

Application	Number	030-MP-24

**URBAN PLANNING 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				ETHORY CONTROL OF THE PROPERTY		
MP HOLDINGS						
Plat/Site Number		Plat Book - Page (if recorded)				
Owner/Applicant/Petitioner Name						
MP HOLDINGS, LLC.						
Address		City	State	Zip		
6520 SW 181st Lane		Southwest Ranches	FL	33331		
Phone	Email		•	•		
(305) 776-5822	ralph@res	sf.com				
Agent for Owner/Applicant/Petitioner	•	Contact Person				
PULICE LAND SURVEYORS, INC	C.	Elizabeth Tsouroukdiss	ian			
Address		City	State	Zip		
5381 Nob Hill Road		Sunrise	FL	33351		
Phone	Email					
(954) 572-1777	elizabeth@	@pulicelandsurveyors.com	1			
Folio(s)						
504031010140						
Location						
South Side of SW 48th Street	S\	W 172nd Avenue	SW 178th	Avenue		
north side/corner north street name		street name / side/corner	street			
Type of Application (this form red	quired for al	l applications)				
Please check all that apply (use attached <b>Instructions</b> for this form).						
☑ Plat (fill out/PRINT Questionnaire Fo	orm, Plat Checkli	ist)				
☐ Site Plan (fill out/PRINT Questionnaire Form, Site Plan Checklist)						
□ Note Amendment (fill out/PRINT Questionnaire Form, Note Amendment Checklist)						
☐ Vacation (fill out/PRINT Vacation Continuation Form, Vacation Checklist, use Vacation Instructions)						
☐ Vacating Plats, o						
☐ Abandoning Stree	ets, Alleyways, F	Roads or Other Places Used for T	Γravel ( <mark>BCA</mark>	C 27.29)		
☐ Releasing Public	Easements and	Private Platted Easements or Int	terests (BC/	AC 27.30)		
☐ Vacation (Notary Continuation Form	n Affidavit require	ed, fill out Business Notary if needed	d)			

Application Status					
Has this project been previously submitted?	⊠ Yes	□ No		□ Don't	Know
This is a resubmittal of:   Entire Project		of Project	□ N/A		
What was the project number assigned by the Urban Planning Division?	Project Number 030-MP-2	20	□ N/A	□ Don't	Know
MP HOLDINGS (same)			□ N/A	□ Don't	Know
Are the boundaries of the project exactly the same as the previously submitted project?	⊠ Yes	□ No		□ Don't	Know
Has the flexibility been allocated or is flexibility proposed to be allocated under the County Land Use Plan?	□ Yes	⊠ No		□ Don't	Know
If yes, consult Policy 13.01.10 of the Land Use	Plan. A compa	tibility determinati	on may be	required.	
Replat Status					
Is this plat a replat of a plat approved and/or recorded	l after March 2	0, 1979? <b>□ Yes</b>	⊠ No	□ Don'	t Know
If YES, please answ	er the following	g questions.			
Project Name of underlying approved and/or recorded plat		Project f	lumber		
Is the underlying plat all or partially residential?		☐ Yes	□ No	□ Don'	t Know
If YES, please answ	er the following	g questions.			
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.					
School Concurrency (Residential Plats, Replats and Site Plan Submissions)					
Does this application contain any residential units? (If	"No," skip the	remaining questio	ns.)	☑ Yes	□ No
If the application is a replat, is the type, number, or be changing?	edroom restricti	ion of the resident	ial units	□ Yes	□ No
If the application is a replat, are there any new or additional residential units being added to the replat's note restriction?				□ No	
Is this application subject to an approved Declaration of Restrictive Covenants or Tri-Party Agreement entered into with the Broward County School Board?  □ Yes □ No					⊠ No
If the answer is "Yes" to RESIDENTIAL APPLICATIONS ONLY: Provide a receip	o any of the qu	estions above	onting th	ot a Duk!!	o Sobool
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.					

⊠ No

Land Use and Zoning	
EXISTING	PROPOSED
Land Use Plan Designation(s)	Land Use Plan Designation(s)
Rural Ranch	SAME
Zoning District(s)	Zoning District(s)
RR - Rural Ranches	SAME

## **Existing Land Use**

A credit against impact fees may be given for the site's current or previous use. No credit will be granted for any demolition occurring more than three (3) years of Environmental Review of construction plans. To receive a credit, complete the following table. Note: 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.

Are there any existing structures on the site?

			EXISTING STUCTURE(S)			
Land Use	Gross Building sq. ft.* or Dwelling Units	Date Last Occupied	Remain the Same?	Change Use?	Has been or will be Demolished?	
Vacant			YES   N	YES   NO	HAS   WILL   NO	
			YES   NO	YES   NO	HAS   WILL   NO	
			YES   NO	YES   NO	HAS   WILL   NO	

<sup>\*</sup>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.

Proposed Use				
RESIDENTIAL USES		NON-RESIDENTIAL USES		
Land Use	Number of Units/Rooms	Land Use	Net Acreage or Gross Floor Area	
Single-Family	2			

NOTARY PUBL	IC: Owner/Ag	gent Certification			
information suppl owner/agent spec	ied herein is tru ifically agrees	ie and correct to the b	pest of my knovescribed prope	ped in this application and wledge. By signing this apperty at reasonable times by wner/agent.	lication,
Owner/Agent Signature	etrox	<b>\</b>	II -	21 - 24	
		NOTARY P	UBLIC		
STATE OF FLO					
The foregoing instru	ıment was ackno	wledged before me by	means of 🖸 phys	rsical presence     online nota	rization,
this 21 day o	1 Novem	, 20 24	, who 🖬 is perso	onally known to me   □ has pr	oduced
	as ider	ntification.			
Mame of Notary Typed, Pr	waters inted or Stamped		Mada Signature of Notary	Public – State of Florida	
Notan Cor My Cor Bonded thro	MARILYN WATERS / Public - State of Floride mmission # HH 290117 nm. Expires Aug 30, 202 ugh National Notary Assi	a 6			
Notary Seal (or Title or Ra			Serial Number (if ap	pplicable)	
For Office Use	Only				
Plat					
Application Date 11/21/202	4	Acceptance Date 11/25/2024		\$2,330	
Comments Due 12/26/2024		Report Due 01/06/202	5	CC Meeting Date TBD	
Adjacent City or Cities					
√Plats	<b>□</b> ∕Surveys	√Site Plans	□ Landscap	ping Plans ☐ Lighting Pl	lans
□ City Letter	☐ Agreements	•			
♥other: Opini	on of Title, Ac	ljacent ROW	,		
Distribute To  Full Review	☐ Planni	ing Council	School Board	☐ Land Use & Perr	nitting
☐ Health Departmen	t 🗆	Zoning Code Services (	BMSD only)	☐ Administrative R	Review
☐ Other:					