

Agenda Item # _C - 11_____

**Village of Royal Palm Beach
Village Council
Agenda Item Summary**

Agenda Item:

APPROVAL OF A SPECIAL EVENT PERMIT TO HOST A TWO (2) YEAR ANNIVERSARY OPEN HOUSE EVENT AT 11911 SOUTHERN BOULEVARD ON MARCH 29, 2023 FROM 4:00 P.M. THROUGH 7:00 P.M. BY BRIAN MORRISON ON BEHALF OF INSPIRED LIVING OF ROYAL PALM BEACH.

Issue:

The applicant is requesting approval of a Special Event Permit to host a two (2) year anniversary Open House Event at 11911 Southern Boulevard on March 29,2023 from 4:00 p.m. through 7:00 p.m.

The applicant has submitted all necessary information and forms to the Village. Staff has reviewed this application and determined that the proposed use will not adversely affect the immediate area.

Recommended Action:

Approval of Special Event Permits, subject to the attached conditions (Exhibit A).

Initiator:	Village Manager	Agenda Date	Village Council
Director of P&Z	Approval	2/16/23	Action

EXHIBIT A

1. The event may only occur on March 29,2023 from 4:00 p.m. through 7:00 p.m.
2. Any tents used shall be flame resistant.
3. A Business Tax Receipt is required and permits must be obtained for all temporary electrical services, generators or temporary power poles and must be inspected prior to commencement of sales.
4. All electrical circuits shall be GFI protected.
5. Signage shall be set back at least 10 feet from the property line and shall not interfere with sight lines along public roadways and shall conform to the requirements of Sec. 20-71 of the Village Code of Ordinances.
6. A clearly defined paved parking area must be provided.
7. The applicant shall provide for portable restroom facilities including at least one handicapped accessible facility if public facilities are not within 500' of accessibility.
8. Adequate trash receptacles shall be provided for tree trimming and other debris, which may accumulate on site.

A FULLY COMPLETED APPLICATION MUST BE SUBMITTED TO THE VILLAGE CLERK 45 DAYS IN ADVANCE OF THE EVENT. FAILURE TO SUBMIT A COMPLETE APPLICATION MAY RESULT IN REJECTION OF THE APPLICATION.

VILLAGE OF ROYAL PALM BEACH
SPECIAL EVENTS PERMIT APPLICATION

DATE: 12/20/2022

I/We RPB Senior Living LLC, dba Inspired Living of Royal Palm Beach

(Name of applicant)

of 11911 Southern Blvd. Royal Palm Beach, FL 33411

(Mailing address)

Name and phone number of contact person:

Brian Morrison

Email address: bmorrison@validusseniorliving.com

On behalf of RPB Senior Living LLC, dba Inspired Living of Royal Palm Beach

(Name of person, corporation, organization, etc.)

hereby request a Special Events Permit from the Village of Royal Palm Beach in order to:
host a two year anniversary open house event and post event signage for the event.

In support of such application, I submit the following information:

1. Proposed location: 11911 Southern Blvd. Royal Palm Beach, FL 33411

(Owner's written consent and affidavit of responsibility is attached.)

2. Proposed date, time of commencement and duration of event:
3/29/2023, 4:00PM - 7:00PM

3. Approximate number of participants expected: 50

4. Insurance company and policy number: Everest Indemnity Co SB00000047-221

(Copy of Certificate of Insurance showing general liability & property damage coverage is attached.)

5. Will state, municipal or county controlled property be involved? Yes ☐ No ☒.
If yes, please describe:

(State, municipal or county permit or written consent, if applicable,
to utilize the above property is attached.)

6. How will this proposed event impact municipal traffic control, fire/rescue operations and/or utilities? **It should not have an impact. We have ample parking at our community and do not need any Village resources.**

Proposed impact mitigation plan:

N/A

7. Are animals involved in this event? Yes ☐ No ☒

If yes, all certificates required by Chapter 5 of the Village Code of Ordinances must be attached hereto prior to the issuance of this permit.

