



# Town of Cutler Bay

Town Hall  
10720 Caribbean Blvd  
Cutler Bay, FL 33189

## Legislation Details (With Text)

**File #:** Item # 2019-61      **Version:** 1      **Name:**

**Type:** Resolution      **Status:** Deferred

**File created:** 3/11/2019      **In control:** Town Council

**On agenda:** 5/15/2019      **Final action:** 5/15/2019

**Title:** A RESOLUTION OF THE MAYOR AND TOWN COUNCIL OF THE TOWN OF CUTLER BAY, FLORIDA, APPROVING A VARIANCE FROM SECTION 3-59(5) OF THE TOWN CODE TO PERMIT 24.89% BUILDING FRONTAGE WHERE 75% IS REQUIRED ALONG A SECONDARY STREET FOR FRONTIER DEVELOPMENT LLC LOCATED AT 19875 SOUTH DIXIE HIGHWAY CONSISTING OF APPROXIMATELY .99 ACRES; AND PROVIDING FOR AN EFFECTIVE DATE. (\*previously deferred per March 20, 2019 Regular Town Council Meeting to date certain April 17, 2019 Regular Town Council Meeting; previously deferred per April 17, 2019 Regular Town Council Meeting to date certain May 15, 2019 Regular Town Council Meeting)

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Manager Memo-Deferral of Frontier Development Variance, 2. Manager Memo-Attachment A-Frontier Development LLC Deferral Letter, 3. Manager Memo-Deferral of Frontier Development Variance, 4. Manager Memo-Attachment A-Frontier Development LLC Deferral Letter, 5. Manager Memo-Frontier Development LLC Variance, 6. Manager Memo-Attachment A-Consultant Report, 7. Manager Memo-Attachment B-Variance Application, 8. Manager Memo-Attachment C- Ad Courtesy Notices and Posting, 9. Resolution-Approving Frontier Development LLC Variance, 10. Resolution-Exhibit A-Legal Description

Date	Ver.	Action By	Action	Result
5/15/2019	1	Town Council	deferred	Pass
4/17/2019	1	Town Council	deferred	Pass
3/20/2019	1	Town Council	deferred	Pass

**To:** Honorable Mayor and Town Council

**From:** Rafael G. Casals, ICMA-CM, CFM, Town Manager

**Date:** May 15, 2019

**Re:** Deferral of Frontier Development, LLC - Variance V-2018-021

**\* previously deferred per March 20, 2019 Regular Town Council Meeting to date certain April 17, 2019 Regular Town Council Meeting; previously deferred per April 17, 2019 Regular Town Council Meeting to date certain May 15, 2019 Regular Town Council Meeting**

### REQUEST

**A RESOLUTION OF THE MAYOR AND TOWN COUNCIL OF THE TOWN OF CUTLER BAY, FLORIDA, APPROVING A VARIANCE FROM SECTION 3-59(5) OF THE TOWN CODE TO PERMIT 24.89% BUILDING FRONTAGE WHERE 75% IS REQUIRED ALONG A SECONDARY STREET FOR FRONTIER DEVELOPMENT LLC LOCATED AT 19875 SOUTH DIXIE HIGHWAY CONSISTING OF APPROXIMATELY .99 ACRES; AND PROVIDING FOR AN EFFECTIVE DATE.**  
*(\*previously deferred per March 20, 2019 Regular Town Council Meeting to date certain April 17, 2019 Regular Town Council Meeting; previously deferred per April 17, 2019 Regular Town Council Meeting to date certain May 15, 2019 Regular Town Council Meeting)*

**BACKGROUND**

In a letter dated May 1, 2019, the applicant's representative Graham Penn of Bercow Radell Fernandez & Larkin, is requesting a third (3<sup>rd</sup>) deferral of both the site plan and variance on behalf of his client, Frontier Development, LLC. The applicant needs additional time to work on access drive design concerns raised by an adjacent property owner.

**ATTACHMENT(S)**

- Attachment "A" - Frontier Development, LLC Deferral Letter