ATTACHMENT C Public Participation Meeting



#### **Kaller**Architecture

December 19, 2022

City of Hollywood Division of Planning & Urban Design 2600 Hollywood Boulevard, Suite #315 Hollywood Florida 33020

Attention: Ms. Carmen Diaz

Reference: Community Outreach Summary 1935-1947 & 1951 Lincoln Street Hollywood, Florida File #22-DP-60 Architect's Project #22042

Dear Ms. Diaz:

In accordance with the City's Outreach Ordinance, this letter serves to confirm the summary of the Community Outreach Meeting relating to the above referenced matter.

One November 29, 2022, we sent notice to all properties and Civic Association within 500 feet from each property line of the subject Property informing them of a virtual public meeting to be held on Wednesday, December 14, 2022, at 6:00 PM. The Virtual Notice included information about the development and its location. Signs were posted on the Property on November 28, 2022.

The Virtual meeting on Wednesday, December 14, 2022, and was attended by the Architect Joseph B. Kaller, the Owner, Mr. Isaac Khabie, Mrs. Patricia Antrican of the North Central Civic Association, Ms. Elizabeth Sanchez and Mr. William Calore. The Architect, Joseph Kaller presented a Power Point Presentation, and had a time of questions directly after the Presentation. Overall, the attendees were very happy with the Project, although concerned with an on-street parking shortage that may occur. Mr. Calore, had a question about the elevation of parking in referenced to the sidewalk. Please do not hesitate to contact me if you have any questions or comments.

Very Truly Yours, Kaller Architecture

Joseph B. Kaller, AIA, LEED AP BD+C President

**Kaller**Architecture



#### **CERTIFICATION LETTER**

**City of Hollywood** 

Date:	November 29, 2022
Applicant:	Kaller Architecture
Legal Description:	Lots 4, 5, 6, & 7 Block 17 of Hollywood Plat as recorded in Plat Book 1 Page 21 of the Public Records of Broward County, Florida.
Address or General Location:	1935 Lincoln Street

This letter certifies that the attached list of property owners was prepared using the latest tax folio rolls supplied by the Broward County Property Appraisers Office as of November 16, 2022 and Civic Associations within 500 feet from each property line of the subject site and the Planning Department and City Commission in regulations.

This letter also certifies that the attached public hearing notification was sent to the persons on the list of property owners and civic association. The notice was mailed November 29, 2022.

Finally, this letter certifies that the site was posted with four public notice signs that meet the City of Hollywood notification regulations. The signs were posted November 28, 2022.

Thank You,

Christina Mathews

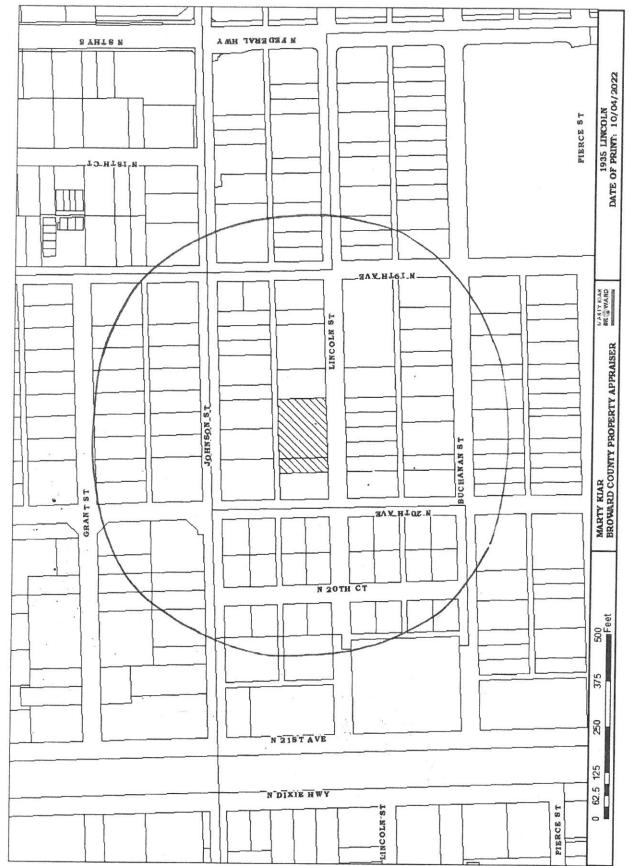
Sworn and subscribed before me this 29<sup>th</sup> day of November, 2022 She is personally known to me.

Signature of Notary



JEFFERSON DURHAM Commission # HH 094399 Expires February 17, 2025 Bonded Thru Troy Fain Insurance 800-385-7019

1025 Yale Drive Hollywood, Florida 33021 954-920-2205 Email: cutroplanning@yahoo.com



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#### **Kaller**Architecture

#### VIRTUAL COMMUNITY MEETING INVITATION

We are inviting you to attend a Virtual Community Meeting to discuss an Application submitted to the City of Hollywood. This meeting is being held to discuss the Residential Apartment Development proposed for the property identified in the location map below. All interested parties are encouraged to participate in this virtual meeting. Joseph B. Kaller, Architect of Kaller Architecture will be presenting this Proposed Project and immediately following the presentation will be a time to address questions.

#### Lincoln Street Apartments 1935-1951 Lincoln Street MAP



#### VIRTUAL COMMUNITY MEETING DETAILS

Meeting Date & Time: Wednesday, December 14, 2022, at 6:00 PM

To participate, you must register before **12:00 P.M**. on **Tuesday, December 13, 2022** (Instructions provided below).

If you have specific questions regarding the Proposed Development that you would like answered during this meeting, we request that you please send them to Laurie Yoder via e-mail to <u>laurie@kallerarchitects.com</u> in advance of the meeting on or before **12:00 P.M.** on **Tuesday**, **December 13, 2022**.

#### REGISTRATION

To Register, please e-mail your name and e-mail address to <u>laurie@kallerarchitects.com</u> no later than **12:00 P.M** on **Tuesday, December 13, 2022.** 

#### INSTRUCTIONS FOR REGISTRATION FOR VIRTUAL MEETING

 In order to see and hear our Presentation, you will need a computer, laptop, smartphone or tablet with speakers and just click on the gotomeet link below. If you don't already have the GoTo software, it will download automatically, and you'll be placed into the meeting. Just in case you've misplaced the information, please see the Public Participation Link below for the meeting login.

We will only be accepting questions through an email to <u>laurie@kallerarchitects.com</u> before the meeting time or during the meeting through the Chat function on the GoTo Meeting on your computer or tablet. Please click on the chat button (bubble looking button) shown below and type in your question.



Please join my meeting from your computer, tablet or smartphone. https://www.gotomeet.me/JosephKaller

If you do not have the equipment listed above, you can also call into the meeting to hear the presentation and ask questions by dialing in with the number below.

#### You can also dial in using your phone.

United States: +1 (571) 317-3112

The meeting ID/Access Code will be provided when your register for the meeting as your Registration Confirmation.

