



File No. (internal use only): \_\_\_\_\_

PRE-APPLICATION CONCEPTUAL OVERVIEW

2600 Hollywood Boulevard Room 315  
Hollywood, FL 33022



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

Schedule appointment with a planner 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:

	01/22
02/04	02/19
03/04	03/18
04/01	04/15
05/06	05/20
06/03	06/17
07/01	07/15
09/03	09/16
10/07	10/04
11/18	12/02



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: Pro Lake

Proposed Project Address: 3401 Oakwood Blvd

Folio Number(s): 5142 04 080040

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

Land Use Designation: General Bus. Zoning District: IM-1

Gross Lot Area: 592,118 SF Net Lot area: \_\_\_\_\_

Existing Use of Property: Mercantile

Existing Number of Units: 1 Existing Commercial Area: 148,201

Current Assessed Value of: Land: \$ 4,144,830 Building(s): \$ 9,451,950

Proposed Use: Eating/Drinking establishment

Total Number of Residential Units: 0 N/A Average Size of Units: 0 N/A

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

Total Number of Hotel Rooms: N/A Average Size of Hotel Rooms: N/A

Area of Commercial/Retail Use: 200 SF Area of Restaurant Use: 165.75 SF

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

Estimated Average Rent per Square Foot: \$ N/A

Estimated Date of Completion (if Phased, Estimated Date of Each Phase): \_\_\_\_\_

Estimated Value of Improvement: \$ 250,000 Estimated Value at Completion: \$ 250,000

Permitted Building Height: 103" Proposed Building Height: 103"

Required Setbacks: Front: N/A Proposed Setbacks: Front: N/A

Sides: N/A Sides: N/A

Rear: N/A Rear: N/A

Required Parking Spaces: 0 Proposed Parking Spaces: 0

Name of Developer/Property Owner: Home Depot

Address of Developer/Property Owner: 2455 Paces Ferry Rd, Atlanta GA 30339

Telephone: 770-433-8121 Fax: \_\_\_\_\_ Email Address: Suzann-russo@home.com

Name of Consultant/Representative/Tenant (circle one): Isidore Kharasch

Telephone: 229-688-3512 Email Address: Is224@JONTAFFER.COM

**PLANNING DIVISION PRE-APPLICATION CONCEPTUAL OVERVIEW**  
**2600 Hollywood Boulevard Room 315, Hollywood, FL 33022**

**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.**

---

The site contains The Home Depot store and parking

---

**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** – To allow food cart/structure at the front of The Home Depot store (not at the rear of the store). The food cart will sit 3' from the building.

**Justification** - to enhance The Home Depot customer experience. If the food cart is required to be at the back of The Home Depot store (loading dock area) customer would not be able to access or experience this amenity.

---

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

---

Home Depot would like to add this unique customer amenity in the front of the store. This will improve and enhance the customer experience on the Home Depot property.

The project will be a Florida State Certified Manufactured Building and will have all approvals as required.