

**ATTACHMENT A**

**Application Package**

## PLANNING DIVISION



File No. (internal use only): \_\_\_\_\_

2600 Hollywood Boulevard Room 315  
Hollywood, FL 33022

# GENERAL APPLICATION



Tel: (954) 921-3471

Fax: (954) 921-3347

This application must be completed in full and submitted with all documents to be placed on a Board or Committee's agenda.

The applicant is responsible for obtaining the appropriate checklist for each type of application.

Applicant(s) or their authorized legal agent must be present at all Board or Committee meetings.

At least one set of the submitted plans for each application must be signed and sealed (i.e. Architect or Engineer).

Documents and forms can be accessed on the City's website at

<http://www.hollywoodfl.org/DocumentCenter/Home/View/21>



### APPLICATION TYPE (CHECK ONE):

- ☐ Technical Advisory Committee ☒ Historic Preservation Board  
☐ City Commission ☐ Planning and Development Board

Date of Application: 2/29/2019

Location Address: 1358 Van Buren Street, Hollywood, Florida 33019

Lot(s): 29 & 30 Block(s): 6 Subdivision: Hollywood Lakes

Folio Number(s): 514214011280

Zoning Classification: RS-6 Land Use Classification: Low Residential (LRES)

Existing Property Use: LRES Sq Ft/Number of Units: 2,377 S.F. / 1 Unit

Is the request the result of a violation notice? ( ) Yes (x) No If yes, attach a copy of violation.

Has this property been presented to the City before? If yes, check all that apply and provide File Number(s) and Resolution(s): \_\_\_\_\_

- ☐ Economic Roundtable ☐ Technical Advisory Committee ☐ Historic Preservation Board  
☐ City Commission ☐ Planning and Development

Explanation of Request: Certificate of Appropriateness for Design & Variance

Number of units/rooms: 4 Bedrooms / 1 Unit Sq Ft: 3,258 S.F.

Value of Improvement: \_\_\_\_\_ Estimated Date of Completion: \_\_\_\_\_

Will Project be Phased? ( ) Yes (x) No If Phased, Estimated Completion of Each Phase \_\_\_\_\_

Name of Current Property Owner: Delmay, Todd & Jeffrey

Address of Property Owner: 1358 Van Buren Street

Telephone: 954 744-8396 Fax: \_\_\_\_\_ Email Address: Todd@Delmaycorp.com

Name of Consultant/Representative/Tenant (circle one): Dean Kotzen Architect

Address: 5000 North 31st Court, Hollywood FL 33021 Telephone: 954 894-6624

Fax: \_\_\_\_\_ Email Address: Dean@DKArchitect.net

Date of Purchase: 2/28/2017 Is there an option to purchase the Property? Yes ( ) No (X)

If Yes, Attach Copy of the Contract.

List Anyone Else Who Should Receive Notice of the Hearing: \_\_\_\_\_

Address: \_\_\_\_\_

Email Address: \_\_\_\_\_

## PLANNING DIVISION



File No. (internal use only): \_\_\_\_\_

2600 Hollywood Boulevard Room 315  
Hollywood, FL 33022

# GENERAL APPLICATION

### CERTIFICATION OF COMPLIANCE WITH APPLICABLE REGULATIONS

The applicant/owner(s) signature certifies that he/she has been made aware of the criteria, regulations and guidelines applicable to the request. This information can be obtained in Room 315 of City Hall or on our website at [www.hollywoodfl.org](http://www.hollywoodfl.org). The owner(s) further certifies that when required by applicable law, including but not limited to the City's Zoning and Land Development Regulations, they will post the site with a sign provided by the Office of Planning and Development Services. The owner(s) will photograph the sign the day of posting and submit photographs to the Office of Planning and Development Services as required by applicable law. Failure to post the sign will result in violation of State and Municipal Notification Requirements and Laws.

(I)(We) certify that (I) (we) understand and will comply with the provisions and regulations of the City's Zoning and Land Development Regulations, Design Guidelines, Design Guidelines for Historic Properties and City's Comprehensive Plan as they apply to this project. (I)(We) further certify that the above statements and drawings made on any paper or plans submitted herewith are true to the best of (my)(our) knowledge. (I)(We) understand that the application and attachments become part of the official public records of the City and are not returnable.

Signature of Current Owner: Todd Delmay Date: 2/15/19

PRINT NAME: Todd Delmay Date: 2/15/19

Signature of Consultant/Representative: [Signature] Date: 2.15.19

PRINT NAME: DEAN KOTZEN ARCHITECT Date: 2.15.19

Signature of Tenant: \_\_\_\_\_ Date: \_\_\_\_\_

PRINT NAME: \_\_\_\_\_ Date: \_\_\_\_\_

### Current Owner Power of Attorney

I am the current owner of the described real property and that I am aware of the nature and effect the request for \_\_\_\_\_ to my property, which is hereby made by me or I am hereby authorizing Dean Kotzen to be my legal representative before the Historic (Board and/or Committee) relative to all matters concerning this application. Preservation Board

Sworn to and subscribed before me  
this 15<sup>th</sup> day of February

Karen Bernstein

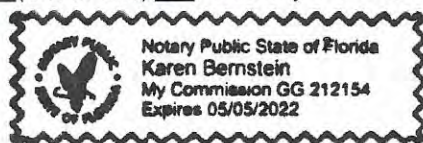
Notary Public

State of Florida

My Commission Expires: \_\_\_\_\_ (Check One) ☒ Personally known to me; OR ☐ Produced Identification \_\_\_\_\_

Todd Delmay  
Signature of Current Owner

Todd Delmay  
Print Name



## JOE CARD

OWNER <b>C.U. Mann</b>		JOB ADDRESS <b>1358 Van Buren St.</b>	
LEGAL DESCRIPTION	LOT NUMBER	BLOCK	SUBDIVISION OR ADDITION
MICROFILM NO.	ARCHITECT	FEE <b>\$15.00</b>	VALUATION <b>\$</b>
DESCRIPTION OF CONSTRUCTION <b>1 Ston central A/C, 1 10KW heat strip</b>			<input type="checkbox"/> SEPTIC TANK <input type="checkbox"/> SEWER TAP

TYPE PERMIT	NUMBER	DATE	CONTRACTOR	TYPE PERMIT	NUMBER	DATE	CONTRACTOR
BUILDING				SEPTIC SEWER			
ROOF				AIR CONDITION			
ELECTRIC-BASIC	2550	12-3-81	All Year Cool & Heating	MECHANICAL			
ELECTRIC-SUPPL				SCREEN			
PLUMBING				POOL			
L-P DRY WALL				DRIVEWAY			
FENCE				PATIO OR WALK			

NOTES:

# JOB CARD

OWNER <b>C.U. Mann</b>		JOB ADDRESS <b>1358 Van Buren St.</b>	
LEGAL DESCRIPTION	LOT NUMBER	BLOCK	SUBDIVISION OR ADDITION
MICROFILM NO. <i>MAC 82 M</i>	ARCHITECT	FEE <b>\$ 37.00</b>	VALUATION <b>\$ 4600.00</b>

DESCRIPTION OF CONSTRUCTION <b>1 5ton Central A/C, ducts, 1 10KW heat strip</b>	<input type="checkbox"/> SEPTIC TANK <input type="checkbox"/> SEWER TAP
--	--

TYPE PERMIT	NUMBER	DATE	CONTRACTOR	TYPE PERMIT	NUMBER	DATE	CONTRACTOR
BUILDING				SEPTIC/SEWER			
ROOF				AIR/CONDITION	13167	12-3-81	All Year Heat. & Cooling
ELECTRIC-BASIC				MECHANICAL			
ELECTRIC-SUPP.				SCREEN			
PLUMBING	HO. FIX.			POOL			
L.P. DRY WALL				DRIVEWAY			
FENCE				PATIO or WALK			

NOTES:

## JOE CARD

OWNER <b>Mrs. Mann</b>		JOB ADDRESS <b>1358 Van Buren St.</b>	
LEGAL DESCRIPTION	LOT NUMBER	BLOCK	SUBDIVISION OR ADDITION
MICROFILM NO.	ARCHITECT	FEE <b>\$ 15.00</b>	VALUATION <b>\$</b>

DESCRIPTION OF CONSTRUCTION <b>1 150AMP service change</b>	<input type="checkbox"/> SEPTIC TANK <input type="checkbox"/> SEWER TAP
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TYPE PERMIT	NUMBER	DATE	CONTRACTOR	TYPE PERMIT	NUMBER	DATE	CONTRACTOR
BUILDING				SEPTIC/SEWER			
ROOF				AIR/CONDITION			
ELECTRIC-BASIC	25570	12-7-81	All Year Elec	MECHANICAL			
ELECTRIC-SUPP.				SCREEN			
PLUMBING	NO. FIX.			POOL			
L-P-DRY WALL				DRIVEWAY			
FENCE				PATIO or WALK			

NOTES: \*Supplement to 25553

# JOB CARD

OWNER C. MANI		JOB ADDRESS 1358 VanBuren St.	
LEGAL DESCRIPTION	LOT NUMBER	BLOCK	SUBDIVISION OR ADDITION
MICROFILM NO.	ARCHITECT	FEE \$ 15.20	VALUATION \$ 4300

DESCRIPTION OF CONSTRUCTION Re Roof Tile	<input type="checkbox"/> SEPTIC TANK <input type="checkbox"/> SEWER TAP
---	--

TYPE PERMIT	NUMBER	DATE	CONTRACTOR	TYPE PERMIT	NUMBER	DATE	CONTRACTOR
BUILDING				SEPTIC/SEWER			
ROOF	235	10/17	Zinkli	AIR/CONDITION			
ELECTRIC-BASIC				MECHANICAL			
ELECTR. SUPPL.				SCREEN			
PLUMBING	NO. 111			POOL			
L.P.-DRY WALL				DRIVEWAY			
FENCE				PATIO OR WALK			

NOTES:	1613-13
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NAME OF OWNER

B. PEEL

ADDRESS

1358 VAN BUREN ST.

CITY

POST 250<sup>02</sup>

DAY

MONTH

Air-Cond

TIME

1/7. or CUT.

NAME

NAME

NAME

NAME

01732 G 20-68 Hays/Kenn Smith 1 Tan MC

# Permit Search Results

[Search](#) > Properties located at/on/near '...1358 van buren...'

11 permits were found for  
**1358 VAN BUREN ST**

<a href="#">View</a>	<a href="#">Process #</a>	<a href="#">Permit #</a>	<a href="#">Description</a>	<a href="#">Appl. Date</a>	<a href="#">Permit Date</a>
<a href="#">Details</a>		<b>B10-101282</b>	REROOF - FLAT	3/25/2010	<b>4/1/2010</b>
<a href="#">Details</a>	80615	<b>B0406218</b>	WINDOW REPLACEMENT	11/9/2004	<b>11/16/2004</b>
<a href="#">Details</a>	67917	<b>P0400728</b>	WATER SERVICE	4/5/2004	<b>6/4/2004</b>
<a href="#">Details</a>	52849	<b>B0303970</b>	DECK - WITHOUT ROOF	6/23/2003	<b>7/21/2003</b>
<a href="#">Details</a>	52848	<b>P0300907</b>	PLUMBING WORK	6/23/2003	<b>7/21/2003</b>
<a href="#">Details</a>	52847	<b>E0301727</b>	ELECTRICAL WORK	6/23/2003	<b>7/21/2003</b>
<a href="#">Details</a>	51467	<b>B0303969</b>	POOL - RESIDENTIAL	6/23/2003	<b>7/21/2003</b>
<a href="#">Details</a>	49333	<b>E0301146</b>	SERVICE CHANGE	5/9/2003	<b>5/9/2003</b>
<a href="#">Details</a>	39509	<b>B0205593</b>	STORM SHUTTERS	10/1/2002	<b>10/3/2002</b>
<a href="#">Details</a>	34194	<b>B0203322</b>	FENCE-CHAIN LINK &/OR WOOD	6/10/2002	<b>6/10/2002</b>
<a href="#">Details</a>		<b>B9906243</b>	RE-ROOF (METAL,TILE,WOOD,SHINGLE,SHAKE)		<b>10/6/1999</b>



# CITY of HOLLYWOOD, FLORIDA

DEPARTMENT OF DEVELOPMENT ADMINISTRATION

## Letter of Transmittal

To: City of Hollywood  
2600 Hollywood Blvd.  
Hollywood, FL 33022-4807  
Phone: (954) 921-3300 • Fax: (954) 921-3037

Date: 6/10/02  
Process Number: 34194  
Project/Reference: \_\_\_\_\_

For Review By: (check ☒ all applicable spaces)

Division: ☐ Building ☐ Zoning ☐ Engineering ☐ Fire ☐ Water/Sewer ☐ Drainage  
Discipline: ☐ Structural ☐ Electrical ☐ Plumbing ☐ Mechanical ☐ Reserve Capacity Charges

From: Jennifer E. Peter Schott  
Address: 1358 Van Buren St.  
Hollywood, FL  
Contact: \_\_\_\_\_  
Phone: (954) 922-7176 Fax: ( ) \_\_\_\_\_

PLANS SUBMITTED: (check ☒)

<input type="checkbox"/> Architectural sheet # _____	<input type="checkbox"/> Fire sheet # _____
<input type="checkbox"/> Structural sheet # _____	<input type="checkbox"/> Zoning sheet # _____
<input type="checkbox"/> Electrical sheet # _____	<input type="checkbox"/> Engineering sheet # _____
<input type="checkbox"/> Mechanical sheet # _____	<input type="checkbox"/> RCC sheet # _____
<input type="checkbox"/> Plumbing sheet # _____	<input type="checkbox"/> Drainage sheet # _____
<input type="checkbox"/> Water sheet # _____	<input type="checkbox"/> Sewer sheet # _____

WE ARE SUBMITTING TO YOU (check ☒)

Via ☐ hand delivery ☐ Postal delivery  
☐ special delivery ☐ fax copy

- ☐ initial (original) sets of plans
- ☐ corrected (non-permitted) plans
- ☐ revised (permitted) plans
- ☐ shop drawings: ☐ structural steel
  - ☐ wood trusses
  - ☐ glass/glazing
  - ☐ product approvals
  - ☐ fire protection
- ☐ spot survey
- ☐ final survey
- ☐ energy (insulation) certification
- ☐ special inspector letter
- ☐ soil report
- ☐ inspection reports
- ☐ energy calcs
- ☐ site plans
- ☐ other \_\_\_\_\_

Special Instructions:

For Departmental Use Only:

Received by: [Signature] Date: 6/10/02

CITY OF HOLLYWOOD, FLORIDA  
**PERMIT APPLICATION**

NOTE: AN INCOMPLETE APPLICATION MAY DELAY THE TIMELY ISSUANCE OF YOUR PERMIT;  
PLEASE ENTER N/A IF A SECTION IS NOT APPLICABLE.



DATE June 7, 2002 TAX FOLIO # \_\_\_\_\_

DESCRIPTION: LOT \_\_\_\_\_ BLOCK \_\_\_\_\_ SUBDIVISION \_\_\_\_\_

JOB NAME Jennifer & Peter Schott PHONE # 954.922.7174

JOB ADDRESS 1358 Van Buren St. SUITE \_\_\_\_\_ HOLLYWOOD, FL ZIP 33019

DETAILED WORK DESCRIPTION: wood fence in backyard.

USE/OCCUPANCY \_\_\_\_\_ SQ. FT. \_\_\_\_\_ ESTIMATED VALUE: \$ ~~3,000.00~~ 2,400.00

CONTRACTOR'S NAME Diner PHONE # \_\_\_\_\_

CONTRACTOR'S ADDRESS \_\_\_\_\_ CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_

CERTIFICATE OF COMPETENCY # \_\_\_\_\_ FAX # \_\_\_\_\_

CONTRACTOR'S STATE CERTIFICATION OR REGISTRATION NO. \_\_\_\_\_

OWNER OR FEE SIMPLE TITLE HOLDER'S NAME \_\_\_\_\_

OWNER OR FEE SIMPLE TITLE HOLDER'S ADDRESS \_\_\_\_\_

BONDING COMPANY \_\_\_\_\_

BONDING COMPANY ADDRESS \_\_\_\_\_

ARCHITECT/ENGINEER'S NAME \_\_\_\_\_ PHONE # \_\_\_\_\_

ARCHITECT/ENGINEER'S ADDRESS \_\_\_\_\_ CITY \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_

MORTGAGE LENDER'S NAME \_\_\_\_\_

MORTGAGE LENDER'S ADDRESS \_\_\_\_\_

ELECTRICAL CONTRACTOR: \_\_\_\_\_

Phone # \_\_\_\_\_ LICENSE # \_\_\_\_\_

Sworn before me this \_\_\_\_\_ of \_\_\_\_\_ 20 \_\_\_\_\_

Notary Public

Value \$ \_\_\_\_\_

Notarized Signature of Qualifier

MECAHNICAL CONTRACTOR: \_\_\_\_\_

Phone # \_\_\_\_\_ LICENSE # \_\_\_\_\_

Sworn before me this \_\_\_\_\_ of \_\_\_\_\_ 20 \_\_\_\_\_

Notary Public

Value \$ \_\_\_\_\_

Notarized Signature of Qualifier

PLUMBING CONTRACTOR: \_\_\_\_\_

Phone # \_\_\_\_\_ LICENSE # \_\_\_\_\_

Sworn before me this \_\_\_\_\_ of \_\_\_\_\_ 20 \_\_\_\_\_

Notary Public

Value \$ \_\_\_\_\_

Notarized Signature of Qualifier

CONTRACTOR: \_\_\_\_\_

Phone # \_\_\_\_\_ LICENSE # \_\_\_\_\_

Sworn before me this \_\_\_\_\_ of \_\_\_\_\_ 20 \_\_\_\_\_

Notary Public

Value \$ \_\_\_\_\_

Notarized Signature of Qualifier

Application is hereby made to obtain a permit to do work and installations as indicated. I certify that no work or installation has commenced prior to the issuance of a permit and that all work will be performed to meet the standards of all laws regulating construction in the City of Hollywood, Florida. I understand that a separate permit must be secured for ELECTRICAL WORK, PLUMBING, SIGNS, WELLS, POOLS, BOILERS, TANKS, AIR CONDITIONERS, ETC.

OWNER'S AFFIDAVIT: I certify that all the foregoing information is accurate and that all work will be done in compliance with applicable laws regulating construction and zoning.

**WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. IF YOU INTEND TO OBTAIN FINANCING, CONSULT WITH YOUR LENDER OR AN ATTORNEY BEFORE RECORDING YOUR NOTICE OF COMMENCEMENT.**

**WARNING TO OWNERS ACTING AS THEIR OWN CONTRACTOR:** FLORIDA STATUTE 489.115 REQUIRES CONSTRUCTION TO BE DONE BY A LICENSED CONTRACTOR. 489.103(7) F.S. ALLOWS OWNERS OF CERTAIN TYPES OF RESIDENTIAL AND COMMERCIAL PROPERTY, TO OBTAIN PERMITS FOR REPAIRS OR IMPROVEMENTS TO THEIR OWN PROPERTY. IN ORDER TO QUALIFY UNDER THIS EXEMPTION YOU MUST BE BOTH THE OWNER AND THE OCCUPANT. YOU MUST PROVIDE DIRECT ON SITE SUPERVISION. YOU MAY NOT HIRE AN UNLICENSED PERSON TO ACT AS YOUR CONTRACTOR OR TO SUPERVISE PEOPLE WORKING ON YOUR BUILDING. ANY PERSON WORKING ON YOUR BUILDING WHO IS NOT LICENSED MUST BE EMPLOYED BY YOU, WHICH MEANS THAT YOU MUST DEDUCT F.I.C.A. AND WITHHOLDING TAX AND PROVIDE WORKERS' COMPENSATION FOR THAT EMPLOYEE, ALL AS PRESCRIBED BY LAW. IF YOU SELL OR LEASE A BUILDING YOU HAVE BUILT OR SUBSTANTIALLY IMPROVED YOURSELF WITHIN 1 YEAR AFTER THE CONSTRUCTION IS COMPLETED, THE LAW WILL PRESUME THAT YOU BUILT OR SUBSTANTIALLY IMPROVED IT FOR SALE OR LEASE, WHICH IS A VIOLATION OF 489.103(7) F.S. BE FURTHER ADVISED THAT, IN ACCORDANCE WITH FLORIDA ATTORNEY GENERALS' OPINION AGO 91-5, A CORPORATION CANNOT QUALIFY FOR AN OWNER/BUILDER EXEMPTION UNDER 489.103(7) F.S. UNLESS THEY POSSESS THE APPROPRIATE LICENSE. **SEE SEPARATE DISCLOSURE STATEMENT FOR COMPLETE DETAILS.**

**EFFECTIVE DATE OF BUILDING CODE:** Master Permit Applications received prior to March 1, 2002 and related sub permits received thereafter, are subject to the South Florida Building Code, Broward Edition. Master Permit Applications received after March 1, 2002, including related sub permits are subject to the Florida Building Code, 2001 edition.

