



BOARD OF ADJUSTMENT MEETING NOTICE

Date: May 23, 2025

A Public Hearing will be held before the Board of Adjustment on: Wednesday, June 11th, 2025 at 6:00 P.M.

This meeting will be held in-person at: Development Services Department, 700 NW 19th Avenue, Fort Lauderdale, Florida 33311 to determine whether the following application should be granted.

To view more information about this item, please visit: www.fortlauderdale.gov/government/BOA

CASE:	PLN-BOA-25050001
OWNER:	PUBLIX SUPER MARKETS INC
AGENT:	DAVIS KNAPIK, HEIDI
ADDRESS:	NORTHEAST 33 RD AVENUE; NORTH OCEAN, FORT LAUDERDALE, FL 33308
LEGAL DESCRIPTION:	LOTS 90, 91 & 92, BLOCK 1, LAUDERDALE BEACH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 2 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. TOGETHER WITH LOTS 1 & 2, BLOCK 23, LAUDERDALE BEACH EXTENSION UNIT B, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29, PAGE 22 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. (SEE SURVEY)
ZONING DISTRICT:	CB - COMMUNITY BUSINESS
COMMISSION DISTRICT:	2
REQUESTING:	<u>Sec 47-25.3. A.3.d.iv -Neighborhood compatibility requirements, Wall requirements.</u>

- Requesting a variance to waive the requirement to install a 5-foot-high wall along the length of the non-residential property line abutting a residential property, for a total length of 404.29 feet.
Note: This request is for folio/parcel id numbers: 494330010750 and 494330030810.

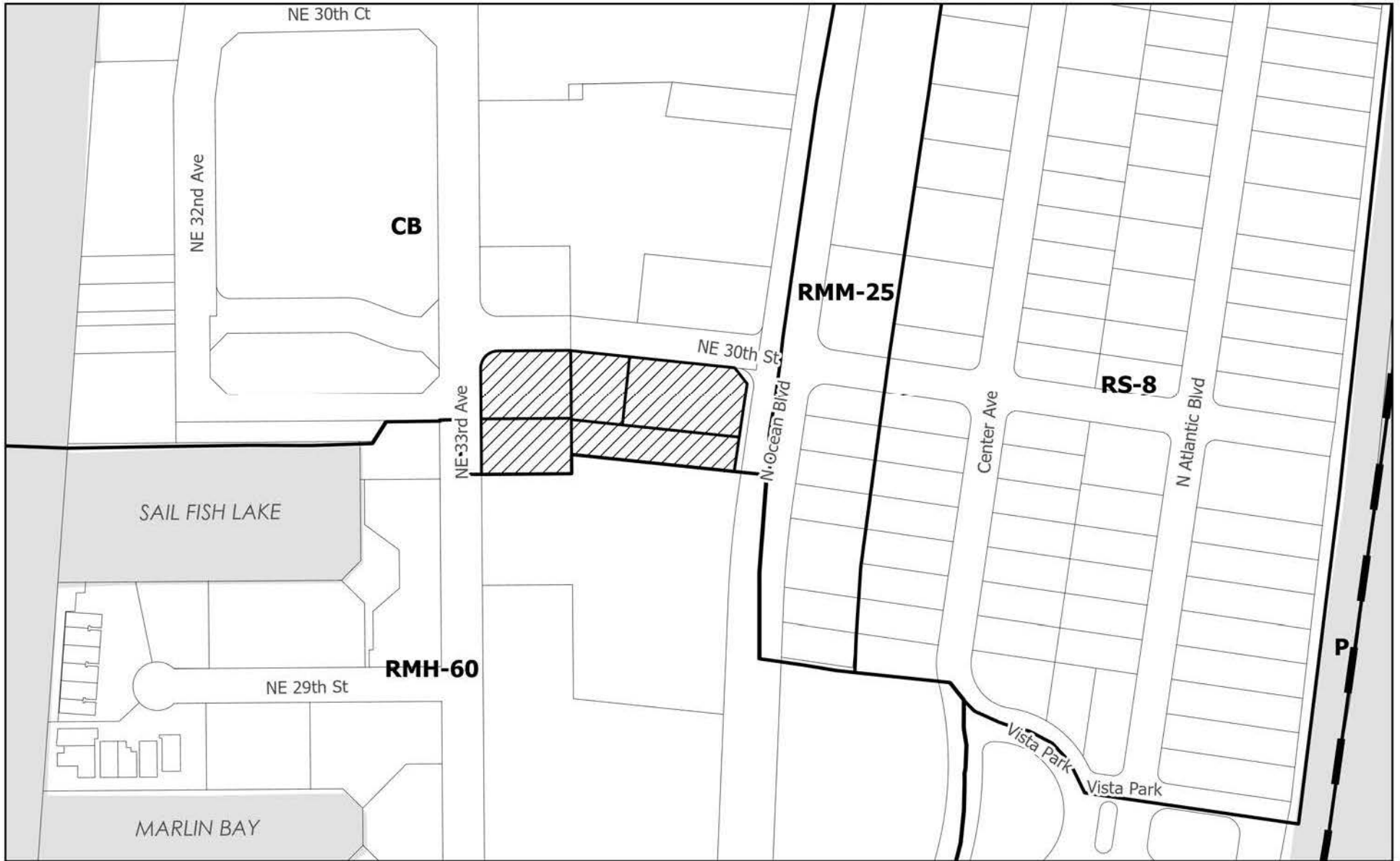
To watch and listen to the Board of Adjustment Meeting:
www.fortlauderdale.gov/fltv, www.youtube.com/cityoffortlauderdale
Cable Television - Comcast Channel 78 and AT&T U-verse Channel 99

If you have any questions, please feel free to contact me directly at 954-828-6342.

MOHAMMED MALIK
ZONING ADMINISTRATOR



Florida Statutes, Sec. 286.0105

NOTE: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based.




PLN-BOA-25050001

LEGEND

-  Municipal Boundary
-  Subject Site

N



0 200 400 US Feet

Graphic Scale

PLN-BOA- 25050001

Sec 47-25.3.A.3.d.iv – Wall requirements

iv. Wall requirements.

A wall shall be required on the non-residential property, a minimum of five (5) feet in height, constructed in accordance with Section 47-19.5 and subject to the following:

a) Decorative features shall be incorporated on the residential side of such wall according to the requirements of Section 47-19.5.

b) Shall be located within, and along the length of the property line which abuts the residential property.

c) When the nonresidential property is located adjacent to an alley such wall shall be located at least five (5) feet from the right-of-way line located closest to the nonresidential property.

d) When a utility, or other public purpose easement, on the nonresidential property precludes the construction of a wall, then an opaque fence, constructed in accordance with the standards described in [Section 47-19.5](#), may be erected in lieu of the wall required by subsection iv. above. The use of an opaque fence as a physical barrier between nonresidential and residential property shall be reviewed and recommended by the city engineer.

Recordl

Showing 1-13 of 13

<input type="checkbox"/>	Record, Permit, or Account #	Record Description	Application Name	Record Type	Balance	Planner Name	Street #	Dir	Street Name	Type	Unit # (start)	Status
<input type="checkbox"/>	CE25010123	MONITORING CONSTRUCTION SITE FOR SILT PREVENTION ...		Code Case	0	Wilson Quinter...	2950	NE	33	AVE	RW	C osed
<input type="checkbox"/>	CE24010065	MONITORING CONSTRUCTION SITE FOR SILT PREVENTION ...		Code Case	0	Wilson Quinterl.	2950	NE	33	AVE	RW	C osed
<input type="checkbox"/>	CE23050375	GROUP 3 SILT MONITORING CASE I		Code Case	0	Wilson Quinter...		N	OCEAN	BLVD		C osed
<input type="checkbox"/>	ENG-SEW-22080002	ENGINEERING SEWER	PUBLIX	ROW Sewer Permit	0		2985	N	OCEAN	BLVD		Comp ete
<input type="checkbox"/>	ENG-WAT-22030002	ROW WATER I	PUBLIX	ROW Water Permit	0		2985	N	OCEAN	BLVD		Comp ete
<input type="checkbox"/>	PLN-SITE-19110004	A New Grocery Store	Publix Supermarket	DRC- Site Plan (Leve II, III, IV)	0	Jim Hetze	985	N	OCEAN	BLVD		Approved
<input type="checkbox"/>	CE19020883	L/S TITLE SERVICES & RESEARCH OF FLORIDA -0- ...	OCEAN REEF INVESTMENTS LLC R...	Code Case	0		2950	NE	33	AVE	RW	C osed
<input type="checkbox"/>	VIO-CE19020883_1		OCEAN REEF INVESTMENTS LLC R...	Vio ation-CODE Hearing	0		2950	NE	33	AVE	RW	C osed
<input type="checkbox"/>	PL-ZL19032	ZVL -		Z- Zoning Verification Letter	0		2950	NE	33	AVE	RW	Open
<input type="checkbox"/>	CE18050248	MATTRESS HAS BEEN IN THE ALLEY FOR MONTHS - AW, ,...	OCEAN REEF INVESTMENTS LLC R...	Code Case	0		2950	NE	33	AVE	RW	C osed
<input type="checkbox"/>	VIO-CE18050248_1	MATTRESS HAS BEEN IN THE ALLEY FOR MONTHS - AW	OCEAN REEF INVESTMENTS LLC R...	Vio ation-CODE Hearing	0		2950	NE	33	AVE	RW	C osed
<input type="checkbox"/>	CE16051856	L/S PROPERTY DEBT RESEARCH - 0 OPEN CASES FOUND I	OCEAN REEF INVESTMENTS LLC R...	Code Case	0		2950	NE	33	AVE		C osed
<input type="checkbox"/>	VIO-CE16051856_1		OCEAN REEF INVESTMENTS LLC R...	Vio ation-CODE Hearing	0		2950	NE	33	AVE		C osed

Recordl

Showing 1-16 of 16

<input type="checkbox"/>	Record_Permit_or_Account #	Record Description	Application Name	Record Type	Balance	Planner Name	Street #	Dir	Street Name	Type	Unit # (start)	Status
<input type="checkbox"/>	CE25010126	MONITORING CONSTRUCTION SITE FOR SILT PREVENTION ...		Code Case	0	Wilson Quinter...	2950	NE	33	AVE		Closed
<input type="checkbox"/>	CE24010069	MONITORING CONSTRUCTION SITE FOR SILT PREVENTION ...		Code Case	0	Wilson Quinterl.	2950	NE	33	AVE		Closed
<input type="checkbox"/>	BE23110095	DEWATERING/DISCHARGING FLUIDS AND SILT/SEDIMENT O... I		Building Code Case I	0 I	Wilson Quinter... I	2950 I	NE I	33 I	AVE I		Closed
<input type="checkbox"/>	CE23050370	GROUP 3 SILT MONITORING CASE I		Code Case	0	Wilson Quinter... I	2950 I	NE	33 I	AVE		Closed
<input type="checkbox"/>	ENG-SEW-22080002	ENGINEERING SEWER	PUBLIX	ROW Sewer Permit I	0		2985	N	OCEAN	BLVD		Complete
<input type="checkbox"/>	ENG-WAT-22030002	ROW WATER	PUBLIX I	ROW Water Permit I	0		2985	N	OCEAN	BLVD		Complete I
<input type="checkbox"/>	CE20091273	RV WITH A PROJECTING ANTENNA SEVERAL STORIES HIGH. I		Code Case	0	WILSONQ I	2950	NE	33	AVE		Closed
<input type="checkbox"/>	PLN-SITE-19110004	A New Grocery Store I	Publix Supermarket I	DRC- Site Plan (Leve II, III, IV) I	0	Jim Hetze I	985 I	N	OCEAN I	BLVD I		Approved
<input type="checkbox"/>	CE19020881	L/S TITLE SERVICES & RESEARCH OF FLORIDA -0- ... I	OCEAN REEF INVESTMENTS LLC R...	Code Case I	0		2950	NE	33	AVE		Closed
<input type="checkbox"/>	VIO-CE19020881_1		OCEAN REEF INVESTMENTS LLC R...	Violation-CODE Hearing I	0 I		2950	NE	33 I	AVE		Closed
<input type="checkbox"/>	CE17120118	GRAFFITI	OCEAN REEF INVESTMENTS LLC R...	Code Case	0		2950	NE	33	AVE		Closed
<input type="checkbox"/>	VIO-CE17120118_1	GRAFFITI	OCEAN REEF INVESTMENTS LLC R...	Violation-CODE Hearing	0		2950	NE	33	AVE		Closed
<input type="checkbox"/>	CE16051857	L/S PROPERTY DEBT RESEARCH - 0 OPEN CASES FOUND I	OCEAN REEF INVESTMENTS LLC R...	Code Case	0		2950	NE	33	AVE		Closed
<input type="checkbox"/>	VIO-CE16051857_1		OCEAN REEF INVESTMENTS LLC R...	Violation-CODE Hearing	0		2950	NE	33	AVE		Closed
<input type="checkbox"/>	PL-2M06	M -	PRESTE CORPORATION AND MICEA...	DRC- Vacation of Easement	665 I		2950	NE	33	AVE		Closed
<input type="checkbox"/>	PL-2ZPUD05	PUD - PUD 57 RESIDENTIAL UNITS	AIA CONDOMINIUMS NORTH PARCEL	DRC- Site Plan (Leve II, III, IV) I	0		2950 I	NE I	33 I	AVE I		Closed



CITY OF FORT LAUDERDALE

PUBLIC NOTICE

BOARD OF ADJUSTMENT MEETING

DATE: June 11th, 2025

TIME: 6:00 P.M.

CASE: PLN-BOA-25050001

Sec 47-25.3. A.3.d.iv - Neighborhood compatibility requirements, Wall requirements.

- Requesting a variance to waive the requirement to install a 5-foot-high wall along the length of the non-residential property line abutting a residential property, for a total length of 404.29 feet. Note: This request is for folio/parcel id numbers: 494330010750 and 494330030810.

MEETING LOCATION: DEVELOPMENT SERVICES DEPARTMENT
700 N.W. 19TH AVENUE
FORT LAUDERDALE, FL., 33311
CONTACT: 954-828-6506

TO WATCH AND LISTEN TO THE BOARD OF ADJUSTMENT MEETING:
www.fortlauderdale.gov/FLTV , www.youtube.com/cityoffortlauderdale or Cable
Television- Comcast Channel 78 and AT&T U-Verse Channel 99
TO VIEW MORE INFORMATION ABOUT THIS ITEM:
www.fortlauderdale.gov/government/BOA

This Notice is the property of the City of Fort Lauderdale. In accordance with City Code Section 16-29, It shall be unlawful for any person to injure, cut, break or destroy in any manner any building or other thing belonging to or under the control of the City. Persons marring or removing the Notice may be subject to fine and/or imprisonment.

In accordance with City Code Section 47-27.2A. H The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearing by another body. The sign information shall be changed as provided in subsection A.3.a



SIGN NOTICE

Applicant must **POST SIGNS** (for Board of Adjustment) according to Sec. 47-27.2 Types of Public Notice and 47-27.9 Variance, Special Exception, Temporary Non-Conforming Use, Interpretation requires the following notice:

- Sign Notice shall be given by the applicant by posting a sign provided by the City stating the time, date, and place of the Public Hearing on such matter on the property which is the subject of an application for a development permit. If more than one (1) public hearing is held on a matter, the date, time, and place shall be stated on the sign or changed as applicable.
- The sign shall be posted at least fifteen (15) days prior to the date of the public hearing.
- The sign shall be visible from adjacent rights-of-way, including waterways, but excepting alleys.
- If the subject property is on more than one (1) right-of-way, as described above, a sign shall be posted facing each right-of-way.
- If the applicant is not the owner of the property that is subject of the application, the applicant shall post the sign on or as near to the subject property as possible subject to the permission of the owner of the property where the sign is located or, in a location in the right-of-way if approved by the City.
- If the sign is destroyed or removed from the property, the applicant is responsible for obtaining another sign from the City and posting the sign on the property.
- The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearings by another body. The sign information shall be changed as above to reflect any new dates.
- The applicant shall, five (5) days prior to the public hearing, execute and submit to the department an affidavit of proof of posting of the public notice sign according to this section. If the applicant fails to submit the affidavit the public hearing will be postponed until the next hearing after the affidavit has been supplied.

AFFIDAVIT OF POSTING SIGNS

STATE OF FLORIDA

BROWARD COUNTY

BOA CASE NO. PLN-BOA-25050001

APPLICANT: Publix Super Markets, Inc.

PROPERTY: N. Ocean Blvd. and NE 33rd Avenue, Fort Lauderdale

PUBLIC HEARING DATE: June 11, 2025

BEFORE ME, the undersigned authority, personally appeared Heidi Davis Knapik, who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant in the above cited City of Fort Lauderdale Board or Commission Case.
2. The Affiant/Applicant has posted or has caused to be posted on the Property the signage provided by the City of Fort Lauderdale, which such signage notifies the public of the time, date and place of the Public Hearing on the application for relief before the Board or Commission.
3. That the sign(s) referenced in Paragraph two (2) above was posted on the Property in such manner as to be visible from adjacent streets and waterways and was posted at least **fifteen (15)** days prior to the date of the Public Hearing cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
4. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case before the Board or Commission. **Should the application be continued, deferred, or re-heard, the sign shall be amended to reflect the new dates.**
5. Affiant acknowledges that this Affidavit must be executed and filed with the Zoning & Landscaping Division five (5) calendar days prior to the date of Public Hearing and if the Affidavit is not submitted, the Public Hearing on this case shall be cancelled.
6. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties, therefore.

NOTE: I understand that if my sign is not returned within the prescribed time limit as noted in Sec. 47.27.2. of the City of Fort Lauderdale ULDR, I will forfeit my sign deposit. HK (initial here)

Affiant [Signature]

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 21st day of May, 2025



[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES:



30th St

CITY OF FORT LAUDERDALE
PUBLIC NOTICE
BOARD OF ADJUSTMENT MEETING
THE BURLIN CITY OF FORT LAUDERDALE
04/16/2023

REGISTRATION INFORMATION:
Registration is required for all attendees. Registration information is available at www.fortlauderdale.gov/boaj.
Registration fee: \$100.00. Payment must be made by cash or check. Payment must be made by 04/16/2023.
Registration is required for all attendees. Registration information is available at www.fortlauderdale.gov/boaj.
Registration fee: \$100.00. Payment must be made by cash or check. Payment must be made by 04/16/2023.

3351 RD





ARTIF

Public Notice
Notice of Public Hearing
Notice of Construction Meeting
Notice of Environmental Review
Notice of Intent
Notice of Final Decision
Notice of Completion
Notice of Recordation
Notice of Filing
Notice of Cancellation
Notice of Withdrawal
Notice of Appeal
Notice of Reconsideration
Notice of Reopening
Notice of Rescission
Notice of Revocation
Notice of Amendment
Notice of Supplemental Filing
Notice of Supplemental Recordation
Notice of Supplemental Filing
Notice of Supplemental Recordation

BIKE LANE
AHEAD



BOARD OF ADJUSTMENT (BOA) APPLICATION FORM

REV: 03/18/2024 APPLICATION FORM: BOA

GENERAL INFORMATION
BOARD OF ADJUSTMENT REVIEW PROCESS AND APPLICATION SUBMITTAL

BOARD OF ADJUSTMENT MEETING REQUEST: Prior to the submittal of the Board of Adjustment application, applicants are required to schedule a meeting request with Zoning and Landscaping Division staff to obtain feedback regarding the proposed variance, special exception, or other applications. The meeting includes general guidance on the submittal and process for the application type. To request a meeting with staff, [email request to the Board of Adjustment](#).

APPLICATION DEADLINE: Submittals must be received by 5:00 PM each business day. Pursuant to Section 47-24.12, the Department will review all applications to determine completeness within five (5) business days. Applicants will be notified via e-mail, if application, survey, plans and other documentation do not meet the submittal requirements and if changes are required. The applicable [Meeting Dates and Deadlines](#) can be found on the City's website at the Board of Adjustment webpage. Staff will provide guidance once an application has been submitted to the City.

ONLINE SUBMITTAL PROCESS: Submittals must be conducted through the [City's online citizen access portal and payment of fees LauderBuild](#). LauderBuild requires the creation of an online account to submit a complete application. To access submittal requirements and standards please visit the [LauderBuild Plan Room](#). Staff will provide guidance once an application has been submitted to the City.

DETERMINATION OF COMPLETENESS: Submittals are reviewed for completeness to ensure the application submittal contains all the required information including plans, survey, proof of ownership, narratives, and other pertinent documentation. The City will notify the applicant within five (5) business days from submittal with a determination of completeness. The notification will be sent via email and will indicate application completeness or incompleteness with required changes. [BOA Flow Chart](#).

PAYMENT OF FEES: All applications for development permits are established by the City Commission, as set forth by resolution and amended from time to time. In addition to the application fee, any additional costs incurred by the City including review by a consultant on behalf of the City, special advertising, re-advertising and any other costs associated with the application submittal shall be paid by the applicant. Any additional costs, which are unknown at the time of application, but are later incurred by the City, shall be paid by the applicant prior to the issuance of a development permit. Applicants will receive invoices electronically indicating the applicable fee(s). Note, there are fees at various stages of review depending on application type. All Fees are paid online.

PUBLIC SIGN NOTICE: Board of Adjustment (BOA) application, and certain applications are subject to public sign notice. Affidavits must be completed and submitted to the city stated compliance that such has been completed. The affidavit form can be found in this package on page 4 and on the City's website.

EXAMPLE VARIANCE SUBMITTAL
Click to access the Board of Adjustment (BOA) page to view previous [Board of Adjustment \(BOA\) agendas, case backup, minutes and results](#).

QUESTIONS: Questions regarding the Board of Adjustment process or LauderBuild, contact us by phone or email at: boardofadjustment@fortlauderdale.gov
Phone: 954-828-6520, Option 5.

INSTRUCTIONS: The following information is required pursuant to the City's Unified Land Development Regulations (ULDR). The Board of Adjustment application form must be filled out accurately and all applicable sections must be completed. Complete the sections indicated for application, type N/A for those section items not applicable. Select the application type below and complete entire application form.

Application Type	(Select the application type from the list below and complete pages 1-4 of the application)	FEES
<input type="radio"/>	Requesting a Variance/Special Exception/Interpretation (Before)	\$2,332
<input checked="" type="radio"/>	Requesting a Variance/Special Exception/Interpretation (After)	\$2,968
<input type="radio"/>	Requesting Variance/Special Exception/Interpretation for Residential Accessory Structures & Existing Non-Conforming Structures (Homesteaded Only) (Before)	\$689
<input type="radio"/>	Requesting a Variance/Special Exception/Interpretation for Residential Accessory Structures & Existing Non-Conforming Structures (Homesteaded Only) (After)	\$901
<input type="radio"/>	Request for Continuance	\$954
<input type="radio"/>	Request for Rehearing	\$318
<input type="radio"/>	Rehearing Request before the board	\$1,219

Page 1: B Applicant Information Sheet

INSTRUCTION: The following information is required pursuant to the City's Unified Land Development Regulations (ULDR). While the information requested in this application is the minimum required to proceed please be aware additional information may be required to fully address the variance(s) and/or special exception(s) requested. The application form must be filled out accurately and all applicable sections must be completed. Please print or type and answer all questions. Do Not leave any sections Blank. Indicate N/A if a question does not apply.

Case Number	
Date of complete submittal	

NOTE: For purpose of identification, the PROPERTY OWNER IS the APPLICANT

Property Owner's Name	Publix Super Markets, Inc
Property Owner's Signature	If a signed agent letter is provided no signature is required on the application by the owner.
Address, City, State, Zip	3300 Publix Corporate Parkway, Lakeland, Florida 33811
mail Address	hdavis@unster.com
Phone Number	954-468-1391
Proof of Ownership	<input checked="" type="checkbox"/> Warranty Deed <input type="checkbox"/> Tax Record

NOTE: IF AGENT is to represent PROPERTY OWNER, an Agent Authorization Form is required and must be notarized

Applicant / Agent's Name	Heidi Day Karpik
Applicant / Agent's Signature	
Address, City, State, Zip	Gunpowder 450 East Orange Boulevard, Suite 1400, Fort Lauderdale, Florida 33310
mail Address	hdavis@unster.com
Phone Number	954-468-1391
Agent Authorization Form Submitted	<input checked="" type="checkbox"/>

Include ANY Related code case/permits

Existing / New	Existing <input checked="" type="checkbox"/> New <input type="checkbox"/>
Project Address	Address: Ocean Boulevard, NE 33rd Avenue Fort Lauderdale, Florida
Legal Description	See Attached
Tax Parcel Numbers (For all parcels in development)	49433000760, 4933000000
Variance or Special Exception Request (Provide a brief description of the request)	Variance from the required five (5) foot wall for non-residential properties abutting residential properties.
Applicable Ordinance (Include all code sections)	Section 47-25.3(A)(5)(d)(iv)

Current Land Use Designation	Commercial Office High
Current Zoning Designation	CB
Current Use of Property	Commercial
Site Adjacent to Waterway	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Setbacks (Indicate Decline, N, S, E, W)			Required	Proposed
Front	N		5'	1.6' (Approved)
Side	E	Corner	5' r	0' (Approved)
	W	Corner	5'	9' (Approved)
Rear	S		15' r	10' (Approved)

Legal Description for Variance Application

Lot 1, Block 23, LAUDERDALE BEACH EXTENSION UNIT "B", according to the plat thereof as recorded in Plat Book 29, Page 22, of the Public Records of Broward County, Florida.

together with :

Lots 91 and 92, Block 1, LAUDERDALE BEACH, according to the plat thereof as recorded in Plat Book 4, Page 2, of the Public Records of Broward County, Florida.

Together with:

Parcel 1: Lot 2, Block 23, LAUDERDALE BEACH EXTENSION UNIT B, according to the plat thereof as recorded in Plat Book 29, Page 22, of the Public Records of Broward County, Florida

and

Parcel 2: Lot 90, Block 1, LAUDERDALE BEACH, according to the plat thereof as recorded in Plat Book 4, Page 2, of the Public Records of Broward County, Florida.

Page 2a: Board of Adjustment (BOA) Criteria for Variance Request

Answer **All** questions on this page only *if* you are applying for a **VARIANCE**. If additional space is needed, attach an additional page(s) to this page. *If* you are applying for a Special Exception, print or type N/A for the questions below and complete page 2b of this application. Note: A narrative must be submitted in addition to this page.

SPECIFIC REQUEST: State the specific request according to the ULDR or other provisions of the Code.

Publix Super Markets, Inc. is seeking minor relief from ULDR Section 47-25.3(A)(3)(d)(iv) - Wall Requirements.

CRITERIA: Applicant must demonstrate a unique hardship attributable to the land by proving by a preponderance of the evidence for all of the following criteria. Please answer the following criteria completely. While some criteria may seem duplicative the response should be tailored specifically to each. Per section 47-24.12. A.4,

a. Special conditions and circumstances affect the property at issue which prevent the reasonable use of such property; and

See attached narrative.

b. Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:

See attached narrative.

c. Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and

See attached narrative.

d. The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

See attached narrative.

e. The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

See attached narrative.

AFFIDAVIT: I, Hiedi Davis Knappik the Owner/Agent of said property ATTEST that I am aware of the following:

1. In order to be entitled to the relief requested in the application an affirmative vote of a majority plus one of the Board of Adjustment is required;
2. That in granting the relief requested, the Board of Adjustment is limited to the authority vested in the Board by the ULDR and that the Board may not grant the relief requested unless the applicant proves all the criteria specified in the ULDR have been met;
3. That the granting of relief by the Board does not exempt the applicant or owner of record from the responsibilities of obtaining all applicable permits or approvals as may be required by law for both new and existing structures;
4. That if the relief requested is granted by the Board, the applicant must secure a building permit to implement the relief requested within one hundred eighty (180) days of the entry of the final order or the Board, or within such lesser time as the Board may proscribe and that failure to procure the necessary permits within the time so proscribed shall render the variance or special exception null and void;
5. That if the Board denies the request for relief, then no additional application for the same or substantially the same relief may be entertained by the Board within two (2) years of the date of entry of the final order of denial.

Hiedi Davis Knappik
(Signature)

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 04th day of May, 2025



Kathleen J. Brignola
NOTARY PUBLIC
MY COMMISSION EXPIRES:

Page 3: Checklist for submittal and completeness:

The following information and checklist outlines the necessary items for submittal to ensure the application is deemed complete. Failure to provide the information/items below will result in your application being deemed incomplete. **Note: Fourteen (14) Copy Sets of each item below will be DUE AFTER your application has been DEEMED COMPLETE.** The applicant will need to meet with staff **PRIOR** to submitting the BOA application submittal via Lauderdale. ***Meeting Request information and the link to schedule a meeting with staff can be found on the cover page of this BOA application.**

■ **Preliminary BOA Meeting** - The applicant and/or agent met with staff on the following date: May 2, 2025

■ **Board of Adjustment Application Form**- The Board of Application form must be complete with the applicable information, signatures, and notarizations. *Submit the complete application form along with your submittal. **Page 4** of the BOA application is due **AFTER** sign(s) are posted.

■ **Proof of Ownership**- Warranty deed or tax record including corporation documents and Sunbiz verification name.

■ **Agent Authorization Form**- Authorization from **ALL** Property owner(s) is required. If the Property is owned by an Entity, Sunbiz verification must be included with the authorized agent form.

■ **Narrative**- Include the applicable ULDR code sections, Date, specific request, and criteria as described in the specifications for submittal by application. The narrative must be titled "Narrative" and indicate the author).

■ **Color Photographs**- Color photos of the entire property and all surrounding properties dated and labeled and identified as to orientation.

■ **Survey**- The survey of the property must be digitally signed and sealed, showing existing conditions; survey must be As Built with Right-of-Way and Easement ~~Map~~ Excluded. The survey should consist of the proposed project site alone. Do not include adjacent properties or portions of land(s) not included in the proposed project unless specifically requested by the City. *Must be the most recent survey and the date on the survey should not exceed one (1) year. **o Survey must be at half-size scale 11 17".**

■ **Site Plan**- A full set of plans must be submitted a survey may be substituted if the requested variance is clearly indicated. Cover sheet on plan set to state project name and table of contents. **o Plans must be at half-size scale 11 17".**

□ **Elevations**- If applicable (Elevations may be required by staff upon application submittal).

□ **Landscape Plans**- If applicable (Landscape Plans may be required by staff upon application submittal).

