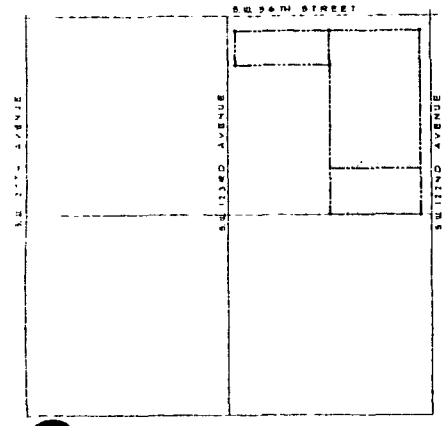
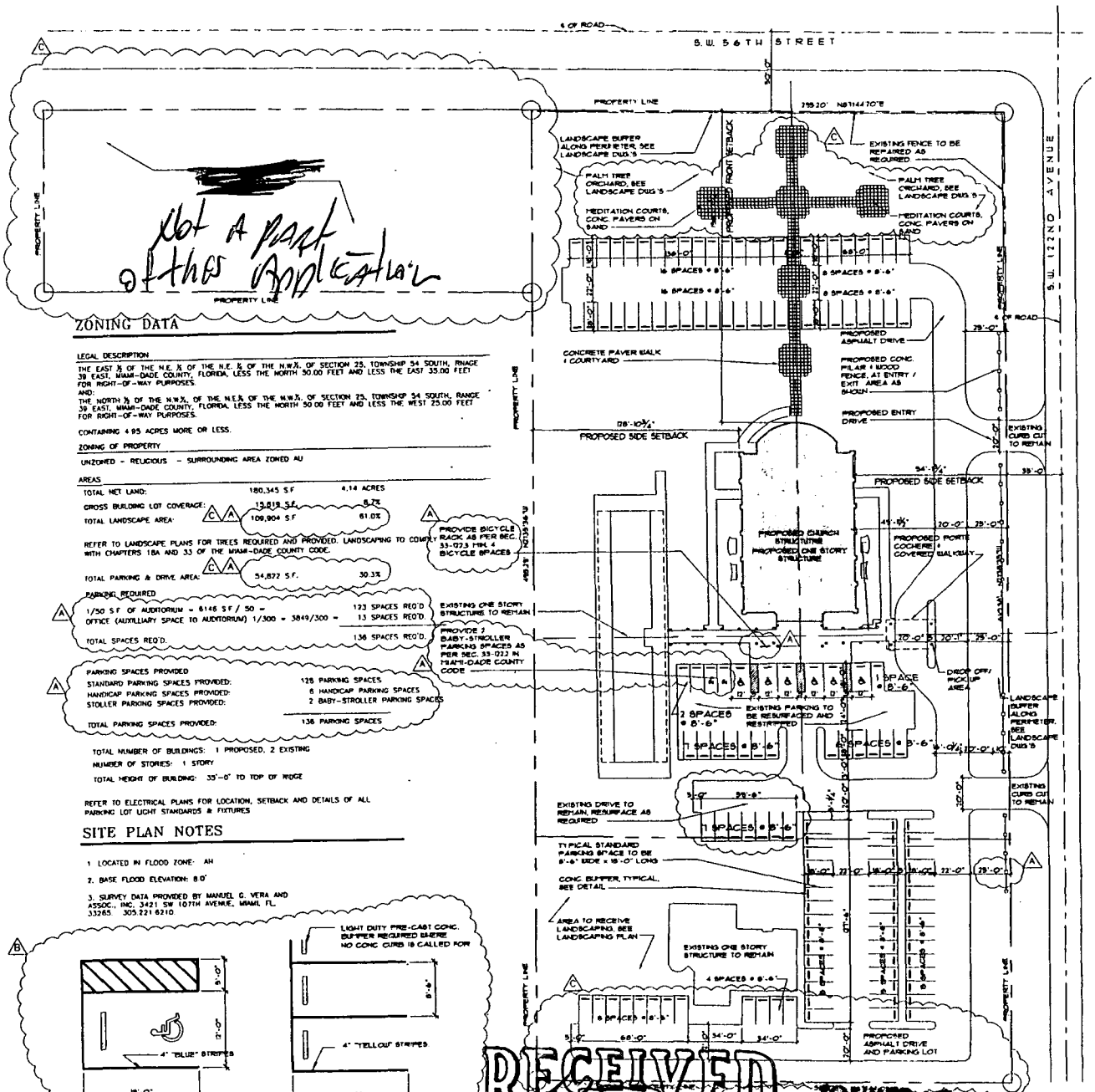


LOCATION MAP 1" = 200'-0"

GENERAL NOTES

1. General Contractor shall examine the site and become familiar with conditions affecting the constructional the premises before submitting bids. Failure to do this shall not be considered cause for additional charges or complaints
2. Proper disposal of all waste materials shall be by the General Contractor. All individual subcontractors shall be responsible for proper disposal of waste materials due to their respective activities. The site shall be kept clean and secure at all times. Any General Contractor's subcontractor shall be responsible for proper disposal due to their activities
3. The General Contractor is responsible for all work indicated or implied on these construction documents unless specifically noted "by others" and/or "N.I.C." Also in addition to his/her subcontractors, the General Contractor is responsible for co-ordinating and scheduling the work noted "by others" and/or "N.I.C."
4. The General Contractor is liable for all damages and shall take care in demolition not to damage those areas to remain in remodeling
5. The General Contractor shall leave the job cleaned upon completion of work including but not limited to vacuum cleaning carpets, polishing hardware fixtures, removal of dust, dirt and paint excess
6. Any deviation from these construction drawings and specifications must be submitted for review and approval prior to implementation
7. The Contractor shall pay and maintain all necessary City, County and State licenses prior to commencing construction. If special permits are required for any part of the work, they shall be obtained and exhibited. The Contractor shall give all notices and comply with the laws, ordinances, codes and regulations bearing on the conduct of the work as drawn and specified
8. It will be the Contractor's responsibility as part of the work to be done to co-ordinate his work with that of other contractors and subcontractors.
9. Work and material shall comply with the applicable standards of the South Florida Building Code and all other applicable codes. All work shall be good of quality
10. The Contractor shall be responsible for initiating, maintaining and supervising all safety [illegible]ures for the General Public, employees working in the space, and the Contractor's [illegible]. The Contractor shall be liable and responsible for any loss or damage to the [illegible], fixture, furnishing, inventory and materials located in or situated on the [illegible]on site and resulting from his activities
11. The Contractor shall be responsible for all cutting, fitting or patching that may be required to complete the work or to make its several parts fit together properly.
12. The Contractor shall provide adequate security and protection for all parts of the existing building, and/or their contents and occupants, wherever work under this contract is to be performed. The G.C. is responsible for the removal of any item that can be damaged or stolen
13. All finished work shall be free from defects. The Architect reserves the right to reject any material and workmanship which is not considered to be up to the high standards of the various trades involved
14. The Contractor shall be responsible for all applicable manufacturers' product guarantees and shall submit copies of each to Owner and Architect
15. The Contractor shall keep on site a complete set of construction drawings, specifications, addendum and clarification drawings, including a copy of city approved drawings
16. The Contractor shall review manufacturers/fabricators' shop drawing submittals and co-ordinate to accommodate all trades and deadlines. Contractor shall forward all submittals to the Architect for review of design intent compliance prior to fabrication



Not a part of the Application

ZONING DATA

LEGAL DESCRIPTION

THE EAST ½ OF THE N.E. ¼ OF THE N.E. ¼ OF THE N.W.¼, OF SECTION 25, TOWNSHIP 54 SOUTH, RNAGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA, LESS THE NORTH 50.00 FEET AND LESS THE EAST 35.00 FEET FOR RIGHT-OF-WAY PURPOSES.
AND:
THE NORTH ½ OF THE N.W.¼, OF THE N.E.¼ OF THE N.W.¼, OF SECTION 25, TOWNSHIP 54 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA, LESS THE NORTH 50.00 FEET AND LESS THE WEST 25.00 FEET FOR RIGHT-OF-WAY PURPOSES.

