

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: Taylor Townhomes
 Proposed Project Address: 2449 Taylor St. Hollywood, Fl. 33020
 Folio Number(s): 5142 16 01 6060
 Proposed Project located within: CRA - Beach District CRA - Downtown District
 State Road 7 Corridor Other: _____
 Land Use Designation: Residential Multi-Family Zoning District: RM-12
 Gross Lot Area: 22,000 S.F. (50 acres) Net Lot area: 20,000 SF (.459 acres)
 Existing Use of Property: Vacant
 Existing Number of Units: — Existing Commercial Area: —
 Current Assessed Value of: Land: \$ 200,040 Building(s): \$ —
 Proposed Use: Multi-Family
 Total Number of Residential Units: 5 Average Size of Units: 1426 S.F.
 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): December 2020
 Estimated Value of Improvement: \$ 1.2 mil Estimated Value at Completion: \$ _____
 Permitted Building Height: 33' - 0" Proposed Building Height: 24' - 0"
 Required Setbacks: Front: 20' - 0" Proposed Setbacks: Front: 20' - 0"
 Sides: 10' - 0" / 10' - 0" Sides: 10' - 0" / 55' - 8"
 Rear: 30' - 0" Rear: 31' - 1"
 Required Parking Spaces: 2/unit Proposed Parking Spaces: 2/unit
 Name of Developer/Property Owner: Infinity R E Investments II LLC
 Address of Developer/Property Owner: 268 W Mashta Dr. Key Biscayne, Fl 33149
 Telephone: 786-534-9988 Fax: _____ Email Address: Abernath@keyplatinum.com
 Name of Consultant/Representative/Tenant (circle one): Joseph B. Kaller
 Telephone: 954-920-5746 Email Address: Joseph@kallerarchitects.com

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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.

Property currently vacant

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, flex or reserve units, zoning changes, special exceptions, or incentives are being requested

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