

Prepared by and Return to:
Jay W. Livingston, Esq.
Livingston & Sword, P.A.
393 Palm Coast Pkwy SW #1
Palm Coast, Florida 32137

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**SETTLEMENT AGREEMENT BETWEEN THE CITY OF FLAGLER
BEACH AND 110 HOLLY AVE. CORPORATION AND FLAGLER
BRIDGE BOATWORKS & MARINA, INC.**

THIS SETTLEMENT AGREEMENT, (herein referred to as the “Settlement Agreement”) is made and executed this ____ day of _____, 2017, by and between the **CITY OF FLAGLER BEACH**, a Florida municipal corporation (herein referred to as the “City”), and the owner of the subject property, **110 Holly Ave. Corporation**, a Florida Corporation, whose address is P.O. Box 280, Flagler Beach, FL 32136 (herein referred to from time-to-time as the “Owner” regardless of whether singular or plural ownership status). **Flagler Bridge Boatworks and Marina, Inc.**, a Florida Corporation, whose address is 145 Lehigh Avenue, Flagler Beach, Florida 32136, (herein referred to from time-to-time as the “Operator”) is the operator of the marina on the Subject Property, as those capitalized terms are defined herein, and is joining in this Settlement Agreement and consenting to be bound by its terms.

WITNESSETH:

WHEREAS, this Settlement Agreement is the result of a settlement of Case Number 2010 CA 000456 brought in the Circuit Court of the Seventh Judicial Circuit in and for Flagler County, Florida (the “Lawsuit”);

WHEREAS, on October 8, 2009, the City adopted Ordinance 2009-17, which changed, in part, both how the City regulates vessels within its jurisdiction and revised the regulations

applicable to marinas located within the Tourist Commercial zoning district;

WHEREAS, on September 16, 2010 the City adopted Ordinance 2010-13 making further revisions to the City's regulations affecting vessels and liveaboard vessels;

WHEREAS, Ordinance 2009-17 and Ordinance 2010-13 are collectively referred to herein as the "Ordinance";

WHEREAS, in addition to the regulation of vessels and the permitted uses allowed at a marina within the Tourist Commercial zoning district, the City also changed and modified the parking requirements applicable to marinas and boat slips;

WHEREAS, the Owner is the owner of fee simple title to certain real property consisting of approximately 2.077 acres of uplands and approximately 1.623 acres of submerged lands, with a total project area of 3.7 acres, located at 127 Lehigh Avenue in the City of Flagler Beach, Flagler County, Florida, as more particularly described in Exhibit "A" attached hereto and incorporated herein by this reference (referred to herein as the "Subject Property");

WHEREAS, prior to the City's adoption of the Ordinance the Owner constructed the marina as depicted in Exhibit "A" (the "Marina");

WHEREAS, on February 18, 1999, the Florida Department of Environmental Protection ("FDEP") issued permit # 18-140599-001-EI authorizing development of an 82-slip marina, which may be utilized, in part, by liveaboard vessels subject to the general and specific conditions of the permit;

WHEREAS, on October 31, 2005 the FDEP agreed to a modification to permit # 18-140559-001-EI and issued permit modification # 18-140599-004-EM, which, in part, modified the permit to specifically allow 50 of the 82 slips to be utilized by liveaboards and houseboats subject to the general and specific conditions of the modification and the unchanged provisions of the original permit. The original permit and the modification are collectively referred to herein as the

“Permit”;

WHEREAS, in addition to the Permits, the United States Army Corps of Engineers (“USACOE”) also issued permit # 1997-01994(IP-JG) authorizing, *inter alia*, construction of the marina facilities.;

WHEREAS, prior to the adoption of the Ordinance, the City considered boat slips as additional parking spaces and did not consider such boat slips to generate a need for additional vehicular parking;

WHEREAS, the Owner previously assembled two (2) floating structures, which are currently docked at slips at the Marina (the “Existing Floating Structures”);

WHEREAS, 110 Holly Ave. Corporation and Flagler Bridge Boatworks and Marina, Inc. filed the Lawsuit against the City alleging both state preemption of laws regulating vessels within the Intracoastal Waterway and interference with their vested rights;

WHEREAS, on November 15, 2016 the Circuit Court entered a Final Order and Judgment in the Lawsuit; and

WHEREAS, the Court held that the Ordinance is not preempted by Section 327.60, Florida Statutes; and

WHEREAS, the Court held that the Existing Floating Structures are floating structures and not vessels as defined by Section 327.02, Florida Statutes; and

WHEREAS, the Court held that the Owner and the Operator have vested and grandfathered rights to utilize and operate the Marina consistent with the rights and obligations set forth in the Permit, including the right to utilize 50 of the 82 slips for houseboats or liveaboard vessels and the remaining 32 slips for transient vessels; and

WHEREAS, the Court held that the Existing Floating Structures are lawful pre-existing nonconforming uses that may remain at the Marina; and