□ **Additional Plans**- If applicable (Additional Plans may be required by staff upon application submittal). **i**

■ **Mail Notification Documents**- Mail Notice shall be given to owners of land within three hundred (300) feet of the subject site ten (10) days prior to the date set for the public hearing. Please submit the following: **x**

- **x TAX MAP:** Applicant shall provide a tax map from the Broward County Property Appraiser of all property within a three hundred (300) x foot radius, with each property clearly shown and delineated. Each property within the notice area must be numbered (by Folio ID) on the map to cross-reference with property owners notice list.
- **PROPERTY OWNERS NOTICE LIST:** Applicant shall provide a property owner notice list with the names, property control numbers (Folio ID) and complete addresses for all property owners within the required three hundred (300) foot radius. The list shall also include all homeowners' associations, condominium associations, municipalities and counties noticed, as indicated on the tax roll.
- **ENVELOPES** The applicant shall provide business sized (#10) envelopes with first class postage attached (stamps only, metered mail will not be accepted). Envelopes must be addressed to all property owners within the required three hundred (300) foot radius, and mailing addresses must be typed or labeled; no handwritten addresses will be accepted. The return address shall be listed on all envelopes as follows: **City of Fort Lauderdale- Zoning Division (BOA, 700 N.W. 19th Avenue, Fort Lauderdale, Florida 33311**

**City of Fort Lauderdale- Zoning Division (BOA) x
700 N.W. 19th Avenue
Fort Lauderdale, Florida 33311xx**

How to Order a Tax Map and Notice List- To order a tax map and notice list, please contact Heather Hanson at hhanson@lcpa.net or call 954-357-6855. ~~or call 954-357-5303.~~ **Distribution:** The City of Fort Lauderdale, Zoning & Landscaping Division will mail all notices prior to the public hearing meeting date, as outlined in Section ~~4.7-27.~~ **xi**

How to Submit Your Application submittal- Submittals must be submitted through the City's Online Citizen Access portal- ~~LauderdaleBuild~~ **Build**. No hard copy application submittals are accepted. View plan and document requirements at [LauderdaleBuildPlanRooi](#). ~~Visit file naming and Convention standards at File Naming Convention Standards i~~

Please Note: All copy sets must be clear, accurate and legible. All non-plan documents should be 8 1/2" x 11". Plans must be ~~provided to 8 1/2" x 11" x~~

PUBLIX SUPER MARKETS, INC. i
N. Ocean Boulevard, Fort Lauderdale, Florida i
Variance Request Narrative i
May 21, 2025 i

The Applicant, Publix Super Markets, Inc., is the owner of the property located at N. Ocean Boulevard and NE 33rd Avenue, Fort Lauderdale, Florida (the "Property"). The Property is located at the northwest corner of NE 30th Street and N. Ocean Boulevard. The Property is zoned CB, has a split City of Fort Lauderdale ("City") land use designation of Commercial / Residential High, and is currently under construction with a Publix grocery store (the "Project") i

Publix obtained all of its development approvals more than five () years ago. During that time, it went through a thorough Development Review Committee, Planning & Zoning Board, City Commission review, as well as received all final development review signoffs (the "Approvals"). Now, when the project is i% complete, during final building inspections prior to obtaining its Certificate of Occupancy, the City has determined that the wall and fence located on the adjacent property located south of the Project (the "Adjacent Property"), may not satisfy a provision of the City's Unified Land Development Regulations (the "ULDR") requiring that commercial properties be separated by a five () foot wall, if adjacent to residential properties i

Application / Request i

The City is requesting that the Applicant file for a variance from ULDR Section 4 - 2 i3(A)(3)(d)(iv), which requires the installation of a wall at the Property line, as the Property is located adjacent to a residential use. However, due to special conditions and circumstances affecting the Property and the Adjacent Property, the Applicant is requesting a waiver from constructing a five () foot wall within and along the length of the Property line abutting the Adjacent Property i

The Applicant submits that the criteria to granting variances established by ULDR Section 4 -24 12(A)(4)(a-e) are satisfied as demonstrated below: i

a. That special conditions and circumstances affect the property at issue which prevent reasonable use of such property. i

There are special conditions and circumstances affecting the Property which would prevent the Applicant from constructing a wall on its Property. There is a narrow parcel of land between the Property and the Adjacent Property, which is approximately fifteen (1) feet (the "Parcel"). The Applicant owns ten (10) feet of the Parcel and the Adjacent Property owns five () feet of the Parcel. There are existing wall structures on both sides of the Parcel. During the Applicant's Project Approvals, the wall requirement for which the Applicant is now requesting a variance was i

j

discussed and determined not to be necessary, since the Adjacent Property already had a wall constructed five () feet south of its property line. The Adjacent Property's wall is part of its 2-floor parking garage, with its lower level being a partial sub-grade structure containing a wall with a + foot fence on top of it. The top level of the parking structure sets back approximately 1 additional feet, creating additional separation from the Property. The residential tower on the Adjacent Property is set back over 0 feet from its property line. Because of this existing buffer wall and fence which acts as the separation between the residential and the commercial property, as well as the fact that the Project's rear wall stands approximately thirty-one (31) feet high only fifteen (1) feet away from the Adjacent Property's wall, constructing another five () foot high wall between the existing walls would create an unnecessary, additional concrete canyon structure and safety issues, where people could hide or live, and trash could accumulate. j

j

The Applicant agreed to clean up, install landscaping, and maintain the Adjacent Property's approximately five () foot parcel of land on the north side of the Adjacent Property's wall and the Applicant's Property line. As part of this landscaping, Applicant installed a clusia hedge, a healthy and thriving species which can grow higher than five () feet, serving as a natural (not an unsightly concrete) bufferyard between the properties. j

j

The Applicant and the Adjacent Property owner worked closely together to come up with a solution that would benefit both neighbors and create a safe, clean and well maintained area between the properties secured by gates on both the east and west sides of the narrow Parcel. j

j

b. That circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district. j

j

The circumstances here are extremely peculiar to the Property in that the Adjacent Property's two-level parking garage contains an existing wall-like barrier fifteen (1) feet from the Applicant's rear, approximately 30-foot, wall structure. This clearly constitutes an exception to other properties, as requiring an additional wall (three (3) wall structures within a 1 -foot area) is not what the ULDR regulations intended. An additional wall on the Applicant's Property line would be unsafe, unnecessary and superfluous. Placing a wall on the Applicant's Property line would create multiple, narrow strips of land and canyons of concrete approximately 300 feet long between the Property and the Adjacent Property. The Adjacent Property has a parking garage wall five (5) feet from its property line, and the Applicant's rear wall of its structure is set back ten (10) feet from its Property line. j

j

Having to install another wall on the Applicant's Property line would create three (3) concrete structures hundreds of feet in length from the east to the west sides of the properties. It would also create narrow corridors between the structures, which would be unsightly, unnecessary, unnatural and unsafe. The existing parking garage wall and fence on the Adjacent Property, the beautifully installed landscaping which will be maintained by the Applicant, and the gates closing off this Parcel sufficiently create a safe and natural buffer area between the Property and the Adjacent Property. j

j

L

c. That the literal application of the provisions of the U IDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the U IDR still allow a reasonable use of the property. L

L

L Literal application of the provisions of the ULDR would deprive the Applicant of rights enjoyed by other property owners in the same zoning district. The Property is located within the CB zoning district, where grocery stores and commercial use are permitted uses. The Applicant's use is consistent and compatible with uses in the CB district and in the surrounding area. The Property has a split land use designation, with the north half of the Property being Commercial and the south portion of the Property being Residential High, which is why the ULDR requires the five () foot wall for which this variance is being requested. Literal application of the provision would require an additional five () foot by approximately 300-foot concrete wall to be installed within five (5) feet of the Adjacent Property's parking garage wall structure and 10 feet from the Applicant's 30-foot rear wall structure, which would create narrow concrete canyons from the east property line to the west property line. L

L

L This variance is being requested due to the special conditions and circumstances of the unique Property, and but for these special conditions, no variance would be needed. The intent of the ULDR is being met, as the five () foot wall requirement is in place to create a buffer between the commercial and residential uses in this area. A separation wall and landscaping already exist to buffer the Adjacent Property from the Property, satisfying the intent and purpose of the requirement. Not granting the variance would deprive the Applicant of a substantial property right that other property owners enjoy, as the reason the variance is needed is due to the special conditions, already existing conditions, and circumstances that affect the Property. L

L

d. That the unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the U IDR or antecedent zoning regulations. L

L

The unique hardship is not self-created by the Applicant or its predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR. At the time of the Applicant's Project Approvals, the City and the Applicant relied on the exception in ULDR Section 4 -1 L(G)(1)(a), which states that walls required in accordance with Section 4 -2 B(A)(3)(d)(iv) of the ULDR are not required for nonresidential uses when the abutting residential parcel has a wall which is a minimum of five () feet in height along the length of the shared property line and no more than five () feet from the shared property line. The parking garage wall structure that exists on the Adjacent Property is five () feet from the property line and, when the fence is included in the overall height of the wall, it is greater than five () feet in height. The Adjacent Property's parking garage is a two-level structure, with the sublevel structure wall located five () feet from its property line. The top level of the parking garage creates another separation barrier setback 1 feet from the property line and the residential tower is setback over 0 feet from the Adjacent Property's property line. The Applicant is not disregarding the provision of the ULDR. The wall creates a buffer between the commercial and residential properties; and the existing

s

parking garage wall and fence, the land caping which will exceed the fence height, and the Applicant's rear structure wall satisfy the provisions of the ULDR.

s

Additionally, this unique hard hip is not self-created by the Applicant, since, at the time of Applicant's Project Approvals, the City and the Applicant believed that the ULDR provision was satisfied. Together with the Adjacent Property owner, the Parcel between the existing wall structure adequately buffer the two uses. The Applicant has agreed to install and maintain the Parcel between the wall structure, including beautifully landscaping the Parcel with a dense climatic hedge, trees and groundcover.

s

e. That the variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

s

The variance is the minimum variance that will make possible a reasonable use of the Property, the variance will be in harmony with the general purpose and intent of the ULDR, and the use as varied will not be incompatible with the Adjacent Property or the surrounding neighborhood or otherwise detrimental to the public welfare. The general purpose and intent of Section 4 -2 §(A)(3)(d)(iv) of the ULDR is to provide a buffer between different types of uses. As stated above, the Adjacent Property already has an installed parking garage wall five (5) feet south of its property line and another wall for the second level of the garage 1 foot from the property line. Additionally, the lower wall contains a 6-foot fence on top of it and a dense climatic hedge in front which will grow as high as the fence. The e-buffer on the Adjacent Property, as well as the installed landscaping already serve as artificial (wall) and natural (landscaping) buffers.

s

The Applicant's rear Project wall also serves as a separation and a buffer wall, which satisfies the general purpose and intent of the ULDR requirement. Because this is the rear of the Project, there is no activity or use that takes place in this area. The rear structure wall serves as an additional buffer between the commercial use and the residential and is in harmony with the general purpose and intent of the ULDR. To require another wall would not be compatible with the Adjacent Property and due to the safety (CPTED) issue it would cause, it would be detrimental to the public welfare. The existing walls and structures on the Applicant's Property and the Adjacent Property, more than satisfy the intent of the applicable provision of the ULDR. Having to install another wall on its Property line, within five (5) feet of the existing wall structure, would be superfluous, unnecessary, create a concrete canyon, and is not in harmony with the general purpose and intent of the ULDR.

s

As such, the Applicant respectfully requests your approval of this variance request.

SPECIAL WARRANTY DEED

This instrument prepared by
Joel R. Lavender, Esq.
Joel R. Lavender, P.A.
300 SE 2nd Street, Suite 600
Fort Lauderdale, FL 33301

Property Appraiser's Parcel
Identification Number
494330-03-0800
494330-01-0770
494330-01-0760

SPECIAL WARRANTY DEED

PRESTE CORPORATION, a Florida corporation ("**Grantor**"), whose mailing address is P.O. BOX 612003, Pompano Beach, FL 33061, in consideration of ten dollars (\$10.00) and other valuable considerations received from **PUBLIX SUPER MARKETS, INC.**, a Florida corporation ("**Grantee**"), whose mailing address is Post Office Box 407, Lakeland, Florida 33802-0407, hereby grants and conveys to Grantee the real property in Broward County, Florida, described on the attached **Exhibit A**, along with any rights, privileges, hereditaments, appurtenances, and easements related to such real property.

This conveyance is subject to real estate taxes for 2021 and subsequent years, and the matters described on **Exhibit B** (without the intent of re-imposing same).

Grantor hereby covenants and warrants that the property is free of all encumbrances except as otherwise expressly provided herein, that lawful seisin of and good right to convey the property are vested in Grantor, and that Grantor hereby fully warrants the title to the property and will defend the same against the lawful claims of all persons claiming by, through or under Grantor.

DATED this 31st day of March, 2021.

[SIGNATURE PAGE FOLLOWS]

In Witness Whereof, the Grantor has hereunto set its hand and seal the day and year first above written.

Signed in the presence of:

PRESTE CORPORATION a Florida corporation

[Signature]
(print name): Michael Ranalli

By: [Signature]
Print: PAUL G. PRESTE
Title: President

[Signature]
(print name): Kenneth McGowan

STATE OF FLORIDA
COUNTY OF ~~BROWARD~~ Palm Beach

The foregoing instrument was signed and acknowledged before me by means of [X] physical presence or [] remote online notarization, this 29 day of March, 2021 by PAUL G. PRESTE, President of PRESTE CORPORATION, on behalf of the corporation. He [] is personally known to me or [X] has produced a driver's license as identification Florida Driver License.

[Signature]
Printed/typed name: NIL Kavak

Notary Public-State of Florida

Commission Number: _____

Commission expires: _____

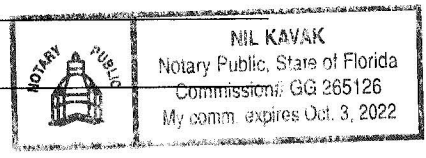


EXHIBIT A TO SPECIAL WARRANTY DEED

Property Description

(See Attached)

Parcel 1:

Lot 1, Block 23, LAUDERDALE BEACH EXTENSION UNIT "B", according to the plat thereof as recorded in Plat Book 29, Page 22, of the Public Records of Broward County, Florida.

Parcel 2:

Lots 91 and 92, Block 1, LAUDERDALE BEACH, according to the plat thereof as recorded in Plat Book 4, Page 2, of the Public Records of Broward County, Florida.

EXHIBIT B TO SPECIAL WARRANTY DEED

1. Matters set forth on the plat of Lauderdale Beach recorded in Plat Book 4, Page 2, Public Records of Broward County, Florida.
2. Matters set forth on the plat of Lauderdale Beach Extension Unit B recorded in Plat Book 29, Page 22; Resolution No. 78-262, vacating easement, recorded September 22, 1978 in Official Records Book 7781, Page 242; Resolution No. 06-25, vacating easement, recorded April 14, 2006 in Official Records Book 41822, Page 163; Resolution 2008-753 To Adopt Vacation recorded November 19, 2008 in Official Records Book 45817, Page 1226, Public Records of Broward County, Florida.
3. Unity of Title by and between the City of Fort Lauderdale and Preste Corporation recorded April 22, 1994 in Official Records Book 22041, Page 129, Public Records of Broward County, Florida.
4. Easement in favor of Florida Power & Light Company recorded December 12, 2003 in Official Records Book 36577, Page 1922, Public Records of Broward County, Florida.
5. Final Order of the Board of Adjustment recorded October 29, 2020 in Official Records Instrument No. 116829737, Public Records of Broward County, Florida.

SPECIAL WARRANTY DEED

This instrument prepared by:

Kenneth V. Hemmerle, II, Esq.
Kenneth V. Hemmerle, II, P.A.
1322 N.E. 4th Avenue, Suite E
Fort Lauderdale, Florida 33304

494330-03-0810 and 494330-01-0750

Property Appraiser's Parcel Identification
Number

ROYAL QUALITY HOMES OF FLORIDA, LLC, a Florida limited liability company, whose address is 3625 Park Central Blvd. North, Pompano Beach, FL 33064 and OCEAN REEF INVESTMENTS, LLC, a Florida limited liability company, whose address is 3025 N. Ocean Blvd., Suite 3, Fort Lauderdale, FL 33308 ("Grantors"), in consideration of ten dollars (\$10.00) and other valuable considerations received from **PUBLIX SUPER MARKETS, INC.**, a Florida corporation ("**Grantee**"), whose mailing address is Post Office Box 407, Lakeland, Florida 33802- 0407, hereby grants and conveys to Grantee the real property in Broward County, Florida, described on the attached **Exhibit A**, along with any rights, privileges, hereditaments, appurtenances, and easements related to such real property.

This conveyance is subject to real estate taxes for 2021 and subsequent years, and the matters described on **Exhibit B** (without the intent of re-imposing same).

Grantors hereby covenant and warrant that the property is free of all encumbrances except as otherwise expressly provided herein, that lawful seisin of and good right to convey the property are vested in Grantors, and that Grantors hereby fully warrants the title to the property and will defend the same against the lawful claims of all persons claiming by, through or under Grantors.

DATED this 31st day of March, 2021.

[SIGNATURE PAGES FOLLOW]

In Witness Whereof, the grantor has hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
Printed Name: Sedat Turgut
Witness

ROYAL QUALITY OF HOMES OF FLORIDA, LLC
a Florida limited liability company
Grantor

[Signature]
Printed Name: Lale Gural
Witness

By: [Signature]
Tolga Adak
Manager

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was signed and acknowledged before me by means of X physical presence or ___ online notarization, this 24 day of March, 2021, by TOLGA ADAK, Manager of ROYAL QUALITY HOMES OF FLORIDA, LLC, a Florida limited liability company, who is personally known to me or has produced _____ as identification.

[Notary Seal]

Notary Public
Typed, printed or stamped:
My Commission Expires:

[Signature]



JOHN BEACH
Commission # GG 188363
Expires June 21, 2022
Bonded Thru Budget Notary Services

[SIGNATURE PAGE FOLLOWS]

In Witness Whereof, the grantor has hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
Printed Name: Kiara Guerrero
Witness

OCEAN REEF INVESTMENTS, LLC
a Florida limited liability company
Grantor

[Signature]
Printed Name: Joey Ayala
Witness

By: [Signature]
Leonard Karam
Manager

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was signed and acknowledged before me by means of physical presence or online notarization, this 30 day of March, 2021, by LEONARD KARAM, Manager of OCEAN REEF INVESTMENTS, LLC, a Florida limited liability company, who is personally known to me or has produced _____ as identification.

[Notary Seal]

[Signature] Kiara Guerrero
Notary Public
Typed, printed or stamped: _____
My Commission Expires: _____



EXHIBIT A TO SPECIAL WARRANTY DEED

Property Description

Parcel 1: Lot 2, Block 23, LAUDERDALE BEACH EXTENSION UNIT B, according to the plat thereof as recorded in Plat Book 29, Page 22, of the Public Records of Broward County, Florida

and

Parcel 2: Lot 90, Block 1, LAUDERDALE BEACH, according to the plat thereof as recorded in Plat Book 4, Page 2, of the Public Records of Broward County, Florida.

EXHIBIT B TO SPECIAL WARRANTY DEED

1. Matters set forth on the plat of Lauderdale Beach recorded in Plat Book 4, Page 2, Public Records of Broward County, Florida.
2. Matters set forth on the plat of Lauderdale Beach Extension Unit B recorded in Plat Book 29, Page 22; Resolution No. 06-25, vacating easement, recorded April 14, 2006 in Official Records Book 41822, Page 163; and Resolution 2008-753, vacating easement recorded November 19, 2008 in Official Records Book 45817, Page 1226, Public Records of Broward County, Florida.
3. Easement in favor of Florida Power & Light Company recorded December 12, 2003 in Official Records Book 36577, Page 1916, Public records of Broward County, Florida.
4. Easement in favor of Bellsouth Telecommunications, Inc. recorded July 2, 2007 in Official Records Book 44271, Page 953, Public Records of Broward County, Florida.
5. Final Order of the Board of Adjustment recorded October 29, 2020 on Official Records Instrument No. 116829737, Public Records of Broward County, Florida.



DEVELOPMENT SERVICES DEPARTMENT – ZONING & LANDSCAPING DIVISION

BOARD OF ADJUSTMENT -AGENT AUTHORIZATION FORM

Rev: 0 | Revision Date: 01/30/2024 | Print Date: 0/00/0000
I.D. Number: BOAAAF

AGENT AUTHORIZATION FORM

I Publix Super Markets Inc. ("Owner") as the current title owner of the real
[Print First and Last Name of the Title Owner OR Name of Corporation]
property located at 2985 N. Ocean Blvd, Fort Lauderdale, FL ("Property"), do hereby authorize
[Print Property Address]

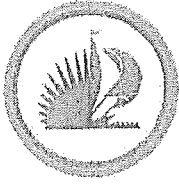
Heidi Davis Knapik ("Authorized Agent") to act as my agent regarding the submittal
[Print First and Last Name of Agent]

of a variance/special exception application to the City of Fort Lauderdale and appear at any and all
scheduled hearings before the Board of Adjustment for the City of Fort Lauderdale, on the date, time and
location specified on the Hearing Notice.

I authorize my agent to communicate with the City of Fort Lauderdale regarding my pending variance/special
exception application and, by signing this authorization form, I hereby authorize the City of Fort Lauderdale to
accept and rely on any and all communications from my Authorized Agent, whether written or oral, regarding
all issues related to my pending variance/special exception application. I understand and agree that, as the
Property Owner, I remain responsible for all terms and conditions outlined in the variance/special exception
application, all required hearing appearances related to my variance/special exception application, and any
request by the City of Fort Lauderdale and/or the Board of Adjustment to submit additional document(s) and
or record(s) in support of my pending variance/special exception application.

Notwithstanding the City's receipt of my completed and executed Agent Authorization Form, I understand and
agree, the City will mail or deliver all notices relating to my pending variance/special exception application to
my property address, as listed on my variance/special exception application. I further understand and agree,
the City of Fort Lauderdale and the Board of Adjustment assume no liability for my failure or my Authorized
Agent's failure to comply with any terms or conditions outlined in my variance/special exception application,
and/or my failure or my Authorized Agent's failure to appear on my behalf at any duly noticed hearings before
the Board of Adjustment.

I further agree to INDEMNIFY AND HOLD HARMLESS and hereby RELEASE, WAIVE, DISCHARGE, HOLD HARMLESS
AND FOREVER COVENANT NOT TO SUE the City of Fort Lauderdale, its elected officials, employees, servants,
representatives, associates, officers, agents, guests, invitees, volunteers, partners, successors and assigns from
any and all liability, claims, demands, action, judgments, costs, expenses, court costs, attorney fees and causes
of action whatsoever arising out of or related to any loss or damage to property, and/or injury to any person,
including death, WHETHER CAUSED BY, ALLEGEDLY CAUSED BY, OR CONTRIBUTED IN WHOLE OR IN PART by the
action, failure to act, negligence, breach of contract or other misconduct by my me, my Authorized Agent, my
employees, servants, representatives, associates, officers, agents, volunteers, partners, successors and assigns,



DEVELOPMENT SERVICES DEPARTMENT – ZONING & LANDSCAPING DIVISION
BOARD OF ADJUSTMENT - AGENT AUTHORIZATION FORM

Rev: 0 | Revision Date: 01/30/2024 | Print Date: 0/00/0000
 I.D. Number: BOAAAF

relating in any way to the City of Fort Lauderdale's reliance of the authority granted to my Authorized Agent pursuant to this Form.

BY SIGNING THIS RELEASE AND HOLD HARMLESS AGREEMENT, I ATTEST, AFFIRM, AND REPRESENT THAT I AM THE TITLE OWNER/AUTHORIZED PERSON FOR THE PROPERTY AND THAT ALL OF THE FOLLOWING STATEMENTS ARE TRUE AND CORRECT: I am at least eighteen (18) years of age and of sound and competent state of mind at the time executed this Agent Authorization Form; I executed this Agent Authorization Form as an expression of my own free act and deed; There are no oral representations or statements, apart from this Agent Authorization Form and intend to be bound by its terms; and I was not induced by the City, its employees and/or agents, or anyone, to execute this Agent Authorization Form. *Please provide proof of ownership. If the property is owned by an Corporation, please submit Swabis Verification with this form.

WITNESS:

[Signature]
 Witness Signature
Randy J. Hofman
 Print Name
5/13/25
 Date

[Signature]
 Signature - Owner/Authorized Individual

DAVID TAULBEE
 Print Name - Owner/ Authorized Individual

VICE PRESIDENT FACILITIES
 Print Title - Authorized Individual

STATE OF Florida
 COUNTY OF Polk

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 13 day of May, 2025, by Dave Taulbee, an individual who is personally known to me or has produced _____ as identification

[NOTARY SEAL]



JACQUELINE SULLIVAN
 Commission # HH 562691
 Expires June 18, 2028

[Signature]
 (Signature of Notary Public- State of Florida)

June 18, 28
 My Commission Expires:

Jacqueline Sullivan
 Print, Type, or Stamp Commissioned Name of Notary Public)

AUTHORIZATION OF AGENT

TO: All applicable Governmental Permitting Agencies.

This will serve as confirmation that the undersigned owner hereby appoints Randy Holihan and Brandon Structures, Inc., a Florida corporation and any affiliate thereof as its authorized agent concerning all city, county and governmental agency applications including but not limited to permitting applications for the property located at Northeast corner of North Federal Highway & Oakland Park Blvd, Ft. Lauderdale, Broward County, FL and defined by the attached legal description ("Exhibit A").

PUBLIX SUPER MARKETS, INC.,
a Florida corporation

By: William W. Rayburn, IV
William W. Rayburn, IV
Vice President of Real Estate Assets

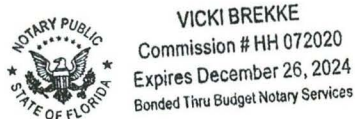
STATE OF FLORIDA
COUNTY OF POLK

The foregoing instrument was acknowledged before me this 16th day of December 2018, by William W. Rayburn, IV, Vice President of Real Estate Assets, of PUBLIX SUPER MARKETS, INC., a Florida corporation, on behalf of the corporation. He is personally known to me.

(NOTARY SEAL)

Vicki Brekke
Notary Public, State of Florida

Print Name: Vicki Brekke
Commission Number: _____
Commission Expires: _____



Detail by Entity Name

Florida Profit Corporation
PUBLIX SUPER MARKETS, INC.

Filing Information

Document Number	112252
FEI/EIN Number	59-0324412
Date Filed	12/27/1921
State	FL
Status	ACTIVE
Last Event	CORPORATE MERGER
Event Date Filed	03/24/2023
Event Effective Date	03/24/2023

Principal Address

3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Changed: 03/24/2010

Mailing Address

P.O. BOX 407
LAKELAND, FL 33802

Changed: 03/20/2023

Registered Agent Name & Address

Corporate Creations Network, Inc.
801 US Highway 1
North Palm Beach, FL 33408

Name Changed: 04/07/2020

Address Changed: 04/07/2020

Officer/Director Detail

Name & Address

Title SVP, Secretary

METZ, MERRIANN M.
3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Title EXECUTIVE VP & CFO

PHILLIPS, DAVID P.
3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Title Executive Chairman

JONES, RANDALL T., Sr.
3300 PUBLIX CORPORATE PARKWAY
LAKELAND, FL 33811-3311

Title SVP

SMITH, MICHAEL R.
3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Title VP, Facilities

TAULBEE, DAVID L.
3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Title VP, Real Estate Strategy & Operations

O'CONNOR, BRIDGID A.
3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Title VP, Industrial Maintenance & Purchasing

FISHER, JOHN C.
3300 PUBLIX CORPORATE PKWY
LAKELAND, FL 33811-3311

Title VP, Real Estate Assets

RAYBURN, WILLIAM W., IV

3300 PUBLIX CORPORATE PKWY

LAKELAND, FL 33811-3311

Title CEO

Murphy, Kevin S.

3300 PUBLIX CORPORATE PKWY

LAKELAND, FL 33811-3311

Title President

Goff, John L., Jr.

3300 PUBLIX CORPORATE PKWY

LAKELAND, FL 33811-3311

Title VP, Facilities

SER, MIKHAEL H.

3300 PUBLIX CORPORATE PKWY

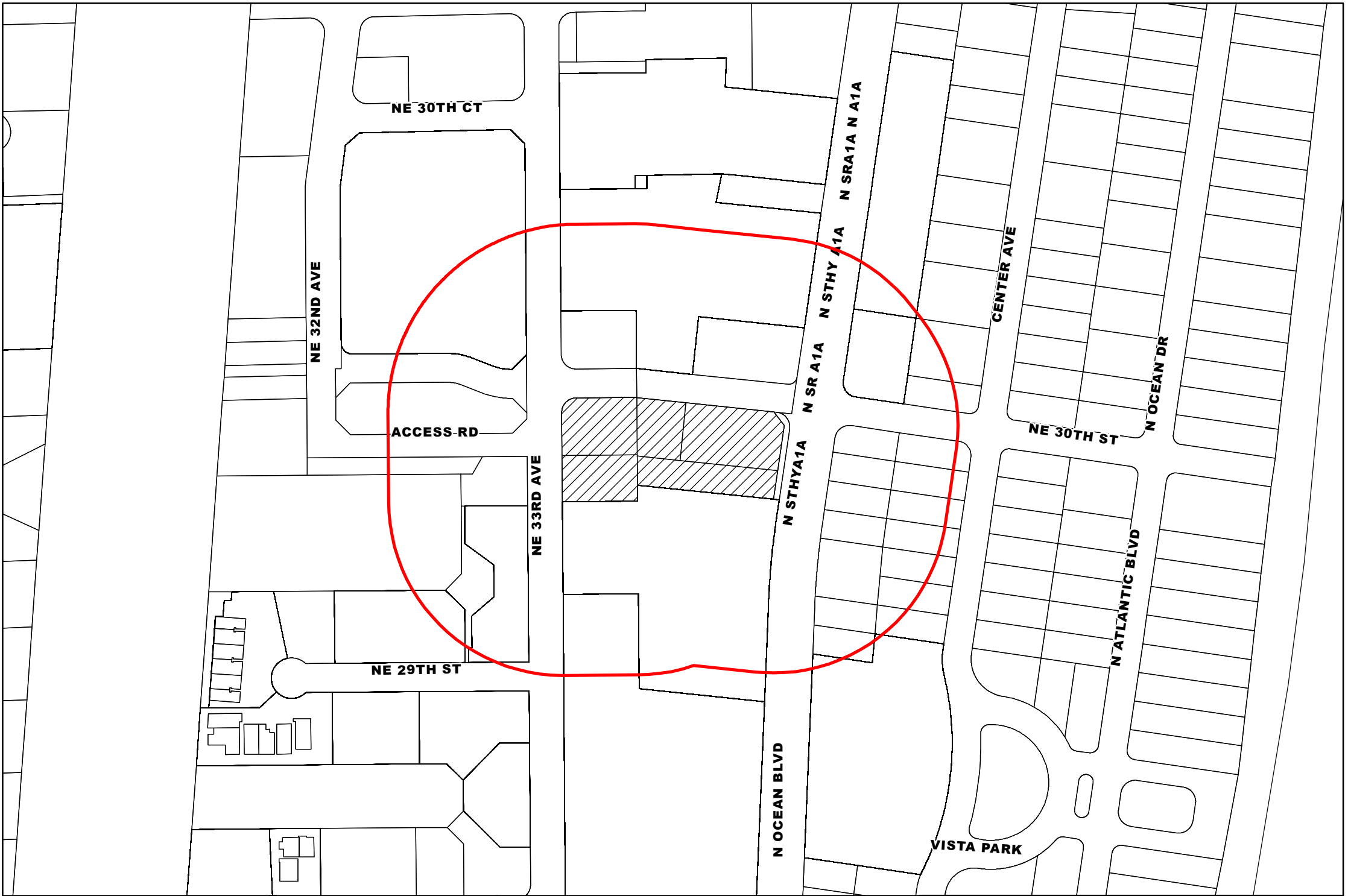
LAKELAND, FL 33811-3311

Annual Reports

Report Year	Filed Date
2024	01/12/2024
2024	04/01/2024
2025	01/03/2025

Document Images

01/03/2025 -- ANNUAL REPORT	View image in PDF format
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Feet

MARTY KIAR
BROWARD COUNTY PROPERTY APPRAISER



2950 N OCEAN BLVD
DATE OF PRINT: 05/02/2025

FOLIO_NUMB	NAME_LINE_	NAME_LINE1	ADDRESS_LI	CITY	STAT	ZIP
494330010750	PUBLIX SUPER MARKETS INC		PO BOX 32018	LAKELAND	FL	33802
494330010760	PUBLIX SUPER MARKETS INC		PO BOX 32018	LAKELAND	FL	33802
494330010761	FLORIDA DEPT OF TRANSPORTATION	OFFICE OF RIGHT OF WAY	3400 W COMMERCIAL BLVD	FORT LAUDERDALE	FL	33309
494330010770	PUBLIX SUPER MARKETS INC		PO BOX 32018	LAKELAND	FL	33802
494330010790	CITY OF FORT LAUDERDALE		528 NW 2 ST	FORT LAUDERDALE	FL	33311
494330012010	GIUSEPPE & V SICA REV LIV TR	SICA,GIUSEPPE & VIOLETTA TRS	2917 CENTER AVE	FORT LAUDERDALE	FL	33308
494330012020	CHERRY,JOHN E JR		2924 N OCEAN BLVD	FORT LAUDERDALE	FL	33308
494330012030	DISERIO,VIVIAN M		85 SE SAINT LUCIE BLVD	STUART	FL	34996
494330012040	VELIU,MIFTAR H/E	VELIU,NAFIE	2918 N OCEAN BLVD #2	FORT LAUDERDALE	FL	33308
494330012050	DEAUVILLE HOTEL 2 LLC		101 S GORDON RD	FORT LAUDERDALE	FL	33301
494330012070	LAMBERT,OLIVIER	NADEAU,NATHALIE	350 JOHNSON EST	*SAINT HYACINTHE QC	CA	J2S 8
494330012080	WINDWARD POMPANO LLC		15970 W STATE ROAD 84	SUNRISE	FL	33326
494330012100	BERMAN,ARIEL		1450 SW 2 ST	BOCA RATON	FL	33486
494330012110	GARVIN,JENNIFER CAY		2909 CENTER AVE	FORT LAUDERDALE	FL	33306
494330012120	ANARUMO,LOUIS H/E	ANARUMO,FRAN	2915 CENTER AVE	FORT LAUDERDALE	FL	33308
494330012122	SICA,VIOLETTA	GUISEPPE & V SICA REV LIV TR	2917 CENTER AVE	FORT LAUDERDALE	FL	33308
494330012130	BRUCE & VICKI HOPMAN FAM TR	HOPMAN,BRUCE & VICKI TRSTEES	2919 CENTER AVE	FORT LAUDERDALE	FL	33308
494330012140	TIDEWATER VENTURES LLC		15119 CORAL OAK CT	HOUSTON	TX	77059
494330012150	LANZIERI,FABIO & MARIA		3450 NE 30 ST	FORT LAUDERDALE	FL	33308
494330012160	SUNNY & CHAIR LLC		6183 MIAMI LAKES DR E	MIAMI LAKES	FL	33014
494330012320	REEDER,ROBERT L	ROBERT L REEDER LIV TR	3015 CENTER AVE	FORT LAUDERDALE	FL	33308
494330012330	GHADIALI,MUFADDAL & ALEFIYA		3001 CENTER AVE	FORT LAUDERDALE	FL	33308
494330030800	PUBLIX SUPER MARKETS INC		PO BOX 32018	LAKELAND	FL	33802
494330030810	PUBLIX SUPER MARKETS INC		PO BOX 32018	LAKELAND	FL	33802
494330031150	KRAUSKOPF,DEBORAH & SHIVER,HEID WEGMAN,JEANINE ETAL		4820 SE SAVANNAH RD	JENSEN BEACH	FL	34957
494330031180	SPIN LAND 2022 LLC		1510 WEST LOOP S	HOUSTON	TX	77027
494330031190	SPIN LAND 2022 LLC		1510 WEST LOOP S	HOUSTON	TX	77027
494330031500	SOUTHLAND CORP		3301 NE 30 ST	FORT LAUDERDALE	FL	33308
494330031710	SPIN LAND 2022 LLC		1510 WEST LOOP SOUTH	HOUSTON	TX	77027
494330090010	3001 NORTH OCEAN LLC		12301 SW 1 ST	PLANTATION	FL	33325
494330AF0010	MIKULA,KAREN S		3020 NE 32 AVE #402	FORT LAUDERDALE	FL	33308
494330AF0020	GILBERT KEARNEY,JENNIFER	GILBERT KEARNEY,SHANNON	3020 NE 32 AVE #404	FORT LAUDERDALE	FL	33308
494330AF0030	DIBRINO,PHYLLIS MARIE	DIBRINO,MATTHEW DAVID ETAL	511 LAUREL BLVD	LANOKA HARBOR	NJ	08734
494330AF0040	KENTRELL,KAREN		3020 NE 32 AVE #408	FORT LAUDERDALE	FL	33308

