



Application Number \_\_\_\_\_

Environmental Protection and Growth Management Department  
**PLANNING AND DEVELOPMENT MANAGEMENT DIVISION**  
 1 N. University Drive, Box 102 · Plantation, FL 33324 · T: 954-357-6666 F: 954-357-6521 · Broward.org/Planning

## Development and Environmental Review Online Application

Project Information			
Plat/Site Plan Name			
Plat/Site Number	Plat Book - Page (if recorded)		
Owner/Applicant/Petitioner Name			
Address	City	State	Zip
Phone	Email		
Agent for Owner/Applicant/Petitioner		Contact Person	
Address	City	State	Zip
Phone	Email		
Folio(s)			
Location			
_____ side of _____ at/between/and _____ and/of _____ <i>north side/corner north                      street name                      street name / side/corner                      street name</i>			

Type of Application (this form required for all applications)
Please check all that apply (use attached <b>Instructions</b> for this form).
<input type="checkbox"/> <b>Plat</b> (fill out/PRINT <i>Questionnaire Form, Plat Checklist</i> )
<input type="checkbox"/> <b>Site Plan</b> (fill out/PRINT <i>Questionnaire Form, Site Plan Checklist</i> )
<input type="checkbox"/> <b>Note Amendment</b> (fill out/PRINT <i>Questionnaire Form, Note Amendment Checklist</i> )
<input type="checkbox"/> <b>Vacation</b> (fill out/PRINT <i>Vacation Continuation Form, Vacation Checklist</i> , use <i>Vacation Instructions</i> )
<input type="checkbox"/> <b>Vacating Plats, or any Portion Thereof</b> (BCCO 5-205)
<input type="checkbox"/> <b>Abandoning Streets, Alleyways, Roads or Other Places Used for Travel</b> (BCAC 27.29)
<input type="checkbox"/> <b>Releasing Public Easements and Private Platted Easements or Interests</b> (BCAC 27.30)
<input type="checkbox"/> <b>Vacation</b> ( <i>Notary Continuation Form Affidavit</i> required, fill out <i>Business Notary</i> if needed)

<b>Application Status</b>			
Has this project been previously submitted?	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Don't Know
This is a resubmittal of:	<input type="checkbox"/> Entire Project	<input type="checkbox"/> Portion of Project	<input type="checkbox"/> N/A
What was the project number assigned by the Planning and Development Division?	Project Number	<input type="checkbox"/> N/A	<input type="checkbox"/> Don't Know
Project Name		<input type="checkbox"/> N/A	<input type="checkbox"/> Don't Know
Are the boundaries of the project exactly the same as the previously submitted project? <b>NA.</b>	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Don't Know
Has the flexibility been allocated or is flexibility proposed to be allocated under the County Land Use Plan?	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Don't Know
<b>If yes, consult Policy 13.01.10 of the Land Use Plan. A compatibility determination may be required.</b>			

<b>Replat Status</b>	
Is this plat a replat of a plat approved and/or recorded after March 20, 1979?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Don't Know
<b>If YES, please answer the following questions.</b>	
Project Name of underlying approved and/or recorded plat	Project Number
Is the underlying plat all or partially residential?	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Don't Know
<b>If YES, please answer the following questions.</b>	
Number and type of units approved in the underlying plat.	
Number and type of units proposed to be deleted by this replat.	
Difference between the total number of units being deleted from the underlying plat and the number of units proposed in this replat.	

<b>School Concurrency (Residential Plats, Replats and Site Plan Submissions)</b>	
Does this application contain any residential units? (If "No," skip the remaining questions.)	<input type="checkbox"/> Yes <input type="checkbox"/> No
If the application is a replat, is the type, number, or bedroom restriction of the residential units changing? <b>NA. Not re-plat. School Board PSIA receipt attached.</b>	<input type="checkbox"/> Yes <input type="checkbox"/> No
If the application is a replat, are there any new or additional residential units being added to the replat's note restriction? <b>NA. Not re-plat. School Board PSIA receipt attached.</b>	<input type="checkbox"/> Yes <input type="checkbox"/> No
Is this application subject to an approved Declaration of Restrictive Covenants or Tri-Party Agreement entered into with the Broward County School Board?	<input type="checkbox"/> Yes <input type="checkbox"/> No
<b><u>If the answer is "Yes" to any of the questions above</u></b>	
<b>RESIDENTIAL APPLICATIONS ONLY: Provide a receipt from the School Board documenting that a Public School Impact Application (PSIA) and fee have been accepted by the School Board for residential projects subject to school concurrency, exempt from school concurrency (exemptions include projects that generate less than one student, age restricted communities, and projects contained within Developments of Regional Impact), or subject to an approved Declaration of Restrictive Covenant or Tri-Party Agreement.</b>	

