

02/24/2023

Via E-Mail:

Karen Carmichael, President
St. Petersburg Downtown Neighborhood Association
200 2nd Avenue South, Suite 101
St. Petersburg, FL 33701
president@stpetedna.org

Re: Notice of Intent to File – Site Plan Review Application

Dear Neighbors:

This firm represents Ally MW LLC (“the Applicant”), who is applying for site plan review in the March 6th application cycle. The subject property is located at 234 3rd Avenue North, Parcel ID#: 19-31-17-74466-016-0040.

The Applicant proposes build an approximately 327-unit multifamily structure with ground floor retail space, approximately 325 parking spaces, and a building height of approximately 330 feet. The application will include the vacation of an existing easement for the sidewalk along 3rd Avenue, which will be replaced with a new sidewalk. Enclosed is a preliminary plan for your review. If you have any questions or comments please reach out to myself (Katie.Cole@hwhlaw.com | 727-259-6791) or to Mathew Kelly (Matthew.Kelly@hwhlaw.com | 813-222-3182).

Sincerely,

HILL WARD HENDERSON

Katie Cole

Katie Cole, Esq.



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TRANSMITTAL WITHOUT WRITTEN PERMISSION IS
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234 3RD AVE N
SAINT PETERSBURG, FLORIDA

ISSUED DRAWING LOG:

PROJECT NO: 22.038

ISSUE DATE:
24 FEB 2023

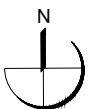
DRAWING TITLE:
COVER SHEET
CONTEXT PLAN

SHEET NUMBER: _____

C-001

DITION:

RESIDENTIAL CONCEPT



234 3RD AVENUE NORTH



ISTVAN L. PETERANECZ
AR94533
FLORIDA

234 3RD AVE N
SAINT PETERSBURG, FLORIDA

ISSUED DRAWING LOG:

PROJECT NO: 22.038

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24 FEB 2023

DRAWING TITLE:

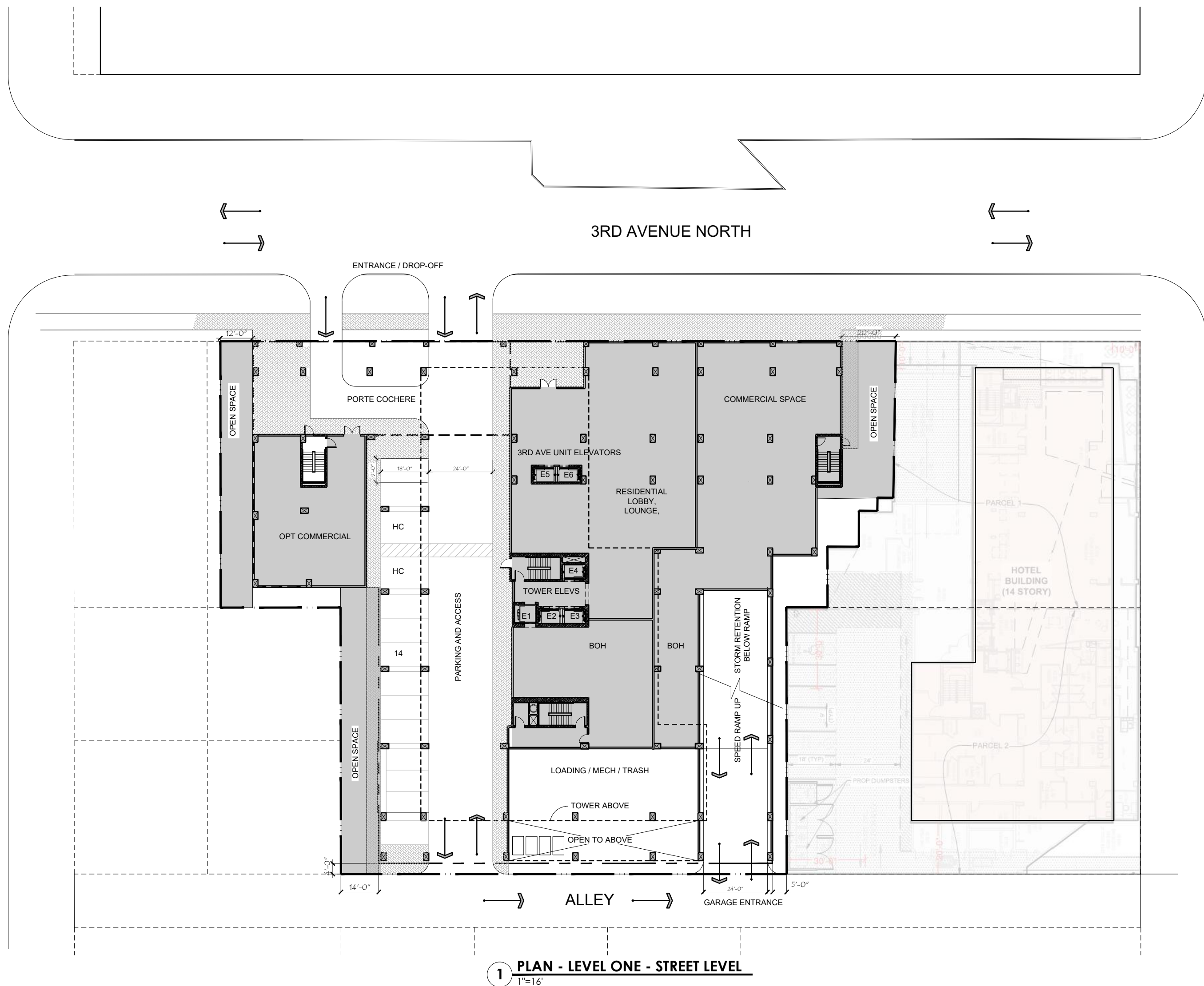
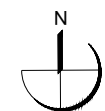
ARCHITECTURAL
SITE PLAN