CONTAINING 4.95 ACRES MORE OR LESS.

ZONING OF PROPERTY

UNZONED - RELIGIOUS - SURROUNDING AREA ZONED AU

AREAS

TOTAL NET LAND:	180,345 S.F.	4.14 ACRES
GROSS BUILDING LOT COVERAGE:	13,818 S.F.	8.7%
TOTAL LANDSCAPE AREA:	109,904 S.F.	61.0%
TOTAL PARKING & DRIVE AREA:	54,872 S.F.	30.3%

REFER TO LANDSCAPE PLANS FOR TREES REQUIRED AND PROVIDED. LANDSCAPING TO COMPLY WITH CHAPTERS 18A AND 33 OF THE MIAMI-DADE COUNTY CODE.

PARKING REQUIRED

1/50 S.F. OF AUDITORIUM = 6146 S.F. / 50 =	123 SPACES REQ'D
OFFICE (AUXILLIARY SPACE TO AUDITORIUM) 1/300 = 3849/300 =	13 SPACES REQ'D.
TOTAL SPACES REQ'D.	136 SPACES REQ'D.

PARKING SPACES PROVIDED

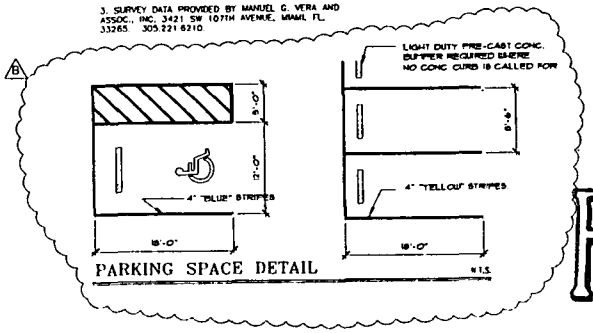
STANDARD PARKING SPACES PROVIDED:	128 PARKING SPACES
HANDICAP PARKING SPACES PROVIDED:	6 HANDICAP PARKING SPACES
STOLLER PARKING SPACES PROVIDED:	2 BABY-STROLLER PARKING SPACES
TOTAL PARKING SPACES PROVIDED:	136 PARKING SPACES

TOTAL NUMBER OF BUILDINGS: 1 PROPOSED, 2 EXISTING
NUMBER OF STORIES: 1 STORY
TOTAL HEIGHT OF BUILDING: 35'-0" TO TOP OF RIDGE

REFER TO ELECTRICAL PLANS FOR LOCATION, SETBACK AND DETAILS OF ALL PARKING LOT LIGHT STANDARDS & FIXTURES

SITE PLAN NOTES

1. LOCATED IN FLOOD ZONE: AH
2. BASE FLOOD ELEVATION: 8.0'
3. SURVEY DATA PROVIDED BY MANUEL G. VERA AND ASSOC., INC. 3421 SW 107TH AVENUE, MIAMI, FL. 33165 305.221.6210



PARKING SPACE DETAIL

RECEIVED
MAR 16 2004
ZOZ428
ZONING HEARINGS SECTION
MIAMI-DADE PLANNING AND ZONING DEPT.
BY

ZONING HEARINGS PLANS REVIEW
☐ PLANS WITHIN THE SCOPE OF AP
☐ PLANS NOT WITHIN THE SCOPE OF AP
REVIEWED BY: Ron Connelly
DATE: 3/17/04

