MIAMIBEACH

PLANNING DEPARTMENT

1700 Convention Center Drive, Miami Beach, Florida 33139; Tel: 305.673.7550; Web: www.miamibeachfl.gov/planning

LAND USE BOARD HEARING APPLICATION

The following application is submitted for review and consideration of the project described herein by the land use board selected below. A separate application must be completed for each board reviewing the proposed project.

Application Information	n	Cr. Spik			Special Control of the Control of th
FILE NUMBER DRB21-0672		applicant/	erty the primary resic property owner? rovide office of the p	Yes ■ N	0
Board	d of Adjustment			gn Review B	
Variance from a provisio	n of the Land Development R	egulations	■ Design review a	•	
Appeal of an administrative decision		Variance			
Modification of existing E	Board Order		Modification of	existing Board	Order
Plo	anning Board			Preservatio	
Conditional Use Permit		Certificate of Ap	propriateness f	or design	
Lot Split			Certificate of Ap	propriateness f	or demolition
Amendment to the Land I	Development Regulations or 2	Zoning Map	Historic District/S	Site Designation	n
Amendment to the Comp	prehensive Plan or Future Land	d Use Map	Variance		
Modification of existing I	Board Order		Modification of e	existing Board (Order
Other:					
Property Information -	Please attach Legal Des	scription as	"Exhibit A"		
2581 Lake A	venue				
FOLIO NUMBER(S) 02-3227-010-	(09) 9(0) 11: C-				
Property Owner Inform					
	nd Tammy Lev	vine			
2581 Lake A		Mian	ni Beach	STATE FL	33140
BUSINESS PHONE	CELL PHONE	EMAIL AD	DRESS		
	(if different than owner)			"我是"。 [14]	
APPLICANT NAME N/A	* * * * * * * * * * * * * * * * * * *				
ADDRESS		CITY		STATE	ZIPCODE
BUSINESS PHONE	CELL PHONE	EMAIL AD	DRESS		out tout of
Summary of Request					
PROVIDE A BRIEF SCOPE O	OF REQUEST		MADE AND SECURITION OF THE PARTY OF THE PART		
Design review for new	2-story residence repla f Intent for more details.	cing pre-19	942 residence. No	waiver or v	ariance

Project Information					
Is there an existing building				■ Yes	No
If previous answer is "Yes",	is the building architecturally	significant per se	c. 142-108?	■ Yes	No
Does the project include into	erior or exterior demolition?			■ Yes	No
Provide the total floor area		Les or		8,242	SQ. FT.
Provide the gross floor area	of the new construction (include	ding required par	rking and all u	sable area).	SQ. FT.
Party responsible for p	roject design			Commission of the Commission o	About 11 and 12 and 12
Wesley Kear	Jacobs of the a	ArchitectEngineer	Contractor Tenant	Landscape Are Other_	chitect
7500 NE 4 C	t Suite 100	Miami	the second	FL STATE	33138
BUSINESS PHONE 305 359 3669	CELL PHONE	EMAIL ADDRES	s @koda	miami.c	om
Authorized Representa	tive(s) Information (if app	licable)		SENG OF S	
Matthew Am		AttorneyAgent	Contact Other	THE STREET STREET STREET	And the second s
ADDRESS		OIT (T-120005
200 S. Biscayne Blvd., S	uite 300, Miami, FL 33131	Miami		FL	33130
200 S. Biscayne Blvd., S BUSINESS PHONE 305 374 5300	CELL PHONE	Miami EMAIL ADDRES		FL coninglav	33130
BUSINESS PHONE 305 374 5300	CELL PHONE	Miami EMAIL ADDRES		FL	33130
BUSINESS PHONE 305 374 5300 NAME NICHOIAS ROCADDRESS 200 S. Biscayne Blvd., S	CELL PHONE Driguez uite 300, Miami, FL 33131	Miami EMAIL ADDRES mamste Attorney Agent CITY Miami	Contact Other	FL	33130
BUSINESS PHONE 305 374 5300 NAME Nicholas Roc ADDRESS 200 S. Biscayne Blvd., S BUSINESS PHONE 305 374 5300	cell PHONE driguez	Miami EMAIL ADDRES mamste Attorney Agent CITY Miami EMAIL ADDRES	Contact Other	FL zoninglav	33130 w.com ZIPCODE 33130
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Please note the following information:

A separate disclosure of interest form must be submitted with this application if the applicant or owner is a corporation, partnership, limited partnership or trustee.