SHEET NUMBER: _____

A-001

EDITION:

RESIDENTIAL CONCEPT





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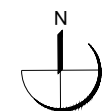
234 3RD AVE N
SAINT PETERSBURG, FLORIDA

DRAWING TITLE:
ARCHITECTURAL
FLOOR PLAN

A-002

EDITION:

RESIDENTIAL CONCEPT



1 PLAN - LEVEL TWO / PARKING



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234 3RD AVE N
SAINT PETERSBURG, FLORIDA

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PROJECT NO: 22.038

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24 FEB 2023

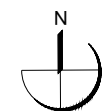
DRAWING TITLE:
ARCHITECTURAL
FLOOR PLAN

SHEET NUMBER: _____

A-003

EDITION:

RESIDENTIAL CONCEPT



ALLEY

1 PLAN - LEVELS 3-7 UNITS & PARKING
1" = 16'

$$1'' = 16'$$



VAN L. PETERANECZ
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234 3RD AVEN
SAINT PETERSBURG, FLORIDA

PROJECT NO: 22.038

SUE DATE:
24 FEB 2023

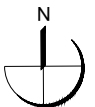
DRAWING TITLE:
ARCHITECTURAL
FLOOR PLAN

SHEET NUMBER: _____

A-004

DITION:

RESIDENTIAL CONCEPT



3RD AVENUE NORTH



1 PLAN - LEVEL EIGHT - AMENITY & UNIT DECK LEVELS



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ARCHITECTURE | INTERIORS
2430 TERMINAL DRIVE SOUTH | ST. PETERSBURG, FLORIDA 33712
(727) 800-5500 | ARCHITECTUREBP.COM | AA26001704 IB26001074

AA26001704
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SAINT PETERSBURG, FLORIDA

ISSUED DRAWING LOG:

