Rule 7.05 Decorum. Any person making impertinent or slanderous remarks or who becomes boisterous while addressing the commission shall be barred from further appearance before the commission by the presiding officer, unless permission to continue or again address the commission is granted by the majority vote of the commission members present. No clapping, applauding, heckling or verbal outbursts in support or opposition to a speaker or his or her remarks shall be permitted. Signs or placards may be disallowed in the commission chamber by the presiding officer. Persons exiting the commission chambers shall do so quietly.

Any person who received compensation, remuneration or expenses for conducting lobbying activities is required to register as a lobbyist with the Town Clerk prior to engaging in lobbying activities per Town Code Sec. 2-235. "Lobbyist" specifically includes the principal, as defined in this section, as well as any agent, officer or employee of a principal, regardless of whether such lobbying activities fall within the normal scope of employment of such agent, officer or employee. The term "lobbyist" specifically excludes any person who only appears as a representative of a not-for-profit community-based organization for the purpose of requesting a grant without special compensation or reimbursement for the appearance; and any person who only appears as a representative of a neighborhood, homeowners or condominium association without compensation for the appearance, whether direct or indirect or contingent, to express support of or opposition to any item.

Per Miami Dade County Fire Marshal, the Commission Chambers has a maximum capacity of 99 people. Once reached this capacity, people will be asked to watch the meeting from the first floor.

1. Call to Order/Roll Call

2. Town Commission Liaison Report – Mayor Charles Burkett

3. Approval of Minutes – August 5, 2021

4. Applications:
   A. 9173 Abbott Avenue – Front Yard Pool
   B. 9524 Carlyle Avenue – Garage Conversion, Window Upgrades and New Deck
   C. 9364 Abbott Avenue – Single Family Residence Addition
   D. 9505 Harding Avenue – Wall Signs – Domino’s
   E. 9504 Harding Avenue – Window Sign and Vinyl Decals
   F. 9567 Harding Avenue – Wall Sign

5. Next Meeting Date: September 30, 2021
6. Discussion Items:
   A. Gates and Fences
   B. Choices and options to be placed on the referendum as to measuring definition.
   C. Future Agenda Items

7. Adjournment.

THIS MEETING IS OPEN TO THE PUBLIC. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, ALL PERSONS THAT ARE DISABLED; WHO NEED SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING BECAUSE OF THAT DISABILITY SHOULD CONTACT THE OFFICE OF THE TOWN CLERK AT 305-861-4863 EXT. 226 NO LATER THAN FOUR DAYS PRIOR TO SUCH PROCEEDING.

IN ACCORDANCE WITH THE PROVISIONS OF SECTION 286.0105, FLORIDA STATUTES, ANYONE WISHING TO APPEAL ANY DECISION MADE BY THE TOWN OF SURFSIDE COMMISSION, WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING, WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH RECORD SHALL INCLUDE THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.


TWO OR MORE MEMBERS OF THE TOWN COMMISSION OR OTHER TOWN BOARDS MAY ATTEND THIS MEETING.

THESE MEETINGS MAY BE CONDUCTED BY MEANS OF OR IN CONJUNCTION WITH COMMUNICATIONS MEDIA TECHNOLOGY, SPECIFICALLY, A TELEPHONE CONFERENCE CALL. THE LOCATION 9293 HARDING AVENUE, SURFSIDE, FL 33154, WHICH IS OPEN TO THE PUBLIC, SHALL SERVE AS AN ACCESS POINT FOR SUCH COMMUNICATION.
Town of Surfside
SPECIAL PLANNING & ZONING BOARD
MINUTES
AUGUST 5, 2021 – 6:00 p.m.
Town Hall Commission Chambers –
9293 Harding Avenue, 2nd Floor, Surfside, FL 33154

1. **Call to Order/Roll Call**

Chair Frankel called the meeting to order at 6:00 p.m.

**Present:** Chair Judith Frankel, Board Member Fred Landsman, and Board Member Bravo.

**Absent:** Board Member James Mackenzie, Alternate Board Member Horace Henderson and Mayor Charles W. Burkett.

**Also, Present:** Town Planner Walter Keller, Town Attorney Tony Recio, and Building Official Jim McGuiness.

2. **Town Commission Liaison Report** – Mayor Charles Burkett

There was no Commission Liaison Report.

Chair Frankel provided her support to the victims and those lost in the collapse.

3. **Approval of Minutes – May 27, 2021**

A motion was made by Board Member Landsman to approve the May 27, 2021, Planning and Zoning Board Meeting Minutes, seconded by Board Member Bravo. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

4. **Appointment of a Vice Chair**

A motion was made by Board Member Bravo to appoint Board Member Landsman as Vice Chair of the Planning and Zoning Board. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

5. **Applications:**

Town Attorney Recio read the quasi-judicial statement into the record.

Town Attorney Recio polled the Planning and Zoning Board members.
No Board Members had any communications with any of the applicants.

Deputy Town Clerk Herbello confirmed advertising requirements.

Deputy Town Clerk Herbello swore in all speakers and applicants.

**A. 500 93rd Street – New Two-Story Single-Family Home**

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** This application is a request to construct a new 2-story single family residence on a vacant lot. The parcel is located in the H30B Zoning District at 500 93rd Street. The average lot depth is 112.5 feet with a width of 55.12 feet. The Applicant indicates the lot size is 6,062 square feet (SF). The proposed air-conditioned floor space totals 3,830 SF.

The setback requirements for the H30B Zoning District are 20-foot front, 5-foot 6-inch side and 20 feet rear. The Applicant is proposing a 20-foot front setback with a setback on the rear lot of 20 feet and a 5-foot 6-inch side setback. Total lot pervious area is proposed to be 40% where 35% is required. The front yard setback pervious area is proposed at 55% where 50% is required. The rear yard setback pervious area is 70% where 40% is required. The second floor under ac is proposed at 1,702 SF which is 28% where 32% is the maximum. A pitched roof is proposed at the 30 feet height requirement. Table 1 on page 2 provides information on site characteristics and zoning requirements.

A variety of architectural enhancements are proposed. These items include garage doors and windows black with mullion and exterior accent wall. The front elevation includes concrete driveway with grass and stairway lighting maximum 3,000 Kelvin color. A dove grey metal roof is proposed with Sherwin Williams Genesis White over smooth stucco with exterior accent.

Detailed drawings were provided by the Applicant with limited information on the pool and pool deck. The pool deck which is not defined will reduce the Applicant’s rear pervious/landscape area and the total pervious area of the site.

**Applicant Package:** A package of 8 drawings and an application was submitted by the Applicant with a recent survey dated 1/29/2021.

**Staff Recommendation:** It is recommended the Application be approved subject to the following comments:

The pool deck should be defined so the square footage can be removed from the rear yard setback area pervious/landscape area and the total lot pervious/landscape area.
Provide a height dimension for the trellis. Maximum trellis height is limited to 12 feet.

Street trees area are required along the public street frontage of the property. At least 2 trees are required on Byron Avenue and four on 93RD Street. It is suggested the tress be planted along the property lines.

Corner lots require additional shrubs. A minimum of 35 shrubs should be provided.

Chair Frankel asked if the only change was landscaping.

Town Planner Keller confirmed that it was landscaping changes that were made.

Jeff Rose, representing the applicant, provided a summary of the project.

Chair Frankel asked if this lot previously came before the Board.

Mr. Rose stated yes it was several years ago and it was a different owner.

Board Member Bravo asked regarding the difference in the plans and the changes.

Town Planner Keller clarified the changes that were made.

Board Member Bravo spoke regarding the setbacks.

Town Planner Keller addressed the comments made by Board Member Bravo reference the setbacks.

Board Member Bravo asked if there is any fencing being considered for this house.

Mr. Rose stated that they are using bushes and that fences are not being brought before the Board.

Vice Chair Landsman asked regarding the rendering and if he is confident that the owner will not come back requesting a fence.

Mr. Rose stated that this will be additional landscaping and they will try to keep the landscaping currently there.

Board Member Bravo asked what material is being used for the exterior wall.

Mr. Rose stated that it will be exterior stone being used.

Chair Frankel asked regarding the material and the color being used.

Mr. Rose stated it is a light stone-gray color.
Board Member Bravo thanked Mr. Rose for presenting photos of the houses next door.

Chair Frankel stated that the second-floor setbacks and roof line setbacks does decrease the overall massing look.

Vice Chair Landsman spoke regarding encouraging more neighbor input and participation if they have any issues with an application. He stated that there are people in the Town that do not like two story homes and large homes, and he cannot imagine neighbors of this type of property do not voice an opinion.

Mr. Rose stated that what he heard from the neighbors was to please knock on their door before demolition, not start until 8:00 a.m. and contain the dust.

Chair Frankel stated that the immediate neighbors do get to the see the proposed project and they can look online.

Further discussion took place among the Board Members regarding neighbor participation on projects that will be taking place close to them.

Board Member Bravo stated that their design is up to code.

Vice Chair Landsman stated that it is when they receive a letter from an applicant that they are hesitant to build because they do not want to upset their neighbor.

Chair Frankel encouraged more people to attend the meetings. She stated that this application does meet code and landscaping requirements as well as design.

Juan David recommended that when they send the notices they can put something asking them to submit their comments.

Further discussion took place regarding the Board Members and Town Attorney on language or recommendation to the Commission to add additional language to the letters going to the public and to add to the zoning code for abutting properties.

A motion was made by Board Member Bravo to approve the application, seconded by Vice Chair Landsman. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

Discussion continued regarding how to get the word out to the neighbors and make sure that the neighbors are aware of the projects being built around their home.

Board Member Bravo asked Town Attorney Recio what happens if the neighbors do not want that house, but the house meets code.
Town Attorney Recio stated that they must look at what is the basis of their objection and go based on the design guidelines and be careful not to make it a popularity contest.

**B. 9234 Bay Drive – New Two-Story Single-Family Home**

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** This application is a request to construct a new 2-story single family residence. The parcel is located in the H30A Zoning District at 9234 Bay Drive. The average lot depth is 241 feet with a width of 50 feet. The Applicant indicates the lot size is 12,098 square feet (SF). The proposed air-conditioned floor space and garage totals 3,483 SF. An existing one-story single-family residence will be demolished in order to construct the new dwelling. An overhead view of the lot from the Miami Dade County Property Appraiser is provided in Figure 1 on the following page.

The setback requirements for the H30A Zoning District are 20-foot front, 5-foot side and 50 feet rear (per Zoning in Progress). The Applicant is proposing to comply with first floor setbacks except for the front yard where 37.9 feet is proposed where 20 Feet is required. The Applicant’s proposal regarding average setbacks is reasonable. Total lot pervious area is proposed to be 41.7% where 35% is required. The front yard setback pervious area is proposed at 58.4% where 50% is required. The rear yard setback pervious area is proposed at 70.1.5%. The second floor under ac and covered porches is proposed at 3,064 SF which is 25.3% where 32% is the maximum. Another measure of the second-floor size is it cannot be larger than 80% of the first floor. Again, the second-floor ac area is 3,064 SF which is 79.9%. Lots greater than 112.5 feet are also required to have the front and rear yards combined equal 36% or more. The 37.9-foot front yard and 50-foot rear yard when added together and divided by the 242-foot lot depth is 36.3%. A sloped roof is proposed which is equal to the 30 feet height requirement. Table 1 on page 3 provides information on site characteristics and zoning requirements.

A variety of architectural enhancements are proposed. These items include significant breaks in the side walls, provision of balconies, terraces, door, iron railings, decorative wall openings, traditional mission barrel “C” tile roof saracenic arches and a large number of windows. Air conditioners are located behind a parapet wall on the roof which is consistent with the height requirements.

This review may be supplemented prior to the Planning and Zoning Board meeting.

**Applicant Package:** A package of drawings and an application was submitted by the Applicant. A recent survey was also submitted.

**Staff Recommendation:** It is recommended the Application be approved as presented.
Juan David, representing the applicant provided a review of the application.

Robert Brown, representing the applicant provided a summary of the project.

Todd Davis, representing the applicant provided a summary of the project. He stated the home is not built to its maximum size in order for it to fit in the neighborhood.

The following members of the public spoke on the item:
George Kousoulas supports this application and project.
Jeff Rose supports this application and project.

Vice Chair Landsman asked if the owner was here.

Mr. Rose stated that she is not present.

Vice Chair Landsman stated that there is no question this house is going to be gorgeous and thanked the owner for the Mediterranean feel. He stated that it would be great to spread the word that having a mixture and alternative would make the community beautiful.

Board Member Bravo asked regarding the walls.

Chair Frankel asked if those are coral rocks being added.

Mr. Brown addressed the comments made by the Board.

A motion was made by Board Member Bravo to approve the application, seconded by Vice Chair Landsman. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

C. 9441 Bay Drive – Addition

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** The Applicant is proposing a 529 square foot (SF) addition to the east (front) elevation. The existing driveway and walk will be replaced with a pervious paver product. The interior lot is zoned H30B totaling 5,600 square feet (SF) per the site plan.

