

**Miami-Dade County Department of Regulatory and Economic Development
Staff Report to Community Council No. 12**

PH: Z15-108 (16-2-CZ12-2)

February 2, 2016

Item No. 2

| Recommendation Summary | |
|--|---|
| Commission District | 8 |
| Applicants | Kevin and Kathleen Murray |
| Summary of Requests | The applicants are seeking to permit a proposed guest house resulting in more rear yard area coverage than is permitted by Code. |
| Location | 8210 SW 111 Terrace, Miami-Dade County, Florida |
| Property Size | 0.63 acre |
| Existing Zoning | EU-1; Single-Family One Acre Estate District |
| Existing Land Use | Single-family residence |
| 2020-2030 CDMP Land Use Designation | Estate Density Residential (see attached Zoning Recommendation Addendum) |
| Comprehensive Plan Consistency | Consistent with interpretative text, goals, objectives and policies of the CDMP |
| Applicable Zoning Code Section(s) | Section 33-311(A)(4)(b) Non-Use Variances From Other Than Airport Regulations <i>(see attached Zoning Recommendation Addendum)</i> |
| Recommendation | Approval with conditions |

REQUEST:

NON-USE VARIANCE to permit a proposed guest house with a rear yard area coverage of 10.6%. (5% maximum permitted).

Plans are on file and may be examined in the Department of Regulatory and Economic Resources, entitled, "Variance Request for Rear yard Guest House: For Kevin and Kathleen Murray" as prepared by Jose L. Diaz Architect, and dated stamped received October 6, 2015, consisting of two sheets. Plans may be modified at public hearing.

PROJECT DESCRIPTION: The site plan shows the proposed 800 sq. ft. guest house in the rear (south) area on the 0.63 acre subject property.

| NEIGHBORHOOD CHARACTERISTICS | | |
|-------------------------------------|--------------------------------|--|
| | Zoning and Existing Use | Land Use Designation |
| Subject Property | EU-1; single-family residence | Estate Density Residential, (1 to 2.5 dua) |
| North | EU-1; single-family residence | Estate Density Residential, (1 to 2.5 dua) |
| South | EU-1; single-family residence | Estate Density Residential, (1 to 2.5 dua) |
| East | EU-1; single-family residence | Estate Density Residential, (1 to 2.5 dua) |
| West | EU-1; single-family residence | Estate Density Residential, (1 to 2.5 dua) |

NEIGHBORHOOD COMPATIBILITY:

The subject property is a 0.63 acre site, located 8210 SW 111 Terrace, Miami-Dade County, Florida. The subject property is surrounded by EU-1, Single-Family One Acre Estate District zoned properties to north, east, south and west.

SUMMARY OF IMPACT:

The approval of this application will permit an existing single family residence with a guest house. Staff opines that the increased rear yard area coverage of the proposed guest house will not have any negative visual impacts on the surrounding area due to the fact that it will be adequately screened by a subdivision wall and an existing hedge abutting the parcel to the south, and that it will be centrally located in the rear yard area.

COMPREHENSIVE DEVELOPMENT MASTER PLAN ANALYSIS:

The Comprehensive Development Master Plan (CDMP) Land Use Plan (LUP) map designates the site for **Estate Density Residential**. The application seeks to permit a guest house on the 0.63 acre subject property. However, approval of the request would result in an increase in rear lot coverage beyond what is permitted by the zoning district. Staff notes that the proposed guest house is a permitted use in the EU-1 zoning district. Therefore, staff opines that subject to a condition requiring the applicants to submit a Declaration of Use limiting the subject property to a single-family use prior to permitting, the approval of the application will not result in additional parcelization of the subject site above which is not allowed, nor change the single-family residence use.

As such, staff opines that approval with conditions of the request would be **consistent** with the Uses allowed under the Estate Density Residential land use category text and the density threshold of the CDMP Estate Density Residential Communities LUP Map designation.

ZONING ANALYSIS:

The applicants are seeking to permit a proposed guest house resulting in a rear lot coverage of 10.6%. (5% maximum permitted). When the request is analyzed under Section 33-311(A)(4)(b), Non-Use Variances From Other Than Airport Regulations, staff opines that approval of the request would be **compatible** with the surrounding area.

Staff notes that plans and pictures submitted by the applicants indicate an existing 5' high subdivision wall and a continuous hedge along the rear south property line, which abuts SW 112 Street, a half section line roadway. Staff's research did not indicate any similar approvals for variances of the rear yard area lot coverage. Notwithstanding, staff opines that subject to conditions that the wall and the hedge be maintained, approval of the proposed guest house, which will result in an increase of 5.6% of the rear yard area coverage, beyond the 5% maximum that is allowed will not be detrimental to the character of the surrounding residential neighborhood.

However, staff opines that approval of the request could allow future owners to easily convert the guest house into an additional residential unit. As such, staff recommends as a condition for approval that the applicants proffer a Declaration of Use Agreement restricting the subject property to a single-family use only prior to final permit approval. **Therefore, staff**

recommends approval with conditions of the application under Section 33-311(A)(4)(b) Non-Use Variances From Other Than Airport Regulations.

ACCESS, CIRCULATION AND PARKING: Not applicable.

NEIGHBORHOOD SERVICES PROVIDER REVIEW: See attached.

OTHER: Not applicable.

RECOMMENDATION: Approval with Conditions

CONDITIONS FOR APPROVAL:

1. That a site plan be submitted to and meet with the approval of the Director of the Department of Planning and Zoning upon the submittal of an application for a building permit and/or Certificate of Completion; said plan to include among other things but not be limited thereto, location of structure or structures, types, sizes and location of signs, light standards, off-street parking areas, exits and entrances, drainage, walls, fences, landscaping, etc.
2. That in the approval of the plan, the same be substantially in accordance with that submitted for the hearing entitled " Variance Request for Rear yard Guest House: For Kevin and Kathleen Murray" as prepared by Jose L. Diaz Architect, and dated stamped received October 6, 2015, consisting of two sheets.
3. That the use be established and maintained in accordance with the approved plan.
4. That the landscaping as seen in photos by the applicant showing landscaping along the side and rear property lines be maintained.
5. That the applicants submits a Declaration of Use Agreement restricting the use of the subject property only to a single-family residence prior to the issuance of a building permit.

NK:MW:NN:EJ:CH



Nathan Kogon, AICP, Assistant Director
Development Services Division
Miami-Dade County Department of
Regulatory and Economic Resources

NN

ZONING RECOMMENDATION ADDENDUM

*Kevin and Kathleen Murray
Z15-108*

| NEIGHBORHOOD SERVICES PROVIDER COMMENTS | |
|--|-----------------------|
| <i>Division of Environmental Resource Management (RER)</i> | <i>No objection*</i> |
| <i>Platting and Traffic Review Section (RER)</i> | <i>No objection</i> |
| <i>Parks, Recreation and Open Spaces</i> | <i>No objection</i> |
| <i>Police</i> | <i>No objection</i> |
| <i>Public Works and Waste Management Department</i> | <i>No objection</i> |
| <i>Fire Rescue</i> | <i>No objection</i> |
| <i>Schools</i> | <i>Not applicable</i> |
| <i>*Subject to conditions in their memorandum.</i> | |

COMPREHENSIVE DEVELOPMENT MASTER PLAN (CDMP) OBJECTIVES, POLICIES AND INTERPRETATIVE TEXT

| | |
|---|---|
| <i>Estate Density Residential (Pg. I-29)</i> | <i>This density range is typically characterized by detached estates which utilize only a small portion of the total parcel. Clustering, and a variety of housing types may, however, be authorized. The residential densities allowed in this category shall range from a minimum of 1.0 to a maximum of 2.5 units per gross acre.</i> |
|---|---|

PERTINENT ZONING REQUIREMENTS/STANDARDS

| | |
|--|---|
| <i>Section 33-311(A)(4)(b) Non-Use Variances From Other Than Airport Regulations.</i> | <i>Upon appeal or direct application in specific cases, the Board shall hear and grant applications for non-use variances from the terms of the zoning and subdivision regulations and may grant a non-use variance upon a showing by the applicant that the non-use variance maintains the basic intent and purpose of the zoning, subdivision and other land use regulations, which is to protect the general welfare of the public, particularly as it affects the stability and appearance of the community and provided that the non-use variance will be otherwise compatible with the surrounding land uses and would not be detrimental to the community. No showing of unnecessary hardship to the land is required</i> |
|--|---|

2. KEVIN AND KATHLEEN MURRAY
(Applicant)

16-1-CZ12-2(15-108)
Area 12/District 08
Hearing Date: 02/02/16

Property Owner (if different from applicant) **Same.**

Is there an option to purchase /lease the property predicated on the approval of the zoning request? **Yes** **No**

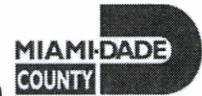
Disclosure of interest form attached? **Yes** **No**

Previous Zoning Hearings on the Property:

| <u>Year</u> | <u>Applicant</u> | <u>Request</u> | <u>Board</u> | <u>Decision</u> |
|--------------------|-------------------------|---|---------------------|---------------------------------|
| 1995 | Stephen Musolino | - Non-Use Variance of lot area, lot depth & SUB Regulations. - Unusual Use for Entrance Feature. | ZAB | Approved on a Modified Basis |

Action taken today does not constitute a final development order, and one or more concurrency determinations will subsequently be required. Provisional determinations or listings of needed facilities made in association with this Initial Development Order shall not be binding with regard to future decisions to approve or deny an Intermediate or Final Development Order on any grounds.

Memorandum



Date: October 27, 2015

To: Jack Osterholt, Deputy Mayor/Director
Department of Regulatory and Economic Resources

From: Jose Gonzalez, P.E.
Department of Regulatory and Economic Resources

A handwritten signature in black ink, appearing to read "Jose Gonzalez". The signature is written in a cursive, flowing style.

Subject: C-12 #Z2015000108
Kevin and Kathleen Murray
8210 SW 111th Terrace
Non-Use Variance to permit a guest house with rear lot coverage
less than required.
(EU-1) (.64 Acres)
10-55-40

The subject application has been reviewed by the Department of Regulatory and Economic Resources – Division of Environmental Resources Management (DERM) for compliance with the requirements of Chapter 24 of the Miami-Dade County Code (the Code) and meets the minimum requirements of the Code. Accordingly, the application may be scheduled for public hearing.

Potable Water Service

Public water can be made available to the subject property. Therefore, connection of the proposed development to the public water supply system shall be required in accordance with the Code requirements.

Existing public water facilities and services meet the Level of Service (LOS) standards set forth in the Comprehensive Development Master Plan (CDMP). Furthermore, the proposed development order, if approved, will not result in a reduction in the LOS standards subject to compliance with the conditions required by DERM for this proposed development order.

Wastewater Disposal

Public sanitary sewers are not located within feasible distance for connection to the subject property; consequently, any proposed development would have to be served by a septic tank and drainfield as a means for the disposal of domestic liquid waste. DERM has no objection to the interim use of a septic tank and drainfield provided that the development complies with the minimum lot size requirements per Section 24-43.1(a) of the Code and the property is connected to public water. In accordance with the Code, the minimum lot size for a single family residence or duplex served by public water and a septic tank shall be 15,000 square feet (gross) or 20,000 square feet (gross), respectively. Based on the available information, the proposed development does comply with the abovementioned lot size requirements.

Stormwater Management

Stormwater should be retained on site utilizing designed seepage or infiltration drainage system. Drainage plans shall provide for full on-site retention of the stormwater runoff generated by a 5-year/1-day storm event.

Site grading and development plans shall comply with the requirements of Chapter 11C of the Code, as well as with all state and federal criteria, and shall not cause flooding of adjacent properties.

Any proposed development shall comply with county and federal flood criteria requirements. The proposed development order, if approved, will not result in a reduction in the LOS standards for flood protection set forth in the CDMP subject to compliance with the conditions required for this proposed development order.