SIGNATURE Genniger L. Scholtz SIGNATURE \_\_\_\_\_  
Owner or Agent Prime Contractor (Owner/Builder)

DATE 06-09-02 DATE \_\_\_\_\_

6652-110-63-795-DJA  
NOTARY as to Owner or Agent NOTARY as to Contractor

My Commission Expires \_\_\_\_\_ My Commission Expires \_\_\_\_\_

Within 15 working days after plans and/or specifications are submitted and accepted for a building permit, the applicant will be notify in writing that a permit is ready for issuance or that additional information is required. Not more that 60 days after the date of such notification, where such additional information has not been submitted or the permit has not been purchased, the application and/or the permit shall become null and void. Where an application has become null and void, an applicant may again apply as set forth in Section 104.6 of the Florida Building Code. However, such application shall be processed as though there had been no previous application. **Florida Building Code, Section 104.6.1.6**

**OFFICE USE ONLY**

FINISHED FLOOR ELEVATION \_\_\_\_\_ DISCLOSURE STATEMENT ATTACHED TO PERMIT CARD \_\_\_\_\_

MASTER PERMIT # \_\_\_\_\_ MASTER PROCESS # \_\_\_\_\_

PROCESS FEE PAID \$ \_\_\_\_\_ APPLICATION APPROVED BY \_\_\_\_\_

Permit Officer

# **CITY OF HOLLYWOOD IMPORTANT FENCE ZONING REQUIREMENTS**

CITY OF HOLLYWOOD  
BUILDING DIVISION

2023 JUL 10 AM 10:48

## **WOOD FENCES**

1. All vertical posts, horizontal rails, or support systems must face to the inside of the property.
2. The exterior of the fence that faces away from the property must have a continuing finished surface.
3. When the fence is located in the front yard and each side is visible from the street, then the fence shall be double sided (finished on both sides).
4. Fences that enclose pools must have self-closing and self-latching gates.
5. All properties that front both on a street and an ally or another street to the rear of the property must display permanent, attached Street Address Numbers, not less then 3 inches in height, on both the front of the property and at the rear of the property, on all newly installed fences.
6. All construction debris must be removed prior to Final Inspection.
7. Fences may not exceed 4 feet in height in the front yard setback area or 6 feet in the side and rear yards. Exception: when next to a non-residential zoned property the fence may be 8 feet in height.
8. At a street corner, the maximum fence height allowed is 2 feet, measured 25 feet along the intersection of property lines. At an alley intersection, the maximum height is 2 feet, measured 6 feet along the intersecting property lines.



# CITY OF HOLLYWOOD

## REQUIREMENTS FOR WOOD AND CHAINLINK FENCES

CITY OF HOLLYWOOD  
BUILDING DIVISION

A 10:50

**A. WOOD FENCES** UP TO 6' IN HEIGHT ABOVE GRADE SHALL BE CONSTRUCTED TO MEET THE MINIMUM SPECIFICATIONS IN CODE SECTION 2328.2 AND 2328.3 OF THE FLORIDA BUILDING CODE.

ALL FENCE POSTS SHALL BE MINIMUM NOMINAL 4" X 4" SPACED A MAXIMUM OF 4' ON CENTER FOR 6FT. HIGH FENCES, EMBEDDED 2' INTO A CONCRETE FOOTING 10" IN DIAMETER AND 2' DEEP. POST LUMBER MUST BE NO.2 GRADE OR BETTER AND BE DECAY AND TERMITE RESISTANT.

- FENCES NOT EXCEEDING 5FT. IN HEIGHT INSTALLED AS ABOVE MAY HAVE POST SPACED 5FT. ON CENTER AND 4FT. FENCES IN HEIGHT MAY HAVE POST SPACED AT 6FT. ON CENTER.

**NOTE: SOME PRE-MADE FENCE PANELS, THAT ARE LOCALLY AVAILABLE MUST COMPLY WITH POST SPACING UNLESS OTHER SPECIFICATIONS ARE DETAILED IN A PRODUCT APPROVAL FORMAT.**

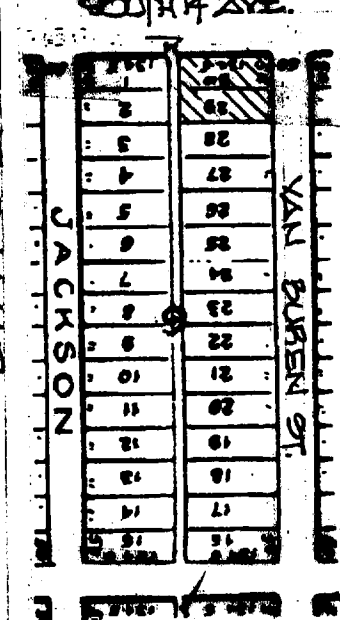
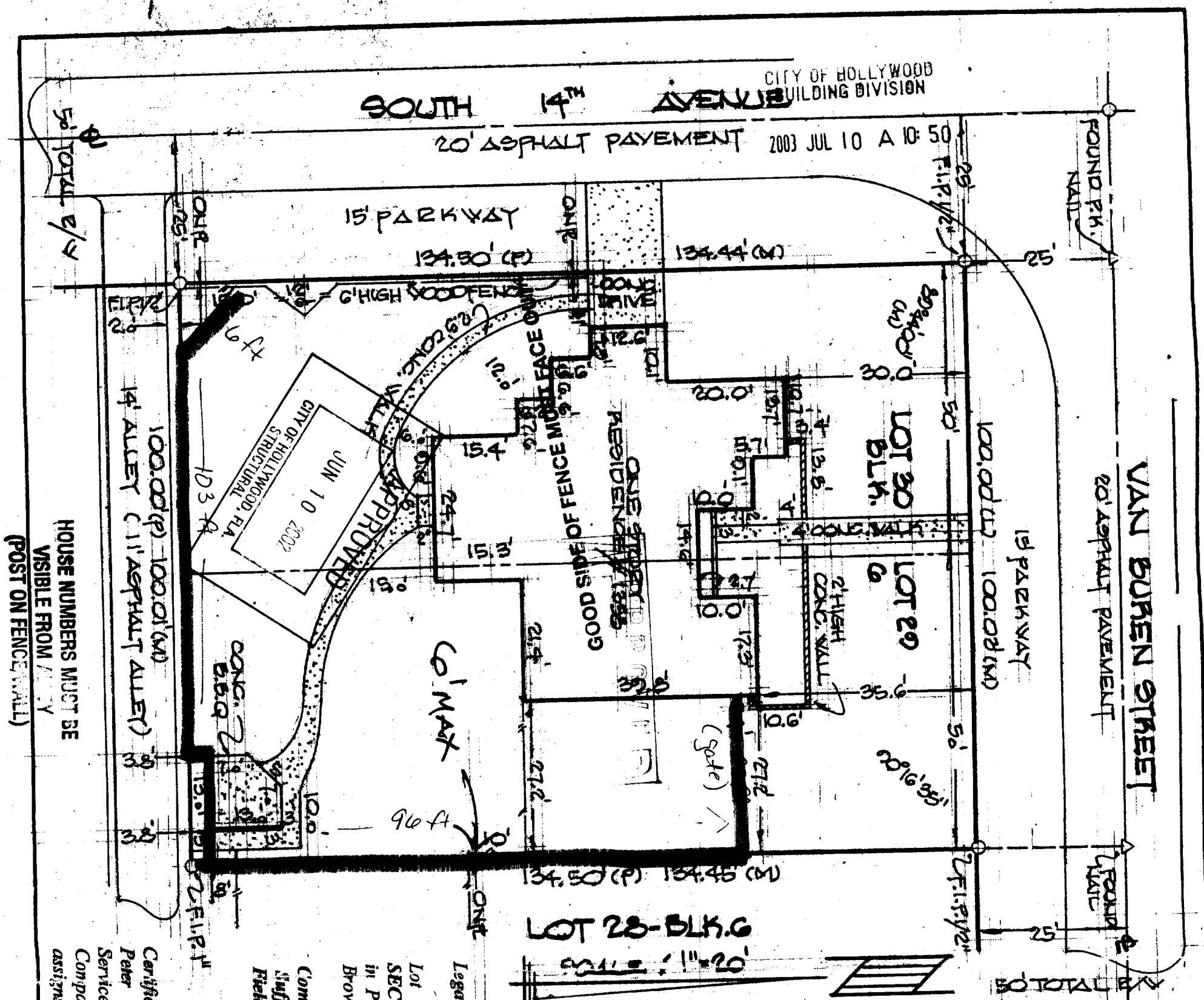
- CONTACT COMMUNITY PLANNING (921-3477) FOR ALLOWABLE HEIGHT AND LOCATION.
- FENCES SHOULD NOT BE CONSTRUCTED ON A PROPERTY LINE IN ANY MANNER THAT WOULD ENCROACH ABOVE GROUND OR BELOW GROUND ON TO AN ADJOINING PROPERTY.

**B. CHAIN LINK FENCES** MUST BE CONSTRUCTED TO COMPLY WITH CODE SECTION 2224.1 AND 2224.2 OF THE FLORIDA BUILDING CODE.  
(SEE REVERSE SIDE FOR SPECIFICATIONS)

**NOTE: ANY METHOD OF CONSTRUCTION NOT SPECIFIED HEREIN MUST BE BUILT PER PLANS PREPARED BY AN ARCHITECT OR ENGINEER OR PER "DADE COUNTY PRODUCT APPROVAL NOTICE OF ACCEPTANCE".**

FENCE.2002  
2-25-2002





Property Address:  
1358 Van Buren Street  
Hollywood, FL 33019

Survey Number: G-23269

BOUNDARY SURVEY

Legal Description

Lot 29 & 30, Block 6, HOLLYWOOD LAKES SECTION, according to the plat thereof, as recorded in Plat Book 1, Page 32, of the Public Records of Broward County, Florida.

Community Number: 125113 Panel: 0317

Suffix: G.F.I.R.M. Date: 7/21/95 Flood Zone: AE

Field Work: 2/23/2000 Completed: 2/23/2000

Certified To:  
Peter Schott and Jennifer Schott, Greenwich Title Services, Inc.; First American Title Insurance Company, Mortgage Com, Inc., its successors and/or assigns.

LEGEND	
WOOD FENCE	Δ CENTRAL ANGLE/DELTΑ
WIRE FENCE	D.B. DEED BOOK
MALE	D.D. DESCRIPTION OR DEED
PROPERTY CORNER	D.H. DEED HOLE
RECORD	D.W. DRIVEWAY
FIELD MEASURED	E.S. EASEMENT
CEAL	E.L. ELEVATION
ENCLOSURE	F.F. FENCED FLOOR
CONCRETE	F.C.M. FOUND CONCRETE MONUMENT
PROPERTY LINE	F.P.K. FOUND PARTIAL-KALCH NAIL
CONCRETE MONUMENT	L.A.E. LIMITED ACCESS EASEMENT
ROUND IRON ROD	M.H. MANHOLE
ROUND IRON PIPE	N.T.S. NOT TO SCALE
POINT OF IRON	O.R. OFFICIAL RECORDS BOOK
NAIL & DISC	P.C.P. PERMANENT CONTROL POINT
DRUMAGE EASEMENT	P.R.M. PERMANENT REFERENCE MONUMENT
UTILITY EASEMENT	P.W. PAVEMENT
UTILITY PLAT	P.B. PLAT BOOK
ASPHALT	P.O.B. POINT OF BEGINNING
GREENHEAD UTILITIES	P.O.C. POINT OF COMMENCEMENT
POWER POLE	P.O.L. POINT ON LINE
TRANSFORMER	P.C. POINT OF CURVATURE
CABLE CROSS	P.T. POINT OF TANGENCY
WIRE	R.T. RADIALS (RADIAL)
TELEPHONE FACILITIES	R.O.E. ROOT ORIGINATING EASEMENT
COVERED AREA	S.L.E. SET BACK AND CAP
BEARING REFERENCE	S.W. SEQUENTIAL
CHANG	S.M. SEQUENTIAL BENCH MARK
RADIAL	T.B. TOP OF BLANK
NEW RADIAL	T.C. TYPICAL
A/C AIR CONDITIONER	W.C. WITNESS CORNER
BENCH MARK	W.C. WITNESS CORNER
CALCULATED	W.C. WITNESS CORNER
CALCULATED	W.C. WITNESS CORNER

GENERAL NOTES:

- LEGAL DESCRIPTION PROVIDED BY OTHERS
- THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS OR OTHER RECORDED ENCUMBRANCES NOT SHOWN ON THE PLAT.
- UNDERGROUND PORTIONS OF FOOTINGS, FOUNDATIONS OR OTHER ENCUMBRANCES WERE NOT LOCATED.
- APPROPRIATELY WERE NOT LOCATED.
- WALLS ARE TO THE FACE OF THE WALL.
- NOT WELDED UNLESS SPECIALLY NOTED.
- ONLY VISIBLE ENCUMBRANCES LOCATED.
- NO IDENTIFICATION FOUND ON PROPERTY CORNERS UNLESS NOTED.
- DIMENSIONS SHOWN ARE PLAT AND MEASURED UNLESS OTHERWISE SHOWN.
- EXISTING OWNERSHIP NOT DETERMINED.
- ELEVATIONS IF SHOWN ARE BASED UPON M.S.L. UNLESS OTHERWISE NOTED.
- BEARINGS REFERENCED TO LINE NOTED AS B.R.
- HEREBY CERTIFY THAT THIS BOUNDARY SURVEY IS A TRUE AND CORRECT REPRESENTATION OF A SURVEY PREPARED UNDER MY DIRECTION.

STATE OF FLORIDA  
REGISTERED LAND SURVEYOR NO. 3411  
RALPH SHERROTT

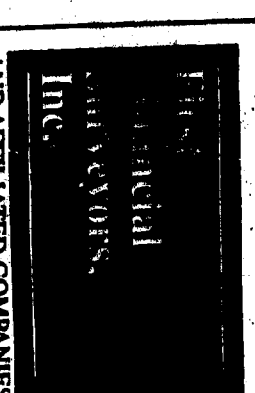
STATE OF FLORIDA  
REGISTERED LAND SURVEYOR NO. 3762  
DAVE BRIDGES

STATE OF FLORIDA  
REGISTERED LAND SURVEYOR NO. 3571  
MICHAEL A. BELL

STATE OF FLORIDA  
REGISTERED LAND SURVEYOR NO. 2803  
CLIVE D. BARNET

STATE OF TENNESSEE  
REGISTERED LAND SURVEYOR NO. 1133  
JAMES E. MCALISTER

THIS SURVEY IS INTENDED FOR MORTGAGE OR REFERENCE PURPOSES ONLY. EXCLUSIVELY FOR THOSE TO WHOM IT IS CERTIFIED. THIS SURVEY IS NOT TO BE USED FOR CONSTRUCTION, PERMITTING, DESIGN OR ANY OTHER USE WITHOUT THE WRITTEN CONSENT OF FIRST FINANCIAL SURVEYORS, INC.



AND AFFILIATED COMPANIES  
L.B. 6387 (FLORIDA)  
Nashville, Tennessee 37217  
1-800-787-8246 Fax: 1-800-787-8246

February 27, 2019

City of Hollywood  
2600 Hollywood Blvd., Room 315  
Hollywood, FL 33020

**Re: Ownership and Encumbrance Report**

**Property Owners: Todd and Jeffrey Delmay**

**Property Address: 1358 Van Buren Street, Hollywood, FL 33019**

To Whom It May Concern:

I have been retained to prepare an Ownership and Encumbrance Report on behalf of my clients, Todd and Jeffrey Delmay. I have been authorized to practice law in the State of Florida since 1995.

This letter shall certify that I have examined the title to the above-referenced land and I find that as of February 21, 2019, 11:00 p.m., the following information is true:

1. **Legal Description:**

Lots 29 and 30, Block 6, HOLLYWOOD LAKES SECTION, according to the plat thereof as recorded in Plat Book 1, Page 32 of the Public Records of Broward County, Florida

2. **Ownership:** Todd Delmay and Jeffrey Delmay.

3. **Mortgages and Encumbrances:** This property is currently encumbered by a first and second mortgages. The mortgages are as follows:

- a. First Mortgage in favor of Mortgage Electronic Registration Systems, Inc. as nominee for Stearns Lending LLC., mortgagee(s), in an amount of \$424,100.00, recorded as Instrument Number 114232473, Public Records of Broward County, Florida.
- b. Second Mortgage in favor of Georgia's Own Credit Union, in an amount of \$154,958.00, recorded as Instrument Number 115514188, Public Records of Broward County, Florida.

4. **Title Transfer History:** The property at issue has the following transfer history:

- a. Tax Deed from State of Florida to William J. Syms, recorded December 8, 1942 in Clerk's File Number 1942 - 233935, Public Records of Broward County, Florida.
- b. Deed from William J. Syms to Israel Schulman, recorded April 29, 1943 in Clerk's File Number 1943 - 237323, Public Records of Broward County, Florida.
- c. Warranty Deed from Israel Schulman to James Mann and Clauriese U. Mann, recorded August 18, 1947 in Clerk's File Number 1947 - 319682, Public Records of Broward County, Florida.
- d. Quit Claim Deed from Clauriese U. Mann to David S. Romanik, as Trustee, recorded May 30, 1997 in O.R. Book [26490, Page 442](#), Public Records of Broward County, Florida.
- e. Warranty Deed from David S. Romanik, as Trustee to Peter M. Schott and Jennifer L. Schott, recorded March 9, 2000 in O.R. Book [30320, Page 1359](#), Public Records of Broward County, Florida.
- f. Warranty Deed from Peter M. Schott and Jennifer L. Schott to Todd Delmay and Jeff Delmay, recorded February 28, 2017 in Instrument Number [114232472](#), Public Records of Broward County, Florida.

5. **Other Matters of Record:**

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of HOLLYWOOD LAKES SECTION, as recorded in Plat Book 1, Page(s) 32, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

If you have any questions concerning this letter, please feel free to contact me.

Very truly yours,

**KHANI & AUERBACH**

---

Jay E. Auerbach, Esq.

