



BOARD OF COUNTY COMMISSIONERS
ZONING HEARINGS
COUNTY COMMISSIONERS CHAMBERS OF THE STEPHEN P. CLARK CENTER -
2ND FLOOR
111 NW 1 Street, Miami
Thursday, April 24, 2008 at 9:30 a.m.

PREVIOUSLY DEFERRED**DISTRICT**

A.	07-12-CZ12-2	ROGER & DOROTHY WOLIN	<i>Exhibit NOT FOUND</i> (APPEAL)	07-172	31-54-41	7
B.	08-3-CC-1	R & E AT PALM VISTA II, INC.	<i>Exhibit complete</i>	07-263	23-56-39	8

CURRENT**DISTRICT**

1.	08-4-CC-1	DREAM OF FIELDS GROUP, INC.	<i>NO Exhibit</i>	07-339	16-55-40	N 8
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OBJECTS IN MIRROR ARE
THAN THEY APPEAR









































Biscayne Park

















ZONING MEETING
Board of County Commissioners
April 24, 2008

Prepared by: Nelson Diaz

EXHIBITS LIST

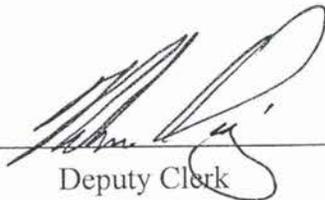
NO.	DATE	ITEM #	DESCRIPTION
1	4/24/2008	A-1	<u>ROGER AND DOROTHY WOLIN (07-12-CZ12-2/07-172)</u> -Binder book titled Wolin Board of County Commissioners Appeals Hearing March 20, 2008
2	4/24/2008	B-1 ✓	<u>R&E AT PALM VISTA II, (08-1-3-CC-1/07-263)</u> -Binder book titled R&E AT PALM VISTA, II, INC. Public Hearing Application No, 07-263
3	4/24/2008	B-2 ✓	Letter from Jose Rene Infante to Commissioner Sorenson and the Board of County Commissioners.
4	4/24/2008	B-3 ✓	Letter form William E. Coleman Sr.-Vice President of The SHED Group to the Board of County Commissioners in support of the application.
5	4/24/2008	B-4 ✓	Letter from Mary Finlan- Executive Director of the Greater Homestead/Florida City Chamber of Commererce to the Board of County Commissioners.
6	4/24/2008	B-5 ✓	Layout of Cardinal Development titled <u>Original Development Plans.</u>
7	4/24/2008	B-6 ✓	Letter from Herb Parlato- Executive Director of the Economic Development Council of South Miami-Dade to Chairman Barreiro.
8	4/24/2008	B-7 ✓	Letter from the Board of Director's of Biscayne Run to Commissioner Sorenson and the Board of County Commissioners.
9	4/24/2008	B-8 ✓	49 petition signatures from citizens of the area.
10	4/24/2008	B-9 ✓	30 photographs of the neighborhood.
11			
12			
13			
14			
15			
16			

The foregoing exhibits were submitted for the record on April 24, 2008 and transferred to the care, custody, and control of the Department of Planning & Zoning on May 1, 2008.

ATTEST:



HARVEY RUVIN, Clerk
Clerk of Circuit and County Courts
Miami-Dade County, Florida


Deputy Clerk

RECEIVED BY: Earl Jones Earl Jones 5/1/08
(SIGN) (PRINT) (DATE)

RECEIVED
By the Clerk for the record.

APR 24 2008

Item B (07-263)
Exhibit B-1
Meeting BCC ZONING

R&E AT PALM VISTA, II, INC.
Public Hearing Application No. 07-263

Board of County Commissioners
April 24, 2008

Table of Contents

- A. Princeton Charrette Chronology
- B. Princeton CUC Chronology
- C. R&E Palm Vista II Chronology

PRINCETON CHARRETTE CHRONOLOGY

1990's	Princeton area established as CUC under the CDMP
March 20, 2003	Princeton Charrette Update to CZAB 15 Mailed Notice to Affected Residents Announcing Tentative Timeline & Newspaper Advertisement
March 27, 2003	Princeton Charrette Steering Committee Meeting
April 8, 2003	Departmental Liaisons Charrette Coordination Meeting
April 14, 2003	Princeton Charrette Steering Committee Meeting
May 6, 2003	Princeton Charrette Steering Committee Meeting
May 15, 2003	Princeton Charrette Steering Committee Meeting
May 20, 2003	Princeton Charrette Steering Committee Meeting Mailed Notice to Affected Residents Announcing Charrette & Newspaper Advertisement
June 3, 2003	Princeton Charrette Steering Committee Meeting
June 7, 2003	Princeton Charrette
June 8-12, 2003	Design Team works on Preliminary Master Plan
June 12, 2003	Princeton Charrette Update to CZAB 14 Newspaper Advertisement
June 13, 2003	Preliminary Charrette Master Plan Presented
March 8, 2004	PAB accepts Princeton Charrette Report Newspaper Advertisement
September 9, 2004	BCC accepts Princeton Charrette Report Newspaper Advertisement

PLEASE JOIN US AT

The Princeton Charrette

Community Design Workshop

You are invited to join in a visioning process for this Miami-Dade Community. The Princeton Charrette Study Area is located in Commission Districts 8 and 9, South of SW 240 Street, North of SW 256 Street, West of SW 127 Avenue, East of SW 140 Avenue.

Public Design Workday

Saturday, June 7, 9:30 am to 4 pm
Naranja Neighborhood Center
13955 SW 264 Street

Community Council 14 Presentation

Thursday, June 12, 7pm
South Dade Government Center
10710 SW 211 Street, Room 203

Presentation of Vision

Friday, June 13, 7 pm to 9 pm
Naranja Neighborhood Center
13955 SW 264 Street

For more information call
Miami-Dade Department of Planning and Zoning
305-375-2842

Multiple members of individual community councils and Planning Advisory Board may be present. These events are free and open to the public. For sign language interpreter services & for materials in accessible format, call 305-375-2842 five days in advance.

Miami-Dade County Department of Planning and Zoning
Community Planning Section



**PRINCETON CHARRETTE
TENTATIVE TIMELINE
March 2003 - June 2003**

- March 20, 2003 -** Treasure Coast Regional Planning Council Begins Background Research and Community Interviews: Update to Community Council 15 at 7:00pm
- March 27, 2003 -** "Princeton" Charrette Steering Committee Mtg. at 7:00pm, CAA Community Center
- April 8, 2003 -** Departmental Liaisons Charrette Coordination Meeting at 2:30pm, Stephen P. Clark Bldg., 111 NW 1st Street, 12th Fl.
- April 14, 2003 -** "Princeton" Charrette Steering Committee Mtg. at 7:00pm, CAA Community Center
- May 6, 2003 -** "Princeton" Charrette Steering Committee Mtg. at 7:00pm, CAA Community Center
- May 15, 2003 -** "Princeton" Charrette Update at 7:00pm
Location: Community Council 15 Meeting
South Dade Gov't Ctr; 10710 SW 211 Street, Rm. 203
- May 20, 2003 -** Departmental Liaisons Charrette Coordination Meeting at 2:30pm, Stephen P. Clark Bldg., 111 NW 1st Street, 12th Fl.
- May 20, 2003 -** "Princeton" Charrette Steering Committee Mtg. at 7:00pm, CAA Community Center
- June 3, 2003 -** "Princeton" Charrette Steering Committee Mtg. at 7:00pm, CAA Community Center
- June 7, 2003 -** "Princeton" Charrette at 10:00am till 4:00pm
Location: TBA
- June 12, 2003 -** "Princeton" Charrette Update at 7:00pm
Location: Community Council 14 Meeting
South Dade Gov't Ctr; 10710 SW 211 Street, Rm. 203
- June 8-
June 12, 2003** The Design Team works on Preliminary Master Plan
- June 13, 2003 -** The Preliminary "Princeton" Charrette Master Plan is Presented at 7:00pm
Location: TBA

**SUMMARY OF MEETING
PRINCETON CHARRETTE
NARANJA NEIGHBORHOOD CENTER
13955 SW 264 Street
Miami, Florida
April 14, 2003
7:00 PM**

Steering Committee Members Present

Milo Renteria, Chair; Roberto Sardiñas, Vice-Chair; Nelly Pardo, Lucrecia Aviles, Victor Albert, Lizaidi Vega, Sergio Escalona, Lazaro Sardiñas, Ulysisses, Sallie Harris, René Infante, Ken Forbes, Jairo Mendes, Miriam Mendes, Antonio Rodriguez, Jose Toruño, Parsuram Ramkissoo, Leonard S. Anthony

Miami-Dade County Department of Planning and Zoning Staff Present

Maria Crowley, Jess Linn, Michael Bregman

Maria Crowley began the meeting at 7:00 P.M. Those present introduced themselves.

Ms. Crowley presented a map showing the Charrette boundaries that had been decided at the previous meeting: SW 240 Street to the north, SW 256 Street to the south, SW 127 Avenue to the east, and theoretical SW 140 Avenue to the west. Staff reiterated that the circle on the map represents the Community Urban Center boundary, extending 1/2 mile from the Busway stop and that recommendations for more intense development would be oriented to the area within the circle.

Staff also referred to the charrette timeline and another handout explaining the function and responsibilities of a charrette steering committee.

Ms. Crowley next presented the plan resulting from the Naranja Charrette and stated that it has received support from various entities including the Miami-Dade Planning Advisory Board, South Bay and Redland Community Councils (14 and 15), Community Action Agency Board, and neighborhood groups. The Department of Planning and Zoning will next present the plan and recommendations to the Environment and Governmental Operations Committee of the Board of County Commissioners (BCC) before presenting to the full BCC.

Ms. Crowley then asked the Steering Committee to choose a chair and vice-chair from among its membership. Those present nominated and voted for Milo Renteria as Chair and Roberto Sardiñas as Vice-Chair.

The choice of a slogan and stakeholder list would be addressed at the next meeting on May 6, 2003.

The meeting adjourned at 8:00 P.M.

Respectfully submitted,



Maria Crowley, Project Manager



DEPARTMENT OF PLANNING AND ZONING

MAIN OFFICE

111 NW 1 STREET, SUITE 1210
MIAMI, FLORIDA 33128
(305) 375-2800

PERMITTING AND INSPECTION OFFICE

11805 S.W. 26 Street
MIAMI, FLORIDA 33175

IMPACT FEE SECTION
(786) 315-2670 • SUITE 145

ZONING INSPECTION SECTION
(786) 315-2660 • SUITE 223

ZONING PERMIT SECTION
(786) 315-2668 • SUITE 106

ZONING PLANS PROCESSING SECTION
(786) 315-2650 • SUITE 113

May 20, 2003

Dear Princeton Area Citizen:

The month of June is going to be an exciting time for the South Miami-Dade County / Princeton Community. A public workshop, known as a Charrette, is going to be held in the Princeton area and your participation is very much needed and encouraged. The Charrette will address many different features of the community including places to live, work, and shop, as well as, streets, sidewalks, and landscaping, among others. The Princeton Charrette Study Boundaries encompass SW 240 Street to the north, SW 256 Street to the south, SW 140 Avenue to the west and SW 127 Avenue to the east, this is your opportunity to plan for the future of your community.

The Charrette Report will be presented to the South Bay Community Council (15), and the Redland Community Council (14) as part of the planning for more pedestrian friendly, transit-supportive, community centered urban corridors. The abovementioned Charrette will develop recommendations for implementing coordinated future improvements in the Community Council areas.

The Charrette is to be held on June 7, 2003 from 9:30am to 4:00pm at the Naranja Neighborhood Center, located at 13955 SW 264th Street. A preliminary presentation will be made to the Redland Community Council (14) on June 12, 2003 from 7:00pm at the South Dade Government Center Bldg. Located at 10710 SW 211 Street, Rm. 203. Additional details for the upcoming events will be published soon. Please try to attend and tell as many of your friends, neighbors, and co-workers as possible.

Should you have any questions or concerns, or need additional information, please feel free to contact Michael Bregman of the Miami-Dade County Department of Planning and Zoning Community Planning staff at 305-375-2842.

Thank you.

Sincerely,

Roberto Sardinas
Vice-Chair, Princeton Charrette
Steering Committee

Milo Renteria
Chair, Princeton Charrette
Steering Committee
MC:mb

The Princeton Charrette



**This is your opportunity
to design the future of your community**

Miami-Dade Department of Planning and Zoning would like to invite the public to a visioning process for the Princeton Charrette Study Area that encompasses SW 240th Street to the north, SW 256th Street to the south, SW 140th Avenue to the west and SW 127th Avenue to the east.

Public Design Workshop

Work with planners and designers to share your vision of how you would like to see your community developed.

Saturday, June 7, 2003
9:30 am to 4:00 pm
Naranja Neighborhood Ctr
13955 SW 264th Street

Presentation of Vision

The professional planners and designers will put all the ideas they received at the workshop into one cohesive plan and will present the community's vision at this meeting.

Friday, June 13, 2003
7:00 pm to 9:00 pm
Naranja Neighborhood Ctr
13955 SW 264th Street

For more information, call Donna Masson with Chamber South at 305-661-1621 or Miami-Dade Department of Planning and Zoning at 305-375-2842.

Multiple members of individual community councils may be present. These events are free and open to the public. For sign language interpreter services & for materials in accessible format, please call 305-375-2842 five days in advance.

