

MIAMI BEACH

PLANNING DEPARTMENT, 1700 CONVENTION CENTER DRIVE, 2ND FLOOR
MIAMI BEACH, FLORIDA 33139, WWW.MIAMI BEACHFL.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: 3115 Pinetree Drive, Miami Beach, FL 33140

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

FOLIO NUMBER (S) 02-3226-002-0835

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

NAME Solomon Fellig and Suri Fellig
ADDRESS 3115 Pinetree Drive, Miami Beach, FL 33140
BUSINESS PHONE c/o Architect 954-630-1398 CELL PHONE _____
E-MAIL ADDRESS c/o Architect: jamesh@hr-arc.com

OWNER IF DIFFERENT THAN APPLICANT:

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

2. AUTHORIZED REPRESENTATIVE(S):

☒ ATTORNEY:

NAME Pablo Bared, Esq. /Bared & Associates, P.A.
ADDRESS 201 Alhambra Circle, Suite 601, Coral Gables, FL 33134
BUSINESS PHONE 305-666-6010 CELL PHONE 305-205-6464
E-MAIL ADDRESS pbared@baredlaw.com

☒ AGENT: Architect

NAME HR Architecture/ James M. Bo Hollingsworth
ADDRESS 2208 N.E. 26th Street, Ft. Lauderdale, FL 33305
BUSINESS PHONE 954-630-1398 CELL PHONE _____
E-MAIL ADDRESS jamesh@hr-arc.com

☒ CONTACT:

NAME James M. Bo Hollingsworth
ADDRESS 2208 N.E. 26th Street, Ft. Lauderdale, FL 33305
BUSINESS PHONE 954-630-1398 CELL PHONE _____
E-MAIL ADDRESS jamesh@hr-arc.com

3. PARTY RESPONSIBLE FOR PROJECT DESIGN:

☒ ARCHITECT ☐ LANDSCAPE ARCHITECT ☐ ENGINEER ☐ CONTRACTOR ☐ OTHER: _____

NAME HR Architecture/ James M. Bo Hollingsworth
ADDRESS 2208 N.E. 26th Street, Ft. Lauderdale, FL 33305
BUSINESS PHONE 954-630-1398 CELL PHONE _____
E-MAIL ADDRESS jamesh@hr-arc.com

FILE NO. _____

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

Existing site: Approximately 29,742 square feet. Lot Split resulting in rectangular, approximately, 10,000 square foot lot.

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

Solomon Fellig

PRINT NAME: Solomon Fellig

FILE NO. _____

OWNER AFFIDAVIT FOR INDIVIDUAL OWNER

STATE OF Florida

COUNTY OF Miami-Dade

I, Solomon Fellig, 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.

Solomon Fellig
SIGNATURE

Sworn to and subscribed before me this 14 day of Feb, 2017. 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



KRISTEN SOVAK
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF021721
Expires 9/24/2017

Kristen Sovak
NOTARY PUBLIC

My Commission Expires:

Kristen Sovak
PRINT NAME

ALTERNATE OWNER AFFIDAVIT FOR
CORPORATION, PARTNERSHIP, OR LIMITED LIABILITY COMPANY
(Circle one)

STATE OF

COUNTY OF

I, _____, being duly sworn, depose and certify as follows: (1) I am the _____ (print title) of _____ (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.

SIGNATURE

Sworn to and subscribed before me this _____ day of _____, 20____. The foregoing instrument was acknowledged before me by _____ of _____, 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.

NOTARY SEAL OR STAMP:

NOTARY PUBLIC

My Commission Expires:

PRINT NAME

FILE NO. _____

POWER OF ATTORNEY AFFIDAVIT

STATE OF Florida

COUNTY OF Miami-Dade

I, Solomon Fellig, 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 Pablo Bared Esq. and * to be my representative before the Planning 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.

* James M. Bo Hollingsworth

Solomon Fellig

PRINT NAME (and Title, if applicable)

Solomon Fellig

SIGNATURE

Sworn to and subscribed before me this 14 day of Feb, 20 17. The foregoing instrument was acknowledged before me by _____ of _____ who has produced as identification and/or is personally known to me and who did/did not take an oath.