Figure 1 on the following page illustrates the existing lot and improvements. A revised site plan was submitted reducing the proposed area of drivable pavers to be consistent with Zoning in Progress and the Town Zoning Code.

The proposed addition will include a master bedroom, porch area and new storage area increasing the existing floor area of 1,393 SF to 2,122 SF. The finished floor elevation (FFE) for the existing residence is 6.47 NGVD. The FFE for the new
bedroom will be 10.0 NGVD and the FFE for the storage area will be 4.80 NGVD. Windows in the new addition will be impact glass with bronze colored frames. Some existing windows adjacent to the addition will be upgraded to impact glass with white frames, the proposed addition will be 11’-2” in height and include a flat roof. The setbacks for the proposed addition are 20’ front with 5’ side yards. Lot coverage is proposed at 38% where 40% is allowed.

Calculation for total pervious area is proposed at 32% where 35% is required. The front yard pervious area is proposed at 66% where 50% is required. Table 1 on page 3 provides information on site characteristics and zoning requirements.

**Applicant Package:** A package of the survey, site plan and proposed elevations was submitted by the Applicant.

**Staff Recommendation:** The proposed improvements are consistent with the Town’s Land Development Regulations and can be approved subject to the following conditions:

- Provide two on-site 9’ x 18’ parking spaces
- Verify total lot pervious/landscape area is 35%
- Removal of any existing trees in the vicinity of the proposed addition shall be consistent with tree permitting requirements.

Chair Frankel spoke regarding the rendering and that it looked like pavers.

Town Planner Keller stated that the rendering is not correct it is the way it was previously, and it was changed, and the applicant changed it to add landscaping and grass.

Vice Chair Landsman thanked Town Planner Keller for advising the applicant to do something different for the community and that is what applications have been missing in the past.

German Brun, architect representing the applicant spoke and provided an overview of the project.

Chair Frankel asked if it is multiple shades of wood. She spoke regarding the aesthetics of the project. She spoke regarding what the view would be from the side of house.

Board Member Bravo asked if part of the calculation they considered the artificial turf.

Mr. Brun addressed Board Member Bravo’s question.

Board Member Bravo asked regarding the storage area of the house.

Mr. Brun stated that it is for bicycles and kayaks and it has accordion doors and understands the concern of the Board to have matching the existing style.
Board Member Bravo spoke regarding the front of the house and the back of the house and asked how they match the front façade to the neighborhood.

Town Attorney Recio read an excerpt of the design guidelines in the code as to the consistency issue of the buildings and their components.

Chair Frankel stated that the design is nice and interesting look and creative. She stated that her only hesitation is the mismatch.

Vice Chair Landsman stated that from the rendering you will see the new façade design from the front of the house.

Mr. Brun stated that the clients considered if they should make the addition or tear down and rebuild. He stated that they suggested adding on to the existing and remaining a one-story home.

Chair Frankel stated it is a good point because that is what they are trying to keep with the design characteristics.

Vice Chair Landsman spoke regarding the design and the characteristics and keeping the characteristics of the neighborhood.

The following members from the public spoke:
George Kousoulas spoke in support of this application.

Building Official McGuinness spoke regarding the elevation of the home and stated that the home is below the flood plain and stated to the applicant to make sure that they do not go over 50% of the evaluation of the home when doing this improvement.

Chair Frankel asked Building Official McGuinness to provide a form for the applicants to be aware of the requirements.

Town Planner Keller stated that he reviews the applications to make sure they meet requirements.

Vice Chair Landsman thanked Town Planner Keller and Building Official McGuinness for making sure they review the applications before it goes before them.

Sofia Recca, neighbor, spoke regarding the project and stated that it is beautiful.

Board Member Bravo stated that it is a beautiful home but is it for Surfside.

Vice Chair Landsman stated that this is not a popularity contest and believes it is good to see this in Surfside.
Chair Frankel stated that the applications are different and likes the idea and is happy it is lower.

A motion was made by Vice Chair Landsman to approve the application, seconded by Board Member Bravo. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

D. 8927 Garland Avenue – Master Bedroom and Bathroom Modification

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** The Applicant is proposing a 299 square foot (SF) addition to the east (rear) elevation. The existing driveway and walk will be replaced with a concrete paver product. The interior lot is zoned H30B totaling 5,625 square feet (SF) per the site plan. Figure 1 on the following page illustrates the existing lot and improvements.

The proposed addition will include a master bedroom and a new wood deck. The finished floor elevation (FFE) for the existing residence is 8.01 NGVD. The FFE for the new master bedroom will match the existing FFE. Windows and outside doors will be upgraded to impact glass. A new raised Terracotta color ceramic roof tile matching the existing roof is proposed for the addition. The setbacks for the proposed addition are 20’ 6” rear with 5’ side yards. Lot coverage is proposed at 38% where 40% is allowed.

Calculation for total pervious area is proposed at 39.3% where 35% is required. The front yard pervious area is proposed at 66% where 50% is required. Table 1 on page 3 provides information on site characteristics and zoning requirements.

**Applicant Package:** A package of the survey, site plan and proposed elevations was submitted by the Applicant.

**Staff Recommendation:** The proposed improvements are consistent with the Town’s Land Development Regulations and can be approved subject to the following conditions:

- Provide two on-site 9’ x 18’ parking spaces
- Verify total lot pervious/landscape area is 35% or more
- Verify front yard setback are pervious/landscape area is 50% or more
- Removal of any existing trees in the vicinity of the proposed addition shall be consistent with tree permitting requirements.

Vice Chair Landsman wanted to clarify that the addition is at the rear of the home.

Town Planner Keller stated that since it is an expansion to the property it has to come before the Board.
Deborah Acosta, applicant spoke regarding the project.

Discussion took place among the Board Members and applicant regarding the color of the home of the façade, materials used, and landscaping and the air conditioning unit will be in the same place and elevated.

Chair Frankel asked regarding the elevation of the garage.

Ms. Acosta addressed the comment made by Chair Frankel regarding the elevation and that the entrance and the garage are all at the same level.

Chair Frankel stated that the Building Official will have to look at that and see if it meets the code.

Building Official McGuinness advised the applicant not to exceed 50% of the value of the home with the addition and spoke regarding the elevation.

Chair Frankel stated that the equipment must meet the setback requirements. She stated that they will need to change the driveway to accommodate the required two parking spaces and will need to widen the driveway.

Building Official McGuinness spoke regarding the wood deck and stated that it must be included in the 50% calculation if it will be attached.

Board Member Bravo spoke regarding the location of the equipment and if it is according to code.

Town Planner Keller stated that they can place the equipment where they have it on the design.

A motion was made by Board Member Bravo to approve the application with recommendations made by Building Official, seconded by Vice Chair Landsman. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

**E. 9433 Harding Avenue – Window and Door Signs**

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** This application is a request to place windows and door signs. The parcel is located in the SD-B40 Zoning District. A copy of the Applicant’s door and window signs is attached.
**Governing Codes:** The March Zoning in Progress requirements for window and door signs are detailed in the following Zoning Code section:

**Current Municode: 90-73. a (3)c** – The Code limits the window and door signs to not exceed 20% of the window or door area. Lettering is limited to 8 inches in height. Allowable material includes painted gold leaf, silver leaf, silk-screened, cut or polished metal, cut or frosted vinyl and etched glass. The proposed window and door signs are consistent with the Code.

**Staff Recommendation:** The Applicant’s door sign is 19.6% of the door area. The Applicant’s window signs (2) are each 15.4% of the window area. The proposed window and door signs are consistent with the Code. Recommend approval of the window and door signs as presented.

A motion was made by Vice Chair Landsman to approve the application, seconded by Board Member Bravo. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

**F. 9452 Harding Avenue – Outside Sign**

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** This application is a request to place a Window Sign and Vinyl Barber Color Decal Panels fully occupying the 3 smaller windows above the primary display window. The parcel is located in the SD-B40 Zoning District. In addition to this Memorandum, two window display photos were submitted by the Applicant (see attached).

**Governing Codes:** The Zoning in Progress requirements for a permanent wall sign and window/door signs are detailed in the following Zoning Code sections:

**Current Municode: 90-73. a (3)c** – The Code limits the window and door signs to not exceed 20% of the window or door area. Lettering is limited to 8 inches in height. Allowable material includes painted gold leaf, silver leaf, silk-screened, cut or polished metal, cut or frosted vinyl and etched glass. The proposed window sign may exceed the 20%- and 8-inch lettering sizes.

**Staff Recommendation:** Recommend approval of the window provided the area of the window sign is not greater than 20% of the window area and the letter sizes do not exceed 8 inches. The proposed vinyl decal coverings over the 3 windows are not approved.

Town Planner Keller stated that placing of the vinyl sheets on the windows is not in line with the way the commercial area should look like.
Edward Feliciano is the interpreter for the owner of the shop. He spoke regarding the request and application.

Chair Frankel asked if there is an awning.

Mr. Feliciano stated that there is no awning. He stated that she had cardboard covering those windows.

Vice Chair Landsman stated that they had to remove it due to it being a code violation.

Board Member Bravo asked what the reasoning for the vinyl decal coverings is.

Mr. Feliciano stated it is mostly for advertising.

Vice Chair Landsman asked if this should go before DVAC.

Marianne Meischeid, chairman of DVAC, stated that is a bit over the top for the downtown area and is surprised that DVAC was not involved before it came to Planning and Zoning.

Chair Frankel asked if for the future if they can flag it and have DVAC have input. She asked if there is a process for DVAC to review it before it goes before the Planning and Zoning Board.

Town Attorney Recio stated that the Town Planner could refer it to DVAC prior to going before the Planning and Zoning Board and there is a limit to the size of a sign and percentage on a window.

Town Planner Keller stated that what he is asking the Board is to approve the sign and this was a code enforcement violation.

Vice Chair Landsman asked the applicant if what is looking for is approval of the main sign application.

Chair Frankel stated that they can approve what they are comfortable with and they should go before DVAC at their next meeting.

A motion was made by Vice Chair Landsman to approve the lower signage vinyl letters on the bottom half of the window, the barber shop poles and not approve the top vinyl letters and go before DVAC for consideration of the top vinyl signs, seconded by Board Member Bravo. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

G. 9573 Harding Avenue – Exterior Sign

Town Planner Keller introduced the item and provided staff recommendations.
Background: This application is a request to place a permanent wall sign. Signs are also proposed for the windows and door. The parcel is located in the SD-B40 Zoning District. In addition to this Memorandum, an Agenda Packet submitted by the Applicant is attached.

Governing Codes: The Zoning in Progress requirements for a permanent wall sign and window/door signs are detailed in the following Zoning Code sections:

2008 Code: 90.71.1 – Also allows a wall sign of 1 square foot (SF) for each 1 foot of frontage. In the Business District for stores with less than 25 feet of frontage, a 25 SF sign is allowed. This store front has 14 feet of frontage.

Current Municode: 90-73. a (3b (2) – The Code has further restrictions including requiring a ¼ inch to 2-inch offset from the wall to allow rain water to drain and limits illumination to white LEDs.

Current Municode: 90-73. a (3)c – The Code limits the window and door signs to not exceed 20% of the window or door area. Lettering is limited to 8 inches in height. Allowable material includes painted gold leaf, silver leaf, silk-screened, cut or polished metal, cut or frosted vinyl and etched glass. The proposed window and door signs are consistent with the Code.

Staff Recommendation: Recommend approval of the window and door signs. The Applicant’s proposed wall sign is 19.8 SF. The sign is back lit channel letters. It is recommended the permanent wall sign also be approved subject to the following condition. A night rendering of the sign is provided in the attached plan. Recommend approval as submitted.

Catherine Seminolf, applicant spoke regarding the application and she asked to keep the logo signs.

Town Planner Keller stated that he is fine with that and they meet code.

Vice Chair Landsman asked if this exists currently.

Ms. Seminolf stated that it does not exist, and it is blank now.

Vice Chair Landsman asked DVAC Chair Meischeid if she has an issue with the sign.

DVAC Meischeid stated she is fine with it.

Board Member Bravo asked regarding the condition of recommendation and if there is a night rendering.
Ms. Seminoff stated that the original signage was lit, and they were trying to keep the same sign but the first time the Board had concerns with the lighting and they had to take it all down.

Chair Frankel stated what the code requires, and the back lighting is a nicer look.

Town Planner Keller clarified what the issue originally was with the lighting of the sign.

Chair Frankel asked if they can approve the light and the original vinyl that was in the previous application.

Town Attorney Recio stated that they can and make it a condition.

A motion was made by Board Member Bravo to approve the application as proposed as well as the existing vinyl letters on the window as long as it meets code, seconded by Vice Chair Landsman. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

Chair Frankel commented on having DVAC more involved with applications that are in the downtown district.

