

Marine Construction License # 92-1317
South Florida Dock & Seawall Inc.
961 Monticello ave.
Davie FL. 33325
Off. (954) 581-8889 or Cell (954) 444-6706

November 7, 2024

City of Pompano Beach Department of Development Services (Planning & Zoning Division)
Zoning Board of Appeals
Att: To whom it may concern
100 W. Atlantic Blvd.
Pompano Beach FL. 33060

To whom it may concern:

This letter is in response to the review standards referenced A-H. A) There are extraordinary conditions at this location as the area where the dock is located is very shallow. B) The conditions are not due to the actions of the property owner. C) Because of the extraordinary conditions at this location the dock needs to be installed farther into the waterway in the same way as the other docks along this shoreline to get proper water depth for mooring a boat as it is very shallow at this location. D) This will not give this property owner special privilege as the other docks along this shoreline are constructed in the same way and location as we are requesting. E) The variance that we are requesting is the minimum necessary to be able to moor a boat and would be constructed in the same distance into the waterway as the adjacent docks along this shoreline. F) This variance is in harmony with the general purpose and intent of this code and preserves its spirit. G) The variance would not adversely affect the health or safety of persons residing or working in the neighborhood, be injurious to property or improvements in the neighborhood, or otherwise be detrimental to the public welfare. H) The variance is consistent with the comprehensive plan. I understand everyone along this shoreline has had to apply for a variance to replace their docks & all have been approved thru variance because of the depth of water along this shoreline and the fact that there is rock along this shoreline instead of a seawall. We will be using the 2023 permit from Broward county. We are looking for relief for this project under section 151.03 & 151.08 of the code. If you have any questions feel free to contact me with any questions.

Thank You Joseph Harper
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Cell: (954) 444-6706

Signature: _____