

IMPORTANT NOTICE TO APPLICANT:

THIS APPLICATION CONSISTS OF TWO (2) PAGES. BOTH PAGES MUST BE COMPLETED AND SUBMITTED IN ORDER TO PROCESS

Submittal deadline for this application and all associated documentation is Monday, 9:00AM. The fee amount will be calculated once this application is received and processed. In order for this item to be placed on the next available Plat Committee Agenda, the full correct fee must be paid no later than the following day, Tuesday, noon time. Failure to submit this form and fees by the aforementioned deadlines will result in this item not being placed on the next available Plat Committee agenda.

FOR OFFICIAL USE ONLY:

Agenda Date: _____

Tentative No.: T- _____

Received Date: _____

Number of Sites : (1)

APPLICATION FOR PLAT OF SUBDIVISION DEVELOPMENT

Municipality: DORAL ☒ Sec.: 17 Twp.: 53 S. Rge.: 40 E. / Sec.: _____ Twp.: _____ S. Rge.: _____ E.

1. Name of Proposed Subdivision: Doral Professional Plaza

2. Owner's Name: The Divine Savior School, Inc.

Phone: (305) 597 4545

Address: 10311 NW 58th Street City: Doral State: FL Zip Code: 33178

Owner's Email Address: ILIANA.ORTIZ@DIVINESAVIORMINISTRIES.ORG

3. Surveyor's Name: Jorge L. Cabrera

Phone: (305) 302 2522

Address: 2852 SW 149th Place City: Miami State: FL Zip Code: 33185

Surveyor's Email Address: jorgelcaberapl@bellsouth.net

4. Folio No(s): 35 3017 001 0383 / _____ / _____

5. Legal Description of Parent Tract: The West 132 feet of the West 1/2 of Tract 38, Section 17, Township 53 South, Range 40 East, PB 2, PG 17, Public Records of Miami-Dade County, FL

6. Street boundaries: NW 104 AVENUE, NORTH OF NW 58TH STREET, DORAL, FL

7. Present Zoning: IC INDUSTRIAL

Zoning Hearing No.: _____

8. Proposed use of Property:

Single Family Res.(_____ Units), Duplex(_____ Units), Apartments(_____ Units), Industrial/Warehouse(_____ Square .Ft.), Business(_____ Sq. Ft.), Office(_____ Sq. Ft.), Restaurant(_____ Sq. Ft. & No. Seats _____), Other (14,631 Sq. Ft. & No. of Units _____)

9. Does the property contain contamination? YES: ☐ NO: ☒

EDUCATIONAL / PRIVATE SCHOOL

NOTE: Attach list of all plat restrictions zoning conditions or any other declarations, restrictions, covenants that might affect this Tentative Plat.

Any soil groundwater or surface water contaminants exceeding standards or criteria outlined in local, state, and/or federal law, shall be disclosed. Furthermore, any portion of the of the property to be conveyed (including right-of-way) must be identified, and the receiving entity must be made aware of the contamination and accept the conveyance. Documentation of acceptance from each entity shall be provided with the plat application.

Be advised that Miami-Dade County will not accept the conveyance of contaminated property for right-of-way: right-of-way areas must be fully restored to applicable local, state, and/or federal standards or criteria.

Please note nothing stated herein may be interpreted to limit or restrict an engineer's or other professional's responsibility to prepare plans accurately and completely for proposed right-of-way as well as any other projects or plans. For proposed dedications of non-right-of-way properties, any soil, groundwater or surface water contaminants must be disclosed to the County Department at the earliest stage possible. The presence of any such contamination or delay in disclosure of such contamination could result in the County declining the acceptance of the proposed dedication, the need for the developer to reconfigure or change previously approved site plans, or conduct changes to the proposed development may be required. The applicant may contact the DERM Environmental Monitoring and Restoration Division at 305-372-6700 for additional information.

THIS APPLICATION CONSISTS OF TWO (2) PAGES. BOTH PAGES MUST BE COMPLETED AND SUBMITTED IN ORDER TO PROCESS

I HEREBY CERTIFY that I am the owner of the parcel(s) described in Item 5 and that the information contained in this application is true and correct to the best of my knowledge and belief. If applicable, attached is a list of all the restrictions/ restrictive covenants and declarations in favor of Miami-Dade County. Attached is a copy of the recorded deed showing my acquisition of this land. In addition, I agree to furnish additional items as may be necessary such as abstract or Opinion of Title to determine accurate ownership information. Furthermore, I am aware that the use of a public water supply and/or public sewer system may be required for this development. If so required, I recognize that engineering drawings for the extension of these utilities must be approved by the appropriate utility entity and by D.R.E.R. prior to the approval of the final plat.

Pursuant to Florida Statutes 837.06, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his duty shall be guilty of a misdemeanor of the second degree, punishable as provided in FS. 775.082 or FS. 775.083.

STATE OF FLORIDA)

SS:

Signature of Owner: _____

COUNTY OF MIAMI-DADE)

(Print name & Title here): ILEANA ORTIZ V.P. of Business of Operations

BEFORE ME, personally appeared Ileana Ortiz this 15th day of February, 2023 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposes therein. Personally known ☒ or produce N/A as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 15th day of February, 2023 A.D.



Lillian Rowell
NOTARY PUBLIC
STATE OF FLORIDA
Comm# GG976110
Expires 4/5/2024
(NOTARY SEAL)

Signature of Notary Public: _____

(Print, Type name here: Lillian Rowell)

4-5-24
(Commission Expires)

GG976110
(Commission Number)

Note: The reverse side of this sheet may be used for a statement of additional items you may wish considered.

No.	Date	Revisions
1	09/23/2019	REVISED DEVELOPMENT INFORMATION
2	03/23/2023	Revised to Update and Change Owners Name
3	06/27/2025	Revised to Update

Doral Professional Plaza, LLC





















SHEET: 1 OF 1

GRAPHIC SCALE

(IN FEET)
1 inch = 30ft.

Professional Surveyor & Mapper, # 6487
State of Florida

This drawing is the property of Jorge L. Cabrera Professional Surveyor & Mapper Reproductions of this drawing are not valid unless Signed and embossed with the surveyor's seal.

	LIGHT POLE
	CABLE TV
	CATCH BASIN
	CONCRETE POLE
	ELECTRIC BOX
	MANHOLE
	FIRE DEPARTMENT CONNECTION
	SIGN
	WATER METER
	WOOD POLE
	BACKFLOW PREVENTER
	DOUBLE DETECTOR VALVE
	MONITORING WELL
	WATER VALVE
	FIRE HYDRANT
	IRRIGATION VALVE
	EXISTING ELEVATION
	CHAIN LINK FENCE (C.L.F.)
	SECTION LINE
	CENTER LINE