WHEREAS, the Court held that the assembly of small personal watercraft and vessels from premanufactured components for retail sale that are substantially similar to the Existing Floating Structures at the Marina is a lawful pre-existing nonconforming use that may continue at the Marina; and

WHEREAS, the Court held that the construction of boats, “i.e. the creating and building of a boat from scratch or parts made on-site” is not a lawful use at the Marina; and

WHEREAS, the Court held that the City did not violate the Plaintiffs substantive due process rights and that Plaintiffs were not entitled to any monetary judgment; and

WHEREAS, to clarify among themselves any issues not fully resolved by the Court and to avoid the possibility of appeal and further protracted litigation, the parties desire to enter into this Settlement Agreement to settle and resolve the Lawsuit.

WHEREAS, the City of Flagler Beach Commission finds that this Settlement Agreement is consistent with and a valid exercise of the City’s powers under the *Municipal Home Rule Powers Act*; Article VIII, Section 2(b) of the *Constitution of the State of Florida*; Chapter 166, *Florida Statutes*; the *City of Flagler Beach Charter*; all other relevant laws and regulations; and the City’s police powers;

WHEREAS, this Settlement Agreement shall constitute a full resolution and settlement of all claims arising from or related to the Lawsuit; and

NOW THEREFORE, it is hereby resolved and agreed by and between the City and the Owner that this Settlement Agreement is subject to the following terms and conditions:

SECTION 1. RECITALS.

The above recitals are true and correct and are incorporated herein by this reference and form a material part of this Settlement Agreement upon which the City and the Owner have relied.

SECTION 2. REPRESENTATION OF OWNER.

- (a) The Owner hereby represents and warrants to the City that it is the Owner of and controls the Subject Property.
- (b) The Owner agrees to use the Subject Property and operate the Marina according to all State and Federal permits and all regulations contained therein. This representation shall be binding on the Owner, Flagler Bridge Boatworks and Marina, Inc., and their respective heirs, tenant's successors and assigns.
- (c) This Settlement Agreement shall be recorded in the Public Records of Flagler County, Florida and shall run with the land and be binding on the Subject Property, and inure to benefit of the Owner and the Operator and their respective successors and assigns.

SECTION 3. PERMITTED PRIMARY USES

The existing zoning for the Subject Property currently allows the following uses:

- (a) **Wet Slips.** The Subject Property shall be allowed to use the existing 82 wet slips for the docking and mooring of vessels, of any kind, as defined in the Constitution of the State of Florida and in the Florida Statutes, including, without limitation, sailboats, navigable barges, houseboats and liveaboard vessels, subject to the restrictions contained herein and in the Permit. The wet slips shall be allowed to be used as follows in addition to any other use allowed by the current Code of Ordinances and Land Development Code of the City of Flagler Beach as they may be amended from time to time:
 - i. Up to 50 slips for the mooring of houseboats, which may be assembled at the Marina as provided herein, or any other vessels, which may constitute liveaboard vessels or houseboats as defined by state statutes.

Other than the two Existing Floating Structures allowed to remain pursuant to the Court's Order, no Floating Structures, as defined in Section 192.001, Florida Statutes, shall be allowed at the Marina. Notwithstanding other provisions contained herein, no additional parking shall be required for the 50 slips described in this paragraph.

- ii. 32 of the 82 permitted slips are to be used solely for transient vessels of any type. Notwithstanding other provisions contained herein, no additional parking shall be required for the 32 slips described in this paragraph.

(b) **Fueling Station.** Fueling facilities for vessels at the Marina are allowed by existing City Code and shall be allowed so long as all required State, Federal and local permits, and approvals, as may be required, are obtained. If such fueling facilities located at the Marina only serve transient vessels and vessels moored at the Marina and do not serve land based vehicles and cars then no additional parking shall be required for fueling facilities at the Marina.

(c) **Boat Assembly.** The assembly of houseboats at the Marina is allowed on the Subject Property subject to the following provisions:

- i. The term "assembly" shall mean and include the construction and assembly of the box-units that comprise the internal structure of the houseboat hulls ("Box Units"); assembly of the houseboat hulls; the application of fiberglass to make the hulls water tight and capable of navigation; and the assembly and finishing work of any and all decks, cockpits, living quarters, helms, engine transoms and other components and improvements necessary to complete the houseboats so that they

may be docked in the dedicated slips at the Marina.