VERTEX ARCHITECTURE

Architecture with a Point

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027

SEAL

Ministerio Jesucristo El Todopoderoso

Yader Simpson, Pastor
12200 SW 56th Street
Miami, FL
(305) 595-7338

Site Plan Review

REVISIONS

No	BY	DATE	DESCRIPTION
1	CJB	03.18.04	COUNTY COMMENTS
2	CJB	09.12.03	COUNTY COMMENTS
3	CJB	08.25.03	COUNTY COMMENTS

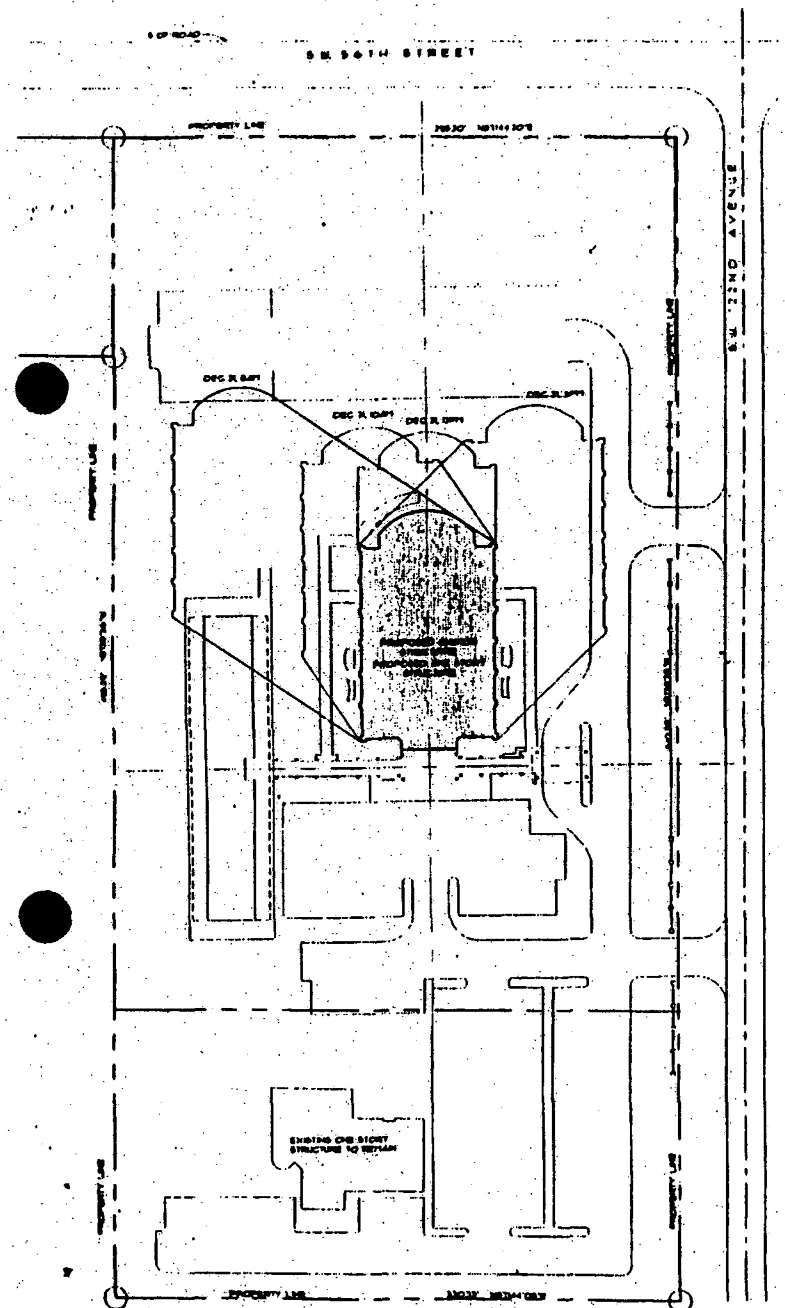
SITE PLAN, LOCATION MAP, LEGAL DESCRIPTION, & ZONING DATA

SHEET TITLE

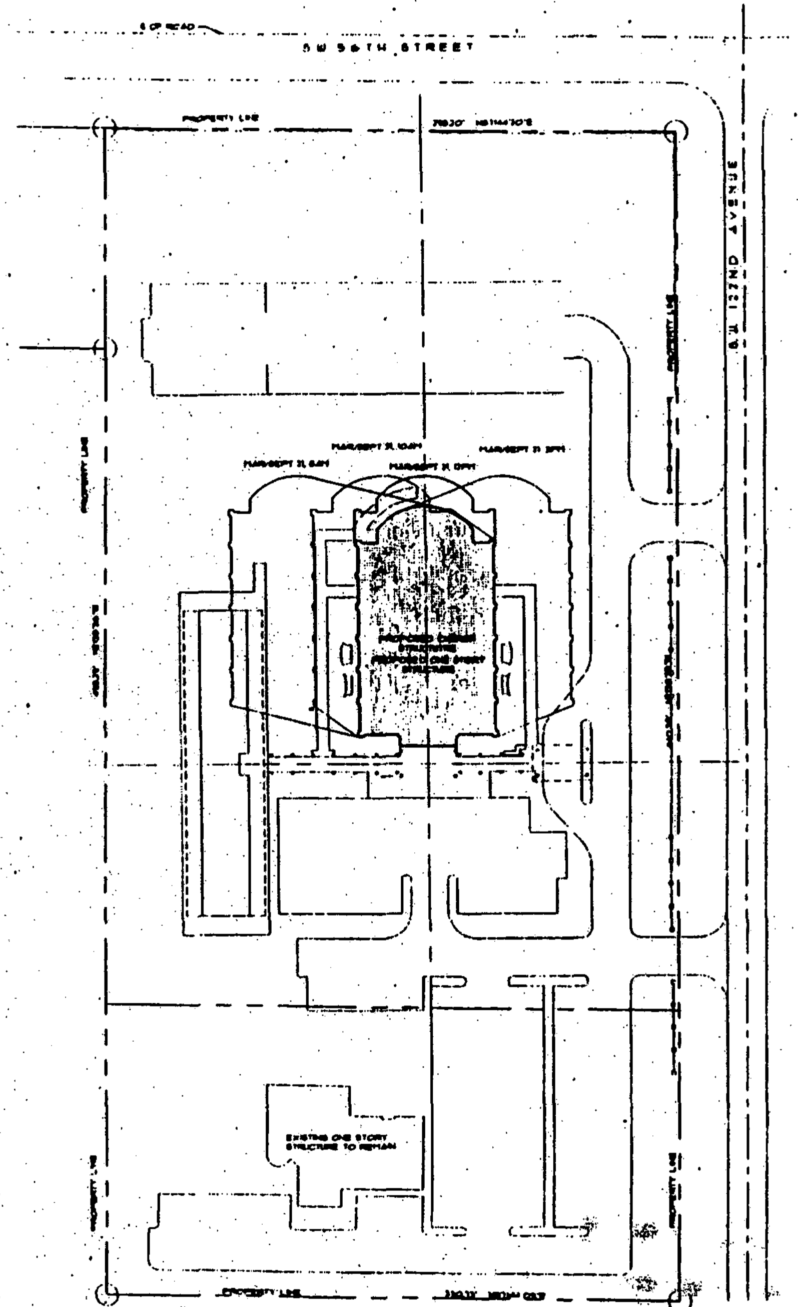
DATE 07.07.2003
DRAWN BY C.J.B./V.S.
REVIEWED BY C.J.B.

0333
PROJECT NO

SHEET A-1



SHADOW STUDY - WINTER SOLTICE



SHADOW STUDY - VERNAL/AUTUMNAL EQUINOX

VERTEX ARCHITECTURE

Architecture with a Point

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027

Ministerio Jesucristo El Todopoderoso

Miami, FL

Site Plan Review

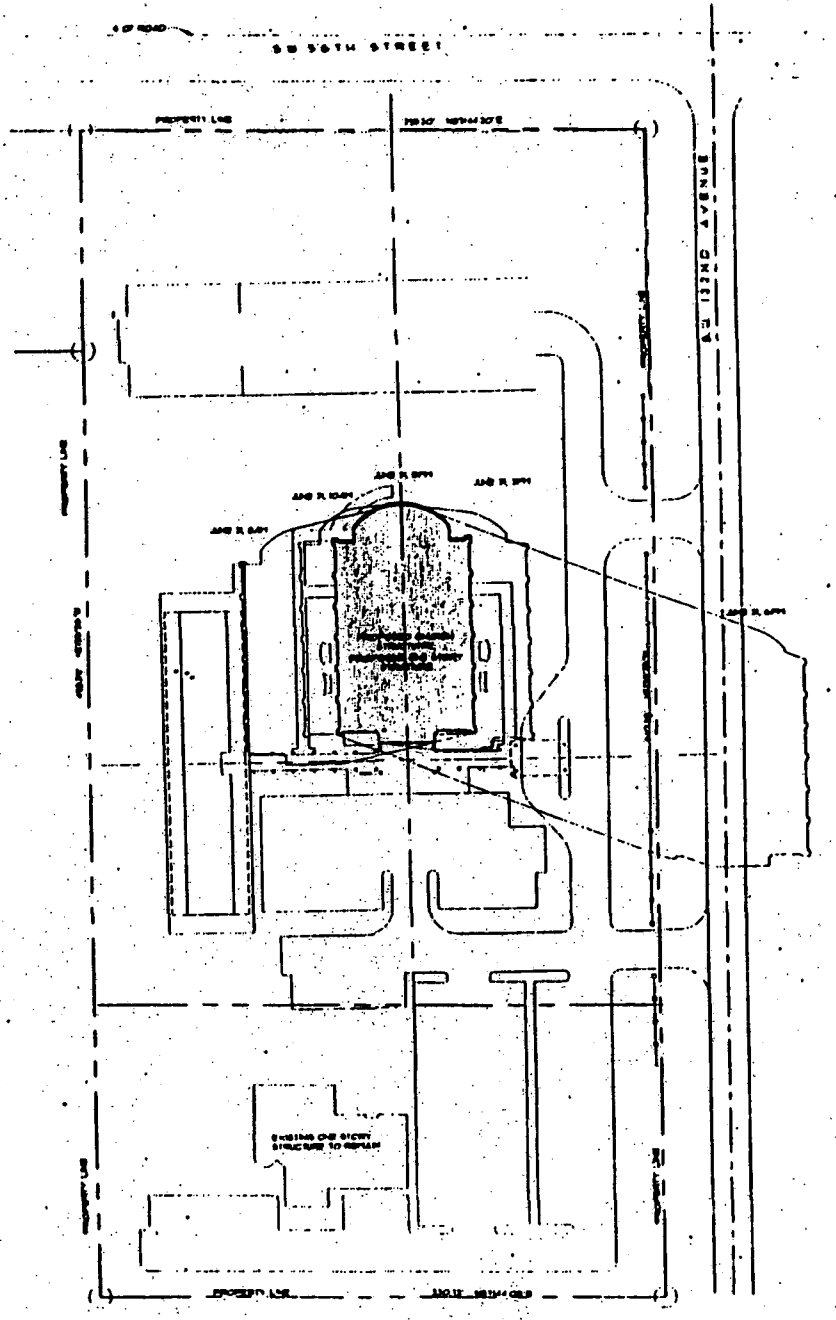
REVISIONS

COUNTY COMMENTS
COUNTY COMMENTS

SITE SHADOW STUDIES

0333

A-1a



SHADOW STUDY - SUMMER SOLTICE

VERTEX ARCHITECTURE

Architecture with a Point

Vertex Architecture, Inc.

