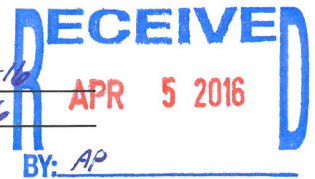


BOARD OF ADJUSTMENT
CITY OF MARGATE, FLORIDA

BA # 14-1-16
HEARING DATE 5-3-16



VARIANCE REQUEST

PART I. TO BE COMPLETED BY PETITIONER

Applicant: Thomas Engineering Group Date: 4/4/16
Relationship to Subject Property: Authorized Agent (See Agent Letter)
Address of Property: 2980-2990 N SR-7
Legal Description: See attached survey.

Describe Variance Requested: 1. Reduce frontage build-out.
2. Increase Burger King setback from required build-to-line.
List Details of Hardship: See attached justification.


Signature of Applicant
Phone # 954-202-7000

1000 Corporate Dr. Suite 250
Fort Lauderdale, FL 33334
Address
Fax# 954-202-7070

PART II. TO BE COMPLETED BY THE ECONOMIC DEVELOPMENT DEPT.

Describe request and how it varies from the Code: _____

Section of Code involved: _____ Zoning of Property: _____

Have plans been submitted to and approved by the Building Department? _____

Additional Comments: _____

By: _____ Date: _____
Economic Development Director

PART III. TO BE COMPLETED AFTER BOARD OF ADJUSTMENT ACTION.

Board Action: Approved _____ Denied _____ Tabled to: _____

List Any Special Conditions: _____

Chairman of the Board of Adjustment

Date

Secretary of the Board of Adjustment

Date

PROPERTY OWNER CERTIFICATION AND PERMISSION TO PROCEED

I hereby certify that I am the owner of the property located at 2980-2990 N. SR-7

being the subject property for this variance application, and I give authorization to

Ryan Thomas / Thomas to file this petition for the said
Engineering Group
variance.

Russ Ho Bello
Print owner's name

R. Bello
Signature of owner

Subscribed and sworn to before me this 5 day of April
20 16.

Krystyna Plewa
Signature of Notary

Krystyna Plewa
Print or type name of Notary

☒ Personally known to me

☐ Produced identification _____



Designation of Authorized Agent

Consent for: **Hauppauge Route 111 Associates, LLC**
1101 South Rogers Cir. No 10
Boca Raton, FL 33487
Property Tax ID No. 4842-19-06-0011

This form shall serve as consent for **Ryan Thomas & Monica Shaner, Thomas Engineering Group LLC** to act as agent/applicant to prepare, submit, and sign (as applicant) all applications and documentation required for procurement of the City of Margate Site Plan review and approval; Special Exception; variances; site construction permits, inclusive of all necessary concurrency determinations; building permits; utility permits and approvals; Broward County and South Florida Water Management District environmental resource permits and licenses; Florida Department of Transportation Driveway, Drainage and Utility permits and any other necessary permits; Florida Department of Environmental Protection permits, and any other necessary permits or approvals required for the construction of the proposed **Burger King** located at the NEC of SR 7 & NW 29th St., Margate, Florida and identified as Property Tax Identification Number: 4842-19-06-0011.

I do hereby give consent to **Ryan Thomas & Monica Shaner, Thomas Engineering Group LLC** to act on our behalf to sign and submit applications, required material and documents, and attend and represent us at all meetings and public hearings pertaining to this project.

Property Owner: Hauppauge Route 111 Associates, LLC
Owner/Mail Address 1101 South Rogers Cir. No 10
Boca Raton, FL 33487

By:

(Signature)

(Printed Name, title)

State of FLORIDA

County of Palm Beach

This foregoing instrument was acknowledged before me this 25 day of JANUARY, 2016
by Glen Lewis. He/she is personally known to me or has produced
DL as identification and did/did not take an oath.