Tree Preservation

The subject property contains tree resources. Please note that Section 24-49 of the Code provides for the preservation and protection of tree resources. A Miami-Dade County Tree Permit is required prior to the removal and/or relocation of any tree that is subject to the Tree Preservation and Protection provisions of the Code. Projects shall be designed to meet the requirements of Sections 24-49.2 and 24-49.4 of the Code, including compliance with the specimen tree preservation requirements of the Code as well as CON 8A of the CDMP.

In accordance with Chapter 24 of the Code and CON8I of the CDMP, all plants prohibited by Miami-Dade County shall be removed from all portions of the property prior to development, or redevelopment and developed parcels shall be maintained to prevent the growth or accumulation of prohibited species. DERM also recommends that this requirement be included as a condition of any zoning approval.

The applicant is advised to contact Tree Permitting Program at 305-372-6574 for additional information regarding tree permitting procedures and requirements.

Enforcement History

There are no open or closed enforcement records for violations of Chapter 24 of the Code for the subject property.

Concurrency Review Summary

A concurrency review has been conducted for this application and has determined that the same meets all applicable LOS standards for an initial development order, as specified in the adopted CDMP for potable water supply, wastewater disposal, and flood protection. Therefore, the application has been approved for concurrency subject to the comments and conditions contained herein.

This concurrency approval does not constitute a final concurrency statement and is valid only for this initial development order, as provided for in the adopted methodology for concurrency review. Additionally, this approval does not constitute any assurance that the LOS standards would be met by any subsequent development order applications concerning the subject property.

This memorandum shall constitute written approval as required by Chapter 24 of the Code.

If you have any questions concerning the comments or wish to discuss this matter further, please contact Christine Velazquez at (305) 372-6764.

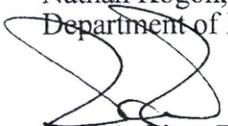
cc: Nathan Kogon, Department of Regulatory and Economic Resources

Memorandum



Date: October 22, 2015

To: Nathan Kogon, Assistant Director
Department of Regulatory and Economic Resources

From: 
Raul A. Pino, PLS, Chief
Platting and Traffic Review Section
Department of Regulatory and Economic Resources

Subject: Z2015000108
Name: Kevin and Kathleen Murray
Location: 8210 SW 111 Terr.
Section 10 Township 55 South Range East

The Department of Regulatory and Economic Resources Platting and Traffic Review Section has reviewed the subject application and has no objection.

This land complies with Chapter 28 of the Miami-Dade County Code. The property is platted as Lot 3 Block 1, Plat Book 148, Page 88.

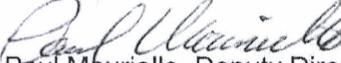
This application does not generate any new additional daily peak hour trips, therefore no vehicle trips have been assigned. This application meets the traffic concurrency criteria set for an Initial Development Order

Memorandum



Date: January 22, 2016

To: Nathan Kogon, Assistant Director
Regulatory and Economic Resources Department

From: 
Paul Mauriello, Deputy Director, Waste Operations
Public Works and Waste Management Department

Subject: Kevin and Kathleen Murray (#15_108)

The Public Works and Waste Management Department (PWWM), Waste Operations, review of the above-referenced item is provided below. Additional comments will be provided as needed. If you should have any questions, please do not hesitate to contact Stacey McDuffie, Manager, Intergovernmental & External Affairs Division at 305-375-1354. **The PWWM has no objections to the proposed application.**

Application: *Kevin and Kathleen Murray* are requesting a non-use variance to permit a guest house with rear lot coverage greater than permitted for a property containing a single family home. The property is currently zoned Estates, Single Family (EU-1).

Size: The subject property is .64 acres.

Location: The subject property is located at 8210 SW 111th Terrace, in Miami-Dade County, Florida.

Analysis:

1. Solid Waste Disposal

The Miami-Dade County Solid Waste Management System consists of both County facilities and private facilities under contract as follows: three Class I landfills (two owned by Waste Management Inc., of Florida) a Class III landfill, a Resources Recovery Facility waste to energy plant and associated ash monofill, and three regional transfer facilities. The Public Works and Waste Management Department (PWWM) does not assess or adjust estimated capacity requirements based on the impacts of individual developments. Instead, the Department maintains sufficient disposal capacity to accommodate five years of waste flows committed to the system through long-term interlocal agreements or contracts with municipalities and private waste haulers and anticipated non-committed waste flows. The latest Concurrency Status Determination issued on September 24, 2015, which is valid for one year, shows sufficient disposal system capacity to exceed the County's adopted level of service (five years of capacity). This determination, which is on file with the Sustainability, Planning and Economic Enhancement Department (formerly the Department of Planning and Zoning) is contingent upon the continued ability of the County to obtain and renew disposal facility operating permits from the Florida Department of Environmental Protection, as needed.

2. Garbage and Trash Collection Services

The property as described in the application falls within the PWWM Solid Waste Collection Service Area, and is on Waste Collection Route 5109. Presently, there is a single family residence on the property that meets the Miami-Dade County Code definition of "residential unit." As such, according to Chapter 15 of the Code entitled Solid Waste Management, the residential unit on the property currently receives, and shall continue to receive PWWM waste collection service. Should the non-use variance pertaining to the guest house be approved for construction, the guest house will be considered a separate unit and will be assessed the solid waste collection fee of \$439. Twice weekly curbside waste collection, twice per year scheduled bulky waste collection service, and unlimited use of the 13 Trash and Recycling Centers are the services currently provided to residential units in the PWWM solid waste collection service area.

3. Recycling: Residential Units

The PWWM provides curbside recycling services to residential units located in unincorporated Miami-Dade County through a private contractor. The single stream recycling program currently includes separation of glass, aluminum cans, steel cans, plastic bottles, newspaper and phone books. Further information may be obtained on the Department's website at <http://www.miamidade.gov/publicworks/recycling.asp>.

Applicants are **strongly** advised to incorporate adequate space in their building plans to accommodate the recycling program (i.e. somewhere for residents to store and set-out their recycling carts).

4. Waste Storage/Setout Considerations

Section 15-4 of the Code requires that plans for storage and collection of solid waste be adequate before a building permit may be issued. Site plans must address location, accessibility, number and adequacy of solid waste collection and storage facilities. The site plan legend must contain the following statement: "Facilities for the collection and storage of solid waste are shown in accordance with Section 15-4 of the Miami-Dade County Code."

5. Site Circulation Considerations

It is required that development plans associated with this project incorporate at least one of the following traffic circulation criteria to minimize the reversing of waste vehicles and hence, provide for the safe circulation of service vehicles:

- a. Cul-de-sac with a minimum 49 foot turning radius (no "dead-ends")
- b. "T" shaped turnaround 60 feet long by 10 feet wide
- c. Paved throughway of adequate width (minimum 15 feet)

In addition, any and all alleyways designed with utilities, including waste collection, provided at the rear of the property should be planned in accordance with standard street specifications with sufficient width and turning radii to permit large vehicle access. Additionally, there should be no "dead-end" alleyways developed. Also, a sufficient waste set-out zone should be preserved (between the edge of the pavement and any possible obstructions such as parked cars, fencing, etc.,) that would interrupt or preclude waste collection.

Memorandum



Date: October 27, 2015

To: Jack Osterholt, Deputy Mayor
Director, Regulatory and Economic Resources Department

From:  Maria I. Nardi, Chief
Planning and Research Division
Parks, Recreation and Open Spaces Department

Subject: Z2015000108: KEVIN AND KATHLEEN MURRAY

Application Name: KEVIN AND KATHLEEN MURRAY

Project Location: The site is located at 8210 SW 111 TERRACE, Miami-Dade County.

Proposed Development: The request is for non-use variances of setbacks to permit a guest house on a single-family lot.

Impact and demand: This application creates no new impact to the CDMP Open Space Spatial Standards.

Recommendation: Based on our findings described herein **PROS HAS NO OBJECTION TO THIS APPLICATION.**

If you need additional information or clarification on this matter, please contact John Bowers at (305) 755-5447.

MN:jb

Cc: John M. Bowers, Parks Planning Section Supervisor

//

Memorandum



Date: 14-OCT-15
To: Jack Osterholt, Director
Department of Regulatory and Economic Resources
From: Dave Downey, Fire Chief
Miami-Dade Fire Rescue Department
Subject: Z2015000108

Recommendation:

No objection to the site plan with a 10/6/15 RER received date.

Service Impact/Demand

Development for the above Z2015000108
located at 8210 SW 111 TERRACE, MIAMI-DADE COUNTY, FLORIDA.
in Police Grid 1895 is proposed as the following:

| | | | |
|---------------|----------------|-------------------------------|-------------|
| <u>1</u> | dwelling units | <u>N/A</u> | square feet |
| residential | | <u>industrial</u> | |
| <u>N/A</u> | square feet | <u>N/A</u> | square feet |
| <u>Office</u> | | <u>institutional</u> | |
| <u>N/A</u> | square feet | <u>N/A</u> | square feet |
| <u>Retail</u> | | <u>nursing home/hospitals</u> | |

Based on this development information, estimated service impact is: No Impact. 0.27 alarms-annually.

Existing services

The Fire station responding to an alarm in the proposed development will be: Station # 23
The estimated average travel time is: 6:12 minutes

Planned Service Expansions:

The following stations/units are planned in the vicinity of this development: None.

Fire Planning Additional Comments

OK

Building and Neighborhood Compliance

ENFORCEMENT HISTORY

KEVIN AND KATHLEEN MURRAY

8210 SW 111 TERRACE,
MIAMI-DADE COUNTY, FLORIDA

APPLICANT

ADDRESS

FEBRUARY 02, 2016

Z20150000108

DATE

HEARING NUMBER

REVIEW DATE OF CURRENT ENFORCEMENT HISTORY:

DECEMBER 30, 2015

NEIGHBORHOOD REGULATIONS:

THERE ARE NO CURRENT OPEN OR CLOSED CASES

BUILDING SUPPORT REGULATIONS:

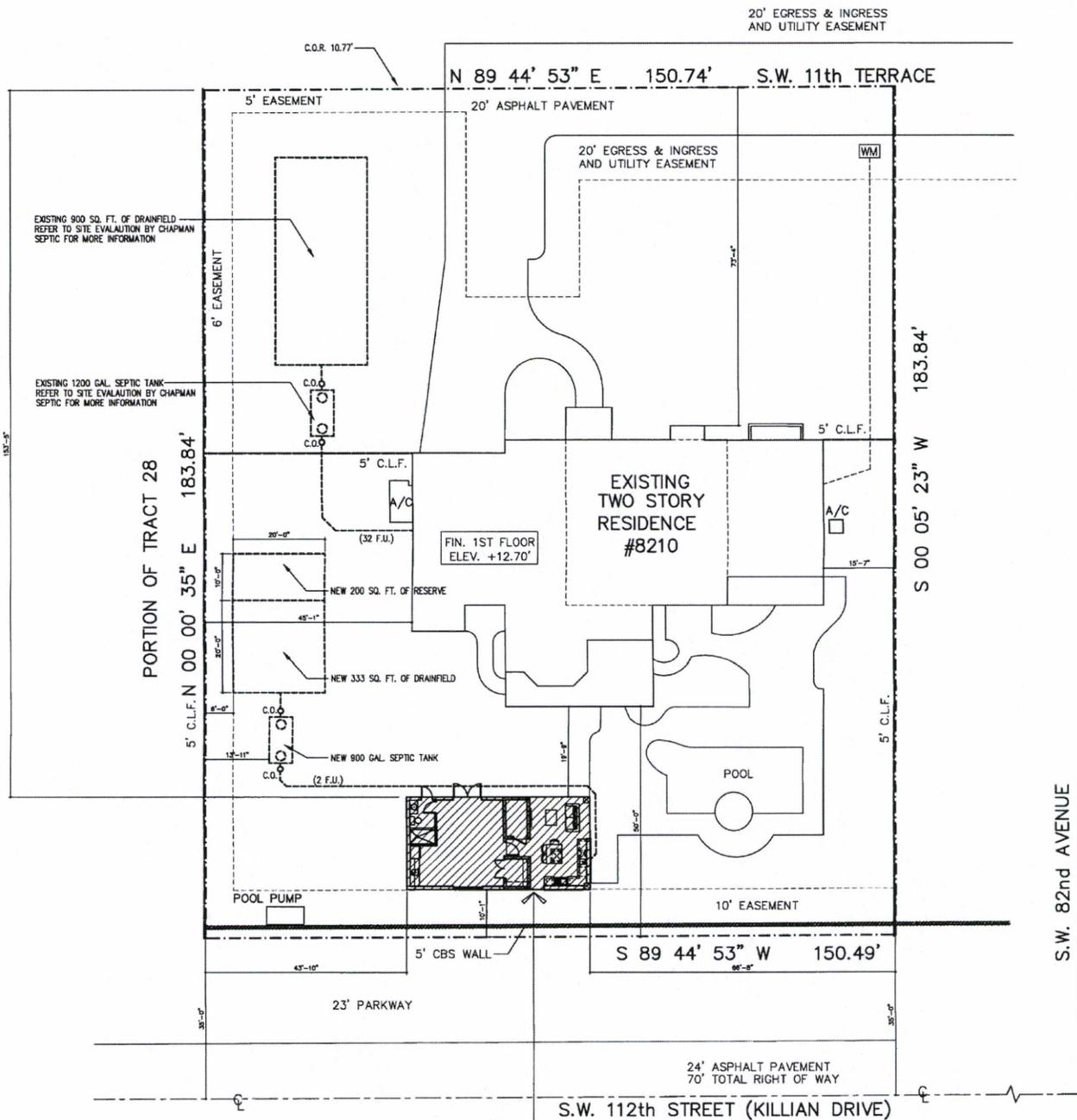
THERE ARE NO CURRENT OPEN OR CLOSED CASES

