



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

P&Z#: \_\_\_\_\_

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

## Pre-Application Meeting

### Development Review (check one)

| Site Plan   |  |                  |
|---|--|------------------|
| <input type="checkbox"/> Minor (Pre-Application Meeting - Optional)                                 | <input checked="" type="checkbox"/> Major (Pre-Application Meeting - Required) |                  |
| Street Address:<br><u>NW 31 Avenue</u>  | Folio Number:<br><u>4842-33-00-0328</u>  | Zoning District: |
| Subdivision:  | Block:   | Lot:             |
| Representative or Agent's interest in property (Owner, Lessee, Etc): <u>Aldo Disorbo, Purchaser</u> |  |                  |
| Date of Pre-Application Meeting Requested: <u>03/21/2022</u>  |  |                  |
| Has a previous application been filed? <u>NO</u>  |  |                  |
| Project Name: <u>Travelodge Hotel</u>   |  |                  |

| Owner's Representative or Agent   | Landowner (Owner of Record)  |
|---|--|
| Business Name (if applicable):<br><u>VADI Financing, LLC.</u>           | Business Name (if applicable):<br><u>Pompano Beach Hospitality LLC</u> |
| Print Name and Title:<br><u>Aldo Disorbo, MGR</u>                       | Print Name and Title:<br><u>RAJIV PARMAR (General Manager)</u>         |
| Signature:<br>  | Signature:<br>   |
| Date:<br><u>03/14/2022</u>  | Date:<br><u>3/14/22</u>  |
| Street Address:<br><u>1441 SW 29 Avenue</u>                             | Street Address:<br><u>7235 HW 60th Ln</u>                              |
| Mailing Address City/ State/ Zip:<br><u>Pompano Bch, FL 33069</u>       | Mailing Address City/ State/ Zip:<br><u>Parkland FL 33067</u>          |
| Phone Number:<br><u>954-849-8575</u>                                    | Phone Number:<br><u>305 793 0357</u>                                   |
| Email:<br><u>ALC MOVING COST.COM</u>                                    | Email:<br><u>RAJIV.PARMAR@gmail.com</u>                                |
| Email of ePR agent (if different): <u>ALCAPELLINI@CRAINATLANTIS.COM</u> |  |

ALCAPELLINI TEL, 954-520-0476

954-917-0411

P&Z





**MARTY KIARD**  
**BROWARD**  
 COUNTY  
 PROPERTY APPRAISER

|                        |   |         |                 |
|------------------------|---|---------|-----------------|
| Site Address           | NW 31 AVENUE, POMPANO BEACH FL 33069  | ID #    | 4842 33 00 0328 |
| Property Owner         | POMPANO BEACH HOSPITALITY LLC   | Millage | 1512            |
| Mailing Address        | 7235 NW 60 LN PARKLAND FL 33067   | Use     | 10              |
| Abbr Legal Description | 33-48-42 THAT PT OF NW1/4 OF NW1/4 AS DESC IN OR 3413/516 LESS P/P/A MOTEL 6-POMPANO BEACH 112-27 B & LESS POR DESC IN OR 16308/161 |         |                 |

The just values displayed below were set in compliance with Sec. 193.011, Fla. Stat., and include a reduction for costs of sale and other adjustments required by Sec. 193.011(8).