PRINCETON CUC CHRONOLOGY

September 9, 2004	BCC accepts Princeton Charrette Report Newspaper Advertisement
July 7, 2005	BCC approved PCUC regulations Newspaper Advertisement
September 14, 2005	Preliminary Notice Mailed to Owners within Subject Property (824 Acres)
September 22, 2005	Preliminary Notice Mailed to Owners within 1/2 mile radius
September 23, 2005	Final Notice Mailed to Owners within 1/2 mile radius
October 14, 2005	Final Notice Mailed to Owners within Subject Property
October 20, 2005	Miami Herald Advertisement
October 25, 2005	Daily Business Review Advertisement
November 11, 2005	BCC rezoned 824 acres into PCUC via Resolution No. Z-26-05

MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
111 N.W. 1st STREET, SUITE 1110
MIAMI, FLORIDA 33128-1974

YOUR PROPERTY IS PROPOSED TO BE REZONED

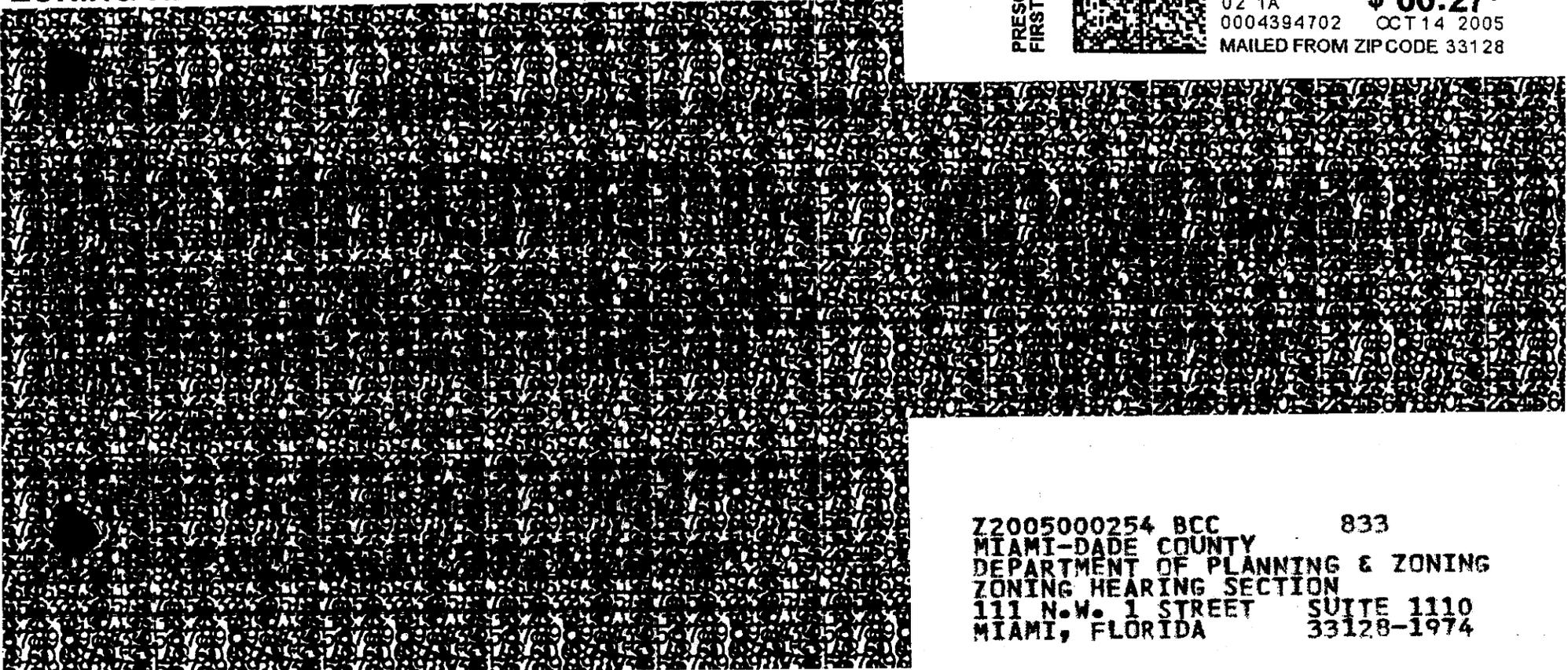
ZONING HEARING NOTICE

PRESORTED
FIRST CLASS



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MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

HKJFSME 33128



MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

YOU ARE NOT REQUIRED TO RESPOND TO THIS NOTICE. HOWEVER, OBJECTIONS OR WAIVERS OF OBJECTION MAY BE MADE IN PERSON AT HEARING OR FILED IN WRITING PRIOR TO HEARING DATE. IT IS RECOMMENDED THAT SAME BE MAILED AT LEAST FIVE DAYS (EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS) BEFORE HEARING DATE. REFER TO HEARING NUMBER ON CORRESPONDENCE AND MAIL SAME TO MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING AGENDA COORDINATOR, 111 NW 1 STREET, SUITE 1110, MIAMI FLORIDA 33128-1974. FOR FURTHER INFORMATION, PLEASE CALL (305) 271-1242 AND DIRECT DIAL: 1-4-1-6 OR FOR SPANISH: 2-4-1-6 PAUSING BETWEEN NUMBERS. IF YOU ARE IN NEED OF A TRANSLATOR, FOR THIS MEETING, ONE CAN BE PROVIDED FOR YOU AT NO CHARGE. PLEASE CALL (305) 375-1244 AT LEAST TWO WEEKS IN ADVANCE OF THE MEETING DATE.

HEARING NUMBER: 05-254
APPLICANT NAME: DIRECTOR DEPARTMENT OF PLANNING

& ZONING

THIS IS TO ADVISE YOU THAT YOUR PROPERTY IS PROPOSED TO BE REZONED AT THIS PUBLIC HEARING BEFORE THE BOARD OF COUNTY COMMISSIONERS TO THE NEW PRINCETON COMMUNITY URBAN CENTER DISTRICT (PCUCD).

ATTENDANCE IS OPTIONAL. ON 7/7/05, THE COUNTY COMMISSION ADOPTED ORD. #05-144 ESTABLISHING THE PRINCETON CUC AND DIRECTED THE DIRECTOR TO FILE THIS REZONING APPLICATION ON ALL PROPERTIES WITHIN THE PRINCETON COMMUNITY URBAN CENTER (PCUC).

SIZE OF PROPERTY: 824 ACRES

LOCATION: LYING SOUTH OF SW 240 STREET, NORTH OF SW 256 STREET, WEST OF SW 127 AVENUE, EAST OF SW 140 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

FOR MORE INFORMATION CALL 375-2640 OR VISIT THE WEBSITE AT WWW.MIAMIDADE.GOV/PLANZONE/UDC

HEARING WILL BE HELD IN THE DADE
MIAMI-DADE COUNTY-STEPHEN P. CLARK CT
BOARD OF COUNTY COMMISSIONERS
COUNTY COMMISSION CHAMBERS, 2ND FLOOR
111 NW 1ST STREET
MIAMI-DADE COUNTY, FLORIDA

COUNTY COMMISSION
DATE 11/17/2005
THURSDAY
TIME 9:30 AM

22005000254 RCC 833
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.
PLEASE NOTE THAT THIS NOTICE IS FOR YOUR INFORMATION ONLY. YOU ARE NOT REQUIRED TO APPEAR AT THE HEARING OR TO RESPOND.

This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, and Zoning, which may be of interest to you and your immediate neighborhood. The name of the applicant, what is being requested, and the location of the property that would be affected are contained on the inside of this mailing. The information is provided to assist you in determining if you want to participate in the zoning hearing process.

- **YOU** are entitled to attend and to speak at the zoning hearing.
- **YOU** may submit written letters or petitions in favor of, or opposing this hearing.
- **YOUR** testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.
- **YOU** are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.
- **YOU** cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.
- **YOU** will know of the zoning board's decision at the hearing unless this case is deferred by the board to another hearing date.
- **YOU** may appeal any zoning decision if your name appears in the official record of the case. However, citizens who wish to **APPEAL** a zoning decision should be aware of the following:

- Decisions of all Community Zoning Appeals Boards will become final unless appealed by an aggrieved party.
- Appeals from Community Zoning Appeals Boards are either to the Board of County Commissioners or to Circuit Court, depending on the type of application.

APPEALS FROM COMMUNITY ZONING APPEALS BOARD TO BOARD OF COUNTY COMMISSIONERS

- For those types of Community Zoning Appeals Board appeals that may be considered by the Board of County Commissioners, the appeal period runs 14 days from the date the results of the Community Zoning Appeals Board are posted in the Department of Planning and Zoning.
- Results are typically posted on the Monday following a hearing.
- Appeals to the Board of County Commissioners are filed with the Zoning Hearing Section of the Department of Planning and Zoning on a form prescribed for appeals. An appeal fee is required to be submitted with the appeal form.

APPEALS FROM BOARD OF COUNTY COMMISSIONERS AND COMMUNITY ZONING APPEALS BOARDS TO CIRCUIT COURT

- Decisions of the Board of County Commissioners will become final unless appealed to the Circuit Court by an aggrieved party.
- The appeal period to file for Circuit Court runs 30 days from the date of transmittal of the resolution to the Clerk of the Board of County Commissioners.
- Appeals of Commission and applicable Community Zoning Appeals Board decisions must be filed with the Circuit Court of the Eleventh Judicial Circuit.

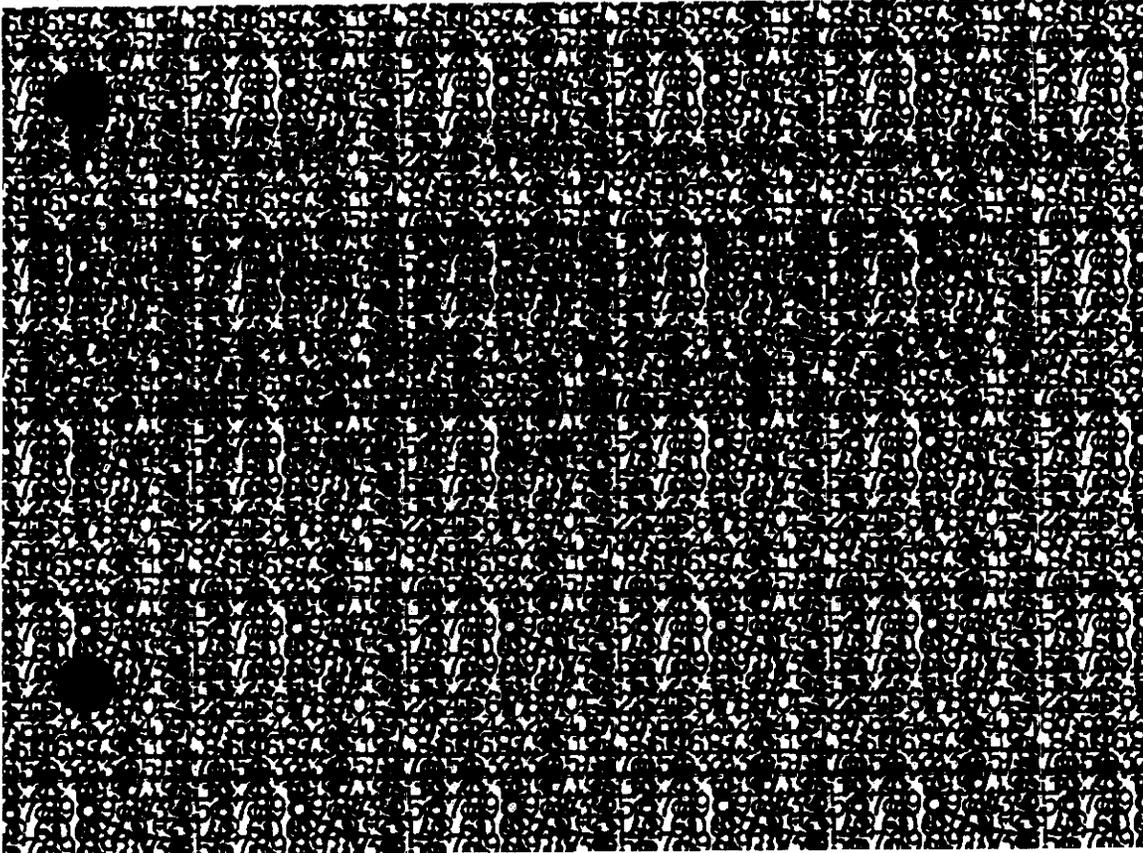
PLEASE NOTE THAT THE APPLICATION MAY CHANGE DURING THE HEARING PROCESS.

FOR ANY FURTHER INFORMATION ON THE ZONING HEARING PROCEDURE, PLEASE CONTACT THE ZONING HEARING SECTION AT (305) 271-1242 AND DIRECT DIAL 1-4-1-6 PAUSING BETWEEN EACH NUMBER. EN ESPANOL (305) 271-1242 Y MARCAR DESPACIO 2-4-1-6.

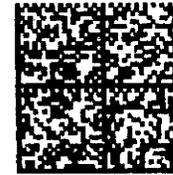


MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
111 N.W. 1st STREET, SUITE 1110
MIAMI, FLORIDA 33128-1974

ZONING HEARING NOTICE

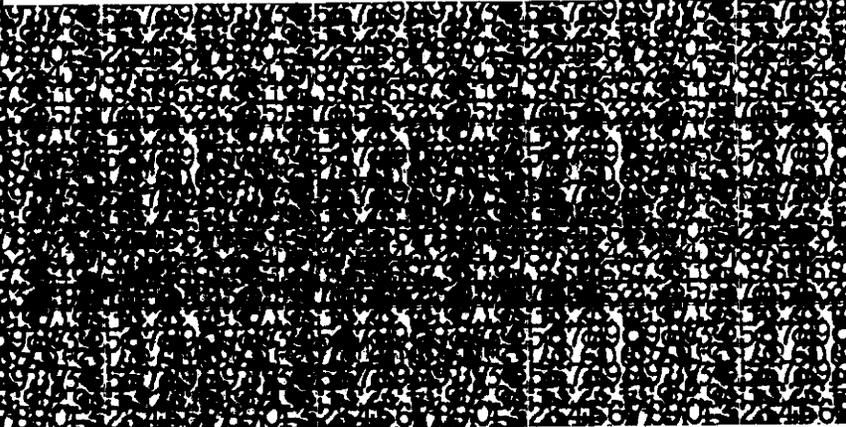


PRESORTED
FIRST CLASS



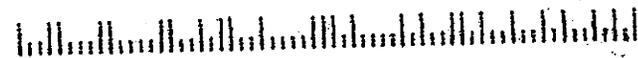
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72005000254 RCC 3094
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

33128+1923-B3 C071



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HEARING NUMBER: OF-234
APPLICANT NAME: DIRECTOR DEPARTMENT OF PLANNING

RE ZONING
THE APPLICANT IS REQUESTING A ZONE CHANGE FROM
MULTIPLE ZONING CLASSIFICATIONS TO PRINCETON
COMMUNITY URBAN CENTER DISTRICT (GCUCD).

LOCATION: LYING SOUTH OF SW 240 STREET, NORTH OF
SW 256 STREET, WEST OF SW 127 AVENUE, EAST OF SW
144 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 824 ACRES

HEARING WILL BE HELD IN THE DADE
MIAMI-DADE COUNTY-STEPHEN P. CLARK CT.
BOARD OF COUNTY COMMISSIONERS
COUNTY COMMISSION CHAMBERS, 2ND FLOOR
111 NW 1ST. STREET
MIAMI-DADE COUNTY, FLORIDA

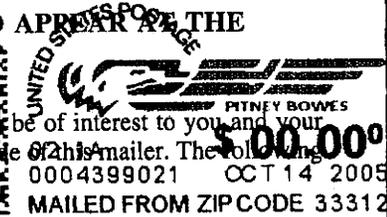
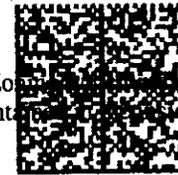
COUNTY COMMISSION
DATE 11/17/2005
THURSDAY
TIME 9:30 AM

72005000254 RCC 3094
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

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This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, Zoning and Code Enforcement in your immediate neighborhood. The name of the applicant, what is being requested, and the location of the property that would be affected are contained in this notice. This information is provided to assist you in determining if you want to participate in the zoning hearing process.