VIOLATOR:

KEVIN AND KATHLEEN MURRAY

OUTSTANDING LIENS AND FINES:

AS OF DECEMBER 30, 2015 THERE ARE NO OUTSTANDING LIENS, FINES, OR FEES



RECEIVED
 Z15-108
 OCT 06 2015
 MIAMI-DADE COUNTY
 DEPARTMENT OF REGULATORY AND ECONOMIC
 RESOURCES DEVELOPMENT SERVICES
 By *[Signature]*

NEW REAR YARD
 GUEST HOUSE
 ADDITION
 800 SQ. FT.
 F.F.E. 12.70' NGVD

RECEIVED
 Z15-108
 OCT 06 2015
 MIAMI-DADE COUNTY
 DEPARTMENT OF REGULATORY AND ECONOMIC
 RESOURCES DEVELOPMENT SERVICES
 By *[Signature]*



SITE PLAN

SCALE: 1/16" = 1'-0"

ENLARGED

14

EU-M

SW 110TH TER

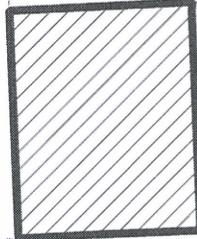
SW 110TH TER

SW 83RD AVE

SW 111TH TER

SW 82ND AVE

EU-1



SW 112TH ST

SW 82ND PL

MIAMI-DADE COUNTY

HEARING MAP

Process Number

Z2015000108

Legend



Subject Property Case



Zoning

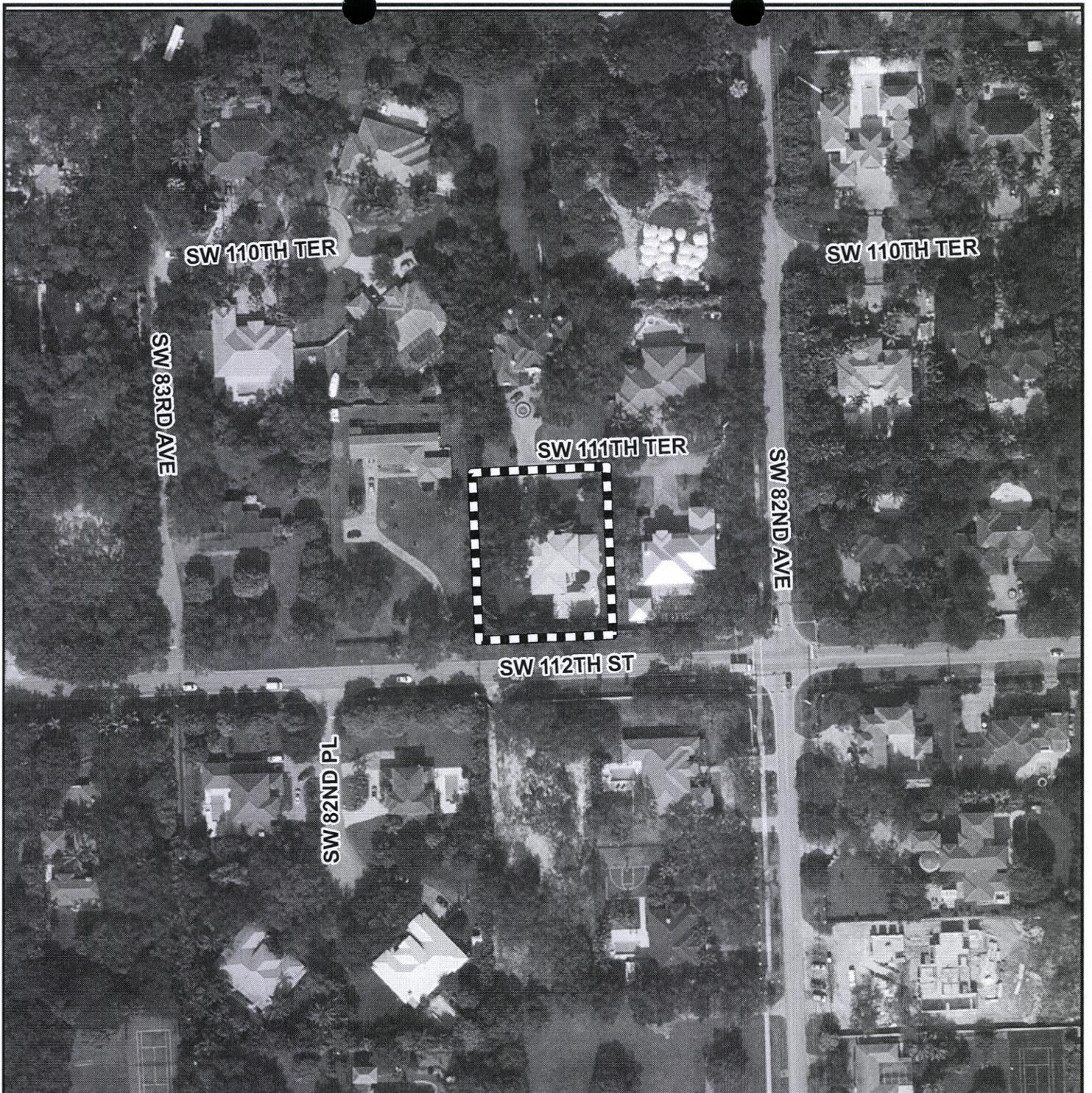


Section: 10 Township: 55 Range: 40
Applicant: KEVIN AND KATHLEEN MURRAY
Zoning Board: C12
Commission District: 7
Drafter ID: E.CESPEDES
Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | 17 |



MIAMI-DADE COUNTY
AERIAL YEAR 2015

Process Number
Z2015000108

Legend
 Subject Property

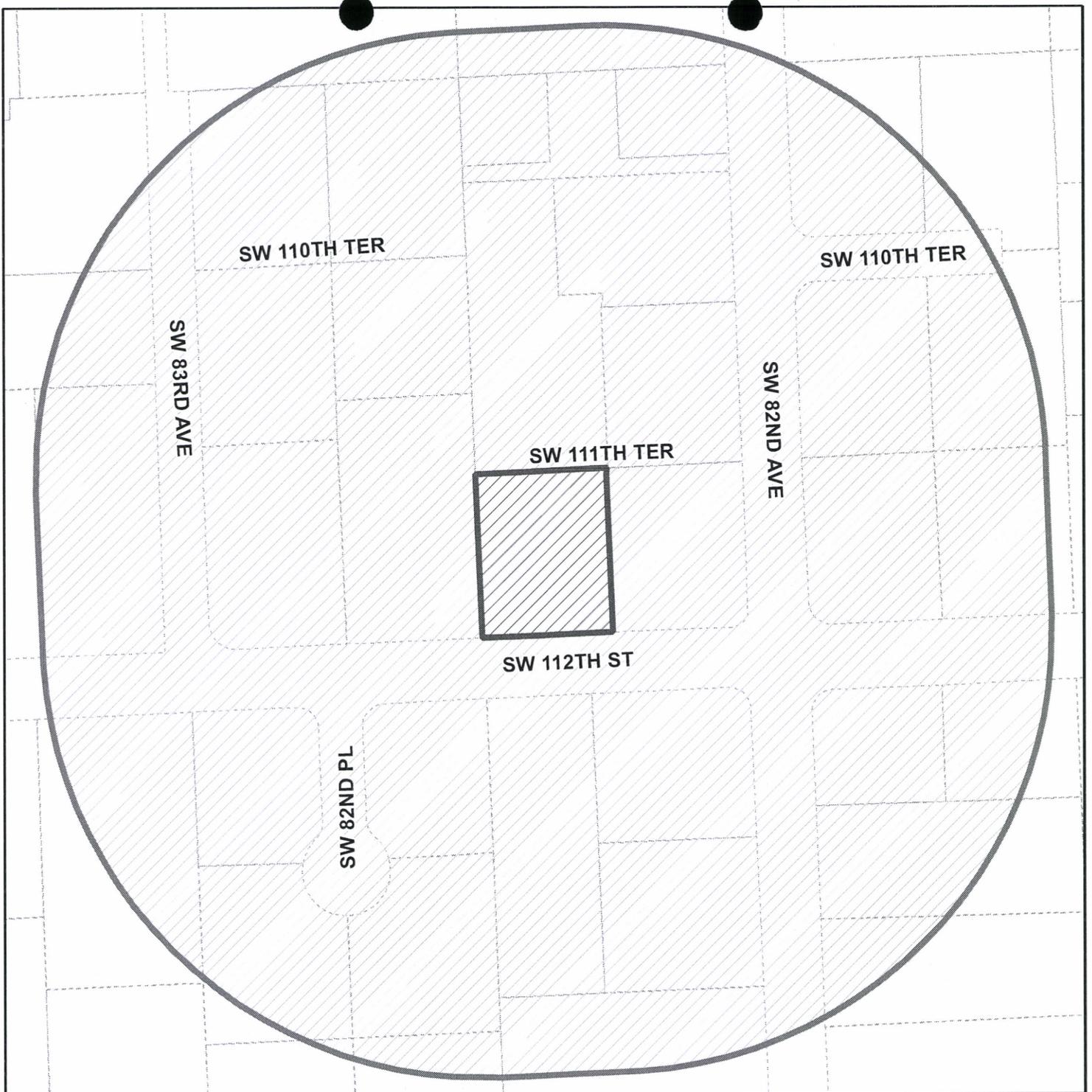


Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
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 Drafter ID: E.CESPEDES
 Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
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| | | 18 |



