

CITY OF PALM BEACH GARDENS
DEVELOPMENT APPLICATION

Planning and Zoning Department
CITY OF PALM BEACH GARDENS
10500 North Military Trail
Palm Beach Gardens, FL 33410
(561) 799-4243 Fax (561) 799-4281

Request:

- | | |
|--|--|
| <input type="checkbox"/> Planned Community Development (PCD) | <input type="checkbox"/> Annexation |
| <input type="checkbox"/> Planned Unit Development (PUD) | <input type="checkbox"/> Rezoning |
| <input type="checkbox"/> Amendment to PCD, PUD or Site Plan | <input checked="" type="checkbox"/> Site Plan Review |
| <input type="checkbox"/> Conditional Use | <input type="checkbox"/> Concurrency Certificate |
| <input type="checkbox"/> Amendment to the Comprehensive Plan | <input type="checkbox"/> Time Extension |
| <input type="checkbox"/> Administrative Approval | <input type="checkbox"/> Miscellaneous |
| <input type="checkbox"/> Administrative Appeal | <input type="checkbox"/> Other <input type="text"/> |

Date Submitted:

Project Name: Cimarron Cove Residential Development

Owner: Cimarron Cove, LLC

Applicant (if not Owner): Same

Applicant's Address: 7900 Glades Road, Suite 600
Boca Raton, FL 33434 TelephoneNo. (561) 613-4020

Agent: Johnston Group Land Development Consultants, Inc.

Contact Person: Michael Sanchez E-Mail: msanchez@johnstongroupinc.com

Agent's Mailing Address: 601 Heritage Drive, Suite 127, Jupiter, Florida 33458

Agent's Telephone Number: 561-691-4552

FOR OFFICE USE ONLY	
Petition Number: _____	Date & Time Received: _____
<u>Fees Received</u>	
Application \$ _____	Engineering \$ _____
Receipt Number: _____	

Architect: Jose Saumell/MSA Architects, Inc.

Engineer: Michael Schorah/Schorah and Associates, Inc.

Planner: Don Hearing/Cotleur & Hearing, Inc.

Landscape Architect: Don Hearing/Cotleur & Hearing, Inc.

Site Information:

Note: Petitioner shall submit electronic digital files of approved projects. See attachment for details.

General Location: Parcel B of Parcel 31.04 PCD (Generally bounded by I-95, Central Boulevard, Parcel A of the Parcel 31.04 PCD, Elm Avenue and the EPB-3 Canal)

Address: Not yet assigned.

Section: 35 Township: 41 Range: 42

Property Control Number(s): 52-42-41-35-11-001-0010

Acreage: 21.32 Current Zoning: MXD/PCD Requested Zoning: same

Flood Zone X500 Base Flood Elevation (BFE) – to be indicated on site plan _____

Current Comprehensive Plan Land Use Designation: Mixed Use (MXD)

Existing Land Use: Vacant Requested Land Use: Same

Proposed Use(s) i.e. hotel, single family residence, etc.: _____
Multifamily residential development

Proposed Square Footage by Use: N/A

Proposed Number and Type of Dwelling Unit(s) i.e. single family, multifamily, etc. (if applicable):

341 multifamily apartment units

Justification

Information concerning all requests (attach additional sheets if needed.)
{Section 78-46, Application Procedures, Land Development Regulations.}

1. Explain the nature of the request: See attached Justification Statement/Project Narrative.

2. What will be the impact of the proposed change on the surrounding area?

See attached Justification Statement/Project Narrative.

3. Describe how the rezoning request complies with the City's Vision Plan and the following elements of the City's Comprehensive Plan - Future Land Use, Transportation, Housing, Infrastructure, Coastal Management, Conservations, Recreation and Open space, Intergovernmental Coordination and Capital Improvement.

See attached Justification Statement/Project Narrative.

4. How does the proposed project comply with City requirements for preservation of natural resources and native vegetation (Section 78-301, Land Development Regulations)?

See attached Justification Statement/Project Narrative.

5. How will the proposed project comply with City requirements for Art in Public Places (Chapter 78-261, Land Development Regulations)?

See attached Justification Statement/Project Narrative.

6. Has project received concurrency certification?

Yes. The Parcel 31.04 PCD received its latest traffic concurrency approval from PBC on October 1, 2009 and from the City of PBG on June 21, 2010.

Date Received:

Legal Description of the Subject Property

See attached legal description.


Location

The subject property is located approximately _____ west and southwest of _____ mile(s) from the intersection of Elm Avenue and Pacifico Court, on the north, east, south, west side of _____ (street/road).

Applicant's Certification

I/We affirm and certify that I/we understand and will comply with the land development regulations of the City of Palm Beach Gardens, Florida. I We further certify that the statements or diagrams made on any paper or plans submitted here with are true to the best of my/our knowledge and belief. Further, I/we understand that this application, attachments, and application filing fees become a part of the official records of the City of Palm Beach Gardens, Florida, and are not returnable.

Applicant is:



Signature of Applicant

Owner

Cimarron Cove, LLC
By: Jeffrey M. Rosenberg, Manager

Print Name of Applicant

Optionee

7900 Glades Road, Suite 600

Street Address

Lessee

Boca Raton, FL 33434

City, State, Zip Code

Agent

(561) 613-4020

TelephoneNumber

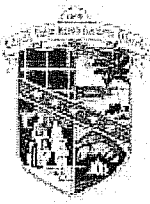
Contract Purchaser

(561) 613-4021

Fax Number

trosenberg@pebbent.com

E-Mail Address



Permit # _____

Financial Responsibility Form

The owner understands that all City-incurred professional fees and expenses associated with the processing of this application request are ultimately the responsibility of the owner. A security deposit shall be deposited in an interest-bearing account with any accrued interest to be retained by the City of Palm Beach Gardens.

The owner and/or designee shall be invoiced on a monthly basis for professional fees such as, but not limited to, consultant engineering services, legal services, advertising costs, and/or any other costs attributable to the processing of the permit for which the City incurred during the previous month. The owner and/or designee shall reimburse the City within thirty (30) days from date of invoice. If payment is not received, the City may utilize the security deposit for re-imbursement purposes. **All activities related to the pending permit(s) will cease until any outstanding invoices are paid.**

The owner/designee further understands that transfer of this responsibility shall require a completed form, signed and notarized by the responsible party, and delivered to the City Planning and Zoning Department if the name and/or address of the responsible party changes at anytime during the application review process.

Jeffrey Rosenberg
Owner signature
Jeffrey Rosenberg
Owner printed name

11-21-11
Date
52-42-41-35-11-001-0010
Property Control Number

DESIGNEE/BILL TO:

Jeffrey Rosenberg / Cimarron Cove, LLC
7900 Glades Road, Suite 600
Boca Raton, FL 33434

Designee Acceptance Signature

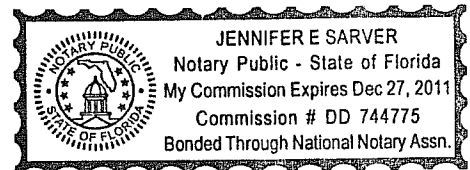
NOTARY ACKNOWLEDGEMENT

STATE OF FLORIDA

COUNTY OF PALM BEACH

I hereby certify that the foregoing instrument was acknowledged before me this 21 day of November, 2011, by Jeffrey M. Rosenberg. He or she is personally known to me or has produced _____ as identification.

Jennifer E Sarver
Notary public signature
Jennifer Sarver
Printed name



State of FLORIDA at-large

My Commission expires: 12/27/2011