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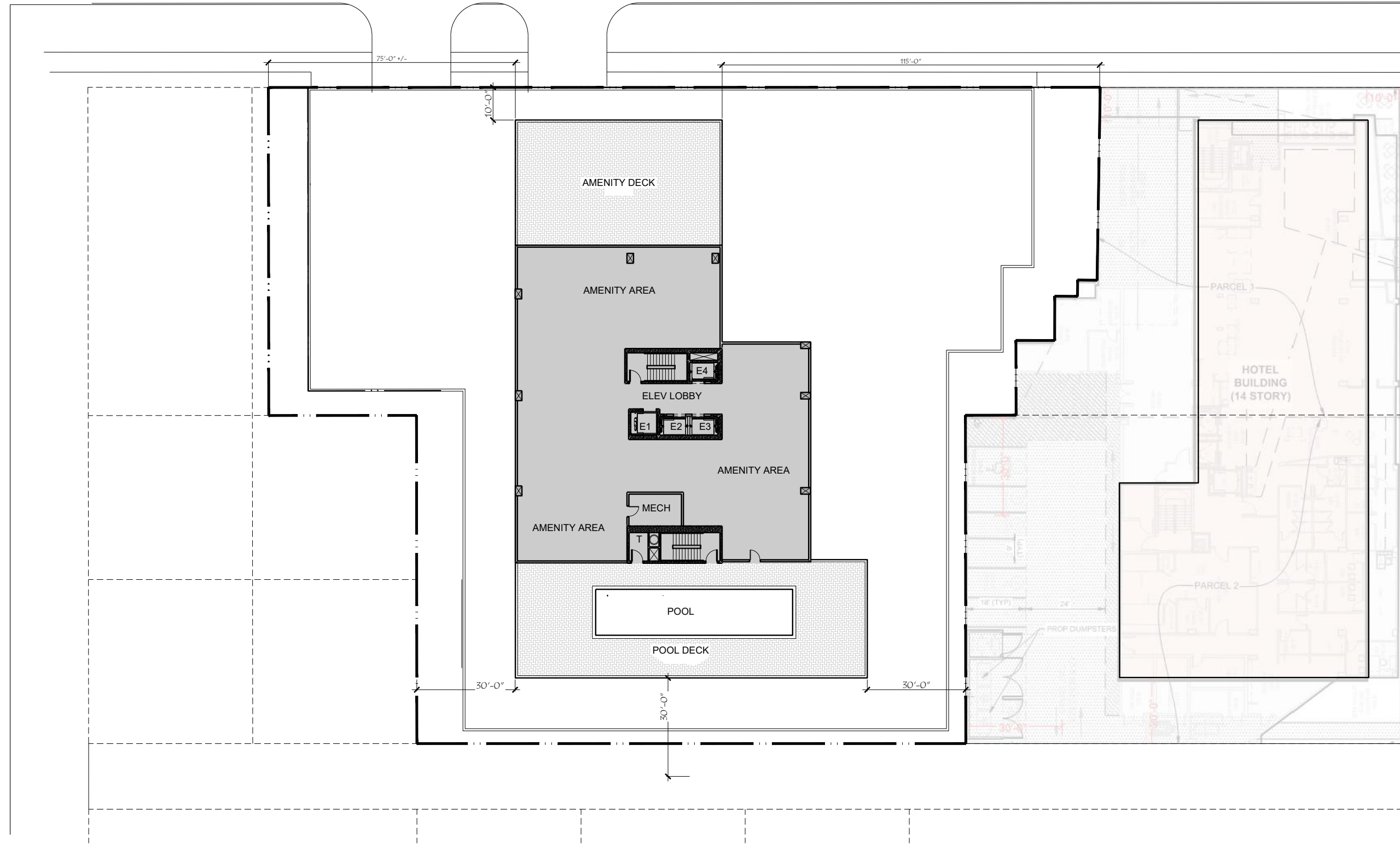
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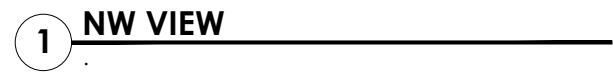
A-006