All applicable affidavits must be completed and the property owner must complete and sign the "Power of Attorney" portion of the affidavit if they will not be present at the hearing, or if other persons are speaking on their behalf.

To request this material in alternate format, sign language interpreter (five-day notice is required), information on access for persons with disabilities, and accommodation to review any document or participate in any City sponsored proceedings, call 305.604.2489 and select (1) for English or (2) for Spanish, then option 6; TTY users may call via 711 (Florida Relay Service).

Please read the following and acknowledge below:

Applications for any board hearing(s) will not be accepted without payment of the required fees. All checks are to be made payable to the "City of Miami Beach".

All disclosures must be submitted in CMB Application format and be consistent with CMB Code Sub-part A Section 2-482(c):

(c) If the lobbyist represents a corporation, partnership or trust, the chief officer, partner or beneficiary shall also be identified. Without limiting the foregoing, the lobbyist shall also identify all persons holding, directly or indirectly, a five percent or more ownership interest in such corporation, partnership, or trust.

Public records notice – All documentation submitted for this application is considered a public record subject to Chapter 119 of the Florida Statutes and shall be disclosed upon request.

In accordance with the requirements of Section 2-482 of the code of the City of Miami Beach, any individual or group that will be compensated to speak or refrain from speaking in favor or against an application being presented before any of the City's land use boards, shall fully disclose, prior to the public hearing, that they have been, or will be compensated. Such parties include: architects, engineers, landscape architects, contractors, or other persons responsible for project design, as well as authorized representatives attorneys or agents and contact persons who are representing or appearing on behalf of a third party; such individuals must register with the City Clerk prior to the hearing.

In accordance with Section 118-31. – Disclosure Requirement. Each person or entity requesting approval, relief or other action from the Planning Board, Design Review Board, Historic Preservation Board or the Board of Adjustment shall disclose, at the commencement (or continuance) of the public hearing(s), any consideration provided or committed, directly or on its behalf, for an agreement to support or withhold objection to the requested approval, relief or action, excluding from this requirement consideration for legal or design professional service rendered or to be rendered. The disclosure shall: (I) be in writing, (III) indicate to whom the consideration has been provided or committed, (III) generally describe the nature of the consideration, and (IV) be read into the record by the requesting person or entity prior to submission to the secretary/clerk of the respective board. Upon determination by the applicable board that the forgoing disclosure requirement was not timely satisfied by the person or entity requesting approval, relief or other action as provided above, then (I) the application or order, as applicable, shall immediately be deemed null and void without further force or effect, and (II) no application form said person or entity for the subject property shall be reviewed or considered by the applicable board(s) until expiration of a period of one year after the nullification of the application or order. It shall be unlawful to employ any device, scheme or artifice to circumvent the disclosure requirements of this section.

When the applicable board reaches a decision a final order will be issued stating the board's decision and any conditions imposed therein. The final order will be recorded with the Miami-Dade Clerk of Courts. The original board order shall remain on file with the City of Miami Beach Planning Department. Under no circumstances will a building permit be issued by the City of Miami Beach without a copy of the recorded final order being included and made a part of the plans submitted for a building permit.

The aforementioned is acknowledged by:

■ Owner of the subject property/

Authorized representative

SIGNATURE

Jay Levine

PRINT NAME

DATE SIGNED

Please read the following and acknowledge below:

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The aforementioned is acknowledged by:

■ Owner of the subject property	Authorized representative
Total	· ·
8	SIGNATURE
Tammy Le	vine
4/14/21	PRINT NAME
, , , ,	DATE SIGNED