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## NOTICE OF PUBLIC OUTREACH MEETING

Sponsored by: Kaller Architecture Project Name:1935-1951 Lincoln Street

FOR VIRTUAL MEETING LOGIN INFORMATION: laurie@kallerarchitects.com

MEETING DATE & TIME: 12/14/2022 @ 6:00 PM Posted: 11/28/2022 By: Cutro

FO	LIO_NUMB	NAME	ADDRESS LI	CITY	STATE	710	ZIP4
	4203100011	ALSCO INC	505 E 200 S STE 101	SALT LAKE CTY	UT	84102	
514	4203100012	ALSCO INC	505 E 200 S STE 101		UT	84102	2053
514	4203100013	2011 JOHNSON ST LLC	5055 COLLINS AVE STE 14C		FL	33140	2000
			SUSS COLLING AVE STE 140	MAM	ΓL	33140	
514	4203100020	HOLLYWOOD 33020 LLC	916 N 20 AVE	HOLLYWOOD	FL	33020	
0.	1200100020		310 N 20 AVE	HOLLTWOOD	ΓL	33020	
514	4203100030	HOLLYWOOD 33020 LLC	916 N 20 AVE	HOLLYWOOD	FL	33020	
514	4203100040	HOLLYWOOD 33020 LLC	916 N 20 AVE	HOLLYWOOD	FL	33020	
514	4203100050	HOLLYWOOD 33020 LLC	916 N 20 AVE	HOLLYWOOD	FL	33020	
514	4203100060	ALSCO INC	505 E 200 S STE 101	SALT LAKE CTY	UT	84102	2053
514	4203100070	PIONEER GRANT STREET LLC	2026 GRANT ST	HOLLYWOOD	FL	33020	
51	4203105230	BCH EQUITIES CORP	3300 NE 191 ST SUITE 602	AVENTURA	FL	33180	
514	4203105240	ESCANES, STEFAN A	9424 BEAVER BROOK DR	COLORADO SPRING		80908	
51	4203105250	DIMITROVA, SVETLA & TODOR	1939 JOHNSON ST	HOLLYWOOD	FL	33020	
		HUMBELINA D ALEMANY TRALEMANY.CANDY		HOLETWOOD		00020	
51	4203105260	M TRSTEE ETAL	360 SOLANO PRADO	CORAL GABLES	FL	33156	
51	4203105270	G&T ENTERPRISES FL LLC	3241 SW 44 ST	FORT LAUDERDALE		33312	
51	4203105280	STEPHEN J DAVIDSON REV TR	1915 JOHNSON ST	HOLLYWOOD	FL	33020	3506
51	4203105290	ROYT, ALEXANDERROYT, TAMAR	1909 JOHNSON ST	HOLLYWOOD	FL	33020	0000
51	4203105300	1901 HOLDING LLC	225 GOLDEN BEACH DR	GOLDEN BEACH	FL	33160	
51	4203105310	PEDRAGON, MAGALY	1910 GRANT ST	HOLLYWOOD	FL	33020	3544
51	4203105320	DUISHEKEEV,NURBEK	1916 GRANT ST #1-2	HOLLYWOOD	FL	33020	5544
	4203105330	ALBO INVESTMENTS LLC	2421 HOLLYWOOD BLVD	HOLLYWOOD	FL	33020	
	4203105340	ALVARADO, VICTOR	1928 GRANT ST	HOLLYWOOD	FL	33020	3544
	4203105350	LAPUSTE,PETRE	5853 SW 89 TER	COOPER CITY	FL	33328	3044
		na mina – malemento (n. 🔸 malamenta) de deglares		COOPERCIT	ΓL	33320	
	4203105360	SHIPLEY, SANDRA H/EMILUM, JUDITH H/E ETAL	1940 GRANT ST	HOLLYWOOD	FL	33020	
51	4203105370	CASTELLUBER INVESTMENTS LLC	477 STUYVESANT AVE	LYNDHURST	NJ	07071	
51	4203105380	BOSHES,IAN & MARIA	1327 MONROE ST	HOLLYWOOD	FL	33019	
51	4203105390	2130 SW 56TH TERRACE LLC	2400 10/ 00 07	DEMODOVE DINEO	-		
	4210140010		3400 W 20 ST	PEMBROKE PINES	FL	33023	
51	7210190010	JAFARMADAR,GHASEM &SANIEL,TIDA	1619 HARRISON ST	HOLLYWOOD	FL	33020	6805
51	4215012570	LONG SHOT INTL INC	2020 DUCUANAN OT #40		-	00000	
51			2020 BUCHANAN ST #10	HOLLYWOOD	FL	33020	

	FLORIDA POWER & LIGHT COATTN				
514215012620	PROPERTY TAX - PSX/JB	700 UNIVERSE BLVD	JUNO BEACH	FL	33408
514215012630	TWIN COMPANIES INC	821 N 21 AVE	HOLLYWOOD	FL	33020
514215012690	TWIN COMPANIES INC	821 N 21 AVE	HOLLYWOOD	FL	33020
514215012710	DRAX INVESTMENTS PROPERTIESIII LLC	7320 GRIFFIN RD #217	DAVIE	FL	33314
514215012720	VIVA HOLLYWOOD LLC	2721 EXECUTIVE PARK DR #4	WESTON	FL	33331
514215012750	VIVA HOLLYWOOD LLC	2721 EXECUTIVE PARK DR #4	WESTON	FL	33331

514215012760	SAD HOLDINGS GROUP LLC	3241 SW 44 ST	FORT LAUDERDALE	FI	33312	
514215012780	LINCOLN APARTMENTS LLC	4350 SW 59 AVE BLDG A	DAVIE	FL	33314	
514215012790	1911 LINCOLN PROJECT LLC	1800 W 68 ST SUITE 118			33014	
514215012800	1905 LINCOLN LLC	4952 SW 38 WAY	FORT LAUDERDALE		33312	
		4902 000 00 00 00 00 00	FORTLAUDERDALE	FL	33312	
514215012820	1905 LINCOLN LLC	1905 LINCOLN ST	HOLLYWOOD	FL	33020	
		1903 EINCOEN ST	HOLLIWOOD	ΓL	33020	
514215012830	1905 LINCOLN LLC	2212 WASHINGTON ST	HOLLYWOOD	FL	33020	
514215012840	MCDONALD, ADRIEN LEE	1910 JOHNSON ST	HOLLYWOOD	FL	33020	
514215012850	BALKARAN, PHOOLMATEE	1914 JOHNSON ST	HOLLYWOOD	FL	33020	
514215012860	BARRHILL PROPERTIES 18 LLC	502 51 ST NW	BRANDENTON	FL	34209	
514215012870	BEREZNOJ,ALEKSEJ	3370 HIDDEN BAY DR #2608	AVENTURA	FL	33180	
514215012880	PRIDHAM,NICHOLAS					
514215012880		1928 JOHNSON ST	HOLLYWOOD	FL	33020	
514215012890	ALI,MOHAMED ANFOR	67 STATION ROAD WEST WICKHAM		GB		
	F&R GROUP LLC	18246 COLLINS AVE	SUNNY ISLES BEACH		33160	
514215012920	GODICIU,IOAN	1106 NE 8 ST	HALLANDALE BEACH	IFL	33009	
514215012950	SHAHIDA SAMEER FAROOQPROPERTIES LLC	6422 SM/ EE DI	DAVIE		22244	6107
514215012960	RIOS,GERMAN H & ALBA L			FL	33314	
014210012000	AA BOSQUE INV HOLDINGS	16430 SW 1 ST	PEMBROKE PINES	FL	33027	1000
514215012970		1501 0041 100 01		-		
	LLCBOSQUE, ANTONIO A	4501 SW 136 PL	MIAMI	FL	33175	
514215012980	TRADE LANE CAPITAL GROUP LLC	1935 BUCHANAN ST #1-2	HOLLYWOOD	FL	33020	
514215012990	TINCKNELL, RYAN C & HEATHER JEAN	1931 BUCHANAN ST	HOLLYWOOD	FL	33020	
514215013000	LEHMAN, KYLE BRANDON	1921 BUCHANAN ST #1-2	HOLLYWOOD	FL	33020	
514215013010	SF 1919 BUCHANAN LLC	213 HOLIDAY DR	HALLANDALE BEACH	IFL	33009	
514215013020	SAMUEL, ROBIN & MANJU	1301 NW 193 AVE	PEMBROKE PINES	FL	33029	3223
514215013030	TUCKER, GLENDON	708 N 19 AVE	HOLLYWOOD	FL	33020	4034
514215013040	HEADWAY NEW VISTAS LLC	4740 N STATE ROAD 7 #201	FORT LAUDERDALE	FL	33319	
514215013070	UEBERLAUER, GRAZYNA	2301 SE 8 ST	POMPANO BEACH	FL	33062	
514215013080	HUANG, JIE YING	1426 NW 159 LN	PEMBROKE PINES	FL	33028	
51 101 50 10000						
514215013090	FENIMORE, KENNETH AGONZALEZ, CARMEN	601 S CRESCENT DR	HOLLYWOOD	FL	33021	
514215013100	ROCELIAN LLC	3020 MARCOS DR #S204	AVENTURA	FL	33160	
514215013110	CALORE, WILLIAM A	4350 HILLCREST DR APT 217	HOLLYWOOD	FL	33021	7929
514215013120	POLIGNAN, MIGUEL LUIS & ADRIANA	408 N 26 AVE	HOLLYWOOD	FL	33020	4326
514215013130	FORTUNA LLC	2918 JACKSON ST #3	HOLLYWOOD	FL	33020	
514215013280	MIKMIK INVESTMENTS LLC	1070 WATERSIDE LN	HOLLYWOOD	FL	33019	
514215013290	FADEN,ERIC H	38 SW 6 ST	DANIA BEACH	FL	33004	
514215013300	SHORT SALES & FORECLOSURES CORP	7310 NW 107 PL	DORAL	FL	33178	
514215013310	KRAWIEC, ZBIGNIEW & KRAWIEC, ANNA	1934 BUCHANAN ST	HOLLYWOOD	FL	33020	4017
514215013320	KRAWIEC, ZBIGNIEW & KRAWIEC, ANNA	1934 BUCHANAN ST	HOLLYWOOD	FL	33020	
514215013330	SANCHEZ, ELIZABETH A	1020 LINCOLN ST	HOLLYWOOD	FL	33020	
514215013340	SF 1944 BUCHANAN LLC	213 HOLIDAY DR	HALLANDALE BEACH			1127
514215013350	AGUDELO.PATRICIA				33009	
514215013360	1954 BUCHANAN ST LLC	5100 MCKINLEY ST	HOLLYWOOD	FL	33021	
514215013370	AGUDELO,PATRICIA	5100 MCKINLEY ST	HOLLYWOOD	FL	33021	
514215018660		5100 MCKINLEY ST	HOLLYWOOD	FL	33021	
	BUCHANAN VILLAGE LLC	17555 COLLINS AVE #2505	SUNNY ISLES BEACH		33160	V-0420-02020
514215018670	DARNELL, JOHN H & JOSEPHINE	1847 BUCHANAN ST	HOLLYWOOD	FL	33020	8200
514215018820	HARRILAL, RAJENDRAHARRILAL, SHEERIN	281 SW 9 AVE	HALLANDALE BEACH	1 FL	33009	
E1421E019920	FIERIMONTE, MELDOY	10001110011105				
514215018830	H/EFIERIMONTE, DANIEL	1850 LINCOLN ST	HOLLYWOOD	FL	33020	3522