EDITION: RESIDENTIAL CONCEPT

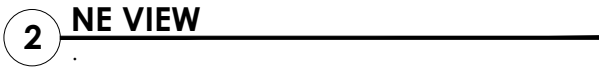
3RD AVENUE NORTH



1 PLAN - LEVEL 28 - ROOFTOP AMENITY
1" = 16'



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AR94533
FLORIDA

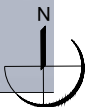


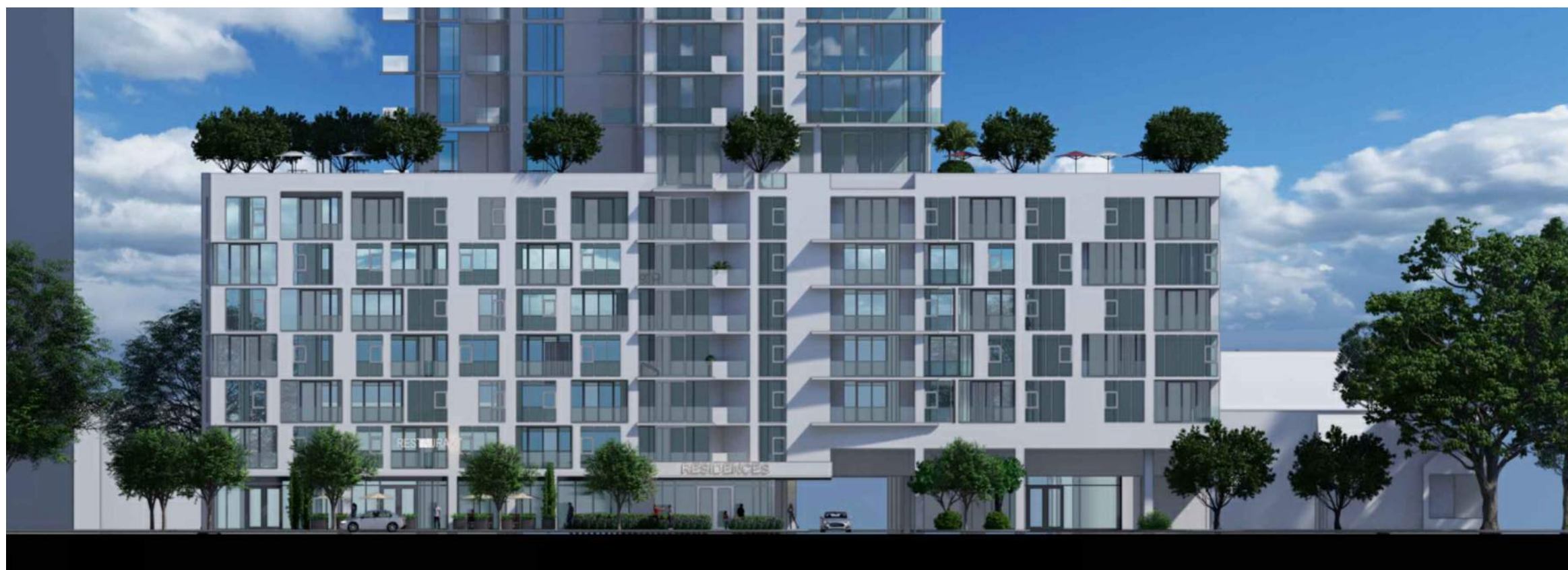
234 3RD AVENUE
SAINT PETERSBURG, FLORIDA

DRAWING TITLE:
ARCHITECTURAL
CONCEPT
MASSING

A-011

RESIDENTIAL CONCEPT





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2430 TERMINAL DRIVE SOUTH | ST. PETERSBURG, FLORIDA 33712
(727) 800-5300 | ARCHITECTUREBB.COM | AA26001704 1B26001074

AA2601704

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234 3RD AVEN
SAINT PETERSBURG, FLORIDA

