

DEPARTMENT OF DEVELOPMENT SERVICES



PRE-APPLICATION CONCEPTUAL OVERVIEW

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



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

Site and Project Data

Proposed Project Name: C&B North Beach
 Proposed Project Address: 5405 N. Surf road
 Folio Number(s): 5142 01 02 6440
 Proposed Project located within: CRA - Beach District CRA - Downtown District
 State Road 7 Corridor Other Central Beach
 Land Use Designation: Single family home Zoning District: Hollywood Central Beach
 Gross Lot Area: 3146 Net Lot area: 3146
 Existing Use of Property: Single family home
 Existing Number of Units: 1 home Existing Commercial Area: /
 Current Assessed Value of: Land: \$ 254,000.00 Building(s): \$ 245,600.00
 Proposed Use: Single family home
 Total Number of Residential Units: 1 Average Size of Units: 3600 sq ft
 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): Feb 2021
 Estimated Value of Improvement: \$ 1,000,000.00 Estimated Value at Completion: \$ 2,500,000.00
 Permitted Building Height: 33 ft Proposed Building Height: 33 ft
 Required Setbacks Front: 25 Proposed Setbacks Front: 20
 Sides: 7.5 Sides: 5.0
 Rear: 15 Rear: 5
 Required Parking Spaces: 5 Proposed Parking Spaces: 4
 Name of Developer/Property Owner: C&B North Beach / Craig Chasen
 Address of Developer/Property Owner: 309 oak st, Hollywood FL 33019
 Telephone: / Fax: / Email Address: Divertercc@bellsouth.net
 Name of Consultant/Representative/Tenant (circle one): Scott Bakes
 Telephone: 325-989-9953 Email Address: Bakes@BellSouth.net

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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

Site currently contains one single family house, ~~2000 sq~~
985 SF.

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.

- Variance Requests
- ① front setback from 25 ft to 20 ft
 - ② Rear setback from 15 ft to 5 ft
 - ③ side setback from 7.5 ft to 5 ft
 - ④ To exceed the 25% max height exemption for elevator bulkhead above the roof which is 3'-0" above grade
 - ⑤ ~~2~~ from 5 parking spots to 4 parking spots

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

We are proposing to build a very special modern beach home which will enhance the community as well as the City of Hollywood... We have worked very hard on the design & we feel it is a perfect fit for the North Beach Community