

# 1531 Alton Road

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ZBA20-0120

Board of Adjustment

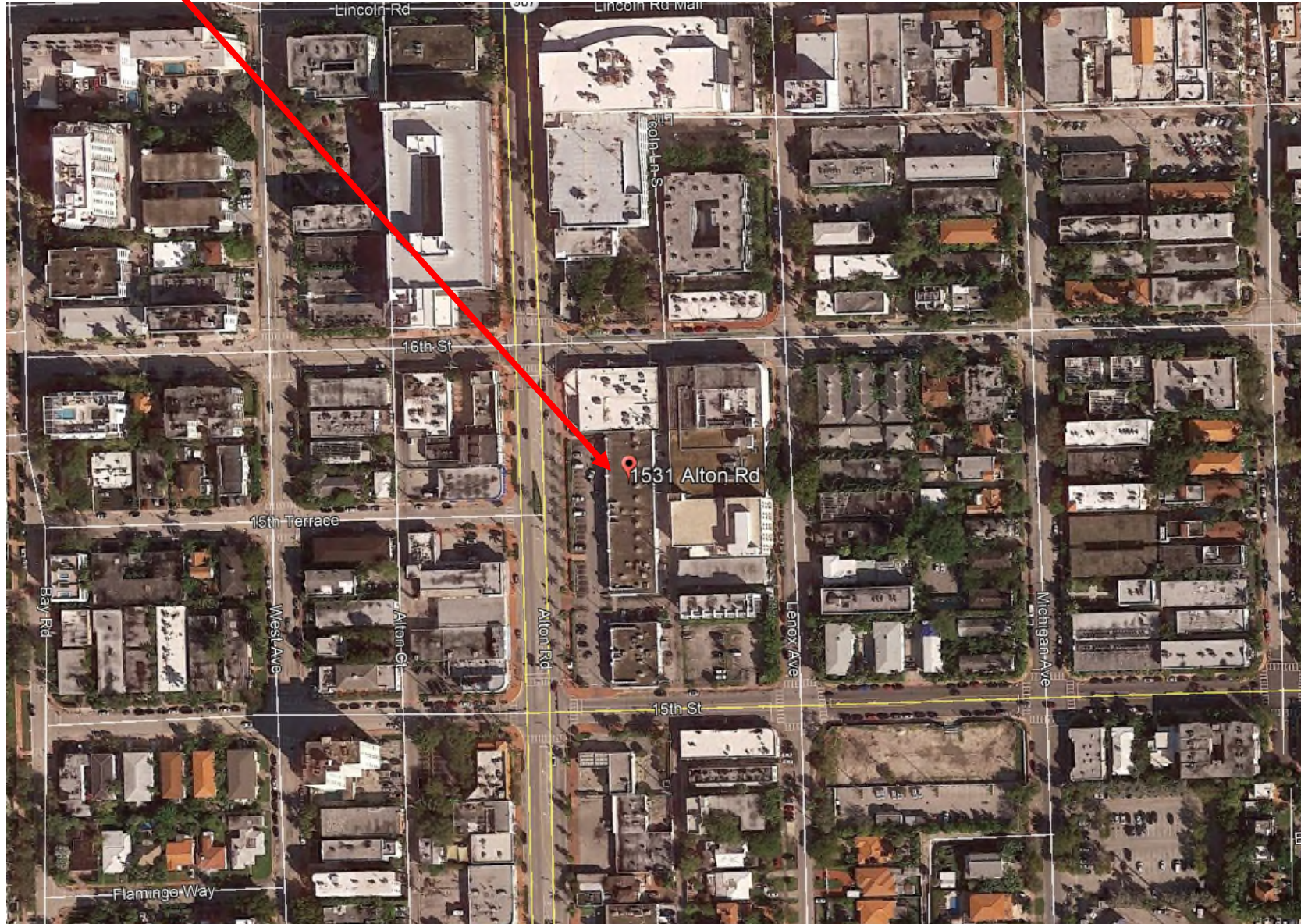
February 5, 2021



BERCOW RADELL FERNANDEZ LARKIN + TAPANES  
ZONING, LAND USE AND ENVIRONMENTAL LAW



# Property Location – 1531 Alton Road







EXTERIOR VIEW 'A'  
SOUTHWEST CORNER OF PROPERTY LOOKING NORTH



EXTERIOR VIEW 'C'  
SOUTHEAST CORNER OF PROPERTY LOOKING NORTHWEST



EXTERIOR VIEW 'B'  
NORTHWEST CORNER OF PROPERTY LOOKING SOUTHEAST



EXTERIOR VIEW 'D'  
SOUTH END OF PROPERTY LOOKING WEST

# Timeline of Events

- **April 2018:** Surterra becomes the first licensed dispensary in the City at 1523 Alton Road
- **December 2018:** Proposed dispensary at 1439 Alton Road obtains building permit prior to spacing requirements being adopted
- **February 2019:** City adopts 1,200 foot spacing requirement applicable to dispensaries, making Surterra a legal non-conforming use
- **February 2021:** Surterra seeks to move to a new location at 1531 Alton Road & proposed MMTC at 1439 Alton Road has never opened

# Request

- 1) Approval of variance from 1,200 foot spacing requirements applicable to Medical Cannabis Treatment Centers (MCTC) pursuant to Section 142-1502(b)(5) of the Code to permit the applicant to move to a new location within the same building;
- 2) Modification of proposed Condition No. 3 to comply ensure compliance with state regulations.

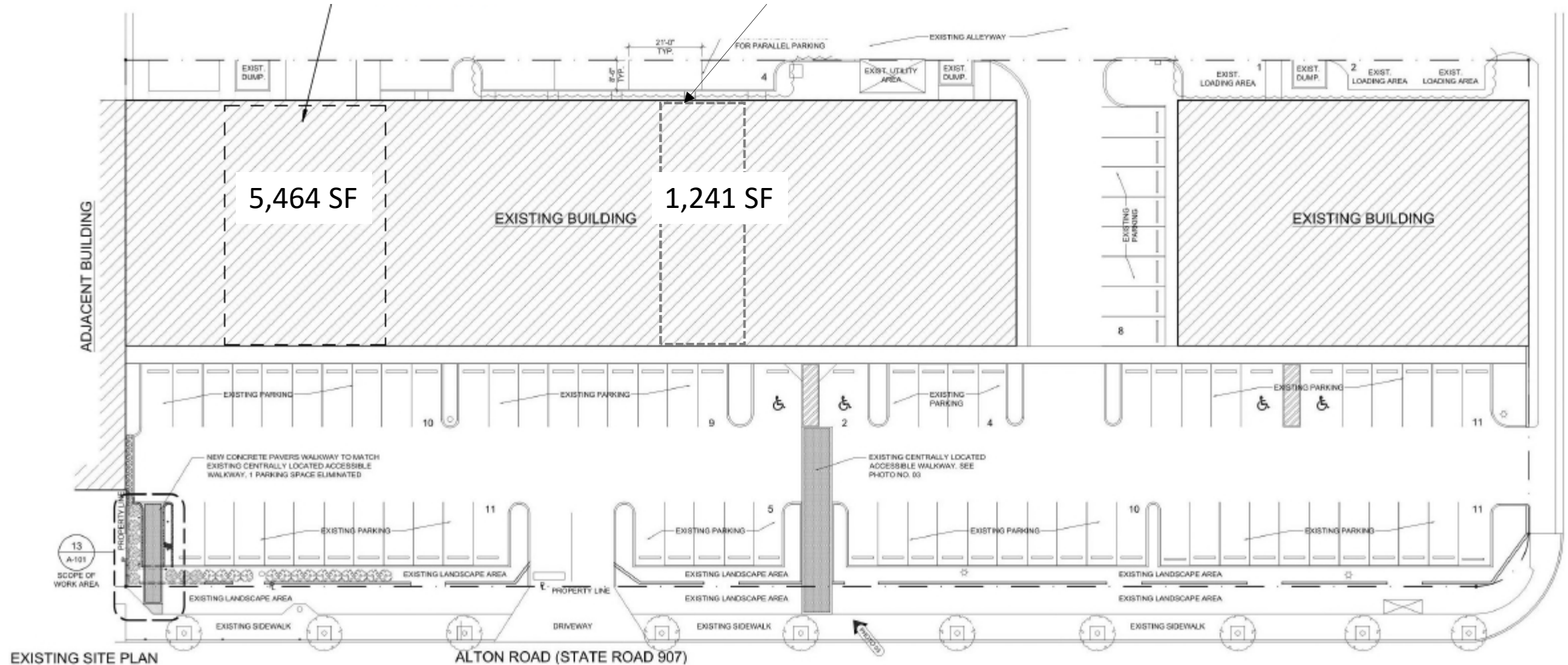
# Practical Difficulty

- The active permit at 1439 Alton Road is a special circumstance peculiar to the property involved
- The circumstances surrounding the permit at 1439 Alton Road do not result from any action of the applicant
- The variance does not confer any special privilege because Surterra will remain the only dispensary in the subdistrict
- Literal interpretation of the Code deprives the applicant of the right to move despite there being no other active dispensary in the subdistrict
- The variance is minimal as it only permit Surterra to move within the same building
- Granting the variance is consistent with the intent of the spacing requirement as there will still only be one dispensary in the subdistrict and it prevents clustering of dispensaries in the subdistrict in the future



