



rdr miami | public hearing notification services

certified lists of property owners within a specific radius + radius maps + mailing labels + mailouts + notice of public hearing site posting
rdrmiami.com | diana@rdrmiami.com | 305.498.1614

October 16, 2025

City of Miami Beach
Planning Department
1700 Convention Center Dr.
Miami Beach, FL 33139

Re: Property owners within 375 feet of:

SUBJECT: 104 E San Marino Drive, Miami Beach, FL 33139

FOLIO NUMBER: 02-3232-003-0590

This is to certify that the attached ownership list, map and mailing labels are a complete and accurate representation of the real estate property and property owners within 375 feet radius of the external boundaries of the subject property listed above, including the subject property. This reflects the most current records on file in the Miami-Dade County Property Appraisers' Office.

Sincerely,

Diana B. Rio

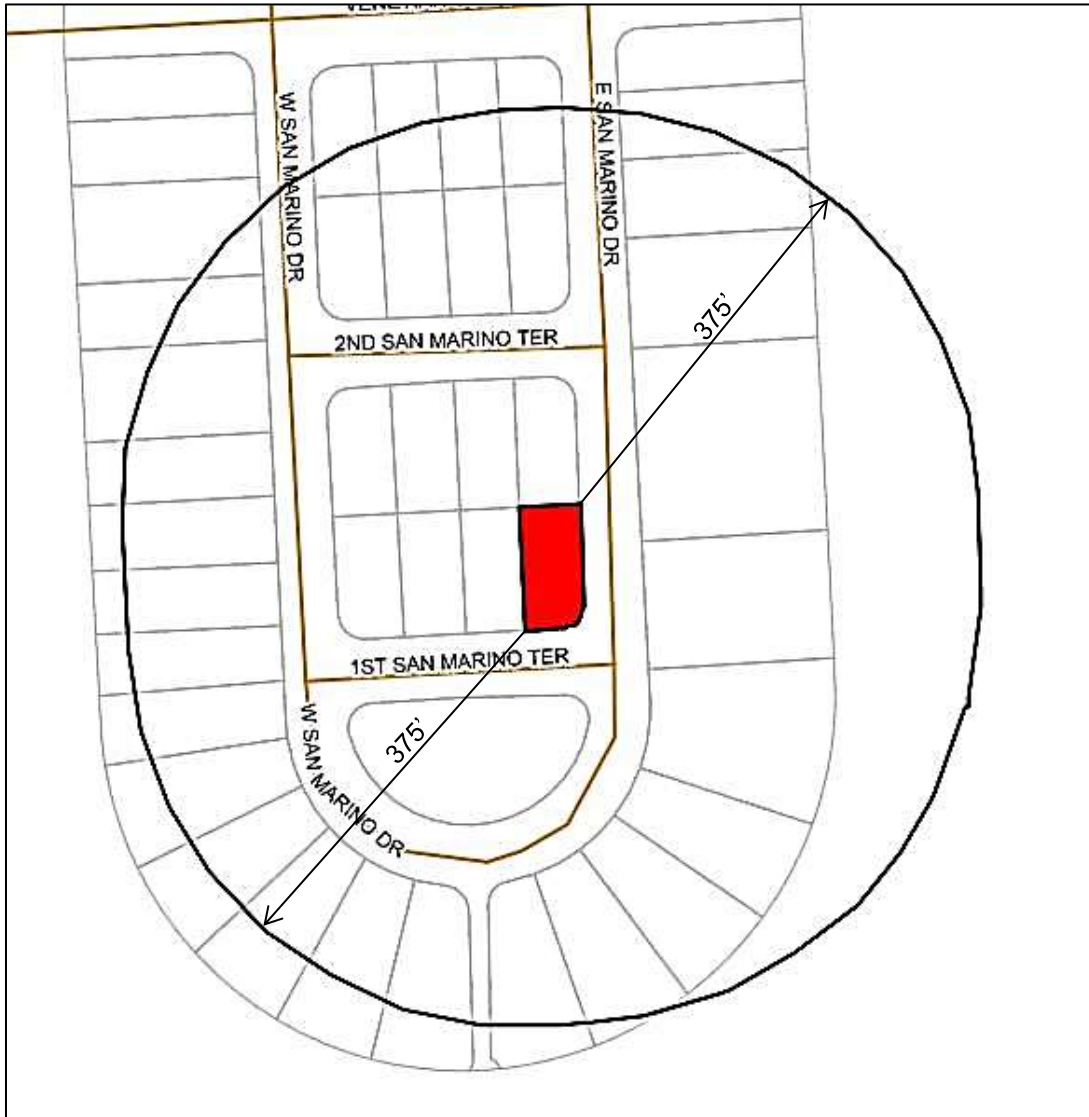
Total number of property owners without repetition: **39, including 1 international**



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375' RADIUS MAP (N.T.S.)



