



Public Works Department REAL PROPERTY SECTION 115 South Andrews Avenue (Room 501-RP) Ft. Lauderdale, FL 33301 Phone 954-357-6826 FAX 954-357-5544	Office Use Only
	Date Application Accepted: 2/28/2019
Application Number: 2019-V-03	

APPLICATION FOR VACATION AND ABANDONMENT

- A. Vacation of Plats, or any Portion Thereof (BCAC 25.99)
- B. Abandonment of Streets, Alleyways, Roads or Other Places Used for Travel (BCAC 25.100)
- C. Release of Public Easements and Private Platted Easements or Interests (BCAC 25.101)

PETITIONER INFORMATION

Petitioners (Owners):

Petitioner 1: PPF AMLI 9021 Peters Road, LLC	Folio(s): 5041 09 27 0010
Address: 141 W. Jackson Blvd., Ste. 300	Phone: 770-281-3317
Address (cont'd):	Fax:
City, State Zip: Chicago, IL 60604	Email: kneal@amli.com
Important: Proof of Property Ownership required.	
Note: For Co-Petitioners/Owners, complete additional Petitioner/Owner Information page(s).	

AGENT INFORMATION

Agent for Petitioners: Doumar Allsworth

Contact Person: John Voigt	Phone 1: 954-762-3400
Address: 1177 S.E. 3rd Avenue	Phone 2: 954-651-5444
Address (cont'd):	Fax: 954-525-3423
City, State Zip: Fort Lauderdale, FL 33316	Email: jdvoigt@aol.com
Note: Proof of Agent Authorization by Petitioners required.	

PROPERTY INFORMATION

Vacation Requested: (brief description) Vacation of sidewalk easement, a portion of a utility easement, and access easement, each as described on Exhibits "B" attached hereto.

Section: 09	Township: 50S	Range: 41E
Approximate Street Address: 8021 Peters Road, Plantation, FL 33324		
Location: <input checked="" type="checkbox"/> Municipality	<input type="checkbox"/> Unincorporated Broward County	
Folio Number(s): 5041 09 27 0010		
Plat: Jacaranda Parcel 817 Plat		
Surveyor/Mapper:		
Legal Description Attached: <input checked="" type="checkbox"/> Full <input type="checkbox"/> Short	Zoning: SPI-3	Land Use: Vacant Residential
Reason for Vacation These easements, or the portions thereof that are to be vacated, are neither needed or in use and must be vacated to allow for construction of an (be specific): apartment complex.		
First Application? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If No, previous Application No:		

NOTE: Please type/print clearly. Application must be complete and accurate for acceptance.

ADDITIONAL PETITIONER INFORMATION	
Petitioner 2:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:
ADDITIONAL PETITIONER INFORMATION	
Petitioner 3:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:
ADDITIONAL PETITIONER INFORMATION	
Petitioner 4:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:
ADDITIONAL PETITIONER INFORMATION	
Petitioner 5:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:
ADDITIONAL PETITIONER INFORMATION	
Petitioner 6:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:
ADDITIONAL PETITIONER INFORMATION	
Petitioner 7:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:
ADDITIONAL PETITIONER INFORMATION	
Petitioner 8:	Folio(s):
Address:	Phone:
Address (cont'd):	Fax:
City, State Zip:	Email:

The undersigned Petitioner(s) has fully reviewed the Instructions concerning the Application for Vacation and Abandonment and understands that the Application must be complete and accurate prior to Broward County acceptance and review. The undersigned hereby petitions the Broward County Board of County Commissioners to vacate and abandon the property described herein. By signing as Petitioner(s), the undersigned certifies authenticity of ownership and, when applicable, authorizes the Agent to be its representative in this Application to Vacate and Abandon process.

PETITIONER/OWNER(S)

3/6/17 PPF AMLI 9021 PETERS ROAD, LLC
Date Petitioner

Lila M. Williams
Witness

C. W. M. [Signature]
Witness

KEVIN NEAL
(print name)

By [Signature]
(signature)

KEVIN NEAL
(print signer's name)

As authorized person for Petitioner

Date Petitioner

(print name)

Witness

By _____
(signature)

Witness

(print signer's name)

PETITIONER ACKNOWLEDGMENT (By Business or Government Entity)

State FLORIDA
County BROWARD

I hereby certify that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, Kevin Neal (name)

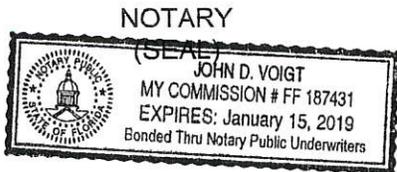
as Authorized Representative (title)

of PPF AMLI 9021 PETERS ROAD, LLC (name of entity),

a Florida limited liability company (type of corporation/partnership/government),

, on behalf of the business or government entity, who being first duly sworn by me this day, deposes and states that s/he is authorized on behalf of the business or government entity as Petitioner(s) in the foregoing Application for Vacation and Abandonment.