PRE-SORTED
FIRST CLASS



YOU are entitled to attend and to speak at the zoning hearing.

YOU may submit written letters or petitions in favor of, or opposing this hearing.

YOUR testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.

YOU are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.

YOU cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.

YOU will know of the zoning board's decision at the hearing unless this case is deferred by the board to another hearing date.

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APPEALS FROM BOARD OF COUNTY COMMISSIONERS AND COMMUNITY ZONING APPEALS BOARDS TO CIRCUIT COURT

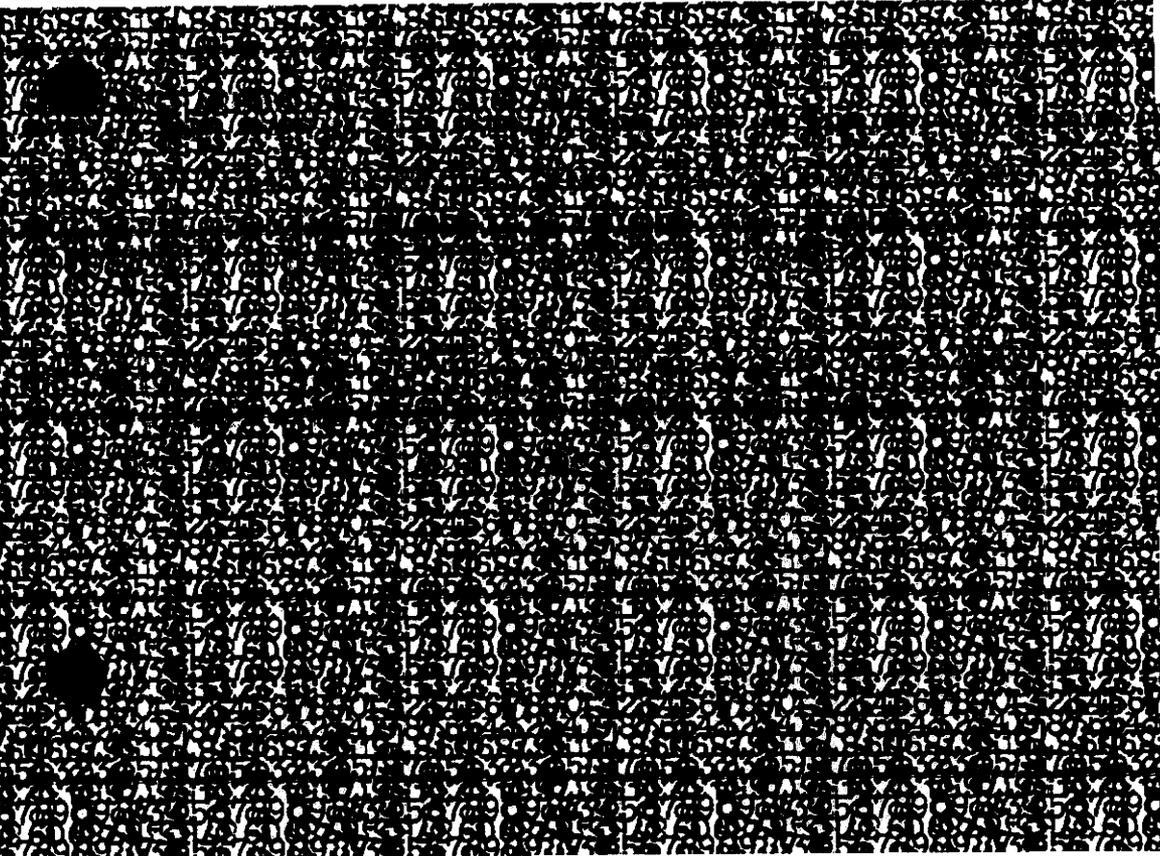
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- Appeals of Commission and applicable Community Zoning Appeals Board decisions must be filed with the Circuit Court of the Eleventh Judicial Circuit.

PLEASE NOTE THAT THE APPLICATION MAY CHANGE DURING THE HEARING PROCESS.

FOR ANY FURTHER INFORMATION ON THE ZONING HEARING PROCEDURE, PLEASE CONTACT THE ZONING HEARING SECTION AT 305) 271-1242 AND DIRECT DIAL 1-4-1-6 PAUSING BETWEEN EACH NUMBER. EN ESPANOL (305) 271-1242 Y MARCAR DESPACIO 2-4-1-6.

MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
111 N.W. 1st STREET, SUITE 1110
MIAMI, FLORIDA 33128-1974

ZONING HEARING NOTICE



UNITED STATES POSTAGE

PITNEY BOWES
02 1A \$ 00.37⁰
0004389669 SEP 27 2005
MAILED FROM ZIP CODE 33128

WILL BE SENT TO YOU.

72005000254 BCC 2265
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

33128-1923-85 0071



MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

YOU ARE NOT REQUIRED TO RESPOND TO THIS NOTICE; HOWEVER, OBJECTIONS OR WAIVERS OF OBJECTION MAY BE MADE IN PERSON AT HEARING OR FILED IN WRITING PRIOR TO HEARING DATE. IT IS RECOMMENDED THAT SAME BE MAILED AT LEAST FIVE DAYS (EXCLUDING SATURDAYS, SUNDAYS AND HOLIDAYS) BEFORE HEARING DATE. REFER TO HEARING NUMBER ON CORRESPONDENCE AND MAIL SAME TO MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING AGENDA COORDINATOR, 111 NW 1 STREET, SUITE 1110, MIAMI FLORIDA 33128-1974. FOR FURTHER INFORMATION, PLEASE CALL (305) 271-1242 AND DIRECT DIAL: 1-4-1-6 OR FOR SPANISH: 2-4-1-6 PAUSING BETWEEN NUMBERS. IF YOU ARE IN NEED OF A TRANSLATOR, FOR THIS MEETING, ONE CAN BE PROVIDED FOR YOU AT NO CHARGE. PLEASE CALL (305) 375-1244 AT LEAST TWO WEEKS IN ADVANCE OF THE MEETING DATE.

HEARING NUMBER: 05-254
APPLICANT NAME: DIR. DEPT. OF PLANNING & ZONING

THE APPLICANT IS REQUESTING A ZONE CHANGE FROM
MULTIPLE ZONING CLASSIFICATIONS TO PRINCETON
COMMUNITY URBAN CENTER DISTRICT (PCUCD).

LOCATION: LYING SOUTH OF THEO. SW 240 ST., NORTH
OF THEO. SW 256 ST., WEST OF SW 127 AVE. & EAST OF
SW 144 AVE., MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 824 ACRES

HEARING WILL BE HELD IN THE DADE
MIAMI-DADE COUNTY-STEPHEN P. CLARK CT.
BOARD OF COUNTY COMMISSIONERS
COUNTY COMMISSION CHAMBERS, 2ND FLOOR
111 NW 1ST. STREET
MIAMI-DADE COUNTY, FLORIDA

THIS IS A PRELIMINARY
NOTICE ONLY. PRIOR TO
THE HEARING, MORE
SPECIFIC INFORMATION
WILL BE SENT TO YOU.

72005000254 BCC 2265
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.
PLEASE NOTE THAT THIS NOTICE IS FOR YOUR INFORMATION ONLY. YOU ARE NOT REQUIRED TO APPEAR AT THE HEARING OR TO RESPOND.

This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, and Zoning which may be of interest to you and your immediate neighborhood. The name of the applicant, what is being requested, and the location of the property that would be affected are contained in the inside of this mailer. The following information is provided to assist you in determining if you want to participate in the zoning hearing process.

YOU are entitled to attend and to speak at the zoning hearing.

YOU may submit written letters or petitions in favor of, or opposing this hearing.

YOUR testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.

YOU are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.

YOU cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.

YOU will know of the zoning board's decision at the hearing unless this case is deferred by the board to another hearing date.

YOU may appeal any zoning decision if your name appears in the official record of the case. However, citizens who wish to **APPEAL** a zoning decision should be aware of the following:

- Decisions of all Community Zoning Appeals Boards will become final unless appealed by an aggrieved party.
- Appeals from Community Zoning Appeals Boards are either to the Board of County Commissioners or to Circuit Court, depending on the type of application.

APPEALS FROM COMMUNITY ZONING APPEALS BOARD TO BOARD OF COUNTY COMMISSIONERS

- For those types of Community Zoning Appeals Board appeals that may be considered by the Board of County Commissioners, the appeal period runs 14 days from the date the results of the Community Zoning Appeals Board are posted in the Department of Planning and Zoning.
- Results are typically posted on the Monday following a hearing.
- Appeals to the Board of County Commissioners are filed with the Zoning Hearing Section of the Department of Planning and Zoning on a form prescribed for appeals. An appeal fee is required to be submitted with the appeal form.

APPEALS FROM BOARD OF COUNTY COMMISSIONERS AND COMMUNITY ZONING APPEALS BOARDS TO CIRCUIT COURT

- Decisions of the Board of County Commissioners will become final unless appealed to the Circuit Court by an aggrieved party.
- The appeal period to file for Circuit Court runs 30 days from the date of transmittal of the resolution to the Clerk of the Board of County Commissioners.
- Appeals of Commission and applicable Community Zoning Appeals Board decisions must be filed with the Circuit Court of the Eleventh Judicial Circuit.

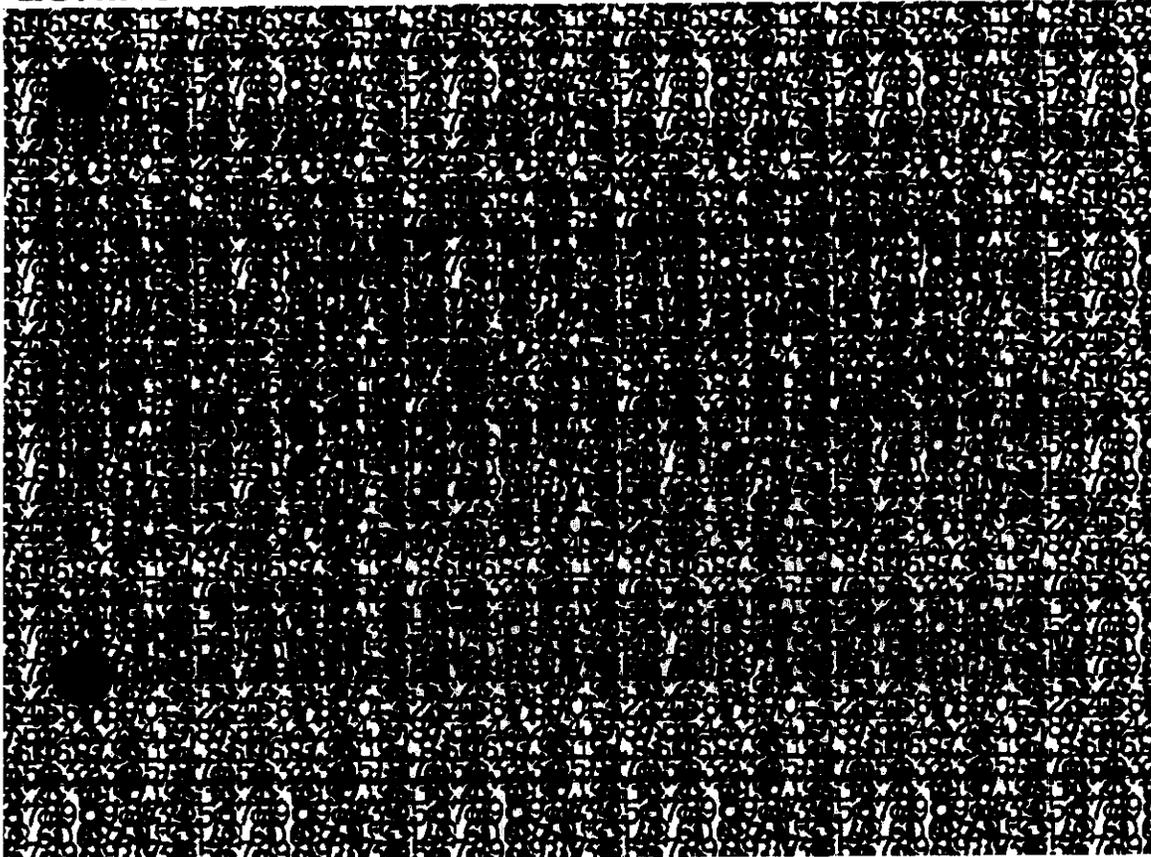
PLEASE NOTE THAT THE APPLICATION MAY CHANGE DURING THE HEARING PROCESS.

OR ANY FURTHER INFORMATION ON THE ZONING HEARING PROCEDURE, PLEASE CONTACT THE ZONING HEARING SECTION AT (305) 271-1242 AND DIRECT DIAL 1-4-1-6 PAUSING BETWEEN EACH NUMBER. EN ESPANOL (305) 271-1242 Y MARCAR DESPACIO 2-4-1-6.

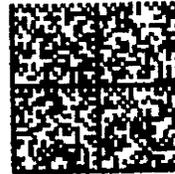
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING AND ZONING
111 N.W. 1st STREET, SUITE 1110
MIAMI, FLORIDA 33128-1974

Your Property is Proposed to be Rezoned

ZONING HEARING NOTICE



PRESORTED
FIRST CLASS



11

02 1A \$ 00.278
0004394702 SEP 19 2005
MAILED FROM ZIP CODE 33128

WILL BE SENT TO YOU

Z2005000254 BCC 832
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

64JF 815 33128



MIAMI-DADE COUNTY NOTICE OF PUBLIC HEARING

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HEARING NUMBER: 05-254
APPLICANT NAME: DIR. DEPT. OF PLANNING & ZONING

THIS IS TO ADVISE YOU THAT YOUR PROPERTY IS PROPOSED TO BE REZONED AT A PUBLIC HEARING BEFORE THE BOARD OF COUNTY COMMISSIONERS TO THE NEW PRINCETON COMMUNITY URBAN CENTER DISTRICT (PCUCD). YOU WILL BE NOTIFIED OF THE PUBLIC HEARING DATE APPROX. 30 DAYS PRIOR TO THE HEARING DATE. ATTENDANCE IS OPTIONAL. ON 7/7/05, THE COUNTY COMMISSION ADOPTED ORD. #05-146 ESTABLISHING THE PRINCETON CUC AND DIRECTING THE DIRECTOR TO FILE THIS REZONING APPLICATION ON ALL PROPERTIES WITHIN THE PRINCETON COMMUNITY URBAN CENTER (CUC). LOCATION: LYING SOUTH OF THEO. SW 240 ST., NORTH OF THEO. SW 256 ST., WEST OF SW 127 AVE. & EAST OF SW 144 AVE., MIAMI-DADE COUNTY, FLORIDA.

