

Property Address: 1745 W 24th StreetDate: 6/3/21**DRB BOARD APPLICATION CHECK LIST - SINGLE FAMILY RESIDENTIAL**

A Pre-Application meeting must be scheduled via CSS to obtain a plan case number and for board staff review of all submittals, and review by the Development Review Committee, as needed.

Pre-Application meetings for applications that do not require a traffic study are scheduled on a first come-first served basis and must occur no later than five(5) business days prior to CSS First submittal.

Incomplete, or submittals found to be insufficient will not be placed on a Board agenda.

| FIRST SUBMITTAL (VIA CSS) ** To be uploaded online (CSS) by the applicant before 5:00 pm by First submittal deadline. ALL PLANS MUST BE DIMENSIONED AND LEGIBLE. INCLUDE A GRAPHIC SCALE. | | Required |
|--|--|-------------------------------------|
| 1 | Application Fee and Peer review fees shall be paid after Pre-Application meeting and before the First submittal. It is the applicant's responsibility to make this payment, if an invoice is not generated by the CSS system, the applicant should contact staff prior to first submittal to be invoiced and make payment. | <input checked="" type="checkbox"/> |
| 2 | Is the property the primary residence & homestead of the applicant/property owner? (If yes, provide office of the Property Appraiser Summary Report). | <input type="checkbox"/> |
| 3 | Copy of signed and dated check list issued at Pre-Application meeting. | <input checked="" type="checkbox"/> |
| 4 | Completed Board Application, Affidavits & Disclosures of Interest (original signatures). | <input checked="" type="checkbox"/> |
| 5 | Signed and dated Letter of Intent. Letter must outline application details and identify hardships if Variances are requested. Letter must also identify design waivers. | <input checked="" type="checkbox"/> |
| a | The letter of Intent shall include and respond to all sea level rise and resiliency review criteria per section 133-50 of the City Code. | <input checked="" type="checkbox"/> |
| b | The Letter of Intent for Variances shall include and respond to all review guidelines in the code as follows: Section 118-353 (d) of the City Code for each Variance. | <input type="checkbox"/> |
| 6 | Mailing Labels: Upload property owner's list and copy of original certified letter from provider. See #52 for submittal of Hard copy / originals of these items. | <input checked="" type="checkbox"/> |
| 7 | Copies of all current or previously active Business Tax Receipts if applicable. | <input type="checkbox"/> |
| 8 | Copies of previous recorded final Orders if applicable. | <input type="checkbox"/> |
| 9 | Survey: Electronic version of original signed & sealed, dated no more than six months from date of application. Survey must provide: lot area, grade per Section 114-1 of the City Code. (If no sidewalk exists, provide the elevation of the crown of the road) and spot elevations. | <input checked="" type="checkbox"/> |
| a | Existing and Proposed detailed topographic survey depicting existing spot grades (NAVD) as well as all underground/overhead utilities and easements/agreements with recording data. | <input checked="" type="checkbox"/> |
| b | Full legal description of the property if not included in survey (for lengthy legal descriptions, attach as a separate document - label clearly). | <input checked="" type="checkbox"/> |
| 10 | Copy of original Building Permit Card, & Microfilm, if available. | <input checked="" type="checkbox"/> |
| 11 | Copy of previously approved building permits. (provide building permit number). | <input checked="" type="checkbox"/> |
| 12 | Architectural Plans and Exhibits (must be 11"x 17") | |
| a | Cover Sheet with bullet point scope of work, clearly labeled "First Submittal" and dated with First Submittal deadline date. | <input checked="" type="checkbox"/> |
| b | Drawing Index | <input checked="" type="checkbox"/> |
| c | Copy of the original survey included in plan package. See No. 10 above for survey requirements | <input checked="" type="checkbox"/> |
| d | Zoning Data Sheet (Use Planning Department zoning data sheet format). | <input checked="" type="checkbox"/> |
| e | Context Location Plan, Min 8.5"x11" Color Aerial 1/2 mile radius, identifying project and showing name of streets. (no Google images) | <input checked="" type="checkbox"/> |

Indicate N/A If Not Applicable

Initials: FSC

Property Address: 1745 W 24th StreetDate: 6/3/21

| | | |
|-----------|--|-------------------------------------|
| f | Current color photographs, dated, Min 4"x 6" of project site and existing structures (no Google images) | <input checked="" type="checkbox"/> |
| g | Current color photographs, dated, Min 4"x 6" of context, corner to corner, across the street and surrounding properties with a key directional plan (no Google images) | <input checked="" type="checkbox"/> |
| h | Existing Lot Coverage and Unit Size Diagrams. | <input checked="" type="checkbox"/> |
| i | Proposed Lot Coverage Diagram. | <input checked="" type="checkbox"/> |
| j | Proposed Unit Size Diagram for each floor, including roof plan. | <input checked="" type="checkbox"/> |
| k | Site Plan (fully dimensioned with setbacks, existing and proposed, including adjacent right-of-way widths). | <input checked="" type="checkbox"/> |
| l | Demolition Plans (Floor Plans & Elevations with dimensions) | <input checked="" type="checkbox"/> |
| m | Proposed Floor Plans and Roof Plan, including mechanical equipment plan and section marks. Plans shall indicate location of all property lines and setbacks. | <input checked="" type="checkbox"/> |
| n | Proposed Elevations, materials & finishes noted (showing grade, base flood elevation, heights in NGVD values and free board if applicable) | <input checked="" type="checkbox"/> |
| o | Proposed Section Drawings | <input checked="" type="checkbox"/> |
| p | Color Renderings (elevations and three dimensional perspective drawings). | <input checked="" type="checkbox"/> |
| q | Contextual Elevation Line Drawings, corner to corner, across the street and surrounding properties (dated). | <input checked="" type="checkbox"/> |
| r | Axonometric Diagram. | <input checked="" type="checkbox"/> |
| s | Required yards open space calculations and shaded diagrams. | <input checked="" type="checkbox"/> |
| t | Required yards section drawings. | <input checked="" type="checkbox"/> |
| u | Variance and/or Waiver Diagram, if applicable. | <input checked="" type="checkbox"/> |
| 13 | Landscape Plans and Exhibits (must be 11"x 17") | |
| a | Tree Survey | <input checked="" type="checkbox"/> |
| b | Tree Disposition Plan | <input checked="" type="checkbox"/> |
| c | Landscape Plan- private property and right-of-way areas. Proposed landscaping with landscape legend form, hardscape areas, ground floor equipment, overhead and underground utilities information. | <input checked="" type="checkbox"/> |
| d | Hardscape Plan, i.e. paving materials, pattern, etc. | <input checked="" type="checkbox"/> |
| Other* | Waiver #1 Height | <input checked="" type="checkbox"/> |
| Other* | Understory Review | <input checked="" type="checkbox"/> |
| Other* | | <input type="checkbox"/> |
| Other* | | <input type="checkbox"/> |