Vice Chair Landsman also agrees with DVAC having more input with those types of applications.

H. 9501 Collins Avenue, Unit 7 – Remodeling

Town Planner Keller introduced the item and provided staff recommendations.

**Background:** This application is a request for a Site Plan Amendment to the approved development plans of the property commonly known as Oceans 7 for TH-7. Oceans 7 is a condominium development with 7 townhouses. The project fronts on 95th Street between Collins Avenue and the Beach. The development is located in the H120 Zoning District.

Each townhouse is multi-story with its own basement garage, with four levels. Level 2 is the living room and kitchen. Level 3 is the master bedroom. Level 4 is a rooftop level which is partially enclosed and open with a pool and open covered terrace. The Applicant is the owner of TH-7 which is the only beach side townhouse. The other townhouses front on 95th Street. The Applicant is requesting approval to enclose the open northerly portion of the roof top terrace and create a sunroom. The existing pool would be removed. The condominium association’s attorney has approved the design concept which provides an enclosed sunroom.

The top of the proposed roof slab is at 57.9 Feet NGVD. The new skylight is above the roof slab. Height and the 3:1 setback are not impacted by the improvement of
the north portion of the terrace. Three figures from the MDCPA provide additional detail on the rooftop terrace.

This review may be supplemented prior to the Planning and Zoning Board meeting.

**Staff Recommendation:** Recommend approval subject to updated approval letter from the condominium association.

Chair Frankel asked why it is unique.

Town Planner Keller stated it is because it is the first time he is having to deal with a townhouse and does not see problems with the proposed application.

Vice Chair Landsman asked if there is a letter from the association.

Town Planner Keller stated that he believes there is a letter from the association approving this.

Sophia Recca, applicant spoke regarding her application and stated that the pool continues to leak and if they do not enclose the pool they will have to remove the pool and they do not really use the pool. That is why they feel removing the pool will remove the problems.

Chair Frankel asked if the condominium association agrees.

Ms. Recca stated that they agree.

Vice Chair Landsman asked if they are on the water and if it will obstruct anyone else’s view of the water.

Town Planner Keller stated that it fronts on the street as well and is not blocking the view for anyone.

Building Official McGuinness spoke regarding the improper reference of the old building code and for them to please refer to the current building code and will ask their structural engineer to make sure that the roof load will be supported.

The following members of the public spoke:
George Kousoulas

A motion was made by Board Member Bravo to do a recommendation for approval of the site plan amendment, seconded by Vice Chair Landsman. The motion carried with a 3-0 vote with Board Member Mackenzie absent.
Chair Frankel would like to recommend to the Town Commission to add staff content information to the noticing ordinance as well as meeting attendance is encouraged but if you are unable to attend the meeting we can accept letters and emails.

Town Attorney Recio discussed the language for the noticing ordinance.

Chair Frankel asked if they want to increase the radius.

Vice Chair Landsman asked if they could add an encouragement for public participation.

Chair Frankel stated that the property owner does have to post a sign on the property.

Further discussion took place among the Board members regarding noticing, posting notice and what would be the best way to capture more property owners.

Town Planner Keller suggested going to a 300-foot radius and explained how the measurement takes place.

Chair Frankel asked how it works for a multi-family building.

Town Planner Keller stated that those projects do notify more people and it is consistent with the code.

Mr. Kousoulas suggested that with a house they should notify every confronting and abutting house.

Town Attorney Recio stated that if they do a linear foot, how do you measure that and who measures that. In other municipalities they use consultants and it becomes a larger cost to prove that the 300 feet are 300 feet. He spoke regarding how the code is currently written and they can keep that single-family clause.

Mr. Rose agrees with Mr. Kousoulas and would prefer 2 to 3 houses around the applicant home. He stated that it is a burden to the homeowner.

Town Attorney Recio stated that they could define what abutting is.

Chair Frankel stated that at minimum they should include the diagonals and include that current language.

Town Attorney Recio asked if they want to make it a formal recommendation.

A motion was made by Vice Chair Landsman to recommend to the Commission to look at language regarding noticing and more participation from neighbors,
specifically the Board recommended that the required mailed notice be expanded
to include the neighbors that are diagonal to the subject property on all four
diagonals. Further, the Board recommended that the text of the notice include a
statement that urged public participation either in person or through written
comments submitted to the Town Clerk in advance to the hearing, seconded by
Board Member Bravo. The motion carried with a 3-0 vote with Board Member
Mackenzie absent.


Town Attorney Recio gave an update and stated that they are working on holding
the last zoning code workshop in September and advised the request and
recommendation by the Commission. He stated it would then come to this Board
after first reading. He stated that the Board could hold their own meeting.

Chair Frankel stated that it would be good to hold a separate meeting after the
workshop to discuss just the zoning code.

The following members from the public spoke:
Jeff Rose spoke regarding the changes and how to resolve the issue with being
able to build a raised home.
George Kousoulas spoke regarding elevated house.

Town Attorney Recio spoke regarding the requirement of what a story is when it
pertains to building a home. He read the definition of a basement.

Chair Frankel spoke regarding Ms. Lecour’s house and it is the way it is raised
and if they would be allowed to go a couple of feet up and have some flow of air, it
changes the massing of the house.

Discussion took place regarding building raised homes and the benefits to building
raised homes.

Town Attorney Recio stated that there is a charter provision and it would have to
go on a ballot if they want to change how it is being measured.

Chair Frankel spoke regarding FEMA’s requirement and the authority they have.

Further discussion took place regarding FEMA requirements, language necessary,
changes to the zoning code and what is allowed and what has to be redefined
when they discuss the zoning code rewrite.

Chair Frankel suggested for the Planning and Zoning Board to hold their own
workshop and invite the Commission but not have them take control of the
workshop.
Vice Chair Landsman asked if there is much of a backlog.

Town Planner Keller stated that there is not much of a backlog.

7. **Next Meeting Date: August 26, 2021**

Consensus was reached to hold the next meeting on August 26, 2021.

8. **Discussion Items:**

A. **Gates and Fences**

Chair Frankel commented on the rules in the code and consider stating if they in fact have the 4-foot requirement and if it has to come before Planning and Zoning. She also suggested changing it to 3 ½ feet.

Vice Chair Landsman asked if code allows fencing and if there is something in the code for special fencing.

Town Attorney Recio clarified what the code states for gates and fences and what is allowed.

Chair Frankel stated that this is a decorative fence.

Vice Chair Landsman spoke regarding the difference between corner lots and interior lots so if they change the code and they follow the guidelines they will be seeing more fences and gates.

Chair Frankel commented on either saying they will allow 4-foot fences or take the other half and state that all fences must go before the Planning and Zoning Board.

Vice Chair Landsman stated he wants to be out of the fence business of approving fences and gates and leave it up to code and not have to go to Planning and Zoning and there is so much inconsistency.

Further discussion took place among the Board members regarding getting out of the business of having to approve fences or gates as well as redefining the language in the code.

Chair Frankel asked if there has been any feedback from the public on the proposed language and would like more public feedback.

After a lengthy discussion the Board requested from the Town Planner language with parameters that will be allowed by code.
B. Future Agenda Items

- Revisit fences at the next meeting
- Choices and options to be placed on the referendum as to measuring definition.

9. Adjournment

A motion was made Vice Chair Landsman to adjourn the meeting without objection at 9:35 p.m. The motion received a second from Board Member Bravo. The motion carried with a 3-0 vote with Board Member Mackenzie absent.

Respectfully submitted,

Accepted this _____ day of ____________________, 2021.

_______________________
Judith Frankel, Chair

Attest:

_______________________
Sandra McCready, MMC
Town Clerk
Memorandum

To: Planning and Zoning Board
Thru: Andrew Hyatt, Town Manager
From: Walter Keller, PE, AICP., Town Consultant Planner
Marlin Engineering, Inc.
CC: Jason Greene, Assistant Town Manager
Lillian Arango, Town Attorney
James McGuinness, Town Building Official
Date: August 16, 2021
RE: 9173 Abbott Avenue – Front Yard Pool

Background: This Applicant received approval at the April 30, 2019 Planning and Zoning Board (P&ZB) Meeting for substantial renovations which included remodel of an open den to a bedroom and enclosing a terrace for conversion to a family room with the condition that landscape be planted directly around the front façade. This work was previously constructed. The Applicant also received P&ZB approval in May 2021 for the addition of a 174 square foot (SF) den to the west (front) elevation. This improvement has not taken place. The Applicant is now requesting approval to construct a front yard pool. The interior lot is zoned H30B totaling 5,625 square feet (SF) per the site plan.

The proposed pool is located in the southwest portion of the lot approximately 8.65 feet west of the wall of the Den approved in May. The pool meets setback requirements for the front yard (more than 10 feet from the front property line) and 5 feet from the south property line. The pool is 20 feet by 10.88 feet in size. A 2-foot high concrete wall is proposed 10 feet from and parallel to the front property line. An 18-inch high Plum Pine hedge is proposed in front and on the side of the wall. A 38-inch high Plum Pine hedge is proposed on the inside of the wall. The pool equipment is located near the east portion of the residence just outside of the side yard setback. An existing 5-foot high fence is located on the south property line.

The pool plan does not include any deck or coping. The addition of these will reduce the landscape/pervious area total in the 20 foot front yard setback area where 50% landscape/pervious area is required. It appears the Applicant can meet the landscape/pervious area requirement but calculations and worksheets are needed.

The proposed 2-foot high front yard wall and landscaping hedges provide a viable option to walls and fences in the front yard provided the Planning and Zoning Board gives design approval.

Applicant Package: A package of the site plan, landscape plan and survey was submitted by the Applicant.
**Staff Recommendation:** The proposed improvements appear to be generally consistent with the Town’s Land Development Regulations and Zoning in Progress. Recommend approval subject to the following conditions:

- Provide additional dimensions on the site plan defining the location of the pool, pool coping and any deck with dimensions from the property line and other features.
- The wall separating the landscaping hedges and the pool needs to be approved by the Planning and Zoning Board.
- Include the proposed Den on the site plan with a note indicating “to be constructed.”
- Provide calculations and worksheets verifying the 20-foot front yard setback area complies with the 50% landscape/pervious area requirement.
TOWN OF SURFSIDE

SINGLE-FAMILY and TWO-FAMILY SITE PLAN APPLICATION

A complete submittal includes all items on the "Single-Family and Two-Family Site Plan Application Submission Checklist" document as well as completing this application in full. The owner and agent must sign the application with the appropriate supplemental documentation attached. Please print legibly in ink or type on this application form.

<table>
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<tbody>
<tr>
<td>OWNER'S NAME: Albert E. Koven</td>
</tr>
<tr>
<td>PHONE / FAX: Albert E. Koven</td>
</tr>
<tr>
<td>AGENT'S NAME: Albert E. Koven</td>
</tr>
<tr>
<td>ADDRESS: 9173 Abholl Rd</td>
</tr>
<tr>
<td>PHONE / FAX: 305-235-3936</td>
</tr>
<tr>
<td>PROPERTY ADDRESS: 9173 Abholl Rd</td>
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<tr>
<td>ZONING CATEGORY: R-1</td>
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<tr>
<td>DESCRIPTION OF PROPOSED WORK: New Pool 10x20 (Sun) No pool deck (grass)</td>
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Signature of Owner: [Signature]
Date: [06/18/21]

Signature of Agent: [Signature]
Date: [06/18/21]

Town of Surfside – Single-Family and Two-Family Site Plan Application
Memorandum

To: Planning and Zoning Board
Thru: Andrew Hyatt, Town Manager
From: Walter Keller, PE, AICP., Town Consultant Planner
       Marlin Engineering, Inc.
CC: Jason Greene, Assistant Town Manager
    Lillian Arango, Town Attorney
    James McGuinness, Town Building Official

Date: August 16, 2021

RE: 9524 Carlyle Avenue – Garage Conversion, Window Upgrades and New Deck

Background: This application is a request to convert an existing garage to a bedroom and bathroom. New impact windows are proposed for the existing windows and new large rolling windows are proposed for the west (2) and south (1) elevations. Interior improvements are also proposed. An 80 square foot (SF) deck is proposed on the south side of the family room. The existing driveway will be retained. The interior lot is zoned H30B totaling 5,600 square feet (SF).

A Miami-Dade County Property Appraiser’s Angled photo is provided on the following page and a Google Street View photo is presented on page 3. The residence has a decorative block wall covering the front of the residence beginning at the north wall of the front bedroom, extending to the west wall of the garage. The Google Street View photo does not depict the windows in the existing east elevation and it is unclear how access to the existing garage is provided. The existing driveway does not appear as wide as that depicted in the site plan.

