



City of Venice  
 401 West Venice Ave., Venice, FL 34285  
 941-486-2626  
 DEVELOPMENT SERVICES - PLANNING & ZONING  
**PRELIMINARY PLAT APPLICATION**

18-01 PP

PRELIMINARY PLAT

**Project Name:** Portofino CMU

**Parcel Identification No.:** 0376-12-0001 & 0376-12-0002

**Address:** LAUREL RD NOKOMIS, FL, 34275

**Parcel Size:** 50.67ac

**FLUM designation:** Mixed Use Corridor.

**Zoning Map designation:** Commercial Mixed Use

**Property Owner's Name:** JOHN PESHKIN / LAUREL ROAD PROPERTY LLC & Tri of Treviso Grand, LLC

**Telephone:** 941-552-6705

**Fax:** 941-349-0526

**E-mail:** jpeshkin@vanguardland.com

**Mailing Address:** 7350 POINT OF ROCKS RD, SARASOTA, FL, 34242

**Project Manager:** ALEX HAYS

**Telephone:** 941-552-605

**Mobile / Fax:** 941-346-6115

**E-mail:** ahays@vanguardland.com

**Mailing Address:** 7350 POINT OF ROCKS RD, SARASOTA, FL, 34242

**Project Engineer :** D. Shawn Leins, P.E.

**Telephone:** 941-377-9178

**Mobile / Fax:** 941-378-3786

**E-mail:** sleins@amengfl.com

**Mailing Address:** 8340 Consumer Ct., Sarasota, FL 34240

**Project Architect:** \_\_\_\_\_

**Telephone:** \_\_\_\_\_

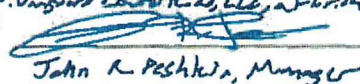
**Mobile / Fax:** \_\_\_\_\_

**E-mail:** \_\_\_\_\_

**Mailing Address:** \_\_\_\_\_

*Incomplete applications cannot be processed - See reverse side for checklist*

**Applicant Signature / Date:**

*Laurel Road Property, LLC, a Florida limited liability company  
 by Vanguard Laurel Road, LLC, a Florida limited liability company, as its manager*  
  
 John R. Peshkin, Manager  
 5/14/18

# APPLICATION CHECKLIST

Required documentation (provide one copy of the following, unless otherwise noted):

- Signed, Sealed and Dated Survey of Property, including legal description
- Agent Authorization Letter

## Fees

Application filing fee \$4,700 (greater than 10 lots).

Application filing fee \$3,000 (ten or fewer lots).

Public notice fee in excess of \$50 will be billed to applicant and is not included in application fee.