* *ADDITIONAL INFORMATION AS MAY BE REQUIRED AT THE PRE-APPLICATION MEETING

Property Address: 1745 W 24th StreetDate: 6/3/21**FINAL SUBMITTAL (via CSS & PAPER)**

Revised and/or supplemented documents and drawings to address staff comments. Plans should be clearly labeled "Final Submittal" and dated with Final Submittal deadline date.

Upload documents online (via CSS) before NOON on final submittal deadline. Staff will review and issue a notice to proceed to Paper Final submittal or to continue submittal to a future meeting if the application is found incomplete.

Required

PAPER FINAL SUBMITTAL:

| | | |
|---|---|-------------------------------------|
| 1 | Original application with all signed and notarized applicable affidavits and disclosures. | <input checked="" type="checkbox"/> |
| 2 | Original of all applicable items. | <input checked="" type="checkbox"/> |
| 3 | One (1) signed and sealed 11"X17" bound, collated set of all the required documents. | <input checked="" type="checkbox"/> |
| 4 | One (1) CD/DVD with electronic copy of entire final application package (plans, application, Letter of Intent, traffic/sound study, etc.) see CD/DVD formatting attached, for instructions. | <input checked="" type="checkbox"/> |
| 5 | Mailing Labels -2 sets of gummed labels and a CD including: Property owner's list and Original certified letter from provider. | <input checked="" type="checkbox"/> |

ADDITIONAL INFORMATION AND ACKNOWLEDGEMENTS

- A. **** Other information/documentation required for First submittal will be identified during Pre-Application meeting and Development Review Committee Meeting but may be modified based on further analysis.**
- B. **It is the responsibility of the applicant to confirm that documents submitted via CSS, Paper Submittal set and electronic version on CD are consistent with each other and legible.**
- C. **All PDF files must be named with the submittal deadline date and the type of document in the following format 'MM-DD-YYYY Document Name'.**
- D. **Plan revisions and supplemental documentation will not be accepted after the Final Submittal deadline**
- E. **All documents required for Board applications must be submitted in an electronic format (PDF) via CD in the manner prescribed herein. The CD is considered the "Formal Submission", and must include the electronic version of all hard copy documents associated with the application. A new Updated CD will be required if any modifications are made before or after hearing. Failure to comply with the aforementioned may result in a rehearing before the applicable board at the applicant's expense.**

Matthew Amster

Applicant's or designee's Name

Applicant's or designee's signature

6/3/2021

Date

MIAMI BEACH

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 | | | |
|--|------------|---|-------------|
| FILE NUMBER DRB21-0698 | | Is the property the primary residence & homestead of the applicant/property owner? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (if "Yes," provide office of the property appraiser summary report) | |
| Board of Adjustment <input type="checkbox"/> Variance from a provision of the Land Development Regulations <input type="checkbox"/> Appeal of an administrative decision <input type="checkbox"/> Modification of existing Board Order | | Design Review Board <input checked="" type="checkbox"/> Design review approval <input type="checkbox"/> Variance <input type="checkbox"/> Modification of existing Board Order | |
| Planning Board <input type="checkbox"/> Conditional Use Permit <input type="checkbox"/> Lot Split <input type="checkbox"/> Amendment to the Land Development Regulations or Zoning Map <input type="checkbox"/> Amendment to the Comprehensive Plan or Future Land Use Map <input type="checkbox"/> Modification of existing Board Order | | Historic Preservation Board <input type="checkbox"/> Certificate of Appropriateness for design <input type="checkbox"/> Certificate of Appropriateness for demolition <input type="checkbox"/> Historic District/Site Designation <input type="checkbox"/> Variance <input type="checkbox"/> Modification of existing Board Order | |
| <input type="checkbox"/> Other: | | | |
| Property Information – Please attach Legal Description as "Exhibit A" | | | |
| ADDRESS OF PROPERTY 1745 W 24 Street | | | |
| FOLIO NUMBER(S) 02-3228-001-1840 | | | |
| Property Owner Information | | | |
| PROPERTY OWNER NAME SUNSET ISLANDS DEVELOPMENTS, LLC | | | |
| ADDRESS 1745 W 24 St | | CITY Miami Beach | STATE FL |
| ZIP CODE 33140 | | | |
| BUSINESS PHONE +56 22 364 3101 | CELL PHONE | EMAIL ADDRESS myoma@py.cl | |
| Applicant Information (if different than owner) | | | |
| APPLICANT NAME Same | | | |
| ADDRESS | | CITY | STATE |
| ZIP CODE | | | |
| BUSINESS PHONE | CELL PHONE | EMAIL ADDRESS | |
| | | | |
| Summary of Request | | | |
| PROVIDE A BRIEF SCOPE OF REQUEST Design Review Board approval for new 2-story single family home to replace existing 2-story pre-1942 home. See Letter of Intent for additional details. | | | |

