

Application for Rezoning

City of Tampa
Land Development Coordination
2555 East Hanna Ave.
Tampa, FL 33610
(813) 274-3100
(813) 259-1712 fax



Date Rec'd: September 30, 2025

Application Number: REZ-25-0000129

Tentative PH Date & Time: 03/12/2026

Atlas Page: G-14

EXHIBIT A

PROPERTY OWNER'S INFORMATION

Name(s): Miguel Aquino And Kim Marsicano
Address: 15001 LAKE MAURINE DR
City: ODESSA
State: FL Zip Code: 33556-3108
Phone Number: _____
Fax Number: _____
Email Address: _____

APPLICANT'S INFORMATION

Name(s): Miguel Aquino
Address: 6223 Scarlet Darter Way
City: Tampa
State: FL Zip Code: 33625
Phone Number: _____
Fax Number: _____
Email Address: kami.corbett@hwhlaw.com

CONTACT FOR ALL RELATED CORRESPONDENCE

Name(s): Jaime Maier/Hill Ward Henderson, P.A.
Address: 101 E. Kennedy Blvd., Ste. 3700
City: Tampa State: FL Zip Code: 33602
Phone Number: _____ Fax Number: _____
Email Address: kami.corbett@hwhlaw.com

PARCEL INFORMATION

Parcel Address (List all): 2707 E 22nd Ave, Unit# 1, Tampa FL 33605
Folio Number(s) (List all): 187959.0000
Property Size (acres or SF): 0.11
Current Use of Land: Vacant Residential Proposed Use of Land: Single Family Semi-Detached
Current Zoning District: RM-16 Proposed Zoning District: PD

PRE-APPLICATION AGENCY COUNSELING

****Staff signature does not guarantee accuracy or completion of application, nor approval by Tampa City Council.****

Land Dev. Coord. Planner's Name/Initials: Stephanie Pope Date Counseled: 02/06/2026
Planning Comm. Planner's Name/Initials: Danny Collins Date Counseled: 2/5/2026
To be completed by the HCCCPC Future Land Use: R-20 Is requested district consistent with Section 27-21: Yes DC
Trans. Div. Engineer's Name/Initials: J Scott Date Counseled: 2/03/2026
Transportation Analysis Required w/Submittal?: no

APPLICATION CERTIFICATION

LDC/Right-of-Way Section

Legal Description is correct & complete: _____
Approved by (ROW Staff): _____
Date of approval: _____

LDC/Zoning Section

Application/site plan is correct & complete: _____
Approved by (ROW Staff): _____
Date of approval: _____

Please check the Plat, Survey, Title Policy and all other documentation relating to your property prior to design and construction. The City of Tampa and its staff **DO NOT** review for compliance with individual private deed restrictions and covenants during permit review. The issuance of a building permit by the City of Tampa signifies that the project is in compliance with the zoning codes of the City of Tampa and City of Tampa and Florida building code. The issuance of a building permit **DOES NOT** insure compliance with private deed restrictions or covenants.

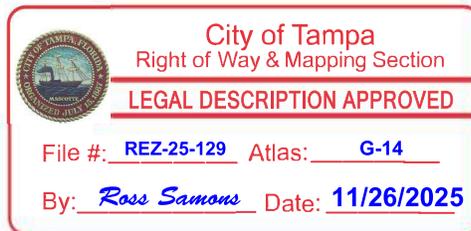


Application for REZONING (REZ)

Development & Growth Management Development
Coordination
2555 E Hanna Avenue
Tampa, FL 33610
(813) 274-3100

**LEGAL DESCRIPTION (use separate sheet if
needed) MUST BE TYPED -- DO NOT ABBREVIATE:**

Lot 3, Block 45, Map of Campobello, according to the map or plat thereof, as recorded in Plat Book 2, Page (s) 29, of the Public Records of Hillsborough County, Florida.



