

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: _____

Waiver No. D- _____

Received Date: _____

APPLICATION FOR WAIVER OF PLATMunicipality: UNINCORPORATED Sec.: 11 Twp.: 53 S. Rge.: 41 E. / Sec.: _____ Twp.: _____ S. Rge.: _____ E.1. Owner's Name: COLLECTIVE Developers, LLC Phone: 305-525-4170Address: P.O. BOX 557035 City: MIAMI State: FL Zip Code: 33255Owner's Email Address: QUINN3350@GMAIL.COM2. Surveyor's Name: DELTA MAPPING AND SURVEYING, INC. Phone: (786) 429-1024Address: _____ City: MIAM State: FL Zip Code: 33186Surveyor's Email Address: DELTAMAPPING@GMAIL.COM3. Legal Description of Cutout Tract: LOTS 1&2 AND N 1/2 LOT 3, BLOCK 6, OAKLAND PARK, PLAT BOOK 10, PAGE 50,
MIAMI DADE COUNTY, FLORIDA4. Folio No(s): 3031110311070 / _____ / _____5. Legal Description of Parent Tract: LOTS 1, 2 AND 1/2 OF LOT 3, BLOCK 6, OAKLAND PARK, PLAT BOOK 10, PAGE 50,
MIAMI DADE COUNTY, FLORIDA6. Street Boundaries: NW 77 ST AND NW 15 AVENUE7. Present Zoning: RU-1 Zoning Hearing No.: _____8. Proposed use of Property:
Single Family Res. (1 Units), Duplex (_____ Units), Apartments (_____ Units), Industrial/Warehouse (_____ Square Ft.),
Business (_____ Sq. Ft.), Office (_____ Sq. Ft.), Restaurant (_____ Sq. Ft. & No. Seats _____), Other (_____ Sq. Ft. & No. of Units _____)9. Does the property contain contamination? YES: ☐ NO: ☒

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.

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:

COUNTY OF MIAMI-DADE)

Signature of Owner: Robert Joaquin Wilks

(Print name & Title here): Pres. & CEO CEO

BEFORE ME, personally appeared Robert Joaquin Wilks this 10 day of April, 2025 A.D. and (he/she) acknowledged to and before me that (he/she) executed the same for the purposed therein. Personally known or produce as identification and who did (not) take an oath.

WITNESS my hand and seal in the County and State last aforesaid this 10 day of April, 2025 A.D.



(NOTARY SEAL)

Signature of Notary Public: [Signature]

(Print, Type name here: Janet Laster)

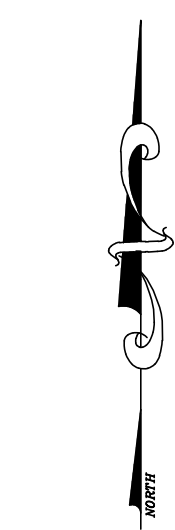
3-26-2029
(Commission Expires)

HH 645233
(Commission Number)

