

MIAMI BEACH

PLANNING DEPARTMENT, 1700 CONVENTION CENTER DRIVE, 2ND FLOOR
MIAMI BEACH, FLORIDA 33139, WWW.MIAMIBEACHFL.GOV
305-673-7550

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.

☐ BOARD OF ADJUSTMENT

- ☐ VARIANCE FROM A PROVISION OF THE LAND DEVELOPMENT REGULATIONS
- ☐ APPEAL OF AN ADMINISTRATIVE DECISION

☒ DESIGN REVIEW BOARD

- ☒ DESIGN REVIEW APPROVAL
- ☐ VARIANCE RELATED TO PROJECT BEING CONSIDERED OR APPROVED BY DRB.

☐ HISTORIC PRESERVATION BOARD

- ☐ CERTIFICATE OF APPROPRIATENESS FOR DESIGN
- ☐ CERTIFICATE OF APPROPRIATENESS TO DEMOLISH A STRUCTURE
- ☐ HISTORIC DISTRICT / SITE DESIGNATION
- ☐ VARIANCE RELATED TO PROJECT BEING CONSIDERED OR APPROVED BY HPB.

☐ PLANNING BOARD

- ☐ CONDITIONAL USE PERMIT
- ☐ LOT SPLIT APPROVAL
- ☐ AMENDMENT TO THE LAND DEVELOPMENT REGULATIONS OR ZONING MAP
- ☐ AMENDMENT TO THE COMPREHENSIVE PLAN OR FUTURE LAND USE MAP

☐ FLOOD PLAIN MANAGEMENT BOARD

- ☐ FLOOD PLAIN WAIVER

☐ OTHER _____

SUBJECT PROPERTY ADDRESS: _____

4573 PRAIRIE AVENUE

MIAMI BEACH - FL - 33140

LEGAL DESCRIPTION: PLEASE ATTACH LEGAL DESCRIPTION AS "EXHIBIT A" _____

FOLIO NUMBER (S) _____

02-3222-018-1110

1. APPLICANT: ☒ OWNER OF THE SUBJECT PROPERTY ☐ TENANT ☐ ARCHITECT ☐ LANDSCAPE ARCHITECT
☐ ENGINEER ☐ CONTRACTOR ☐ OTHER _____

NAME ARGHOUSE 2 LLC - AZIEL VILLEUA
 ADDRESS 1800 SW 1ST AVE # 307 MIAMI FL 33129
 BUSINESS PHONE 786-709-7917 CELL PHONE 786-709-7917
 E-MAIL ADDRESS AZIEL@ATELIERINT.COM

OWNER IF DIFFERENT THAN APPLICANT:

NAME _____
 ADDRESS _____
 BUSINESS PHONE _____ CELL PHONE _____
 E-MAIL ADDRESS _____

2. AUTHORIZED REPRESENTATIVE(S):

☐ ATTORNEY:
 NAME _____
 ADDRESS _____
 BUSINESS PHONE _____ CELL PHONE _____
 E-MAIL ADDRESS _____

☐ AGENT:
 NAME _____
 ADDRESS _____
 BUSINESS PHONE _____ CELL PHONE _____
 E-MAIL ADDRESS _____

☒ CONTACT:
 NAME HERNAN SANTARCANGELO
 ADDRESS 1800 SW 1ST AVE # 307 - MIAMI FL 33129
 BUSINESS PHONE 786 302 5236 CELL PHONE 786 302 5236
 E-MAIL ADDRESS HERNAN@ATELIERINT.COM

3. PARTY RESPONSIBLE FOR PROJECT DESIGN:

☒ ARCHITECT ☐ LANDSCAPE ARCHITECT ☐ ENGINEER ☐ CONTRACTOR ☐ OTHER: _____
 NAME ATELIER INT'L LLC - HERNAN SANTARCANGELO
 ADDRESS 1800 SW 1ST AVE # 307 - MIAMI - FL 33129
 BUSINESS PHONE 786-302-5236 CELL PHONE 786-302-5236
 E-MAIL ADDRESS HERNAN@ATELIERINT.COM

FILE NO. _____

4. SUMMARY OF APPLICATION – PROVIDE BRIEF SCOPE OF PROJECT:

TO DEMOLISH AN EXISTING HOUSE TO BUILD A NEW
SINGLE FAMILY HOME

- 4A. IS THERE AN EXISTING BUILDING(S) ON THE SITE ☒ YES ☐ NO
- 4B. DOES THE PROJECT INCLUDE INTERIOR OR EXTERIOR DEMOLITION ☒ YES ☐ NO
- 4C. PROVIDE THE TOTAL FLOOR AREA OF THE NEW BUILDING (IF APPLICABLE) _____ SQ. FT.
- 4D. PROVIDE THE TOTAL GROSS FLOOR AREA OF THE NEW BUILDING (INCLUDING REQUIRED PARKING AND ALL USEABLE FLOOR SPACE). 4,014 SQ. FT.

5. APPLICATION FEE (TO BE COMPLETED BY PLANNING STAFF) \$ _____

- 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 FEE. ALL CHECKS ARE TO BE MADE PAYABLE TO THE "CITY OF MIAMI BEACH".
- 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 A PROJECT 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, LANDSCAPE ARCHITECTS, ENGINEERS, 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.

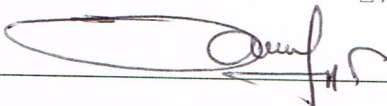
FILE NO. _____

- IN ACCORDANCE WITH SEC.118-31. - DISCLOSURE REQUIREMENT. EACH PERSON OR ENTITY REQUESTING APPROVAL, RELIEF OR OTHER ACTION FROM THE PLANNING BOARD, DESIGN REVIEW BOARD, HISTORIC PRESERVATION BOARD (INCLUDING THE JOINT 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 SERVICES 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 FROM 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: _____



PRINT NAME: _____

ARIEL N. VILLENA (MEMBER OF FREEDOMUS LLC)

FILE NO. _____

OWNER AFFIDAVIT FOR INDIVIDUAL OWNER

STATE OF
COUNTY OF

I, _____, 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 removing this notice after the date of the hearing.

SIGNATURE

Sworn to and subscribed before me this _____ day of _____, 20____. 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
(Circle one)

STATE OF
COUNTY OF

I, ARIEL VILLELLA being duly sworn, depose and certify as follows: (1) I am the OWNER (print title) of ARG HOUSE 2 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 or tenant 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 the subject property for the sole purpose of posting a Notice of Public Hearing on the property, as required by law. (7) I am responsible for removing this notice after the date of the hearing.

Sworn to and subscribed before me this 25 day of February, 2016. The foregoing instrument was acknowledged before me by Ariel Villella, _____ of ARG House 2, on behalf of such entity, who has produced _____ as identification and/or is personally known to me and who did/did not take an oath.

