



## ZONING HEARING

COMMUNITY ZONING APPEALS BOARD - 14  
Tuesday, October 16, 2007 - 6:00 p.m.  
SOUTH DADE GOVERNMENT CENTER  
Room 203 (Old Building)  
10710 SW 211 STREET, MIAMI, FLORIDA

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

1. **MUSTANG ESTATES, LLC (07-6)**

Location: The northeast corner of SW 208 Street & SW 133 Court, Miami-Dade County, Florida (14.13 Acres)

The applicant is requesting modifications of paragraphs of a covenant to submit a revised site plan showing two more units than previously approved and to increase the number of Severable Use Rights previously restricted.

2. **JOSE AND BELINDA MOLINA (07-42)**

Location: 10411 SW 184 Terrace, Miami-Dade County, Florida (76.40' X 110')

The applicants are requesting a special exception to permit an automotive repair facility to be spaced less than required from a residential zone, and to waive section line right-of-way width regulation requirements to permit less dedication than required for the south half of SW 184 Street.

3. **MARIA VICTORIA GOMEZ (07-90)**

Location: 15782 SW 137 Court, Miami-Dade County, Florida (55' X 105')

The applicant is requesting to permit a zero lot line residence and an addition to the residence setbacks to be less than required from property lines & to permit less linear footage of visual passable area than required, on this site.

4. **MAURO E. VARENA (07-162)**

Location: 18475 SW 216 Street, Miami-Dade County, Florida (5.28 Acres)

The applicant is requesting a zone change from agricultural district and single-family one acre estate district to single-family one acre estate district (EU-1), to permit the proposed lots 2-4 each with less lot depth than required in the EU-1, or in the alternative, to permit proposed lots 1-4 each with less lot area than required and lot 1 with less lot frontage than required in the agricultural zone.

5. **FIRST BAPTIST CHURCH OF HOMESTEAD (07-197)**

Location: 29050 SW 177 Avenue, Miami-Dade County, Florida (9.53 Acres)

The applicant is requesting a modification of a condition of a previous resolution to allow the applicant to submit a new plan showing a larger sign than previously approved for the religious facility, and to permit a sign with a greater square footage than previously approved, 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.