



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

P&Z#: 22-12000015

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

Development Application

Development Review (Check all that apply)

Site Plan		Building Design	
<input checked="" type="checkbox"/> Minor	<input type="checkbox"/> Major	<input type="checkbox"/> Applicable (AAC Required)	<input type="checkbox"/> Not Applicable
Street Address: 3232 NE 12 STREET POMPANO BEACH, 33062		Folio Number: 484330010630	Zoning District: RM-20
Subdivision: POMPANO BY THE SEA RESUB 1-22 B		Block: 7	Lot: 28,29
Date of Pre-Application Meeting (Required for Major Site Plan): N/A			

Site Data		
Project Name: 12th STREET 5-UNIT TOWNHOMES		
Acres*: 0.27	Number of units (Residential): 5	Total square feet of the building* (Non-Residential):



*Minimum of one acre. Acres should be rounded to the nearest tenth. Square feet for non-residential developments should be rounded to the nearest thousand.

Owner's Representative or Agent	Landowner (Owner of Record)
Business Name (if applicable): THE BENEDICT BULLOCK GROUP PA	Business Name (if applicable): A&R POMPANO REALTORS LLC
Print Name and Title: THOMAS BENEDICT - ARCHITECT	Print Name and Title: ALEXANDER MUSHEYEV - OWNER
Signature:	Signature:
Date: 4/26/22	Date: 04/21/2022
Street Address: 1525 NW 3RD ST SUITE 1	Street Address: 906N RIVERSIDE DR, APT 9
Mailing Address City/ State/ Zip: DEERFIELD BEACH FL 33442	Mailing Address City/ State/ Zip: POMPANO BEACH, FL 33062
Phone Number: 954-570-9500	Phone Number: (917)444-0458
Email: TOM@TBBG.NET	Email: alex.musheyev@googlemail.com
Email of ePlan agent (if different): IGOR@TBBG.NET	

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OWNER'S CERTIFICATE

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

By signing below, I agree that if the proposed development is found not in compliance with the applicable standards and minimum requirements of this Code then no building permit will be issued until those conditions the Development Services Director finds reasonably necessary to ensure compliance are met.

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).



Owner's Name: Alexander Musheyev
(Print or Type)

Address: 3232 NE 12 STREET POMPANO BEACH
FLORIDA 33062
(Zip Code)

Phone: 917-444-0458

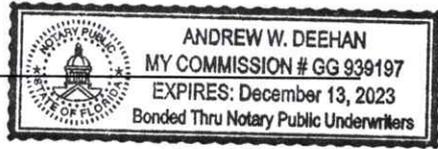
Email address: ALEX.MUSHEYEV@GMAIL.COM

[Signature]
(Signature of Owner or Authorized Official)

SWORN AND SUBSCRIBED before me this 20 day of APRIL, 2022 by means of
 physical presence or online notarization.

[Signature]
NOTARY PUBLIC, STATE OF FLORIDA

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



Personally know to me, or
 Produced identification: DRIVER LICENSE
(Type of Identification Produced)

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**Acknowledgement receipt of the Florida
NPDES Stormwater Permitting Program
for Construction Activity**

I ALEXANDER MUSHEYEV am the OWNER of the proposed application for
(Print Name) (Title)

Development approval and authorized to sign on behalf of the owner. I hereby acknowledged that I have been given a copy of the Florida National Pollutant Discharge Elimination System (NPDES) Permitting Program for construction activity.



Signature: 
Date: 04/21/2022

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10/5/2022

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