operated by the applicant.

AC  
Attachment

cc: Cate McCaffrey, Assistant Director of Parks and Recreation  
Jonathan Luscomb, Supervisor of Marine Facilities

**WILLIAM JUBB CORBET, JR.  
JOAN K. CORBET  
715 Cordova Road  
Fort Lauderdale, FL 33315**

**DOCK PERMIT APPLICATION**

August 12, 2012

Marine Advisory Board  
City of Fort Lauderdale  
2 South New River Drive East  
Fort Lauderdale, FL 33301

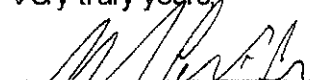
RE: William Jubb and Joan K. Corbet ("Mr. and Mrs. Corbet")  
715 Cordova Road, Fort Lauderdale, FL, 33316 ("Property")  
Our File: 556-0113


To whom it may concern:

We recently purchased the above Property. The Property has a existing dock on the east side of Rio Vista Road, adjacent to public property. Historically, the owners of the Property are licensed to use the dock, and we request a license to permit the continued historical use.

We are avid boaters and intend the use the dock for our twenty three foot personal boat. The dock is in "good" condition. We will adhere to any recommendations of the city staff regarding the maintenance and use.

Very truly yours,

  
William Jubb Corbet, Jr

  
Joan K. Corbet

/enclosures

WILLIAM JUBB CORBET, JR.  
JOAN K. CORBET  
715 Cordova Road  
Fort Lauderdale, FL 33315

**DOCK PERMIT APPLICATION**

**EXHIBITS  
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**APPLICATION FOR WATERWAY  
PERMITS, WAIVERS AND LICENSES**

**2.**

**CITY OF FORT LAUDERDALE  
MARINE FACILITIES  
APPLICATION FOR WATERWAY PERMITS, WAIVERS AND LICENSES**

Any agreement with the City of Fort Lauderdale and other parties, such as, but not limited to, licenses, permits and approvals involving municipal docking facilities or private uses in the waterways as regulated by Section 8 of the City Code of Ordinances or Section 47-19.3 of the City's Urban Land Development Regulations, shall be preceded by the execution and filing of the following application form available at the Office of the Supervisor of Marine Facilities. The completed application must be presented with the applicable processing fee paid before the agreement is prepared or the application processed for formal consideration (see City of Fort Lauderdale Code Section 2-157). If legal publication is necessary, the applicant agrees to pay the cost of such publication in addition to the application fee.

**APPLICATION FORM**  
**(Must be in Typewritten Form Only)**

1. LEGAL NAME OF APPLICANT - (If corporation, name and titles of officers as well as exact name of corporation. If individuals doing business under a fictitious name, correct names of individuals, not fictitious names, must be used. If individuals owning the property as a private residence, the name of each individual as listed on the recorded warranty deed):

NAME: William Jubb Corbet, Jr., and Joan K. Corbet, husband and wife

TELEPHONE NO: (908) 279-4965 FAX NO. \_\_\_\_\_  
(home) (business)

2. APPLICANT'S ADDRESS (if different than the site address):  
715 Cordova Road, Fort Lauderdale, Florida 33316

3. TYPE OF AGREEMENT AND DESCRIPTION OF REQUEST: Permit for Use, Pursuant to City Code of Ordinances, Section 8-144 Private use of public property abutting waterways

4. SITE ADDRESS: ZONING: RS-8  
715 Cordova Road, Fort Lauderdale, Florida 33316

LEGAL DESCRIPTION: Lots Forty-Six (46) and Forty-Seven (47), excepting therefrom the South 33.34 feet of Lot Forty-Seven (47), (measured along the front or East line of Said Lot Forty-Seven), in Block Thirty (30) of UNIT 3 INCLUDING REVISED PLAT OF UNIT NO. 1 AND UNIT NO. 2 OF RIO VISTA ISLES, according to the Plat thereof, recorded in Plat Book 7, Page 47, of the Public Records of Broward County, Florida, said lands situate, lying and being in Broward County, Florida.

5. EXHIBITS (In addition to proof of ownership, list all exhibits provided in support of the applications).

[Signature]  
Applicant's Signature

8/12/12  
Date

The sum of \$ \_\_\_\_\_ was paid by the above-named applicant on the \_\_\_\_\_ of \_\_\_\_\_, 2012. Received by: \_\_\_\_\_

City of Fort Lauderdale

=====For Official City Use Only=====

**Marine Advisory Board Action**  
Formal Action taken on \_\_\_\_\_

**Commission Action**  
Formal Action taken on \_\_\_\_\_

Recommendation \_\_\_\_\_  
Action \_\_\_\_\_

## WARRANTY DEED

4.