514215018840	FIERIMONTE, MELODY	1854 LINCOLN ST	HOLLYWOOD	FL	33020	3522
514215018850	ACS 1856 LLC	820 NE 5 TER	FORT LAUDERDALE		33304	5522
514215020010	VOLMAN, CHARITY AVOLMAN, TODD M	1825 PONCE DE LEON BLVD #259	CORAL GABLES	FL	33134	
514215020011	COOL HILLS INVESTMENTS LLC	271 SW 167 AVE	PEMBROKE PINES	FL	33027	
514215020020	VOLMAN REAL ESTATEINVESTMENTS LLC	1825 PONCE DE LEON BLVD #259		FL		
514215020170	VOLMAN REAL ESTATE INV LLC	1825 PONCE DE LEON BLVD #259	CORAL GABLES		33134	
514215050020	PEREZ,SAUL	16451 NW 82 PL	CORAL GABLES MIAMI LAKES	FL FL	33134 33016	
514215050030	CARVAJAL,MARCO & NELLY	710 N 20 CT	HOLLYWOOD	FL	33010	
514215050040	BLAIR, LEYDEN DE CORDOVA H/E	716 N 20 CT		FL		
01421000040	BLAIR, LEYDEN DE	710 N 20 CT	HOLLYWOOD	FL	33020	
514215050050	CORDOVABLAIR, SHORNETT ETAL	716 N 20 CT		-	00000	
514215050070	CARDONA HOLDING 4 LLC	264 ALAHAMBRA CIR	HOLLYWOOD	FL	33020	
314213030070	ROYAL 20 AVE LLCHOLLYWOOD 20TH AVE	204 ALAHAMBRA CIR	CORAL GABLES	FL	33134	
514215050080	LLC	DO DOX 4000			00000	
514215050090	LAND TRUST NO 716-718	PO BOX 1602	HALLANDALE BEACH		33008	
514215050090		716 N 20 AVE #1-2	HOLLYWOOD	FL	33020	
514215050101	MARIE RODRIGUEZ IRREV TRJB PROPERTIES	044 N 00 0T				
514215050101	LLC TRSTEE	811 N 20 CT	HOLLYWOOD	FL	33020	4008
514215050110	HILARIO,CONFESOR A	723 N 20 CT	HOLLYWOOD	FL	33020	4011
514215050120	MESSIER, MARIO & LURA	719 N 20 CT	HOLLYWOOD	FL	33020	
514215050130	THROWER, GWENETTE	709 N 20 CT #1-2	HOLLYWOOD	FL	33020	
514215050140	LAND TRUST NO 703-705	703 N 20 CT #1-2	HOLLYWOOD	FL	33020	
544045050450	BATCHANOO, ASHAM S			867		
514215050150	H/EBATCHANOO, SANJEEV A ETAL	804 N 20 AVE	HOLLYWOOD	FL	33020	
514215050160	PAPPAS,SHERYL J	810 N 20 AVE	HOLLYWOOD	FL	33020	
514215050170	PARKER, JEANNETTE	2421 WASHINGTON ST	HOLLYWOOD	FL	33020	
54 404 50 50 400	GEIGER, CHANTAL AVAIDREESE, WILLIAM					
514215050180	KENTON JR	3201 CLEVELAND ST	HOLLYWOOD	FL	33021	
514215050190	CORREA, JORGE ARIELRUIZ, ANDREA C	823 N 20 CT	HOLLYWOOD	FL	33020	
514215050200	KVASHA,LYUBOV	817 N 20 CT	HOLLYWOOD	FL	33020	3503
511015050010	BATCHANOO, JAY S					
514215050210	H/EBATCHANOO,KRISHENDAYE ETAL	811 N 20 CT	HOLLYWOOD	FL	33020	
514215050220	ACOSTA, PAVELACOSTA, JESSICA	805 N 20 CT	HOLLYWOOD	FL	33020	3503
544045050000	LAVAUX, LUNIE H/EMITTON, KIELLALOUNE H/E					
514215050230	ETAL	804 N 20 CT	HOLLYWOOD	FL	33020	3504
514215050240	810 N 20 CT LLC	1215 N SOUTHLAKE DR	HOLLYWOOD	FL	33019	
514215050250	PM IMPROVEMENTS LLC	821 N 21 AVE	HOLLYWOOD	FL	33020	
514215050260	DE LEON,DORINA	822 N 20 CT	HOLLYWOOD	FL	33020	3504
514215NN0010	MONETTE, MARLEN	2000 BUCHANAN ST #1	HOLLYWOOD	FL	33020	
514215NN0020	RODRIGUEZ,ANGELA	2000 BUCHANAN ST #2	HOLLYWOOD	FL	33020	
514215NN0030	LARA, SEBASTIAN	2341 NW 187 AVE	PEMBROKE PINES	FL	33029	
514215NN0040	LARA, SEBASTIAN GFREEDMAN, CYNTHIA	2341 NW 187 AVE	PEMBROKE PINES	FL	33029	
514215NN0050	DOREDANT, RICHARD NELSON	2000 BUCHANAN ST #5	HOLLYWOOD	FL	33020	
514215NN0060	FREEDMAN,CYNTHIA	960 HARBOR VIEW N	HOLLYWOOD	FL	33019	
514215NN0070	LARA, SEBASTIAN GCF IRA HOLLDINGS LLC	2341 NW 187 AVE	PEMBROKE PINES	FL	33029	
514215NN0080	KAUFMAN, ABRAHAM	2000 BUCHANAN ST #8	HOLLYWOOD	FL	33020	
514215NN0090	2000 BUCHANAN STREETINVESTORS LLC	2341 NW 187 AVE	PEMBROKE PINES	FL	33029	
514215NN0100	AVERETT-BALSER, ELISHEVA	2000 BUCHANAN ST #10	HOLLYWOOD	FL	33020	
514215NN0110	VIDA RENTAL LLC	2000 BUCHANAN ST #11	HOLLYWOOD	FL	33020	4066
514215NN0120	2000 BUCHANAN STREETINVESTORS LLC	6100 HOLLYWOOD BLVD #305	HOLLYWOOD	FL	33024	1000
514215NN0130	CASCADA PROPERTY LLC	2000 BUCHANAN ST #22	HOLLYWOOD	FL	33020	
				11 J.	00010	