| | | | |
|--|------------|--|--|
| Project Information | | | |
| Is there an existing building(s) on the site? | | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| If previous answer is "Yes", is the building architecturally significant per sec. 142-108? | | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| Does the project include interior or exterior demolition? | | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| Provide the total floor area of the new construction. | | 6,575 SQ. FT. | |
| Provide the gross floor area of the new construction (including required parking and all usable area). | | 7,173 SQ. FT. | |
| Party responsible for project design | | | |
| NAME Cheryl Bassan | | <input checked="" type="checkbox"/> Architect <input type="checkbox"/> Contractor <input type="checkbox"/> Landscape Architect <input type="checkbox"/> Engineer <input type="checkbox"/> Tenant <input type="checkbox"/> Other _____ | |
| ADDRESS 15805 Biscayne Blvd Suite 206 | | CITY North Miami Beach | STATE FL |
| | | ZIPCODE 33160 | |
| BUSINESS PHONE (561) 318-0344 | CELL PHONE | EMAIL ADDRESS cheryl@preschelbassan.com | |
| Authorized Representative(s) Information (if applicable) | | | |
| NAME Michael W. Larkin | | <input checked="" type="checkbox"/> Attorney <input type="checkbox"/> Contact <input type="checkbox"/> Agent <input type="checkbox"/> Other _____ | |
| ADDRESS 200 S. Biscayne Blvd., Suite 300 | | CITY Miami | STATE FL |
| | | ZIPCODE 33131 | |
| BUSINESS PHONE (305) 374-5300 | CELL PHONE | EMAIL ADDRESS mlarkin@brzoninglaw.com | |
| NAME Matthew Amster | | <input checked="" type="checkbox"/> Attorney <input type="checkbox"/> Contact <input type="checkbox"/> Agent <input type="checkbox"/> Other _____ | |
| ADDRESS 200 S. Biscayne Blvd., Suite 300 | | CITY Miami | STATE FL |
| | | ZIPCODE 33131 | |
| BUSINESS PHONE (305) 374-5300 | CELL PHONE | EMAIL ADDRESS mamster@brzoninglaw.com | |
| NAME | | <input type="checkbox"/> Attorney <input type="checkbox"/> Contact <input type="checkbox"/> Agent <input type="checkbox"/> Other _____ | |
| ADDRESS | | CITY | STATE |
| | | ZIPCODE | |
| BUSINESS PHONE | CELL PHONE | EMAIL ADDRESS | |

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, (II) 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 foregoing 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 and such circumvention shall be deemed a violation of 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

Miguel Yoma, Vice President

PRINT NAME

06/14/2021

DATE SIGNED

OWNER AFFIDAVIT FOR INDIVIDUAL OWNER

STATE OF _____

COUNTY OF _____

I, N/A, being first duly sworn, depose and certify as follows: (1) I am the owner of the property that is the subject of this application. (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. (3) I acknowledge and agree that, before this application may be publicly noticed and heard by a land development board, the application must be complete and all information submitted in support thereof must be accurate. (4) I also hereby authorize the City of Miami Beach to enter my property for the sole purpose of posting a Notice of Public Hearing on my property, as required by law. (5) I am responsible for remove this notice after the date of the hearing.

SIGNATURE

Sworn to and subscribed before me this _____ day of _____, 2021. The foregoing instrument was acknowledged before me by _____, who has produced _____ as identification and/or is personally known to me and who did/did not take an oath.

NOTARY SEAL OR STAMP

NOTARY PUBLIC

My Commission Expires: _____

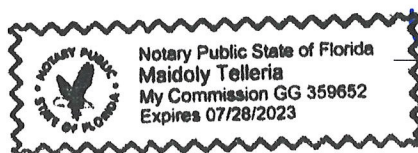
PRINT NAME**ALTERNATE OWNER AFFIDAVIT FOR CORPORATION, PARTNERSHIP OR LIMITED LIABILITY COMPANY**STATE OF FLORIDACOUNTY OF MIAMI-DADE

I, Miguel Yoma, being first duly sworn, depose and certify as follows: (1) I am the Vice President (print title) of SUNSET ISLANDS DEVELOPMENTS, LLC (print name of corporate entity). (2) I am authorized to file this application on behalf of such entity. (3) 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. (4) The corporate entity named herein is the owner of the property that is the subject of this application. (5) I acknowledge and agree that, before this application may be publicly noticed and heard by a land development board, the application must be complete and all information submitted in support thereof must be accurate. (6) I also hereby authorize the City of Miami Beach to enter my property for the sole purpose of posting a Notice of Public Hearing on my property, as required by law. (7) I am responsible for remove this notice after the date of the hearing.

SIGNATURE

Sworn to and subscribed before me this 14 day of June, 2021. The foregoing instrument was acknowledged before me by Miguel Yoma, who has produced _____ as identification and/or is personally known to me and who did/did not take an oath.

NOTARY SEAL OR STAMP

**NOTARY PUBLIC**

My Commission Expires: _____

PRINT NAME

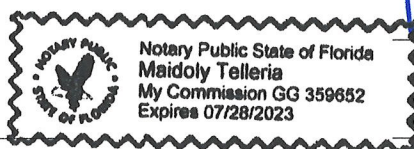
POWER OF ATTORNEY AFFIDAVITSTATE OF FLORIDACOUNTY OF MIAMI-DADE

I, Miguel Yoma, being first duly sworn, depose and certify as follows: (1) I am the owner or representative of the owner of the real property that is the subject of this application. (2) I hereby authorize M. Larkin, M. Amster, C. Bassan to be my representative before the Design Review Board. (3) I also hereby authorize the City of Miami Beach to enter my property for the sole purpose of posting a Notice of Public Hearing on my property, as required by law. (4) I am responsible for remove this notice after the date of the hearing.

Miguel Yoma, Vice President**PRINT NAME (and Title, if applicable)****SIGNATURE**

Sworn to and subscribed before me this 14 day of June, 2021. The foregoing instrument was acknowledged before me by Miguel Yoma, who has produced _____ as identification and/or is personally known to me and who did/did not take an oath.