NOTARY SEAL OR STAMP



KRISTEN SOVAK
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF021721
Expires 9/24/2017

Kristen Sovak

NOTARY PUBLIC

My Commission Expires

Kristen Sovak

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.*

N/A

NAME OF CORPORATE ENTITY

NAME AND ADDRESS

% OF OWNERSHIP

NAME OF CORPORATE ENTITY

NAME AND ADDRESS

% OF OWNERSHIP

IF THERE ARE ADDITIONAL CORPORATE OWNERS, LIST 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.*

N/A

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.	<u>Attorney Pablo Bared, Esq.</u>	<u>201 Alhambra Circle, Suite 601</u>	<u>305-666-6010</u>
b.		<u>Coral Gables, FL 33134</u>	
c.	<u>Architect James M. Bo Hollingsworth</u>	<u>2208 N.E. 26th Street</u>	<u>954-630-1398</u>
		<u>Ft. Lauderdale, FL 33305</u>	

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 Florida
COUNTY OF Miami-Dade

I, Solomon Fellig, 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.

Solomon Fellig

SIGNATURE

Sworn to and subscribed before me this 14 day of February, 20 17. 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

My Commission Expires 9/24/2017

 KRISTEN SOVAK
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF021721
Expires 9/24/2017

Kristen Sovak

NOTARY PUBLIC

Kristen Sovak

PRINT NAME

FILE NO. _____

Exhibit "A"

Lots 9, 10, 11 of Block 6, FLAMINGO TERRACE SUBDIVISION, according to the Plat thereof, recorded in Plat Book 10, Page 3, of the Public Records of Miami-Dade County, Florida.

BARED & ASSOCIATES, P.A

ATTORNEYS AND COUNSELORS AT LAW

201 Alhambra Circle, Suite 601
Coral Gables, FL 33134
Telephone 305-666-6010 Fax 786-615-8945
PBARED@BAREDLAW.COM

February 27, 2017

Re: AMENDED LETTER OF INTENT FOR PLANNING REVIEW BOARD APPROVAL FOR LOT SPLIT

Dear Chair and Board Members:

Our law firm represents Mr. and Mrs. Solomon and Suri Fellig ["the Applicant"] Owner of the property located at 3115 Pinetree Drive, Miami Beach, Florida ["the Property"]. This letter shall serve as Applicant's Letter of Intent in support of the enclosed application seeking Planning Review Board Approval For Lot Split. The property in question is located in the RS-3, Residential Single Family zoning district. The proposed Lot split would be created and divided in such a manner that it would be compliant with the regulations of section 118-321(b)(1)-(6) of the Miami Beach City Ordinance. The existing house that is situated on the southern portion of the existing lot will remain with the same footprint as existing. The house has been upgraded with new windows and doors installed in original openings and the exterior of the house will remain as originally designed. In order to accommodate the Lot split, the existing pool and pool deck will be demolished and filled in .

We believe that the proposed lot split will meet all the criteria listed in section 118-321(B)(1) -(6) of the Miami Beach City Ordinance, More specifically as follows:

Section 118-321(B)(1) The lot with the existing house and the new building site lot that would be created are divided in such a manner that they will be compliant with these land regulations ,particularly the building and zoning regulations for the zoning district in which the lot is located.

Section 118-321(B)(2) The building site lot size created will be of a consistent size and character as other lots within its surrounding area . The building site created would be rectangular shaped with approximately 10,000 square foot.

Section 118-321(B)(3)Any new construction that would be allowed to take place on the building site lot will be of a size and height that is consistent with the surrounding area and will not adversely affect the neighborhood.

Section 118-321(B)(4) The building site created would not result in existing structures nonconforming as they related to setbacks and the applicable rules of these development regulations. The only structures that would create problems would be the existing pool and pool patio that will be demolished and removed.