Ministerio Jesucristo El Todopoderoso

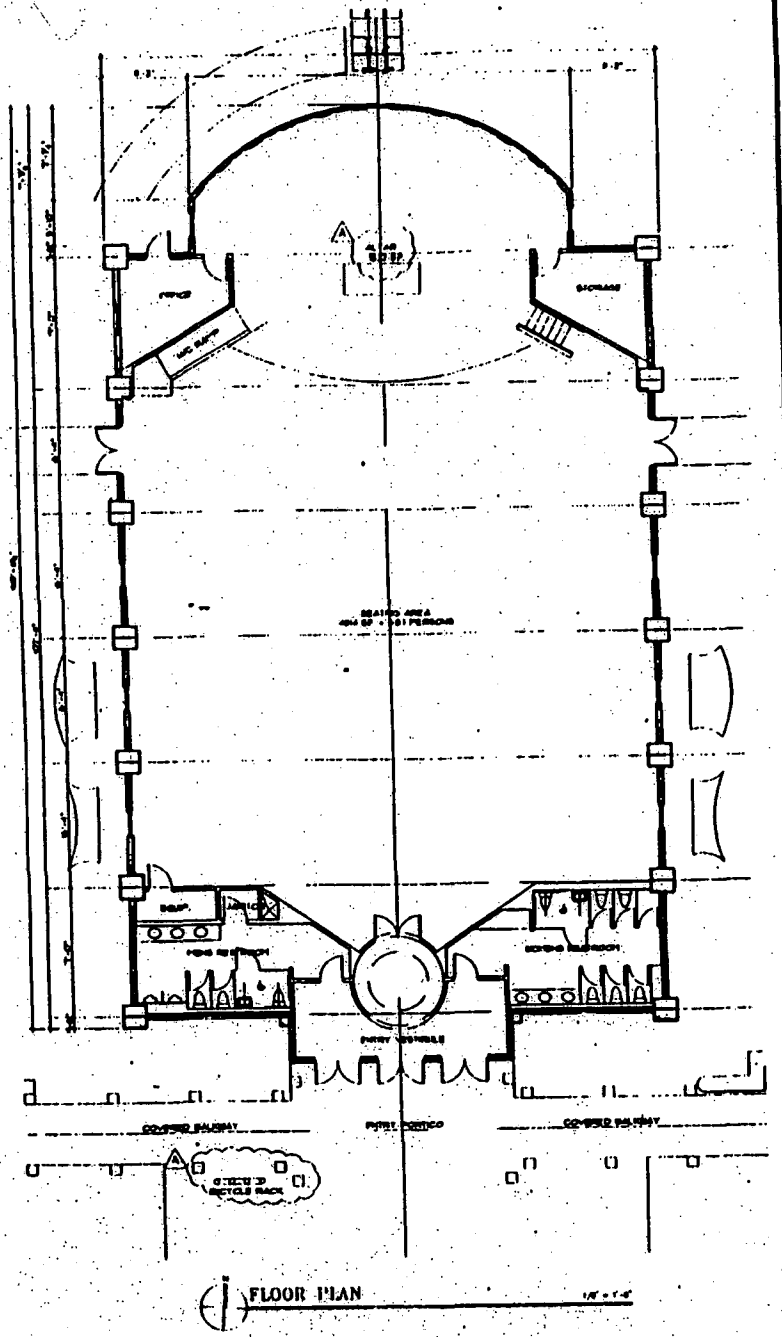
Site Plan Review

REVISIONS

SITE SHADOW STUDIES

0333

A-1b



FLOOR PLAN

VERTEX ARCHITECTURE

Architecture with a Point

Vertex Architecture, Inc.

Ministerio Jesucristo El Todopoderoso

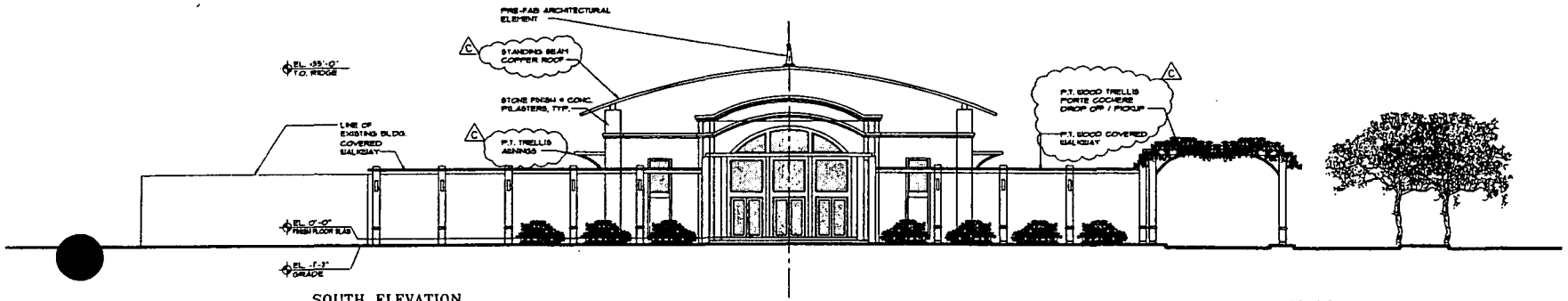
Site Plan Review

REVISIONS

FLOOR PLAN

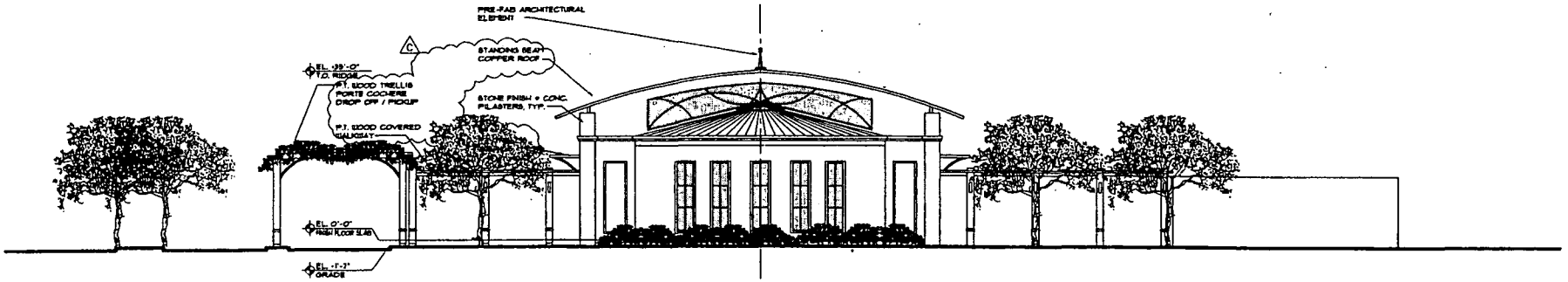
0333

A-2



SOUTH ELEVATION

3/32" = 1'-0"



NORTH ELEVATION

3/32" = 1'-0"

VERTEX ARCHITECTURE

Architecture with a Point

Alejandro Santamaría, R.A. AR 91403
Carlos J. Bravo, R.A. AR 0017284

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027

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SEAL

IN MY PROFESSIONAL JUDGMENT THIS IS THE BEST OF MY KNOWLEDGE AND BELIEF THE PLANS AND SPECIFICATIONS HEREIN ARE IN COMPLIANCE WITH ALL APPLICABLE BUILDING CODES

Ministerio Jesucristo El Todopoderoso

Yader Simpson, Pastor
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Miami, FL
(305) 595-7338

