

Universal Development Application



This application is required for ALL applications submitted to the Planning, Zoning and Historic Preservation Division. If you have questions regarding this application, please make an appointment with planning staff.

1. Application Type (select all that apply)

- a. Site Plan: ☐ Minor ☐ Major ☐ Planned Development ☐ Sustainable Bonus
- b. Use: ☐ Administrative ☐ Conditional
- c. Proximity Waiver: ☐ Alcoholic Beverage ☐ Community Residence ☐ Gaming Establishment
☐ Adult Use
- d. Approvals: ☐ Variance ☐ Mural ☐ Cert. of Appropriateness ☐ Adjustment
- e. Amendments: ☐ Rezoning / Map ☐ Text
- f. Other: ☐ Subdivision/Plat ☐ Annexation ☐ Zoning Letter ☒ ^{ROW} Revocable Permit
☐ R-O-W Abandonment ☐ Transfer of Dev. Rights ☐ Affordable Workforce

2. Project Information

- a. Project Name: Osborne Community Welcome Sign
- b. Project Location / Address: ROW behind 1537 Railroad Avenue
- c. Legal Description: Osborne Add. Amnd. Lt's 15, 25, 26 - ROW
- d. Property Control Number (PCN): 38-43-44-
- e. Zoning: Existing: NC Proposed: NC
- f. Future Land Use: Existing: AMU Proposed: AMU
- g. Proposed Use: ☐ Residential; Units _____ ☐ Commercial; _____ S.F. ☐ Industrial; _____ S.F.
- h. Total Estimated Project Cost: \$15,000.00
- i. Description of Work: New welcome sign (6'x6') located in city owned alleyway / ROW or similar size

3. Contact Information

- a. Project Manager / Contact Person: Carmelle Marcelin-Chapman
Company: Healthier Lake Worth Beach
Address: 1506 Wingfield Street City: Lake Worth St: FL Zip: 33460
Phone Number: 561-906-5636 E-Mail Address: carmelle.lakeworth@htpbcc.org
- b. Applicant Name (if different from Project Manager): _____
Company: _____
Address: _____ City: _____ St: _____ Zip: _____
Phone Number: _____ E-Mail Address: _____
- c. Owner Name: City of Lake Worth Beach - Public Services
Company: City of Lake Worth Beach
Address: 7 N. Dixie Highway City: Lake Worth St: FL Zip: 33460
Phone Number: 561-586-1600 E-Mail Address: pworks@lakeworthbeachfl.gov
561-586-1720

4. Owner's Consent

Jamie Brown (CLWB) ("Owner") certifies that it is the owner of the property located at City Utility ROW ("Subject Property") and expressly consents to the use of the Subject Property as described in this application and to all conditions that may be agreed to as a part of the approval of this application, which may be imposed by the decision making board. Owner hereby authorizes Carmelle Marcelin-Chapman as agent, to file this application and represent Owner at any and all meetings and hearings required for the approval of this application.

Owner's Signature: [Signature] Date: 4/16/25
Name/Title of Signatory: Jamie Brown, Int CM / Public Works Dir

STATE OF Florida
COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me this 16th day of April, 2026, by Jamie Brown who is personally known to me or who produced a _____ as identification. He/she did not take an oath.



x [Signature]
(Signature of Notary Public)
Emilia Theodosakos
(Name of Notary)

5. Affidavit of Completeness and Accuracy

Instructions: To be completed by the individual submitting the application (owner or authorized agent)

Project Name: Osborne Community Welcome Sign Submittal Date: _____

STATEMENT OF COMPLETENESS AND ACCURACY:

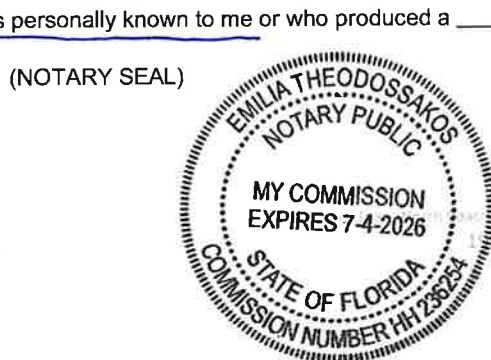
I hereby certify all property owners have full knowledge the property they own is the subject of this application. I hereby certify that all owners and petitioners have been provided a complete copy of all material, attachments and documents submitted to the City of Lake Worth relating to this application. I further certify the statements or information made in any paper or plans submitted herewith are true and correct to the best of my knowledge. I understand this application, related application material and all attachments become official records of the Planning, Zoning and Historic Preservation Division of Lake Worth, Florida, and will not be returned. I understand that any knowingly false, inaccurate or incomplete information provided by me will result in the denial, revocation or administrative withdrawal of this application, request, approval or permit. I further acknowledge that additional information may be required by Palm Beach County to process this application. I further acknowledge that any plans that I have prepared or had prepared comply with the Fair Housing Standards. I further consent to the City of Lake Worth to publish, copy or reproduce any copyrighted documents submitted as a part of this application for any third party. I further agree to all terms and conditions, which may be imposed as part of the approval of this application.