OWNER AFFIDAVIT FOR INDIVIDUAL OWNER

STATE OF Florida			
COUNTY OF Miami-Dade			
the property that is the subject of this application, including sketches, data, and off and belief. (3) I acknowledge and agree to development board, the application must be a class hereby authorize the City of Miami B. Hearing on my property, as required by law. Sworn to and subscribed before me this	hat, before this application more complete and all information sul each to enter my property for t (5) I am responsible for remove	by be publicly noticed on the sole purpose of post this notice after the date	and heard by a land f must be accurate. (4) ing a Notice of Public of the hearing.
acknowledged before me by	Me and who did/did not take an	who has produced F	Lurse
NOTARY SEAL OR STAMP	NATASHIA LULOH ROGERS Notary Public – State of Florida	JUME.	NOTARY PUBLIC
My Commission Expires: 3/25/22	Commission # GG 165398 My Comm. Expires Mar 25, 2022	NATASHLA &	PRINT NAME
ALTERNATE OWNER AFFIDAVIT FOI	R CORPORATION, PARTNERS	SHIP OR LIMITED LIAB	ILITY COMPANY
COUNTY OF			
authorized to file this application on behalf application, including sketches, data, and and belief. (4) The corporate entity named acknowledge and agree that, before this application must be complete and all inform the City of Miami Beach to enter my proper required by law. (7) I am responsible for rem	ther supplementary materials, are herein is the owner of the propo- polication may be publicly police nation submitted in support therea ty for the sole purpose of posting	(print name of corpor n and all information subn e true and correct to the effy that is the subject of d and heard by a land do of must be accurate. (6) I a Notice of Public Heari	ate entity). (2) I am nitted in support of this best of my knowledge this application. (5) I evelopment board, the also hereby authorize
Sworn to and subscribed before me this acknowledged before me by identification and/or is personally known to		who has produced	SIGNATURE egoing instrument was as
NOTARY SEAL OR STAMP			
			NOTARY PUBLIC
My Commission Expires:			
			PRINT NAME

OWNER AFFIDAVIT FOR INDIVIDUAL OWNER

STATE OF Florida	
COUNTY OF Miami-Dade	
, Tammy Levine , the property that is the subject of this application. (2) This application application, including sketches, data, and other supplementary materials, or and belief. (3) I acknowledge and agree that, before this application development board, the application must be complete and all information and all also hereby authorize the City of Miami Beach to enter my property for Hearing on my property, as required by law. (5) I am responsible for remove acknowledged before me by TAMMY LEGINE Sworn to and subscribed before me this day of APRIL LIGHT Commission and/or is personally known to me and who did/did not take NOTARY SEAL OR STAMP NOTARY SEAL OR STAMP NATASHIA LULOH ROGER Notary Public - State of Flo Commission & GG 16539 My Comm. Expires Mar 25, My Comm. Expires My My	may be publicly noticed and heard by a land submitted in support thereof must be accurate. (4) or the sole purpose of posting a Notice of Public we this notice after the date of the hearing. SIGNATURE , 20_21 . The foregoing instrument was an oath. LUCENSE NOTARY-PUBLIC
	PRINT NAME
STATE OF COUNTY OF	EKSHIP OK LIMITED LIABILITY COMPANY
I,	are true and correct to the best of my knowledge operly that is the subject of this application. (5) I disced and heard by a land development board, the ereof must be accurate. (6) I also hereby authorize and Notice of Public Notice.
	SIGNIATION
Sworn to and subscribed before me this day of acknowledged before me by identification and/or is personally known to me and who did/did not take	SIGNATURE The foregoing instrument was , who has produced as e an oath.
acknowledged before me by	The foregoing instrument was
acknowledged before me by identification and/or is personally known to me and who did/did not take	, who has produced as an oath.