Governing Codes: The June 2021 Zoning in Progress relevant requirements for lots in the H30B District are:

- Maximum lot coverage is 40% of the lot (except swimming pools, screen enclosures and pergolas). Uncovered steps and exterior balconies; uncovered terraces, patios, breezeways, or porches open on two sides; and covered terraces, patios, breezeways, or porches open on two sides are not included but cannot exceed 15% of the total footprint.

- Each lot must provide 35% pervious area and 50% of front yards and 40% of rear yards must be landscaped, and 20% of the landscaped area must be Florida Friendly as defined in the current Zoning Code.

- MuniCode: 90-50.1 (7) – allows for a garage conversion and the garage door maybe replaced with a solid exterior wall with at least one window and with access internally from the main premises. Landscaping shall be provided along the base of the new exterior wall.
MuniCode: **90-54.2 & 3** – uncovered pools and decks, porches, patios or terraces may occupy a setback provided they are located at least five feet from adjacent rear or interior side lot lines and ten feet from any street lot line.
Applicant Package: A package of drawings, elevations and construction details was submitted by the Applicant. The Applicant did not provide a survey.
Staff Recommendation: The proposed Site Plan is recommended for approval subject to the following conditions:

- Provide a clean copy of a recent property survey.
- The rear setback should be 20 feet where 18 feet 9 inches is provided.
- The floor of the existing garage should be raised to meet the existing floor elevation of the residence. Add a note that the garage floor will be raised to match the existing FFE of the residence.
- The driveway needs to be 18 feet in width to provide for 2 parking spaces with closure of the garage. Asphalt driveways are not allowed for new construction. Reconstruction of the driveway to provide the 18 foot width should be either pavers, stamped concrete or color texture treated concrete.
- Two A/C units and pool equipment (future) are located in the north side yard. This equipment needs to be relocated out of the side yard and be situated such that they are a minimum of 15 feet from any adjacent residence. The equipment should also meet flood elevation requirements.
- A future rear yard pool will have to be consistent with setback and landscape/pervious area requirements.
TOWN OF SURFSIDE
SINGLE-FAMILY and TWO-FAMILY SITE PLAN APPLICATION

A complete submittal includes all items on the "Single-Family and Two-Family Site Plan Application Submission Checklist" document as well as completing this application in full. The owner and agent must sign the application with the appropriate supplemental documentation attached. Please print legibly in ink or type on this application form.

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Jordan Wachtel  
6/15/21

SIGNATURE OF OWNER DATE  
SIGNATURE OF AGENT DATE

Town of Surfside – Single-Family and Two-Family Site Plan Application
Jordan & Michelle Wachtel – 9524 Carlyle Ave – Permit #: 21-457
GENERAL NOTES AND SPECIFICATIONS:

1. The work of this project will be under the direction of the General Contractor and will be performed by various subcontractors. The Owner and Contractor shall be fully responsible for the work of each subcontractor. The General Contractor shall be responsible for the performance of the work of these subcontractors in accordance with the plans and specifications.

2. The Architect has not been retained for the design of this project. The Contractor shall provide all drawings and specifications for the construction of the project.

3. The Contractor and the Subcontractors shall comply with all laws, ordinances, and regulations governing the construction of the project. The General Contractor shall be responsible for the performance of the work of the Subcontractors in accordance with the plans and specifications.

4. The General Contractor shall be responsible for the completion of the project in accordance with the specifications, plans, and schedules. The Project Manager shall be responsible for the overall coordination of the project and shall be available to the Project Owner at all times.

5. The Contractor shall be responsible for the installation of all materials and equipment. The General Contractor shall be responsible for the work of the Subcontractors and shall be held liable for any defects in the workmanship or materials.

6. The General Contractor shall be responsible for all workmanship and materials used in the construction of the project. The General Contractor shall be responsible for the installation of all electrical, plumbing, and mechanical systems.

7. The General Contractor shall be responsible for the completion of all portions of the work in a timely manner and in accordance with the specifications and plans.

8. The General Contractor shall be responsible for the maintenance and repair of all work performed by the Subcontractors. The General Contractor shall be responsible for all repairs required to correct defects in the workmanship or materials.

9. The General Contractor shall be responsible for all costs incurred in the construction of the project. The General Contractor shall be responsible for all costs associated with the purchase and installation of all materials and equipment.

10. The General Contractor shall be responsible for all permits and licenses required for the construction of the project. The General Contractor shall be responsible for all fees and taxes associated with the construction of the project.

11. The General Contractor shall be responsible for all insurance required for the construction of the project. The General Contractor shall be responsible for all insurance policies required by law.

12. The General Contractor shall be responsible for all union requirements and agreements. The General Contractor shall be responsible for all union-related costs associated with the construction of the project.

13. The General Contractor shall be responsible for all compliance with all applicable codes and regulations. The General Contractor shall be responsible for all approvals required by the governing authorities.

14. The General Contractor shall be responsible for all legal issues and disputes related to the construction of the project. The General Contractor shall be responsible for all legal fees and costs associated with the construction of the project.

15. The General Contractor shall be responsible for all claims and disputes related to the construction of the project. The General Contractor shall be responsible for all settlement costs associated with the construction of the project.

16. The General Contractor shall be responsible for all change orders and adjustments related to the construction of the project. The General Contractor shall be responsible for all change order costs associated with the construction of the project.

17. The General Contractor shall be responsible for all final inspections and testing of the completed project. The General Contractor shall be responsible for all testing and final inspection costs associated with the construction of the project.

18. The General Contractor shall be responsible for all punch lists and punch list items. The General Contractor shall be responsible for all punch list costs associated with the construction of the project.

19. The General Contractor shall be responsible for all warranty and maintenance agreements. The General Contractor shall be responsible for all warranty and maintenance agreements costs associated with the construction of the project.

20. The General Contractor shall be responsible for all record drawings and specifications. The General Contractor shall be responsible for all record drawing and specification costs associated with the construction of the project.

21. The General Contractor shall be responsible for all final payment and release of retainage. The General Contractor shall be responsible for all final payment and release of retainage costs associated with the construction of the project.

22. The General Contractor shall be responsible for all final settlement and releases. The General Contractor shall be responsible for all final settlement and release costs associated with the construction of the project.

ZONING NOTES:

- Site to be used for single family detached dwelling not less than the minimum size, density, and setback requirements of the zoning district in which the property is located.
- Minimum setback for a dwelling shall be 50 feet measured from the front property line to the building line. The setback shall be measured from the front property line to the building line.
- Minimum rear yard setback shall be 25 feet measured from the rear property line to the building line. The rear yard setback shall be measured from the rear property line to the building line.
- Minimum side yard setback shall be 10 feet measured from the side property line to the building line. The side yard setback shall be measured from the side property line to the building line.
- Minimum front yard setback shall be 50 feet measured from the front property line to the building line. The front yard setback shall be measured from the front property line to the building line.
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**ZONING LEGEND**

**SITE DATA**
1. Project: Home Interior Remodeling
2. Property Address: 8124 Carlyle Ave, Surfside, FL 33154

**SITE COMPUTATION**
1. Lot Coverage:
   - Existing House: 1.175 x 0.97
   - Existing Can-Garage Conversion: 0.832 x 0.97
   - Front Back Terrace: 0.832 x 0.97
   - Existing Front Open Terrace: 0.832 x 0.97
   - Total Area: 2.062 x 0.97

**PROPOSED BUILDING**
REVISIONS

**SETBACKS**
1. Front Set Back: 19'-0" (EXIST.)
2. Rear Set Back: 19'-0" (EXIST.)
3. Interior Side Set Back (South): 9'-0" (EXIST.)
4. Interior Side Set Back (North): 9'-0" (EXIST.)

**SOIL STATEMENT**
At this site, ADAMS, ready for support, the lot size in accordance with the earthquake, masonry, and foundation design. A Certificate of Compliance shall be issued to the Building Department of the County or City where the building is located.

**TERMITE SOIL STATEMENT**
All buildings shall have a pre-construction treatment for protection against Subterranean Termites. The treatment is in accordance with the State of Florida Building Code, and shall be completed before the building is occupied. The building shall be designed and constructed in accordance with the Florida Building Code, and the State of Florida Building Code, and shall be treated with an approved termite treatment.

**LEGAL DESCRIPTION:**
Lot 10, Block 1, Surfside, FL 33154

**NOTE:**
Visit only for interior work except for extension of back fences.

**GENERAL NOTES:**
1. All dimensions and field conditions and field notes are approximate and are subject to change.
2. All work is to be done in accordance with the latest editions of the Florida Building Code and the State of Florida Building Code.
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**GENERAL DEMOLITION NOTES**

1. GENERAL CONTRACTOR MUST CAP AND IDENTIFY EXPOSED UTILITIES.
2. GENERAL CONTRACTOR TO PROVIDE FUMETS AND NOTICES AUTHORIZING DEMOLITION.
3. GENERAL CONTRACTOR TO PROVIDE PERMIT FOR TRANSIT AND DISPOSAL OF DEBRIS.
4. GENERAL CONTRACTOR TO SUBMIT A SCHEDULE FOR DEMOLITION PROCEDURES AND OPERATIONAL SEQUENCES FOR REVIEW & ACCEPTANCE BY ARCHITECT/ENGINEER.
5. GENERAL CONTRACTOR MUST FORM A CONTROLled DEMOLITION TEAM OF 4 AREA WORKERS.
6. GENERAL CONTRACTOR IS RESPONSIBLE FOR SAFETY AND SUPPORT OF EXISTING AND ADJACENT STRUCTURES AND AREAS TO ANY PORTION OF THE WORK.
7. GENERAL CONTRACTOR MUST ERASE OPERATIONS AND IDENTIFY THE PROPERTY/ENGINEER ADEQUATELY TO SAFETY OF STRUCTURES INTENDED TO BE DEMOLISHED. EXC... EXPRESSLY PROPERLY SUPPORT STRUCTURE, DO NOT REMOVE OPERATIONS UNTIL SAFETY IS RESTORED.
8. GENERAL CONTRACTOR MUST REMOVE WIRE DISCONNECTING MAST OF PROPO... ADEQUATELY TO SAFETY OF STRUCTURES INTENDED TO BE DEMOLISHED. EXC... EXPRESSLY PROPERLY SUPPORT STRUCTURE, DO NOT REMOVE OPERATIONS UNTIL SAFETY IS RESTORED.
9. GENERAL CONTRACTOR MUST DESTROY MANDATORY BU... PATITIONS AS REQUIRED TO PREVENT SPREAD OF CIGARETTE SMOKING TO OTHER PARTS OF THE BUILDING.
10. GENERAL CONTRACTOR MUST DESTROY MANUFACTURED PARTITIONS AND REPAIR DAMAGED SURFACES TO MATCH ADJACENT SURFACES.
11. GENERAL CONTRACTOR SHALL PERFORM DEMOLITION IN ACCORDANCE WITH APPLICABLE AUTHORITY HAVING JURISDICTION.
12. GENERAL CONTRACTOR SHALL REMOVE ALL EXPOSURES PERFORMED IN EXCESS OF THAT REQUIRED, AT NO COST TO THE OWNER.
13. GENERAL CONTRACTOR SHALL REMOVE FROM SITE CONTAMINATED VERNICE INFESTED WITH VERMIN AND REVEALING THE EXISTENCE OF BY SOME MEANS AS AT NO COST TO EXHIBITORS, HEALTH OF WORKERS AND PUBLIC.

**LEGEND:**
- EXISTING WALLS TO BE REMOVED (EXISTING HOUSE)
- EXISTING WALL PARTITION TO BE REMOVED
- EXISTING WOOD PARTITION TO BE REMOVED
- EXISTING WALL TO BE REMOVED
- EXISTING WALL TO BE REPAIRED
- EXISTING DOORS TO BE REMOVED

**TABULATION AREA (EXISTING):**
- EXISTING WALL
- EXISTING WALL
- EXISTING WOODEN PARTITION
- EXISTING DOOR
- EXISTING GARAGE

**EXISTING DEMOLITION FLOOR PLAN**

**GENERAL NOTES:**
- 1. REMOVE ALL DOORS & WINDOWS NOT MENTIONED IN EXISTING ARE TO REMAIN

**SCALE:** 1/4"=1'-0"
## Door Schedule

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<th>No.</th>
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<th>Size</th>
<th>Finish</th>
<th>Material</th>
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<td>Door</td>
<td>4' x 7'</td>
<td>Metal</td>
<td>Metal</td>
<td>Cat 3 Safety Glass</td>
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<tr>
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<td>Door</td>
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<tr>
<td>7</td>
<td>Door</td>
<td>4' x 7'</td>
<td>Metal</td>
<td>Metal</td>
<td>Cat 3 Safety Glass</td>
</tr>
<tr>
<td>8</td>
<td>Door</td>
<td>4' x 7'</td>
<td>Metal</td>
<td>Metal</td>
<td>Cat 3 Safety Glass</td>
</tr>
</tbody>
</table>

**Door Notes**

1. All hardware shall be furnished and installed by the General Contractor.
2. Interiors doors, unless otherwise noted, shall be painted.
3. Frame wall & floor stops as required. Provide hardware to all metal frames.
4. Hollow metal doors to be of gauge.
5. Project openings for windows or door lights must be submitted to building official. Omit metal windows as opened on all load bearing walls. All windows shall be designed to receive and support them. Omit metal windows as opened on all load bearing walls. All windows shall be designed to receive and support them.
6. Unless noted otherwise, interior doors are wood or mahogany, exterior doors are metal.
7. Sliding doors with minimal 22" clear opening to be provided by manufacturer.
8. All steel frames are balanced springs and hardware.
9. All windows and exterior glass doors shall have impact resistance glass.
10. Fire doors and frames shall be all "C" rated. Not 1-1/2 hours.
11. All exterior doors to have water stop, 3" AW, may be commercial or approved equal.
12. Hinges at exterior metal doors to be non-detectable pins with security screws type.
13. Notes to specifications for hardware schedule and additional notes.
14. All exterior doors to be Dade County Product Approved.