8. What toilet facilities will be provided for use by event participants and the public?
Public restroom facilities are already in place with our community

9. Site plan for proposed location of special event showing layout of all facilities, including parking and signage, is attached hereto along with a fully executed Hold Harmless Agreement as required by Section 16-12(a)(2) of the Village Code of Ordinances.

10. Please address the following items:

A. How will you assure that the proposed special event will have no adverse vehicular or pedestrian traffic impacts which cannot be prevented by the imposition of conditions?

We have ample parking onsite at our community with multiple walking and vehicle routes available as to not impede traffic.

B. How will you assure that the proposed special event will have no adverse impacts on adjacent properties and will not be detrimental to their use and peaceful enjoyment of their property?

The event will be hosted in doors at our community with primarily senior citizens involved.

C. How will you assure that the proposed special event will not cause objectionable noise, vibrations, fumes, odors, glare or physical activity which cannot be prevented by the imposition of conditions?

The event will be hosted in doors at our community with primarily senior citizens involved.

D. How is the proposed special event compatible with the character of the location for which it is proposed?

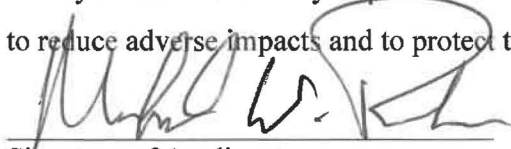
We are a senior living community and expect attendance from senior citizens.

11. In addition to depicting proposed temporary signage on the provided site plan, please list below all signs to be displayed as part of the special event. Please include sign type, dimensions, square footage and proposed location(s) (See Village Code Section 20-71).

Two temporary 4' wide by 7' tall post and panel signs - See attachment

We are open to the placement on the Southern Blvd if the committee has a preference

I affirm that all facts set forth herein are true and correct and understand that the Village of Royal Palm Beach may impose reasonable conditions upon the Special Events Permit in order to reduce adverse impacts and to protect the health, safety and welfare of all.



Signature of Applicant

MICHAEL W. RODERER

Print Name of Applicant

SVP OF FINANCE - VALDUS SR LIVING
AS MANAGER FOR
RPB SENIOR LIVING, LLC

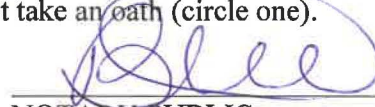
THE STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me by means of [☒] physical presence or [] online notarization this 23 day of December, 2022, by Michael Roderer, who is personally known to me or who has produced a Florida driver's license as identification and who did/did not take an oath (circle one).



BILLIE ABREU
Commission # HH 221626
Expires May 27, 2026

(Seal)



NOTARY PUBLIC
STATE OF FLORIDA

VILLAGE OF ROYAL PALM BEACH, FLORIDA
OWNER'S AFFIDAVIT OF CONSENT AND RESPONSIBILITY
DO NOT COMPLETE FOR EVENTS ON VILLAGE PROPERTY

DATE: 12/20/2022

APPLICATION FOR: Special Events Permit

PROPOSED LOCATION FOR SPECIAL EVENT:

Inspired Living at Royal Palm Beach
11911 Southern Blvd
Royal Palm Beach, FL 33411

I/We, RPB Senior Living LLC, own the property referenced above and hereby grant my/our consent for Inspired Living at Royal Palm Beach to utilize the property for an Anniversary Event acknowledging that I/we will be responsible for the activities conducted thereon.

[Signature] SUP
Affiant SVP OF FINANCE Affiant
MANAGER FOR RPB SENIOR LIVING, LLC

STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 23 day of December, 2022 by Michael Rodever and N/A, who is personally known to me or who has produced a Florida driver's license as identification and who did/did not take an oath (circle one).



BILLIE ABREU
Commission # HH 221626
Expires May 27, 2026

(Seal)

[Signature]
Notary Public
State of Florida

HOLD HARMLESS AGREEMENT FOR APPLICANT

The undersigned hereby requests a Special Events permit from the Village of Royal Palm Beach, Florida ("Village").