HEARING WILL BE HELD IN THE DADE MIAMI-DADE COUNTY-STEPHEN P. CLARK CTR BOARD OF COUNTY COMMISSIONERS COUNTY COMMISSION CHAMBERS, 2ND FLOOR, 111 NW 1ST. STREET MIAMI-DADE COUNTY, FLORIDA

THIS IS A PRELIMINARY NOTICE ONLY. PRIOR TO THE HEARING, MORE SPECIFIC INFORMATION WILL BE SENT TO YOU.

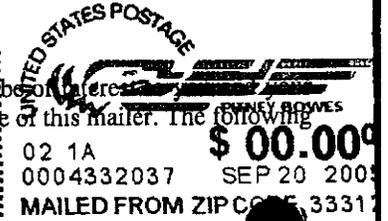
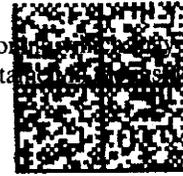
SIZE OF PROPERTY: 824 ACRES
HEARING PROCESS NUMBER REVISED FROM Z2005C00209
FOR INFORMATION CALL 375-2640 OR VISIT THE WEBSITE
WWW.MIAMIDADE.GOV/PLANZONE/UBC (SEE PRINCETON)

2005000254 RCC 832
MIAMI-DADE COUNTY
DEPARTMENT OF PLANNING & ZONING
ZONING HEARING SECTION
111 N.W. 1 STREET SUITE 1110
MIAMI, FLORIDA 33128-1974

FOR YOUR INFORMATION: NOTICE OF ZONING HEARING IN YOUR AREA.
PLEASE NOTE THAT THIS NOTICE IS FOR YOUR INFORMATION ONLY. YOU ARE NOT REQUIRED TO APPEAR AT THE HEARING OR TO RESPOND.

This notice is to advise you that a zoning hearing application has been filed with the Miami-Dade County Department of Planning, Zoning, and Code Enforcement in your immediate neighborhood. The name of the applicant, what is being requested, and the location of the property that would be affected are contained on the reverse side of this mailer. The following information is provided to assist you in determining if you want to participate in the zoning hearing process.

PRESORTED
FIRST CLASS



YOU are entitled to attend and to speak at the zoning hearing.

YOU may submit written letters or petitions in favor of, or opposing this hearing.

YOUR testimony along with county departmental recommendations and other evidence presented at the hearing will assist the zoning board in making its decision.

YOU are entitled to discuss the application with the professional county staff members that are reviewing the application prior to the hearing.

YOU cannot, however, in accordance with a court ruling, contact a County Commissioner, or Community Zoning Appeals Board member, individually, either orally or in writing, about the application outside of the public hearing.

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FOR ANY FURTHER INFORMATION ON THE ZONING HEARING PROCEDURE, PLEASE CONTACT THE ZONING HEARING SECTION AT (305) 271-1242 AND DIRECT DIAL 1-4-1-6 PAUSING BETWEEN EACH NUMBER. EN ESPANOL (305) 271-1242 Y MARCAR DESPACIO 2-4-1-6.

APPLICANT: DIRECTOR OF THE DEPARTMENT OF PLANNING & ZONING

GU, AU, EU-M, RU-1, RU-1M(a), RU-1M(b), RU-1Z, RU-2, RU-TH, RU-4L, PAD, BU-1, BU-1A, BU-2, BU-3, IU-1, IU-2, IU-3 & IU-C, to PCUC (Princeton Community Urban Center District)

SUBJECT PROPERTY: Portions of Sections 22, 23, 26 & 27, Township 56 South, Range 39 East being more particularly described as follows: Beginning at the centerline of the intersection of S.W. 127th Avenue and S.W. 256th Street of Section 26, Township 56 South, Range 39 East, thence north, along the centerline of S.W. 127th Avenue to the intersection with the centerline of S.W. 240th Street; thence west along the centerline of S.W. 240 Street to the intersection with the centerline of S.W. 137 Avenue; thence continue west along the centerline of SW 240 Street for 542' \pm to a point on the Urban Development Boundary (UDB) Line; thence on an assumed bearing S00°44'41"W for 1,440' \pm to a point; thence N89°26'32"E for 542' \pm to the centerline of S.W. 137 Avenue; thence south along the centerline of S.W. 137 Avenue to the intersection with the centerline of S.W. 248 Street; thence west along centerline of S.W. 248 Street to the intersection with the centerline of S.W. 139 Avenue; thence south along the centerline of S.W. 139 Avenue to the intersection with the centerline of S.W. 252 Street; thence west along the centerline of S.W. 252 Street to the intersection with the centerline of S.W. 142 Avenue; thence on an assumed bearing S41°03'51"W for approximately 1,737' \pm to the centerline of the intersection of S.W. 256 Street and S.W. 144th Avenue; thence east along the centerline of S.W. 256 Street to the intersection with the centerline of Packing House Road; thence on an assumed bearing S48°10'08"E for approximately 358' \pm to the centerline of State Hwy No. 5; thence NE/ly along the centerline of State Hwy. No. 5 for 305' \pm to the intersection with the centerline of theoretical S.W. 256 Street; thence east along the centerline of theoretical S.W. 256 Street to the Point of beginning: (The intersection with the centerline of S.W. 127 Avenue).

LOCATION: Lying south of S.W. 240 Street, north of S.W. 256 Street, west of S.W. 127 Avenue and east S.W. 144 Avenue, Miami-Dade County, Florida.

SIZE OF PROPERTY: 824 Acres

GU	(Interim)
AU	(Agricultural – Residential)
EU-M	(Estates Modified 1 Family 15,000 sq. ft. net)
RU-1	(Single-Family Residential)
RU-1M(a)	(Modified Single-Family 5,000 sq. ft. net)
RU-1M(b)	(Modified Single-Family 6,000 sq. ft. net)
RU-1Z	(Single-Family Zero Lot Line 4,500 sq. ft. net)
RU-2	(Two-Family Residential 7,500 sq. ft. net)
RU-TH	(Townhouse – 8.5 units/net acre).
RU-4L	(Limited Apartment House 23 units/net acre)
PAD	(Planned Area Development)
BU-1	(Business – Neighborhood)
BU-1A	(Business – Limited)
BU-2	(Business – Special)
BU-3	(Business – Liberal)
IU-1	(Industry – Light)
IU-2	(Industry – Heavy)
IU-3	(Industry – Unlimited)
IU-C	(Industry – Conditional)
PCUC	(Princeton Community Urban Center District)



Miami-Dade County
Department of Planning and Zoning

PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING



HEARING NUMBER: Z2005000254

BOARD: BCC

LOCATION OF SIGN: LYING SOUTH OF S.W. 240 STREET, NORTH OF S.W. 256 STREET, WEST OF S.W. 127 AVENUE, EAST OF S.W. 144 AVENUE, MIAMI-DADE COUNTY, FLORIDA.

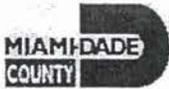
Miami Dade County, Florida

Date of Posting: 28-OCT-05

This is to certify that the above photograph is true and correct and that the sign concerning a Zoning Hearing application was posted as indicated above.

SIGNATURE: 

PRINT NAME: FELIX ACOSTA



Miami-Dade County
Department of Planning and Zoning

BC
11/17/05
Register
NOTICE

AFFIDAVIT FOR MAILING OF FINAL NOTICES

Re: HEARING No. Z2005000254

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

✓ 1/2 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature:

Eric Martinez

Date:

09/23/05

.....
I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature:

Felix Acosta

Date:

10/13/05

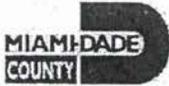
.....
I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature:

Date:

10/13/05

.....
To be retained in Hearing File



Miami-Dade County
Department of Planning and Zoning

BCC

AFFIDAVIT FOR MAILING OF FINAL NOTICES

Re: HEARING No. Z2005000254

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

✓ 1/2 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature:

Eric Martinez

Date:

09/23/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature:

Felix Acosta

Date:

10/14/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature:

Date:

10/14/05

To be retained in Hearing File



Miami-Dade County
Department of Planning and Zoning

300

AFFIDAVIT FOR MAILING OF PRELIMINARY NOTICES

Re: HEARING No. Z2005000254

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

✓ 1/2 mile

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature:

Eric Martinez

Date:

09/22/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature:

Stella Vandrovec

Date:

09/23/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature:

Date:

9/23/05

To be retained in Hearing File



Miami-Dade County
Department of Planning and Zoning

BCC

AFFIDAVIT FOR MAILING OF PRELIMINARY NOTICES

Re: HEARING No. Z2005000254

I, as the undersigned individual, do hereby affirm by my signature and date that all of the property owners of record, as reflected on the Miami-Dade County Property Appraiser's tax roll as updated within

✓ ~~412 mile~~ SUBJECT PROPERTY EM

minimum radius of the property described in the above-referenced file have been input into the computer system prior to the deadline for the mailing of notices.

Signature:

Eric Martinez

Date:

09/14/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices corresponding to the property owners as hereby referenced were delivered to the mail room for postmarking and mailing.

Signature:

Ronald Connally

Date:

09/19/05

I, as the undersigned individual, do hereby affirm that on the dated referenced below, the notices for the aforementioned file were received from the Zoning Agenda Coordinator's office and postmarked for delivery through the US Postal Service.

Signature:

Date:

9/19/05

To be retained in Hearing File

Client Name: METRO-DADE COUNTY
 Advertiser: NBRS South Dade/SD25/Dade
 Section/Page/Zone: Description:
 710151601
 Insertion Number: 710151601
 Size: 2X12.0
 Color Type: B&W

NEIGHBORS CALENDAR

Listings are considered for publication free of charge on a space-available basis with preference given to nonprofit organizations, benefits and free activities. Notices must be received at least two weeks before the publication date or your event's registration deadline. Listings must contain a local or toll-free phone number for the public to contact and any fees. Mail notices to: Calendar Desk-Newsroom, The Herald, 1 Herald Plaza, Miami, FL 33132-1693 or e-mail to newscalendar@herald.com (with name and date of event on subject line). For questions, call 305-376-3355 from 10 a.m. to 6 p.m. weekdays.

BAZAARS

Alper JCC: Includes children's gifts, jewelry, handbags, accessories, books and toys, giftware, arts and crafts, personalized items and bake sale; 9 a.m.-7 p.m. Nov. 29; 11855 SW 112th Ave., Miami; free. 305-271-9000, ext. 301.

Beth Moash Congregation's PTA: Interested vendors please call the temple; 9 a.m.-4 p.m. Dec. 1; 2225 NE 121st St., North Miami; 305-891-5508.

Beth Torah Benny Rok: Trash to treasures; 7 a.m.-3 p.m. Dec. 1; Beth Torah Congregation, 20350 NE 26th Ave., North Miami Beach; 305-932-2829.

Cauley Square: Over 50 vendors display handmade crafts for the holidays; great gift ideas and spend the day in the village enjoying the holiday season; 10 a.m.-5 p.m. Dec. 3-4; 22400 Old Dixie Hwy., Goulds; free. 305-258-3543.

Central Presbyterian Church: The 20th annual Arts and Crafts show; 9 a.m.-3 p.m. Nov. 12; 12455 SW 104th St., West Miami-Dade; 305-274-4007.

Christ the King Lutheran White Elephant: Furniture, collectibles, housewares, toys, clothing, books and plant sale; 9 a.m.-3 p.m. Nov. 4-5; 1295 SW 57th Ave., East Miami-Dade; free. 305-665-5063.

Church of God of Prophecy: Community breakfast and giveaway including clothes, furniture and food; 9-11 a.m. Oct. 29; 305-634-8227.

Concordia Lutheran School Carnival: Games, food and crafts for early holiday shopping. Starts at 9 a.m. Oct. 22; 8701 SW 124th St.

Country Fair: Features hundreds of Christmas and craft items made entirely by members of the church; vendor booths still available for \$20; 8 a.m.-5 p.m. Nov. 5; Cutler Ridge United Methodist Church, 20740 Old Cutler Rd., Cutler Ridge; free. 305-235-6651 or 305-233-7457.

Craft Fair: Items include gifts, holiday decorations, cards and craft items; 10 a.m.-2 p.m. Dec. 1; Seymour Gelber Adult Day Care, 10125 SW 84th St., Miami; Event to take place in Building 12; free. 305-270-7979.

El Buen Samaritano: Craft fair 8 a.m. to 3 p.m. Oct. 22; 4585 W. Flagler St. Call 305-444-7246.

Fall Festival: Food, arts and crafts, farmer's market, plant sale and entertainment; 10 a.m.-5 p.m. Oct. 22; Pinecrest Gardens, 11000 SW 57th Ave., Pinecrest; \$6 adults, \$5 seniors, \$4 children 12 and under. 305-669-6942.

First Baptist Church of Cutler Ridge: Features barbecue chicken dinners, rides, games; vendors welcome; 8 a.m.-4 p.m. Nov. 12; 10301 Caribbean Blvd., Cutler Ridge. 305-235-2133.

First Church of North Miami Congregational: Treasure table with jewelry, arts, handmade crafts and collectible; includes Christmas ornaments, holiday and other handmade items; 9 a.m.-2 p.m. Oct. 29; 1200 NE 135th St., North Miami; free. 305-891-5286.

First United Methodist Falls: Includes

crafts, fall and holiday wreaths, decorated Christmas trees, baby quilts, unique gift items, pillow and ornaments; hamburger and hot dogs will be served; 9 a.m.-2 p.m. Nov. 5; First United Methodist Church of South Miami, 6565 Red Rd., Coral Gables; free. 305-665-0108.

Greenfield Day School: Purchase handmade goods, arts and crafts and food; 11 a.m.-8 p.m. Nov. 2; 11855 SW 112th Ave., \$36 per table and 18 percent of sales for the day. 305-595-4868.

The Growing Place Fall Bazaar: Features handmade jewelry, pottery and holiday pieces. Baked goods are also on sale. Proceeds benefit The Growing Place; 9 a.m.-2 p.m. Dec. 3; First United Methodist Church of Coral Gables, 536 Coral Way, Coral Gables. 305-441-7042.

Holiday Bazaar-Miami Beach: Raffle, silent auction, flower and bake sale. Food for sale; 9 a.m.-3 p.m. Nov. 6; St. Patrick Preschool, 3885 Meridian Ave., Miami Beach; Vendors \$50 for one table, \$25 for each additional. 305-539-8004.

Holiday Bazaar-West Kendall: 9 a.m.-8 p.m. Saturday, 8 a.m.-8 p.m. Sunday Dec. 3-4; Our Lady of Lourdes, 11291 SW 142nd Ave., West Kendall; \$50 for space, \$10 table rental fee. 305-408-9935.