NOTARY SEAL OR STAMP



My Commission Expires: _____

NOTARY PUBLIC**PRINT NAME****CONTRACT FOR PURCHASE**

If the applicant is not the owner of the property, but the applicant is a party to a contract to purchase the property, whether or not such contract is contingent on this application, the applicant shall list the names of the contract purchasers below, including any and all principal officers, stockholders, beneficiaries or partners. If any of the contact purchasers are corporations, partnerships, limited liability companies, trusts, or other corporate entities, the applicant shall further disclose the identity of the individuals(s) (natural persons) having the ultimate ownership interest in the entity. If any contingency clause or contract terms involve additional individuals, corporations, partnerships, limited liability companies, trusts, or other corporate entities, list all individuals and/or corporate entities.

N/A

NAME**DATE OF CONTRACT**

NAME, ADDRESS AND OFFICE

% OF STOCK

In the event of any changes of ownership or changes in contracts for purchase, subsequent to the date that this application if filed, but prior to the date of a final public hearing, the applicant shall file a supplemental disclosure of interest.

**DISCLOSURE OF INTEREST
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.

SUNSET ISLANDS DEVELOPMENTS, LLC

NAME OF CORPORATE ENTITY

| NAME AND ADDRESS | % OF OWNERSHIP |
|--|----------------|
| See Exhibit B - Disclosure of Interest | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |

N/A

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

| <div style="text-align: center;">TRUST NAME</div> | |
|--|------------|
| NAME AND ADDRESS | % INTEREST |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |
| _____ | _____ |

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.

| NAME | ADDRESS | PHONE |
|-------------------|--------------------------------------|----------------|
| Michael W. Larkin | 200 S. Biscayne Boulevard, Suite 300 | (305) 374-5300 |
| Matthew Amster | 200 S. Biscayne Boulevard, Suite 300 | (305) 374-5300 |
| Cheryl Bassan | 15805 Biscayne Boulevard, Suite 206 | (561) 318-0344 |

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.

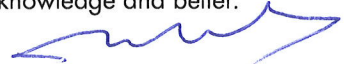
APPLICANT AFFIDAVIT

STATE OF FLORIDA

COUNTY OF MIAMI-DADE

Miguel Yoma

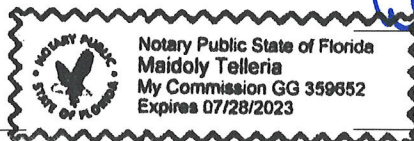
I, _____, being first duly sworn, depose and certify as follows: (1) I am the applicant or representative of the applicant. (2) This application and all information submitted in support of this application, including sketches, data, and other supplementary materials, are true and correct to the best of my knowledge and belief.



SIGNATURE

Sworn to and subscribed before me this 14 day of June, 2021. The foregoing instrument was acknowledged before me by Miguel Yoma, who has produced _____ as identification and/or is personally known to me and who did/did not take an oath.

NOTARY SEAL OR STAMP




NOTARY PUBLIC

My Commission Expires: _____

PRINT NAME

Exhibit A

LEGAL DESCRIPTION:

SURVEY OF THE EAST 2 INCHES OF LOT 22, AND ALL OF LOT 23 , BLOCK 34, OF THIRD REVISED PLAT OF SUNSET ISLANDS
ACCORDING TO THE PLAT THEREOF AS RECORDED IN THE PLAT BOOK 40,
PAGE 8, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

Exhibit B

| Entity | Members / Shareholders | % | Principal Address |
|--|--|---------|---|
| Sunset Islands Developments, LLC | Condores 7, LLC | 100% | |
| Condores 7, LLC | Inmobiliaria e Inversiones Santa Valentina S.A. | 100% | |
| Inmobiliaria e Inversiones Santa Valentina S.A. | Inversiones Vilucura S.A. | 99,997% | |
| | Inmobiliaria e Inversiones Proyección Seis Ltda. | 0,003% | |
| Inversiones Vilucura S.A. | Inmobiliaria e Inversiones Proyección Seis Ltda. | 79,93% | |
| | Inmobiliaria Nueva Santa Blanca Limitada | 20,07% | |
| Inmobiliaria e Inversiones Proyección Seis Ltda. | Francisco E. Pérez | 1,59% | |
| | Constanza Pérez | 8,14% | |
| | Francisco I. Pérez | 8,14% | |
| | Josefina Pérez | 8,14% | |
| | Andrés Pérez | 8,14% | |
| | Valentina Pérez | 8,14% | |
| | Catalina Pérez | 8,14% | |
| | Inmobiliaria FPY Ltda. | 49,57% | |
| Inmobiliaria FPY Ltda. | Francisco E. Pérez | 5,00% | |
| | Inmobiliaria Nueva Santa Blanca Limitada | 95,00% | |
| Inmobiliaria Nueva Santa Blanca Limitada | Inmobiliaria Rio Quilque Uno Ltda. | 16,57% | |
| | Inmobiliaria Rio Quilque Dos Ltda. | 16,57% | |
| | Inmobiliaria Rio Quilque Tres Ltda. | 16,57% | |
| | Inmobiliaria Rio Quilque Cuatro Ltda. | 16,57% | |
| | Inmobiliaria Rio Quilque Cinco Ltda. | 16,57% | |
| | Inmobiliaria Rio Quilque Seis Ltda. | 16,57% | |
| | Horizonte S.A. | 0,58% | |
| Horizonte S.A. | Inversiones Vilucura S.A. | 50,00% | |
| | Inversiones Butamalal S.A. | 50,00% | |
| Inversiones Butamalal S.A. | Inversiones Vilucura S.A. | 84,90% | |
| | Inmobiliaria e Inversiones Proyección Seis Ltda. | 15,10% | |
| Inmobiliaria Rio Quilque Uno Ltda. | Francisco E. Pérez | 1,00% | |
| | Constanza Pérez | 99,00% | |
| Inmobiliaria Rio Quilque Dos Ltda. | Francisco E. Pérez | 1,00% | |
| | Francisco I. Pérez | 99,00% | |
| Inmobiliaria Rio Quilque Tres Ltda. | Francisco E. Pérez | 1,00% | |
| | Josefina Pérez | 99,00% | |
| Inmobiliaria Rio Quilque Cuatro Ltda. | Francisco E. Pérez | 1,00% | |
| | Andrés Pérez | 99,00% | |
| Inmobiliaria Rio Quilque Cinco Ltda. | Francisco E. Pérez | 1,00% | |
| | Valentina Pérez | 99,00% | |
| Inmobiliaria Rio Quilque Seis Ltda. | Francisco E. Pérez | 1,00% | |
| | Catalina Pérez | 99,00% | |
| Francisco E. Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |
| Constanza Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |
| Francisco I. Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |
| Josefina Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |
| Andrés Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |
| Valentina Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |
| Catalina Pérez | | | Rosario Norte N° 615, oficina 1601, Las Condes, Santiago, Chile |