### Typical Handrail Extension Detail

![Typical Handrail Extension Detail](image)

### Typical Wall Section

![Typical Wall Section](image)

### Typical Railing Detail

![Typical Railing Detail](image)

### Stair Steps Detail

![Stair Steps Detail](image)
For handicap accessible toilets, thresholds shall not exceed 1 1/2 inches (38 mm) in height and shall be provided with a minimum clear and unobstructed finished width of 36 inches (914 mm). The shower compartment access and egress opening shall have a minimum clear and unobstructed finished width of 30 inches (762 mm).

Shower compartments shall not be less than 48 inches (1219 mm) in width, 72 inches (1829 mm) in depth, and 84 inches (2134 mm) in height. The minimum clear and unobstructed finished depth of a shower stall shall be 24 inches (610 mm) measured from the finished interior dimension of the shower compartment to the outside wall. The finished interior dimension of the shower compartment shall be 24 inches (610 mm) measured from the outside wall to the end of the curb or apron. The minimum height of the shower compartment shall be 72 inches (1829 mm) measured from the finished floor to the top of the shower glass. The minimum clear and unobstructed finished width of the shower compartment shall be 30 inches (762 mm) measured from the finished interior dimension of the shower compartment to the outside wall.

Shower compartments shall be equipped with a built-in or built-out shower seat and shall be provided with a minimum of 24 inches (610 mm) of horizontal clearance. The horizontal clearance shall be measured from the center of the shower seat to the edge of the shower stall. The horizontal clearance shall not be less than 24 inches (610 mm) measured from the center of the shower seat to the edge of the shower stall.

Shower compartments shall be equipped with a built-in or built-out shower seat and shall be provided with a minimum of 30 inches (762 mm) of horizontal clearance. The horizontal clearance shall be measured from the center of the shower seat to the edge of the shower stall. The horizontal clearance shall not be less than 30 inches (762 mm) measured from the center of the shower seat to the edge of the shower stall.

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Shower compartments shall be equipped with a built-in or built-out shower seat and shall be provided with a minimum of 60 inches (1524 mm) of horizontal clearance. The horizontal clearance shall be measured from the center of the shower seat to the edge of the shower stall. The horizontal clearance shall not be less than 60 inches (1524 mm) measured from the center of the shower seat to the edge of the shower stall.
INDEX OF DRAWINGS

1. S-0  GENERAL STRUCTURAL NOTES, INDEX
2. S-1  FOUNDATION PLAN
3. S-2  ROOF RAMING PLAN
4. S-3  STRUCTURAL DETAILS
5. S-4  WALL SECTION AND TYPICAL STRUCTURAL DETAILS
6. S-5  WINDOWS AND DOORS WIND PRESSURES, ELEVATIONS.

DESIGN CODES:

GENERAL STRUCTURAL NOTES

1. DESIGN:
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

2. FOUNDATION:
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

3. WOOD:
   A. ALL WOOD PLANKS, BEAMS, HOLLOW CORE CEMENTS, SHEATHINGS, LUMBERS, JOIST, AND SHEATHINGS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   A. ALL WOOD PLANKS, BEAMS, HOLLOW CORE CEMENTS, SHEATHINGS, LUMBERS, JOIST, AND SHEATHINGS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

4. REINFORCED CONCRETE:
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

5. REINFORCED FOUNDATION:
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   B. ALL CONCRETE SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

6. TERMITE TREATMENT:
   B. ALL TERMITIC SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   B. ALL TERMITIC SHELLS SHALL BE CAST ON FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

FOUNDTION NOTES

1. FOUNDATION SHELLS, CONCRETE SHELLS, SHEATHING SHELLS, AND FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   2. FOUNDATION SHELLS, CONCRETE SHELLS, SHEATHING SHELLS, AND FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

SOIL STATEMENT

1. FOUNDATION SHELLS, CONCRETE SHELLS, SHEATHING SHELLS, AND FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   2. FOUNDATION SHELLS, CONCRETE SHELLS, SHEATHING SHELLS, AND FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg

DESIGN LOADS:

1. FOUNDATION SHELLS, CONCRETE SHELLS, SHEATHING SHELLS, AND FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
   2. FOUNDATION SHELLS, CONCRETE SHELLS, SHEATHING SHELLS, AND FORMS OR CAST IN PLACE ON A MIXTURE OF ROUGH.jpg
PROVIDE MANUAL VOLUME DAMPER ON DRYER DUCTS AS PER FMCR-M1503.4

EXHAUSTAN SPECS

- Duct Servicing
- Location Prior to Rough-In
- No Extras Will Be Provided
- Flex Scheduling
- Ceiling Assemblies
- Plumbing Plan

SPECIAL MECHANICAL NOTES

- Supply Air
- Exhaust Air
- Supply Air
- Exhaust Air
- Direct Test port

DIAGRAM AND LEGEND

- Exit to the Exhaust Air Rate
- Location Diagram
- Mechanical System
- Electrical System
- Plumbing System
- HVAC Floor Plan

Legend

- Furnace
- Ductwork
- Supply Air
- Exhaust Air
- All Other Ductwork

NOTES

- Supply Air
- Exhaust Air
- All Other Ductwork

M1

HVAC FLOOR PLAN

SCALE: 1/4" = 1'-0"
Memorandum

To: Planning and Zoning Board
Thru: Andrew Hyatt, Town Manager
From: Walter Keller, PE, AICP., Town Consultant Planner
       Marlin Engineering, Inc.
CC: Jason Greene, Assistant Town Manager
    Lillian Arango, Town Attorney
    James McGuinness, Town Building Official
Date August 16, 2021
RE: 9364 Abbott Avenue – Single Family Residence Addition

Background: This application is a request for a 460 square foot (SF) addition to the back of a single family residence for a family room and expanded kitchen. The existing residence includes 1,450 SF of air-conditioned space with a 277 SF garage. The expanded residence will total 1,910 SF of air-conditioned space and with the garage total 2,187 SF. A large existing wood deck is connected to the rear of the existing house. The deck will remain as is, although it may be modified due to the construction of the addition.

The lot is zoned H30B with a lot area of 5,625 SF per the Applicant’s submission. A Miami-Dade County Property Appraiser’s Angled photo is provided on the following page and a Google Street View photo is presented on page 3. The proposed addition will match the existing Finished Floor Elevation (FFE) of the existing residence. The addition complies with the rear and side setback requirements. The existing driveway and remainder of the residence will remain as is and no existing trees will be impacted by the construction.

Governing Codes: The June 2021 Zoning in Progress relevant requirements for lots in the H30B District are:

Maximum lot coverage is 40% of the lot (except swimming pools, screen enclosures and pergolas). Uncovered steps and exterior balconies; uncovered terraces, patios, breezeways, or porches open on two sides; and covered terraces, patios, breezeways, or porches open on two sides are not included but cannot exceed 15% of the total footprint.

Each lot must provide 35% pervious area and 50% of front yards and 40% of rear yards must be landscaped, and 20% of the landscaped area must be Florida Friendly as defined in the current Zoning Code.

Applicant Package: A package of drawings, elevations and construction details was submitted by the Applicant. The Applicant did not provide a survey.
Staff Recommendation: The proposed improvements appear to be generally consistent with the Town’s Land Development Regulations and Zoning in Progress. Recommend approval subject to the following conditions:

- Provide a clean copy of a recent property survey.
- A future rear yard pool and deck will have to be consistent with setback and landscape/pervious area requirements.
TOWN OF SURFSIDE
SINGLE-FAMILY and TWO-FAMILY SITE PLAN APPLICATION

A complete submittal includes all items on the “Single-Family and Two-Family Site Plan Application Submission Checklist” document as well as completing this application in full. The owner and agent must sign the application with the appropriate supplemental documentation attached. Please print legibly in ink or type on this application form.

<table>
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<tr>
<th>PROJECT INFORMATION</th>
<th></th>
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<tbody>
<tr>
<td>OWNER'S NAME</td>
<td>Carlos Cuenca &amp; Celida Cuenca</td>
</tr>
<tr>
<td>PHONE / FAX</td>
<td>305-527-6498</td>
</tr>
<tr>
<td>AGENT'S NAME</td>
<td>owner/builder</td>
</tr>
<tr>
<td>ADDRESS</td>
<td>9364 Abbott Ave.</td>
</tr>
<tr>
<td>PHONE / FAX</td>
<td>305-527-6498</td>
</tr>
<tr>
<td>PROPERTY ADDRESS</td>
<td>9364 Abbott Ave.</td>
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<tr>
<td>ZONING CATEGORY</td>
<td>Single Family Dwelling</td>
</tr>
<tr>
<td>DESCRIPTION OF PROPOSED WORK</td>
<td>4500 sq. ft. addition (rear of property) CBS coast with a flat asphalt roof</td>
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<td>Height</td>
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<td></td>
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<tr>
<td>Pervious Area</td>
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</tbody>
</table>

SIGNATURE OF OWNER 05/27/21
SIGNATURE OF AGENT DATE
TOWN OF SURFSIDE
SUBMISSION CHECKLIST
SINGLE-FAMILY and TWO-FAMILY SITE PLAN APPLICATION

Project Name  CSENCA Residence  Project Number  21-608

SUBMITTAL REQUIREMENTS FOR REVIEW:
☑ Completed “Single-Family and Two-Family Site Plan Application” form
☑ Application fee: $200.00 made out to “Town of Surfside”
☑ Ownership Affidavit ✓
☑ Survey less than one (1) year old. A survey over one (1) year is sufficient as long as the property has not changed ownership and the owner provides an affidavit that no changes have occurred since the date of the survey.
☑ Recent photographs, as visible from the street, of the subject property and of the adjacent two (2) homes on each side of the subject property on the same side of street. If the adjacent lot(s) are vacant then the next adjacent home(s) shall be utilized.

FOR THE FOLLOWING PLEASE PROVIDE:
• Two (2) full sized sets (24" x 36" sheets) of complete design development drawings signed and sealed
• One (1) flash drive, with site plan in PDF format, or other common windows based format.
• Provided prior to Design Review Board Meeting – Fifteen (15) reduced sized sets (11" x 17"
  sheets) of the complete design development drawings

☑ Site Plan (Minimum scale of 1" = 20').
  Please show / provide the following:
  □ Tabulations of total square footage, lot coverage, setbacks and acreage
  □ Entire parcel(s) with dimensions and lot size in square feet
  □ Existing and proposed buildings with square footage
  □ Buildings to be removed
  □ Setbacks
  □ Dimensions and locations of all existing and proposed right-of-ways, easements and street frontage, including sidewalks, curb and gutter and planting strips
  □ All existing and proposed site improvements, including, but not limited to, all utilities, retaining walls, fences, decks and patios, driveways and sidewalks, signs, parking areas, and erosion control features
  □ Location of all existing and proposed trees, vegetation, palms and note tree species
  □ Locations and dimensions of parking spaces and lot layout
  □ Driveway entrance width and setbacks from property line

☑ Architectural Elevations (Minimum scale of 1/8" = 1'):
  Please show / provide the following:
  □ Provide color elevations, showing all material finishes, textures and landscaping for all elevations of the proposed building(s). They should include, at a minimum:
    □ All exterior materials, colors and finishes, keyed to samples provided

Cont.
- Roof slopes and materials and color
- Detail of doors, windows, garage doors
- Lighting locations and details
- Dimensions of structure(s) – height, width, and length
- Deck, railing, stairs details including materials, colors, finishes, and decorative details
- Exposed foundation treatment
- Gutters and eaves
- Abutting structure heights

- Provide samples of colors and/or materials mounted on a display board (to be provided prior to Design Review Board Meeting)

- Such additional data, maps, plans, or statements as the Town may require to fully describe and evaluate the particular proposed plan
OWNERSHIP AFFIDAVIT

To Whom It May Concern;

Carlos & Celida Cuenca are the rightful property owners of 9364 Abbott Ave. in the Town of Surfside, FL.