494330AF0050	DEROGATIS,JAMES & BARBARA J		2187 TERRACE PL	SEA GIRT	NJ	08750
494330AF0060	OSMAN,ASLI ASIYA		3020 NE 32 AVE #412	FORT LAUDERDALE	FL	33308
494330AF0070	WENZEL,MICHAEL	WENZEL,PATTI	PO BOX 145	ANCRAM	NY	12502
494330AF0080	BARTSOCAS,PERICLIS		1340 S OCEAN BLVD #1102	POMPANO BEACH	FL	33062
494330AF0090	MASER,NICOLE		3020 NE 32 AVE #418	FORT LAUDERDALE	FL	33308
494330AF0100	THOMAS J TOBIN REV TR	TOBIN,THOMAS J TRS	PO BOX 46	MILTON	DE	19968
494330AF0110	MCLOUGHLIN,CORY P H/E	MCLOUGHLIN,SUSANA M	3020 NE 32 AVE APT 502	FORT LAUDERDALE	FL	33308
494330AF0120	SHIELL,RYAN STEVEN		3020 NE 32 AVE #504	FORT LAUDERDALE	FL	33308
494330AF0130	GINSBURG,JAMES	GINSBURG,STACEY	5740 NE 20TH AVE	FORT LAUDERDALE	FL	33308
494330AF0140	CLARK,TIMOTHY	CLARK,LESLIE V	3020 NE 32 AVE #508	FORT LAUDERDALE	FL	33308
494330AF0150	KAPLLANI,LUDVIG	PLAKA,MIMOSA	180 DELL PARK AVE	*NORTH YORK ON	CA	M6B 2
494330AF0160	STONEBERG,WILLIAM R		3020 NE 32 AVE APT 512	FORT LAUDERDALE	FL	33308
494330AF0170	FAMILIA LOPEZ LLC		2980 NE 207 ST STE 319	AVENTURA	FL	33180
494330AF0180	CUNNINGHAM,KEVIN		9144 ODEY DR	MECHANIESVILLE	VA	23116
494330AF0190	SABATINE,JAMES		3020 NE 32 AVE #518	FORT LAUDERDALE	FL	33308
494330AF0200	SHERRER,KENDELL H/E	HENDERSON,DOUG	3020 NE 32 AVE #520	FORT LAUDERDALE	FL	33308
494330AF0210	NU-TIDE HOLDINGS LLC		3200 N OCEAN BLVD # 1409	FORT LAUDERDALE	FL	33308
494330AF0220	NOSHAY,ROBERT		89 GRANT DR	HOLLAND	PA	18966
494330AF0230	BG TIDES LLC		PO BOX 480342	FORT LAUDERDALE	FL	33348
494330AF0240	ALAI0,GENNARO		18 SUNLIT PATH	CORTLANDT	NY	10567
494330AF0250	FIRST KISS HOLDINGS LLC		5820 N FEDERAL HWY	BOCA RATON	FL	33487
494330AF0260	GOLENKO,ALEXEY		3020 NE 32 AVE #603	FORT LAUDERDALE	FL	33308
494330AF0270	IGIELSKI,DENISE		1036 LAWRENCE CT	VALLEY STREAM	NY	11581
494330AF0280	GIUFFRIDA,SYLVESTER		34 DOVER DR	ENDICOTT	NY	13760
494330AF0290	KRISTIN MARY J COLETTI LIV TR	COLETTI,KRISTIN MARY J TRSTEE	156 COLONEL JOHN GARDNEF	NARRAGANSETT	RI	02882
494330AF0300	CONNOR,GREGORY		3020 NE 32 AVE #607	FORT LAUDERDALE	FL	33308
494330AF0310	ANKRUM,KEITH A		3020 NE 32 AVE #608	FORT LAUDERDALE	FL	33308
494330AF0320	NOLAN,THOMAS G	NOLAN,ANA MARIA	3020 NE 32 AVE #PH3	FORT LAUDERDALE	FL	33308
494330AF0330	MANENTIS,STAVROS	MOUGIS,DIMITRA	5447 CAMPEAU	*LAVAL QC	CA	H7T 3
494330AF0340	IRVIN,RICHARD A	BOYD,WILLIAM C	2800 E SUNRISE BLVD #7C	FORT LAUDERDALE	FL	33304
494330AF0350	FLEMING,MARILYN L		3100 N OCEAN BLVD #1010	FORT LAUDERDALE	FL	33308
494330AF0360	EBERT,CAROLYN G &	LAGREGA,SHAWN P & RAND,JOHN T	38 MARSHALL ST	PATCHOGUE	NY	11772
494330AF0370	LALIBERTE,MANON	MODUGNO,RENE ETAL	31 RUE LES CEDRES	*LAVEL QC	CA	H7R 1
494330AF0380	CIPRESSI,SONIA	CIPRESSI,TONY	57 DI NARDO CT	*KING CITY ON	CA	L7B 1
494330AF0390	BLANKSHAIN,BONNIE RAE		3020 NE 32 AVE #616	FORT LAUDERDALE	FL	33308

494330AF0400	SHLAPAK,JACOB & JENNIFER		257 OLD SIB RD	RIDGEFIELD	CT	06877
494330AF0410	SHAW,RICHARD		3087 KAMIN DR	MELBOURNE	FL	32940
494330AF0420	NINO-RAMIREZ,MARIA TERESA	RAMIREZ-QUINTERO,RAMON	3020 NE 32 AVE #619	FORT LAUDERDALE	FL	33308
494330AF0430	SUISSA,NICOLE	SUISSA,MICHAEL	840 CARRE STEWARD	*MONTREAL QC	CA	H4M 2
494330AF0440	IVAN ALEXANDER CHIRIBOGA TR	CHIRIBOGA,IVAN ALEXANDER TRS	9145 CARRINGTON AVE	PARKLAND	FL	33076
494330AF0450	BUTLER,JOHN B & AMY E		3020 NE 32 AVE #622	FORT LAUDERDALE	FL	33308
494330AF0460	GOSSELIN,DAVID	LEMAY,RICHARD	3020 NE 32 AVE #623	FORT LAUDERDALE	FL	33308
494330AF0470	SUNNY AVENUE LLC		2013 VENTNOR G	DEERFIELD BEACH	FL	33442
494330AF0480	NUNEZ,SERGIO	OLIVEIRA,DENISE C	2648 NE 26TH AVE	FORT LAUDERDALE	FL	33306
494330AF0490	WALCOTT,OLIVER		545 S 9 AVE	MOUNT VERNON	NY	10550
494330AF0500	KLEEFELD FAMILY TR	KLEEFELD,RICHARD F & S B TRSTEEES	4000 INNOVATOR DR #9102	SACRAMENTO	CA	95834
494330AF0510	GRANDERSON,KWAME JEREMY		3028 LAKE GLEN DR	BEVERLY HILLS	CA	90210
494330AF0520	STUNDON,GUENEVERE		3020 NE 32 AVE # 705	FORT LAUDERDALE	FL	33308
494330AF0530	FITZGERALD,ROBERT	FITZGERALD,TONI	3020 NE 32ND AVE APT 825	FORT LAUDERDALE	FL	33308
494330AF0540	CEZARINO,MAURICIO	FERREIRA DOS SANTOS,LENICE	3020 NE 32 AVE #707	FORT LAUDERDALE	FL	33308
494330AF0550	TSN MANAGEMENT LLC		1740 NE 40 CT	OAKLAND PARK	FL	33334
494330AF0560	AXXYEHHO LLC		3020 NE 32 AVE #709	FORT LAUDERDALE	FL	33304
494330AF0570	MITIS,NICHOLAS K		3020 NE 32 AVE #710	FORT LAUDERDALE	FL	33308
494330AF0580	ROBERT MANNIELLO PROPERTIES LLC		2258 N 2100 E	LAYTON	UT	84040
494330AF0590	SILVANO FAM TR	SILVANO, RICHARD & SUSAN TRSTEEES	3020 NE 32 AVE #712	FORT LAUDERDALE	FL	33308
494330AF0600	ILYINA,YELENA	YELENA ILYINA REV TR ETAL	3020 NE 32 AVE #713	FORT LAUDERDALE	FL	33308
494330AF0610	MARROE,EARL III		3020 NE 32 AVE #714	FORT LAUDERDALE	FL	33308
494330AF0620	TIDES 715TBS LLC		3020 NE 32 AVE #715	FORT LAUDERDALE	FL	33021
494330AF0630	MEYER,TIFFANY	ACIZ,SHARON	3020 NE 32 AVE #716	FORT LAUDERDALE	FL	33308
494330AF0640	MORAN,MICHAEL D		3020 NE 32 AVE UNIT 717	FORT LAUDERDALE	FL	33308
494330AF0650	ELIAS,FRANCESKA		3100 N OCEAN BLVD APT 1406	FORT LAUDERDALE	FL	33308
494330AF0660	DAVIS,CHERIE F		3020 NE 32 AVE #719	FORT LAUDERDALE	FL	33308
494330AF0670	DELUCA,EDWARD	% DEL REALY LTD	885 WASHINGTON ST E	WEYMOUTH	MA	02189
494330AF0680	LUXE HOMES LLC		207 BILTMORE PL	PANAMA CITY BEACH	FL	32413
494330AF0690	BUNTING,THOMAS E SR	GREISMAN,SALLIE	3020 NE 32 AVE APT 722	FORT LAUDERDALE	FL	33308
494330AF0700	KEHAN,JAMES J & ANTOINETTE M		562 HERMITAGE ST	PHILADELPHIA	PA	19128
494330AF0710	SCHNEIDER,LEE S		1881 MIDDLE RIVER DR #501	FORT LAUDERDALE	FL	33305
494330AF0720	MICHAEL QUATTROCHI REV TR	QUATTROCHI,MICHAEL TRSTEE	3020 NE 32 AVE #801	FORT LAUDERDALE	FL	33308
494330AF0730	BUTCHVAROV,PANAYOT KRUSTEV		13080 ECHO LN	SAINT PAUL	MN	55124
494330AF0740	DONNELLY,CHRISTOPHER J H/E	FAUST-DONNELLY,BONNIE	3020 NE 32 AVE #803	FORT LAUDERDALE	FL	33308

494330AF0750	JACKSON,MARY M		3020 NE 32 AVE UNIT 804	FORT LAUDERDALE	FL	33308
494330AF0760	BONAFIGLIA,MARC H/E	TORRENEGRA,ROBERTO	3020 NE 32 AVE # 805	FORT LAUDERDALE	FL	33308
494330AF0770	CANTONE,DIANE &	CANTONE,FRANK	161 COOLIDGE AVE	ENGLEWOOD	NJ	07631
494330AF0780	TIDES PJ-807 LLC		48 LYDIA DR	WEST NEW YORK	NJ	07093
494330AF0790	RISLEY,DAVID K		3020 NE 32 AVE #808	FORT LAUDERDALE	FL	33308
494330AF0800	MILLER,ROBERT J		3020 NE 32 AVE #809	FORT LAUDERDALE	FL	33308
494330AF0810	MCAULEY,WILLIAM G	DIORIO,JEANNE	31 YOSEMITE CIR	BOHEMIA	NY	11716
494330AF0820	PAWLUSIAK,PALMER	FITZPATRICK,BRIANNA	1 EAGLE ST APT 3507	BROOKLYN	NY	11222
494330AF0830	WALSH,THOMAS J H/E	WALSH,BRIAN J	3020 NE 32 AVE #812	FORT LAUDERDALE	FL	33308
494330AF0840	ROSENSHEIN,SARI		3020 NE 32 AVE UNIT 813	FORT LAUDERDALE	FL	33308
494330AF0850	PECCERELLI,COSME	PECCERELLI,OLGA	2174 SARAH COURT	EAST STROUDSBURG	PA	18301
494330AF0860	DELUCA,EDWARD S		81 WARREN AVE	PLYMOUTH	MA	02360
494330AF0870	RYAN,RUSTY R	HIGH RIDGE TR ETAL	3020 NE 32 AVE APT 816	FORT LAUDERDALE	FL	33308
494330AF0880	WEINDORFER,JOSEPH		238 HISPANOLA RD	TAVERNIER	FL	33070
494330AF0890	ROHLMAN,JONATHAN G		1219 FOREST BAY DR	WATERFORD	MI	48328
494330AF0900	SRI INVESTORS LLC		5208 FOREST VIEW DR	MC DONALD	PA	15057
494330AF0910	COCO STAR REALTY LLC		3020 NE 32 AVE #820	FORT LAUDERDALE	FL	33308
494330AF0920	NUZZO,MICHAEL		10 NOTTING HILL WAY	MONTCLAIR	NJ	07042
494330AF0930	QUEVEDO,FELIX DANIEL	QUEVEDO,MARYELI D MENDOZA DE	3020 NE 32 AVE #822	FORT LAUDERDALE	FL	33308
494330AF0940	SALVATORE,MICHAEL		112 HOLT AVE	MERCERVILLE	NJ	08619
494330AF0950	FITZGERALD,ROBERT S	RITORNATO,TONI	3020 NE 32 AVE #825	FORT LAUDERDALE	FL	33308
494330AF0960	PRYOR,RICHARD H		3020 NE 32 AVE #901	FORT LAUDERDALE	FL	33308
494330AF0970	LUISE FISHMAN IRREV TR	LOTZ,ROBERT F TRS	166-40 POWELLS COVE BLVD #	WHITESTONE	NY	11357
494330AF0980	KUZNETSOVA,MILANA		3550 S OCEAN BLVD #5C	PALM BEACH	FL	33480
494330AF0990	DELUCA,EDWARD S		81 WARREN AVE	PLYMOUTH	MA	02360
494330AF1000	PARKSIDE RIDGE INVESTMENTS LLC		90 PARKSIDE DR	NEW HOPE	PA	18938
494330AF1010	FARBER,MARIO L		2715 N OCEAN BLVD APT 5E	FORT LAUDERDALE	FL	33308
494330AF1020	MCMURRY,GEORGE & DEBORAH		2000 NE 135 ST APT 803	NORTH MIAMI	FL	33181
494330AF1030	FLEMING,MARILYN L		3100 N OCEAN BLVD #1010	FORT LAUDERDALE	FL	33308
494330AF1040	STELNICK,NANCY M		3020 NE 32 AVE # 909	FORT LAUDERDALE	FL	33308
494330AF1050	TRICE PROPERTIES LLC		3200 N OCEAN BLVD #1409	FORT LAUDERDALE	FL	33308
494330AF1060	MEYER,JOSHUA		950 BRICKELL BAY DR #4807	MIAMI	FL	33131
494330AF1070	PELLICONE,MICHAEL J	SWEENEY,JAMES C III ETAL	3020 NE 32 AVE #912	FORT LAUDERDALE	FL	33308
494330AF1080	WARREN,DEBBIE	WARREN,KEVIN	3669 TUXEDO RD NW	ATLANTA	GA	30305
494330AF1090	DINGER,KEVIN D		803 E 4 ST	ROYAL OAK	MI	48067

494330AF1100	NIX,PAUL B JR		3020 NE 32 AVE #915	FORT LAUDERDALE	FL	33308
494330AF1110	DANIEL JAMES NOYES REV TR	NOYES,DANIEL J TRSTEE	94 LUCERNE AVE UNIT 6	LACONIA	NH	03246
494330AF1120	BRAGIN,MARK	HUEY,MARCY	715 KENNSINGTON LN	LIVINGSTON	NJ	07039
494330AF1130	LONGO,JOHN JR	ROBLES,SENOVIA	3020 NE 32 AVE APT 918	FORT LAUDERDALE	FL	33308
494330AF1140	JARDINE,CAROL L	CAROL L JARDINE LAND TR	3020 NE 32 AVE #919	FORT LAUDERDALE	FL	33308
494330AF1150	ROBERTA ITZKOFF LIV TR	ITZKOFF,ROBERTA TRS	57 NORTH RD	BRONXVILLE	NY	10708
494330AF1160	MEELER,BROOKE ASHLEY		3020 NE 32 AVE #923	FORT LAUDERDALE	FL	33308
494330AF1170	FADEL,JAMES P	KIM,YURIM	4441 COLLINS AVE UNIT 3-061	MIAMI BEACH	FL	33140
494330AF1180	FRYE,WILLIAM R	FRYE-WHITTLE FAM TR	3020 NE 32 AVE # 1001	FORT LAUDERDALE	FL	33308
494330AF1190	DIMENNA,DINO & SILVANA		1499 UNION AVE	*KINGSVILLE ON	CA	N9Y 2
494330AF1200	GENG,CHUN	MURPHY,DAVID	29 WILDWOOD DR	SHORT HILLS	NJ	07078
494330AF1210	NELSON,BECKY E		3020 NE 32 AVE #1004	FORT LAUDERDALE	FL	33308
494330AF1220	MATHEWS,JAMES M	MATHEWS,KATHRYN A	267 MEREDITH NECK RD	MEREDITH	NH	03253
494330AF1230	ROBERTA ITZKOFF LIV TR	ITZKOFF,ROBERTA TRS	57 NORTH RD	BRONXVILLE	NY	10708
494330AF1240	HOMBECK,TORSTEN	RODGERS,TRAVIS E	3020 NE 32 AVE #1007	FORT LAUDERDALE	FL	33308
494330AF1250	GOLDBERG,ANN		3020 NE 32 AVE #1008	FORT LAUDERDALE	FL	33308
494330AF1260	CORTESE,LORI NOVELLO		3020 NE 32 AVE #1009	FORT LAUDERDALE	FL	33308
494330AF1270	BORGER,DANIEL J & KELLY A		17 RANGE DR	MERRICK	NY	11566
494330AF1280	DROZDOVA,NATALIYA	DROZDOV,DANIL	3020 NE 32 AVE #1011	FORT LAUDERDALE	FL	33308
494330AF1290	BOURNE,JOLYNN LABARBERA	JOLYNN LABARBERA BOURNE REV TR	3020 NE 32 AVE #1012	FORT LAUDERDALE	FL	33308
494330AF1300	KIM,ESTHER S	KIM,SUNGWOO	22 WATER ST APT 507	CAMBRIDGE	MA	02141
494330AF1310	RICHARD GARY RUBIN REV TR	RUBIN,RICHARD GARY TRSTEE	3303 NE 15 CT	FORT LAUDERDALE	FL	33304
494330AF1320	MARIANI,NICOLO		3020 NE 32 AVE #1015	FORT LAUDERDALE	FL	33308
494330AF1330	MCAULEY,WILLIAM G	DI ORIO,JEANNE M	31 YOSEMITE CIR	BOHEMIA	NY	11716
494330AF1340	ANGEL FAM TR	ANGEL,ANTHONY J TRSTEE ETAL	1426 E TUJUNGA AVE	BURBANK	CA	91501
494330AF1350	SACKS,CHARLEEN	SACKS,KENNETH	605 PARK AVE APT 12B	NEW YORK	NY	10065
494330AF1360	PALERMO,EUGENE		168 KING ST E #711	*TORONTO ON	CA	M5A 4
494330AF1370	SICA,MARINELLA		3020 NE 32 AVE #1021	FORT LAUDERDALE	FL	33308
494330AF1380	SANTIAGO,JAMES SINCLAIR		3020 NE 32 AVE #1023	FORT LAUDERDALE	FL	33308
494330AF1390	SCHROER,MARK	SCHROER,RHONDA JANE	14600 PLYMOUTH AVE S	BURNSVILLE	MN	55306
494330AF1400	CURTISS,ROBERT C & ELLEN M		3020 NE 32 AVE #1101	FORT LAUDERDALE	FL	33308
494330AF1410	FRYE,DARIA M		3020 NE 32 AVE #1102	FORT LAUDERDALE	FL	33308
494330AF1420	MAY AVE REALTY CORP		PO BOX 8197	WHITE PLAINS	NY	10802
494330AF1430	WANG,JIAN		9190 ROUYN	*BROSSARD QC	CA	J4X 2
494330AF1440	WHEATON,DOUGLAS B		3020 NE 32 AVE #1105	FORT LAUDERDALE	FL	33308

494330AF1450	GREEN MILE REALTY LLC		3020 NE 32 AVE #117	FORT LAUDERDALE	FL	33308
494330AF1460	MICHAEL F CAMARDELLO RE TR	CAMARDELLO,MICHAEL F TRS ETAL	2925 NW 12 AVE	WILTON MANORS	FL	33311
494330AF1470	GEMMELL,ANTONY CAL	MELANITI,EIRINI DANIELA	3020 NE 32 AVE #1108	FORT LAUDERDALE	FL	33308
494330AF1480	FRANCO ESPOSITO ENTERPRISES INC		500 INTRACOASTAL DR	FORT LAUDERDALE	FL	33304
494330AF1490	BLUE SAX REALTY LLC		3200 N OCEAN BLVD #2703	FORT LAUDERDALE	FL	33308
494330AF1500	SYLVER RIVER INVESTMENTS LLC	% SERFATY LAW PA	4770 BISCAYNE BLVD #1430	MIAMI	FL	33137
494330AF1510	WILLIAM E ZIELKE REV TR NO 3	ZIELKE,WILLIAM E TRSTEE	3020 NE 32 AVE #1112	FORT LAUDERDALE	FL	33308
494330AF1520	ROONEY,MARTIN PAUL & ROSE BRADY		3020 NE 32 AVE #1113	FORT LAUDERDALE	FL	33308
494330AF1530	SCHUETH PROPERTIES LLC		429 SUMMERSET DR	SAINT JOHNS	FL	32259
494330AF1540	OTTINO,IDA M		VIA GARIBALDI 20	*13899 PRALUNGO	IT	
494330AF1550	NICOLIA,DIANE		137 LITTLE NECK RD	CENTERPORT	NY	11721
494330AF1560	HART,DONALD EUGENE		3020 NE 32 AVE #1117	FORT LAUDERDALE	FL	33308
494330AF1570	LJULJA,MUHAMED H & DORIS		3020 NE 32 AVE #1118	FORT LAUDERDALE	FL	33308
494330AF1580	SCHWEIZER,MARK	VOELKER,ROBERT	3020 NE 32 AVE #1119	FORT LAUDERDALE	FL	33308
494330AF1590	PAULAUSKAITE,LAIMUTE		13 IRVING PL APT 3A	BROOKLYN	NY	11238
494330AF1600	NUZZO,MICHAEL		10 NOTTING HILL WAY	MONTCLAIR	NJ	07042
494330AF1610	ARMIN J FRANKEL GEN SKIPPING TR	FRANKEL,PAUL R ETAL	3020 NE 32 AVE #1125	FORT LAUDERDALE	FL	33308
494330AF1620	KING,ROBERT CHARLES H/E	MENDEZ-KING,KARLA E	3020 NE 32 AVE #1201	FORT LAUDERDALE	FL	33308
494330AF1630	DE LEVINSKY,ESTRELLA R ZAHARIA		3020 NE 32 AVE #1202	FORT LAUDERDALE	FL	33308
494330AF1640	NELSON,JUSTIN G		3020 NE 32 AVE #1203	FORT LAUDERDALE	FL	33308
494330AF1650	DIEBEL,JONATHAN L & SYLVIA	BASSETT,MARIE & BAMBEI,JOHN JR	6240 RAIN DANCE TRL	LITTLETON	CO	80125
494330AF1660	PARK,SUNHYOUNG	TAT,YEN KIM	19167 N HIBISCUS ST	WESTON	FL	33332
494330AF1670	NIZANTY,STEPHANIE		3020 NE 32 AVE # 1206	FORT LAUDERDALE	FL	33308
494330AF1680	ANTONACCI,CHARLENE		12107 PARK DR	COOPER CITY	FL	33026
494330AF1690	FAZIO,TANGERINE M		3020 NE 32 AVE #1208	FORT LAUDERDALE	FL	33308
494330AF1700	MENA,MARIA VERONICA		3020 NE 32 AVE #1209	FORT LAUDERDALE	FL	33308
494330AF1710	LERNER,JOSEPH	LERNER,LAURA	69 REDWOOD LN	MASSAPEQUA PARK	NY	11762
494330AF1720	JABER,ABDALLAH FAHMI SAMAD		3020 NE 22 AVE #1211	FORT LAUDERDALE	FL	33308
494330AF1730	BARRIOS VEGA,HERMAN MAURICIO		3020 NE 32 AVE #1212	FORT LAUDERDALE	FL	33308
494330AF1740	ANASTASIO,ROBERT MICHAEL	PETERSEN,ANDREW JOHN	152 CENTERBROOK RD	HAMDEN	CT	06518
494330AF1750	CHOWANEC,GEORGE & LORI		1347 LAUREL BLVD	LANOKA HARBOR	NJ	08734
494330AF1760	STARR,CHARLES F	CHARLES FRANCIS STAR REV LIV TR	3020 NE 32 AVE #1215	FORT LAUDERDALE	FL	33308
494330AF1770	DAWSON,GREGORY ALAN		3020 NE 32 AVE #1216	FORT LAUDERDALE	FL	33308
494330AF1780	BURRELL,LANA S		2550 KENSWICK CIR	LAWRENCEVILLE	GA	30044
494330AF1790	NU-TIDE HOLDINGS LLC		3200 N OCEAN BLVD #1409	FORT LAUDERDALE	FL	33308

494330AF1800	ABBOT,MARK A	CASTRO,BILL	2230 S PATTERSON BLVD #58	DAYTON	OH	45409
494330AF1810	GIUSEPPE & V SICA REV LIV TR	SICA,VIOLETTA TRSTEE	2917 CENTER AVE	FORT LAUDERDALE	FL	33308
494330AF1820	ENENKL,SAMUEL	ENENKLOVA,JANA	NA KAMENCOCH 1332	*75501 VSETIN	CZ	
494330AF1830	BERTAKIS,JOHN & KATHRIN		1209 SABLE DR	ADDISON	IL	60101
494330AF1840	BECKLEY,WILLIAM A	WILLIAM BECKLEY 2014 REV TR ETAL	3020 NE 32 AVE #1401	FORT LAUDERDALE	FL	33308
494330AF1850	DICICCO,LINDA	LINDA DICICCO REV TR	3020 NE 32 AVE #1402	FORT LAUDERDALE	FL	33308
494330AF1860	PATEL,PIYUSH G		3141 HAMBLIN WAY	WELLINGTON	FL	33414
494330AF1870	SEWARD,STEPHEN D SR		655 RIVERSIDE DR #301	MEMPHIS	TN	38103
494330AF1880	1405 COAST LLC		12905 SW 42 ST UNIT 222	MIAMI	FL	33175
494330AF1890	ENRIQUEZ,JOSEPH E		3020 NE 32 AVE #1406	FORT LAUDERDALE	FL	33308
494330AF1900	ROSEMARIE FIORI 1995 LIV TR	ROMEO FIORI 1995 LIV TR	20355 NE 34 CT APT 927	AVENTURA	FL	33180
494330AF1910	ADEL MOUSSA FAM TR	FATTAH,AMAL TRUSTEE ETAL	9 CHANDLER RD	BURLINGTON	MA	01803
494330AF1920	DUARTE,ANDREA H/E	DUARTE,ADRIANNA & GABRIEL	3020 NE 32 AVE #1409	FORT LAUDERDALE	FL	33308
494330AF1930	LUCACCIONI,AIDA & THOMAS E		2100 N OCEAN BLVD APT 11E	FORT LAUDERDALE	FL	33305
494330AF1940	KOSZOWSKI,EDWARD T	KOSZOWSKI,JANICE A CORR	155 WILD HEDGE LN	MOUNTAINSIDE	NJ	07092
494330AF1950	GREEN MILE REALTY LLC		3020 NE 32 AVE #117	FORT LAUDERDALE	FL	33308
494330AF1960	VAROUKAS,MICHAEL & JUNE		3020 NE 32 AVE #1413	FORT LAUDERDALE	FL	33308
494330AF1970	JACKSON,CYRUS J		150 WALDEN WAY	FAYETTEVILLE	GA	30214
494330AF1980	VAROUKAS,JUNE ANN	VAROUKAS,MICHAEL N	3020 NE 32 AVE #1415	FORT LAUDERDALE	FL	33308
494330AF1990	DIAS,JUDITH C	DIAS,RANDAL	3 CEDAR RIDGE RD	GREEN BROOK	NJ	08812
494330AF2000	CJ TIDES 1417 LLC		1105 HIGH VISTA DR	MILLS RIVER	NC	28759
494330AF2010	BERTAKIS,JOHN	BERTAKIS,KATHRIN	1209 SABLE DR	ADDISON	IL	60101
494330AF2020	JENKINS,RUSSELL H		3040 NE 6 AVE #309	WILTON MANORS	FL	33334
494330AF2030	HARDY,KEVIN		3020 NE 32 AVE #1421	FORT LAUDERDALE	FL	33308
494330AF2040	PARISE,SANDRA	TROMBIERO,LUIGI	10 FINGAL PL	*ETOBICOKE ON	CA	M9V 2
494330AF2050	HAGGARD,MARK	BROWN,DANIEL THOMAS	900 ADAMS CROSSINGS STE 6	CINCINNATI	OH	45202
494330AF2060	PIANGKEO P FALLON 2018 REV TR	JOSEPH FALLON 2018 REV TR ETAL	3020 NE 32 AVE #1501	FORT LAUDERDALE	FL	33308
494330AF2070	BELL,FRANK		3020 NE 32 AVENUE 1502	FORT LAUDERDALE	FL	33308
494330AF2080	SINCAVAGE,MARK THOMAS	MARK THOMAS SINCAVAGE LIV TR	3020 NE 32 AVE #1503	FORT LAUDERDALE	FL	33308
494330AF2090	HANSSON,DAG M		3020 NE 32 AVE #1504	FORT LAUDERDALE	FL	33308
494330AF2100	KRENEK,MARK		360 NUECES ST #1504	AUSTIN	TX	78701
494330AF2110	LOMBARDO,DELIA M	LOMBARDO,MICHELINA A	14 AVERELL DR	MORRIS PLAINS	NJ	07950
494330AF2120	BUCKHEIT,RICHARD		3020 NE 32 AVE #1507	FORT LAUDERDALE	FL	33308
494330AF2130	RECK,BURTON RONALD		3020 NE 32 AVE #1508	FORT LAUDERDALE	FL	33308
494330AF2140	EDELSTEIN,ARTHUR RALPH	ARTHUR RALPH EDELSTEIN TR ETAL	3020 NE 32 AVE #1509	FORT LAUDERDALE	FL	33308