POWER OF ATTORNEY AFFIDAVIT

STATE OF	Florida	
COUNTY	_{o⊧} Miami-Dade	
		and certify as follows: (1) I am the owner or
,	. Cultural property that is the subject	of this application. (2) y herosy
Bercow Radell	Fernandez Larkin & Tapanes *to be my representative before the Design	Review Board. (3) I also hereby
authorize t	the City of Miami Beach to enter my property for the sole purpose as required by law. (4) I am responsible for remove this notice after	the date of the hearing.
Jay Lo	evine AME (and Title, if applicable)	SIGNATURE
Sworn to d	and subscribed before me this 16 day of APRIL	, 20_2]. The foregoing instrument was
acknowled	iged before me by JAY DEVINE	who has produced
identiticati	on and/or is personally known to me and who did/did not take an	oath.
NOTARY S	SEAL OR STAMP	NOTARY PUBLIC
	NATASHIA LULOH ROGERS Notary Public – State of Florida	
My Comm	ission Expires: 3 25 22 Commission # GG 165398 My Comm. Expires Mar 25, 2022	NAMASHIA ROGERS PRINT NAME
	1	I Kild I Wall
*Matth	ew Amster, Esq. and Nicholas Rodriguez, Esq.	
	CONTRACT FOR PURCHASE	_
If the appl		
or not suc including corporatio the identit clause or o	licant is not the owner of the property, but the applicant is a party to the centract is contingent on this application, the applicant shall list any and all principal officers, stockholders, beneficiaries or parties, partnerships, limited liability companies, trusts, or other corpor y of the individuals(s) (natural persons) having the ultimate owner contract terms involve additional individuals, corporations, partnerships, list all individuals and/or corporate entities.	the names of the contract purchasers below, inthers. If any of the contact purchasers are ate entities, the applicant shall further disclose right interest in the entity. If any continues
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We are committed to providing -

POWER OF ATTORNEY AFFIDAVIT

STATE OF	Florida	
COUNTY	Miami-Dade	
representati Bercow Radell F authorize th	Florida DF Miami-Dade Miami-Dade Miscoping first duly sworn, deponent of the owner of the real property that is the subject fernandez Larkin & Tapanes to be my representative before the Design the City of Miami Beach to enter my property for the sole purposes required by law. (4) I am responsible for remove this notice after	se of posting a Notice of Public Hearing on my
	my Levine	SIGNATURE
Sworn to d	and subscribed before me this _ \ \ \ day of _ Ale_	, 20_21 The foregoing instrument was
acknowled	dged before me by <u>TAMMY LEVINE</u> , on and/or is personally known to me and who did/did not take ar	who has produced FL DEWERS as
NOTARY S	SEAL OR STAMP	NOTARY PUBLIC
My Commi	NATASHIA LULOH ROGERS Notary Public – State of Florida Commission # GG 165398 My Comm. Expires Mar 25, 2022	NATASHIA- POLICES PRINT NAME
Mat	thew Amster, Esq. and Nicholas Rodriguez, Esq.	
	CONTRACT FOR PURCHAS	
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We are committed to providing excellent public service and safety to all who live, work, and play in our vibrant, tropical, historic community.

<u>DISCLOSURE OF INTEREST</u> CORPORATION, PARTNERSHIP OR LIMITED LIABILITY COMPANY

If the property that is the subject of the application is owned or leased by a corporation, partnership or limited liability company, list ALL of the owners, shareholders, partners, managers and/or members, and the percentage of ownership held by each. If the owners consist of one or more corporations, partnerships, trusts, partnerships or other corporate entities, the applicant shall further disclose the identity of the individual(s) (natural persons) having the ultimate ownership interest in the entity.

N/A	
NAME OF CORPORATE ENTITY	_
NAME AND ADDRESS	% OF OWNERSHIP
	_
,	
NAME OF CORPORATE ENTITY	_
NAME AND ADDRESS	% OF OWNERSHIP
	_

If there are additional corporate owners, list such owners, including corporate name and the name, address and percentage of ownership of each additional owner, on a separate page.

DISCLOSURE OF INTEREST TRUSTEE

If the property that is the subject of the application is owned or leased by a trust, list any and all trustees and beneficiaries of the trust, and the percentage of interest held by each. If the owners consist of one or more corporations, partnerships, trusts, partnerships or other corporate entities, the applicant shall further disclose the identity of the individual(s) (natural persons) having the ultimate ownership interest in the entity.

N/A				
TRUST	NAME		_	
NAME AN	ID ADDRESS			% INTEREST
		**************************************	- 70 j. s. 1, 10 mm s. 1 = 10 j. s. 1 mm s. 1	
		- 19 P		resignation and
		7		

COMPENSATED LOBBYIST

Pursuant to Section 2-482 of the Miami Beach City Code, all lobbyists shall, before engaging in any lobbying activities, register with the City Clerk. Please list below any and all persons or entities retained by the applicant to lobby City staff or any of the City's land development boards in support of this application.