NOW, THEREFORE, for and in consideration of the issuance of the permit by the Village and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/we agree as follows:

1. I/we hereby agree to abide by all regulations set forth in the VILLAGE OF ROYAL PALM BEACH Code of Ordinances and all other laws.

2. I/we hereby agree that I/we will indemnify and hold the Village harmless from and against any and all claims, demands, lawsuit, settlements, damages, costs and expenses, including attorneys' fees, suffered or incurred by the Village and arising out of or in connection with the Special Event conducted.

Executed this 20 23 day of December, 2022.

WITNESSES:

Signature

Brian Morrison
Printed Name

Signature

Kate Wentworth
Printed Name

Applicant

MICHAEL W. RUDERER, SUP
Printed Name

VALDUS SOLOR LURKE AS
MANAGER FOR RPD SQUAD LURKE, LLC

STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me by means of [☒] physical presence or [☐] online notarization this 23 day of December, 2022 by Michael Roderer, who is personally known to me or who has produced a Florida driver's license as identification and who did/did not take an oath (circle one).



BILLIE ABREU
Commission # HH 221626
Expires May 27, 2026

(Seal)

[Signature]
Notary Public
State of Florida



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

12/22/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER
Baldwin Krystyn Sherman Partners LLC
4211 W. Boy Scout Blvd. STE 800
Tampa FL 33607

CONTACT
NAME:
PHONE
[A/C, No, Ext]: 813-984-3200 FAX
[A/C, No]: 813-984-3201
E-MAIL
ADDRESS: hannah.tryon@bks-partners.com

INSURED
RBP Senior Living, LLC
dba Inspired Living Royal Palm Beach
11911 Southern Blvd
Royal Palm Beach FL 33411

VALISEN-01

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Zurich American Insurance Comp	16535
INSURER B : Everest Indemnity Insurance Co	10851
INSURER C : Great American Insurance Compa	16691
INSURER D :	
INSURER E :	
INSURER F :	

COVERAGES

CERTIFICATE NUMBER: 1607836955

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
B	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input checked="" type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input checked="" type="checkbox"/> LOC OTHER:		SB00000047-221	1/1/2022	2/1/2023	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 200,000 MED EXP (Any one person) \$ 2,500 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 3,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000 \$
A	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY		BAP 6022366-03	11/30/2021	3/31/2023	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	<input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$					EACH OCCURRENCE \$ AGGREGATE \$ \$
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input type="checkbox"/> N/A	WCE49947703	9/4/2022	3/31/2023	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
B	Professional Liability (Claims-Made)		SB00000047-221	1/1/2022	2/1/2023	Each Event Aggregate \$1,000,000 \$3,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

General Liability Retroactive Date: 10/01/2020 ; Professional Liability Retroactive Date: 11/11/2020

General Liability and Professional Liability is subject to a \$12,000,000 Policy Aggregate Limit

Covered Location: Inspired Living in Royal Palm Beach, 11911 Southern Blvd, Royal Palm Beach, FL 33411