Carmelle Marcelin-Chapman
(Name - type, stamp, or print clearly)
Healthier Lake Worth Beach
(Name of Firm)

STATE OF Florida
COUNTY OF Palm Beach

x [Signature]
(Signature)
1506 Wingfield St. Lake Worth, FL 33460
(Address, City, State, Zip)

The foregoing instrument was acknowledged before me this 16th day of April, 2026, by Carmelle Marcelin-Chapman who is personally known to me or who produced a _____ as identification. He/she did not take an oath.



x [Signature]
(Signature of Notary Public)
Emilia Theodosakos
(Name of Notary)

LOT 14

LOCATION MAP
(NOT TO SCALE)



The survey map & report or the copies thereof are not valid without the digital signature and seal of a Florida licensed surveyor and mapper.



NEXGEN
www.NexGenLogix.com



File #:

SHEET 2 OF 2 (CERTIFICATIONS) SEE SHEET 1 OF 2 FOR SKETCH OF SURVEY.
SURVEY IS NOT COMPLETE WITHOUT ALL SHEETS

Order #: 279140

LEGAL DESCRIPTION OF: 1537 RAILROAD AVE, LAKE WORTH BEACH, FLORIDA, 33460

LOT 15, AMENDED PLAT OF OSBOURNE ADDITION TO LAKE WORTH, ACCORDING TO THE PLAT THEREOF, RECORDED
IN PLAT BOOK 6, PAGE 93, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

CERTIFIED TO:
PATRICK LIVINGSTON

FLOOD ZONE:
12099C0781G
ZONE: X
EFF: 02/20/2024

SURVEY NOTES:
REVISION LOG

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REV 0 - 03-20-2026 - TFL - INITIAL SUBMITTAL

- AS SHOWN ON THE SURVEY, SEVERAL CORNERS WERE NOT SET & ARE DESIGNATED AS
PROPOSED.
A NEXGEN FIELD CREW MUST RETURN TO PROPERTY TO SET FINAL MONUMENTATION

- ASPHALT CROSSES THE BOUNDARY LINE ON NORTHERLY AND EASTERLY SIDES OF LOT AS
SHOWN.

- FENCES LIE NEAR BOUNDARY LINES AS SHOWN, OWNERSHIP NOT DETERMINED.

- FENCE CROSSES THE BOUNDARY LINE ON NORTHERLY SIDE OF LOT AS SHOWN.

LEGEND

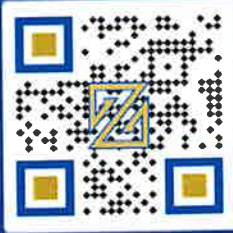
- A/C -AIR CONDITIONER
- WM -WATER WEATER
- AL -ARC LENGTH
- (C) -CALCULATED
- (M) -MEASURED
- P.O.B -POINT OF BEGINNING
- P.O.C -POINT OF COMMENCEMENT
- & -AND
- PB -PLAT BOOK
- PG -PAGE
- UE -UTILITY EASEMENT
- DE -DRAINAGE EASEMENT
- P.U.E -PUBLIC UTILITY EASEMENT
- L.A.E -LIMITED ACCESS EASEMENT
- L.M.E -LAKE MAINTENANCE EASEMENT
- O.H.E -OVERHEAD EASEMENT
- R -RADIUS
- (R) -RECORD
- O.A.B -OFFICIAL RECORDS BOOK
- Sq Ft. -SQUARE FEET
- Ac -ACRES
- DB -DEED BOOK
- (D) -DEED
- (P) -PLAT
- E.O.W -EDGE OF WATER
- TOB -TOP OF BANK
- O.H.L -OVERHEAD LINE
- C/O -CLEAN OUT
- ELEV -ELEVATION
- FF -FINISHED FLOOR
- LS -LICENSED SURVEYOR
- LB -LICENSED BUSINESS
- PSM -PROFESSIONAL SURVEYOR &
MAPPER
- . * -FENCE
- # -NUMBER
- + -PLUS OR MINUS
- ASPHALT
- CONCRETE
- PAVER/BRICK
- WOOD
- LIGHT POLE
- WELL
- WATER VALVE
- CENTER LINE
- CATCH BASIN
- FIRE HYDRANT
- UTILITY POLE
- MANHOLE
- ELEVATION

