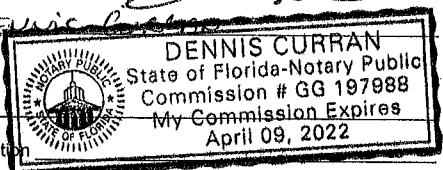
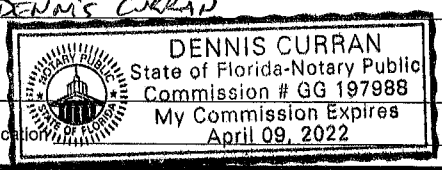


Office Use Only		Applicant Information (Blue or Black Ink Only)	
Submittal Date: _____ Permit #: <u>BC1704920</u>	Parcel / Folio Number: <u>02-4203-009-5190</u>	<b>Building Department</b> 1700 Convention Center Drive, 2 <sup>nd</sup> Floor Miami Beach, Florida 33139 Telephone: 305-673-7610; Fax: 305-673-7857 <a href="http://www.miamibeachfl.gov/building/">http://www.miamibeachfl.gov/building/</a>	
Property Address: <u>310 MERIDIAN AVE, MIAMI BEACH, FL</u>	Unit #: _____	Master Permit Number (If applicable): <u>BC1704920</u>	Violation # (If applicable): _____
<b>Permit Type (select one)</b> <input checked="" type="checkbox"/> Building <input type="checkbox"/> Electrical <input type="checkbox"/> Mechanical <input type="checkbox"/> Plumbing <input type="checkbox"/> Roofing <input type="checkbox"/> Phased Permit <input type="checkbox"/> Demo year built _____ <input type="checkbox"/> Generator <input type="checkbox"/> Temporary Structure <input type="checkbox"/> Fire <input type="checkbox"/> Shop Drawings		<b>Permit Request (select all that apply)</b> <input checked="" type="checkbox"/> New Permit <input type="checkbox"/> Change of Contractor <input type="checkbox"/> Change of Architect/Engineer <input type="checkbox"/> LEED <input type="checkbox"/> Permit Extension <input type="checkbox"/> Permit Renewal <input type="checkbox"/> Permit Revision <input type="checkbox"/> Change of Use <input type="checkbox"/> Private Provider <input type="checkbox"/> City Project <input type="checkbox"/> Reprieve Permit	
<b>Property Information (select one)</b> <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Multi-Family Residential <input type="checkbox"/> Residential: Single-Family Residential or Duplex <b>Occupancy Classification:</b> _____			
<b>Total Value:</b> _____		<b>Square Footage:</b> <u>7400 SFT</u> <b>Value of Work:</b> \$ <u>710,000</u>	
<b>Description of Work:</b> <u>RENOVATION AND REMODEL OF EXISTING APARTMENT BLDG INTERIOR AND CHANGE OF USE TO HOTEL - 18 DOORS &amp; 34 WINDOWS.</u>			
Property Owner		Contractor	
Name: <u>310 MERIDIAN LLC</u> Address: <u>50 W. MASHITA DR. 3A</u> City: <u>KEY BISCAYNE</u> State: <u>FL</u> Zip Code: <u>33149</u> Driver's License/ State Identification Number: <u>U640560863700</u> E-Mail Address: <u>MARTIN@MARELAGROUP.COM</u> Daytime phone: <u>305-439-5299</u>		Name: <u>PREFERRED BUILDERS GROUP LLC</u> Address: <u>240 GALEN DR. 304</u> City: <u>KEY BISCAYNE</u> State: <u>FL</u> Zip Code: <u>33149</u> State Identification Number/License: <u>C6C1524799</u> E-Mail Address: <u>SOB@PREFERREDBUILDERSGROUP.COM</u> Daytime phone: <u>305-401-9258</u>	
Architect		Structural Engineer	
Name: _____ License Number: _____ E-Mail Address: _____ Daytime phone: _____		Name: _____ License Number: _____ E-Mail Address: _____ Daytime phone: _____	
<b>Notice &amp; Certification</b>			
This application is hereby made to obtain a permit to do the work and installations as indicated. I certify that all work will be performed to meet the standards of all laws and construction regulations in this jurisdiction. I understand that a separate permit must be secured for Electrical, Elevator, Fire, Mechanical, Plumbing, Signs, Wells, Pools, Furnaces, Boilers, Heaters, Tanks, Air Conditioners, etc. <b>Owner's Affidavit:</b> I certify that all the foregoing information is correct. Owner Certifies that the aforementioned Contractor has the authorization to perform the work as specified above. <b>Lessee's Affidavit:</b> Lessee certifies that he has full consent and authorization from owner of subject property to perform the above-mentioned work and to hire above captioned contractor. In addition to the requirements of this permit, there may be additional restrictions applicable to this property that may be found in the public records of this county, and there may be additional permits required from other governmental entities such as: the Environmental Division of Miami-Dade County; Permitting, Environment and Regulatory Affairs, Water & Sewer Department, Department of Environmental Protection, South Florida Water Management District, Miami-Dade County Impact Fee, water management districts, state agencies, and/or federal agencies. Under penalties of perjury, I declare that to the best of my knowledge, the facts stated in this document are true. Any information found to be false may cause the revocation and/or denial of the permit and/or Certificate of Occupancy.			
<b>OWNER'S ELECTRONIC SUBMISSION STATEMENT:</b> Under penalty of perjury, I declare that all the information contained in this permit application is true and correct.			
<input type="checkbox"/> Owner/Lessee for new permits (Documentation establishing ownership may be requested). <input type="checkbox"/> TEMPORARY STRUCTURE PERMIT PACKAGE MUST BE SUBMITTED TWO (2) WEEKS IN ADVANCE. * <input type="checkbox"/> Master Permit Contractor of Record (For sub-permit / change of contractor).			
<b>WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT IS REQUIRED FOR ANY WORK WITH COST EXCEEDING \$2,500.00.</b>			
Signature of Owner/Agent or GC (for Sub-permits): <u>[Signature]</u> PRINT NAME: <u>Martin Urcuela</u> STATE OF FLORIDA MIAMI-DADE COUNTY Sworn to and subscribed before me this <u>18TH</u> day of <u>SEPTEMBER</u> , 20 <u>19</u> by <u>MARTIN URUELA</u> Signature of Notary Public: <u>[Signature]</u> Print Name: <u>DENNIS CURRAN</u> (SEAL) Personally known _____ or Produced Identification _____		Signature of Qualifier: <u>[Signature]</u> PRINT NAME: <u>Josep Ortega</u> STATE OF FLORIDA MIAMI-DADE COUNTY Sworn to and subscribed before me this <u>18TH</u> day of <u>SEPTEMBER</u> , 20 <u>19</u> by <u>JOSEPH ORTEGA</u> Signature of Notary Public: <u>[Signature]</u> Print Name: <u>DENNIS CURRAN</u> (SEAL) Personally known _____ or Produced Identification _____	
			



# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

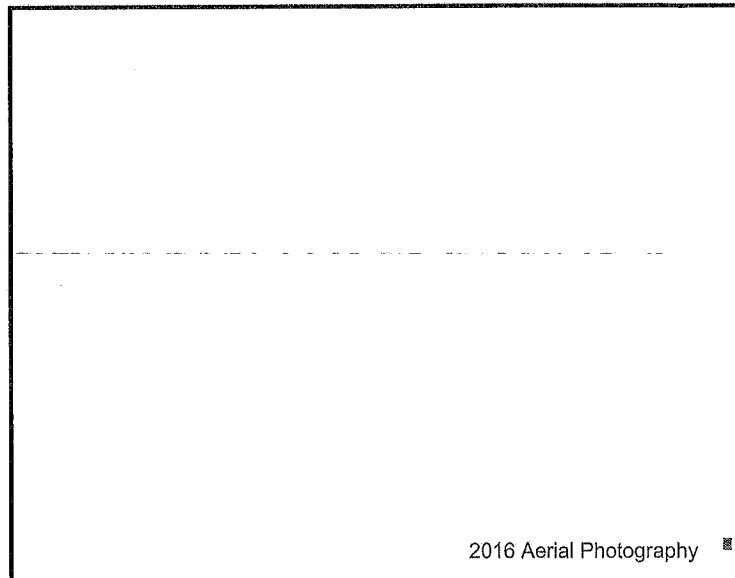
Generated On : 9/18/2019

Property Information	
Folio:	02-4203-009-5190
Property Address:	310 MERIDIAN AVE Miami Beach, FL 33139-8724
Owner	310 MERIDIAN LLC
Mailing Address	1390 BRICKELL AVE 200 MIAMI, FL 33131 USA
PA Primary Zone	3002 MULTI-FAMILY
Primary Land Use	0303 MULTIFAMILY 10 UNITS PLUS : MULTIFAMILY 3 OR MORE UNITS
Beds / Baths / Half	17 / 17 / 0
Floors	2
Living Units	17
Actual Area	Sq.Ft
Living Area	Sq.Ft
Adjusted Area	7,013 Sq.Ft
Lot Size	7,000 Sq.Ft
Year Built	1940

Assessment Information			
Year	2019	2018	2017
Land Value	\$1,470,000	\$1,470,000	\$1,470,000
Building Value	\$1,436,000	\$1,426,000	\$470,000
XF Value	\$0	\$0	\$0
Market Value	\$2,906,000	\$2,896,000	\$1,940,000
Assessed Value	\$2,906,000	\$2,896,000	\$1,796,850

Benefits Information				
Benefit	Type	2019	2018	2017
Non-Homestead Cap	Assessment Reduction			\$143,150
Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).				