- ii. The manufacture or construction of boats from scratch parts made on-site is not allowed on the Subject Property.
- iii. All components and parts that are assembled in and on the finished hulls and houseboats shall be pre-manufactured or built off-site before being assembled and integrated into the houseboats, except as provided herein.
- iv. The application of fiberglass to the houseboat hulls shall be limited to hand tools and rollers. Under no circumstances will chop guns, sprayers, injection molds, or other industrial methods and processes used in vessel manufacturing operations, now or in the future, be allowed on the Subject Property.
- v. Assembly of the houseboat hulls from the Box Units shall be performed inside an existing structure or a structure constructed for the houseboat assembly operation on the Subject Property. A structure for the houseboat assembly operation is allowed on the Subject Property. Except as specifically provided for herein, all work related to fiberglass application shall be performed inside the structure contemplated above. Fiberglass application may be performed outside on a limited basis to patch a hull or deck as part of the finishing work and for repairs to the houseboats. The wood for the Box Units may be cut outside prior to assembly so long as the Box Units are built and assembled into the houseboat hulls inside. Any fiberglass work that is allowed outside on the Subject Property, as provided herein, shall be performed in such a

way to avoid impacts to surrounding properties or that would otherwise constitute a nuisance. The requirements in the foregoing sentence shall only apply to activities conducted outside and shall not be applicable to activities that will be performed inside.

- vi. All other portions of the houseboat assembly shall be performed inside except the installation of safety and cosmetic features that cannot be practically installed inside.
- vii. For the purposes of clarification, the work on the houseboats that may be done outside on the Subject Property shall be limited to cutting the wood for the individual Box Units, fiberglass patchwork and repair to the hulls and decks, interior finishing work, installation of appliances, outfitting the houseboats with engines, installation of helms and safety railings for any decks on the top portions of the houseboats, and installation of cosmetic features that if installed inside would prevent a houseboat from being able to be safely moved outside after installation.
- viii. Construction of the Box Units and assembly of the houseboats shall be allowed at the Marina on the Subject Property until all fifty (50) of the liveaboard slips are occupied at which time the houseboat construction and assembly operation shall cease. After the fifty (50) liveaboard slips are occupied the Owner shall only be allowed to construct and assemble additional houseboats at the Marina, as provided herein, if an owner of a houseboat chooses to leave the Marina.
- ix. All houseboats assembled at the Marina shall be intended for use at the Marina. The City understands and acknowledges that owners of

houseboats assembled at the Marina may choose to relocate from the Marina but under no circumstances shall houseboats be assembled at the Marina for immediate relocation.

- x. The provisions of Section 3(c) apply solely to any houseboat assembly operation and is not intended to apply to any other activity at the Marina, including, vessel repair and maintenance.
- xi. No additional parking shall be required for the houseboat assembly operation, including additional structures or buildings not existing at the time of this Settlement Agreement, so long as any such structures or buildings are solely for the houseboat assembly operation and for vessel maintenance and repair.

(d) **Dry Boat Storage.** The storage of up to 36 vessels and boats on trailers or storage racks is allowed on the Subject Property by the Permit and existing code. Notwithstanding other provisions contained herein, no additional parking shall be required for the Dry Boat Storage unless such use is increased to the storage of more than 36 vessels.

(e) **Boat Supply Shop.** A ships store and bait and tackle shop on the Subject Property is allowed by existing code so long as the floor area does not exceed 4,000 square feet. Notwithstanding other provisions contained herein, no additional parking shall be required for the boat supply shop so long as the floor area does not exceed 4,000 square feet.

(f) **Boat Maintenance & Repair.** The Marina is allowed to utilize the uplands of the Subject Property for vessel maintenance and repair. Such use may include, without limitation, a travel-lift or other facilities used to haul out vessels and

boats docked at the Marina, and may also include any and all accessory uses necessary for the repairs and maintenance of vessels and boats. All vessel maintenance and repair activities shall be allowed outside at the Marina. The foregoing shall not prevent vessel maintenance and repair from being performed inside as determined at the sole discretion of the Owner or Operator. Notwithstanding other provisions contained herein, no additional parking shall be required for boat maintenance and repair.

- (g) **Boat Ramp.** The existing boat ramp is allowed by existing code and may be expanded by the Owner subject to all required Federal, State and local permits.
- (h) **Caretaker Quarters.** One single family residential dwelling unit for the caretaker of the Marina and his or her family is allowed by existing code. Notwithstanding other provisions contained herein, no additional parking shall be required for the caretaker quarters.
- (i) **Restroom and Laundry Facilities.** Attached or detached restroom facilities, including showers, and laundry facilities are allowed by existing code in any ship's store and bait and tack shop and elsewhere on the Subject Property for vessel owners and their guests. As long as the facilities and amenities described in this paragraph are only used by vessel owners and their guests or transient vessels that navigate to the Marina no additional parking shall be required for the uses described in this paragraph.
- (j) **Club House and Amenity Center.** A clubhouse or amenity center for owners of vessels docked at the Marina and their guests is allowed by existing code. If the clubhouse or amenity center is used only by owners of vessels docked at the Marina and their guests or by transient vessels that navigate to the Marina then

no additional parking shall be required for the uses described in this paragraph.

