IMPORTANT NOTICE TO APPLICANT:

THIS APPLICATION CONSISTS OF TWO (2) PAGES. BOTH PAGES MUST BE COMPLETED AND SUBMITTED IN ORDER TO PROCESS

Submittal deadline for this application and all associated documentation is Monday, 9:00AM. The fee amount will be calculated once this application is received and processed. In order for this item to be placed on the next available Plat Committee Agenda, the full correct fee must be paid no later than the following day, Tuesday, noon time. Failure to submit this form and fees by the aforementioned deadlines will result in this item not being placed on the next available Plat Committee agenda.

FOR OFFIC	IAL USE	ONLY:	
Agenda Date:			
Waiver No. D-			
Received Date	:		

APPLICATION FOR WAIVER OF PLAT

M	unicipality: UNINCORPORATED Sec.: 8 Twp.: 54 S. Rge.: 41 E. / Sec.: Twp.:S. Rge.:E.
1.	Owner's Name: Giuliano Orozco Properties, LLC Phone: (321) 946-8388
	Address: 1055 Pine Hill Boulevard City: Geneva State: FL Zip Code: 32732
	Owner's Email Address: vgiuliano@vinmed.org
2.	Surveyor's Name:
	Address: State: Zip Code: Zip Code:
	Surveyor's Email Address: Javier@ibarralandsurveyors.com
3.	Legal Description of Cutout Tract: LOT 16 AND THE EAST 1/2 OF LOT 17, BLOCK 3, ANTILLA PARK, ACCORDING TO THE
	PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE 13, PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.
4.	Folio No(s).: 30-4108-029-0370 / 30-4108-029-0371 / /
5.	Legal Description of Parent Tract: LOT 16 AND THE EAST 1/2 OF LOT 17, BLOCK 3, ANTILLA PARK, ACCORDING TO THE
	PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE 13, PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.
6.	Street Boundaries: Between SW 14th ST and SW 13TH TER and between SW 40TH AVE and SR 953/SW 42ND AVE
7.	Present Zoning: Zoning Hearing No.:
	Proposed use of Property: Single Family Res. (1 Units), Duplex (Units), Apartments (Units), Industrial/Warehouse (Square .Ft.), Business (Sq. Ft.), Office (Sq. Ft.), Restaurant (Sq. Ft. & No. Seats), Other (Sq. Ft. & No. of Units)

NOTE: Attach list of all plat restrictions zoning conditions or any other declarations, restrictions, covenants that might affect this Tentative Plat.

Any soil groundwater or surface water contaminants exceeding standards or criteria outlined in local, state, and/or federal law, shall be disclosed. Futhermore, any portion of the of the property to be conveyed (including right-of-way) must be identified, and the receiving entity must be made aware of the contamination and accept the conveyance. Documentation of acceptance from each entity shall be provided with the plat application.

Be advised that Miami-Dade County will not accept the conveyance of contaminated property for right-of-way: right-of-way areas must be fully restored to applicable local, state, and/or federal standards or criteria.

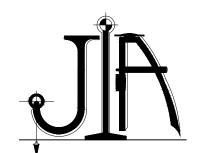
Please note nothing stated herein may be interpreted to limit or restrict an engineer's or other professional's responsibility to prepare plans accurately and completely for proposed right-of-way as well as any other projects or plans. For proposed dedications of non-right-of-way properties, any soil, groundwater or surface water contaminants must be disclosed to the County Department at the earliest stage possible. The presence of any such contamination or delay in disclosure of such contamination could result in the County declining the acceptance of the proposed dedication, the need for the developer to reconfigure or change previously approved site plans, or conduct changes to the proposed development may be required. The applicant may contact the DERM Environmental Monitoring and Restoration Division at 305-372-6700 for additional information.

THIS APPLICATION CONSISTS OF TWO (2) PAGES. BOTH PAGES MUST BE COMPLETED AND SUBMITTED IN ORDER TO PROCESS

I HEREBY CERTIFY that I am the owner of the parcel(s) described in Item 5 and that the information contained in this application is true and correct to the best of my knowledge and belief. If applicable, attached is a list of all the restrictions/ restrictive covenants and declarations in favor of Miami-Dade County. Attached is a copy of the recorded deed showing my acquisition of this land. In addition, I agree to furnish additional items as may be necessary such as abstract or Opinion of Title to determine accurate ownership information. Furthermore, I am aware that the use of a public water supply and/or public sewer system may be required for this development. If so required, I recognize that engineering drawings for the extension of these utilities must be approved by the appropriate utility entity and by D.R.E.R. prior to the approval of the final plat.