Site Plan Review

REVISIONS

No.	BY	DATE	DESCRIPTION
1	CJB	03.18.04	
2	CJB	09.12.03	COUNTY COMMENTS
3	CJB	08.13.03	COUNTY COMMENTS

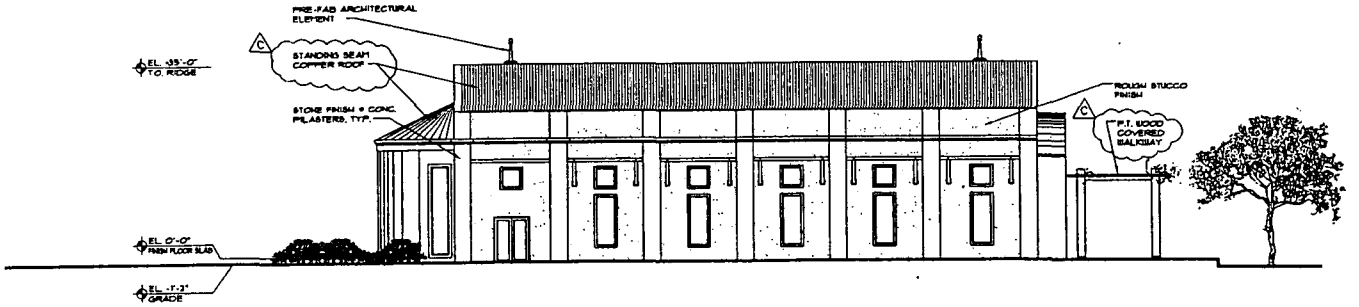
ELEVATIONS

SHEET TITLE

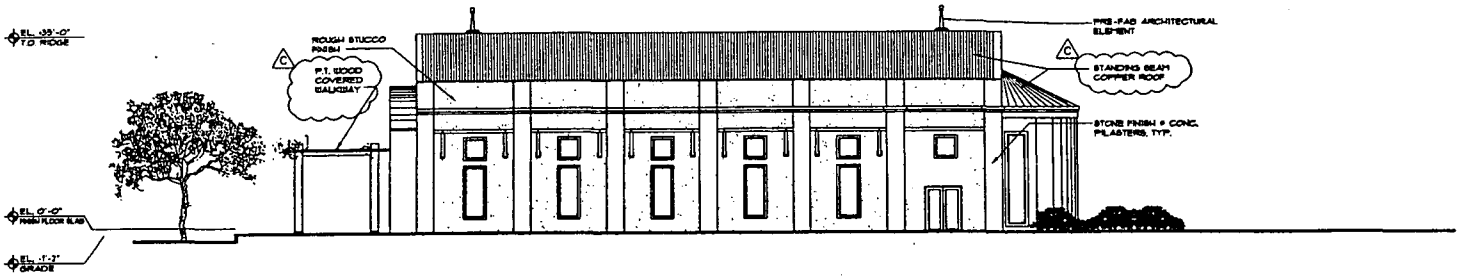
DATE 07.07.2003
DRAWN BY C.J.B./V.S.
REVIEWED BY C.J.B.

0333
PROJECT NO.

SHEET A-3



WEST ELEVATION 3/32" = 1'-0"



EAST ELEVATION 3/32" = 1'-0"

VERTEX ARCHITECTURE

Architecture with a Point
Alejandro Bonasmorte, R.A., AR 91403
Carlos J. Bravo, R.A., AR 0017584

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027
Phone (954) 474-8202
Fax (954) 474-0587

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Ministerio Jesucristo El Todopoderoso

Yader Simpson, Pastor
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Miami, FL
(305) 595-7338

Site Plan Review

REVISIONS

No	BY	DATE	DESCRIPTION
1	CJB	03.11.03	
2	CJB	09.12.03	COUNTY COMMENTS
3	CJB	10.31.03	COUNTY COMMENTS

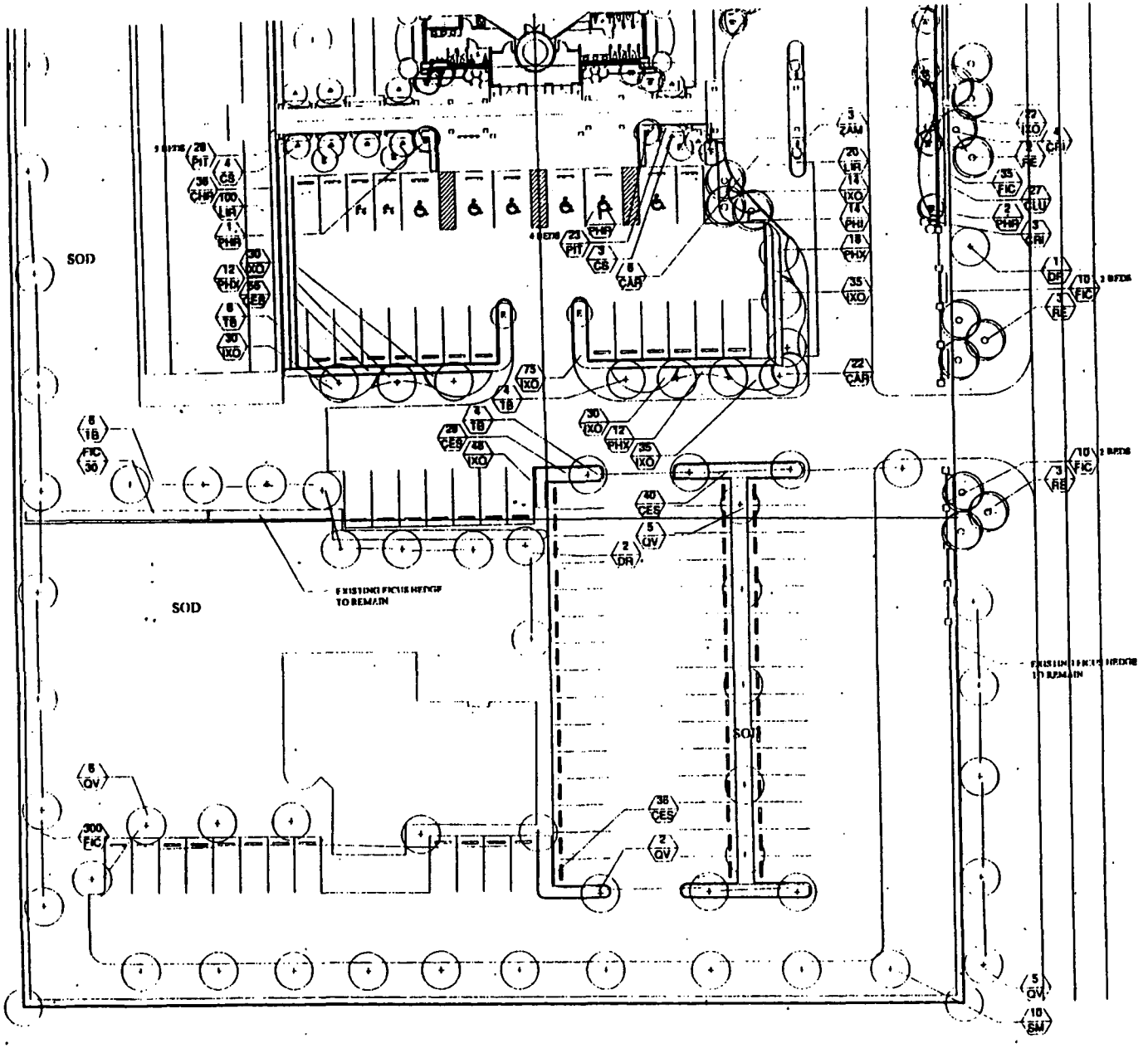
ELEVATIONS

SHEET TITLE

DATE 07.07.2003
DRAWN BY C.J.B./V.B.
REVIEWED BY C.J.B.