Short Legal Description	
OCEAN BEACH ADDN NO 3 PB 2-81 LOT 7 BLK 76 LOT SIZE 50.000 X 140 74R-226318 COC 25354-0739 12 2006 4	



Taxable Value Information			
	2019	2018	2017
<b>County</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,906,000	\$2,896,000	\$1,796,850
<b>School Board</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,906,000	\$2,896,000	\$1,940,000
<b>City</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,906,000	\$2,896,000	\$1,796,850
<b>Regional</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$2,906,000	\$2,896,000	\$1,796,850

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
01/13/2017	\$3,500,000	30390-2849	Qual by exam of deed
12/07/2010	\$100	27522-1942	Corrective, tax or QCD; min consideration
12/07/2010	\$100	27522-1940	Corrective, tax or QCD; min consideration
12/01/2006	\$0	25354-0739	Sales which are disqualified as a result of examination of the deed

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>

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Florida Limited Liability Company

310 MERIDIAN LLC

**Filing Information****Document Number** L16000222756**FEI/EIN Number** 81-4721618**Date Filed** 12/08/2016**State** FL**Status** ACTIVE**Principal Address**

50 W. Mashta Dr.

3

Key Biscayne, FL 33149

Changed: 03/06/2019

**Mailing Address**

50 W. Mashta Dr.

3

Key Biscayne, FL 33149

Changed: 03/06/2019

**Registered Agent Name & Address**

ALVARO CASTILLO B., P.A.

1390 BRICKELL AVE., STE. 200

MIAMI, FL 33131

**Authorized Person(s) Detail****Name & Address**

Title MGR

310 MERIDIAN MANAGER LLC

1390 BRICKELL AVE., STE. 200

MIAMI, FL 33131

Title Administrator

Urruela, Estela M

50 W. Mashta Dr.  
3  
Key Biscayne, FL 33149

**Annual Reports**

Report Year	Filed Date
2017	03/22/2017
2018	04/27/2018
2019	03/06/2019

**Document Images**[03/06/2019 -- ANNUAL REPORT](#)[View image in PDF format](#)[04/27/2018 -- ANNUAL REPORT](#)[View image in PDF format](#)[03/22/2017 -- ANNUAL REPORT](#)[View image in PDF format](#)[12/08/2016 -- Florida Limited Liability](#)[View image in PDF format](#)

Florida Department of State, Division of Corporations

Florida Department of State

DIVISION OF CORPORATIONS

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Florida Limited Liability Company  
310 MERIDIAN MANAGER LLC

**Filing Information**

**Document Number** L16000220771  
**FEI/EIN Number** APPLIED FOR  
**Date Filed** 12/06/2016  
**State** FL  
**Status** ACTIVE  
**Last Event** REINSTATEMENT  
**Event Date Filed** 04/27/2018

**Principal Address**

50 W Mashta Dr.  
#3A  
Key Biscayne, FL 33149

Changed: 03/28/2019

**Mailing Address**

50 W Mashta Dr.  
#3A  
Key Biscayne, FL 33149

Changed: 03/28/2019

**Registered Agent Name & Address**

Urruela, Martin  
50 W Mashta Dr.  
#3A  
Key Biscayne, FL 33149

Name Changed: 03/28/2019

Address Changed: 03/28/2019

**Authorized Person(s) Detail****Name & Address**

Title MGR

URRUELA, MARTIN

C/O 1390 BRICKELL AVENUE, SUITE 200  
MIAMI, FL 33131

Title MGR

URRUELA, JUAN  
C/O 1390 BRICKELL AVENUE, SUITE 200  
MIAMI, FL 33131

**Annual Reports**

Report Year	Filed Date
2017	04/27/2018
2018	04/27/2018
2019	03/28/2019

**Document Images**

03/28/2019 -- ANNUAL REPORT

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04/27/2018 -- REINSTATEMENT

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12/06/2016 -- Florida Limited Liability

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Florida Department of State, Division of Corporations