

DEPARTMENT OF DEVELOPMENT SERVICES



PRE-APPLICATION CONCEPTUAL OVERVIEW



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: Ocean Park View Hotel

Proposed Project Address: 1005 E. Dania Beach Blvd.

Folio Number(s): 504235010050

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

Land Use Designation: _____ Zoning District: C-2

Gross Lot Area: 24,712 s.f. or .56 acres Net Lot area: 13,070 s.f. or .30 acres

Existing Use of Property: Vacant Land

Existing Number of Units: 0 Existing Commercial Area: 0

Current Assessed Value of: Land: \$ 134,510 Building(s): \$ 0

Proposed Use: Hotel - Condo

Total Number of Residential Units: _____ Average Size of Units: _____

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

Total Number of Hotel Rooms: 18 Average Size of Hotel Rooms: 561 s.f.

Area of Commercial/Retail Use: 0 Area of Restaurant Use: 0

Area of Office Use: 500 s.f. Area of Industrial Use: 0

Estimated Average Rent per Square Foot: \$ _____

Estimated Date of Completion (If Phased, Estimated Date of Each Phase): December 2019

Estimated Value of Improvement: \$ 2,000,000 Estimated Value at Completion: \$ _____

Permitted Building Height: 60 feet Proposed Building Height: 60 feet

Required Setbacks: Front: 0 Proposed Setbacks: Front: 5'-0"

Sides: 0 Sides: 5'-0"

Rear: 0 Rear: 24'-8"

Required Parking Spaces: 19 Proposed Parking Spaces: 21

Name of Developer/Property Owner: 1005 E. Dania Beach Blvd. LLC

Address of Developer/Property Owner: 2885 Sanford Ave.

Telephone: 305-680-2800 Fax: _____ Email Address: maribona1000@gmail.com

Name of Consultant/Representative/Tenant (circle one): _____

Telephone: _____ Email Address: _____

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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.

Vacant Land

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.

No variances, zoning changes or special exceptions are required.

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