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

www.brzoninglaw.com

305.377.6236 office
305.377.6222 fax
mamster@brzoninglaw.com

VIA ELECTRONIC SUBMITTAL

July 5, 2021

Michael Belush, Chief of Planning and Zoning
Planning Department
City of Miami Beach
1700 Convention Center Drive, 2nd Floor
Miami Beach, Florida 33139

RE: DRB21-0698 – Design Review Approval for New Single-Family Residence at 1745 W 24 Street, Miami Beach

Dear Michael,

This law firm represents Sunset Islands Developments, LLC (the "Applicant"), owner of the property located at 1745 W 24 Street (the "Property") in the City of Miami Beach (the "City"). The Applicant intends to build a resilient single-family home within the Sunset Islands. Please allow this letter to serve as the letter of intent in connection with a request to the Design Review Board ("DRB") for design review, with a limited 2' height waiver, to replace an existing pre-1942 two-story residence.

Property Description. The Property is a portion of two waterfront lots fronting W 24 Street. The Miami-Dade County Property Appraiser's Office identifies the Property with Folio No. 02-3228-001-1840. See Exhibit A, Property Appraiser Summary Report. As noted on the survey prepared by Nova Surveyors Inc. and dated November 17, 2020, the effectively dual frontage lot is approximately 13,154 square feet in size and the existing yards and home are at low elevations of between approximately 4.5' – 5.5' NGVD and 7.53' NGVD, respectively. This puts the home at risk of flooding, especially when the City's minimum required yard elevations are 1 to 2-feet higher at 6.56' NGVD and new construction must minimally be at 9' NGVD for this area.

Additionally, the Property is located within the RS-3, Single Family Residential Zoning District, and not located in local or national historic district. It is important to note that the surrounding area contains varying sizes and styles of single-family homes, the majority of which are two-stories that have been modified over time.

According to the Building Card, on file with City and included in application materials, the existing home was constructed in 1937. Detailed review of historic records shows that the original structure was substantially modified in 1978 and 1992 with rear, east side and partial front additions, and then a parking canopy in the front. The additions significantly altered the style of the front, east and rear façades and roof line.

Proposed Development. The Applicant proposes to construct a Tropical Modern style two-story residence. The overall design is warm and inviting with natural elements. The entrance of the home is intricately designed to break the massing of each level. The understory is an open and airy area with wood louvers to enhance the flow of air and light. The covered steps to the entrance on the first level are bordered with a forty-eight (48) foot long water feature. Wrapping the first level at the front elevation are planters to soften the massing and help to reduce the temperature of the understory.

The purposeful layout of the understory, allows the majority of living spaces towards the rear of the Property and the centrally located second level. Each side elevation is sufficiently distinguished with various materials, doors windows, and additional open space. Specifically, the east side elevation features a frame for the main entrance steps, wood louvers to the entrance, and the continued planters along the first floor balconies. The west elevation continues the wrap around planters to relax the massing, a 17'-2" wide additional open space, which will highlight taller plantings, and additional planters to separate the massing of the lower first level and the further setback second level. The meticulous architecture also considers the waterside view. A pool is located in the rear yard, and a jacuzzi is proposed on the second floor balcony with a beautiful waterfall cascading into the pool.

The Applicant's design complies with the City of Miami Beach Code of Ordinances (the "Code") requirements for all setbacks, unit size, and lot coverage. This ensures minimal impact on the abutting neighbors. The Applicant proposes first and second level front setbacks of 20' and 54'-3" respectively, which is greater than the 20' and 40' front setbacks required. Also, the proposed rear setback is 27' which is greater than the minimum required 26.25' rear setback. The size of the proposed home is approximately 6,575 square feet, which complies with the allowable fifty percent (50%) unit size limit.

The proposed lot coverage also complies with the thirty percent (30%) maximum permitted.

The Property currently contains only palms and no shade trees. The Applicant is preserving and protecting a number of Royal Palms, and will relocate several other palms that exist on the site. Additionally, the Applicant is planting at least two native trees, Gumbo Limbo and Silver Buttonwood, and lining the Property with a variety of lush shrubs and ground covers. The landscape design will contribute to the Tropical Modern esthetic of the architecture, provide an additional layer privacy for the understory, and reduce heat island effects. The overall design sufficiently addresses the intent of the Code with the main massing centrally located and a variety of architectural articulations and materials, along with extensive plantings. The Applicant is not seeking any variances of the Code.

Waiver Request. The Applicant respectfully requests Design Review Board approval pursuant to Code Section 142-105(b)(1), to permit an increased height up to twenty-six (26) feet for a limited volume of home, when twenty-four (24) is permitted for a flat roof. The stepped-back nature of the home, with the second story portion significantly behind the front 1-story portion is purposeful and the additional height, including offset and lower roof overhangs, provides the appropriate proportions without negatively impacting the neighbors. Specifically, the additional height applies only to the centrally located second level, which is setback 54'-3" from the front and well over 26.25' from the rear, which ensures the slight additional height is sensitive to the neighbors and does not occur for the entire length of the home along the property lines. The minimal lengths along the sides, with extensive courtyards and fully compliance additional courtyards further ensure that the height will be compatible with the surrounding area.

The Applicant also proposes to actively address sea level rise and construct an understory and a higher first floor level. The proposed finished floor of the new home at base flood elevation, plus the full five (5) feet of permitted freeboard. The existing home is located well below base flood elevation at only 7.53' NGVD, which is below the minimum required elevation under today's regulations and, therefore, at serious risk of flooding. The Applicant is looking to the longevity and resiliency for the newly design home.