494330AF2150	HOUSE OF IMPERIAL INC		1481 NE 53 ST	FORT LAUDERDALE	FL	33334
494330AF2160	CICCARONE,MICHAEL M		1624 BURKE AVE	BLUE BELL	PA	19422
494330AF2170	LAWRENCE BENNETT REV TR	JOSEPH E OBERMEIER REV TR ETAL	3100 N OCEAN BLVD #2610	FORT LAUDERDALE	FL	33308
494330AF2180	LUCACCIONI,THOMAS & AIDA		2100 N OCEAN BLVD APT 11E	FORT LAUDERDALE	FL	33305
494330AF2190	CARALIS,ELAINE		3020 NE 32 AVE #1514	FORT LAUDERDALE	FL	33308
494330AF2200	FLORIDA ASSET HOLDINGS LLC		95 LYNNBROOK DR	*TORONTO ON	CA	M1H 2
494330AF2210	MANOS,JOHN G	MANOS-BALIS,DEBBIE ETAL	242 BUNTING LANE	BLOOMINGDALE	IL	60108
494330AF2220	KLEIN,KLAUS		225 E 36 ST #14M	NEW YORK	NY	10016
494330AF2230	MITCHELL,JOHN		3020 NE 32 AVE #1518	FORT LAUDERDALE	FL	33308
494330AF2240	BRICKNER,SARA E		3020 NE 32 AVE #1519	FORT LAUDERDALE	FL	33308
494330AF2250	ELTABAKH,HAIDY		3020 NE 32 AVE APT 1521	FORT LAUDERDALE	FL	33308
494330AF2260	GAMMARIELLO,JEAN MICHEL	JEAN MICHEL GAMMARIELLO REV TR	3020 NE 32 AVE #1523	FORT LAUDERDALE	FL	33308
494330AF2270	TOLARI,JEFFREY L		3020 NE 32 AVE #1525	FORT LAUDERDALE	FL	33308
494330AF2280	COHEN,JEFFREY A	THIEMANN,LISA A	3020 NE 32 AVE #PH1	FORT LAUDERDALE	FL	33308
494330AF2290	LINDA FLEMING REV TR	FLEMING,LINDA TRS	PO BOX 369	PECOS	NM	87552
494330AF2300	NOLAN,THOMAS G H/E	NOLAN,ANA MARIA	3020 NE 32 AVE UNIT PH3	FORT LAUDERDALE	FL	33308
494330AF2310	DICAMILLO,CAROL A		217 CONGRESS AVE	HVRE DE GRACE	MD	21078
494330AF2320	ROOK,KEITH A		845 UNITED NATIONS PLZ APT :	NEW YORK	NY	10017
494330AF2330	COLOMBRITA,JOSEPH		3020 NE 32 AVE #PH6	FORT LAUDERDALE	FL	33308
494330AF2340	FLEMING,LINDA F		PO BOX 369	PECOS	NM	87552
494330AF2350	STRAUSS,DAVID A & YAMILET		3020 NE 32 AVE # PH8	FORT LAUDERDALE	FL	33308
494330AF2360	REED,JAMES THOMPSON	JAMES T REED REV TR	3020 NE 32 AVE #PH9	FORT LAUDERDALE	FL	33308
494330AF2370	VUILLERMET,ROBIN & JEAN-PIERRE		3020 NE 32 AVE PH 10	FORT LAUDERDALE	FL	33308
494330AF2380	LAUGHLIN,MICHAEL TIMOTHY	LAUGHLIN,JOANNA MARIE	3020 NE 32 AVE #PH11	FORT LAUDERDALE	FL	33308
494330AF2390	ARMOUR,EDDIE LEE & VERNOCIA	VERNOCIA & EDDIE ARMOUR REV TR	3020 NE 32 AVE #PH12	FORT LAUDERDALE	FL	33308
494330AF2400	TIDESP13 TR	VENERABLE CORP & TR TRSTEE	301 W PLATT ST #657	TAMPA	FL	33606
494330AF2410	HOUSE OF IMPERIAL INC		1481 NE 53 ST	FORT LAUDERDALE	FL	33334
494330AF2420	AGUDELO,HECTOR H & VICTORIA		3020 NE 32 AVE #PH15	FORT LAUDERDALE	FL	33308
494330AF2430	COSMO,JOSEPH		55 TULIP AVE APT 38	FLORAL PARK	NY	11001
494330AF2440	ELIOPOULOS,ANDREAS	ELIOPOULOS,KATHY	2940 W CATALPA AVE	CHICAGO	IL	60625
494330AF2450	DUA,AASHISH & MONICA		201 LOU NITA CT	MURRYSVILLE	PA	15668
494330AF2460	STOJKOVIC,MONICA A		3020 NE 32 AVE # PH 19	FORT LAUDERDALE	FL	33308
494330AH0010	WRIGHT,JULIE	JULIE WRIGHT REV LIV TR	2917 NE 33 AVENUE #1A	FORT LAUDERDALE	FL	33308
494330AH0020	SMALL,GREG		2917 NE 33 AVE #2A	FORT LAUDERDALE	FL	33308
494330AH0030	PALAS,DAVID & MIRIAM		3564 CANARY PALM CT	POMPANO BEACH	FL	33069

494330AH0040 ZIEGLER, GLORIA		2917 NE 33 AVE UNIT 4A	FORT LAUDERDALE	FL	33308
494330AH0050 TRDINA, MELISSA LYNN	WRIGHT, NICOLE RENEE	2124 VENETIAN AVE	*WINDSOR ON	CA	N8P 2
494330AH0060 GIUNTA, LISA M		104 W HOUSTON ST	NEW YORK	NY	10012
494330AH0070 SPERONI, ROBERT J	VENNING, PATRICIA LEE	244 ELMGROVE DR	*TECUMSEH ON	CA	N8N 3
494330AH0080 GIUNTA, LISA M		104 W HOUSTON ST	NEW YORK	NY	10012
494330AH0090 TAREYTON REALTY TR	MERLINA, AUGUSTINE J TRS ETAL	78 EAST MOUNTAIN AVE	REVERE	MA	02151
494330AH0100 HEIZER, JESSICA V		2913 NE 33 AVE	FORT LAUDERDALE	FL	33308
494330AH0110 GRILLO, KORI		2901 NE 33 AVE #1C	FORT LAUDERDALE	FL	33308
494330AH0120 FEINBERG, WILLIAM A		4325 NE 22 AVE	FORT LAUDERDALE	FL	33308
494330AH0130 OATES, STEPHEN		2901 NE 33 AVE #3C	FORT LAUDERDALE	FL	33308
494330AH0140 SWITZ, THOMAS R & LISA		2901 NE 33 AVE #4C	FORT LAUDERDALE	FL	33308
494330AL0010 NOBIL ESTETIC CORP		250 N FEDERAL HWY	HOLLYWOOD	FL	33020
494330AL0020 NOBIL ESTETIC CORP		250 N FEDERAL HWY	HOLLYWOOD	FL	33020
494330AL0030 NOBIL ESTETIC CORP		250 N FEDERAL HWY	HOLLYWOOD	FL	33020
494330AL0040 INTERCOASTAL SHOPS LLC		3020 NE 32 AVE #104	FORT LAUDERDALE	FL	33308
494330AL0050 INTERCOASTAL SHOPS LLC		3020 NE 32 AVE #104	FORT LAUDERDALE	FL	33308
494330AL0060 INTERCOASTAL SHOPS LLC		3020 NE 32 AVE #104	FORT LAUDERDALE	FL	33308
494330AL0070 3020 NE 32ND AVENUE RU 7 LLC		1420S OCEAN BLVD #S8	POMPANO BEACH	FL	33062
494330AL0100 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0110 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0120 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0130 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0140 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0150 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0160 TIDES ATLANTIC REALTY LLC		3020 NE 32 AVE #110	FORT LAUDERDALE	FL	33308
494330AL0170 GREEN MILE REALTY LLC		3020 NE 32 AVE #117	FORT LAUDERDALE	FL	33308
494330AL0200 GREEN MILE REALTY LLC		3020 NE 32 AVE #117	FORT LAUDERDALE	FL	33308
494330AL0210 FLORIDA TURKISH CENTER	FOUNDATION INC	3020 NE 32 AVE #123	FORT LAUDERDALE	FL	33308
494330AL0220 FLORIDA TURKISH CENTER	FOUNDATION INC	3020 NE 32 AVE #123	FORT LAUDERDALE	FL	33308
494330AL0230 FLORIDA TURKISH CENTER	FOUNDATION INC	3020 NE 32 AVE #123	FORT LAUDERDALE	FL	33308
494330AL0240 FLORIDA TURKISH CENTER	FOUNDATION INC	3020 NE 32 AVE #123	FORT LAUDERDALE	FL	33308
494330AL0250 FLORIDA TURKISH CENTER	FOUNDATION INC	3020 NE 32 AVE #123	FORT LAUDERDALE	FL	33308
494330AL0260 PERIO HOLDINGS LLC		3020 NE 32 AVE STE 201C	FORT LAUDERDALE	FL	33308
494330AL0270 PERIO HOLDINGS LLC		3020 NE 32 AVE #201C	FORT LAUDERDALE	FL	33308
494330AL0280 PERIO HOLDINGS LLC		3020 NE 32 AVE #201C	FORT LAUDERDALE	FL	33308

494330AL0290 PERIO HOLDINGS LLC	3020 NE 32 AVE #201C	FORT LAUDERDALE	FL	33308
494330AL0300 PERIO HOLDINGS LLC	3020 NE 32 AVE STE 201C	FORT LAUDERDALE	FL	33308
494330AL0310 CABINSKY LLC	3020 NE 32 AVE SUITE 201B	FORT LAUDERDALE	FL	33308
494330AL0320 CABINSKY LLC	3020 NE 32 AVE. SUITE 201B	FORT LAUDERDALE	FL	33308
494330AL0330 CABINSKY LLC	3020 NE 32 AVE. SUITE 201B	FORT LAUDERDALE	FL	33308
494330AL0340 CABINSKY LLC	3020 NE 32 AVE. SUITE 201B	FORT LAUDERDALE	FL	33308
494330AL0350 CABINSKY LLC	3020 NE 32 AVE. SUITE 201B	FORT LAUDERDALE	FL	33308
494330AL0360 CABINSKY LLC	3020 NE 32 AVE. SUITE 201B	FORT LAUDERDALE	FL	33308
494330AL0370 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0380 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0390 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0400 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0410 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0420 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0430 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0440 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0450 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0460 SHULA SPIRIT INVESTMENTS LLC	16 INDIAN CREEK ISLAND RD	MIAMI BEACH	FL	33154
494330AL0470 CSTCO LLC	PO BOX 030040	FORT LAUDERDALE	FL	33303
494330AL0480 CSTCO LLC	PO BOX 030040	FORT LAUDERDALE	FL	33303
494330AL0490 CSTCO LLC	PO BOX 030040	FORT LAUDERDALE	FL	33303
494330AL0500 CSTCO LLC	PO BOX 030040	FORT LAUDERDALE	FL	33303
494330AL0510 BRIDGESIDE LAWYERS LLC	3020 NE 32 AVE #OU 26	FORT LAUDERDALE	FL	33308
494330AL0520 BRIDGESIDE LAWYERS LLC	3020 NE 32 AVE #OU 26	FORT LAUDERDALE	FL	33308
494330AL0530 BRIDGESIDE LAWYERS LLC	3020 NE 32 AVE #OU 26	FORT LAUDERDALE	FL	33308
494330AL0540 BRIDGESIDE LAWYERS LLC	3020 NE 32 AVE #OU 26	FORT LAUDERDALE	FL	33308
494330AL0550 BRIDGESIDE LAWYERS LLC	3020 NE 32 AVE #OU 26	FORT LAUDERDALE	FL	33308
494330AL0560 TIDES LAW LLC	3020 NE 32 AVE STE 301	FORT LAUDERDALE	FL	33308
494330AL0570 TIDES LAW LLC	3020 NE 32 AVE STE 301	FORT LAUDERDALE	FL	33308
494330AL0580 TIDES LAW LLC	3020 NE 32 AVE STE 301	FORT LAUDERDALE	FL	33308
494330AL0590 SICA,MARINELLA	3020 NE 32 AVE #1021	FORT LAUDERDALE	FL	33308
494330AL0600 SICA,MARINELLA	3020 NE 32 AVE #1021	FORT LAUDERDALE	FL	33308
494330AL0610 JR INVESTMENT HOLDINGS LLC	6608 NW 56 DR	CORAL SPRINGS	FL	33067
494330AL0620 JR INVESTMENT HOLDINGS LLC	6608 NW 56 DR	CORAL SPRINGS	FL	33067
494330AL0630 MCKENNA & MCCAUSLAND HOLDING COMPANY LLC	3020 NE 32 AVE STE 304	FORT LAUDERDALE	FL	33308

494330AL0640	MCKENNA & MCCAUSLAND HOLDING COMPANY LLC		3020 NE 32 AVE STE 304	FORT LAUDERDALE	FL	33308
494330AL0650	3020 PROPERTY 305 LLC		3020 NE 32 AVE #305	FORT LAUDERDALE	FL	33308
494330AL0660	3020 PROPERTY 305 LLC		111 N POMPANO BEACH BLVD	POMPANO BEACH	FL	33062
494330AL0670	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0680	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0690	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0700	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0710	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0720	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0730	SHULA SPIRIT INVESTMENTS LLC		16 INDIAN CREEK ISLAND RD	BAY HARBOR ISLANDS	FL	33154
494330AL0740	DAN HELLMAN HOLISTIC FITNESS LLC		3020 NE 32 AVE #319	FORT LAUDERDALE	FL	33308
494330AL0750	DAN HELLMAN HOLISTIC FITNESS LLC		3020 NE 32 AVE #319	FORT LAUDERDALE	FL	33308
494330AL0760	DAN HELLMAN HOLISTIC FITNESS LLC		3020 NE 32 AVE #319	FORT LAUDERDALE	FL	33308
494330AL0770	3020 DENTAL LLC		3020 NE 32 AVE STE 322	FORT LAUDERDALE	FL	33308
494330AL0780	3020 DENTAL LLC		3020 NE 32 AVE STE 322	FORT LAUDERDALE	FL	33308
494330AL0790	3020 DENTAL LLC		3020 NE 32 AVE STE 322	FORT LAUDERDALE	FL	33308
494330AL0800	3020 DENTAL LLC		3020 NE 32 AVE STE 322	FORT LAUDERDALE	FL	33308
494330AL0810	KP OFFICE LLC		725 NE 26 AVE	FORT LAUDERDALE	FL	33304
494330AL0820	KP OFFICE LLC		725 NE 26 AVE	FORT LAUDERDALE	FL	33304
494330AL0830	KP OFFICE LLC		725 NE 26 AVE	FORT LAUDERDALE	FL	33304
494330AL0840	KP OFFICE LLC		725 NE 26 AVE	FORT LAUDERDALE	FL	33304
494330AL0850	KP OFFICE LLC		725 NE 26 AVE	FORT LAUDERDALE	FL	33304
494330AM0010	BOWER, MONICA		3015 N OCEAN BLVD #2A	FORT LAUDERDALE	FL	33308
494330AM0020	PREISLER, DANIEL L	WEICHER, JONATHAN ETAL	109 LYON RIDGE RD	KATONAH	NY	10536
494330AM0030	BEACH & OCEANFRONT	PROPERTIES LLC	7998 NEW FALLS RD	LEVITTOWN	PA	19055
494330AM0040	BEACH & OCEANFRONT	PROPERTIES LLC	7998 NEW FALLS RD	LEVITTOWN	PA	19055
494330AM0050	SOSSI, CAROL		4834 NW 21 STREET	COCONUT CREEK	FL	33063
494330AM0060	DELEO, MICHAEL A		3015 N OCEAN BLVD #2-P	FORT LAUDERDALE	FL	33308
494330AM0070	O'DEA, MAUREEN		521 16 ST	BROOKLYN	NY	11215
494330AM0071	ABRAHAM, ELIZABETH		3015 N OCEAN BLVD #2R	FORT LAUDERDALE	FL	33308
494330AM0080	MIGUEZ, JOSE LUIS		3015 N OCEAN BLVD #3A	FORT LAUDERDALE	FL	33308
494330AM0090	MUNOZ, DIANA		3015 N OCEAN BLVD # 3B	FORT LAUDERDALE	FL	33308
494330AM0100	MOHR, PAULE		401 E 65 ST #13H	NEW YORK	NY	10065
494330AM0110	CARVALHO, ISABEL	CARVALHO, NELSON S & MARGARET J	2460 PRESIDENT BLVD	*MISSISSAUGA ON	CA	L5B 3
494330AM0120	D'ONOFRIO, ANTHONY		703 PELHAM RD APT 111	NEW ROCHELLE	NY	10805

494330AM0130 NOSAL,CHARLES F		3015 N OCEAN BLVD #3F	FORT LAUDERDALE	FL	33308
494330AM0140 BRINSON,JOE	JOHNSON,KEN	1606 SNAPPER LN #2	CAROLINA BEACH	NC	28428
494330AM0150 DETHOMASIS,RICHARD & LENA	IANNUZZI,GIULIANA	10 EASTLAND CIR	ALBANY	NY	12203
494330AM0160 ABISDID,JOSEPH		3015 N OCEAN BLVD APT 3-I	FORT LAUDERDALE	FL	33308
494330AM0170 ARSEVER,MELINE		962 RUE BELLEVUE	*L'ILE-BIZARD QC	CA	H9C 2
494330AM0180 MACDOWELL,DARLENE		3015 N OCEAN BLVD APT 3K	FORT LAUDERDALE	FL	33308
494330AM0190 DIAMOND,MEREDITH LISA		3015 N OCEAN BLVD #3L	FORT LAUDERDALE	FL	33308
494330AM0200 COLEMAN,JENNIFER & DAVID		7493 S 2135 E	COTTONWD HTS	UT	84121
494330AM0210 MESSINA,VIVIAN	VIVIAN MESSINA REV TR	3015 N OCEAN BLVD #4B	FORT LAUDERDALE	FL	33308
494330AM0220 LOIA,PASQUALE		159-34 87 ST	HOWARD BEACH	NY	11414
494330AM0230 PALMIOTTO,JAMES	PALMIOTTO,DONNA CRUIKSHANK	3015 N OCEAN BLVD #4D	FORT LAUDERDALE	FL	33305
494330AM0240 NUNEZ,SERGIO	CARDOSO DE OLIVEIRA,DENISE	3015 N OCEAN BLVD #4E	FORT LAUDERDALE	FL	33308
494330AM0250 COLON,YESENIA		3015 N OCEAN BLVD #4F	FORT LAUDERDALE	FL	33308
494330AM0260 BUI,QUOC ANH		3 JACOBS LN	BETHEL	CT	06801
494330AM0270 LORUSSO,LORI		422 HERRICKS RD	MINEOLA	NY	11501
494330AM0280 PELLEGRINO,MICHAEL & DIANA		68 N SAILORS QUAY DR	BRICK	NJ	08723
494330AM0290 ABEL,RUTH		29 CHARLES ST APT 3-D	NEW YORK	NY	10014
494330AM0300 CHICHALI,ZENAH JASMINE		3015 N OCEAN BLVD #4K	FORT LAUDERDALE	FL	33308
494330AM0310 WILKINS,RODNEY		3015 N OCEAN BLVD #4L	FORT LAUDERDALE	FL	33308
494330AM0320 DIAZ,JESUS		22 DUTCHESS DR	ORANGEBURG	NY	10962
494330AM0330 SCHMIDT,STEPHEN & ANTONINA		248 COLT ST	PENNINGTON	NJ	08534
494330AM0340 SIMMONS,STEVEN M		200 GREENLODGE ST	DEDHAM	MA	02026
494330AM0350 GERSHOFF,CYNTHIA	CYNTHIA GERSHOFF LIV TR	3015 N OCEAN BLVD #5D	FORT LAUDERDALE	FL	33308
494330AM0360 BUFFONE,ROSI	HUNGERFORD,CHRIS LEE	3015 N OCEAN BLVD #5E	FORT LAUDERDALE	FL	33308
494330AM0370 SANTORA,MICHAEL A		3015 N OCEAN BLVD APT 5F	FORT LAUDERDALE	FL	33308
494330AM0380 MCCOTTRY,MONICA	MCCOTTRY,WAYNE	3015 N OCEAN BLVD #5G	FORT LAUDERDALE	FL	33308
494330AM0390 CAMPIONE,PAULA J		3015 N OCEAN BLVD #5H	FORT LAUDERDALE	FL	33308
494330AM0400 LINDER,ERIC M		3015 N OCEAN BLVD #5I	FORT LAUDERDALE	FL	33308
494330AM0410 GREER,MICHAEL J		3015 N OCEAN BLVD #5J	FORT LAUDERDALE	FL	33308
494330AM0420 GUIMARAES,FABRICIO FERREIRA		3427 CEDAR SPRINGS RD APT	DALLAS	TX	75219
494330AM0430 GIATRAKIS,GEORGE DEMOSTHENES	GEORGE D GIATRAKIS REV TR	3015 N OCEAN BLVD #5L	FORT LAUDERDALE	FL	33308
494330AM0440 YOON,CHAKYUNG		3015 N OCEAN BLVD #6A	FORT LAUDERDALE	FL	33308
494330AM0450 LEVENTIS,GEORGE & SARA ZEZZA		130 S HOMEWOOD AVE	PITTSBURGH	PA	15208
494330AM0460 SVIEDRYS,CLARA &	SVIEDRYS,ADRIANA	235 GRIST MILL LANE	GREAT NECK	NY	11023
494330AM0470 ORTIZ VELA,DORIS ELISA	ORTIZ,NATALIA PINTO	3015 N OCEAN BLVD #6D	FORT LAUDERDALE	FL	33308

494330AM0480 HAIDER-HAMEED ALABASI,SARA	HAMOUDI,TAHA MAAN	3015 N OCEAN BLVD #6E	FORT LAUDERDALE	FL	33308
494330AM0490 BERKOWITZ,STACEY		9 THOMPSON DR	E ROCKAWAY	NY	11518
494330AM0500 RAPOPORT,STEVEN &	RAPOPORT,IRINA ETAL	PO BOX 14	MIDDLETOWN	NJ	07748
494330AM0510 MENACK,STEFANIE	MENACKM,STEVEN	3015 N OCEAN BLVD #6H	FORT LAUDERDALE	FL	33308
494330AM0520 ALSTON,JILL ILENE		3015 N OCEAN BLVD #6I	FORT LAUDERDALE	FL	33308
494330AM0530 HARITON,MARIA T		3015 N OCEAN BLVD #6J	FORT LAUDERDALE	FL	33308
494330AM0540 CALERO,VIVIAN ARISTIZABAL	ARISTIZABAL,CATALINA GONZALEZ	3015 N OCEAN BLVD #6K	FORT LAUDERDALE	FL	33308
494330AM0550 BLAND,WILLIAM A		1330 JEFFERSON ST NW	WASHINGTON	DC	20011
494330AM0560 FEINGOLD,BEVERLY	BEVERLY FEINGOLD REV LIV TR	3015 N OCEAN BLVD #7A	FORT LAUDERDALE	FL	33308
494330AM0570 MONTEMARANO BERKLEY 7B TR	MONTEMARANO,ANGELO TRS ETAL	427 WYCLIFFE AVE	*WOODBIDGE ON	CA	L4L 3
494330AM0580 TUGCU,TIMUR H & SUSAN M		360 S COCONUT PALM BLVD	TAVERNIER	FL	33070
494330AM0590 PEMSEL,ALTHEA		3015 N OCEAN BLVD #7D	FORT LAUDERDALE	FL	33308
494330AM0600 YAN,BENNY		2554 JARDIN TER	WESTON	FL	33327
494330AM0610 HYLOR,ANGELA M		3015 N OCEAN BLVD #7F	FORT LAUDERDALE	FL	33308
494330AM0620 RAMNATH FAM TR	RAMNATH,MICHAEL & TALA S TRS	1240 NW 78 AVE	PLANTATION	FL	33322
494330AM0630 KUBLIN,MICHAEL WILLIAM		3015 N OCEAN BLVD #7H	FORT LAUDERDALE	FL	33305
494330AM0640 TRINCKLER,CHRISTOPHER LEE		3015 N OCEAN BLVD #7I	FORT LAUDERDALE	FL	33308
494330AM0650 SVERDLOVA,TATYANA H/E	SVERDLOVA,YELENA & SERELSON,S	3015 N OCEAN BLVD #7J	FORT LAUDERDALE	FL	33308
494330AM0660 HAYTER,DAVID	SAVAN,ROBERT ETAL	308 SHAWNUT AVE #1	BOSTON	MA	02118
494330AM0670 GUSTAFSON,ERIC J	MARCEAU,RICHARD S	34 SADDLE LANE	CENTEREACH	NY	11720
494330AM0680 LURSEN,THOMAS & JOANNE P		4 BRIARBERRY CT	LAKE GROVE	NY	11755
494330AM0690 BARCELOS,RAPHAEL MACHADO		3015 N OCEAN BLVD #8B	FORT LAUDERDALE	FL	33308
494330AM0700 SVIEDRYS,ADRIANA &	SVIEDRYS,PABLO CAMILO	235 GRIST MILL LANE	GREAT NECK	NY	11023
494330AM0710 YONGE,HOPE L		3015 N OCEAN BLVD #8D	FORT LAUDERDALE	FL	33308
494330AM0720 CATALANO,GAETANO		42 HOMESTEAD AVE	SCARSDALE	NY	10583
494330AM0730 RESNICK,KERRY L		3015 N OCEAN BLVD #8F	FORT LAUDERDALE	FL	33308
494330AM0740 EKMEKJIAN,BEDROS	EKMEKJIAN,MARAL	3015 N OCEAN BLVD #8G	FORT LAUDERDALE	FL	33308
494330AM0750 GIRALDO,ALBERTO & LUZ E		229 RANDOLPH AVE	EAST RUTHERFORD	NJ	07073
494330AM0760 JENKINS,GLYNN ALLAN		1572 OAK PARK CVE	DECATUR	GA	30033
494330AM0770 SILNAOM & FAMILY LLC		3015 N OCEAN BLVD #8J	FORT LAUDERDALE	FL	33308
494330AM0780 GILMAN,H ALAN		3015 N OCEAN BLVD UNIT 8-K	FORT LAUDERDALE	FL	33308
494330AM0790 MARANDOLA,CLELIA TULINI	MARANDOLA,OLINDO	12280 57 AVE	*MONTREAL QC	CA	H1E 2
494330AM0800 ARISTIZABAL,VIVIAN	ARISTIZABAL,CATALINA G ETAL	3015 N OCEAN BLVD #9A	FORT LAUDERDALE	FL	33308
494330AM0810 CORSINO,PATRICK & SHARJIMA		8037 NW 66 TER	PARKLAND	FL	33067
494330AM0820 DIANE BRACKERT PISTOLE TR		3015 N OCEAN BLVD #9C	FORT LAUDERDALE	FL	33308

494330AM0830 WATKINS,CRIS TINA		9212 MARLBORO CIRCLE	LOUISVILLE	KY	40222
494330AM0840 3015 N OCEAN LLC		1524 S OCEAN DR	FORT LAUDERDALE	FL	33316
494330AM0850 THAKKAR,NIRU	KANU & NIRU THAKKAR REV TR	3015 N OCEAN BLVD #9F	FORT LAUDERDALE	FL	33308
494330AM0860 BUONO,ALDO	ALDO BUONO REV TR	3015 N OCEAN BLVD #9G	FORT LAUDERDALE	FL	33308
494330AM0870 HOOKE,VICKIE L		3015 N OCEAN BLVD #9H	FORT LAUDERDALE	FL	33308
494330AM0880 VALERIO,VANESSA H/E	COSTANZA,GEORGE I	3015 N OCEAN BLVD #9I	FORT LAUDERDALE	FL	33308
494330AM0890 EDWARDS,JOANN C		3015 N OCEAN BLVD APT 9J	FORT LAUDERDALE	FL	33308
494330AM0900 JONES,MELANIE R & TRENT J		3015 N OCEAN BLVD #9K	FORT LAUDERDALE	FL	33308
494330AM0910 PIRRO,AUSILIA	SANTILLO,LOUIS	3015 N OCEAN BLVD #9L	FORT LAUDERDALE	FL	33308
494330AM0920 COSENTINO,JOSEPH	COSENTINO,GEORGINA	897 POST ROAD	EDGEMONT	NY	10583
494330AM0930 ARISTIZABAL,ALFREDO & JANIE W		3015 N OCEAN BLVD APT 10B	FORT LAUDERDALE	FL	33308
494330AM0940 ARISTIZABAL,ALFREDO		3015 N OCEAN BLVD #10B	FORT LAUDERDALE	FL	33308
494330AM0950 HAFNER,GLADYS A		3015 N OCEAN BLVD UNIT 10-I	FORT LAUDERDALE	FL	33308
494330AM0960 VALENSI,MEYER		3015 N OCEAN BLVD #10-E	FORT LAUDERDALE	FL	33308
494330AM0970 JOHN W LEE LIV TR	LEE,JOHN W TRS	180 PARK ROW #23AB	NEW YORK	NY	10038
494330AM0980 AHMED F OSMAN TR	OSMAN,AHMED F TRS ETAL	3015 N OCEAN BLVD APT 10G	FORT LAUDERDALE	FL	33308
494330AM0990 CHIFLACO LLC		3015 N OCEAN BLVD #10H	FORT LAUDERDALE	FL	33308
494330AM1000 MORALES,CARLOS	CORREA,HERNANDO	3015 N OCEAN BLVD #10I	FORT LAUDERDALE	FL	33308
494330AM1010 N SQUARE LLC		4840 LEE CIR	BOULDER	CO	80303
494330AM1020 BEDI,DEEPAK KUMAR		3015 N OCEAN BLVD #10K	FORT LAUDERDALE	FL	33308
494330AM1030 SENESI,LEO P	LEO P SENESI REV LIV TR	3015 N OCEAN BLVD APT 10L	FORT LAUDERDALE	FL	33308
494330AM1040 SAMSON,ADLEY S		3015 N OCEAN BLVD #11A	FORT LAUDERDALE	FL	33308
494330AM1050 LABINSKI,BARBARA A		6 PELHAM RD	LANCASTER	NY	14086
494330AM1060 ALLEN,CHARLES J		42 HURTIN BLVD	SMITHTOWN	NY	11787
494330AM1070 KASPRZYCKI-ROSIKON,KASPER	ZINKOVSHCHUK,KONSTANTIN	3015 N OCEAN BLVD #11D	FORT LAUDERDALE	FL	33308
494330AM1080 MICHEL,ROSEMARY		3015 N OCEAN BLVD #11E	FORT LAUDERDALE	FL	33308
494330AM1090 WILNER,WENDY J		3015 N OCEAN BLVD #11F	FORT LAUDERDALE	FL	33308
494330AM1100 NIELSEN,PATRICIA M		4840 LEE CIR	BOULDER	CO	80303
494330AM1110 MICHAEL FOX REV LIV TR	FOX,MICHAEL TRSTEE	33 REDFIELD RD	ISLAND PARK	NY	11558
494330AM1120 DONNELLY,JAMES T		3015 N OCEAN BLVD DR #11-I	FORT LAUDERDALE	FL	33308
494330AM1130 O'DONNELL,MICHAEL A EST		25 SARANAC RD	SEA RANCH LAKES	FL	33308
494330AM1140 SELITTO,GEORGE L	GEORGE L SELITTO REV TR	3015 N OCEAN BLVD #11K	FORT LAUDERDALE	FL	33308
494330AM1150 LAMONT,ROBERT PATRICK	LAMONT,CHERI ANN	1980 ROUTE 204	SELINGSGROVE	PA	17870
494330AM1160 DIGNUM,MICHELE A		3015 N OCEAN BLVD #12 A	FORT LAUDERDALE	FL	33308
494330AM1170 AVADIK,YURIK A	YSA TR	3015 N OCEAN BLVD #12B	FORT LAUDERDALE	FL	33308

