

**DENISE RUBIN**  
**#1 in Adventure and #3 in Florida**  
 OVER 2.6 BILLION DOLLARS IN SALES  
**#1 REALTOR**  
 Direct 305-409-0019  
 Office 305-932-9326  
 www.DeniseRubin.com

**HERE ARE SOME OF DENISE RUBIN'S EXCLUSIVE LISTINGS:**

**OPEN HOUSE**  
 5201 Cleveland St  
 Sunday, June 23: 2pm - 4pm  
 Call Alejandro, 786-384-1598

**Diplomat Oceanfront Residences #1602 \$3,495,000**  
 Completely redone! Stunning modern beachfront corner unit! Direct Ocean Views! 3 bd/3.5 ba

**Hidden Bay #3311 \$1,795,000**  
 CONTEMPORARY MASTERPIECE! Panoramic Water Views! Redone 2,720 sf - 3 Bed + Den or 4th Bed! Also For Lease

**Oceania V #2651 \$1,775,000**  
 Special corner property! Open State of the Art Kitchen, Marble Floors, Huge Balcony! 2,384 sf - 3 bd/3 ba

International Marketing Specialist / Multi-Lingual Team

**WORK WITH THE BEST FOR THE BEST RESULTS**

**VILLAGE OF PINECREST**

**Notice of Public Hearings and Adoption of Ordinance Amending the Pinecrest Code of Ordinances and Land Development Regulations**

NOTICE IS HEREBY GIVEN that the Local Planning Agency (LPA) will hold a public hearing on Tuesday, July 9, 2024, 5:45 p.m. at the Pinecrest Municipal Center/Council Chamber, 12645 Pinecrest Parkway, Pinecrest, Florida, to consider the following proposed ordinance:

AN ORDINANCE OF THE VILLAGE OF PINECREST, FLORIDA, AMENDING THE PINECREST CODE OF ORDINANCES, CHAPTER 30, LAND DEVELOPMENT REGULATIONS, ARTICLE 5, ADDITIONAL REGULATIONS, DIVISION 5.15, OPEN AIR CAFE IN CONJUNCTION WITH A RESTAURANT, REVISING LOCATION, DESIGN, AND OPERATION REQUIREMENTS FOR ESTABLISHMENT OF OUTDOOR DINING; AND ARTICLE 7, SIGNS, DIVISION 7.13, PROHIBITED SIGNS, AND DIVISION 7.16, SIGN STANDARDS AND REQUIREMENTS TO ALLOW NON-COMMERCIAL FREESTANDING ELECTRONIC AND CHANGEABLE COPY MONUMENT SIGNS IN THE PS, PUBLIC AND SEMI-PUBLIC SERVICES ZONING DISTRICT; PROVIDING FOR INCLUSION IN THE CODE OF ORDINANCES; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

The Village Council will hold a public hearing and consider the ordinance on Second Reading on Tuesday, July 9, 2024, at 6:00 p.m., at the Pinecrest Municipal Center/Council Chamber, 12645 Pinecrest Parkway, Pinecrest, Florida.

Proposed amendments to the Land Development Regulations include revisions to the requirements for location, design and operation of an outdoor cafe in conjunction with a restaurant, and revisions to permit non-commercial freestanding electronic and changeable copy monument signs within the PS, Public and Semi-Public Services zoning district, subject to compliance with illustrated design standards.

All interested parties are urged to participate. Live streaming video of the meetings will be available at [www.pinecrestfl.gov/live](http://www.pinecrestfl.gov/live). If you do not wish to attend the in-person meetings, public comments may be submitted in writing prior to the hearing via e-mail to [planning@pinecrestfl.gov](mailto:planning@pinecrestfl.gov) or on ZOOM during the meeting by sending a request to [clerk@pinecrestfl.gov](mailto:clerk@pinecrestfl.gov) no later than noon on Tuesday, June 11, 2024.