Pursuant to Florida Statutes 837.06, whoever knowingly makes a false statement in writing with the intent to mislead a public servant in the performance of his duty shall be guilty of a misdemeanor of the second degree, punishable as provided in FS. 775.082 or FS. 775.083.

STATE OF FLORIDA) Seminole SS: COUNTY OF MIAMI-DADE) SS:	Signature of Owner:
COUNTY OF MIAMI-DADE)	signature of owner.
	(Print name & Title here): VINCENZS GILLE AND JOHNER
BEFORE ME, personally appeared Giblian acknowledged to and before me that (ha)she) execution	UVINCENZO this 5 day of 03, 2024 A.D. and (he/she) cuted the same for the purposed therein. Personally known or produce and who did (not) take an oath.
WITNESS my hand and seal in the County and Sta	ate last aforesaid this 5 day of 63
RAHUL SETIA Notary Public - State of Florida Commission # HH 340634	Signature of Notary Public:
My Comm. Expires Mar 25, 2027 Bonded through National Notary Assn.	(Print, Type name here: Rahvi Setia
	0312512027 HH 340634
(NOTARY SEAL) Note: The reverse side of this sheet may be used for a st	10



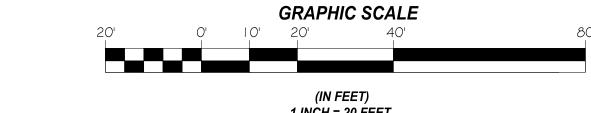
JOHN IBARRA & ASSOC., INC. Professional Land Surveyors & Mappers

WWW.IBARRALANDSURVEYORS.COM 777 N.W. 72nd AVENUE, SUITE 3025, MIAMI, FLORIDA 33126 PH: (305) 262-0400

WAIVER OF PLAT

(MAP OF BOUNDARY AND TOPOGRAPHIC SURVEY)

LOT 16 AND THE EAST 1/2 OF LOT 17, BLOCK 3, ANTILLA PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE 13, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA. LYING IN THE NE 1/4 OF SECTION 8, TOWNSHIP 54 SOUTH, RANGE 41 EAST, MIAMI-DADE COUNTY, FLORIDA.



1 INCH = 20 FEET

LEGAL DESCRIPTION OF THE PARENT TRACT PARCEL "A":

LOT 16 AND THE EAST 1/2 OF LOT 17, BLOCK 3, ANTILLA PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE 13, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

SURVEYOR'S SURVEY NOTES:

- 1. THIS BOUNDARY AND TOPOGRAPHIC SURVEY HEREIN WAS SURVEYED AND DESCRIBED BASED ON THE SHOWN LEGAL DESCRIPTION PROVIDED BY CLIENT
- 2. ALL ELEVATIONS SHOWN ARE REFERRED TO NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D.) OF 1929 MIAMI-DADE COUNTY.
- 3. BENCHMARK CITY OF CORAL GABLES No. 287; PKBW P.O.C. FSW, SALZEDO ST. 29.3' WEST OF C/L AND MENORES AVE. 29.5' NORTH OF C/L; ELEVATION IS 11.20 FEET OF N.G.V.D. OF
- 4. THERE MAY BE ADDITIONAL RESTRICTIONS NOT SHOWN ON THE SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF MIAMI DADE COUNTY, FLORIDA.
- 5. NO UNDERGROUND UTILITIES OTHER THAN THOSE SHOWN ON THE SURVEY WERE FOUND. UNLESS OTHERWISE SPECIFIED, THIS FIRM HAS NOT LOCATED ANY FOOTINGS AND/OR FOUNDATIONS UNDERGROUND.
- 6. THIS IS A BOUNDARY AND TOPOGRAPHIC SURVEY FOR A WAIVER OF PLAT.
- 7. THE ACCURACY OBTAINED FOR ALL HORIZONTAL CONTROL MEASUREMENTS, BASED ON A 95% CONFIDENCE LEVEL, VERIFIED BY REDUNDANT MEASUREMENTS AND OFFICE CALCULATIONS OF CLOSED GEOMETRIC FIGURES, MEETS OR EXCEEDS AN EQUIVALENT LINEAR CLOSURE STANDARD OF 1 FOOT IN 7,500 FEET (SUBURBAN). THE ELEVATIONS AS SHOWN ARE BASED ON A CLOSED LEVEL LOOP TO THE BENCHMARK NOTED ABOVE AND MEETS OR EXCEEDS A CLOSURE IN FEET OF PLUS OR MINUS 0.05 FEET TIMES THE SQUARE ROOT OF THE DISTANCE IN MILES.
- 8. BEARINGS SHOWN HEREON ARE RELATIVE TO THE STATE PLANE COORDINATE SYSTEM, FLORIDA EAST COAST ZONE, NORTH AMERICAN DATUM OF 1983/1990 ADJUSTMENT, A BEARING OF S 88° 31' 49" W, ALONG THE CENTERLINE OF SW 14th STREET.
- 9. FENCE OWNERSHIP NOT DETERMINED. THE TERM "ENCROACHMENT" MEANS VISIBLE AND ABOVE GROUND ENCROACHMENTS.