- (k) **Restaurant.** An up to 185 seat waterfront restaurant and bar in the existing restaurant shell is allowed on the Subject Property. The restaurant shall not be required to provide more than 49 regular parking spaces and 2 handicap spaces, in addition to the boat slips that also may serve as parking spaces. One boat slip shall accommodate up to one hundred fifty square feet of restaurant floor area or per three fixed seats or as established by the Florida Building Code, whichever is greater.

The foregoing describes certain uses that are allowed by existing Code and judicial interpretation of existing Code. Nothing provided herein shall be interpreted to relieve the Owner, Operator, or any successor or assign from obtaining all necessary permits and approvals, including site plan approval, as applicable, unless such approvals have been specifically and expressly waived herein.

SECTION 4. DENSITY.

In addition to the use of up to 50 permitted slips for houseboats and liveaboard vessels, one residential dwelling unit on the upland portion of the Marina shall be allowed for the caretaker quarters, as provided in Section 3(e) above.

SECTION 5. DEVELOPMENT STANDARDS.

The following development standards shall apply to the Subject Property:

- (a) **Maximum Building Height.** The maximum building height, including the maximum height for dry boat storage, on the uplands of the Subject Property shall be thirty-five (35) feet.
- (b) **Parking.** The Subject Property shall be exempt from the additional parking requirements created by the Ordinance but shall not be exempt from any other

parking requirements except as specifically and expressly provided herein. The Owner and/or the Operator shall use its best efforts to ensure that all employees, residents, invitees, licensees and guests, as the case may be, park on-site or other lawful private parking areas so as not to park on or adjacent to any public rights-of-way. The Owner and/or the Operator shall be allowed to utilize the vacant property located on the opposite side of 5th Street from the Subject Property, which is designated Flagler County Property Appraiser's Number 12-12-31-2425-00830-0010, if the Owner and/or the Operator is able to secure a lease for such purposes. Notwithstanding the foregoing, the Owner and/or the Operator is not waiving any rights it has to utilize public rights-of-way for parking purposes as is allowed by the City's Code of Municipal Ordinances and Land Development Regulations but shall use its best efforts to ensure that such use only occurs after available private parking areas on-site or otherwise are full or in situations where temporary activities necessary for the development, improvement of the Subject Property or operation of any business thereon restrict the available private parking onsite or otherwise.

- (c) **Buildings.** The locations and sizes of buildings shown on the attached Exhibit "A" are allowed and in conformity with this Settlement Agreement and any applicable local, State and Federal laws and regulations. Additional buildings and structures may be constructed to the extent they are allowed by this Settlement Agreement or the codes and ordinances of the City in place at the time of the proposed construction so long as any additional buildings or structures do not require additional parking beyond that already existing on the Subject Property.

(d) **Utilities.** The Subject Property is located wholly within the municipal limits of the City and is therefore within the City's water and wastewater service areas. All proposed permanent uses within the Marina will be served by central water and sewer services. The City shall be the potable water and wastewater service provider for the Marina and the occupants of any slips with water and sewer connections.

SECTION 6. EXISTING FLOATING STRUCTURES

The two Existing Floating Structures docked at the Marina on the effective date of this Agreement shall be allowed to remain and will count towards the 50 houseboats allowed at the Marina.

SECTION 7. LAND DEVELOPMENT CODE APPLICABILITY.

This Settlement Agreement is the result of settled litigation and expressly recognizes and confirms the vested rights acquired by the Owner on the Subject Property prior to the adoption of the challenged legislation. Those rights determined herein to have vested and which are no longer lawful conforming uses shall be allowed to continue as lawful nonconforming uses as provided in the Land Development Code. The Subject Property and the uses permitted thereon as specified in this Settlement Agreement shall be exempt from the provisions added by the Ordinances to the City's Code of Ordinances and Land Development Regulations. **The foregoing exemption shall include, without limitation, the following sections from the City's Code of Ordinances in effect on the date of this Agreement, which shall not apply to the Subject Property:**

- Section 2.06.08.5(2)(d);
- Section 2.06.08.5(2)(e);
- Section 2.0608.5(3)(b);
- Section 2.06.08.6 in its entirety;

- Section 2.06.08.7(1); and
- Section 2.06.08.7(3).

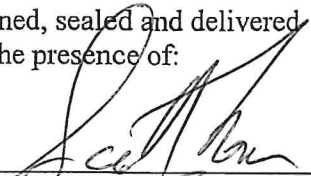
The vested rights outlined herein shall not be considered abandoned for any reason other than written notice by the Owner to the City of its intent to abandon the rights to develop and use the property as more specifically described herein.