Interested parties requesting information are asked to contact the Building and Planning Department by calling (305) 234-2121, via e-mail at [planning@pinecrestfl.gov](mailto:planning@pinecrestfl.gov), or writing to the department at 12645 Pinecrest Parkway, Pinecrest, Florida 33156, where a copy of the proposed ordinance and amendments are on file.

In accordance with the Americans with Disabilities Act of 1990, all persons with disabilities and who need special accommodations to participate in this meeting because of that disability should contact the Village Clerk at (305) 234-2121 prior to such proceeding.

Should any person decide to appeal any decision of the Village Council with respect to any matter considered at such meeting or hearing, that person will need a record of the proceedings, and for such purpose, may need 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 (F.S. 286.0105).

Priscilla Torres, MMC  
 Village Clerk

[www.pinecrest-fl.gov](http://www.pinecrest-fl.gov)

**CITY OF MIAMI BEACH**  
**HOW A PERSON MAY PARTICIPATE DURING THE JULY 10, 2024 HYBRID PRESENTATIONS AND AWARDS COMMISSION MEETING**

**In-Person/Virtual Participation:**

On July 10, 2024, commencing at 5:00 p.m., the City of Miami Beach will host a Hybrid Presentations and Awards Commission Meeting. During the Hybrid Commission Meeting, the City Commission will be physically present in the Commission Chamber at 1700 Convention Center, 3<sup>rd</sup> Floor, Miami Beach, Florida, 33139.

Members of the public who wish to attend this Commission Meeting may appear at the Commission Chamber. Members of the public who wish to participate virtually during the Commission Meeting may join the webinar at: <https://miamibeachfl-gov.zoom.us/j/81392857671> or via telephone at: 1.305.224.1968 (U.S.) or 888.475.4499 (Toll-Free). Webinar ID: 81392857671#. Applicants and members of the public wanting to speak virtually on an Item during the meeting must click the "raise hand" icon if using the Zoom app or press \*9 on the telephone to raise their hand.

**Observing the Commission Meeting:**

The Commission Meeting will be broadcast live on Miami Beach TV (MBTV), viewable on the City's website at, <https://www.miamibeachfl.gov/government/mbtv/> as well as on Breezeline Cable channel 660, AT&T U-verse channel 99, Hotwire Communications channel 395, and ROKU device on PEG.TV channel. Closed captioning displays of the audio portion of the Commission Meeting are available in English and Spanish on MBTV. The Commission Meeting will also be broadcast live on social media at [facebook.com/cityofmiamibeach](https://facebook.com/cityofmiamibeach). Closed captioning displays of the audio portion of the Commission Meeting are available in English on Facebook.

**Submitting Written Public Comment Before the Commission Meeting:**

The public may submit written comments by sending an email to [CityClerk@miamibeachfl.gov](mailto:CityClerk@miamibeachfl.gov) by 5:00 p.m. the day before the Commission Meeting. Please identify the Agenda Item Number in the email subject line. Emails received will be forwarded to the Mayor and Commissioners and will be included as a part of the meeting record.

Before every Commission meeting, an Agenda and backup materials are published by the Administration. The Agenda and backup materials are available on the City's website: <https://www.miamibeachfl.gov/city-hall/city-clerk/agendas> the Thursday before a regularly scheduled Commission Meeting. Interested parties are invited to take part in this meeting or be represented by an agent. This meeting, or any Item therein, may be continued, and under such circumstances, additional legal notice need not be provided.

To request this material in an alternate format, sign language interpreter (five-day notice required), information on access for persons with disabilities, and/or any accommodation to review any document or participate in any City-sponsored proceedings, call 305.604.2489 and select option 6; TTY users may call via 711 (Florida Relay Service).

**Parking**

Meeting attendees can park at the City Hall Garage, 1755 Meridian Avenue, Miami Beach, Florida 33139.

**MIAMI BEACH**

Rafael E. Granado, City Clerk  
 City of Miami Beach  
[CityClerk@miamibeachfl.gov](mailto:CityClerk@miamibeachfl.gov)  
 305.673.7411

AD: 07102024-01 AVM