Sea Level Rise and Resiliency Criteria. The new home advances the sea level rise and resiliency criteria in Section 133-50(a) of the Code, as follows:

1. A recycling or salvage plan for partial or total demolition shall be provided.

A recycling and salvage plan for demolition of the existing home will be provided at permitting.

2. Windows that are proposed to be replaced shall be hurricane proof impact windows.

Hurricane proof impact windows will be provided.

3. Where feasible and appropriate, passive cooling systems, such as operable windows, shall be provided.

The Applicant will provide, where feasible, passive cooling systems.

4. Whether resilient landscaping (salt tolerant, highly water-absorbent, native or Florida friendly plants) will be provided.

All landscaping will be Florida friendly and resilient. Specifically, the Applicant is proposing five (5) Gumbo Limbo trees at the front of the Property, as well as four (4) Silver Button Wood trees and fifty-one (51) Simpson Stopper bushes.

5. Whether adopted sea level rise projections in the Southeast Florida Regional Climate Action Plan, as may be revised from time-to-time by the Southeast Florida Regional Climate Change Compact, including a study of land elevation and elevation of surrounding properties were considered.

The design is proactively addressing sea level rise projections with an understory for parking. Additionally, incorporating an understory, allows the first floor of the home to be at the base flood elevation of 8' NGVD plus the full 5' of freeboard.

6. The ground floor, driveways, and garage ramping for new construction shall be adaptable to the raising of public rights-of-ways and adjacent land.

The raised first-floor ensures that the home is adaptable to the raising of public rights-of-ways and adjacent land in the future.

7. Where feasible and appropriate. All critical mechanical and electrical systems are located above base flood elevation.

All mechanical and electrical systems will be located above base flood elevation.

8. Existing buildings shall be, where reasonably feasible and appropriate, elevated to the base flood elevation.

The proposed home is entirely new construction located well-above base flood elevation.

9. When habitable space is located below the base flood elevation plus City of Miami Beach Freeboard, wet or dry flood proofing systems will be provided in accordance with Chapter of 54 of the City Code.

No habitable space is located below base floor elevation.

10. Where feasible and appropriate, water retention systems shall be provided.

Where feasible, water retention systems will be provided.

11. Cool pavement materials or porous pavement materials shall be utilized.

Cool pavement materials or porous pavement materials will be utilized where possible.

12. The design of each project shall minimize the potential for heat island effects on-site.

The design provides grassed open spaces, non-air-conditioned understory with louvers to regulate direct sunlight, and large shade trees, which do not currently exist on the site, to strategically minimize the potential for heat island effects on site.

Conclusion. Granting this design review application, with associated waiver for a minimal 2' of additional height, will permit the development of a home that proactively addresses sea-level rise, reduces potential for heat island effects, and complies with the intent of the Code. The innovative design provides a well-protected first floor above max freeboard and utilizes the understory below for parking, without additional massing. The compatible and resilient single-family home will add value to the surrounding neighborhood well into the future. Additionally, the Tropical Modern design features a variety of beautiful natural textures and lush landscaping. The home complies with unit size, lot coverage, and required setbacks, ensuring a minimal impact on abutting neighbors.

We look forward to your favorable review of the application. If you have any questions or comments in the interim, please give me a call at 305-377-6236.

Sincerely,



Matthew Amster

Attachment

cc: Michael W. Larkin, Esq.
Emily K. Balter, Esq.



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On : 6/14/2021

| Property Information | |
|----------------------------|---|
| Folio: | 02-3228-001-1840 |
| Property Address: | 1745 W 24 ST Miami Beach, FL 33140-4528 |
| Owner | SUNSET ISLANDS DEVELOPMENTS LLC C/O ERIC J GRABOIS P L |
| Mailing Address | 1666 79 ST CSWY STE 500 NORTH BAY VILLAGE, FL 33141 USA |
| PA Primary Zone | 0800 SGL FAMILY - 1701-1900 SQ |
| Primary Land Use | 0101 RESIDENTIAL - SINGLE FAMILY : 1 UNIT |
| Beds / Baths / Half | 5 / 3 / 0 |
| Floors | 2 |
| Living Units | 1 |
| Actual Area | 4,507 Sq.Ft |
| Living Area | 3,907 Sq.Ft |
| Adjusted Area | 3,946 Sq.Ft |
| Lot Size | 13,125 Sq.Ft |
| Year Built | Multiple (See Building Info.) |



| Assessment Information | | | | |
|------------------------|-------------|-------------|-------------|--|
| Year | 2021 | 2020 | 2019 | |
| Land Value | \$3,927,656 | \$3,675,000 | \$3,675,000 | |
| Building Value | \$562,304 | \$454,758 | \$20,000 | |
| XF Value | \$42,369 | \$42,794 | \$0 | |
| Market Value | \$4,532,329 | \$4,172,552 | \$3,695,000 | |
| Assessed Value | \$4,532,329 | \$4,064,500 | \$3,695,000 | |

| Benefits Information | | | | |
|--|----------------------|------|-----------|------|
| Benefit | Type | 2021 | 2020 | 2019 |
| Non-Homestead Cap | Assessment Reduction | | \$108,052 | |
| Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional). | | | | |

| Short Legal Description | |
|--|--|
| SUNSET ISLANDS-ISLAND NO 3 PB 40-8 LOT 23 & E2IN LOT 22 BLK 3-H LOT SIZE 75.000 X 175 OR 16908-1752 0895 1 | |

| Taxable Value Information | | | |
|---------------------------|-------------|-------------|-------------|
| | 2021 | 2020 | 2019 |
| County | | | |
| Exemption Value | \$0 | \$0 | \$0 |
| Taxable Value | \$4,532,329 | \$4,064,500 | \$3,695,000 |
| School Board | | | |
| Exemption Value | \$0 | \$0 | \$0 |
| Taxable Value | \$4,532,329 | \$4,172,552 | \$3,695,000 |
| City | | | |
| Exemption Value | \$0 | \$0 | \$0 |
| Taxable Value | \$4,532,329 | \$4,064,500 | \$3,695,000 |
| Regional | | | |
| Exemption Value | \$0 | \$0 | \$0 |
| Taxable Value | \$4,532,329 | \$4,064,500 | \$3,695,000 |

| Sales Information | | | |
|-------------------|-------------|--------------|---|
| Previous Sale | Price | OR Book-Page | Qualification Description |
| 11/30/2020 | \$5,650,000 | 32264-0539 | Qual by exam of deed |
| 03/22/2012 | \$100 | 28177-0436 | Corrective, tax or QCD; min consideration |
| 07/15/2011 | \$2,400,000 | 27765-1370 | Qual by exam of deed |
| 08/01/1995 | \$800,000 | 16908-1752 | Sales which are qualified |