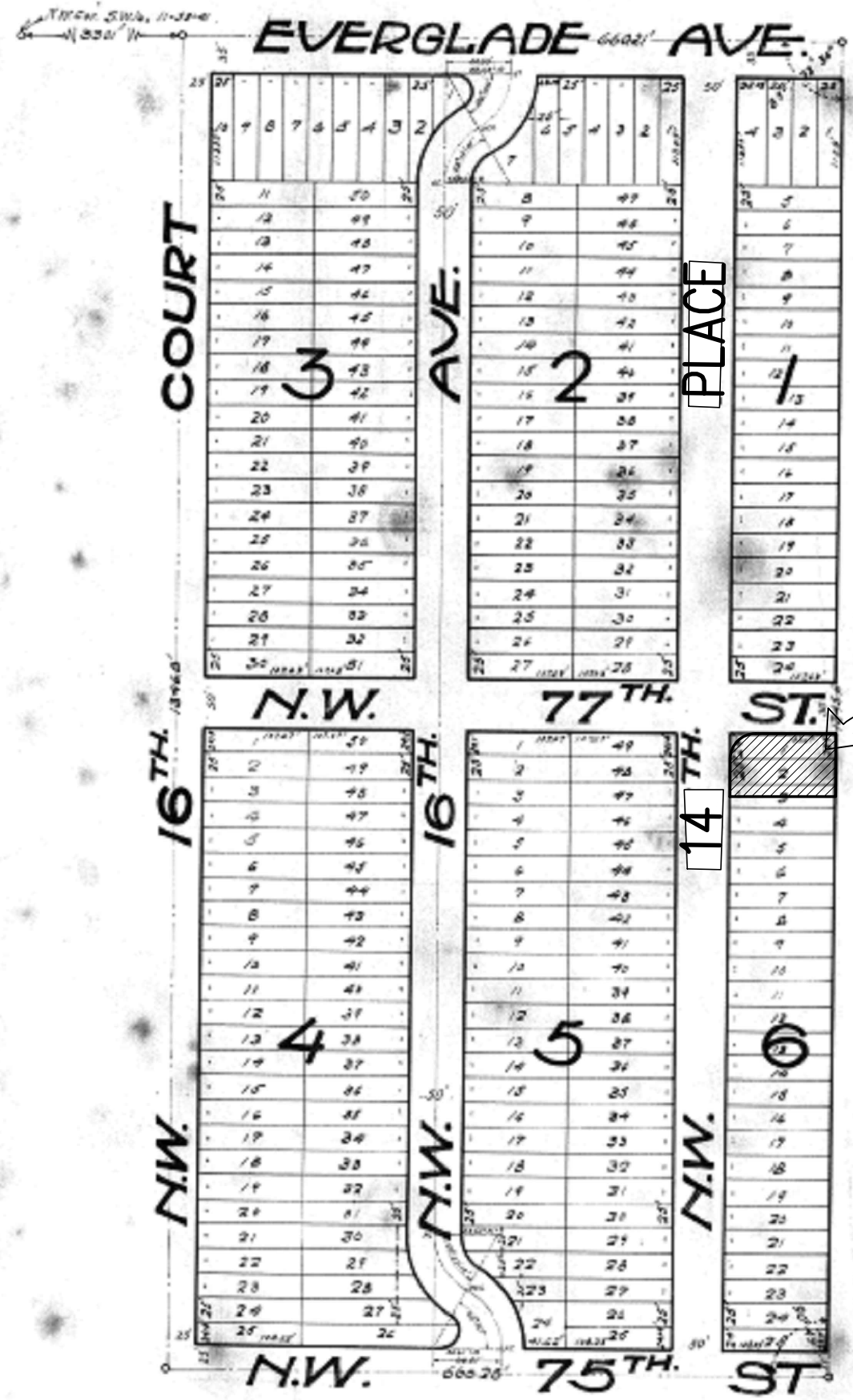
Note: The reverse side of this sheet may be used for a statement of additional items you may wish considered.

RESET FORM

PRINT FORM



LEGEND	
	UTILITY POLE
	SANITARY MANHOLE
	TREE
	OVERHEAD POWERLINES
	METAL FENCE
	CHAIN LINK FENCE
	CENTERLINE
	P.B. PLAT BOOK
	PG. PAGE
	SQ.FT. SQUARE FEET
	TBM TEMPORARY BENCHMARK
	MORE OR LESS
	WATER VALVE
	FIRE HYDRANT
	WATER METER

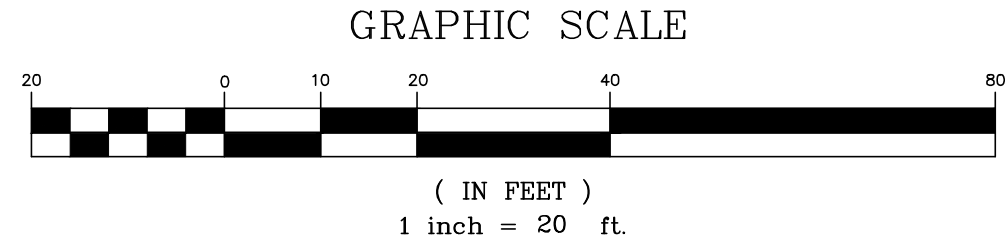


LOCATION SKETCH
N.T.S.

BOUNDARY AND TOPOGRAPHIC SURVEY WAIVER OF PLAT

LOTS 1 AND 2, AND THE NORTH 1/2 OF LOT 3, BLOCK 6, OAKLAND PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10 AT PAGE 50, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, LESS THAT PORTION DESCRIBED AS FOLLOWS:

THE EXTERNAL AREA OF A CURVE CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 25 FEET, SAID CURVE BEING TANGENT TO THE NORTH LINE OF SAID LOT 1 AND TANGENT TO THE WEST LINE OF SAID LOT 1.