Section 118-321(B)(5) The building lot site created would be free of encroachments from abutting building sites.

Section 118-321(B)(6) The proposed lot split will not adversely affect architecturally significant or historic homes. The pre-1942 home that will remain on the larger of the two lots, will remain and be restored with no change to the façade of the structure.

In light of the foregoing and the attached application materials submitted herewith. We respectfully request the Planning Review Board favorable Review and Approval.

Respectfully Submitted,
On behalf of Applicant

 For

Pablo R Bared, Esq.

BARED & ASSOCIATES, P.A

ATTORNEYS AND COUNSELORS AT LAW

201 Alhambra Circle, Suite 601
Coral Gables, FL 33134
Telephone 305-666-6010 Fax 786-615-8945
PBARED@BAREDLAW.COM

June 13, 2016

City of Miami Beach
Attn.: Planning Department
1700 Convention Center Drive – Second Floor
Miami Beach, FL 33139

Re: 3115 Pinetree Drive, Miami Beach, FL 33140
Opinion of Title Lot Split Application
Planning Board File No

Dear Sir or Madam:

Pursuant to Section 118-321(A)(1) of the Code of the City of Miami Beach, and with the express understanding that this Opinion of Title is furnished to you as inducement for approval of the subject application (“Application”) for a lot split of the property identified in this opinion (the “Property”), I render this Opinion of Title as of 8:00 a.m. on May 26, 2016 [must be a date not more than 120 days before the Planning Board’s decision upon the application].

I certify that accompanying this Opinion of Title, as part of the Application, are copies of all deed restrictions, reservations, and covenants applicable to the Property.

I have conducted a title examination of the Property, whose legal description is as follows:

All of Lot 9 and the Southerly 86.12 feet of Lot 10, Block 6, FLAMINGO TERRACE SUBDIVISION, according to the Plat thereof, recorded in Plat Book 10, Page 3, of the Public Records of Miami-Dade County, Florida.

In my opinion:

The fee simple title to the Property is vested in: Solomon Fellig and Suri Fellig, his wife

Title to the Property is subject to the following:

1. Folio No. 02-3226-002-0835. Taxes were paid in the amount of \$14,753.30. Gross amount of taxes were \$15,368.02.
2. Taxes and assessments for the year 2016 and subsequent years, which are not yet due and payable.
3. Restrictions, conditions, reservations, easements, and other matters contained in the Plat of Flamingo Terrace as recorded in Plat Book 10, Page 3 of the Public Records of Miami-Dade County, Florida.
4. Division of Lot; Lot Split Permit recorded in O.R. Book 16441, Page 3017 and O.R. Book 16441, Page 3021 both of the Public Records of Miami-Dade County, Florida.
5. Variance – Board of Adjustment of The City of Miami Beach recorded in O.R. Book 16519, Page 627 of the Public Records of Miami-Dade County, Florida.
6. Notice of Commencement recorded in O.R. Book 29855, Page 1438 of the Public Records of Miami-Dade County, Florida.
7. Rights of persons other than the owner currently in possession.
8. Facts and encroachments if any which would be disclosed by a current survey and inspection of the Property.
9. Zoning and other restrictions imposed by governmental authority.
10. Mechanics', materialmen's, and other liens if not recorded.
11. Any lien provided by Florida Statutes Chapter 159 or by Metropolitan Dade County Ordinance No. 84-10 for unpaid sewer charges for service by any water systems, sewer systems, or gas systems serving the Property.

In my opinion, none of the above deed restrictions, reservations, or covenants applicable to the Property prevents or serves as exceptions to the lot split being requested.

I certify that I am an attorney-at-law duly admitted to practice in the State of Florida and a member in good standing of The Florida Bar.

Respectfully submitted,

PABLO R. BARED, ESQ.
Florida Bar No. 0739405

Attachments – copies of the above-identified documents

State of Florida
County of Miami-Dade

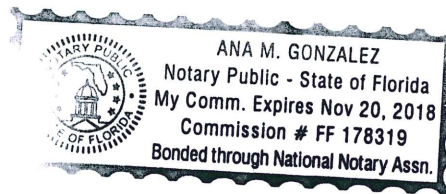
The foregoing Opinion of Title was acknowledged and executed before me this 13 day of June 2016, by Pablo R. Bared, who is personally known to me or has produced _____ as identification.