The Office of the Property Appraiser is continually editing and updating the tax roll. This website may not reflect the most current information on record. The Property Appraiser and Miami-Dade County assumes no liability, see full disclaimer and User Agreement at <http://www.miamidade.gov/info/disclaimer.asp>

Version:



rdr miami | public hearing notification services

certified lists of property owners within a specific radius + radius maps + mailing labels + mailouts + notice of public hearing site posting
rdrmiami.com | diana@rdrmiami.com | 305.498.1614

June 5, 2021

City of Miami Beach
Planning Department
1700 Convention Center Dr.
Miami Beach, FL 33139

Re: Property owners within 375 feet of:

SUBJECT: 1745 W 24 Street, Miami Beach, FL 33140

FOLIO NUMBER: 02-3228-001-1840

ABBREV. LEGAL DESCRIPTION: SUNSET ISLANDS-ISLAND NO 3 PB 40-8 LOT 23 & E2IN LOT 22 BLK 3-H - Please see boundary survey for full Legal Description

This is to certify that the attached ownership list, map and mailing labels are a complete and accurate representation of the real estate property and property owners within 375 feet radius of the external boundaries of the subject property listed above, including the subject property. This reflects the most current records on file in the Miami-Dade County Property Appraisers' Office.

Sincerely,

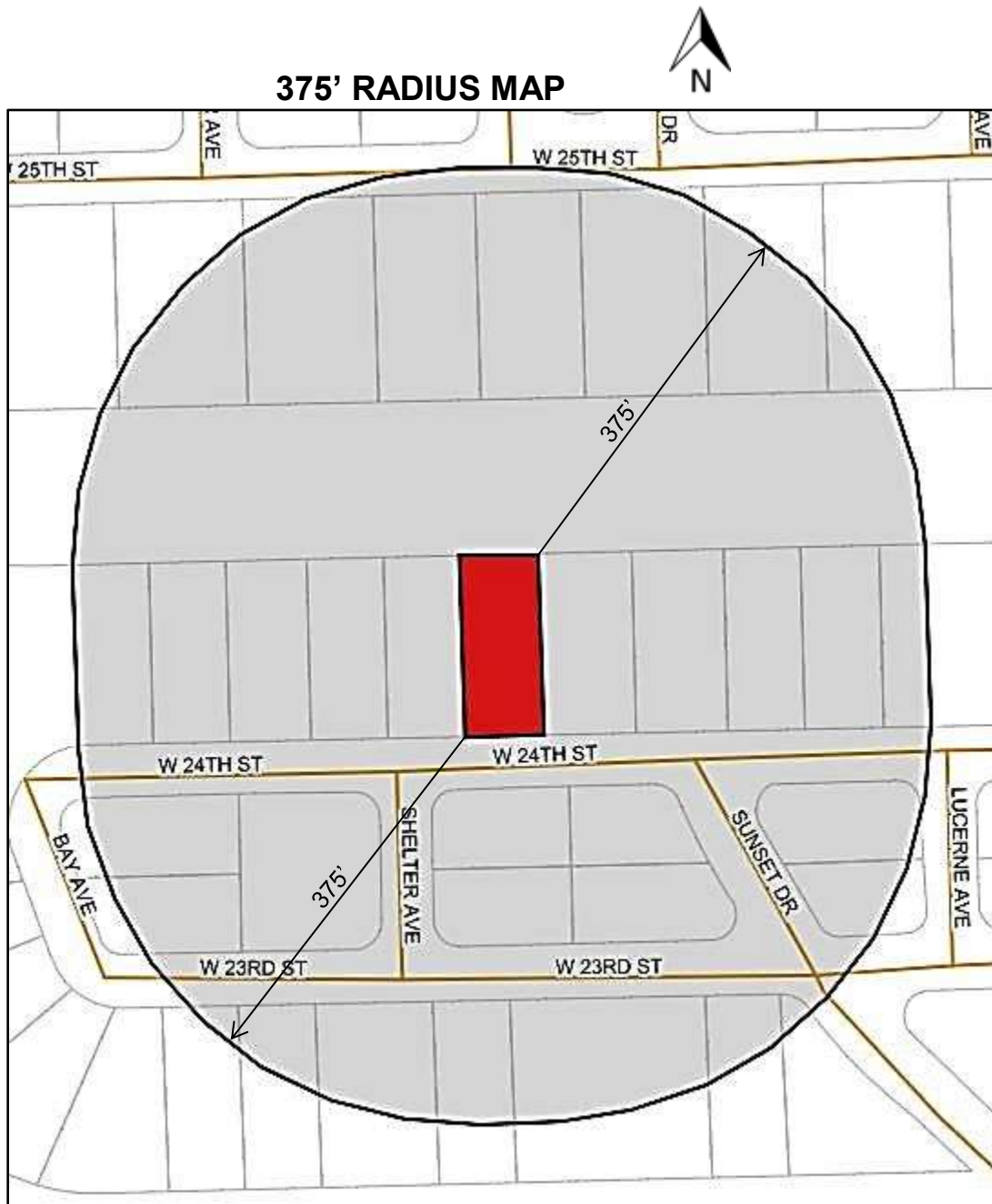
Diana B. Rio

Total number of property owners without repetition: **36, including 0 international**



rdr miami | public hearing notification services

certified lists of property owners within a specific radius + radius maps + mailing labels + mailouts + notice of public hearing site posting
rdrmiami.com | diana@rdrmiami.com | 305.498.1614