SUBJECT
PROPERTY

LEGAL DESCRIPTION:

PARENT TRACT:

Lots 1, 2 and 3, Block 6, OAKLAND PARK, according to the Plat thereof as recorded in Plat Book 10 at Page 50 of the Public Records of Miami-Dade County, Florida.

CUT-OUT PARCEL "A" LEGAL:

Lots 1 and 2, and the North 1/2 of Lot 3, Block 6, OAKLAND PARK, according to the Plat thereof, as recorded in Plat Book 10 at Page 50, of the Public Records of Miami-Dade County, Florida, LESS that portion described as follows:

The external area of a curve concave to the Southeast, having a radius of 25 feet, said curve being tangent to the North line of said Lot 1 and tangent to the West line of said Lot 1.

I HEREBY CERTIFY: That this "BOUNDARY & TOPOGRAPHIC SURVEY," also being a "WAIVER OF PLAT," of the property described hereon is true and correct to the best of my knowledge and belief as recently surveyed and drawn under my supervision and direction.
This survey complies with the Standards of Practice requirements adopted by the Florida State Board of Professional Surveyors and Mappers contained in Rules 5J-17.051 and 5J-17.052, Florida Administrative Code, pursuant to Chapter 472.027, Florida Statutes.

DELTA MAPPING AND SURVEYING, INC.

DELTA MAPPING AND SURVEYING, INC.
13301 SW 132 AVENUE SUITE 117
MIAMI, FLORIDA 33186

WALDO F. PAEZ DATE SIGNED: _____
PROFESSIONAL SURVEYOR AND MAPPER
NO. 3284
STATE OF FLORIDA

CERTIFICATE OF AUTHORIZATION
L.B. NO. 7950
STATE OF FLORIDA

786-429-1024
FAX: 786-592-1152

SITE INFORMATION

OWNER:

COLLECTIVE DEVELOPERS LLC
P.O. BOX 557035
MIAMI, FL 33255

FOLIO NUMBER/ADDRESS

30-3111-031-1070 - 7649 NW 14 PL, MIAMI, FL 33147

DEVELOPMENT INFORMATION:

PARENT PARCEL:
CONTAINING 6,607 SQ. FT. +/- OR 0.15 ACRES +/-
ZONING DESIGNATED - RU-1
PROPOSED 1 SINGLE HOME

CUT-OUT PARCEL "A":

CONTAINING 6,476 SQ. FT. +/- OR 0.15 ACRES +/-
PROPOSED 1,300 SQ. FT. HOME

MIAMI-DADE COUNTY ZONING NOTE

THE ZONING ON THE WAIVER OF PLAT IS IN ACCORDANCE WITH THE MIAMI-DADE COUNTY, FLORIDA - CODE OF ORDINANCES.
SINGLE-FAMILY RESIDENTIAL DISTRICT, 7,500 SQ.FT. NET (RU-1)

FLOOD CRITERIA:

MIAMI-DADE COUNTY FLOOD CRITERIA PER PLAT BOOK 120, PAGE 13: +10.76' NGVD

SURVEYOR'S NOTES:

- 1)FLOOD ZONE: X BASE: N/A PANEL NO. 12086C0301L
COMMUNITY NO. 120635 DATE OF MAP: 9-11-09
- 2)THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY
- 3)EXAMINATION OF ABSTRACT OF TITLE WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECTING PROPERTY
- 4) THIS CERTIFICATION IS ONLY FOR THE LANDS AS DESCRIBED, IT IS NOT A CERTIFICATION OF TITLE, ZONING, EASEMENTS, OR FREEDOM OF ENCUMBRANCES. ABSTRACT NOT REVIEWED
- 5)LOCATION AND IDENTIFICATION OF UTILITIES, IF ANY ARE SHOWN IN ACCORDANCE WITH RECORDED PLAT
- 6)OWNERSHIP IS SUBJECT TO OPINION OF TITLE
- 7)TYPE OF SURVEY: BOUNDARY AND TOPOGRAPHIC SURVEY
- 8)THE HEREIN CAPTIONED PROPERTY WAS SURVEYED AND DESCRIBED BASED ON THE SHOWN LEGAL DESCRIPTION: PROVIDED BY CLIENT
- 9)SURVEY MAP AND REPORT OR THE COPIES THEREOF ARE NOT VALID AND FOR REFERENCE ONLY, UNLESS SIGNED AND SEALED WITH THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER
- 10)THIS PLAN OF SURVEY, HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAMED HEREON. THE CERTIFICATE DOES NOT EXTEND TO ANY UNNAMED PARTIES
- 11)THE SURVEYOR OF RECORD DOES NOT DETERMINE OWNERSHIP OF MEASUREMENTS SHOWN HEREON DEPICT PHYSICAL LOCATION OF FENCE
- 12)ACCURACY: THE EXPECTED USE OF LAND AS CLASSIFIED IN THE MINIMUM TECHNICAL STANDARDS (5J-17 FAC), IS "SUBURBAN". THE MINIMUM RELATIVE DISTANCE ACCURACY FOR THE TYPE OF BOUNDARY SURVEY IS 1 FOOT IN 7500 FEET. THE ACCURACY OBTAINED BY MEASUREMENT AND CALCULATION OF A CLOSED GEOMETRIC FIGURE WAS FOUND TO EXCEED THIS REQUIREMENT
- 13)IN SOME INSTANCES, GRAPHIC REPRESENTATIONS HAVE BEEN EXAGGERATED TO MORE CLEARLY ILLUSTRATE RELATIONSHIPS BETWEEN PHYSICAL IMPROVEMENTS AND/OR LOT LINES. IN ALL CASES, DIMENSIONS SHOWN SHALL CONTROL THE LOCATION OF THE IMPROVEMENTS OVER SCALED POSITIONS.
- 14)NO ATTEMPT HAS BEEN MADE TO LOCATE ANY FOUNDATION BENEATH THE SURFACE OF THE GROUND.
- 15)CONTACT THE APPROPRIATE AUTHORITY PRIOR TO ANY DESIGN WORK ON THE HEREIN DESCRIBED PARCEL FOR BUILDING AND ZONING INFORMATION.
- 16) ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES

ELEVATIONS SHOWN ARE BASED ON A CLOSED LEVEL LOOP USING THIRD ORDER PROCEDURE AND ARE RELATIVE TO THE NATIONAL GEODETIC VERTICAL DATUM OF 1929.
+O.O DENOTES EXISTING ELEVATION.

BENCHMARK: N-3000

LOCATOR: 3111 NW

ELEV (NGVD 29): 13.73'

LOCATION: NW 79 ST-26.5' NORTH OF PROJECTED NORTH EDGE OF PAVEMENT, NW 14 AVE-24' EAST OF C/L, 41' ESE OF A FIRE HYDRANT
DESCRIPTION: PK NAIL AND BRASS WASHER IN CONC SIDEWALK.

BEARINGS HERON ARE REFERRED TO AN ASSUMED VALUE OF SOUTH 87 DEGREES 37 MINUTES 17 SECONDS WEST FOR THE SOUTH RIGHT-OF-WAY LINE OF N.W. 77 STREET.

FIELD SURVEY DATE: 02-13-2024

DRAWING DATE: 02-13-2024

REVISED DATE: 10-24-2024

DRAWN BY: M.P.R.

FB: SKETCH

DRAWING NO.: 24-0023

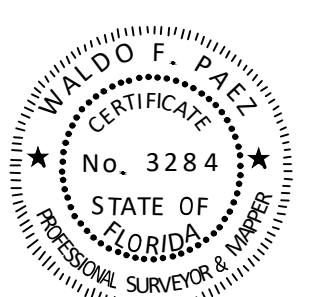
NEW DRAWING NO.: 24-0248

CONTACT PERSON INFORMATION	
Name	VERNON QUINN
Telephone Number	305-525-4170
Fax Number	
Email Address	QUINN3350@GMAIL.COM

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED & SEALED BY WALDO F. PAEZ, LS3284 ON DECEMBER 10, 2024 USING A DIGITAL SIGNATURE CERTIFIED BY IDENTRUST.

DIGITALLY SIGNED PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY WALDO F. PAEZ, LS3284 ON DECEMBER 10, 2024.



BOUNDARY AND TOPOGRAPHIC SURVEY

REVISIONS

DATE:

SCALE:

1" = 20'

DRAWN BY:

M.P.R.

DRAWING NO:

24-0248

SHEET NO.

1 OF 1



Delta Mapping and Surveying, Inc.
3301 SW 132ND AVENUE, SUITE 117 MIAMI FL 33186
PHONE: (786) 429-1024 E-MAIL: DELTAMAPPING@MAIL.COM