

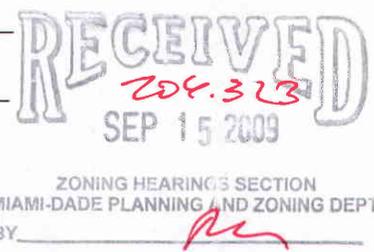
PETITION OF APPEAL FROM DECISION OF  
MIAMI-DADE COUNTY COMMUNITY ZONING APPEALS BOARD  
TO THE BOARD OF COUNTY COMMISSIONERS

CHECKED BY RCC AMOUNT OF FEE \_\_\_\_\_

RECEIPT # \_\_\_\_\_

DATE HEARD: 09/01/2009

BY CZAB # 12



DATE RECEIVED STAMP

\*\*\*\*\*  
This Appeal Form must be completed in accordance with the "Instruction for Filing an Appeal"  
and in accordance with Chapter 33 of the Code of Miami-Dade County, Florida, and return must  
be made to the Department on or before the Deadline Date prescribed for the Appeal.

RE: Hearing No. 06-323

Filed in the name of (Applicant) B & F Marine, Inc.

Name of Appellant, if other than applicant Same

Address/Location of APPELLANT'S property: Lying east of S.W. 72<sup>nd</sup> Avenue, between S.W.  
40<sup>th</sup> Street (Bird Road) and S.W. 41<sup>st</sup> Street, Miami-Dade County, Florida, a/k/a 4001 S.W.  
72<sup>nd</sup> Avenue, Miami, Florida 33155.

Application, or part of Application being Appealed (Explanation): Entire Application

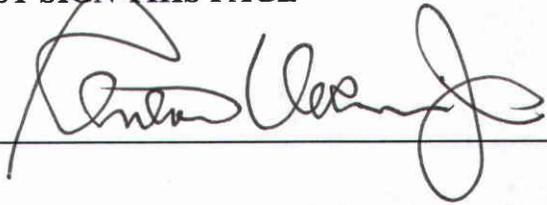
Appellant (name): B & F Marine, Inc. hereby appeals the decision of the Miami-Dade County  
Community Zoning Appeals Board with reference to the above subject matter, and in accordance  
with the provisions contained in Chapter 33 of the Code of Miami-Dade County, Florida, hereby  
make application to the Board of County Commissioners for review of said decision. The  
grounds and reasons supporting the reversal of the ruling of the Community Zoning Appeals  
Board are as follows:

(State in brief and concise language)

**The decision by the Community Zoning Appeals Board 12 (CZAB 12) was not based on  
substantial competent evidence. Instead, the decision by the CZAB 12 was arbitrary and  
capricious.**

APPELLANT MUST SIGN THIS PAGE

Date: 14 day of September, 2009

Signed 

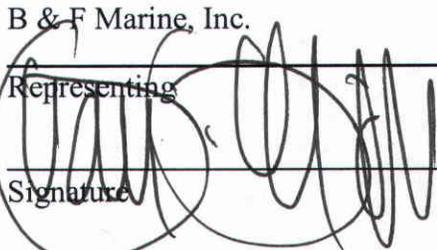
Antonio Veciana, Jr.  
Print Name

B & F Marine, Inc.  
4001 S.W. 72<sup>nd</sup> Avenue, Miami, Florida 33155

Mailing Address

305-662-2858                      305-662-2943  
Phone                                      Fax

**REPRESENTATIVE'S AFFIDAVIT**  
If you are filing as representative of an association or other entity, so indicate:

B & F Marine, Inc.  
Representing  
  
Signature

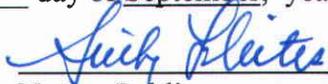
Juan J. Mayol, Jr., Esq.  
Print Name

701 Brickell Avenue, Suite 3000  
Address

Miami                      Florida                      33131  
City                                      State                                      Zip

305-789-7787  
Telephone Number

Subscribed and Sworn to before me on the 14<sup>th</sup> day of September, year 2009

  
Notary Public

(stamp/seal)

Commission expires:



**APPELLANT'S AFFIDAVIT OF STANDING**  
(must be signed by each Appellant)

STATE OF FLORIDA

COUNTY OF MIAMI-DADE

Before me the undersigned authority, personally appeared Antonio Veciana, Jr., President, B & F Marine, Inc. (Appellant) who was sworn and says that the Appellant has standing to file the attached appeal of a Community Zoning Appeals Board decision.

The Appellant further states that they have standing by virtue of being of record in Community Zoning Appeals Board matter because of the following:

(Check all that apply)

- 1. Participation at the hearing
- 2. Original Applicant
- 3. Written objection, waiver or consent

Appellant further states they understand the meaning of an oath and the penalties for perjury, and that under penalties of perjury, Affiant declares that the facts stated herein are true.

Further Appellant says not.