514215NN0140 514215NN0150 514215NN0160 514215NN0170 514215NN0180 514215NN0190 514215NN0200 514215NN0210 514215NN0220	JARAMILLO,EFRAIN APOMARICO,EVELYN 2000 BUCHANAN STREETINVESTOR LLC LARA,SEBASTIAN G LARA,SEBASTIAN 2000 BUCHANAN STREETINVESTORS LLC 2000 BUCHANAN ST INVESTORS LLC CF IRA HOLDINGS LLCLARA,SEBASTIAN 2000 BUCHANAN STREETINVESTORS LLC 2000 BUCHANAN STREETINVESTORS LLC	2000 BUCHYANAN ST #23 6100 HOLLYWOOD BLVD #305 2341 NW 187 AVE 2341 NW 187 AVE 6100 HOLLYWOOD BLVD 6100 HOLLYWOOD BLVD #305 2341 NW 187 AVE 2000 BUCHANAN ST #305 6100 HOLLYWOOD BLVD #305	HOLLYWOOD HOLLYWOOD PEMBROKE PINES PEMBROKE PINES HOLLYWOOD PEMBROKE PINES HOLLYWOOD HOLLYWOOD	FL FL FL FL FL FL FL	33020 33024 33029 33029 33024 33024 33029 33020 33020 33024
	North Central Hollywood Civic Association Attn: Patricia Antican 2534 Fillmore Street Hollywood, FL 33020				
	United Neighbors of South Hollywood, Inc. Attn: Helen Chervin 2470 Adams Street HOLLYWOOD FL 33020				
	Highland Gardens Civic Association, Inc. Attn: Shirley Stealey 2847 Plunkett St HOLLYWOOD FL 33020				
	Parkside Civic Association, Inc. Attn: Kenneth Crawford, President 2018 Fletcher Street Hollywood FL 33020				
	Downtown Parkside Royal Poinciana Civic Association, Inc. Lynn Smith, President PO Box 223697 Hollywood, FL 33022				
	City of Hollywood				
	2600 Hollywood Boulevard				
Josh Levy, Mayor	Hollywood, FL 33020-4807				
	City of Hollywood				
	2600 Hollywood Boulevard				
Caryl S. Shuham, Commissioner Distrct 1	Hollywood, FL 33020-4807				
	City of Hollywood				
Linda Hill Anderson, Commissioner District	2600 Hollywood Boulevard				
	City of Hollywood				
	2600 Hollywood Boulevard				
Traci L. Callari, Commissioner District 3	Hollywood, FL 33020-4807				
	City of Hollywood				
	2600 Hollywood Boulevard				
Adam Gruber, Commissioner District 4	Hollywood, FL 33020-4807				

	City of Hollywood
	2600 Hollywood Boulevard
Kevin D. Biederman, Commissioner District	Hollywood, FL 33020-4807
	City of Hollywood
	2600 Hollywood Boulevard
Linda Sherwood, Commissioner District 6	Hollywood, FL 33020-4807

CITY OF HOLLYWOOD DEPT. OF PLANNING & DEVELOPMENT SERVICES PO BOX 229045 HOLLYWOOD FL 33022-9045 I FGAL

NORTH HOLLYWOOD 4-1 BLOTS 2 & 3 BLK 1 NORTH HOLLYWOOD 4-1 BLOTS 4 BLK 1 NORTH HOLLYWOOD 4-1 BLOT 5 BLK 1 NORTH HOLLYWOOD 4-1 BLOTS 6 & 7 TOG WITH POR OF VACN 20TH AVE LYING E & ADJ TO LOT7 DESC IN OR 13664/167 BLK 1 NORTH HOLLYWOOD 4-1 BLOT 8 & ABUT VAC N 20 AVE DESCIN OR 13664/167BLK 1 NORTH HOLLYWOOD 4-1 BLOT 9 BLK 1 NORTH HOLLYWOOD 4-1 BLOT 10 BLK 1 NORTH HOLLYWOOD 4-1 BLOT 11 BLK 1 NORTH HOLLYWOOD 4-1 BLOTS 12 TO 14 BLK 1 NORTH HOLLYWOOD 4-1 BLOT 1,2 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 3 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 4 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 5 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 6 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 7 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 8 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 9,10 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 11.12 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 13 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 14 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 15 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 16 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 17 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 18 BLK 40 NORTH HOLLYWOOD 4-1 BLOT 19.20 E 2 INCHES **BLK 40** NORTH HOLLYWOOD 4-1 BLOT 20 LESS E 2 **INCHES BLK 40** 

HOLLYWOOD 1-21 BLOT 21,22 BLK 14AKA:2020-2022 BUCHANAN ST(NINE-PLEX BUILDING)

HOLLYWOOD LAWNS 2-58 BLOT 1 TO 3

HOLLYWOOD 1-21 BLOT 1 TO 9,28,29 BLK 15 & THATPT OF BLK 15 ALLEY ADJ TO LOTS 1TO 7 LYING BET N/L BUCHANAN ST &S/L LINCOLN ST, THAT POR OF 15ALLEY ADJ TO LOTS 8 & 9 BLK 15, BUCHANAN CENTER 24-37 B LOT 1 & THAT PT OF 15 ALLEY ADJ TO LOT 1LOT 6 TOG WITH ALLEY BLK 1 HOLLYWOOD 1-21 BLOT 8 TO 10 BLK 16 HOLLYWOOD 1-21 BLOT 27,28,29 BLK 16 HOLLYWOOD 1-21 BLOT 1.2 BLK 17 HOLLYWOOD 1-21 BLOT 3 BLK 17 HOLLYWOOD 1-21 BLOTS 4,5,6 & 7 BLK 17