494330AM1180	SCHENERMAN,TINA LIBBY		69 OLD HIGHWAY 28	WHITE HSE STA	NJ	08889
494330AM1190	BEACH & OCEANFRONT PROP LLC		1420 PHEASANT RUN CIR	YARDLEY	PA	19067
494330AM1200	BOLBER,MIRIAM		3015 N OCEAN BLVD #12E	FORT LAUDERDALE	FL	33308
494330AM1210	JOHN FOMOOK TR		1955 NE 7 TER	WILTON MANORS	FL	33305
494330AM1220	LAPORTA,THOMAS H/E	LAPORTA,MARK ANTHONY	3015 N OCEAN BLVD #12G	FORT LAUDERDALE	FL	33308
494330AM1230	PARYZ,JAMES	JAMES PARYZ REV TR	3015 N OCEAN BLVD #1214	FORT LAUDERDALE	FL	33308
494330AM1240	DERBEDROSSIAN,BEDROS & SIRAN		3015 N OCEAN BLVD APT 12I	FORT LAUDERDALE	FL	33308
494330AM1250	SARANDOS,ANDREW D & VICKI		18690 KESTREL TRL	BROOKFIELD	WI	53045
494330AM1260	ROWE,CHARLES W		3015 N OCEAN BLVD #12K	FORT LAUDERDALE	FL	33308
494330AM1270	GROUPE IMMOBILIER PERTEL INC		1635 SHERBROOKE WEST STE	*MONTREAL QC	CA	H3H 1
494330AM1280	HARRIS KERN LIV TR	MUNIZ,MAYRA L	2388 DUMAS DR	FRISCO	TX	75034
494330AM1290	ANDREWS,BRIAN & PATRICIA		3015 N OCEAN BLVD #14B	FORT LAUDERDALE	FL	33308
494330AM1300	BAKER,CYNTHIA	BAKER,ANDREW	3015 N OCEAN BLVD #14C	FORT LAUDERDALE	FL	33308
494330AM1310	GALARZA,BILMA C		135 COURTLAND HILL ST # 19	STAMFORD	CT	06906
494330AM1320	CAPITAL PLACE PROPERTIES INC		1752 ENSENADA SEIS	GULF BREEZE	FL	32561
494330AM1330	YSA TR	AVADIK,YURIK S TRSTEE	3015 N OCEAN BLVD APT 14F	FORT LAUDERDALE	FL	33308
494330AM1340	OLMEDA,MELBA		3015 N OCEAN BLVD #14G	FORT LAUDERDALE	FL	33308
494330AM1350	SUAREZ,SAUL		3015 N OCEAN BLVD #14H	FORT LAUDERDALE	FL	33308
494330AM1360	BETHMANN,CAMERON	FULLER,NICOLE	460 CARACAS DR	MERRITT IS	FL	32953
494330AM1370	LEON,MARCO A	LEON,MYRIAM	4127 BOSTON CT	WESTON	FL	33331
494330AM1380	DANIEL C ROSENBLATT REV TR	ROSENBLATT,DANIEL C TRSTEE	2900 N COURSE DR APT 903	POMPANO BEACH	FL	33069
494330AM1390	SMITH,RANDY J	LAURI HORNER REV TR	3015 N OCEAN BLVD #14L	FORT LAUDERDALE	FL	33308
494330AM1400	DICICCO,MARCELLO	AMARINI,MADDALENA DICICCO	10724 RICHMOND PL	COOPER CITY	FL	33026
494330AM1410	DOWLING,MICHAEL	HACKETT,ROBERT	3015 N OCEAN BOULEVARD #1	FORT LAUDERDALE	FL	33308
494330AM1420	MICHEL,ROSEMARY		3015 N OCEAN BLVD #11E	FORT LAUDERDALE	FL	33308
494330AM1430	MOSS,LYNDA H/E	MOSS,LILY C	3015 N OCEAN BLVD #15D	FORT LAUDERDALE	FL	33308
494330AM1440	REGENSBURG,RICHARD	RICHARD REGENSBURG REV TR	3015 N OCEAN BLVD #15E	FORT LAUDERDALE	FL	33308
494330AM1450	GODDARD,STEVEN E & OLGA V		7231 NW 68 DR	PARKLAND	FL	33067
494330AM1460	FILIPPI,ANGELO M		3015 N OCEAN BLVD #15G	FORT LAUDERDALE	FL	33308
494330AM1470	EISEN,MICHAEL		91 WHISTLE POST ST	*TORONTO ON	CA	M4E 3
494330AM1480	LAJEWARDI,FARHAD	DEGAN,JALEH	3015 N OCEAN BLVD #15I	FORT LAUDERDALE	FL	33308
494330AM1490	WHITTINGTON,JAMES W JR	VIEIRA,MONICA MARIA	3015 N OCEAN BLVD #15J	FORT LAUDERDALE	FL	33308
494330AM1500	HENEGHAN,ROSEMARY		633 ROYAL YORK RD	*ETOBICOKE ON	CA	M8Y 2
494330AM1510	AMMACCAPANE,FRANK	DE SONNE,BARBARA	34 CAMEO RD	COMMACK	NY	11725
494330AM1520	3015 NORTH OCEAN BLVD #16A TR	ESCANDELL,SERGIO TRSTEE ETAL	1070 SATINLEAF ST	HOLLYWOOD	FL	33019

494330AM1530 BRODSKY,SHANNON		1311 WIGGINS AVE S	*SASKATOON SK	CA	S7H 2
494330AM1540 KOSMAS,ALEXIS		3015 N OCEAN BLVD #16C	FORT LAUDERDALE	FL	33308
494330AM1550 GASKILL,JAMES L	GASKILL,SHANA S	1123 RIVERBEND DR	LABELLE	FL	33935
494330AM1560 GLENDALE,DAN	GLENDALE,DAVID	9521 S BRANDT AVE	OAK LAWN	IL	60453
494330AM1570 TAVOLACCI,CYNTHIA ANN	TAVOLACCI,JOSEPH J	5 HEMLOCK HOLLOW	CHAPPAQUA	NY	10514
494330AM1580 OLIVER AEDEN FARLEY IRREV TR	CLARE L FARLEY IRREV TR ETAL	1900 MADRONA POINT DR	BREMERTON	WA	98312
494330AM1590 ROSENWALD,JAMES R		221 WOODCREST DR	CORAOPOLIS	PA	15108
494330AM1600 ANTHONY & GRACE M SUPPA TR	SUPPA,ANTHONY L & GRACE TRSTEES	18488 HERITGAE TRL	STRONGVILLE	OH	44136
494330AM1610 TAVOLACCI,VINCENT H/E	TAVOLACCI,JOSEPH J	3015 N OCEAN BLVD #16J	FORT LAUDERDALE	FL	33308
494330AM1620 ZUPPA,ARMANDO		3015 N OCEAN BLVD APT 16K	FORT LAUDERDALE	FL	33308
494330AM1630 GLORIA CHEN & ANDREW CHEN LIV TR		5150 NE 26 AVE	FORT LAUDERDALE	FL	33308
494330AM1640 SOL LA RU LLC		1752 ENSENADA SEIS	PENSACOLA BEACH	FL	32561
494330AM1650 LOCHE,JOHN	LOCHE NOMINEE REALTY TRUST	800 LAKESIDE CIR #804	POMPANO BEACH	FL	33060
494330AM1660 PINE SHADOWS HOLDINGS LLC		3015 N OCEAN BLVD #C125	FORT LAUDERDALE	FL	33308
494330AM1670 FRIEDMAN,TAMARA		3015 N OCEAN BLVD #17D	FORT LAUDERDALE	FL	33308
494330AM1680 BUTLER,EDWARD O		3015 N OCEAN BLVD APT 17E	FORT LAUDERDALE	FL	33308
494330AM1690 SOURLIS,CHRISTOS		2054 36 ST	ASTORIA	NY	11105
494330AM1700 GREGOIRE,THOMAS JEFFERY		3015 N OCEAN BLVD #17G	FORT LAUDERDALE	FL	33308
494330AM1710 SCHUSTER,RICHARD E		3015 N OCEAN BLVD APT 17-H	FORT LAUDERDALE	FL	33308
494330AM1720 SNOW,MARY		30836 DELGADO LN	BIG PINE KEY	FL	33043
494330AM1730 HERNANDEZ,ANTONIO	HINES,JOHN	2 SALK DR	HIGHLAND	NY	12528
494330AM1740 RAMIREZ,LUIS G H/E	BRADLEY,ROBERT H/E ETAL	3015 N OCEAN BLVD UNIT 17K	FORT LAUDERDALE	FL	33308
494330AM1750 HENRY,HEATHER MARIA	TULINI,OTTAVIO	388 WRIGHT CRES	*NIAGARA ON THE LAKE	CA	L0S 1
494330AM1760 MONTESANTO,LESLIE H		3015 N OCEAN BLVD UNIT 18A	FORT LAUDERDALE	FL	33308
494330AM1770 MEJIA,ISMERIDA & JORGE	MEJIA,MICHAEL	PO BOX 236	PATERSON	NJ	07543
494330AM1780 MAKOWER,JILL L	VESCO,TONI ANN	116B CAMBRIDGE CIR	MANCHESTER	NJ	08759
494330AM1790 BASS,GEORGE NELSON III	CARRIER,LINDSAY MARIE	3015 N OCEAN BLVD #18D	FORT LAUDERDALE	FL	33308
494330AM1800 LANDRY,THEODORE S	MAVROS,PATRICK J	1 LINCOLN PLAZA #40 N	NEW YORK	NY	10023
494330AM1810 TAMBERINO CB INC		144 PIDGEON HILL RD	HUNTINGTON STATION	NY	11746
494330AM1820 UNDERWOOD,SABRINA SUE		3015 N OCEAN BLVD #18G	FORT LAUDERDALE	FL	33308
494330AM1830 LAZ,MEDARD P		3015 N OCEAN BLVD #18H	FORT LAUDERDALE	FL	33308
494330AM1840 DEPPEN,DIANE		3015 N OCEAN BLVD # 18I	FORT LAUDERDALE	FL	33308
494330AM1850 KIBRIA,MIR S		1124 31 AVE #10E	LONG ISLAND CITY	NY	11106
494330AM1860 ADAM,MATTHEW	CRYMBLE,ROBERT T	3015 N OCEAN BLVD #18K	FORT LAUDERDALE	FL	33308
494330AM1870 RUSZCZYNSKI,DAVID		3015 N OCEAN BLVD #18L	FORT LAUDERDALE	FL	33308

494330AM1880 CROSMAN,DAVID WILLIAM H/E	ARREDONDO,VERONICA YANETH	3015 N OCEAN BLVD #19A	FORT LAUDERDALE	FL	33308
494330AM1890 KEOMURJIAN,ALEX		520 W 48 ST UNIT 5D	NEW YORK	NY	10036
494330AM1900 EHRHART,RANDY DAVID		3015 N OCEAN BLVD #19C	FORT LAUDERDALE	FL	33308
494330AM1910 CULLEN,ROBERT		3015 N OCEAN BLVD #19-D	FORT LAUDERDALE	FL	33308
494330AM1920 GROTTTO,CHRISTOPHER		3015 N OCEAN BLVD #19E	FORT LAUDERDALE	FL	33308
494330AM1930 WENTZ,ROBERT	JIIHA,HUSSEIN ETAL	3015 N OCEAN BOULEVARD #1	FORT LAUDERDALE	FL	33308
494330AM1940 STEELE,SHERMAN		3015 N OCEAN BLVD #19G	FORT LAUDERDALE	FL	33308
494330AM1950 MENA,ERIK A D		3015 N OCEAN BLVD # 19H	FORT LAUDERDALE	FL	33305
494330AM1960 ZIELKE,ANDRZEJ & BOZENA		16902 SKY HARBOR CT	FRIENDSWOOD	TX	77546
494330AM1970 KELLY B MIRANDA LIV TR	MIRANDA,KELLY B TRS ETAL	3309 BERKSHIRE CIR	JOHNSON CITY	TN	37604
494330AM1980 MACEDO,LLOYD G	LLOYD G MACEDO REV TR	3015 N OCEAN BLVD #19K	FORT LAUDERDALE	FL	33308
494330AM1990 TAMARIZ,THEODORE E		3015 N OCEAN BLVD APT 19-L	FORT LAUDERDALE	FL	33308
494330BA0010 FREEBAIRN,ADRIENNE		2841 N OCEAN BLVD #202	FORT LAUDERDALE	FL	33308
494330BA0011 XHIDIJA,RUSS H/E	XHIDIJA,ADRIATIK	2841 N OCEAN BLVD #301	FORT LAUDERDALE	FL	33308
494330BA0020 RIKY,THEODORE TR	PERUGINI,JENNIFER TRSTEE	80-43 212 ST	HOLLIS HILL	NY	11427
494330BA0030 BILLING,STACY		41 THE MEWS	SYOSSET	NY	11791
494330BA0040 LMX LLC		2841 N OCEAN BLVD #304	FORT LAUDERDALE	FL	33308
494330BA0050 CAPRI,ETHAN		705 KRESSON RD	CHERRY HILL	NJ	08003
494330BA0060 CLIFT,STEPHANIE		2841 N OCEAN BLVD #306	FORT LAUDERDALE	FL	33308
494330BA0070 LANCEY,LISETTE	LISETT LANCEY REV LIV TR	1776 NE 26 STREET #223	FORT LAUDERDALE	FL	33305
494330BA0080 GARCIA,JUSTIN M	THE JUSTIN M GARCIA LIV TRUST	2841 N OCEAN BOULEVARD #3	FT. LAUDERDALE	FL	33154
494330BA0090 ZEIS,MATTHEW W		2841 N OCEAN BLVD UNIT 309	FORT LAUDERDALE	FL	33308
494330BA0100 MORAIS,FERNANDO	MORAIS,RITA CARDOSO	103 UNDERCLIFF CT	RIDGEWOOD	NJ	07450
494330BA0110 DEMERS,SARA		2841 N OCEAN BLVD UNIT 401	FORT LAUDERDALE	FL	33308
494330BA0120 MITCHELL,DENIS A JR		821 REGENCY CT	TOMS RIVER	NJ	08753
494330BA0130 D'AGOSTINO,DINO		2841 N OCEAN BLVD UNIT 403	FORT LAUDERDALE	FL	33308
494330BA0140 EVANS,TIMOTHY R		2841 N OCEAN BLVD APT 404	FORT LAUDERDALE	FL	33308
494330BA0150 JADWIN,CHRISTIAN D	WALKER,KYLE L	6885 HAFFY CT	CANAL WINCHESTER	OH	43110
494330BA0160 TANGARI,FRANK		9136 DOUBLEBIT DR	RALEIGH	NC	27615
494330BA0170 PRIETO,CARLOS		2841 N OCEAN BLVD APT 407	FORT LAUDERDALE	FL	33308
494330BA0180 KOUNTOURIDOU,JOHN B		2195 NE 55 CT	FORT LAUDERDALE	FL	33308
494330BA0190 HUNT,GLENN R	ORTIZ,HERMANN L	2841 N OCEAN BLVD #409	FORT LAUDERDALE	FL	33308
494330BA0200 MARY BETH MURPHY REV TR	MURPHY,THOMAS & MARY B TRSTEEES	86 SPRING LN	WEST HARTFORD	CT	06107
494330BA0210 LIBUTTI,THERESA A		596 BARD AVE	STATEN ISLAND	NY	10310
494330BA0220 BERGHOLM,JAN ERIK		2841 N OCEAN BLVD # 502	FORT LAUDERDALE	FL	33308

494330BA0230	KOZY,THOMAS L & SHARON K		2841 N OCEAN BLVD #503	FORT LAUDERDALE	FL	33308
494330BA0240	BUTLER,BRENDAN ROBERT		2841 N OCEAN BLVD #504	FORT LAUDERDALE	FL	33308
494330BA0250	MALO,YOLANDA		3075 OLDSTILL LN	WESTON	FL	33331
494330BA0260	FREEMAN,BARBARA E		2841 N OCEAN BLVD	FORT LAUDERDALE	FL	33308
494330BA0270	PRIETO,ALEX	TRUST & VERIFY TRUST NO TWO ETAL	2841 N OCEAN BLVD #507	FORT LAUDERDALE	FL	33308
494330BA0280	BOTWICK,JAY & CINDY		2841 N OCEAN BLVD #508	FORT LAUDERDALE	FL	33308
494330BA0290	LIKTORIUS,RIMAS K		2841 N OCEAN BLVD UNIT 509	FORT LAUDERDALE	FL	33308
494330BA0300	HELMS,THOMAS S		4013 W ROGERS AVE	TAMPA	FL	33611
494330BA0310	HEINLEIN,ROBERT		2841 N OCEAN BLVD #601	FORT LAUDERDALE	FL	33308
494330BA0320	CAVANAUGH,DEBRA	CAVANAUGH FAM TR	2841 N OCEAN BLVD #602	FORT LAUDERDALE	FL	33308
494330BA0330	WOODS,MICHAEL		46 HEMLOCK DR	HOPEWELL JCT	NY	12533
494330BA0340	RAMIREZ RODRIGUEZ,DIEGO	RASMUSSEN,MICHAEL	2841 N OCEAN BLVD #604	FORT LAUDERDALE	FL	33308
494330BA0350	KUMPF,CRAIG EDWARD	KUMPF,DANA ELIZABETH	5071 MERTON LN	MARIETTA	GA	30068
494330BA0360	AARONSON,ALEXANDRA & ROBERT S		2841 N OCEAN BLVD #606	FORT LAUDERDALE	FL	33308
494330BA0370	SOTELO,MARISA		2841 N OCEAN BLVD APT 607	FORT LAUDERDALE	FL	33308
494330BA0380	SPARE,RICHARD P		2841 N OCEAN BLVD #608	FORT LAUDERDALE	FL	33308
494330BA0390	LEVINE,LYNN E	LYNN E LEVINE REV TR	2841 N OCEAN BLVD APT 609	FORT LAUDERDALE	FL	33308
494330BA0400	VAN HORNE,KARL		2841 N OCEAN BLVD #610	FORT LAUDERDALE	FL	33308
494330BA0410	KLARFELD,NATHAN		2841 N OCEAN BLVD #701	FORT LAUDERDALE	FL	33308
494330BA0420	ALALOUF,RICHARD	RICHARD ALALOUF REV TR	2841 N OCEAN BLVD #702	FORT LAUDERDALE	FL	33308
494330BA0430	RENEO,FRANCO	RENEO,MARIA L	2841 N OCEAN BLVD #703	FORT LAUDERDALE	FL	33308
494330BA0440	BUCKHOLZ,KRISTIN M	KMETZ,BRYAN	2841 N OCEAN BLVD #704	FORT LAUDERDALE	FL	33308
494330BA0450	DEMARCO,KRISTIN		2841 N OCEAN BLVD #705	FORT LAUDERDALE	FL	33308
494330BA0460	FEIN,ELIZABETH MARY ZARCHIN		2841 N OCEAN BLVD #706	FORT LAUDERDALE	FL	33308
494330BA0470	FERRIS,ANTHONY	ANTHONY FERRIS IRREV TR	2841 N OCEAN BLVD #707	FORT LAUDERDALE	FL	33308
494330BA0480	PAPAVASILAKIS,COSTAS & ROSANGEL		309 HARDSCRABBLE RD	BRIARCLIFF MANOR	NY	10510
494330BA0490	MENDOZA DE QUEVEDO,MARYELI D	QUEVEDO,FELIX DANIEL	3020 NE 32 AVE #822	FORT LAUDERDALE	FL	33308
494330BA0500	PIETRZAK,MARIOLA HANNA	PIETRZAK,PIOTR JERZY	2841 N OCEAN BLVD #710	FORT LAUDERDALE	FL	33308
494330BA0510	AYALA,CATHERINE PAULETTE		2841 N OCEAN BLVD #801	FORT LAUDERDALE	FL	33308
494330BA0520	HOWARD THOMAS TR	NELSON,EILEEN TRSTEE	2696 YORKTON DR	MOUNTAIN VIEW	CA	94040
494330BA0530	RUSSO,JACQUELINE	RUSSO,JOHN	2841 N OCEAN BLVD #803	FORT LAUDERDALE	FL	33308
494330BA0540	HARARI,SOL B	SOL B HARARI REV TR	2841 N OCEAN BLVD #804	FORT LAUDERDALE	FL	33308
494330BA0550	SCARFONE,JOSEPH		2841 N OCEAN BLVD #805	FORT LAUDERDALE	FL	33308
494330BA0560	CANCETTY,OSVALDO LUIS		2841 N OCEAN BLVD #806	FORT LAUDERDALE	FL	33308
494330BA0570	MILLER,ROBERT S	ROBERT S MILLER TR	2841 N OCEAN BLVD APT 807	FORT LAUDERDALE	FL	33308

494330BA0580	BALDWIN,JOHN MICHAEL	KIRBY,MATTHEW DOUGLAS	2841 N OCEAN BLVD #808	FORT LAUDERDALE	FL	33308
494330BA0590	MOSKAL,CHRIS A & ROBERT		2841 N OCEAN BLVD APT 809	FORT LAUDERDALE	FL	33308
494330BA0600	BENOIT,SAMUEL	BENOIT,LUDE	109 LUCAS DR	STOUGHTON	MA	02072
494330BA0610	CACCIATORE,JOSEPH & KATHRYN		2841 N OCEAN BLVD #901	FORT LAUDERDALE	FL	33308
494330BA0620	ABRAMS,LISA	ABRAMS,ROBERT	2989 CLUBHOUSE RD	MERRICK	NY	11566
494330BA0630	SCOCA,DON		2841 NORTH OCEAN BLVD APT	FORT LAUDERDALE	FL	33308
494330BA0640	CHARTRAND,DANIEL		9436 DU GOLF BLVD	*MONTREAL QC	CA	H1J 3
494330BA0650	CAMADANES CORP		7825 SW 53 AVE	MIAMI	FL	33143
494330BA0660	CARROLL,LYDIA Y	LYDIA Y CARROLL REV TR ETAL	2841 N OCEAN BLVD APT 906	FORT LAUDERDALE	FL	33308
494330BA0670	LLEWELLYN,JUDY	JUDY LLEWELLYN REV TR	2841 N OCEAN BLVD UNIT 907	FORT LAUDERDALE	FL	33308
494330BA0680	REGAN REV LIV TR	NEIPERT REV LIV TR ETAL	2841 N OCEAN BLVD #908	FORT LAUDERDALE	FL	33308
494330BA0690	FANNING,WARREN A	LALOMIA,LAWRENCE JR	19 OCEANVIEW AVE	OAKDALE	NY	11769
494330BA0700	SELTZER,ERIC	HENDERSON,CARL W	50 BALMORAL AVE	*TORONTO ON	CA	M4V 1
494330BA0710	JABR,LOUI A		2841 N OCEAN BLVD #1001	FORT LAUDERDALE	FL	33308
494330BA0720	COLE KALAJ REV TR	VASEL G KALAJ REV TR ETAL	29 BOOTH RD	CHESTER	NY	10918
494330BA0730	JPB FAMILY LLC		323 S 21 AVE STE C	HOLLYWOOD	FL	33020
494330BA0740	BENNETT,LAWRENCE		2841 N OCEAN BLVD #1004	FORT LAUDERDALE	FL	33308
494330BA0750	BLUESTEIN,KEITH & SUZANNE		2841 N OCEAN BLVD #1005	FORT LAUDERDALE	FL	33308
494330BA0760	BARBARA RESCINITI LIV TR	RESCINITI,BARBARA TRS ETAL	417 DORIC DR	*BEACONSFIELD QC	CA	H9W 3
494330BA0770	GLICKMAN,CAROL L		2841 N OCEAN BLVD #1007	FORT LAUDERDALE	FL	33308
494330BA0780	DEVAUX,RAYMOND E & GAETANE		8310 BOUL DU SAINT LAURENT	*BROSSARD QC	CA	J4X 0
494330BA0790	POLETO,JAMES III H/E	POLETO,FRANCES & JAMES JR	2841 N OCEAN BLVD #1009	FORT LAUDERDALE	FL	33308
494330BA0800	FRAND,JOEL		2841 N OCEAN BLVD #1010	FORT LAUDERDALE	FL	33308
494330BA0810	FRALEY,BRUCE L H/E	ROGERS,PAIGE MARIE	6119 MISTFLOWER CIR	PROSPECT	KY	40059
494330BA0820	NANTHAVONG,KINNALONE KAN		2610 NE 11TH CT	FORT LAUDERDALE	FL	33304
494330BA0830	BARBEAU,CLAUDE & FRANCE F		6 DES ERABLES	*STE JULIE QC	CA	J3E 3
494330BA0840	BUTLER,MARY JANE		7030 HOULTON CIR	LAKE WORTH	FL	33467
494330BA0850	MINTO,CORRINNE		2841 N OCEAN BLVD #1105	FORT LAUDERDALE	FL	33308
494330BA0860	CHIARIZZI,ANTHONY JR H/E	NOCEDA,HAROLD S	2841 N OCEAN BLVD #1106	FORT LAUDERDALE	FL	33308
494330BA0870	CHISHOLM,GLENN K & SHEILA J		2841 N OCEAN BLVD #1107	FORT LAUDERDALE	FL	33308
494330BA0880	SICHEWSKI,HELEN HE-YING		2841 N OCEAN BLVD #1108	FORT LAUDERDALE	FL	33308
494330BA0890	MAIER,BRIAN RUSSELL	RAMOS,ERWIN ALEXANDER	2841 N OCEAN BLVD # 1109	FORT LAUDERDALE	FL	33308
494330BA0900	REIST,MARC		22 BLACK CREEK CT	*GEORGETOWN ON	CA	L7G 4
494330BA0910	TAYLOR,MARK A	HILLIS,GARY W	2841 N OCEAN BLVD #1201	FORT LAUDERDALE	FL	33308
494330BA0920	NOCEDA,LUISA		620 4 ST	LYNDHURST	NJ	07071

494330BA0930	BAENA,DOUGLAS W		2841 N OCEAN BLVD #1203	FORT LAUDERDALE	FL	33308
494330BA0940	RICHARDSON,ERIC R	WENDE,EILEEN	2841 N OCEAN BLVD #1204	FORT LAUDERDALE	FL	33308
494330BA0950	MCAFEE,EDWARD		2841 N OCEAN BLVD APT 1205	FORT LAUDERDALE	FL	33308
494330BA0960	WILLIAMS,ROBERT E		2841 N OCEAN BLVD # 1206	FORT LAUDERDALE	FL	33308
494330BA0970	GASKINS,PATRICK ALAN	GASKINS,VERONICA BIANCHI	2841 N OCEAN BLVD #1207	FORT LAUDERDALE	FL	33308
494330BA0980	TRUST NO VVIEW1208	VENERABLE CO & TR SVC LLC TRSTEE	301 W PLATT ST #657	TAMPA	FL	33606
494330BA0990	HERMAN,BENJAMIN F III	BF HERMAN III REV TR	2841 N OCEAN BLVD #1401	FORT LAUDERDALE	FL	33308
494330BA1000	MICHAEL A GRAY LIV TR	GRAY,MICHAEL A TRSTEE	2841 N OCEAN BLVD #1210	FORT LAUDERDALE	FL	33308
494330BA1010	HERMAN III, BENJAMIN F	B F HERMAN III REV TR	2841 N OCEAN BLVD #1401	FORT LAUDERDALE	FL	33308
494330BA1020	GONZALEZ,SANTIAGO L		2841 N OCEAN BLVD #1402	FORT LAUDERDALE	FL	33308
494330BA1030	NILSEN,RAKEL	WISENTANER,KAREN	2841 N OCEAN BLVD #1405	FORT LAUDERDALE	FL	33308
494330BA1040	DA ROSA SERAFIM,CLAUDECI	EMBREY,MICHAEL	2841 N OCEAN BLVD #1404	FORT LAUDERDALE	FL	33308
494330BA1050	WISENTANER,KAREN L H/E	NILSEN,RAKEL I	2841 N OCEAN BLVD # 1405	FORT LAUDERDALE	FL	33308
494330BA1060	RHOADS,BOBBISUE		2841 N OCEAN BLVD #1406	FORT LAUDERDALE	FL	33308
494330BA1070	DE MORAES,FERNANDA H/E	CANECO PELLIELO,WALTER	2841 N OCEAN BLVD #1407	FORT LAUDERDALE	FL	33308
494330BA1080	JOHNSON,GARY H/E	PINEIRO,SILVIA A	2841 N OCEAN BLVD #1408	FORT LAUDERDALE	FL	33308
494330BA1090	REYNOLDS,JAMES A	LOMBARDO,MICHAEL J	2841 N OCEAN BLVD #1409	FORT LAUDERDALE	FL	33308
494330BA1100	AZADIAN,CHRIS G		2841 N OCEAN BLVD #1410	FORT LAUDERDALE	FL	33308
494330BA1110	MCCOLLOUGH,EDWARD G JR		2841 N OCEAN BLVD #1501	FORT LAUDERDALE	FL	33308
494330BA1120	FITZGERALD,JOHN J		2841 N OCEAN BLVD #1502	FORT LAUDERDALE	FL	33308
494330BA1130	SCHOTTMULLER FAM REV TR	SCHOTTMULLER,JOHN TRSTEE	3405 DOW ST	POMPANO BEACH	FL	33062
494330BA1140	FLOYD,DEBORAH		2841 N OCEAN BLVD #1504	FORT LAUDERDALE	FL	33308
494330BA1150	LYUBEZNIK,SASHA	LYUBEZNIK,MARIA A	2841 N OCEAN BLVD #1505	FORT LAUDERDALE	FL	33308
494330BA1160	PRICE,JANE E	PRICE WILSON,DONNA	508 LEUCADIA VILLAGE CT	ENCINITAS	CA	92024
494330BA1170	HELMIG,WANDA		2841 N OCEAN BLVD #1507	FORT LAUDERDALE	FL	33308
494330BA1180	FISHBERGER,BRADLEY A		2841 N OCEAN BLVD #1508	FORT LAUDERDALE	FL	33308
494330BA1190	COONEY,LAUREN		2841 N OCEAN BLVD #1509	FORT LAUDERDALE	FL	33308
494330BA1200	AGUADO,JOHN	JOHN AGUADO REV LIV TR	2841 N OCEAN BLVD UNIT 151	FORT LAUDERDALE	FL	33308
494330BA1210	COMO,ANTOINETTE		18 SHADY GLEN CT APT 303	NEW ROCHELLE	NY	10805
494330BA1220	SINGH,ABHIMANYURAJ & PATRICIA A		350 RIVEROAKS PWY #1165	SAN JOSE	CA	95134
494330BA1230	PATTERSON,DONNA LYNN		3333 NE 32 AVE APT 1207	FORT LAUDERDALE	FL	33308
494330BA1240	WEINER,MABEL		2841 N OCEAN BLVD APT 1604	FORT LAUDERDALE	FL	33308
494330BA1250	LUSSIER,ERIC		64 DES BERGES	*MAGOG QC	CA	J1X 4
494330BA1260	LINSNER,ERIK		5324 MAYFAIR CT	CAPE CORAL	FL	33904
494330BA1270	AMBROSONE,MARK		164 LINDEN AVE #24	HIGHLANDS	NJ	07732

494330BA1280	PRIETO,LUZ MARINA		2841 N OCEAN BLVD #1608	FORT LAUDERDALE	FL	33308
494330BA1290	TOMLINS,LAURI K & FRANCIS		25 ROYAL OAK DR	CLIFTON PARK	NY	12065
494330BA1300	GOLOVITSER,VAL		392 CENTRAL PARK W #18R	NEW YORK	NY	10025
494330BA1310	DICKERMAN,JERRI		2841 N OCEAN BLVD APT 1701	FORT LAUDERDALE	FL	33308
494330BA1320	SMITH,OLIVIA JANE		2841 N OCEAN BLVD #1702	FORT LAUDERDALE	FL	33308
494330BA1330	BERANEK,JAMES H/E	WAGNER,STEPHEN L	2841 N OCEAN BLVD UNIT 170	FORT LAUDERDALE	FL	33308
494330BA1340	BAZZI,HISHAM	BAZZI,SAM	2841 N OCEAN BLVD #1704	FORT LAUDERDALE	FL	33308
494330BA1350	KAACK,OLE		2841 N OCEAN BLVD #1705	FORT LAUDERDALE	FL	33308
494330BA1360	BROWNING,MICHELLE MARIE		2841 N OCEAN BLVD #1706	FORT LAUDERDALE	FL	33308
494330BA1370	AVICOLLI,MICHAEL J	RANDALL,LEE DAVID	2841 N OCEAN BLVD #1707	FORT LAUDERDALE	FL	33308
494330BA1380	BOHN,THOMAS J		2841 N OCEAN BLVD #1708	FORT LAUDERDALE	FL	33308
494330BA1390	THOMAS FREDERICK QUALEY REV TR	QUALEY,THOMAS F TRS	1702 P ST NW	WASHINGTON	DC	20036
494330BA1400	MISKOVICH,ELIZABETH JANE H/E	MISKOVICH,JOY ELIZABETH	2841 N OCEAN BLVD #1710	FORT LAUDERDALE	FL	33308
494330BA1410	CERUTI,ANTONELLA		2841 N OCEAN BLVD #1801	FORT LAUDERDALE	FL	33308
494330BA1420	PHILIP BARRETT BLK 2012 IRREV TR	HILLARY MICHELLE BLK IRREV TR	110 DAMAR	LEXINGTON	KY	40515
494330BA1430	COOPER,SUSAN	GROSSFELD,MORRIS	2841 N OCEAN BLVD #1803	FORT LAUDERDALE	FL	33308
494330BA1440	EITLER,DOUGLAS P		2841 N OCEAN BLVD #1804	FORT LAUDERDALE	FL	33308
494330BA1450	WARSHAFSKY,ETHEL	ETHEL WARSHAFSKY REV LIV TR	2841 N OCEAN BLVD UNIT 180	FORT LAUDERDALE	FL	33308
494330BA1460	COELHO,MATTHEW	DO NASCIMENTO,RENATO S	2841 N OCEAN BLVD #1806	FORT LAUDERDALE	FL	33308
494330BA1470	KALAJIAN FAM IRREV CHILDRENS TR	KALAJIAN,PERRY TRS	374 FOREST DR	ENGLEWOOD CLIFFS	NJ	07632
494330BA1480	FOXWORTH,JAMES B JR	JAMES B FOXWORTH JR REV TR	2841 N OCEAN BLVD #1808	FORT LAUDERDALE	FL	33308
494330BA1490	CERUTI,ALESSANDRO MARIA	CERUTI,SIMONE MARIA	2841 N OCEAN BLVD # 1809	FORT LAUDERDALE	FL	33308
494330BA1500	HILL,SOPHIE A		2841 N OCEAN BLVD #1810	FORT LAUDERDALE	FL	33308
494330BA1510	BALEN,JEFFERY M	BALEN,MARIE	90 STONERIDGE LN	ELMA	NY	14059
494330BA1520	FARLEY,SHANNON		78 COOPERS LN	RIVER VALE	NJ	07675
494330BA1530	NIETO,FRANK J		2841 N OCEAN BLVD #1903	FORT LAUDERDALE	FL	33308
494330BA1540	BELLI,JOHN M	MCCUE,DENNIS J	80 VILLAGE LANE	HAUPPAUGE	NY	11788
494330BA1550	CUMBO,JOSEPH H/E	CUMBO,ANNA,CAVALIERI,G,ET AL	2841 N OCEAN BLVD #1905	FORT LAUDERDALE	FL	33308
494330BA1560	JEON,HYO JUNG	SCHAIBERGER,EHREN	12825 SW 103 CT	MIAMI	FL	33176
494330BA1570	DISMAS,JAMES	JAMES DISMAS TR ETAL	2841 N OCEAN BLVD #1907	FORT LAUDERDALE	FL	33308
494330BA1580	SPF BLUE LLC		2841 N OCEAN BLVD #1908	FORT LAUDERDALE	FL	33308
494330BA1590	SELLERS,CATHERINE		2841 N OCEAN BLVD #1909	FORT LAUDERDALE	FL	33308
494330BA1600	NEJA,KELSIE		2841 N OCEAN BLVD #1910	FORT LAUDERDALE	FL	33308
494330BA1610	SALAHUDDIN,KHALID	KHALID SALAHUDDIN REV TR	2841 N OCEAN BLVD #2001	FORT LAUDERDALE	FL	33308
494330BA1620	ELLIS,CHERYL A		2841 N OCEAN BLVD #2002	FORT LAUDERDALE	FL	33308