Ana M. Gonzalez
Notary Public – State of Florida – Signature

[Notary's seal or stamp]

Ana M. Gonzalez
Printed Name of Notary Public

My Commission Expires: 11-20-18



NATIONAL REALTY LTD
P O BOX F 40170
FREEPORT GRAND BAHAMA ISLAND
BAHAMAS

ADRIAN GREEN MICHELLE GREEN
3120 PINE TREE DR
MIAMI BEACH, FL 33140

ALAN MCGRATH
2870 PINE TREE DR #5
MIAMI BEACH, FL 33140

ANN GATTI KELLY VALLIER TRS ANN GATTI
KELLY VALLIER
2870 PINE TREE DR #2
MIAMI BEACH, FL 33140-4344

ARTHUR P SPOLTER &W SANDRA
2908 FLAMINGO DR
MIAMI BEACH, FL 33140-3917

BARBARA RESSLER
3005 FLAMINGO DR
MIAMI BEACH, FL 33140-3918

BARRY B ESKANOS &W AMI
3122 PINETREE DR
MIAMI BEACH, FL 33140-3929

CAMIELLE GREEN
2870 PINE TREE DR # 1
MIAMI BEACH, FL 33140

CONRAD JONES MEAGAN JONES
3100 PINETREE DR
MIAMI BEACH, FL 33140

DAVID A ROSS & JEFFREY HECHT TRS DAVID
A ROSS (BEN)
2940 FLAMINGO DR
MIAMI BEACH, FL 33140-3917

DAVID ALAN BOYER
3136 SHERIDAN AVE
MIAMI BEACH, FL 33140

DEBORAH SAMUEL
2925 FLAMINGO DR
MIAMI BEACH, FL 33140

EDITH KASS LE REM RHONDA TARA LISKER
2912 FLAMINGO DR
MIAMI BEACH, FL 33140

ERIN KONEN JTRS TRAVIS HORN JTRS
325 W 30 ST
MIAMI BEACH, FL 33140

ESTHER DUCHMAN
3170 PINE TREE DR
MIAMI BEACH, FL 33140-3929

GERALD W MOORE
3012 FAMINGO DR
MIAMI BEACH, FL 33140-3919

GILDA BURSTEIN
3014 PINETREE DR
MIAMI BEACH, FL 33140-3927

JAY E REINBERG RACHEL A REINBERG
3105 SHERIDAN AVE
MIAMI BEACH, FL 33140

JAY SALL
2922 FLAMINGO DR
MIAMI BEACH, FL 33140

JOHN KANE
2915 FLAMINGO DR
MIAMI BEACH, FL 33140

JONI TAYLOR
3026 FLAMINGO DR
MIAMI BEACH, FL 33140

JULIO IGLESIAS JR
3127 SHERIDAN AVE
MIAMI BEACH, FL 33140-3945

KENNETH GUNNING
2870 PINE TREE DR 3
MIAMI BEACH, FL 33140

LETICIA L DILENA
3031 SHERIDAN AVE
MIAMI BEACH, FL 33140

LIAD P ZADOK
2534 N MIAMI AVE
MIAMI, FL 33127

MADISON KARLOCK
PO BOX 190651
MIAMI BEACH, FL 33119

MARC LEHMANN JEAN KIM
2957 FLAMINGO DR
MIAMI BEACH, FL 33140

MARCOS CHERTMAN &W RAQUEL
2970 FLAMINGO DR
MIAMI BEACH, FL 33140-3917

MARK FELDBERG TRS MARK FELDBERG
SEPARATE PROP TRUST
100 N. BISCAYNE BLVD SUITE 3000
MIAMI, FL 33132

MARTIN KARVELIS EST OF
2001 Meridian Ave Apt 330
Miami Beach, FL 33139-1536