We, the owners need more comfort and wish to build an addition in the rear of our property at 9364 Abbott Ave. This anticipated addition will host a larger kitchen and a modest family room for entertaining. The addition will create an additional 400 sq. ft. of living area to our home.

Thanks,

Carlos Cuenca

06/06/2021

Celida Cuenca

06/17/2021
GENERAL STRUCTURAL NOTES

30100 CODES:
In accordance with specifications and drawings, the architects and engineers are advised that the building shall comply with the following codes:

- Building Code
- Fire Protection Code
- Structural Code
- Electrical Code
- Plumbing Code
- Mechanical Code
- Material Testing Code

The code requirements may be subject to change at any time; therefore, the latest updates and interpretations of these codes should be consulted to ensure compliance.

30101 DESIGN PHILOSPHY:
The project is to be designed to meet all applicable codes and standards. The design team will ensure that the structural system is safe, efficient, and aesthetically pleasing. The building is to be designed for a 100-year return period earthquake, with seismic design category D.

30102 DESIGN ASSUMPTIONS:
The design team assumes that all information provided in the drawings and specifications is accurate and complete. The team also assumes that all materials and components are of good quality and will perform as intended.

30103 DIMENSIONS AND CONDITIONS:
The drawings and specifications are intended to provide a general understanding of the building's structural elements. The dimensions shown are approximate and should be verified by an experienced engineer.

30104 METHODS & SAFETY:
The design team will follow best practices to ensure the safety of all personnel involved in the construction process. Special attention will be given to the use of personal protective equipment and the implementation of safety protocols.

30105 PROTECTION OF EXISTING CONSTRUCTION:
The design team will take all necessary precautions to protect any existing structures from damage during the construction process. Special attention will be given to the excavation and backfill operations.

30106 PROTECTION OF SMALL ARMS:
The design team will take all necessary precautions to protect any small arms on the site from damage during the construction process. Special attention will be given to the storage and transportation of small arms.

30107 CONFLICTS IN DOCUMENTS:
The design team will resolve any conflicts in documents by consulting with the appropriate parties and making necessary adjustments to the drawings and specifications.

30108 COORDINATION:
The design team will coordinate with all relevant parties to ensure that the project is completed on time and within budget. Special attention will be given to the coordination of material deliveries and subcontractor schedules.

30109 REQUIRED SPECIAL INSPECTIONS:
The design team will coordinate with the appropriate agencies to ensure that all necessary special inspections are performed during the construction process.

31000 POLYETHYLENE SHEET:
The polyethylene sheet shall be installed as indicated on the drawings and specifications. The sheet shall be installed to provide a barrier against moisture and other environmental factors.

31001 BEAM SCHEDULE:
The beam schedule shall be used to ensure that all beams are properly sized and detailed according to the requirements of the drawings and specifications.

31002 COLUMN SCHEDULE:
The column schedule shall be used to ensure that all columns are properly sized and detailed according to the requirements of the drawings and specifications.

31003 FOOTING SCHEDULE:
The footing schedule shall be used to ensure that all footings are properly sized and detailed according to the requirements of the drawings and specifications.

31004 FASTENERS:
The fasteners shall be of the type and size indicated on the drawings and specifications. The fasteners shall be installed in accordance with the manufacturer's instructions.

31005 ROOF SCHEDULE:
The roof schedule shall be used to ensure that all roofing materials are properly sized and detailed according to the requirements of the drawings and specifications.

31006 WALL SCHEDULE:
The wall schedule shall be used to ensure that all walls are properly sized and detailed according to the requirements of the drawings and specifications.

31007 BUILDING REGULATORY REQUIREMENTS:
The design team will ensure that all building regulatory requirements are met as indicated on the drawings and specifications.

31008 CONSTRUCTION REGULATORY REQUIREMENTS:
The design team will ensure that all construction regulatory requirements are met as indicated on the drawings and specifications.

31009 EXPANSION JOINTS:
The expansion joints shall be installed as indicated on the drawings and specifications. The joints shall be installed to accommodate movement and prevent structural damage.

31010 REINFORCED MASONRY:
The reinforced masonry shall be designed and constructed in accordance with the requirements of the drawings and specifications.

31011 MASONRY REINFORCEMENT:
The masonry reinforcement shall be installed as indicated on the drawings and specifications. The reinforcement shall be installed to provide the required structural integrity.

31012 STOCKPILE PLANNING:
The stockpile planning shall be used to ensure that all materials are properly stored and handled as indicated on the drawings and specifications.

31013 MATERIALS TRACKING:
The materials tracking shall be used to ensure that all materials are properly tracked and accounted for as indicated on the drawings and specifications.

31014 BUILDING PERMIT:
The design team will ensure that all necessary building permits are obtained as indicated on the drawings and specifications.

31015 délai:
The délai shall be used to ensure that all work is completed as indicated on the drawings and specifications.

PROCUREMENT AND USE OF MATERIALS:
The design team will ensure that all materials are procured and used as indicated on the drawings and specifications. The materials shall be of the required quality and shall be installed in accordance with the manufacturer's instructions.

GOVERNMENT REGULATIONS:
The design team will ensure that all government regulations are met as indicated on the drawings and specifications.

IT'S THE LAW!
Structural Engineers
OF
MIAMI, FLORIDA 33155
info@ussieng.com
GMA.21.151
CA 32156
SURFSIDE, FL 33154

S-1
PORTION OF EXISTING CONNECTOR TO REMAIN

NEW ADDITION

CONTRACTOR SHALL VERIFY AND COORDINATE ALL DIMENSIONS, EXISTING AND
COMMENCEMENT OF CONSTRUCTION. REPORT ANY DISCREPANCIES TO A/E
BEFORE PROCEEDING WITH THE WORK.

ROOFING WIND PRESSURES:
- ZONE 1 = -40.10 psf
- ZONE 2 = -67.29 psf
- ZONE 2 = -101.28 psf

8" SETBACK

EXISTING WOOD ROOF TO BE DEMOLISHED.
Memorandum

To: Planning and Zoning Board
Thru: Andrew Hyatt, Town Manager
From: Walter Keller, PE, AICP., Town Consultant Planner
Marlin Engineering, Inc.
CC: Jason Greene, Assistant Town Manager
Lillian Arango, Town Attorney
James McGuinness, Town Building Official
Date: August 16, 2021
RE: 9505 Harding Avenue – Wall Signs – Domino’s
(Note, address revision from 9501 Harding Avenue)

Background: This application is a request to place Wall Signs in front of 9505 Harding Avenue. Note, the address for this location has been revised from the prior address of 9501. The storefront is the location for a Domino’s store. The parcel is located in the SD-B40 Zoning District with 21 feet 5 ½ inches of frontage. The illuminated channel logo and letters will be front lit. Two different signs were submitted. Sign A is on the front of the store with 75 Square Feet (SF) of area. Sign B is located on a roof fin with 36 SF of area. In addition to this Memorandum, the Agenda Packet submitted by the Applicant is attached.

The Applicant’s package provides information on the storefront and sign locations. Sign characteristics and square footage are also provided.

Governing Codes: The Zoning in Progress requirements for a permanent wall sign are detailed in the following Zoning Code section:

Current Municode: 90-73.a (3b(2)) – Allows a wall sign of 1 square foot (SF) for each 1 foot of frontage. In the Business District for stores with less than 25 feet of frontage, a 25 SF sign is allowed. This store front has 21.44 feet of frontage. The Code requires a 1/4 inch to 2 inch offset from the wall to allow rainwater to drain and limits illumination to white LEDs.

Staff Recommendation: The Applicant’s signs exceed the maximum square footage of 25 SF. It is recommended the permanent wall Sign A with channel letters be approved subject to the following condition:

- Sign A to be limited to a maximum of 25 SF and be offset from the wall a minimum of ¼ inch to a maximum of 2 inches to permit rainwater to flow down the wall face.
TOWN OF SURFSIDE
ADMINISTRATIVE VARIANCE APPLICATION

The Administrative Variance procedure shall be used for a variance from the provisions of the Zoning Code applying to setbacks for single-family structures only. The maximum amount of the waiver is up to, but not greater than, five (5) percent for a side yard and ten (10) percent for a rear yard. No Administrative Variance shall be allowed for a front yard or corner yard.

A complete submittal includes all items on the “Submission Checklist for Administrative Variance Application” document as well as completing this application in full. The owner and agent must sign the application with the appropriate supplemental documentation attached. Please print legibly in ink or type on this application form.

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<tr>
<td>OWNER'S NAME</td>
<td>Shaun Grenald</td>
</tr>
<tr>
<td>PHONE / FAX</td>
<td>305-331-8807</td>
</tr>
<tr>
<td>AGENT'S NAME</td>
<td></td>
</tr>
<tr>
<td>ADDRESS</td>
<td>9501 Properties inc.</td>
</tr>
<tr>
<td>PHONE / FAX</td>
<td></td>
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<tr>
<td>PROPERTY ADDRESS</td>
<td>9501 Harding Ave Miami Beach FL 33154</td>
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<td>ZONING CATEGORY</td>
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<tr>
<td>DESCRIPTION OF VARIANCE REQUESTED</td>
<td>(please use separate sheet if necessary)</td>
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SIGNATURE OF OWNER DATE SIGNATURE OF AGENT DATE
TOWN OF SURFSIDE
SUBMISSION CHECKLIST
ADMINISTRATIVE VARIANCE APPLICATION

The Administrative Variance procedure shall be used for a variance from the provisions of the Zoning Code applying to setbacks for single-family structures only. The maximum amount of the waiver is up to, but not greater than, five (5) percent for a side yard and ten (10) percent for a rear yard. No Administrative Variance shall be allowed for a front yard or corner yard.

Project Name ______________________________ Project Number ______________________________

Review Date ______________________________

SUBMITTAL REQUIREMENTS FOR REVIEW (Permit clerk shall initial if item has been submitted):

☐ Completed "Administrative Variance Application" form

☐ The written consent of all the owners of all adjacent or abutting lots to the subject property

☐ The written consent of all utilities and/or easement holders if the proposed work encroaches into any easements

☐ Survey less than one (1) year old (including owner's affidavit that no changes have occurred since the date of the survey). A survey over one (1) year is sufficient as long as the property has not changed ownership and the owner provides an affidavit that no changes change occurred since the date of the survey.

☐ Recent photographs of the subject property and all abutting, diagonal and fronting properties visible from the street. (to be provided prior to Design Review Board Meeting)

☐ Site Plan (Minimum scale of 1" = 20').
  ✔ Ten (10) full sized sets of complete design development drawings (24" x 36" sheets) signed and sealed
  ✔ Eight (8) reduced sized copies of the plans (11" x 17" sheets) (to be provided prior to Design Review Board Meeting)

Please show/provide the following:
  Tabulations of total square footage, lot coverage, setbacks and acreage
  Entire parcel(s) with dimensions and lot size in square feet
  Existing and proposed buildings with square footage
  Buildings to be removed
  Setbacks
  Dimensions and locations of all existing and proposed right-of-ways, easements and street frontage, including sidewalks, curb and gutter and planting strips
All existing and proposed site improvements, including, but not limited to, all utilities, retaining walls, fences, decks and patios, driveways and sidewalks, signs, parking areas, and erosion control features
Location of all existing and proposed trees, vegetation, palms and note tree species
Locations and dimensions of parking spaces and lot layout
Driveway entrance width and setbacks from property line
Map indicating the general location of the property.

☐ Written Narrative of request that addresses each of the following standards of review:
  1. That the requested variance maintains the basic intent and purpose of the subject regulations, particularly as it affects the stability and appearance of the Town;
  2. That the requested variance is otherwise compatible with the surrounding land uses and would not be detrimental to the Town;
  3. That the requested variance represents the minimum amount reasonably necessary to accommodate the requested action.
  4. That the requested variance is consistent with the Goals, Objectives and Policies of the Town’s Comprehensive Plan.

☐ Such additional data, maps, plans, or statements as the Town may require to fully describe and evaluate the particular proposed plan.
21'-5½" LEASE SPACE
2020 FLORIDA BUILDING CODE: H105.3 WIND LOAD DESIGNED AND CONSTRUCTED TO WITHSTAND WIND PRESSURE AS PROVIDED FOR IN CHAPTER 16 FBC 2020 7th Edition
ASCE 7-16, ASD EXP CAT D V = 175 MPH ZONE 5 LOADING

Consult Engineers: Ed. DeMaggio
Emilio Castro, PE 41502 Civil
T: 786-266-5733
Email: edcastro14811@gmail.com

### Specification

#### Dimensions & Finish
- WM Channel Letters: Vinyl applied after routing
- Borner - Exposed White Acrylic: 3/16" x 3/8" (PMS 307C)
- 3M Intense Blue 3730-127 (PMS 307C)
- Trimcap: Jewelite White Trim cap bonded to face, #6 pan head screws to returns painted white, semigloss finish
- Returns: 040 Aluminum returns painted white, semigloss finish
- Backs: 3mm ACM, LEDS: Principal Quick Mod 3 LED
- Power Supply: Allanson Variable 120-277V

#### Electrical Details
- White LEDs
  - 60W Transformer (Model: GEPE12-46U-NA)
  - Total Amps: 0.60
  - 20 amp 120V Circuit Req.