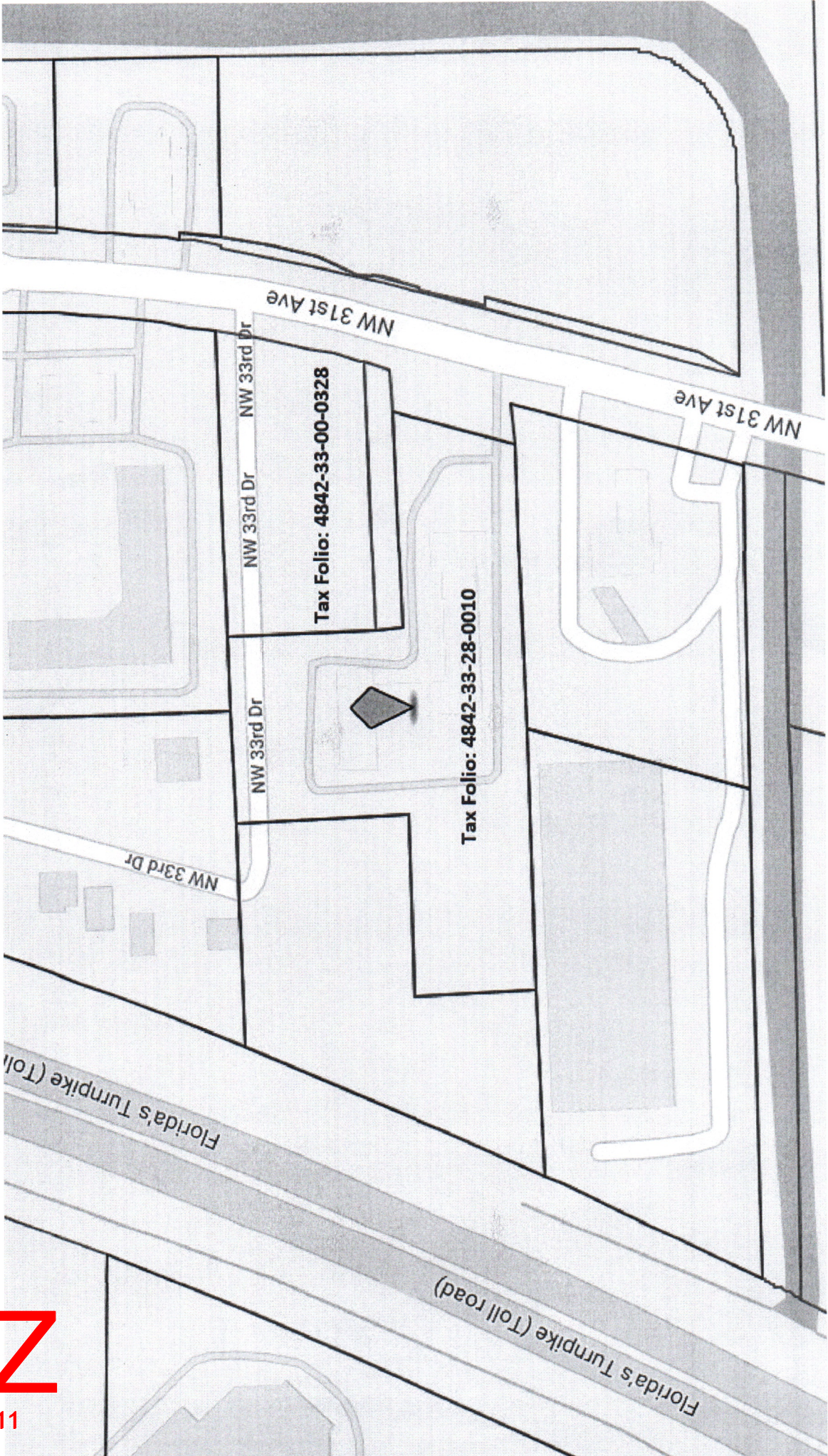
| 2022 values are considered "working values" and are subject to change. |           |                        |                     |                      |             |      |
|--|-----------|------------------------|---------------------|----------------------|-------------|------|
| Property Assessment Values   |           |                        |                     |                      |             |      |
| Year   | Land      | Building / Improvement | Just / Market Value | Assessed / SOH Value | Tax         |      |
| 2022*  | \$639,360 |                        | \$639,360           | \$599,550            |             |      |
| 2021   | \$639,360 |                        | \$639,360           | \$545,050            | \$11,899.61 |      |
| 2020   | \$495,500 |                        | \$495,500           | \$495,500            | \$10,093.77 |      |
| 2022* Exemptions and Taxable Values by Taxing Authority                |           |                        |                     |                      |             |      |
|  | County    | School Board           | Municipal           | Independent          |             |      |
| Just Value   | \$639,360 | \$639,360              | \$639,360           | \$639,360            |             |      |
| Portability  | 0         | 0                      | 0                   | 0                    |             |      |
| Assessed/SOH   | \$599,550 | \$639,360              | \$599,550           | \$599,550            |             |      |
| Homestead  | 0         | 0                      | 0                   | 0                    |             |      |
| Add. Homestead   | 0         | 0                      | 0                   | 0                    |             |      |
| Wid/Vet/Dis  | 0         | 0                      | 0                   | 0                    |             |      |
| Senior   | 0         | 0                      | 0                   | 0                    |             |      |
| Exempt Type  | 0         | 0                      | 0                   | 0                    |             |      |
| Taxable  | \$599,550 | \$639,360              | \$599,550           | \$599,550            |             |      |
| Sales History  |           |                        |                     | Land Calculations    |             |      |
| Date   | Type      | Price                  | Book/Page or CIN    | Price                | Factor      | Type |
| 6/27/2019  | SW*-E     | \$521,600              | 115904102           | \$10.00              | 63,936      | SF   |
| 7/26/1986  | D*        |                        | 13735 / 638         |                      |             |      |
| 4/14/1979  | WD*       | \$70,000               | 8415 / 454          |                      |             |      |
| 4/25/1977  | QC*       | \$100                  | 7025 / 300          |                      |             |      |
| 6/20/1966  | D*        | \$20,000               | 3249 / 835          | Adj. Bldg. S.F.      |             |      |