JEA/kp

LEGEND

- CABLE JUNCTION BOX
- CATCH BASIN
- CLEAN OUT
- CONTROL VALVE
- ELECTRIC SERVICE
- FIRE HYDRANT
- FP&L PAD
- GUY ANCHOR
- MANHOLE
- POOL EQUIPMENT
- POWER/LIGHT POLE
- SPRINKLER SYSTEM
- WATER METER
- WATER VALVE
- WELL

- BRICK PAVERS
- CENTERLINE
- CONCRETE/CHAT
- CONCRETE WALL
- ELEVATION
- METAL FENCE
- OVERHEAD WIRES
- WOOD DECK/DOCK
- WOOD FENCE

- ABBREVIATIONS
- BC BUILDING CORNER
  - BW BACK OF WALK
  - C CALCULATED
  - M MEASURED
  - N.T.S. NOT TO SCALE
  - OP OPEN PORCH
  - ORB OFFICIAL RECORDS BOOK
  - PC POINT OF CURVATURE
  - POB POINT OF BEGINNING
  - POC POINT OF COMMENCEMENT
  - PG PAGE
  - PRC POINT OF REVERSE CURVE
  - PRM PERMANENT REFERENCE MONUMENT
  - PT POINT OF TANGENCY
  - E/F END OF FENCE
  - EP EDGE OF PAVEMENT
  - EW EDGE OF WATER
  - F/C FENCE CORNER
  - F/L FENCE LINE
  - FIP FOUND IRON PIPE
  - FIR FOUND IRON ROD
  - FN FOUND NAIL
  - FN&D FOUND NAIL & DISC
  - FP&L FLORIDA POWER AND LIGHT
  - R RECORD
  - RAD RADIAL
  - SN&D SET NAIL & DISC # 5495
  - SP SCREENED PORCH
  - SP&C SET 1/2" PIN & CAP # 5495
  - CNF CORNER NOT FOUND

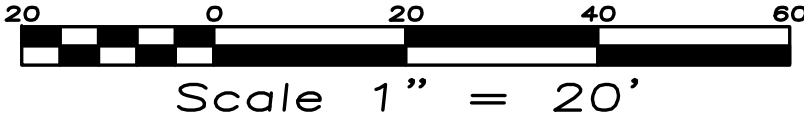
LEGAL DESCRIPTION  
LOT 29 AND 30, BLOCK 6, HOLLYWOOD LAKES SECTION, ACCORDING  
TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 32 OF  
THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

CERTIFIED TO:  
DELMAY, TODD & JEFFREY

PROPERTY ADDRESS  
1358 VAN BUREN STREET  
HOLLYWOOD, FL 33019

BOUNDARY SURVEY  
INVOICE # 41638  
SURVEY DATE 12/11/18

FLOOD ZONE AE-6  
MAP DATE 08/18/14  
MAP NUMBER 125113 0569H

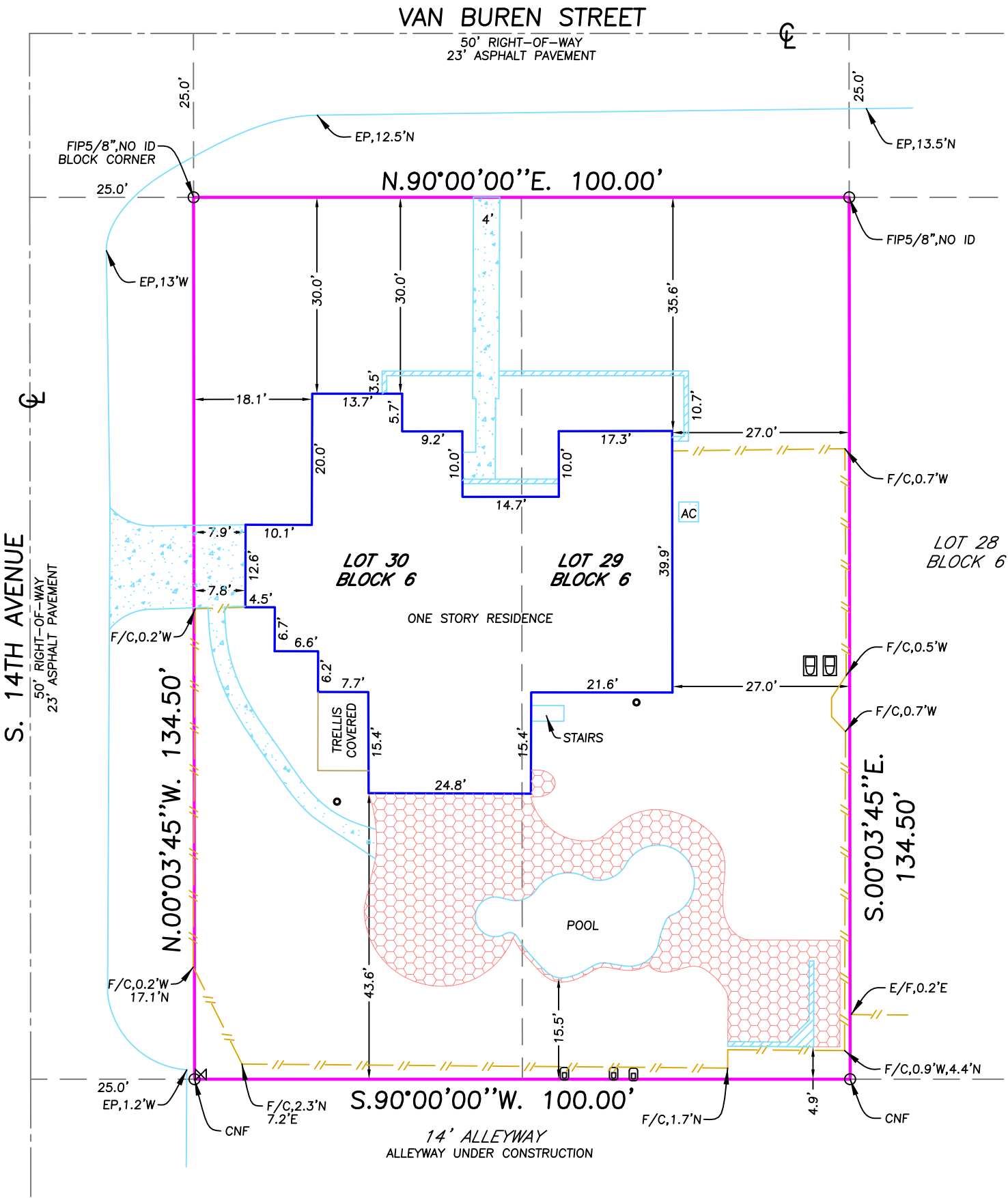


- SURVEYOR'S NOTES
1. BASIS OF BEARINGS AS INDICATED ON SKETCH.
  2. LEGAL DESCRIPTION PROVIDED BY CLIENT.
  3. THE LANDS SHOWN HEREON WERE NOT ABSTRACTED BY THIS OFFICE FOR EASEMENTS, RIGHT-OF-WAYS, OWNERSHIP OR OTHER INSTRUMENTS OF RECORD.
  4. UNDERGROUND OR INTERIOR PORTIONS OF FOOTINGS, FOUNDATIONS, WALLS OR OTHER NON-VISIBLE IMPROVEMENTS WERE NOT LOCATED.
  5. ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 UNLESS OTHERWISE SHOWN.
  6. FENCE TIES ARE TO THE CENTER-LINE OF FENCE. WALL TIES ARE TO THE FACE OF WALL.
  7. IN SOME INSTANCES GRAPHIC REPRESENTATIONS HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE THE CONTROL THE LOCATION OF THE IMPROVEMENTS OVER SCALED POSITIONS.
  8. THE DIMENSIONS AND DIRECTIONS SHOWN HEREON ARE IN SUBSTANTIAL AGREEMENT WITH RECORD VALUES UNLESS OTHERWISE NOTED.
  9. PARTY WALLS ARE CENTERED ON PROPERTY LINE AND ARE 0.7' WIDE UNLESS OTHERWISE NOTED.
  10. EXISTING CORNERS FOUND OFF WITNESS PROPERTY CORNERS
  11. OBSTRUCTED CORNERS ARE WITNESSED BY IMPROVEMENTS.
  12. NO ATTEMPT WAS MADE TO LOCATE WRITTEN OR UNWRITTEN EASEMENTS OR RIGHTS-OF-WAY, OTHER THEN THOSE SHOWN HEREON.

**ATLANTIC COAST**  
SURVEYING INC.

*Paul J. Stowell*

PAUL J. STOWELL  
PROFESSIONAL LAND SURVEYOR  
FLORIDA CERTIFICATION NO. 5241  
ATLANTIC COAST SURVEYING, INC.  
6129 STIRLING RD SUITE 2 DAVIE, FLORIDA 33314  
OFFICE: 954.587.2100 FAX: 954.587.5418



# ELEVATION CERTIFICATE

**Important:** Follow the instructions on pages 1–9.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

SECTION A – PROPERTY INFORMATION				FOR INSURANCE COMPANY USE	
A1. Building Owner's Name DELMAY, TODD & JEFFREY				Policy Number:	
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 1358 VAN BUREN STREET				Company NAIC Number:	
City HOLLYWOOD		State Florida		ZIP Code 33019	
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.) LOT 29 AND 30, BLOCK 6, HOLLYWOOD LAKES SECTION, PB 1, PG 32, BCR					
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) <u>RESIDENTIAL</u>					
A5. Latitude/Longitude: Lat. <u>N 26°0'35.33"</u> Long. <u>W 80°08'5.79"</u> Horizontal Datum: <input type="checkbox"/> NAD 1927 <input checked="" type="checkbox"/> NAD 1983					
A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.					
A7. Building Diagram Number <u>1B</u>					
A8. For a building with a crawlspace or enclosure(s):					
a) Square footage of crawlspace or enclosure(s) <u>NA</u> sq ft					
b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade <u>0NA</u>					
c) Total net area of flood openings in A8.b <u>NA</u> sq in					
d) Engineered flood openings? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
A9. For a building with an attached garage:					
a) Square footage of attached garage <u>NA</u> sq ft					
b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade <u>NA</u>					
c) Total net area of flood openings in A9.b <u>NA</u> sq in					
d) Engineered flood openings? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
SECTION B – FLOOD INSURANCE RATE MAP (FIRM) INFORMATION					
B1. NFIP Community Name & Community Number HOLLYWOOD 125113			B2. County Name BROWARD		B3. State Florida
B4. Map/Panel Number 12011C 0569	B5. Suffix H	B6. FIRM Index Date 08/18/2014	B7. FIRM Panel Effective/ Revised Date 08/18/2014	B8. Flood Zone(s) AE	B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth) 6
B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in Item B9: <input type="checkbox"/> FIS Profile <input checked="" type="checkbox"/> FIRM <input type="checkbox"/> Community Determined <input type="checkbox"/> Other/Source: _____					
B11. Indicate elevation datum used for BFE in Item B9: <input type="checkbox"/> NGVD 1929 <input checked="" type="checkbox"/> NAVD 1988 <input type="checkbox"/> Other/Source: _____					
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Designation Date: <u>NA</u> <input type="checkbox"/> CBRS <input type="checkbox"/> OPA					

# ELEVATION CERTIFICATE

OMB No. 1660-0008  
Expiration Date: November 30, 2018

<b>IMPORTANT: In these spaces, copy the corresponding information from Section A.</b>			<b>FOR INSURANCE COMPANY USE</b>
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 1358 VAN BUREN STREET			Policy Number:
City HOLLYWOOD	State Florida	ZIP Code 33019	Company NAIC Number

## SECTION C – BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on: ☐ Construction Drawings\* ☐ Building Under Construction\* ☒ Finished Construction

\*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations – Zones A1–A30, AE, AH, A (with BFE), VE, V1–V30, V (with BFE), AR, AR/A, AR/AE, AR/A1–A30, AR/AH, AR/AO. Complete Items C2.a–h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: CITY OF HOLLYWOOD BENCHMARK Vertical Datum: NAVD 1988

Indicate elevation datum used for the elevations in items a) through h) below.

☐ NGVD 1929 ☒ NAVD 1988 ☐ Other/Source: \_\_\_\_\_

Datum used for building elevations must be the same as that used for the BFE.

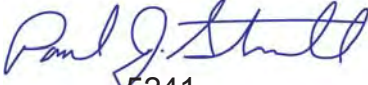
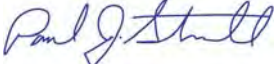
Check the measurement used.

a) Top of bottom floor (including basement, crawlspace, or enclosure floor)	<u>4. 3</u>	<input checked="" type="checkbox"/> feet <input type="checkbox"/> meters
b) Top of the next higher floor	<u>NA.</u>	<input type="checkbox"/> feet <input type="checkbox"/> meters
c) Bottom of the lowest horizontal structural member (V Zones only)	<u>NA.</u>	<input type="checkbox"/> feet <input type="checkbox"/> meters
d) Attached garage (top of slab)	<u>3. 1</u>	<input checked="" type="checkbox"/> feet <input type="checkbox"/> meters
e) Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments)	<u>3. 3</u>	<input checked="" type="checkbox"/> feet <input type="checkbox"/> meters
f) Lowest adjacent (finished) grade next to building (LAG)	<u>2. 7</u>	<input checked="" type="checkbox"/> feet <input type="checkbox"/> meters
g) Highest adjacent (finished) grade next to building (HAG)	<u>3. 1</u>	<input checked="" type="checkbox"/> feet <input type="checkbox"/> meters
h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support	<u>NA.</u>	<input type="checkbox"/> feet <input type="checkbox"/> meters

## SECTION D – SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor? ☒ Yes ☐ No ☐ Check here if attachments.

Certifier's Name PAUL J. STOWELL		License Number 5241	 5241 12/11/18
Title PROFESSIONAL SURVEYOR			
Company Name ATLANTIC COAST SURVEYING, INC.			
Address 6129 STIRLING ROAD STE. 2			
City DAVIE	State Florida	ZIP Code 33314	
Signature 	Date 12/11/18	Telephone (954) 587-2100	

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)

C2.e) Machinery is A/C on exterior concrete pad.

JOB# 41638. Flood determination is based solely on F.I.R.M. provided by F.E.M.A. No research was done in regards to L.O.M.R./L.O.M.A documents. We do not accept responsibility for insurance premiums based on Elevation Certificates. A5 Obtained by hand held GPS unit.

# ELEVATION CERTIFICATE

OMB No. 1660-0008  
Expiration Date: November 30, 2018

<b>IMPORTANT: In these spaces, copy the corresponding information from Section A.</b>			<b>FOR INSURANCE COMPANY USE</b>
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 1358 VAN BUREN STREET			Policy Number:
City HOLLYWOOD	State Florida	ZIP Code 33019	Company NAIC Number

## SECTION E – BUILDING ELEVATION INFORMATION (SURVEY NOT REQUIRED) FOR ZONE AO AND ZONE A (WITHOUT BFE)

For Zones AO and A (without BFE), complete Items E1–E5. If the Certificate is intended to support a LOMA or LOMR-F request, complete Sections A, B, and C. For Items E1–E4, use natural grade, if available. Check the measurement used. In Puerto Rico only, enter meters.

- E1. Provide elevation information for the following and check the appropriate boxes to show whether the elevation is above or below the highest adjacent grade (HAG) and the lowest adjacent grade (LAG).
- a) Top of bottom floor (including basement, crawlspace, or enclosure) is \_\_\_\_\_ . \_\_\_\_\_ ☐ feet ☐ meters ☐ above or ☐ below the HAG.
- b) Top of bottom floor (including basement, crawlspace, or enclosure) is \_\_\_\_\_ . \_\_\_\_\_ ☐ feet ☐ meters ☐ above or ☐ below the LAG.
- E2. For Building Diagrams 6–9 with permanent flood openings provided in Section A Items 8 and/or 9 (see pages 1–2 of Instructions), the next higher floor (elevation C2.b in the diagrams) of the building is \_\_\_\_\_ . \_\_\_\_\_ ☐ feet ☐ meters ☐ above or ☐ below the HAG.
- E3. Attached garage (top of slab) is \_\_\_\_\_ . \_\_\_\_\_ ☐ feet ☐ meters ☐ above or ☐ below the HAG.
- E4. Top of platform of machinery and/or equipment servicing the building is \_\_\_\_\_ . \_\_\_\_\_ ☐ feet ☐ meters ☐ above or ☐ below the HAG.
- E5. Zone AO only: If no flood depth number is available, is the top of the bottom floor elevated in accordance with the community's floodplain management ordinance? ☐ Yes ☐ No ☐ Unknown. The local official must certify this information in Section G.

## SECTION F – PROPERTY OWNER (OR OWNER'S REPRESENTATIVE) CERTIFICATION

The property owner or owner's authorized representative who completes Sections A, B, and E for Zone A (without a FEMA-issued or community-issued BFE) or Zone AO must sign here. The statements in Sections A, B, and E are correct to the best of my knowledge.

Property Owner or Owner's Authorized Representative's Name

Address City State ZIP Code

Signature Date Telephone

Comments

☐ Check here if attachments.

# ELEVATION CERTIFICATE

OMB No. 1660-0008  
Expiration Date: November 30, 2018

<b>IMPORTANT: In these spaces, copy the corresponding information from Section A.</b>			<b>FOR INSURANCE COMPANY USE</b>
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 1358 VAN BUREN STREET			Policy Number:
City HOLLYWOOD	State Florida	ZIP Code 33019	Company NAIC Number

## SECTION G – COMMUNITY INFORMATION (OPTIONAL)

The local official who is authorized by law or ordinance to administer the community's floodplain management ordinance can complete Sections A, B, C (or E), and G of this Elevation Certificate. Complete the applicable item(s) and sign below. Check the measurement used in Items G8–G10. In Puerto Rico only, enter meters.

- G1. ☐ The information in Section C was taken from other documentation that has been signed and sealed by a licensed surveyor, engineer, or architect who is authorized by law to certify elevation information. (Indicate the source and date of the elevation data in the Comments area below.)
- G2. ☐ A community official completed Section E for a building located in Zone A (without a FEMA-issued or community-issued BFE) or Zone AO.
- G3. ☐ The following information (Items G4–G10) is provided for community floodplain management purposes.

G4. Permit Number	G5. Date Permit Issued	G6. Date Certificate of Compliance/Occupancy Issued
-------------------	------------------------	---

- G7. This permit has been issued for: ☐ New Construction ☐ Substantial Improvement
- G8. Elevation of as-built lowest floor (including basement) of the building: \_\_\_\_\_ ☐ feet ☐ meters Datum \_\_\_\_\_
- G9. BFE or (in Zone AO) depth of flooding at the building site: \_\_\_\_\_ ☐ feet ☐ meters Datum \_\_\_\_\_
- G10. Community's design flood elevation: \_\_\_\_\_ ☐ feet ☐ meters Datum \_\_\_\_\_

Local Official's Name	Title
Community Name	Telephone
Signature	Date

Comments (including type of equipment and location, per C2(e), if applicable)

☐ Check here if attachments.

**BUILDING PHOTOGRAPHS**

See Instructions for Item A6.

OMB No. 1660-0008

Expiration Date: November 30, 2018

**ELEVATION CERTIFICATE****IMPORTANT: In these spaces, copy the corresponding information from Section A.****FOR INSURANCE COMPANY USE**Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.  
1358 VAN BUREN STREET

Policy Number:

City  
HOLLYWOODState  
FloridaZIP Code  
33019

Company NAIC Number

If using the Elevation Certificate to obtain NFIP flood insurance, affix at least 2 building photographs below according to the instructions for Item A6. Identify all photographs with date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8. If submitting more photographs than will fit on this page, use the Continuation Page.



Photo One

Photo One Caption 12/11/18 D&amp;PM. SM



Photo Two

Photo Two Caption 12/11/18 SIDE VIEW

# ELEVATION CERTIFICATE

## BUILDING PHOTOGRAPHS

Continuation Page

OMB No. 1660-0008

Expiration Date: November 30, 2018

**IMPORTANT: In these spaces, copy the corresponding information from Section A.**

**FOR INSURANCE COMPANY USE**

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.  
1358 VAN BUREN STREET

Policy Number:

City  
HOLLYWOOD

State  
Florida

ZIP Code  
33019

Company NAIC Number

If submitting more photographs than will fit on the preceding page, affix the additional photographs below. Identify all photographs with: date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8.



Photo One

Photo One Caption 12/11/18 REAR VIEW

Photo Two

Photo Two Caption

## Legal Description

LOT 29 AND LOT 30 , BLOCK 6 , HOLLYWOOD LAKES SECTION , ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1 , PAGE 32 OF THE PUBLIC RECORDS OF BROWARD COUNTY , FLORIDA .