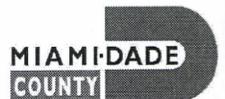
MIAMI-DADE COUNTY
RADIUS MAP

Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS

Process Number
Z2015000108
 RADIUS: 500

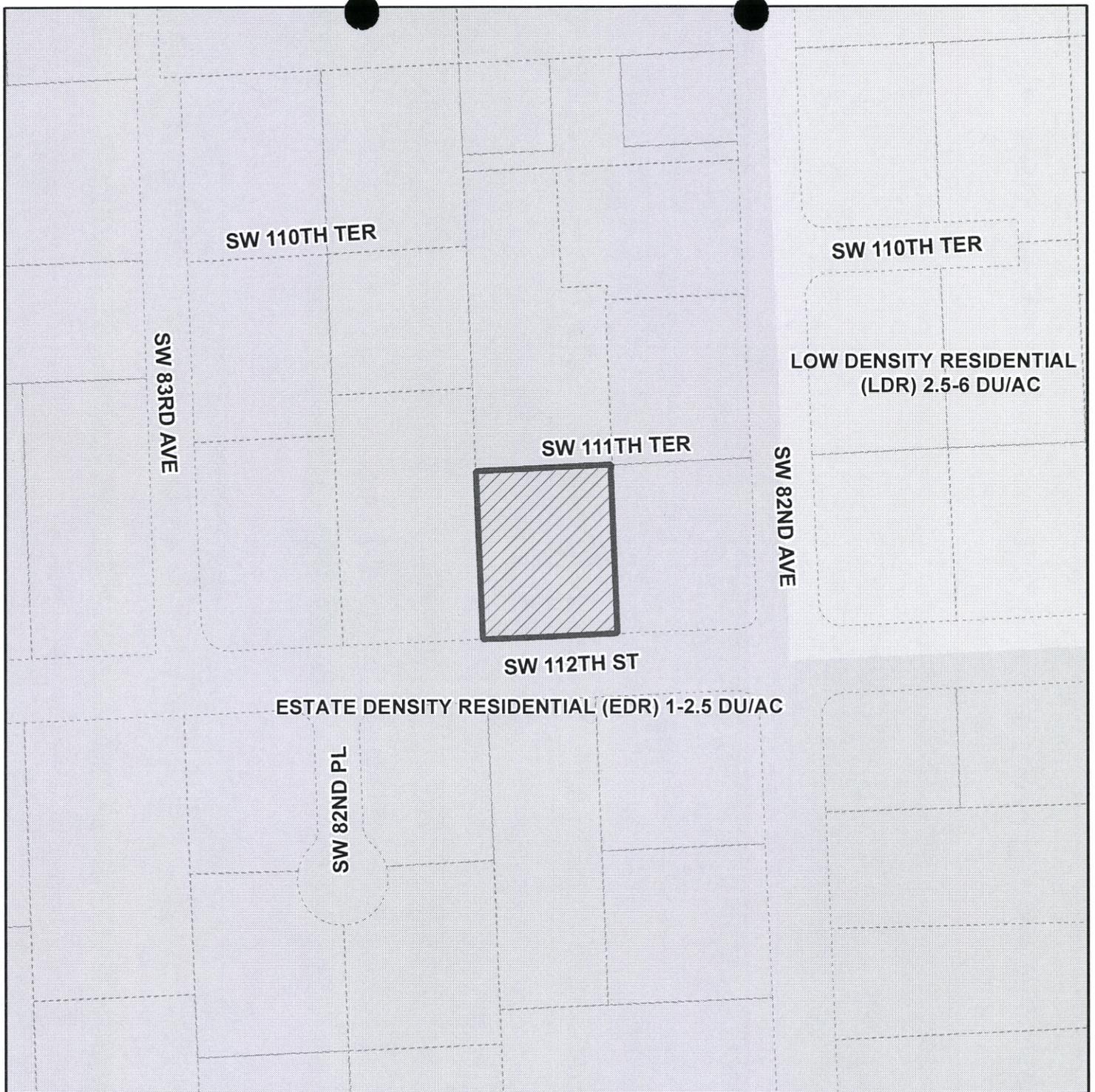
Legend

-  Subject Property
-  Buffer
-  Property Boundaries



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | 19 |



MIAMI-DADE COUNTY
CDMP MAP

Process Number
Z2015000108

Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS

Legend

 Subject Property Case



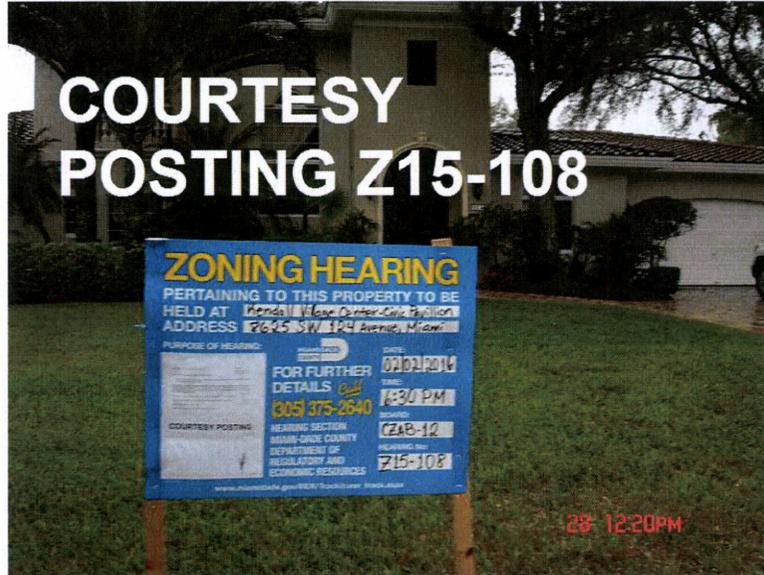
SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
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Miami-Dade County
Department of Regulatory and Economic Resources

PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING



HEARING NUMBER: Z2015000108

BOARD: C12

LOCATION OF SIGN: 8210 SW 111 TERRACE, MIAMI-DADE COUNTY, FLORIDA.

Miami Dade County, Florida

Date of Posting: 28-JAN-16

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: CLEVELAND THOMPSON

HEARING NO. 16-2-CZ12-2 (15-108)

10-55-40
Council Area 12
Comm. Dist. 8

APPLICANT: KEVIN AND KATHLEEN MURRAY

NON-USE VARIANCE to permit a proposed guest house with a rear yard area coverage of 10.6% (5% maximum permitted).

Plans are on file and may be examined in the Department of Regulatory and Economic Resources entitled "Variance Request for rear Yard Guest House for: Kevin and Kathleen Murray" as prepared by Jose L. Diaz, dated stamped received 10/6/15 and consisting of 2 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 3, Block 1, KILLIAN OAKS ESTATES, PB 148-88.

LOCATION: 8210 SW 111 TERRACE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 0.63 Acre

PRESENT ZONING: EU-1 (Estate 1 family 1 Acre Gross)

AH

EU-M

SW 110TH TER

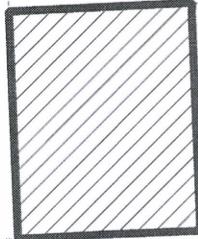
SW 110TH TER

SW 83RD AVE

SW 111TH TER

SW 82ND AVE

EU-1



SW 112TH ST

SW 82ND PL

MIAMI-DADE COUNTY

HEARING MAP

Process Number

Z2015000108

Legend

-  Subject Property Case
-  Zoning

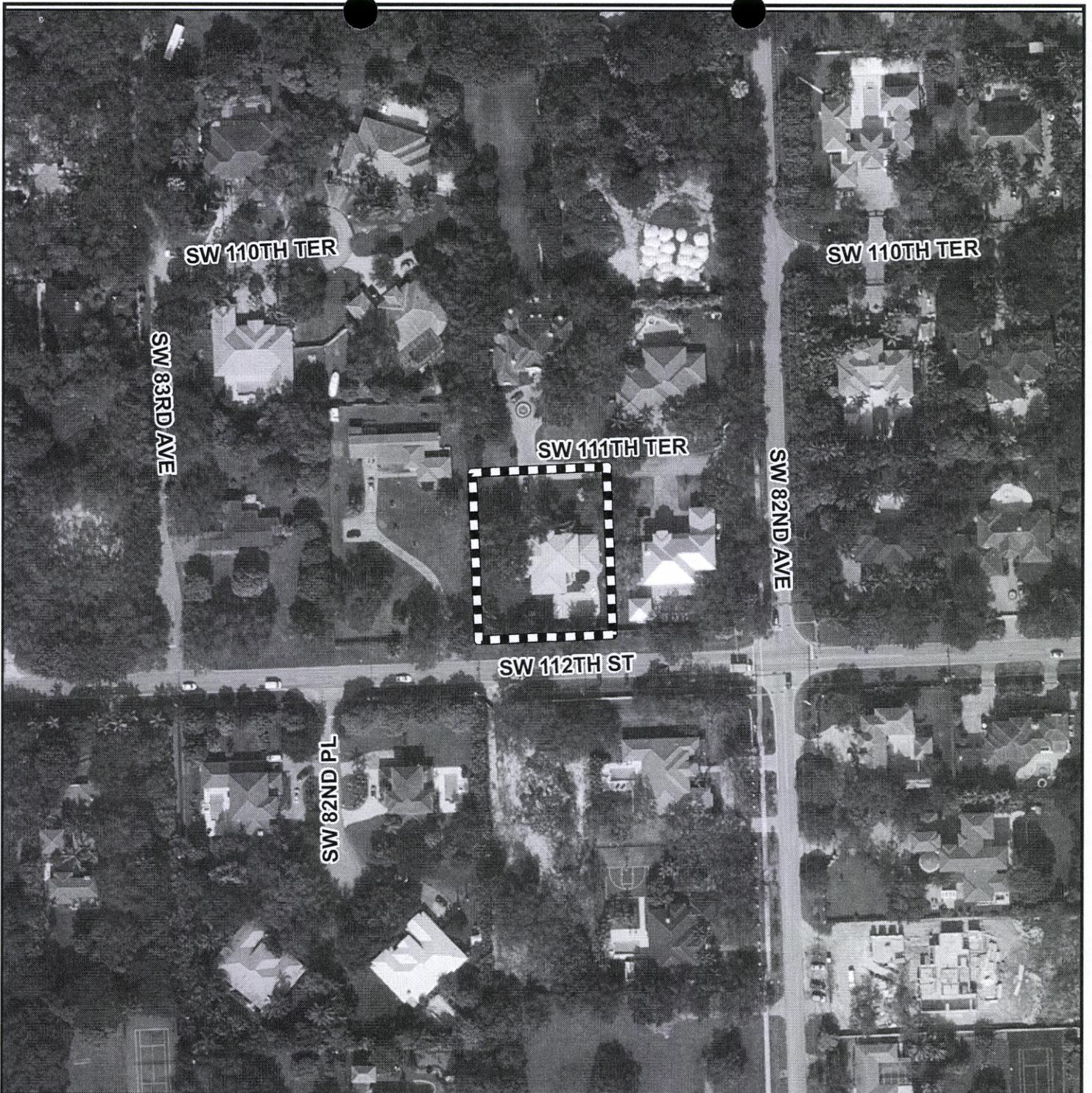


Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI-DADE COUNTY
AERIAL YEAR 2015

