



CITY OF FORT LAUDERDALE

**DRAFT**  
**MEETING MINUTES**  
**CITY OF FORT LAUDERDALE**  
**MARINE ADVISORY BOARD**  
**THURSDAY, JANUARY 6, 2022 – 6:00 P.M.**

		<b>Cumulative Attendance</b>	
		<b>January-December 2022</b>	
Grant Henderson, Chair	P	1	0
Ed Strobel, Vice Chair	P	1	0
Deirdre Boling-Lewis	A	0	1
Robyn Chiarelli	P	1	0
Bob Denison	P	1	0
Barry Flanigan	P	1	0
Richard Graves	P	1	0
James Harrison	P	1	0
Rose Ann Lovell	P	1	0
Kitty McGowan	A	0	1
Norbert McLaughlin	P	1	0
Ted Morley	A	0	1
Noelle Norvell	P	1	0
Christopher Rotella	A	0	1
Steve Witten	P	1	0

As of this date, there are 15 appointed members to the Board, which means 8 would constitute a quorum.

**Staff**

Andrew Cuba, Marine Facilities Manager  
Jonathan Luscomb, Marine Facilities Supervisor  
Sergeant Tom Capano, Fort Lauderdale Police Department  
Carla Blair, Recording Secretary, Prototype, Inc.

**Communications to City Commission**

**Motion** made by Mr. Harrison, seconded by Ms. Chiarelli, to send a communication to the Commission to support funding for an ongoing relationship with Clean Waterways LLC, the firm which uses protein Skimmers to remove impurities from the City’s waterways. In a voice vote, the **motion** passed unanimously.

**I. Call to Order / Roll Call**

Chair Henderson called the meeting to order at 6:00 p.m. and roll was called.

**II. Approval of Minutes – December 6, 2021**

**Motion** made by Vice Chair Strobel, seconded by Mr. Witten, to approve. In a voice vote, the **motion** passed unanimously.

### **III. Statement of Quorum**

It was noted that a quorum was present at the meeting.

### **IV. Waterway Crime & Boating Safety Report**

Sergeant Tom Capano of the Fort Lauderdale Police Department's Marine Unit reported the following activity from December 2021:

- 8 burglaries
- 35 citations/warnings

The Marine Unit also dealt with an abandoned vessel at George English Park, which has since been removed. They also addressed two abandoned vessels north of Las Olas Boulevard, one of which has sunk.

Sgt. Capano concluded that there were no issues related to the Winterfest Boat Parade.

Mr. Flanigan noted that there have been several boats on the Intracoastal Waterway at night, and requested clarification of the Marine Unit's staffing. Sgt. Capano replied that this Unit typically works from 7 a.m. to 5 p.m. seven days per week. Officers also work nighttime hours on occasion, funded by Enhanced Marine Law Enforcement Grant (EMLEG) dollars. The City uses 75%-80% of these grant funds in most years. The Marine Unit would spend more hours on the waterways if staffing were sufficient.

### **V. Presentation – Clean Waterways LLC / John Loos & Dr. Charles Gregory**

Dr. Charles Gregory gave a PowerPoint presentation on Clean Waterways LLC, which is a technology-based company that removes waste from water. He emphasized the importance of preserving the coral reef environment in particular, as these reefs protect the coastline and are an important part of the marine ecosystem. At present, this environment in Florida is at approximately 2% of what it should be.

Dr. Gregory stated that one major threat to the coral reef environment is pollution in the water. Sewage breaks, fertilizer leaks, and other human-based activities prevent coral from protecting the coast. Pollution also contributes to manatee deaths due to the deforestation of seagrass.

A variety of pollutants are also present in the water around the coast, including human-derived chemicals such as pesticides, medicines, and hormones. Even in low concentrations, these pollutants can harm sea life.

John Loos, one of the founders of Clean Waterways LLC, assembled a team of experts to explore technological solutions to clean the City's waterways. This team included environmental engineers, coastal conservationists, and others to look into a technology known as foam fractionation, which uses protein skimmers to mechanically separate poisons, including excess nutrients, coliform bacteria, pesticides, and other pollutants, from the water. This technology is currently designed to serve aquarium environments.

The team has designed a pilot barge with three protein skimmers, which was deployed in the summer of 2021 on the Himmarshee Canal. This barge was capable of processing approximately 1000 gallons of water per minute through purification and oxygenation. This both removes garbage from the water and breaks down molecules for removal. This process also clears up turbidity, lowers coliform counts, and removes unwanted human and chemical molecules.

Over the first week of the pilot project, an area immediately surrounding the barge was closed off to demonstrate the reduction of coliform bacteria in this environment. The results were corroborated by certified labs. The sewage problem in the surrounding area was reduced to below a count of 70, which is the point at which it becomes safe for humans to enter the water. The product of this cleaning is disposed of in the same way as sewage.

The pilot project occurred during a time of year when there are typically several rainstorms. In addition, unexpected waste spills also occurred from drains that empty from streets and other human environments into the canal. The results, however, demonstrated the efficacy of the system even in this environment. The system also removes decomposing algae and heavy metals. The result was cleaner, clearer, and more highly oxygenated water. These results were corroborated through outside testing performed by the Miami Waterkeepers, who conducted weekly tests.

Results of the pilot project included reduced turbidity, which allows sunlight to penetrate water and reach marine life, including seagrass. This trend continued throughout the entirety of the pilot period. Clearer water contributes to a natural recovery of the environment. The project also increased biodiversity, as a high-clarity, highly oxygenated environment attracts marine life. The presence of pollen, oils, and blue-green algae were mitigated in the areas of barge operation.

Potential applications for this technology are numerous. Pollutants can be intercepted in a bottleneck of the waterway, or if a disaster occurs, the technology can be positioned to mitigate the intrusion of nitrogen, phosphorus, and other garbage. It can be useful in coastal management prior to dredging or development to mitigate pollution, as well as providing an oasis when algae blooms occur.

At present, patents and prototypes have been secured and there is an opportunity to demonstrate more efficient and more powerful versions of foam fractionation technology. Protein skimmers can be designed for intracoastal work, operation in long-

term marinas, use in bottlenecks near sewage outfalls, and the open ocean. A second barge with major skimming capacity is being assembled for deployment. Small-scale units could also be widely deployed.

Vice Chair Strobel asked how the Marine Advisory Board (MAB) might be able to help Clean Waterways LLC. John Milledge, also representing the company, stated that a presentation to the City Commission is planned in one to two weeks, and encouraged the Board to take a favorable position on the presentation. Broward County's Marine Advisory Committee has issued a letter of support for the project.

John Loos, also representing Clean Waterways LLC, added that both inland waterways and coral reefs are trending in a catastrophic direction. He felt the community has a responsibility to clean the City's waterways and restore Fort Lauderdale for the safety of its citizens who use the waterways.

Chair Henderson asked if the City's major sewage spills over the past two years could result in long-term damage. Dr. Gregory confirmed that these spills, as well as other environmental insults, can create a blanket effect, as algae continue to grow and suffocate marine life. The intervention of fresh air and oxygenation stimulates the environment to take care of itself again.

Mr. McLaughlin asked if the company's equipment could be used to help the City determine where small sewage leaks occur in the river. Mr. Loos replied that the barge deployed on the Himmarshee Canal is equipped to operate as a science barge. They have identified source points for pollution within this canal that did not coincide with major rain events. He concluded that there is more going on than the City may currently understand: while the source of pollution in the canal may be identified, what leads to the storm drains is not always fully identifiable.

Mr. Harrison recalled that Clean Waterways has provided presentations at the Fort Lauderdale International Boat Show and to the Marine Industries Association of South Florida (MIASF). Mr. Harrison concluded that the City has an opportunity to support this technology and offer a solution to pollution in Fort Lauderdale. He suggested that the Board send a communication to the City Commission indicating their support for this technology going forward.

**Motion** made by Mr. Harrison to do a communication to the Commission that the Commission supports through funding an ongoing relationship with Clean Waterways LLC.

Ms. Chiarelli **seconded** the **motion**.

Ms. Chiarelli also requested additional information on the cost of the program, as well as the geographical extent that could be covered by one unit and how long a unit would need to be deployed to show results. Dr. Gregory replied that there is significant

variability and different types of pollution per environment. As different models are produced, they become more economical as well as more technologically advanced. The current barge costs roughly \$400/hour to remove 45 to 50 gallons of sludge per unit per hour; however, as science and technology improve, these costs are reduced. The system is also sufficiently versatile to be used in the open ocean as well as in canals.

The **motion** was restated as follows: to send a communication to the Commission to support funding for an ongoing relationship with Clean Waterways. In a voice vote, the **motion** passed unanimously.

#### **VI. Dock Waiver – 625 SW 5<sup>th</sup> Place / Daniel Cole – Cole Properties & Land LLC**

Jena Robbins of the Chappell Group, representing the Applicant, showed multiple views of the subject property, which is located on the New River. The Applicant currently has two wooden finger piers as well as mooring piles further into the waterway. Vessels have been moored at the property for the past 10 to 20 years. The property also has a 172 linear ft. concrete seawall.

The Applicant proposes to remove the existing finger piers and install a 164 linear ft. concrete panel seawall to be parallel with the property line. This will create a more uniform bulkhead along the New River to prevent accumulation of trash and debris. They also propose to install three floating docks, which would be approximately 7 ft. wide and 50 ft. long. Each dock will have a 12 ft. long by 4 ft. wide ramp. Two mooring piles will be located between each of the floating docks for a total of four mooring piles.

Both the floating docks and mooring piles would exceed the 25 ft. distance limit from the property line. The Applicant requests a waiver for each structure. The minimum distance is 28.1 ft. from the property line, while the maximum distance is 55.6 ft. from the property line. The requested waiver is for a minimum of 3.1 ft. to a maximum of 30.6 ft.

The floating docks are proposed to accommodate four 70 ft. vessels and one 60 ft. vessel. Because the property is located on submerged state land, a submerged land lease through the Florida Department of Environmental Protection (FDEP) will also be required. This lease is proposed for approximately 10,000 sq. ft. and will be enforced by FDEP. Structures and vessels will not be permitted to extend further into the waterway than the area proposed by this lease. Perpendicular mooring is typically used along this portion of the New River.

Extraordinary circumstances warranting the request of the waiver include:

- All structures, including pilings and floating docks, will not exceed 30% of the width of the waterway, nor will they impede navigation
- Vessels currently moored on the subject property extend 70 ft. into the waterway

- The proposed floating docks and mooring piles are necessary for the safe mooring of vessels during high wind or severe weather events, or in the event of high wave energy from excessive boat wakes

Environmental permits have been submitted to the U.S. Army Corps of Engineers, FDEP, and the Broward County Environmental Protection/Growth Management Department, and are currently being processed. The Applicant has received three letters of support, two of which are from adjacent neighbors. A number of other waivers have been granted in the surrounding area for structures that extend 38 ft. to 62 ft. waterward of property lines.