DEVELOPMENT INFORMATION

GIULIANO OROZCO PROPERTIES, LLC 1055 PINE HILL BLVD *GENEVA, FL 32732*

DEVELOPMENT INFORMATION: PARENT TRACT PARCEL "A" CONTAINING 7,949 SQ. FT. +/- OR 0.18 ACRES +/-

FLOOD CRITERIA: MIAMI-DADE COUNTY FLOOD CRITERIA AS SHOWN ON MIAMI-DADE COUNTY'S

2022, GIS OPEN DATA FLOOD CRITERIA MAP WEBSITE: 11.0 FEET (NAVD 1988)

ZONING DISTRICT:

(RU-1) SINGLE-FAMILY RESIDENTIAL

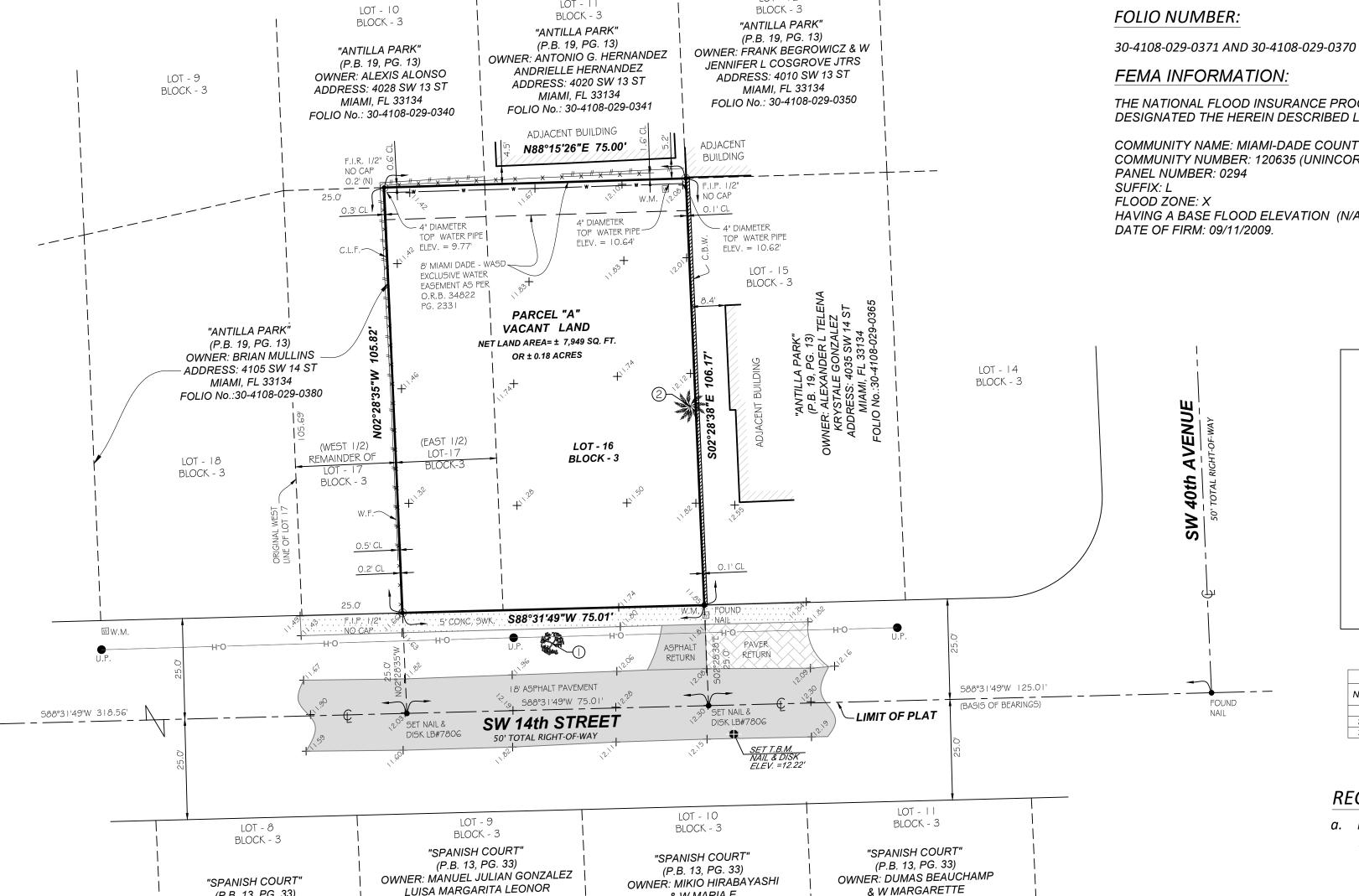
PROPOSED USE: SINGLE FAMILY RESIDENTIAL UNDER A/C AREA PROPOSED: FIRST FLOOR = 3,829 SQ. FT.