1531 Alton Road – new location

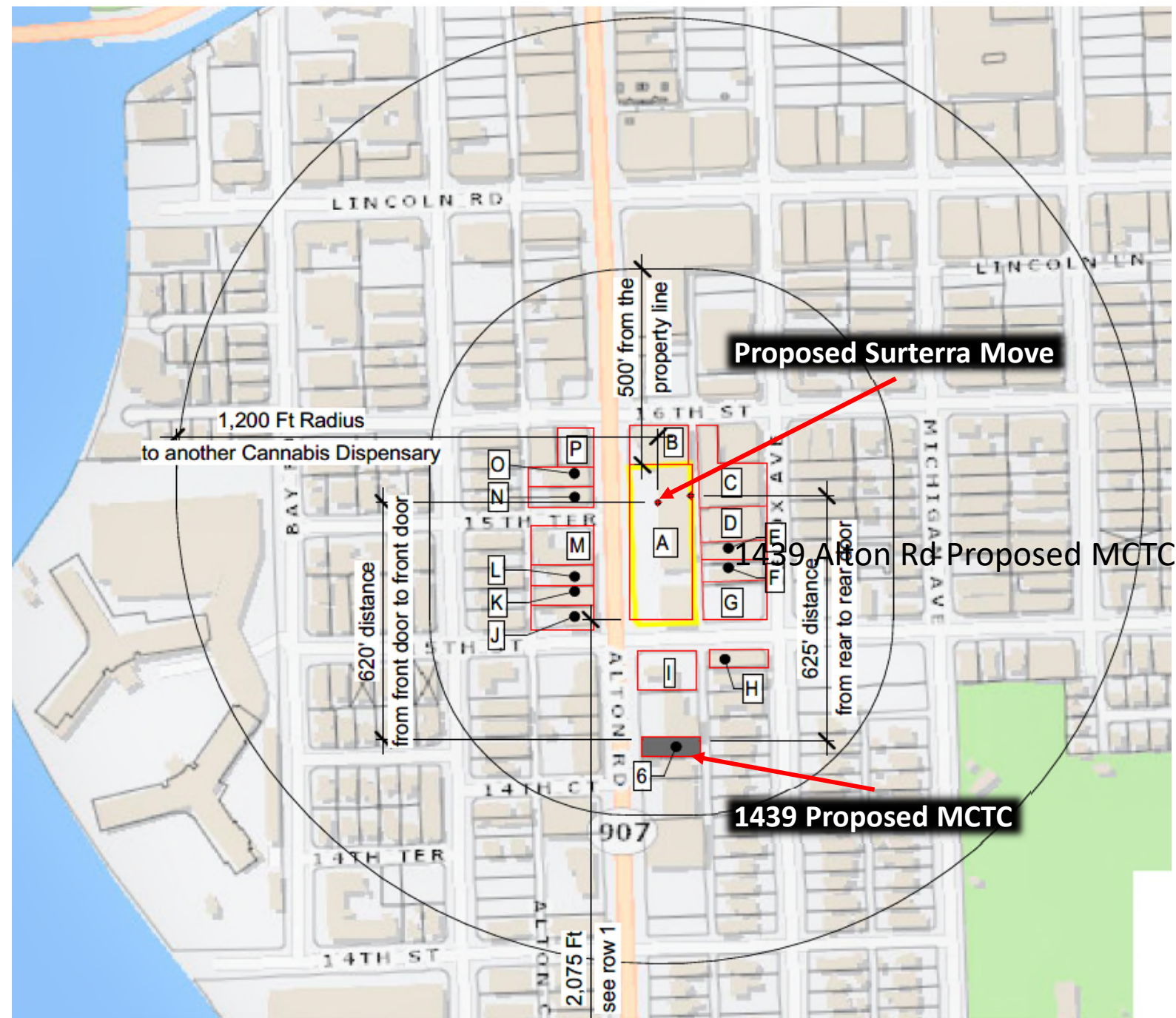
1523 Alton Road – old location



Maximum Permitted: 7,500 square feet



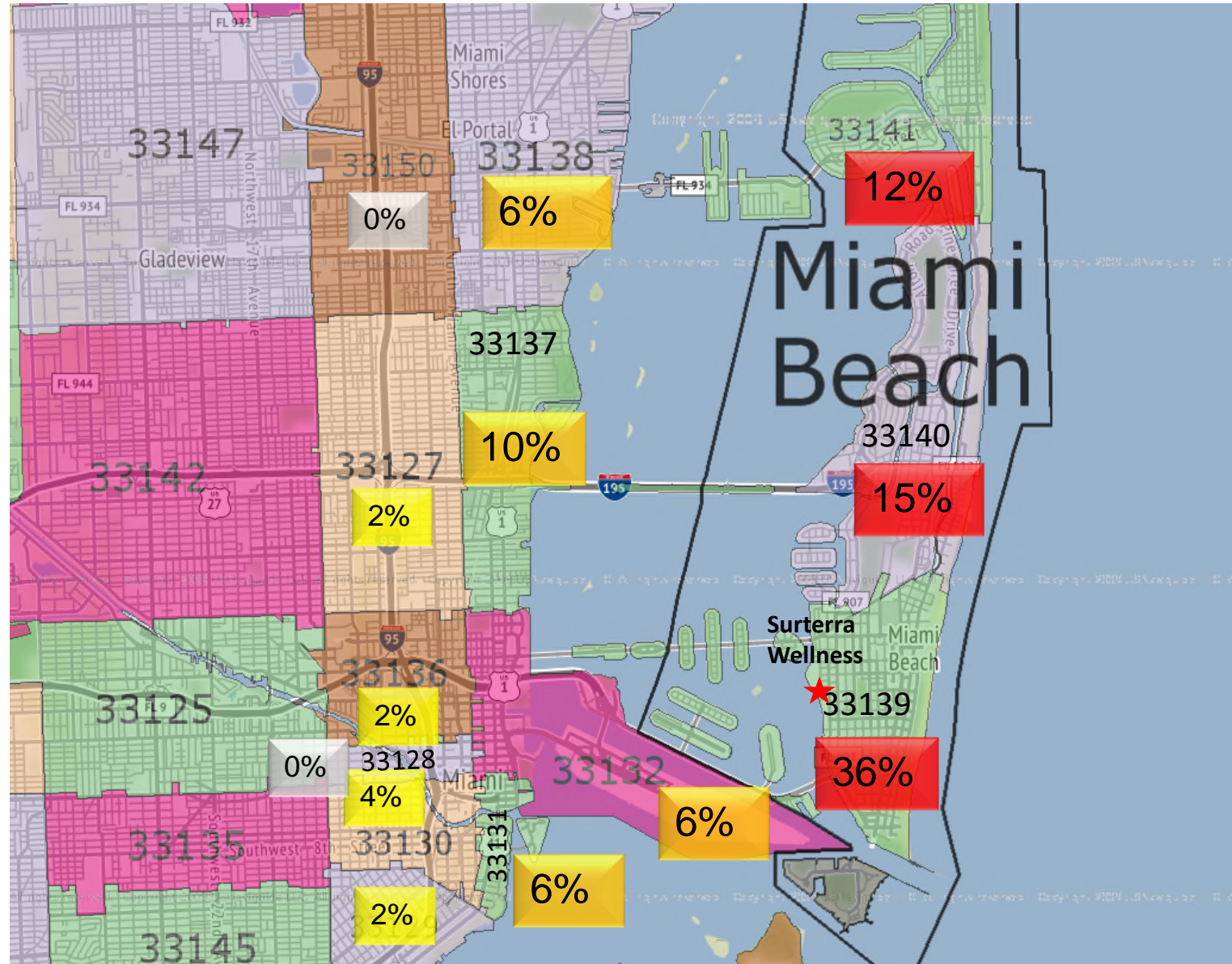
- Distance between proposed new location and 1439 Alton:
  - 620 feet
- Distance between old location and 1439 Alton:
  - 531 feet (approximate)
- Zero schools within 500 feet





# Surterra Wellness – Patient Distribution

- Total number of patients across 10 surrounding zip codes = 1173
- Approximately 63% of those patients come from Miami Beach zip codes
- No other zip code in Miami-Dade County represents more than 1% of Surterra patients



# Surterra Wellness – Operations

- **Hours of Operations:** 10AM – 7PM
- **Number of Employees:** 11 registered employees in 2020
- **Security Plan:** Surterra has a robust security plan already approved by the City Police Department that includes: detailed employee training requirements, internal controls, and auditing processes.
- **Odor Management:** Surterra utilizes a state of the art Dynamic V8 Air Cleaning System for odor management and air quality control inside its stores
- **Compliance:** Zero Code Enforcements violations and an excellent working relationship with its neighbors, City officials, and landlord

# Proposed Modification of Condition of Approval No. 3

- FROM: Storefronts shall not be obstructed and windows shall be transparent
- TO: Storefront shall not be obstructed and windows shall be transparent. Notwithstanding, the storefront may utilize shades or blinds in order to comply with state regulations.



