

PLAN CORRECTIONS REPORT (HPB23-0581)

PLAN ADDRESS: 355 19 St Miami Beach, FL 33139-7464	PARCEL: 0232260010290	
APPLICATION DATE: 04/05/2023	SQUARE FEET: 0	DESCRIPTION: Request to approve new COA since HPB18-0252 has expired. Same project approved and close to building permit being issued.
EXPIRATION DATE:	VALUATION: \$0.00	

CONTACTS	Name	Company	Address
Applicant	Alfredo Gonzalez	Greenberg Traurig PA	333 Se 2Nd Ave 4400 Miami, FL 33131
Contact	Devon Vickers		

Submittal Intake	Version: 1	Date Received: 04/18/2023	Date Completed:
1. Public Works - LUB Review - Not Reviewed		Aaron Osborne Ph: email: aaronosborne@miamibeachfl.gov	
2. Parking - LUB Review - Not Reviewed		Monica Beltran Ph: email: MonicaBeltran@miamibeachfl.gov	
3. Transportation - LUB Review - Not Reviewed		Dani Fawaz Ph: email: DaniFawaz@miamibeachfl.gov	
4. HPB Admin Review - Fail		Gabriela Freitas Ph: email: GabrielaFreitas@miamibeachfl.gov	

Comments: COMMENTS ISSUED BY 05/01/23

The following fees are outstanding and will be invoiced prior to the Notice to Proceed deadline 05/15/23

1. Mail Label Fee (\$5.16 p/ mailing label)
2. Advertisement - \$1,593
3. Board Order Recording (1) - \$ 108
4. Courier (7) - \$ 77
5. Posting (1) - \$108
6. Variance(s) - \$788 p/variance
7. Sq. Ft Fee - \$.33 cents p/ Sq. Ft

Total Outstanding Balance = \$ ALL FEES MUST BE PAID BY 05/17/23

In addition to the fees, the following shall be provided to the Department no later than the Final submittal deadline 05/08/23, before 12 p.m. (Tardiness may affect being placed on the agenda):

NOTE: Please keep in mind that the submittal MUST be consistent with the plans / document which allowed the application to receive a Notice to Proceed. As customary, nothing can change between the Formal Submittal and the scheduled date of hearing.

The following must be submitted for Final Submittal to the attention of Gabriela Freitas – Planning Department. Please leave your package with Central Services on the first floor of City Hall.

- One (1) original application (Proper signed and notarized affidavits and Disclosures must be provided).
- One (1) original Letter of Intent.
- One (1) original set of architectural plans signed, sealed, and dated. (11x17)
- One (1) original signed, sealed and dated Survey. (11x17)
- Two (2) sets of Mailing labels must be provided including Letter certifying the labels, radius map, gummed labels, and Labels CD done with the proper Excel format specified by the Planning Department.
- Any additional information/documents provided (i.e., traffic studies, concurrency, reports, etc.).
- A CD/DVD containing a digital version of the documents and plans submitted. The CD must be in the proper format specified by the Planning Department (Each document must be less than 25MB). CDs will be checked at time of drop off - anything larger than 25MB will not be accepted.
- Each file document must be labeled by day of submittal and document name.
- 14 collated copies

NOTE: Please make sure you identify the final submittal by the file number and address at time of drop off. (Attn: Planning Department – Gabriela Freitas)

Please email Excel file of label owner list.

Should you have any further questions, please contact:
GabrielaFreitas@miamibeachfl.gov

Please have the following comments corrected/submitted by Final Submittal:
1) File documents must not exceed 25MB in size each.

5. HPB Plan Review - Fail	James Seiberling Ph: email: jamesseiberling@miamibeachfl.gov	
Comments: First Submittal: April 17, 2023		
Comments Issued: May 1, 2023		
Final Submittal & Formal Submittal (CSS): May 8, 2023		
Notice to proceed issued: May 15, 2023		

SUBJECT: HPB23-0581, 355 19th Street.

Please provide a narrative response to the comments listed below.

Per discussions with Jake Sieberling, approved plans are enclosed with updated renderings to be provided at hearing.

1. DEFICIENCIES IN PRESENTATION
 - a. Please review FAR diagrams for any potential exclusions including stairs and elevators location above the main roofline etc.
 - b. The plans should be revised to incorporate the conditions included in the final order. Alternatively, provide a supplement including sheets demonstrating compliance with the previously imposed conditions.
 - c. The structural bracing plans and free-standing wall letter that were submitted appear to be from a previous iteration of the project. Please remove. **Noted; these documents have been removed.**
2. DESIGN/APPROPRIATENESS COMMENTS (Recommendations)
 - a. N/A

Final Submittal File Naming

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'. For example, if the deadline for first submittal is October 29, 2017 the file name would be '10-29-2017 Application'. Use this naming format for first and final CSS submittals. The uploaded file retains the name as it has been saved on your computer. The file name cannot be changed, and the file cannot be deleted once it is uploaded.

Please use names for the most common types of files. If the document type is not listed below, please use a document name that clearly identifies the file.

Document Name	Description
Application	Completed Land Use Board Application form including Exhibit A
LOI	Letter of Intent
Checklist	Pre-application Checklist
Labels	Mailing Labels, List of Property Owners, Certified Letter and Map
BTR	Copies of Previous Business Tax Receipts
Survey	Recent Signed and Sealed Survey
Plans	Architectural Plans and Exhibits
Landscape	Landscaping Plans and Exhibits
HRR	Historic Resources Report
Microfilm	Building Card and Microfilm
Traffic	Traffic Study
Sound	Sound Study

All pages of a document must be uploaded in one PDF file. Do not upload individual pages of a document.

6. Fire Review - Not Required Tom Armstrong Ph: email: TomArmstrong@miamibeachfl.gov

7. Planning Landscape Review - Fail Enrique Nunez Ph: email: EnriqueNunez@miamibeachfl.gov

Comments: Revise the landscape plans and legend form (required column) as follows:

- a. 0.51 acres x 28= 14.28 (15 lot trees minimum required).
 - b. 12 street trees minimum are ok. There is a deficiency of street trees. Palms do not count towards the minimum number of required street trees.
 - c. 27 total trees minimum x 12= 324 shrubs minimum required and 33 large shrubs minimum required.
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