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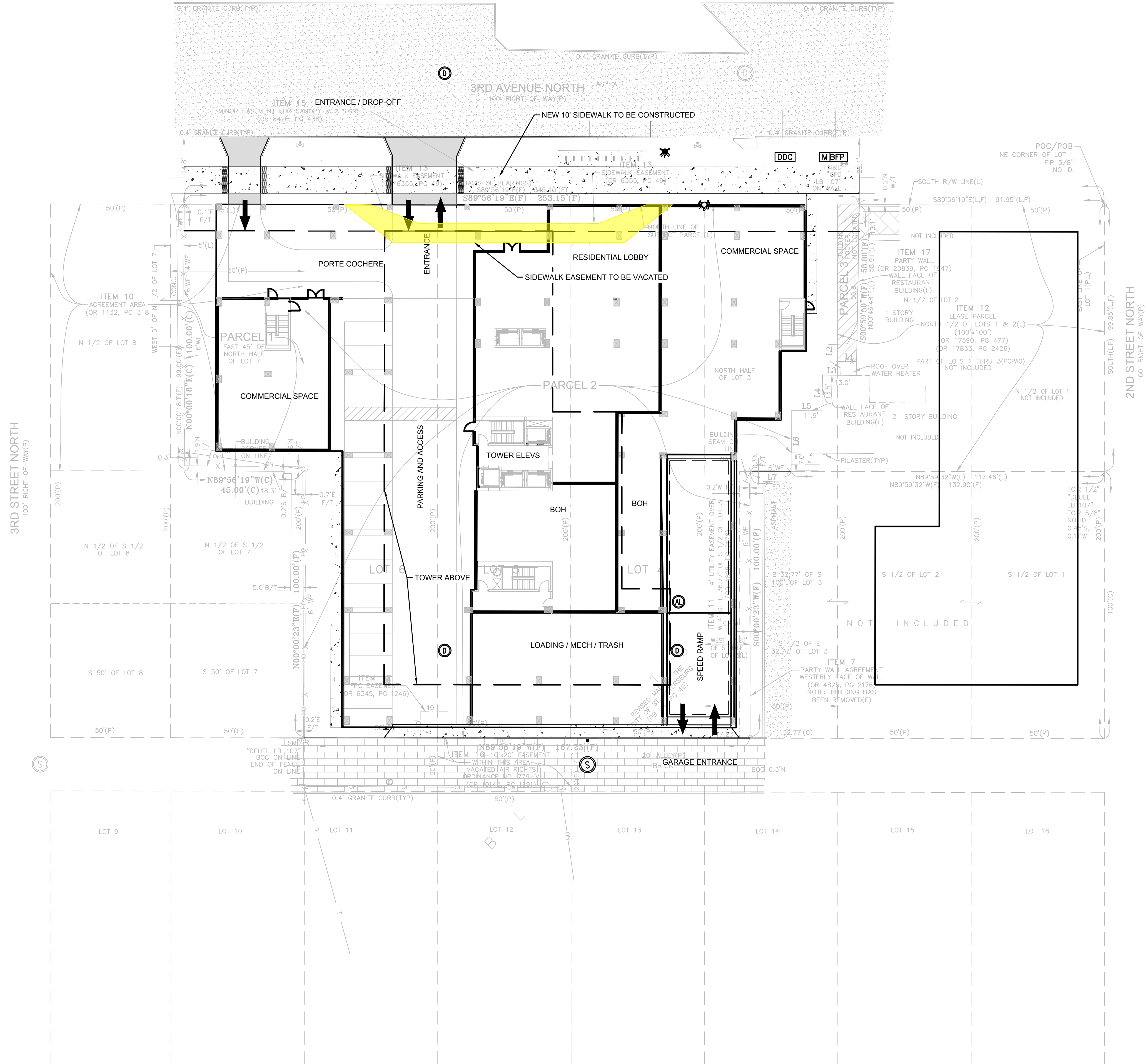
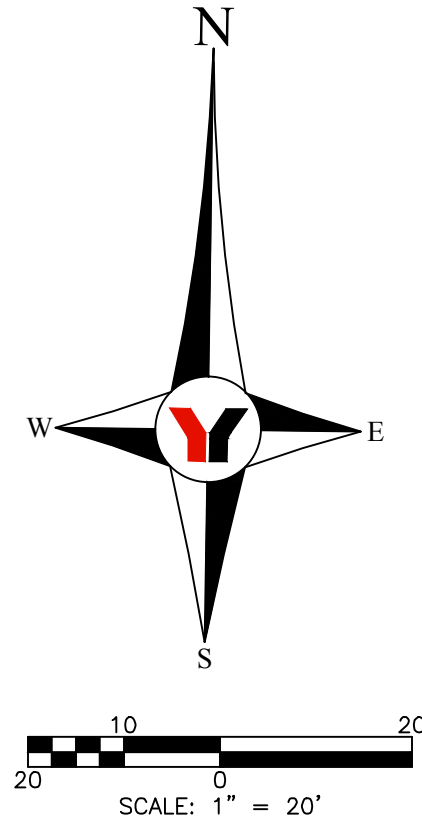
DRAWING TITLE:
ARCHITECTURAL
CONCEPT
MASSING

SHEET NUMBER:

A-012

EDITION:

RESIDENTIAL CONCEPT



REVISED	NO.	BY	DATE	DESCRIPTION

REVISED	NO.	BY	DATE	DESCRIPTION

DESIGN	INITIALS	DATE
DRAWN		
CHECKED		
QUALITY CHK		
SCALE		

PREPARED FOR:
BEHAR PETERANECZ ARCHITECTURE
2430 TERMINAL DR S
ST. PETERSBURG, FL 33712
(727) 800-5300



George F. Young, Inc.
299 DR. MARTIN LUTHER KING JR. STREET, N. ST. PETERSBURG, FLORIDA 33701
PHONE (727) 822-4317 FAX (727) 822-2919 WWW.GEORGEYOUNG.COM
ENGINEERING CERTIFICATE OF AUTHORIZATION NUMBER 21
CIVIL & TRANSPORTATION ENGINEERING ECOLOGY IGIS LANDSCAPE ARCHITECTURE
PLANNING SURVEYING SUBSURFACE UTILITY ENGINEERING
GAINESVILLE • LAKEWOOD RANCH • ORLANDO • ST. PETERSBURG • TAMPA

TIMOTHY RANKIN	No. 88375
DATE	

234 3RD AVE N
EASEMENT EXHIBIT
SECTION 19, TOWNSHIP 31S., RANGE 17E.

JOB NO.
22034000SC
SHEET NO.
EX

FILE: \\project\proj\2023\22034000SC\DWG\22034000SC-SP.dwg PLOTED: 2/24/2023 1:43 PM LAYOUT: 1st Lays