SOME ITEMS IN LEGEND MAY NOT
APPEAR ON DRAWING

GENERAL NOTES:

1) THIS SURVEY IS BASED UPON RECORD INFORMATION PROVIDED BY CLIENT. NO SPECIFIC SEARCH OF THE PUBLIC RECORD HAS BEEN MADE BY THIS OFFICE UNLESS OTHERWISE NOTED. 2) IF THIS SURVEY HAS BEEN
PREPARED FOR THE PURPOSES OF A MORTGAGE TRANSACTION, ITS SCOPE IS LIMITED TO THE DETERMINATION OF TITLE DEFICIENCIES. NO FUTURE CONSTRUCTION SHALL BE BASED UPON THIS SURVEY WITHOUT
FIRST OBTAINING APPROVAL AND/OR UPDATES FROM THE SURVEYOR. THE SURVEYOR ASSUMES NO RESPONSIBILITY FOR ERRORS RESULTING FROM FAILURE TO ADHERE TO THIS CLAUSE. 3) ANY FENCES SHOWN
HEREON ARE ILLUSTRATIVE OF THEIR GENERAL POSITION ONLY. FENCE TIES SHOWN ARE TO GENERAL CENTERLINE OF FENCE. THIS OFFICE WILL NOT BE RESPONSIBLE FOR DAMAGES RESULTING SOLELY ON THEIR PHYSICAL
RELATIONSHIP TO THE MONUMENTED BOUNDARY LINES. 4) GRAPHIC REPRESENTATIONS MAY HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE MEASURED RELATIONSHIPS. DIMENSIONS SHALL HAVE PRECEDENCE
OVER SCALED POSITIONS. 5) UNLESS OTHERWISE NOTED, ALL ELEVATIONS ARE BASED UPON NATIONAL GEODETIC DATUM IN G.D. 1929 OR
NORTH AMERICAN VERTICAL DATUM IN A.D. 1988. 7) ALL BOUNDARY AND CONTROL DIMENSIONS SHOWN ARE FIELD MEASURED AND CORRESPOND TO RECORD INFORMATION UNLESS SPECIFICALLY NOTED
OTHERWISE. 8) CORNERS SHOWN AS "SET" ARE 5'-8" IRON RODS IDENTIFIED WITH A PLASTIC CAP MARKED LB. (LICENSED BUSINESS) UNLESS OTHERWISE SHOWN.

Info@Nexgenlogix.com

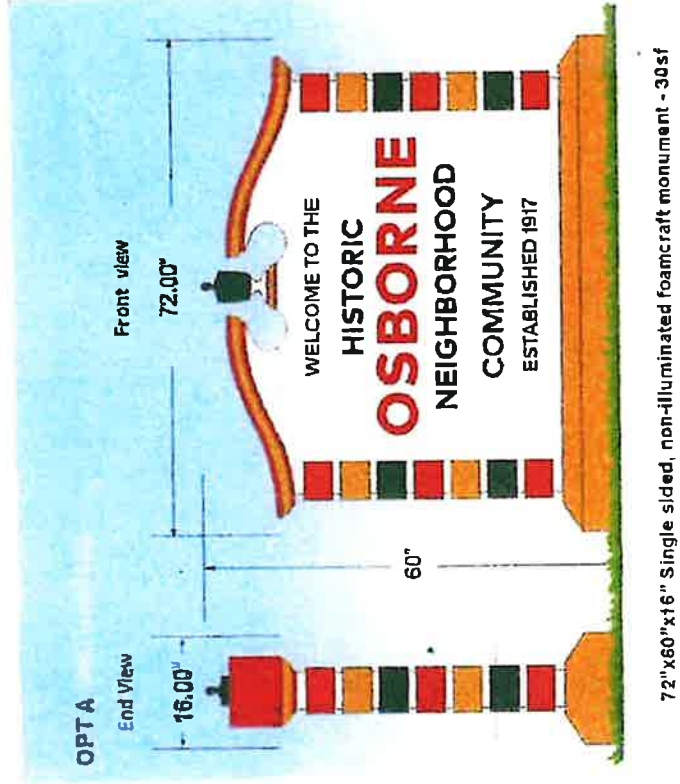


561-508-6272

1547 Prosperity Farms Lake
Park FL 33403

Conceptual Rendering of New Signage

Exact Style & Size Will Be Provided When Building Permits Are Submitted And Assuming The Lake Worth Beach City Commission Approves The Revocable Permit Request



Possible foam Sign from FastSign -TBD

Exact color and wording copy - TBD