



# ZONING HEARING

COMMUNITY ZONING APPEALS BOARD - 10  
WEDNESDAY, JUNE 6, 2007 - 6:30 p.m.  
RUBEN DARIO MIDDLE SCHOOL - Auditorium  
350 NW 97 Avenue, Miami, Florida

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. **BEACON WAREHOUSE CENTER LLC (06-311)**

Location: Lying approximately 123' west of NW 107 Avenue and north of NW 18 Street, Miami-Dade County, Florida (95' X 140')

The applicant is requesting a zone change from interim district to liberal business district, on this site.

2. **ANGEL SEGARRA, ET AL (06-135)**

Location: 11225 SW 33 Circle Place, Miami-Dade County, Florida (40' X 75')

The applicants are requesting to permit an addition to a townhouse residence setback to be less than required from property line, on this site.

3. **HURGIA AND MARC PFEIFFER (06-202)**

Location: 671 NW 128 Court, Miami-Dade County, Florida (105' X 87.03')

The applicants are requesting to permit a swimming pool and a metal shed setbacks to be less than required from property lines and to permit the swimming pool to be located in front of the principal residence, and the metal shed to be spaced less than required from the principal residence.

4. **FRANK AND ANA NOGAREDA (06-263)**

Location: 3145 Village Green Drive, Miami-Dade County, Florida  
(75' X 100')

The applicants are requesting to permit an addition to a single-family residence setback to be less than required from property line, and to permit a greater lot coverage than allowed, on this site.

5. **LIBIA ROTUNDO, ET AL (06-346)**

Location: 5 and 7 SW 96 Court, Miami-Dade County, Florida  
(82.56' X 100.07')

The applicants are requesting to permit additions to a duplex, covered terrace, CBS utility shed, and utility room addition setbacks to be less than required from property lines. Also requesting to permit the duplex residence with a greater lot coverage and a gate with a greater height than permitted, on this site.

6. **HECTOR DE LA FUENTE & RITA SERVILLA (07-35)**

Location: 7330 South Waterway Drive, Miami-Dade County, Florida (65' X 110')

The applicants are requesting to permit an addition to a single-family residence, a decorative water fountain, a canopy carport, and a pool setbacks to be less than required from property lines. Also requesting to permit the decorative water fountain to be located in front of the residence where is not permitted, and to permit the residence with a greater lot coverage than permitted, on this site.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call (305) 375-2565.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-2936 at least five days in advance of the meeting.

\* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.