HOLLYWOOD 1-21 BLOT 8,9 BLK 17 HOLLYWOOD 1-21 BLOT 10 TO 12 BLK 17 HOLLYWOOD 1-21 BLOT 13 BLK 17 HOLLYWOOD 1-21 BLOT 14,15 BLK 17 HOLLYWOOD 1-21 BLOT 16 N1/2,17 N1/2 BLK 17 HOLLYWOOD 1-21 BLOT 16 S1/2,17 S1/2 BLK 17 HOLLYWOOD 1-21 BLOT 18 BLK 17 HOLLYWOOD 1-21 BLOT 19 BLK 17 HOLLYWOOD 1-21 BLOT 20 BLK 17 HOLLYWOOD 1-21 BLOT 21,22 BLK 17 HOLLYWOOD 1-21 BLOT 23 BLK 17 HOLLYWOOD 1-21 BLOT 24,25 BLK 17 HOLLYWOOD 1-21 BLOT 26,27 BLK 17 HOLLYWOOD 1-21 BLOT 28,29,30 BLK 17 HOLLYWOOD 1-21 BLOT 1,2 BLK 18 HOLLYWOOD 1-21 BLOT 3 BLK 18 HOLLYWOOD 1-21 BLOT 4,5,6 LESS E 30 BLK 18 HOLLYWOOD 1-21 BLOT 6 E 30,LOT 7 BLK 18 HOLLYWOOD 1-21 BLOT 8,9 BLK 18 HOLLYWOOD 1-21 BLOT 10 BLK 18 HOLLYWOOD 1-21 BLOT 11,12 W1/2 BLK 18 HOLLYWOOD 1-21 BLOT 13.12 E1/2 BLK 18 HOLLYWOOD 1-21 BLOT 14,15 BLK 18 HOLLYWOOD 1-21 BLOT 16 TO 21 BLK 18 HOLLYWOOD 1-21 BLOT 22,23 BLK 18 HOLLYWOOD 1-21 BLOT 24 BLK 18 HOLLYWOOD 1-21 BLOT 25 BLK 18 HOLLYWOOD 1-21 BLOT 26 BLK 18 HOLLYWOOD 1-21 BLOT 27 BLK 18 HOLLYWOOD 1-21 BLOT 28 BLK 18 HOLLYWOOD 1-21 BLOT 29,30 BLK 18 HOLLYWOOD 1-21 BLOT 16,17,18 E1/2 BLK 19 HOLLYWOOD 1-21 BLOT 18 W1/2,19 BLK 19 HOLLYWOOD 1-21 BLOT 20.21 BLK 19 HOLLYWOOD 1-21 BLOT 22 BLK 19 HOLLYWOOD 1-21 BLOT 23,24 BLK 19 HOLLYWOOD 1-21 BLOT 25.26 BLK 19 HOLLYWOOD 1-21 BLOT 27 BLK 19 HOLLYWOOD 1-21 BLOT 28 BLK 19 HOLLYWOOD 1-21 BLOT 29 BLK 19 HOLLYWOOD 1-21 BLOT 30 BLK 19 HOLLYWOOD 1-21 BLOT 1.2 BLK 47 HOLLYWOOD 1-21 BLOT 3.4 BLK 47 HOLLYWOOD 1-21 BLOT 26.27 BLK 47

HOLLYWOOD 1-21 BLOT 28 BLK 47

HOLLYWOOD 1-21 BLOT 29 BLK 47 HOLLYWOOD 1-21 BLOT 30 BLK 47 HOLLYWOOD 1-21 BLOT 2 BLK 48 HOLLYWOOD 1-21 BLOT 1 BLK 48 HOLLYWOOD 1-21 BLOT 3,4 BLK 48 HOLLYWOOD 1-21 BLOT 27 TO 30 BLK 48 BUCHANAN CENTER 24-37 BLOT 2 BLK 1 BUCHANAN CENTER 24-37 BLOT 3 BLK 1 BUCHANAN CENTER 24-37 BLOT 4 BLK 1 BUCHANAN CENTER 24-37 BLOT 5 BLK 1 BUCHANAN CENTER 24-37 BLOT 1 BLK 2 BUCHANAN CENTER 24-37 BLOT 2 BLK 2 BUCHANAN CENTER 24-37 BLOT 3 BLK 2 BUCHANAN CENTER 24-37 BLOT 4 BLK 2 BUCHANAN CENTER 24-37 BLOT 5 BLK 2 BUCHANAN CENTER 24-37 BLOT 6 BLK 2 BUCHANAN CENTER 24-37 BLOT 7 BLK 2 BUCHANAN CENTER 24-37 BLOT 8 BLK 2 BUCHANAN CENTER 24-37 BLOT 1 BLK 3 BUCHANAN CENTER 24-37 BLOT 2 BLK 3 BUCHANAN CENTER 24-37 BLOT 3 BLK 3 BUCHANAN CENTER 24-37 BLOT 4 BLK 3 BUCHANAN CENTER 24-37 BLOT 5 BLK 3 BUCHANAN CENTER 24-37 BLOT 6 BLK 3 BUCHANAN CENTER 24-37 BLOT 7 BLK 3 BUCHANAN CENTER 24-37 BLOT 8 BLK 3 BUCHANAN CENTER 24-37 BLOT 1 BLK 4 BUCHANAN CENTER 24-37 BLOT 2 BLK 4 BUCHANAN CENTER 24-37 BLOT 3 BLK 4 BUCHANAN CENTER 24-37 BLOT 4 BLK 4 BONNIE VILLA APTS CO-OPUNIT 1 BONNIE VILLA APTS CO-OPUNIT 2 BONNIE VILLA APTS CO-OPUNIT 3 **BONNIE VILLA APTS CO-OPUNIT 4** BONNIE VILLA APTS CO-OPUNIT 5 BONNIE VILLA APTS CO-OPUNIT 6 BONNIE VILLA APTS CO-OPUNIT 7 BONNIE VILLA APTS CO-OPUNIT 8 BONNIE VILLA APTS CO-OPUNIT 9 BONNIE VILLA APTS CO-OPUNIT 10 BONNIE VILLA APTS CO-OPUNIT 11 BONNIE VILLA APTS CO-OPUNIT 21 BONNIE VILLA APTS CO-OPUNIT 22

BONNIE VILLA APTS CO-OPUNIT 23 BONNIE VILLA APTS CO-OPUNIT 24 BONNIE VILLA APTS CO-OPUNIT 25 BONNIE VILLA APTS CO-OPUNIT 26 BONNIE VILLA APTS CO-OPUNIT 27 BONNIE VILLA APTS CO-OPUNIT 29 BONNIE VILLA APTS CO-OPUNIT 30 BONNIE VILLA APTS CO-OPUNIT 31





#### U.S. Postal Service<sup>™</sup> **CERTIFIED MAIL® RECEIPT** 41 **Domestic Mail Only** t U For delivery information, visit our website at www.usps.com®. ГU Certified Mail Fee ГU OCO RI ÷ Extra Services & Fees (check box, add fee as appropriate) Return Receipt (hardcopy) 1000 Postmark Return Receipt (electronic) Certified Mail Restricted Del Here Adult Signature Required Adult Signature Restricted Delivery \$ Postage п r-n United Neighbors of South 108-19 Hollywood, Inc. ц Ц Attn: Helen Chervin 2 2470 Adams Street HOLLYWOOD FL 33020 for Instruction U.S. Postal Service<sup>™</sup> **CERTIFIED MAIL® RECEIPT** -0 Domestic Mail Only 976 For delivery information, visit our website at www.usps.com® L L Certified Mail Fee + Extra Services & Fees (check box, add fee as appropriate) Return Receipt (hardcopy) F Return Receipt (electronic) Postmark Certified Mail Restricted Delivery Here Adult Signature Required Adult Signature Restricted Delivery \$ Postage п Downtown Parkside Royal Poinciana Civic P L To Association, Inc. ц Ц \$ Se Lynn Smith, President PO Box 223697 Šti Hollywood, FL 33022 P-Cit PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions U.S. Postal Service<sup>™</sup> **CERTIFIED MAIL® RECEIPT** S Domestic Mail Only 1 For delivery information, visit our website at www.usps.com® nu. п Certified Mail Fee ГЦ E H Extra Services & Fees (check box, add fee as appropria ER POS Postmark Return Receipt (hardcopy) TOO Return Receipt (electronic) Certified Mail Restricted Delivery Here Adult Signature Required Adult Signature Restricted Delivery \$ ostage P-North Central Hollywood Civic 2 34108-192 Association 7021 Attn: Patricia Antican 2534 Fillmore Street Š Hollywood, FL 33020 PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instruction