SECTION 8. SETTLEMENT AND RELEASE OF CLAIMS

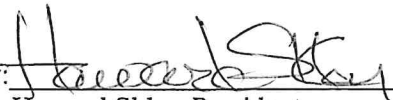
The parties to this Settlement Agreement hereby release and forever discharge each other, their employees and agents and all other persons, firms or entities, whether known or unknown, from any and all claims arising out of the Lawsuit. The parties hereto warrant and represent that the claims for which this release is given have not been assigned in whole or in part. Upon execution and recording of this Settlement Agreement the plaintiffs in the Lawsuit shall file a voluntary dismissal of the case with prejudice. After both parties have completed the execution of this Settlement Agreement, counsel for the parties shall file all necessary documents to dismiss any pending motions and/or appeals. If any party is required to bring any litigation based upon a breach of this Agreement, the prevailing party shall be entitled to recover all reasonable attorneys' fees and paraprofessional fees, expenses and costs at trial and on appeal.

[SIGNATURES ON NEXT PAGE(S)]

Signed, sealed and delivered
in the presence of:

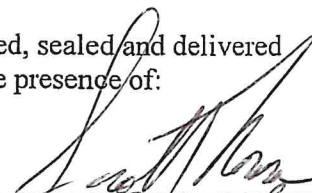

Print Name: SCOTT RONA

110 Holly Ave Corporation,
a Florida corporation

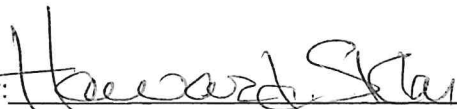
By: 
Howard Sklar, President


Print Name: RAQUEL RONA

Signed, sealed and delivered
in the presence of:


Print Name: SCOTT RONA

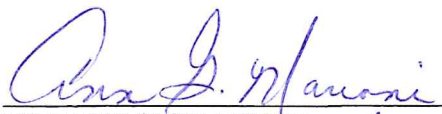
Flagler Bridge Boatworks and Marina Inc.,
a Florida corporation

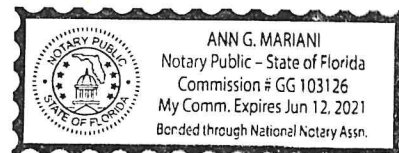
By: 
Howard Sklar, President


Print Name: RAQUEL RONA

STATE OF FLORIDA _____ }
COUNTY OF Flagler _____ }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE this 25th day
of September, 2017, by Howard Sklar, as President of both 110 Holly Ave Corporation, a
Florida corporation, and Flagler Bridge Boatworks and Marina Inc., a Florida corporation who is
personally known to me or who has produced _____ as
identification, and who executed the foregoing Waiver, Release and Settlement Agreement and
acknowledged to and before me that he/she executed said instrument for the purposes therein
expressed freely and voluntarily.


NOTARY SIGNATURE
Print Name: ANN G. MARIANI
Notary Public, State of Florida
Notary Comm. No.: GG 103126
My Commission expires: 6/12/21





City of Flagler Beach
A Florida Municipal corporation

BY Linda Provencher
Linda Provencher, Mayor
Date: 9/22/17

ATTEST

Penny Overstreet
Penny Overstreet
City Clerk

EXHIBIT "A"

"AS-BUILT" SURVEY

RESTAURANT PARKING LAYOUT

AND

LEGAL DESCRIPTION OF SUBJECT PROPERTY

EXHIBIT "A"

