

March 2025

City of Miami Beach

Board of Adjustments Members

c/o Michael Belush, Chief of Planning and Zoning

Planning Department

City of Miami Beach

1700 Convention Center Drive, 2nd Floor

Miami Beach, Florida 33139

Re: Board of Adjustments Approval - Replacing single family residence for a new single family residence. Variance is to allow the flat roof structure to be 30' in lieu of the allowed 28' elevation at 4521 Pine Tree Drive, Miami Beach, FL 33140

LETTER OF SUPPORT

Dear Board Members:

I am the owner of **4525 Pine Tree Drive**, Miami Beach, Florida, which is abutting the above-referenced property. I had a conversation with the applicant's representative regarding the above-referenced application associated with the approval of a new single-family residence at 4521 Pine Tree Drive. I reviewed the plans and renderings of the proposed home, prepared by Andres Hollman from H2 Architecture dated 01/05/2025, and understood the request. The home is beautifully designed and will be a welcome addition to the neighborhood.

Based on the foregoing, I fully support the applicant's new home and ask the Board of Adjustments to approve the application, which will be reviewed on March 7th, 2025.

Sincerely,

4525 Pine Tree LLC



Signature

KEITH T. MASSA

Print name