



**TOWN OF HIGHLAND BEACH**  
**3616 South Ocean Boulevard**  
**Highland Beach, FL 33487**  
**Building Department**  
**Telephone (561) 278-4540/Fax (561) 278-2606**

**DEVELOPMENT ORDER APPROVAL  
 SUBMITTAL CHECKLIST**

	<b>Submittal Requirement</b> (Other requirements may apply, see Chapter 30 of the Highland Beach Code)	<b>Completed</b>	
		<b>YES</b>	<b>NA</b>
	Development Order Approval Application.	X	
	\$2,500.00 nonrefundable application fee.		
	Affidavit of Authorized Agent (if applicant is not owner).	X	
	Deed or other Proof of Ownership.	X	
	Architectural elevations, dimensioned site plan including required setbacks, location of walk and driveways, location of pools etc.	X	
	Drainage Plans and drainage calculations.	X	
	Landscape and Irrigation Plan.	X	
	Signed and Sealed Survey (prepared within one (1) year prior to submission to the Town).	X	
	Separate application required for Construction Trailers, Sales Trailers and or Storage Containers, and signs, etc.		X
	Site Lighting Plan.		X
	Color renderings of each elevation.	X	
	Upload each of the above documents via the Building Department's Online Portal	X	
	Provide list, map and two (2) sets of mailing labels of the property owners located within the required radius of 500 feet (obtained from the Palm Beach County Property Appraiser's Office)	X	
	You will be required to submit 12 hardcopy sets of ledger size plans when you are notified by staff that your project is scheduled for public hearing.		



## TOWN OF HIGHLAND BEACH DEVELOPMENT ORDER APPROVAL APPLICATION

Application # \_\_\_\_\_

<b>PROPERTY INFORMATION ASSOCIATED WITH THIS APPLICATION</b>		24-43-47-04-60-000-0010
Address: <b>4306 S. OCEAN BLVD., HIGHLAND BEACH, FL</b>	<b>PCN:</b>	24-43-47-04-60-000-0020 24-43-47-04-60-000-0030
<b>Full Legal Description of the Property [as described in the deed] or reference to an attachment:</b> LOT 19, BLOCK 1, BEL LIDO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGE 97, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA. NOW KNOWN AS ALL OF RESSLER TOWNHOMES, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 31155, PAGE 64, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.		
Zoning District: <b>RML</b>	<b>What is the location of the installation?</b> <input type="checkbox"/> Intracoastal Waterway (ICW) <input checked="" type="checkbox"/> Interior Canal/Basin <input type="checkbox"/> N/A	

<b>PROPERTY OWNER (APPLICANT) INFORMATION</b>		
Name: <b>Daniel Edwards</b>	Phone: <b>585 509 1200</b>	Fax:
Mailing Address: <b>654 Lakewood Cir W Delray Beach LLC 33445</b>		
Email Address: <b>dedwards@erhart.com</b>		

<b>APPLICANT'S AGENT INFORMATION</b>		
Name: <b>TOLY PAPPAS</b>	Phone: <b>561-243-0799</b>	Fax:
Company Name: <b>RANDALL STOFFT ARCHITECTS</b>		
Mailing Address: <b>42 N. SWINTON AVE., DELRAY BEACH, FL 33444</b>		
Email Address: <b>TOLY@STOFFT.COM</b>		

**Provide a detailed description of the proposed project (use additional pages if necessary):**

The existing structure located at 4306 S. Ocean Blvd. consisting of three two story townhome units will be demolished.

The new proposed two-unit three-story townhome development construction project located at 4306 S. Ocean Blvd. will feature a coastal modern architectural design. Each residence will utilize saw cut coral stone veneer cladding and light wood finished architectural elements. Dark gray window and door frames add to the contrast against the stone veneer and white smooth stucco finishes. The private front entry brings the user onto the main level of the residence. On the interior, each residence consists of five bedrooms, five bathrooms, and a cabana bath. The lower level contains a two-car garage. The covered outdoor living area includes a fireplace, summer kitchen, and seating areas with pool deck and waterway views. The adjacent hardscape just beyond the covered outdoor living area features a new pool and spa. The design of the structure integrates screening for all exterior mechanical equipment.

I give permission to the members of the Town Commission, Planning Board and staff to inspect the property for the purpose of this application. I declare that all statements made herein are true, based upon the best available information. Willful false statements may jeopardize the validity of my application or any decision issued thereon. I have fully read the information outlining the application requirements. With this application, I am submitting the necessary supporting materials listed.

Applicant's Signature: \_\_\_\_\_  \_\_\_\_\_ Date: 4/22/2024 \_\_\_\_\_

Applicant's Printed Name Daniel E Edwards \_\_\_\_\_

---

*Received by the Town Clerk's Office:*

Received By: \_\_\_\_\_ Date: \_\_\_\_\_

Date Public Notices Mailed: \_\_\_\_\_

Date Legal Advertisement Published: \_\_\_\_\_