MARY A D'ARGENIS & ANTONIO E
FERNANDEZ
2870 PINE TREE DR 4
MIAMI BEACH, FL 33140-4344

MICHAEL A LEFKOWITZ &W TERRY
2990 FLAMINGO DR
MIAMI BEACH, FL 33140-3917

MICHAEL W OLIVER &W MANAL S
3121 SHERIDAN AVE
MIAMI BEACH, FL 33140-3945

MORDECHAI BISTRITZKY JTRS ADINA
BISTRITZKY JTRS
3126 PINE TREE DR
MIAMI BEACH, FL 33140

NICHOLAS J SABO TZILA SABO
3145 PINETREE DR
MIAMI BEACH, FL 33140

NOLAN ALTMAN
336 W 31 ST
MIAMI BEACH, FL 33140-3903

OLIVER DE MORI SARA GRASSI
3151 SHERIDAN AVE
MIAMI BEACH, FL 33140

OSCAR RUANO ANA PUALA RUANO
6103 AQUA AVE #PH1
MIAMI BEACH, FL 33141

PINE TREE GRDN INC
1605 BAY RD #401
MIAMI BEACH, FL 33139-2144

RIAD I NIZAM MARTA NIZAM
3003 SHERIDAN AVE
MIAMI BEACH, FL 33140

RICHARD M STANDIFER
2870 PINE TREE DR #6
MIAMI BEACH, FL 33140-4344

ROBERT A GOODFRIEND ASHIRA
GOODFRIEND
3001 PINETREE DR
MIAMI BEACH, FL 33140

ROHODA SCHECHTER & JUNE SCHECHTER
3115 SHERIDAN AVE
MIAMI BEACH, FL 33140-3945

RONALD GOTTLIEB &W SARA
2995 FLAMINGO DR
MIAMI BEACH, FL 33140-3916

SHIRLEY KUKOFF JTRS DINA KUKOFF
GLASSMAN JTRS
3000 PINETREE DR
MIAMI BEACH, FL 33140

SOLOMON FELLIG &W SURI FELLIG
3115 PINETREE DR
MIAMI BEACH, FL 33140-3928

STEVEN WAYNE PATTERSON CARLY
PATTERSON
2901 FLAMINGO DR
MIAMI BEACH, FL 33140

TERRY SUE DIAMOND LE REM TERRY SUE
DIAMOND REV TRUST
3301 FLAMINGO DR
MIAMI BEACH, FL 33140

VICTORIA PESCE
2875 PINETREE DR
MIAMI BEACH, FL 33140-4331

WILLIAM R HOLLOWAY WRH VENTURES LLC
4201 COLLINS AVE #2601
MIAMI BEACH, FL 33140

WSC TRUST 3 LLC
1700 E LAS OLAS BLVD 104
FORT LAUDERDALE, FL 33301

ZVI BOYMELGREEN HINDI BOYMELGREEN
2956 FLAMINGO DR
MIAMI BEACH, FL 33140

Name	Address	City	State	Zip	Country
NATIONAL REALTY LTD	P O BOX F 40170 FREEPORT	GRAND BAHAMA ISLAND			BAHAMAS
ADRIAN GREEN MICHELLE GREEN	3120 PINE TREE DR	MIAMI BEACH	FL	33140	USA
ALAN MCGRATH	2870 PINE TREE DR #5	MIAMI BEACH	FL	33140	USA
ANN GATTI KELLY VALLIER TRS ANN GATTI KELLY VALLIER	2870 PINE TREE DR #2	MIAMI BEACH	FL	33140-4344	USA
ARTHUR P SPOLTER &W SANDRA	2908 FLAMINGO DR	MIAMI BEACH	FL	33140-3917	USA
BARBARA RESSLER	3005 FLAMINGO DR	MIAMI BEACH	FL	33140-3918	USA
