

TOWN OF MIAMI LAKES, FLORIDA
MINUTES
PLANNING AND ZONING BOARD MEETING
March 18, 2014
6:30 p.m.
Government Center
6601 Main Street Miami Lakes, FL 33014

1. CALL TO ORDER:

Chairwoman Ameli Padron-Fragetta called the meeting to order at 6:37 p.m

2. ROLL CALL:

Deputy Town Clerk, Gina Inguanzo called the roll and the following Board Members were present: Fred Senra, Carol Wyllie, Robert Julia, Homero Cruz, Vice Chair Edric Valdes and Chairwoman Ameli Padron-Fragetta. Board Member Avelino Leoncio was absent.

3. PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE:

Chairwoman Padron-Fragetta, led the Pledge of Allegiance and called for a moment of silence.

Vice Chairman Valdes made a motion to change the order of the agenda, so that Business Item 5(B) be heard before Business Item 5(A). The motion received a second by Board Member Cruz and all were in favor.

4. APPROVAL OF MINUTES:

A. Approval of Minutes

Vice Chairman Valdes made a motion to approve the minutes from January 21st, 2014. The motion received a second from Board Member Cruz and all were in favor. Board Member Wyllie made a motion to approve the minutes from February 18th, 2014 and it received a second from Board Member Senra. The minutes were approved by all present Board Members with the exception of Vice Chairman Valdes, who abstained from voting because he had been absent on the February 18th Planning & Zoning Meeting.

5. **BUSINESS REQUIRING BOARD ACTION:**

QUASI-JUDICIAL PUBLIC HEARINGS - Please be advised that the following items on the Board's agenda are quasi-judicial in nature. An opportunity for persons to speak on each item will be made available after the applicant and staff have made their presentations on each item. All testimony, including public testimony and evidence, will be made under oath or affirmation. Additionally, each person who gives testimony may be subject to cross-examination. If you do not wish to be either cross-examined or sworn, your testimony will be given its due weight. The general public will not be permitted to cross-examine witnesses, but the public may request the Board to ask questions of staff or witnesses on their behalf. Persons representing organizations must present evidence of their authority to speak for the organization. Any person presenting documents to the Board should provide the Town Clerk with a minimum of 10 copies. Further details of the quasi-judicial procedure may be obtained from the Clerk.

The Town Attorney, Raul Gastesi, read the quasi-judicial procedure.

The Deputy Town Clerk, Gina Inguanzo, swore in anyone wishing to speak.

- A. **HEARING NUMBER: VARH2013-0014**
APPLICANT: JOSE MEDINA
FOLIO: 32-2024-005-0400
LEGAL DESCRIPTION: LOT 11, BLOCK 2-A, MIAMI LAKES
SECTION 2, ACCORDING TO THE PALT THEREOF, AS
RECORDED IN PLAT BOOK 76, AT PAGE 70, OF THE PUBLIC
RECORDS OF MIAMI-DADE COUNTY, FLORIDA.
LOCATION: 6371 LAKE CHAMPLAIN TERRACE IN MIAMI
LAKES, FLORIDA 33014.

Brandon Schaad, Senior Planner of the Town of Miami Lakes, presented the item and staff's recommendation and answered questions posed by the Board.

Chairwoman Padron-Fragetta opened the public hearing.

The Applicant, Jose Medina spoke on behalf of the variance.

Eloy Lambert, the Applicant's contract, spoke in support of the variance.

Janet Rodriguez, spoke in support of the variance.

George Romar, spoke in support of the variance.

Rudy Lloredo, spoke in support of the variance.

Michael Huffaker, spoke in opposition of the variance.

Esteban Paez, spoke in support of the variance.

Gwendlyn Wood, spoke in opposition of the variance.

There being no one wishing to speak, the public hearing was closed.

Board Member Senra made a motion to approve the variance according to staff's conditions and recommendations and the motion received a second from Vice Chairman Valdes. The motion passed 5-1. Chairwoman Padron-Fragetta voted in opposition.

B. AN ORDINANCE OF THE TOWN OF MIAMI LAKES, FLORIDA, AMENDING ARTICLE II, SECTION 13-203, PLANNING AND ZONING BOARD, AMENDING ARTICLE III, SECTION 13-310, APPEALS, AMENDING ARTICLE XI, SECTION 13-2102, APPLICATION FEES FOR PLANNING AND ZONING APPROVALS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN CODE; AND PROVIDING FOR AN EFFECTIVE DATE.

Brandon Schaad, Senior Planner of the Town of Miami Lakes, presented the item and staff's recommendation and answered questions posed by the Board.

Chairwoman Padron-Fragetta opened the public hearing. There being no one wishing to speak, the public hearing was closed.

Board Member Senra made a motion to not adopt the Ordinance and the motion received a second from Board Member Cruz. The Deputy Town Clerk called the roll and all were in favor.

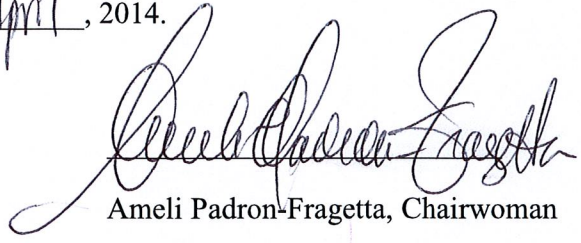
6. DIRECTOR'S REPORT:

No Director's Report.

7. ADJOURNMENT:

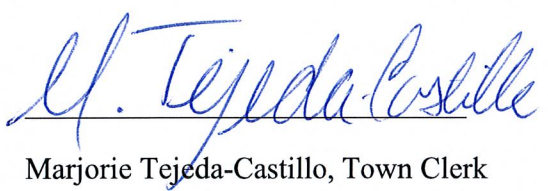
There being no further business to come before the Board, the meeting adjourned at 7:48 p.m.

Approved this 15th day of April, 2014.



Ameli Padron-Fragetta, Chairwoman

Attest:



Marjorie Tejada-Castillo, Town Clerk