Mr. McLaughlin observed that while the proposed structures would not intrude into the waterway, allowing extension of vessels into the waterway on the opposite side of the New River could create an issue for barges and other marine traffic. There is not sufficient room in the subject area for vessels to pass one another on the waterway without moving over to do so. He expressed concern that the extension of 70 ft. boats into the waterway could create a navigation hazard.

Mr. Harrison asked if the subject property is zoned to be a marina, as five boats would be docked there. Ms. Robbins clarified that it is not, adding that FDEP would regulate this through the submerged land lease.

Gregory McAloon, attorney representing the Applicant, stated that the rental of boats is permitted within the subject neighborhood. Regarding the width of the waterway, he asserted that there are rules in place to govern navigability. He concluded that precedent has been set for the 70 ft. vessels to remain in the area.

Vice Chair Strobel pointed out that a waiver approved by the Marine Advisory Board for a nearby residence was overturned by the City Commission. This waiver would have permitted an extension of 13 ft. past the 25 ft. distance allowed into the waterway. He noted that this property is next door to the Applicant's property and is in a wider portion of the canal. Mr. McAloon observed that there were issues with the property cited by the Vice Chair that could not be conflated with the subject property.

Mr. Flanigan advised that the extraordinary circumstance cited by the Applicant's representative, which includes the existing location of 25 ft. pilings and boats 65 ft. or longer, does not reflect a safe situation at present. He did not consider the vessels to be safely moored under the conditions described by the Applicant's team. Mr. Flanigan submitted photographs into the record, adding that a letter by a tugboat operator opposing the Application was received earlier in the day. He concluded that he would prefer to see the Board encourage safe marine traffic rather than the extension of 70 ft. vessels into the waterway, and opposed the requested waiver.

Mr. McLaughlin commented that docking five or more boats at a location constitutes a marina, which would require the installation of fire lines. He was not certain as to

whether or not this classification would apply to a residence. Mr. McAloon stated that the Applicant plans to comply with all applicable laws; however, the issue at hand is the extension past the 25 ft. limit rather than the location's classification.

Ms. Robbins advised that a property is considered a marina when there are 10 or more vessels rather than five or more. She noted that the subject property is a multi-family residence, and that nearby condominiums have 10 or more vessels moored on their properties. She reiterated that the Applicant planned to have the vessels remain within the submerged land lease for which they will apply. Mr. McAloon continued that the boat slips will be deeded once the final Site Plan has been submitted for the property.

Mr. Flanigan stated that the Board is once again being asked to approve a project for which there is no corresponding Site Plan. Mr. McAloon explained that the client purchased the property due to its waterfront location and wishes to improve the condition of the seawall and existing docks, which had not been well-maintained.

There being no questions from the Board at this time, Chair Henderson opened the public hearing.

Janet Scaper, private citizen, stated that she had submitted photographs to the Board showing the subject area from the waterway, the opposite side of the New River, and the Marshall Bridge. She pointed out that the river is very narrow at the subject location, and that boats are also docked on its opposite side. She did not see any extraordinary circumstance for the Application, as the issue is boats which are too large to be safely moored at the existing site. There has been interest in adding a Water Trolley stop in the subject area, which would be impeded by the construction of a third dock.

John Piotrowski, private citizen, stated that he has expertise in the area of infrastructure along the river. He felt the greatest issue is one of safety, noting that the Applicant's desire to improve the seawall and other infrastructure along the waterway should be taken into consideration: if the existing piers are not upgraded in order to support the Applicant's vessels, the result could be damage to homes and utility infrastructure along the waterway if boats or structures break free.

Mr. Piotrowski continued that the public should recognize the significant improvements that would be made to existing structures on the Applicant's property, and characterized these structures as more harmful to the environment or other properties than the proposed improvements. He recommended developing a compromise that would work for all.

Ms. Robbins asked if the Board wished to suggest another dock configuration or a different length for the finger piers. Chair Henderson stated that this could be discussed once public comment has concluded.

Jay Shechtman, president of the Tarpon River Civic Association, advised that while all can agree that the City's infrastructure should be improved, this is a separate issue from allowing "more than double" the permitted extension of boats into the waterway at the subject location. He expressed concern that the section of the New River on which the Applicant is applying for a waiver is already a narrow passage, and that the proposed changes would result in a navigation hazard affecting upriver businesses as well as individual residents. He read excerpts of communications from businesses and residents who were also concerned for navigation in the area.

Mr. Shechtman echoed an earlier comment that the subject neighborhood has envisioned a future Water Trolley stop in the area. The proposed waiver would affect the Water Trolley's ability to access the remaining portion of 7<sup>th</sup> Avenue. He also asked if the Applicant owns all the vessels that would be docked at the property, and at what point the property would be considered an active marina.

Mr. McAloon asserted that the subject neighborhood is "trying to do anything possible" to secure a Water Trolley stop. He noted that there are property rights at issue and hoped the Board would be able to "see what's really going on." He added that some of the concerns raised did not fall within the Board's purview.

Ms. Robbins added that waivers within the vicinity of the subject property have been approved for 50 ft. to 55 ft. Regarding the width of the waterway, vessels are allowed to encroach within 30% of this width, although structures are limited to a distance of 25 ft. from the property line.

Mr. Piotrowski declared that existing rules allow for structures to be located at the subject property and for boats of the proposed size to be moored there. He added that the five boats would remain at the property whether or not the Board voted to approve the proposed floating dock structures.

There being no other individuals wishing to speak on the Item, Chair Henderson closed the public hearing and brought the discussion back to the Board.

Ms. Chiarelli advised that as the Executive Director of the Downtown Fort Lauderdale Transportation Management Association (DFLTMA), she has had recent experience with the operation of the Water Trolley. She suggested reaching out to the City's Department of Transportation and Mobility for an update on the potential extension of the Water Trolley route into the subject area, recalling that at an earlier time, this route could not be extended because the intent of Water Trolley service was to activate the Riverwalk. If this has not changed, there would be no intention to extend the Water Trolley route into the subject neighborhood.

Mr. McLaughlin noted that the Board's only concern with the Application is with navigation rights and safety, including commercial traffic, on the New River. He asserted

that he believed the Application to present a navigation issue, and that granting the waiver would double the permitted 25 ft. extension into the waterway.

Vice Chair Strobel noted the individuals and entities that have provided letters regarding the Application. Mr. Cuba confirmed that he has distributed all the letters he has received since the Application was first placed on the Agenda, noting that most were received prior to the previous date when this Item was scheduled to be heard. He had also notified the individuals who sent letters that the Item had been rescheduled to tonight's meeting.

Mr. Graves requested clarification that the Application was for a commercial enterprise that would rent boat slips. Ms. Robbins replied that the subject property is a multi-family residence. Mr. McAloon added that the property is zoned RD-15, which permits the activities taking place at the location. Once the property has been developed, the slips will be deeded.

Mr. Witten requested more information on the property as well. Mr. McAloon replied that the property permits the development of five units by right, based on its acreage and zoning. Mr. Witten recalled that Mr. McAloon's earlier description of the property had referred to construction of a pool for family use. Mr. McAloon stated that the owner planned to retain one of the units for personal use, with plans to construct a duplex on one half of the property. One unit of the duplex would own one of the five slips. No final decision has been made thus far regarding how the rest of the property would be developed.

Mr. Witten pointed out that the Applicant's team had described a hardship on the property for residents who do not live there or have boats docked there. He described the proposed development as commercial rather than single-family residential. Ms. Robbins advised that the property is not zoned for commercial use, but for multi-family residential use, which requires a 5 ft. setback for the vessels. No Site Plan was provided during the presentation because the request affected structures on the water rather than upland development.

Mr. Witten pointed out that the Application did not represent a family home for which a family had a need, but was instead a property for which the owner planned to sell condominium units. Mr. McAloon explained that the units would be individually deeded, including the boat slips, and that the property's zoning permits the proposed use. Docks would be sold in conjunction with the upland units.

Mr. Graves asked if the marina aspect of the property would be built before the upland units are constructed. He also asked if the property owner planned to rent the boat slips. Mr. McAloon replied that RD-15 zoning permits this rental by right; however, the owner's intent is to build upland units as well. He added that the property will go before the City Commission at their January 18, 2021 meeting to discuss historic preservation aspects of the property. He reiterated that this would not constitute commercial use, as the

parcel is zoned RD-15. Mr. Graves pointed out that the rental of boat slips would be commercial enterprise.

Mr. Graves also asked why it was necessary to construct a 70 ft. boat slip. Mr. McAloon stated that this size described a boat to be docked at the property rather than the slip. He continued that in terms of navigation, the Applicant's team includes experts who have provided testimony on his behalf, and that navigability is defined by a set of rules and regulations which are met by the Applicant.

Mr. Harrison commented that in addition to his concern for marine businesses located upriver from the subject property, including tow boat operators, he was also concerned for navigability and the possibility of allowing larger boats at the site. With regard to enforcement of navigability, he pointed out that the size of boats docked at the property is currently limited because the dock is only 25 ft. in length and larger vessels cannot be moored there safely. He added that while he did not oppose the docking of a 70 ft. boat at the subject location, he would oppose docking an 80 or 90 ft. boat there.

Mr. Harrison continued that while boats may extend into up to 30% of the waterway, there are areas along the river at which a 30% extension would eliminate the ability of businesses to tow boats through that area. He concluded that the potential for placing boats larger than 70 ft. on the proposed docks is a real concern, and he was not in favor of granting the Application.

Ms. Robbins asked if the Board felt there is a more appropriate length for the proposed docks to accommodate a 70 ft. vessel but not larger vessels. Chair Henderson advised that the Board could not speculate on this, and that if the Applicant wished to make changes to his plans, the Application could be resubmitted at a later time. Ms. Robbins requested deferral of the Application at this time.

## **VII. Old / New Business**

None.

## **VIII. Adjournment**

There being no further business to come before the Board at this time, the meeting was adjourned at 7:45 p.m.

Any written public comments made 48 hours prior to the meeting regarding items discussed during the proceedings have been attached hereto.

[Minutes prepared by K. McGuire, Prototype, Inc.]

# ITEM V

## MEMORANDUM MF NO. 22-01

DATE: January 24, 2022

TO: Marine Advisory Board Members

FROM: Andrew Cuba, Marine Facilities Manager

RE: February 3, 2022 MAB Meeting - Dock Waiver of Distance Limitations – Daniel Cole-Cole Properties & Land LLC / 625 SW 5<sup>th</sup> Place

Attached for your review is a revised application from Daniel Cole – Cole Properties & Land LLC, 625 SW 5<sup>th</sup> Place.