BARRY B ESKANOS &W AMI	3122 PINETREE DR	MIAMI BEACH	FL	33140-3929	USA
CAMIELLE GREEN	2870 PINE TREE DR # 1	MIAMI BEACH	FL	33140	USA
CONRAD JONES MEAGAN JONES	3100 PINETREE DR	MIAMI BEACH	FL	33140	USA
DAVID A ROSS & JEFFREY HECHT TRS DAVID A ROSS (BEN)	2940 FLAMINGO DR	MIAMI BEACH	FL	33140-3917	USA
DAVID ALAN BOYER	3136 SHERIDAN AVE	MIAMI BEACH	FL	33140	USA
DEBORAH SAMUEL	2925 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
EDITH KASS LE REM RHONDA TARA LISKER	2912 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
ERIN KONEN JTRS TRAVIS HORN JTRS	325 W 30 ST	MIAMI BEACH	FL	33140	USA
ESTHER DUCHMAN	3170 PINE TREE DR	MIAMI BEACH	FL	33140-3929	USA
GERALD W MOORE	3012 FAMINGO DR	MIAMI BEACH	FL	33140-3919	USA
GILDA BURSTEIN	3014 PINETREE DR	MIAMI BEACH	FL	33140-3927	USA
JAY E REINBERG RACHEL A REINBERG	3105 SHERIDAN AVE	MIAMI BEACH	FL	33140	USA
JAY SALL	2922 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
JOHN KANE	2915 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
JONI TAYLOR	3026 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
JULIO IGLESIAS JR	3127 SHERIDAN AVE	MIAMI BEACH	FL	33140-3945	USA
KENNETH GUNNING	2870 PINE TREE DR 3	MIAMI BEACH	FL	33140	USA
LETICIA L DILENA	3031 SHERIDAN AVE	MIAMI BEACH	FL	33140	USA
LIAD P ZADOK	2534 N MIAMI AVE	MIAMI	FL	33127	USA
MADISON KARLOCK	PO BOX 190651	MIAMI BEACH	FL	33119	USA
MARC LEHMANN JEAN KIM	2957 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
MARCOS CHERTMAN &W RAQUEL	2970 FLAMINGO DR	MIAMI BEACH	FL	33140-3917	USA
MARK FELDBERG TRS MARK FELDBERG SEPARATE PROP TRUST	100 N. BISCAYNE BLVD SUITE 3000	MIAMI	FL	33132	USA
MARTIN KARVELIS EST OF	2001 Meridian Ave Apt 330	Miami Beach	FL	33139-1536	USA
MARY A D'ARGENIS & ANTONIO E FERNANDEZ	2870 PINE TREE DR 4	MIAMI BEACH	FL	33140-4344	USA
MICHAEL A LEFKOWITZ &W TERRY	2990 FLAMINGO DR	MIAMI BEACH	FL	33140-3917	USA
MICHAEL W OLIVER &W MANAL S	3121 SHERIDAN AVE	MIAMI BEACH	FL	33140-3945	USA
MORDECHAI BISTRITZKY JTRS ADINA BISTRITZKY JTRS	3126 PINE TREE DR	MIAMI BEACH	FL	33140	USA
NICHOLAS J SABO TZILA SABO	3145 PINETREE DR	MIAMI BEACH	FL	33140	USA
NOLAN ALTMAN	336 W 31 ST	MIAMI BEACH	FL	33140-3903	USA