494330BA1630	SACCHETTA,DEAN	SCORSONE-SACCHETTA,MIMMA J	2841 N OCEAN BLVD #2003	FORT LAUDERDALE	FL	33308
494330BA1640	MENEFEE,WILLIAM D		2841 N OCEAN BLVD #2004	FORT LAUDERDALE	FL	33308
494330BA1650	VV 2005 LLC		2418 SW 30 AVE	FORT LAUDERDALE	FL	33312
494330BA1660	KAY,PHILIP		2841 N OCEAN BLVD #2006	FORT LAUDERDALE	FL	33308
494330BA1670	BEAULIEU,LISE	GOSSELIN,MARCEL	2951 CHEMIN SAINTE-CATHER	*SHERBROOKE QC	CA	J1N 3
494330BA1680	PROBST,MARGARETA		2841 N OCEAN BLVD #2008	FORT LAUDERDALE	FL	33308
494330BA1690	CORTES,TEODORO	QUINTANA-CORTES,YVETTE M	2841 N OCEAN BLVD APT 2009	FORT LAUDERDALE	FL	33308
494330BA1700	PROBST,NORBERT G & MARGARETA		2841 N OCEAN BLVD #2008	FORT LAUDERDALE	FL	33308
494330BA1710	MARY P O'CONNOR TR	CUDIA,D & CRETELLA,M TRS	8 HILLCREST DR	WAYNE	NJ	07470
494330BA1720	GERBASIO,FRANK JR H/E	GERBASIO,FRANK SR	2841 N OCEAN BLVD #208	FORT LAUDERDALE	FL	33308
494330BA1730	SPF BLUE LLC		2841 N OCEAN BLVD #1908	FORT LAUDERDALE	FL	33308
494330BA1750	VANTAGE VIEW INC	%MGMT OFFICE	2841 N OCEAN BLVD FL 1	FORT LAUDERDALE	FL	33308
494330BF0010	KIMMEL,HENRY S & HARRIET B		2821 N OCEAN BLVD #201S	FORT LAUDERDALE	FL	33308
494330BF0020	MOHAWK US HOME TR	MICUCCI,TANIA TRS	1697 FISHER AVE	*OTTOWA ON	CA	K2C 1
494330BF0030	HERITAGE INVESTMENTS LLC		2821 N OCEAN BLVD APT 203	FORT LAUDERDALE	FL	33308
494330BF0040	NEWTON,ANNEMARIE L	ANNEMARIE L NEWTON REV LIV TR	2821 N OCEAN BLVD #204S	FORT LAUDERDALE	FL	33308
494330BF0050	ALYP A LTD		2821 N OCEAN BLVD #205S	FORT LAUDERDALE	FL	33308
494330BF0060	DELUZE,ERMA A H/E	DELUZE,DONNA M	2821 N OCEAN BLVD #206S	FORT LAUDERDALE	FL	33308
494330BF0070	PADDRIK,VIVIANA	PADDRIK TR	2821 N OCEAN BLVD #207S	FORT LAUDERDALE	FL	33308
494330BF0080	BLOOM,MARC		2821 N OCEAN BLVD #208S	FORT LAUDERDALE	FL	33308
494330BF0090	O'CONNELL,MARK E & SUNSAN A		2821 N OCEAN BLVD # 301S	FORT LAUDERDALE	FL	33308
494330BF0100	ZWERDLING,WHITNEY		2821 N OCEAN BLVD #302S	FORT LAUDERDALE	FL	33308
494330BF0110	FREY,GEORGE & MICHELLE		2821 N OCEAN BLVD #303S	FORT LAUDERDALE	FL	33308
494330BF0120	CAHILL,THOMAS & PO, TYRONE E	THOMAS J CAHILL JR 2009 REV TR	2821 N OCEAN BLVD #304S	FORT LAUDERDALE	FL	33308
494330BF0130	CMUNOZ LLC		131 SW 24 RD	MIAMI	FL	33129
494330BF0140	MASTOROS,BETTY		2821 N OCEAN BLVD APT 306S	FORT LAUDERDALE	FL	33308
494330BF0150	MCJS FLORIDA LLC		1176 DES GERANIUMS AVE	*LAVAL QC	CA	H7Y 2
494330BF0160	CINQ-MARS,BENOIT	VILLENEUVE,JOSEE	1529 RUE FRANCES-BELL	*QUEBEC QC	CA	G1Y 3
494330BF0170	QUILES FAM TR	QUILES,MARIA TRS ETAL	7475 W FOREST PRESERVE DR	CHICAGO	IL	60634
494330BF0180	KRCMARIC,MARK C & LAURIE L		21590 RAVENNA DR	SOUTH BEND	IN	46628
494330BF0190	CHRISTINE E ZELLINGER REV TR	ZELLINGER,CHRISTINE E TRSTEE	910 JENNA CT	GLEN ELLYN	IL	60137
494330BF0200	BUSCHING,LARRY W	O'DONNELL,DANIEL K	2821 N OCEAN BLVD #404S	FORT LAUDERDALE	FL	33308
494330BF0210	MCKILLOP,LAURENE T	LAURENE T MCKILLOP REV TR	2821 N OCEAN BLVD #405S	FORT LAUDERDALE	FL	33308
494330BF0220	VEAL,JILL S		2821 N OCEAN BLVD #406S	FORT LAUDERDALE	FL	33308
494330BF0230	STRAUSS,RONNY		2821 N OCEAN BLVD #407S	FORT LAUDERDALE	FL	33308

494330BF0240	UEBERLAUER, GRAZYNA		2301 SE 8 ST	POMPANO BEACH	FL	33062
494330BF0250	KATS, VADIM		535 CRANBROOK AVE	*TORONTO ON	CA	M5M 1
494330BF0260	BAKER, DAVID & ELVIRA		2821 N OCEAN BLVD #502-S	FORT LAUDERDALE	FL	33308
494330BF0270	MANLEY FAM TR	MANLEY, ANNE T TRSTEE	2821 N OCEAN BLVD APT 503	FORT LAUDERDALE	FL	33308
494330BF0280	SANTOS, MICHAEL D		2821 N OCEAN BLVD #504S	FORT LAUDERDALE	FL	33308
494330BF0290	LOPARDO, ROBERT	ROBERT LOPARDO REV TR	2821 N OCEAN BLVD # 505S	FORT LAUDERDALE	FL	33308
494330BF0300	JANCITSKY, ALESSANDRA	JANCITSKY, PAULO	2821 N OCEAN BLVD #506S	FORT LAUDERDALE	FL	33308
494330BF0310	CHINOOK INVESTMENTS LLC		9100 S DADELAND BLVD STE 1	MIAMI	FL	33156
494330BF0320	MACORIG, GISELE		50 LUMINESCENCE WAY	*OTTAWA ON	CA	K4A 0
494330BF0330	TOTH, RANDY		2821 N OCEAN BLVD #601S	FORT LAUDERDALE	FL	33308
494330BF0340	602 ES LLC		2821 N OCEAN BLVD #602S	FORT LAUDERDALE	FL	33305
494330BF0350	BASTIANI, IVO & CLARA INES CALLE		2821 N OCEAN BLVD APT 603S	FORT LAUDERDALE	FL	33308
494330BF0360	THOMAS, ALAN		2821 N OCEAN BOULEVARD #6	FORT LAUDERDALE	FL	33308
494330BF0370	VONER, MARK V & MARY M DELUZE		144 LINCOLN ST	NORWELL	MA	02061
494330BF0380	SILESTA LLC		40 SW 13 ST #703	MIAMI	FL	33130
494330BF0390	OLNEY, PAUL A	SINE, ANDREW W	2821 N OCEAN BLVD #607S	FORT LAUDERDALE	FL	33306
494330BF0400	FINGOLD, MARTIN & LINDA		2821 N OCEAN BLVD #608S	FORT LAUDERDALE	FL	33308
494330BF0410	MAYROSH, MARY	HELEN Z MAYROSH IRREV TR	2821 N OCEAN BLVD #701S	FORT LAUDERDALE	FL	33308
494330BF0420	DOLAN, MICHAEL J		2821 N OCEAN BLVD UNIT 702	FORT LAUDERDALE	FL	33308
494330BF0430	ELIFERRE 2 INC	%BUSINESS CHOICE TAX EXPERTS	1369 E SAMPLE RD	POMPANO BEACH	FL	33064
494330BF0440	MONTBEL CORP		CORONEL PORTILLO 230 PISO	*LIMA L27	PE	
494330BF0450	JEMIMAR LLC		2821 N OCEAN BLVD #705S	FORT LAUDERDALE	FL	33308
494330BF0460	STORM, BRADLEY D & JANICE K		2821 N OCEAN BLVD #706S	FORT LAUDERDALE	FL	33308
494330BF0470	KARABELAS, YANNIS		2821 N OCEAN BLVD #707S	FORT LAUDERDALE	FL	33308
494330BF0480	COVINO, ROBERT A H/E	COVINO, MARINA J	2821 N OCEAN BLVD #708S	FORT LAUDERDALE	FL	33308
494330BF0490	TURNER, PAUL	WIEMERS, DAVID	2821 N OCEAN BLVD # 801S	FORT LAUDERDALE	FL	33308
494330BF0500	MARTUCCI, JOSEPH		2821 N OCEAN BLVD #802S	FORT LAUDERDALE	FL	33308
494330BF0510	BANKS, NANCY H/E	NANCY ELIZABETH'S FLORIDA CONDO	2821 N OCEAN BLVD #803S	FORT LAUDERDALE	FL	33308
494330BF0520	GSL PROPERTY MANAGEMENT LLC		4248 WICKS BRANCH RD	ST AUGUSTINE	FL	32086
494330BF0530	GERBER, JACK B & CAROL		2821 N OCEAN BLVD APT 805S	FORT LAUDERDALE	FL	33308
494330BF0540	RODRIGUEZ, LUIS E		2821 N OCEAN BLVD #806S	FORT LAUDERDALE	FL	33308
494330BF0550	FREERADICALS PROPERTIES LLC		1050 SEMINOLE DRIVE PHB	FORT LAUDERDALE	FL	33304
494330BF0560	ISHAK, KAMILIA MEKHAIL	ISHAK, WAFAA	106 MARIE CURIE	*DOLLARD DES ORME Q	CA	H9A 3
494330BF0570	INGWERSEN, DONALD		59 MAIN ST	RIDGEFIELD PARK	NJ	07660
494330BF0580	SAFONKINA, ZHANNA		2821 N OCEAN BLVD #902S	FORT LAUDERDALE	FL	33308

494330BF0590	HEDMAN,AIMEE VERA		15070 MALABAR DR	BOKEELIA	FL	33922
494330BF0600	LEONARD,JAYME J	LEONARD,SHERRI L	5700 SADDLERIDGE DR	CINCINNATI	OH	45247
494330BF0610	NIETO,TERESA DIANNE		2821 N OCEAN BLVD #905S	FORT LAUDERDALE	FL	33308
494330BF0620	CHANCE FAMILY ENTERPRISES LLC		600 ROYAL PLAZA DR	FORT LAUDERDALE	FL	33301
494330BF0630	ALTSCHULER,BRIAN		2821 N OCEAN BLVD #907S	FORT LAUDERDALE	FL	33308
494330BF0640	DA SILVA,GUILHERME R	GUILHERME R DA SILVA TR	2821 N OCEAN BLVD UNIT 908	FORT LAUDERDALE	FL	33308
494330BF0650	MORRIS,RANDOLPH JOHN	GLASSMAN,STEVEN MARC	2821 N OCEAN BLVD #1001S	FORT LAUDERDALE	FL	33308
494330BF0660	KLINE,DAVID	KLINE,STACY	2821 N OCEAN BLVD #1002S	FORT LAUDERDALE	FL	33308
494330BF0670	SUNSHINE SAPPHIRE FLORIDA FAM TR	VOLPENTESTA,GIUSEPPINA TRS	81 EXBURY RD	*TORONTO ON	CA	M3M 1
494330BF0680	FLOWER,ANTHONY J & ANNA MARIE		1 LOOKOUT AVE	BRONXVILLE	NY	10708
494330BF0690	MARCO,VIRGINIA		2821 N OCEAN BLVD #1005S	FORT LAUDERDALE	FL	33308
494330BF0700	MOYER,VINCENT		28 E MAIN ST #1200	ROCHESTER	NY	14614
494330BF0710	HARTSTEIN,JAY MICHAEL & LAURA		2821 N OCEAN BOULEVARD #1	FORT LAUDERDALE	FL	33308
494330BF0720	GILSTON,BARBARA		2821 N OCEAN BLVD #1008S	FORT LAUDERDALE	FL	33308
494330BF0730	FERIOLI,DENNIS R	RINDER,MARK B	2821 N OCEAN BLVD APT 1101	FORT LAUDERDALE	FL	33308
494330BF0740	CICHY,DAVID	JEFFRIES,JOYCE	105 TODOS JUNTOS RD	CORRALES	NM	87048
494330BF0750	SARRAZIN,ANDRE	LEFEBVRE,NICOLE	75 RUE DE FALAISE	*BLAINVILLE QC	CA	J7B 1
494330BF0760	DAWSON,ANTHONY PATRICK	WILSON,JOHN SCOTT	48 MONTAUK AVE	EAST HAMPTON	NY	11937
494330BF0770	EVAN MANAGER LP		600 GRANT ST STE 3075	PITTSBURGH	PA	15219
494330BF0780	LEITE,CLAUDIO G & STELA		2821 N OCEAN BLVD #1106S	FORT LAUDERDALE	FL	33308
494330BF0790	BARBET,ALAIN C H/E	BARBET,JEANNE M	2821 N OCEAN BLVD #1107S	FORT LAUDERDALE	FL	33308
494330BF0800	PIORKO,GABRIEL & CATHERINE		2821 N OCEAN BLVD #1108S	FORT LAUDERDALE	FL	33308
494330BF0810	J TZANET TR	TZANETATOS,JOHN SPIROS TRS	4050 PLACE JEAN GRIMALDI	*SAINT-LAURENT QC	CA	H4R 2
494330BF0820	BRADLEY,WILLIAM F & ISABEL H		2821 N OCEAN BLVD PH 2	FORT LAUDERDALE	FL	33308
494330BF0830	CARVALHO,JOSE R		2821 N OCEAN BLVD #PH03S	FORT LAUDERDALE	FL	33308
494330BF0840	KORETSKY,MICHAEL J	MICHAEL J KORETSKY REV TR ETAL	2821 N OCEAN BLVD #PH05S	FORT LAUDERDALE	FL	33308
494330BF0850	FERRINHO,LUIS		2821 N OCEAN BLVD UNIT PH0	FORT LAUDERDALE	FL	33308
494330BF0860	WARD,MARK		2821 N OCEAN BLVD #PH07S	FORT LAUDERDALE	FL	33308
494330BF0870	FVMONCAYO LLC		2831 N OCEAN BLVD APT 201N	FORT LAUDERDALE	FL	33308
494330BF0880	FRISBANE HOLDINGS LIMITED		2831 N OCEAN BLVD #202N	FORT LAUDERDALE	FL	33308
494330BF0890	1936310 ONTARIO INC		184 THREE VALLEYS DRIVE	*TORONTO ON	CA	M3A 3
494330BF0900	PICAO,KELLY	AMARAL,MARIA	310 ROSEMARY RD	*TORONTO ON	CA	M5P 3
494330BF0910	GORSIN,JOHN A & SANDRA MAE		2831 N OCEAN BLVD #205N	FORT LAUDERDALE	FL	33308
494330BF0920	ROMANO,MARY JO		2831 N OCEAN BLVD #206-N	FORT LAUDERDALE	FL	33308
494330BF0930	BERGER,ALEXANDRA	GUTIERREZ,MARIANO	2831 N OCEAN BLVD #207N	FORT LAUDERDALE	FL	33308

494330BF0940	CHIU,INTI		2831 N OCEAN BLVD #208N	FORT LAUDERDALE	FL	33308
494330BF0950	PELUSO,JANICE & JOHN III		2831 N OCEAN BLVD #301-N	FORT LAUDERDALE	FL	33308
494330BF0960	CMUNOZ LLC		131 SW 24 RD	MIAMI	FL	33129
494330BF0970	BARRESE,FRANK	BARRESE,MATTEO & BARRESE,TERESA	33 FINNEGAN PL	*WHITBY ON	CA	L1R 2
494330BF0980	HOLY WHITE BIRD LLC		2831 N OCEAN BLVD #PH7N	FORT LAUDERDALE	FL	33308
494330BF0990	LAROCCA,JOSEPH A		8 SENECA RD	SEA RANCH LAKES	FL	33308
494330BF1000	GILMAR G RIBEIRO LIV TR	RIBEIRO,GILMAR G TRS	2300 DESISTO DR	RAHWAY	NJ	07065
494330BF1010	MIZZONE,PATRICK J		2831 N OCEAN BLVD #307N	FORT LAUDERDALE	FL	33308
494330BF1020	ROBERGE,YVETTE		14 JARDINS DE MERCI #808	*QUEBEC QC	CA	G1S 4
494330BF1030	MONIRI,SAMUEL R		2831 N OCEAN BLVD # 401N	FORT LAUDERDALE	FL	33308
494330BF1040	NUZZO,MICHAEL	MAGDALENSKI,MICHAEL	10 NOTTING HILL WAY	MONTCLAIR	NJ	07042
494330BF1050	GARZA,RICARDO AREVALO		2831 N OCEAN BLVD #403N	FORT LAUDERDALE	FL	33308
494330BF1060	RESTREPO,JAIME A		2831 N OCEAN BLVD # 404N	FORT LAUDERDALE	FL	33308
494330BF1070	GRAPPO,ANN MARIE	JACOBS,CAROLINE M ETAL	2831 N OCEAN BOULEVARD #4	FORT LAUDERDALE	FL	33308
494330BF1080	HOLMAN,CLAUDE		CHIVERTON CROSS BLACKWA	*CRONWALL	GB	TR48
494330BF1090	DUTIL,LYNE & ST PIERRE,MARC	ST PIERRE,JEAN-GUY	2831 N OCEAN BLVD #407N	FORT LAUDERDALE	FL	33308
494330BF1100	BROWNING,ROBERT STEPHEN	DE REAL,REYMON L ETAL	2831 N OCEAN BLVD # 408N	FORT LAUDERDALE	FL	33308
494330BF1110	BROWN,DAVID M		2831 N OCEAN BLVD #501N	FORT LAUDERDALE	FL	33308
494330BF1120	KATES,STEVEN & SUSAN		142 WOODBINE CIR	NEEDHAM	MA	02494
494330BF1130	FERNON,MICHAEL F	MICHAEL F FERNON REV TR ET AL	2831 N OCEAN BLVD #503N	FORT LAUDERDALE	FL	33308
494330BF1140	FAJARDO,ISABEL		2831 N OCEAN BLVD #504N	FORT LAUDERDALE	FL	33308
494330BF1150	BLECKER,AUDREY & MITCHELL		2831 N OCEAN BLVD #505N	FORT LAUDERDALE	FL	33308
494330BF1160	IRAGORRI,REINALDO & MARCELA		2831 N OCEAN BLVD #506N	FORT LAUDERDALE	FL	33308
494330BF1170	BELLOTTI,JOSEPHINE	BELLOTTI,LUIGI	261 CHURCH ST #404	*OAKVILLE ON	CA	L6J 1
494330BF1180	SAPPHIRE 508N LLC		2831 N OCEAN BLVD #508 N	FORT LAUDERDALE	FL	33309
494330BF1190	HOHENFORST,SCOTT		2831 N OCEAN BLVD #601N	FORT LAUDERDALE	FL	33308
494330BF1200	O'CALLAGHAN,WILLIAM PAUL	CODY,LOUISE A	155 S MOUNTAIN RD	NEW CITY	NY	10956
494330BF1210	CAPIRUCHO CORP		2831 N OCEAN BOULEVARD 6C	FORT LAUDERDALE	FL	33308
494330BF1220	LA SPADA,JOSEPH ANTHONY		2831 N OCEAN BLVD # 604N	FORT LAUDERDALE	FL	33308
494330BF1230	MACORIG,GISELE		50 LUMINESCENCE WAY	*OTTAWA ON	CA	K4A 0
494330BF1240	BENNY & SILVIA A FERNANDEZ TR	FERNANDEZ,BENNY & SILVIA TRSTEEES	740 RANCH RD	WESTON	FL	33326
494330BF1250	RIZOPOULOS,BILL	RIZOPOULOS,LISA A	2 EDGEMERE ST	PELHAM	NY	10803
494330BF1260	ENGELBERG,ILENE S		2831 N OCEAN BLVD #608N	FORT LAUDERDALE	FL	33308
494330BF1270	EISENBERG,MARK OWEN	MARK OWEN EISENBERG LIV TR	2831 N OCEAN BLVD APT 701N	FORT LAUDERDALE	FL	33308
494330BF1280	ATSAIDIS REAL ESTATE TR	ATSAIDIS,SAM TRS ETAL	255 ETIENNE-LAVOIE #1001	*LAVAL QC	CA	H7X 0

494330BF1290	KLEINFELD,ERIC F	MANGUM,JAMES D JR	235 E 22 ST #13L	NEW YORK	NY	10010
494330BF1300	FAHN,COURTNEY		2831 N OCEAN BLVD #704N	FORT LAUDERDALE	FL	33308
494330BF1310	MOHAWK US HOME TR	MICUCCI,TANIA TRS	1697 FISHER AVE	*OTTAWA ON	CA	K2C 1
494330BF1320	OTALORA,FREDY A	CONDIA,JENNY A	2831 N OCEAN BLVD #706N	FORT LAUDERDALE	FL	33308
494330BF1330	KENNEY,JOHN J H/E	KENNEY,JUDITH A	2831 N OCEAN BLVD #707N	FORT LAUDERDALE	FL	33308
494330BF1340	LARKIN,GABRIELA		2831 N OCEAN BLVD 708N	FORT LAUDERDALE	FL	33308
494330BF1350	SULLIVAN,AMANDA	SULLIVAN,JEFFREY J	2831 N OCEAN BLVD #801N	FORT LAUDERDALE	FL	33308
494330BF1360	VACNIN,LYNNE C		2831 N OCEAN BLVD #802N	FORT LAUDERDALE	FL	33308
494330BF1370	LEXI REALTY LLC		75 N CLIFF DR	NARRAGANSETT	RI	02882
494330BF1380	KNAUS,MARY ANN		2831 N OCEAN BLVD #804N	FORT LAUDERDALE	FL	33308
494330BF1390	SMITH,R D & BIGGS,CHARLES E	BIGGS/SMITH REV TR	2831 N OCEAN BLVD #805N	FORT LAUDERDALE	FL	33308
494330BF1400	MARRESE,ANTHONY	MARRESE,NINA	16535 10 CONCESSION	*SCHOMBERG ON	CA	LOG 1
494330BF1410	CARNEIRO,LAURA VALE	CARNEIRO,LENISSON MELO	2831 N OCEAN BLVD #807N	FORT LAUDERDALE	FL	33308
494330BF1420	TESSON,JOSEPH DAVID	JOSEPH DAVID TESSON REV TR	2831 N OCEAN BLVD #808N	FORT LAUDERDALE	FL	33308
494330BF1430	DIVINCENZO,MARK C	MCGOWAN,TERENCE F	30 UNION PARK ST #404	BOSTON	MA	02468
494330BF1440	RUDDY,LEWIS G		749 BRIGHTON WAY	NEW HOPE	PA	18938
494330BF1450	FURMAN,ADAM & MARIA CRISTINA		2831 N OCEAN BLVD #903N	FORT LAUDERDALE	FL	33308
494330BF1460	LINDAHL,LEIF	LINDAHL,LOLLO	2831 N OCEAN BLVD #904-N	FORT LAUDERDALE	FL	33308
494330BF1470	BUHLMAN,CARL & PARNELL		2831 N OCEAN BLVD #905-N	FORT LAUDERDALE	FL	33308
494330BF1480	MCGEOUGH,BRENDAN J		44-27 PURVES ST UNIT 3D	LONG ISLAND CITY	NY	11101
494330BF1490	ANNA CULLEN REV TR	CULLEN,ANN T TRSTEE ETAL	2831 N OCEAN BLVD #907N	FORT LAUDERDALE	FL	33308
494330BF1500	TABAK,JEFFREY		2831 N OCEAN BLVD #908N	FORT LAUDERDALE	FL	33308
494330BF1510	WIGUTOFF,EDWIN & SHARON	EDWIN D & SHARON WIGUTOFF REV TR	2831 N OCEAN BLVD #1001N	FORT LAUDERDALE	FL	33308
494330BF1520	BURNS,LAURIE B	RAMSIER,JILL C	916 E PINE ST	ORLANDO	FL	32801
494330BF1530	THARP TRADING LTD		2831 N OCEAN BLVD #1003-N	FORT LAUDERDALE	FL	33308
494330BF1540	J T BERLIND-KAMINSKI 2018 REV TR	BERLIND-KAMINSKI,JENNIFER TRSTE	2831 N OCEAN BLVD #1004N	FORT LAUDERDALE	FL	33308
494330BF1550	WEISSMARK,ELLIOT & SHARI L		2831 N OCEAN BLVD #1005N	FORT LAUDERDALE	FL	33308
494330BF1560	PROIA,RODEL		2831 N OCEAN BLVD #1006N	FORT LAUDERDALE	FL	33308
494330BF1570	VEALE,SUZANNE	SUZANNE VEALE REV LIV TR ETAL	2831 N OCEAN BLVD #1007N	FORT LAUDERDALE	FL	33308
494330BF1580	GRECCO,EMILIANO		2831 N OCEAN BLVD #1008N	FORT LAUDERDALE	FL	33308
494330BF1590	ALEXANDER,NANCI B		2831 N OCEAN BLVD #1101N	FORT LAUDERDALE	FL	33308
494330BF1600	HARRIS,CLIFFORD J	IANNUCCI,LUCY	199 KINGSTON BLVD	ISLAND PARK	NY	11558
494330BF1610	LAIR,WILLIAM STEPHEN	STEPHEN LAIR REV TR	2831 N OCEAN BLVD #1103N	FORT LAUDERDALE	FL	33308
494330BF1620	ZUCCARO,WILLIAM	ZUCCARO,ROSE MARIE	35 PICTON RD	ROSELLE	IL	60172
494330BF1630	2831 N OCEAN BLVD UNIT 1105N LLC		3864 SHERIDAN ST	HOLLYWOOD	FL	33021

494330BF1640 MAURER,AXEL W	MAURER,DANIELA	2831 N OCEAN BLVD # 1106N	FORT LAUDERDALE	FL	33308
494330BF1650 CHACIN,BERNARDO & JACQUELINE		2831 N OCEAN BLVD #1107N	FORT LAUDERDALE	FL	33308
494330BF1660 SUSAN J STEINMAN REV LIV TR	STEINMAN,SUSAN TRS	2831 N OCEAN BLVD APT 1108	FORT LAUDERDALE	FL	33308
494330BF1670 GLENN JAMES NORRGARD LIV TR	NORRGARD,GLENN JAMES TRSTEE	7800 PARK AVE	NORTH BERGEN	NJ	07047
494330BF1680 BALLABAN,MICHAEL R	POULIN,DAVID R	2831 N OCEAN BLVD #PH2N	FORT LAUDERDALE	FL	33308
494330BF1690 DROUIN,RAYMOND H & SUSAN D		17 PRINCE SNOW CIR	MATTAPOISETT	MA	02739
494330BF1700 TEJADA,JULIO		2831 N OCEAN BLVD #PH05N	FORT LAUDERDALE	FL	33308
494330BF1710 SAPPHIRE PH6N LLC		2200 N OCEAN BLVD #S901	FORT LAUDERDALE	FL	33305
494330BF1720 CHICHEN ITZA CASTLE LLC		2831 N OCEAN BLVD #PH7N	FORT LAUDERDALE	FL	33308
494330BH0010 ALEXANDRA MASTRIANA SOLAL REV TR MASTRIANA-SOLAL,ALEXANDRA TRS		1500 N FEDERAL HWY #201	FORT LAUDERDALE	FL	33304
494330BH0020 LOPEZ,JANET		3000 N OCEAN BLVD #102	FORT LAUDERDALE	FL	33308
494330BH0030 FERNANDEZ,JULIO J		3000 N OCEAN BLVD UNIT 103	FORT LAUDERDALE	FL	33308
494330BH0040 PABON,DAVID		1000 S OCEAN BLVD #16G	POMPANO BEACH	FL	33308
494330BH0050 ALBERT NICHOLAS THILL REV TR	THILL,ALBERT NICHOLAS TRS	2 BRIARWOOD CIR #LJ210	HOLLYWOOD	FL	33024
494330BH0060 BROWN & LARSEN LIV TR	BROWN,LESLIE W TRSTEE ETAL	2727 YACHT CLUB BLVD UNIT :	FORT LAUDERDALE	FL	33304
494330BH0070 MILLECAM,ANNE MARIE		3000 N OCEAN BLVD #204	FORT LAUDERDALE	FL	33308
494330BH0080 SA OF SOUTH FLORIDA INC		3100 NE 48 ST #107	FORT LAUDERDALE	FL	33308
494330BH0090 DELLARCIPRETE,LYNN		3000 N OCEAN BLVD #206	FORT LAUDERDALE	FL	33308
494330BH0100 REED,RYAN M		3000 N OCEAN BLVD #207	FORT LAUDERDALE	FL	33308
494330BH0110 STACEY,JILL		3000 N OCEAN BLVD #301	FORT LAUDERDALE	FL	33308
494330BH0120 S A OF SOUTH FLORIDA INC		3100 NE 48 ST #107	FORT LAUDERDALE	FL	33308
494330BH0130 VADO BAENA LAND TR	COCHARD,BILLY BESA TRSTEE	134 BLANCHARD DR	ROCKWELL	TX	75032
494330BH0140 SIMMONS,COREY	SIMMONS,TODD & SIMMONS,WESLEY	3000 N OCEAN BLVD # 304	FORT LAUDERDALE	FL	33308
494330BH0150 MOTTA,SUSAN K		3000 N OCEAN BLVD #305	FORT LAUDERDALE	FL	33308
494330BH0160 PATTERSON,ROBERT &	PATTERSON,GAYLE	25 WILSON AVE	WAYNE	NJ	07474
494330BH0170 MULLEN,JOSEPH P & MARY T		20 SENECA RD	FORT LAUDERDALE	FL	33308
494330BH0180 ESCALONA,REY & NANCY L		10921 PINZON WAY	SAN DIEGO	CA	92127
494330BH0190 LI,XIAORONG		2900 BANYAN ST #203	FORT LAUDERDALE	FL	33316
494330BH0200 VIRGIN,KAREN LEIGH		111 18 ST NW	RUSKIN	FL	33570
494330BH0210 STEIN,RICHARD S	STEIN,MARK & PATRICIA	3000 N OCEAN BLVD #404	FORT LAUDERDALE	FL	33308
494330BH0220 LOIA,BRUNO	LOIA,ROSE	161-23 84 ST	HOWARD BEACH	NY	11414
494330BH0230 DUKA,ARJOL	DUKA,EDVINA	3000 N OCEAN BLVD #406	FORT LAUDERDALE	FL	33308
494330BH0240 AGUIAR,ALEXANDER EVAN		1200 WEST AVENUE #1105	MIAMI BEACH	FL	33139
494330CB2000 3015 N OCEAN BLVD C101 LLC		3015 N OCEAN BLVD #C101	FORT LAUDERDALE	FL	33308
494330CB2010 GRACE PARK DEVELOPMENT LLC		3200 NE 4 ST	POMPANO BEACH	FL	33062