SUBJECT: 1745 W 24 Street, Miami Beach, FL 33140

FOLIO NUMBER: 02-3228-001-1840

ABBREV. LEGAL DESCRIPTION: SUNSET ISLANDS-ISLAND NO 3 PB 40-8 LOT 23 & E2IN LOT 22 BLK 3-H - Please see boundary survey for full Legal Description

| Name | Address | City | State | Zip | Country |
|---|----------------------------------|-------------------|-------|------------|---------|
| 1600 W 25TH LLC | 1825 PONCE DE LEON BLVD 504 | CORAL GABLES | FL | 33134 | USA |
| 1821 W 24TH LLC | 1821 W 24 ST | MIAMI BEACH | FL | 33140 | USA |
| 1825 W 24 ST LLC | 1925 NE 118 RD | NORTH MIAMI | FL | 33181 | USA |
| 1826 W 23 ST LLC C/O MATHIEU MASSA | 999 BRICKELL AVE #600 | MIAMI | FL | 33131 | USA |
| ANDRES ISAIAS | 1740 W 25 ST | MIAMI BEACH | FL | 33140 | USA |
| ANDREW ANTIN TRS 2009 ANSIN FAMILY TRUST | 1401 79 STREET CSWY | NORTH BAY VILLAGE | FL | 33141 | USA |
| BIVIO PROPERTY MANAGEMENT INC %ADAM R SCHIFFMAN PA | 2999 NE 191 ST SUITE 900 | AVENTURA | FL | 33180-4927 | USA |
| CHRISTINA GETTY MAERCKS | 1730 W 23 ST | MIAMI BEACH | FL | 33140 | USA |
| COREY SALTER BLAIR SALTER | 5959 COLLINS AVE | MIAMI BEACH | FL | 33140 | USA |
| DANA M KAUFMAN &W CHERYL J | 2301 SUNSET DR | MIAMI BEACH | FL | 33140-4547 | USA |
| DAVID B HABER TRUSTEE DAVID B HABER DECL OR TRUST DAVID B HABER | 1831 W 23 ST | MIAMI BEACH | FL | 33140 | USA |
| DENNIS ALAN RICHARD &W SUSAN | 825 BRICKELL BAY DR #1748 | MIAMI | FL | 33131-2920 | USA |
| EDUARDO MARQUEZ GABRIELA MARQUEZ | 1704 W 25 ST | MIAMI BEACH | FL | 33140 | USA |
| FRANCK COHEN AGNES COHEN | 1601 W 24 ST | MIAMI BEACH | FL | 33140 | USA |
| GLADIS VICTORIA MORA URI SERRUYA | 1700 W 24 ST #3 | MIAMI BEACH | FL | 33140 | USA |
| JEFFREY AKIN &W LISA SCHEJOLA | 1839 W 24 ST | MIAMI BEACH | FL | 33140-4530 | USA |
| JESUS LOPEZ (TRUST) | 1621 W 24 ST | MIAMI BEACH | FL | 33140-4526 | USA |
| JONATHAN FRYD &W KAREN | 1708 W 25 ST | MIAMI BEACH | FL | 33140-4205 | USA |
| JORGE APALMO ALEXANDER VANT NOORDENDE | 2300 SUNSET DR | MIAMI BEACH | FL | 33140 | USA |
| MELISSA SHEPPARD BROAD | 1750 W 24 ST SUNSET ISLAND #3 | MIAMI BEACH | FL | 33140 | USA |
| MICHAEL C WALKER &W CANICE J LINDSAY | 1717 W 24 ST | MIAMI BEACH | FL | 33140-4528 | USA |
| MICHAEL SAMUELS &W JUDITH | 1830 W 24 ST | MIAMI BEACH | FL | 33140-4531 | USA |
| MICHELLE A KAHN TRS MICHELLE A KAHN | 1730 W 25 ST | MIAMI BEACH | FL | 33140 | USA |
| NICHOLAS TANKSLEY SMITH | 1745 W 23 ST | MIAMI BEACH | FL | 33140 | USA |
| PETER LURIA &W PAM | 1800 W 23 ST | MIAMI BEACH | FL | 33140-4521 | USA |
| PREDRAG STOJAKOVIC TRS | 1611 W 24 ST | MIAMI BEACH | FL | 33139 | USA |
| RENE COMAS TRS RENE COMAS REVOCABLE TRUST | 363 7 AVE 18 FLR | NEW YORK | NY | 10001 | USA |
| RICHARD ALTER &W ROSALIE | 1818 W 23 ST | MIAMI BEACH | FL | 33140-4521 | USA |
| SCOTT ROBINS &W DEBORAH | 1800 W 24 ST | MIAMI BEACH | FL | 33140-4531 | USA |
| SHARI A LEVITAN TRS J WILLIAMSON LAND TRUST | 1800 W 25 ST | MIAMI BEACH | FL | 33140 | USA |
| STEPHANIE OKA FREED TR | 2288 SUNSET DR SUNSET ISLAND III | MIAMI BEACH | FL | 33140 | USA |
| STEPHEN P BRADWAY ATHENA H BRADWAY | 5410 CARMEL PARK DR | CHARLOTTE | NC | 28226-5143 | USA |
| SUNSET 1833 L P | 2142 BAY AVE | MIAMI BEACH | FL | 33140 | USA |
| SUNSET ISLANDS DEVELOPMENTS LLC C/O ERIC J GRABOIS P L | 1666 79 ST CSWY STE 500 | NORTH BAY VILLAGE | FL | 33141 | USA |
| VINCENZO PERRETTA | 1600 W 24 ST | MIAMI BEACH | FL | 33139 | USA |

| | | | | | |
|-------------------|--------------|-------------|----|------------|-----|
| WILLIAM GOLDSMITH | 1820 W 25 ST | MIAMI BEACH | FL | 33140-4207 | USA |
|-------------------|--------------|-------------|----|------------|-----|

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