Holiday/Hanukkah Bazaar: Items sold include jewelry, clothes, gifts and stationery. A light brunch is served to vendors; no food allowed into the temple. Each vendor is responsible for bringing a table covering; noon-6 p.m. Dec. 4; Beth Shira Congregation, 7500 SW 120th St., Pinecrest; \$50 for 8 foot table, \$25 for each additional table plus 15 percent of gross sales. 305-238-2601.

Miami County Day School: More than 50 vendors participating; gold and silver jewelry, clothing for men, women and children, gift items for the home, sports memorabilia and cards; 8 a.m.-6 p.m. Nov. 15; 601 NE 107th St., Miami; free. 305-759-2843, ext. 128.

Miami Shores Business and Professional Women's Club: Annual table top show and sales in honor of National Business Women's Week. Shop, meet, greet and enjoy tantalizing goods from around the globe; 6 p.m. Oct. 27; Miami Shores Country Club, 10000 Biscayne Blvd., Miami Shores; free. 305-759-4214 or 866-270-3308.

Miami Shores Presbyterian Church and School: Arts and crafts, pumpkin patch, food and games for all ages; vendors wanted; 10 a.m.-3 p.m. Oct. 22; 602 NE 96th St.; free. 305-751-5417.

Mystical Fair: Features workshops, unique activities, spirited performances, intriguing lectures, good food and lots of vendors; 10 a.m.-7 p.m. Oct. 22; First Unitarian Church of Miami, 7701 SW 76th Ave., West Miami-Dade; \$3, free children 12 and under. 305-297-5516.

An Old Fashioned Country Fair: Locally handmade crafts, a country

store and holiday gifts. Proceeds benefit the purchase of Teddy Bears to be distributed to those who need comfort in the community; 10 a.m.-5 p.m. Nov. 12; Palm Hammock Orchid Estate, Inc., 9995 SW 66th St., West Miami-Dade. 305-274-9613.

Palm Springs United Methodist Church: Crafts, quilts, Christmas decorations and antiques for sale. Plus, spaghetti dinner, including salad bar and dessert; 9 a.m.-2 p.m. Friday, 9 a.m.-7 p.m. and 4:30-6:30 p.m. spaghetti dinner Saturday, Nov. 4-5; 5700 W. 12th Ave., Hialeah. \$7 adults, \$3.50 children for dinner call for reservations and tickets. 305-821-3232 or 305-821-2073.

Perrine-Peters United Methodist Church: Crafts, food and a silent auction; 8 a.m.-4 p.m. 18301 S. Dixie Highway, Miami. 305-235-2309.

St. Catherine of Siena Flea Market: 8 a.m.-2 p.m. Oct. 22; \$25 for a covered booth, \$20 for an uncovered 10 foot by 10 foot spot; St. Catherine of Siena Catholic Church, 9200 SW 107th Ave., West Miami-Dade. 305-274-6333, ext. 210.

St. Joseph's Christmas: Christmas items, crafts, linens, jewelry, religion artifacts, silver, toys and new and used clothing, snack bar available; 10 a.m.-2 p.m. Nov. 20; St. Joseph's Catholic Church, 8625 Byron Ave., Miami Beach; free. 305-866-6567.

St. Matthew's Cooperative Preschool: Includes crafts, jewelry, Christmas gifts, ornaments and garage sale items; 8 a.m.-3 p.m. Nov. 5; 7410 Sunset Drive, South Miami; free. 305-661-1287.

St. Thomas Lutheran Church: Features handmade crafts, baked goods, yard sale items, vendor booths and lunch cafe; 9 a.m.-3 p.m. Nov. 5; St. Thomas by the Bay Lutheran Church, 17700 Old Cutler Rd., Miami. 305-232-1227.

Shopping Bazaar: Items including gifts, arts and crafts, make up, and baked goods on sale; 11 a.m.-3 p.m. Nov. 12; Woman's Club Of Homestead, 17905 SW 292nd St., Homestead. 786-255-3998.

South Miami Lutheran Home: Baked goods and picnic style lunch of hot dogs, hamburgers, chips and drinks for sale; 9 a.m.-3 p.m. Nov. 5; 7190 Sunset Dr., South Miami; free admission; vendors spaces \$35. 305-665-2582.

Temple Sinai of North Dade: Features designer handbags and jewelry for children's clothing, personalized stationery, toys and books and women's clothing; 8 a.m.-5:30 p.m. Nov. 8; 18801 NE 22nd Ave., North Miami Beach. 305-932-9011.

United Methodist Women's Annual: Home cooked scoop lunch, bake sale, homemade jellies, hand made crafts, fresh produce, nuts and plants; 9 a.m.-1 p.m. Dec. 3; Silver Palm United Methodist Church, 18555 SW 248th St., Homestead. 305-247-3769.

Wesley United Methodist Church Bazaar & White Elephant: Gift items, white elephants, baked goods; hot dogs and potato chips available; 9 a.m.-3 p.m. Oct. 22; 133 Ponce de Leon Blvd., Coral Gables; free. 305-238-6376.

Ye Dede Bear Den: Includes handmade crafts, holiday gifts, country store, entertainment and activities for the kids; 10 a.m.-5 p.m. Nov. 12; Palm Hammock Orchid Estate, Inc., 9995 SW 66th St., West Miami-Dade; free.

*TURN TO CALENDAR, 26



ZONING HEARING

BOARD OF COUNTY COMMISSIONERS
 THURSDAY, NOVEMBER 17, 2005 - 9:30 a.m.
 COMMISSION CHAMBERS - 2nd Floor
 STEPHEN P. CLARK CENTER
 111 NW 1 STREET, MIAMI, FLORIDA

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. SUMMERVILLE DEVELOPMENT, INC. (04-309)

Location: The northwest corner of theoretical SW 243 Street and theoretical SW 115 Avenue, Miami-Dade County, Florida (2.51 Net Acres)

The applicant is requesting a special exception to permit a charter school, on this site.

2. DIRECTOR DEPARTMENT OF PLANNING & ZONING (05-253)

Location: Lying south of the Black Creek Canal (C1-W), north of Old Cutler Road (SW 220 Street), and between SW 113 Avenue and approximately 190' west of SW 120 Avenue, Miami-Dade County, Florida (220 Acres)

The applicant is requesting a zone change from multiple zoning classifications to Goulds Community Urban Center District (GUCUD).

3. DIRECTOR DEPARTMENT OF PLANNING & ZONING (05-254)

Location: Lying south of SW 240 Street, north of SW 256 Street, west of SW 127 Avenue, east of SW 144 Avenue, Miami-Dade County, Florida (824 Acres)

The applicant is requesting a zone change from multiple zoning classifications to Princeton Community Urban Center District (PCUCD).

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications.

Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call (305) 375-2565.

If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access an equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-2936 at least five days in advance of the meeting.

* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.

R & E PALM VISTA II
CHRONOLOGY

May 2004	Applicant purchases Property
November 2005	BCC rezoned Property to PCUC
May 2006	Applicant submits ASPR applications
April 2007	Department of Planning and Zoning approves ASPR 06-16 and ASPR 06-18
April 2007	Applicant submits permitting plans to Building Department (Process No. C2007182183)
July 2007	2003 Declaration of Restrictions simultaneously discovered by First Bank of Puerto Rico during construction loan closing and Building Department
August 2007	Public Hearing Application 07-263 submitted
January 2008	Application heard by CZAB 15. Applicant surprised by neighborhood opposition and requests deferral to meet with affected residents.
February 15, 2008	DPZ staff informs Applicant that hearing was supposed to be heard by BCC, not CZAB 15
February 19, 2008	CZAB 15 relinquishes jurisdiction to BCC
March 4, 2008	Neighborhood meeting at Princetonian Park.
March 20, 2008	BCC Hearing

Jose Rene Infante
5920 Granada Boulevard
Coral Gables, Florida. 33146

RECEIVED
By the Clerk for the record.

March 19th 2008

APR 24 2008
Item B (07-263)
Exhibit B-2
Meeting BCC TRAINING

Miami-Dade County Board of County Commissioners
Attn. Honorable Commissioner Katy Sorenson

Honorable Commissioners:

The Princeton Charrette Design Master Plan was the process where the citizens voiced their vision of what and how their community can be developed in the future.

This process conceptualized the citizens ideas and thoughts for the community's future.

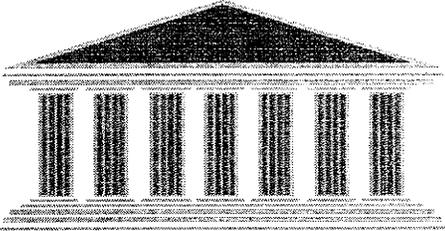
The process took into account the diversity of housing needs, level of services, businesses, transportation, employment and lifestyle for our community.

I was a participant of the process and served on the committee. I believe the end product of the Princeton Charrette Design Master Plan should be adopted and implemented.

Respectfully,



Rene Infante



Building the Foundation for Success

THE SHED GROUP

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By the Clerk for the record.

APR 24 2008

Item B (07-263)
Exhibit B-3
Meeting BCL ZONING

Officers

Linda M. Smiley
President

William E. Coleman, Sr.
Vice-President

Debra Barnes
Treasurer

March 20, 2008

Miami-Dade Board of County Commission
Miami, FL 33128

Dear Commissioners,

We are pleased to support the application being submitted by R & E AT PALM VISTA II, INC.

Board of Directors

Jerome Smiley
Secretary

Arthur Barnes

We recognize the businesses and families of Deep South Dade and their difficulties in planning, development and economic empowerment of their various neighborhoods. In this community increasing concerns compounded by the existence of poverty and multi-cultural challenges make it difficult finding consensus. Working with the community during the Princeton Charrette allowed the people to take ownership of their future and the direction it should take. The Princeton Charrette Design provided community support to ideas that are of benefit to the overall neighborhood

Princeton Charrette Design Master Plan was adopted by the Board of County Commission; we agreed to support the Princeton Charrette Design Master Plan and all applicants that commit to develop according to the Charrette Design.

We are wholeheartedly supportive of the collaborative efforts of the businesses and families of Princeton and encourage your support for this application.

Sincerely,

William E. Coleman, Sr., MBA
Vice President, The SHED Group



Greater Homestead/Florida City Chamber of Commerce

Serving the South Dade Area Since 1915

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By the Clerk for the record.

March 18, 2008

APR 24 2008
Item B (07-263)
Exhibit B-4
Meeting REC ZONING

Board of County Commissioners
Miami-Dade County
111 NW 1st Street
Miami, Fl 33128

Dear Members of the Board,

Five years ago, as a representative of the Greater Homestead/Florida City Chamber of Commerce, I participated in the process of the Princeton Charrette Design Master Plan. The plan was a community driven, participatory process for citizens to form their vision of how their community could be developed to meet the future needs of its people.

This process encouraged citizens of various backgrounds, concerns and political beliefs to come together and produce one united concept for the future of the community. They planned and incorporated ideas to address housing, schools, business, transportation, employment and recreation in preparation for a growing community.

The Chamber supports the end product of the Princeton Charrette Design Master Plan as a way forward for the Princeton community, and we encourage our elected officials to support the vision that has been put forth in the Charrette Design.

Sincerely,

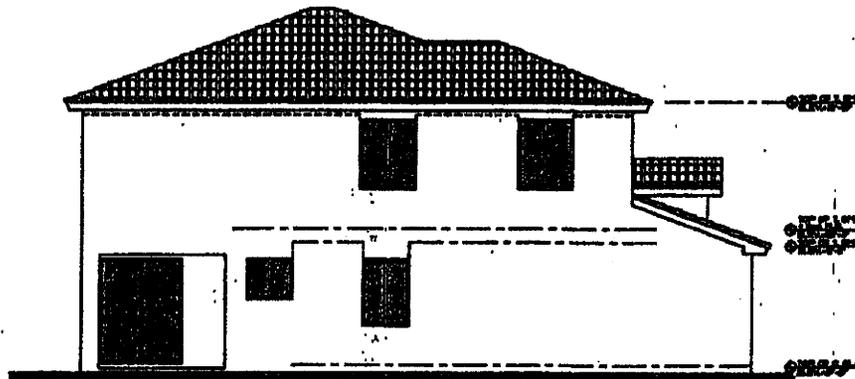
Mary Finlan
Executive Director



"We've Got the Sun and a Whole Lot More!"

Original Development Plans

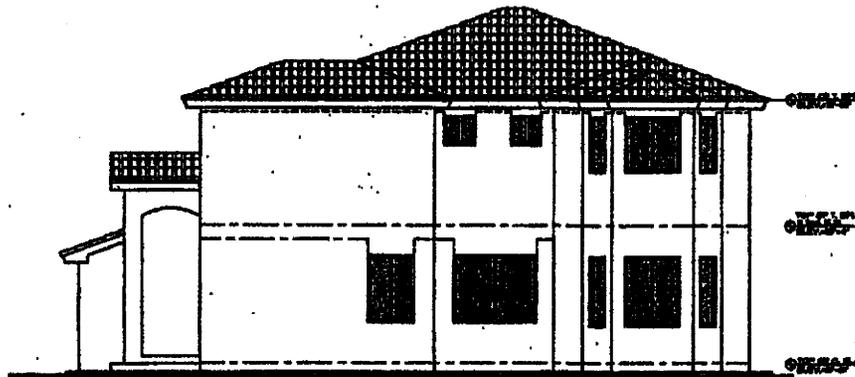
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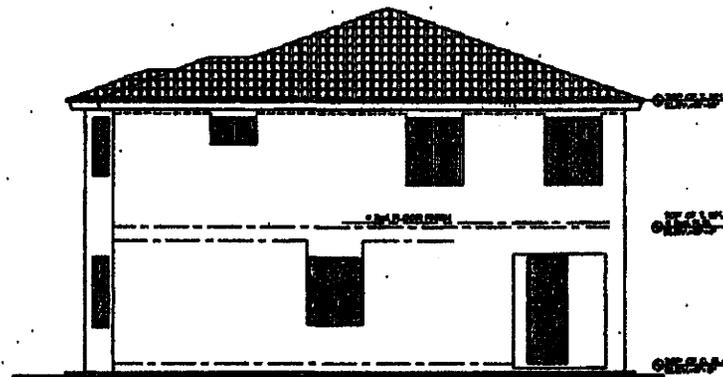
LEFT SIDE ELEVATION



FRONT ELEVATION



RIGHT SIDE ELEVATION



REAR ELEVATION

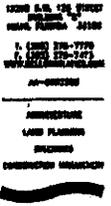
RECEIVED By the Clerk for the record.