## Project Information

Additions and Improvements to an existing 1-story, 3 bedroom, 3 bathroom, single family residence:

Existing S.F. = 2,377 s.f. (under AC)  
287 s.f. (garage + laundry)  
2,664 s.f. (existing total)

Addition - covered entry = 96 s.f.  
Addition - 1-story (master bedroom + hall) = 761 s.f.  
Convert portion of existing garage + laundry = 120 s.f.  
Improvements – new paint, roofing, impact windows, driveway, walkway, landscaping

Proposed S.F. = 3,258 s.f. (under AC)  
167 s.f. (garage + laundry)  
3,521 s.f. (proposed total w/ garage + laundry & covered entry)

## Variance Request

We are requesting a variance for a 1-Story addition with a SIDE INTERIOR SETBACK of 10'

The required side setback for this property is: "The sum of the side yard setbacks shall be at least 25% of the lot width with no yard less than 7.5'". Since the lot is on a corner, the SIDE FACING STREET SETBACK is required to be a minimum of 15'. This property has a width of 100'. As a result, 25% of 100' = 25', minus 15' (SIDE FACING STREET minimum) = 10' minimum SIDE INTERIOR SETBACK

This property has an existing non-conforming garage with a SIDE FACING STREET SETBACK of 7.8'. It protrudes from the main house which has a SIDE FACING STREET SETBACK of 18.1'.

If the existing non-conforming garage was built at the required SIDE FACING STREET SETBACK of 15', then the SIDE INTERIOR SETBACK would be a minimum 10', which is the location of the proposed 1-story addition

Additionally, there is an existing POOL which obstructs available buildable area.

## Variance Criteria

**A.** That the requested Variance maintains the basic intent and purpose of the subject regulations including the Historic District Regulations, Design Guidelines for Historic Properties and Districts and Resolutions, particularly as it affects the stability and appearance of the city

This variance does not affect the stability and appearance of the city. The addition is located 53'-10" towards the rear of the property, and matches the proportions and materiality of the existing 1-story structure. The addition will look and feel as if it was original to the house. The proposed project maintains the basic intent and purpose of the Historic District.

**B.** That the requested Variance is otherwise compatible with the surrounding land uses and would not be detrimental to the community

This variance is compatible with the surrounding land uses. This property and the surrounding properties all have the same land use - single family. The addition will not change the land use and therefore remains compatible and would not be detrimental to the community.

**C.** That the requested Variance is consistent with and in furtherance of the Goals, Objectives and Policies of the adopted Comprehensive Plan, as amended from time to time, the applicable Neighborhood Plan and all other similar plans adopted by the city

The purpose of the proposed project is to provide a new formal entrance, increase the size of an existing small kitchen and provide a larger master bedroom with upgrades appropriate to the property owner's needs. The current master bedroom will become a den. The home will also have new impact windows, new roofing, new paint, and site / landscape upgrades. As a result, this will increase the value and appearance of this property, which will increase the value of the surrounding properties, which will benefit the neighborhood and City.

**D.** That the need for the requested Variance is not economically based or self-imposed

The requested variance is not economically based or self-imposed. It is due to an existing non-conforming side facing street setback of 7.8'. This occurs on the opposite side of the property. It is an existing (and original) condition of this property.

**E.** That the variance is necessary to comply with State or Federal Law and is the minimum Variance necessary to comply with the applicable law. These items are considered according to quasi-judicial procedures.

Not applicable

# Certificate of Appropriateness for Design

## Criteria 1: INTEGRITY OF LOCATION

This project is located in the Hollywood Lakes neighborhood. Based on the Broward County Property Appraisers website it was constructed in 1946. The location of the proposed addition is based on an analysis of the site, existing structure(s) and setback requirements, which gives us the allowable buildable area. This, along with an existing pool left us with (2) potential locations for a 1-story addition – along the street towards the rear or along the side towards the rear. We felt it was most appropriate to locate the addition along the side towards the rear to have the least impact on the existing (original) house and neighborhood. The proposed work maintains consistent spacing and setbacks with the adjacent properties – and complies with previous requirements and height regulations

## Criteria 2: DESIGN

The design direction for this project was to provide the owner with a new formal entrance, increase the size of an existing small kitchen and provide a larger master bedroom with upgrades appropriate to the property owner's needs. The existing house has an uncovered front door. The proposed new entry will provide the owners protection from the elements while enhancing the home's presence to the neighborhood. The 1-story master bedroom addition matches the proportions and materiality of the existing 1-story structure. The addition will look and feel as if it was original to the house. New roofing, impact windows, paint, driveway, walkways, landscaping and lighting will tie it all together and give this property the update and upgrade it has needed.

## Criteria 3: SETTING

The proposed improvements to this property take setting into account while providing a functional solution. The intent is to have minimal impact on the neighborhood while improving the entry and providing a larger and more functional master bedroom. The 1-story addition is located 53'-10" from the front property line along a heavily landscaped interior side of the property. Landscaping will further screen the addition from the street. The addition will look and feel as if it was always there. This project's proposed improvements are compatible and consistent with the district and surrounding homes.

## Criteria 4: MATERIALS

The materials for the additions to the house will be smooth stucco (to match existing), impact windows and a flat concrete tile roof on a new gabled entry and hip / flat roofed 1-story master bedroom addition. The existing roof is a combination of flat concrete tile on both gable and hip roofs. The existing overhang is curved, connecting the wall to the roofs' drip edge. The existing decorative entry wall is stucco, brick and metal railing. These materials and details will be matched throughout the addition(s). There will be a new brick paver driveway and paver walkway to the entry. The structure of the landscaping will remain the same with new tropical groundcover / shrubs. This is consistent with the materials and quality of materials throughout the historic district

## Criteria 5: WORKMANSHIP

Materials and details will be matched throughout the addition(s). Repairs to the existing structure will be made as necessary. All new construction and improvements will be of the highest quality and level of workmanship in order to maintain the integrity of the original structure

## Criteria 6: ASSOCIATION

According to the Broward County Property Appraisers website, this house was originally constructed in 1946. There are no microfilms or records of any significant additions or modifications. The massing and scale of the proposed additions are consistent and compatible with the neighboring properties and throughout the Historic District. This project will only increase the value and Association of this property with the Historic District.

Permit # \_\_\_\_\_

Date: \_\_\_\_\_

## LOT COVERAGE INFORMATION

If you are the applicant for a building permit for a SINGLE FAMILY RESIDENCE, please be aware that the following information is needed in order to process your request for any additions or accessory structures, including pools, decks, and the like:

- 100' X 134.5'
1. = 13,450 S.F. SQUARE FEET OF YOUR LOT (length x width)
  2. 2,664 S.F. SQUARE FEET OF YOUR HOUSE
  3. 1,939 S.F. SQUARE FEET OF ALL EXISTING IMPERVIOUS SURFACES (e.g. Driveways, walkways, decks, pools, storage sheds, etc.)
  4. 761 + 96 = 857 S.F. SQUARE FEET OF THE ADDITION, AND OR...
  5. 1,607 - 180 = 1,427 S.F. SQUARE FEET OF THE PROPOSED ACCESSORY STRUCTURES, DRIVEWAYS, PAVEMENT, DECKS, ETC.
  6. 6,887 S.F. TOTAL SQUARE FEET OF THE IMPERVIOUS AREA ON YOUR LOT (Add Nos. 2 + 3+ 4+ 5)...
  7. 51.2% IMPERVIOUS PERCENTAGE OF IMPERVIOUS LOT  
= 48.8% PERVIOUS COVERAGE (Divide No.6 by No. 1)

20% OF THE FRONT YARD MUST BE PERVIOUS

FRONT YARD = 100' X 25' = 2,500 S.F.

2500 S.F. X (.2) = PROVIDE MINIMUM 500 S.F. PERVIOUS DRIVEWAY IN "FRONT YARD" = 1,088 S.F.

1,088 / 2,500 = 43.5% IMPERVIOUS FRONT YARD

1,412 / 2,500 = 56.5% PERVIOUS FRONT YARD

# HISTORIC PRESERVATION BOARD

SUBMITTED2.28.19

HEARING4.30.19

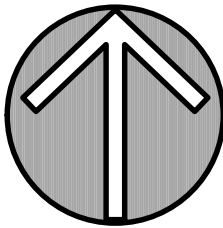
5000 NORTH 31st COURT  
HOLLYWOOD, FL 33021

P/F 954.894.6624 AR#0017757  
DEAN@DKARCHITECT.NET

DEAN KOTZEN

architect

## LOCATION OF HOUSE



## LOCATION MAP

ADDITIONS + RENOVATIONS TO:

# DELMAY RESIDENCE

1358 VAN BUREN STREET

HOLLYWOOD FLORIDA 33019

## SHEET INDEX

PHOTO-1	COLOR PHOTOGRAPHS - AERIALS
PHOTO-2	COLOR PHOTOGRAPHS - SURROUNDING CONTEXT
PHOTO-3	COLOR PHOTOGRAPHS - 1134 JEFFERSON STREET
PHOTO-4	STREET PROFILE
PHOTO-5	STREET PROFILE
AS-1	EXISTING & PROPOSED SITE & ROOF PLAN
AS-2	SITE PLAN DIMENSIONS & DATA
A-1	EXISTING & PROPOSED FLOOR PLANS
A-2	EXISTING & PROPOSED EXTERIOR ELEVATIONS
A-3	COLOR RENDERING & MATERIALS
LA-1	LANDSCAPE PLAN
LA-2	EXISTING TREE INFORMATION
LA-3	LANDSCAPE DETAILS & SPECIFICATIONS

## PROJECT DATA

FOLIO NUMBER:

514214011280

LEGAL DESCRIPTION

LOT 29 AND 30, BLOCK 6, HOLLYWOOD LAKES SECTION, ACCORDING TO THE PLAT THEROF AS RECORDED IN PLAT BOOK 1, PAGE 32 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

ZONING CLASSIFICATION

RS-6

LAND USE

LOW RESIDENTIAL (LRES)

HISTORIC DESIGNATION

HMPRL0D-1

SITE SQUARE FOOTAGE

13,450 S.F.

REQUESTED VARIANCE

VARIANCE DUE TO AN EXISTING NON-CONFORMING SIDE FACING STREET SETBACK OF 7.8'. THE MINIMUM SIDE FACING STREET SETBACK IS 15'. TOTAL REQUIRED SIDE SETBACK IS 25% OF THE LOT WIDTH (25% OF 100' = 25') PROVIDED SIDE SETBACK @ THE PROPOSED 1-STORY ADDITION IS 10'. ADDITIONALLY AN EXISTING POOL OBSTRUCTS AVAILABLE BUILDABLE AREA. DUE TO THIS PROPERTY BEING LOCATED IN THE "HISTORIC DISTRICT", THIS VARIANCE IS COUPLED WITH A REQUEST FOR A CERTIFICATE OF APPROPRIATENESS FOR DESIGN. HAD THE HOME BEEN LOCATED OUTSIDE OF THE HISTORIC DISTRICT, OR THE PROPOSED ADDITIONS DID NOT REQUIRE A CERTIFICATE OF APPROPRIATENESS FOR DESIGN, ONLY AN ADMINISTRATIVE VARIANCE WOULD HAVE BEEN REQUIRED

SETBACKS	FRONT	SIDE	REAR
REQUIRED	25'	25% LOT WIDTH, MIN 7.5', MAX 50' 15' SIDE STREET	15% LOT DEPTH, MIN 15' MAX 50'
		25% OF 100' = 25'	15% OF 134.5' = 20.175'
EXISTING	30'	STREET	INTERIOR
		7.8'	27'
PROVIDED @ ENTRY ADDITION	25'-2"	31'-9"	59'-1"
PROVIDED @ MASTER ADDITION	53'-10"	-	10'
			43'-7"

BUILDING HEIGHT	
ALLOWABLE	30' , NOT TO EXCEED 2 STORIES
EXISTING	14' , 1 STORY
PROVIDED @ ADDITION	12'-7" @ 1-STORY ADDITION 10'-6" @ COVERED ENTRY ADDITION

SQ. FOOTAGE		GROUND
EXISTING	UNDER A/C	2,377 S.F.
	GARAGE + LAUNDRY	287 S.F.
TOTAL (W/ GARAGE + LAUNDRY)		2,664 S.F.

SQ. FOOTAGE		GROUND
ADDITION	COVERED ENTRY	96 S.F.
	MASTER SUITE + HALL	761 S.F.
CONVERT	PORTION OF GARAGE	120 S.F.

TOTAL ADDITIONS A/C	881 S.F.
NEW TOTAL A/C	3,258 S.F.
NEW TOTAL (W/ GARAGE & COVERED ENTRY)	3,521 S.F.

FLOOD ZONE: AE

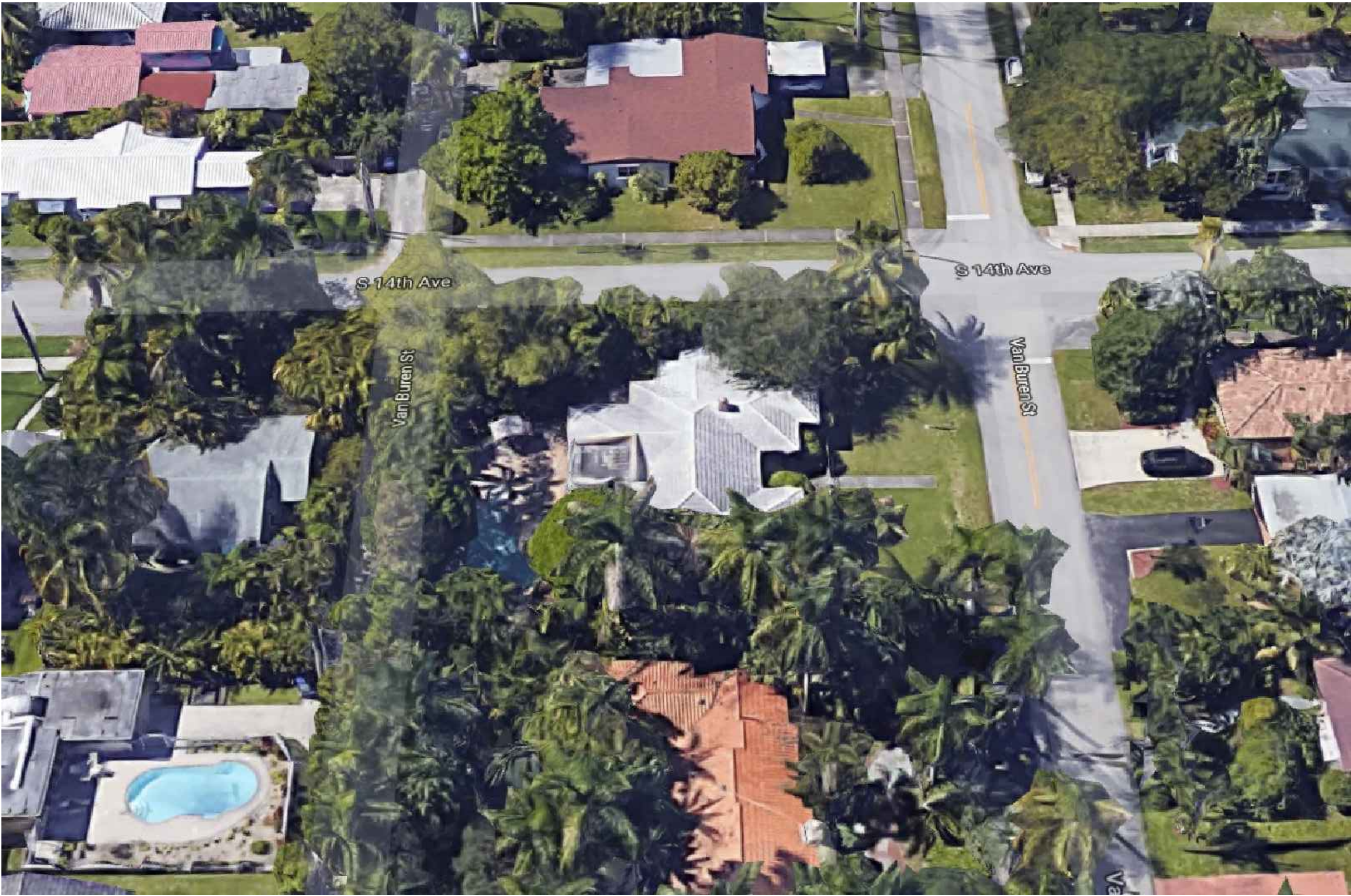
BASE FLOOD ELEVATION +6.0' N.A.V.D.

BASED ON SURVEY & ELEVATION CERTIFICATE BY

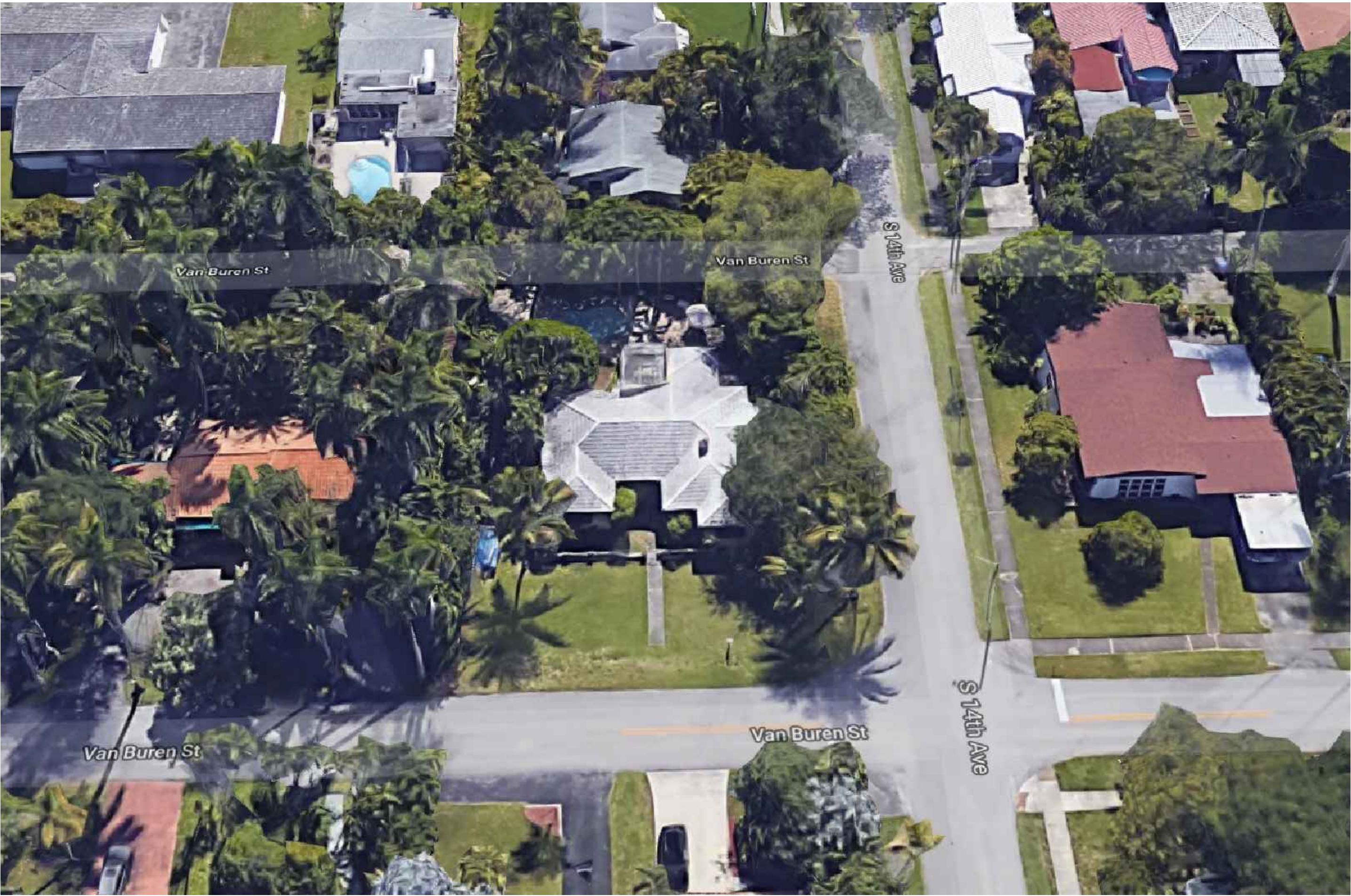
ATLANTIC COAST SURVEYING, INC - DATED 12-11-18