OLIVER DE MORI SARA GRASSI	3151 SHERIDAN AVE	MIAMI BEACH	FL	33140	USA
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PINE TREE GRDN INC	1605 BAY RD #401	MIAMI BEACH	FL	33139-2144	USA
RIAD I NIZAM MARTA NIZAM	3003 SHERIDAN AVE	MIAMI BEACH	FL	33140	USA
RICHARD M STANDIFER	2870 PINE TREE DR #6	MIAMI BEACH	FL	33140-4344	USA
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ROHODA SCHECHTER & JUNE SCHECHTER	3115 SHERIDAN AVE	MIAMI BEACH	FL	33140-3945	USA
RONALD GOTTLIEB &W SARA	2995 FLAMINGO DR	MIAMI BEACH	FL	33140-3916	USA
SHIRLEY KUKOFF JTRS DINA KUKOFF GLASSMAN JTRS	3000 PINETREE DR	MIAMI BEACH	FL	33140	USA
SOLOMON FELLIG &W SURI FELLIG	3115 PINETREE DR	MIAMI BEACH	FL	33140-3928	USA
STEVEN WAYNE PATTERSON CARLY PATTERSON	2901 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
TERRY SUE DIAMOND LE REM TERRY SUE DIAMOND REV TRUST	3301 FLAMINGO DR	MIAMI BEACH	FL	33140	USA
VICTORIA PESCE	2875 PINETREE DR	MIAMI BEACH	FL	33140-4331	USA
WILLIAM R HOLLOWAY WRH VENTURES LLC	4201 COLLINS AVE #2601	MIAMI BEACH	FL	33140	USA
WSC TRUST 3 LLC	1700 E LAS OLAS BLVD 104	FORT LAUDERDALE	FL	33301	USA
ZVI BOYMELGREEN HINDI BOYMELGREEN	2956 FLAMINGO DR	MIAMI BEACH	FL	33140	USA



zoning public notification packages | lists of property owners within a specific radius + radius maps + mailing labels
www.rdrmiami.com | diana@rdrmiami.com | 305.498.1614

February 10, 2017

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

Re: Property Owners List within 375 feet of:

SUBJECT: 3115 Pine Tree Drive, Miami Beach, FL 33140

FOLIO NUMBER: 02-3226-002-0835

LEGAL DESCRIPTION: FLAMINGO TERRACE SUB PB 10-3 ALL LOT 9 & LOT 10 LESS
NLY13.45FT BLK 6

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 the file in Miami-Dade County Property Appraisers' Office.

Sincerely,

Rio Development Resources, LLC

Diana B. Rio

Total number of property owners without repetition: **52, including 1 international**

Rio Development Resources, LLC ("RDR") has used its best efforts in collecting the information published in this report and the findings contained in the report are based solely and exclusively on information provided by you and information gathered from public records and that local government. By acceptance of this report, you agree to hold RDR harmless and indemnify RDR from any and all losses, damages, liabilities and expenses which can be claimed against RDR caused by or related to this report.

zoning public notification packages | lists of property owners within a specific radius + radius maps + mailing labels
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375' RADIUS MAP



SUBJECT: 3115 Pine Tree Drive, Miami Beach, FL 33140

FOLIO NUMBER: 02-3226-002-0835

LEGAL DESCRIPTION: FLAMINGO TERRACE SUB PB 10-3 ALL LOT 9 & LOT 10 LESS
NLY13.45FT BLK 6

MIAMI BEACH

Page 1 of 3

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

Address: 3115 PINE TREE DR
File Number:

Date: 9-26-16

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

#	ALL PLANS MUST BE DIMENSIONED AND LEGIBLE. INCLUDE A GRAPHIC SCALE	Required	Provided
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		
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 Concurrence Application, for projects with a net increase in residential units (no SFH)		
8	Provide four (4) <u>TWO</u> 11"X17" collated sets, two (1) of which are signed & sealed, to include the following:		
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)		
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)		
20	Demolition Plans (Floor Plans & Elevations with dimensions)		
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	Landscape Plan, w/ paving materials, pattern, etc.	X	
26	Color Renderings (elevations and three dimensional perspective drawings)	X	

- MASSING STUDY ONLY

RELATIVE TO EXISTING

Indicate N/A If Not Applicable

Initials: _____

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		
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)		
35	Neighborhood Context Study	X	
36	Open Space calculations and shaded diagrams		
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: _____

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	Y	
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" bound 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:

- Other information/documentation required for first submittal will be identified during pre-application meeting.
- Is the responsibility of the applicant to make sure that the sets, 14 copies and electronic version on CD are consistent.
- Plan revisions and supplemental documentation will not be accepted after the Final Submittal deadline
- 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
- 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

Date