

**Note: The following case(s) is/are included in this ad.  
Click on the process number or applicant's name to go directly to the ad.**

<b>Process No.</b>	<b>Applicant Name</b>
<a href="#"><u>99-252</u></a>	<a href="#"><u>ALICIA MOREJON &amp; MIREYA CASO</u></a>
<a href="#"><u>02-168</u></a>	<a href="#"><u>CORAL WEST LTD.</u></a>
<a href="#"><u>02-231</u></a>	<a href="#"><u>VALENTIN CASTRO &amp; MARIBEL LACAYO</u></a>
<a href="#"><u>02-323</u></a>	<a href="#"><u>JESUS E. &amp; OLGA BAEZ</u></a>
<a href="#"><u>02-340</u></a>	<a href="#"><u>FAUSTINO &amp; MARIA G. VIGIL</u></a>
<a href="#"><u>02-342</u></a>	<a href="#"><u>MARIO J. RODRIGUEZ</u></a>
<a href="#"><u>02-349</u></a>	<a href="#"><u>MORTIMER &amp; MINNIE SASLAW, TRUSTEES</u></a>
<a href="#"><u>02-358</u></a>	<a href="#"><u>JAIME E. ARIZA</u></a>

THE FOLLOWING HEARING WAS DEFERRED FROM 12/10/02 TO THIS DATE:

HEARING NO. 02-11-CZ10-2 (02-231)

16-54-40  
Council Area 10  
Comm. Dist. 10

APPLICANTS: VALENTIN CASTRO & MARIBEL LACAYO

- (1) Applicant is requesting approval to permit a duplex with a rear setback varying from 18.42' to 20.7' from the rear (north) property line. (The underlying zoning district regulations require 25'.)
- (2) Applicant is requesting approval to permit a duplex with a front setback varying from 21.3' to 21.85' from the front (south) property line. (The underlying zoning district regulations require 25'.)
- (3) Applicant is requesting approval to permit a duplex with a lot coverage of 46%. (The underlying zoning district regulations allow a maximum of 30% lot coverage.)
- (4) Applicant is requesting approval to permit a utility shed with a rear setback varying from .6' to 1.8' from the rear (north) property line. (The underlying zoning district regulations require 5')
- (5) Applicant is requesting approval to permit the utility shed to be spaced from the principal building 5.9' (The underlying zoning district regulations require 10').

Approval of such requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

A plan is on file and may be examined in the Zoning Department entitled "As Built Plans for Valentin Castro," as prepared by E. C. & Associates, Inc.," dated stamped received 8/6/02 and consisting of 1 sheet. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 17, Block 4 of CENTRAL HEIGHTS, Plat book 14, Page 22.

LOCATION: 9255-57 S.W. 37 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 50' x 141'

PRESENT ZONING: RU-2 (Two Family Residential)

THE FOLLOWING HEARING WAS DEFERRED FROM 12/10/02 TO THIS DATE:

HEARING NO. 02-12-CZ10-1 (99-252)

15-54-39  
Council Area 10  
Comm. Dist. 12

APPLICANTS: ALICIA MOREJON & MIREYA CASO

AU to RU-5

SUBJECT PROPERTY: The north 177.5' of the west 357.4' of Tract 3, of that certain plat of J. G. HEAD'S FARMS; of Section 15, Township 54 South, Range 39 East, in Plat book 46, Page 44, reserving the north 25' thereof for road purposes. AND: the west 357.4' of Tract 3, less the north 177.5' of Tract 3 of that certain plat of J.G. HEAD'S FARMS, of Section 15, Township 54 South, Range 39 East, Plat book 46, Page 44.

LOCATION: East of S.W. 147 Avenue & approximately 600' south of S.W. 26 Street, (Coral Way), Miami-Dade County, Florida.

SIZE OF PROPERTY: 2.71 Acres Net

AU (Agricultural – Residential)

RU-5 (Semi-professional Offices & Apartments)

THE FOLLOWING HEARING WAS DEFERRED FROM 12/10/02 TO THIS DATE:

HEARING NO. 02-12-CZ10-2 (02-168)

9-54-39  
Council Area 10  
Comm. Dist. 12

APPLICANT: CORAL WEST LTD.

GU to RU-3M

SUBJECT PROPERTY: The north  $\frac{1}{2}$  of the east  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  of Section 9, Township 54 South, Range 39 East AND: The south  $\frac{1}{2}$  of the east  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  of Section 9, Township 54 South, Range 39 East, less the south 50' thereof for right-of-way of S.W. 26 Street (Coral Way) per Official Records Book 18324, Page 4152.

LOCATION: The Northwest corner of S.W. 147 Avenue & S.W. 26 Street (Coral Way), Miami-Dade County, Florida.

SIZE OF PROPERTY: 19.8 Acres

GU (Interim)

RU-3M (Minimum Apartment House – 12.9 units/net acre)

HEARING NO. 03-2-CZ10-1 (02-323)

8-54-40  
Council Area 10  
Comm. Dist. 10

APPLICANTS: JESUS E. & OLGA BAEZ

- (1) Applicant is requesting approval to permit a single family residence setback 12.5' from the rear (west) property line. (The underlying zoning district regulations require 25').
- (2) Applicant is requesting approval to permit a single family residence with a lot coverage of 42%. (The underlying zoning district regulations allow 35%).