APR 24 2008

Item B-5 (07-263)
 Exhibit B-5
 Meeting BCL ZONING

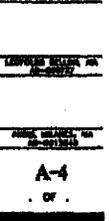
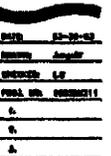
EXTERIOR ELEVATIONS
 UNIT 'G'

Signature
 4.15.08



CARDINAL DEVELOPMENT

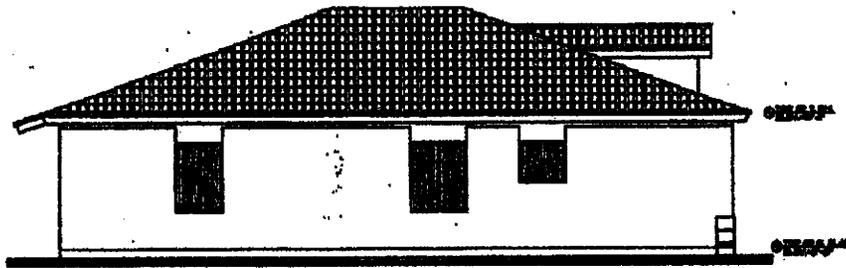
UNIT MODEL 'G' - ELEVATIONS



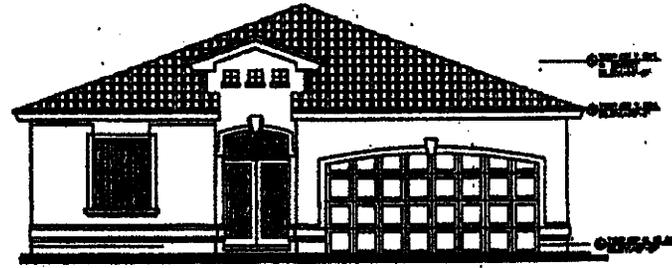
A-4

02-100

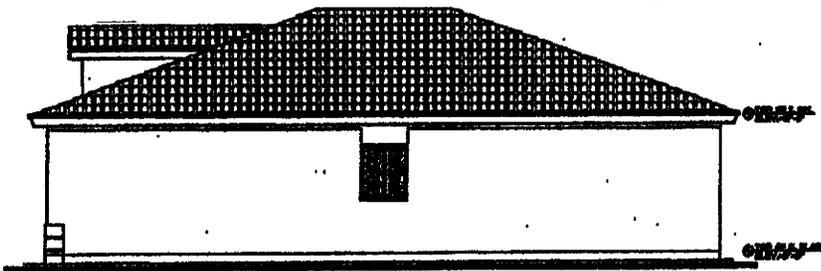
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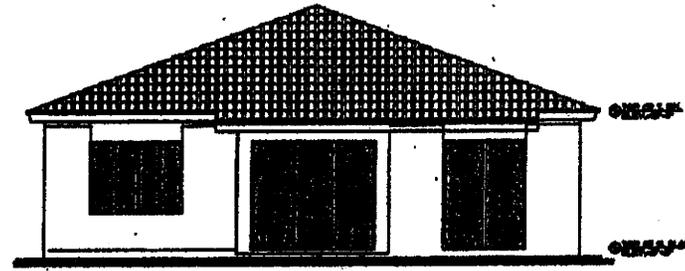
LEFT SIDE ELEVATION
2001



FRONT ELEVATION
2001



RIGHT SIDE ELEVATION
2001



REAR ELEVATION
2001

Bellon
Wilanes

ARCHITECTS
1000 N. 10TH AVE.
SUITE 100
DENVER, CO 80202
TEL: 303.733.1111
WWW.BELLONWILANES.COM

ARCHITECTURE
LANDSCAPE
INTERIOR
DESIGN

CARDINAL DEVELOPMENT

PROVIDING COMMUNITY SERVICES

03-120

UNIT MODEL 'E' - ELEVATIONS

DATE: 03/15/07
SCALE: AS SHOWN
DRAWN BY: JCL
CHECKED BY: JCL

PROJECT: 03-120
SHEET: 1 OF 1

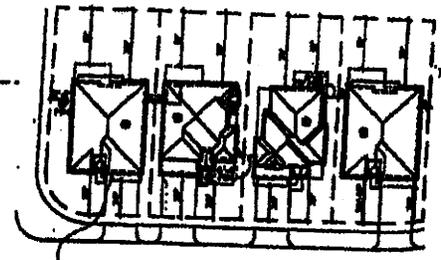
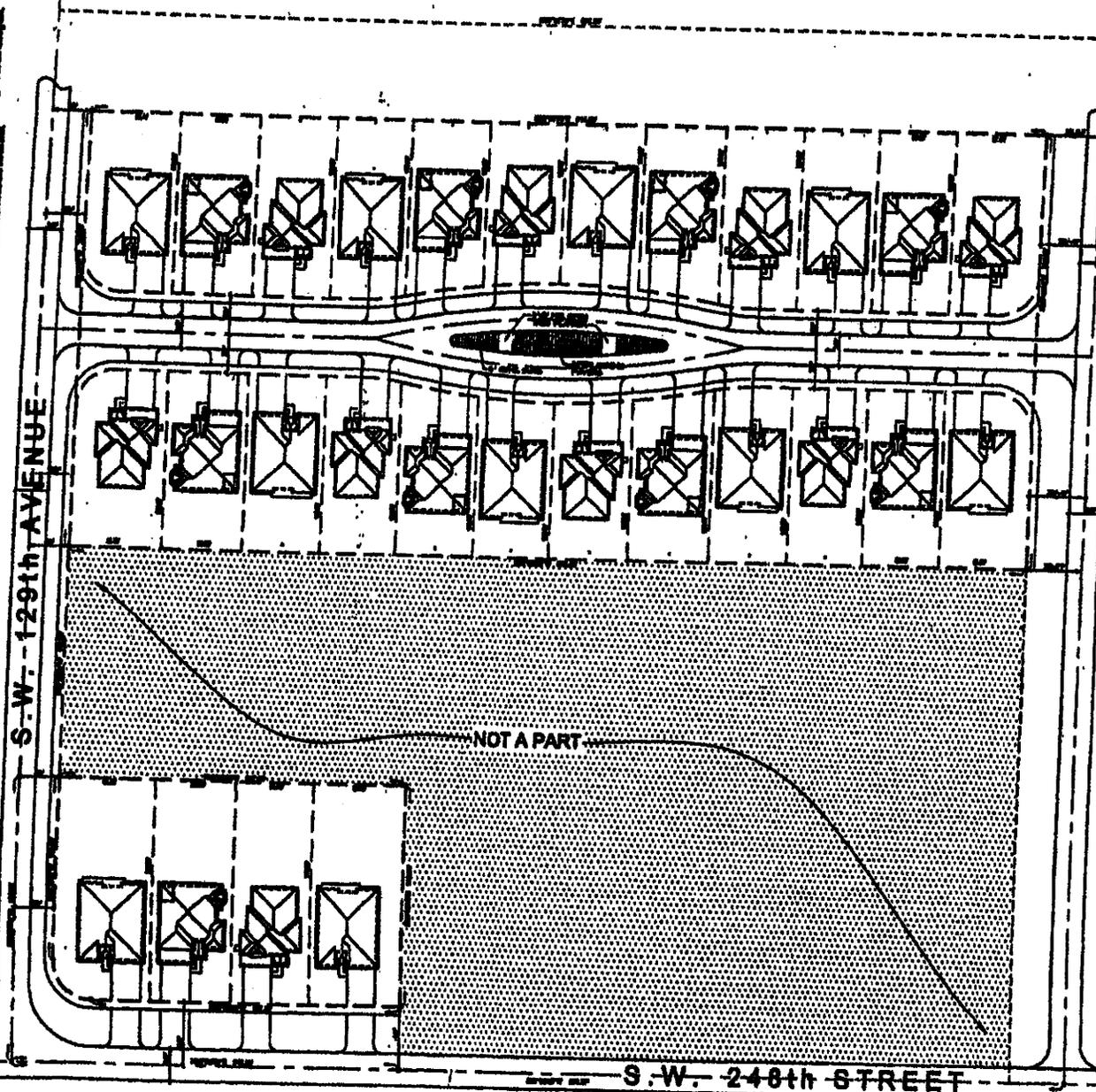
A-2
1/8"

EXTERIOR ELEVATIONS
UNIT 'E'

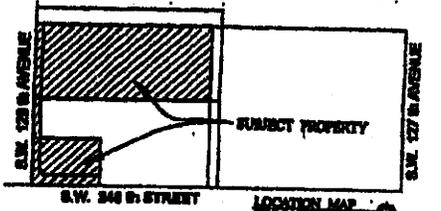
John Wilanes
4.15.07

43

Bellon Villanes
 ARCHITECTS
 1000 S.W. 15th Avenue
 Suite 100
 Miami, FL 33135
 Phone: (305) 371-1111
 Fax: (305) 371-1112
 www.bellonvillanes.com



NOTE: DOTTED LINE INDICATES MAXIMUM EXTERIOR LIGHTS PERMITTED



PROPOSED DEVELOPMENT DATA

PROPOSED DEVELOPMENT	_____
PROPOSED ZONING	_____
PROPOSED LOT AREA	_____
PROPOSED LOT AREA PER ACRE	_____
PROPOSED LOT AREA PER SQUARE FOOT	_____
PROPOSED LOT AREA PER SQUARE FOOT PER ACRE	_____
PROPOSED LOT AREA PER SQUARE FOOT PER ACRE PER SQUARE FOOT	_____
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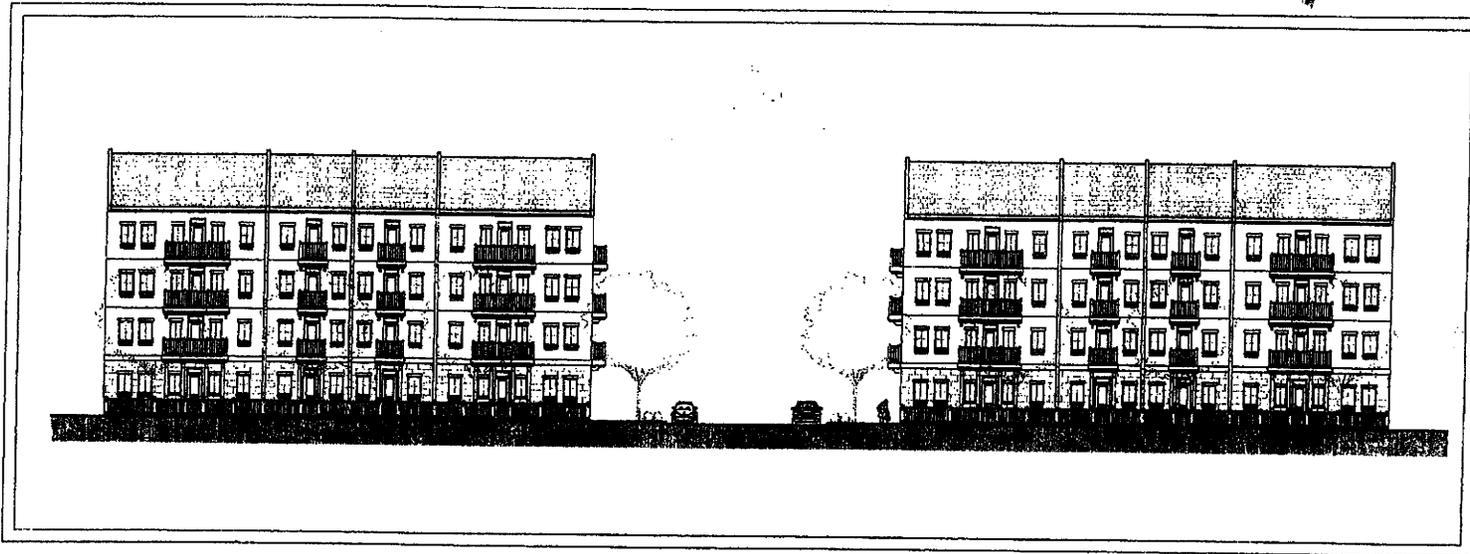
RECEIVED
 APR 21 2003
 ZONING HEARING'S SECTION
 MIAMI-DADE PLANNING AND ZONING DEPT.

LEGAL DESCRIPTION
 THE SOUTH 80 FEET OF THE SOUTH 800 FEET OF THE SOUTH 1/4 OF THE 34 OF THE 34 OF SECTION 34, TOWNSHIP 26 SOUTH, RANGE 30 WEST, DEER CREEK COUNTY, FLORIDA, LESS THE EAST 71.57 FEET THEREOF, AND SUBJECT TO A PORTION OF WAY DESIGNATION ACROSS THE WEST 20 FEET,
 AND
 THE NORTH 40.4 FEET OF THE SOUTH 800 FEET OF THE SOUTH 1/4 OF THE 34 OF THE 34 OF SAID SECTION 34, LESS THE EAST 71.57 FEET THEREOF, AND SUBJECT TO A PORTION OF WAY DESIGNATION ACROSS THE WEST 20 FEET,
 AND
 THE WEST 20 FEET OF THE NORTH 1/4 OF THE SOUTH 800 FEET OF THE 34 OF THE 34 OF SAID SECTION 34.