SUBJECT: 104 E San Marino Drive, Miami Beach, FL 33139

FOLIO NUMBER: 02-3232-003-0590

Name	Address	City	State	Zip	Country
JULIO C MARTIN &W ADDA % ESPIRITO SANTO BANK	56 A #309	MERIDA, YUC 97000			MEXICO
15 SAN MARINO LLC	60 E 42 ST 3200	NEW YORK	NY	10165	USA
29 ESM INC C/O FOWLER WHITE BURNETT PA	1395 BRICKELL AVE 14 FL RAW	MIAMI	FL	33131	USA
ALAN MANOCHERIAN NANCY MANOCHERIAN	150 EAST 58 ST 28 FL	NEW YORK	NY	10155	USA
ALVERA M PRITCHARD TRS ALVERA M PRITCHARD REV TR	120 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
ANGELA BAPTISTA CARLOS BAPTISTA MARIA FATIMA BAPTISTA	114 VENETIAN WAY	MIAMI BEACH	FL	33139	USA
AZENDA PROPERTIES LLC	8750 NW 36 ST	DORAL	FL	33178	USA
BARRY A STEIN &W ALISSA	115 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
BRIAN M VASKE	121 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
CITY OF MIAMI BEACH FLA CITY HALL	1700 CONVENTION CENTER DR	MIAMI BEACH	FL	33139	USA
DALE S GRATZ TRS DALE S GRATZ TRUST	215 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
DAVID STARK	75 LIVINGSTON ST 11E	BROOKLYN	NY	11201	USA
DAVID WIGODA	114 2 SAN MARINO TER	MIAMI BEACH	FL	33139	USA
HELA PROPERTIES INC	4770 BISCAYNE BLVD 1430	MIAMI	FL	33137	USA
HELA VENETIAN LLC	4770 BISCAYNE BLVD 1430	MIAMI	FL	33137	USA
HIBISCUS EAST LLC	55 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
JAMES P BURNS DEBORAH GOLDEN	201 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
JEFFREY MILLER	125 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
JONATHAN M ROTHBERG TRS JONATHAN M ROTHBERG 2003 REV TR MICHAEL J ROTHBERG TRS	10 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
KC PROPERTY HOLDINGS LLC TRS KC PROPERTY HOLDINGS LAND TRUST	40 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
KENT KARPAWICH	34 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
KEVIN GOULD	110 VENETIAN WAY	MIAMI BEACH	FL	33139	USA
KOMAL SHAH TRS GAURAV GARG AND KOMAL SHAH TR GAURAV GARG TRS	491 FLETCHER DR	ATHERTON	CA	94027	USA
L AND L SUNSET LLC	1928 SUNSET HARBOR DR D #101	MIAMI BEACH	FL	33139	USA
LEONARD G WOLFSON &W ROSEMARIE C	200 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
MARK R JERNIGAN	221 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
MEGA MIAMI BEACH LLC	3100 SHERIDAN AVE	MIAMI BEACH	FL	33140	USA
MICHAEL K MILES &W SELENA J PHILLIPS	115 2 SAN MARINO TER	MIAMI BEACH	FL	33139	USA
MICHAEL K ROARK &W ELAINE BETH WRIGHT ROARK	221 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
OCEANCO FL LLC	10 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
RANDALL J HARMAT TRS THE RANDALL J HARMAT REVOCABLE TR	109 1 SAN MARINO TER	MIAMI BEACH	FL	33139	USA
SAN MARINO 122 LLC	122 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
SANDRA GILBERT	22 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA
SPENCER HARRISON SLAINE ELIZABETH RUSSELL	109 2 SAN MARINO TER	MIAMI BEACH	FL	33139	USA
STRANG ADAMS P.A. TRS RED MARINE TRUST	3339 VIRGINIA ST STE 127	MIAMI	FL	33133	USA
SUNNINGDALE LLC	1000 S POINTE DR 3301	MIAMI BEACH	FL	33139	USA
VIRGILIO SANCHEZ & ESTHER CAROLINA REYES	108 SAN MARINO TERR	MIAMI BEACH	FL	33139	USA
WILFREDO P AMAYA &W CAROLYN G	11 E SAN MARINO DR	MIAMI BEACH	FL	33139	USA
YANINA SAPIR TRS 126 SAN MARINO REV TRUST	126 W SAN MARINO DR	MIAMI BEACH	FL	33139	USA

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