# Thank You

Team available for  
Questions

200 S. Biscayne Boulevard  
Suite 300, Miami, FL 33131

[www.brzoninglaw.com](http://www.brzoninglaw.com)

305.374.5300 office  
305.377.6222 fax  
[Info@brzoninglaw.com](mailto:Info@brzoninglaw.com)



# 1439 Alton – Evidence of Abandonment

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**From:** Lenin Bojorge

**Sent:** Wednesday, September 30, 2020 11:49 PM

**To:** jimmy resnick <[jimmyresnick@hotmail.com](mailto:jimmyresnick@hotmail.com)>

**Cc:** Caroline Riley <[Caroline.Riley@getfluent.com](mailto:Caroline.Riley@getfluent.com)>

**Subject:** Miami Beach Valet parking

Good evening Jimmy,

I want to inform you that we are pulling out of Miami Beach. We will not need the valet service.

I wanted to ask if we can get a portion refund since we paid for the space from 09/01/2020 to 11/30/2020.

Regards,

<image001.png>

Lenin Bojorge

Accounts Payable Supervisor, FLUENT

o. 786.373.2882 x10035 | [www.getfluent.com](http://www.getfluent.com)

82 NE 26<sup>TH</sup> St Unit 110. Miami, FL 33137 USA

OWNER & CONSULTANTS

**OWNER:**

GOODBLEND PENNSYLVANIA, LLC  
N. 11TH ST.  
2ND FLOOR  
TAMPA, FL 33602  
CONTACT: NICHOLAS MONETTE  
404.920.4890 EXT 507

**ARCHITECT:**

ASD | SKY  
1240 E 5TH AVE  
TAMPA, FL 33607  
CONTACT: KEN COWART  
813.341.6804

**MEP/STRUCTURAL ENGINEER:**

WILSON & GIRGENTI, LLC  
P.O. BOX 1377  
SAFETY HARBOR, FL 34695  
813.855.330 / CONTACT: JOSEPH GIRGENTI, P.E.



MIAMI BEACH

1531-1537 ALTON RD.  
MIAMI BEACH, FL 33139

FINAL SUBMITTAL 10/12/2020 -  
FILE NO. ZBA20-0120

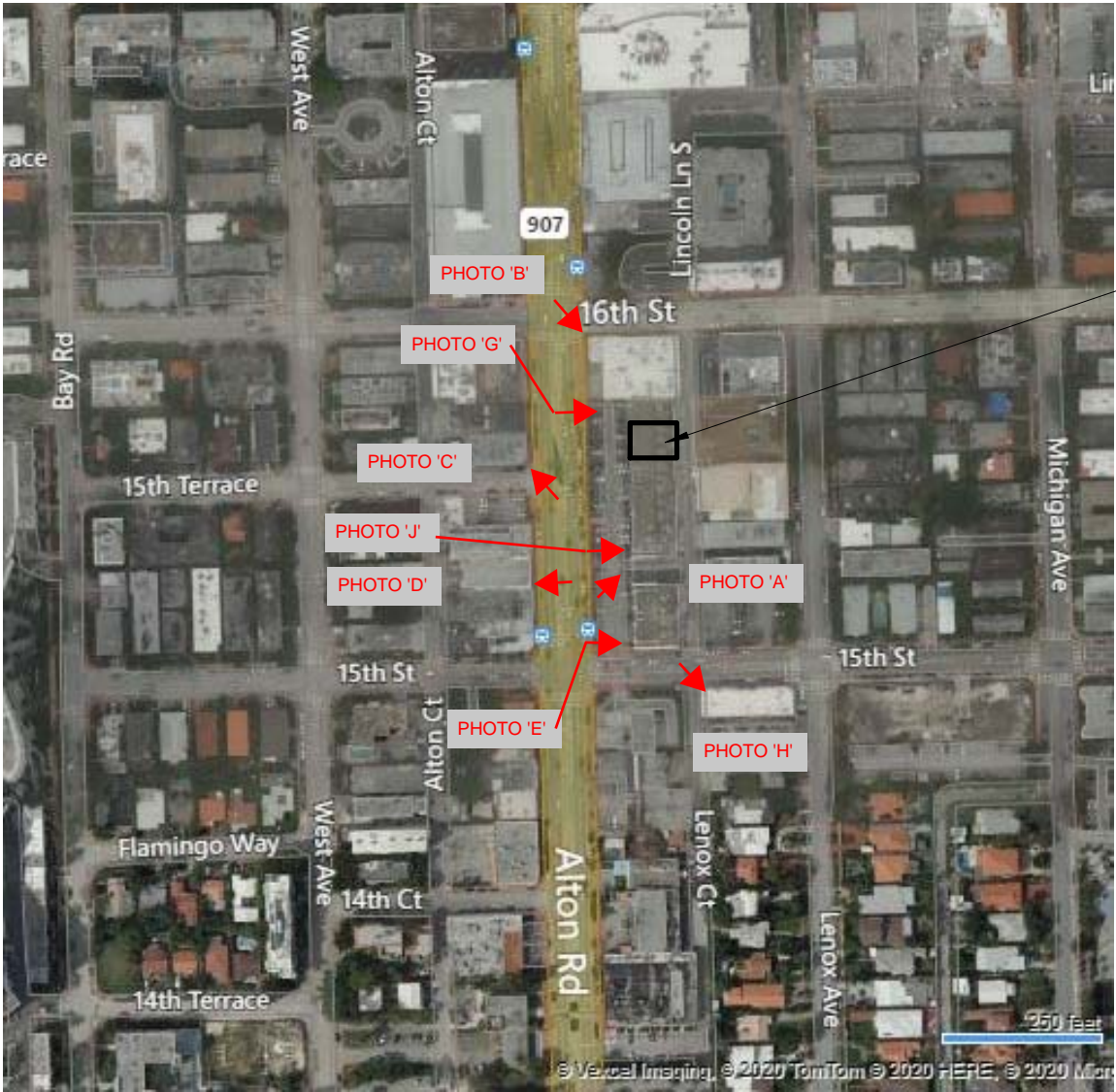
SHEET INDEX

- 1 - COVERSHEET
- 2 - SITE PLAN
- 3 - ZONING & PARKING INFORMATION & KEY PLAN
- 4 - DEMOLITION PLAN
- 5 - CONSTRUCTION PLAN
- 6 - EXTERIOR PHOTOS
- 7 - EXTERIOR PHOTOS
- 9 - EXTERIOR PHOTOS
- 8 - INTERIOR PHOTOS

PROJECT DESCRIPTION

INTERIOR RENOVATION OF AN EXISTING RETAIL SPACE FOR A RETAIL FACILITY IN WHICH STATE LICENSED CANNABIS RELATED PRODUCTS ARE SOLD. IN ADDITION TO RETAIL SPACE AND ELEMENTS, THE RENOVATION WILL INCLUDE ADA COMPLIANT RESTROOMS, AND BACK OF HOUSE SPACE ACCESSIBLE TO EMPLOYEES ONLY.