Wesley Kean	7500 NE 4 Court, Miami FL	305 359 3669
Nicholas Rodriguez	200 S. Biscayne Blvd., Suite 300, Miami, FL 33131	305 374 5300
Matthew Amster	ADDRESS 200 S. Biscayne Blvd., Suite 300, Miami, FL 33131	PHONE 305 374 5300

Additional names can be placed on a separate page attached to this application.

APPLICANT HEREBY ACKNOWLEDGES AND AGREES THAT (1) AN APPROVAL GRANTED BY A LAND DEVELOPMENT BOARD OF THE CITY SHALL BE SUBJECT TO ANY AND ALL CONDITIONS IMPOSED BY SUCH BOARD AND BY ANY OTHER BOARD HAVING JURISDICTION, AND (2) APPLICANT'S PROJECT SHALL COMPLY WITH THE CODE OF THE CITY OF MIAMI BEACH AND ALL OTHER APPLICABLE CITY, STATE AND FEDERAL LAWS.

	APPLICANT AFFIDAVIT	
STATE OF Florida		
COUNTY OF Miami-Dade		
		certify as follows: (1) I am the applicant
or representative of the applicant. (2) This app sketches, data, and other supplementary mater		
		SIGNATURE
Sworn to and subscribed before me this 16 acknowledged before me by 384	aday of APRIL , 2	20 21 . The foregoing instrument was as produced FL DENESS as
identification and/or is personally known to me	e and who did/did not take an oath.	LICENSE
NOTARY SEAL OR STAMP	************	March
2/2/2	NATASHIA LULOH ROGERS Notary Public – State of Florida	NOTARY PUBLIC
My Commission Expires: 3/25/22	Commission # GG 1653 <u>98</u> My Comm. Expires Mar 25, 2022	PRINT NAME
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COMPENSATED LOBBYIST

Pursuant to Section 2-482 of the Miami Beach City Code, all lobbyists shall, before engaging in any lobbying activities, register with the City Clerk. Please list below any and all persons or entities retained by the applicant to lobby City staff or any of the City's land development boards in support of this application.

Wesley Kean	7500 NE 4 Court, Miami F
Nicholas Rodriguez	200 S. Biscayne Blvd., Suite 300, Miami, FL 33131
Matthew Amster	200 S. Biscayne Blvd., Suite 300, Miami, FL 33131
NAME	ADDRESS

7500 NE 4 Court, Miami FL

305 359 3669

PHONE 305 374 5300

305 374 5300

Additional names can be placed on a separate page attached to this application.

APPLICANT HEREBY ACKNOWLEDGES AND AGREES THAT (1) AN APPROVAL GRANTED BY A LAND DEVELOPMENT BOARD OF THE CITY SHALL BE SUBJECT TO ANY AND ALL CONDITIONS IMPOSED BY SUCH BOARD AND BY ANY OTHER BOARD HAVING JURISDICTION, AND (2) APPLICANT'S PROJECT SHALL COMPLY WITH THE CODE OF THE CITY OF MIAMI BEACH AND ALL OTHER APPLICABLE CITY, STATE AND FEDERAL LAWS.

APPLICANT AFFIDAVIT STATE OF Florida COUNTY OF Miami-Dade being first duly sworn, depose and certify as follows: (1) I am the applicant or representative of the applicant. (2) This application and all information submitted in support of this application, including sketches, data, and other supplementary materials, are true and correct to the best of my knowledge and belief. **SIGNATURE** day of APRIL Sworn to and subscribed before me this 16 , 20_2]. The foregoing instrument was , who has produced <u>FL DENERS</u> as take an oath. LEVINE identification and/or is personally known to me and who did/did not take an oath. NOTARY SEAL OR STAMP NATASHIA LULOH ROGERS Notary Public - State of Florida My Commission Expires: 3/25/22 Commission # GG 165398 NAMASHIA My Comm. Expires Mar 25, 2022 PRINT NAME