Waiver of Plat Application
Index Number _____
Date of Application _____

CITY OF WEST MIAMI
APPLICATION FOR WAIVER OF PLAT

Within the City generally, and within certain zoning districts, certain structures, uses, and/or occupancies specified in this Ordinance are of a nature requiring special and intense review to determine whether or not they should be permitted in specific locations, and if so, the special limitations, conditions, and safeguards which should be applied as reasonably necessary to promote the general purpose of this zoning ordinance, and, in particular to protect the joining properties and neighborhood from avoidable potentially adverse effects. It is further intended that the expertise and judgment of the City Commission be exercised in making such determinations, in accordance with the rules, considerations, and limitations relating to Waiver of Plat.

Formal public notice and hearing are mandatory for Waiver of Plat.

The City Commission shall be solely responsible for determinations on Application for Waiver of Plat. All applications for Waiver of Plat shall be referred to the Planning and Zoning Board for recommendations and the City Commission may make further referrals or determinations on the application.

I/We
_____
hereby apply to the City of West Miami City Commission for approval of a Waiver of Plat for property located at: _____, West Miami, Florida.
(Legal Description of Property)

Lot (s) _____ Block (s) _____
Subdivision _____
Plat Book No. _____ Plat Book Page _____
Proposed use (be specific):
_____
_____
_____

The following is required in support or explanation of this application:

_____ (a) Statements of ownership and control of the proposed development or activity (attach affidavit disclosing ownership and control, see Page 4 for owner. Tenant to supply separate affidavit).

_____ (b) Statement describing in detail the character and intended use of the development or activity (attach separate sheet).

_____ (c) General location map, showing relation of the site or activity for which Waiver of Plat is sought to major streets, schools, existing utilities, shopping areas, important physical features in and adjoining the project or activity and the like.

_____ (d) A site plan containing the title of the project and names of the project planner and developer, date, and north arrow and, based on an exact survey of the property drawn to a scale of sufficient size to show _____ boundaries of the project, any existing streets, water courses, easements, and section lines; _____ exact location of all buildings and structures; _____Access and traffic flow and how vehicular traffic will be separated from pedestrian and other types of traffic _____ off-street parking and off-street loading areas; _____ recreation facilities locations; _____ all screens and buffers; _____ refuse collection areas; and _____ access to utilities and points of utilities hookups.

_____ (e) Tabulations of total gross acreage in the project and the percentages thereof proposed to be devoted to (1) the various permitted uses; and (2) ground coverage by structures, landscaped areas and pavement.

_____ (f) Tabulation showing (1) the derivation of numbers of off-street parking and off-street loading spaces shown in (d) above; and (2) total project density in dwelling units per acre.

_____ (g) If common facilities (such as recreation areas or structures, private streets, common open space, etc.) are to be provided for the development, statements as to how such common facilities are to be provided and permanently maintained: Such statements may take the form of proposed deed restrictions, deeds of trust, home owners associations, surety arrangements, or other legal instruments providing adequate guarantees to the City that such common facilities will not become a future liability for the City.

_____ (h) Storm drainage and sanitary sewerage plans.

_____ (i) Architectural definitions for buildings in the development; exact number of commercial and/or dwelling units, sizes and types, together with typical floor plans of each type.

_____ (j) Plans for signs, if any.

_____ (k) Landscaping plan, including types, sizes and locations of vegetation and decorative shrubbery, and showing provisions of irrigation and future maintenance.

_____ (l) Plans for recreational facilities, if any, including location and general description of buildings for such use.

_____ (m) Such additional data, maps, plans, or statements as may be required for the particular use or activity involved. (attach sheet).

_____ (n) Such additional data as the applicant may believe pertinent to the proper consideration of the site and development plan.

Items (c), (d), (k) and (i) above shall be prepared by a registered surveyor, engineer, architect, landscape architect or certified planner as may be appropriate to the particular item.

NOTE: Waiver of Plat applications must be submitted in set as follows:

- One (1) original set of all forms documents and plans.
- Seven (7) copied sets of all forms, documents and plans.

Special Instructions:

_____
_____
_____
_____
_____

_____
Signature of Owner or Authorized Agent

_____
Name (Please Print)

_____
Address

_____
City State Zip

_____
Telephone

_____
Email

STATE OF FLORIDA)
Ss
COUNTY OF DADE)

_____, being duly sworn, deposes and says that he is the (Owner) (Authorized Agent) of the real property described above; that he has read the foregoing answers and that the same are true and correct, and (if acting as Agent for Owner) that he has authority to execute this Application Form on behalf of the Owner.

SWORN TO AND SUBSCRIBED
before me this _____day
of _____ 19 _____.

_____
Notary Public State of Florida

My commission expires: _____

DISCLOSURE OF OWNERSHIP

1.- Legal description and street address of subject real property:

2.- Owner(s) of subject real property and percentage of ownership.

3.- Legal description and street address of any real property (a) owned by any party listed in answer to question #2, and (b) located within 500 feet of the subject real property.

_____
Owner or Attorney for Owner

STATE OF FLORIDA)
ss
COUNTY OF DADE)

_____, being duly sworn, deposes and says that he is the (Owner) (Attorney for Owner) of the real property described in answer to question #1, above; that he has read the foregoing answers and same are true and complete; and (if acting as attorney for owner) that he has authority to execute this Disclosure of Ownership form on behalf of owner.

SWORN TO AND SUBSCRIBED
before me this _____ day
of_____, 19_____.

_____
Notary Public State of Florida

My commission expires: