



Application for Rezoning

Development and Growth Management
2555 East Hanna Avenue
Tampa, FL 33610
813-274-3100

**GOOD NEIGHBOR NOTICE FOR
PARTICIPATING ORGANIZATIONS/
NOTICE TO PARTICIPATING NEIGHBORS**

REZONING PUBLIC HEARING



Application Number: REZ-26-0000003

Date: February 6, 2026

Public Hearing Date: March 12, 2026

Public Hearing Time: 5:01 PM

Parcel Address: 1307 W La Salle St, Tampa, FL 33607

Current Zoning District: RS-50

Proposed Zoning District: Planned Development (PD)

If requesting a PD, please state the proposed use(s): Single Family Semi-Detached

Dear Participating Neighbor (Property Owner) or Participating Organization:

Please be advised, Tampa City Council will hold a public hearing in Council Chambers, Third Floor, Old City Hall, 315 E. Kennedy Boulevard, Tampa, Florida, on the date and time noted above for this application. Although the meeting will allow for virtual participation through the use of communications media technology (CMT), applicants and interested members of the public are encouraged to participate in person. For individuals who wish to participate through CMT, pre-registration is required and instructions regarding same may be found at tampa.gov/city-council. *If you have questions regarding the request, please contact the applicant or agent listed below.*

All interested parties and citizens may appear and be heard as to any and all matters pertinent to this subject special use application. To check the status of the public hearing regarding postponement or cancellation, please contact the City Clerk's office at (813) 274-8396 a minimum of two (2) days prior to the public hearing date. The complete application and the site plan can be viewed at aca.tampagov.net.

Applicants, Petitioners, Respondents, Parties, Violators, and those receiving mailed notice who require an interpreter to participate in this public hearing or meeting should go to the following City webpage to request an interpreter: <https://www.tampagov.net/interpreter-service>

Los Solicitantes, los Peticionarios, los Enquestados, las Partes, los Infractores y los que reciben un aviso por correo que requieran un intérprete para participar en esta audiencia o reunión pública deben ir a la siguiente página web de la Ciudad para solicitar un intérprete: <https://www.tampagov.net/interpreter-service>

Please be advised that "any person who decides to appeal the decision of Tampa City Council with respect to this matter will need a record of the proceedings, and for such purpose, may need to hire a court reporter 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;"

AND,
"In accordance with the Americans with Disabilities Act and Section 286.26 Florida Statutes, persons with disabilities needing special accommodations to participate in this meeting should contact the City Clerk's office at least forty-eight (48) hours in advance of the meeting."

APPLICANT/AGENT CONTACT INFORMATION

Applicant/Agent Name(s): Poseidon25 Developments, LLC - James Lascara / Giselle Mota

Applicant/Agent Phone No.: 704-649-7861 / 803-587-2772

Applicant/Agent email address: James@lascarare.com / Ops@lascarare.com

Applicant/Agent Print:
(signature):

James Lascara
James Lascara / Giselle Mota



Application for Rezoning

AFFIDAVIT OF COMPLIANCE

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

Applicant Name(s): Poseidon25 Developments, LLC - James Lascara

"That I am (we are) the applicant(s) or agent(s) for the following described property:"

Parcel Address (List all): 1307 W La Salle St, Tampa, FL 33607

"That this property constitutes the property for which a rezoning approval is requested according to Application Number:"

Application Number: REZ-26-0000003

"That attached is a copy of the postmarked Certificate of Mailing receipt for notice (s) to participating neighbors within 300 feet of the subject parcel and a copy of the notice mailed out, which notice(s) were mailed on:"

Date Mailed: 02/06/2026

"That attached is a copy of the postmarked Certificate of Mailing receipt to participating organizations as defined by the COT regulations, which notice(s) were mailed on:"

Date Mailed: 02/06/2026

"That the Original List (property owners with addresses & legal descriptions), generated and certified by the Hillsborough County Property Appraiser, and list of participating organization(s) is attached and made a part of this Affidavit."

"That two (2) photographs showing the placement of and language on the "notification sign(s)" be made a part of this Affidavit."