10-349384  
12/2000  
12/2000  
12/2000  
12/2000  
12/2000  
12/2000  
12/2000  
12/2000

This document prepared by and return to  
Neal R. Kews, Esq.  
K&S S. S. WEIMAN, P.A.  
7320 South Road, Suite 100  
Dade Co, 33514

Florida Appraisers' Board Identification (Form) Numbers  
1040-11-5-385R

SPACE ABOVE THIS LINE FOR RECORDING DATA

THIS WARRANTY DEED made the 4<sup>th</sup> day of May A.D. 2012 by RAY WILLIAMS and SUSAN WILLIAMS, husband and wife, herein called the Grantors, to WILLIAM JUBB CORBET, JR. and JOAN K. CORBET, husband and wife, whose post office address is 715 Cordova Road, Fort Lauderdale, FL 33316, hereinafter called the Grantees (Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**WITNESSETH** That the Grantors, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants bargains, sells, alien, conveys, releases, conveys and confirms unto the grantee all their certain land situate in BROWARD County, State of Florida, viz:

Lots Forty-Six (46) and Forty-Seven (47), excepting therefrom the South 33.34 feet of Lot Forty-Seven (47); (measured along the front or East line of Said Lot Forty-Seven), in Block Thirty (30) of UNIT 3 INCLUDING REVISED PLAT OF UNIT NO. 1 AND UNIT NO. 2 OF RIC VISTA ISLES, according to the Plat thereof, recorded in Plat Book 7, Page 47, of the Public Records of Broward County, Florida, said lands situate, lying and being in Broward County, Florida.

Subject to: Covenants, easements and restrictions of record; matters of plat; existing zoning and governmental regulations, and taxes for the year 2012 and subsequent years

TO HAVE AND TO HOLD the same in fee simple forever

AND, the Grantors hereby covenant with said Grantees that the Grantors share lawfully seized of said land in fee simple, that the Grantors have good right and lawful authority to sell and convey said land, and hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2011.

IN WITNESS WHEREOF the said Grantors have signed and sealed these presents the day and year first above written

Signed, sealed and delivered in the presence of

\_\_\_\_\_  
Signature  
Printed Signature

\_\_\_\_\_  
RAY WILLIAMS  
Address: \_\_\_\_\_

\_\_\_\_\_  
Signature  
Printed Signature

\_\_\_\_\_  
SUSAN WILLIAMS  
Address: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of May 2012 by RAY WILLIAMS and SUSAN WILLIAMS, Husband and wife, who are personally known to me or have produced \_\_\_\_\_ as identification.

SEA:

\_\_\_\_\_  
Notary Signature  
Printed Notary Signature  
My Commission Expires: \_\_\_\_\_

## **SURVEY INFORMATION**

**6.**

LEGAL DESCRIPTION

LOTS FORTY-SIX (46) AND FORTY-SEVEN (47), EXCEPTING THERE FROM THE SOUTH 33.34 FEET OF LOT FORTY-SEVEN (47), (MEASURED ALONG THE FRONT OR EAST LINE OF SAID LOT FORTY-SEVEN), IN BLOCK THIRTY (30), OF UNIT 3 INCLUDING REVERSED PLAT OF UNIT NO. 1 AND UNIT NO. 2 OF RIO VISTA ISLES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 7, PAGE 47, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.

CERTIFIED TO:  
WILLIAM JUBB CORBETT, JR AND JOAN K. CORBETT  
KUBICKI DRAPER  
MORGAN STANLEY PRIVATE BANK, NATIONAL ASSOCIATION, ITS SUCCESSORS  
AND/OR ASSIGNS, AS THEIR INTEREST MAY APPEAR  
FIRST AMERICAN TITLE INSURANCE COMPANY

PROPERTY ADDRESS  
715 CORDOVA ROAD  
FORT LAUDERDALE, FL 33316  
BOUNDARY SURVEY  
INVOICE # 38022  
SURVEY DATE 05/10/12  
FLOOD ZONE AE-7.0'  
MAP DATE 10/02/97  
MAP NUMBER 125109 0219F

- ASPERMARTICS
- BUILDING CORNER
- BRICK PAVERS
- BRICK WALL
- CONCRETE/CHALK
- CONCRETE WALL
- CONCRETE WALK
- ELEVATION
- METAL FENCE
- ONE-BEAD WIRE
- WOOD DECK/DOCK
- WOOD FENCE



ATLANTIC COAST  
SURVEY, INC.