GROUND F.F.E.	
EXISTING	0'-0" = 4.3' NAVD
PROVIDED @ ADDITION	+0'-0" = 4.3' NAVD

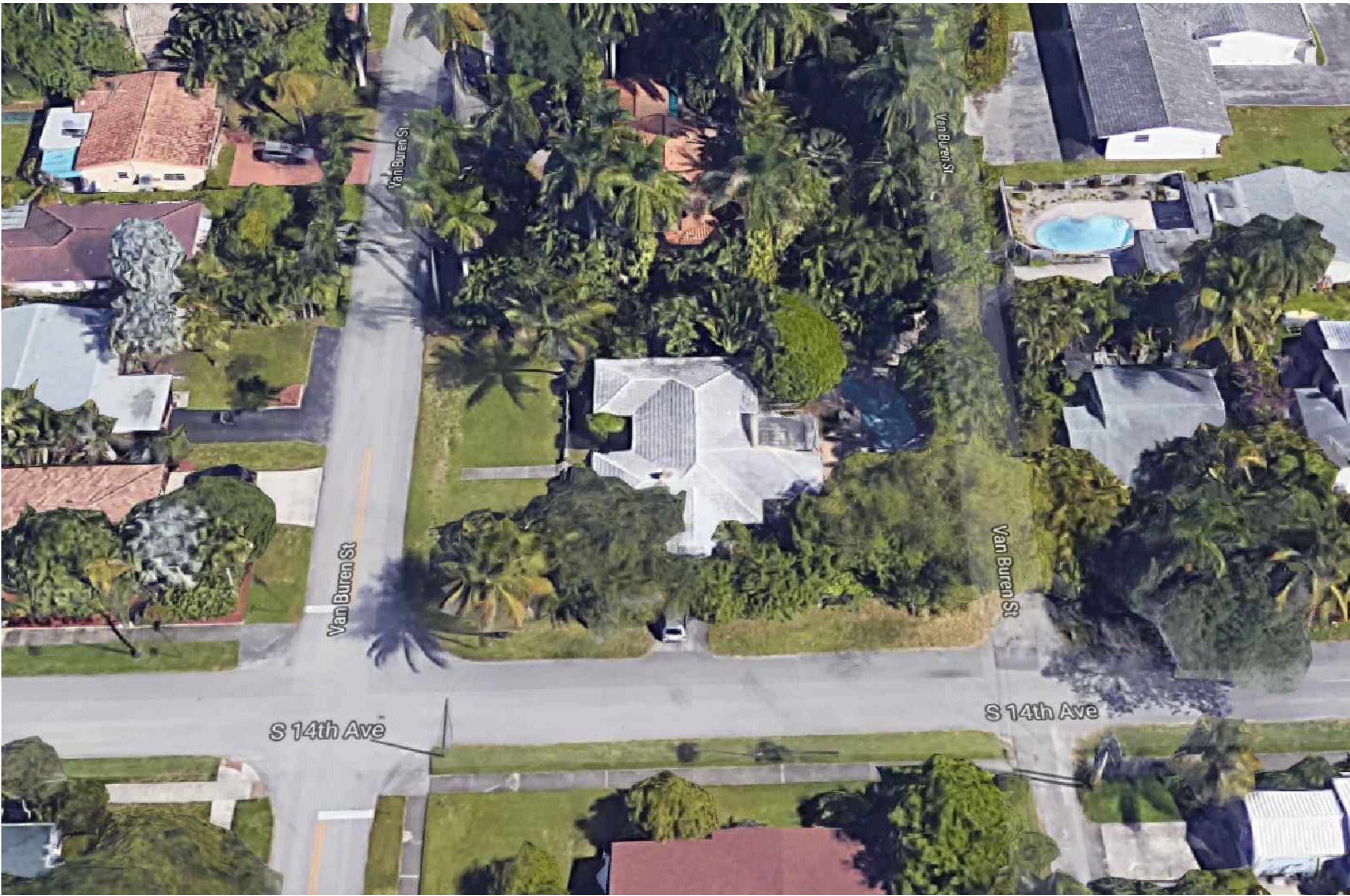
PARKING CALCULATIONS		
2 / 1ST 2000 S.F. + 1/500 S.F. ADDITIONAL W/MAX OF 5 SPACES		
REQUIRED	@ 3,258 S.F.	5 SPACES
PROVIDED	@ 8.5' X 19' / SPACE	5 SPACES



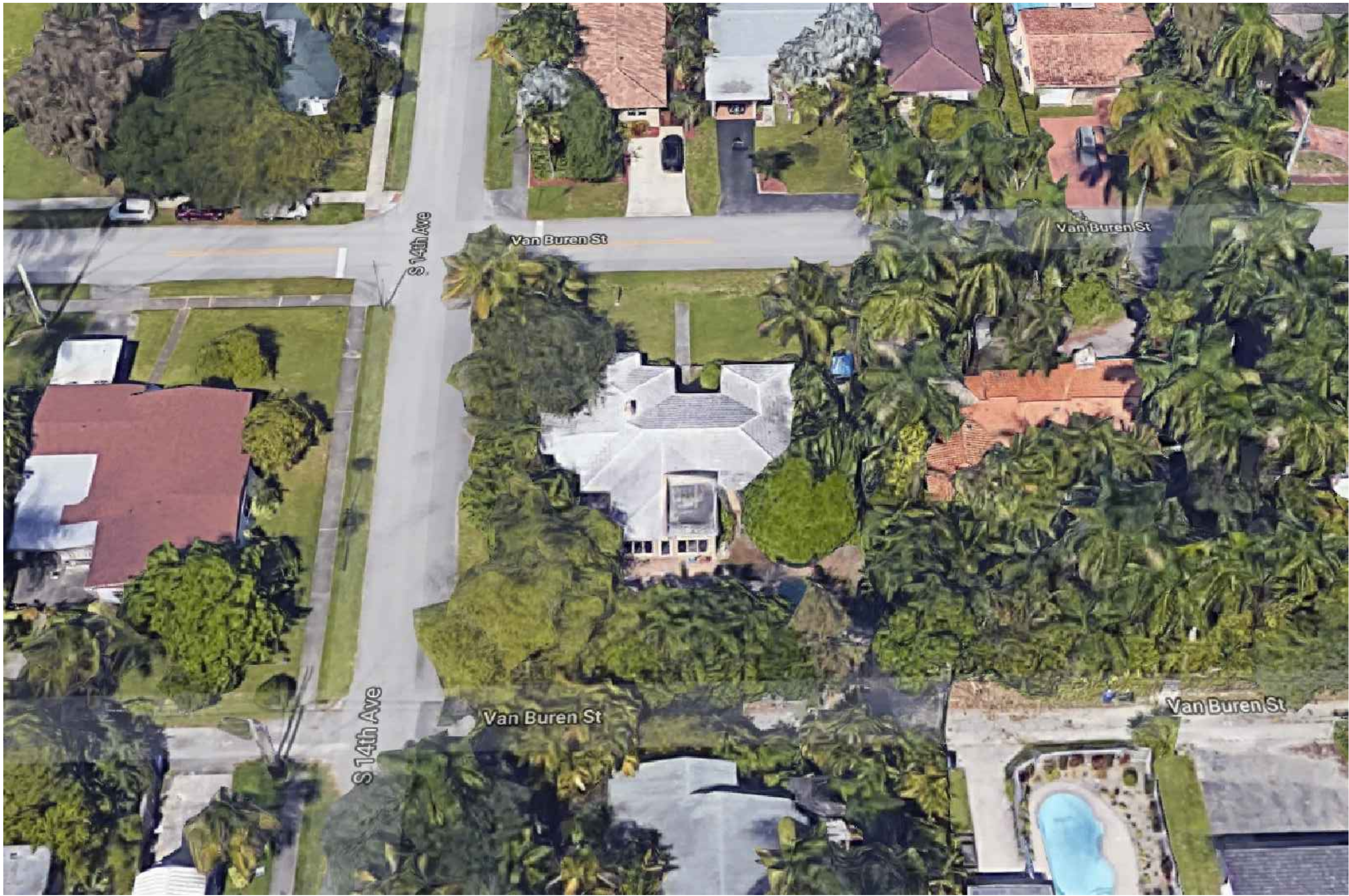
AERIAL - SIDE (EAST)



AERIAL - FRONT (NORTH)



AERIAL - SIDE STREET (WEST)



AERIAL - REAR (SOUTH)



CONTEXT MAP - 1134 JEFFERSON STREET



A - 230 SOUTH 14TH AVENUE (CORNER)



B - 219 SOUTH 14TH AVENUE (CORNER)



C - 1357 VAN BUREN STREET



D - 1353 VAN BUREN STREET



E - 1351 VAN BUREN STREET



F - 1347 VAN BUREN STREET



G - 1344 VAN BUREN STREET



H - 1348 VAN BUREN STREET



I - 1406 VAN BUREN STREET (CORNER)



J - 315 SOUTH 14TH AVENUE (ALLEY)