Land Use and Zoning	
EXISTING	PROPOSED
Land Use Plan Designation(s)	Land Use Plan Designation(s)
Zoning District(s)	Zoning District(s)

Existing Land Use					
<p>A credit against impact fees may be given for the site's current or previous use. <b>No credit will be granted for any demolition occurring more than three (3) years of Environmental Review of construction plans.</b> To receive a credit, complete the following table. <b>Note:</b> If buildings have been demolished, which are not shown on the survey required with this application, attach an additional "as built" survey dated within three (3) years of this application. Other evidence may be accepted if it clearly documents the use, gross square footage and/or number and type of dwelling units, and date of demolition.</p>					
Are there any existing structures on the site?					<input type="checkbox"/> Yes <input type="checkbox"/> No
Land Use	Gross Building sq. ft.* or Dwelling Units	Date Last Occupied	EXISTING STRUCTURE(S)		
			Remain the Same?	Change Use?	Has been or <u>will</u> be Demolished?
			YES   NO	YES   NO	HAS   WILL   NO
			YES   NO	YES   NO	HAS   WILL   NO
			YES   NO	YES   NO	HAS   WILL   NO
<p>*Gross non-residential square footage includes permanent canopies and overhangs for gas stations, drive-thru facilities, and overhangs designed for outdoor tables at a restaurant. A building id defined by the definition in the Land Development Code.</p>					

Proposed Use			
RESIDENTIAL USES		NON-RESIDENTIAL USES	
Land Use	Number of Units/Rooms	Land Use	Net Acreage or Gross Floor Area

**NOTARY PUBLIC: Owner/Agent Certification**

This is to certify that I am the owner/agent of the property described in this application and that all information supplied herein is true and correct to the best of my knowledge. By signing this application, owner/agent specifically agrees to allow access to described property at reasonable times by County personnel for the purpose of verification of information provided by owner/agent.

[Signature] 4/23/21  
Owner/Agent Signature Date

**NOTARY PUBLIC**

**STATE OF FLORIDA  
COUNTY OF BROWARD**

The foregoing instrument was acknowledged before me by means of  physical presence |  online notarization, this 23<sup>rd</sup> day of April, 2021, who  is personally known to me |  has produced \_\_\_\_\_ as identification.

Jennifer Kiar  
Name of Notary Typed, Printed or Stamped

[Signature]  
Signature of Notary Public - State of Florida



Notary Seal (or Title or Rank) Serial Number (if applicable)

**For Office Use Only**

Application Type Note Amendment

Application Date <u>7/7/2021</u>	Acceptance Date <u>7/12/2021</u>	Fee <u>\$2,090.00</u>
Comments Due <u>8/1/2021</u>	Report Due <u>8/13/2021</u>	CC Meeting Date <u>T.B.D.</u>

Adjacent City or Cities None

Plats     Surveys     Site Plans     Landscaping Plans     Lighting Plans  
 City Letter     Agreements

Other: School Board Receipt

Distribute To  
 Full Review     Planning Council     School Board     Land Use & Permitting  
 Health Department     Zoning Code Services (BMSD only)     Administrative Review

Other:

Received By M. Randino

July 5, 2021

Karina Da Luz  
Planning Section Supervisor  
1 N. University Dr. #102A  
Plantation, FL 33324

**Dear Ms. Da Luz:**

The Mellgren Planning Group, representing Southern Dream Properties, LLC, respectfully submits the following plat note amendment request. The proposed language contained within the plat note amendment was coordinated with Broward County to ensure its form was acceptable; and was approved via Resolution 2018/018 by the City of Deerfield Beach on February 16, 2021. The Mellgren Planning Group had the required pre-application meeting with the County and a receipt of this meeting is included herein.

The subject property is currently vacant and is entitled to include four (4) single family units. The revised plat note accommodates eight (8) townhouse units on the subject property (lots 1-4 of Laura and Glenda Estates).

A receipt from the Broward County School Board is included in this submission package, indicating that we have submitted for a Public Schools Impact Application. A copy of the latest opinion of title submitted and approved by the City of Deerfield Beach is also included herein. We intend to submit an updated title opinion along with the required Agreement within 30 days of our scheduled public hearing.

**Sincerely,**

**Kaitlyn Forbes, AICP, CNU-A**  
Project Manager + Urban Designer  
The Mellgren Planning Group  
954.475.3070  
Kaitlyn@floridaplanning.net

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**Applicant requests a plat note amendment pertaining to the existing Laura and Glenda Estates plat as follows:**

**Current Plat Note:** ““This plat is restricted to eight (8) single family detached units.”

**Proposed Plat Note:** “This plat is restricted to 8 townhouse units on Lots 1 through 4 and 4 single-family detached units on Lots 5 through 8.