"AS-BUILT" SURVEY

RESTAURANT PARKING LAYOUT

AND

LEGAL DESCRIPTION OF SUBJECT PROPERTY

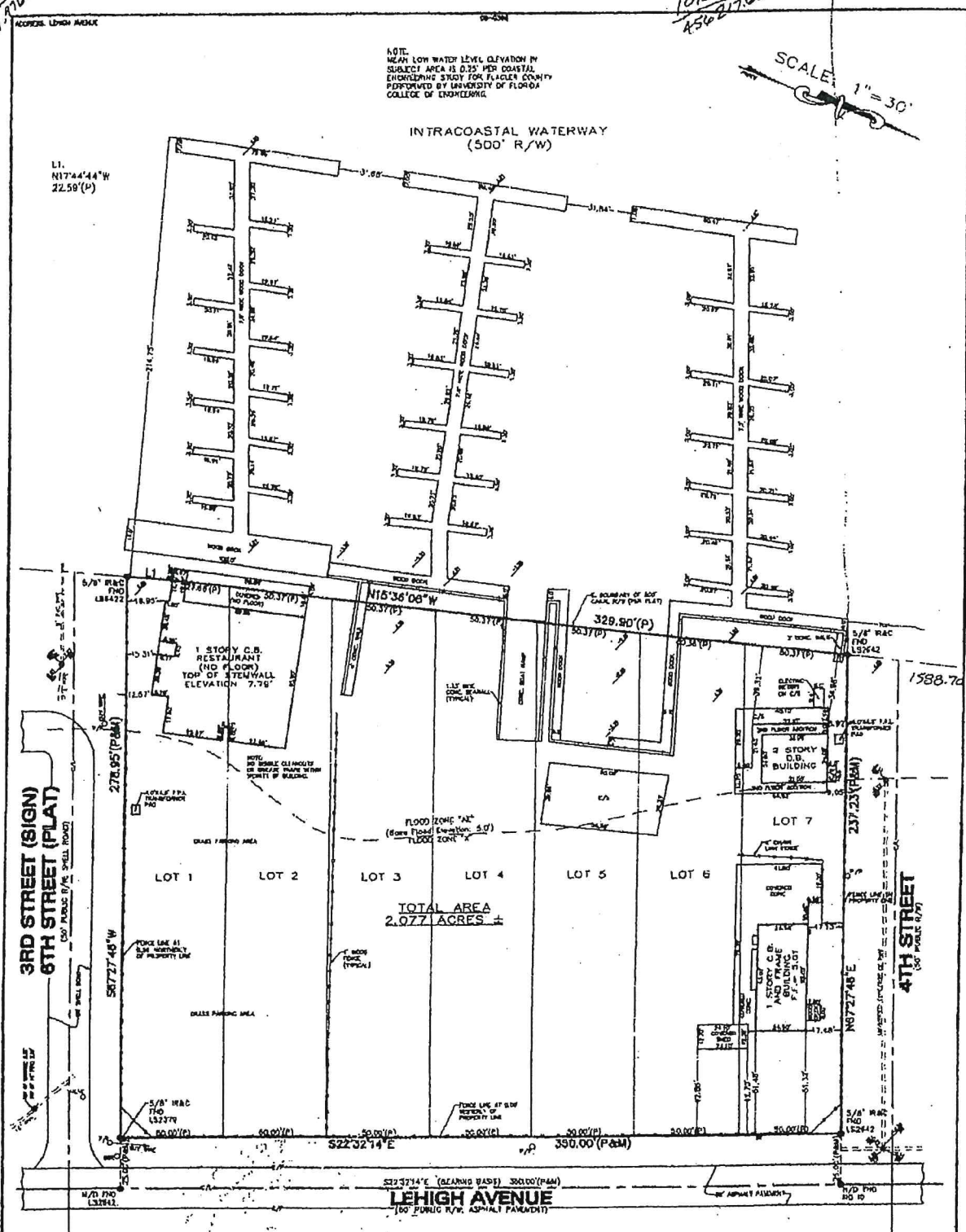
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NOTE:
MEAN LOW WATER LEVEL ELEVATION IN
