

City of Pompano Beach
Department of Development Services
Planning & Zoning Division

P&Z#: 19-1400010

100 W. Atlantic Blvd Pompano Beach, FL 33060
Phone: 954.786.4634 Fax: 954.786.4666

Plat Application

Plat Review

Plat Application

| | | |
|---|---|-----------------------------|
| Street Address: 1621 South Dixie Highway | Folio Number: 494211000170, 494211000180, 494211000190 | Zoning District: B-3 |
| Subdivision: Acreage in 11-49-42 | Block: | Lot: |
| Applicant's interest in property (Owner, Lessee, Etc): Consultant | | |
| Have any previous applications been filed? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | If Yes, give date of hearing and finding: | |
| Project Name: Aviara East Pompano | Acreage: 5.129 | |

| Applicant | Landowner (Owner of Record) |
|---|--|
| Business Name (if applicable): Keith and Associates, Inc. | Business Name (if applicable): 1621 S Dixie Hwy, LLC |
| Print Name and Title: Mike Vonder Meulen | Print Name and Title: Maher Hanna |
| Signature: | Signature: |
| Date: 5/9/19 | Date: 5/6/19 |
| Street Address: 301 East Atlantic Blvd. | Street Address: 1181 S. Rogers Circle # 28 |
| Mailing Address City/ State/ Zip: Pompano Beach, FL 33060 | Mailing Address City/ State/ Zip: Boca Raton, FL 33487 |
| Phone Number: 954-788-3400 | Phone Number: 561-923-8385 |
| Email: mvondermeulen@keithteam.com | Email: maher@mag-properties.com |
| Email of ePlan agent (if different): mamodio@keithteam.com | |



Owner Affidavit / Letter of Authorization

City of Pompano Beach
Department of Development Services
100 W. Atlantic Blvd.
Pompano Beach, FL 33060

RE: 1621 S Dixie Hwy, LLC
1181 S. Rogers Circle #28
Boca Raton, FL 33487
Folio: 494211000170,494211000180,494211000190
To Whom It May Concern;
State of Florida
County of Broward

I, MAHER HANNA, am the authorized agent of **1621 S Dixie Hwy, LLC**, the owner of property located at 1621 South Dixie Highway, Pompano Beach, FL 33060 and described in the legal description.

A portion of the north one-half (n 1/2) of the north one-half (N 1/2) of the northeast one-quarter (ne 1/4) of the northwest one-quarter (NW 1/4) of section 11, township 49 south, range 42 east, Broward county, Florida

Said land is situated in the City of Pompano Beach, Broward County, Florida.

We hereby authorize **Pasquale Kuritzky Architecture, Inc. and Keith & Associates, Inc.**, to act on our behalf to submit all necessary applications for entitlement and development related issues.

Signature of owner/agent

Print Name

[Signature] MAHER HANNA

Sworn and subscribed to before me this 6th day of May, 2019

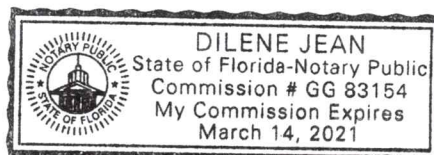
He/she is personally known to me or

Has presented as identification.

Signature of Notary Public

[Signature]

Print Name



DRC

PZ19-14000010
06/19/19

2019 FLORIDA LIMITED LIABILITY COMPANY ANNUAL REPORT

DOCUMENT# L17000256288

Entity Name: 1621 S DIXIE HWY LLC

Current Principal Place of Business:

1181 S. ROGERS CIRCLE
#28
BOCA RATON, FL 33487

Current Mailing Address:

1181 S. ROGERS CIRCLE
#28
BOCA RATON, FL 33487

FEI Number: 82-3726637

Certificate of Status Desired: No

Name and Address of Current Registered Agent:

HANNA, MAHER
1181 S. ROGERS CIRCLE
#28
BOCA RATON, FL 33487 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

SIGNATURE:

Electronic Signature of Registered Agent

Date

Authorized Person(s) Detail :

Title AMBR
Name AVIARA FLORIDA, INC.
Address 1181 S. ROGERS CIRCLE, #28
City-State-Zip: BOCA RATON FL 33487

Title AMBR
Name MAG REAL ESTATE & DEVELOPMENT
INC.
Address 1181 S. ROGERS CIRCLE, #28
City-State-Zip: BOCA RATON FL 33487

Title AMBR
Name JMF INVESTMENT GROUP, INC.
Address 1181 S. ROGERS CIRCLE, #28
City-State-Zip: BOCA RATON FL 33487

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 605, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: MAHER HANNA

REGISTERED AGENT

04/01/2019

Electronic Signature of Signing Authorized Person(s) Detail

Date

DRC

PZ19-14000010

06/19/19