494330CB2020	BERKLEY SOUTH CONDO ASSN INC	% THE PRESIDENT	3015 N OCEAN BLVD	FORT LAUDERDALE	FL	33308
494330CB2030	BERKLEY SOUTH C104 LLC		1530 TYLER ST	HOLLYWOOD	FL	33020
494330CB2040	FLMR 2 INVESTMENT LLC		3015 N OCEAN BLVD STE C105	FORT LAUDERDALE	FL	33308
494330CB2050	GLOBALTECH NETWORK SYSTEMS LLC		3015 N OCEAN BLVD #C112	FORT LAUDERDALE	FL	33308
494330CB2060	LITTLE ACORN DEVELOPMENTS LLC		3015 N OCEAN BLVD #C-116	FORT LAUDERDALE	FL	33308
494330CB2070	ZHAO & SHI INVESTMENT LLC		8820 PARKLAND BAY DRIVE	PARKLAND	FL	33076
494330CB2080	COASTAL COMPUTER SYSTEMS INC		3015 N OCEAN BLVD #C-109	FORT LAUDERDALE	FL	33308
494330CB2081	ADAMS,TANIA SOFI		2460 SE 7 ST	POMPANO BEACH	FL	33062
494330CB2090	SAVELLE INVESTMENT DYNAMICS	LLC	3015 N OCEAN BLVD UNIT C11	FORT LAUDERDALE	FL	33308
494330CB2100	BURNSIDE PROPERTIES LLC		3015 N OCEAN BLVD #C-111	FORT LAUDERDALE	FL	33308
494330CB2110	GLOBALTECH NETWORK SYSTEMS LLC		3015 N OCEAN BLVD STE C112	FORT LAUDERDALE	FL	33308
494330CB2120	VITUCCI,DOMINICK		2 FOUNTAIN AVENUE	BROOKLYN	NY	11208
494330CB2130	VITUCCI,DOMINICK		3015 N OCEAN BLVD #C114	FORT LAUDERDALE	FL	33308
494330CB2140	TOGETHER PROPERTIES LLC		300 W 23 ST #11M	NEW YORK	NY	10011
494330CB2150	MEYERS,GEORGE F & MOLLIE M		1541 N FT LAUD BCH BLVD #B	FORT LAUDERDALE	FL	33304
494330CB2160	REED ANESTHESIA LLC	DRT BEHAVIORAL SERVICES PLLC	3015 N OCEAN BLVD #C116	FORT LAUDERDALE	FL	33308
494330CB2161	ATL DREAM PROPERTIES LLC		11003 ROYAL PALM BLVD	CORAL SPRINGS	FL	33065
494330CB2170	TOGETHER PROPERTIES LLC		300 W 23 ST #11M	NEW YORK	NY	10011
494330CB2180	SPA SENSE LLC		6511 NE 21 AVE	FORT LAUDERDALE	FL	33308
494330CB2190	SPA SENSE LLC		6511 NE 21 AVE	FORT LAUDERDALE	FL	33308
494330CB2200	3015 NORTH OCEAN LLC		3015 N OCEAN BLVD #C120-1	FORT LAUDERDALE	FL	33308
494330CB2210	3015 NORTH OCEAN LLC		3015 N OCEAN BLVD #C120	FORT LAUDERDALE	FL	33308
494330CB2220	HOLDINGS 526 LLC		3015 N OCEAN BLVD #C122	FORT LAUDERDALE	FL	33308
494330CB2230	SCANLON & METRO PA		3015 N OCEAN BLVD #C116	FORT LAUDERDALE	FL	33308
494330CB2240	IGSL INDUSTRIES LLC		3015 N OCEAN BLVD #C124	FORT LAUDERDALE	FL	33308
494330CB2250	PINE SHADOWS HOLDINGS LLC		3015 N OCEAN BLVD #C125	FORT LAUDERDALE	FL	33308
494330CB2260	TOGETHER PROPERTIES LLC		300 W 23 ST #11M	NEW YORK	NY	10011
494330DC0010	SHAMAH,GIGI		3030 N OCEAN BLVD #S101	FORT LAUDERDALE	FL	33308
494330DC0020	3030 N OCEAN 102 LLC		3030 N OCEAN BLVD #S102	FORT LAUDERDALE	FL	33308
494330DC0030	GONTCHARENKO,SERGIE		7158 PURPLE PKWY	CHANHASSEN	MN	55317
494330DC0040	HAZEL,DAVID & REGINA		13 WESTCOTT RD	HARVARD	MA	01451
494330DC0050	SCUDIERO,ROBERT M	SCUDIERO,SUZANNE M	3030 N OCEAN BLVD #S105	FORT LAUDERDALE	FL	33308
494330DC0060	TOMLINSON,CINDY LEAH		3030 N OCEAN BLVD #S106	FORT LAUDERDALE	FL	33308
494330DC0070	CABRERA,MARIA NOEL	MARIA NOEL CABRERA REV TR	3030 N OCEAN BLVD #S201	FORT LAUDERDALE	FL	33308
494330DC0080	RICHARD P COSTANTINI REV LIV TR	COSTANTINI,RICHARD P TRS	3030 N OCEAN BLVD #S202	FORT LAUDERDALE	FL	33308

494330DC0090	NICHOLAS JOHN BOSA TR		2101 NE 21 ST	FORT LAUDERDALE	FL	33305
494330DC0100	PLTNM LLC		27 CHRISTINE CT	STATEN ISLAND	NY	10312
494330DC0110	SHELDON,SALLY GREGOR	SHELDON,KEITH LIU	3030 N OCEAN BLVD #S205	FORT LAUDERDALE	FL	33308
494330DC0120	J D MOORE REV TR	MOORE,J D TRSTEE	110 SAN ANTONIO ST UNIT 331	AUSTIN	TX	78701
494330DC0130	MANAKHOVA,MARIIA		3040 N OCEAN BLVD #N101	FORT LAUDERDALE	FL	33308
494330DC0140	WATSON,ANIKA NINA		3040 N OCEAN BLVD #102	FORT LAUDERDALE	FL	33308
494330DC0150	REHMAN,AYESHA A & YUSUF A		8762 WATERWELL WAY	TRACY	CA	95304
494330DC0160	MANTOOTH,LANCE GARLAND	MANTOOTH,MARCY WEAVER	721 TWIN FOAL CT	ROCKWALL	TX	75032
494330DC0170	HILLS,FLOYD NATHANIEL		3040 N OCEAN BLVD #N105	FORT LAUDERDALE	FL	33308
494330DC0180	VILLA,MARTHA LAURIE & ALVARO		3040 N OCEAN BLVD #N106	FORT LAUDERDALE	FL	33308
494330DC0190	VITI,LAURA H/E	VITI,MICHAEL JR	3040 N OCEAN BLVD #N201	FORT LAUDERDALE	FL	33308
494330DC0200	GRASSO,ANTHONY	GRASSO,LISA	1260 77 ST	BROOKLYN	NY	11228
494330DC0210	BOOHER SOUTH FLORIDA	INVESTMENTS LLC	PO BOX 452836	MIAMI	FL	33245
494330DC0220	STEWART,MICHAEL & CARLEEN		3040 N OCEAN BLVD #204	FORT LAUDERDALE	FL	33308
494330DC0230	ADACRUZ HOLDINGS LLC		550 S FEDERAL HWY	FORT LAUDERDALE	FL	33301
494330DC0240	WHITLING,JIMMY D JR & ANNA M		3040 N OCEAN BLVD #206	FORT LAUDERDALE	FL	33308
494330NN0010	CALVIN J COLEMAN REV TR	COLEMAN,CALVIN J TRS	14 COLEMAN DR	CONWAY	NH	03818
494330NN0020	CALVIN J COLEMAN REV TR	COLEMAN,CALVIN J TRS	14 COLEMAN DR	CONWAY	NH	03818
494330NN0030	GODBOUT,NICOLE		2840 N OCEAN BLVD #203	FORT LAUDERDALE	FL	33308
494330NN0040	WALSH,JOSEPH & JULIE		4958 NW 35 LN	OCALA	FL	34482
494330NN0050	COCHRANE,BRENDA	COCHRANE,WARREN & MORRIS,L ETAL	RR #3 COLBORNE 110 ONTARIO	*LAKEPORT ON	CA	K0K 1
494330NN0060	SKUFCA,PATRICIA		2840 N OCEAN BLVD #206	FORT LAUDERDALE	FL	33308
494330NN0070	HALL,MATTHEW ROBERT		2840 N OCEAN BLVD #207	FORT LAUDERDALE	FL	33308
494330NN0080	CHAMAN,STANLEY &	PARKER-CHAMAN,NICOLE	2840 N OCEAN BLVD APT 208	FORT LAUDERDALE	FL	33308
494330NN0090	GUY COURCHESNE TR	COURCHESNE,GUY TRS ETAL	1500 AVE DU GOLF #204	*ST-HYACINTHE QC	CA	J2S 8
494330NN0100	M SUSAN WILSON 2020 TRT	WILSON,M SUSAN TRSTEE	249 RIVER RD	BOOTHBAY	ME	04537
494330NN0110	DARLING,LINDA A		17 MAIN ST	NORTH HAVEN	ME	04853
494330NN0120	SKUFCA,IVA M & JAMES A		2840 N OCEAN BLVD #303	FORT LAUDERDALE	FL	33308
494330NN0130	FILA FAM TR	FILA,ANDREW M TRSTEE	154 LYNNWAY #312	LYNN	MA	01902
494330NN0140	MCKENNA,DOMINIQUE	MCKENNA,PAUL A	720 NE 69 ST	MIAMI	FL	33138
494330NN0150	KING,DOUGLAS P	MACKAY,KENNETH C	1120 LONGWOOD TRCE	ATLANTA	GA	30324
494330NN0160	FEHSE,BRUNO & MARTA		2840 N OCEAN BLVD #307	FORT LAUDERDALE	FL	33308
494330NN0170	RADDEMANN,THOMAS H/E	RADDEMANN,ROBERT	2840 N OCEAN BLVD #308	FORT LAUDERDALE	FL	33308
494330NN0180	AMOROSINO,JOSEPH C	AMOROSINO FAM REV TR	2840 N OCEAN BLVD #309	FORT LAUDERDALE	FL	33308
494330NN0190	GARDULA LIV TR		1859 N MAUD AVE APT 2F	CHICAGO	IL	60614

494330NN0200	CHRISTENSEN,CALVIN EST		2840 N OCEAN BLVD #402	FORT LAUDERDALE	FL	33308
494330NN0210	SHELDON,RONALD D		8204 WATERFORD LANE	TAMARAC	FL	33321
494330NN0220	GREENSTEIN,MICHAEL R	OROZCO,OCTAVIO	2840 N OCEAN BLVD #404	FORT LAUDERDALE	FL	33308
494330NN0230	MARTIN,JAMES R		2840 N OCEAN BLVD	FORT LAUDERDALE	FL	33308
494330NN0240	MARTIN,JAMES R		2840 N OCEAN BLVD APT 406	FORT LAUDERDALE	FL	33308
494330NN0250	HAVARD,GILLIAN		2840 N OCEAN BLVD #407	FORT LAUDERDALE	FL	33308
494330NN0260	KELLY,JOHN		2840 N OCEAN BLVD #408	FORT LAUDERDALE	FL	33308
494330NN0270	RIGOPOULOS,ANTONIA	RIGOPOULOS,ZOI	515 E 72 ST #26G	NEW YORK	NY	10021
494330NN0280	DUMAS,JOHN D		178 HIRST RD	BRIARCLIFF MANOR	NY	10510
494330NN0290	O'REILLY,ROBERT J & SHIRLEY		2840 N OCEAN BLVD #502	FORT LAUDERDALE	FL	33308
494330NN0300	FERRARA,JANICE		PO BOX 29382	HENRICO	VA	23242
494330NN0310	RITA M HOVLAND REV TR	HOVLAND,RITA TRSTEE	12400 46 AVE N	PLYMOUTH	MN	55442
494330NN0320	JOHNSON,JAMES E JR H/E	YOUNG,MICHAEL J	2840 N OCEAN BLVD #505	FORT LAUDERDALE	FL	33308
494330NN0340	WALKER,ANNE S		2840 N OCEAN BLVD #507	FORT LAUDERDALE	FL	33308
494330NN0350	ORNDORF,KEVIN	SATIR,JOHN	9 LONDON CIRCLE N	REHOBOTH BEACH	DE	19971
494330NN0360	EISMAN,PERRY	LICHTENTHAL,PETER	400 E 56 ST #22R	NEW YORK	NY	10022
494330NN0370	BYRNES,JOHN CHRISTOPHER	JOHN CHRISTOPHER BYRNES TR ETAL	2840 N OCEAN BLVD #601	FORT LAUDERDALE	FL	33308
494330NN0380	HONAN,RITA		2840 N OCEAN BLVD #602	FORT LAUDERDALE	FL	33308
494330NN0390	HONAN,RITA		PO BOX 538	FORESTDALE	MA	02644
494330NN0400	GELLES,STUART R		2840 N OCEAN BLVD #604	FORT LAUDERDALE	FL	33308
494330NN0410	SNIDERMAN,GERALD A & ANN E		26825 YORK ROAD	HUNTINGTON WOODS	MI	48070
494330NN0420	SHAHANI,JAWAHAR K	JAWAHAR K & R J SHAHANI REV TR	2840 N OCEAN BLVD #606	FORT LAUDERDALE	FL	33308
494330NN0440	KNOTT,RICHARD C	HANDLER,LAURENCE P	2840 N OCEAN BLVD #608	FORT LAUDERDALE	FL	33308
494330NN0450	ABBOTT,MELISSA		2840 N OCEAN BLVD #609	FORT LAUDERDALE	FL	33308
494330NN0460	PAQUIN,DENIS		2840 N OCEAN BLVD #701	FORT LAUDERDALE	FL	33308
494330NN0470	RICCI,GERALDINE R	RICCI,STEPHEN J	10 DEVEREAUX ST	ARLINGTON	MA	02476
494330NN0480	RICCI,STEPHEN J & GERALDINE R		10 DEVEREAUX ST	ARLINGTON	MA	02476
494330NN0490	SALTIEL,DAN		2840 N OCEAN BLVD #704	FORT LAUDERDALE	FL	33308
494330NN0500	ROXY FLORIDA LAND TR		2840 N OCEAN BLVD #705	FORT LAUDERDALE	FL	33308
494330NN0510	COOPER,SHERYL G		4135 E KEIM DR	PARADISE VALLEY	AZ	85253
494330NN0520	STEVENS,CHARLES F	CHARLES F STEVENS 2001 TR	2840 N OCEAN BLVD #707	FORT LAUDERDALE	FL	33308
494330NN0530	KWIATKOWSKI,SUZANNE R		151 GARRISON AVE	JERSEY CITY	NJ	07306
494330NN0540	SUSAN M ABBOTT DISCRETIONARY TR	ABBOTT,SUSAN M TRS	8140 MONROE AVE	MUNSTER	IN	46321
494330NN0550	WILLIAMS,JOANNE J		2840 N OCEAN BLVD APT 801	FORT LAUDERDALE	FL	33308
494330NN0560	LANE,RONALD A	ZARZOUR,NAJA	2840 N OCEAN BLVD #802	FORT LAUDERDALE	FL	33308

494330NN0570 ZARZOUR,NAJA	LANE,RONALD A	2840 N OCEAN BLVD #802	FORT LAUDERDALE	FL	33308
494330NN0580 CAUCHY-THARIN,TATIANA		2840 N OCEAN BLVD #804	FORT LAUDERDALE	FL	33308
494330NN0590 MCKENNA,PAUL A & DOMINIQUE		720 NE 69 ST UNIT 11-S	MIAMI	FL	33138
494330NN0600 BUENOS,PROSPER & ARLETTE		2840 N OCEAN BLVD #806	FORT LAUDERDALE	FL	33308
494330NN0620 BOUQUARD,DOUGLAS J	BOUQUARD,MARY ELIZABETH	2840 N OCEAN BLVD #807	FORT LAUDERDALE	FL	33308
494330NN0630 SCHWARTZ,DIANE		2840 N OCEAN BLVD #809	FORT LAUDERDALE	FL	33308
494330NN0640 GRAU,GERARD D H/E	GRAU,LAUREN	2840 N OCEAN BLVD #901	FORT LAUDERDALE	FL	33308
494330NN0650 NANCY B HASTINGS REV TR	HASTINGS,NANCY B TRSTEE	2840 N OCEAN BLVD #905	FORT LAUDERDALE	FL	33308
494330NN0660 BOUQUARD,DOUGLAS J & MARY E		2840 N OCEAN BLVD #903	FORT LAUDERDALE	FL	33308
494330NN0670 BRODY,HELENA		2840 N OCEAN BLVD APT 904	FORT LAUDERDALE	FL	33308
494330NN0680 HASTINGS,NANCY B	NANCY B HASTINGS REV TR	2840 N OCEAN BLVD #905	FORT LAUDERDALE	FL	33308
494330NN0690 SANDRA J HECHAVARRIA REV LIV TR	HECHAVARRIA,SANDRA J TRS	3363 NE 33 ST	FORT LAUDERDALE	FL	33308
494330NN0700 BRENNAN,JOHN JOSEPH & MAUREEN		6 CHERRY BLOSSOM WAY	MILTON	MA	02186
494330NN0710 EVANS,LAWRENCE ROBERT	LAWRENCE ROBERT EVANS LIV TR	2840 N OCEAN BLVD #908	FORT LAUDERDALE	FL	33308
494330NN0720 PEDDLE,RICHARD & ANNA		2840 N OCEAN BLVD UNIT 909	FORT LAUDERDALE	FL	33308
494330NN0730 RITZ,DAVID ALFRED H/E	RITZ,CLAUDINE	2840 N OCEAN BLVD #1001	FORT LAUDERDALE	FL	33308
494330NN0740 SCHWARTZ,GUY		710 WEST END AVE #5C	NEW YORK	NY	10025
494330NN0750 BIRGELES,JANET S		9 GEOFFREY LANE	KINGS PARK	NY	11754
494330NN0760 GELLES,STUART		2840 N OCEAN BLVD #1004	FORT LAUDERDALE	FL	33308
494330NN0770 BUTTINGER SEA TOWER 1005 TR		191 KING ST S STE 911	*WATERLOO ON	CA	N2J 1
494330NN0780 ASH,LOUISE H/E	SANDELL,KIMBERLY	2840 N OCEAN BLVD # 1006	FORT LAUDERDALE	FL	33308
494330NN0790 SANDELL,KIMBERLY		2840 N OCEAN BLVD #1007	FORT LAUDERDALE	FL	33308
494330NN0800 FOGLIA,ADRIANNE		2840 N OCEAN BLVD #1008	FORT LAUDERDALE	FL	33308
494330NN0810 CHIODI,ANTONIO		80 E HARTSDALE AVE APT 709	HARTSDALE	NY	10530
494330NN0820 ELY,CRESTON		2840 N OCEAN BOULEVARD #1	FORT LAUDERDALE	FL	33308
494330NN0830 ROJAS,ROBERT R	ROBERT R ROJAS REV LIV TR	2840 N OCEAN BLVD APT 1102	FORT LAUDERDALE	FL	33308
494330NV0010 QUINTAL,ELIZABETH & ANDRE		3201 NE 29 ST #101	FORT LAUDERDALE	FL	33308
494330NV0020 MORRISON,EDWARD PHILLIP	PINELLI,MARIA	205 VAN DUSEN BLVD	*TORONTO ON	CA	M8Z 3
494330NV0030 MAGNANI,ARTHUR K & LOUISE G	ARTHUR & L MAGNANI REV LIV TR	3201 NE 29 ST APT 103	FORT LAUDERDALE	FL	33308
494330NV0040 SANTIAGO,LOURDES M	YAYA LOURDES SANTIAGO FAM REV TR	3201 NE 29 ST #104	FORT LAUDERDALE	FL	33308
494330NV0050 BARGER,BRUCE A & KELLY J	BRUCE & KELLY BARGER LIV TR	49 CARNAUBA WAY	JACKSONVILLE	FL	32081
494330NV0060 MCKEE,JOAN		3201 NE 29 ST APT 107	FORT LAUDERDALE	FL	33308
494330NV0070 MICHAEL THOMAS ELLIS TR		417 WABASH AVE	TERRE HAUTE	IN	47807
494330NV0080 EARLE,PATRICK W & JOANNNE M	% WILLIAM P MEEHAN ESQ	27390 FORESTVIEW AVE	UCLID	OH	44132
494330NV0090 GOMEZ,CARMEN M	CARMEN M GOMEZ REV TR	3201 NE 29 ST #202	FORT LAUDERDALE	FL	33308

494330NV0100 PANEPINTO,PAUL R		3201 NE 29 ST APT 203	FORT LAUDERDALE	FL	33308
494330NV0110 PILAR G BONARIVA LIV TR	BONARIVA,PILAR G TRSTEE	9920 NW 27 TER	DORAL	FL	33172
494330NV0120 GRAF,CARL N III & MELISSA		117 S COOK ST #206	BARRINGTON	IL	60010
494330NV0130 RUBY D GRAF REV TR	GRAF,CARL & PUSATERI,S TRS	1026 BARTON CT	GLENVIEW	IL	60025
494330NV0140 HILL,RICHARD & DANIELLE		3201 NE 29 ST #207	FORT LAUDERDALE	FL	33308
494330NV0150 RAGUCCI,SAVERIA	RAGUCCI,VICTOR	201 LITTLE CLOVE RD #1FL	STATEN ISLAND	NY	10301
494330NV0160 GODFREY,KATHLEEN		3201 NE 29 ST #301	FORT LAUDERDALE	FL	33308
494330NV0170 HALLBERG,VIRGINIA		3201 NE 29 ST APT 302	FORT LAUDERDALE	FL	33308
494330NV0180 KALLBERG,AMY L		3201 NE 29 ST #303	FORT LAUDERDALE	FL	33308
494330NV0190 RUIZ,ANA H/E	RUIZ,ALBERTO	3201 NE 29 STREET #304	FORT LAUDERDALE	FL	33308
494330NV0200 SHAHADEY,KEATON MICHAEL H/E	SHAHADEY,JORDAN MERIDITH	3201 NE 29 ST #305	FORT LAUDERDALE	FL	33308
494330NV0210 CIPOLLONE & CIPOLLONE FL LIV TR	CIPOLLONE,A & P-CIPOLLONE,D TRS	3201 NE 29 ST #306	FORT LAUDERDALE	FL	33308
494330NV0220 DAO,HANG N		3201 NE 29 ST #307	FORT LAUDERDALE	FL	33308
494330NV0230 LOURDES CHINEA ZAGAMI REV TR	ZAGAMI,LOURDES CHINEA TRSTEE	516 HENDRICKS ISLE #4	FORT LAUDERDALE	FL	33301

View from the south side of the Adjacent Property's parking garage wall and fence structure



View from atop the Publix Property looking down at landscaped buffer area between the Property and Adjacent Property



View looking west of landscape and parking garage wall structure



View looking east of landscape and parking garage wall structure



View from atop the Publix Property which shows the gate at one end of the buffer area



View looking east of landscape and Adjacent Property's parking garage wall



Gate on the west side of the Property enclosing the buffer area



Aerial view of the buffer area between the Property and the Adjacent Property



PUBLIX SUPER MARKETS, INC. i
N. Ocean Boulevard, Fort Lauderdale, Florida i
Variance Request Narrative i
May 21, 2025 i

The Applicant, Publix Super Markets, Inc., is the owner of the property located at N Ocean Boulevard and NE 33rd Avenue, Fort Lauderdale, Florida (the "Property"). The Property is located at the northwest corner of NE 30th Street and N Ocean Boulevard. The Property is zoned CB, has a split City of Fort Lauderdale ("City") land use designation of Commercial / Residential High, and is currently under construction with a Publix grocery store (the "Project") i

Publix obtained all of its development approvals more than five () years ago. During that time, it went through a thorough Development Review Committee, Planning & Zoning Board, City Commission review, as well as received all final development review signoffs (the "Approvals"). Now, when the project is i% complete, during final building inspections prior to obtaining its Certificate of Occupancy, the City has determined that the wall and fence located on the adjacent property located south of the Project (the "Adjacent Property"), may not satisfy a provision of the City's Unified Land Development Regulations (the "ULDR") requiring that commercial properties be separated by a five () foot wall, if adjacent to residential properties i

Application / Request i

The City is requesting that the Applicant file for a variance from ULDR Section 4 - 2 i3(A)(3)(d)(iv), which requires the installation of a wall at the Property line, as the Property is located adjacent to a residential use. However, due to special conditions and circumstances affecting the Property and the Adjacent Property, the Applicant is requesting a waiver from constructing a five () foot wall within and along the length of the Property line abutting the Adjacent Property i

The Applicant submits that the criteria to granting variances established by ULDR Section 4 -24 12(A)(4)(a-e) are satisfied as demonstrated below: i

a. That special conditions and circumstances affect the property at issue which prevent reasonable use of such property. i

There are special conditions and circumstances affecting the Property which would prevent the Applicant from constructing a wall on its Property. There is a narrow parcel of land between the Property and the Adjacent Property, which is approximately fifteen (1) feet (the "Parcel"). The Applicant owns ten (10) feet of the Parcel and the Adjacent Property owns five () feet of the Parcel. There are existing wall structures on both sides of the Parcel. During the Applicant's Project Approvals, the wall requirement for which the Applicant is now requesting a variance was i

j

discussed and determined not to be necessary, since the Adjacent Property already had a wall constructed five () feet south of its property line. The Adjacent Property's wall is part of its 2-floor parking garage, with its lower level being a partial sub-grade structure containing a wall with a + foot fence on top of it. The top level of the parking structure sets back approximately 1 additional feet, creating additional separation from the Property. The residential tower on the Adjacent Property is set back over 0 feet from its property line. Because of this existing buffer wall and fence which acts as the separation between the residential and the commercial property, as well as the fact that the Project's rear wall stands approximately thirty-one (31) feet high only fifteen (1) feet away from the Adjacent Property's wall, constructing another five () foot high wall between the existing walls would create an unnecessary, additional concrete canyon structure and safety issues, where people could hide or live, and trash could accumulate. j

j

The Applicant agreed to clean up, install landscaping, and maintain the Adjacent Property's approximately five () foot parcel of land on the north side of the Adjacent Property's wall and the Applicant's Property line. As part of this landscaping, Applicant installed a clusia hedge, a healthy and thriving species which can grow higher than five () feet, serving as a natural (not an unsightly concrete) bufferyard between the properties. j

j

The Applicant and the Adjacent Property owner worked closely together to come up with a solution that would benefit both neighbors and create a safe, clean and well maintained area between the properties secured by gates on both the east and west sides of the narrow Parcel. j

j

b. That circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district. j

j

The circumstances here are extremely peculiar to the Property in that the Adjacent Property's two-level parking garage contains an existing wall-like barrier fifteen (1) feet from the Applicant's rear, approximately 30-foot, wall structure. This clearly constitutes an exception to other properties, as requiring an additional wall (three (3) wall structures within a 1 -foot area) is not what the ULDR regulations intended. An additional wall on the Applicant's Property line would be unsafe, unnecessary and superfluous. Placing a wall on the Applicant's Property line would create multiple, narrow strips of land and canyons of concrete approximately 300 feet long between the Property and the Adjacent Property. The Adjacent Property has a parking garage wall five (5) feet from its property line, and the Applicant's rear wall of its structure is set back ten (10) feet from its Property line. j

j

Having to install another wall on the Applicant's Property line would create three (3) concrete structures hundreds of feet in length from the east to the west sides of the properties. It would also create narrow corridors between the structures, which would be unsightly, unnecessary, unnatural and unsafe. The existing parking garage wall and fence on the Adjacent Property, the beautifully installed landscaping which will be maintained by the Applicant, and the gates closing off this Parcel sufficiently create a safe and natural buffer area between the Property and the Adjacent Property. j

j

L

c. That the literal application of the provisions of the U IDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the U IDR still allow a reasonable use of the property. L

L

L Literal application of the provisions of the ULDR would deprive the Applicant of rights enjoyed by other property owners in the same zoning district. The Property is located within the CB zoning district, where grocery stores and commercial use are permitted uses. The Applicant's use is consistent and compatible with uses in the CB district and in the surrounding area. The Property has a split land use designation, with the north half of the Property being Commercial and the south portion of the Property being Residential High, which is why the ULDR requires the five () foot wall for which this variance is being requested. Literal application of the provision would require an additional five () foot by approximately 300-foot concrete wall to be installed within five (5) feet of the Adjacent Property's parking garage wall structure and 10 feet from the Applicant's 30-foot rear wall structure, which would create narrow concrete canyons from the east property line to the west property line. L

L

L This variance is being requested due to the special conditions and circumstances of the unique Property, and but for these special conditions, no variance would be needed. The intent of the ULDR is being met, as the five () foot wall requirement is in place to create a buffer between the commercial and residential uses in this area. A separation wall and landscaping already exist to buffer the Adjacent Property from the Property, satisfying the intent and purpose of the requirement. Not granting the variance would deprive the Applicant of a substantial property right that other property owners enjoy, as the reason the variance is needed is due to the special conditions, already existing conditions, and circumstances that affect the Property. L

L

d. That the unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the U IDR or antecedent zoning regulations. L

L

The unique hardship is not self-created by the Applicant or its predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR. At the time of the Applicant's Project Approvals, the City and the Applicant relied on the exception in ULDR Section 4 -1 L(G)(1)(a), which states that walls required in accordance with Section 4 -2 B(A)(3)(d)(iv) of the ULDR are not required for nonresidential uses when the abutting residential parcel has a wall which is a minimum of five () feet in height along the length of the shared property line and no more than five () feet from the shared property line. The parking garage wall structure that exists on the Adjacent Property is five () feet from the property line and, when the fence is included in the overall height of the wall, it is greater than five () feet in height. The Adjacent Property's parking garage is a two-level structure, with the sublevel structure wall located five () feet from its property line. The top level of the parking garage creates another separation barrier setback 1 feet from the property line and the residential tower is setback over 0 feet from the Adjacent Property's property line. The Applicant is not disregarding the provision of the ULDR. The wall creates a buffer between the commercial and residential properties; and the existing

s

parking garage wall and fence, the land caping which will exceed the fence height, and the Applicant's rear structure wall satisfy the provisions of the ULDR.

s

Additionally, this unique hard hip is not self-created by the Applicant, since, at the time of Applicant's Project Approvals, the City and the Applicant believed that the ULDR provision was satisfied. Together with the Adjacent Property owner, the Parcel between the existing wall structure adequately buffer the two uses. The Applicant has agreed to install and maintain the Parcel between the wall structure, including beautifully landscaping the Parcel with a dense climatic hedge, trees and groundcover.

s

e. That the variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

s

The variance is the minimum variance that will make possible a reasonable use of the Property, the variance will be in harmony with the general purpose and intent of the ULDR, and the use as varied will not be incompatible with the Adjacent Property or the surrounding neighborhood or otherwise detrimental to the public welfare. The general purpose and intent of Section 4 -2 §(A)(3)(d)(iv) of the ULDR is to provide a buffer between different types of uses. As stated above, the Adjacent Property already has an installed parking garage wall five (5) feet south of its property line and another wall for the second level of the garage 1 foot from the property line. Additionally, the lower wall contains a 6-foot fence on top of it and a dense climatic hedge in front which will grow as high as the fence. The e-buffer on the Adjacent Property, as well as the installed landscaping already serve as artificial (wall) and natural (landscaping) buffers.

s

The Applicant's rear Project wall also serves as a separation and a buffer wall, which satisfies the general purpose and intent of the ULDR requirement. Because this is the rear of the Project, there is no activity or use that takes place in this area. The rear structure wall serves as an additional buffer between the commercial use and the residential and is in harmony with the general purpose and intent of the ULDR. To require another wall would not be compatible with the Adjacent Property and due to the safety (CPTED) issue it would cause, it would be detrimental to the public welfare. The existing walls and structures on the Applicant's Property and the Adjacent Property, more than satisfy the intent of the applicable provision of the ULDR. Having to install another wall on its Property line, within five (5) feet of the existing wall structure, would be superfluous, unnecessary, create a concrete canyon, and is not in harmony with the general purpose and intent of the ULDR.

s

As such, the Applicant respectfully requests your approval of this variance request.