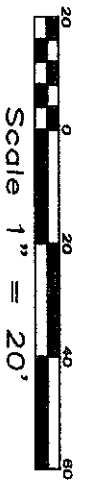
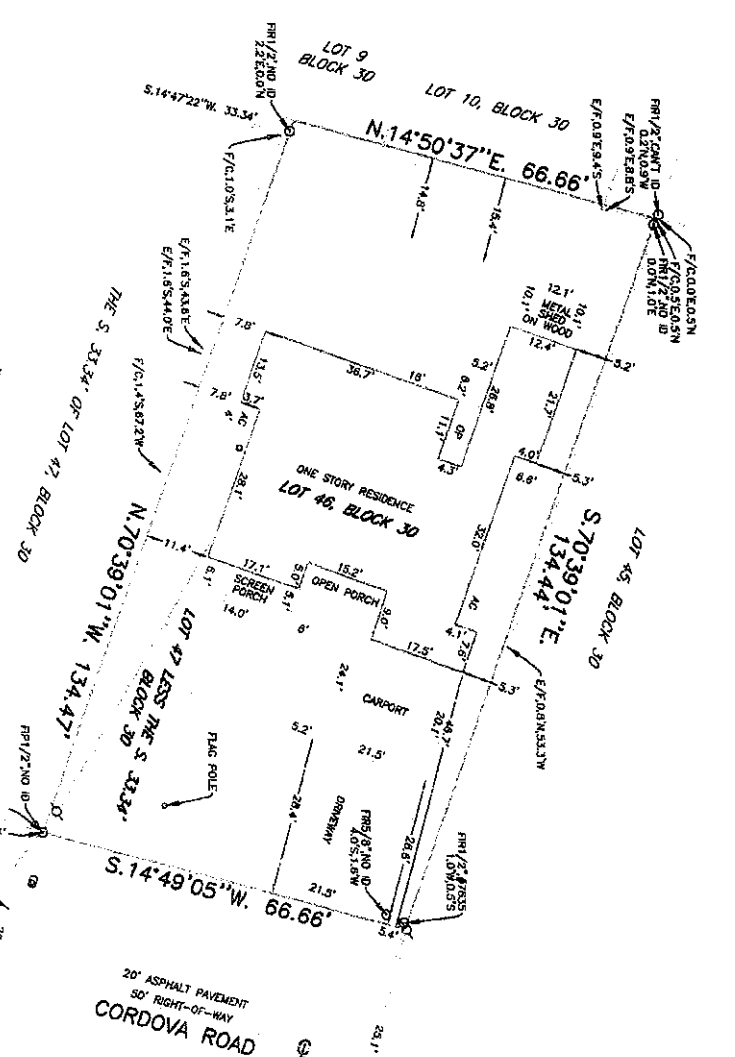
PAUL J. STONELI, SURVEYOR  
FLORIDA CERTIFICATION NO. 5241  
ATLANTIC COAST SURVEYING, INC.  
6129 SHIRING RD SUITE 3 DAVIE, FLORIDA 33314  
OFFICE: 954-307-2100 FAX: 954-307-2418

LEGEND

- CABLE JUNCTION BOX
- ▣ CATCH BASIN
- CLEAN OUT
- ⊕ CONTROL VALVE
- ⊖ ELECTRIC SERVICE
- ⊖ FINE HOISTANT
- PEARL PAD
- ⊙ GUY ANCHOR
- ⊙ MANHOLE
- ⊙ POOL EQUIPMENT
- ⊙ POWER/LIGHT POLE
- ⊙ SPRINKLER SYSTEM
- ⊙ WATER METER
- ⊙ WATER WAVE
- ⊙ WELL

- BRICK PAVERS
- CENTERLINE
- CONCRETE/CHALK
- CONCRETE WALL
- ELEVATION
- METAL FENCE
- ONE-BEAD WIRE
- WOOD DECK/DOCK
- WOOD FENCE