TOTAL AREA: 4,438 SQ. FT.

ALL EXISTING STRUCTURES AND IMPROVEMENTS TO BE DEMOLISHED.

WATER AND SEWER SERVICES: PUBLIC WATER TO BE UTILIZED

SEPTIC TANK TO BE UTILIZED

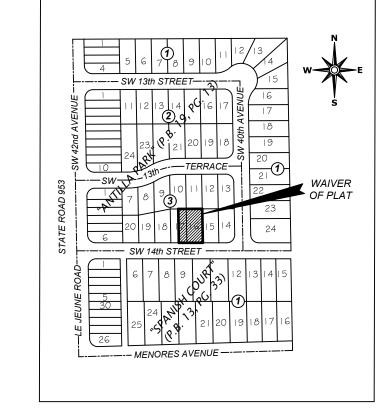


PROPERTY ADDRESS:

4119 SW 14st STREET, MIAMI, FLORIDA 33134

THE NATIONAL FLOOD INSURANCE PROGRAM MAPS HAVE DESIGNATED THE HEREIN DESCRIBED LANDS TO BE SITUATED IN:

COMMUNITY NAME: MIAMI-DADE COUNTY COMMUNITY NUMBER: 120635 (UNINCORPORATED AREAS) HAVING A BASE FLOOD ELEVATION (N/A)



LYING IN THE NW 1/4 IN SECTION 31, TOWNSHIP 52 SOUTH, RANGE 42 EAST, MIAMI-DADE COUNTY, FLORIDA.

LOCATION SKETCH

SCALE 1" = 300'

	TREE TABLE				
No.	Name	Diameter (Ft.)	Height (Ft.)	Spread (Ft.)	
- 1	MAHOGANY	2.5	40	37	
2	PALM	3	28	4	
3	PALM	3	28	4	

TREE LEGEND:

A CERTIFIED ARBORIST MUST CONFIRM ALL

THE TREE NAMES, CONDITIONS AND

SPECIES. TREES WERE IDENTIFIED O THE BEST OF OUR ABILITIES

RECORDED MORTGAGES:

- a. MORTGAGE IN THE SUM OF \$453,000.00 FROM CHAD CARROLL, HIS SUCCESSORS AND/OR ASSIGNS TO GIULIANO-OROZCO PROPERTIES LLC, A FLORIDA LIMITED LIABILITY COMPANY, DATED ON 4/7/2023, AND RECORDED 5/2/2023 IN OFFICIAL RECORDS BOOK 33686, PAGE 1990 OF THE MIAMI-DADE COUNTY, FLORIDA. MORTGAGE MODIFICATION AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 34170, PAGE 2701, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.
- b. UCC FINANCING STATEMENT BETWEEN CHAD CARROLL, HIS SUCCESSORS AND/OR ASSIGNS, AND GIULIANO-OROZCO PROPERTIES LLC, A FLORIDA LIMITED LIABILITY COMPANY, AS RECORDED 5/2/2023 IN OFFICIAL RECORDS BOOK 33686 PAGE 2023 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

SPECIAL EXCEPTIONS :

- a. ALL MATTERS CONTAINED ON THE PLAT OF ANTILLA PARK, AS RECORDED IN PLAT BOOK 19, PAGE 13, PUBLIC RECORDS OF MIAMI-DADE COUNTY,
- b. UNITY OF TITLE RECORDED IN O.R. BOOK 33392, PAGE 405, PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.

SURVEYOR'S CERTIFICATION.