PREVIOUS TENANT: DISCOUNT AUTO PARTS





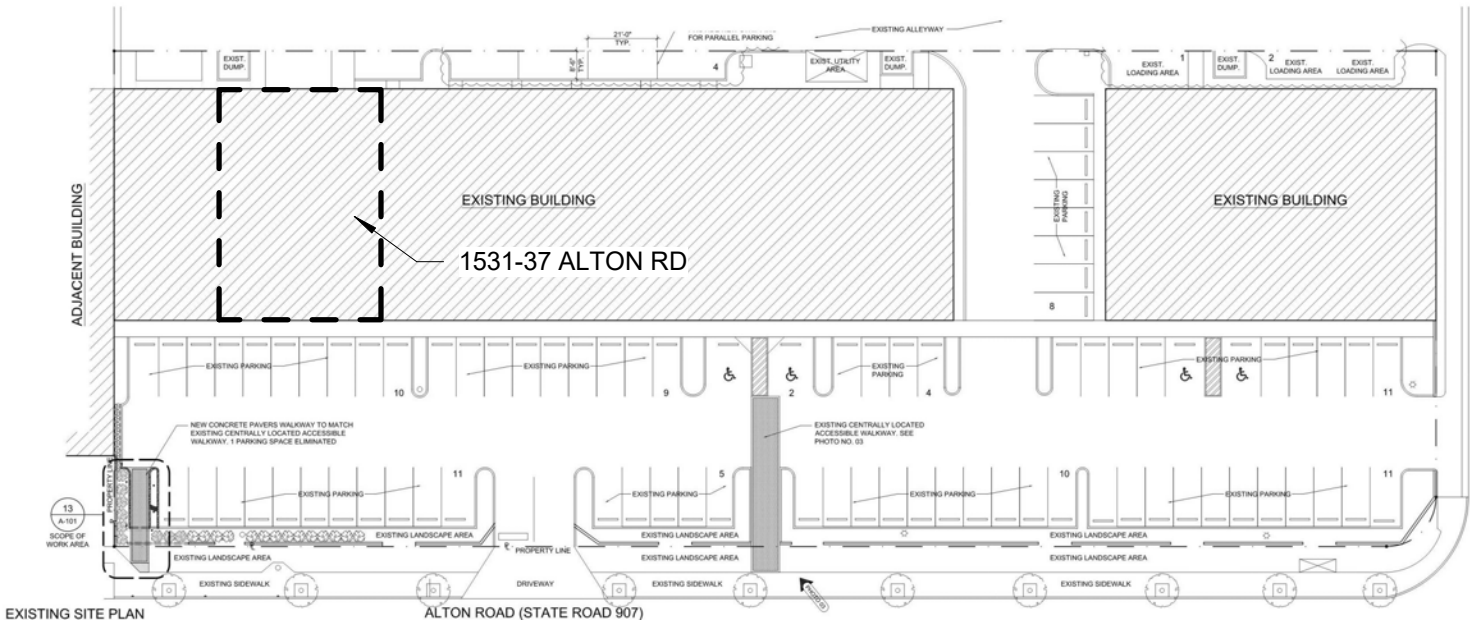


CODE INFORMATION

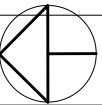
JURISDICTION: CITY OF MIAMI BEACH / MIAMI BEACH CODE OF ORDINANCES

APPLICABLE CODES

BUILDING CODE: FLORIDA BUILDING CODE 6TH EDITION (2017)  
MECHANICAL CODE: FLORIDA MECHANICAL CODE 6TH EDITION (2017)  
PLUMBING CODE: FLORIDA PLUMBING CODE 6TH EDITION (2017)  
ELECTRICAL CODE: NFPA 70 NATIONAL ELECTRIC CODE 2014  
LIFE SAFETY: NFPA 101 LIFE SAFETY CODE 2015  
FIRE: FLORIDA FIRE PREVENTION CODE 6TH EDITION (2017)  
ACCESSIBILITY CODE: FLORIDA BUILDING CODE 6TH EDITION (2017)



KEY PLAN



NORTH

ZONING DATA SUMMARY

ADDRESS: 1531-1537 ALTON RD. MIAMI BEACH, FL 33139  
SITE AREA = 24,780 SF  
ZONING DESIGNATION CD-2 COMMERCIAL, MEDIUM INTENSITY DISTRICT  
YEAR CONSTRUCTED: 1991; HEIGHT: 1-STORY BUILDING  
BASE FLOOD ELEVATION: BM# 1605-R; GRADE ELEVATION: 3.42'

142-306 DEVELOPMENT REGULATIONS

REGULATION:	REQUIREMENT:	PROPOSED:
MAXIMUM FAR	1.5(1.5 X 24,780 SF = 37,170 )	5,464 SF (EXISTING)
MAXIMUM BUILDING HEIGHT	50 FEET	+/- 20FT. (EXISTING)

142-307 SETBACK REGULATIONS

REGULATION:	REQUIREMENT:	PROPOSED:
FRONT (ALTON RD)	5 FEET	N/A (EXISTING)
SIDE - INTERIOR	5 FEET	N/A (EXISTING)
SIDE - FACING A STREET	5 FEET	N/A (EXISTING)
REAR	0 FEET (ABUTTING AN ALLEY)	N/A (EXISTING)

PARKING AS PER ORDINANCE 2013-3812/SEC. 130-33

SPACE	USE	SQ FT	REQUIREMENT	SPACE REQ'D
1501	RETAIL	2,800		
1509	RESTAURANT	1,400		
1511	RESTAURANT	2,800		
1515	RETAIL	1,400		
1517	RETAIL	1,200		
1519	RETAIL	1,413		
1521	RETAIL	1,560		
1523	RETAIL	1,260		
1525	RESTAURANT	1,400		
1527	RETAIL	1,260		
1529	RETAIL	1,400		
1531-1537	RETAIL	5,464		
1539	RETAIL	1,400		

PARKING REQUIREMENTS

MEDICINAL CANNIBUS SUBTOTAL:	5,464	1 SPACE PER 300SF	19
RETAIL SUBTOTAL:	13,716	1 SPACE PER 300SF	46
RESTAURANT SUBTOTAL:	SEATS=36	1 SPACE PER SEAT	9
TOTAL PARKING REQUIREMENT FOR THE SITE =			73
TOTAL PARKING SPACES PROVIDED FOR THE SITE =			85