### APPLICATION AND BACKGROUND INFORMATION

At the January 6, 2022 Marine Advisory Board (MAB) meeting, the applicant requested approval for installation of three (3) floating docks and four (4) concrete mooring piles extending a maximum of +/-55.6' into the New River requiring a Dock Waiver of Distance Limitations. As a result of concerns expressed by the MAB and neighbors, the applicant requested a deferral. A revised application is seeking a recommendation of approval for a reduced size layout extending a maximum of 50.6' from the property line. The distances these structures extend from the property line into the New River are shown in the survey and summarized in Table 1 below:

**TABLE 1**

<b>PROPOSED STRUCTURES</b>	<b>STRUCTURE DISTANCE FROM PROPERTY LINE</b>	<b>PERMITTED DISTANCE WITHOUT WAIVER</b>	<b>AMOUNT OF DISTANCE REQUIRING WAIVER</b>
<b>Floating Dock</b>	<b>49.5'</b>	<b>25'</b>	<b>24.5'</b>
<b>Floating Dock</b>	<b>50.6'</b>	<b>25'</b>	<b>25.6'</b>
<b>Floating Dock</b>	<b>50.2'</b>	<b>25'</b>	<b>25.2'</b>
<b>Mooring Pile</b>	<b>48.1'</b>	<b>25'</b>	<b>23.1'</b>
<b>Mooring Pile</b>	<b>28.1'</b>	<b>25'</b>	<b>3.1'</b>
<b>Mooring Pile</b>	<b>49.1'</b>	<b>25'</b>	<b>24.1'</b>
<b>Mooring Pile</b>	<b>29.1'</b>	<b>25'</b>	<b>4.1'</b>

The City's Unified Land and Development Regulations (UDLR) Sec. 47-19.3.C limits the maximum distance of mooring structures to 25' or 25% of the width of the waterway, whichever is less and Sec. 47-19.3.D. limits mooring piles to 25' or 30% of the width of the waterway, whichever is less. Section 47-19.3.E authorizes the City Commission to waive that limitation based on a finding of extraordinary circumstances. The applicant indicates that the proposed structures and piles are necessary for safely mooring resident's vessels due to high wave energy from excessive boat wakes along the New River, as well as during high winds and severe weather.

### PROPERTY LOCATION AND ZONING

The property is located within the RD-15 Residential Single Family and Duplex / Medium Density District. It is situated on the southern shore of the New River where the width of the waterway from wet face to wet face is +/- 250 feet, according to the Summary Description provided in **Exhibit 1**.

DOCK PLAN AND BOATING SAFETY

Marine Facilities' records reflect there have been at least three (3) Waivers of Limitation approved by the City Commission within close proximity to 625 SW 5<sup>th</sup> Place (**Table 2**).

**TABLE 2**

<b>DATE</b>	<b>ADDRESS</b>	<b>MAXIMUM DISTANCE</b>
September 1991	777 SW 6 <sup>th</sup> Street	38'
November 2015	811 SW 6 <sup>th</sup> Street	47.1'
November 2017	716 Bryan Place	62'

RECOMMENDATIONS

Should the Marine Advisory recommend approval of the application, the resolution under consideration by the City Commission should include at least the following as prescribed in the ULDR and City Code of Ordinances:

1. The applicant is required to comply with all applicable building and zoning regulations as well as any other Federal and State laws and permitting requirements including the Broward County Environmental Protection and Growth Management Department, the Florida Department of Environmental Protection and the U.S. Army Corps of Engineers.
2. As a general condition of approval and in order to review for final consistency with construction of facilities in accord with this application and City building permits the applicant is required to provide the City's Marine Facilities Supervisor with copies of "As Built" drawings from a certified and licensed contractor.
3. The applicant is required to install and affix reflector tape to the proposed mooring piles in accord with Section 47.19.3.E of the Unified Land and Development Regulations (ULDR).

AC  
Attachment

cc:  
Enrique Sanchez, Deputy Director of Parks and Recreation  
Jon Luscomb, Marine Facilities Supervisor



**625 SW 5<sup>th</sup> PLACE  
APPLICATION FOR WATERWAY WAIVER**

714 East McNab Road. Pompano Beach, FL 33060 *tel.* 954.782.1908 *fax.* 954.782.1108 [www.thechappellgroup.com](http://www.thechappellgroup.com)

Environmental Consultants | Marina & Wetland Permitting | Mitigation Design & Monitoring | T & E Species Surveys | Tree Surveys/Appraisals



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## **EXHIBIT II SUMMARY DESCRIPTION**

**Summary Description**  
**625 SW 5<sup>th</sup> Place**  
**TCG Project No. 21-0092**

The project site is located along the New River at 625 SW 5<sup>th</sup> Place, in Section 10, Township 50, Range 42, in the City of Fort Lauderdale, Broward County, Florida

The property is located along the New River, which is a tidal water. The nearest direct connection to the Atlantic Ocean is approximately 3 miles to the southeast at the Port Everglades Inlet. As the project site is located along the New River, the incoming tidal waters (flood) at the site move to the west and the outgoing waters (ebb) move to the east.

The project site consists of an existing ±172.3 In. ft. concrete seawall and two (2) wood finger piers (156 sq. ft.). The proposed project consists of the replacement of the existing wood fixed docks with floating docks to accommodate the slip size currently utilized, which is consistent with the mooring and docks adjacent to the property along the New River and the city marina and boat ramp on the other side of the New River. More specifically, the proposed project consists of the installation of a 164.1 In. ft. concrete panel seawall with 525 sq. ft. of backfill, the installation of three (3) 45'x7' floating docks (945 sq. ft.) with three (3) 12'x4' access ramps, and the installation of four (4) wood 12-inch mooring piles. As measured from the property line, the proposed floating docks and mooring piles encroach more than 25' from the property line into the New River. As these distances are over the allowable 25' distance into the waterway from the property line, the proposed finger piers and mooring piles will require a variance waiver.

The proposed structures are being applied for concurrently with the Broward County Environmental Protection & Growth Management Department, Florida Department of Environmental Protection, and US Army Corps of Engineers.

The following four (4) matters provide justification for this waiver request:

1. All structures and piles will not exceed 30% of the width of the waterway.
2. Due to the extraordinary width of the waterway at this location from wetface to wetface (±250'), the proposed project will not impede navigation within the New River.
3. The proposed structures are necessary for safely mooring resident's vessels, especially during high wind events and severe weather.

4. The proposed structures are also necessary to protect the resident's vessels from high wave energy from excessive boat wakes along the New River.
5. The proposed project purpose is to rehabilitate the existing docks and slips. Thus, the proposed structures and slips do not exceed the length of the current, existing slips.

If this waiver is approved, the applicant will comply with all necessary construction requirements stated in Section 47-19.3 (C)(D)(E).

STRUCTURE	PROPOSED STRUCTURES	STRUCTURE DISTANCE FROM PROPERTY LINE	PERMITTED DISTANCE WITHOUT WAIVER	DISTANCE REQUIRING A WAIVER
A	Floating dock	49.5'	25'	24.5'
B	Floating dock	50.6'	25'	25.6'
C	Floating dock	50.2'	25'	25.2'
D	Mooring pile	48.1'	25'	23.1'
E	Mooring pile	28.1'	25'	3.1'
F	Mooring pile	49.1'	25'	24.1'
G	Mooring pile	29.1'	25'	4.1'

## **EXHIBIT III WARRANTY DEED**

Prepared by and return to:  
Cynthia Kelley  
McNeese Title, LLC  
36468 Emerald Coast Parkway, Suite 1201  
Destin, Florida 32541

File Number: 21-0490CK

## Warranty Deed

Made this May 26, 2021 A.D. By **Charles Leikauf and Kathy Leikauf, husband and wife and Richard A. Joyner, a single man**, whose address is: 2110 Riverland Road, Fort Lauderdale, Florida 33312, hereinafter called the grantor, to **Cole Properties & Land, LLC, a Florida limited liability company**, whose address is: PO Box 2521, Santa Rosa Beach, Florida 32459, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Broward County, Florida, viz:

Lots 11 and 12, a RE-SUBDIVISION OF BLOCK 36, FORT LAUDERDALE, FLORIDA, 2-11B, according to the Plat thereof, recorded in Plat Book 2, Page 11 of the Public Records of Broward County, Florida, together with the portion of land abutting South River Dr., per case No. 80-14749, and that 25 foot portion of the vacated right of way of Southwest 7th Avenue.

Parcel ID Number: 504210-43-0070

**Said** property is not the homestead property of the Grantor as defined by the Constitution of the State of Florida.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except for all covenants, conditions, restrictions, reservations, limitations and easements of record, and to all applicable zoning ordinances and/or restrictions and prohibitions imposed by governmental authorities, if any and taxes accruing subsequent to December 31, 2020.

Prepared by and return to:  
Cynthia Kelley  
McNeese Title, LLC  
36468 Emerald Coast Parkway, Suite 1201  
Destin, Florida 32541

File Number: 21-0490CK

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence:*

Witness Signature [Signature]  
Witness Printed Name CONNIE SALERNO

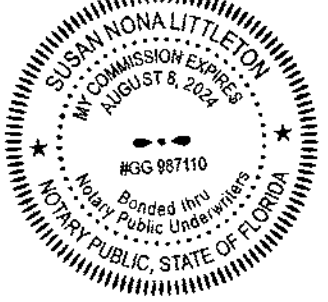
[Signature]  
Charles Leikauf

Witness Signature [Signature]  
Witness Printed Name SUSAN N. LITTLETON

[Signature]  
Kathy Leikauf

State of Florida  
County of Broward

The foregoing instrument was acknowledged before me by means of physical presence, this 25 day of May, 2021, by Charles Leikauf, Kathy Leikauf and Richard A. Joyner, who are personally known to me or who produced Drivers License as identification.



[Signature]  
Notary Public  
Print Name: SUSAN N. LITTLETON  
My Commission Expires: \_\_\_\_\_

(Seal)

Prepared by and return to:  
Cynthia Kelley  
McNeese Title, LLC  
36468 Emerald Coast Parkway, Suite 1201  
Destin, Florida 32541

File Number: 21-0490CK

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence:*

Witness Signature *[Signature]*

Witness Printed Name CONNIE SALERNO

*[Signature]*  
Richard A Joyner

Witness Signature *[Signature]*  
Witness Printed Name SUSAN N. LITTLETON

State of Florida  
County of Broward

The foregoing instrument was acknowledged before me by means of physical presence, this 25 day of May, 2021, by Richard A. Joyner, who are personally known to me or who produced Drivers License as identification.