CONTEXT MAP - 1358 VAN BUREN STREET



DETAILS      OVERHANG      OUTDOOR FRIEPLACE      SITE WALL



1 - FRONT (NORTHEAST) CORNER



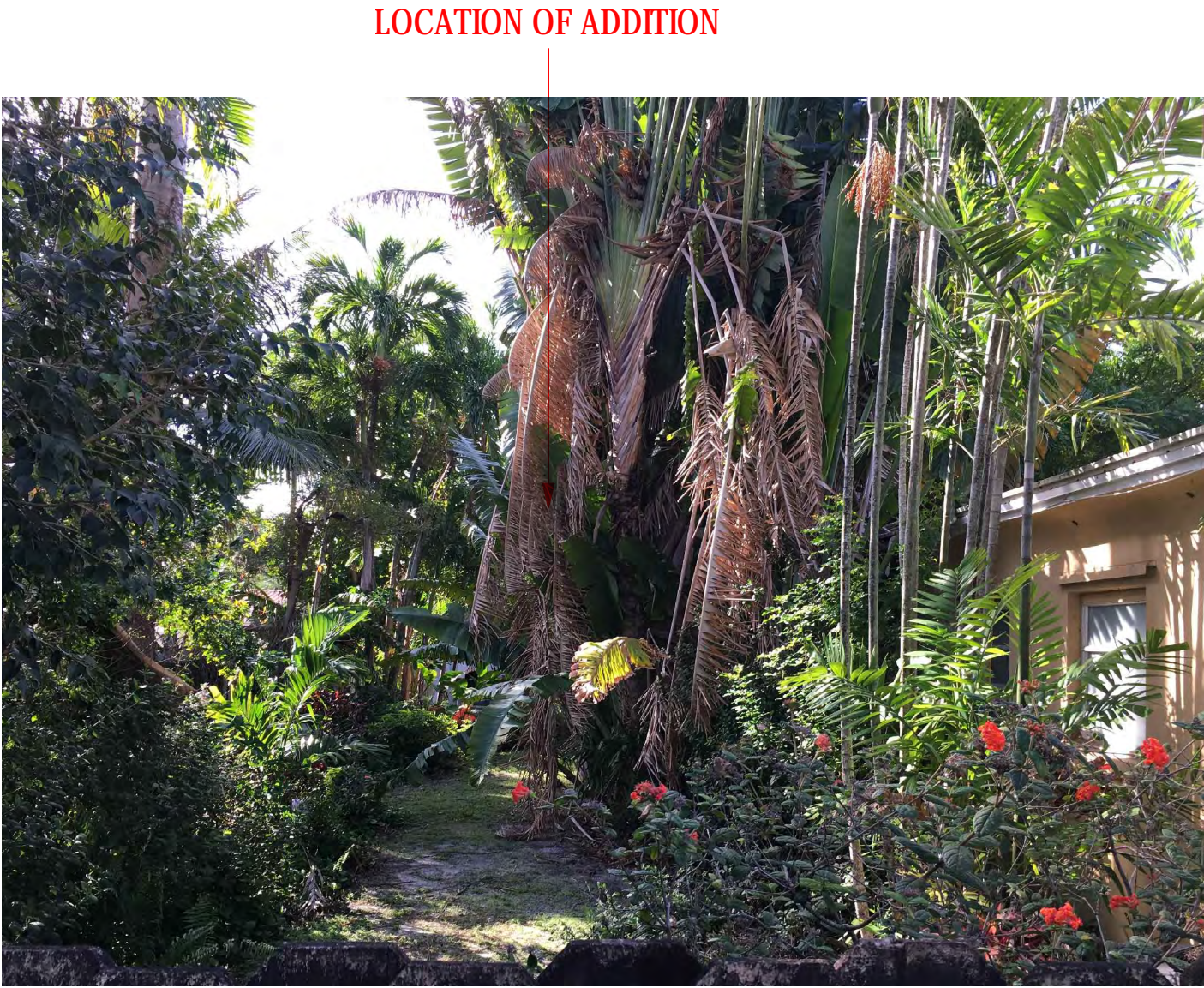
2 - FRONT (NORTH) ELEVATION



3 - FRONT (NORTHWEST) CORNER



4 - SIDE STREET (WEST) ELEVATION



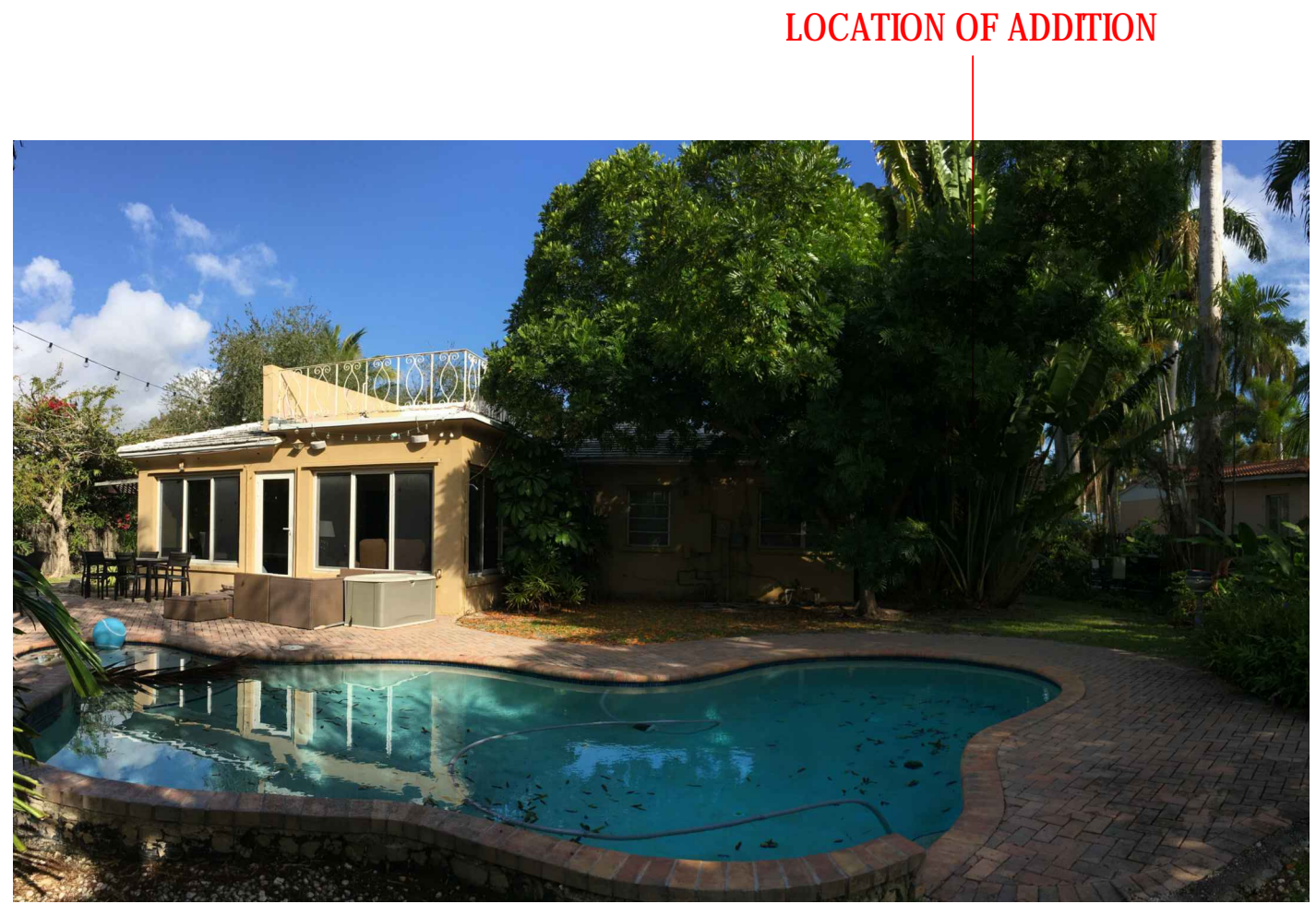
5 - SIDE (EAST) YARD



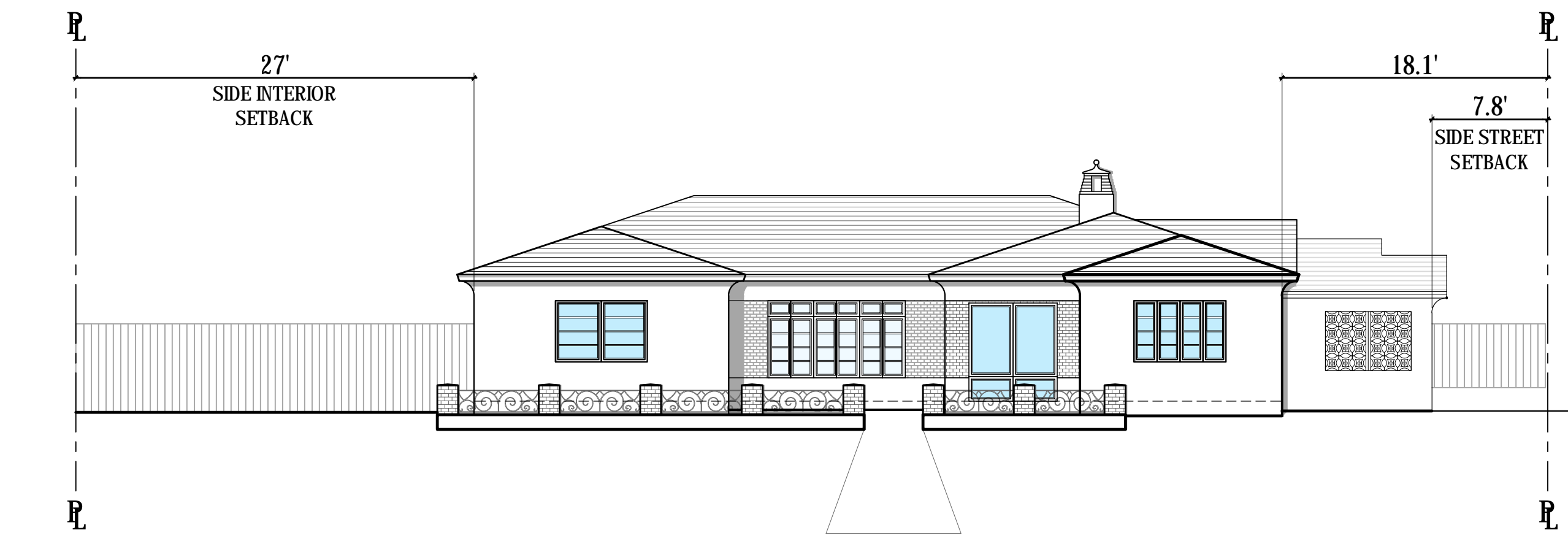
6 - SIDE (EAST) ELEVATION



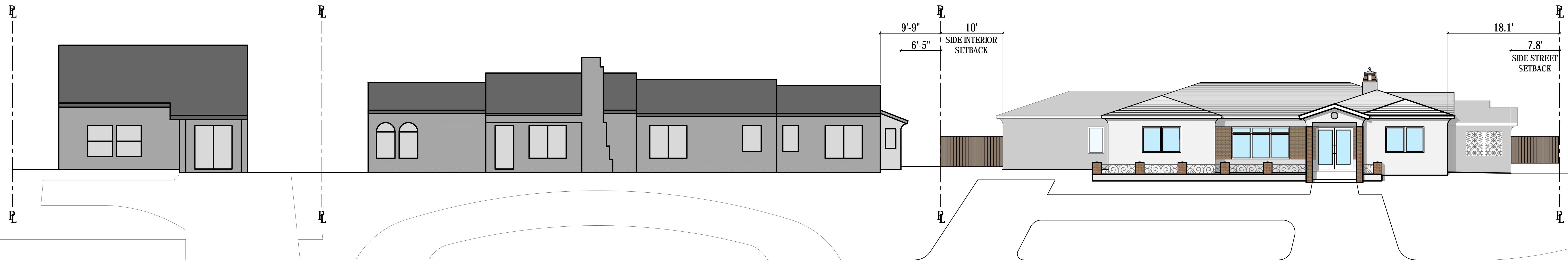
7 - REAR (SOUTHEAST) CORNER



8 - REAR (SOUTHWEST) CORNER



1358 VAN BUREN STREET (EXISTING)



1344 VAN BUREN STREET



1348 VAN BUREN STREET



1358 VAN BUREN STREET

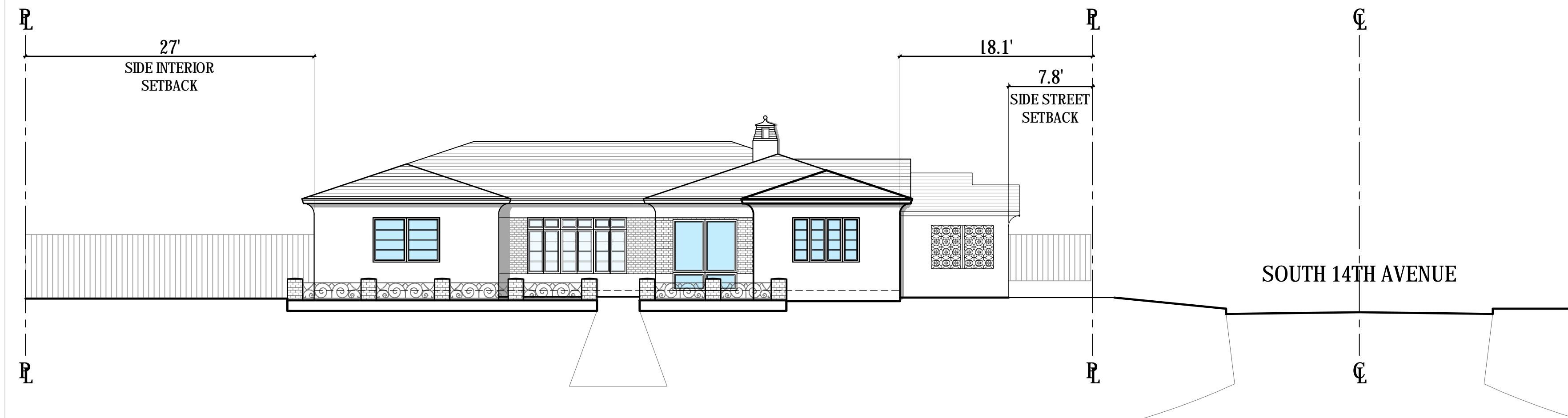
ADDITIONS + RENOVATIONS TO:  
**PRIVATE RESIDENCE**  
1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

HISTORIC PRESERVATION BOARD

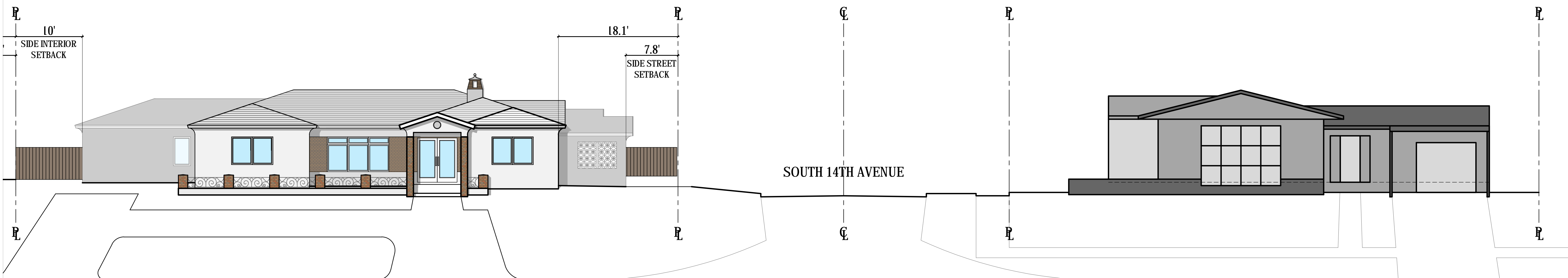
STREET  
PROFILE

SUBMITTED 2.28.19

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1358 VAN BUREN STREET (EXISTING)



1358 VAN BUREN STREET



1406 VAN BUREN STREET

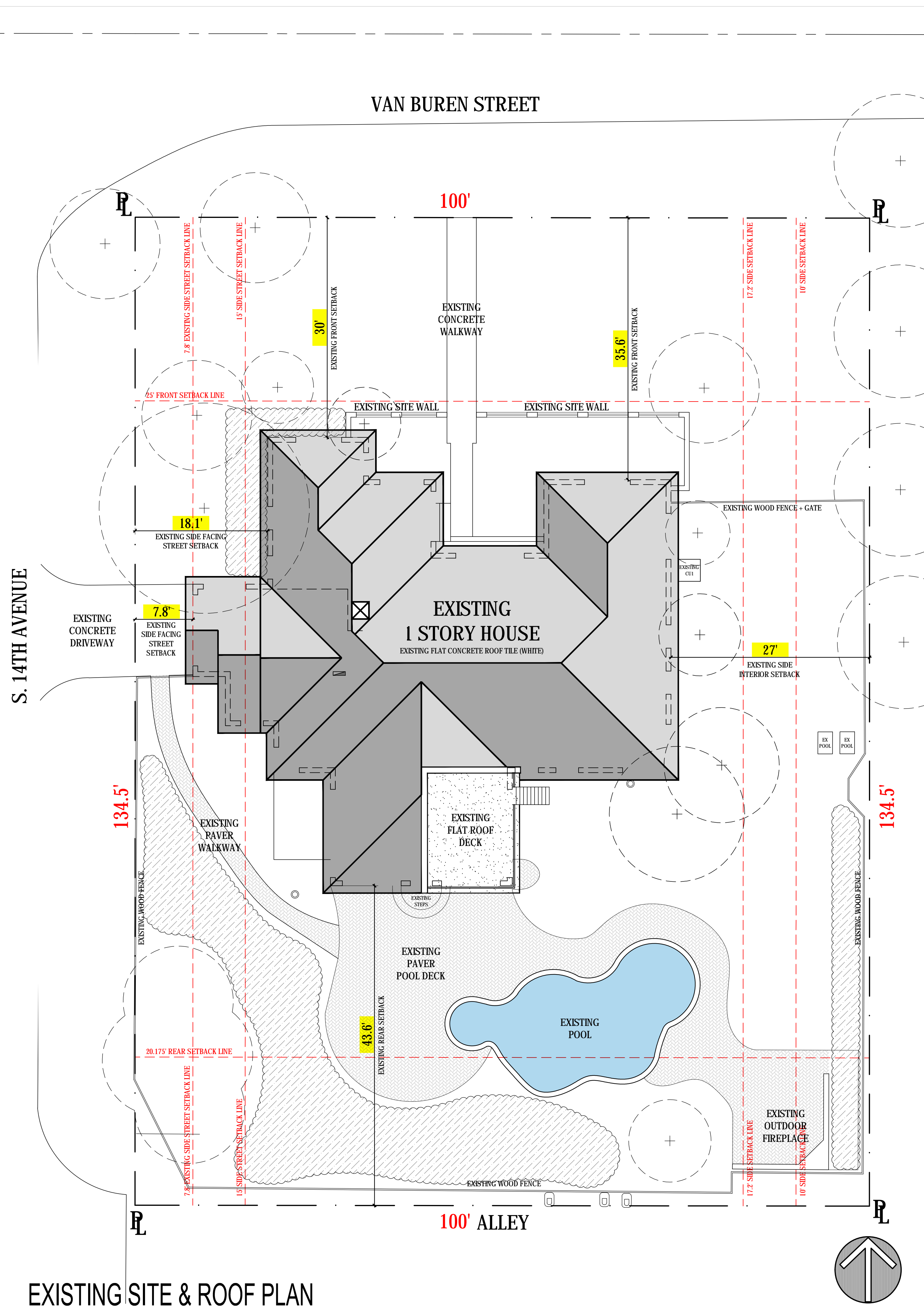
ADDITIONS + RENOVATIONS TO:  
**PRIVATE RESIDENCE**  
1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

HISTORIC PRESERVATION BOARD

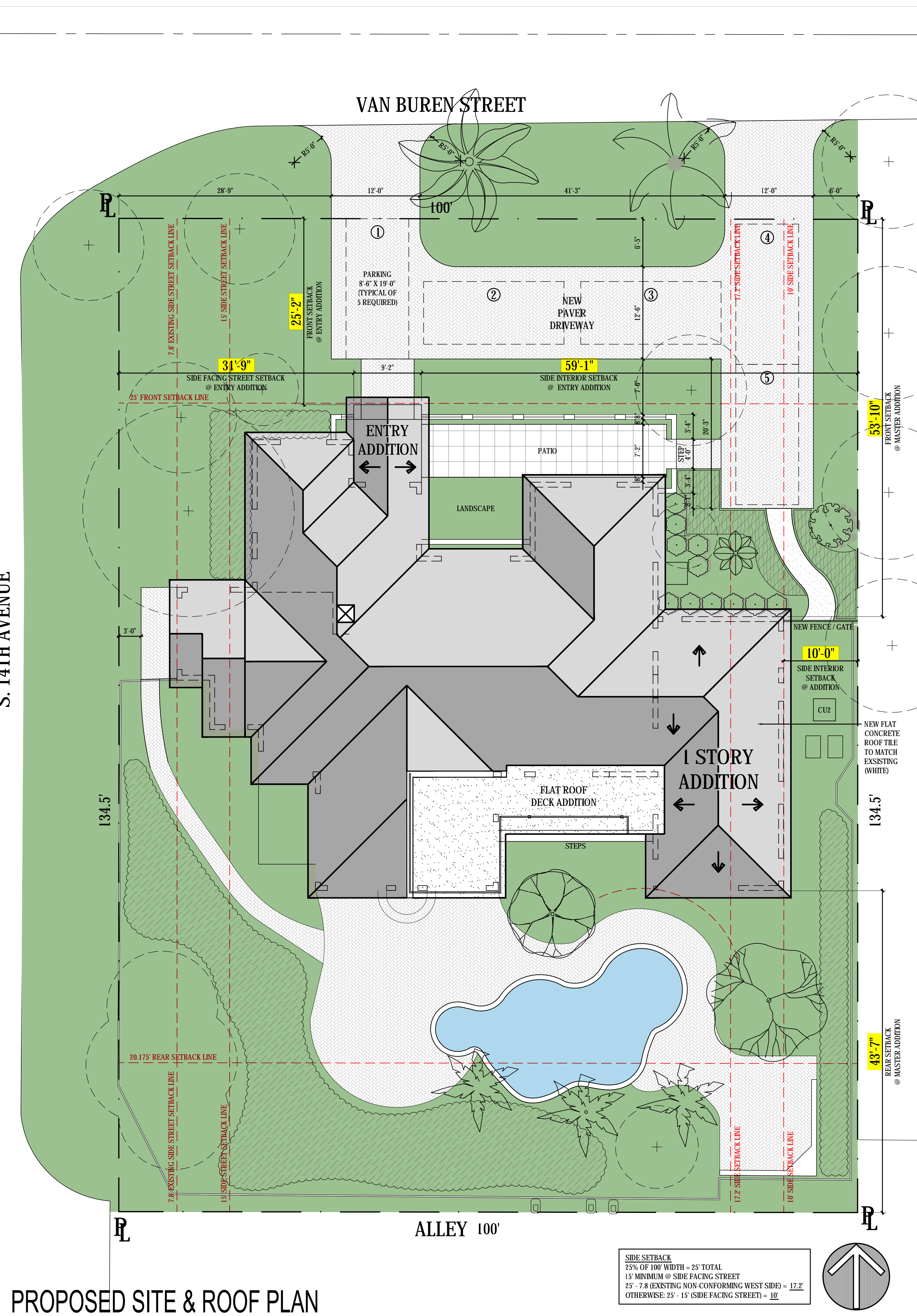
STREET  
PROFILE

SUBMITTED 2.28.19

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## PROPOSED SITE & ROOF PLAN



**ADDITIONS + RENOVATIONS TO:**

# PRIVATE RESIDENCE

1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

HISTORIC PRESERVATION BOARD

### EXISTING/ PROPOSED SITE & ROOF PLAN

SUBMITTED	2.28.19
REVISION 1	4.1.19

AS-1

PROJECT DATA

FOLIO NUMBER: 514214011280

LEGAL DESCRIPTION  
LOT 29 AND 30, BLOCK 6, HOLLYWOOD LAKES SECTION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 32 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

ZONING CLASSIFICATION RS-6  
LAND USE LOW RESIDENTIAL (LRES)  
HISTORIC DESIGNATION HMPRIOD-1  
SITE SQUARE FOOTAGE 13,450 S.F.

REQUESTED VARIANCE  
VARIANCE DUE TO AN EXISTING NON-CONFORMING SIDE FACING STREET SETBACK OF 7.8'. THE MINIMUM SIDE FACING STREET SETBACK IS 15'. TOTAL REQUIRED SIDE SETBACK IS 25% OF THE LOT WIDTH (25% OF 100' = 25') PROVIDED SIDE SETBACK @ THE PROPOSED 1-STORY ADDITION IS 10'.  
ADDITIONALLY AN EXISTING POOL OBSTRUCTS AVAILABLE BUILDABLE AREA. DUE TO THIS PROPERTY BEING LOCATED IN THE 'HISTORIC DISTRICT', THIS VARIANCE IS COUPLED WITH A REQUEST FOR A CERTIFICATE OF APPROPRIATENESS FOR DESIGN. HAD THE HOME BEEN LOCATED OUTSIDE OF THE HISTORIC DISTRICT, OR THE PROPOSED ADDITIONS DID NOT REQUIRE A CERTIFICATE OF APPROPRIATENESS FOR DESIGN, ONLY AN ADMINISTRATIVE VARIANCE WOULD HAVE BEEN REQUIRED

SETBACKS	FRONT	SIDE	REAR
REQUIRED	25'	25% LOT WIDTH, MIN 7.5', MAX 50' 15' SIDE STREET	15% LOT DEPTH, MIN 15' MAX 50'
		25% OF 100' = 25'	15% OF 134.5' = 20.175'
EXISTING	30'	STREET 7.8'	INTERIOR 27'
PROVIDED @ ENTRY ADDITION	25'-2"	31'-9"	59'-1"
PROVIDED @ MASTER ADDITION	53'-10"	-	10'

BUILDING HT	
ALLOWABLE	30' , NOT TO EXCEED 2 STORIES
EXISTING	14' , 1 STORY
PROVIDED @ ADDITION	12'-7" @ 1-STORY ADDITION 10'-6" @ COVERED ENTRY ADDITION

SQ. FOOTAGE	GROUND
EXISTING UNDER A/C	2,377 S.F.
GARAGE + LAUNDRY	287 S.F.
TOTAL	2,664 S.F.

TOTAL EXISTING A/C	2,377 S.F.
TOTAL EXISTING	2,664 S.F.

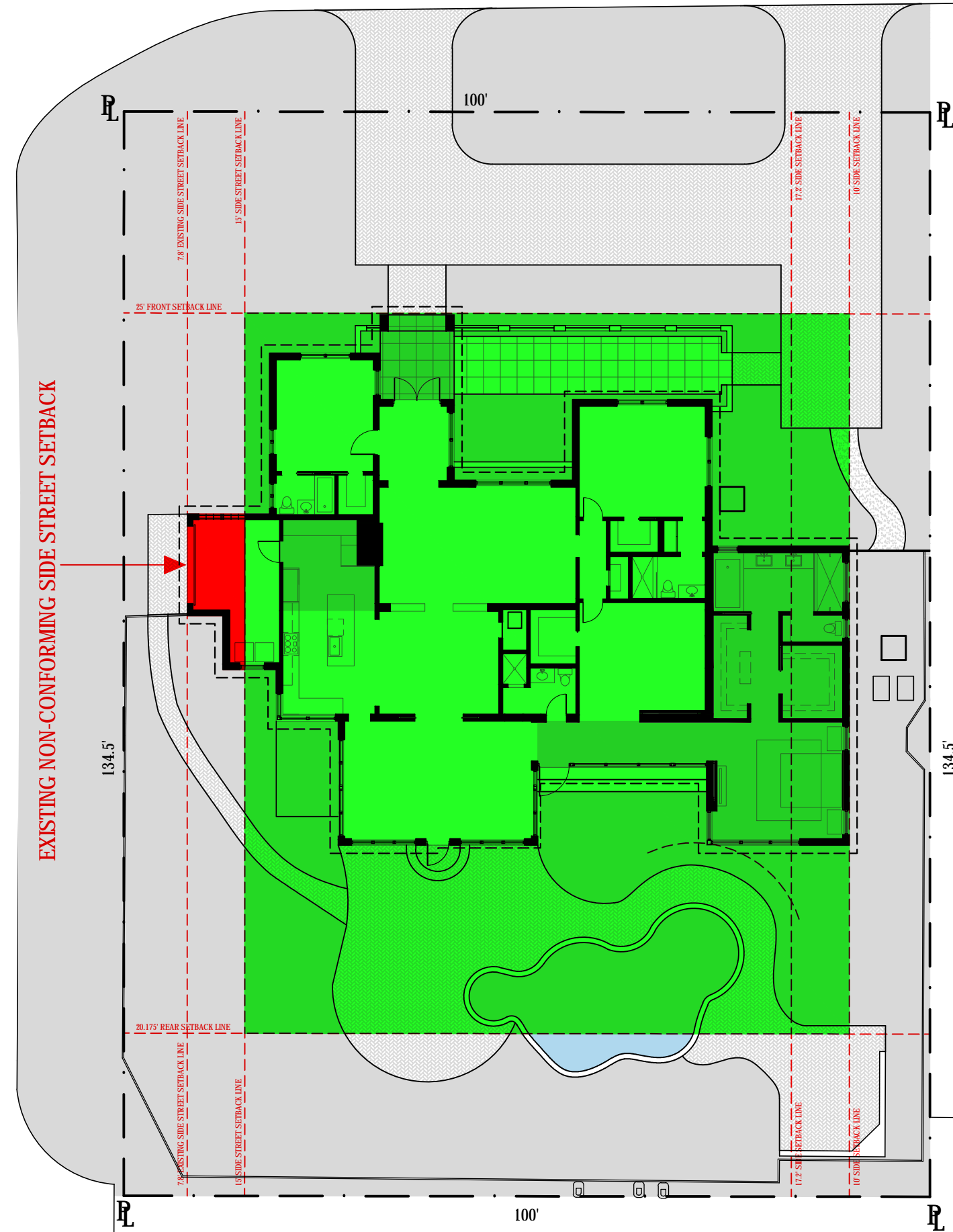
SQ. FOOTAGE	GROUND
ADDITION COVERED ENTRY	96 S.F.
MASTER SUITE + HALL	761 S.F.
CONVERT PORTION OF GARAGE	120 S.F.