Process Number

Z2015000108

Legend

 Subject Property



Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI-DADE COUNTY
RADIUS MAP

Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS

Process Number
Z2015000108
 RADIUS: 500

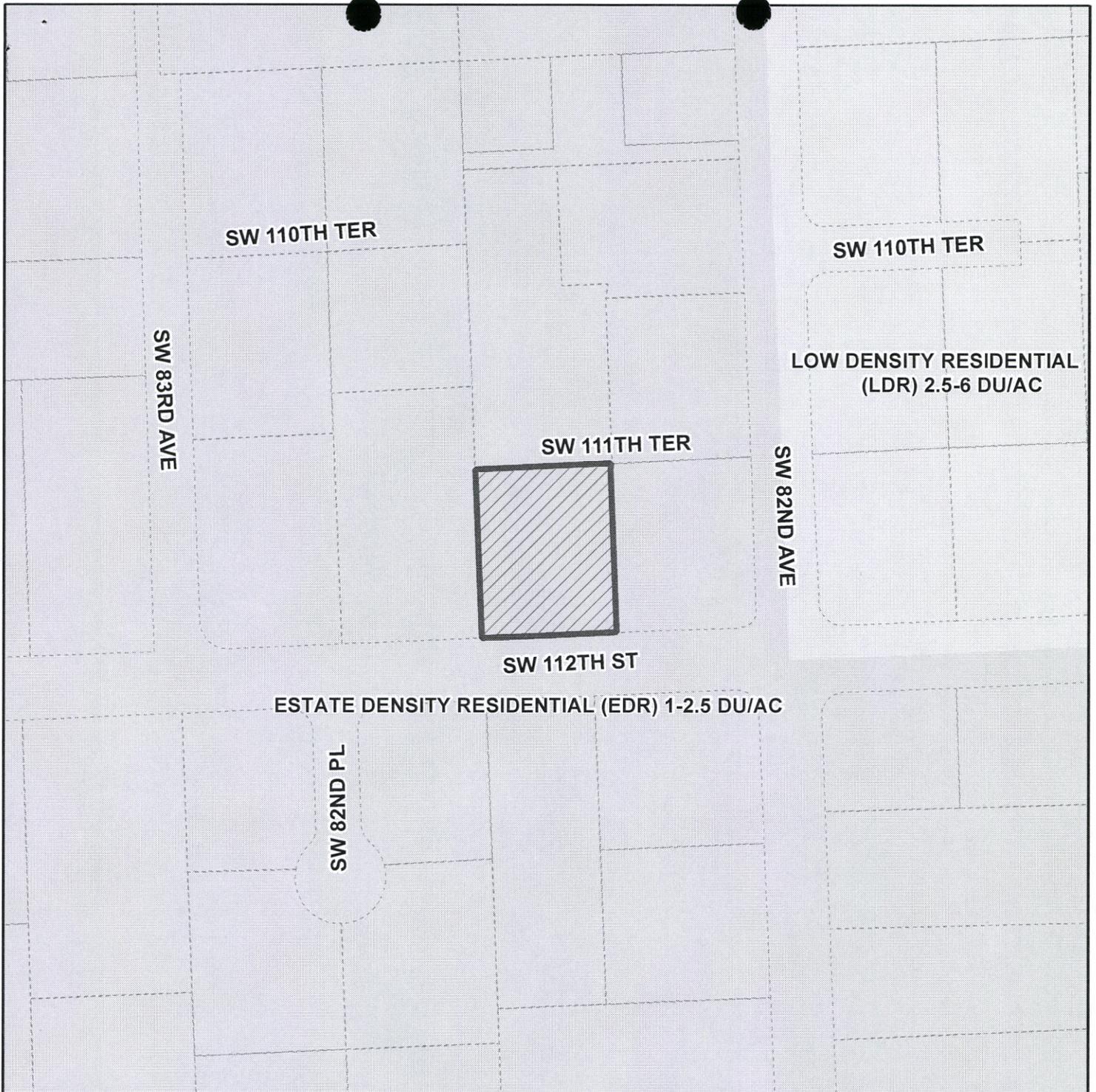
Legend

-  Subject Property
-  Buffer
-  Property Boundaries



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI-DADE COUNTY
CDMP MAP

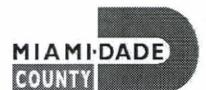
Process Number
Z2015000108



Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS

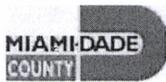
Legend

 Subject Property Case



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



PHOTOGRAPH OF SIGN POSTED FOR ZONING HEARING



HEARING NUMBER: Z2015000108

BOARD: C12

LOCATION OF SIGN: 8210 SW 111 TERRACE, MIAMI-DADE COUNTY, FLORIDA.

Miami Dade County, Florida

Date of Posting: 12-JAN-16

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

HEARING NO. 16-2-CZ12-2 (15-108)

10-55-40
Council Area 12
Comm. Dist. 8

F.A.

APPLICANT: KEVIN AND KATHLEEN MURRAY

NON-USE VARIANCE to permit a proposed guest house with a rear yard area coverage of 10.6% (5% maximum permitted).

Plans are on file and may be examined in the Department of Regulatory and Economic Resources entitled "Variance Request for rear Yard Guest House for: Kevin and Kathleen Murray" as prepared by Jose L. Diaz, dated stamped received 10/6/15 and consisting of 2 sheets. Plans may be modified at public hearing.

SUBJECT PROPERTY: Lot 3, Block 1, KILLIAN OAKS ESTATES, PB 148-88.

LOCATION: 8210 SW 111 TERRACE, MIAMI-DADE COUNTY, FLORIDA.

SIZE OF PROPERTY: 0.63 Acre

PRESENT ZONING: EU-1 (Estate 1 family 1 Acre Gross)

AT

EU-M

SW 110TH TER

SW 110TH TER

SW 83RD AVE

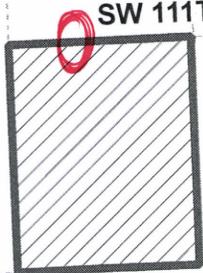
SW 111TH TER

SW 82ND AVE

EU-1

SW 112TH ST

SW 82ND PL



MIAMI-DADE COUNTY

HEARING MAP

Process Number

Z2015000108

Legend



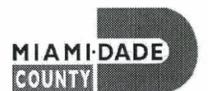
Subject Property Case



Zoning



Section: 10 Township: 55 Range: 40
Applicant: KEVIN AND KATHLEEN MURRAY
Zoning Board: C12
Commission District: 7
Drafter ID: E.CESPEDES
Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI-DADE COUNTY
AERIAL YEAR 2015

Process Number

Z2015000108

Legend



Subject Property

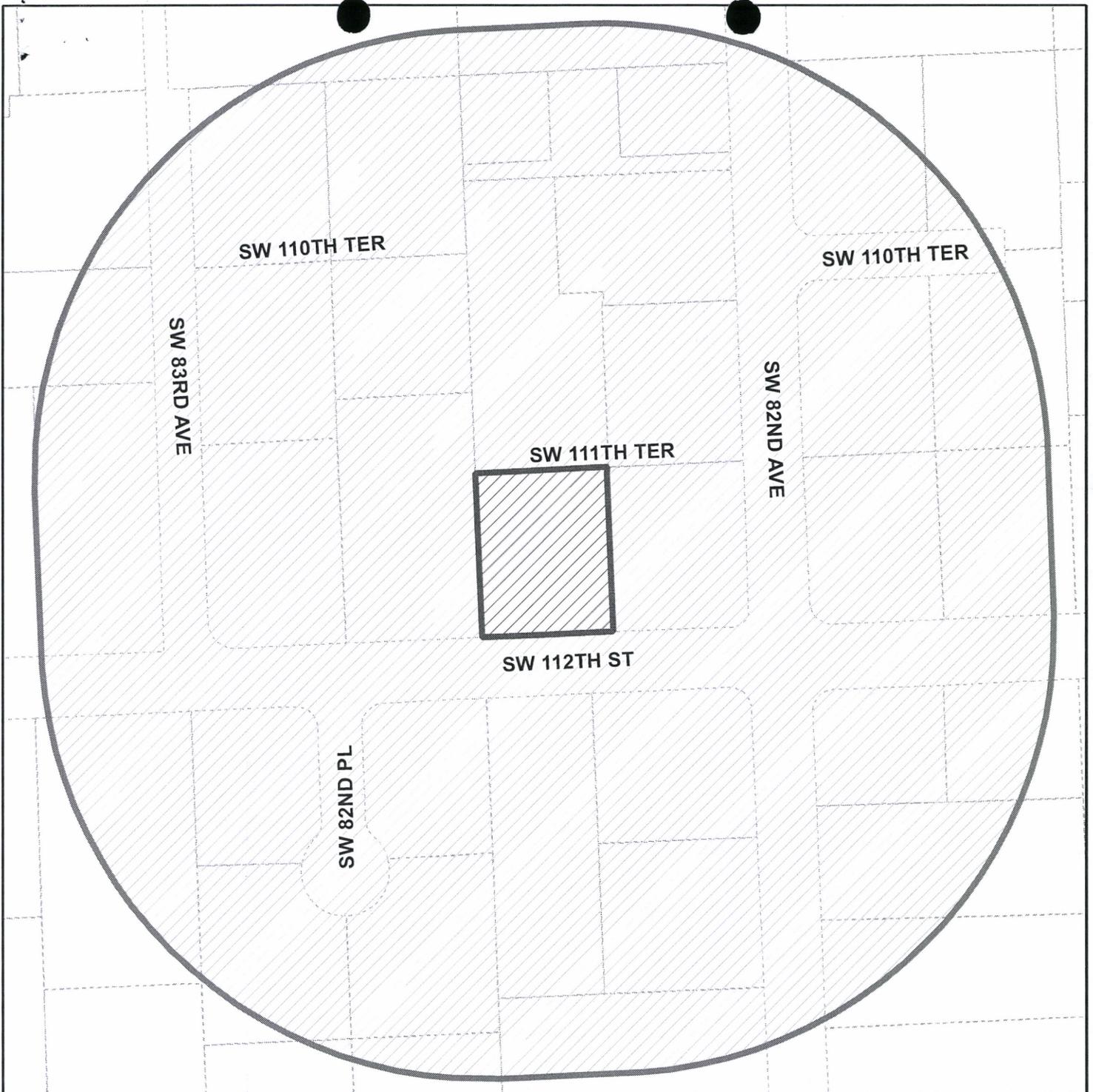


Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI-DADE COUNTY
RADIUS MAP

Process Number

Z2015000108

RADIUS: 500

Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS

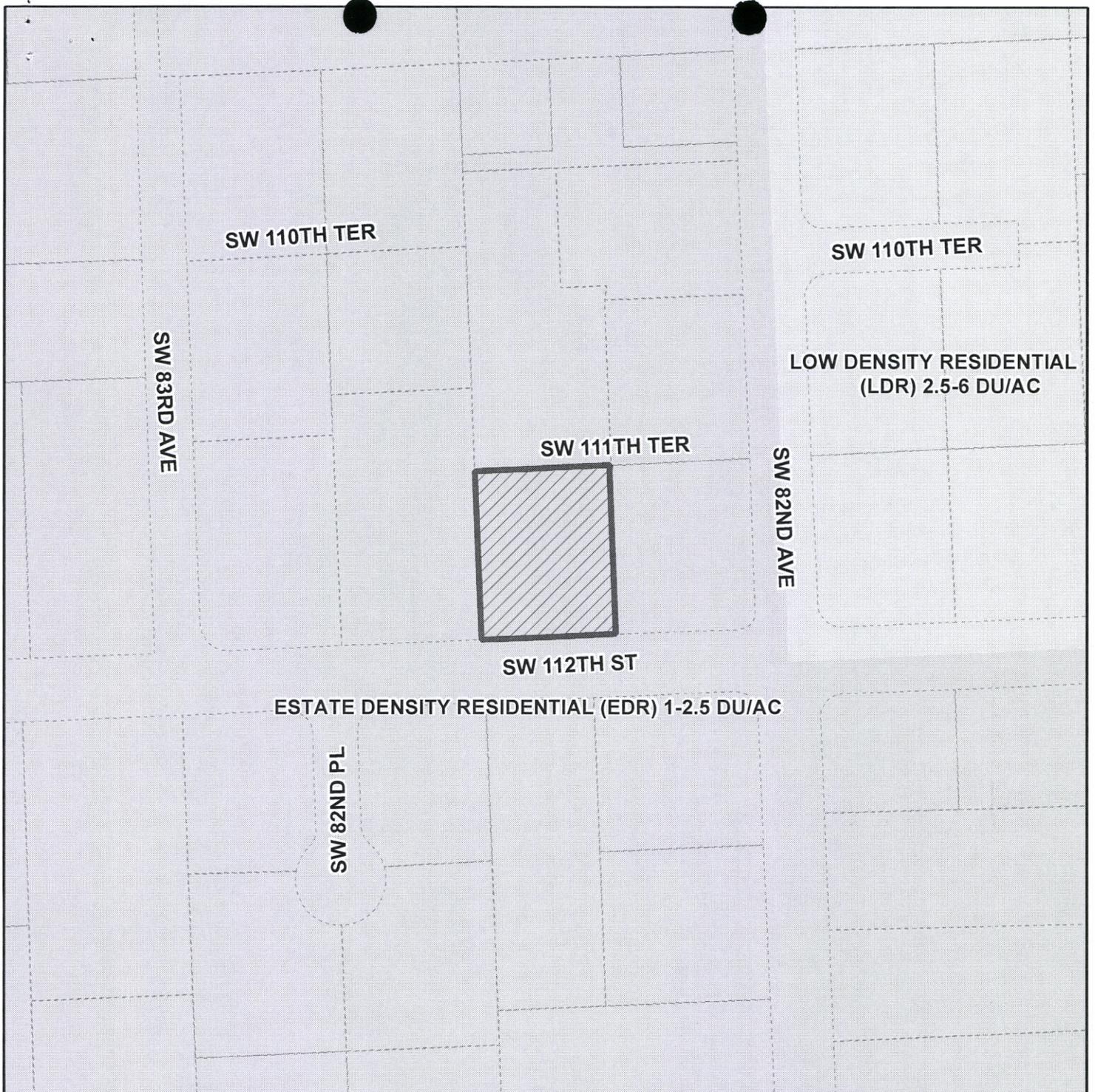
Legend

-  Subject Property
-  Buffer
-  Property Boundaries



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI-DADE COUNTY

CDMP MAP

Process Number

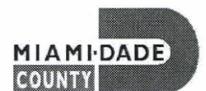
Z2015000108



Legend

 Subject Property Case

Section: 10 Township: 55 Range: 40
 Applicant: KEVIN AND KATHLEEN MURRAY
 Zoning Board: C12
 Commission District: 7
 Drafter ID: E.CESPEDES
 Scale: NTS



