



HIALEAH GARDENS

STATE OF FLORIDA

10001 N.W. 87th Avenue, Hialeah Gardens, FL 33016

PHONE 305-558-4114

FAX 305-698-7236

TECHNICAL REVIEW COMMITTEE

December 3, 2020

11:00 A. M.

Council Chambers, Hialeah Gardens City Hall

Roll call

Old Business:

- Project P2011-0004. NABISTA SUBDIVISION - Tentative Plat (ORDINANCE EXPIRED MARCH 7, 2017) - Applicant:** Juan Carlos Victorero. **Owner:** Nabista Enterprise Corp. – **Surveyor:** Raul Tiza - **Legal Description:** LEGAL DESCRIPTION PARENT TRACT: TRACT 50, FLORIDA FRUIT LAND COMPANY’S, SUBDIVISION No 1 SECTION 19, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGE 17, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.
PARCEL"A"(27-2019-001-0574) THE WEST ½ OF THE WEST ½ OF THE WEST ½, TRACT 50, FLORIDA FRUIT LAND COMPANY’S, SUBDIVISION No 1, IN SECTION 19, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGE 17, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA. (APPROX. 1.2 ACRES).
PARCEL"B"(27-2019-001-0576) THE EAST ½ OF THE WEST ½ OF THE WEST ½, TRACT 50, FLORIDA FRUIT LAND COMPANY’S, SUBDIVISION No 1, IN SECTION 19, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGE 17, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA. (APPROX. 1.2 ACRES) **Approximate Location:** N.E. corner of intersection of N.W 144th Street and N.W. 109th Avenue, Hialeah Gardens, Fl.- **Folios #:** 27-2019-001-0574 and 27-2019-001-0576. **Land Use Category:** IN (Industrial Use) **Zoning District:** IN-2 (Heavy Industrial District).

New Business

- Project P2011-0005. Professional Line Group II - Proposed:** Final Plat – **Owner:** Leidy K. Cuadros - **Applicant:** Professional Line Group II, LLC. - **Legal Description:** The East 165 feet of the West One-half (W1/2) of Tract 58, in Section 19, Township 52 South, Range 40 East, of Florida Fruit Lands Company's Subdivision No. 1, as recorded in Plat Book 2, at Page 17, of the Public Records of Miami-Dade County, Florida, LESS the North 35 feet for Highway Purposes as per Right-of-Way Deed to City of Hialeah Gardens recorded October 18, 2012 in O.R. Book 28318, Page 2940, of the Public Records of Miami-Dade County, Florida. **Approximate Location:** Between NW 109th Avenue and NW 112th Street and South of NW 140 Street, Hialeah Gardens, Florida. **Folio #:** 27-2019-001-0652. **Land Use Category:** Industrial (IN). **Zoning District:** IN-1 (Light Industrial Use). **T-Plat #:** T-24367 approved on 03.06.2020 by Miami-Dade County

Adjournment.

Any person desiring to appeal any decision made by the TRC with respect to any matter considered at this meeting will need a record of the proceedings, and it will be **their responsibility** to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. TRC is a public meeting; it is not a public hearing