TOTAL ADDITIONS A/C	881 S.F.
NEW TOTAL A/C	3,258 S.F.
NEW TOTAL (W/ GARAGE & COVERED ENTRY)	3,521 S.F.

FLOOD ZONE: AE	BASE FLOOD ELEVATION +6.0' N.A.V.D.
BASED ON SURVEY & ELEVATION CERTIFICATE BY ATLANTIC COAST SURVEYING, INC - DATED 12-11-18	

GROUND F.F.E.	
EXISTING	0'-0" = 4.3' NAVD
PROVIDED @ ADDITION	+0'-0" = 4.3' NAVD

PARKING CALCULATIONS	
2 / 1ST 2000 S.F. + 1/500 S.F. ADDITIONAL W/MAX OF 5	SPACES
REQUIRED @ 3,258 S.F.	5 SPACES
PROVIDED @ 8.5' X 19' / SPACE	5 SPACES



GREEN AREA REPRESENTS BUILDABLE AREA BASED ON SETBACK REQUIREMENTS

BUILDABLE AREA DIAGRAM

SCALE: 1/16" = 1'-0"



PROPOSED SITE PLAN

SCALE: 1/8" = 1'-0"

ADDITIONS + RENOVATIONS TO:  
PRIVATE RESIDENCE

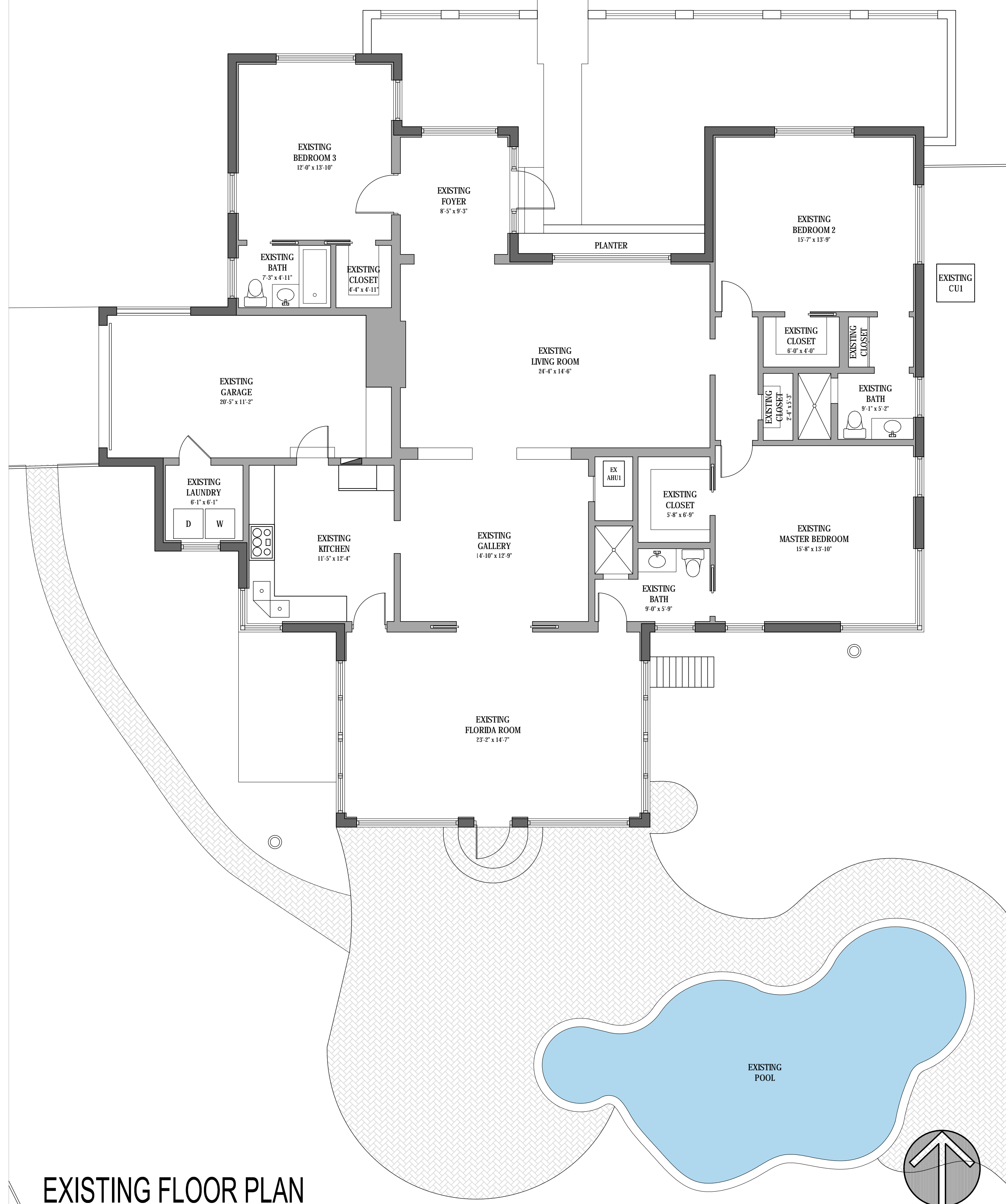
1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

HISTORIC PRESERVATION BOARD

SITE PLAN

SUBMITTED	2.28.19
REVISION 1	4.1.19

EXISTING A/C GROUND FLOOR =	2,377 S.F.
EXISTING GARAGE + LAUNDRY =	287 S.F.
EXISTING TOTAL + GARAGE / LAUNDRY =	2,664 S.F.



### EXISTING FLOOR PLAN

SCALE: 3/16" = 1'-0"

EXISTING A/C GROUND FLOOR =	2,377 S.F.
EXISTING GARAGE + LAUNDRY =	287 S.F.
EXISTING TOTAL + GARAGE / LAUNDRY =	2,664 S.F.
CONVERT PORTION OF GARAGE=	(1)20 S.F.
ADDITION MASTER SUITE + HALL =	761 S.F.
ADDITION COVERED ENTRY =	96 S.F.
CONVERT PORTION OF GARAGE TO KITCHEN =	120 S.F.
TOTAL A/C S.F. =	3,258 S.F.
TOTAL S.F. (W/ GARAGE & COVERED ENTRY) =	3,521 S.F.



## PROPOSED FLOOR PLAN

SCALE: 3/16" = 1'-0"

**ADDITIONS + RENOVATIONS TO:**

## PRIVATE RESIDENCE

1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

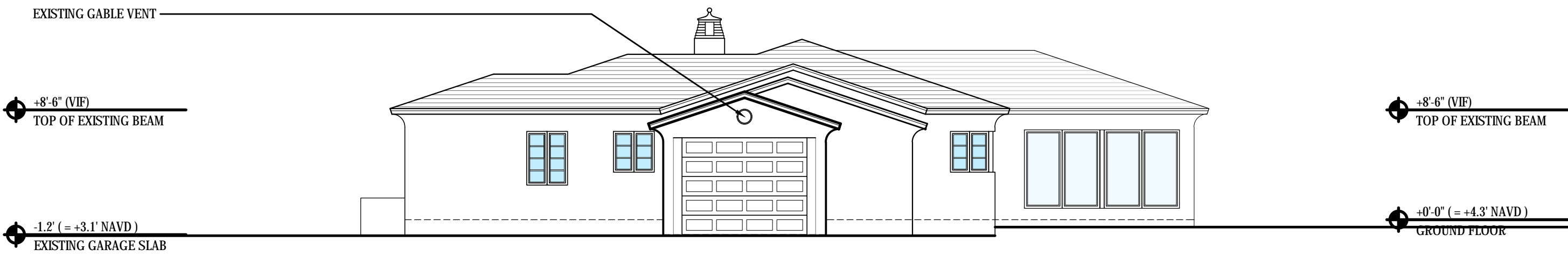
HISTORIC PRESERVATION BOARD

EXISTING / PROPOSED  
FLOOR PLAN

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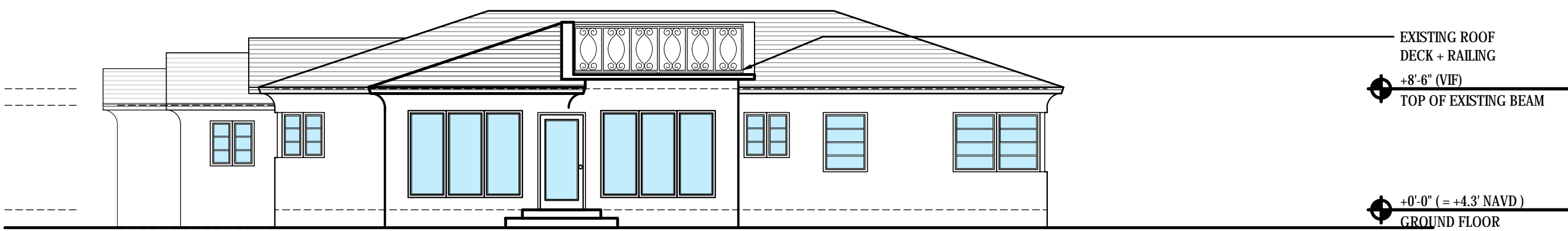
SUBMITTED                      2.28.19

**A-1**



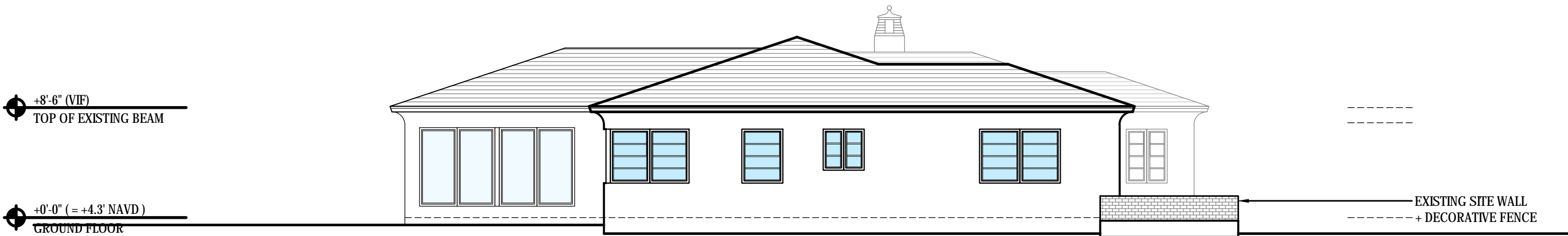
EXISTING WEST (SIDE) ELEVATION

SCALE: 1/8" = 1'-0"



EXISTING SOUTH (REAR) ELEVATION

SCALE: 1/8" = 1'-0"



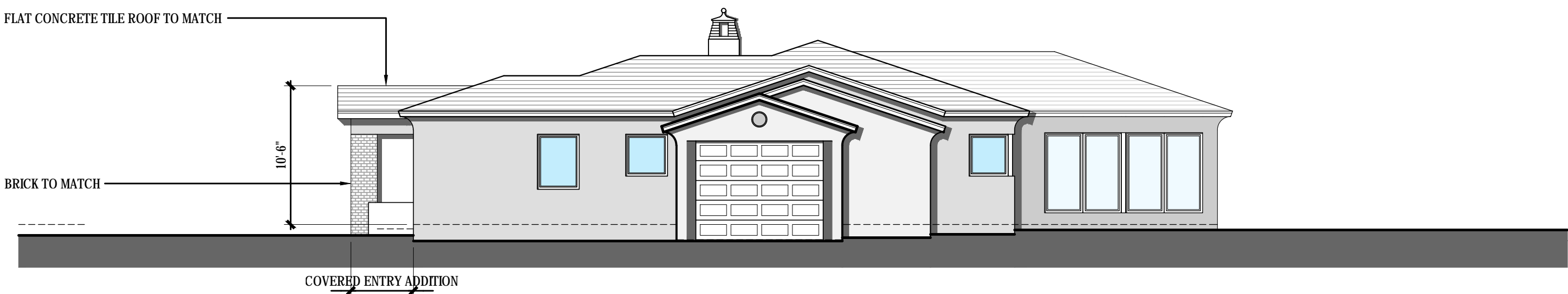
EXISTING EAST (SIDE) ELEVATION

SCALE: 1/8" = 1'-0"



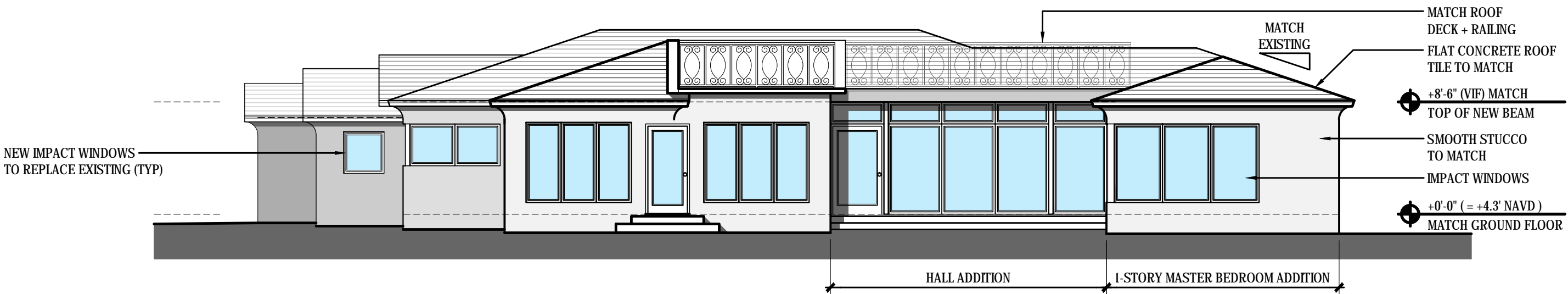
EXISTING NORTH (FRONT) ELEVATION

SCALE: 1/8" = 1'-0"



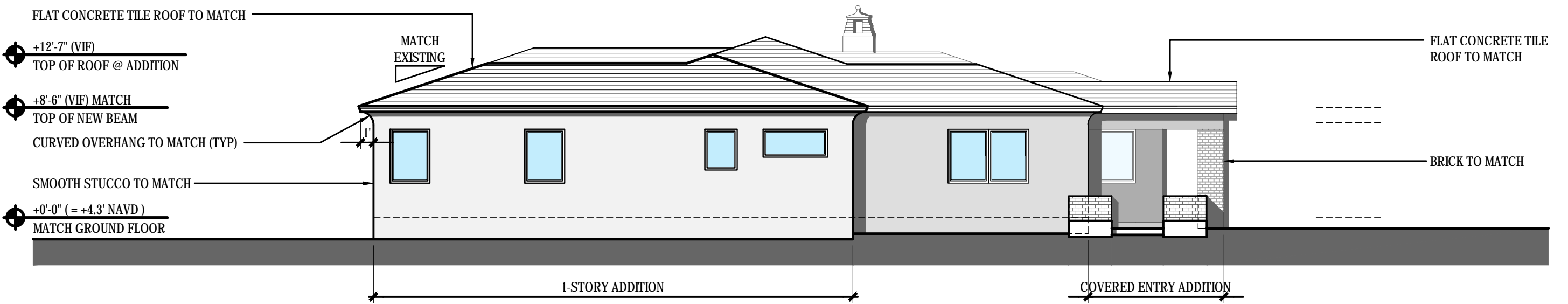
PROPOSED WEST (SIDE) ELEVATION

SCALE: 1/8" = 1'-0"



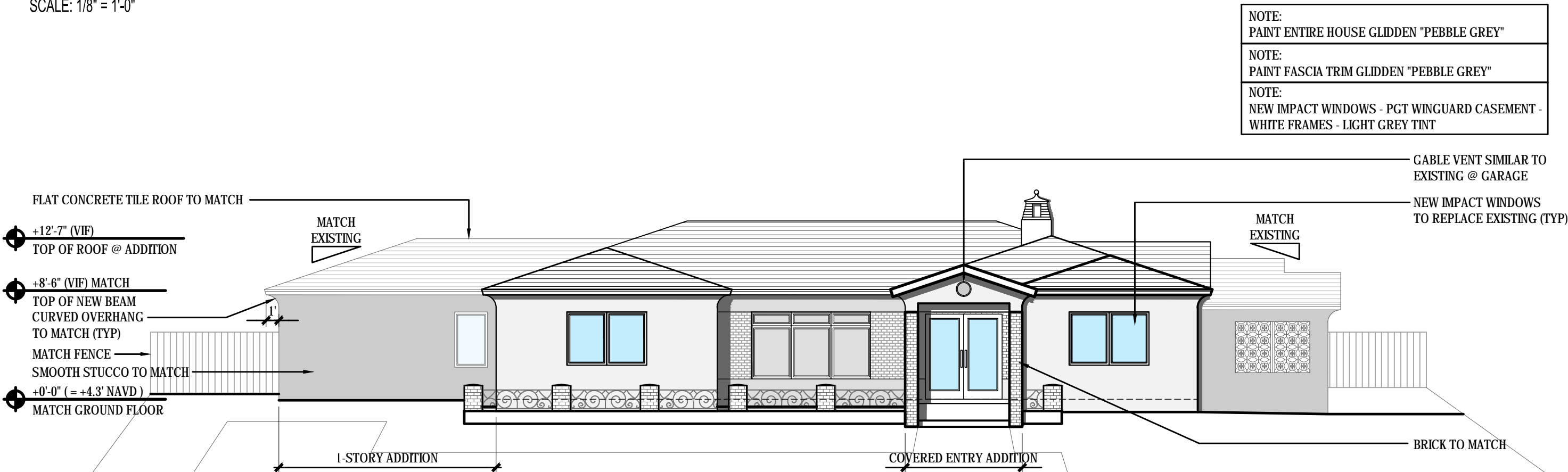
PROPOSED NORTH (REAR) ELEVATION

SCALE: 1/8" = 1'-0"



PROPOSED EAST (SIDE) ELEVATION

SCALE: 1/8" = 1'-0"



PROPOSED SOUTH (FRONT) ELEVATION

SCALE: 1/8" = 1'-0"

