



**CITY OF WESTLAKE**  
**Planning and Zoning Department**  
4001 Seminole Pratt Whitney Road  
Westlake, Florida 33470  
Phone: (561) 530-5880  
[www.westlakegov.com](http://www.westlakegov.com)

DEPARTMENTAL USE ONLY	
Ck. #	_____
Fee:	_____
Intake Date:	_____
PROJECT #	<div style="border: 1px solid black; width: 80px; height: 30px;"></div>

## APPLICATION FOR SITE PLAN MODIFICATION REVIEW

PLANNING & ZONING BOARD

☐

Meeting Date: \_\_\_\_\_

CITY COUNCIL

☐

Meeting Date: \_\_\_\_\_

### INSTRUCTIONS TO APPLICANTS:

1. Please complete all sections of this application. If not applicable, indicate with N/A.
2. Provide all required documents as shown on the attached checklist. If not applicable, indicate with N/A.

*The Planning & Zoning Board meets the second Monday of the month at 6:00 p.m., as needed in the City Council Chambers, 4005 Seminole Pratt Whitney Road. The applicant will be informed in writing of their scheduled meeting date. After review and recommendation by the Planning & Zoning Board, applications will be heard by the City Council. The City Council meets on the second Monday of the month at 6:30 p.m., in the City Council Chambers.*

### I. PROJECT DESCRIPTION & APPLICANT INFORMATION

PROJECT NAME: Parcel H, Sub-parcel B - Shoppes of Westlake Landings

PROJECT ADDRESS: 4951 Seminole Pratt Whitney Road

DESCRIPTION OF PROJECT Constructed - Retail/Medical (Dental) Restaurant with Drive-thru

Property Control Number (PCN), list additional on a separate sheet: 77-40-43-01-17-000-0022

Estimated project cost: Constructed

Property Owner(s) of Record (Developer) DKC Westlake Landings, LLC

Address: 431 Fairway Drive, Suite 201, Deerfield Beach, FL 33441

Phone No.: 954-354-8282 Fax No.: \_\_\_\_\_ E-mail Address: Bbedard@konoversouth.com

Agent (if other than owner complete consent section on page 3):

Name: Cotleur & Hearing

Address: 1934 Commerce Lane, Suite 1, Jupiter, FL 33458

Phone No.: 561-747-6336 Fax No.: \_\_\_\_\_ E-mail Address: dhearing@cotleur-hearing.com

## II. LAND USE & ZONING

A) **ZONING MAP DESIGNATION** Mixed Use B) **FUTURE LAND USE MAP DESIGNATION** Downtown MXD

C) **Existing Use(s)** Constructed - Retail/Medical (Dental) Restaurant with Drive-thru

D) **Proposed Use(s), as applicable** As noted above

## III. ADJACENT PROPERTIES

	Name of Business/ Subdivision	Land Use Designation	Zoning Designation	Existing Use(s)	Approved Use(s)
<b>NORTH</b>	PUBLIX/Parcel G (SW)	Mixed Use	Mixed Use	Under Construction	PUBLIX/Mixed Use
<b>SOUTH</b>	Seminole Ridge High School	Public School	Public School	Public School	Public School
<b>EAST</b>	WRMC/Parce K	Downtown Mixed Use	Medical District	Medical Center/ Vacant	Medical Center/ Medical District
<b>WEST</b>	Parcel H, Parcel F	Downtown Mixed Use	Mixed Use	Vacant	Commercial Recreation

## V. OWNER/APPLICANT ACKNOWLEDGEMENT AND CONSENT

### Consent statement (to be completed if owner is using an agent)

I/we, the owners, hereby give consent to Coteleur & Hearing to act on my/our behalf to submit this application, all required material and documents, and attend and represent me/us at all meetings and public hearings pertaining to the application and property I/we own described in the application.

By signing this document, I/we affirm that I/we understand and will comply with the provisions and regulations of the City of Westlake, Florida, Code of Ordinances. I/we further certify that all of the information contained in this application and all the documentation submitted is true to the best of my/our knowledge.

Patrick Christie, Dir. Construction of DKC Westlake Landings, LLC  
Owner's Name (please print)

  
Owner's Signature

September 10, 2024

Date

Donaldson Hearing  
Applicant/Agent's Name (please print)

  
Applicant/Agent's Signature

September 05, 2024

Date