\* Denotes Multi-Parcel Sale (See Deed)

| Special Assessments |      |       |       |      |      |       |       |      |
|---------------------|------|-------|-------|------|------|-------|-------|------|
| Fire                | Garb | Light | Drain | Impr | Safe | Storm | Clean | Misc |
| 15                  |      |       | 3A    |      |      |       |       |      |
| L                   |      |       | 3A    |      |      |       |       |      |
| 1                   |      |       |       |      |      |       |       |      |

**P&Z**





NW 31st Ave

NW 31st Ave

NW 33rd Dr

NW 33rd Dr

NW 33rd Dr

Florida's Turnpike (Toll road)

Florida's Turnpike (Toll road)

Tax Folio: 4842-33-00-0328

Tax Folio: 4842-33-28-0010

P&Z

PZ22-13000011

10/562022





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

P&Z#: \_\_\_\_\_

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

Pre-Application Meeting

Development Review (check one)

| Site Plan  |  |                  |
|--|--|------------------|
| <input type="checkbox"/> Minor (Pre-Application Meeting - Optional)                          | <input checked="" type="checkbox"/> Major (Pre-Application Meeting - Required) |                  |
| Street Address:  | Folio Number:  | Zoning District: |
| 1201 NW 31 Avenue  | 4842-33-28-0010  |                  |
| Subdivision:   | Block:   | Lot:             |
|  |  |                  |
| Representative or Agent's interest in property (Owner, Lessee, Etc): Aldo Disorbo, Purchaser |  |                  |
| Date of Pre-Application Meeting Requested: 03/21/2022  |  |                  |
| Has a previous application been filed? NO  |  |                  |
| Project Name: Travelodge Hotel   |  |                  |

| Owner's Representative or Agent                                    | Landowner (Owner of Record)                                     |
|--|---|
| Business Name (if applicable):<br>VADI Financing, Inc.             | Business Name (if applicable):<br>Pompano Beach Hospitality LLC |
| Print Name and Title:<br>Aldo Disorbo, MGR                         | Print Name and Title:<br>RAJIV PARMAR (General Manager)         |
| Signature:<br>   | Signature:<br>  |
| Date:<br>03/14/2022  | Date:<br>3/14/22  |
| Street Address:<br>1441 SW 29 Avenue                               | Street Address:<br>7235 HW 60th Ln                              |
| Mailing Address City/ State/ Zip:<br>Pompano Bch, FL 33069         | Mailing Address City/ State/ Zip:<br>Parkland FL 33067          |
| Phone Number:<br>954-849-8575                                      | Phone Number:<br>305 793 0357                                   |
| Email:<br>AL@MOVINGCOST.COM  | Email:<br>RAJIV.PARMAR@gmail.com                                |
| Email of ePrin agent (if different): ACAPPELLINI@CRAINATLANTIS.COM |   |