CERTIFICATE HOLDER

CANCELLATION

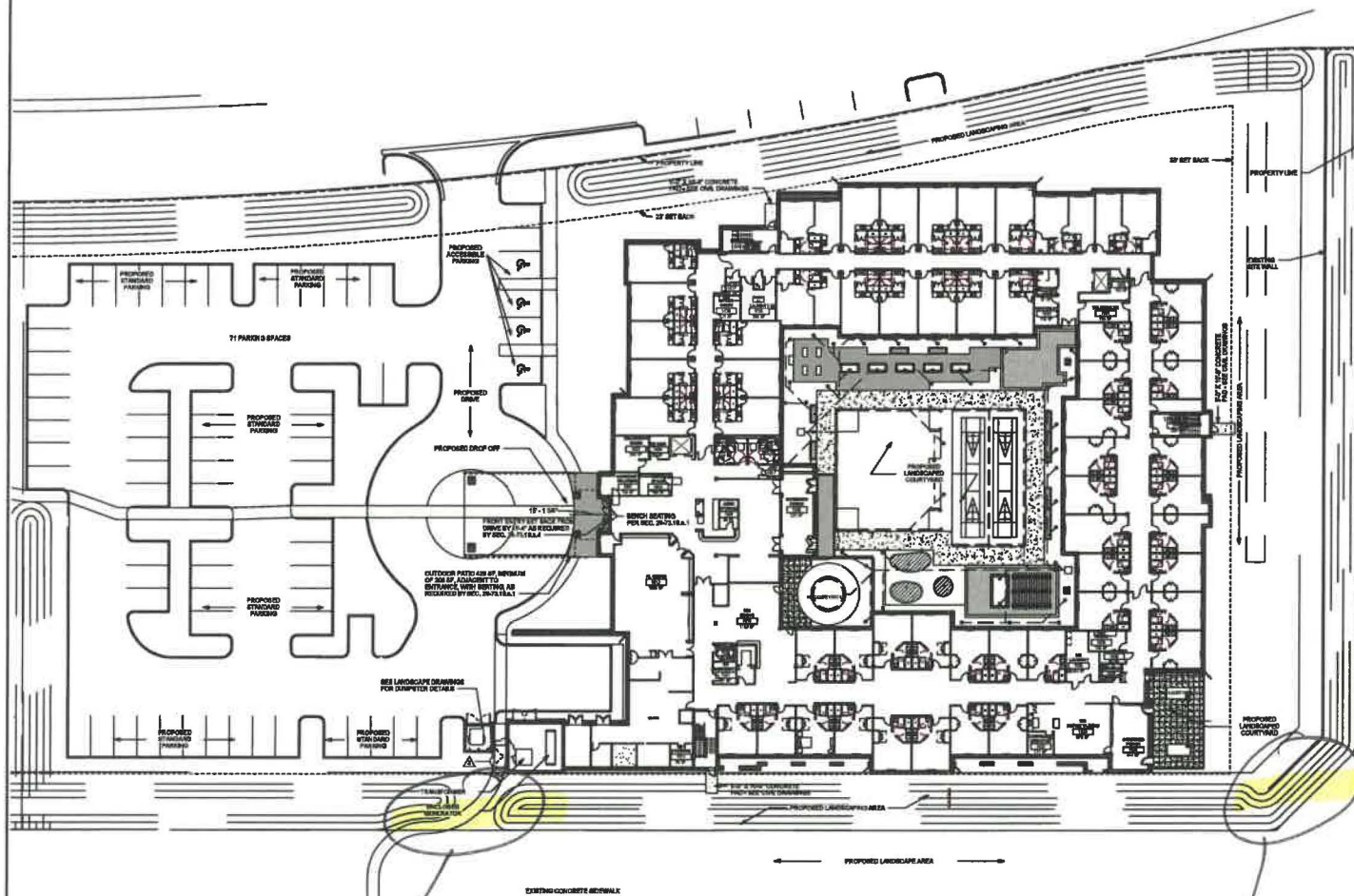
Village of Royal Palm Beach
1050 Royal Palm Beach Blvd
Royal Palm Beach FL 33411

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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70 parking spaces