#### Joseph Kaller's Meeting Attendees

#### GoToMeeting

#### Summary

Meeting Date	Meeting Duration	Number of Attende	ees Me	eeting ID		
December 14, 2022 2:59 PM PST	42 minutes		5 15	9-353-365		
Details						
Name	Email Address	Join Time	Le	ave Time	Time in Session (minutes)	
Eliabeth Sanchez			3:08 PM	3:42 PM		33
Isaac			3:03 PM	3:40 PM		37
Joseph Kaller	joseph@kallerarchitects	s.cc	2:59 PM	3:42 PM	f i i i i i i i i i i i i i i i i i i i	42
Patricia Antrican			2:59 PM	3:42 PM		42
William Calore	bcalore@yahoo.com		2:59 PM	3:41 PM		42

### 1935-1951 LINCOLN ST HOLLYWOOD, FL 33019

PUBLIC PARTICIPATION MEETING DECEMBER 14, 2022

#### Owner:

• VIVA HOLLYWOOD LLC

#### Architect:

• KALLER ARCHITECTURE

#### Surveyor:

- ALPHA C&N LAND SERVICES Civil:
- ZEPHYR ENGINEERING

### Landscape:

• MIRROR OF PARADISE

### **ABOUT US**

Project Team





The Client is the Owner of Viva Hollywood LLC and is an experienced design and development team which is seeking to dive into the Hollywood market for real estate development which would positively impact the community. They are very insistent on creating buildings that are beautiful, logical and overall great for the end user.

The Client purchased the property and designed the project together with our team. Our design team created a contemporary yet relatable building which would fit into the City of Hollywood and simultaneously create a concept that would modernize the area forward. We have designed a new, 5-story rental apartment building with 48 units. We are providing a rental unit mix of both 1 bedrooms and 2-bedroom units ranging between 700-1,200 Sq. Ft. Furthermore, we provided a rooftop amenities area which has a sundeck, outdoor lounges, outdoor kitchen, etc.

We are not requesting any variances, special exceptions, etc.

### PROJECT

Scope of Work





### **PROJECT SITE LOCATION**

1935-1951 LINCOLN ST





**Kaller**Architecture

#### **Site Information**

- Address:
  - 1935-1951 LINCOLN STREET, HOLLYWOOD FL 33020
- Zoning: Current Zoning: ND-2 (RAC)
- Existing Use: Multifamily Rental Buildings
- Site Area: 26,000 Sq. ft. (0.59 Acre)



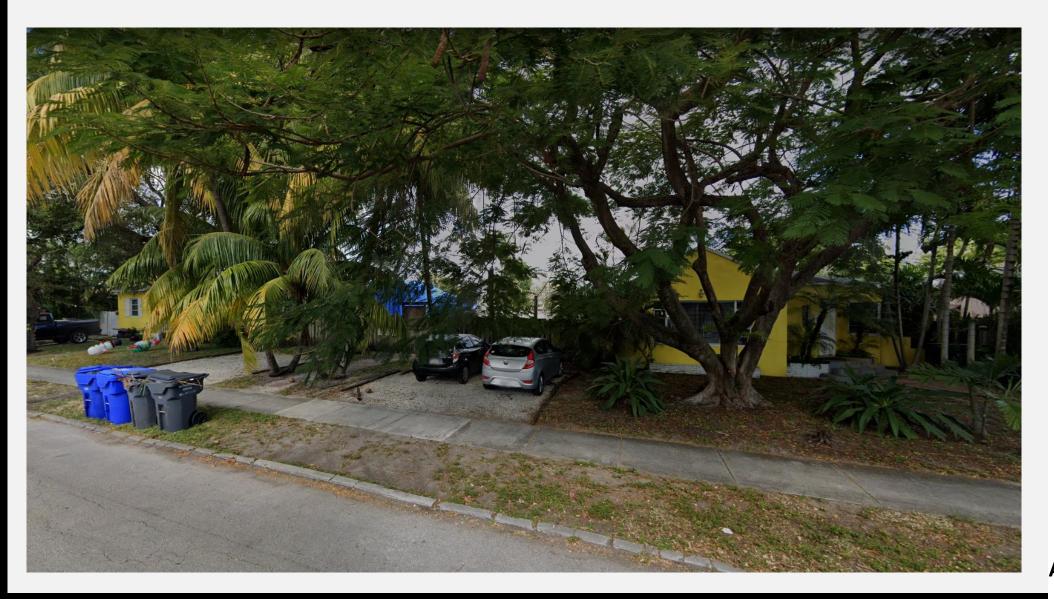




LINCOLN APARTMENTS

### **EXISTING CONDITIONS**

South View





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#### EXISTING BUILDING ELEVATIONS

1. Existing rental apartment buildings with uncovered outdoor parking

## SITE PLAN PROJECT INFORMATION 0.01

**- 8**'0"

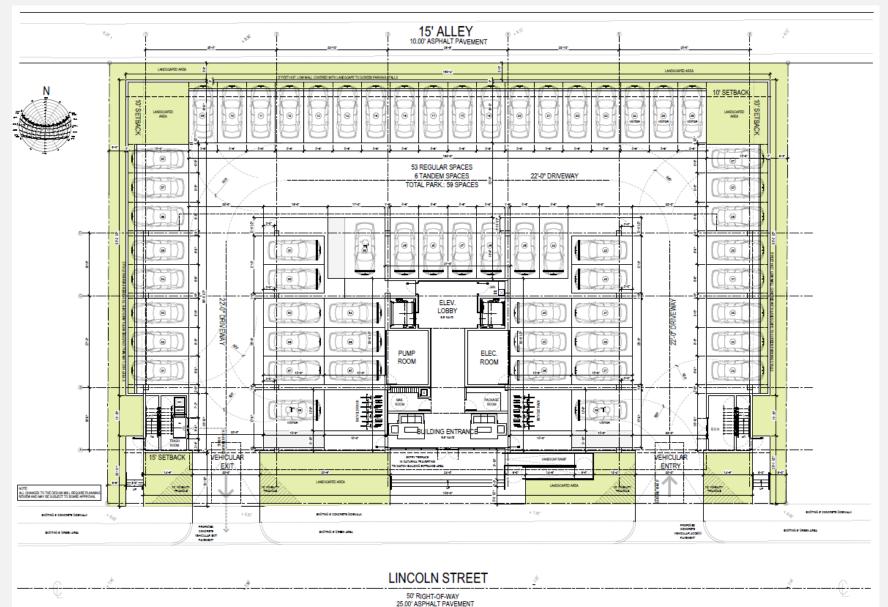
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### **PROPOSED SITE PLAN**





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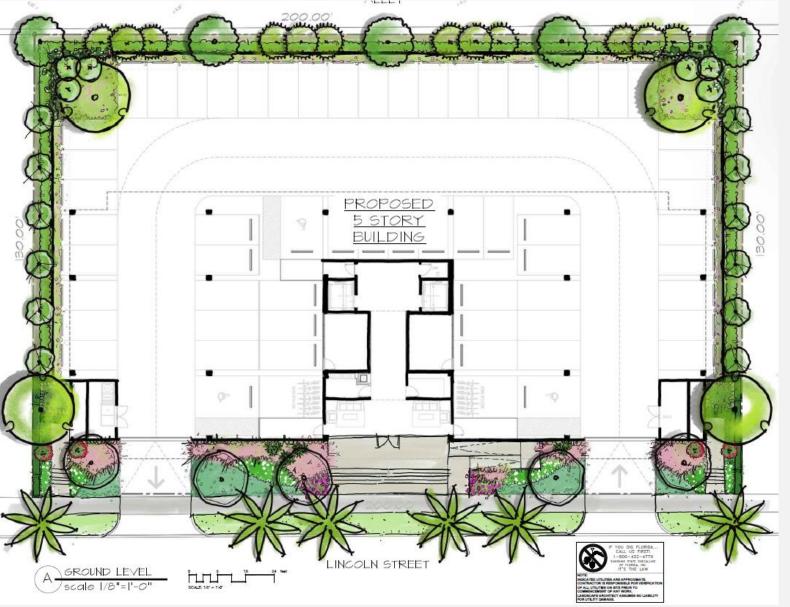
#### General Project Information

