



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

100 W. Atlantic Blvd Pompano Beach, FL 33060
Phone: 954.786.4679 Fax: 954.786.4666

Plat Application

155.2303. APPLICATION SUBMITTAL AND ACCEPTANCE

A. AUTHORITY TO SUBMIT APPLICATIONS

1. Unless expressly stated otherwise in this Code, applications for a development permit reviewed under this Code shall be submitted by:
 - a. The owner, contract purchaser, or any other person having a recognized property interest in the land on which development is proposed; or
 - b. A person authorized to submit the application on behalf of the owner, contract purchaser, or other person having a recognized property interest in the land, as evidenced by a letter or document signed by such owner, contract purchaser, or other person.
2. If there are multiple owners, contract purchasers, or other persons authorized to submit the application, all such persons shall sign the application or a letter or document consenting to the application.

By signing below, I acknowledge that development applications must have a determination by the governing municipality of approved, approved with conditions, or denied within 120 days from a complete submittal for projects that do not require final action through a quasi-judicial hearing or a public meeting and within 180 days from a complete submittal for projects that do require final action through a quasi-judicial hearing or a public meeting per FL Stat § 166.033 and the Pompano Beach Code Section 155.2303.F.3. It is the responsibility of the applicant to receive all final Development Orders and receive this determination within the allotted timeframe. If the applicant fails to resubmit an application within 30 calendar days after being first notified of deficiencies of the submittal, the application shall be considered withdrawn and a \$100 non-refundable administrative fee will apply (155.2303.F.2.b). Additionally, if all required approvals are not received within the allotted timeframe the application will automatically be denied unless both the City and the applicant agree to an extension of time (155.2303.I).

OWNERS CERTIFICATE

This is to certify that I am the owner of the subject lands described in this **PLAT APPLICATION** and that I have authorized the filing of the aforesaid application.

Owner's Name: CELU DEVELOPMENTS LLC
(Print or Type)

Address: 650 S FEDERAL HIGHWAY
HOLLYWOOD, FL 33020
(Zip Code)

Phone: 786-838-7310

Email address: pablofw@wilferz.com



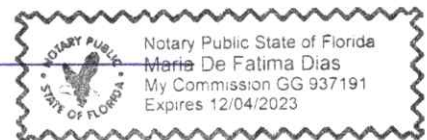
(Signature of Owner or Authorized Official)

SWORN AND SUBSCRIBED before me this 29 day of April, 2022 by means of
☒ physical presence or ☐ online notarization.

NOTARY PUBLIC, STATE OF FLORIDA

Maria De Fatima Dias

(Name of Notary Public: Print, stamp, or Type as Commissioned.)



☐ Personally know to me, or
☒ Produced identification: FDL

(Type of Identification Produced)

DRC

PZ22-14000007
8/3/2022



Florida's Warmest Welcome

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P&Z#: 22-1400007

Plat Application

Plat Review

Plat Application		
Street Address: W MCNAB RD	Folio Number: 494203000521	Zoning District: I-1
Subdivision: SECTION 3 UNPLATTED	Block: NA	Lot: NA
Have any previous applications been filed for this property? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		
If Yes, provide the associated Project Number(s): NA (Site Plan/ Rezoning/ Abandonment, etc.)		
Project Name: WILFERZ PLAT	Acreage: 1.32	Units: 0

Applicant	Landowner (Owner of Record)
Business Name (if applicable): PLANW3ST LLC	Business Name (if applicable): CELU DEVELOPMENTS LLC
Print Name and Title: PAOLA A. WEST, CEO	Print Name and Title: PABLO J. FERNANDEZ, TITLE MANAGER
Signature: 	Signature: 
Date: 4/29/2022	Date: 04/29/2022
Street Address: 10152 INDIANTOWN RD, #159	Street Address: 650 S FEDERAL HIGHWAY
Mailing Address City/ State/ Zip: JUPITER, FL 33478	Mailing Address City/ State/ Zip: HOLLYWOOD, FL 33020
Phone Number: 954-529-9417	Phone Number: 786-838-7310
Email: pwest@planw3st.com	Email: pablofw@wilferz.com
Email of ePlan agent (if different): pwest@planw3st.com	

