



Miami-Dade County
Department of Regulatory and Economic Resources

HEARING ADVERTISEMENT REVIEW TRANSMITTAL LETTER

April 7, 2016

DULCE CONDE
4917 SW 74 CT -
MIAMI FL, 33155

Zoning Hearings Section
111 NW 1 STREET, SUITE 1110
MIAMI, FLORIDA 33128
(305) 375-2640

Re: Zoning Hearing Application # Z2016000031 for ADVANCED LEARNING CHARTER SCHOOL, INC.
DBA HIVE PREPARATORY SCHOOL Z16P-226 . Date filed: 16-MAR-16.

Dear DULCE CONDE :

Below is the zoning hearing advertisement (ad), which contains all zoning requests submitted by the applicant. Please review the request(s), property location, legal description of the subject property, etc. and advise me of any changes or omissions within 10 calendar days. See my e-mail and mailing addresses below. If you concur that the ad is satisfactory, the hearing file will be forwarded to the Zoning Evaluation Section for further processing and recommendation.

If you do not concur with the ad and wish to make changes to the request or to plans, or otherwise submit additional documents, such changes and submittals shall be accepted during the next available filing period when they will be incorporated into the ad. All changes to the hearing advertisement will be re-sent to you for your review and approval. If you fail to respond within 10 days, the file will proceed to the Zoning Evaluation Section for further review and evaluation.

Once departmental comments & clearance have been obtained from DERM, Public Works, the School Board and other pertinent departments, the Zoning Evaluation Section will prepare the Department's recommendation and will send it to you for your review. Once again you will be given a 10-day period to respond whether no further documents will be submitted or whether you intend to submit additional documentation (for example: the submittal of a draft covenant).

Once you communicate to us that you wish the application to proceed or if you fail to respond within 10 calendar days, the application will be forwarded to the Agenda Coordinator's Office to be scheduled for hearing. If changes are requested by the Applicant, the changes and submittals shall be accepted during the next available filing period and will be incorporated into the ad. All changes will be resent to you for your review.

Please select one of the following options and send it to the Zoning Hearing Specialist listed below:

- I concur with the advertisement.
I find the following problem or omission:
I will be making changes to the application or Plans. Please hold the file.

I understand that changes to the advertisement may require additional fees and that my hearing will not be scheduled until all fees have been paid.

SEE ATTACHED ADVERTISEMENT

Please respond to **SHAILENDRA SINGH** at [SINGHS@miamidade.gov](mailto:SINGHS@miamidade.gov), or mail to below address.

**Zoning Hearings Section**  
**111 NW 1 STREET, SUITE 1110**  
**MIAMI, FLORIDA 33128**  
**(305) 375-2640**

**Applicant's Draft**

**HEARING No.** (16-031)

**STR:** 07-52-41

**Council Area:** C05

**Commissioner Dist.:** 13

**APPLICANT:** ADVANCED LEARNING CHARTER SCHOOL, INC. DBA HIVE PREPARATORY SCHOOL  
Z16P-226

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(1) Special Exception to permit an expansion of the existing Charter school Kidergarten through 3rd grade.

(2) Modification of Condition #2 and #10 of Resolution No. Z-12-14, reading as follows:

From: "2. That in the approval of the plan, the same be substantially in accordance with that submitted for the hearing entitled "Hive- Kindergarten/1st Grade" as prepared by Sol Arch, consisting of 5 sheets, a floor plan entitlked "A New Church Facility For International Bible Baptist Church", as prepared by Jerry Clawson/Architects, consisting of 1 shteet and a landsape plan entitled "International Bible Baptist Church", as prepared by Land Form Design Group, consisting of 1 sheet, for a total of 7 sheets, with sheet A-100 dated stamped recieved 04/21/14 and the remaining 6 sheets dated stamped recieved 04/02/14

To: "2 That in the approval of the plan, the same be substantially in accordance with that submitted for the hearing entitled "Hive- Kindergarten/3rd Grade" as prepared by Sol Arch, consisting of 3 sheets and a landsape plan entitled "International Bible Baptist Church", as prepared by Land Form Design Group, consisting of 1 sheet, for a total of 4 sheets, dated stamped recieved 03/16/16

From: "10. That the charter school use be limited to grades Kindergarten through 1st and be limited to a miaximum of 125 students.

To: "10. That the charter school use be limited to grades Kindergarten through 3rd and be limited to a miaximum of 125 students.

Aforementioned Plans are on file and may be examined in the Department of Regulatory and Economic Resources. Plans may be modified at public hearing.

**SUBJECT PROPERTY:** (legal description)

A Parcel of land in Section 7, Township 52 South, Range 41 East - Dade County Florida being more particularly described as follows: tract "C", Carol City Lake Seven Estates, according to Plat thereof as recoded in PB 65/page 144 of Public Records of Dade County.

**LOCATION:** 17701 NW 57 AVE, MIAMI-DADE COUNTY, FLORIDA.

**SIZE OF PROPERTY:** 3.40 ACRES

**PRESENT ZONING:** RU-1 Single Family Residential 7,500 sq. ft. net

**CONTACT PERSON:** DULCE CONDE  
4917 SW 74 CT -  
MIAMI FL, 33155  
(305) 740-0723