ADDITIONS + RENOVATIONS TO:  
**PRIVATE RESIDENCE**  
1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

HISTORIC PRESERVATION BOARD

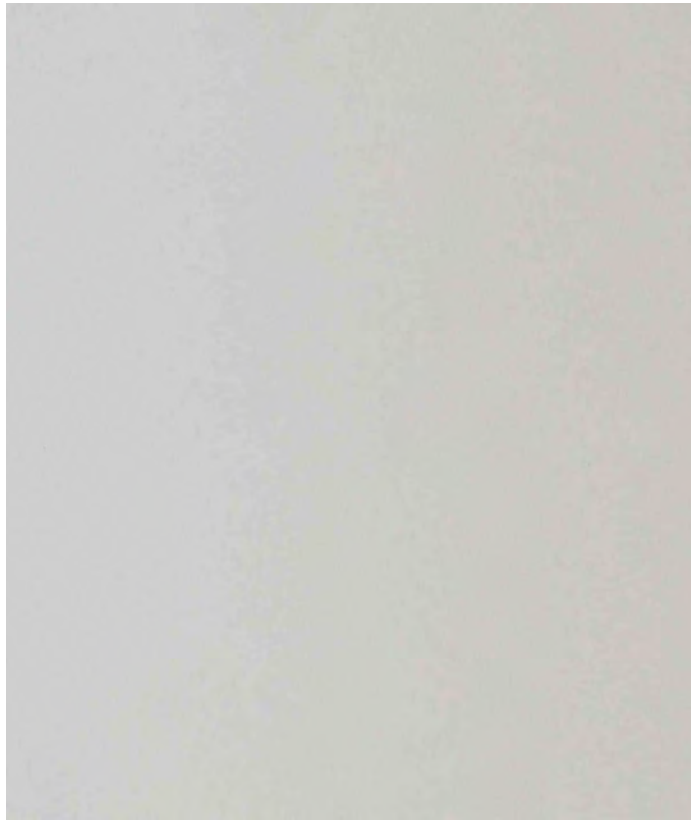
EXISTING & PROPOSED  
ELEVATIONS

SUBMITTED 2.28.19

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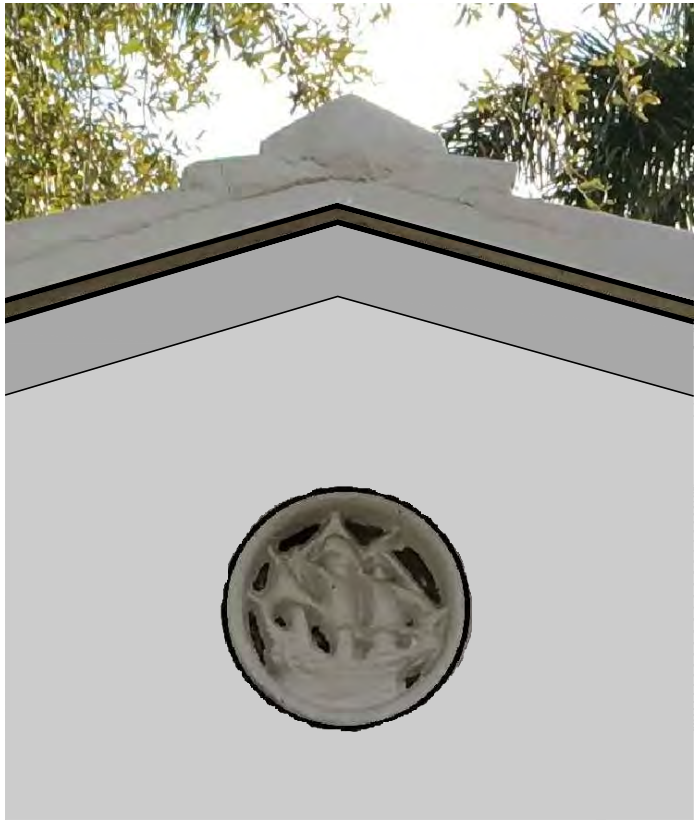
WINDOWS / DOORS  
WHITE FRAMES



HOUSE GLIDDEN "PEBBLE GREY"  
TRIM GLIDDEN "PEBBLE GREY"



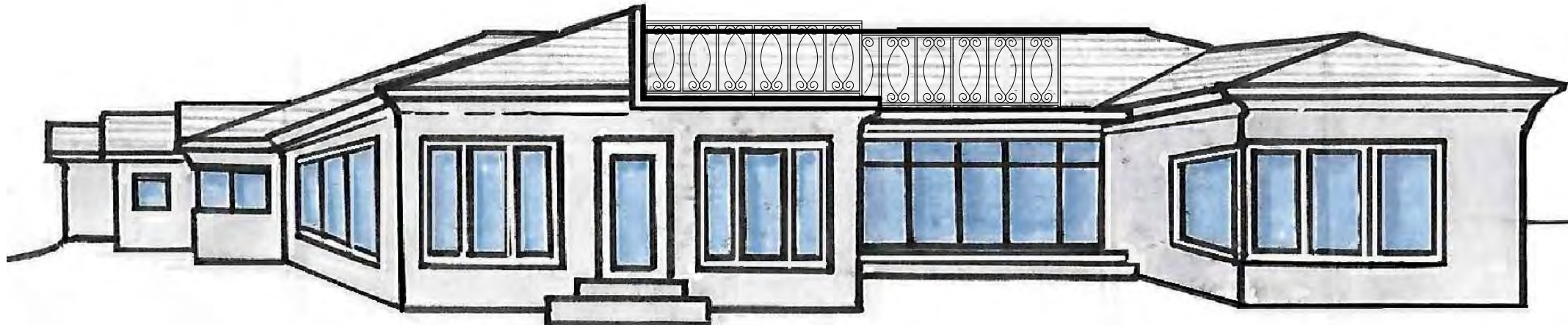
ROOFING - WHITE FLAT CONCRETE TILE  
TO MATCH EXISTING



PRECAST VENT BLOCK  
TO MATCH EXISTING



SITE WALL + DECORATIVE FENCE



REAR PERSPECTIVE

NOTE:  
PAINT ENTIRE HOUSE GLIDDEN "PEBBLE GREY"

NOTE:  
PAINT FASCIA TRIM GLIDDEN "PEBBLE GREY"

NOTE:  
NEW IMPACT WINDOWS - PGT WINGUARD CASEMENT -  
WHITE FRAMES - LIGHT GREY TINT



NORTH (FRONT) RENDERING

ADDITIONS + RENOVATIONS TO:  
**PRIVATE RESIDENCE**  
1358 VAN BUREN STREET  
HOLLYWOOD, FLORIDA 33019

HISTORIC PRESERVATION BOARD

**MATERIALS &  
RENDERING**

SUBMITTED 2.28.19  
REVISION 1 4.1.19

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Landscape Data:

Single Family Districts (RS)	Required	Provided
<b>Perimeter Landscape</b> One 12' street tree per 50 linear feet or portion thereof, of street frontage of property wherein said improvements are proposed.	2 Trees  (100.00'/50')	2 Trees (1 Relocated Royal Palm, 1 Proposed Royal Palm)
<b>Open Space</b> A minimum of 20% of the required front yard area shall be landscaped pervious open space. All pervious areas are to be sodded or landscaped with living plant material such as ground cover and/or shrubs.   One tree per 1,250 sq. ft. (including any fraction) of front yard area.	1 Tree  (1,375 SF)	1 Tree (Existing Live Oak)
<b>Minimum Tree Sizes</b> Shade trees: 2" DBH/ 12' height. Palm trees: 8' of GW or CT.		
<b>Native Requirements</b> A minimum of 60% of required trees and 50% of required shrubs must be native species.	2 Trees	3 Trees




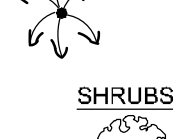
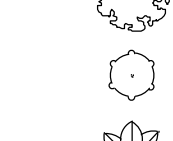


Landscape Notes:

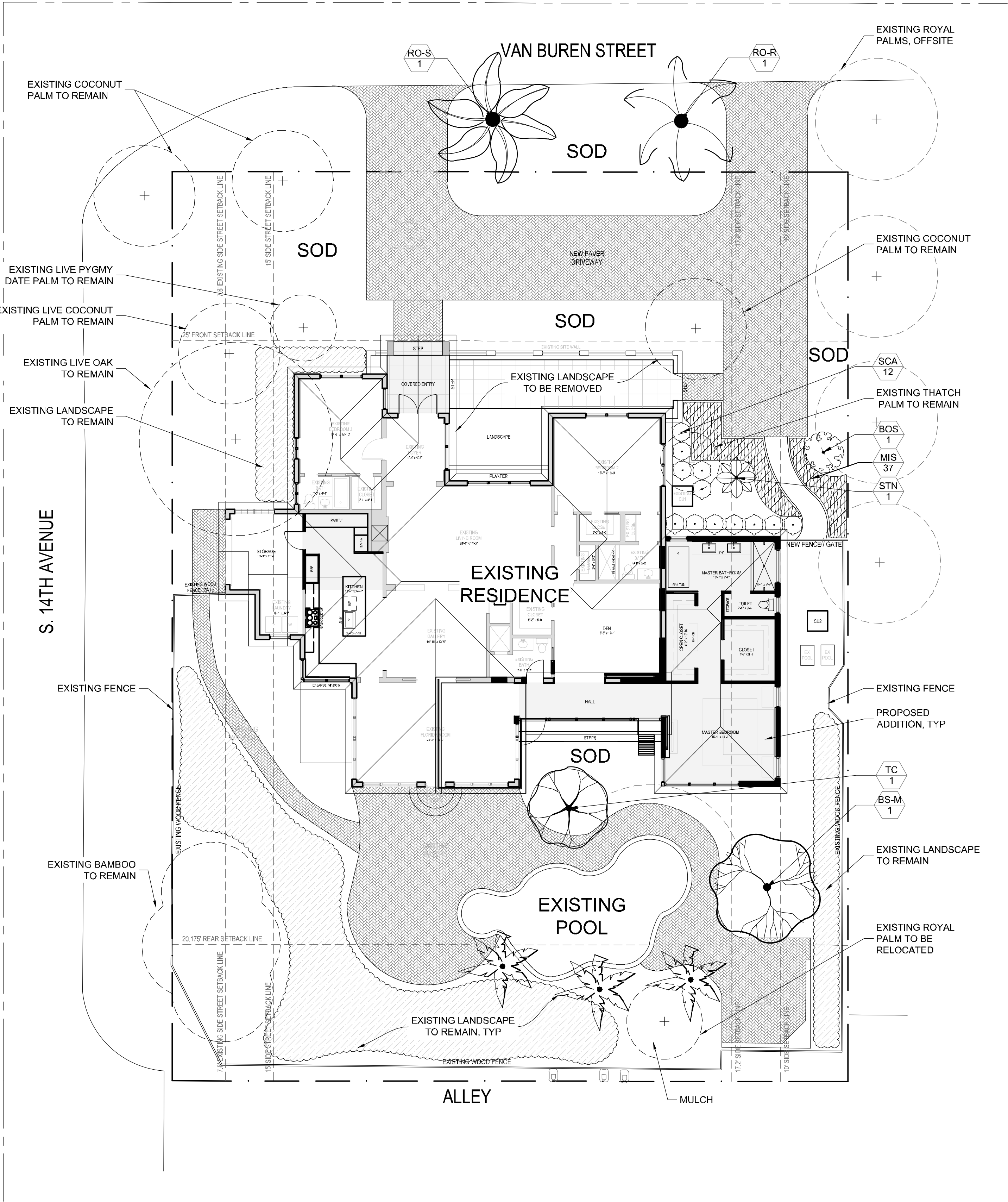
- Alternative plant species for required landscape may be permitted subject to review and approval by the City of Hollywood Planning Department prior to installation.
- All prohibited exotic or invasive species shall be removed from the entire site prior to the issuance of a Certificate of Occupancy.
- All required landscaping shall be installed prior to the issuance of a Certificate of Occupancy.
- No Cypress Mulch is to be used on site. Eucalyptus or Melaleuca Mulch is to be used in a 3" consistent layer in all planting beds.
- Enhanced landscaping beyond minimum requirements will conform to all applicable sections of the City of Hollywood Landscape Manual.
- This plan has been designed to meet the tree planting requirements contained within the FPL document entitled 'Plant the Right Tree in the Right Place' and City of Hollywood Landscape Manual.
- For existing or proposed utilities, no tree shall be planted where it could, at mature height conflict with overhead power lines.
- Tree species shall be selected as to minimize conflicts with existing or proposed utilities.
- See engineer's plans for all underground & overhead utilities and field locate all prior to installation; contact Landscape Designer/Owner regarding any conflicts.

-Tree Relocation Note: Do not relocate without obtaining permit from the City of Hollywood. Existing tree(s) to be relocated require root pruning by a qualified professional prior to relocation. If the tree(s) does not survive after relocation and is dead or in poor health at time of final inspection, mitigation will be required through payment into the tree preservation fund, equal to \$350 per every 2" tree mitigation owed.

-Irrigation Note: Per Article 9: 9.4(4): Irrigation. All landscaped areas shall receive 100% coverage by means of an automatic sprinkler system designed and constructed in accordance with the City of Hollywood Code of Ordinances, the Florida Building Code, State Law, and the regulations of the South Florida Water Management District. Failure to maintain or disconnection of the irrigation system shall be a violation of these regulations.

PLANT SCHEDULE 1358 VAN BUREN

MITIGATION TREES	CODE	BOTANICAL NAME	COMMON NAME	SIZE	QTY	
	BS-M	Bursera simaruba	Gumbo Limbo	CG, 12' HT x 6" SPR, 2" DBH MIN, SP	1	
	TC	Tabebuia caraiba	Silver Trumpet	FG, 12' HT, 2" DBH MIN, STD, SP	1	
	WB-M	Wodyetia bifurcata	Foxtail Palm	FG, 8' CT, SGL, SP	3	
STREET TREES	CODE	BOTANICAL NAME	COMMON NAME	SIZE	QTY	
	RO-S	Roystonea regia	Florida/Cuban Royal Palm	FG, 8' CT, SGL, SP	1	
	RO-R	Roystonea regia	Relocated Royal Palm	Relocated on Site	1	
SHRUBS	CODE	BOTANICAL NAME	COMMON NAME	SIZE	QTY	
	BOS	Bougainvillea spectabilis	Bougainvillea	Relocated on Site	1	
	SCA	Schefflera arboricola	Green Schefflera	3G, 24" HT x 18" SPR, F, 30" OC	12	
	STN	Strelitzia nicotai	White Bird of Paradise	15G, 5'-6' HT, 5PP, F, SP	1	
GROUND COVERS	CODE	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	QTY
	MIS	Microsorium scolopendrium	Wart Fern	1G, 12" OA, F,	24" o.c.	37



Project Team

Landscape Designer:

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HOLLYWOOD FL 33021

Delmay Residence

1358 Van Buren Street, Hollywood, FL 33019

Landscape Plan

Revisions		
Date	Init.	Description
02.25.19	BW	Initial Submittal
04.01.19	BW	Rev Per Architect

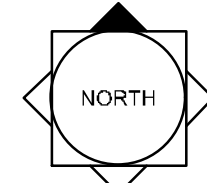
PAUL GOULAS, RLA  
FLORIDA REG. #1A666807

Drawn By: BW

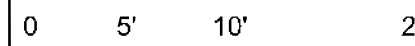
Checked By: PG

Municipal Project:

Scale:

  
NORTH

SCALE: 1" = 10'



1 of 3

Existing Trees to Remain:

- 1. *Cocos nucifera`Green Malayan`*, Coconut Palm, 20' Canopy, 12" DBH
- 2. *Cocos nucifera`Green Malayan`*, Coconut Palm, 20' Canopy, 14" DBH
- 3. *Phoenix roebellini*, Pygmy Date Palm, 12' Canopy, 4" DBH
- 5. *Cocos nucifera`Green Malayan`*, Coconut Palm, 20' Canopy, 12" DBH
- 6. *Quercus virginiana*, Southern Live Oak, 40' Canopy, 26" DBH
- 11. *Thrinax radiata*, Florida Thatch Palm, 6' Canopy, 6" DBH
- 12. *Cocos nucifera`Green Malayan`*, Coconut Palm, 20' Canopy, 14" DBH

Existing Trees to be Relocated:

- 7. *Roystonea regia*, Royal Palm, 15' Canopy, 8" DBH

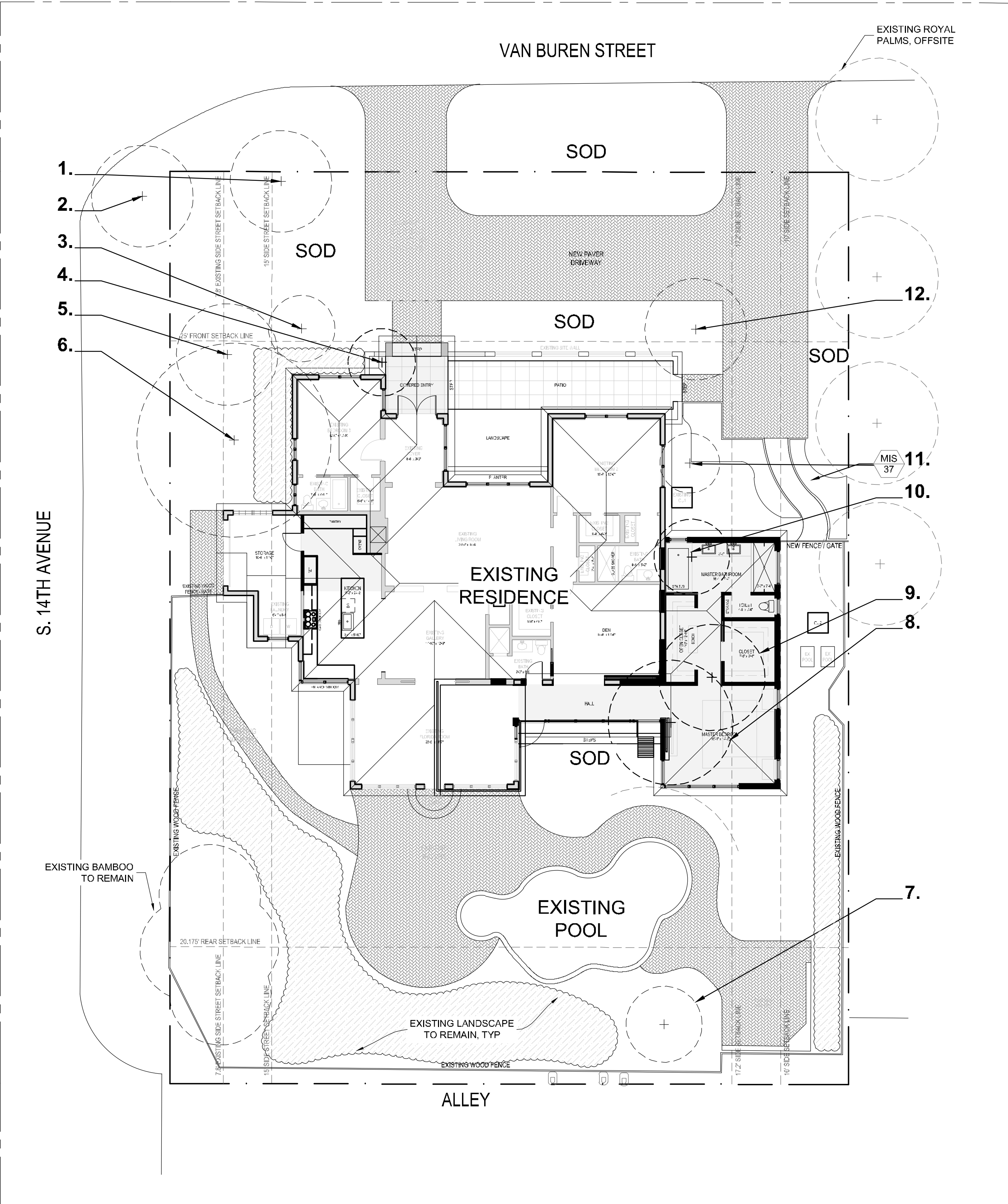
Existing Trees Removed:

- 4. *Roystonea regia*, Royal Palm, 8' Canopy, 10" DBH
- 8. *Filicium decipiens*, Japanese Fern Tree, 25' Canopy, 8" DBH
- 9. *Ravenala madagascariensis*, Traveler's Palm, 20' Canopy, 30" DBH
- 10. *Ptychosperma macarthurii*, MacArthur Palm, 8' Canopy, 10" DBH

Landscape Tree Mitigation Data:

Trees Removed	Replacement Provided
(1) <i>Roystonea regia</i> , Royal Palm, 8' Canopy, 10" DBH	1 Palm Tree (Foxtail Palm)
(1) <i>Filicium decipiens</i> , Japanese Fern Tree, 25' Canopy, 8" DBH	2 Palm Trees, 2 Trees (2 Royal Palms, Yellow Tabebuia, Gumbo Limbo)
(1) <i>Ravenala madagascariensis</i> , Traveler's Palm, 20' Canopy, 30" DBH	1 Palm Tree (Foxtail Palm)
(1) <i>Ptychosperma macarthurii</i> , MacArthur Palm, 8' Canopy, 10" DBH	1 Palm Tree (Foxtail Palm)

*\*Note: All replacement trees minimum of ten (12) feet in height when planted on private property and twelve (12) feet when planted on swales and commercial properties. Palms minimum 8' clear trunk.*



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Existing Tree Information

Revisions		
Date	Init.	Description
02.25.19	BW	Initial Submittal
04.01.19	BW	Rev Per Architect

PAUL GOULAS, RLA  
FLORIDA REG. #1A6666807

Drawn By: BW  
Checked By: PG  
Municipal Project:  
Scale:

NORTH

SCALE: 1" = 10'  
0 5' 10' 20'

2 of 3