I HEREBY CERTIFY: THIS "BOUNDARY AND TOPOGRAPHIC SURVEY" OF THE PROPERTY DESCRIBED HEREON, HAS RECENTLY BEEN SURVEYED AND DRAWN UNDER MY SUPERVISION, AND COMPLIES WITH THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO 472.027, FLORIDA STATUTES. OTHER.

JULIO E. PEREZ, for the Firm

PROFESSIONAL SURVEYOR AND MAPPER No.: 6029 STATE OF FLORIDA (NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER). CERTIFICATE OF AUTHORIZATION LB # 7806

REVISED ON: ADDED WATER EASEMENT 06/11/2025

REVISED ON: WATER PIPE LINE LOCATION 07/30/2024

DRAWN BY:	JEP	
SURVEY DATE:	06/11/2025	
SURVEY NO:	24-000291-1	
SHEET:	1 OF 1	LB# 7806

(R) = RECORDN.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM # OR NO. = NUMBER

O.R.B. = OFFICIAL RECORDS BOOK PVMT. = PAVEMENT PWY. = PARKWAYP.S.M. = PROFESSIONAL SURVEYOR AND MAPPER

ABBREVIATIONS

C.B.W. = CONCRETE BLOCK WAL

B.M. = BFNCHMARK

= CLEAR

C.L.F. = CHAIN LINK FENCE

= DEGREES

F.I.R. = FOUND IRON ROL

F.I.P. = FOUND IRON PIPE

F.N.D. = FOUND NAIL & DISK

LB = LICENSED BUSINESS

= MINUTES

(M) = MEASURED

ELEV. = ELEVATION

SWK. = SIDEWALK S.I.R. = SET IRON REBAR = SOUTH = SECONDS TWP. = TOWNSHIP FNIP. = FEDERAL NATIONAL INSURANCE PROGRAM RGE. = RANGET.B.M. = TEMPORARY BENCHMARK U.P. = UTILITY POLE W.M. = WATER METER W.F. = WOOD FENCE= CENTER LINE = MORE OR LESS = DENOTE SECTION CORNER

SEC. = SECTION 8-54-41 = SECTION 8, TOWNSHIP 54 SOUTH, RANGE 41 EAST

DRAINAGE MANHOLE SANITARY MANHOLE FIRE HYDRANT ELECTRIC BOX TRAFFIC SIGNAL BOX LIGHT POLE SIGN CURB INLET CURB INLET

S.W. CORNER OF THE NE 1/4 OF SEC. 8-54-41

= OVERHEAD UTILITY LINES

X X = CHAIN LINK FENCE

= BUILDING SETBACK LINE

× 0.00 = EXISTING ELEVATIONS

 $\frac{}{}$ 0 0 = IRON FENCE

SW 16th STREET

(P.B. 13, PG. 33)

OWNER: MKM 7294 LLC

MIAMI, FL 33134

FOLIO No.:30-4108-010-0040

ADDRESS: 4110 SW 14 ST

GATE VALVE SEWER VALVE CATCH BASIN WATER METER DRAIN

WELL

JULIO E. PEREZ, P.S.M. JOHN IBARRA & ASSOCIATES, INC. (305) 262-0400 777 NW 72nd AVE, SUITE 3025 MIAMI, FL 33126 EMAIL: juliop@ibarralandsurveyors.com

CONTACT INFORMATION: JAVIER MOREJON

CONTACT INFORMATION:

DE LAS M ARENAS

MIAMI, FL 33134

FOLIO No.:30-4108-010-0050

ADDRESS: 4130 SW 14 ST

JOHN IBARRA & ASSOCIATES, INC. (305) 262-0400 777 NW 72nd AVE, SUITE 3025 MIAMI, FL 33126 EMAIL: javier@ibarralandsurveyors.com **MAILING ADDRESS:** *1055 PINE HILL BLVD* GENEVA, FL 32732 EMAIL: vgiuliano@vinmed.org

OWNERS INFORMATION:

GIULIANO OROZCO PROPERTIES, LLC

& W MARIA E.

ADDRESS: 4104 SW 14 ST

MIAMI, FL 33134

FOLIO No.:30-4108-010-0061

ADDRESS: 4102 SW 14 ST

MIAMI, FL 33134

FOLIO No.:30-4108-010-0060

OTHER CONTACT:

(321) 946-8388

(786) 942-0023

JOSIAH DAVID HINKLE, AIA HINKLE DESIGN STUDIO, LLC 1 ALHAMBRA PLAZA FLOOR PH CORAL GABLES, FL 33134 EMAIL: josiah@hinkle.design