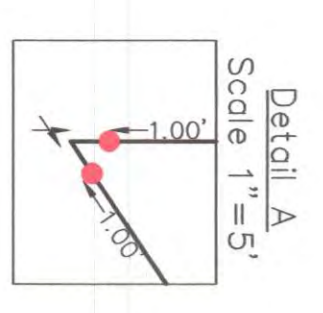


(Seal)

*[Signature]*  
Notary Public  
Print Name Susan N. Littleton  
My Commission Expires: \_\_\_\_\_

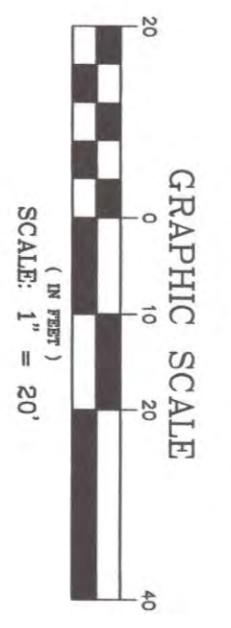
## **EXHIBIT IV ORIGINAL SURVEY**

- LEGEND**
- (F) Field Distance and/or Bearing
  - (P) Permanent Control Point Found (LB 7554)
  - (W) Witness
  - (C) Capped Iron Rod Set (LB 7554)
  - (K) Capped Iron Rod Set (Volker Control Point)
  - (U) Permanent Control Point Found (Unknown)
  - (L) Permanent Control Point Found (LB 285)
  - (D) Permanent Control Point Found (LB 7334)
  - (S) Sanitary Sewer Manhole
  - (B) Bolard
  - (S) Street Sign
  - (C) Vault Box Sewer Clean Out
  - (G) Gate Inlet
  - (M) Meter Valve
  - (M) Meter Valve
  - (P) Power Pole
  - (G) Guy Anchor
  - (E) Electrical (Misc.)
  - (A) Asphalt Pavement
  - (W) Wood Fence
  - (A) Asphalt Pavement
  - (W) Wood
  - (B) Brick
  - (R) Ground Rubber



**LINE TABLE**

LINE	LENGTH	BEARING
L1	43.54'	S 00°00'00" W
L2	24.08'	N 00°00'00" E
L3	24.08'	N 00°00'00" W
L4	24.08'	N 00°00'00" W
L5	128.17'	N 00°00'00" W
L6	128.17'	N 00°00'00" W
L7	55.00'	N 45°23'34" E



**SURVEYORS REPORT:**

F.M.A. FLOOD INSURANCE RATE MAP NO. 1201102957 H, DATED AUGUST 18, 2014 INDICATES THAT THIS PROPERTY IS LOCATED IN "ZONE X (SHADY)" & "ZONE A(S)". FLOOD ZONES(S) SCALED FROM THE AFOREMENTIONED FLOOD INSURANCE RATE MAP. THIS SURVEY WAS PREPARED FOR THE CLIENT'S USE AND PURPOSE AS SHOWN. USAGE FOR ANY OTHER PURPOSE, REPRODUCTIONS (IN WHOLE OR IN PART) SHALL NOT BE MADE WITHOUT THE EXPLICIT WRITTEN PERMISSION OF THE SURVEYOR.

NO ATTEMPT HAS BEEN MADE BY VOELKER SURVEYING TO VERIFY TITLE, ACTUAL, LEGAL OWNERSHIP, DEED RESTRICTIONS, EASEMENTS, OR OTHER BURDENS ON THE PROPERTY OTHER THAN THAT FURNISHED BY THE CLIENT OR HIS REPRESENTATIVE. NOTICE THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS SURVEY THAT ZONING ORDINANCES AND RESTRICTIONS OF RECORD.

UTILITIES, BOTH OVERHEAD AND UNDERGROUND SHOWN, HAVE BEEN LOCATED FROM VISIBLE UTILITY FEATURES, AND PREVIOUS CONSTRUCTION DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN, COMPRISE ALL SUCH UTILITIES. THE SURVEYOR DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES, EXCEPT FOR ABOVE GROUND VISIBLE UTILITY FEATURES.

THIS COMPANY AND ITS EMPLOYEES HAVE MADE NO ATTEMPT TO PHYSICALLY LOCATE IMPROVEMENTS TO FEATURES SUCH AS FOOTINGS AND OTHER UNDERGROUND ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.

ALL TIES TO PUBLIC LAND SURVEY SYSTEM MONUMENTS ARE PROPORTED.

BEARINGS BASED ON THE CENTERLINE OF S.W. 5TH PLACE, BEING S 56°10'17" W

ALL ELEVATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM (1988), NATIONAL GEODETIC SURVEY, GEUS STATIC SOLUTION (GEOID 18)  
TBM # 1/2" CAPPED IRON ROD (VOELKER CONTROL POINT), ELEVATION = 4.94'  
TBM # 2" PERMANENT CONTROL POINT (UNKNOWN), ELEVATION = 3.82'

REFERENCE MAPS:  
a. PLAT OF RE-SUBDIVISION OF BLOCK 36, FT. LAUDERDALE, FLORIDA, BY H.C. DAVIS, DATED JANUARY 13, 1921.  
b. BOUNDARY SURVEY OF LOTS 11, 12, AND SOUTH NEW RIVER DRIVE, BY ATLANTIC COAST SURVEYING, INC., DATED MAY 7, 2021

CERTIFIED TO: COLE PROPERTIES & LAND LLC, SERVICEMAST BANK, INDIAN TITLE LLC, FIRST AMERICAN TITLE INSURANCE COMPANY

**LEGAL DESCRIPTION:**  
LOTS 11 AND 12, A RE-SUBDIVISION OF BLOCK 36, FT. LAUDERDALE FL, 2-11B, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 11 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, WITH THE PORTION OF THE ROAD ABUNDING SOUTH AND WEST FROM LOT 12, BEING THE PORTION OF THE ROAD PORTION OF VACATED RIGHT-OF-WAY OF SOUTHWEST 7TH AVENUE.

*[Signature]*  
Professional Surveyor and Mapper #6328

**REVISIONS**

NO.	DATE	DESCRIPTION

**A BOUNDARY & TOPOGRAPHIC SURVEY**  
FOR  
**COLE PROPERTIES & LAND LLC.**

Lot 11, 12, & South New River Drive, Resub. Block 36, Broward County, Florida

Job # 13481

Field Book: 666

Field Date: 18 May 21

APPROVED BY: RV

DRAWN BY: CWB

DATE: 21 May 2021

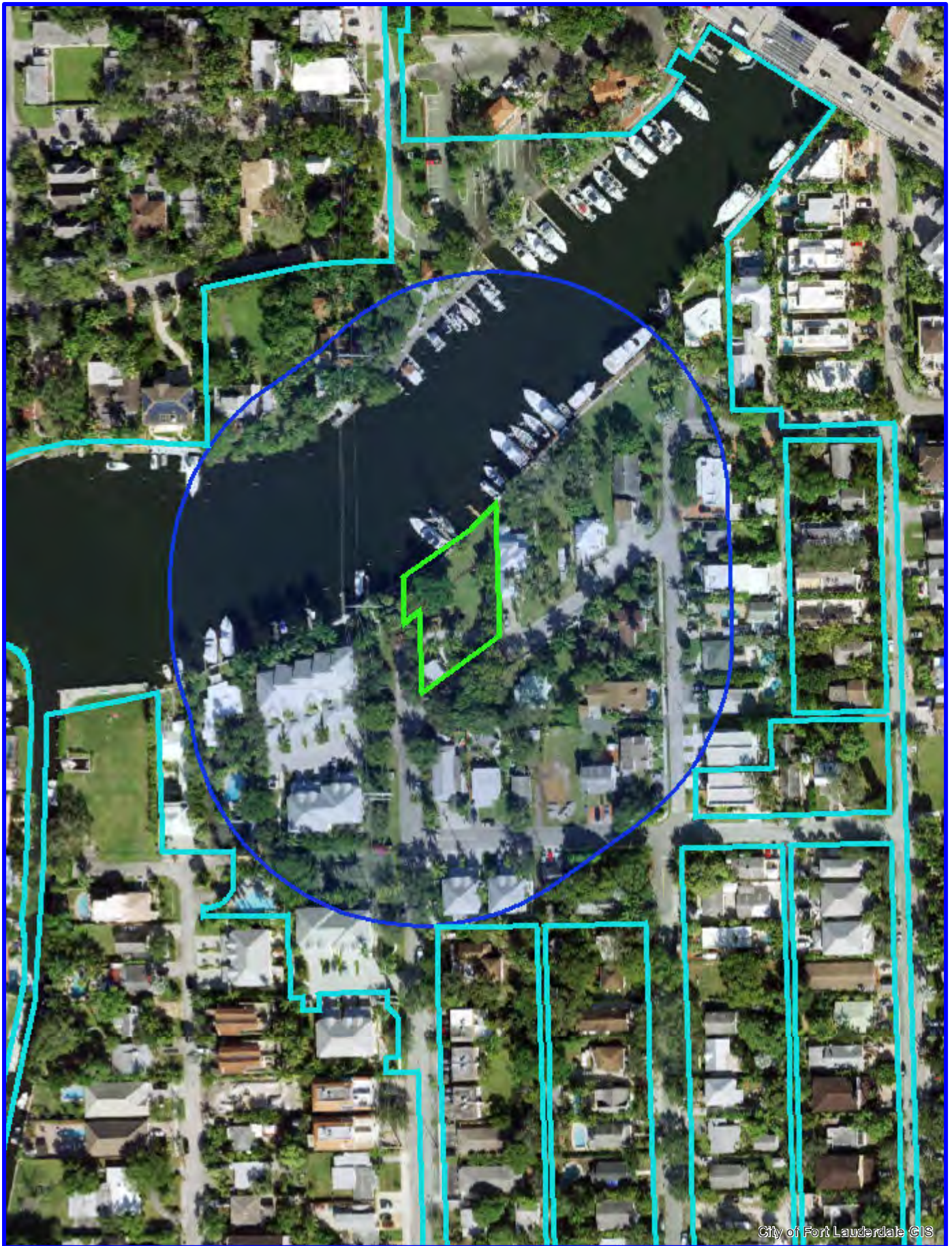
SCALE: 1" = 20'

SHEET 1 OF 1

**Voelker Surveying**

110 Logan Lane, Suite 4  
Santa Rosa Beach, Florida 32459  
Phone: 850.231.6300 Fax: 850.231.6305  
LB 7584 web: voelkersurvey.com