0333
PROJECT NO.

SHEET A-4



PLANTING PLAN

VERTEX ARCHITE

Architecture with a Point

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027

Ministerio Jesucristo El Todopoderoso

Yadie Simpson, Pastor
12200 SW 56th Street
Miami, FL
(305) 595-7338

Site Plan Review

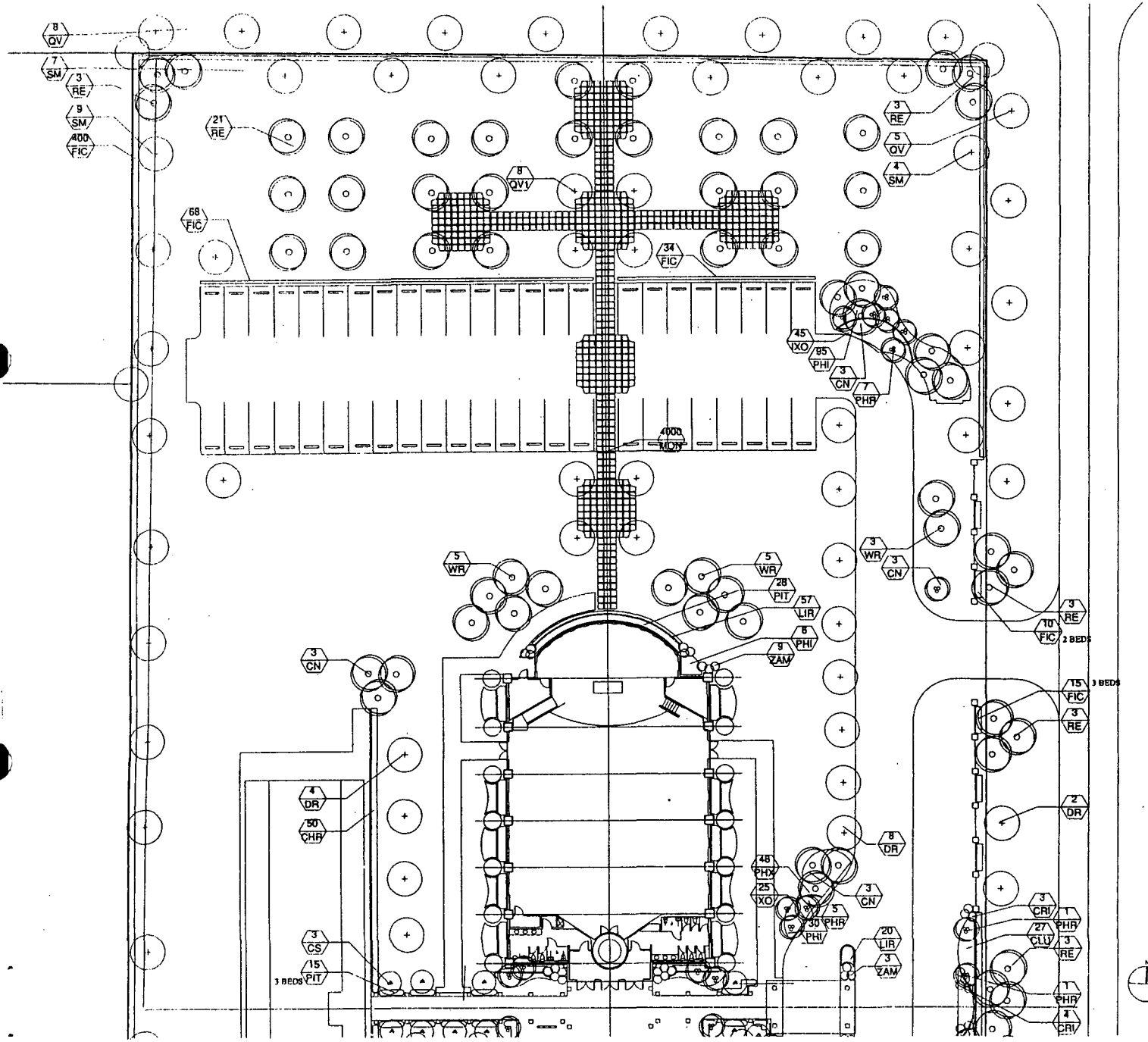
REVISIONS

LANDSCAPE PLANTING PLAN

07.07.2003
C.J.B. V.S.
C.J.B.

0333

L-1



PLANTING PLAN 1/16" = 1'-0"

VERTE ARCHITECTURE

Architecture with a Point

Alejandro Santamaría, R.A. AR 91405
Carlos J. Bravo, R.A. AR 0017584

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027

SEAL

Ministerio Jesucristo El Todopoderoso

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Miami, FL
(305) 595-7338

Site Plan Review

REVISIONS

No	BY	DATE	DESCRIPTION
	CJB	03.18.04	
	CJB	09.12.03	COUNTY COMMENTS
	CJB	08.25.03	COUNTY COMMENTS

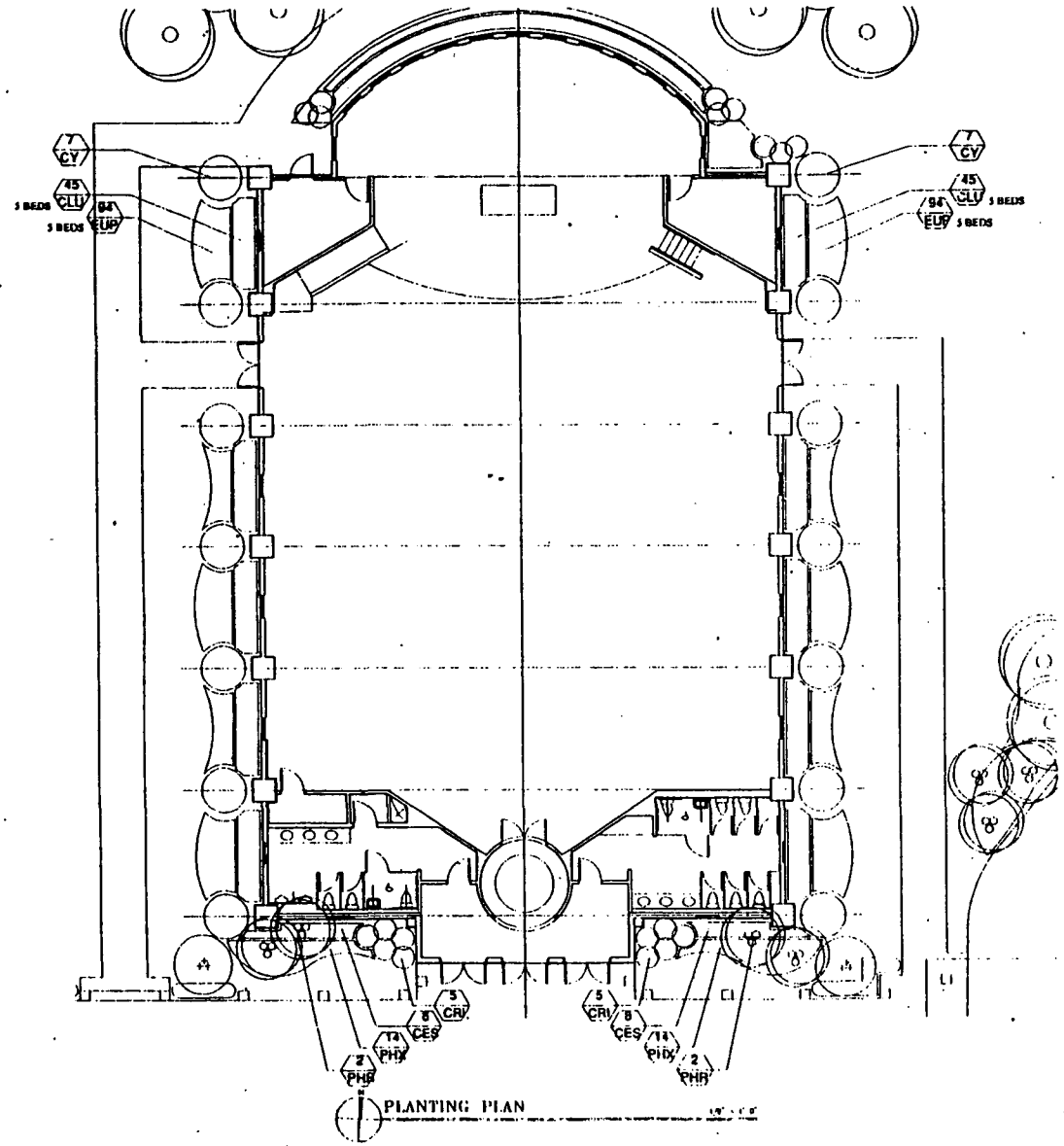
LANDSCAPE PLANTING PLAN

SHEET TITLE

DATE 07.07.2003
DRAWN BY C.J.B./V.S.
REVIEWED BY C.J.B.