#### Mounting Bracket
- 177" x 30" White Acrylic Translucent 3M Intense Blue 3720-127
- 3M Red 3730-33 (PMS 180C) vinyl applied to face
- Mounting Brackets as Required

### Installation Notes
- Must be installed in accordance with the requirements of Article 600 of the National Electrical Code
- Grounded and bonded per NEC 600.5(NEC CAB)
- Excluding branch circuit in compliance with NEC 600.5, not to exceed 20 amps
- Signs to be installed in a manner compliant with NEC 600.5, not to exceed 20 amps
- UL disconnect switch per NEC 600.5 required per sign component before leaving manufacturer

---

**Design Notes:**
- This sign must only be scaled in its entirety and be used as a template. It is forbidden to scale any portion of the image or cut the image in a way that does not reproduce the sign in full. I certify that my work is original and does not infringe on any copyright laws.
**Domino’s Tile Logo 24”**

**QTY:** ONE (1)

**SCALE:** 1 1/2” = 1’-0”

**AREA:** 36.0 SQ. FT.

---

**Signa**

- **Type:** Domino’s 60” Logo
- **Illumination:** Channel Plaque Internally Illuminated LED
- **Square Footage:** 36.00
- **To Grade:** Top of Sign to Grade = 27’ - 4”
- **Bottom of Sign to Grade = 21’ - 4”

**White LEDs**

1. (1) 60W Transformer G4IP512-60U-MA
   - Total Amps: 0.60
   - (1) 20 amp 120V Circuit Req.

**General Notes:**

This sign is to be installed in accordance with the requirements of Article 600 of the National Electrical Code.

1. Grounded and bonded per NEC 600.7/NEC 250
2. Existing branch circuit in compliance with NEC 600.5, not to exceed 20 amps
3. Sign is to be UL listed per NEC 600.3
4. UL disconnect switch per NEC 800.7 required for sign component before leaving manufacturer

**Specifications: Channel Letter & Logo Set**

1. **Existing Facade:** TBD
2. **Material:** 0.040 Aluminum returns painted White for Semigloss finish
3. **Jewel:** Imprint bonded to facade, #8 pan head screws to returns, painted semigloss White
4. **3M Signboard 751:** Composite backs fastened to returns with 1/2” #8 gauge staples.
5. **Principle Quik Mod:** 3 Small LEDs
6. **3/16” White acrylic faces with translucent vinyl applied to faces**
7. **3M 3780-12” Intensive Blue**
8. **2M 3730-33 Red (for logo)**
9. **3M backcast white for 3/16” centers**
10. **Aluminum led enclosure (removable lid), 1/4” x 1” x 1” min, 54” long**
11. **(2) Stainless steel wedge bolt every spaced 6” apart as needed Min embed=3”**
12. **(3) Draw hole w/ light baffles at bottom of logo can (outdoor only)**

**Specifications: Principle Quik Mod 3 LEDs**

- **Beam Angle:** 170° Ultra-Wide Low Dome Bathing Optic with Diamondback Optic Lens Technology
- **Certifications:** UL & cUL Recognized (SAM Manual), CE, RoHS, CSA
- **Dimensions:** G3M: 0.69”W x 3.14”L x 0.25”H
- **Fastening Peels & Stick:** Mechanical screw hole
- **Input 12VDC, Power Supply P-LED 12V DC**
- **Protection Grade:** IP68

**Spacing G3M:** 1.5 modsft. (fully stretched)

**Quantity:** Eight (8) units

---

**Engineering**

2020 FLORIDA BUILDING CODE: H105.3 WIND LOAD

DESIGNED AND CONSTRUCTED TO WITHSTAND WIND PRESSURE AS PROVIDED FOR IN CHAPTER 16 FBC 2020 7th Edition

ASCE 7-16, ASD
EXP CAT D
V = 175 MPH
ZONE 6 LOADING

Consult Engineers Ebd5657
Emilio Castro, PE 41592 Civil
T: 786-286-5793
Email: edcastro14811@gmail.com
Memorandum

To: Planning and Zoning Board
Thru: Andrew Hyatt, Town Manager
From: Walter Keller, PE, AICP., Town Consultant Planner
       Marlin Engineering, Inc.
CC: Jason Greene, Assistant Town Manager
    Lillian Arango, Town Attorney
    James McGuinness, Town Building Official
Date: August 16, 2021
RE: 9504 Harding Avenue - Justin Barber Shop Window Sign and Vinyl Decals

Background: This application is a request for window signs, door signs, window chevrons and wall sign at 9504 Harding Avenue. The storefront is an existing barber shop with existing signage. The existing wall sign is being retained as is. The main storefront window includes existing signs and a 2-foot high colored chevron extending along the top of the window. The Applicant is proposing to reduce the chevron to a 6-inch height. Information provided by the Applicant indicates the proposed window signage will total 11.6 square feet (SF) and 23% of the window area.

The door window signage will occupy 2.8 SF and 20% of the door area. The window panel above the door will include the 6-inch wide chevron which will occupy 1.9 SF or 23% of the top window panel area. A Google Street View photo is depicted on the following page which illustrates the existing chevron.

Governing Codes: The Zoning in Progress requirements for a permanent wall sign and window/door signs are detailed in the following Zoning Code sections:

2008 Code: 90.71.1 – Also allows a wall sign of 1 square foot (SF) for each 1 foot of frontage. In the Business District for stores with less than 25 feet of frontage, a 25 SF sign is allowed. This store front has 13 ± feet of frontage.

Current Municode: 90-73.a(3b(2) – The Code has further restrictions including requiring a 1/4 inch to 2 inch offset from the wall to allow rain water to drain and limits illumination to white LEDs.

Current Municode: 90-73.a(3)c – The Code limits the window and door signs to not exceed 20% of the window or door area. Lettering is limited to 8 inches in height. Allowable material includes painted gold leaf, silver leaf, silk-screened, cut or polished metal, cut or frosted vinyl and etched glass. The proposed window sign may not exceed the 20% and 8 inch lettering sizes.
Staff Recommendation: Recommend approval of the window and door signs provided the chevron width is reduced to 4 inches in height. This will reduce the window signage to be consistent with 20% of the window area. Recommend the existing wall sign be approved as is.
TOWN OF SURFSIDE
ADMINISTRATIVE VARIANCE APPLICATION

The Administrative Variance procedure shall be used for a variance from the provisions of the Zoning Code applying to setbacks for single-family structures only. The maximum amount of the waiver is up to, but not greater than, five (5) percent for a side yard and ten (10) percent for a rear yard. No Administrative Variance shall be allowed for a front yard or corner yard.

A complete submittal includes all items on the “Submission Checklist for Administrative Variance Application” document as well as completing this application in full. The owner and agent must sign the application with the appropriate supplemental documentation attached. Please print legibly in ink or type on this application form.

PROJECT INFORMATION

<table>
<thead>
<tr>
<th>OWNER’S NAME</th>
<th>Aramis Amor</th>
</tr>
</thead>
<tbody>
<tr>
<td>PHONE / FAX</td>
<td>786 226-2281</td>
</tr>
<tr>
<td>AGENT’S NAME</td>
<td></td>
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<tr>
<td>ADDRESS</td>
<td>9504 Harding Avenue, Surfside, FL 33154</td>
</tr>
<tr>
<td>PHONE / FAX</td>
<td>305 866-4352</td>
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INTERNAL USE ONLY

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ZONING STANDARDS

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SIGNATURE OF OWNER DATE SIGNATURE OF AGENT DATE
TOWN OF SURFSIDE
MULTI-FAMILY AND NON-RESIDENTIAL DESIGN REVIEW
(Signs, awnings, store fronts, fences, and walls etc)

PLANNING AND ZONING BOARD Rules and Procedures (June 2002)

The Planning and Zoning Board shall generally meet the last Thursday of each month at 7:00 pm. at Town Hall.

Plans and completed applications (including all supporting documentation) must be submitted to the Building Department at least 21 days prior to the meeting, with the payment of applicable fees (example: $200.00 for Plan Review for Zoning), at which time they will be considered. Incomplete plans and applications will not be processed.

The applicant or duly authorized agent (per ownership affidavit) must be present at the meeting. If there are no applications for consideration by the Planning and Zoning Board, the monthly meeting may be cancelled at the discretion of the Chairman of the Board.

Please advise the name of the Representative who will attend the hearing on behalf of this application:

<table>
<thead>
<tr>
<th>Name</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>Amaris Amor</td>
<td>August 4, 2021</td>
</tr>
</tbody>
</table>

NAME OF REPRESENTATIVE        DATE
Location Map
9504 Harding Avenue
Surfside, Florida 33154
(Ref: Google Maps)

Property Information
(Ref: https://www.miamidade.gov/pa/property_search.asp)
Existing Wall Mounted Signs (to remain)

Existing Window Chevrons (to be modified)

Existing Window signs (to remain)

Existing Window Sign Square footage: 34.5 s.f. (43%) of window area (80.2 s.f.)
### Sign Notes:
1. Wall signs existing and to remain.
2. Window signs are existing vinyl with sticky back adhesive.
3. Window sign is illuminated by existing ambient light.
Memorandum

To: Planning and Zoning Board
Thru: Andrew Hyatt, Town Manager
From: Walter Keller, PE, AICP., Town Consultant Planner
        Marlin Engineering, Inc.
CC: Jason Greene, Assistant Town Manager
    Lillian Arango, Town Attorney
    James McGuinness, Town Building Official
Date: August 16, 2021
RE: 9567 Harding Avenue Uni Wax Wall Sign

Background: This application is a request to replace a permanent wall sign. The parcel is located in the SD-B40 Zoning District. A Google Street View photo of the existing wall sign and the storefront is provided on the following page. In addition to this Memorandum, an Agenda Packet submitted by the Applicant is attached.

Governing Codes: The Zoning in Progress requirements for a permanent wall sign are detailed in the following Zoning Code sections:

2008 Code: 90.71.1 – Also allows a wall sign of 1 square foot (SF) for each 1 foot of frontage. In the Business District for stores with less than 25 feet of frontage, a 25 SF sign is allowed. This store front has 20 feet of frontage.

Current Municode: 90-73.a(3b(2) – The Code requires a 1/4 inch to 2 inch offset from the wall to allow rain water to drain and limits illumination to white LEDs.

Staff Recommendation: The Applicant’s proposed wall sign is 14.1 SF. The sign is back lit channel letters. It is recommended the permanent wall sign be approved subject to Sec. 90-73.a(3b(2).
9567 Harding Avenue Existing Wall Sign and Storefront (Google Street View photo)
July 9, 2021

Town of Surfside
9293 Harding Avenue
Surfside, FL 33154

ATTN: Building Dept./ Shanni

To Whom it May Concern,

I am the owner of the property located at 9567 – 9559 Harding Avenue giving permission for A Plus Wholesale Signs to install a sign at the 9567 Harding Avenue retail store.

Thank you,

Judith Leinwand Fishkin for
Leinwand Properties
<table>
<thead>
<tr>
<th>JOB ADDRESS: 9567 Harding Ave Surfside, FL 33154</th>
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<tbody>
<tr>
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<tr>
<td>FAX #</td>
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<td>FEE SIMPLE TITLE HOLDER'S NAME:</td>
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<tr>
<td>ADDRESS:</td>
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<tr>
<td>CONTACT PERSON: Luis G. Bonilla</td>
</tr>
<tr>
<td>PHONE#</td>
</tr>
<tr>
<td>EMAIL ADDRESS: <a href="mailto:aplusneonsigns@aol.com">aplusneonsigns@aol.com</a></td>
</tr>
<tr>
<td>CONTRACTOR: Alrac Electrical Services</td>
</tr>
<tr>
<td>MAIL ADDRESS: 2280 W 80 ST</td>
</tr>
<tr>
<td>CITY: Hialeah</td>
</tr>
<tr>
<td>STATE FL</td>
</tr>
<tr>
<td>ZIP CODE: 33016</td>
</tr>
<tr>
<td>PHONE #: (954) 441 4648</td>
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<tr>
<td>FAX #</td>
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<tr>
<td>EMAIL : <a href="mailto:aplusneonsigns@aol.com">aplusneonsigns@aol.com</a></td>
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<td>VALUE OF WORK: (Total all Trades): SQ. FT: (TOTAL) LINEAR FEET</td>
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<tr>
<td>DESCRIBE WORK: Wall Sign (Channel Letter LEDs front lighting)</td>
</tr>
<tr>
<td>ARCHITECT/ENGINEER'S NAME Alejandro Vargas</td>
</tr>
<tr>
<td>ADDRESS: 1025 Cedar Falls Drive Weston, FL 33327</td>
</tr>
<tr>
<td>PHONE#: (954) 439 0194 FAX# EMAIL <a href="mailto:cseng2001@gmail.com">cseng2001@gmail.com</a></td>
</tr>
<tr>
<td>MORTGAGE LENDER NAME: N/A</td>
</tr>
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</table>
MORTGAGE LENDER'S ADDRESS:  

Application is hereby made to obtain a permit to do the work and installations as indicated. I certify that no work or installation has been affected prior to the issuance of said permit and that all work be performed to meet the standards of all laws regulating construction in DADE COUNTY and the TOWN OF SURFSIDE whether specified in this application and accompanying plans or not. I understand that a separate permit must be secured for ELECTRICAL, PLUMBING, WELLS, POOLS, FURNACES, BOILERS, HEATERS, TANKS, AIR CONDITIONERS, etc. The information provided herein by the Applicant is not evaluated for issuance of a Certificate of Use. The City reserves the right to deny or condition any proposed use of the property pursuant to provisions of the City's Code of Ordinances.