Upon a demonstration that the applicable standards have been satisfied, approval of such request may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (alternative Non-Use Variance) (Ordinance #02-138).

Plans are on file and may be examined in the Zoning Department entitled "Residence for Mr. & Mrs. Baez," as prepared by Juan A. Castillo, Architect, dated 6/3/02 and consisting of 4 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Beginning at the Southeast corner of Tract 9 of ORA ET LABORA, Plat book 43, Page 60; thence west 105', thence north 97.96', thence east 105'; thence south 97.96' to the Point of beginning.

LOCATION: 2080 S.W. 99 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 105' X 98'

PRESENT ZONING: RU-1 (Single Family Residential)

HEARING NO. 03-2-CZ10-2 (02-340)

15-54-39  
Council Area 10  
Comm. Dist. 11

APPLICANT: FAUSTINO & MARIA G. VIGIL

- (1) Applicants are requesting approval to permit a covered terrace addition on a single family residence setback 12.5' from the rear (west) property line. (The underlying zoning district regulations require 25').
- (2) Applicants are requesting approval to permit a storage addition to the single family residence setback 6.92' from the interior side (north) property line. (The underlying zoning district regulations require 7.5').

Upon a demonstration that the applicable standards have been satisfied, approval of such request may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

Plans are on file and may be examined in the Zoning Department entitled "Faustino Vigil," as prepared by Alteca Group, dated 11/11/02 and consisting of 1 sheet. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 7, Block 3, VIBORA PARK, 1<sup>ST</sup> ADDITION, Plat book 131, Page 22.

LOCATION: 3140 S.W. 138 Place, Miami-Dade County, Florida.

SIZE OF PROPERTY: 79.92' x 103.49' (irregular)

PRESENT ZONING: RU-1 (Single Family Residential)

HEARING NO. 03-2-CZ10-3 (02-342)

10-54-39  
Council Area 10  
Comm. Dist. 11

APPLICANT: MARIO J. RODRIGUEZ

AU to RU-1M(a)

SUBJECT PROPERTY: The west 184.75' of the east 369.5' of Tract 8 of J.G. HEAD FARM SUBDIVISION, Plat book 46, Page 44 in Section 10, Township 54 South, Range 39 East.

LOCATION: Approximately 300' east from S.W. 147 Avenue & north of theoretical S.W. 18 Street, Miami-Dade County, Florida.

SIZE OF PROPERTY: 1.4 Acres

AU (Agricultural – Residential)  
RU-1M(a) (Modified Single Family 5,000 sq. ft. net)

HEARING NO. 03-2-CZ10-4 (02-349)

14-54-39  
Council Area 10  
Comm. Dist. 11

APPLICANT: MORTIMER & MINNIE SASLAW, TRUSTEES

EU-1 to RU-5A

SUBJECT PROPERTY: Lots 10 & 11, less the south 50' being in Block 13 and less that portion of said Lot 10 which lies within the external area formed by a 25' radius arc concave to the Northwest, tangent to the east line of said Lot 10 and tangent to the north line of the south 50' of said Lot 10 of J.G. HEAD'S FARMS, UNIT A, Plat book 46, Page 13 in Section 14, Township 54 South, Range 39 East.

LOCATION: The Northwest corner of S.W. 42 Street (Bird Road) and S.W. 130 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 1.9 Acres

EU-1 (Estates 1 Family 1 Acre Gross)  
RU-5A (Semi-professional Offices)

APPLICANT: JAIME E. ARIZA

- (1) Applicant is requesting approval to permit a carport addition to a single family residence setback 13.2' from the front (north) property line. (The underlying zoning district regulations require 25').
- (2) Applicant is requesting approval to permit a single family residence setback 6.87' from the interior side (west) property line. (The underlying zoning district regulations require 7.5').
- (3) Applicant is requesting approval to permit a pool setback 72.81' from the front (north) property line. (The underlying zoning district regulations require 75').
- (4) Applicant is requesting approval to permit a gazebo setback 3.75' from the interior side (east) property line. (The underlying zoning district regulations require 7.5').
- (5) Applicant is requesting approval to permit a shed setback 3.75' from the interior side (west) property line. (The underlying zoning district regulations require 7.5').

Upon a demonstration that the applicable standards have been satisfied, approval of such requests may be considered under §33-311(A)(14) (Alternative Site Development Option) or under §33-311(A)(4)(c) (Alternative Non-Use Variance) (Ordinance #02-138).

Plans are on file and may be examined in the Zoning Department entitled "Jaime & Lucila Ariza," as prepared by Emilio Castro, P. E., dated 6/5/02 and consisting of 3 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 2, Block 2, SOUTHERN ESTATES, Plat book 70, Page 16.

LOCATION: 12028 S.W. 38 Terrace, Miami-Dade County, Florida.

SIZE OF PROPERTY: 75' x 100'

PRESENT ZONING: RU-1 (Single Family Residential)