0333
PROJECT NO.

SHEET L-2



VERTEX ARCHITECTURE

Architecture with a Point

Vertex Architecture, Inc.
2629 S.W. 139th Avenue
Miramar, FL 33027

Ministerio
Jesucristo El
Todopoderoso

Yader Simpson, Pastor
12200 SW 56th Street
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(305) 595 7338

Site Plan Review

REVISIONS

No.	By	Date	Description
1	CIB	03 13 06	
2	CIB	09 12 05	COUNTY COMMENTS
3	CIB	06 13 05	COUNTY COMMENTS

LANDSCAPE PLANTING PLAN

SHEET DATA

DATE 07 07 2003
DRAWN BY C J B / V S
REVIEWED BY C I B

0333
PROJECT NO.

SHEET L-3

plant specifications

1. Landscape Contractor shall be familiar w/ all work required by these drawings. This shall include all grading plans, and detail sheets indicating depths of all plantings on the pool deck. If these sheets are not included, contact General Contractor.
2. All plant material furnished by the Landscape Contractor unless otherwise specified in Grades and Standards for Nursery Plants, second edition: February 1998, by the Florida Department of Agriculture and Consumer Services Division of the Plant Industry, shall be Florida Grade #1 or better.
3. All shrubs and groundcovers shall be guaranteed for 1 year from date of final acceptance. All trees and palms shall be guaranteed for 1 year from date of final acceptance. Sod shall be guaranteed for 90 days from final acceptance.
4. Planting soil shall be weed free and consist of 60% clean silica sand, 30% energized muck and 10% Canadian peat. All plants shall be installed with planting soil as indicated on details.
5. Landscape Contractor shall be responsible for placement of planting soil on raised pool deck. Soil level as indicated on plans and details shall be after settlement.
6. Landscape Contractor shall take all steps required to make all planting beds weed and grass free prior to planting.
7. Landscape Contractor shall locate and verify all underground utilities prior to digging.
8. All trees shall be staked and/or guyed in a good workmanlike manner as per attached details. No nail staking permitted.
9. Any wire guys and/or fabric straps shall be flagged w/ fluorescent colored tape as shown in details.
10. All trees shall be fertilized at installation w/ "Agriform Pills", 21 gram size, w/ a 20-10-5 formulation, (or approved equal) according to manufacturers recommendations.
11. All other plants shall be fertilized at installation w/ "Osmocote" time release pellets (or approved equal) according to manufacturers recommendations.
12. All [illegible]ood areas to have a 30" ring covered w/ a 2" la[illegible]ded mulch. Cover all shrub beds w/ a 3" layer of sh[illegible]ch (other than cypress).
13. Sod [illegible] St. Augustine 'Flor-Tam' (unless otherwise noted) laid w/ alternating staggering joints. Sod shall be laid to edge of curb or right of way. Sod in all areas not covered w/ plant material, paving, gravel or mulch. Sod to be laid level and w/ tight joints. Edges to be clean and smoothly cut in hollow outline shown. Landscape Contractor responsible for take off and 100% coverage of areas.
14. Where quantities and/or species differ between the planting plans and plant lists, the plans shall take precedence.
15. Landscape Contractor is responsible for doing a take off of the attached plans. Plant list provided is for guidance only. Landscape Contractor, in submitting a proposal based on these plans, is responsible for all materials as noted on plans.
16. Discrepancies shall be brought to the attention of the Landscape Architect.
17. No changes shall be made without the prior consent of the Landscape Architect.
18. All planting beds shall be treated w/ a pre emergent herbicide as approved by the Landscape Architect.
19. Landscape Contractor is responsible for coordinating with the General Contractor or Owner any and all conditions which may affect the scope of work.
20. Landscape contractor shall include in bid all materials and labor as required to complete the job as indicated on the plans and as directed by the General Contractor. Bid shall include, filter fabric, drainage mat, protection board, mulch, crane and other equip., etc.
21. All plant material shall meet or exceed specifications listed but not be limited to, plant materials, planting soil and placement.
22. All planted beds shall recieve 100% coverage by a fully automatic irrigation system as per plans.
23. Landscape Contractor shall be responsible for providing temporary watering provisions until such time as the irrigation system is operational.
24. All areas labelled mulch/gravel to recieve a 2" layer of material over a weed barrier material.

landscape legend

B

Zoning District unzoned Net Lot Area 4.14 acres 180,345 s.f.

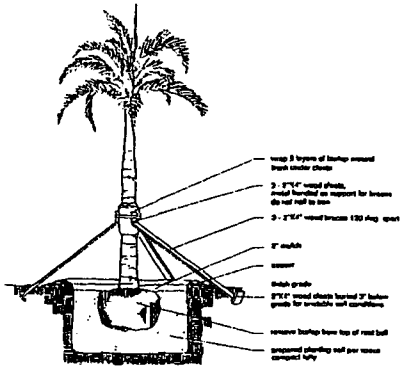
OPEN SPACE	REQUIRED	PROVIDED
A. Square Feet of open space required by Chapter 33, as indicated on site plan: Net Lot Area = 180,345 s.f. x .40 % = 72,138 s.f.	72,138	109,797
B. Square Feet of parking lot open space required by Chapter 18A, as indicated on site plan: No. parking spaces 130 x 10 s.f. per parking space =	1,360	1,360
C. Total s.f. of landscaped open space required by Chapter 33, A+B =	73,498	110,157
LAWN AREA CALCULATION		
A. 73,498 total s.f. of landscaped open space required by chapter 33	73,498	110,157
B. Maximum lawn area (sod) permitted = 60 % x 180,345 s.f. =	108,207	100,500
TREES		
A. No. trees required per net lot acre 4.14. Less existing number of trees meeting minimum requirements 28 trees x 4.14 Net Lot Acres	116	116
B. % Palms allowed: No trees provided x 30%	35	34
% Palms permitted to count as street trees on 1:1 basis x 30%	8	4
C. % Natives Required: No. trees provided x 30%	35	81
D. Street Trees (maximum average spacing of 35' o.c.): 905 linear feet along street / 35	26	26
SHRUBS		
A. No. trees required 142 x 10 = No. of shrubs required	1420	2181
B. % Natives required: No. shrubs required 1420 x 30%	426	462

IRRIGATION PLAN: If required by Chapter 33

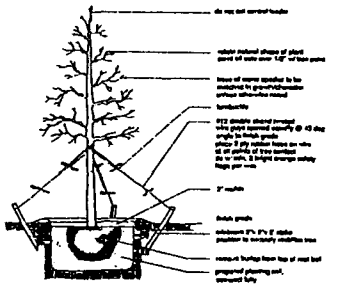
plantlist

QTY	KEY	PLANT NAME	SPECIFICATION
12	CN	Cocos nucifera 'Dr. Malayan' Green Malayan Coconut	4'-6' grey wood hts. staggered
12	CS	Cordia sebesena (N) Geiger Tree	10' ht. x 4-5' spr. 4" c.t. full 2" d.b.h.
14	CY	Cupressus sempervirens Italian Cypress	9' ht. x 3' spr. full matched
12	DR	Delonix regia (N) Royal Poinciana	10' ht. x 5-6' spr. 4" c.t. 2" d.b.h.
29	QV	Quercus virginiana (N) Live Oak	12' ht. x 5-6' spr. 5" c.t. 3" d.b.h. full
8	QVI	Quercus virginiana (N) Live Oak	14' ht. x 5-6' spr. x 6" c.t. 4" d.b.h.
23	RE	Roystonea elata Royal Palm	6-10' of grey wood staggered
38	SM	Swietenia mahogani (N) West Indies Mahogany	10' ht. x 4-5' spr. 4" c.t. 2" d.b.h.
17	TB	Tabebuia caribe Silver Trumpet	10' ht. x 4-5' spr. 4" c.t. 2" d.b.h.
13	WR	Washingtonia robusta Silver Trumpet	8-12' of c.t. staggered