SKETCH CREATED ON: Thursday, October 15, 2015

| REVISION | DATE | BY |
|----------|------|----|
| | | |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



EMERGENCY

| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|---------------------------|-------------------|-------------------|-------------------|
| 1748 | 15 MEET AN OFFICER | 1 | 2 | 1 |
| | 17 TRAFFIC ACCIDENT | 22 | 9 | 12 |
| | 18 HIT AND RUN | 2 | 0 | 2 |
| | 32 ASSAULT | 1 | 0 | 1 |
| | 41 SICK OR INJURED PERSON | 55 | 42 | 41 |
| | 49 FIRE | 0 | 1 | 0 |
| TOTAL FOR GRID 1748 | | 81 | 54 | 57 |
| 1749 | 17 TRAFFIC ACCIDENT | 19 | 22 | 22 |
| | 18 HIT AND RUN | 1 | 1 | 1 |
| | 41 SICK OR INJURED PERSON | 37 | 38 | 43 |
| | 44 ATTEMPTED SUICIDE | 1 | 0 | 0 |
| | 49 FIRE | 0 | 1 | 1 |
| TOTAL FOR GRID 1749 | | 58 | 62 | 67 |
| 1787 | 15 MEET AN OFFICER | 1 | 1 | 0 |
| | 17 TRAFFIC ACCIDENT | 4 | 4 | 9 |
| | 32 ASSAULT | 1 | 0 | 0 |
| | 41 SICK OR INJURED PERSON | 36 | 37 | 47 |
| | 44 ATTEMPTED SUICIDE | 1 | 1 | 2 |
| | 48 EXPLOSION | 0 | 0 | 1 |
| | 49 FIRE | 0 | 1 | 1 |
| TOTAL FOR GRID 1787 | | 43 | 44 | 60 |
| 1788 | 15 MEET AN OFFICER | 1 | 1 | 0 |
| | 17 TRAFFIC ACCIDENT | 7 | 6 | 8 |
| | 18 HIT AND RUN | 0 | 0 | 1 |
| | 32 ASSAULT | 4 | 3 | 3 |
| | 33 SEX OFFENSE | 0 | 0 | 1 |
| | 41 SICK OR INJURED PERSON | 312 | 273 | 269 |
| | 44 ATTEMPTED SUICIDE | 0 | 4 | 3 |
| | 49 FIRE | 13 | 11 | 6 |
| TOTAL FOR GRID 1788 | | 337 | 298 | 291 |
| 3748 | 17 TRAFFIC ACCIDENT | 7 | 4 | 0 |
| | 41 SICK OR INJURED PERSON | 4 | 8 | 5 |
| TOTAL FOR GRID 3748 | | 11 | 12 | 5 |
| | | Reported: 79 | Reported: 59 | Reported: 68 |
| | | Not Reported: 451 | Not Reported: 411 | Not Reported: 412 |
| TOTAL EMERGENCY | | 530 | 470 | 480 |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



PRIORITY

| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|----------------------------|-----------|-----------|-------------|
| 1748 | 14 CONDUCT INVESTIGATION | 27 | 17 | 8 |
| | 15 MEET AN OFFICER | 0 | 0 | 1 |
| | 17 TRAFFIC ACCIDENT | 0 | 0 | 1 |
| | 26 BURGLARY | 4 | 0 | 0 |
| | 29 ROBBERY | 0 | 1 | 1 |
| | 32 ASSAULT | 15 | 10 | 7 |
| | 34 DISTURBANCE | 13 | 12 | 11 |
| | 47 BOMB OR EXPLOSIVE ALERT | 1 | 0 | 0 |
| | 49 FIRE | 1 | 2 | 2 |
| TOTAL FOR GRID 1748 | | 61 | 42 | 31 |
| 1749 | 14 CONDUCT INVESTIGATION | 14 | 19 | 14 |
| | 17 TRAFFIC ACCIDENT | 2 | 1 | 0 |
| | 18 HIT AND RUN | 1 | 1 | 0 |
| | 26 BURGLARY | 5 | 4 | 2 |
| | 27 LARCENY | 0 | 2 | 1 |
| | 29 ROBBERY | 1 | 1 | 0 |
| | 32 ASSAULT | 7 | 5 | 4 |
| | 34 DISTURBANCE | 10 | 11 | 16 |
| | 44 ATTEMPTED SUICIDE | 0 | 1 | 0 |
| | 47 BOMB OR EXPLOSIVE ALERT | 1 | 0 | 1 |
| | 49 FIRE | 2 | 2 | 2 |
| TOTAL FOR GRID 1749 | | 43 | 47 | 40 |
| 1787 | 14 CONDUCT INVESTIGATION | 3 | 7 | 9 |
| | 17 TRAFFIC ACCIDENT | 1 | 0 | 0 |
| | 22 AUTO THEFT | 0 | 1 | 0 |
| | 26 BURGLARY | 3 | 3 | 1 |
| | 32 ASSAULT | 5 | 12 | 17 |
| | 34 DISTURBANCE | 9 | 6 | 8 |
| | 47 BOMB OR EXPLOSIVE ALERT | 1 | 2 | 0 |
| | 49 FIRE | 0 | 0 | 1 |
| TOTAL FOR GRID 1787 | | 22 | 31 | 36 |
| 1788 | 14 CONDUCT INVESTIGATION | 21 | 17 | 11 |
| | 26 BURGLARY | 0 | 3 | 4 |
| | 29 ROBBERY | 0 | 1 | 0 |
| | 32 ASSAULT | 13 | 15 | 14 |
| | 34 DISTURBANCE | 35 | 39 | 21 |
| | 44 ATTEMPTED SUICIDE | 0 | 1 | 0 |
| | 47 BOMB OR EXPLOSIVE ALERT | 2 | 1 | 0 |
| | 49 FIRE | 1 | 2 | 2 |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|--------------------------|-------------------|-------------------|-------------------|
| TOTAL FOR GRID 1788 | | 72 | 79 | 52 |
| 3748 | 14 CONDUCT INVESTIGATION | 3 | 0 | 0 |
| TOTAL FOR GRID 3748 | | 3 | 0 | 0 |
| | | Reported: 47 | Reported: 55 | Reported: 47 |
| | | Not Reported: 154 | Not Reported: 144 | Not Reported: 112 |
| TOTAL PRIORITY | | 201 | 199 | 159 |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