EXTERIOR VIEW 'A'  
SOUTHWEST CORNER OF PROPERTY LOOKING NORTH



EXTERIOR VIEW 'C'  
SOUTHEAST CORNER OF PROPERTY LOOKING NORTHWEST



EXTERIOR VIEW 'B'  
NORTHWEST CORNER OF PROPERTY LOOKING SOUTHEAST



EXTERIOR VIEW 'D'  
SOUTH END OF PROPERTY LOOKING WEST





EXTERIOR VIEW 'E'  
WEST SIDE OF PROPERTY LOOKING EAST



EXTERIOR VIEW 'H'  
NORTHEAST CORNER OF PROPERTY LOOKING SOUTHWEST



EXTERIOR VIEW 'G'  
WEST SIDE OF PROPERTY LOOKING EAST



EXTERIOR VIEW 'J'  
WEST SIDE OF PROPERTY LOOKING EAST





EXTERIOR VIEW '1'  
WEST SIDE LOOKING EAST



EXTERIOR VIEW '3'  
WEST SIDE LOOKING EAST

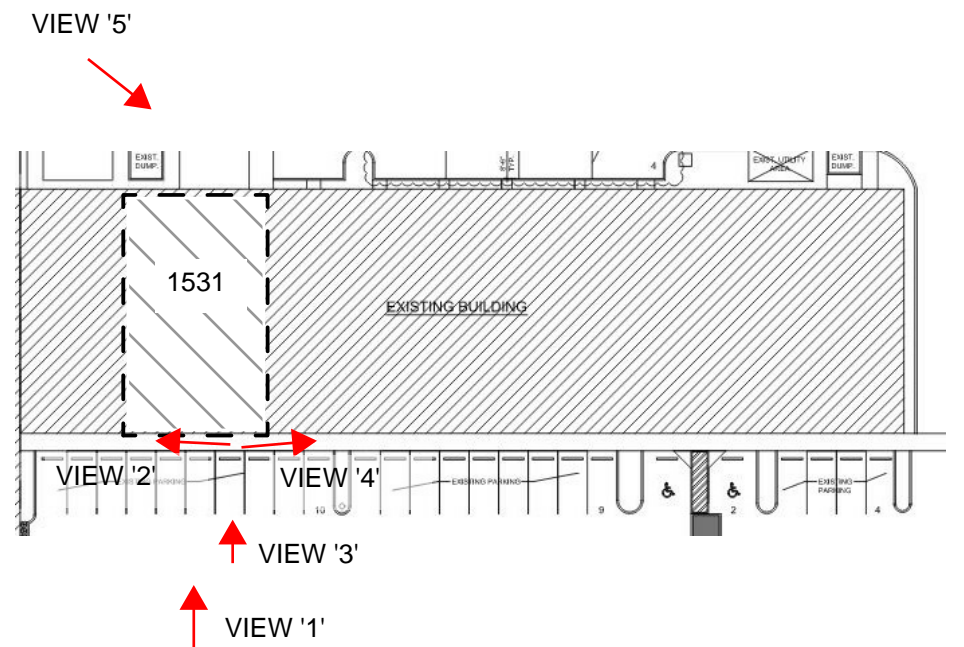


PHOTO KEY



EXTERIOR VIEW '2'  
UNDER SOFFIT LOOKING NORTH



EXTERIOR VIEW '4'  
UNDER SOFFIT LOOKING SOUTH



EXTERIOR VIEW '5'  
ALLEY VIEW - NORTH END LOOKING SOUTHWEST





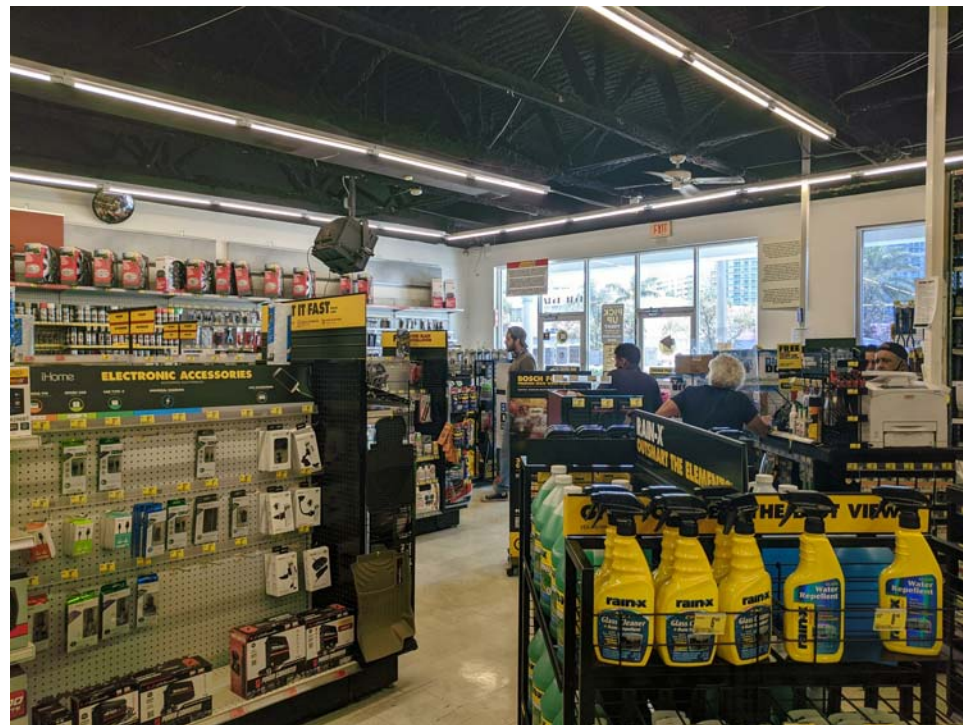
INTERIOR VIEW - ENTRY



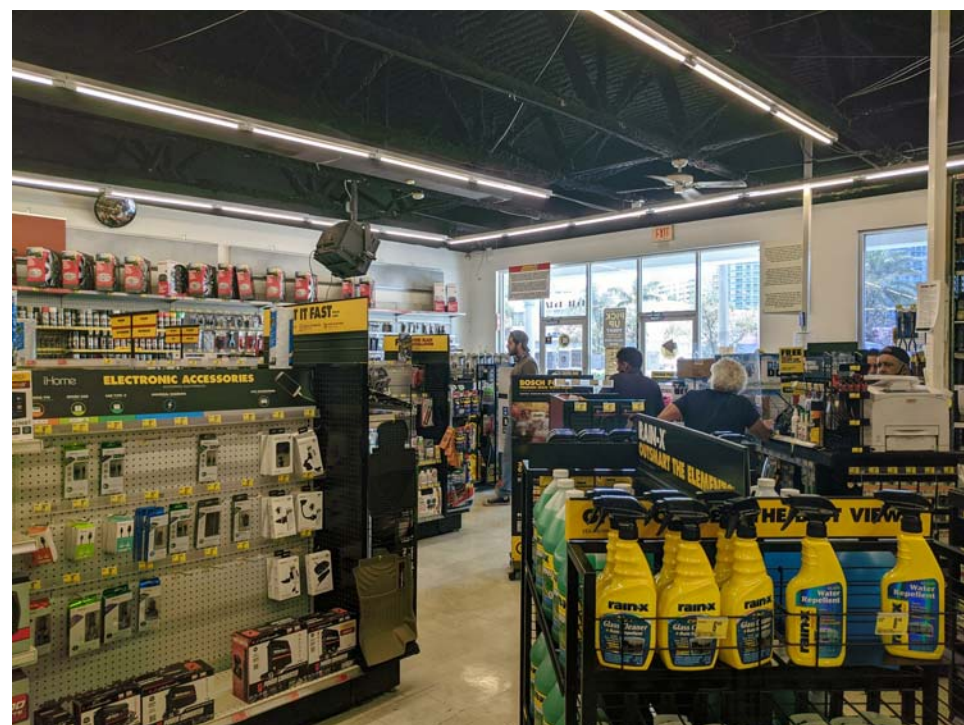
INTERIOR VIEW - GENERAL



INTERIOR VIEW - BACK ROOM



INTERIOR VIEW - GENERAL

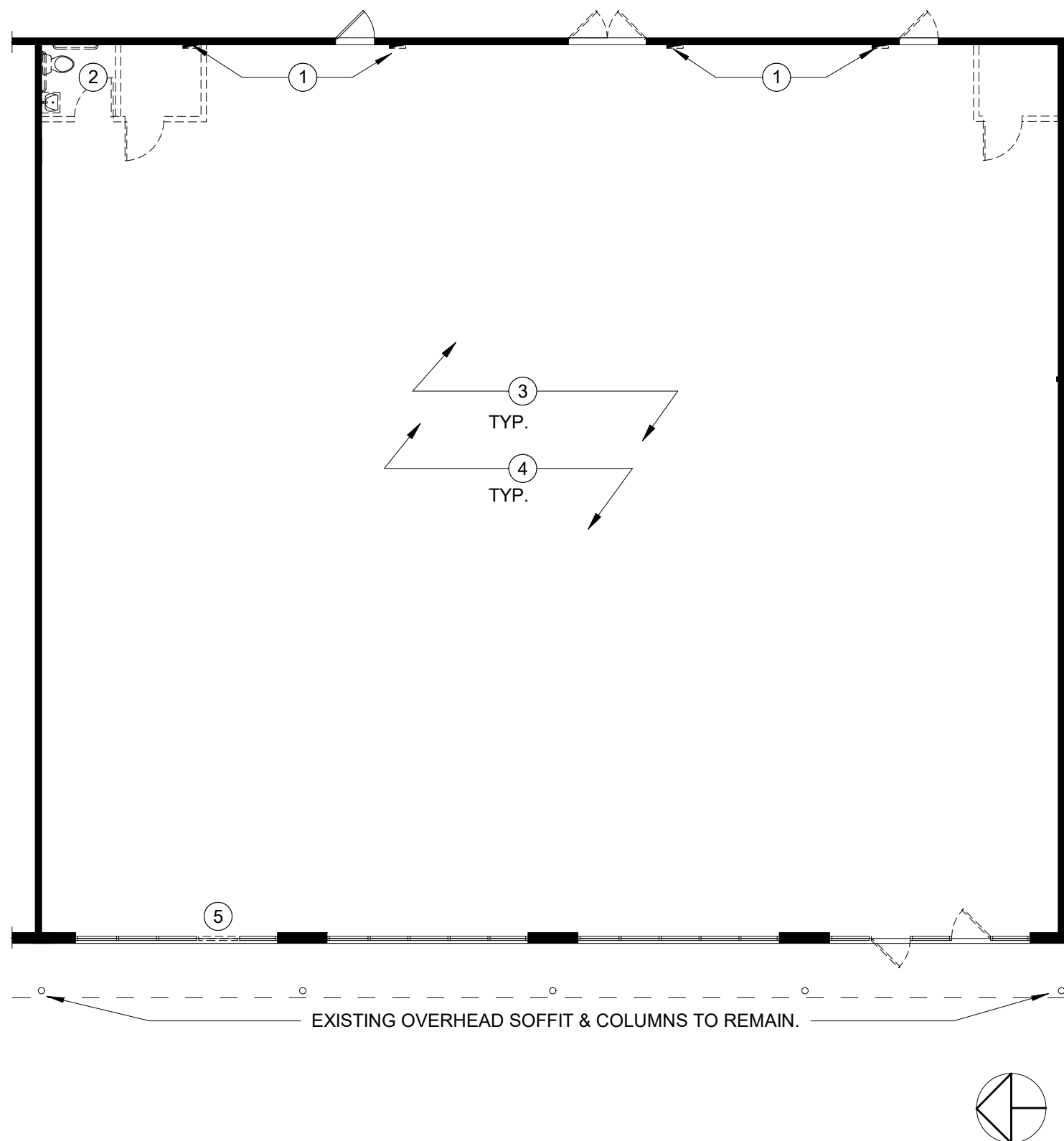


INTERIOR VIEW - GENERAL

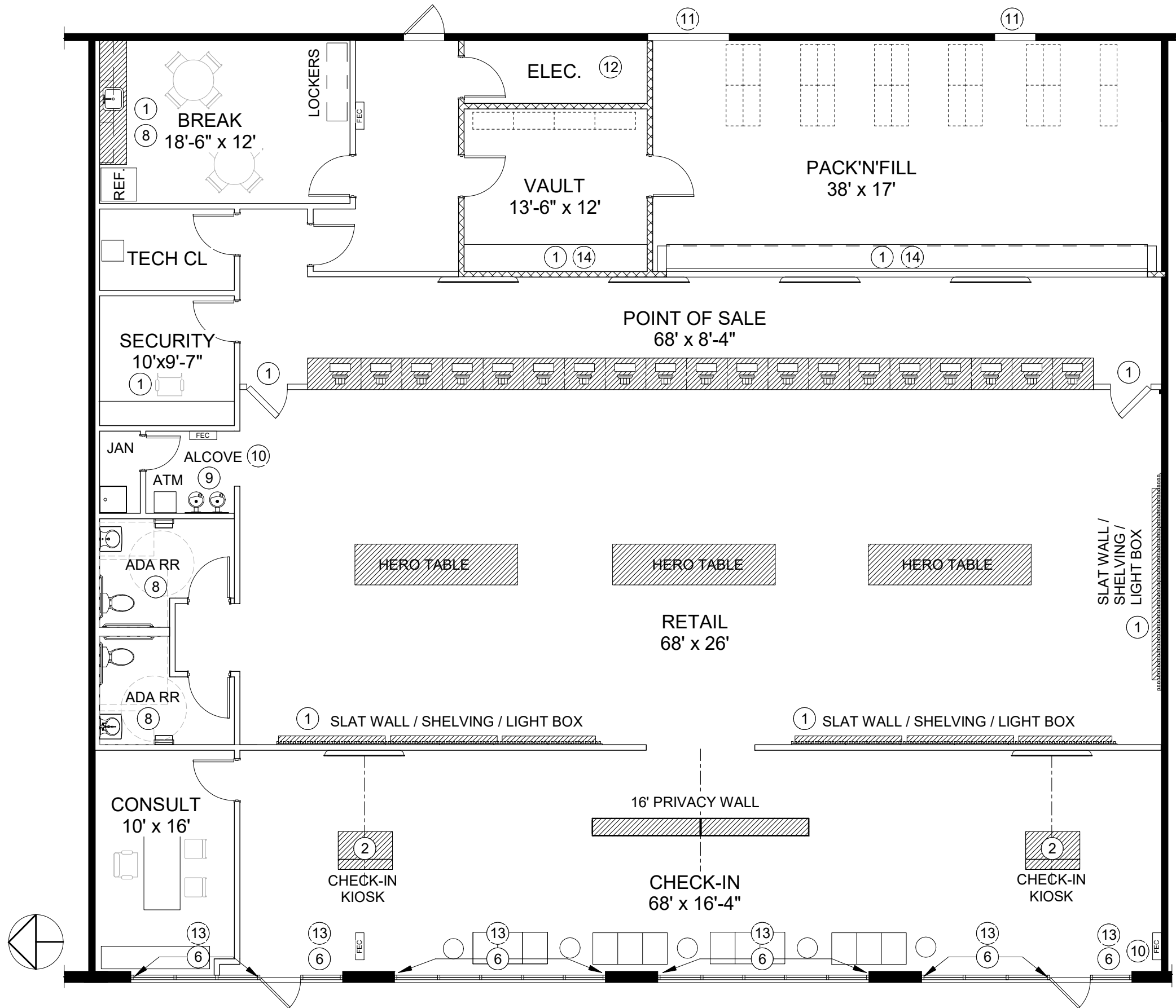


INTERIOR VIEW - BACK AREA





SYMBOL	DESCRIPTION
	EXISTING PARTITION TO REMAIN
	EXISTING PARTITION TO BE DEMOLISHED.
	EXISTING DOOR TO BE REMOVED.
	EXISTING DOOR TO REMAIN.
DEMOLITION PLAN LEGEND	
①	EXISTING ELECTRICAL PANELS TO BE RELOCATED PER CONSTRUCTION PLAN.
②	EXISTING PLUMBING FIXTURES AND ACCESSORIES TO BE REMOVED. CAP PLUMB LINES AS REQUIRED. REFER TO CONSTRUCTION PLAN FOR NEW PLUMBING FIXTURE LOCATIONS.