Notary Public Information:

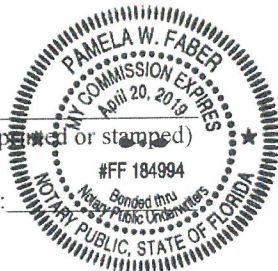
Pamela Faber

(Signature of Notary)

PAMELA Faber

(Name – Must be typed, printed or stamped)

My Commission Expires:



Agent Information:

Ryan Thomas, Monica Shaner
Thomas Engineering Group LLC
1000 Corporate Drive, Suite 250
Fort Lauderdale, FL 33334

City of Margate
*** CUSTOMER RECEIPT ***

Batch ID: RR0DI 3/31/16 00 Receipt no: 96830

Type	Svccd	Description	Amount
EQ		ECDV MISCELLANEOUS	
	Qty	1.00	\$200.00

THOMAS ENGINEERING GROUP LLC
1000 CORPORATE DRIVE #250
FT LAUDERDALE, FL 33334
954-202-7000
VARIANCE REQUEST BA# 14-16
BURGER KING
2980-2990 N STATE RD 7
MARGATE, FL
BY THOMAS ENGINEERING GROUP
1000 CORPORATE DRIVE #250
FT LAUDERDALE, FL 33334
RYAN THOMAS
954-202-7000
RTHOMAS@THOMASEG.COM

Tender detail
CK Ref#: 7160 \$200.00
Total tendered: \$200.00
Total payment: \$200.00

Trans date: 4/07/16 Time: 11:09:53

HAVE A GREAT DAY!

PUBLIC HEARING SIGN REMOVAL BOND AGREEMENT
In accordance with Ordinance #1500.485

I, Ryan Thomas/ Thomas Engineering Group,
Petitioner of record and on behalf of the property
owner, hereby agree that subject public hearing
sign shall be removed within two (2) business days
following a final determination by the governing
body. Further, it is understood that by complying
with this section, the \$150 cash bond will be
returned to the Petitioner of record.

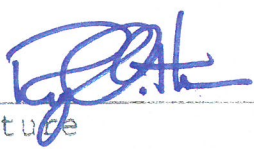
If said public hearing sign is not removed in two
(2) business days, I hereby authorize the
Administration of the City of Margate to remove
said sign, billing the costs of the removal of the
sign to the owner of the property.

I understand that the \$150 (one hundred fifty
dollar) cash bond shall be forfeited and applied
against the cost of removal to the City of Margate
if said public hearing sign is not removed in two
(2) business days.

Thomas Engineering Group
Business Name

2980-2990 N SR 7

Street location


Signature

4/5/16
Date

BA-14-16 + BA-15-16

OFFICE USE ONLY

Date of Decision: 5-3-16

Tabled to date certain? _____

Two Business
Days (after decision) _____

COMPLIED? Y N

If Yes, initiate check request to Finance
(601-0000-220.18-00)

If No, inform Finance to deposit bond
(001-0000-369.90-01)

Signature / Date

Copy to Petitioner, Finance Department
Original to File

City of Margate
*** CUSTOMER RECEIPT ***

Batch ID: RRODI 3/31/16 00 Receipt no: 96851

Type	SvcCd	Description	Amount
EB		ECDV BANNERS	
		Qty 1.00	\$150.00

THOMAS ENGINEERING GROUP, LLC
1000 CORPORATE DRIVE, #250
FT LAUDERDALE, FL 33334
954-202-7000
SIGN REMOVAL BOND AGREEMENT
VARIANCE REQUESTS BA-14-16
AND BA-15-16
BURGER KING
2980-2990 NORTH STATE RD 7
MARGATE, FL
THOMAS ENGINEERING GROUP
ADDRESS AS ABOVE
RYAN THOMAS
RTHOMAS@THOMASEG.COM

Tender detail
CK Ref#: 7159 \$150.00
Total tendered: \$150.00
Total payment: \$150.00

Trans date: 4/07/16 Time: 11:27:34

HAVE A GREAT DAY!