



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

P&Z#: 22-17000015

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

Development Application

Project Type: Special Exceptions

Submission #: SPEX-2022-21

Site Data			
Project Name:	New Scooter Store Building	Size of property:	6503.0
Street Address:	620 E Sample Rd	Number of units (Residential):	
Folio Number(s):	4842 24 02 0230	Total square feet of the building* (Non-Residential):	2755.0
Project Narrative:	The owner of the site is proposing to build a new moped sales building for the address stated above. The following is the project narrative with specifics, including a full description of the proposed development. The existing onsite structure shall be demolished and debris removed. Grading shall be performed, and a CMU block structure will be built. The site shall include six (6) asphalt parking spaces with the remaining drive aisle to be composed of permeable pavers. The proposed site shall include a fence that encompasses the three (3) boundaries of the property. Utilities shall be provided using existing underground systems.		

Applicant		Landowner (Name of Project)	
Name:	Peter Markarian	Business Name (if applicable):	MX Mud Cleaners LLC
Title:	Project Engineer	Print Name:	Mario Andreoli
Street Address:	1193 W Newport Center Drive	Street Address:	750 E Sample Road
Mailing Address City/ State/ Zip:	Deerfield Beach Florida 33442	Mailing Address City/ State/ Zip:	Pompano Beach Florida 33060
Phone Number:	954-917-0411	Phone Number:	954-561-2191
Email:	pmarkarian@crainatlantis.com	Email:	mxmudcleaner@hotmail.com

ePlan agent (if different):	
Name of ePlan agent:	
Email of ePlan agent:	
Phone Number of ePlan agent:	



OWNER'S CERTIFICATE

This is to certify that:

- I am the owner of the property, or
- I am authorized by the owner of the property to submit this application on their behalf and (if I am not the owner of the property) I will submit documentation that confirms my authority.

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).

By signing below, I acknowledge that lying or misrepresentation in the application can lead to revocation. (155.8402. B. *Revocation of Approval*).

Name: Mario Andreoli 12/07/2022

Signature: *Mario Andreoli*



1193 W Newport Center Dr
Deerfield Beach, FL 33442
954.917.0411
CrainAtlantis.com
EB27488/AR95883

22060 – Site Plan Application and Construction Documents

December 1, 2022

City of Pompano Beach Building Department
100 W Atlantic Blvd.
Pompano Beach, Florida 33060

RE: Project #22060 – Site Plan Application and Construction Documents Consent Form

I, Marcio Andreoli hereby authorize CRAIN ATLANTIS, INC. to act on my
Owner/client Company
behalf in all manners relating to submitting site plan application with the City of Pompano Beach
Building Department for the following property: 620 E Sample Road, Pompano Beach, Florida
33064, including signing of all documents relating to this matter.

Please see the Owner's contact information below should you have any questions.

Owner:

A handwritten signature in black ink, appearing to read 'Marcio Andreoli', written in a cursive style.

Marcio Andreoli
(954) 560-2191



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

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

Special Exception Application

620 E SAMPLE ROAD POMPANO BEACH, FL 33064		B-3
STREET ADDRESS		Zoning District
COMMERCIAL	2	11
Subdivision	Block	Lot
Representative or Agent's interest in property (Owner, Lessee, Etc)	OWNER	
Has any previous application(s) been filed?	Yes ___ No <u>X</u>	
If Yes, give date of hearing and finding		

Owner's Representative or Agent	Landowner (Owner of Record)
CRAIN ATLANTIS, INC.	MX MUD CLEANERS
Business Name (if applicable)	Business Name (if applicable)
ALBERT CAPELLINI, P.E., PRESIDENT	MARCIO ANDREOLI, PRESIDENT
Print Name and Title	Print Name and Title
	SEE CONSENT FORM
Signature	Signature
12-7-22	
Date	Date
1193 W NEWPORT CENTER DRIVE	750 E SAMPLE ROAD
Street Address	Street Address
DEERFIELD BEACH/ FLORIDA/ 33442	POMPANO BEACH/ FLORIDA/ 33064
Mailing Address City/ State/ Zip	Mailing Address City/ State/ Zip
+1-954-917-0411	+1-954-560-2191
Phone Number	Phone Number
ACAPELLINI@CRAINATLANTIS.COM PMARKARIAN@CRAINATLANTIS.COM	MXMUDCLEANER@HOTMAIL.COM
Email	Email
Indicate your preferred medium to receive agendas and notifications: ___ Mail <u>X</u> E-Mail	Indicate your preferred medium to receive agendas and notifications: ___ Mail <u>X</u> E-Mail

2022 FLORIDA PROFIT CORPORATION ANNUAL REPORT

DOCUMENT# P11000063785

Entity Name: MX MUD CLEANER USA, INC

Current Principal Place of Business:

750 E SAMPLE RD
BLDG 1 SUITE 1
POMPANO BEACH, FL 33064

Current Mailing Address:

750 E SAMPLE RD
BLDG 1 SUITE 1
POMPANO BEACH, FL 33064 US

FEI Number: 45-2739854

Certificate of Status Desired: No

Name and Address of Current Registered Agent:

ANDREOLI, MARCIO
750 E SAMPLE RD
BLDG 1 SUITE 1
POMPANO BEACH, FL 33064 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

Officer/Director Detail :

Title P
Name ANDREOLI, MARCIO
Address 750 E SAMPLE RD BUILDING 1 SUITE
2
City-State-Zip: POMPANO BEACH FL 33064

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 an officer or director of the corporation or the receiver or trustee empowered to execute this report as required by Chapter 607, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: MARCIO ANDREOLI

OWNER

01/25/2022

Electronic Signature of Signing Officer/Director Detail

Date