③	EXISTING FINISHED FLOOR TO BE REMOVED.
④	EXISTING LIGHT FIXTURES TO BE REMOVED THROUGHOUT.
⑤	REMOVE EXISTING STOREFRONT AT THIS LOCATION FOR NEW DOOR PER CONSTRUCTION PLAN
DEMOLITION PLAN CODED NOTES	



SYMBOL	DESCRIPTION
	EXISTING PARTITION TO REMAIN
	NEW PARTITION
	NEW SECURITY PARTITION TO STRUCTURE
	FIRE EXTINGUISHER CABINET, SOLID DOOR, FLAT TRIM FULLY RECESSED, ALUMINUM CABINET, COLOR IN WHITE
	INDICATES MILLWORK PROVIDED AND INSTALLED BY G.C.

CONSTRUCTION LEGEND

- ① GC TO PROVIDE BLOCKING AT ALL MILLWORK LOCATIONS AS REQUIRED, VENDOR SUPPLIED MILLWORK SHELVING AND SLAT WALL DISPLAY
- ② VENDOR PROVIDED CHECK IN KIOSK, CONTRACTOR TO PROVIDE POWER AND DATA
- ③ GC TO PROVIDE AND INSTALL BLOCKING FOR WALL MOUNTED TV BRACKET CONFIRM LOCATION, MOUNTING HEIGHTS, AND EQUIPMENT REQUIREMENTS W/ TENANT
- ⑥ GC TO PROVIDE AND INSTALL '3M' SECURITY WINDOW FILM ON ANY EXISTING WINDOWS AND NEW STOREFRONT GLAZING. PRICE AS SEPARATE LINE ITEM
- ⑧ NEW PLUMBING FIXTURES AND MILLWORK.
- ⑨ HI-LO DRINKING FOUNTAIN.
- ⑩ FURR PARTITIONS OUT AS REQUIRED TO RECEIVE RELOCATED FIRE EXTINGUISHER CABINETS.
- ⑪ PROVIDE CMU INFILL TO MATCH EXISTING WALL.
- ⑫ RELOCATE ELECTRICAL PANELS TO THIS LOCATION.
- ⑬ PROVIDE MANUAL MECHOSHADE WITH MATCHING FASCIA COVER - DRAPER PW4400 PW4410-U58, 3% CHALK (SNOWY WHITE)

CONSTRUCTION PLAN CODED NOTES



10/01/20

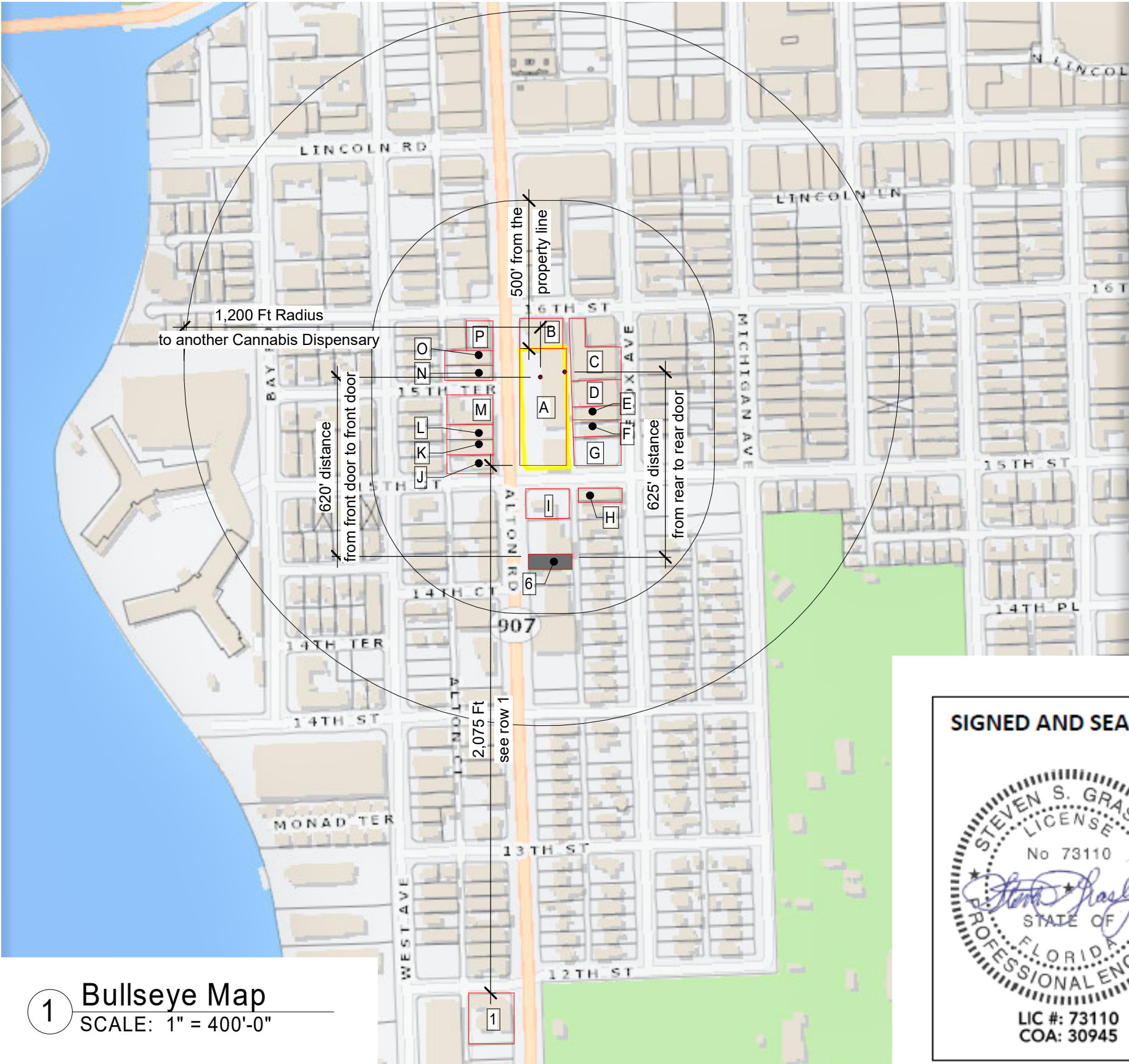
CONSTRUCTION PLAN  
MIAMI BEACH RELOCATION- 1531 ALTON RD.