SURVEYOR'S NOTES  
1. BASIS OF BEARINGS AS INDICATED ON SKETCH.  
2. LEGAL DESCRIPTION PROVIDED BY CLIENT.  
3. DIMENSIONS OR OTHER INSTRUMENTS OF RECORD.  
4. UNDERGROUND OR INTERIOR PARTITIONS OF FOOTINGS, FOUNDATIONS, WALLS OR OTHER NON-RESURF IMPROVEMENTS WERE NOT LOCATED.  
5. DIMENSIONS ARE BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 UNLESS OTHERWISE SHOWN OTHERWISE.  
6. FENCE TIES ARE TO THE CENTER-LINE OF FENCE. WALL TIES ARE TO THE FACE OF WALL.  
7. IN SOME INSTANCES GROUPING REPRESENTATIONS HAVE BEEN EXaggerated TO MORE CLEARLY SHOW THE DIMENSIONS AND DIRECTIONS SHOWN HEREIN ARE IN SUBSTANTIAL AGREEMENT WITH RECORD VALUES UNLESS OTHERWISE NOTED.  
8. PARTY WALLS ARE CENTERED ON PROPERTY LINE AND ARE 0.7' WIDE UNLESS OTHERWISE NOTED.  
9. POSTING CORNERS FOUND ON PROPERTY LINE AND ARE 0.7' WIDE UNLESS OTHERWISE NOTED.  
10. DIMENSIONS ARE GIVEN TO CENTER OF PROPERTY LINE UNLESS OTHERWISE NOTED.  
11. NO ATTEMPT WAS MADE TO LOCATE WRITTEN OR UNWRITTEN EASEMENTS OR RIGHTS-OF-WAY, OTHER THAN THOSE SHOWN HEREON.



**AERIAL PHOTOGRAPH**

**8.**



CITY OF FORT LAUDERDALE

# 715 Cordova Road



Projects on GIS1: p:\ced\_dockmaster\arcgis\715\_Cordova\_Rd  
 created: 20120720