SUBJECT AREA IS 0.25' PER COASTAL
ENGINEERING STUDY FOR FLAGLER COUNTY
PERFORMED BY UNIVERSITY OF FLORIDA
COLLEGE OF ENGINEERING.

SCALE: 1" = 30'

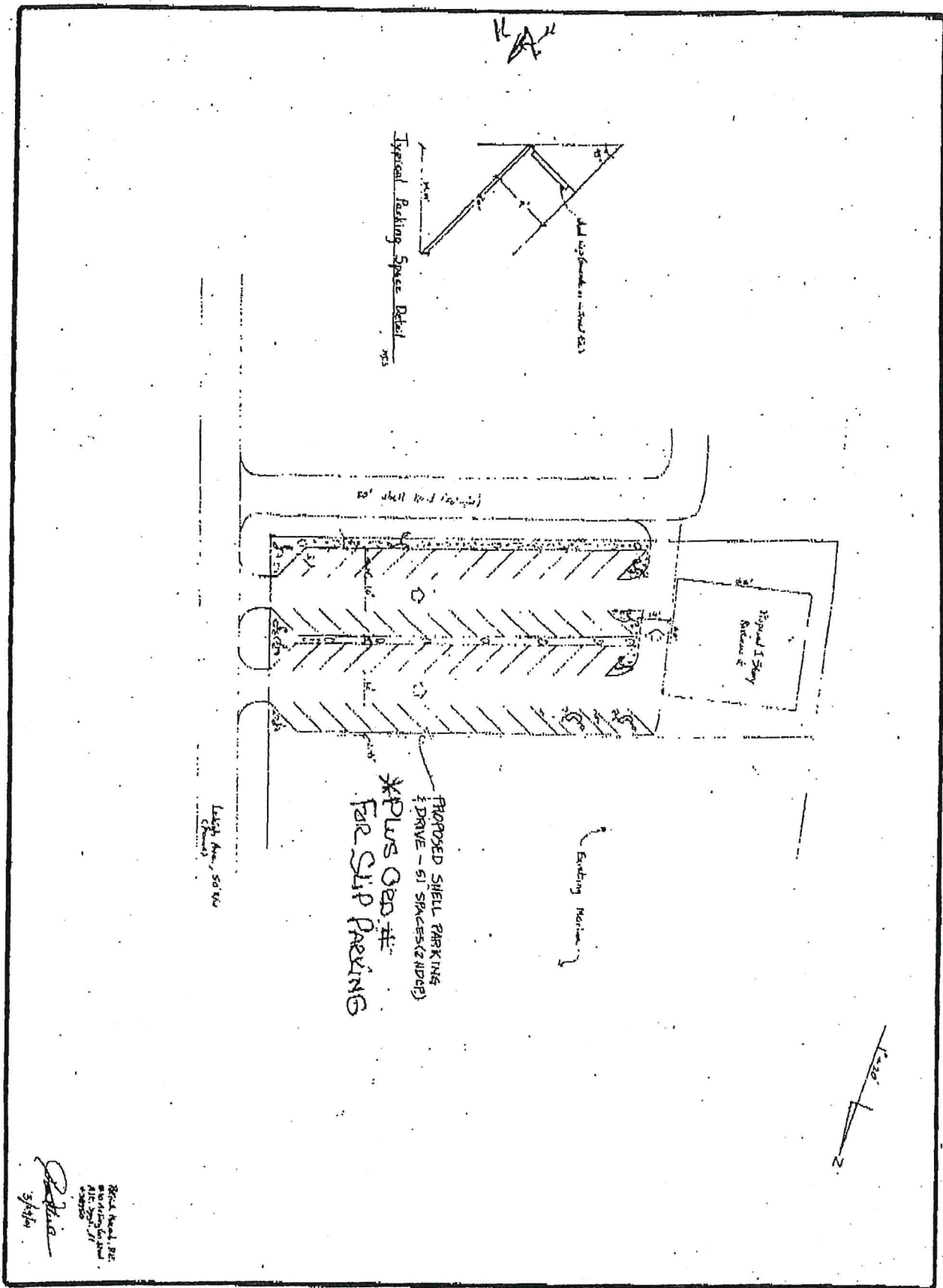
L1.
N17°44'44"W
22.59'(P)