Aleida J. Guevara
COMMISSION # FF 025143
EXPIRES: JUN. 06, 2017
WWW.AARONNOTARY.COM

NOTARY SEAL OR STAMP:

My Commission Expires: Jun 06, 2017.

ARIEL VILLELLA SIGNATURE
MEMBER OF PREDOMUS LLC

NOTARY PUBLIC

Aleida Guevara
PRINT NAME

FILE NO. _____

POWER OF ATTORNEY AFFIDAVIT

STATE OF
COUNTY OF

I, ARIEL VILUELA, being duly sworn and deposed, 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 HERNAN SANTARUNGELO to be my representative before the D.R. Board. (3) I also hereby authorize the City of Miami Beach to enter the subject property for the sole purpose of posting a Notice of Public Hearing on the property, as required by law. (4) I am responsible for removing this notice after the date of the hearing.

ARIEL VILUELA
PRINT NAME (and Title, if applicable)

[Signature]
SIGNATURE

Sworn to and subscribed before me this 25 day of February, 2016. The foregoing instrument was acknowledged before me by Ariel Villuela of ARG House 2, LLC 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

June 06, 2017

Aleida J. Guevara
COMMISSION # FF025143
EXPIRES: JUN. 06, 2017
WWW.AARONNOTARY.COM

[Signature]
NOTARY PUBLIC
Aleida Guevara
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 contract purchasers are corporations, partnerships, limited liability companies, trusts, 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. 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.*

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 is filed, but prior to the date of a final public hearing, the applicant shall file a supplemental disclosure of interest.

FILE NO. _____

CITY OF MIAMI BEACH
DEVELOPMENT REVIEW BOARD APPLICATION

DISCLOSURE OF INTEREST

1. 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.*

ARGHOUSE 2 LLC

NAME OF CORPORATE ENTITY

NAME AND ADDRESS

% OF OWNERSHIP

PRE DOMUS LLC

12 %.

EDUARDO DI PARDO

12 %.

BAU PARK FINANCE LTD

38 %.

FERNANDO ROSSI

19 %.

DANIEL A. NAPOLI

19 %.

1800 SW 1ST AVE #307

MIAMI FL 33129

NAME OF CORPORATE ENTITY

NAME AND ADDRESS

% OF OWNERSHIP

PRE DOMUS LLC - ARIEL VILUENA

100 %.

BAU PARK FINANCE LTD - PABLO NORRI

100 %.

1800 SW 1ST AVE #307

MIAMI FL 33129

IF THERE ARE ADDITIONAL CORPORATE OWNERS, LIST ALL SUCH OWNERS, INCLUDING CORPORATE NAMES AND THE NAME, ADDRESS, AND PERCENTAGE OF OWNERSHIP OF EACH ADDITIONAL OWNER, ON A SEPARATE PAGE.

NOTE: Notarized signature required on page 9

FILE NO. _____

CITY OF MIAMI BEACH
DEVELOPMENT REVIEW BOARD APPLICATION
DISCLOSURE OF INTEREST

2. TRUSTEE

If the property that is the subject of this 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.*

TRUST NAME	
NAME AND ADDRESS	% INTEREST
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

NOTE: Notarized signature required on page 9

FILE NO. _____

3. 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 #
a.	_____	_____	_____
b.	_____	_____	_____
c.	_____	_____	_____

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

*Disclosure shall not be required of any entity, the equity interests in which are regularly traded on an established securities market in the United States or other country, or of any entity, the ownership interests of which are held in a limited partnership or other entity, consisting of more than 5,000 separate interests, where no one person or entity holds more than a total of 5% of the ownership interests in the entity.

APPLICANT HEREBY ACKNOWLEDGES AND AGREES THAT (1) ANY 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 _____
COUNTY OF _____

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

[Signature]
SIGNATURE

Sworn to and subscribed before me this 25 day of February, 2016. 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



Aleida J. Guevara
COMMISSION # FF025143
EXPIRES: JUN. 06, 2017
WWW.AARONNOTARY.COM

[Signature]
NOTARY PUBLIC
Aleida Guevara
PRINT NAME

My Commission Expires: June 06, 2017.

FILE NO. _____

February 26, 2015

First Submittal

City of Miami Beach

Planning Department

1700 Convention Center Drive

Miami Beach, Florida 33139

Letter of Intent

Ref: 4573 Prairie Avenue, Miami Beach Florida, 33140 – Single Family Residence

To whom it may concern:

4573 Prairie Avenue is an 8,014 square feet lot with an existing single family home built on 1935. Our intent is to develop a new single family residence that will replace the existing property.

The new single family residence will have 5 bedroom and 5 ½ bathroom including a two car garage and a small lap pool in the backyard. The architectural style for the new luxury single family residence is to be of a modern architecture and with the use of high quality interior and exterior finishes.

Atelier International LLC has been selected as the architectural firm for the new home and we intent to build the new property as soon as we receive approval by the Design Review Board and the Building Department. We have not selected a General Contractor yet.

If you have any questions about this project you can contact Ariel Villella at Arghouse 2 LLC at 786-709-7917

Sincerely,

A handwritten signature in black ink, appearing to read 'Ariel Villella', with a large, stylized loop at the beginning.

Ariel Villella

SURPRISE LAKE SUB PB 9-114BLOCK F

(L-2356) (76 LABELS) (TX-11/12/15) (375'FT)