**Witnesses:**

*Alberto J. Torres*

Signature

ALBERTO J. TORRES

Print Name

*Siuby Fleites*

Signature

SIUBY FLEITES

Print Name

*Antonio Veciana, Jr.*

Appellant's signature

Antonio Veciana, Jr.

B & F Marine, Inc.

Sworn to and subscribed before me on the 14<sup>th</sup> day of September, 2009.

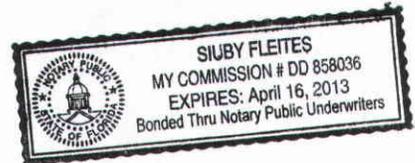
Appellant is personally know to me or has produced \_\_\_\_\_ as identification.

*Siuby Fleites*

Notary  
(Stamp/Seal)

Commission Expires:

# 8822316\_v1



**DISCLOSURE OF INTEREST\***

If a CORPORATION owns or leases the subject property, list principal stockholders and percent of stock owned by each. [Note: Where principal officers or stockholders consist of other corporation(s), trust(s), partnership(s) or similar entities, further disclosure shall be made to identify the natural persons having the ultimate ownership interest].

CORPORATION NAME: B&F MARINE, INC.

<u>NAME AND ADDRESS</u>	<u>Percentage of Stock</u>
<u>ANTONIO VECIANA, SR. / 10464 SW 128 TERR, MIA, FL.</u>	<u>36.25</u>
<u>ANTONIO VECIANA, JR / 1900 SW 134 AVE, MIA. FL</u>	<u>29.77</u>
<u>CARLOS VECIANA / 3163 VIRGINIA ST., C.G. FL</u>	<u>7.82</u>
<u>ANA VECIANA / 10464 SW 128 TERR., MIAMI, FL</u>	<u>16.57</u>
<u>SIRA VECIANA - MUNIO / 6767 COLLINS AVE, M.B., FL #803</u>	<u>10.39</u>

If a TRUST or ESTATE owns or leases the subject property, list the trust beneficiaries and percent of interest held by each. [Note: Where beneficiaries are other than natural persons, further disclosure shall be made to identify the natural persons having the ultimate ownership interest].

TRUST/ESTATE NAME: \_\_\_\_\_

<u>NAME AND ADDRESS</u>	<u>Percentage of Interest</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

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 206-323  
 NOV 08 2006  
 ZONING HEARINGS SECTION  
 MIAMI-DADE PLANNING AND ZONING DEPT.  
*[Signature]*

If a PARTNERSHIP owns or leases the subject property, list the principals including general and limited partners. [Note: Where partner(s) consist of other partnership(s), corporation(s), trust(s) or similar entities, further disclosure shall be made to identify the natural persons having the ultimate ownership interests].

PARTNERSHIP OR LIMITED PARTNERSHIP NAME: \_\_\_\_\_

<u>NAME AND ADDRESS</u>	<u>Percent of Ownership</u>
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

If there is a **CONTRACT FOR PURCHASE** by a Corporation, Trust or Partnership, list purchasers below, including principal officers, stockholders, beneficiaries or partners. [Note: Where principal officers, stockholders, beneficiaries or partners consist of other corporations, trusts, partnerships or similar entities, further disclosure shall be made to identify natural persons having ultimate ownership interests].

NAME OF PURCHASER: BFF MARINE, INC.

NAME, ADDRESS AND OFFICE (if applicable)	Percentage of Interest

Date of contract: \_\_\_\_\_

If any contingency clause or contract terms involve additional parties, list all individuals or officers, if a corporation, partnership or trust:

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206-323  
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ZONING HEARINGS SECTION  
MIAMI DADE PLANNING AND ZONING DEPT.

BY AS

**NOTICE:** For changes of ownership or changes in purchase contracts after the date of the application, but prior to the date of final public hearing, a supplemental disclosure of interest is required.

The above is a full disclosure of all parties of interest in this application to the best of my knowledge and belief.

Signature: [Signature]  
(Applicant)

Sworn to and subscribed before me this 8th day of November, 2006. Affiant is personally known to me or has produced Florida driver's license as identification.

[Signature]  
(Notary Public)

Notary Public State of Florida  
Nubia Jarquin  
My Commission DD412971  
Expires 03/30/2009

My commission expires \_\_\_\_\_

\*Disclosure shall not be required of: 1) any entity, the equity interests in which are regularly traded on an established securities market in the United States or another country; or 2) pension funds or pension trusts of more than five thousand (5,000) ownership interests; or 3) any entity where ownership interests are held in a partnership, corporation or trust consisting of more than five thousand (5,000) separate interests, including all interests at every level of ownership and where no one (1) person or entity holds more than a total of five per cent (5%) of the ownership interest in the partnership, corporation or trust. Entities whose ownership interests are held in a partnership, corporation, or trust consisting of more than five thousand (5,000) separate interests, including all interests at every level of ownership, shall only be required to disclose those ownership interest which exceed five (5) percent of the ownership interest in the partnership, corporation or trust.