



FINAL PLAT (PLTF) APPLICATION

RE PLAT OF LOTS 2 AND 3 OF

PROJECT NAME (PRINT): 53RD STREET / US-1 COMMERCIAL SUBDIVISION

NOTE: THIS WILL BE THE FORMAL/OFFICIAL NAME OF RECORD FOR THIS PROJECT (SUCH AS "WOODY BIG TREE SUBDIVISION"). PLO # 2007090011 - 81898

CORRESPONDING PRELIMINARY PLAT PROJECT NAME AND PLAN NUMBER: 53RD ST US1 COMMERCIAL SD- 17 - 11 - 07

PROPERTY OWNER: (PLEASE PRINT) VERO INVESTMENTS 53, LLC NAME

1071 W. MORSE BLVD., SUITE 100 ADDRESS

WINTER PARK, FL 32789 CITY, STATE, ZIP

(407) 599-4444 PHONE NUMBER

EMAIL ADDRESS MICHAEL COLLARD CONTACT PERSON

AGENT (PLEASE PRINT) D.T.O PROPERTY OF GRAND HARBOR, LLC NAME

900 US HIGHWAY 1 ADDRESS

SEBASTIAN, FL 32958 CITY, STATE, ZIP

(321) 863-4953 PHONE NUMBER

DANNYFIG@FIGDONUTS.COM EMAIL ADDRESS DANNY FIGUEROA CONTACT PERSON

Danny Figueroa SIGNATURE OF OWNER OR AGENT

PROJECT ENGINEER: (PLEASE PRINT) TODD N. SMITH PE LLC NAME

914 20TH PLACE ADDRESS

VERO BEACH, FL 32960 CITY, STATE, ZIP

(772) 559-3699 PHONE NUMBER(S)

TNSPE@BELLSOUTH.NET EMAIL ADDRESS TODD SMITH CONTACT PERSON

PROJECT SURVEYOR: (PLEASE PRINT) WILLIAM B. ZENTZ & ASSOCIATES, INC. NAME

684 OLD DIXIE HIGHWAY ADDRESS

VERO BEACH, FL 32962 CITY, STATE, ZIP

(772) 567-7552 PHONE NUMBER(S)

BILLZ-WBZ@COMCAST.NET EMAIL ADDRESS BILL ZENTZ CONTACT PERSON

SITE PARCEL TAX ID#S: 32-39-22-00014-0000-00002.0  
32-39-22-00014-0000-00003.0

COUNTY LAND DEVELOPMENT PERMIT (LDP) #: LAND DEVELOPMENT PERMIT WAS WAIVED BY IRC  
 DATE LDP ISSUED: 12-19-17 (WAIVER ISSUED)  
 ZONING: CG FLUE: C/I  
 TOTAL (GROSS) ACRES: 2.29 TOTAL NUMBER OF LOTS: 3  
 AREA OF DEVELOPMENT (NET) ACREAGE: 2.29  
 DENSITY (UNITS PER ACRE): 0.76

**\*\*PLEASE COMPLETE SUBMISSION CHECKLIST\*\***

**NOTE:** "N/A" should be marked in the "YES" column if "Not Applicable"

**MATERIAL**

	<u>YES</u>	<u>NO</u>
1. Fee - \$1,400.00 (checks payable to Indian River County)	<u>X</u>	<u>      </u>
2. Completed Final Plat Application Form	<u>X</u>	<u>      </u>
3. Ten (10) Copies of the Final Plat ( <b>Must be signed and sealed by surveyor</b> )	<u>X</u>	<u>      </u>
4. Letter of Authorization (if applicant is not owner)	<u>X</u>	<u>      </u>
5. Letter from developer providing timeline for achieving the 75% completion threshold for the overall subdivision improvement	<u>SEE ENGINEER'S LETTER</u>	<u>      </u>
6. <b>ONE OF THE FOLLOWING</b> SETS OF REQUIRED IMPROVEMENT DOCUMENTS:	<u>(NO IMPROVEMENTS)</u>	<u>      </u>

**CONSTRUCTION COMPLETE - BUILT OUT:**

(a) Certificate of Completion from Public Works or copy of letter to Public Works and Utilities requiring inspection of improvements. N/A N/A

**IF IMPROVEMENTS ARE DEDICATED TO THE PUBLIC:**

(b) Original Engineer's Certified Cost Estimate for Improvements (signed and sealed) SEE ENGINEER'S LETTER  
(NO IMPROVEMENTS)

Failure to provide information on which option is being selected may result in a delay in processing the application.

**OR**

**CONSTRUCTION INCOMPLETE - BOND OUT:**

(a) Original Engineer's Certified Cost Estimate for Improvements  
(signed and sealed; note items to be completed or percent completed  
at 75% threshold for overall subdivision).

N/A

N/A

(b) Statement that improvements are nearing completion and a  
certificate of completion will be obtain prior to final plat approval

N/A

N/A

7. Copies of Documents to be recorded with the final plat:

a. Covenants, Deed Restrictions, Bylaws, etc. or Statement  
There Are None

SEE Engineer's  
LETTER

b. Property Owner's Association Articles of Incorporation  
or statement indicating why recording of POA is NOT  
required.

SEE Engineer's  
Letter