LOT 4
4514 ROYAL PALM AVE
02-3222-018-0780

ELAHU ZAIRA &
ZION ZAIRA
4514 ROYAL PALM AVE
MIAMI BEACH FL 33140-3042

LOT 5
4534 ROYAL PALM AVE
02-3222-018-0790

SHMUEL BOGOMILSKY
4534 ROYAL PALM AVE
MIAMI BEACH FL 33140-3042

LOT 6
4540 ROYAL PALM AVE
02-3222-018-0800

ELLIOTT L MILLER
5420 NO BAY RD
MIAMI BEACH FL 33140-2032

LOT 7
4550 ROYAL PALM AVE
02-3222-018-0810

JOAN SILVER
4550 ROYAL PALM AVE
MIAMI BEACH FL 33140-3042

LOT 8
4560 ROYAL PALM AVE
02-3222-018-0820

CHRISTIAN PETER HANKY
INGE MARIA HANKY
4560 ROYAL PALM AVE
MIAMI BEACH, FL 33140

LOT 9
4570 ROYAL PALM AVE
02-3222-018-0830

JOHN LODGE PENSON
STACY LAUREN PENSON
4570 ROYAL PALM AVE
MIAMI BEACH FL 33140

LOT 10
4574 ROYAL PALM AVE
02-3222-018-0840

JUSTIN ZISQUIT
ERICA RUTNER
4574 ROYAL PALM AVE
MIAMI BEACH FL 33140

S75FT OF LOTS 11 & 12
4574 ROYAL PALM AVE
4578 ROYAL PALM AVE
02-3222-018-0860

ADRIAN MULLER & W DEBORAH
4578 ROYAL PALM AVE
MIAMI BEACH FL 33140

LOTS 11 & 12 LESS S75FT
4582 ROYAL PALM AVE
02-3222-018-0850

EMILY TOTINO
4582 ROYAL PALM AVE
MIAMI BEACH FL 33140-3042

LOT 13
520 W 46 ST
02-3222-018-0870

YVONNE STEELE
520 W 46 ST
MIAMI BEACH FL 33140-3024

SURPRISE LAKE SUB PB 9-114
BLOCK F

LOT 14 LESS S66FT OF W1/2 & LOT 15 LESS S66FT
534 W 46 ST
02-3222-018-0880

GAUDFROY INVEST 32 INC
534 W 46 ST
MIAMI BEACH FL 33140

S66FT OF W1/2 LOT 14 & S66FT LOT 15
4581 POST AVE
02-3222-018-0890

STEVEN PYNES & W NANCY
4581 POST AVE
MIAI BEACH FL 33140-3035

LOT 16 N OF LOT 17
4575 POST AVE
02-3222-018-0900

SERGE FREUND &
CHANAH HIRSCH
678 E 4 ST
BROOKLYN NY 11218

LOT 17
4567 POST AVE
02-3222-018-0910

PILAR DIAZ
4567 POST AVE
MIAMI BEACH FL 33140-3035

LOT 18 S OF LOT 17
4561 POST AVE
02-3222-018-0920

ARTEM ALISHAYEV & W MARINA
4561 POST AVE
MIA BCH FL 33140-3035

LOT 19
4551 POST AVE
02-3222-018-0930

MINNIE MONDSCHN (EST OF)
4551 POST AVE
MIA BCH FL 33140-3035

LOT 20
4541 POST AVE
02-3222-018-0940

PILAR CARVAJAL
EDUARDO MANUEL CARVAJAL
4541 POST AVE
MIA BCH FL 33140-3035

LOT 21
4535 POST AVE
02-3222-018-0950

SAMUEL BOGOMILSKY & W
ALIZA
4535 POST AVE
MIA BCH FL 33140-3035

LOT 22
4531 POST AVE
02-3222-018-0960

MARK HOLLANDER
6633 N LINCOLN AVE
LINCOLNWOOD IL 60712

LOT 23
4523 POST AVE
02-3222-018-0970

ROBERT HUGET & W
GABRIELE
4523 POST AVE
MIA BCH FL 33140-3035

SURPRISE LAKE SUB PB 9-114
BLOCK F

LOTS 24 & 25
VACANT
02-3222-018-0980

STANLEY GUTTMAN &
BARBARA GUTTMAN
10178 COLLINS AVE #110
BAL HARBOUR FL 33154-1604

BLOCK G
LOT 1
4500 POST AVE
02-3222-018-0990

POST AVENUE PROPERTY LLC
10101 COLLINS AVE #10C
BAL HARBOUR FL 33154-1641

LOT 2
4510 POST AVE
02-3222-018-1000

JAY & W SHELLEY SPITZ
4510 POST AVE
MIA BCH FL 33140-3036

LOT 3
4520 POST AVE
02-3222-018-1010

EUGENE H GREENZWEIG & W
ELAINE
4520 POST AVE
MIA BCH FL 33140-3036

SURPRISE LAKE SUBP B 9-114
BLOCK G

LOT 1
4500 POST AVE
02-3222-018-0990

RAY SINGER
4500 POST AVENUE
MIAMI BEACH FL 33140

LOT 2
4510 POST AVE
02-3222-018-1000

JAY SPITZ
SHELLEY SPITZ
PO BOX 402564
MIAMI BEACH FL 33140

LOT 3
4520 POST AVE
02-3222-018-1010

ELAINE GREENWEIG
4520 POST AVE
MIAMI BEACH FL 33140-3036

LOT 4
4526 POST AVE
02-3222-018-1020

OLIVIER SABA
ALICIA ELIZABETH BARNES SABA
29 RUE BENJAMIN FRANKLIN
PARIS 75116 FRANCE

LOT 5
4534 POST AVE
02-3222-018-1030

JONATHAN A ZWIBEL
4534 POST AVE
MIA BCH FL 33140-3036

LOT 6
4544 POST AVE
02-3222-018-1040

GUY BERECHIT
BETINA CAVALHEIRO MARIO
15 ROBERT STREET
PARSIPPANY, NJ 07054

SURPRISE LAKE SUBP B 9-114
BLOCK G

LOT 7
4552 POST AVE
02-3222-018-1050

WILLIAM W DARROW
4552 POST AVE
MIA BCH FL 33140-3036

LOT 8
4560 POST AVE
02-3222-018-1060

ABRAHAM TAMIR & W ORA
4560 POST AVE
MIA BCH FL 33140-3036

LOT 9
4568 POST AVE
02-3222-018-1070

FLORENT BLANCHET
4568 POST AVE
MIA BCH FL 33140-3036

LOT 10
4580 POST AVE
02-3222-018-1080

ALEXIS DE BEAUMONT
4580 POST AVE