## **EXHIBIT V ZONING AERIAL**



City of Fort Lauderdale GIS



CITY OF FORT LAUDERDALE

625 SW 5th Place



0 90 180 Feet

**GIS**  
Fort Lauderdale

## EXHIBIT VI SITE PHOTOGRAPHS



**1. Southern portion of the subject site, facing north along the New River.**

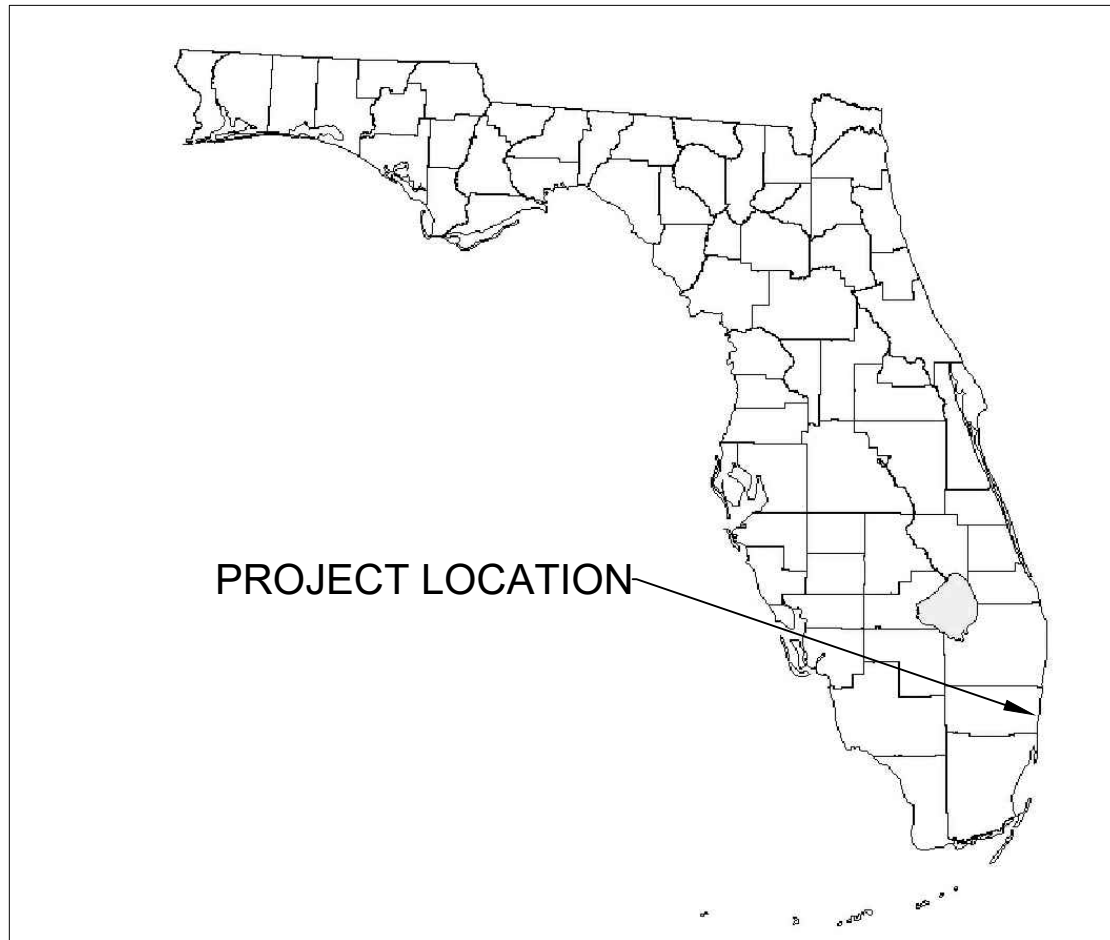


**2. Northern portion of the subject site, facing south along the New River.**

## **EXHIBIT VII PROJECT PLANS**

# 625 SW 5TH PLACE

## PLAN SET



LOCATION MAP (N.T.S.)

### DRAWING INDEX

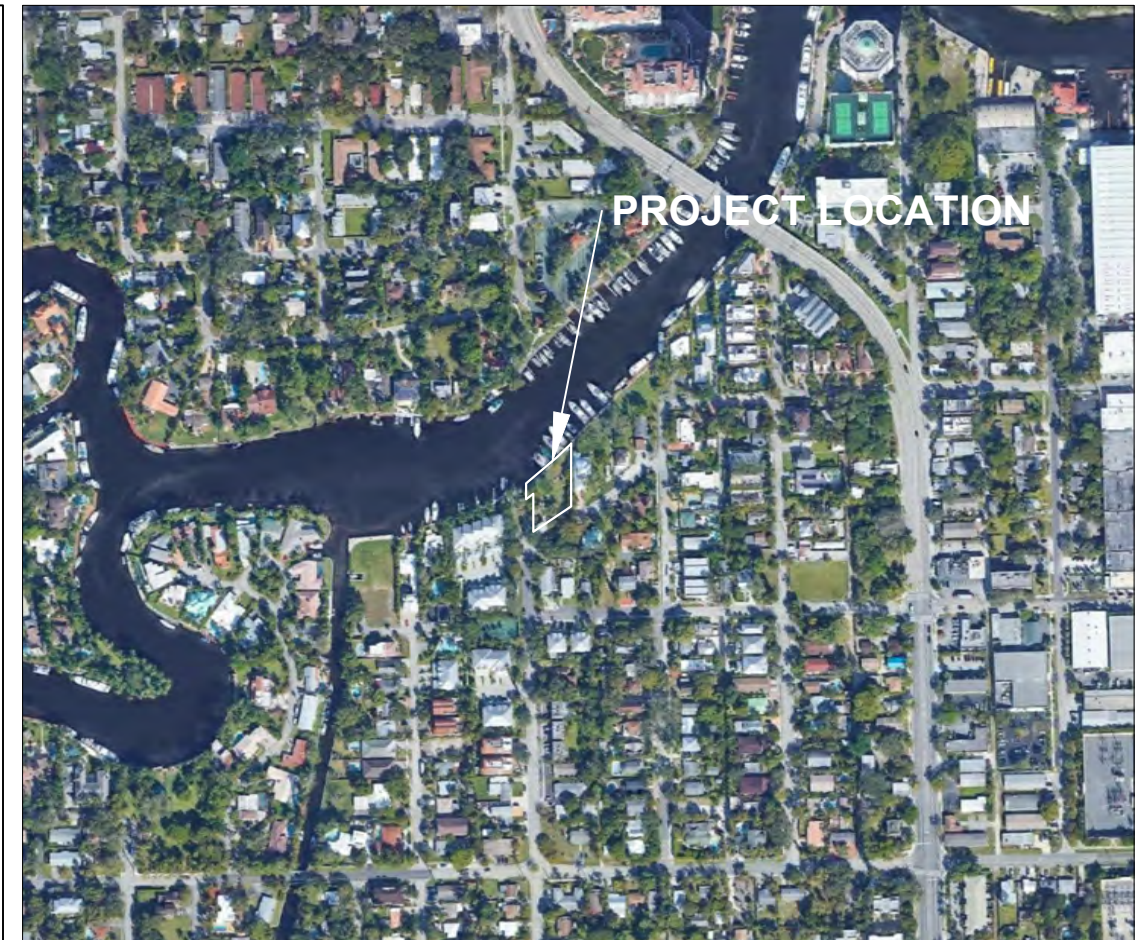
SHEET 1: COVER

SHEET 2: EXISTING  
CONDITIONS

SHEET 3: PROPOSED  
CONDITIONS

SHEET 4: SECTION A

SHEET 5: DETAILS



VICINITY AERIAL (N.T.S.)

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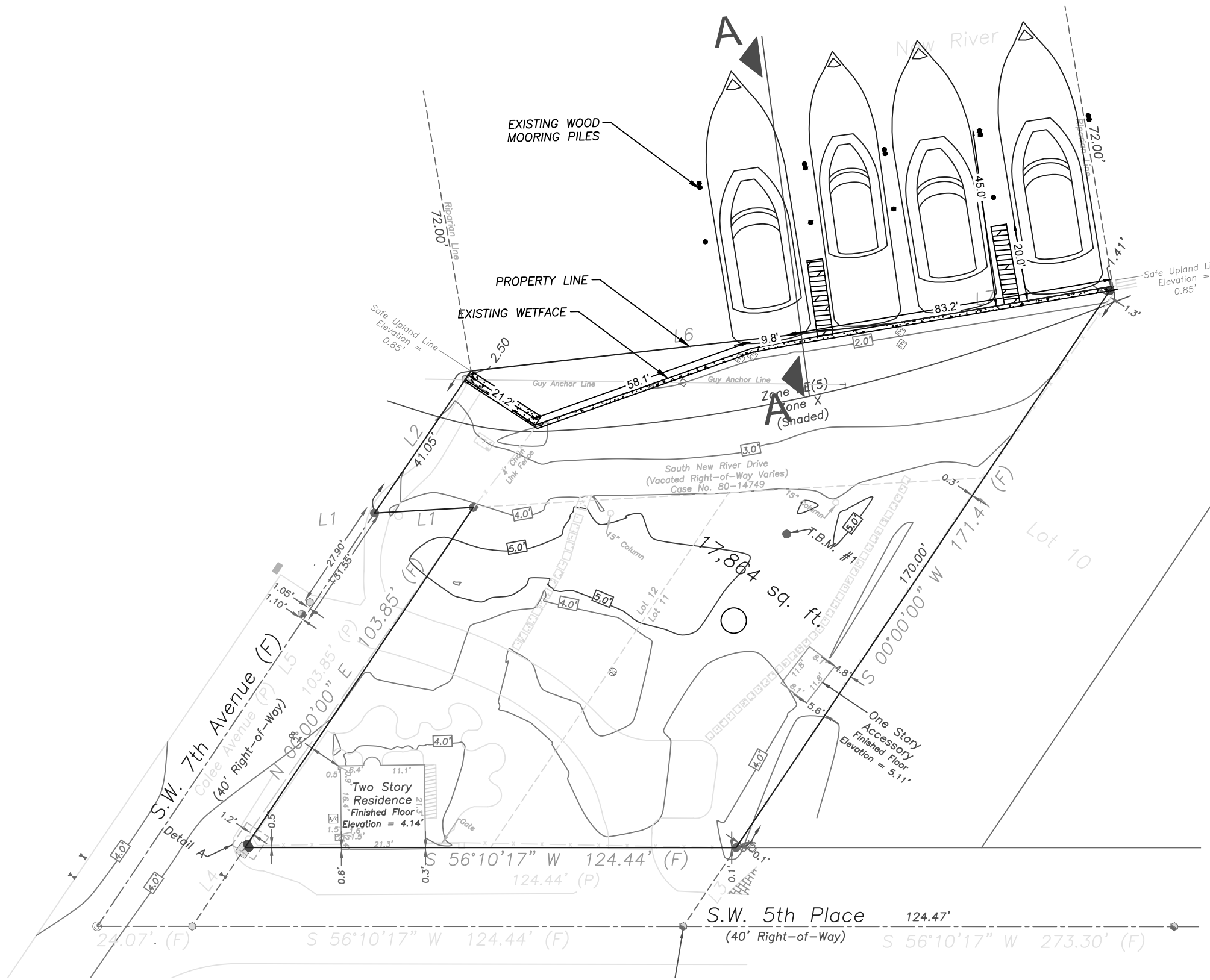
**THE Chappell GROUP** INC.  
714 East McNab Road  
Pompano Beach, Florida 33060  
tel. 954.782.1908  
fax. 954.782.1108  
[www.thechappellgroup.com](http://www.thechappellgroup.com)

- Environmental Consultants
- Marina & Wetland Permitting
- Mitigation Design & Monitoring
- T&E Species Surveys
- Tree Surveys/Appraisals

625 SW 5TH PLACE  
PREPARED FOR:  
COLE PROPERTIES & LAND, LLC.

COVER

Date: 1/21/2022	Sheet : <b>1</b>	of : <b>5</b>
Proj No.: 21-0092		



EXISTING SLIP TABLE		
SLIP #	LENGTH	WIDTH
1	70'	23'
2	70'	23'
3	70'	20'
4	70'	23'

### LEGEND

- SUBJECT SITE (0.32 AC)
- EXISTING CONCRETE SEAWALL TO REMAIN (±172.3 LN. FT.)
- EXISTING WOOD DOCKS TO BE REMOVED (±156 SQ. FT.)