**PHOTOGRAPHS  
OF DOCK**

**10.**

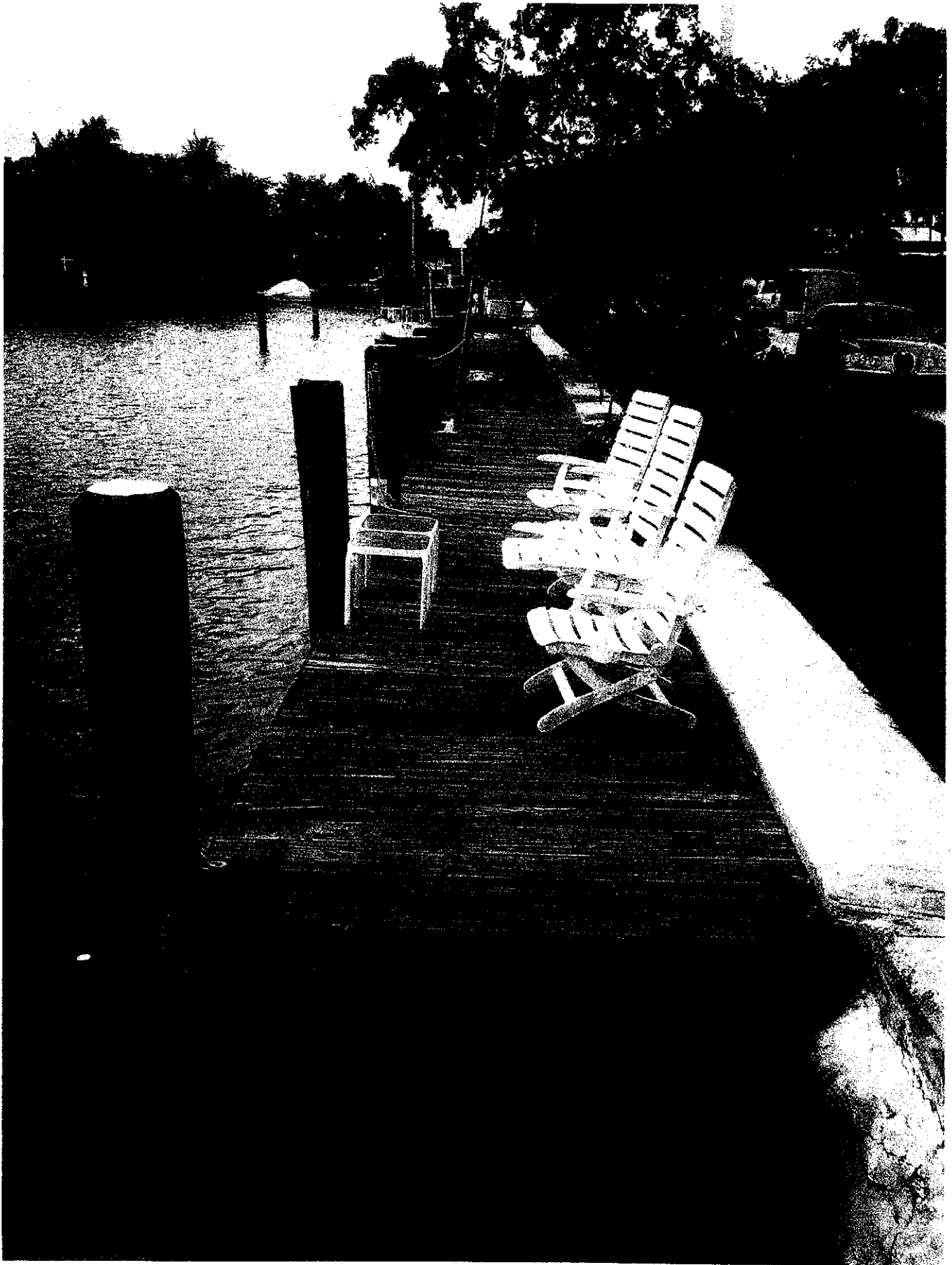


EXHIBIT 1  
CAR 12-2229

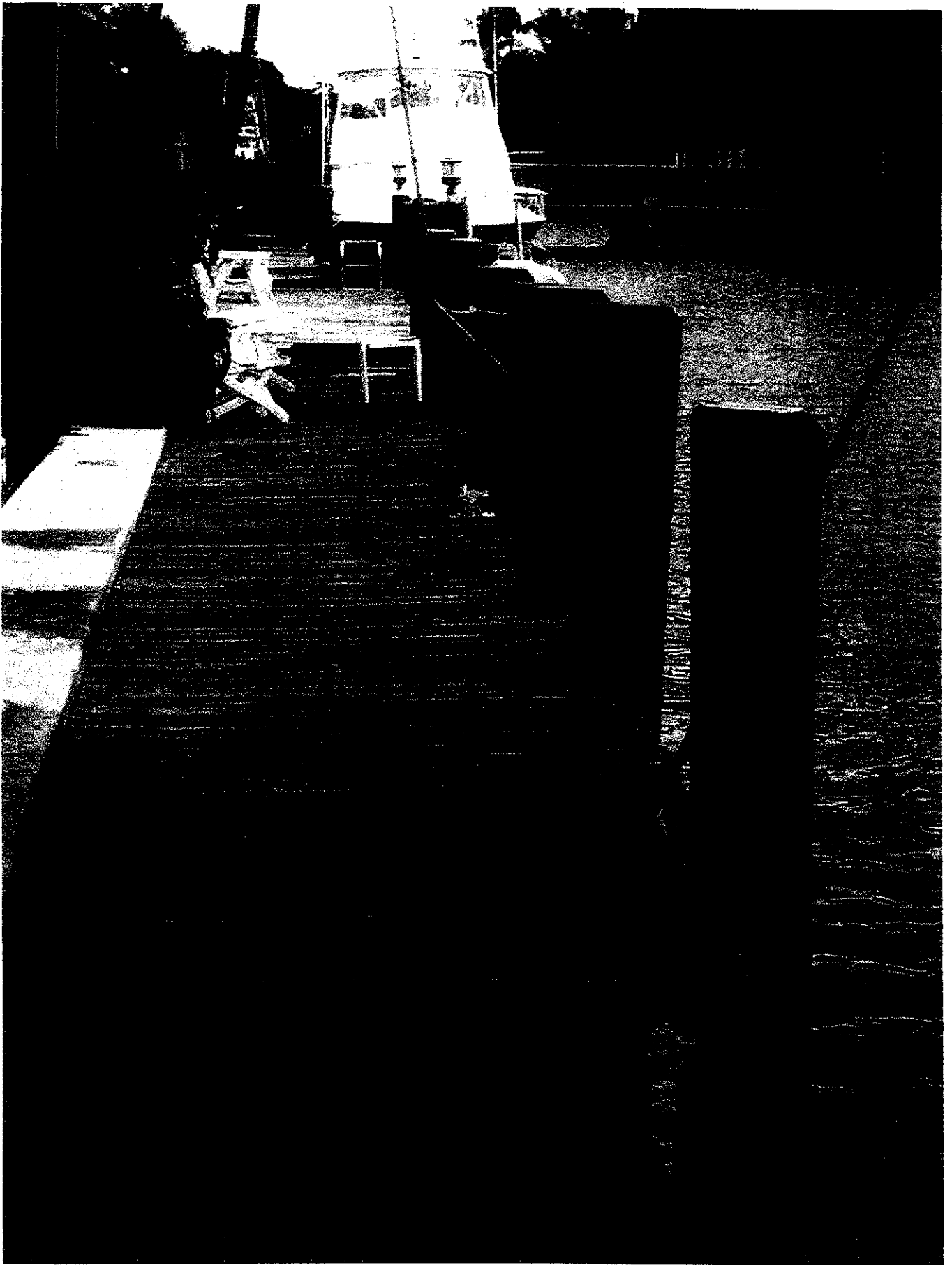


EXHIBIT 1  
CAR 12-2229