Buncombe
County of Hillsborough, State of Florida

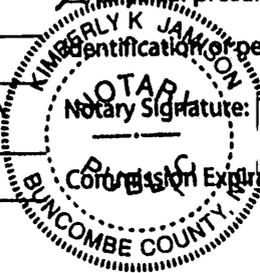
Sworn to and subscribed by means of

physical presence or online (Enter date here): 02/06/2026

Identification of person(s) personally known: FL Drivers license

Notary Signature: Kimberly K. Jansson

Commission Expiration (Stamp or date): August 28, 2029



Signature (owner/agent): Giselle Mota
(Print): Giselle Mota

Signature (owner/agent): James Lascara
(Print): James Lascara

Provided by GISDEPT@HCPAFL.ORG

ALL DATA SUBJECT TO CHANGE. CHECK THESE ITEMS AGAINST A MAP.
www.hcpafl.org for more information on these properties

DOR CODES: 0000-0999 residential, multifamily
1000-3999 commercial
4000-4999 industrial
5000-6999 agriculture
7200-7999 institutional/associations
8000-9899 military, government, wetlands
9900+ non-agriculture

List is sorted by folio number. Duplicates labels have been removed.

For Civic and Neighborhood Organizations you need to notify please call:
County: Development Services Dept, 813-272-5600

City of Tampa: Construction Services, 813-274-3100 OR
https://apps.tampagov.net/Zoning_Notice_webapp/
Click the Get listing of organizations to notify GO button,
then click Search for Organizations to Notify, enter your folio number.

----- LABEL COUNT

Folio: 1778940000 Dor: 8710
DEPT OF TRANSPORTATION
11201 MCKINLEY DR

TAMPA FL 33612-6456

1

Folio: 1783240000 Dor: 0800
SONIA IVETTE WRIGHT
3105 E 18TH AVE

TAMPA FL 33605-3042

2

Folio: 1783250000 Dor: 0000
SONIA IVETTE WRIGHT
3105 E 18TH AVE

TAMPA FL 33605-3042

3

Folio: 1783250100 Dor: 0100
MARK WEISSHAUS/LIFE ESTATE
13375 ARBOR POINTE CIR APT 202

TAMPA FL 33617-1141

4

Folio: 1783260000 Dor: 0100
ENDLESS OPPORTUNITIES LLC
6801 E BERYL AVE

PARADISE VALLEY AZ 85253-1333

5

Folio: 1783260100 Dor: 0100
PALORI COMMERCIAL PROPERTIES INC
234 E DAVIS BLVD

TAMPA FL 33606-3729

6

U.S. POSTAGE PAID
LEICESTER, NC
20748
FEB 06 26
AMOUNT
\$4.20
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Folio: 1783260200 Dor: 0100
 PALORI COMMERCIAL PROPERTIES INC
 234 E DAVIS BLVD
 TAMPA FL 33606-3729

 Folio: 1783270000 Dor: 0800
 LONDON HOLDINGS LLC
 18886 PAMPASS GRASS LN
 LUTZ FL 33558-7300

 Folio: 1783280000 Dor: 0800
 TRIDENT RENTAL GROUP LLC
 1313 W GRACE ST
 TAMPA FL 33607-5519

 Folio: 1783290000 Dor: 0100
 AMALE CATO AND SAIDA KOUYA
 1305 W LA SALLE ST
 TAMPA FL 33607

 Folio: 1783300000 Dor: 0000
 ANDRUS BENNETT AND ANDREA BENNETT
 5103 S CRESCENT DR
 TAMPA FL 33611-4121

 Folio: 1783310000 Dor: 7100
 FIRST BAPTIST CHURCH OF WEST TAMPA INC
 1302 N WILLOW AVE
 TAMPA FL 33607-5510

 Folio: 1783740000 Dor: 7100
 FIRST BAPTIST CHURCH OF W TAMPA
 1302 N WILLOW AVE
 TAMPA FL 33607-5510

 Folio: 1783750000 Dor: 0100
 FIRST BAPTIST CHURCH OF WEST TAMPA INC
 1302 N WILLOW AVE
 TAMPA FL 33607-5510

 Folio: 1783760000 Dor: 7100
 FIRST BAPTIST CHURCH OF WEST TAMPA
 1302 N WILLOW AVE
 TAMPA FL 33607-5510

 Folio: 1783770000 Dor: 7101
 FIRST BAPTIST CHURCH OF WEST TAMPA INC
 1302 N WILLOW AVE
 TAMPA FL 33607-5510

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14
15
16

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Folio: 1783780000
HENRY D PEARSON
1310 W LA SALLE ST