M.H.W. = 0.30' NAVD88 M.L.W. = (-)1.90' NAVD88  
 NOTE: SURVEY INFORMATION PROVIDED BY VOELKER SURVEYING. ELEVATIONS SHOWN AS NAVD88.

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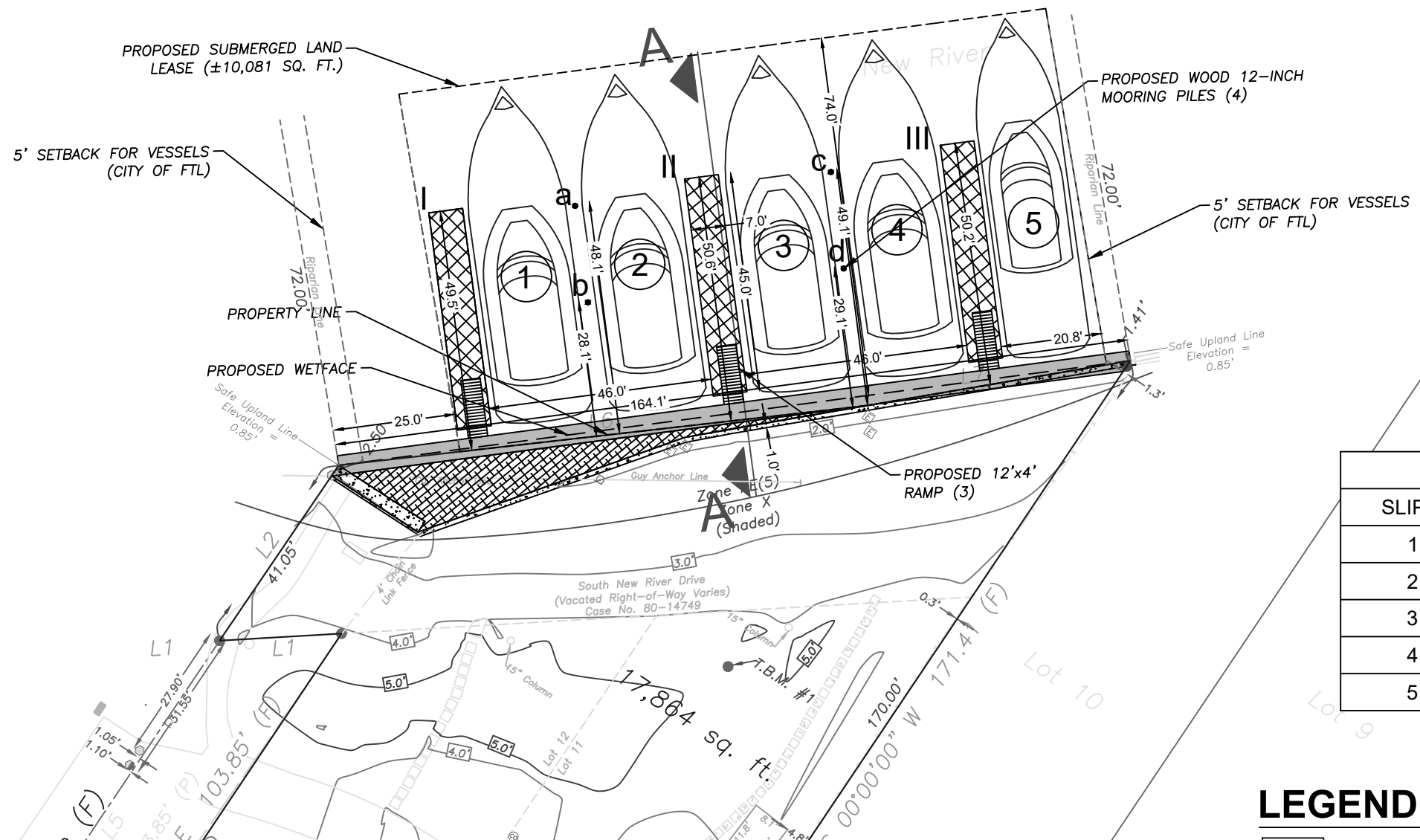
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**625 SW 5TH PLACE**

PREPARED FOR:  
**COLE PROPERTIES & LAND, LLC.**

EXISTING CONDITIONS		
Date: 1/21/2022	Sheet :	of :
Proj No.: 21-0092	2	5



PROPOSED SLIP TABLE		
SLIP #	LENGTH	WIDTH
1	70'	23'
2	70'	23'
3	70'	23'
4	70'	23'
5	70'	20'

**LEGEND**

- SUBJECT SITE (0.32 AC)
- EXISTING CONCRETE SEAWALL TO REMAIN (±172.3 LN. FT.)
- PROPOSED CONCRETE PANEL SEAWALL (±164.1 LN. FT.)
- PROPOSED CLEAN BACKFILL (±525 SQ. FT.; ±50 C.Y.)
- PROPOSED FLOATING DOCKS (±945 SQ. FT.)

M.H.W. = 0.30' NAVD88 M.L.W. = (-)1.90' NAVD88  
 NOTE: SURVEY INFORMATION PROVIDED BY VOELKER SURVEYING. ELEVATIONS SHOWN AS NAVD88.

CITY WAIVER REQUEST			
PROPOSED STRUCTURES	STRUCTURE DISTANCE FROM PROPERTY LINE	PERMITTED DISTANCE WITHOUT WAIVER	DISTANCE REQUIRING A WAIVER
FLOATING DOCK (I)	49.5'	25'	24.5'
FLOATING DOCK (II)	50.6'	25'	25.6'
FLOATING DOCK (III)	50.2'	25'	25.2'
MOORING PILE (a)	48.1'	25'	23.1'
MOORING PILE (b)	28.1'	25'	3.1'
MOORING PILE (c)	49.1'	25'	24.1'
MOORING PILE (d)	29.1	25'	4.1'

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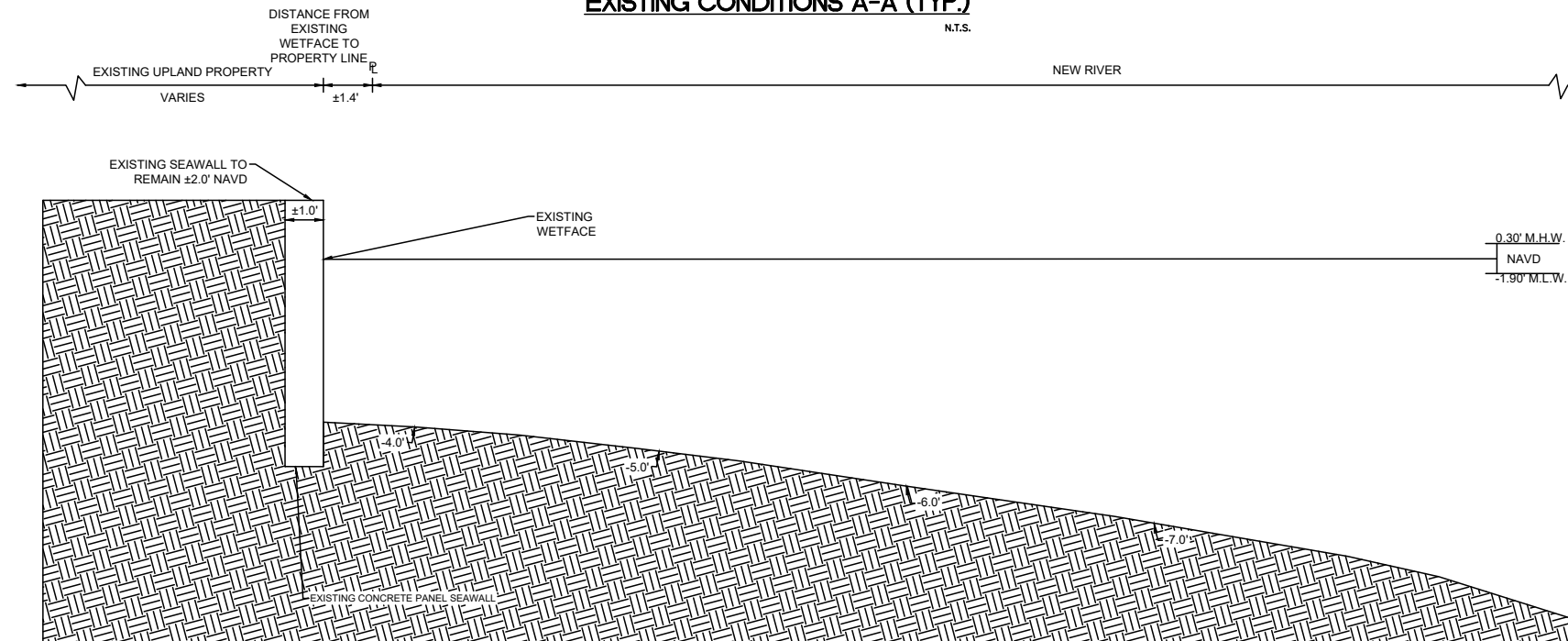
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**625 SW 5TH PLACE**  
 PREPARED FOR:  
**COLE PROPERTIES & LAND, LLC.**

