



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

**DEPARTMENTAL USE ONLY**  
 Ck. # \_\_\_\_\_  
 Fee: \_\_\_\_\_  
 Intake Date: \_\_\_\_\_  
 PROJECT #

**APPLICATION FOR SITE PLAN 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:** Westlake Landings, Parcel G – Warehouse (SPR-2021-14)

**PROJECT ADDRESS:** 4807 – 4899 Seminole Pratt Whitney Road

**DESCRIPTION OF PROJECT:** Westlake Landings, Light Industrial Warehouse proposed on Parcel G in Pod H.

Property Control Number (PCN), list additional on a separate sheet: 77-40-43-01-17-000-0020

Estimated project cost: TBD

**Property Owner(s) of Record (Developer)** Minto PBLH LLC (Contract Purchaser: Mitchell Property Realty, Inc.)

Address: 16604 Town Center Pkwy N, Suite B, Westlake, FL 33470

Phone No.: 954-973-4490 Fax No.: \_\_\_\_\_ E-mail Address: jfcarter@mintousa.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 Mixed Use

C) Existing Use(s) Vacant/Agriculture/Utility

D) Proposed Use(s), as applicable Light Industrial Warehouse

**III. ADJACENT PROPERTIES**

	Name of Business/ Subdivision	Land Use Designation	Zoning Designation	Existing Use(s)	Approved Use(s)
<b>NORTH</b>	Westlake Landings, Parcel F - Adrenaline World	Mixed Use	Mixed Use	Vacant- Approved November 2021	Mixed Use - Recreation
<b>SOUTH</b>	Seminole Ridge HS/Westlake Landings, Parcel E Self-Storage	Civic/Mixed Use	Civic – Education/Mixed Use	Public School/Vacant – Approved November 2021	Public School/ Self-Storage
<b>EAST</b>	Westlake Landings Parcels B & C – Shoppes of Westlake Landings	Mixed Use	Mixed Use	Vacant – Approved November 2021	Retail/Restaurants/Fast- Food Drive-Thru Restaurants
<b>WEST</b>	Loxahatchee	Rural Residential	Residential	Rural Residential	Rural Residential

**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 Cotleur & 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.

John F. Carter  
Owner's Name (please print)

[Signature]  
Owner's Signature

12-16-21  
Date

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

[Signature]  
Applicant/Agent's Signature

12-21-21  
Date