Application for Rezoning

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EXHIBIT A-1

Application Number: REZ-25-0000129
City Council District: 5
Number of Signs: _____
Signs Issued? _____ Date Issued: _____
Overlay District: _____
Local Historic District: _____
Urban Village: _____

Parcel Address (List all): 2707 E 22nd Ave, Unit# 1, Tampa FL 33605

PARTICIPATING ORGANIZATION(S) TO BE NOTIFIED **(ATTACHED ADDITIONAL SHEET IF NEEDED)**

****Participating Organization Names per http://www.tampagov.net/Zoning_Notice_WebApp/FolioSearch.aspx**
(Applicant's Responsibility to obtain and provide)**

Contact's Name(s)	Organization Name	Address	City	State	Zip Code
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____
_____	_____	_____	_____	_____	_____

Name	Contact Info			
	Contact Name	Mail To	City/State	Zip
Jackson Heights Neighborhood Associated & Crime Watch	Tate, Fran	P.O. Box 5524	Tampa, Florida	33675
Ybor City Management LLC	Saunders, Paula	1803 N 13th Street	Tampa, FL	33605
Tampa Overlook Neighborhood Association	Weinel, Jackie	9415 N 16th St	Tampa, FL	33612



REZONING (REZ)

AFFIDAVIT TO APPLY FOR A ZONING CODE RELATED APPLICATION and AUTHORIZED AGENT FOR AN APPLICATION TO THE CITY OF TAMPA

Multiple authorizations may be necessary if there is more than one property owner. APPLICATION/RECORD NUMBER:

PROPERTY (LOCATION) ADDRESS(ES): 2707 E 22nd Ave., Tampa

FOLIO NUMBER(S): 187959-0000

"That I am (we are) the owner(s) and record title holder(s) of the property noted herein" Property Owner's Name(s):

Aquino Property Management LLC *

"That this property constitutes the subject of an application for the REZONING (REZ) "

I, THE UNDERSIGNED APPLICANT/AGENT, HEREBY CERTIFY THAT ALL INFORMATION ON THIS APPLICATION IS TRUE AND COMPLETE AND HEREBY AUTHORIZE AND ALLOW REPRESENTATIVES OF THE CITY TO ACCESS THE PROPERTY UNDERGOING REVIEW FOR THE ABOVE REFERENCED REQUEST. IF MY PROPERTY IS GATED, I WILL PROVIDE ACCESS TO THE PROPERTY UPON REQUEST FROM THE CITY. I ALSO CONSENT TO THE POSTING OF A SIGN ON MY PROPERTY IF THERE IS A THIRD-PARTY SUBMITTAL OF A PETITION FOR REVIEW.

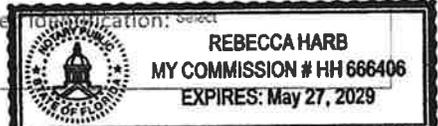
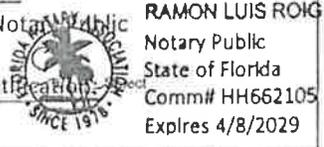
"That this affidavit has been executed to induce the City of Tampa, Florida, to consider and act on the above described application and that the undersigned has(have) appointed and does(do) appoint the agent(s) stated herein as his/her(their) agent(s) solely to execute any application(s) or other documentation necessary to affect such application(s)" (if applicable).

AGENT'S NAME: Hill Ward Henderson, P.A. / Belt Engineering

The undersigned authorizes the above agent(s) to represent me (us) and act as my (our) agent(s) at any public hearing on this matter (if applicable).

The undersigned authorizes the above agent(s) to agree to any conditions necessary to effectuate this application. Both owner and agent must sign and have their names notarized.

STATE of FLORIDA COUNTY of <u>Hillsborough</u>	STATE of FLORIDA COUNTY of <u>Hillsborough</u>
Sworn to (or affirmed) and subscribed before me by means of physical present or online notarization, this <u>12th</u> day of <u>January</u> , 2026, by	Sworn to (or affirmed) and subscribed before me by means of physical present or online notarization, this <u>13th</u> day of <u>January</u> , 2026 by
<u>Miguel Aquino</u> , <u>[Signature]</u> Printed Name (Owner) Signature	<u>Jaime Mares Esq.</u> , <u>[Signature]</u> Printed Name (Agent) Signature
<u>[Signature]</u> Signature and Stamp of Notary Public	<u>[Signature]</u> Signature and Stamp of Notary Public
Personally known or produced identification: <u>FLDL</u>	Personally known or produced identification: <u>N/A</u>
Type of identification: <u>FLDL</u>	Type of identification: <u>N/A</u>



* If the applicant/owner is a corporation, trust, LLC, Professional Association or similar type of arrangement, please provide documentation from the corporation, trust, etc., indicating that you have the ability to authorize the application.