MIA BCH FL 33140-3036

LOT 11
614 W 46TH ST
02-3222-018-1090

SUSANA DELGADO
IGNACIO DOMINGUEZ
614 W 46 ST
MIAMI BEACH, FL 33140

LOT 12
670 W 46TH ST
02-3222-018-1100

LANA A CALLEN TR
7601 E TREASURE DR #622
MIAMI BEACH FL 33141

LOT 14
4561 PRAIRIE AVE
02-3222-018-1120

MICHAEL BUCCI
4561 PRAIRIE AVE
MIA BCH FL 33140-3004

LOT 15
4551 PRAIRIE AVE
02-3222-018-1130

MICHAEL THOMAS BADEN & W
NORA C
4551 PRAIRIE AVE
MIA BCH FL 33140-3004

LOT 16 & N8.7FT LOT 17
4541 PRAIRIE AVE
02-3222-018-1140

FIRST AMERICAN INTL
4541 PRARIE AVE #4
MIA BCH FL 33140-3048

LOT 17 LESS N8.7FT
4531 PRAIRIE AVE
02-3222-018-1150

EUGENIA DE LEWENHAUPT EST OF
4531 PRAIRIE AVE
MIA BCH FL 33140-3034

SURPRISE LAKE SUB PB 9-114
BLOCK G

LOT 18
4525 PRAIRIE AVE
02-3222-018-1155

ARON LAMPERT
4465 N MERIDIAN AVENUE
MIA BCH FL 33140-2942

BLOCK A
S1/2 OF LOTS 1 & 2
605 W 46 ST
02-3222-018-0020

EVELYN COHEN
SABRINA DEBORAH COHEN
DAVID MOSES COHEN
605 W 46 ST
MIAMI BEACH FL 33140-3025

N1/2 OF LOTS 1 & 2
4618 POST AVE
02-3222-018-0010

CARMEN CASTRO TRS
CARMEN CASTRO INTER VIVOS
DECLARATION OF TRUST
ANDERSON CASTRO TRS
4618 POST AVE
MIAMI BEACH FL 33140

LOT 3
617 W 46 ST
02-3222-018-0030

JONATHAN LEVY
BLIMIE LEVY
617 W 46 ST
MIAMI BEACH FL 33140

LOT 4
625 W 46 ST
02-3222-018-0040

SPENCER EIG & W LAURA
625 W 46 ST
MIAMI BEACH FL 33140-3025

LOT 5
4615 PRAIRIE AVE
02-3222-018-0050

LUI D GIANNI & W CARLA DI
4615 PRAIRIE AVE
MIAMI BEACH FL 33140-3006

LOT 6
4643 PRAIRIE AVE
02-3222-018-0060

JAMES CONSOLANTIS JTRS
JOSEPH OROZA JTRS
4643 PRAIRIE AVE
MIAMI BEACH FL 33140-3006

LOT 7
634 W 47 ST
02-3222-018-0070

TEIG LAWRENCE & H RANDI
634 W 47 ST
MIAMI BEACH FL 33140-3030

LOT 8
624 W 47 ST
02-3222-018-0080

MICHAEL S DALY
624 W 47 ST
MIAMI BEACH FL 33140-3030

LOT 9
616 W 47 ST
02-3222-018-0090

ALLEN CHEIFETZ &
ERIC HOLLAND
616 W 47 ST
MIAMI BEACH FL 33140-3030

SURPRISE LAKE SUB PB 9-114
BLOCK A

LOT 10
4640 POST AVE
02-3222-018-0100

ALAN B FISHMAN
4640 POST AVE
MIAMI BEACH FL 33140-3038

BLOCK B

LOT 3
521 W 46 ST
02-3222-018-0121

MADISON STREET APARTMENTS LLC
1521 ALTON RD #294
MIAMI BEACH FL 33139

LOT 4
527 W 46 ST
02-3222-018-0140

ESTHER ZEIRA DUMOIS LE
REM SEAN DAVID GONZALEZ
527 W 46 ST
MIAMI BEACH FL 33140-3023

LOT 5
4601 POST AVE
02-3222-018-0150

MICHAEL DRIBIN & W LORI
4601 POST AVE
MIAMI BEACH FL 33140-3037

S60.25FT OF LOTS 6 & 7
4625 POST AVE
02-3222-018-0161

JOSEPH BISTRITZKY
4625 POST AVE
MIAMI BEACH FL 33140-3037

NAUTILUS ADD PB 8-130

BLOCK 9

LOT 1
700 W 47 ST
02-3222-014-0430

ERVO INTERNATIONAL
6365 COLLINS AVE APT 4001
MIAMI BEACH FL 33141

LOT 2
4630 PRAIRIE AVE
02-3222-014-0440

JUDD ZISQUIT & W DEBORAH
4630 PRAIRIE AVE
MIAMI BEACH FL 33140-3007

LOT 3 & LOT 4 LESS THE S55FT OF LOT 4
4620 PRAIRIE AVE
02-3222-014-0450

SIMO P TANNER & W SIRKKA L
4620 PRAIRIE AVE
MIAMI BEACH FL 33140-3007

S55FT OF LOT 4
4606 PRAIRIE AVE
02-3222-014-0460

JULIUS SER CO-TRS
MILDRED SER CO-TRS
JULIUS SER
4606 PRAIRIE AVE
MIAMI BEACH FL 33140-3007

LOT 5
4600 PRAIRIE AVE
02-3222-014-0470

MORTON FURST
4600 PRAIRIE AVE
MIAMI BEACH FL 33140-3007

NAUTILUS ADD PB 8-130
BLOCK 9

LOT 6
4590 PRAIRIE AVE
02-3222-014-0480

STEVEN STARR
DENISE STARR
4590 PRAIRIE AVE
MIA BCH FL 33140-3005

LOT 7
4580 PRAIRIE AVE
02-3222-014-0490

JESUS E SERRANO & W
ALICIA
4580 PRAIRIE AVE
MIA BCH FL 33140-3005

LOT 8
4566 PRAIRIE AVE
02-3222-014-0500

MARC L RIVO & W KAREN T
4566 PRAIRIE AVE
MIA BCH FL 33140-3005

LOT 9
4560 PRAIRIE AVE
02-3222-014-0510

ERNEST P GOLDRING & W
LILI
4560 PRAIRIE AVE
MIA BCH FL 33140-3005

LOT 10
4546 PRAIRIE AVE
02-3222-014-0520

4546 PRAIRIE LLC
407 LINCOLN RD STE 9D
MIA BCH FL 33139

LOT 11
4530 PRAIRIE AVE
02-3222-014-0521

ROBERT SHAPIRO & W ROBERTA
4530 PRAIRIE AVE
MIA BCH FL 33140-3005

LOT 12
4528 PRAIRIE AVE
02-3222-014-0530

4528 PRAIRIE LLC
C/O MATHIEU MASSA