AL CAPELLINI TEL. 954-520-0476

954 917-0411 Page 2 of 4





**MARTY KIARD**  
**BROWARD**  
 COUNTY  
 PROPERTY APPRAISER

|                        |   |         |                 |
|------------------------|---|---------|-----------------|
| Site Address           | 1201 NW 31 AVENUE, POMPANO BEACH FL 33069 | ID #    | 4842 33 28 0010 |
| Property Owner         | POMPANO BEACH HOSPITALITY LLC             | Millage | 1512            |
| Mailing Address        | 7235 NW 60 LN PARKLAND FL 33067           | Use     | 39              |
| Abbr Legal Description | MOTEL 6 POMPANO BEACH 112-27 B PARCEL A   |         |                 |

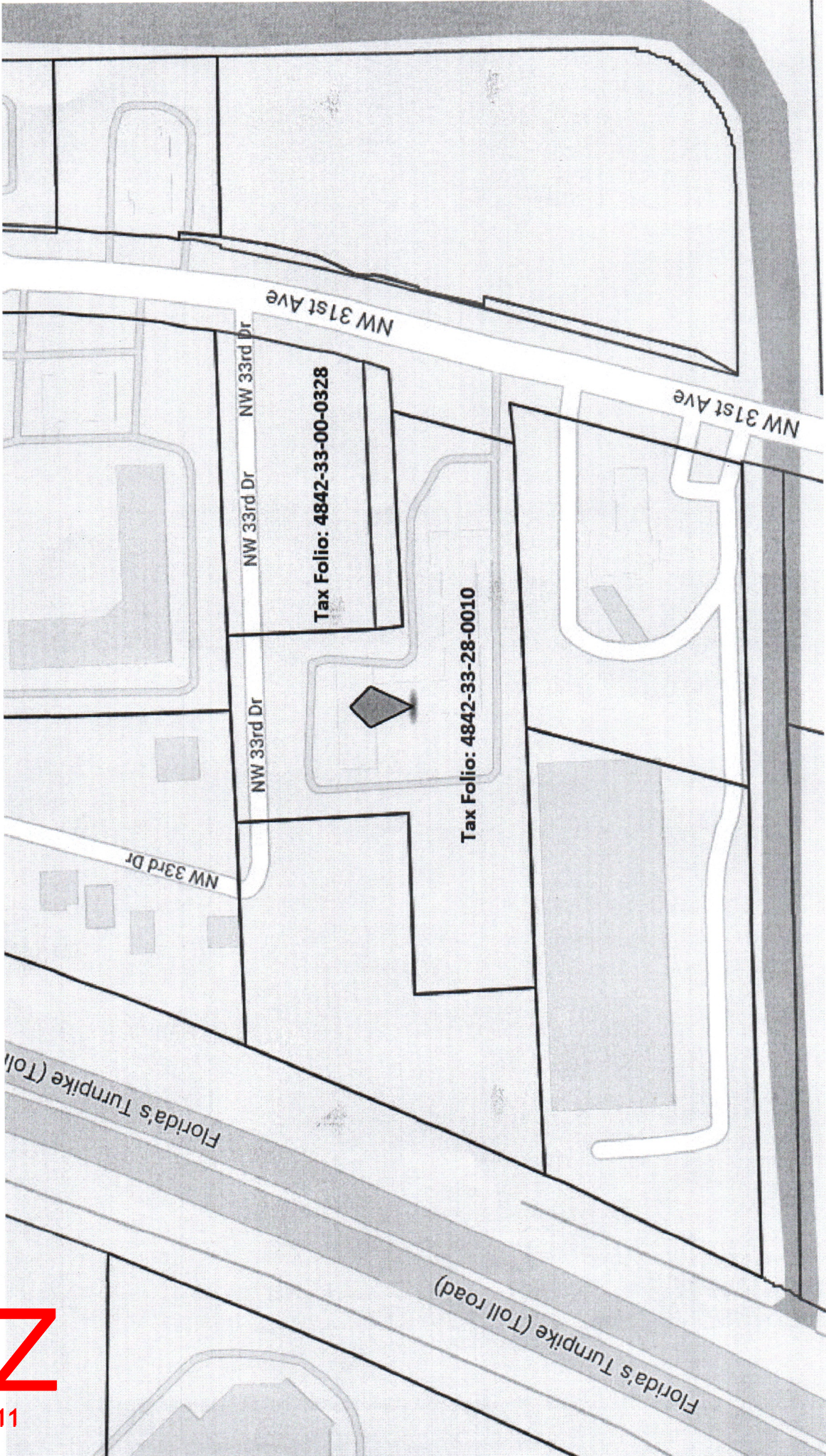
The just values displayed below were set in compliance with Sec. 193.011, Fla. Stat., and include a reduction for costs of sale and other adjustments required by Sec. 193.011(8).