CARDINAL DEVELOPMENT

Signature
 4.15.03

Plans with Covenant Removed



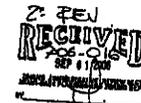
JAC SUBDIVISION AT PRINCETON

BY
R & E AT PALM VISTA II INC.
7865 CORAL WAY
MIAMI, FLORIDA 33155
p:305.267.9500 f:305.267.9510

ARCHITECT:
FLEITES DE LEON-FLEITES INC.
11434 S.W. 148 STREET
MIAMI, FLORIDA 33176
p:305.633.8020 f:305.633.4458

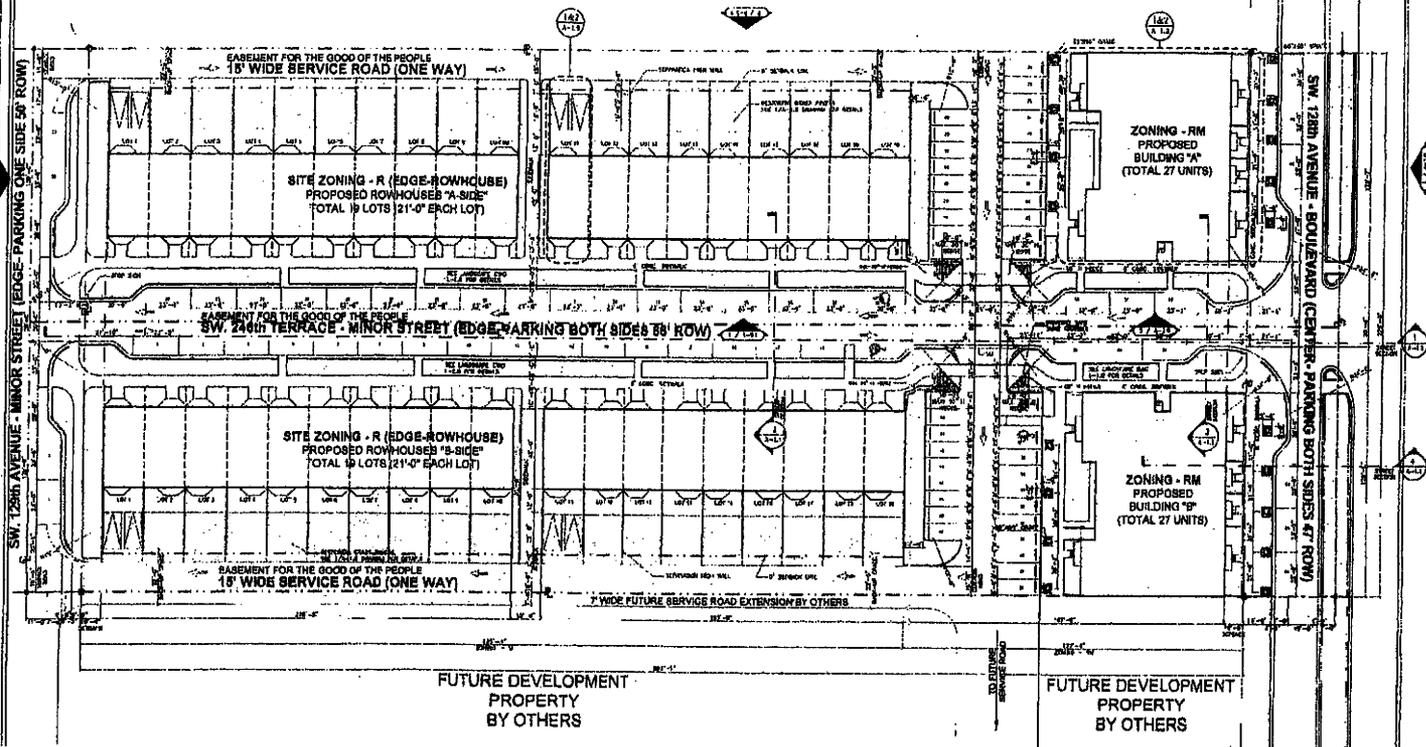
SEPTEMBER 01, 2006

118 Apartments



EXISTING DEVELOPED PROPERTY BY OTHERS

F.P.L. PROPERTY



SITE DATA - LOT A
ZONING: R/RM (RESIDENTIAL)

NET AREA: 2,188,209 SF. (2.388 ACRES)

LEGAL DESCRIPTION: 25 30 30 411 AC 836 711.5777' OF SE COR. OF SE 1/4 213207' TO PUB. HIGHWAY 9841070' 52727' N. TO PUB. LESS W 2571' LOT SEC. 20, T. 14 N., R. 17 E.

DENSITY: 23 ROWHOUSES A-B & B-200

DENSITY	ALLOWED	PROVIDED
R (ROWHOUSE A-B & B-200)	49.12 UNITS	38 UNITS
2.73 X 18 = 49.12		
ROWHOUSE (A-200)		10 UNITS
3 BEDROOMS @ 2,044 SF. / LOT		
ROWHOUSE (B-200)		10 UNITS
3 BEDROOMS @ 2,044 SF. / LOT		
RM (APARTMENT BUILDING A & B)	41.52 UNITS	34 UNITS
186'-0" X 274' = 51,000 SF. (1.268 ACRES)		
1,209 X 38 = 45,872		
BUILDING A @ 24,861 SF		27 UNITS
BUILDING B @ 24,861 SF		27 UNITS
AVERAGE DENSITY	92 UNITS	62 UNITS

BUILDING SETBACKS

	REQUIRED	PROVIDED
R (ROWHOUSE A-B & B-200)		
FRONT (ON 24th AVENUE)	10'-0"	10'-0"
REAR (ON 126th AVE.)	0'-0"	0'-0"
REAR (SERVICE ROAD)	0'-0"	0'-0"
RM (APARTMENT BUILDING A & B)		
FRONT (ON 126th AVE.)	10'-0"	10'-0"
REAR	0'-0"	0'-0"
REAR	0'-0"	0'-0"

PARKING

	REQUIRED	PROVIDED
R (ROWHOUSE A-B & B-200)		
2.0 PARKING SPACES / LOT	76	76
2.0 X 38 LOTS = 76		
RM (APARTMENT BUILDING A & B)		
45.5 PARKING SPACES / BUILDING	91	91
45.5 X 2 = 91	(4 1/2)	(4 1/2)
TOTAL	167	167

OPEN SPACE

	REQUIRED	PROVIDED
R (ROWHOUSE A-B & B-200)		
NET LOT AREA @ 118,707 SF.	11,870 SF.	16,858 SF.
LOT AREA BY CHAPTER 22 - 118,707 SF. @ 0.1 = 11,870 SF.		
PRIVATE OPEN SPACE INCLUDING COURTYARDS, TERRACES, AND LAUNDRY	400 SF./LOT	328 SF./LOT
RM (APARTMENT BUILDING A & B)		
NET LOT AREA @ 16,858 SF.	4,810 SF.	8,008 SF.
LOT AREA BY CHAPTER 22 - 16,858 SF. @ 0.1 = 1,686 SF.		
PARKING LOT OPEN SPACE BY CHAPTER 22 - 410 SF.	410 SF.	910 SF.
410 SF. @ 0.1 = 410 SF.		
TOTAL SF. OF OPEN SPACE REQUIRED BY CHAPTER 22	16,810 SF. (17,728 SF.)	23,142 SF. (28,252 SF.)

SOIL POISONING NOTES

- ALL BUILDINGS SHALL HAVE PRE-CONSTRUCTION TREATMENT PROTECTION AGAINST SUBSTANTIAL TREATMENT AS PER F.P.L. 1816.17-A CERTIFICATE OF COMPLIANCE SHALL BE RETURNED TO THE BUILDING DEPARTMENT BY THE LICENSED PEST CONTROL COMPANY THAT CONTAINS THE FOLLOWING STATEMENT: "THE BUILDING HAS RECEIVED A COMPLETE TREATMENT FOR THE PREVENTION OF SUBSTANTIAL TREATMENT IS IN ACCORDANCE WITH THE RULES AND LAWS ESTABLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES."
- CONTRACTOR TO APPLY SOIL POISONING TREATMENT TO SOIL AND EXISTING MACHS WILL BE COVERED BY OR UNDER ADJUDICATORY TO REMEDIES.
- TREAT MASONRY FOUNDATIONS.
- INSTALL AND MAINTAIN PIPES AND CONDUITS FOR REMEDIATION SLABS ON P.F.L. TO PROVIDE A LATERAL BARRIER TO SUBSTANTIAL REMEDIATION.
- APPLY SOIL POISONING SOLUTION AFTER 48-HOUR PERIOD HAS BEEN OBSERVED FOR SETTLEMENT OF ANY FLOOR SLAB WATER DAMAGED AND AS SOON AS PRACTICAL, PRIOR TO PLACEMENT OF FLOORING SLABS AND COATS ON MASONRY PARTS.
- MAINTAIN ADJUDICATORY AT LEAST 12 HOURS PRIOR TO PLACEMENT OF CONCRETE SLABS DURING NORMAL WORKING HOURS IN ORDER TO BE SUBJECT TO INSPECTION.

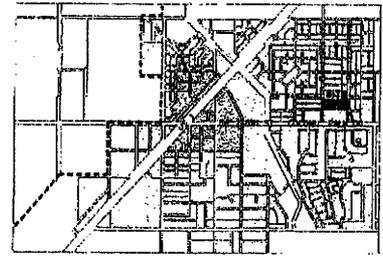
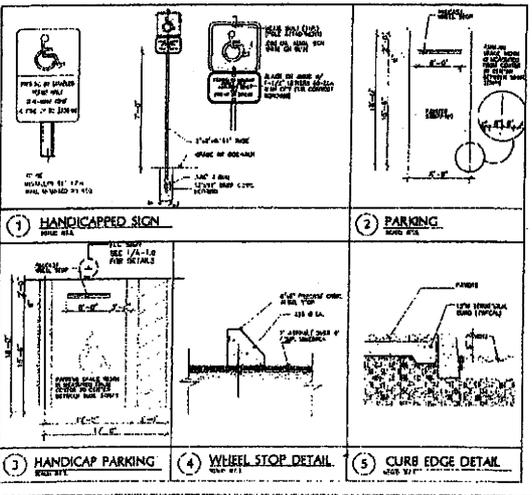


PLANNING DEPARTMENT INC. 4000 N. UNIVERSITY BLVD. SUITE 1000 PRINCETON, NJ 08540

CLIENT: JAC SUBDIVISION ROWHOUSES, BUILDING A & B AT PRINCETON

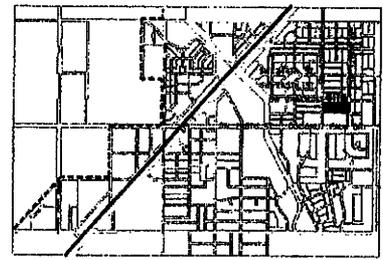
DATE: 09.01.08
SHEET NO. A-1.0

JAC SUBDIVISION ROWHOUSES, BUILDING A & B AT PRINCETON



KEY

- [Pattern] CORE SUB-DISTRICT
- [Pattern] CENTER SUB-DISTRICT
- [Pattern] EDGE SUB-DISTRICT
- [Pattern] EDGE SUB-DISTRICT



KEY

- [Line Style] US 1
- [Line Style] BLVDWAY
- [Line Style] BOULEVARD
- [Line Style] MAIN STREET
- [Line Style] SERVICE ROAD
- [Line Style] EDGE SUB-DISTRICT

SUB-DISTRICT PLAN
SCALE: 1" = 10'

STREET TYPES PLAN
SCALE: 1" = 10'