ROUTINE

| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|-----------------------------------|-------------|-------------|-------------|
| 1748 | 13 SPECIAL DETAIL CHRISTMAS | 1 | 0 | 0 |
| | 13 SPECIAL INFORMATION/ASSIGNMENT | 189 | 170 | 200 |
| | 14 CONDUCT INVESTIGATION | 165 | 204 | 320 |
| | 15 MEET AN OFFICER | 12 | 9 | 16 |
| | 16 D.U.I. | 2 | 4 | 8 |
| | 17 TRAFFIC ACCIDENT | 349 | 192 | 196 |
| | 18 HIT AND RUN | 53 | 27 | 36 |
| | 19 TRAFFIC STOP | 208 | 181 | 166 |
| | 20 TRAFFIC DETAIL | 37 | 14 | 19 |
| | 21 LOST OR STOLEN TAG | 9 | 9 | 11 |
| | 22 AUTO THEFT | 5 | 1 | 3 |
| | 25 BURGLAR ALARM RINGING | 227 | 213 | 197 |
| | 26 BURGLARY | 86 | 70 | 64 |
| | 27 LARCENY | 72 | 63 | 74 |
| | 28 VANDALISM | 18 | 17 | 20 |
| | 29 ROBBERY | 0 | 1 | 5 |
| | 32 ASSAULT | 19 | 20 | 40 |
| | 33 SEX OFFENSE | 4 | 3 | 8 |
| | 34 DISTURBANCE | 120 | 124 | 163 |
| | 35 INTOXICATED PERSON - MYERS ACT | 1 | 0 | 0 |
| | 36 MISSING PERSON | 5 | 2 | 12 |
| | 37 SUSPICIOUS VEHICLE | 11 | 7 | 11 |
| | 38 SUSPICIOUS PERSON | 24 | 22 | 23 |
| | 39 PRISONER | 8 | 30 | 764 |
| | 41 SICK OR INJURED PERSON | 13 | 17 | 15 |
| | 43 BAKER ACT | 6 | 12 | 9 |
| 45 DEAD ON ARRIVAL | 0 | 0 | 1 | |
| 48 EXPLOSION | 0 | 1 | 1 | |
| 49 FIRE | 3 | 4 | 1 | |
| 52 NARCOTICS INVESTIGATION | 13 | 17 | 15 | |
| 53 ABDUCTION | 0 | 0 | 3 | |
| 54 FRAUD | 20 | 26 | 54 | |
| TOTAL FOR GRID 1748 | | 1680 | 1460 | 2455 |
| 1749 | 13 SPECIAL INFORMATION/ASSIGNMENT | 64 | 72 | 88 |
| | 14 CONDUCT INVESTIGATION | 104 | 135 | 143 |
| | 15 MEET AN OFFICER | 5 | 10 | 12 |
| | 16 D.U.I. | 4 | 7 | 5 |
| | 17 TRAFFIC ACCIDENT | 167 | 229 | 182 |
| | 18 HIT AND RUN | 24 | 32 | 25 |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|-----------------------------------|-------------|-------------|-------------|
| 1749 | 19 TRAFFIC STOP | <u>155</u> | 157 | 141 |
| | 20 TRAFFIC DETAIL | <u>14</u> | 28 | 22 |
| | 21 LOST OR STOLEN TAG | <u>6</u> | 4 | 4 |
| | 22 AUTO THEFT | <u>9</u> | 20 | 16 |
| | 25 BURGLAR ALARM RINGING | <u>169</u> | 148 | 140 |
| | 26 BURGLARY | <u>29</u> | 31 | 50 |
| | 27 LARCENY | <u>52</u> | 45 | 46 |
| | 28 VANDALISM | <u>10</u> | 14 | 18 |
| | 29 ROBBERY | <u>5</u> | 4 | 2 |
| | 32 ASSAULT | <u>16</u> | 20 | 22 |
| | 33 SEX OFFENSE | <u>7</u> | 11 | 8 |
| | 34 DISTURBANCE | <u>139</u> | 193 | 239 |
| | 36 MISSING PERSON | <u>5</u> | 7 | 9 |
| | 37 SUSPICIOUS VEHICLE | <u>14</u> | 26 | 23 |
| | 38 SUSPICIOUS PERSON | <u>19</u> | 24 | 27 |
| | 39 PRISONER | <u>2</u> | 7 | 5 |
| | 41 SICK OR INJURED PERSON | <u>8</u> | 11 | 7 |
| | 43 BAKER ACT | <u>7</u> | 9 | 15 |
| | 44 ATTEMPTED SUICIDE | <u>2</u> | 2 | 0 |
| | 45 DEAD ON ARRIVAL | <u>4</u> | 4 | 1 |
| | 49 FIRE | <u>2</u> | 1 | 1 |
| 52 NARCOTICS INVESTIGATION | <u>12</u> | 12 | 14 | |
| 53 ABDUCTION | <u>0</u> | 0 | 1 | |
| 54 FRAUD | <u>23</u> | 19 | 19 | |
| 55 WEAPONS VIOLATION | <u>0</u> | 0 | 1 | |
| TOTAL FOR GRID 1749 | | 1077 | 1282 | 1286 |
| 1787 | 13 SPECIAL INFORMATION/ASSIGNMENT | <u>35</u> | 43 | 41 |
| | 14 CONDUCT INVESTIGATION | <u>100</u> | 98 | 66 |
| | 15 MEET AN OFFICER | <u>3</u> | 5 | 6 |
| | 16 D.U.I. | <u>2</u> | 5 | 5 |
| | 17 TRAFFIC ACCIDENT | <u>52</u> | 63 | 58 |
| | 18 HIT AND RUN | <u>13</u> | 10 | 4 |
| | 19 TRAFFIC STOP | <u>60</u> | 86 | 89 |
| | 20 TRAFFIC DETAIL | <u>5</u> | 10 | 13 |
| | 21 LOST OR STOLEN TAG | <u>2</u> | 2 | 2 |
| | 22 AUTO THEFT | <u>2</u> | 2 | 1 |
| | 25 BURGLAR ALARM RINGING | <u>76</u> | 99 | 80 |
| | 26 BURGLARY | <u>15</u> | 17 | 27 |
| | 27 LARCENY | <u>14</u> | 19 | 25 |
| 28 VANDALISM | <u>3</u> | 3 | 8 | |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|-----------------------------------|------------|------------|-------------|
| 1787 | 29 ROBBERY | 0 | 1 | 1 |
| | 32 ASSAULT | 7 | 8 | 12 |
| | 33 SEX OFFENSE | 0 | 0 | 2 |
| | 34 DISTURBANCE | 93 | 109 | 113 |
| | 36 MISSING PERSON | 10 | 6 | 2 |
| | 37 SUSPICIOUS VEHICLE | 7 | 7 | 6 |
| | 38 SUSPICIOUS PERSON | 8 | 6 | 6 |
| | 39 PRISONER | 1 | 1 | 1 |
| | 41 SICK OR INJURED PERSON | 2 | 7 | 15 |
| | 43 BAKER ACT | 4 | 5 | 6 |
| | 45 DEAD ON ARRIVAL | 6 | 3 | 0 |
| | 47 BOMB OR EXPLOSIVE ALERT | 0 | 1 | 1 |
| | 48 EXPLOSION | 1 | 1 | 0 |
| | 49 FIRE | 0 | 1 | 2 |
| | 52 NARCOTICS INVESTIGATION | 6 | 11 | 9 |
| | 54 FRAUD | 20 | 19 | 9 |
| 55 WEAPONS VIOLATION | 1 | 0 | 0 | |
| TOTAL FOR GRID 1787 | | 548 | 648 | 610 |
| 1788 | 13 SPECIAL DETAIL CHRISTMAS | 2 | 0 | 0 |
| | 13 SPECIAL INFORMATION/ASSIGNMENT | 105 | 120 | 110 |
| | 14 CONDUCT INVESTIGATION | 185 | 216 | 204 |
| | 15 MEET AN OFFICER | 7 | 3 | 12 |
| | 16 D.U.I. | 1 | 4 | 3 |
| | 17 TRAFFIC ACCIDENT | 61 | 89 | 84 |
| | 18 HIT AND RUN | 21 | 14 | 24 |
| | 19 TRAFFIC STOP | 68 | 87 | 55 |
| | 20 TRAFFIC DETAIL | 19 | 13 | 17 |
| | 21 LOST OR STOLEN TAG | 20 | 15 | 15 |
| | 22 AUTO THEFT | 32 | 30 | 26 |
| | 25 BURGLAR ALARM RINGING | 80 | 74 | 61 |
| | 26 BURGLARY | 78 | 77 | 73 |
| | 27 LARCENY | 33 | 49 | 39 |
| | 28 VANDALISM | 12 | 14 | 16 |
| | 29 ROBBERY | 2 | 2 | 2 |
| | 32 ASSAULT | 43 | 55 | 55 |
| | 33 SEX OFFENSE | 11 | 12 | 11 |
| | 34 DISTURBANCE | 293 | 317 | 336 |
| | 36 MISSING PERSON | 21 | 26 | 29 |
| 37 SUSPICIOUS VEHICLE | 13 | 11 | 15 | |
| 38 SUSPICIOUS PERSON | 26 | 23 | 19 | |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|-----------------------------------|-------------|-------------|-------------|
| 1788 | 39 PRISONER | <u>5</u> | 9 | 6 |
| | 41 SICK OR INJURED PERSON | <u>47</u> | 64 | 75 |
| | 43 BAKER ACT | <u>21</u> | 32 | 25 |
| | 44 ATTEMPTED SUICIDE | <u>3</u> | 2 | 2 |
| | 45 DEAD ON ARRIVAL | <u>41</u> | 35 | 34 |
| | 49 FIRE | <u>7</u> | 15 | 13 |
| | 52 NARCOTICS INVESTIGATION | <u>16</u> | 18 | 8 |
| | 54 FRAUD | <u>33</u> | 34 | 27 |
| | 55 WEAPONS VIOLATION | <u>1</u> | 0 | 1 |
| TOTAL FOR GRID 1788 | | 1307 | 1460 | 1397 |
| 3748 | 13 SPECIAL DETAIL CHRISTMAS | <u>3</u> | 0 | 0 |
| | 13 SPECIAL INFORMATION/ASSIGNMENT | <u>143</u> | 137 | 61 |
| | 14 CONDUCT INVESTIGATION | <u>238</u> | 239 | 98 |
| | 15 MEET AN OFFICER | <u>7</u> | 7 | 5 |
| | 16 D.U.I. | <u>5</u> | 2 | 1 |
| | 17 TRAFFIC ACCIDENT | <u>35</u> | 22 | 7 |
| | 18 HIT AND RUN | <u>3</u> | 5 | 4 |
| | 19 TRAFFIC STOP | <u>52</u> | 29 | 6 |
| | 20 TRAFFIC DETAIL | <u>1</u> | 1 | 1 |
| | 21 LOST OR STOLEN TAG | <u>7</u> | 15 | 9 |
| | 22 AUTO THEFT | <u>3</u> | 4 | 1 |
| | 26 BURGLARY | <u>10</u> | 10 | 3 |
| | 27 LARCENY | <u>14</u> | 11 | 3 |
| | 28 VANDALISM | <u>1</u> | 2 | 1 |
| | 29 ROBBERY | <u>3</u> | 4 | 0 |
| | 32 ASSAULT | <u>18</u> | 23 | 13 |
| | 33 SEX OFFENSE | <u>8</u> | 6 | 2 |
| | 34 DISTURBANCE | <u>48</u> | 56 | 26 |
| | 35 INTOXICATED PERSON - MYERS ACT | <u>1</u> | 1 | 0 |
| | 36 MISSING PERSON | <u>10</u> | 13 | 5 |
| | 37 SUSPICIOUS VEHICLE | <u>2</u> | 2 | 1 |
| | 39 PRISONER | <u>952</u> | 1,153 | 517 |
| | 41 SICK OR INJURED PERSON | <u>8</u> | 6 | 1 |
| | 43 BAKER ACT | <u>13</u> | 8 | 3 |
| | 45 DEAD ON ARRIVAL | <u>2</u> | 1 | 0 |
| | 49 FIRE | <u>1</u> | 0 | 0 |
| | 52 NARCOTICS INVESTIGATION | <u>5</u> | 5 | 4 |
| | 53 ABDUCTION | <u>1</u> | 1 | 0 |
| | 54 FRAUD | <u>58</u> | 48 | 18 |
| | 55 WEAPONS VIOLATION | <u>1</u> | 1 | 0 |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Z2015000108 - Kevin & Kathleen Murray
Complaint Date Range: Jan 1, 2014 - Sep 30, 2015



| Grid Code | CAD Signal Code | YTD 2014 | LYTD 2013 | P_LYTD 2012 |
|----------------------------|-----------------|--------------------|--------------------|--------------------|
| TOTAL FOR GRID 3748 | | 1653 | 1812 | 790 |
| | | Reported: 2625 | Reported: 2651 | Reported: 2464 |
| | | Not Reported: 3640 | Not Reported: 4011 | Not Reported: 4074 |
| TOTAL ROUTINE | | 6265 | 6662 | 6538 |
| GRAND TOTAL | | 6996 | 7331 | 7177 |



MIAMI DADE POLICE DEPARTMENT
57B - Summarized CFS Year Comparison By Call Type-Grid-Signal
Report Filters



Complaint Date Range: Jan 1, 2014 - Sep 30, 2015

Grid: 1749, 3748, 1748, 1787, 1788

Signal: 13 SPECIAL DETAIL CHRISTMAS, 13 SPECIAL INFORMATION/ASSIGNMENT, 14 CONDUCT INVESTIGATION, 15 MEET AN OFFICER, 16 D.U.I., 17 TRAFFIC ACCIDENT, 18 HIT AND RUN, 19 TRAFFIC STOP, 20 TRAFFIC DETAIL, 21 LOST OR STOLEN TAG, 22 AUTO THEFT, 23 CLEARANCE CHECK, 24 COMPLETE CHECK, 25 BURGLAR ALARM RINGING, 26 BURGLARY, 27 LARCENY, 28 VANDALISM, 29 ROBBERY, 30 SHOOTING, 31 HOMICIDE, 32 ASSAULT, 33 SEX OFFENSE, 34 DISTURBANCE, 35 INTOXICATED PERSON - MYERS ACT, 36 MISSING PERSON, 37 SUSPICIOUS VEHICLE, 38 SUSPICIOUS PERSON, 39 PRISONER, 40 SUBJECT POSSIBLY WANTED, 41 SICK OR INJURED PERSON, 42 AMBULANCE, 43 BAKER ACT, 44 ATTEMPTED SUICIDE, 45 DEAD ON ARRIVAL, 46 MEDICAL DETAIL, 47 BOMB OR EXPLOSIVE ALERT, 48 EXPLOSION, 49 FIRE, 50 ORGANIZED CRIME FIGURE, 51 NARCOTICS VIOLATOR, 52 NARCOTICS INVESTIGATION, 53 ABDUCTION, 54 FRAUD, 55 WEAPONS VIOLATION

Agency:

District:

Call Type: PRIORITY, ROUTINE, EMERGENCY

Primary Unit: Primary Unit not contains '0000' 'SB' 'CR' or Primary Unit does not exits

CDW Package

Memorandum



Date: September 24, 2015

To: Mark R. Woener, AICP, Assistant Director for Planning
Department of Regulatory and Economic Resources

From: Paul Mauriello, AICP, Deputy Director, Waste Operations
Public Works and Waste Management Department

Subject: Solid Waste Disposal Concurrency Determination

A handwritten signature in cursive script, appearing to read "Paul Mauriello".

The Public Works and Waste Management Department (PWWM) determines compliance with the County's adopted level-of-service (LOS) standard for solid waste disposal based on the ability of the County Solid Waste Management System (System) to accommodate projected waste flows for concurrency. Only those System facilities that are constructed or subject to a binding executed contract for construction are included in this determination, in accordance with Chapter 33G of the Miami-Dade County Code, Service Concurrency Management Program.

The attached spreadsheet presents the projected utilization of the System's remaining disposal capacity over a period of fifteen (15) years. The projection is based on the demand generated by those parties (municipalities and private haulers) who have committed their waste to the System through interlocal agreements or long-term contracts and anticipated non-committed waste flows, in accordance with the LOS standard. The analysis shows adequate System capacity to meet the LOS through Fiscal Year 2029-30 or ten (10) years beyond the minimum five (5) year standard. This determination is contingent upon the continued ability of the County and its disposal service contract providers to obtain and renew disposal facility operating permits from the applicable federal, state and local regulatory agencies. Therefore, please be advised that the current LOS is adequate to issue development orders. This determination shall remain in effect for a period of one (1) fiscal year (ending September 30, 2016), at which time a new determination will be issued. If, however, a significant event occurs that substantially alters the projection, the Department will issue an updated determination.