999 BRICKELL AVE #600
MIAMI FL 33131

LOT 13
4510 PRAIRIE AVE
02-3222-014-0531

4528 PRAIRIE LLC
C/O MATHIEU MASSA
999 BRICKELL AVE #600
MIAMI FL 33131

THE EWING CONDO
LOT 19, BLOCK G, SURPRISE LAKE SUB PB 9-114
4501 PRAIRIE AVE
UNIT 1

AILEEN WEINTRAUB
4501 PRAIRIE AVE #1
MIAMI BEACH FL 33140-3049

UNIT 2

SEAN S SHERMAN & W
LISANNE C SHERMAN
4501 PRAIRIE AVE #2
MIAMI BEACH FL 33140-3049

THE EWING CONDO

UNIT 3

SYLVIE MALOBERTI
C/O ONUCI
THIERRY KAISER
PO BOX 4622
NEW YORK NY 10136

UNIT 4

ELLISTON LUTZ JTRS
HELENA BESFAMILNY JTRS
4501 PRAIRIE AVE #4
MIAMI BEACH FL 33140-3046

UNIT 5

DAWN TRAURIG
4501 PRAIRIE AVE #5
MIAMI BEACH FL 33140-3049

UNIT 6

SILVIA SALINAS LANE
4501 PRAIRIE AVE #6
MIAMI BEACH FL 33140-3049

UNIT 7

DAVID H SOLOMON
3454 ROYAL PALM AVE
MIAMI BEACH FL 33140

UNIT 8

JAVIER OLIVARES
4501 PRAIRIE AVE #8
MIAMI BEACH FL 33140-3046

NAME	ADDRESS	CITY	STATE	ZIP	COUNTRY
OLIVIER SABA ALICIA ELIZABETH BARNES SABA	29 RUE BENJAMIN FRANKLIN	PARIS		75116	FRANCE
ELAHU ZAIRA & ZION ZAIRA	4514 ROYAL PALM AVE	MIAMI BEACH	FL	33140-3042	USA
SHMUEL BOGOMILSKY	4534 ROYAL PALM AVE	MIAMI BEACH	FL	33140-3042	USA
ELLIOTT L MILLER	5420 NORTH BAY RD	MIAMI BEACH	FL	33140-2032	USA
JOAN SILVER	4550 ROYAL PALM AVE	MIAMI BEACH	FL	33140-3042	USA
CHRISTIAN PETER HANKY INGE MARIA HANKY	4560 ROYAL PALM AVE	MIAMI BEACH	FL	33140	USA
JOHN LODGE PENSON STACY LAUREN PENSON	4570 ROYAL PALM AVE	MIAMI BEACH	FL	33140	USA
JUSTIN ZISQUIT ERICA RUTNER	4574 ROYAL PALM AVE	MIAMI BEACH	FL	33140	USA
ADRIAN MULLER & W DEBORAH	4578 ROYAL PALM AVE	MIAMI BEACH	FL	33140	USA
EMILY TOTINO	4582 ROYAL PALM AVE	MIAMI BEACH	FL	33140-3042	USA
YVONNE STEELE	520 W 46 ST	MIAMI BEACH	FL	33140-3024	USA
GAUDFROY INVEST 32 INC	534 W 46 ST	MIAMI BEACH	FL	33140	USA
STEVEN PYNES & W NANCY	4581 POST AVE	MIAMI BEACH	FL	33140-3035	USA
SERGE FREUND & CHANAH HIRSCH	678 E 4 ST	BROOKLYN	NY	11218	USA
PILAR DIAZ	4567 POST AVE	MIAMI BEACH	FL	33140-3035	USA
ARTEM ALISHAYEV & W MARINA	4561 POST AVE	MIAMI BEACH	FL	33140-3035	USA
MINNIE MONDSCHIEIN (EST OF)	4551 POST AVE	MIAMI BEACH	FL	33140-3035	USA
PILAR CARVAJAL EDUARDO MANUEL CARVAJAL	4541 POST AVE	MIAMI BEACH	FL	33140-3035	USA
SAMUEL BOGOMILSKY & W ALIZA	4535 POST AVE	MIAMI BEACH	FL	33140-3035	USA
MARK HOLLANDER	6633 N LINCOLN AVE	LINCOLNWOOD	IL	60712	USA
ROBERT HUGET & W GABRIELE	4523 POST AVE	MIAMI BEACH	FL	33140-3035	USA
STANLEY GUTTMAN & BARBARA GUTTMAN	10178 COLLINS AVE #110	BAL HARBOUR	FL	33154-1604	USA
POST AVENUE PROPERTY LLC	10101 COLLINS AVE #10C	BAL HARBOUR	FL	33154-1641	USA
JAY & W SHELLEY SPITZ	4510 POST AVE	MIAMI BEACH	FL	33140-3036	USA
EUGENE H GREENZWEIG & W ELAINE	4520 POST AVE	MIAMI BEACH	FL	33140-3036	USA
RAY SINGER	4500 POST AVE	MIAMI BEACH	FL	33140	USA
JAY SPITZ SHELLEY SPITZ	PO BOX 402564	MIAMI BEACH	FL	33140	USA
ELAINE GREENWEIG	4520 POST AVE	MIAMI BEACH	FL	33140-3036	USA
JONATHAN A ZWIBEL	4534 POST AVE	MIAMI BEACH	FL	33140-3036	USA
GUY BERECHIT BETINA CAVALHEIRO MARIO	15 ROBERT STREET	PARSIPPANY	NJ	07054	USA
WILLIAM W DARROW	4552 POST AVE	MIAMI BEACH	FL	33140-3036	USA
ABRAHAM TAMIR & W ORA	4560 POST AVE	MIAMI BEACH	FL	33140-3036	USA
FLORENT BLANCHET	4568 POST AVE	MIAMI BEACH	FL	33140-3036	USA
ALEXIS DE BEAUMONT	4580 POST AVE	MIAMI BEACH	FL	33140-3036	USA
SUSANA DELGADO IGNACIO DOMINGUEZ	614 W 46 ST	MIAMI BEACH	FL	33140	USA
LANA A CALLEN TR	7601 E TREASURE DR #622	MIAMI BEACH	FL	33141	USA
MICHAEL BUCCI	4561 PRAIRIE AVE	MIAMI BEACH	FL	33140-3004	USA
MICHAEL THOMAS BADEN & W NORA C	4551 PRAIRIE AVE	MIAMI BEACH	FL	33140-3004	USA
FIRST AMERICAN INTERNATIONAL	4541 PRAIRIE AVE #4	MIAMI BEACH	FL	33140-3048	USA
EUGENIA DE LEWENHAUPT EST OF	4531 PRAIRIE AVE	MIAMI BEACH	FL	33140-3034	USA
ARON LAMPERT	4465 N MERIDIAN AVENUE	MIAMI BEACH	FL	33140-2942	USA
EVELYN COHEN SABRINA DEBORAH COHEN DAVID MOSES COHEN	605 W 46 ST	MIAMI BEACH	FL	33140-3025	USA