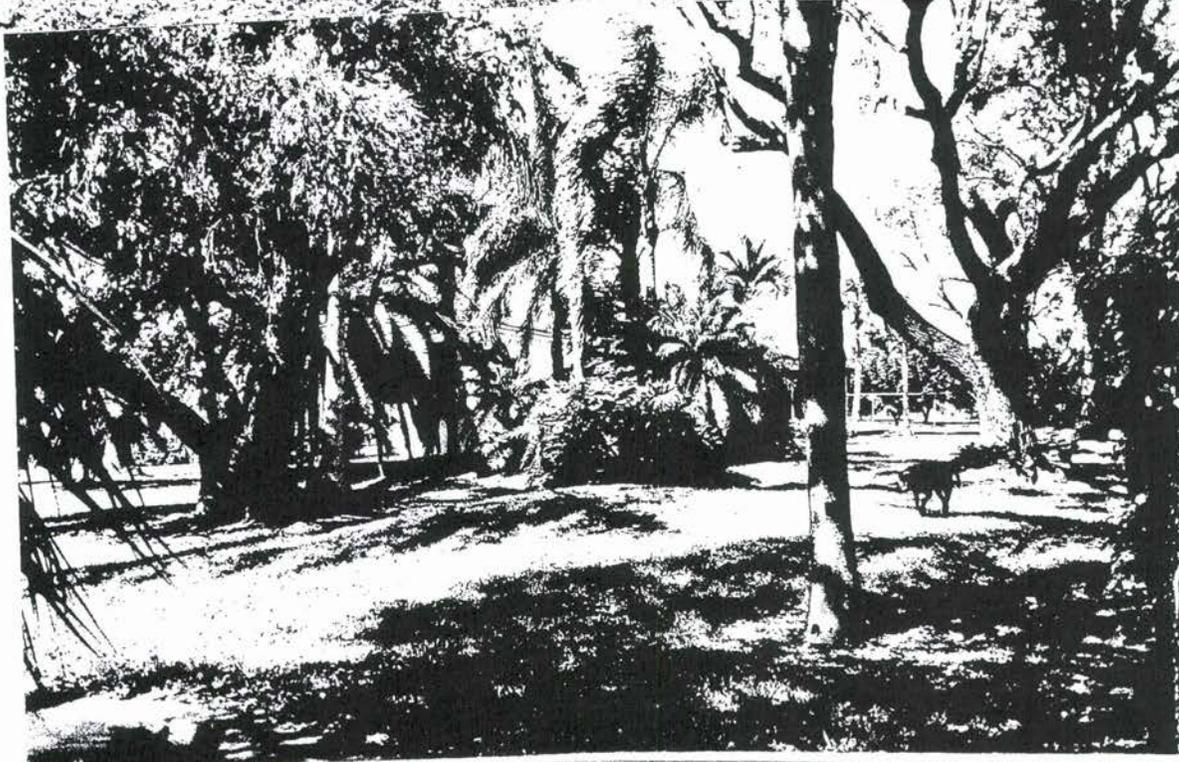
DRAWING NAME: SITE PLAN

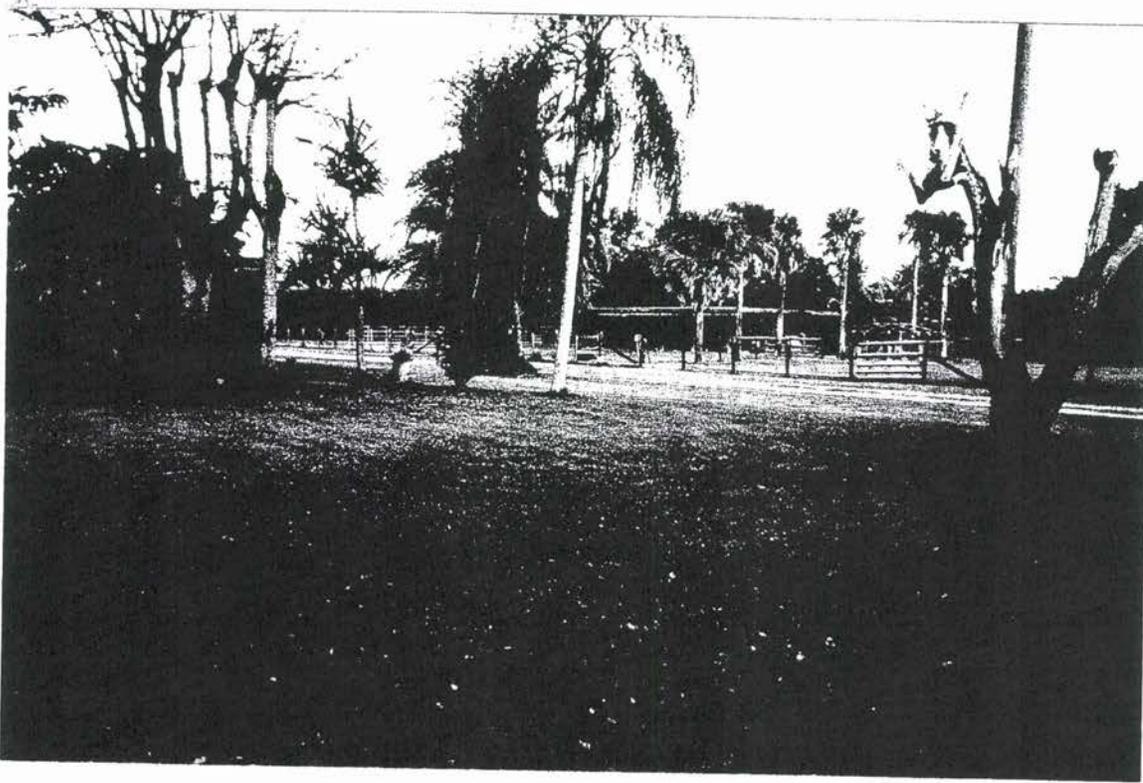
DATE: 09.01.08

SHEET NO. A-1.0

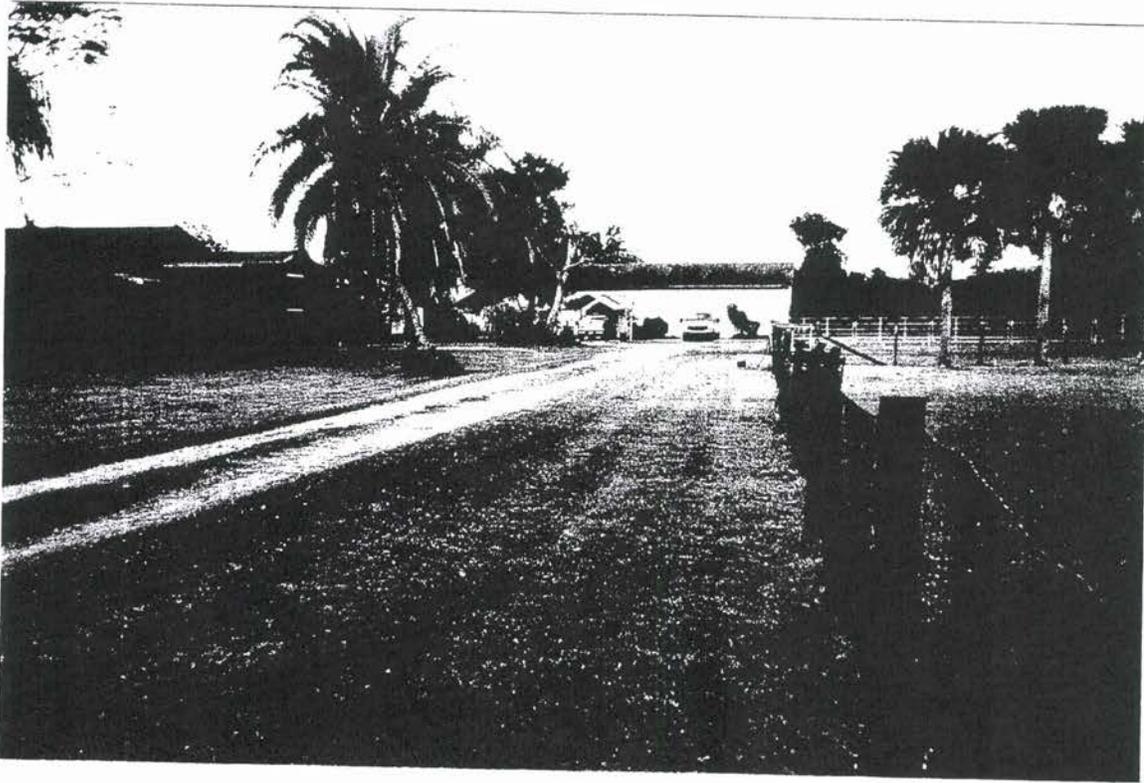


Mr & Mrs Rose
24700 SW
129 Ave





Cook-Sante
23950 SW
129 Ave



**Economic
Development
Council**

Investing For The Future

SOUTH MIAMI-DADE

Palmetto Bay • Cutler Bay • Perrine

CHAIRMAN

Mary Pettit

The Deering Estate Foundation

VICE-CHAIRMAN

Ginger Henry

Miami Children's South Dade

SECRETARY/TREASURER

Leila Toledo

*Southern Methodist United Children
Kindergarten*

IMMEDIATE PAST CHAIR

Paul Neidhart

Curbside Florist & Gifts

BOARD MEMBERS

Wilbur Bell

Bell's Short Stop

Frieda Brown

TotalBank

Ed Hanna

West Perrine C.D.C.

Lorene Perrin

Jobing.com

Sharon Haxton

Community Partnership for Homeless

Richard M. Horton

The Green Companies

Ed MacDougall

ChoiceOne Companies

Mel Mendelsohn

Cruise Planners, Inc.

Barbara Ronda

Jackson South Community Hospital

JoAnn Parns

Palmetto Bay Village Center

Sergio Pinto

Bank Atlantic

Ronald Tookes

Miami-Dade Police Department

Enrique Ventura

Remax Premiere Realty

Eleanor Winhold

Winhold Montessori

CHAMBER SOUTH

Robert Gallaher

Gallaher & Birch, Inc.

VILLAGE OF PALMETTO BAY

Ron Williams

Village Manager

Town of Cutler Bay

Steven Alexander

Town Manager

VISION COUNCIL

Michael Richardson

President, Vision Council

DIRECTOR EMERITUS

Charles Bell

Bell's Banner Barn

CHAIR EMERITUS

Lisa Greer (2005-2006)

Community Bank of Florida

Joyce Masso (2004-2005)

Al's Lawnmower Sales & Services

EXECUTIVE DIRECTOR

Herb Parlato

RECEIVED
By the Clerk for the record.

APR 24 2008

Item B (07-263)
Exhibit B-6
Meeting BCC ZONING

April 24, 2008

Chairman Bruno Barreiro
Miami-Dade County
Board of County Commissioners
111 NW 1st Street, Suite 220
Miami, FL 33128

RE: South Miami-Dade County Charrettes

Dear Chairman Barreiro:

The need to develop a vision for South Miami-Dade County grew out of the area's comprehensive planning process called a charrette. It was important to determine the future of South Miami-Dade County rather than depending on the market to forge the better communities envisioned for the area.

The nine (9) area charrettes in South Miami-Dade County all have something in common - community involvement and the drive to build walkable town centers along the transit corridor.

The Economic Development Council of South Miami-Dade, Inc. operates as an economic development advocate in south Miami-Dade County, whose primary function is the expansion, retention and recruitment of businesses and jobs, committed to maintaining the quality of life for the residents in the area.

The Economic Development Council of South Miami-Dade County, Inc. enthusiastically supports the Princeton Charrette process and its end product of smarter growth and development

Please do not hesitate to contact me directly if you have any questions - 305-378-9470.

Sincerely,



Herb Parlato
Executive Director

900 Perrine Avenue • Palmetto Bay, FL 33157
Phone: 305-378-9470 • Fax: 305-254-0805
www.edcsouthdade.com • info@edcsouthdade.com



RECEIVED
By the Clerk for the record.

APR 24 2008

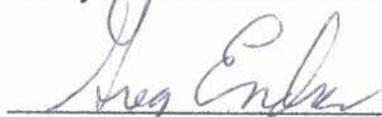
Item B (07-263)
Exhibit B-7
Meeting BCC ZONING

Katy Sorenson and County Commissioners,

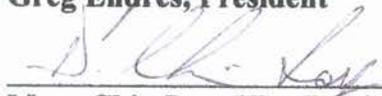
We, the Board of Director's of Biscayne Run, a/k/a Princetonian by the Park, represent 173 homeowners and their families. As their elected representatives, we feel it is in their best interest to oppose any changes in the zoning\covenant regarding the property located at: the Northeast corner of SW 129 Avenue, and SW 248 Street and lying East of SW 129 Avenue on both sides of SW 246 Terrace in Miami-Dade County, Florida.

The present covenant states that 28 single family dwellings may be built on said property which is consistent with the existing local developments. The proposal to build high rise, densely populated apartment buildings would be in such contrast to our neighborhood that it would negatively impact property values, traffic and crime rates. The existing infrastructure is already over burdened and this change would make matters worse. We strongly urge you to keep the existing land use, zoning and covenant in place.

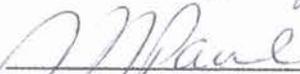
Thank you,
Biscayne Run Board of Directors:



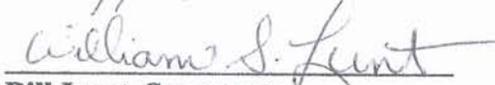
Greg Endres, President



Marc Chin Loy, Vice President



Marcea Paul, Treasurer



Bill Lunt, Secretary

Biscayne Run Community
 SW 248 Street

Petition to Board of County Commissioners

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APR 24 2008

Doc # 07-263
 Exhibit B-8
 Meeting BCC 30 NUB

Petition summary and background	Hearing Number 07-263: R&E at Palm Vista II, Inc., is requesting a change in the covenant from single family dwellings to allow for the construction of row houses which will be four (4) stories consisting of 1, 2 and 3 bedroom apartments for a total of 118 units. The location is NE corner of SW 129 Avenue and SW 248 Street, lying East of SW 129 Avenue on both sides of SW 246 Terrace in Princeton by the Park, Miami-Dade County
Action petitioned for	We, the undersigned, are concerned citizens who urge our leaders to act now to deny this change in the covenant and only allow single family dwellings.

Printed Name	Signature	Address	Comment	Date
1. LUCINDA ENDRES	<i>Lucinda Endres</i>	12821 SW 248 TER	Deny this change request	3-17-08
2. Milda Arizaga	<i>M Arizaga</i>	12801 SW 248 Terr	DENY THIS CHANGE.	3-17-08
3. Gloria T. Matias	<i>Gloria T. Matias</i>	12781 SW 248 TR	Deny this change	3/17/08
4. JOSE SUAREZ	<i>J. Suarez</i>	12770 S.W. 248 TH TER	DENY CHANGE	3/17/08
5. Maricely Trujillo	<i>Maricely Trujillo</i>	12771 S.W. 248 TH		3/17/08
6. Milagros RODRIGUEZ	<i>Milagros Rodriguez</i>	12751 SW 248 Terr		3/17/08
7. WAYNE J. MOLINA	<i>Wayne J. Molina</i>	24857 SW 127 PATH	DENY CHANGE	3/17/08
8. DOUGLAS CHAN LOY	<i>D. Chan Loy</i>	24833 S.W. 128 Ct.		03/17/08
9. JOSE A. RADO	<i>Jose A. Rado</i>	24832 SW 128 ct	Deny change	03/17/08
10. MURNA RODRIGUEZ	<i>Murna Rodriguez</i>	12831 SW 248 Terr	Deny change	3/17/08
11. SAPRODIA CONTRAS	<i>Saprodia Contreras</i>	12861 SW 248 th Terr	Deny change	3/17/08

(Signature)

Printed Name	Signature	Address	Comment	Date
12. Carlos Cruz	<i>Carlos Cruz</i>	24851 SW 128th Path Homestead, FL 33032		3/17/08
13. Janic Vilas	<i>Janic Vilas</i>	24831 SW 128th Path.		3/17/08
14. MARCEA PAUL	<i>M Paul</i>	24861 SW 128 PATH		3/17/08
15. COLIN PAUL	<i>Colin Paul</i>	24861 SW 128 PATH		3/17/08
16. YUDISY PABLO	<i>Yudisy Pablo</i>	24881 SW 128 PATH		3/17/08
17. Sorayda Noguera	<i>Sorayda Noguera</i>	24921 SW 128 path		3/17/08
18. Marie Rosembert	<i>Marie Rosembert</i>	24941 SW 128 path.		03/17/08
19. Elizabeth Marrow	<i>Elizabeth Marrow</i>	24958 SW 128 Path		03/17/08
20. Oumar MARRAW	<i>Oumar Marrow</i>	24958 SW 128 path		3/17/08
21. DANARD, SAINTVIL	<i>Danard Saintvil</i>	24835 SW 128 PL		3/17/08
22. Briseida Camarero	<i>Briseida Camarero</i>	12811 SW 248 terr		3/17/08
23. Jose Vega	<i>José Vega</i>	12797 SW-248 terr.		3/17/08
24. Lidia Vega	<i>Lidia Vega</i>	12797 SW 248 Terrace		3/17/08
25. Jonathan Vega	<i>Jonathan Vega</i>	12797 SW 248 terrace		3/17/08
26. José M. Cueva	<i>José M. Cueva</i>	12760 S.W. 249 Terr.		3-17-08
27. Donald Corbett	<i>Donald Corbett</i>	12899 S.W. 248 Terrace		3-17-08

Printed Name	Signature	Address	Comment	Date
28. JUAN A INGOEL		12740 SW 249 TERR	DENY CHANGE	3/17/08
29. ASTERIN REOEL		12740 SW 249 TERR	DENY CHANGE	3/17/08
30. VICTOR ARIAS		12750 SW 249 Terr	DENY CHANGE	3/18/08
31. GERSSON MARREDO		24903 S W. 127 PL	DENY CHANGE	3/18/08
32. ELIZABETH CUEVA		12760 SW 249 TERR	DENY CHANGE	3/18/08
33. LINDA GUELOS		24923 SW 127 PL	DENY CHANGE	3/18/08
34. MICHAEL DE CARDONA		24923 SW 127 PL	DENY CHANGE	3/18/08
35. VICENTE DE CORDERO		24923 SW 127 PL	DENY CHANGE	3/18/08
36. RAYMOND JENNIFER BRUNOFF		24915 SW 127 CT	DENY CHANGE	3/18/08
37. EVELYN MENDOZA		24915 SW 127 CT	DENY CHANGE	3/18/08
38. JORGE NAVAS		24905 SW 127 CT	DENY CHANGE	3/18/08
39. INGRID NAVAS		24905 SW 127 CT	DENY CHANGE	3/18/08
40. ANILIOS SANCHEZ		24875 SW 127 CT	DENY CHANGE	3/18/08
41. ANA SANCHEZ		24875 SW 127 CT	DENY CHANGE	3/18/08
42. COSME D. PEREZ		24910 SW 127 CT	DENY CHANGE	3/18/08
43. SERAFIA HERNANDEZ		24910 SW 127 CT	DENY CHANGE	3/18/08

Printed Name	Signature	Address	Comment	Date
44. Maria A. Lunt	Maria A. Lunt	24930 S.W 127 Ct. ^{Unit 33022}	Deny changes for regaining	3/18/08
45. WILLIAM S. LUNT	William S. Lunt	24920 SW 127 Ct.	DENY THIS CHANGE OF COVENANT	3/18/08
46. OSWALDO MOLINA	[Signature]	24865 SW 127 Ct	DENY CHANGE OF COVENANT	3-18-08
47. Julian Lopez	[Signature]	24865 SW 127 Ct	Deny change covenant	3-18-08
48. STEVE SANDIFER	Steve Sandifer	24925 SW 127 Ct	/	3/18/08
49. Careliz Sandifer	[Signature]	24925 SW 127 Ct.		3/18/08
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