|   |             |                        |                     |                                 |              |       |       |      |
|---|-------------|------------------------|---------------------|---------------------------------|--------------|-------|-------|------|
| 2022 values are considered "working values" and are subject to change |             |                        |                     |                                 |              |       |       |      |
| Property Assessment Values  |             |                        |                     |                                 |              |       |       |      |
| Year  | Land        | Building / Improvement | Just / Market Value | Assessed / SOH Value            | Tax          |       |       |      |
| 2022*   | \$1,061,820 | \$3,701,670            | \$4,763,490         | \$4,763,490                     |              |       |       |      |
| 2021  | \$1,061,820 | \$3,701,670            | \$4,763,490         | \$4,763,490                     | \$109,146.92 |       |       |      |
| 2020  | \$1,061,820 | \$4,238,180            | \$5,300,000         | \$5,300,000                     | \$118,441.75 |       |       |      |
| 2022* Exemptions and Taxable Values by Taxing Authority               |             |                        |                     |                                 |              |       |       |      |
|   | County      | School Board           | Municipal           | Independent                     |              |       |       |      |
| Just Value  | \$4,763,490 | \$4,763,490            | \$4,763,490         | \$4,763,490                     |              |       |       |      |
| Portability   | 0           | 0                      | 0                   | 0                               |              |       |       |      |
| Assessed/SOH  | \$4,763,490 | \$4,763,490            | \$4,763,490         | \$4,763,490                     |              |       |       |      |
| Homestead   | 0           | 0                      | 0                   | 0                               |              |       |       |      |
| Add. Homestead  | 0           | 0                      | 0                   | 0                               |              |       |       |      |
| Wid/Vet/Dis   | 0           | 0                      | 0                   | 0                               |              |       |       |      |
| Senior  | 0           | 0                      | 0                   | 0                               |              |       |       |      |
| Exempt Type   | 0           | 0                      | 0                   | 0                               |              |       |       |      |
| Taxable   | \$4,763,490 | \$4,763,490            | \$4,763,490         | \$4,763,490                     |              |       |       |      |
| Sales History   |             |                        |                     | Land Calculations               |              |       |       |      |
| Date  | Type        | Price                  | Book/Page or CIN    | Price                           | Factor       | Type  |       |      |
| 6/27/2019   | SWD-E       | \$5,828,500            | 115904104           | \$7.00                          | 151,689      | SF    |       |      |
| 9/22/2012   | D*-T        | \$100                  | 49286 / 1952        |                                 |              |       |       |      |
| 8/27/2012   | WD-D        | \$215,900              | 49052 / 1110        |                                 |              |       |       |      |
| 8/27/2012   | WD-D        | \$1,859,100            | 49052 / 1106        |                                 |              |       |       |      |
| 4/30/1998   | WD          | \$16,300               | 28321 / 594         | Adj. Bldg. S.F. (Card, Sketch)  |              | 33363 |       |      |
|   |             |                        |                     | Units                           |              | 126   |       |      |
|   |             |                        |                     | Eff./Act. Year Built: 1983/1982 |              |       |       |      |
| Special Assessments   |             |                        |                     |                                 |              |       |       |      |
| Fire  | Garb        | Light                  | Drain               | Impr                            | Safe         | Storm | Clean | Misc |
| 15  |             |                        | 3A                  |                                 |              |       |       |      |
| C   |             |                        | 3A                  |                                 |              |       |       |      |
| 33363   |             |                        |                     |                                 |              |       |       |      |

\* Denotes Multi-Parcel Sale (See Deed)

**P&Z**





**P&Z**

PZ22-13000011  
10/562022