- 59 Covered, Enclosed and Screened Parking Spaces
- Building Entrance
- Gated Ground Floor Garage
- Pump and Electrical Room
- Package and Mail Rooms
- Lush landscaping surrounding the property
- Bike Parking





### **PROPOSED LANDSCAPE PLAN**





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#### General **Project Information**

- Lush landscaping surrounding the building to beautify the exterior with greenery
- Landscaping includes the following for example:
  - Bridal Veil Tree
  - Carpentaria Palm
  - Pigeon Plum
  - Dahoon Holly
  - Florida Royal Palms
  - Cabbage Palmetto
  - Gumbo Limbo

LINCOLN



## PROPOSED ELEVATIONS PROJECT INFORMATION

**- 8'0**"

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### **PROPOSED FRONT & SIDE RENDERING**





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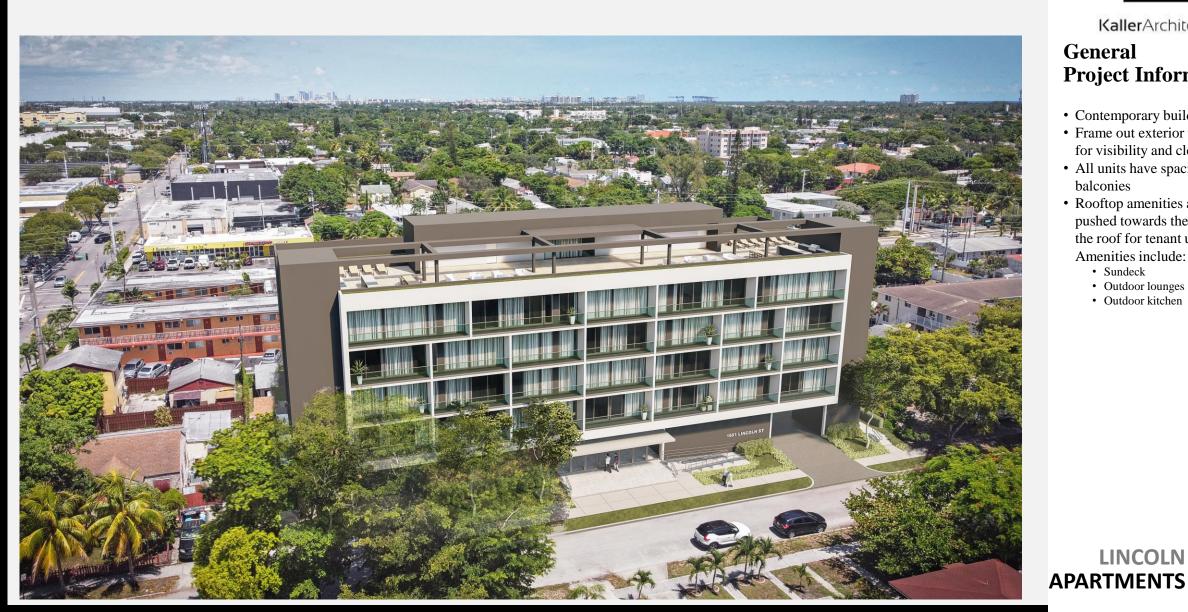
#### General **Project Information**

- Contemporary building façade
- Frame out exterior view of units for visibility and clean lines
- All units have spacious balconies

LINCOLN

• Rooftop amenities area which is pushed towards the center of the roof for tenant use only

### **PROPOSED FRONT & AERIAL RENDERING**





**Kaller**Architecture

#### General **Project Information**

- Contemporary building façade
- Frame out exterior view of units for visibility and clean lines
- All units have spacious balconies
- Rooftop amenities area which is pushed towards the center of the roof for tenant use only. Amenities include:
  - Sundeck
  - Outdoor lounges
  - · Outdoor kitchen

LINCOLN

### **PROPOSED SOUTH & EAST ELEVATIONS**





**Kaller**Architecture

#### General Project Information

- Contemporary building façade
- Frame out exterior view of units for visibility and clean lines
- All units have spacious balconies
- Rooftop amenities area which is pushed towards the center of the roof for tenant use only
- Use of Materials that are proven and tested for Florida and paint colors that are modern



### **PROPOSED NORTH & WEST ELEVATIONS**





**Kaller**Architecture

#### General Project Information

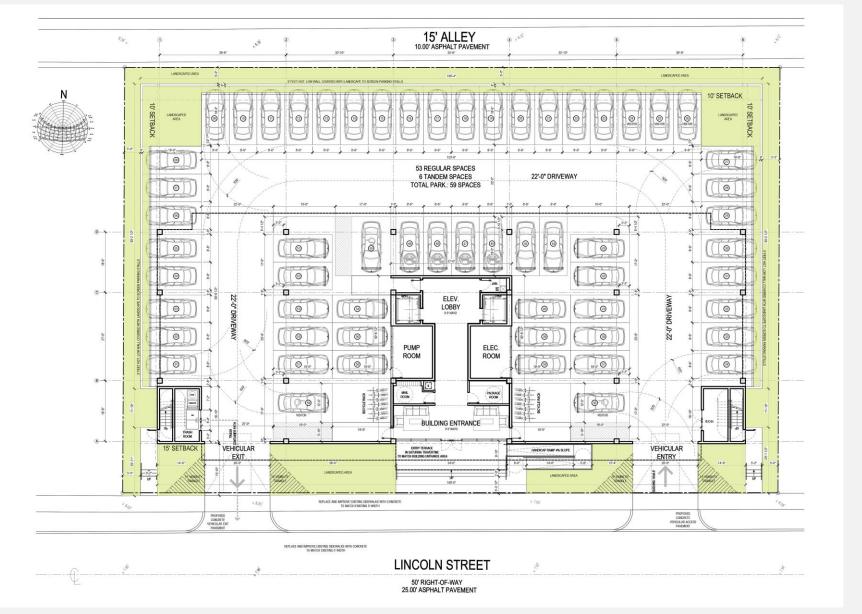
- Contemporary building façade
- Frame out exterior view of units for visibility and clean lines
- All units have spacious balconies
- Rooftop amenities area which is pushed towards the center of the roof for tenant use only
- Use of Materials that are proven and tested for Florida and paint colors that are modern