Bob Henriquez Hillsborough County Property Appraiser

https://www.hcpafil.org/
15th Floor County Ctr.
601 E. Kennedy Blvd, Tampa, Florida 33602-4932
Ph: (813) 272-6100

Folio: 187959-0000



Owner Information

Owner Name	AQUINO PROPERTY MANAGEMENT LLC
Mailing Address	15001 LAKE MAURINE DR ODESSA, FL 33556-3108
Site Address	2707 E 22ND AVE, TAMPA
PIN	A-08-29-19-4VK-000045-00003.0
Folio	187959-0000
Prior PIN	
Prior Folio	000000-0000
Tax District	TA - TAMPA
Property Use	0000 VACANT RESIDENTIAL < 20 AC
Plat Book/Page	2/29
Neighborhood	205003.00 Ybor Area N of I-4
Subdivision	4VK CAMPOBELLO BLOCKS 31 TO 45

Value Summary

Taxing District	Market Value	Assessed Value	Exemptions	Taxable Value
County	\$59,969	\$59,969	\$0	\$59,969
Public Schools	\$59,969	\$59,969	\$0	\$59,969
Municipal	\$59,969	\$59,969	\$0	\$59,969
Other Districts	\$59,969	\$59,969	\$0	\$59,969

Note: This section shows Market Value, Assessed Value, Exemptions, and Taxable Value for taxing districts. Because of changes in Florida Law, it is possible to have different assessed and taxable values on the same property. For example, the additional \$25,000 Homestead Exemption and the non-homestead CAP do not apply to public schools, and the Low Income Senior Exemption only applies to countywide and certain municipal millages.

Sales Information

Book / Page	Instrument	Month	Year	Type Inst	Qualified or Unqualified	Vacant or Improved	Price
	2025508830	12	2025	QC	Unqualified	Vacant	\$100
	2022404794	08	2022	WD	Unqualified	Improved	\$120,000
	2021593181	11	2021	WD	Qualified	Improved	\$122,000
23252 / 0259	2015169345	04	2015	WD	Unqualified	Improved	\$15,000
22479 / 0870	2014096996	03	2014	WD	Unqualified	Improved	\$17,000
21959 / 0254	2013237658	06	2013	WD	Unqualified	Improved	\$20,000
2187 / 0378		01	1970		Qualified		\$4,000

Land Information

Use Code	Description	Zone	Front	Depth	Land Type	Total Land Units	Land Value
REL2	Res SF Class 12.50	RM-16	50.00	95.00	SE SF LOTS W/ EFF SIZE	4,750.00	\$59,969

Legal Description

CAMPOBELLO BLOCKS 31 TO 45 LOT 3 BLOCK 45



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

Detail by Entity Name

Florida Limited Liability Company
AQUINO PROPERTY MANAGEMENT LLC

Filing Information

Document Number	L22000344322
FEI/EIN Number	N/A
Date Filed	08/04/2022
Effective Date	08/04/2022
State	FL
Status	ACTIVE
Last Event	REINSTATEMENT
Event Date Filed	06/30/2025

Principal Address

15001 Lake Maurine Dr
Odessa, FL 33556

Changed: 06/30/2025

Mailing Address

15001 Lake Maurine Dr
Odessa, FL 33556

Changed: 06/30/2025

Registered Agent Name & Address

AQUINO, MIGUEL
15001 Lake Maurine Dr
Odessa, FL 33556

Name Changed: 06/30/2025

Address Changed: 06/30/2025

Authorized Person(s) Detail

Name & Address

Title MGR

Aquino, KIM
15001 Lake Maurine Dr
Odessa, FL 33556

Title MGR

AQUINO, MIGUEL
15001 Lake Maurine Dr
Odessa, FL 33556

Annual Reports

Report Year	Filed Date
2023	06/30/2025
2024	06/30/2025
2025	06/30/2025

Document Images

[06/30/2025 -- REINSTATEMENT](#)

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[08/04/2022 -- Florida Limited Liability](#)

View image in PDF format



Application for REZONING (REZ)

Development and Growth Management
Development Coordination
2555 E Hanna Avenue
Tampa, FL 33610
(813) 274-3100

Transportation Management Form

Beginning February 1, 1990, the City of Tampa began to implement the concurrency provisions of the State Growth Management Act. This form is to be utilized to monitor traffic volumes generated by development. Please complete the following information. Any application for a development permit will require this form to be completed and submitted to Development and Growth Management.

Current Use(s) of Land: _____ Proposed Special Use: _____

Structure Size or # of Units: _____ Structure Size or # of Units: _____

Office Use Only:

To be filled out by City of Tampa staff:

Transportation staff name: _____

Transportation staff signature: _____

Is a Transportation analysis required? _____