PROPOSED CONDITIONS		
Date: 1/21/2022	Sheet : <b>3</b>	of : <b>5</b>
Proj No.: 21-0092		

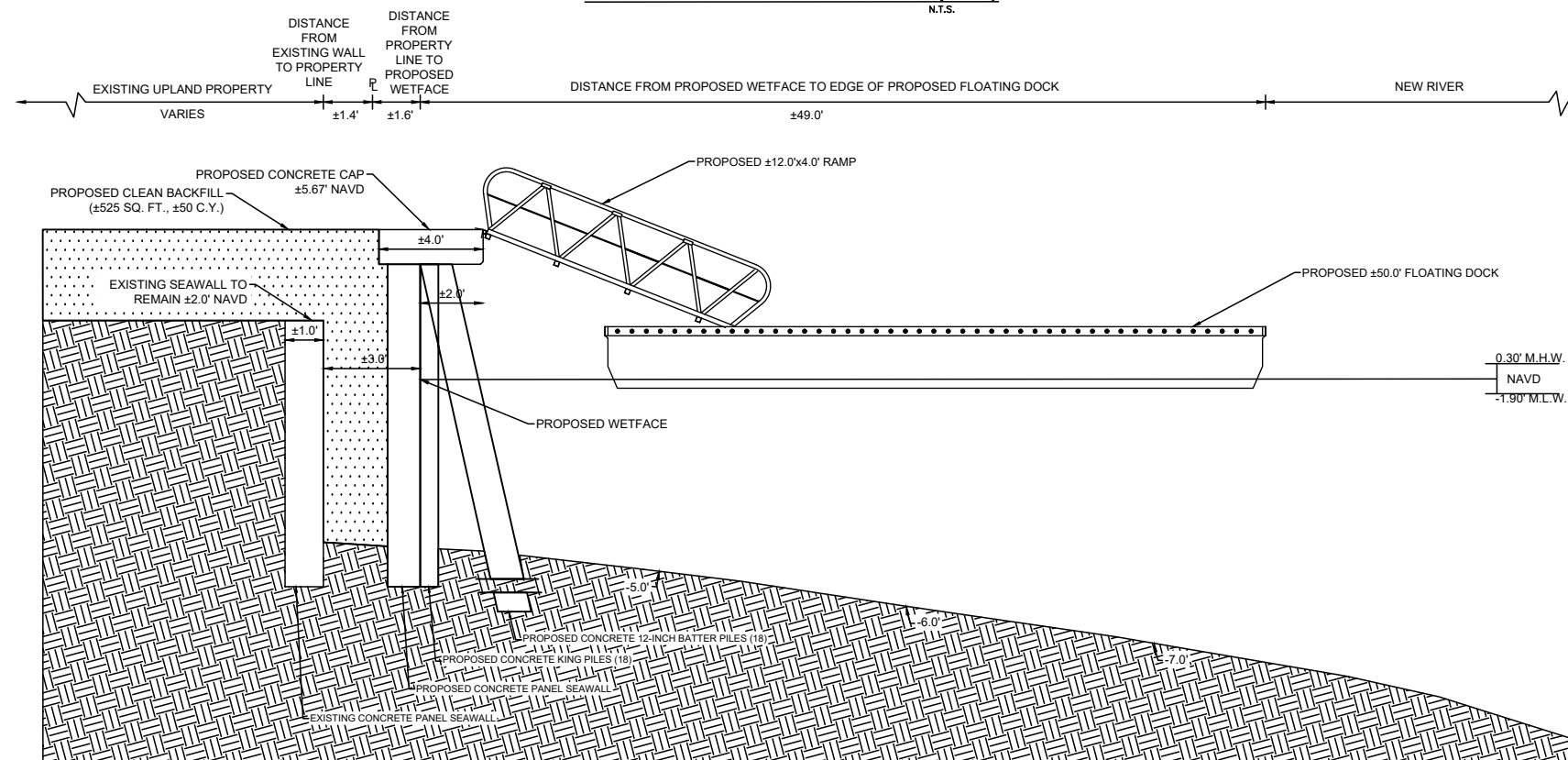
**EXISTING CONDITIONS A-A (TYP.)**

N.T.S.



**PROPOSED CONDITIONS A-A (TYP.)**

N.T.S.



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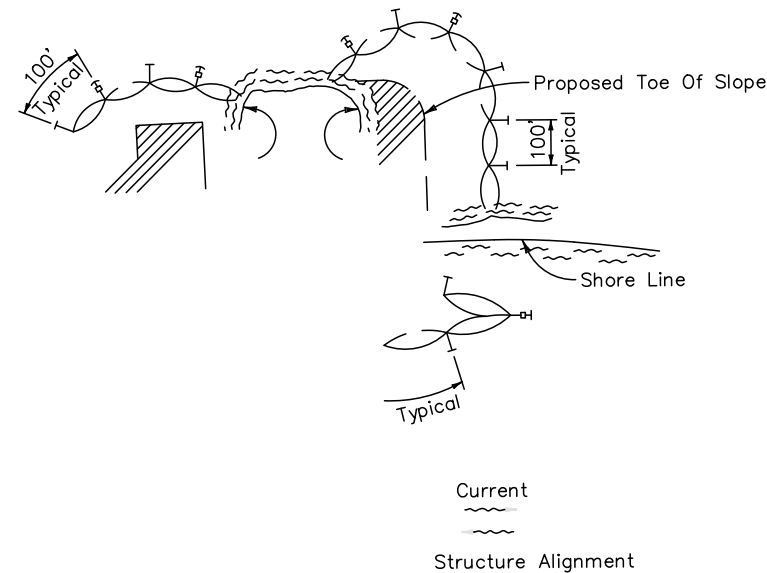
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**625 SW 5TH PLACE**  
 PREPARED FOR:  
**COLE PROPERTIES & LAND, LLC.**

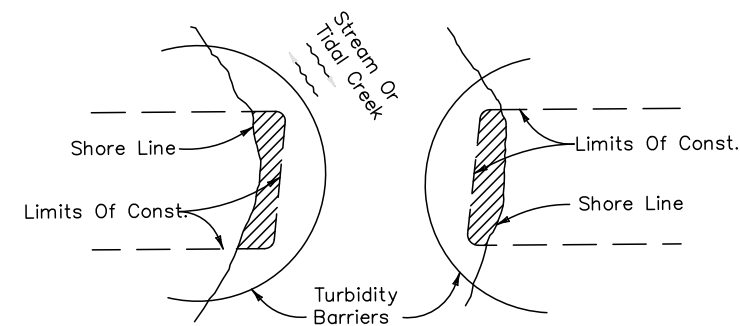
SECTION A

Date: 1/21/2022	Sheet : <b>4</b>	of : <b>5</b>
Proj No.: 21-0092		

## CONSTRUCTION BARGE (TYP.)



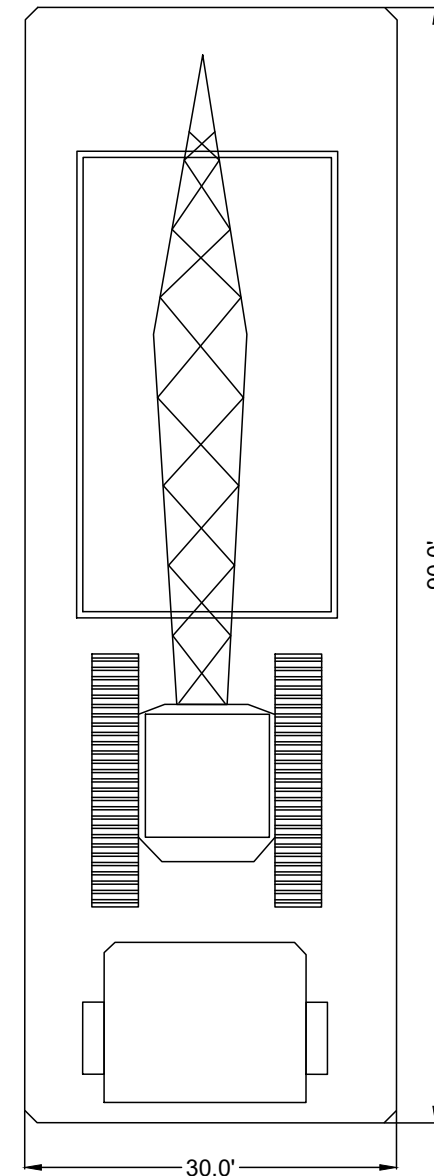
- LEGEND**
- Pile Locations
  - ▨ Dredge Or Fill Area
  - Mooring Buoy w/Anchor
  - Anchor
  - Barrier Movement Due To Current Action



**Note:**  
Turbidity barriers for flowing streams and tidal creeks may be either floating, or staked types or any combinations of types that will suit site conditions and meet erosion control and water quality requirements. The barrier type(s) will be at the Contractors option unless otherwise specified in the plans, however payment will be under the pay item(s) established in the plans for Floating Turbidity Barrier and/or Staked Turbidity Barrier. Posts in staked turbidity barriers to be installed in vertical position unless otherwise directed by the Engineer.

1. Turbidity barriers are to be used in all permanent bodies of water regardless of water depth.
2. Number and spacing of anchors dependent on current velocities.
3. Deployment of barrier around pile locations may vary to accommodate construction operations.
4. Navigation may require segmenting barrier during construction operations.
5. For additional information see Section 104 of the Standard Specifications.

### TURBIDITY BARRIER APPLICATIONS



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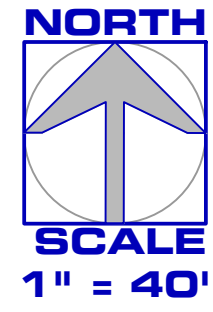
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**625 SW 5TH PLACE**  
PREPARED FOR:  
**COLE PROPERTIES & LAND, LLC.**

#### DETAILS

Date: 1/21/2022	Sheet : <b>5</b>	of : <b>5</b>	
Proj No.: 21-0092			

## **EXHIBIT VIII DISTANCE EXHIBIT**



EXISTING SLIP TABLE		
SLIP #	LENGTH	WIDTH
1	70'	23'
2	70'	23'
3	70'	20'
4	70'	23'

### LEGEND

- SUBJECT SITE (0.32 AC)
- EXISTING CONCRETE SEAWALL TO REMAIN (±172.3 LN. FT.)
- EXISTING WOOD DOCKS TO BE REMOVED (±156 SQ. FT.)

M.H.W. = 0.30' NAVD88 M.L.W. = (-)1.90' NAVD88  
 NOTE: SURVEY INFORMATION PROVIDED BY VOELKER SURVEYING. ELEVATIONS SHOWN AS NAVD88.