### **PROPOSED 1<sup>ST</sup> FLOOR**





**Kaller**Architecture

#### General **Project Information**

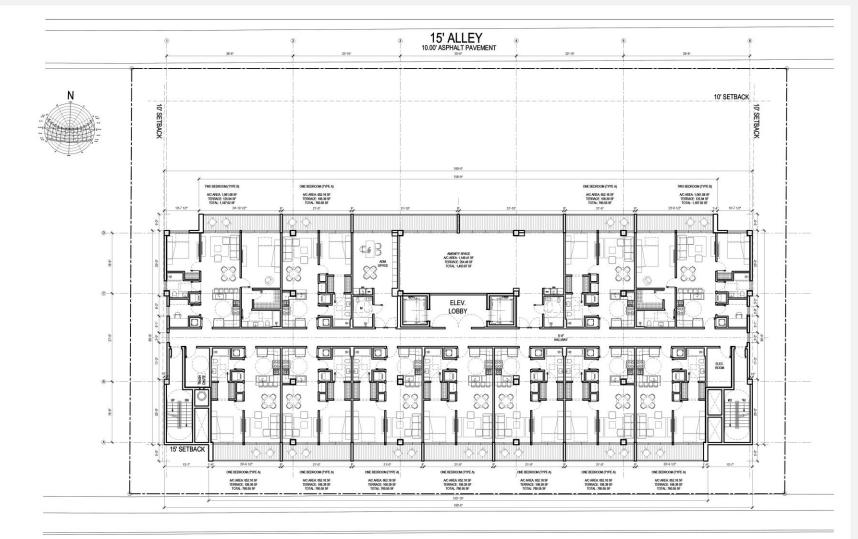
- 59 Covered, Enclosed and **Screened Parking Spaces**
- Building Entrance
- Gated Ground Floor Garage
- Pump and Electrical Room
- Package and Mail Rooms

LINCOLN

- Lush landscaping surrounding the property
- Bike Parking



### PROPOSED 2<sup>ND</sup> FLOOR



LINCOLN STREET



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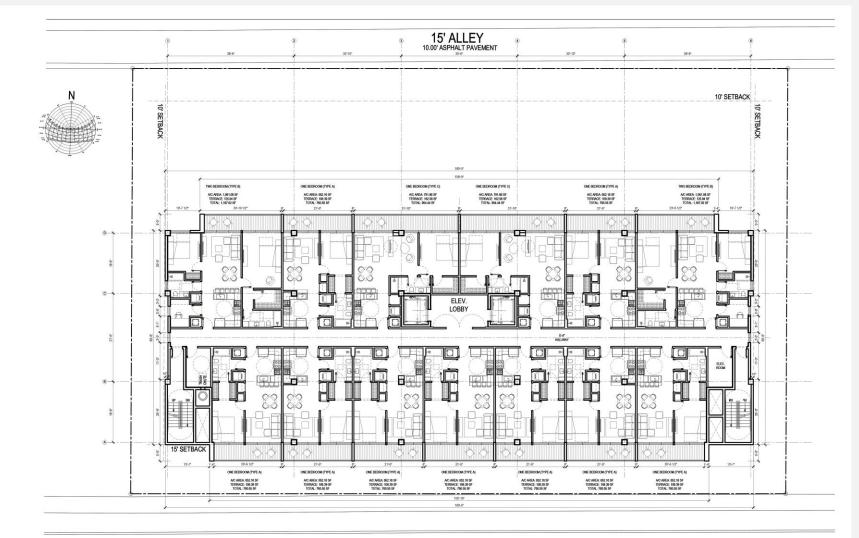
#### General Project Information

- Two 2 Bedroom, 2 Bathroom Units at 1,187 Sq. Ft. per Unit
- Nine 1 Bedroom, 1 Bathroom Units at 760 Sq. Ft. per Unit
- Open, Enclosed Amenity Space





### PROPOSED 3<sup>RD</sup> & 4<sup>TH</sup> FLOORS





**Kaller**Architecture

#### General Project Information

- Two 2 Bedroom, 2 Bathroom Units at 1,187 Sq. Ft. per Unit
- Eleven 1 Bedroom, 1 Bathroom Units at either 760 or 954 Sq. Ft. per Unit

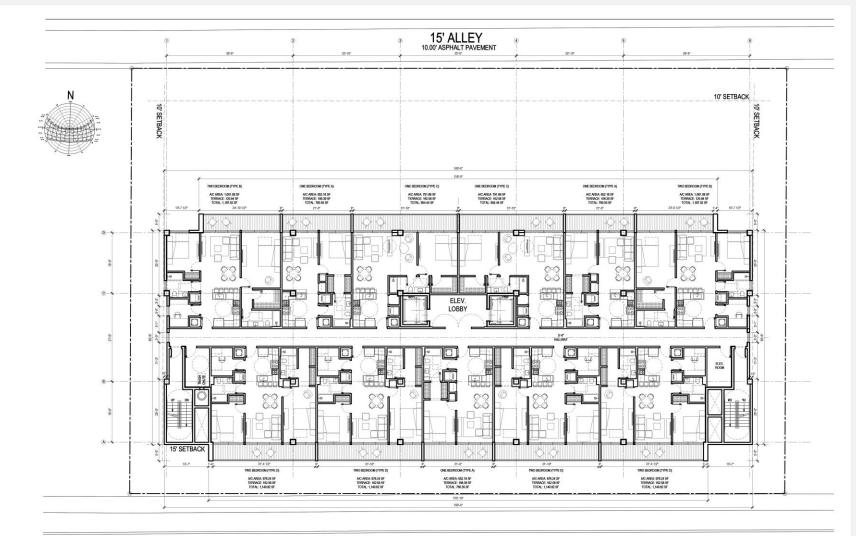


LINCOLN APARTMENTS

#### 18

50' RIGHT-OF-WAY 25.00' ASPHALT PAVEMENT

### PROPOSED 5<sup>TH</sup> FLOOR



LINCOLN STREET

50' RIGHT-OF-WAY 25.00' ASPHALT PAVEMENT



**Kaller**Architecture

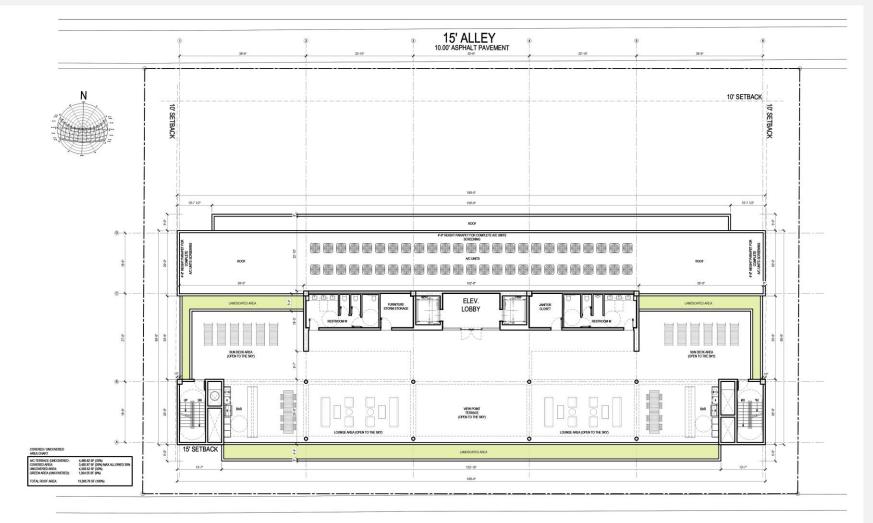
#### General Project Information

- Six 2 Bedroom, 2 Bathroom Units at either 1,187 pr 1,140 Sq. Ft. per Unit
- Five 1 Bedroom, 1 Bathroom Units at either 760 or 954 Sq. Ft. per Unit



LINCOLN APARTMENTS

### **PROPOSED ROOFTOP**



LINCOLN STREET

50' RIGHT-OF-WAY 25.00' ASPHALT PAVEMENT  $|\langle \gamma$ 

**Kaller**Architecture

#### General Project Information

- Rooftop amenities area for tenant use only
- Sun deck area
- Outdoor Kitchens
- Storage
- Restrooms
- Lounge Areas



LINCOLN APARTMENTS

### PROPOSED ROOFTOP LANDSCAPE PLAN





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#### General Project Information

• Lush landscaping surrounding the rooftop amenities area which can both soften the rooftop area and shade view from the ground level

LINCOLN

**APARTMENTS** 





#### **Kaller**Architecture

# **THANK YOU**

Joseph B. Kaller

954 920 5746

Kaller Architecture

*⊠ joseph@kallerarchitects.com* 









