



City of Miami Springs

201 Westward Drive Miami Springs, FL 33166

Phone: (305) 805-5034 Fax: (305) 805-5036 Website: www.miamisprings-fl.gov

APPLICATION FOR ZONING VERIFICATION LETTER

A Zoning Verification Request verifies the current zoning, land use, and allowable uses within the City for a parcel of land located in Miami Springs. There are two types of Zoning Verification Letters available: Residential and Commercial. Please select the one that applies.

For fees, please refer to the [Official Fee Schedule](#) on the City's website.

Residential

Commercial

This Zoning Verification Letter provides the following information based on [Chapter 150 – Zoning Code](#):

- The Future Land Use designation of the subject property.
- The Zoning District of the subject property.
- A list of permitted uses within the Zoning District.
- Zoning District regulations for the subject property.

To obtain a letter of Zoning Verification, please submit your application, with the required information, and the required fee, to the City Planning and Zoning Official. The application and all supplemental forms and data may be submitted electronically to this email address planning@miamisprings-fl.gov for review.

This application, including supporting materials, must be completed in accordance with the attached instructions and submitted with the required fees.

The City of Miami Springs offers a standard Letter of Zoning Verification format. Please do not submit sample letters with desired format or content, as they will not be used

Please allow five (5) business days for completion of the Zoning review.

Property Information

Folio Number(s)	
Address(es)	
Certificate of Occupancy (if applicable)	



Applicant/Recipient Information

Applicant Name and Title	
Current or Proposed Use (please be specific)	
Recipient Name and Title (if different)	
Company	
Address	
City, State & Zip Code	
Email Address	
Signature	
Date	

Zoning Verification Letters are based upon the most current available data, including the Code of Ordinances, Comprehensive Plan, and Zoning Code, at the time of the Zoning Verification Request.

Regulations are subject to change. While every attempt is made to ensure accuracy and completeness, the subscriber to or user of this letter understands that the City of Miami Springs disclaims any liability for any damages in connection with its use. In addition, the City of Miami Springs assumes no responsibility for the cost of correcting any unreported conditions. Any changes or addendums to the letter will constitute a new request and will require a new fee to be paid.

DID YOU REMEMBER TO:

- Verify that the property is located within the City of Miami Springs jurisdictional limits?
- Provide a valid Folio Number(s), clearly printed?
- Describe current or proposed use?
- Pay the applicable fees?