CARMEN CASTRO TRS CARMEN CASTRO INTER VIVOS	4618 POST AVE	MIAMI BEACH	FL	33140	USA
DECLARATION OF TRUST ANDERSON CASTRO TRS	617 W 46 ST	MIAMI BEACH	FL	33140	USA
JONATHAN LEVY BLIMIE LEVY	625 W 46 ST	MIAMI BEACH	FL	33140-3025	USA
SPENCER EIG & W LAURA	4615 PRAIRIE AVE	MIAMI BEACH	FL	33140-3006	USA
LUI D GIANNI & W CARLA DI	4643 PRAIRIE AVE	MIAMI BEACH	FL	33140-3006	USA
JAMES CONSOLANTIS JTRS JOSEPH OROZA JTRS	634 W 47 ST	MIAMI BEACH	FL	33140-3030	USA
TEIG LAWRENCE & H RANDI	624 W 47 ST	MIAMI BEACH	FL	33140-3030	USA
MICHAEL S DALY	616 W 47 ST	MIAMI BEACH	FL	33140-3030	USA
ALLEN CHEIFETZ & ERIC HOLLAND	4640 POST AVE	MIAMI BEACH	FL	33140-3038	USA
ALAN B FISHMAN	1521 ALTON RD #294	MIAMI BEACH	FL	33139	USA
MADISON STREET APARTMENTS LLC	527 W 46 ST	MIAMI BEACH	FL	33140-3023	USA
ESTHER ZEIRA DUMOIS LE REM SEAN DAVID GONZALEZ	4601 POST AVE	MIAMI BEACH	FL	33140-3037	USA
MICHAEL DRIBIN & W LORI	4625 POST AVE	MIAMI BEACH	FL	33140-3037	USA
JOSEPH BISTRITZKY	6365 COLLINS AVE APT 4001	MIAMI BEACH	FL	33141	USA
ERVO INTERNATIONAL	4630 PRAIRIE AVE	MIAMI BEACH	FL	33140-3007	USA
JUDD ZISQUIT & W DEBORAH	4620 PRAIRIE AVE	MIAMI BEACH	FL	33140-3007	USA
SIMO P TANNER & W SIRKKA L	4606 PRAIRIE AVE	MIAMI BEACH	FL	33140-3007	USA
JULIUS SER CO-TRS MILDRED SER CO-TRS JULIUS SER	4600 PRAIRIE AVE	MIAMI BEACH	FL	33140-3007	USA
MORTON FURST	4590 PRAIRIE AVE	MIAMI BEACH	FL	33140-3005	USA
STEVEN STARR DENISE STARR	4580 PRAIRIE AVE	MIAMI BEACH	FL	33140-3005	USA
JESUS E SERRANO & W ALICIA	4566 PRAIRIE AVE	MIAMI BEACH	FL	33140-3005	USA
MARC L RIVO & W KAREN T	4560 PRAIRIE AVE	MIAMI BEACH	FL	33140-3005	USA
ERNEST P GOLDRING & W LILI	407 LINCOLN RD STE 9D	MIAMI BEACH	FL	33139	USA
4546 PRAIRIE LLC	4530 PRAIRIE AVE	MIAMI BEACH	FL	33140-3005	USA
ROBERTO SHAPIRO & W ROBERTA	999 BRICKELL AVENUE #600	MIAMI	FL	33131	USA
4528 PRAIRIE LLC C/O MATHIEU MASSA	4501 PRAIRIE AVE #1	MIAMI BEACH	FL	33140-3049	USA
AILEEN WEINTRAUB	4501 PRAIRIE AVE #2	MIAMI BEACH	FL	33140-3049	USA
SEAN S SHERMAN & W LISANNE C SHERMAN	PO BOX 4622	NEW YORK	NY	10136	USA
SYLVIE MALOBERTI C/O ONUCI THIERRY KAISER	4501 PRAIRIE AVE #4	MIAMI BEACH	FL	33140-3049	USA
ELLISTON LUTZ JTRS HELENA BESFAMILNY JTRS	4501 PRAIRIE AVE #6	MIAMI BEACH	FL	33140-3049	USA
SILVIA SALINAS LANE	4501 PRAIRIE AVE #5	MIAMI BEACH	FL	33140-3049	USA
DAWN TRAUIG	3454 ROYAL PALM AVE	MIAMI BEACH	FL	33140	USA
DAVID H SOLOMON	4501 PRAIRIE AVE #8	MIAMI BEACH	FL	33140-3046	USA
JAVIER OLIVARES					

MIAMI BEACH

Page 1 of 3

Planning Department, 1700 Convention Center Drive
Miami Beach, Florida 33139, www.miamibeachfl.gov
305.673.7550

Address: **4753 PRAIRIE AVE. MB, FL 33140**
File Number:

Date: **2/26/16**

BOARD APPLICATION CHECK LIST

A pre-application meeting must be scheduled with Board staff to review all submittals. Pre-application meetings are scheduled on a first come first serve basis and must occur no later than five (5) business days PRIOR to the First Submittal deadline. Incomplete or submittals found to be insufficient will not be placed on a Board agenda.

ITEM #	FIRST SUBMITTAL CHECK LIST	Required	Provided
	ALL PLANS MUST BE DIMENSIONED AND LEGIBLE. INCLUDE A GRAPHIC SCALE		
✓ 1	Make an appointment with Board Liaison at least 2 days in advance of the submittal deadline	X	
✓ 2	Completed Board Application, Affidavits & Disclosures of Interest (original signatures)	X	
✓ 3	Copies of all current or previously active Business Tax Receipts	N/A	
✓ 4	Letter of Intent with details of application request, hardship, etc.	X	
* 5	Application Fee \$860 + \$1.00 per mailing label.	X	
✓ 6	Mailing Labels - 2 sets and a CD including: Property owner's list and Original certified letter from provider.	X	
✓ 7	School Concurrency Application, for projects with a net increase in residential units (no SFH)	N/A	
✓ 8	Provide four (4), 11"x17" collated sets, two (2) of which are signed & sealed, to include the following:	X	
✓ 9	Cover Sheet with bullet point scope of work, clearly labeled "First Submittal" and dated with First Submittal deadline date	X	
✓ 10	All Applicable Zoning Information (see Zoning Data requirements)	X	
✓ 11	Location Plan, Min 4"x 6" Aerial 1/2 mile radius, colored with streets and project site identified	X	
✓ 12	Survey (original signed & sealed) dated less than 6 months old at the time of application (lot area shall be provided by surveyor), identifying grade (If no sidewalk, provide a letter from Public Works, establishing grade) , spot elevations and Elevation Certificate	X	
✓ 13	Existing FAR Shaded Diagrams (Single Family Districts: Unit Size and Lot Coverage Shaded Diagrams)	X	
✓ 14	Proposed FAR Shaded Diagrams(Single Family Districts: Unit Size and Lot Coverage Shaded Diagrams)	X	
✓ 15	Site Plan (fully dimensioned with setbacks, existing and proposed, including adjacent right-of-way widths)	X	
✓ 15a	Indicate any backflow preventer and FPL vault if applicable	N/A	
✓ 16	Current color photographs, dated, Min 4"x 6" of project site and existing structures (no Google images)	X	
✓ 17	Current, dated color photographs, min 4"x6" of interior space (no Google images)		
✓ 18	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)	X	
✓ 19	Existing Conditions Drawings (Floor Plans & Elevations with dimensions)	X	
✓ 20	Demolition Plans (Floor Plans & Elevations with dimensions)	X	
✓ 21	Proposed Floor Plans and Roof Plan, including mechanical equipment plan and section marks	X	
✓ 22	Proposed Elevations, materials & finishes noted (showing grade, base flood elevation, heights in NGVD values and free board if applicable)	X	
✓ 23	Proposed Section Drawings	X	
✓ 24	Landscape Plan - street and onsite - identifying existing, proposed landscape material, lighting, irrigation, raised curbs, tree survey and tree disposition plan, as well as underground and overhead utilities when street trees are required.	X	
✓ 25	Hardscape Plan, i.e. paving materials, pattern, etc.	X	
✓ 26	Color Renderings (elevations and three dimensional perspective drawings)	X	

Indicate N/A If Not Applicable

Initials: **AV**

* TO BE PAID AT SUBMITTAL DATE **2/26/16**

MIAMI BEACH

Planning Department, 1700 Convention Center Drive
Miami Beach, Florida 33139, www.miamibeachfl.gov
305.673.7550

Address:

File Number:

