



City of Miami Springs, Florida

The **Zoning and Planning Board** met in Regular Session on Monday, June 6, 2016 in the Council Chambers at City Hall following the Board of Adjustment meeting.

1. CALL TO ORDER AND ROLL CALL

The meeting was called to order at 6:53 p.m.

Present were:

- Chairman Manuel Pérez-Vichot
- Vice Chair Ernie Aloma
- Bob Calvert
- Juan Molina
- Martin L. Marquez
- Alejandro Gonzalez

Also Present:

- Councilwoman Roslyn Buckner
- City Attorney Jan K. Seiden
- Zoning and Planning Director Chris Heid
- Board Secretary Juan D. Garcia

2) APPROVAL OF MINUTES OF REGULAR MEETING:

Minutes of the April 4, 2016 meeting were approved as written.

Board member Molina moved to approve the minutes as written. Board member Gonzalez seconded the motion, which passed unanimously 4-0 on voice vote. The vote was as follows: The vote was as follows: Board member Molina, Board Alternate Gonzalez, Vice Chair Aloma, and Chair Pérez-Vichot voting Yes.

3) SWEARING IN OFF ALL WITNESS AND ZONING AND PLANNING DIRECTOR

Board Secretary Garcia swore in the Zoning and Planning Director, the applicants or representatives of the applicants who would testify should the Board have any questions.

4) NEW BUSINESS

- A) CASE # 05-ZP-16
AQ GROUP, LLC
650 DE SOTO DRIVE
ZONING: NW 36TH STREET DISTRICT
LOT SIZE: 102,352 SQ. FT.**

Chair Pérez-Vichot abstained from any discussion or voting (attached is Form 8B Memorandum of Voting Conflict). Vice Chair Aloma served as Chairman at this time.

The applicant is requesting site plan approval in order to construct an 80,170 square foot, five story hotel with 122 rooms on an existing surface parking lot at 650 De Soto Drive, in the NW 36 Street Zoning District.

Zoning and Planning Director Heid read his recommendation to the Board. In the recommendation Zoning and Planning Director Heid notified the Board members that the address of 650 De Soto Drive was assigned to this project. The applicant was previously using 5001 NW 36 STREET for the project.

Board member Molina asked the applicant if the plans submitted were the same as the plans that were approved by the Board previously, and met the conditions that were stated in the Zoning and Planning Director recommendation.

The applicant, Domingo Ansereo of AQ Group, LLC responded that the plans that were submitted are the same as the application plans that were approved by the Board previously with the exception of the address change.

Board member Molina asked when did the applicant expected to begin construction. Mr. Ansereo responded that construction of the hotel is expected to start at the end of this year.

Vice Chair Aloma asked if there were any comments from the audience or any Board member. There were no comments at this time.

Board member Molina moved to approve the site plan with the seven conditions that were listed in the Zoning and Planning Director's recommendation, noting the address change. Board member Gonzalez seconded the motion, which passed 4-1 on voice vote. The vote was as follows: Board member Calvert, Board member Molina, Board Alternate Gonzalez and Vice Chair Aloma voting Yes; Board member Marquez voting No. Chair Pérez-Vichot abstained from voting.

City Attorney Seiden advised the applicant of the 10 day appeal period. He added that this item will be brought before City Council for their review.

5) ADJOURN

There was no further business to discuss and meeting was duly adjourned at 6:58 p.m.

Respectfully submitted:


Juan D. Garcia
Board Secretary

Adopted by the Board on
this 1 day of April, 2016.


Manny Perez-Vichot, Chair ERNIE ALOMA, CHAIR

Words ~~stricken through~~ have been deleted. Underscored words represent changes. All other words remain unchanged.

"The comments, discussions, recommendations and proposed actions of City Citizen Advisory Boards do not constitute the policy, position, or prospective action of the City, which may only be established and authorized by an appropriate vote or other action of the City Council".
