

## 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 PLAT**

Municipality: \_\_\_\_\_ Sec.: \_\_\_\_\_ Twp.: \_\_\_\_\_ S. Rge.: \_\_\_\_\_ E. / Sec.: \_\_\_\_\_ Twp.: \_\_\_\_\_ S. Rge.: \_\_\_\_\_ E.

1. Owner's Name: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

Owner's Email Address: \_\_\_\_\_

2. Surveyor's Name: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

Surveyor's Email Address: \_\_\_\_\_

3. Legal Description of Cutout Tract: \_\_\_\_\_

4. Folio No(s): \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

5. Legal Description of Parent Tract: \_\_\_\_\_

6. Street Boundaries: \_\_\_\_\_

7. Present Zoning: \_\_\_\_\_ 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 ( \_\_\_\_\_ 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.

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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)

COUNTY OF MIAMI-DADE)

SS:

Signature of Owner: \_\_\_\_\_

(Print name & Title here): \_\_\_\_\_

BEFORE ME, personally appeared Alexis Arena this 09 day of May, 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 09 day of May, 2025 A.D.



Alan Zaganjori  
Comm.: HH 422290  
Expires: Nov. 12, 2027  
Notary Public - State of Florida

Signature of Notary Public: \_\_\_\_\_

(Print, Type name here: \_\_\_\_\_)

(NOTARY SEAL)

Nov. 12, 2027  
(Commission Expires)

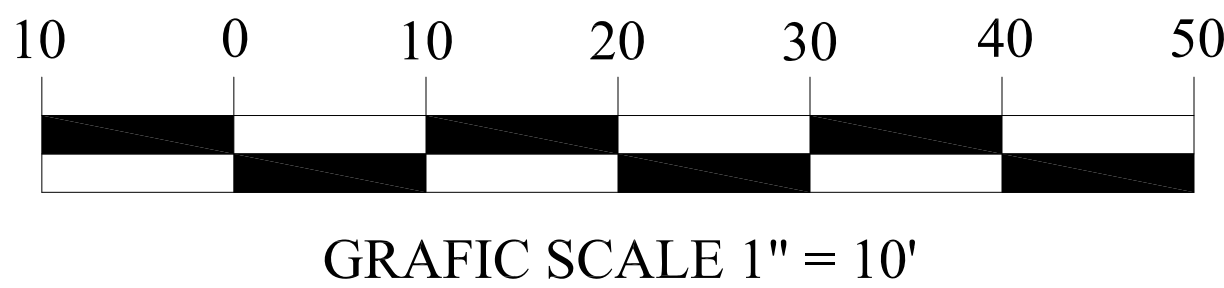
HH 422290  
(Commission Number)

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

[illegible]

The East 50 feet of the North 75 feet, Block 19, of: "PARA VILLA HEIGHTS", according to the Plat Thereof as Recorded in Plat Book 3, Page 106, of the Public Records of Miami-Dade County, Florida.

SECTION 15, TOWNSHIP 53 SOUTH, RANGE 41 EAST



NW Cor. of NE 1/4 of  
SEC. 6-53S-42E

Northwest 7th Street

PARA VILLA HEIGHTS  
(2)

TRACT M  
P.B. 5, P.G. 47

P.B. 5, P.G. 108

Block 4  
1  
LEONARD C. FREEMAN  
BROOKVIEW  
P.B. 504, P.G. 57

Northwest 70th Street

TRACT D  
P.B. 57, P.G. 47  
TRIS-CORNER  
PROJECT FLOREN 4  
P.B. 57

PARA VILLA HEIGHTS  
(2)

P.B. 5, P.G. 108

Northwest 5th Avenue

Northwest 5th Street

TRACT E  
P.B. 57

NW 59th Terrace

Northwest 69th Street

GRAPHIC SCALE 1"=300 ft.

0 100 300 600 900 1200

**PARENT TRACT**  
The East 50 feet of the North 75 feet, Block 19, of: "PARA VILLA HEIGHTS", according to the Plat Thereof as Recorded in Plat Book 3, Page 106, of the Public Records of Miami-Dade County, Florida.  
*Folio #: 30-3115-017-0451*

The East 50 feet of the North 75 feet, Block 19, of: "PARA VILLA HEIGHTS", according to the Plat Thereof as Recorded in Plat Book 3, Page 106, of the Public Records of Miami-Dade County, Florida.

2102 Northwest 69th Terrace  
Miami, Florida 33147

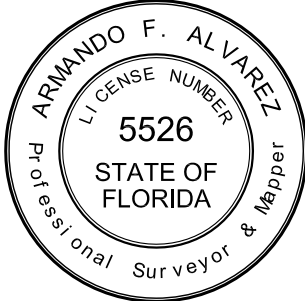
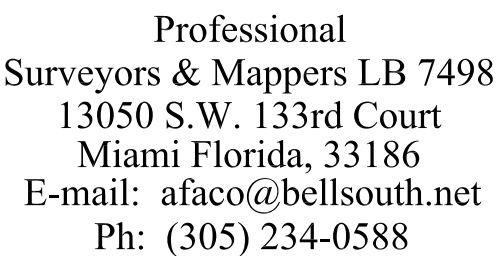
A2Z Construction and Remodel LLC  
8600 Norhtwest 64th Street, Suite 6  
Doral, Florida 33166

One Duplex Home 1,980 Sq. Ft.  
Lot Size 3,750 Sq. Ft.  
Zoning RU-2


ELEVATION: 7.00' FEET (NGVD 1929)  
MAP: PLAT BOOK 120 AT PAGE 13 SHEET 2  
March 1982

Comm Panel	120635
Panel #	0303
Firm Zone:	"X"
Date of Firm:	09-11-2009
Base Flood Elev.	N/A
F.Floor Elev.	N/A
Garage Elev.	N/A
Suffix:	"L"
Elev. Reference to NGVD 1929	

JOB #	25-528
DATE	05-23-2025
PB	38-70



This certifies that the survey of the property described herein was made under my supervision and that the survey meets the Standards of Practice set forth by the Florida Board of Professional Land Surveyors & Mappers in Chapter 5J-17.052 of Florida Administrative Code, pursuant to Section 472.027, Florida Statutes, and that the Sketch herein is a true and accurate representation thereof to the best of my knowledge and Belief, subject to notes and notations shown herein.

  
The seal is a circular emblem. The outer ring contains the text "Professional Surveyor & Mapper" at the bottom and "ARMANDO F. ALVAREZ" at the top. The inner circle contains the text "LICENSE NUMBER" above the large number "5526", which is above "STATE OF FLORIDA".

*Armando F. Alvarez,  
Professional Surveyor & Mapper #5526  
State of Florida*