ITEM #	FIRST SUBMITTAL ADDITIONAL INFORMATION AS MAY BE REQUIRED AT THE PRE APPLICATION MEETING	Required	Provided
27	Vacant or Unoccupied structures or sites shall provide recent photographic evidence that the site and structure are secured and maintained. The applicant shall obtain and post a No Trespassing Sign from the City's Police Department		
✓ 28	Copy of original Building Permit Card, & Microfilm, if available	X	
29	Historic Resources Report (This report shall include, but shall not be limited to, copy of the original Building Permit Card and any subsequent evolution, Microfilm, existing condition analysis, photographic and written description of the history and evolution of the original building on the site, all available historic data including original plans, historic photographs and permit history of the structure)		
✓ 30	Contextual Elevation Line Drawings, corner to corner, across the street and surrounding properties (dated)	X	
31	Line of Sight studies		
32	Structural Analysis of existing building including methodology for shoring and bracing		
33	Proposed exterior and interior lighting plan, including photometric calculations		
✓ 34	Exploded Axonometric Diagram (showing second floor in relationship to first floor)	X	
✓ 35	Neighborhood Context Study	X	
✓ 36	Open Space calculations and shaded diagrams	X	
37	Proposed Operational Plan		
38	Traffic Study (Hard copy), Site plan(s) and AutoCAD in 3 CDs, including calculations for peer review. Send digital version as an attachment via e mail to: Xfalconi@miamibeachfl.gov		
39	Sound Study report (Hard copy) with 1 CD		
40	Set of plans 24"x 36" (when requested by staff)		
41	Copies of previous Recorded Final Orders		
42	Location Plan, Aerial or survey indicating width of canals (Dimension shall be certified by a surveyor)		
43	Scaled, signed, sealed and dated specific purpose survey (Alcohol License/Distance Separation)		
44	Site Plan (Identify streets and alleys)		
a	Identify: setbacks _____ Height _____ Drive aisle widths _____ Streets and sidewalks widths _____		
b	# parking spaces & dimensions _____ Loading spaces locations & dimensions _____		
c	# of bicycle parking spaces _____		
d	Interior and loading area location & dimensions _____		
e	Street level trash room location and dimensions _____		
f	Delivery route _____ Sanitation operation _____ Valet drop-off & pick-up _____ Valet route in and out _____		
g	Valet route to and from _____ auto-turn analysis for delivery and sanitation vehicles _____		
45	Floor Plan (dimensioned)		
a	Total floor area _____		
a	Identify # seats indoors _____ outdoors _____ seating in public right of way _____ Total _____		
b	Occupancy load indoors and outdoors per venue _____ Total when applicable _____		

Indicate N/A If Not Applicable

Initials: AV

MIAMI BEACH

Planning Department, 1700 Convention Center Drive
 Miami Beach, Florida 33139, www.miamibeachfl.gov
 305.673.7550

Address:


File Number:

46	In the Letter of Intent for Planning Board include and respond to all review guidelines in the code as follows:		
47	For Conditional Use -Section 118-192 (a)(1)-(7) + (b)(1)-(11)		
48	CU -Entertainment Establishments - Section 142-1362 (a)(1)-(9)		
49	CU - Mechanical Parking - Section 130-38 (3)(c)(i)(1)-(2) & (4)(a)-(k)		
50	CU - Structures over 50,000 SQ.FT. - Section 118-192(b) (1)-(11)		
51	CU - Religious Institutions - Section 118-192 (c) (1)-(11)		
52	For Lot Splits - Section 118-321 (B) (1)-(6). Also see application instructions		
Notes: The applicant is responsible for checking above referenced sections of the Code. If not applicable write N/A			

ITEM #	FINAL SUBMITTAL CHECK LIST:	Required	Provided
53	One (1) signed and sealed 11"X17" unbound collated set of all the required documents , as revised and/or supplemented to address Staff comments. Plans should be clearly labeled "Final Submittal" and dated with Final Submittal deadline date. With a CD of this document 11"X17" as a PDF compatible with Adobe 8.0 or higher at 300 DPI resolution.	X	
54	14 collated copies of all the above documents	X	
55	One (1) CD/DVD with electronic copy of entire final application package	X	

NOTES:

- A. Other information/documentation required for first submittal will be identified during pre-application meeting.
- B. Is the responsibility of the applicant to make sure that the sets, 14 copies and electronic version on CD are consistent.
- C. Plan revisions and supplemental documentation will not be accepted after the Final Submittal deadline
- D. ALL DOCUMENTS ARE TO BE PDF'D ON TO A MASTER DISK, WHICH DISK SHALL BE CONSIDERED THE OFFICIAL FILE COPY TO BE USED AT HEARING. ALL MODIFICATIONS, CORRECTIONS, OR ALTERATIONS MUST BE REFLECTED ON THE MASTER DISK. APPLICANT CERTIFIES COMPLIANCE WITH THE FOREGOING. FAILURE TO COMPLY MAY RESULT IN A REHEARING BEFORE THE APPLICABLE BOARD
- E. Please note that the applicant will be required to submit revised plans pursuant to applicable Board Conditions no later than 60 days after Board Approval, as applicable.



 APPLICANT'S OR DESIGNEE'S SIGNATURE

2/26/16

 Date

Indicate N/A If Not Applicable

Initials: AY

MIAMI BEACH

Planning Department, 1700 Convention Center Drive
Miami Beach, Florida 33139, www.miamibeachfl.gov
305.673.7550

Address: **4753 PRAIRIE AVENUE - MIAMI BEACH . FL 33140** Date: **03/11/16**
File Number: **23056**

BOARD APPLICATION CHECK LIST

A pre-application meeting must be scheduled with Board staff to review all submittals. Pre-application meetings are scheduled on a first come first serve basis and must occur no later than five (5) business days PRIOR to the First Submittal deadline. Incomplete or submittals found to be insufficient will not be placed on a Board agenda.

