

PLANNING DIVISION



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: Rental Apartment Building  
 Proposed Project Address: 1939 Funston St.  
 Folio Number(s): 514222100970  
 Proposed Project located within:  CRA - Beach District  CRA - Downtown District  
 State Road 7 Corridor  Other: Funston St & 19 Ave  
 Land Use Designation: Residential Zoning District: PS-1  
 Gross Lot Area: 10,828 Net Lot area: 10,828  
 Existing Use of Property: Single Fam. House (Resident.)  
 Existing Number of Units: 1 Existing Commercial Area: N/A  
 Current Assessed Value of Land: \$ 61,970 Building(s): \$ 213,470  
 Proposed Use: 15 Unit Apt. Building  
 Total Number of Residential Units: 15 Average Size of Units: 750 SF  
 Estimated Average Sale Price/Rent per Unit: \$ TBD  Sale  Rent  
 Total Number of Hotel Rooms: N/A Average Size of Hotel Rooms: N/A  
 Area of Commercial/Retail Use: N/A Area of Restaurant Use: N/A  
 Area of Office Use: N/A Area of Industrial Use: N/A  
 Estimated Average Rent per Square Foot: \$ TBD  
 Estimated Date of Completion (If Phased, Estimated Date of Each Phase): Spring 2021  
 Estimated Value of Improvement: \$ 1.4MM Estimated Value at Completion: \$ 2.4MM  
 Permitted Building Height: 45'-0" Proposed Building Height: 45'-0"  
 Required Setbacks: Front: 20'-0" Proposed Setbacks: Front: 20'-0"  
 Sides: 10'-0" Sides: 10'-0"  
 Rear: 20'-0" Rear: 31'-6"  
 Required Parking Spaces: 17 Proposed Parking Spaces: 20  
 Name of Developer/Property Owner: Local Rentals LLC  
 Address of Developer/Property Owner: 17070 Collins Ave #255  
 Telephone: 9073103 Fax: \_\_\_\_\_ Email Address: 9073103@gmail.com  
 Name of Consultant/Representative/Tenant (circle one): Alex  
 Telephone: (954) 907-3103 Email Address: 9073103@gmail.com

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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.

*Site Currently Contains One SFR Unit*

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.

*None*