INTRACOASTAL WATERWAY
(500' R/W)



LEGAL DESCRIPTION:
LOTS 1, 2, 3, 4, 5, 6, AND 7, BLOCK 84, FLAGLER HARBOR SUBDIVISION; AS
RECORDED IN PLAT BOOK 3, PAGE 38, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

1. NAME OF THE PARTY 2. ADDRESS 3. CITY 4. STATE 5. ZIP 6. PHONE 7. FAX 8. E-MAIL 9. WEBSITE 10. OTHER	11. NAME OF THE PARTY 12. ADDRESS 13. CITY 14. STATE 15. ZIP 16. PHONE 17. FAX 18. E-MAIL 19. WEBSITE 20. OTHER	21. NAME OF THE PARTY 22. ADDRESS 23. CITY 24. STATE 25. ZIP 26. PHONE 27. FAX 28. E-MAIL 29. WEBSITE 30. OTHER	31. NAME OF THE PARTY 32. ADDRESS 33. CITY 34. STATE 35. ZIP 36. PHONE 37. FAX 38. E-MAIL 39. WEBSITE 40. OTHER	41. NAME OF THE PARTY 42. ADDRESS 43. CITY 44. STATE 45. ZIP 46. PHONE 47. FAX 48. E-MAIL 49. WEBSITE 50. OTHER	51. NAME OF THE PARTY 52. ADDRESS 53. CITY 54. STATE 55. ZIP 56. PHONE 57. FAX 58. E-MAIL 59. WEBSITE 60. OTHER	61. NAME OF THE PARTY 62. ADDRESS 63. CITY 64. STATE 65. ZIP 66. PHONE 67. FAX 68. E-MAIL 69. WEBSITE 70. OTHER	71. NAME OF THE PARTY 72. ADDRESS 73. CITY 74. STATE 75. ZIP 76. PHONE 77. FAX 78. E-MAIL 79. WEBSITE 80. OTHER	81. NAME OF THE PARTY 82. ADDRESS 83. CITY 84. STATE 85. ZIP 86. PHONE 87. FAX 88. E-MAIL 89. WEBSITE 90. OTHER	91. NAME OF THE PARTY 92. ADDRESS 93. CITY 94. STATE 95. ZIP 96. PHONE 97. FAX 98. E-MAIL 99. WEBSITE 100. OTHER	101. NAME OF THE PARTY 102. ADDRESS 103. CITY 104. STATE 105. ZIP 106. PHONE 107. FAX 108. E-MAIL 109. WEBSITE 110. OTHER	111. NAME OF THE PARTY 112. ADDRESS 113. CITY 114. STATE 115. ZIP 116. PHONE 117. FAX 118. E-MAIL 119. WEBSITE 120. OTHER	121. NAME OF THE PARTY 122. ADDRESS 123. CITY 124. STATE 125. ZIP 126. PHONE 127. FAX 128. E-MAIL 129. WEBSITE 130. OTHER	131. NAME OF THE PARTY 132. ADDRESS 133. CITY 134. STATE 135. ZIP 136. PHONE 137. FAX 138. E-MAIL 139. WEBSITE 140. OTHER	141. NAME OF THE PARTY 142. ADDRESS 143. CITY 144. STATE 145. ZIP 146. PHONE 147. FAX 148. E-MAIL 149. WEBSITE 150. OTHER	151. NAME OF THE PARTY 152. ADDRESS 153. CITY 154. STATE 155. ZIP 156. PHONE 157. FAX 158. E-MAIL 159. WEBSITE 160. OTHER	161. NAME OF THE PARTY 162. ADDRESS 163. CITY 164. STATE 165. ZIP 166. PHONE 167. FAX 168. E-MAIL 169. WEBSITE 170. OTHER	171. NAME OF THE PARTY 172. ADDRESS 173. CITY 174. STATE 175. ZIP 176. PHONE 177. FAX 178. E-MAIL 179. WEBSITE 180. OTHER	181. NAME OF THE PARTY 182. ADDRESS 183. CITY 184. STATE 185. ZIP 186. PHONE 187. FAX 188. E-MAIL 189. WEBSITE 190. OTHER	191. NAME OF THE PARTY 192. ADDRESS 193. CITY 194. STATE 195. ZIP 196. PHONE 197. FAX 198. E-MAIL 199. WEBSITE 200. OTHER	201. NAME OF THE PARTY 202. ADDRESS 203. CITY 204. STATE 205. ZIP 206. PHONE 207. FAX 208. E-MAIL 209. WEBSITE 210. OTHER	211. NAME OF THE PARTY 212. ADDRESS 213. CITY 214. STATE 215. ZIP 216. PHONE 217. FAX 218. E-MAIL 219. WEBSITE 220. OTHER	221. NAME OF THE PARTY 222. ADDRESS 223. CITY 224. STATE 225. ZIP 226. PHONE 227. FAX 228. E-MAIL 229. WEBSITE 230. OTHER	231. NAME OF THE PARTY 232. ADDRESS 233. CITY 234. STATE 235. ZIP 236. PHONE 237. FAX 238. E-MAIL 239. WEBSITE 240. OTHER	241. NAME OF THE PARTY 242. ADDRESS 243. CITY 244. STATE 245. ZIP 246. PHONE 247. FAX 248. E-MAIL 249. WEBSITE 250. OTHER	251. NAME OF THE PARTY 252. ADDRESS 253. CITY 254. STATE 255. ZIP 256. PHONE 257. FAX 258. E-MAIL 259. WEBSITE 260. OTHER	261. NAME OF THE PARTY 262. ADDRESS 263. CITY 264. STATE 265. ZIP 266. PHONE 267. FAX 268. E-MAIL 269. WEBSITE 270. OTHER	271. NAME OF THE PARTY 272. ADDRESS 273. CITY 274. STATE 275. ZIP 276. PHONE 277. FAX 278. E-MAIL 279. WEBSITE 280. OTHER	281. NAME OF THE PARTY 282. ADDRESS 283. CITY 284. STATE 285. ZIP 286. PHONE 287. FAX 288. E-MAIL 289. WEBSITE 290. OTHER	291. NAME OF THE PARTY 292. ADDRESS 293. CITY 294. STATE 295. ZIP 296. PHONE 297. FAX 298. E-MAIL 299. WEBSITE 300. OTHER	301. NAME OF THE PARTY 302. ADDRESS 303. CITY 304. STATE 305. ZIP 306. PHONE 307. FAX 308. E-MAIL 309. WEBSITE 310. OTHER	311. NAME OF THE PARTY 312. ADDRESS 313. CITY 314. STATE 315. ZIP 316. PHONE 317. FAX 318. E-MAIL 319. WEBSITE 320. OTHER	321. NAME OF THE PARTY 322. ADDRESS 323. CITY 324. STATE 325. ZIP 326. PHONE 327. FAX 328. E-MAIL 329. WEBSITE 330. OTHER	331. NAME OF THE PARTY 332. ADDRESS 333. CITY 334. STATE 335. ZIP 336. PHONE 337. FAX 338. E-MAIL 339. WEBSITE 340. OTHER	341. NAME OF THE PARTY 342. ADDRESS 343. CITY 344. STATE 345. ZIP 346. PHONE 347. FAX 348. E-MAIL 349. WEBSITE 350. OTHER	351. NAME OF THE PARTY 352. ADDRESS 353. CITY 354. STATE 355. ZIP 356. PHONE 357. FAX 358. E-MAIL 359. WEBSITE 360. OTHER	361. NAME OF THE PARTY 362. ADDRESS 363. CITY 364. STATE 365. ZIP 366. PHONE 367. FAX 368. E-MAIL 369. WEBSITE 370. OTHER	371. NAME OF THE PARTY 372. ADDRESS 373. CITY 374. STATE 375
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FLAGLER BRIDGE RESTAURANT PARKING LAYOUT

NO.	DATE	BY	REVISION
1			

NO.	DATE	BY	REVISION
1			