ITEM #	FIRST SUBMITTAL CHECK LIST	Required	Provided
	ALL PLANS MUST BE DIMENSIONED AND LEGIBLE. INCLUDE A GRAPHIC SCALE		
1	Make an appointment with Board Liaison at least 2 days in advance of the submittal deadline	X	✓
2	Completed Board Application, Affidavits & Disclosures of Interest (original signatures)	X	✓
3	Copies of all current or previously active Business Tax Receipts	X	
4	Letter of Intent with details of application request, hardship, etc.	X	✓
5	Application Fee	X	✓
6	Mailing Labels - 2 sets and a CD including: Property owner's list and Original certified letter from provider.	X	✓
7	School Concurrency Application, for projects with a net increase in residential units (no SFH)	X	
8	Provide four (4), 11"x17" collated sets, two (2) of which are signed & sealed, to include the following:	X	✓
9	Cover Sheet with bullet point scope of work, clearly labeled "First Submittal" and dated with First Submittal deadline date	X	✓
10	All Applicable Zoning Information (see Zoning Data requirements)	X	✓
11	Location Plan, Min 4"x 6" Aerial 1/2 mile radius, colored with streets and project site identified	X	✓
12	Survey (original signed & sealed) dated less than 6 months old at the time of application (lot area shall be provided by surveyor), identifying grade (If no sidewalk, provide a letter from Public Works, establishing grade) , spot elevations and Elevation Certificate	X	✓
13	Existing FAR Shaded Diagrams (Single Family Districts: Unit Size and Lot Coverage Shaded Diagrams)	X	✓
14	Proposed FAR Shaded Diagrams(Single Family Districts: Unit Size and Lot Coverage Shaded Diagrams)	X	✓
15	Site Plan (fully dimensioned with setbacks, existing and proposed, including adjacent right-of-way widths)	X	✓
15a	Indicate any backflow preventer and FPL vault if applicable	X	
16	Current color photographs, dated, Min 4"x 6" of project site and existing structures (no Google images)	X	✓
17	Current, dated color photographs, min 4"x6" of interior space (no Google images)		✓
18	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)	X	✓
19	Existing Conditions Drawings (Floor Plans & Elevations with dimensions)	X	✓
20	Demolition Plans (Floor Plans & Elevations with dimensions)	X	✓
21	Proposed Floor Plans and Roof Plan, including mechanical equipment plan and section marks	X	✓
22	Proposed Elevations, materials & finishes noted (showing grade, base flood elevation, heights in NGVD values and free board if applicable)	X	✓
23	Proposed Section Drawings	X	✓
24	Landscape Plan - street and onsite - identifying existing, proposed landscape material, lighting, irrigation, raised curbs, tree survey and tree disposition plan, as well as underground and overhead utilities when street trees are required.	X	✓
25	Hardscape Plan, i.e. paving materials, pattern, etc.	X	✓
26	Color Renderings (elevations and three dimensional perspective drawings)	X	✓

Indicate N/A If Not Applicable

Initials: **AV**

MIAMI BEACH

Planning Department, 1700 Convention Center Drive
Miami Beach, Florida 33139, www.miamibeachfl.gov
305.673.7550

Address:

File Number:

ITEM #	FIRST SUBMITTAL ADDITIONAL INFORMATION AS MAY BE REQUIRED AT THE PRE APPLICATION MEETING	Required	Provided
27	Vacant or Unoccupied structures or sites shall provide recent photographic evidence that the site and structure are secured and maintained. The applicant shall obtain and post a No Trespassing Sign from the City's Police Department		
28	Copy of original Building Permit Card, & Microfilm, if available	X	✓
29	Historic Resources Report (This report shall include, but shall not be limited to, copy of the original Building Permit Card and any subsequent evolution, Microfilm, existing condition analysis, photographic and written description of the history and evolution of the original building on the site, all available historic data including original plans, historic photographs and permit history of the structure)		
30	Contextual Elevation Line Drawings, corner to corner, across the street and surrounding properties (dated)	X	✓
31	Line of Sight studies		
32	Structural Analysis of existing building including methodology for shoring and bracing		
33	Proposed exterior and interior lighting plan, including photometric calculations		
34	Exploded Axonometric Diagram (showing second floor in relationship to first floor)	X	✓
35	Neighborhood Context Study	X	✓
36	Open Space calculations and shaded diagrams	X	✓
37	Proposed Operational Plan		
38	Traffic Study (Hard copy), Site plan(s) and AutoCAD in 3 CDs, including calculations for peer review. Send digital version as an attachment via e mail to: Xfalconi@miamibeachfl.gov		
39	Sound Study report (Hard copy) with 1 CD		
40	Set of plans 24"x 36" (when requested by staff)		
41	Copies of previous Recorded Final Orders		
42	Location Plan, Aerial or survey indicating width of canals (Dimension shall be certified by a surveyor)		
43	Scaled, signed, sealed and dated specific purpose survey (Alcohol License/Distance Separation)		
44	Site Plan (Identify streets and alleys)		
a	Identify: setbacks _____ Height _____ Drive aisle widths _____ Streets and sidewalks widths _____		
b	# parking spaces & dimensions _____ Loading spaces locations & dimensions _____		
c	# of bicycle parking spaces _____		
d	Interior and loading area location & dimensions _____		
e	Street level trash room location and dimensions _____		
f	Delivery route _____ Sanitation operation _____ Valet drop-off & pick-up _____ Valet route in and out _____		
g	Valet route to and from _____ auto-turn analysis for delivery and sanitation vehicles _____		
45	Floor Plan (dimensioned)		
a	Total floor area _____		
a	Identify # seats indoors _____ outdoors _____ seating in public right of way _____ Total _____		
b	Occupancy load indoors and outdoors per venue _____ Total when applicable _____		

Indicate N/A If Not Applicable

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46	In the Letter of Intent for Planning Board include and respond to all review guidelines in the code as follows:		
47	For Conditional Use -Section 118-192 (a)(1)-(7) + (b)(1)-(11)		
48	CU -Entertainment Establishments - Section 142-1362 (a)(1)-(9)		
49	CU - Mechanical Parking - Section 130-38 (3)(c)(i)(1)-(2) & (4)(a)-(k)		
50	CU - Structures over 50,000 SQ.FT. - Section 118-192(b)(1)-(11)		
51	CU - Religious Institutions - Section 118-192 (c) (1)-(11)		
52	For Lot Splits - Section 118-321 (B) (1)-(6). Also see application instructions		
Notes: The applicant is responsible for checking above referenced sections of the Code. If not applicable write N/A			

ITEM #	FINAL SUBMITTAL CHECK LIST:	Required	Provided
53	One (1) signed and sealed 11"X17" unbound collated set of all the required documents , as revised and/or supplemented to address Staff comments. Plans should be clearly labeled "Final Submittal" and dated with Final Submittal deadline date. With a CD of this document 11"X17" as a PDF compatible with Adobe 8.0 or higher at 300 DPI resolution.	X	✓
54	14 collated copies of all the above documents	X	✓
55	One (1) CD/DVD with electronic copy of entire final application package	X	✓

NOTES:

- A. Other information/documentation required for first submittal will be identified during pre-application meeting.
- B. Is the responsibility of the applicant to make sure that the sets, 14 copies and electronic version on CD are consistent.
- C. Plan revisions and supplemental documentation will not be accepted after the Final Submittal deadline
- D. ALL DOCUMENTS ARE TO BE PDF'D ON TO A MASTER DISK, WHICH DISK SHALL BE CONSIDERED THE OFFICIAL FILE COPY TO BE USED AT HEARING. ALL MODIFICATIONS, CORRECTIONS, OR ALTERATIONS MUST BE REFLECTED ON THE MASTER DISK. APPLICANT CERTIFIES COMPLIANCE WITH THE FOREGOING. FAILURE TO COMPLY MAY RESULT IN A REHEARING BEFORE THE APPLICABLE BOARD
- E. Please note that the applicant will be required to submit revised plans pursuant to applicable Board Conditions no later than 60 days after Board Approval, as applicable.


APPLICANT'S OR DESIGNEE'S SIGNATURE

03/11/2016
Date

Indicate N/A if Not Applicable

Initials: AY