SCALE: 1/8" = 1'-0"

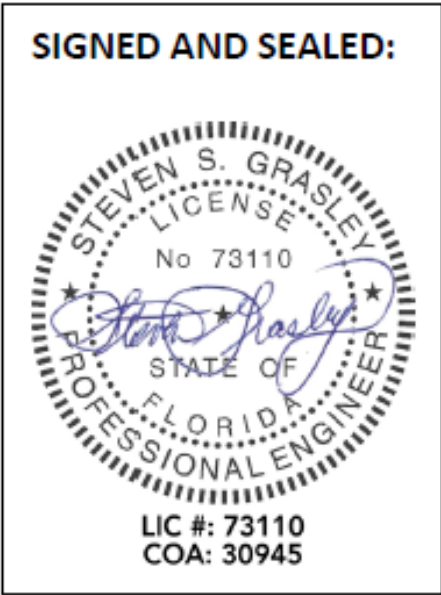


Subject Address: 1531-1537 Alton Rd, Miami Beach, FL 33139			
School/Facility Name	Address	Straight Line Distance (Ft.)	NOTE:
Klurman Mesivta High School	1140 Alton Rd, Miami Beach, FL 33139	2,075 Ft	Private, 7-12
Fienberg/Fisher K-8 Center	1420 Washington Ave, Miami Beach, FL 33139	2,536 Ft	Public, PK, KG-8
Chabad Hebrew School of Miami Beach	14 Farrey Ln, Miami Beach, FL 33139	2,820	Private, KG-8
Miami Beach Senior High School	2231 Prairie Ave, Miami Beach, FL 33139	3,756 Ft	Public, 9-12
South Pointe Elementary School	1050 4th St, Miami Beach, FL 33139	5,414 Ft	Public, PK, KG-5
MMTC Applicant	1439 Alton Rd, Miami Beach, FL 33139	620 Ft	Cannabis Dispensary

Zoning of Subject and Surrounding Parcels:				
#	Location to Subject	Address	Zoning	Property Use
A	Subject	1531-1537 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1111 STORE: RETAIL OUTLET
B	North	1575 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	2719 AUTOMOTIVE OR MARINE: AUTOMOTIVE OR MARINE
C	North-East	1550 Lenox Ave, Miami Beach, FL 33139	6100 COMMERCIAL - NEIGHBORHOOD	9163 UTILITY: UTILITY
D	East	1538 Lenox Ave, Miami Beach, FL 33139	6100 COMMERCIAL - NEIGHBORHOOD	8786 STATE: TRUSTEE II FUND
E	East	1524 Lenox Ave, Miami Beach, FL 33139	6100 COMMERCIAL - NEIGHBORHOOD	0000 REFERENCE FOLIO
F	East	1520 Lenox Ave, Miami Beach, FL 33139	6100 COMMERCIAL - NEIGHBORHOOD	0000 REFERENCE FOLIO
G	East	1500 Lenox Ave, Miami Beach, FL 33139	6100 COMMERCIAL - NEIGHBORHOOD	8065 VACANT GOVERNMENTAL: PARKING LOT
H	South-East	1100-112 15 St, Miami Beach, FL 33139	6100 COMMERCIAL - NEIGHBORHOOD	1111 STORE: RETAIL OUTLET
I	South	1132 15 St, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	2626 SERVICE STATION: SERVICE STATION - AUTOMOTIVE
J	West	1500 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1209 MIXED USE- STORE/ RESIDENTIAL: MIXED USE - RESIDENTIAL
K	West	1510 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1111 STORE: RETAIL OUTLET
L	West	1520 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	2719 AUTOMOTIVE OR MARINE: AUTOMOTIVE OR MARINE
M	West	1526-1528 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1211 MIXED USE-STORE/ RESIDENTIAL: RETAIL OUTLET
N	West	1550 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1111 STORE: RETAIL OUTLET
O	West	1558 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1229 MIXED USE-STORE/ RESIDENTIAL: MIXED USE - COMMERCIAL
P	West	1570 Alton Rd, Miami Beach, FL 33139	6400 COMMERCIAL - CENTRAL	1111 STORE: RETAIL OUTLET



1 Bullseye Map  
SCALE: 1" = 400'-0"



1531-1537 Alton Rd

BUILDING RELATIONSHIPS BASED ON TRUST AND RESULTS  
180 West Ostend, Ste 217 Baltimore, MD 21230  
T: 443.931.3625 F: 216-357.2796

Miami Beach, FL 33139

Submissions:

ISSUED DATE	10/08/2020



# ALTON ROAD

(100' TOTAL R/W)

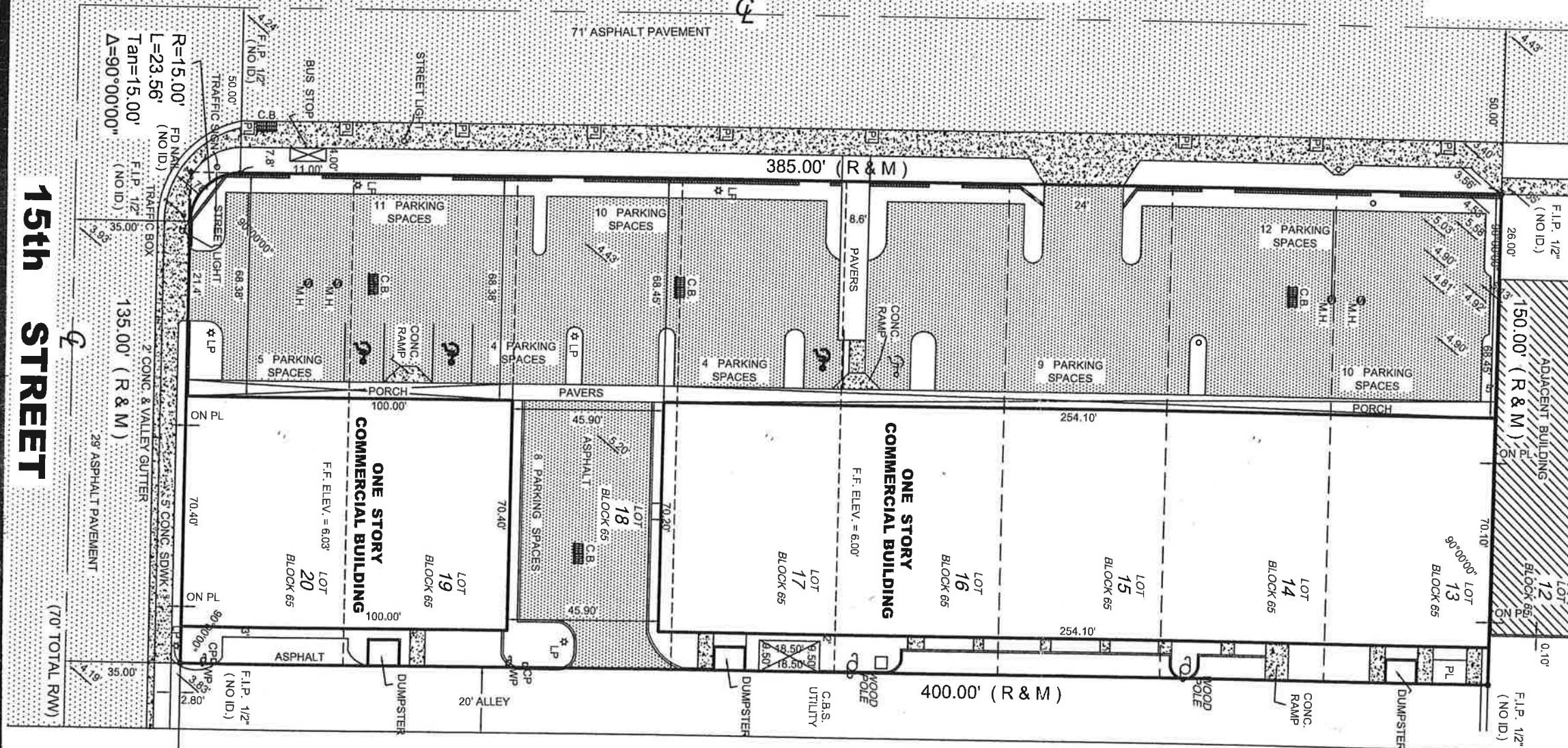
LOCATION SKETCH  
SCALE: NTS

1"= 40'

## ALTON ROAD

15th STREET

11	12	13	14	15	16	17	18	19	20
10	9	8	7	6	5	4	3	2	1



SURVEY OF: 1511 ALTON ROAD, MIAMI BEACH, FLORIDA 33139.