	QTY	KEY	PLANT NAME	SPECIFICATION
Shrubs	28	CAR	Carissa 'Emerald Blanket' Dwarf Natal Plum	3 gal 12-14 spr. full clump 24" o.c.
	250	CES	Conocarpus e. sericeus (N) Silver Buttonwood	3 gal 24" ht. x 14" spr. full to base 24" o.c.
	88	CHR	Chrysobalanus icaco (N) Cocoplum	3 gal 24" ht. x 18" spr. full 24" o.c.
	144	CLU	Clusia guttifera (N) Small Leaf Clusia	3 gal. 24" ht. x 18" spr. 24" o.c.
	24	CRI	Crinum asiaticum Giant Crinum	7 gal. full clump
	188	EUP	Euphorbia sp Crown of Thorns	3 gal 12-14" ht. x spr. full 18" oc. color to be selected
C	930	FIC	Ficus benjamina Weeping Fig	3 gal. 24" ht. 18-18" spr. 24" o.c.
	312	IXO	Ixora 'Nora Grant' Pink Ixora	3 gal 24" ht. 14" spr. full 24" o.c.
	197	LIR	Liriope 'Evergreen Giant' Giant Lilyturf	1 gal. 12" ht. full clump 12" o.c.
	4000	MON	Mondo Grass	2" pots at 4" o.c.
	145	PHI	Philodendron selloum Split Leaf Philodendron	3 gal 18 20" ht. x spr. full 30" o.c.
	22	PHR	Phoenix roebellini Pygmy Date Palm	6' o.a. ht. 36" c.t. triple full head
	118	PHX	Philodendron 'Xanadu' Philodendron Xanadu	3 gal 14 18" ht. x spr. full 24" o.c.
	82	TIO	Pittosporum tobira Green Pittosporum	3 gal 16-18" ht. x 14" spr. full 24" o.c.
	15	ZAM	Zamia furfuracea Cardboard plant	7 gal 30" ht. x spr. full clump 30" o.c.
	6	SOD	St. Augustine 'Flor-Tam'	Solid Sod



palm/large tree planting detail nts



SMALL TREE PLANTING DETAIL nts

VERTEX ARCHITECTURE

Architecture with a Point

Vertex Architecture, Inc
2629 S.W. 139th Avenue
Miramar, Fl. 33027

SEAL

Ministerio Jesucristo El Todopoderoso

Vader Simpson, Pastor
12200 SW 56th Street
Miami, FL
(305) 595-7338

Site Plan Review

REVISIONS

No	BY	DATE	DESCRIPTION
3	CJB	03.18.04	
2	CJB	09.11.03	COUNTY COMMENTS
1	CJB	08.13.03	COUNTY COMMENTS

LANDSCAPE LEGEND AND NOTES

SHEET TITLE

DATE 07.07.2003
DRAWN BY C.J.D./V.S.
REVIEWED BY C.J.B.

0333
PROJECT NO.

SHEET L-5

LANDSCAPE LEGEND - Information Required to be Permanently Affixed to Plan

Zoning District: _____ Net Lot Area: 215657 acres 4.95 s.f.

	REQUIRED	PROVIDED
OPEN SPACE		
A. Square Feet of open space required by Chapter 33, as indicated on site plan: Net lot area = 215657 s.f. x .15 % = 32349 s.f.	32,349	98,893
B. Square Feet of parking lot open space required by Chapter 18A, as indicated on site plan: No. parking spaces 156 x 10 s.f per parking space =	1,560	1,560
C. Total s.f. of landscaped open space required by Chapter 33: A + B =	33,909	100,453
LAWN AREA CALCULATION		
A. _____ total s.f. of landscaped open space required by Chapter 33		
B. Maximum lawn area (sod) permitted = _____% x _____s.f. =	_____	_____
TREES		
A. No. trees required per net lot acre	30	
Less existing number of trees meeting minimum requirements		0
= 30 trees x net lot acres =	149	
B. % Palms Allowed: No. trees provided / 2 x 30% =	22	22
% Palms permitted to count as street trees on 1:1 basis x 30%	45	0
C. % Natives Required: No. trees provided x 30% =	45	127
D. Street trees (maximum average spacing of 35' o.c.): 1326 linear feet along street / 35 =	38	96
E. Street trees located directly beneath power lines (maximum average spacing of 25' o.c.): _____ linear feet along street / 25 =	0	0
SHRUBS		
A. No. trees required x 10 = no. of shrubs allowed	1,490	1,490
B. No. shrubs allowed x 30% = no. of native shrubs required	447	500
IRRIGATION PLAN: If required by Chapter 33	— (Yes)	— (No)

TABLE containing information as indicated in sample:

SYMBOL USED ON PLAN			PLANT NAME		NATIVE SPECIES		CALIPER	HEIGHT		CANOPY DIAMETER	QUANTITY
Symbol	New	Existing	Scientific	Common	Yes	No	Installed	Installed	Estimated at maturity*	Estimated at maturity*	

* Required for trees located underneath or adjacent to powerlines and palms used at 1:1 ratio

ADDITIONAL INFORMATION REQUIRED BY CHAPTER 18A FOR BUSINESS AND INDUSTRIAL ZONES

Owner/Corp.

OWNER'S STATEMENT OF LANDSCAPE COMPLIANCE

PROCESS NUMBER _____

I/We hereby certify that as owner/agent for owner of Lot _____, Block _____, Subdivision name _____, P.B. _____ Page _____, (or metes and bounds) legal description SEE REVERSE SIDE

Located at (address) 12200 S.W. 56 ST., MIAMI, FL, that the landscaping/irrigation plans being submitted comply with the requirements of Chapter 18A (Landscape Code) and that the species, as shown are in compliance with those approved by Miami-Dade County and that none of the species were selected from the "prohibited species" list. Further, if an automatic sprinkler system is being provided it, too, complies with the requirements of the ordinance as to type of heads, spray system, location, etc.

I/We further certify that I/we am/are authorized under Chapter 481, Florida statutes to prepare and submit this landscaping/irrigation plan.

Owner's Signature

OSCAR AGUERO
Print Name

Agent's Signature/Title

Print Name of Corporation (Owner)

STATE OF Florida
COUNTY OF Dade

The foregoing instrument was acknowledged, before me this 3 day of DECEMBER, 2001, by OSCAR AGUERO, of _____ a _____ corporation, on behalf of the corporation. He/She is personally known to me or has produced _____, as identification and did/did not take an oath.

Witness my signature and official seal this 3 day of DECEMBER, 2001, in the County and State aforesaid, the date and year last aforesaid.

Notary Public

Print Name

Javier Rodriguez
My Commission CC832367
Expires May 3, 2003

My Commission Expires:

LEGAL DESCRIPTION:

THE EAST ½ OF THE N.E. ¼, OF THE N.E. ¼, OF THE N.W. ¼, OF SECTION 25, TOWNSHIP 54 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA, LESS THE NORTH 50.00 FEET AND LESS THE EAST 35.00 FEET FOR RIGHT-OF-WAY PURPOSES

AND

THE NORTH ½, OF THE N. W. ¼, OF THE N. E. ¼, OF THE N. E. ¼, OF THE N. W. ¼, OF SECTION 25, TOWNSHIP 54 SOUTH, RANGE 39 EAST, MIAMI-DADE COUNTY, FLORIDA. LESS THE NORTH 50.00 FEET AND LESS THE WEST25.00 FEET FOR RIGHT-OF-WAY PURPOSES.

Professional/Corp.

PROFESSIONAL PREPARER'S STATEMENT OF LANDSCAPING COMPLIANCE

PROCESS NUMBER_____

Legal description: Lot _____, Block _____, Subdivision SEE REVERSE SIDE
P.B. _____ Page _____, Development name _____
Located at (address) 12200 S.W. 56 ST., MIAMI, FL

I/We hereby certify that the landscaping plan being submitted for this zoning hearing complies with the requirements of Chapter 18A (Landscape Code) as to species, height, trunk width and location at time of planting, and that the species as shown are in accordance with the accepted species approved by Miami-Dade County and that none of the species were selected from the "Prohibited Species" list.

Additionally automatic sprinkler system (if applicable0 comply with requirement of said ordinance as to type of heads, spray system, location, etc.

I/We further certify that I/we am/are authorized under Chapter 481, Florida statutes to prepare and submit this landscaping/irrigation plan.

Seal:

Professional Preparer's Signature

LUIS E. NIEVAS
Print Name

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me this 5 day of December, 2001, by Luis E. Nievas, of Crandon Construction a Florida corporation, on behalf of the corporation. He/She is personally known to me or has produced _____, as identification and did/did not take an oath.

Witness my signature and official seal this 5 day of December, 2001, in the County and State aforesaid, the date and year last aforesaid.

OFFICIAL NOTARY SEAL
LORENA GARRIDO
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. DD049796
MY COMMISSION EXP. AUG. 13,2005

Lorena Garrido
Notary Public

Lorena Garrido
Print Name

My CommissionExpires: Aug 13, 05