



ZONING HEARING

COMMUNITY ZONING APPEALS BOARD - 8
WEDNESDAY, SEPTEMBER 24, 2008 - 7:00 p.m.
HENRY REEVES ELEMENTARY SCHOOL - Auditorium
2005 NW 111 STREET, MIAMI, FLORIDA

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

1. SOLID OAKS, LLC (05-336)

Location: 14752 NE 6 Avenue, Miami-Dade County, Florida (1.89 Acres)

The applicant is requesting a zone change from four unit apartment house district & neighborhood business district to modified apartment house district, an unusual use to permit a home for the aged, and to permit an accompanying request(s), on this site.

2. LEETA MONTGOMERY-TUFF (07-184)

Location: South of NW 51 Terrace, approximately 216' west of NW 22 Avenue, Miami-Dade County, Florida (40' X 133.60')

The applicant is requesting to permit a duplex lot with less lot area and frontage than required, on this site.

3. REDEVCO CORPORATION AND MENTOR DEVELOPMENT, LLC (07-331)

Location: 2561 NW 54 Street, Miami-Dade County, Florida (2.68 Acres)

The applicants are requesting an unusual use to permit outdoor dining, and a modification of a paragraph of a covenant to modify a restriction to allow a dumpster to encroach into portions of the 10" wide landscape buffer abutting the north property line and to required the 10' wide landscape buffer only along the north 75' of the east property line adjacent to NW 25 Avenue, on this site.

4. LEON TROUPE, SR. (08-22)

Location: Lying south of NW 106 Street, approximately 603' east of NW 27 Avenue, Miami-Dade County, Florida (70' X 123.4')

The applicant is requesting to permit a parcel of land with less lot frontage than required, on this site.

5. MIAMI RESORTS, INC. (08-35)

Location: 6700 NW 13 Street, Miami-Dade County, Florida (5 Acres)

The applicant is requesting to permit liquor package sales within a motel with less units than required.

6. READY CONSTRUCTION, INC. (08-61)

Location: Lying north of NW 50 Street and approximately 189.60' west of NW 21 Avenue, Miami-Dade County, Florida (40' X 93')

The applicant is requesting to permit a parcel of land with less lot frontage and lot area than required, on this site.

7. ARNOLDO HERCULES & ANA MEJIA (08-68)

Location: 1450 NW 84 Street, Miami-Dade County, Florida (50' X 100')

The applicants are requesting to permit a porch addition and concrete steps to a single-family residence setbacks to be less than required from property lines, 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) 375-1244 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.