Initial this Page:  

OWNER'S AFFIDAVIT: I certify that all information provided is accurate, and that all work will be performed in compliance with all applicable laws regulating construction and zoning. No work has been commenced prior to the issuance of the permit applied with this application, and all work will be done as indicated in the Application and all accompanying document and plans.

NOTICE: In addition to the requirements of this permit, there may be additional restrictions applicable to this property that may be found in the public records of the county, and there may be additional permits required from other governmental entities such as water management districts, state or federal agencies.

WARNING TO OWNER: YOUR FAILURE TO RECORD A NOTICE OF COMMENCEMENT MAY RESULT IN YOUR PAYING TWICE FOR IMPROVEMENTS TO YOUR PROPERTY. A NOTICE OF COMMENCEMENT MUST BE RECORDED AND POSTED ON THE JOB SITE BEFORE THE FIRST INSPECTION. IF YOU INTEND TO OBTAIN FINANCING, CONSULT YOUR LENDER OR AN ATTORNEY BEFORE COMMENCING WORK OR RECORDING A NOTICE OF COMMENCEMENT.

CONTRACTOR:  
(Print Name):  

SIGNATURE:  

STATE OF FLORIDA  
COUNTY OF  

Sworn to (or affirmed) and subscribed before me  
this  

day of  

20

by  

NOTARY:  

SEAL:  

Personally known  
OR Produced Identification  
Type of Identification Produced  

The Permit is not valid until signed by an authorized representative of the TOWN OF SURFSIDE BUILDING DEPT. and all fees are paid.

ACCEPTED BY  

AUTHORIZED BY  

OWNER:  
(Print Name):  

SIGNATURE:  

STATE OF FLORIDA  
COUNTY OF  

Sworn to (or affirmed) and subscribed before me  
this  

day of  

20

by  

NOTARY:  

SEAL:  

Personally known  
OR Produced Identification  
Type of Identification Produced  

PAGE 101
TOWN OF SURFSIDE
MULTI-FAMILY AND NON-RESIDENTIAL DESIGN REVIEW APPLICATION
(Signs, awnings, store fronts, fences, and walls etc)

A complete submittal includes all items on the "Multi-family and Non-Residential Design Review Application Submission Checklist" document as well as completing this application in full. The owner and agent must sign the application with the appropriate supplemental documentation attached. Please print legibly in ink or type on this application form.

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<th>PROJECT INFORMATION</th>
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<tbody>
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<td>Wall Height (if applicable)</td>
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SIGNATURE OF OWNER  7.16.21

SIGNATURE OF AGENT  7.16.21

PAGE 102

Town of Surfside – Multi-Family and Non-Residential Design Review Application
TOWN OF SURFSIDE
MULTI-FAMILY AND NON-RESIDENTIAL DESIGN REVIEW
(Signs, awnings, store fronts, fences, and walls etc)

PLANNING AND ZONING BOARD Rules and Procedures (June 2002)

The Planning and Zoning Board shall generally meet the last Thursday of each month at 7:00 pm. at Town Hall.

Plans and completed applications (including all supporting documentation) must be submitted to the Building Department at least 21 days prior to the meeting, with the payment of applicable fees (example: $200.00 for Plan Review for Zoning), at which time they will be considered. Incomplete plans and applications will not be processed.

The applicant or duly authorized agent (per ownership affidavit) must be present at the meeting. If there are no applications for consideration by the Planning and Zoning Board, the monthly meeting may be cancelled at the discretion of the Chairman of the Board.

Please advise the name of the Representative who will attend the hearing on behalf of this application:

Amanda Gonzalez 7/6/01
NAME OF REPRESENTATIVE DATE
TOWN OF SURFSIDE
SUBMITTAL CHECKLIST
MULTI-FAMILY AND NON-RESIDENTIAL DESIGN REVIEW
(Signs, awnings, store fronts, fences, and walls etc)

Project Name ___________________________ Project Number ___________________________

SUBMITTAL REQUIREMENTS FOR REVIEW:
☐ Completed “Multi-Family and Non-Residential Site Plan Application” form

☐ Application fee: $200 made out to “Town of Surfside”

☒ Ownership Affidavit Letter

☐ Recent photographs of the subject property and all abutting, diagonal and fronting properties visible from the street (to be provided prior to Design Review Board Meeting)

FOR THE FOLLOWING PLEASE PROVIDE:

• Two (2) full sized sets (24" x 36" sheets) of complete design development drawings signed and sealed
• One (1) flash drive, with site plan in PDF format, or other common windows based format.
• Provided prior to Design Review Board Meeting – Fifteen (15) reduced sized sets (11" x 17" sheets) of the complete design development drawings

PLANS SHALL INCLUDE IF APPLICABLE:
☐ Sign Plan (Minimum scale of 1" = 20’). Please show / provide the following:
  ☐ Entire parcel(s) with dimensions and lot size in square feet
  ☐ Location of existing and proposed signs with square footage
  ☐ Material of proposed sign
  ☐ Manner of Illumination of proposed sign
  ☐ Method of securing or fastening proposed sign
  ☐ Wording of the proposed sign, with coordinating letter size
  ☐ Architectural Elevations of façade

☐ Awning Plan or Storefront Change (Minimum scale of 1" = 20’). Please show / provide the following:
  ☐ Entire parcel(s) with dimensions and lot size in square feet
  ☐ Location of Existing and proposed awnings with square footage
  ☐ Material of proposed awning or storefront change
  ☐ Method of securing or fastening proposed awning
  ☐ Window and framing materials
  ☐ Wording of the proposed awning, with coordinating letter size
  ☐ Architectural Elevations of façade

Cont.
☐ Fence or Wall Plan (Minimum scale of 1" = 20'). Please show / provide the following:
  ☐ Entire parcel(s) with dimensions and lot size in square feet
  ☐ Setbacks
  ☐ Location of existing and proposed fence(s)
  ☐ Length, width, and height of proposed fence(s)
  ☐ Detailed material of proposed fence (color image of proposed fence material is suggested)
  ☐ Elevations of fence or wall

☐ Provide samples of colors and/or materials mounted on a display board (to be provided prior to Design Review Board Meeting)

☐ Such additional data, maps, plans, or statements as the Town may require to fully describe and evaluate the particular proposed plan.
Left Side
## Certificate of Liability Insurance

**Producer:** LaPlante Agency  
2715 State Rd 580  
Clearwater, FL 33761  
License #: A149680

**Insured:** Alrac Electrical Services, Inc  
3618 SW 167th Ave  
Miramar, FL 33027

**Contact:** Zach LaPlante  
PHONE (A/C No. Ext.): (727)796-8666  
FAX (A/C No.): (727)791-1412  
E-MAIL: zach@laplanteagency.com

**Insurers:**  
AmGUARD Insurance Company  
NorGUARD Insurance Company

**Certificate Number:** 00002070-0  
**Revision Number:** 114

**Coverages:**

<table>
<thead>
<tr>
<th>Type of Insurance</th>
<th>Policy Number</th>
<th>Policy Effect</th>
<th>Limits</th>
</tr>
</thead>
<tbody>
<tr>
<td>A COMMERCIAL GENERAL LIABILITY</td>
<td>ALBP155695</td>
<td>12/17/2020 to 12/17/2021</td>
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<tr>
<td>GENL AGGREGATE LIMIT APPLIES TO:</td>
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<tr>
<td>OCCUR</td>
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<tr>
<td>AUTOMOBILE LIABILITY</td>
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<td>ANY AUTO</td>
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<tr>
<td>OWNED AUTOS ONLY</td>
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<td>Hired AUTOS ONLY</td>
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<td>EXCESS LIABILITY</td>
<td>ALUM118578</td>
<td>01/15/2021 to 12/17/2021</td>
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<td>OCCUR</td>
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<td>CLAIMS-MADE</td>
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<td>DETENTION</td>
<td>$ 10,000</td>
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<td>WORKERS' COMPENSATION AND EMPLOYEES' LIABILITY</td>
<td>ALWC124991</td>
<td>12/16/2020 to 12/16/2021</td>
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</tbody>
</table>

**Description of Operations/Locations/Vehicles:** (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Workers Comp: Fredel Bowerbank

**Certificate Holder:** City of Surfside  
9567 Harding Ave  
Surfside, FL 33154

**Cancellation:**  
SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

Authorized Representative: [Signature]

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ACORD 25 (2016/03)  
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Printed by ZRL on July 16, 2021 at 10:59AM
BROWARD COUNTY LOCAL BUSINESS TAX RECEIPT
115 S. Andrews Ave., Rm. A-100, Ft. Lauderdale, FL 33301-1895 – 954-831-4000
VALID OCTOBER 1, 2020 THROUGH SEPTEMBER 30, 2021

DBA: ARLAC ELECTRICAL SERVICES INC
Business Name: ARLAC ELECTRICAL SERVICES INC
Receiver #: 181-266418
Business Type: ELECTRICAL/ALARMS/CONTRACTOR
Business Opened: 01/02/2015
State/County/Cert/Reg: BC13006402
Exemption Code: 

Owner Name: GLENNORTH C WALKER /QUAL
Business Location: 3618 SW 167 AVE, MIRAMAR
Business Phone: 954-605-0347

Rooms Seats Employees Machines Professionals

3

Number of Machines: For Vending Business Only

<table>
<thead>
<tr>
<th>Tax Amount</th>
<th>Transfer Fee</th>
<th>NSF Fee</th>
<th>Penalty</th>
<th>Prior Years</th>
<th>Collection Cost</th>
<th>Total Paid</th>
</tr>
</thead>
<tbody>
<tr>
<td>27.00</td>
<td>0.00</td>
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<td>27.00</td>
</tr>
</tbody>
</table>

THIS RECEIPT MUST BE POSTED CONSPICUOUSLY IN YOUR PLACE OF BUSINESS

THIS BECOMES A TAX RECEIPT

When validated

Mailing Address:
GLENNORTH C WALKER /QUAL
3618 SW 167 AVE
MIRAMAR, FL 33027

Receipt #WW-19-00205611
Paid 08/24/2020 27.00

2020 - 2021

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</table>

Receipt #WW-19-00205611
Paid 08/24/2020 27.00
West Elevation

CHANNEL LETTERS LEDS FRONT LIGHTING

Black
0.040 ALUM. RETURNS
Black
1" JEWELITE TRIM S.M.S.@4" O.C.
COLOR Black LED'S
Faces 1/8" Acrylic
Grey
Translucent Vinyl
#18 GAUGE WIRE FROM LETTER TO LETTER, & TRANSF LEADS.
0.063 ALUM BACK
PAINTED AS PER SECTION
3.004, 4D

Black
20 AMP DISCONNECT
SWITCH IN VIEW per
(NEC 600, 600A
METAL TRANSFORMER
(2) GALLVANIZED
Electronic Transformer 100 Watts
LED lettering with low voltage 12-24
wiring and transformer,
Sign to be grounded according to
NEC 600.7
4-1/4" x 3" SS Tapcon
Screws per letter
1/2" EMT PIPE
FROM PANEL
WITH DEDICATED
CIRCUIT. # 8
20 Apms

5'

ELECTRICAL INFORMATION

ALL ELECTRICAL COMPONENTS ARE UL LISTED
SIGN GROUNDED ACCORDING TO NEC250

CODES IN EFFECT: NEC-
2014 & FBC-2017, 6TH
EDITION
SIGNS,9 nec.-2014-Article
600.6(A)(1)
SIGNS,(NEC.-2014-Article
600.6(A)(2)
Photocell or Timer clock
Inertmatic T-101

Building Area 20' x 20' = 400 Sq ft of building
Sign Area 1.66 x 8.5 = 14.11 Sq ft
Total 14.11 Sq ft of Sign.