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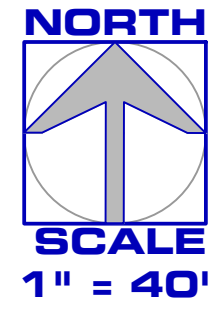
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## 625 SW 5TH PLACE

PREPARED FOR:  
 COLE PROPERTIES & LAND, LLC.

### DISTANCE EXHIBIT - EXISTING

Date: 1/21/2022	Sheet : <b>1</b>	of : <b>3</b>
Proj No.: 21-0092		



PROPOSED SLIP TABLE		
SLIP #	LENGTH	WIDTH
1	70'	23'
2	70'	23'
3	70'	23'
4	70'	23'
5	70'	20'

CITY WAIVER REQUEST			
PROPOSED STRUCTURES	STRUCTURE DISTANCE FROM PROPERTY LINE	PERMITTED DISTANCE WITHOUT WAIVER	DISTANCE REQUIRING A WAIVER
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- PROPOSED CONCRETE PANEL SEAWALL (±164.1 LN. FT.)
- PROPOSED CLEAN BACKFILL (±525 SQ. FT.; ±50 C.Y.)
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M.H.W. = 0.30' NAVD88 M.L.W. = (-)1.90' NAVD88  
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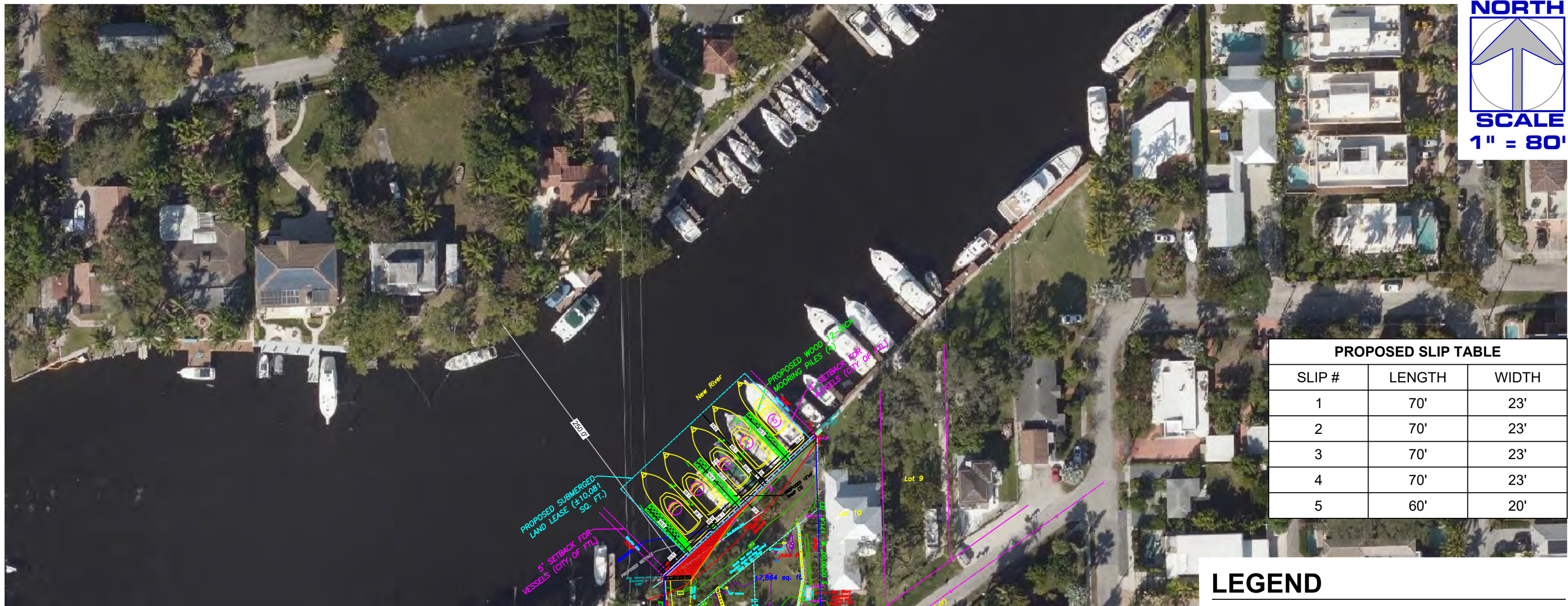
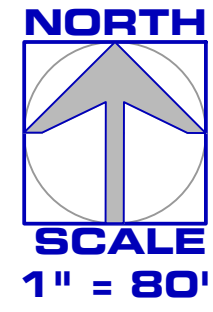
**THE Chappell GROUP** INC.  
 714 East McNab Road  
 Pompano Beach, Florida 33060  
 tel. 954.782.1908  
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[www.thechappellgroup.com](http://www.thechappellgroup.com)

- Environmental Consultants
- Marina & Wetland Permitting
- Mitigation Design & Monitoring
- T&E Species Surveys
- Tree Surveys/Appraisals

**625 SW 5TH PLACE**  
 PREPARED FOR:  
 COLE PROPERTIES & LAND, LLC.

DISTANCE EXHIBIT - PROPOSED

Date: 1/21/2022	Sheet : <b>2</b>	of : <b>3</b>
Proj No.: 21-0092		



PROPOSED SLIP TABLE		
SLIP #	LENGTH	WIDTH
1	70'	23'
2	70'	23'
3	70'	23'
4	70'	23'
5	60'	20'

CITY WAIVER REQUEST			
PROPOSED STRUCTURES	STRUCTURE DISTANCE FROM PROPERTY LINE	PERMITTED DISTANCE WITHOUT WAIVER	DISTANCE REQUIRING A WAIVER
FLOATING DOCK (I)	54.5'	25'	29.5'
FLOATING DOCK (II)	55.6'	25'	30.6'
FLOATING DOCK (III)	55.2'	25'	30.2'
MOORING PILE (a)	53.1'	25'	28.1'
MOORING PILE (b)	28.1'	25'	3.1'
MOORING PILE (c)	54.1'	25'	29.1'
MOORING PILE (d)	29.1	25'	4.1'

### LEGEND

- SUBJECT SITE (0.32 AC)
- EXISTING CONCRETE SEAWALL TO REMAIN (±172.3 LN. FT.)
- PROPOSED CONCRETE PANEL SEAWALL (±164.1 LN. FT.)
- PROPOSED CLEAN BACKFILL (±525 SQ. FT.; ±50 C.Y.)
- PROPOSED FLOATING DOCKS (±1,050 SQ. FT.)

M.H.W. = 0.30' NAVD88 M.L.W. = (-)1.90' NAVD88  
 NOTE: SURVEY INFORMATION PROVIDED BY VOELKER SURVEYING. ELEVATIONS SHOWN AS NAVD88.

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**625 SW 5TH PLACE**  
 PREPARED FOR:  
**COLE PROPERTIES & LAND, LLC.**

DISTANCE EXHIBIT - PROPOSED		
Date: 1/21/2022	Sheet : <b>3</b>	of : <b>3</b>
Proj No.: 21-0092		

## **EXHIBIT IX EXISTING WAIVERS IN THE VICINTY**

## EXISTING WAIVERS IN THE VICINITY



ADDRESS	MAXIMUM DISTANCE
716 Bryan Place	62'
777 SW 6 <sup>th</sup> St	38'
811 SW 6 <sup>th</sup> St	47.1'
<b>Subject Site</b>	<b>55.6'</b>

## **EXHIBIT X LETTERS OF SUPPORT**

**LETTERS OF SUPPORT**



ADDRESS	OWNER
609 SW 5 <sup>th</sup> Place	Margaret & Ed Louis Brin
605 SW 5 <sup>th</sup> Place	Brin River Duplex, LLC
530-534 SW 7 <sup>th</sup> Avenue	Brin Family Properties 7 <sup>th</sup> LLC

September 28, 2021

Mr. Daniel Cole  
Cole Properties & Land, LLC.  
3925 West Co Hwy 30A Unit F  
Santa Rosa Beach, FL 32459

RE: 625 SW 5<sup>th</sup> Place  
City of Fort Lauderdale Waiver Request

Dear Mr. Daniel Cole,

I have reviewed the attached plans (Attachment A), for the proposed project to install three (3) floating docks and four (4) concrete mooring piles beyond 25 feet from the property line into the New River at 625 SW 5<sup>th</sup> Place. I understand that the proposed project will require a waiver of limitations through the City of Fort Lauderdale along with permitting through the regulatory agencies. I reside at 609 SW 5<sup>th</sup> Place, and support the project as proposed.

Sincerely,

Margaret & Ed Louis Brin  
609 SW 5<sup>th</sup> Place  
Fort Lauderdale, FL 33315

Handwritten signatures of Margaret Brin and Ed L. Brin. The signature of Margaret Brin is written in cursive and is positioned above the signature of Ed L. Brin, which is also in cursive.

September 28, 2021

Mr. Daniel Cole  
Cole Properties & Land, LLC.  
3925 West Co Hwy 30A Unit F  
Santa Rosa Beach, FL 32459

RE: 625 SW 5<sup>th</sup> Place  
City of Fort Lauderdale Waiver Request

Dear Mr. Daniel Cole,

I have reviewed the attached plans (Attachment A), for the proposed project to install three (3) floating docks and four (4) concrete mooring piles beyond 25 feet from the property line into the New River at 625 SW 5<sup>th</sup> Place. I understand that the proposed project will require a waiver of limitations through the City of Fort Lauderdale along with permitting through the regulatory agencies. I own 605 SW 5<sup>th</sup> Place, and support the project as proposed.

Sincerely,

Margaret Mary Brin  
Brin River Duplex, LLC.  
605 SW 5<sup>th</sup> Place  
Fort Lauderdale, FL 33315

*Margaret Mary Brin*  
*Edwin Brin*

September 28, 2021

Mr. Daniel Cole  
Cole Properties & Land, LLC.  
3925 West Co Hwy 30A Unit F  
Santa Rosa Beach, FL 32459

RE: 625 SW 5<sup>th</sup> Place  
City of Fort Lauderdale Waiver Request

Dear Mr. Daniel Cole,

I have reviewed the attached plans (Attachment A), for the proposed project to install three (3) floating docks and four (4) concrete mooring piles beyond 25 feet from the property line into the New River at 625 SW 5<sup>th</sup> Place. I understand that the proposed project will require a waiver of limitations through the City of Fort Lauderdale along with permitting through the regulatory agencies. I own 530-534 SW 7<sup>th</sup> Ave, and support the project as proposed.

Sincerely,

Margaret Mary Brin  
Brin Family Properties 7<sup>th</sup> LLC  
530-534 SW 7<sup>th</sup> Ave  
Fort Lauderdale, FL 33315

*Margaret Mary Brin  
Ed Lou Brin*