proposed V sign
4'W x 7' tall

proposed sign

PARKING SPACES PROVIDED	
STANDARD	67 CARS
ACCESSIBLE	03 CARS
TOTAL	70 CARS

ENLARGED SITE PLAN 1

KEY NOTES

studio+
ARCHITECTS

KEEN ENGINEERING
CIVIL
7200 W PALMETTO PARK RD, STE. # 105
BOCA RATON, FL 33432
P: 561.325.6700
LICENSE # CA 94195

SELECT STRUCTURAL
STRUCTURAL
12575 NEW BRITANNY BLVD
FORT MYERS, FL 33907
P: 238.318.5874
LICENSE # CA 38357

ECOSWFL, INC.
ELECTRICAL
70714 COMMERCE MANOR PL
FT. MYERS, FL 33907
P: 238.333.3222
LICENSE # 95904 CA 27677

WALDROP ENGINEERING
LANDSCAPE
30710 SCOUTA SPRING DR, #305
SCOUTA SPRING, FL 34135
P: 238.493.7777
LICENSE # LC20000345

CLARK FOOD SERVICE
EQUIPMENT
EQUIPMENT
2507 E. 10TH AVE, PALM BEACH, FL 33480
P: 772.362.7243
LICENSE # 6

CONQUEST SOLUTIONS, LLC
IT
184 HIGHLAND DRIVE
MIAMI, FL 33136
P: 772.362.7243
LICENSE # 6

URBAN DESIGN KILDAY
STUDIOS
URBAN DESIGN
910 COLUMBIA STREET, SUITE 200
WEST PALM BEACH, FL 33411
P: 561.388.1100
LICENSE # LC20000345

GENERAL NOTES

ISSUED DATE:
8/14/2017

REVISIONS:

1. 11/1/18 TYPE COMMENTS



PROJECT TITLE:
**FORTRESS VENTURES
THRIVE AT ROYAL PALM
BEACH**

PROJECT ADDRESS:
10701 CYPRESS HEAD AVE.
ROYAL PALM BEACH, FL 33411

PROJECT NUMBER:
PL17013

SHEET TITLE:
ENLARGED SITE PLAN

AS1.02

WE ARE OPEN TO THE LOCATION OF THE SIGN ON SOUTHERN BLVD IF THE COMMITTEE HAS A PREFERENCE.

ASSISTED LIVING

- Sawgrass 1 Bed 1 Bath Studio
- Sandpiper 1 Bed 1 Bath w/ Living Room

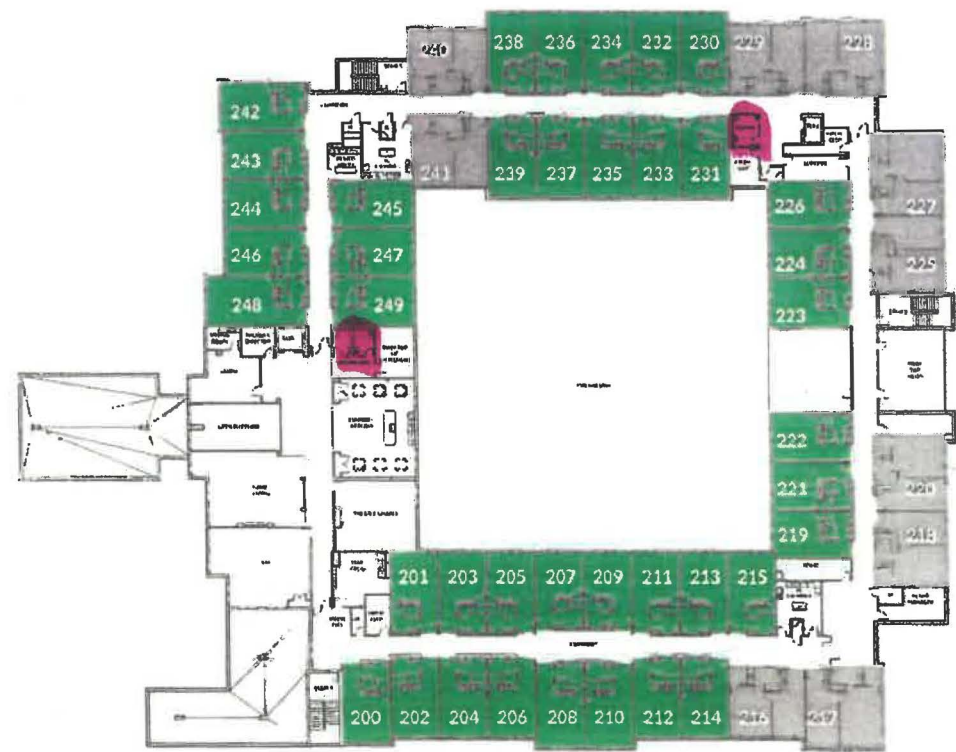
MEMORY CARE

- Everglades Studio 1 Bathroom

BATHROOMS 8



FIRST FLOOR



SECOND FLOOR