



LSN GOVERNMENT AFFAIRS  
Local • State • National

By E-MAIL

June 25, 2018

Henry Perez, Aviation Business Manager  
Broward County Aviation Department  
2200 SW 45th Street, Suite 101  
Dania Beach, Florida 33312

RE: 811, LLC – Height Restrictions

Dear Henry:

I am following up on the information provided to us from the County regarding the height requirements for the parcels purchased by 811, LLC along Ravenswood Road and SW 22<sup>nd</sup> Terrace. The BCAD analysis shows that the height limitations on parcels 1118, 1121, 1123, 1124 and 1124.1 may be increased, as shown in the attached email correspondence.

These parcels were sold by Broward County to 811, LLC on August 31, 2017, subject to a Declaration of Covenants, Restrictions, and Easements (the “Declaration”) that restricts the height of improvements on each parcel. We hereby request that the Declaration be revised to conform the height restrictions to the maximum restriction shown in the new BCAD analysis.

The Declaration provides at Section 8 that the height restrictions may be modified by application to the County for an amendment of the restrictions, which may be granted by the Board of County Commissioners. The new owner needs to have the height restrictions that are currently in the Declaration increased as soon as possible in order to develop the site for a warehouse customer.

Please let me know what else you need in order to prepare the modification to the height restrictions so that it can be on the County Commission agenda for an August meeting.

Yours truly,

A handwritten signature in blue ink, appearing to read 'Anitra', with a long, sweeping flourish extending to the right.

Anitra D. Lanczi

Attachment

cc: George I. Platt  
Nancy Rubin, Esq.

From: **Rubin, Nancy** NRubin@broward.org  
Subject: FW: Parcel Max allowable height analysis  
Date: June 6, 2018 at 10:54 AM  
To: **Anitra@lanczilaw.com** anitra@lanczilaw.com  
Cc: **Perez, Henry** hperez@broward.org



Hi Anitra,  
Attached is a digital analysis of the height requirements for the parcels purchased by Ray Parker along Ravenswood Road and SW 22 Terrace.  
Please forward this information to your client and contact me with any questions you may have.  
Thank you.  
Nancy

**From:** Castillo, William  
**Sent:** Wednesday, May 30, 2018 2:43 PM  
**To:** Rubin, Nancy <NRubin@broward.org>  
**Cc:** Pacitto, Michael <MPPACITTO@broward.org>; Coutain, Jr, Ken <KCoutain@broward.org>; Friedman, Karen <KFRIEDMAN@broward.org>  
**Subject:** Parcel Max allowable height analysis

Nancy:

Attached is the digital copy of what was discussed yesterday. It is our understanding you will take this from here but please let us know if you need anything else from us.

Thanks,

Will



**William Castillo**, Aviation Planning Manager  
Broward County Aviation Department  
2200 SW 45<sup>th</sup> Street, Suite 101, Dania Beach, FL 33312  
Phone: 954-359-2291; Cell: 954-560-1185

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