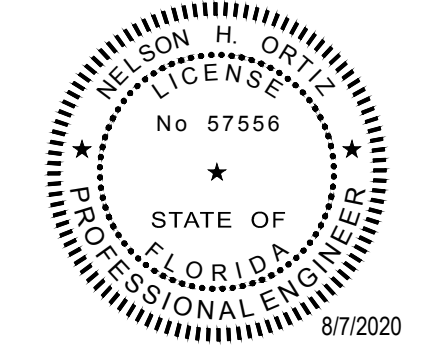
SITE PLAN DRAWINGS FOR FT. LAUDERDALE BEACH PUBLIX 2985 NORTH OCEAN BOULEVARD FT. LAUDERDALE BEACH, FLORIDA



9400 South Dadeland Boulevard
Suite 601
Miami, FL 33156
305 / 378 5555
305 / 279 4553 fax

www.graef-usa.com

CERTIFICATE OF AUTHORIZATION NO. 4270
SEAL / SIGNATURE:



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY NELSON H. ORTIZ, P.E. ON THE DATE ADJACENT TO THE SEAL. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

FOR THE FIRM: NELSON H. ORTIZ (CIVIL)
PE-57556

PROJECT TITLE:

FT. LAUDERDALE BEACH PUBLIX
2985 NORTH OCEAN BOULEVARD
FT. LAUDERDALE BEACH, FLORIDA 33308

MR. RANDY J. HOLIHAN
BRANDON STRUCTURES
200 Pasadena Place
Orlando, Florida 32803
(407) 835-9000; Fax (407) 835-9955

ISSUE:
NO. DATE REVISIONS BY
05/18/20 ADDRESS COMMENTS

PROJECT INFORMATION:

PROJECT NUMBER: 20197040

DATE: 07-10-19

DRAWN BY: P.F.

CHECKED BY: N.H.O.

APPROVED BY: N.H.O.

SCALE: AS SHOWN

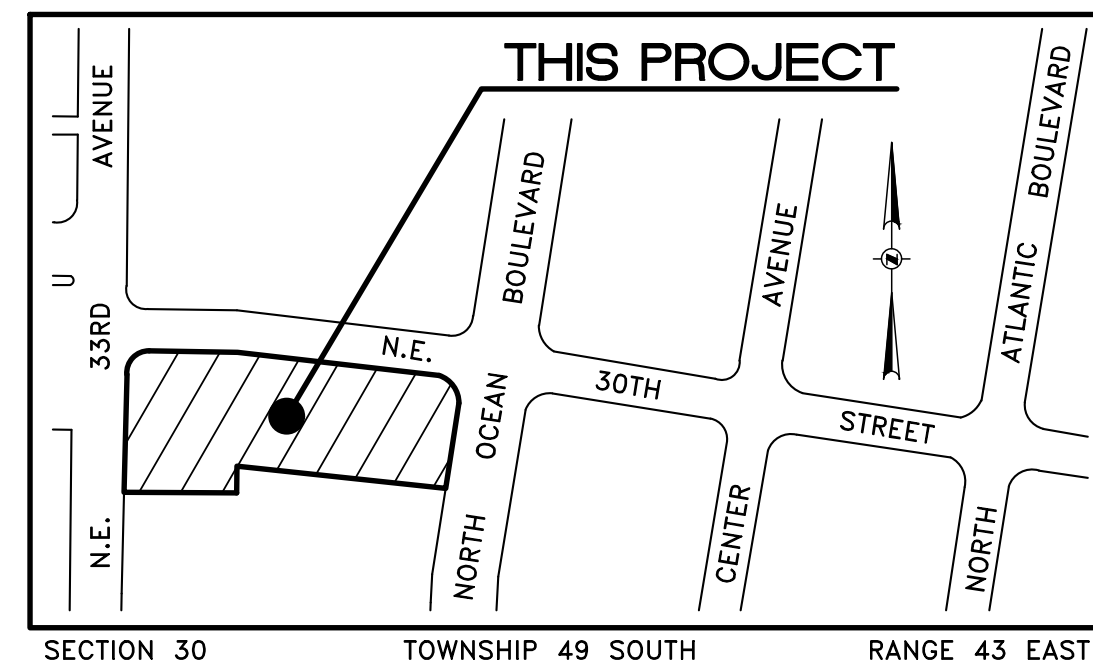
SHEET TITLE:

COVER SHEET, LOCATION MAP AND NOTES

SHEET NUMBER:

COVER

SITE PLAN RE-SUBMITTAL 03-06-20 (PRELIMINARY - NOT FOR CONSTRUCTION)



LOCATION MAP
N.T.S.

UTILITY COMPANIES

AT&T
MR. TIM RICHARDS
8601 W. SUNRISE BLVD.
PLANTATION, FLORIDA 33322
PHONE: (954) 476-2843

BROWARD COUNTY TRAFFIC DIVISION
MR. JUAN C. NIETO
2300 W. COMMERCIAL BLVD.
FT. LAUDERDALE, FLORIDA 33309
PHONE: (954) 847-2745

CITY OF FORT LAUDERDALE
SEWER AND WATER DIVISION
MS. ALISON CISNEROS
100 N. ANDREWS AVENUE
FT. LAUDERDALE, FLORIDA 33301

FLORIDA POWER & LIGHT COMPANY
MS. KARINA RAMERAZ
700 UNIVERSITY BLVD.
JUNO BEACH, FLORIDA 33408
PHONE: (954) 717-2081

TECO PEOPLES GAS
MS. JOAN DOWNING
8416 PALM RIVER ROAD
TAMPA, FLORIDA 33619
PHONE : (813) 275-3783

INDEX OF DRAWINGS

SHT. NO.	TITLE
COVER	COVER
SURVEY	SURVEY
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D-1	DETAILS
D-2	DETAILS
D-3	DETAILS
A-2.1	FIRST FLOOR PLAN
A-2.2	ROOF PLAN
LS-1	LIFE SAFETY PLAN
F-1	COLORED ELEVATIONS
F-2	COLORED ELEVATIONS
G-1	RENDERINGS
G-2	RENDERINGS
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G-4	RENDERINGS
PHOTOS	COLOR PHOTOGRAPHS
LA-1.0	TREE DISPOSITION PLAN
LA-1.1	SITE STOCK SCHEDULE, NOTES AND DETAILS
LA-2.0	LANDSCAPE PLAN
LA-2.1	LANDSCAPE REQUIREMENTS, SCHEDULE AND NOTES
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C-1	CIVIL COVER SHEET, LOCATION MAP AND NOTES
PGD-1	PAVING-GRADING-DRAINAGE PLAN
PGD-2	SITE DETAILS
PGD-3	DRAINAGE DETAILS
WS-1	WATER AND SEWER PLAN
TP-1	TRUCK PATH PLAN
TP-2	TRUCK PATH PLAN
SWPPP-1	STORMWATER POLLUTION PREVENTION NOTES
SWPPP-2	STORMWATER POLLUTION PREVENTION PLAN

CONSULTANTS

DEVELOPER: BRANDON STRUCTURE
MR. RANDY J. HOLIHAN
200 PASADENA PLACE
ORLANDO, FLORIDA 32803
PHONE: (407) 835-9000
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ATTORNEY: GUNSTER
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ARCHITECT: FISHER AND ASSOCIATES, LLC.
MR. BRYAN FISHER
2315 BELLEAIR ROAD
CLEARWATER, FLORIDA 33764
PHONE: (727) 443-4436
FAX: (727) 531-6653

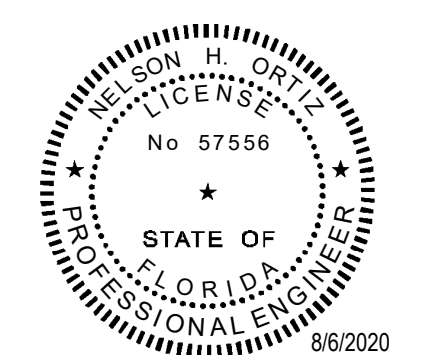
CIVIL ENGINEER: GRAEF
9400 SOUTH DADELAND BLVD., SUITE 601
MR. NELSON H. ORTIZ, P.E.
MIAMI, FLORIDA 33156
PHONE: (305) 378-5555
FAX: (305) 279-4553

LANDSCAPE ARCHITECT: GRAEF
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MR. PAOLO FERRERA, RLA
MIAMI, FLORIDA 33156
PHONE: (305) 378-5555
FAX: (305) 279-4553

SURVEYOR: McLAUGHLIN ENGINEERING CO.
MR. SCOTT McLAUGHLIN, P.S.M.
1700 N.W. 64th STREET, SUITE 400
FT. LAUDERDALE, FLORIDA 33309
PHONE: (954) 763-7611
FAX: (954) 763-7615

PHOTOMETRICS: APOLLO ENGINEERING
MR. HAROLD SCOTT, P.E.
6544 U.S. HWY. 41 NORTH, SUITE 209B
APOLLO BEACH, FLORIDA 33572
PHONE: (813) 938-5803
FAX: (813) 909-3835

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THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY NELSON H. ORTIZ, P.E. ON THE DATE ADJACENT TO THE SEAL. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

FOR THE FIRM: NELSON H. ORTIZ (CIVIL)
PE-57556

PROJECT TITLE:

FT. LAUDERDALE BEACH PUBLIX
2985 NORTH OCEAN BOULEVARD
FT. LAUDERDALE BEACH, FLORIDA 33308

MR. RANDY J. HOLIHAN
BRANDON STRUCTURES
200 Pasadena Place
Orlando, Florida 32803
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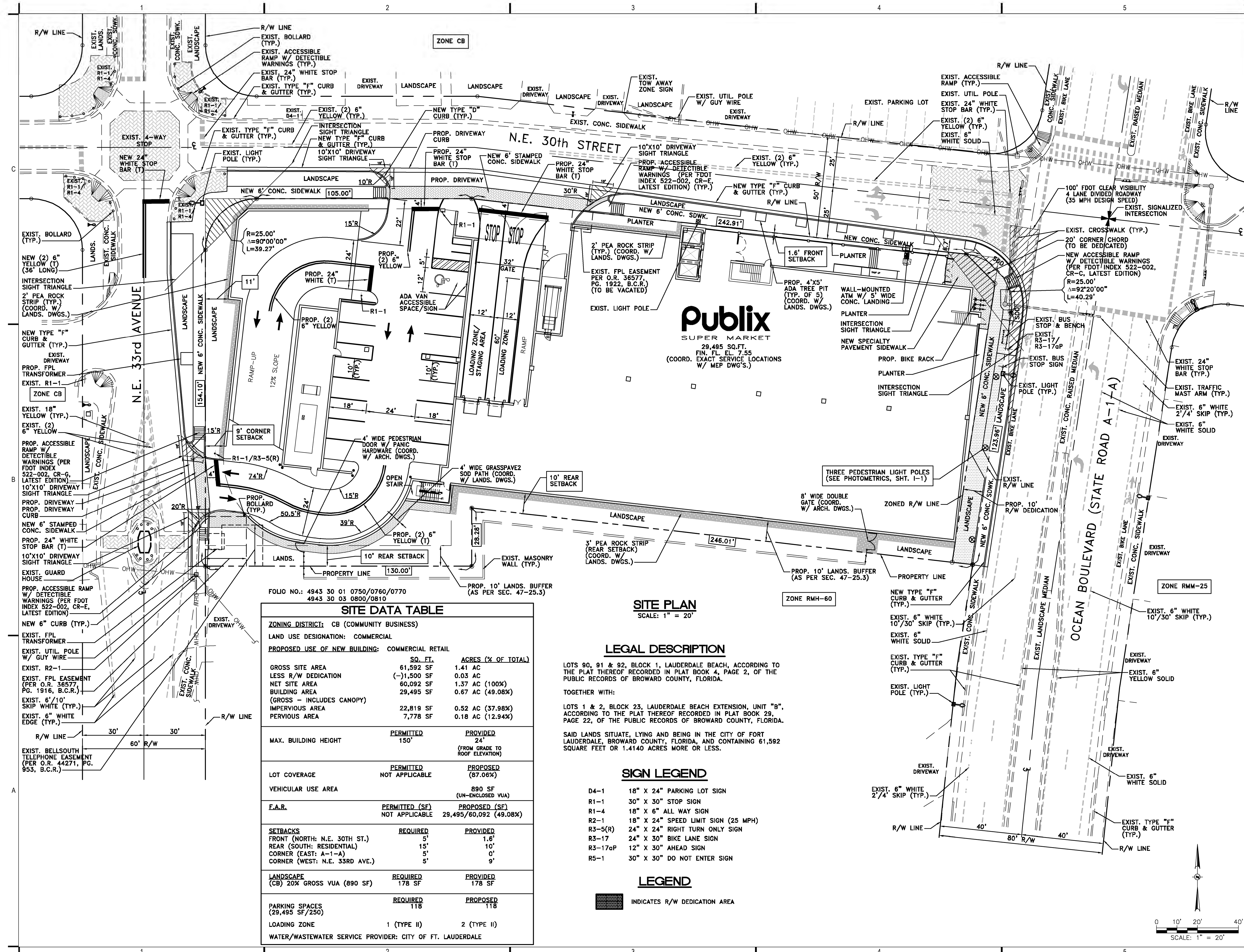
ISSUE:
NO. DATE REVISIONS BY
03/06/20 ADDRESS COMMENTS
05/18/20 ADDRESS COMMENTS

PROJECT INFORMATION:

PROJECT NUMBER: 20197040
DATE: 07-10-19
DRAWN BY: P.F.
CHECKED BY: N.H.O.
APPROVED BY: N.H.O.
SCALE: AS SHOWN

SHEET TITLE:
SITE PLAN AND NOTES

SHEET NUMBER:



Publix
SUPER MARKET
29,495 SQ.FT.
FIN. FL. EL. 7.55
(COORD. EXACT SERVICE LOCATIONS
W/ MEP DWG'S.)

FOLIO NO.: 4943 30 01 0750/0760/0770
4943 30 03 0800/0810

SITE DATA TABLE			
ZONING DISTRICT: CB (COMMUNITY BUSINESS)			
LAND USE DESIGNATION: COMMERCIAL			
PROPOSED USE OF NEW BUILDING: COMMERCIAL RETAIL			
	SO. FT.	ACRES (% OF TOTAL)	
GROSS SITE AREA	61,592 SF	1.41 AC	
LESS R/W DEDICATION	(-)1,500 SF	0.03 AC	
NET SITE AREA	60,092 SF	1.37 AC (100%)	
BUILDING AREA (GROSS - INCLUDES CANOPY)	29,495 SF	0.67 AC (49.08%)	
IMPERVIOUS AREA	22,819 SF	0.52 AC (37.98%)	
PERVIOUS AREA	7,778 SF	0.18 AC (12.94%)	
MAX. BUILDING HEIGHT	PERMITTED	PROVIDED	
	150'	24' (FROM GRADE TO ROOF ELEVATION)	
LOT COVERAGE	PERMITTED	PROPOSED	
	NOT APPLICABLE	(87.06%)	
VEHICULAR USE AREA	PERMITTED	PROVIDED	
	NOT APPLICABLE	890 SF (UN-ENCLOSED VUA)	
F.A.R.	PERMITTED (SF)	PROPOSED (SF)	
	NOT APPLICABLE	29,495/60,092 (49.08%)	
SETBACKS	REQUIRED	PROVIDED	
	FRONT (NORTH: N.E. 30TH ST.)	5'	1.6'
	REAR (SOUTH: RESIDENTIAL)	15'	10'
	CORNER (EAST: A-1-A)	5'	0'
	CORNER (WEST: N.E. 33RD AVE.)	5'	9'
LANDSCAPE (CB) 20% GROSS VUA (890 SF)	REQUIRED	PROVIDED	
	178 SF	178 SF	
PARKING SPACES (29,495 SF/250)	REQUIRED	PROPOSED	
	118	118	
LOADING ZONE	1 (TYPE II)	2 (TYPE II)	
WATER/WASTEWATER SERVICE PROVIDER: CITY OF FT. LAUDERDALE			

SITE PLAN
SCALE: 1" = 20'

LEGAL DESCRIPTION

LOTS 90, 91 & 92, BLOCK 1, LAUDERDALE BEACH, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 2, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

TOGETHER WITH:

LOTS 1 & 2, BLOCK 23, LAUDERDALE BEACH EXTENSION, UNIT "B", ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 29, PAGE 22, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF FT. LAUDERDALE, BROWARD COUNTY, FLORIDA, AND CONTAINING 61,592 SQUARE FEET OR 1.4140 ACRES MORE OR LESS.

- SIGN LEGEND**
- D4-1 18" X 24" PARKING LOT SIGN
 - R1-1 30" X 30" STOP SIGN
 - R1-4 18" X 6" ALL WAY SIGN
 - R2-1 18" X 24" SPEED LIMIT SIGN (25 MPH)
 - R3-5(R) 24" X 24" RIGHT TURN ONLY SIGN
 - R3-17 24" X 30" BIKE LANE SIGN
 - R3-17aP 12" X 30" AHEAD SIGN
 - R5-1 30" X 30" DO NOT ENTER SIGN

LEGEND

INDICATES R/W DEDICATION AREA

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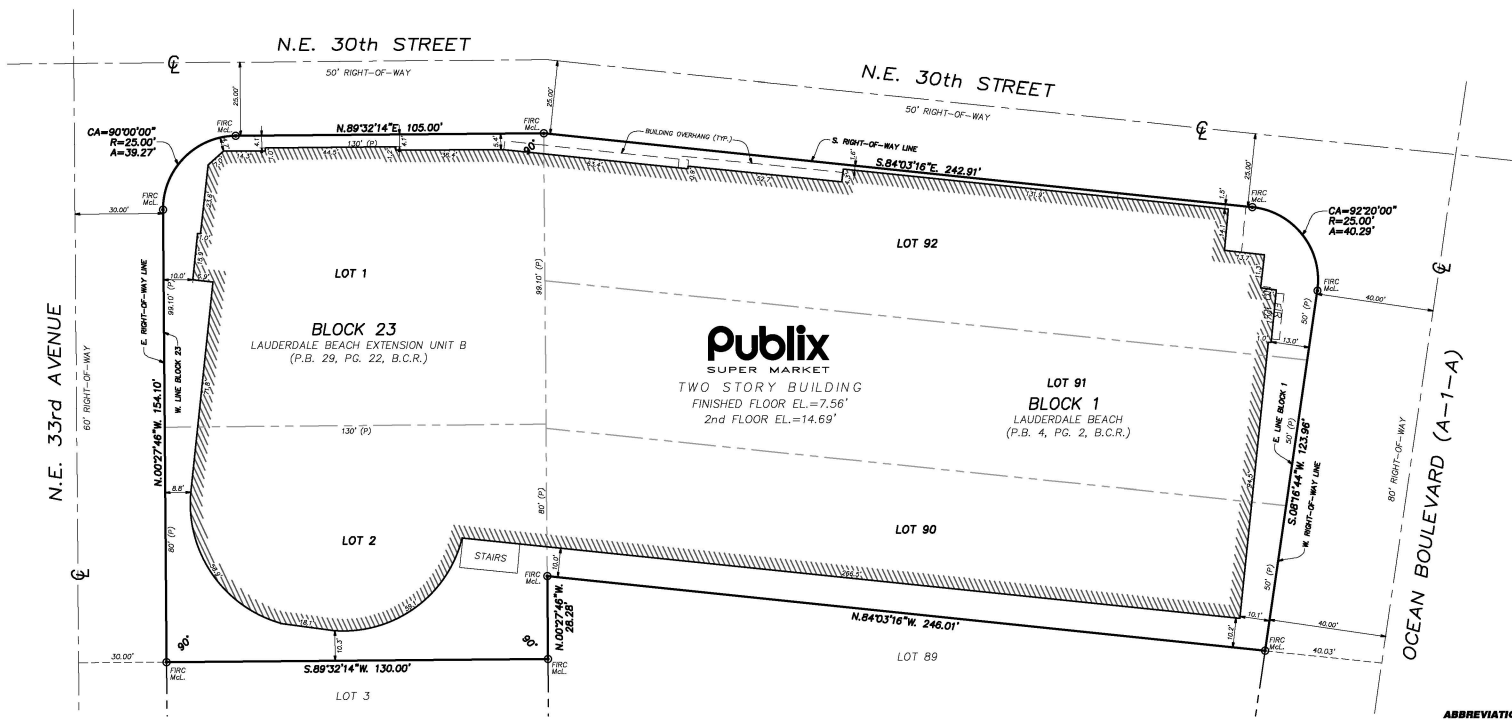
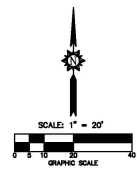
SKETCH OF BOUNDARY SURVEY

LEGAL DESCRIPTION:

LOTS 90, 91 & 92, BLOCK 23, LAUDERDALE BEACH, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK # 6, PAGE 2 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

TOGETHER WITH:

LOTS 1 & 2, BLOCK 23, LAUDERDALE BEACH EXTENSION UNIT B, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29, PAGE 22, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.



LOCATION MAP
NOT TO SCALE

SURVEY NOTES:

- THIS SKETCH OF BOUNDARY SURVEY WAS PREPARED IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR SURVEYING ESTABLISHED BY THE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 63-17, FLORIDA ADMINISTRATIVE CODES, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.
- THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL EMBOSSED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR AND MAPPER. IF THIS SURVEY HAS BEEN DELIVERED IN PORTABLE DOCUMENT FORMAT (PDF) AND DIGITALLY SIGNED AND SEALED, A VALID SERIAL NUMBER MUST BE PRESENT FOR THE SURVEY TO BE CONSIDERED VALID.
- THE LEGAL DESCRIPTION FOR THE PROPERTY SHOWN HEREON WAS PROVIDED BY THE CLIENT.
- A SEARCH OF THE PUBLIC RECORDS FOR OWNERSHIP, EASEMENTS, RIGHTS-OF-WAY, OR OTHER MATTERS OF RECORD WAS NOT PERFORMED BY STONER & ASSOCIATES, INC. THERE MAY BE ADDITIONAL INFORMATION RECORDED IN THE PUBLIC RECORDS THAT IS NOT SHOWN HEREON. FOR FURTHER INFORMATION, CONTACT A QUALIFIED TITLE COMPANY OR CONSULT THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
- THE PROPERTY SHOWN HEREON CONTAINS 1.41 ACRES (61,592 SQ. FT.), MORE OR LESS.
- THE BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING OF N.89°32'14"E, ALONG THE NORTH LINE OF LOT 1, BLOCK 23.
- THE ELEVATIONS SHOWN HEREON ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988 (N.A.V.D. 88), CITY OF FORT LAUDERDALE BENCHMARK # NE 1, ELEVATION = 3.74'
- THE PROPERTY SHOWN HEREON HAS THE FOLLOWING FLOOD ZONE DESIGNATION:
 - a. MFP COMMUNITY NAME & COMMUNITY NUMBER: CITY OF FORT LAUDERDALE 120105
 - b. COUNTY NAME: BROWARD COUNTY
 - c. STATE OF FLORIDA
 - d. MAP/PANEL NUMBER: 1201100386
 - e. FIRM INDEX DATE: JULY 31, 2024
 - f. FIRM PANEL EFFECTIVE/REMOVED DATE: JULY 31, 2024
 - g. FLOOD ZONE: AE, X
 - h. BASE FLOOD ELEVATION: 6 FEET
- THE FLOOD ZONE INFORMATION SHOWN HEREON IS BASED UPON THE CURRENT PUBLISHED FLOOD INSURANCE RATE MAP (FIRM) ON THE DATE THIS SURVEY WAS PREPARED. THE DATA CONTAINED IN THE FIRM MAP IS SUBJECT TO CHANGE WITHOUT NOTICE. THE FLOOD ZONE BOUNDARIES (WHEN SHOWN) ARE APPROXIMATE, BASED ON DIGITAL FIRM PANEL MAP IMAGE. FOR THE LATEST FLOOD ZONE INFORMATION CONSULT THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) OR YOUR LOCAL GOVERNMENTAL BUILDING DEPARTMENT.
- CERTAIN FEATURES ARE REPRESENTED BY THE SYMBOLS REPLICATED IN THIS MAP. THE LEGEND OF FEATURES MAY HAVE BEEN ENLARGED FOR CLARITY AND MAY NOT REPRESENT THE ACTUAL SHAPE OR SIZE OF THE FEATURE. THE SYMBOLS HAVE BEEN PLOTTED AT THE APPROXIMATE CENTER OF THE FEATURE BASED UPON THE FIELD LOCATION.

SURVEY NOTES:

- THIS SKETCH IS INTENDED TO BE DISPLAYED AT A HORIZONTAL SCALE OF 1 INCH = 20 FEET.
- THE HORIZONTAL ACCURACY FOR WELL DEFINED IMPROVEMENTS DEPICTED ON THIS SKETCH IS ONE-TENTH (0.1') 4) OF A FOOT, PLUS OR MINUS.
- TREES, HEDGES, GROUND COVER, AND OTHER LANDSCAPE FEATURES ARE NOT SHOWN HEREON, UNLESS OTHERWISE NOTED.
- IRRIGATION FEATURES, SUCH AS SPRINKLERS, ARE NOT SHOWN HEREON.
- FENCES AND WALL DIMENSIONS ARE APPROXIMATE. THE SURVEYOR DID NOT DETERMINE OWNERSHIP OF FENCES AND WALLS.
- SUBSURFACE FEATURES ARE NOT SHOWN HEREON. THIS SITE COULD HAVE UNDERGROUND INSTALLATIONS THAT ARE NOT SHOWN HEREON, BEFORE DESIGN, CONSTRUCTION, OR EXCAVATION CONTACT 811 AND/OR THE APPROPRIATE UTILITY COMPANIES FOR FIELD VERIFICATION OF UTILITIES.
- THE EXTERIOR BUILDING DIMENSIONS SHOWN HEREON REPRESENT THE OVERALL SIZE OF THE BUILDING (FOOTPRINT). SUBSURFACE BUILDING FOOTINGS AND SUPPORTS WERE NOT LOCATED. CERTAIN ARCHITECTURAL FEATURES MAY NOT BE SHOWN ON THE SURVEY. ROOF OVERHANGS ARE NOT SHOWN UNLESS OTHERWISE NOTED. BUILDING DIMENSIONS AND BUILDING SETBACKS ARE SHOWN RELATED TO THE NEAREST ONE-TENTH (0.1') OF A FOOT, BEFORE DESIGN OF IMPROVEMENTS CRITICAL DIMENSIONS SHOULD BE CONFIRMED.
- THE DIMENSIONS SHOWN HEREON ARE BASED UPON U.S. SURVEY FEET AND FRACTIONAL PARTS THEREOF.
- AREA COMPUTATIONS, WHEN SHOWN IN ACRES, ARE ROUNDED TO THE NEAREST ONE-HUNDREDTH OF AN ACRE, AND WHEN SHOWN IN SQUARE FEET ARE ROUNDED TO THE NEAREST SQUARE FOOT. THE AREA FIGURES SHOWN HEREON SHOULD NOT BE UTILIZED AS THE BASIS OF PURCHASE PRICE FOR A REAL ESTATE CLOSING, WITHOUT PRIOR VERIFICATION OF THE AREA FIGURES, IN WRITING FROM THE SIGNING SURVEYOR.
- THE SURVEYOR DID NOT ASPECT THIS PROPERTY FOR ENVIRONMENTAL HAZARDS.
- THE INFORMATION DEPICTED ON THIS SKETCH OF SURVEY REPRESENTS THE RESULTS OF A FIELD SURVEY ON THE DATE INDICATED ON THE BORDER OF THE DRAWING AND CAN ONLY BE CONSIDERED VALID FOR THIS DATE AND INDICATES THE GENERAL CONDITIONS EXISTING AT THE TIME OF THE FIELD SURVEY.
- THIS SKETCH OF SURVEY CANNOT BE RELIED UPON BY PERSONS OR ENTITIES OTHER THAN THOSE PERSONS OR ENTITIES CERTIFIED TO HEREON. ADDITIONS OR DELETIONS TO THIS SURVEY AND/OR REPORTS BY PEOPLE OR PERSONS OTHER THAN THE SIGNING PARTIES ARE PROHIBITED WITHOUT PRIOR WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
- THE INFORMATION CONTAINED IN THIS DOCUMENT WAS PREPARED BY STONER & ASSOCIATES, INC. (S&A). S&A HAS MADE REASONABLE ATTEMPTS TO ENSURE THE ACCURACY OF THIS DOCUMENT AND THE DATA REFLECTED HEREON. S&A CANNOT GUARANTEE THAT ALTERATIONS AND/OR MODIFICATIONS WILL NOT BE MADE TO THE DATA CONTAINED IN THIS DOCUMENT BY OTHERS AFTER IT LEAVES OUR POSSESSION. S&A MAKES NO WARRANTIES, EXPRESSED OR IMPLIED, CONCERNING THE ACCURACY OF THE INFORMATION CONTAINED IN THIS OR ANY DOCUMENT TRANSMITTED OR REVIEWED BY COMPUTER OR OTHER ELECTRONIC MEANS. CONTACT S&A TO ENSURE THE ACCURACY OF THE INFORMATION CONTAINED HEREON AND TO FURTHER ENSURE THAT ALTERATIONS AND/OR MODIFICATIONS HAVE NOT BEEN MADE.

ABBREVIATIONS

A	ARC LENGTH
B.C.R.	BROWARD COUNTY RECORDS
CA	CENTRAL ANGLE
CL	CENTER LINE
FND	FOUND NAIL & DISC
ID	IDENTIFICATION
FRD	FOUND DRILL HOLE
FRD	FOUND 5/8" IRON ROD
FRD	FOUND 5/8" IRON ROD AND CAP
LR	LICENSED BUSINESS
G.B.	OFFICIAL RECORDS BOOK
P.B.	PLAT BOOK
PS	PAGE
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
(M)	DATA BASED ON FIELD MEASUREMENTS
(S)	DATA BASED ON INFORMATION PER DEED
(P)	PER PLAT
(TR)	TYPICAL
EL	ELEVATION
FRD	FOUND 5/8" IRON ROD & CAP
ML	MELANURIN

CERTIFIED TO:

FOR CONSTRUCTION, INC.

SURVEYOR'S CERTIFICATE:

THIS IS TO CERTIFY THAT THIS SKETCH OF BOUNDARY SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND IS ACCURATE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS SKETCH MEETS THE STANDARDS OF PRACTICE ESTABLISHED BY THE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, CHAPTER 63-17, FLORIDA ADMINISTRATIVE CODES, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

DATE OF SIGNATURE: 10.29.2024

James D. Stoner
Professional Surveyor
No. 4039

JAMES D. STONER
PROFESSIONAL SURVEYOR AND MAPPER NO. 4039
STATE OF FLORIDA
STONER AND ASSOCIATES, INC. L.B. 6633
jstoner@stonersurveyors.com

NO.	REVISION
1	FOUNDATION SURVEY
DATE	10/29/24
BY	ML

STONER & ASSOCIATES, INC.
www.stonersurveyors.com
LICENSED PROFESSIONAL SURVEYOR
LICENSED BUSINESS
2985 NORTH OCEAN BOULEVARD
FT. LAUDERDALE, FLORIDA 33308
4341 S.W. 62ND AVENUE, DAVIDE, FLORIDA 33314

SKETCH OF BOUNDARY SURVEY
PLAT 1818
FT. LAUDERDALE
2985 NORTH OCEAN BOULEVARD
FT. LAUDERDALE BEACH, FLORIDA 33308

DATE OF SURVEY	10/29/24
NAME	JML
PROJECT	CONSTRUCTION
BOOK/PANEL NO.	
SCALE	1"=20'
DATE COLLECTOR	

SEAL

PROJECT
22-9491

SHEET NO.
1 OF 1

VANTAGE VIEW, INC.
2841 N. Ocean Boulevard
Fort Lauderdale, FL 33308

June 1, 2025

Chair and Board Members
Board of Adjustment
700 NW 19th Avenue
Fort Lauderdale, FL 33311
c/o Chakila Crawford, Board Liaison

**Re: LETTER IN SUPPORT – Publix Super Market – 2985 N. Ocean Boulevard,
Fort Lauderdale Beach**

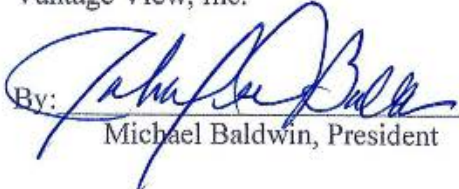
Ladies and Gentlemen:

I am the President of the Board of Directors of Vantage View, Inc., a Florida Not For Profit Corporation condominium located at 2841 N. Ocean Boulevard in Fort Lauderdale ("Vantage View"), and the neighbor immediately to the south of the new Publix Super Market. Vantage View is writing this letter in full support of Publix's request to waive the requirement to construct a five (5) foot high wall on its southern property line. Vantage View is the adjacent property owner and maintains a parking garage wall and fence only five (5) feet from where the wall is required to be constructed. Vantage View does not want another wall constructed in such a narrow, condensed area and fully supports the variance to waive the wall requirement.

Vantage View met with Publix's developer representative, reviewed the proposed plans and feels that the variance is warranted. Publix has cleaned up and planted beautiful landscaping in this section, which will grow taller than a five foot wall. This green, open space area creates a safe and natural buffer between the properties.

Sincerely,

Vantage View, Inc.

By: 
Michael Baldwin, President

cc: Randy Holihan
Vantage View Board of Directors