The foregoing instrument was acknowledged before me this 6th day of March 2017, by Kevin Neal who is personally known to me or has produced _____ as identification.



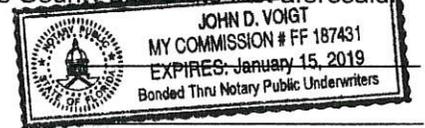
John D. Voigt

Print Name: John D. Voigt

Notary Public in and for the County and State last aforesaid

My Commission Expires:

Serial No., if any:



AFFIDAVIT TO AUTHORIZE PETITIONER(S) AGENT

I/We, PPF AMLI 9021 PETERS ROAD, LLC

, the property owner(s)
of property to be vacated in the subject Application for Vacation and Abandonment, being duly sworn, depose(s) and say
(s):

1. That I/we am/are the owner(s) and record title holder(s) of the lands that are to be vacated and abandoned.
my/our Folio Number(s) is/are as follows: 5041 09 27 0010
2. That I/we do hereby appoint the following Agent to act on my/our behalf in the processing of the subject
Application for Vacation and Abandonment to Broward County Board of Commissioners:

Name: Doumar Allsworth
 Address: 1177 S.E. 3rd Avenue
 City, State Zip: Fort Lauderdale, FL 33316
 Telephone: 954-762-3400
 Contact Person: John D. Voigt, Esquire

PPF AMLI 9021 PETERS ROAD, LLC
 Name of Petitioner/Owner(s)

By *Kevin Neal*
 (signature)
KEVIN NEAL
 (print name)

6th day of March, 20 17

State FLORIDA

County BROWARD

The foregoing instrument was acknowledged before me this 6th day of March
 2017, by Kevin Neal
 who is personally known to me or has produced _____
 as identification.

NOTARY
(SEAL)

John D. Voigt
 Print Name: JOHN D VOIGT

Notary Public in and for the County and State last aforesaid.

My Commission Expires:

Serial No., if any:

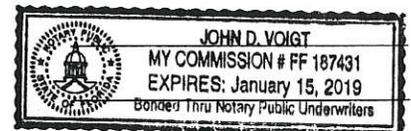


EXHIBIT B

LAW OFFICES
DOUMAR, ALLSWORTH, LAYSTROM, VOIGT,
ADAIR & DISHOWITZ, LLP

JOHN H. ADAIR, III, P.A.
EMERSON ALLSWORTH, P.A.
E. SCOTT ALLSWORTH, P.A.
MARK E. ALLSWORTH, P.A.

1177 SOUTHEAST THIRD AVENUE
FORT LAUDERDALE, FLORIDA 33316-1109
BROWARD (954) 762-3400
TOLL FREE (866) 242-9488
TELEFAX (954) 525-3423
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BENJAMIN R. DISHOWITZ, P.A.
RAYMOND A. DOUMAR, P.A.*
C. WILLIAM LAYSTROM, JR., P.A.
JOHN D. VOIGT, P.A.
JEFFREY S. WACHS, P.A.+

+ALSO ADMITTED IN PENNSYLVANIA
*FORMERLY ADMITTED IN MICHIGAN

OF COUNSEL
JOHN W. PERLOFF, P.A.
JODIE SIEGEL, P.A.

Re: Broward County Vacation of Easements Application
Jacaranda Parcel 817

Applicant: PPF AMLI 9021 Peters Road, LLC

Date: January 29, 2019

LETTER OF INTENT

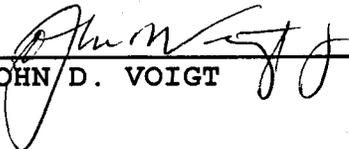
The Applicant, PPF AMLI 9021 Peters Road, LLC, has obtained development approval to construct Crossroads Residences at 8021 Peters Road. This is a multifamily residential rental community. The parcel is on the north side of Peters Road, west of University Drive, and immediately east of S.W. 80th Terrace at the entrance to the Crossroads Office Park. As part of the site plan approval process with the City of Plantation, certain easements were identified that need to be vacated to accommodate the new development. The Applicant files this application for vacation of those three easements.

Specifically, the Jacaranda Parcel 817 Plat created an access easement in the southeast corner of the property that is not being utilized and is no longer needed. Further, the plat created a 15 ft. utility easement running north and south along the east property line. The Applicant is seeking to vacate the five westernmost feet of this easement for the entire length of the property. Third, the original developer of the plat granted a sidewalk easement to Broward County on the south side of the property along the north side of Peters Road, running east and west. The Applicant seeks to vacate portions of this sidewalk easement.

The City of Plantation has previously approved the vacation of

these three easements. In addition, all utilities including FP&L, AT&T, Comcast, TECO and the City of Plantation Utilities Department, have agreed to the vacation and all utilities have already been relocated as necessary.

Respectfully submitted,



JOHN D. VOIGT