

MAY - 8 2017

PRE-APPLICATION CONCEPTUAL OVERVIEW  
CITY OF HOLLYWOOD  
OFFICE OF PLANNING



Tel: (954) 921-3471  
Fax: (954) 921-3347

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: 8 UNIT APT.

Proposed Project Address: 1822 CLEVELAND ST.

Folio Number(s): 5142 10 01 0110

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

Land Use Designation: RM-18 Zoning District: \_\_\_\_\_

Gross Lot Area: 7812 SF Net Lot area: 7,062 SF

Existing Use of Property: RESIDENTIAL

Existing Number of Units: — Existing Commercial Area: —

Current Assessed Value of: Land: \$ \_\_\_\_\_ Building(s): \$ \_\_\_\_\_

Proposed Use: RESIDENTIAL R-2

Total Number of Residential Units: 8 Average Size of Units: 700 SF.

Estimated Average Sale Price/Rent per Unit: \$ \_\_\_\_\_  Sale  Rent

Total Number of Hotel Rooms: — Average Size of Hotel Rooms: —

Area of Commercial/Retail Use: — Area of Restaurant Use: —

Area of Office Use: — Area of Industrial Use: —

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: 45 FT. Proposed Building Height: 34 FT.

Required Setbacks: Front: 20 FT Proposed Setbacks: Front: 20'-3"

Sides: 5 FT Sides: 5'-4"

Rear: 20 FT Rear: 22'-0"

Required Parking Spaces: 8 Proposed Parking Spaces: 8

Name of Developer/Property Owner: FRANCOIS BIDNCO

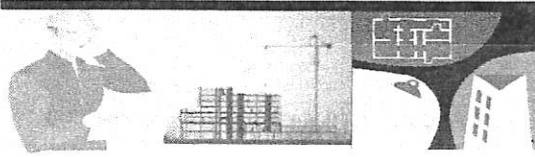
Address of Developer/Property Owner: 1824 VAN BUREN ST. HOLLYWOOD FL

Telephone: 954 433 8441 Fax: \_\_\_\_\_ Email Address: FRANCOIS.BIDNCO@egmbal

Name of Consultant/Representative/Tenant (circle one): MIGUEL DE DIEGO • con.

Telephone: 954 920 3359 Email Address: DEDiego.NC@sol.com

## DEPARTMENT OF DEVELOPMENT SERVICES



## PRE-APPLICATION CONCEPTUAL OVERVIEW

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### 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.

PROPOSE TO BUILT 8 UNIT APTS. PARKING ON THE GROUND FLOOR AND SECOND, THIRD STORES WITH 4 UNITS EACH. EACH UNITS HAS ONE BEDROOM, ONE BATH, KITCHEN, LIVING ROOM AND DINING ROOM.

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.

NONE

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