

MAR - 8 2017



**CITY OF HOLLYWOOD
PRE-APPLICATION CONCEPTUAL OVERVIEW**



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Scheduled appointment with a planner required for all submittals.

This Conceptual Overview sheet shall be completed in full and submitted with all applicable documents to the Planning Division (Room 315), two business days prior to the conference.

Each package shall be complete and stapled.

- Pre-application Conference Dates:**
 NOVEMBER 9, 2015
 DECEMBER 14, 2015
 JANUARY 11, 2016
 FEBRUARY 8, 2016
 MARCH 14, 2016
 APRIL 11, 2016
 MAY 9, 2016
 JUNE 13, 2016
 JULY 11, 2016
 AUGUST—RECESS
 SEPTEMBER 12, 2016
 OCTOBER 10, 2016
 NOVEMBER 14, 2016
 DECEMBER 12, 2016
 Dates are subject to change

Provide one complete 11"x17" set, including the following documents and drawings: Conceptual Overview (including site and project description), Survey, Preliminary Site Plan, and Elevations, to the Planning Division two business days prior to the conference. An additional 10 sets (11"x17") shall be provided at the time of the Conference.

Site and Project Data

Proposed Project Name: SHELDON HOTEL ROOF TOP RESTAURANT

Proposed Project Address: 1000 N. SURF ROAD

Folio Number(s): 5142-13-01-0710

Proposed Project located within: CRA - Beach District CRA - Downtown District
 State Road 7 Corridor Other: _____

Land Use Designation: GENERAL BUSINESS Zoning District: BWK-25HD

Gross Lot Area: _____ Net Lot area: 12,750 S.F

Existing Use of Property: HOTEL WITH RENTAL SPACES

Existing Number of Units: N/A Existing Commercial Area: ENTIRE GROUND FL.

Current Assessed Value of: Land: \$ 1,270,440.00 Building(s): \$ 4,207,830.00

Proposed Use: ROOF TOP RESTAURANT AND BAR

Total Number of Residential Units: N/A Average Size of Units: N/A

Estimated Average Sale Price/Rent per Unit: \$ N/A Sale Rent

Total Number of Hotel Rooms: 42 Average Size of Hotel Rooms: _____

Area of Commercial/Retail Use: 5,1050 SF. Area of Restaurant Use: _____

Area of Office Use: N/A Area of Industrial Use: N/A

Estimated Average Rent per Square Foot: \$ _____

Estimated Date of Completion (If Phased, Estimated Date of Each Phase): _____

Estimated Value of Improvement: \$ _____ Estimated Value at Completion: \$ _____

Permitted Building Height: 40'-0" Proposed Building Height: 48'-0"±

Required Setbacks: Front: EXIST. Proposed Setbacks: Front: TO MATCH BLDG.

Sides: EXIST. Sides: TO MATCH BLDG

Rear: EXIST Rear: TO MATCH BLDG

Required Parking Spaces: 0 Proposed Parking Spaces: 50

Name of Developer/Property Owner: S3 GLOBAL MULTI STRATEGY H LLC

Address of Developer/Property Owner: 1000 N. SURF ROAD

Telephone: 917.664.6924 Fax: _____ Email Address: SZOLADZ@UNIVERSE.COM

Name of Consultant Representative/Tenant (circle one): JOSEPH B. KALLER

Telephone: 954.920.5741 Email Address: JOSEPH@KALLERARCHITECT.COM

DEPARTMENT OF DEVELOPMENT SERVICES



PRE-APPLICATION CONCEPTUAL OVERVIEW

Site and Project Description

Describe Existing Use of Property and Buildings (Example: Site currently contains 40 residential units for rent; 10,000 s.f. of retail; vacant lot; etc.) Use additional Sheets if Necessary.

EXISTING 4-STORY HOTEL BUILDING WITH 42 HOTEL ROOMS, WITH GROUND FLOOR LOBBY, RETAIL SPACES, COMMERCIAL USES AND YOGURT SHOP.

Describe all applicable requests for this project, such as variances, flex or reserve units, zoning changes, special exceptions, or incentives. If applicable, provide justification for each. Use additional sheets if necessary.

HEIGHT VARIANCE AT FOURTH FLOOR ADDITION IN ORDER TO ACQUIRE PROPER CEILING HEIGHT FOR PROPOSED ROOF TOP RESTAURANT AND BAR.

Provide any additional information about the proposed project. Use additional sheets if necessary.