LEGAL DESCRIPTION: LOT<sup>S</sup> 13 THRU 20 BLOCK 65  
OF COMMERCIAL SUBDIVISION  
ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6 AT PAGE 5  
OF THE PUBLIC RECORDS MIAMI-DADE COUNTY, FLORIDA

### ABBREVIATIONS:

SVK=SIDEWALK, CBS=CONCRETE BLOCK STRUCTURE, CLF=CHAIN LINK FENCE, PL=PROPERTY LINE, DUE=DRAINAGE UTILITY EASEMENT, IP=IRON PIPE, F=FOUND, A/C=AIR CONDITIONER PAD, P/C=PROPERTY CORNER, D/H=DRILLED HOLE, W/F=WOODEN FENCE, RES=RESIDENCE, CL=CLEAR, RB=REBAR, UE=UTILITY EASEMENT, CONC=CONCRETE SLAB, R/W=RIGHT OF WAY, DE=DRAINAGE EASEMENT, C/L=CENTER LINE, O=DIAMETER, TYP=TYPICAL, M=MEASURED, R=RECORDED, ENCR=ENCROACHMENT, COMP=COMPUTER, ASH=ASPHALT, N/D=NAIL & DISC, S=SET, FEE=FINISH FLOOR ELEVATION, O/S=OFFSET, P/P=POWER POLE, OHP=OVERHEAD POWERLINE, VM=VALVE METER, WOOD FENCE= MASONRY WALL= CONCRETE= MAINTENANCE & DRAINAGE EASEMENT= M & D.E.

SW CORNER 16ST  
ELEVATION BASED ON LOC. # & ALTON ROAD  
BM# 1605-R ELV. 3.42'  
TYPE OF SURVEY: BOUNDARY SURVEY

SURVEYOR'S NOTES: 1) OWNERSHIP SUBJECT TO OPINION OF TITLE. 2) NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. 3) THE SURVEY DEPICTED HERE IS NOT COVERED BY PROFESSIONAL LIABILITY INSURANCE. 4) LEGAL DESCRIPTION PROVIDED BY CLIENT. 5) UNDERGROUND ENCROACHMENTS NOT LOCATED. 6) ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929. 7) OWNERSHIP OF FENCES ARE UNKNOWN. 8) THERE MAY BE ADDITIONAL RESTRICTIONS NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY. 9) CONTACT THE APPROPRIATE AUTHORITY PRIOR TO ANY DESIGN WORK FOR BUILDING AND ZONING INFORMATION. 10) EXAMINATION OF THE ABSTRACT OF TITLE WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECTING THIS PROPERTY.

BEARINGS WHEN SHOWN ARE REFERRED TO AN ASSUMED VALUE OF SAID PB PAGE

NOT VALID UNLESS EMBOSSED WITH  
SURVEYOR'S SEAL



REVISED:

I HEREBY CERTIFY That the survey represented thereon meets the minimum technical requirements adopted by the STATE OF FLORIDA Board of Land Surveyors pursuant to Section 472.027 Florida Statutes. There are no encroachments, overlaps, easements appearing on the plat or visible easements other than as shown hereon.

ADIS N. NUNEZ  
REGISTERED LAND SURVEYOR  
STATE OF FLORIDA #5924

SINCE 1987

BLANCO SURVEYORS INC.

Engineers • Land Surveyors • Planners • LB # 0007059

555 NORTH SHORE DRIVE

MIAMI BEACH, FL 33141

(305) 865-1200 Email: blancosurveyorsinc@yahoo.com Fax: (305) 865-7810

FLOOD ZONE: AE SUFFIX: L DATE: 9/11/09 BASE: 8'  
PANEL: 0317 COMMUNITY # 120651  
DATE: 12/21/09 SCALE: 1" = 20' DWN. BY: F. Blanco JOB No: 09-862

**CITY OF MIAMI BEACH**  
**CERTIFICATE OF USE, ANNUAL FIRE FEE, AND BUSINESS TAX RECEIPT**

---

1700 Convention Center Drive  
Miami Beach, Florida 33139-1819

TRADE NAME: SWC Miami Beach Botanicals, LLC  
DBA: Surterra Wellness

LICENSE NUMBER: BTR003914-03-2018  
Beginning: 10/02/2020

IN CARE OF:  
ADDRESS: 1523 Alton Rd  
MIAMI BEACH, FL -331393301

Expires: 09/30/2021  
Parcel No: 0232340180480

TRADE ADDRESS: 1523 Alton Rd

A penalty is imposed for failure to keep this Business Tax Receipt exhibited conspicuously at your place of business.

Code	Business Type
95012100	MEDICAL CANNABIS TREATMENT

A Business Tax Receipt issued under this article does not waive or supersede other City laws, does not constitute City approval of a particular business activity and does not excuse the licensee from all other laws applicable to the licensee's business.

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This Receipt may be transferred:

A. Within 30 days of a bonafide sale, otherwise a complete annual payment is due.

B. To another location within the City if proper approvals and the

Additional Information

Approved for soft gels, oils, and patches; Smokable Products Permitted.

EMPLOYEE NAME	BLPL APPROVAL NUMBER	APPROVAL DATE
CHRISTIAN JAMES PEREZ	BLPL2018-03414	04/17/2018
TERESE CERNA DRISCOLL	BLPL2018-03423	04/18/2018
ZACHARY FLEMING	BLPL2018-03424	05/02/2018
CHRISE CHILDS	BLPL2019-07054	07/08/2020

Storage Locations

FROM: CITY OF MIAMI BEACH  
1700 CONVENTION CENTER DRIVE  
MIAMI BEACH, FL 33139-1819

PRESORTED  
FIRST CLASS  
U.S. POSTAGE  
PAID  
MIAMI BEACH, FL  
PERMIT No 1525

SWC Miami Beach Botanicals, LLC  
1523 Alton Rd  
MIAMI BEACH, FL -331393301



# CITY OF MIAMI BEACH

## CERTIFICATE OF USE, ANNUAL FIRE FEE, AND BUSINESS TAX RECEIPT

1700 Convention Center Drive  
Miami Beach, Florida 33139-1819

TRADE NAME: SWC Miami Beach Botanicals, LLC DBA Surterra Wellness  
DBA: Surterra Wellness

LICENSE NUMBER: BTR003914-03-2018  
Beginning: 07/09/2020

IN CARE OF:  
ADDRESS: 1523 Alton Rd  
MIAMI BEACH, FL -331393301

Expires: 09/30/2020  
Parcel No: 0232340180480

TRADE ADDRESS: 1523 Alton Rd

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A. Within 30 days of a bonafide sale, otherwise a complete annual payment is due.

B. To another location within the City if proper approvals and the Additional Information Approved for soft gels, oils, and patches; Smokable Products Permitted.

EMPLOYEE NAME	BLPL APPROVAL NUMBER	APPROVAL DATE
CHRISTIAN JAMES PEREZ	BLPL2018-03414	04/17/2018
TERESE CERNA DRISCOLL	BLPL2018-03423	04/18/2018
CAMERON CHAMPION	BLPL2018-03413	04/20/2018
TREVOR AUGUSTUS PRIMO	BLPL2018-03513	04/20/2018
EMILY C S FLETTY	BLPL2018-03416	04/27/2018
ZACHARY FLEMING	BLPL2018-03424	05/02/2018
MAGDA MICHELLE HERNANDEZ	BLPL2018-03665	06/04/2018
BRANDON HILLENBURG	BLPL2018-03663	06/05/2018
JESSICA GARCIA-INIGUEZ	BLPL2018-03666	06/26/2018
AUSTIN WICKHAM	BLPL2018-03816	06/29/2018
CHRISE CHILDS	BLPL2019-07054	07/08/2020

Storage Locations

FROM: CITY OF MIAMI BEACH  
1700 CONVENTION CENTER DRIVE  
MIAMI BEACH, FL 33139-1819

PRESORTED  
FIRST CLASS  
U.S. POSTAGE  
PAID  
MIAMI BEACH, FL  
PERMIT No 1525

SWC Miami Beach Botanicals, LLC DBA Surterra Wellness  
1523 Alton Rd  
MIAMI BEACH, FL -331393301