Attachment

c: Alina T. Hudak, Deputy Mayor and Director, PWWM
Aneisha Daniel, Assistant Director, Administration
Asok Ganguli, Assistant Director, Technical Services
Michael Fernandez, Assistant Director, Disposal Operations
Aimee Cabrera, Chief, Intergovernmental & External Affairs

Public Works and Waste Management Department (PWWM)
Disposal Facility Available Capacity
From Fiscal Year 2015-16 Through Fiscal Year 2029-30

| FISCAL YEAR PERIOD | WASTE PROJECTION NET TONS DISPOSED | RESOURCES RECOVERY ASHFILL * | | | SOUTH DADE LANDFILL ** | | | NORTH DADE LANDFILL *** | | | WMI **** | TOTAL TO BE LANDFILLED |
|-----------------------|------------------------------------|------------------------------|------------|-----------------|------------------------|------------|-----------------|-------------------------|------------|-----------------|----------|------------------------|
| | | Beginning Capacity | Landfilled | Ending Capacity | Beginning Capacity | Landfilled | Ending Capacity | Beginning Capacity | Landfilled | Ending Capacity | | |
| OCT. 1, 2015 TO SEPT. | 1,600,000 | 2,460,854 | 168,000 | 2,292,854 | 5,761,827 | 381,400 | 5,380,427 | 1,555,908 | 185,400 | 1,370,508 | 250,000 | 984,800 |
| OCT. 1, 2016 TO SEPT. | 1,600,000 | 2,292,854 | 168,000 | 2,124,854 | 5,380,427 | 381,400 | 4,999,027 | 1,370,508 | 185,400 | 1,185,108 | 250,000 | 984,800 |
| OCT. 1, 2017 TO SEPT. | 1,600,000 | 2,124,854 | 168,000 | 1,956,854 | 4,999,027 | 381,400 | 4,617,627 | 1,185,108 | 185,400 | 999,708 | 250,000 | 984,800 |
| OCT. 1, 2018 TO SEPT. | 1,600,000 | 1,956,854 | 168,000 | 1,788,854 | 4,617,627 | 381,400 | 4,236,227 | 999,708 | 185,400 | 814,308 | 250,000 | 984,800 |
| OCT. 1, 2019 TO SEPT. | 1,600,000 | 1,788,854 | 168,000 | 1,620,854 | 4,236,227 | 381,400 | 3,854,827 | 814,308 | 185,400 | 628,908 | 250,000 | 984,800 |
| OCT. 1, 2020 TO SEPT. | 1,600,000 | 1,620,854 | 168,000 | 1,452,854 | 3,854,827 | 381,400 | 3,473,427 | 628,908 | 185,400 | 443,508 | 250,000 | 984,800 |
| OCT. 1, 2021 TO SEPT. | 1,600,000 | 1,452,854 | 168,000 | 1,284,854 | 3,473,427 | 381,400 | 3,092,027 | 443,508 | 185,400 | 258,108 | 250,000 | 984,800 |
| OCT. 1, 2022 TO SEPT. | 1,600,000 | 1,284,854 | 168,000 | 1,116,854 | 3,092,027 | 381,400 | 2,710,627 | 258,108 | 185,400 | 72,708 | 250,000 | 984,800 |
| OCT. 1, 2023 TO SEPT. | 1,600,000 | 1,116,854 | 168,000 | 948,854 | 2,710,627 | 381,400 | 2,329,227 | 72,708 | 185,400 | 0 | 362,692 | 984,800 |
| OCT. 1, 2024 TO SEPT. | 1,600,000 | 948,854 | 168,000 | 780,854 | 2,329,227 | 381,400 | 1,947,827 | 0 | 0 | 0 | 435,400 | 984,800 |
| OCT. 1, 2025 TO SEPT. | 1,600,000 | 780,854 | 168,000 | 612,854 | 1,947,827 | 381,400 | 1,566,427 | 0 | 0 | 0 | 435,400 | 984,800 |
| OCT. 1, 2026 TO SEPT. | 1,600,000 | 612,854 | 168,000 | 444,854 | 1,566,427 | 381,400 | 1,185,027 | 0 | 0 | 0 | 435,400 | 984,800 |
| OCT. 1, 2027 TO SEPT. | 1,600,000 | 444,854 | 168,000 | 276,854 | 1,185,027 | 381,400 | 803,627 | 0 | 0 | 0 | 435,400 | 984,800 |
| OCT. 1, 2028 TO SEPT. | 1,600,000 | 276,854 | 168,000 | 108,854 | 803,627 | 381,400 | 422,227 | 0 | 0 | 0 | 435,400 | 984,800 |
| OCT. 1, 2029 TO SEPT. | 1,600,000 | 108,854 | 108,854 | 0 | 422,227 | 381,400 | 40,827 | 0 | 0 | 0 | 494,546 | 984,800 |
| REMAINING YEARS | | | | 14 | | | 15 | | | 8 | | 15 |

| | |
|----------------------------|----------------|
| ANNUAL DISPOSAL (in tons) | |
| RESOURCES RECOVERY ASHFILL | 168,000 |
| SOUTH DADE LANDFILL | 381,400 |
| NORTH DADE LANDFILL | 185,400 |
| WMI CONTRACT | 250,000 |
| TOTAL TO BE LANDFILLED | <u>984,800</u> |

- * Ashfill capacity is for Cell 20.
- ** South Dade includes Cells 4 and 5. Assumes unders from Resources Recovery consumes capacity whether or not it is used as cover.
- *** North Dade capacity represents buildout of the facility. When North Dade Landfill capacity is depleted, trash goes to WMI.
- **** Maximum Contractual Tonnage per year from WMI is 1.25 million tons, 500,000 tons to the Medley Landfill, 500,000 to Okeechobee County Landfill and 250,000 tons to the Monarch Hill Landfill in Broward County. The initial term of the WMI disposal contract ends September 30, 2035 and the contract contains two 5-year renewal terms.
- ***** All beginning capacity figures are derived from the Capacity of Miami-Dade County Landfills draft report prepared by Arcadis based on the actual July 2015, survey with actual tons for July 2015 through August 2015, and projected tons for September 2015.

Memorandum



Date: October 1, 2015

To: Mark R. Woerner, AICP, Assistant Director for Planning
Department of Regulatory and Economic Resources

From: *ANB* Alice N. Bravo, P.E., Director
Miami-Dade Transit

Subject: FY16 Blanket Concurrency Approval for Transit

Miami-Dade Transit (MDT) has been charged with the responsibility of reviewing and approving concurrency applications for mass transit levels of service as stated in County Ordinance 89-66, Administrative Order 4-85, and Section 33-G of the Miami-Dade County Code. Based on the latest socio-economic information provided by your department's Research Division, and a review of the June 2015 Metrobus/Metrorail service area we find that MDT meets or exceeds the Level-of-Service Standards (LOS) for mass transit established in Policy MT-1A of the County's Comprehensive Development Master Plan for Miami-Dade County.

With this memo we re-authorize your Department to review and approve concurrency applications in all areas of unincorporated Miami-Dade County.

This authorization is intended to continue the arrangement between our respective Departments, and is effective for the period October 1, 2015 to September 30, 2016, or until canceled by written notice from my office.

Should your staff need further assistance with mass transit concurrency information, they may contact Nilia Cartaya, Principal Planner, in our Department. Thank you for your continued cooperation on these important matters.

c: Frank Guyamier, P.E., MDT
Albert A. Hernandez, P.E., MDT
Monica D. Cejas, P.E., MDT
Gerald E. Bryan, MDT
Eric Zahn, MDT
Nilia Cartaya, MDT
Jaqueline Carranza, MDT
Mark R. Woerner, RER
Helen A. Brown, RER

Memorandum



Date: April 21, 2005

To: Alberto J. Torres, Assistant Director for Zoning
Department of Planning and Zoning

From: Manuel C. Mena, Chief
MDFR Fire Prevention Division

Subject: Concurrency Approval

Subject to compliance with Article XIV a. "Water Supply for Fire Suppression" of the Miami-Dade County Code, blanket approval for "Initial Development Orders" for any proposed use is hereby granted until further notice.

A subsequent review to assess compliance with Miami-Dade County Fire Flow Standards addressed under the concurrency requirements, as stated in Chapter 163, part 2, Florida Statute, will be necessary during the building permit process.

When zoning use variances are permitted the fire flow standards for the zone permitting the use will be applied.

MCM:skr

Received by
Zoning Agenda Coordinator

JUL 27 2010

c: Control File

Memorandum



Date: September 5, 2012

To: Jack Kardys, Director
Park and Recreation Department

From: *Mark R. Woerner*
Mark R. Woerner, AICP, Assistant Director for Planning
Department of Regulatory and Economic Resources

Subject: Blanket Concurrency Approval for Recreation and Open Space

The blanket level of service/concurrency authorization for recreation and open space issued by your department last year will expire on September 30, 2012. This authorization must be re-issued prior to September 30, 2012, so that the Department of Regulatory and Economic Resources (DRER) may continue reviewing concurrency applications for recreation and open space concurrency requirements on your behalf. If such authorization is not received, DRER will have to refer all zoning and permit applications to your department for concurrency review.

Park and Recreation's re-authorization for blanket concurrency authorization should be effective for a one-year period beginning on October 1, 2012 and should be based on sufficient surplus capacity to sustain projected development for one year. If there is not sufficient surplus capacity for one year, please advise this department immediately.

If you or any member of your staff needs further information on this request, please contact Helen A. Brown, Concurrency Administrator at (305) 375-2835. Thank you for your attentions to this matter.

MRW:NS:hab

cc: James Byers, Zoning Division Chief, West Dade Office, DRER
Ronald Connally, Supervisor, Zoning Hearings/Administrative Review Section, DRER
Nick Nitti, Supervisor, Zoning Evaluation Section, DRER
Helen A. Brown, Concurrency Administrator, DRER

Memorandum



Date: September 28, 2015

To: Mark R. Woerner, Assistant Director for Planning
Regulatory and Economic Resources Department

From: Maria I. Nardi *M-I.*
Chief of Planning and Design Excellence
Parks, Recreation and Open Spaces Department

Subject: Blanket Concurrency Approval for Recreation and Open Space

This memorandum updates the blanket concurrency approval memo of September 18, 2014. There is an adequate level of service within each of the three Park Benefit Districts for all unincorporated areas, as shown on the attached table, and we project that there will be sufficient surplus capacity to maintain an adequate level of service for one additional year. Nevertheless, on a case-by-case basis, this Department will additionally evaluate the capacity of existing parks to support projected residential populations created by new development.

This approval is valid until September 30, 2016. If conditions change prior to that, I will inform Helen Brown, Concurrency Administrator of your department.

Attachment

MN: jb

c: Helen Brown, Metropolitan Planning, RER



Miami-Dade County
 Park Recreation and Open Spaces Department
 LOS-2015-16

Report # 4 Table 34
 Local Recreation Open Space Level of Service

| PBD | Estimated 2015 UMSA Population | Standard @ 2.75 Acres Per 1000 People (Acres) | Public local Park Acres | Concurrency* Acres | TOTAL LOCAL | School Acres | Private Open Space Acres | Recreation Open Space Acreage | Surplus (Deficient) Acres | Percentage of Standard % |
|--------------|--------------------------------|---|-------------------------|--------------------|----------------|---------------|--------------------------|-------------------------------|---------------------------|--------------------------|
| 1 | 382,633 | 1,052.24 | 343.95 | 291.00 | 634.95 | 299.82 | 267 | 1201.77 | 149.53 | 1.14 |
| 2 | 601,589 | 1,654.37 | 715.26 | 595.00 | 1310.26 | 356.3 | 473 | 2139.56 | 485.19 | 1.29 |
| 3 | 164,347 | 451.95 | 251.88 | 232.93 | 484.81 | 96.62 | 89 | 670.43 | 218.48 | 1.48 |
| Total | 1,148,569 | 3,158.56 | 1311.09 | 1118.93 | 2430.02 | 752.74 | 829 | 4011.76 | 853.20 | 1.27 |

Note:
 Public Local Park Acres is Miami-DadeParks Only
 Private Recreation Open Space Updated 1/9/09
 *Concurrency Acres are District park Acres utilized for local Recreation