Dor: 0100

TAMPA FL 33607-5524

17

Folio: 1783790000 Dor: 0100
MARY M MCMAHON AND RODERICK ALLWOOD
2002 N VILLAGE AVE

TAMPA FL 33612

18

Folio: 1783800000 Dor: 0100
ANIA JENNEL SLOAN
316 CARRIAGE OAK PL

SEFFNER FL 33584-4700

19

Folio: 1783810000 Dor: 0100
ANDRETA RADELLE ANDERSON
316 CARRIAGE OAK PL

SEFFNER FL 33584-4700

20

Folio: 1783820000 Dor: 0100
MILESTONE PROPERTY INVESTMENTS LLC
7709 ANDERSON RD

TAMPA FL 33634

21

Folio: 1783830000 Dor: 0100
DINO AND MARIA LILIBETH LONTOC/TRUSTEES
1342 W LASALLE ST

TAMPA FL 33607-5524

22

Folio: 1783830100 Dor: 0100
LOGAN THOR STEEGE
1344 W LA SALLE ST

TAMPA FL 33607-5524

23

Folio: 1783840005 Dor: 0100
WASEEM GARBIA
1321 W ARCH ST

TAMPA FL 33607-5513

24

Folio: 1783850000 Dor: 0100
S AND L LEGACY LLC
PO BOX 1414

GIBSONTON FL 33534

25

Folio: 1783860000 Dor: 0100
JEFFREY GERMANO
24027 N 81ST DR

PEORIA AZ 85383-1633

26

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Folio: 1783870000 Dor: 0100
ANDRUS BENNETT AND ANDREA BENNETT
5103 S CRESCENT DR
TAMPA FL 33611-4121

27

Folio: 1783880000 Dor: 0100
ANDRUS BENNETT AND ANDREA BENNETT
5103 S CRESCENT DR
TAMPA FL 33611-4121

28

Folio: 1783890000 Dor: 0100
DENNIS AND JOYCE ROBERT
1311 W ARCH ST
TAMPA FL 33607-5513

29

Folio: 1783900000 Dor: 0100
TEFNUT INVESTMENT GROUP LLC
307 S MACDILL AVE
TAMPA FL 33609-3141

30

Folio: 1783910000 Dor: 7101
FIRST BAPTIST CHURCH OF WEST TAMPA INC
1302 N WILLOW AVE
TAMPA FL 33607-5510

31

Folio: 1785360000 Dor: 0100
DAVID BRUCE MOYER AND SARAH MARTISEK/TRUSTEE
406 S NEWPORT AVE
TAMPA FL 33606-2130

32

*** END OF LIST ***
*** END OF LIST ***

300 feet 01/30/26
folio: 1783280000

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH
THIS IS TO CERTIFY THAT THE FOREGOING IS A
TRUE AND CORRECT COPY OF THE DOCUMENT ON
FILE IN MY OFFICE. WITNESS MY HAND AND
OFFICIAL SEAL THIS DAY: 01/30/26

BOB HENRIQUEZ
County Property Appraiser
BY *[Signature]* DAVID
DEPUTY Property Appraiser *[Signature]*

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Posidon 25 Developments, LLC - James Lascara

Organizations

Contact Info

Name	Contact Name	Mail To	City/State	Zip
West Riverfront Neighborhood Crimewatch Association, Inc.	McNair, Ruth	1121 West Nassau Street	Tampa, Florida	33607
West Tampa CRA Community Advisory Committee	Robinson, Joseph	2338 Palmetto Street	Tampa, FL	33607
North Hyde Park Civic Asso. Neighborhood Crime Watch	Ramirez, Carlos	W Carmen St	TAMPA, FL	336774773
Armory Gardens Civic Association	Ball, Geoff	2417 W. Carmen St	Tampa, Florida	33609
North Hyde Park Civic Association, Inc.	Leontsinis, Nicole	PO Box 4773	Tampa, Florida	33677



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Asheville Postage Express
22 New Leicester Hwy, Ste C
Asheville, NC 28806
Ph.(828)255-9250 | Fax(828)252-9270
Shipping@PostageExpressNC.Com
PostageExpressNC.Com

Notary	10.00
Notary	10.00
SUBTOTAL	20.00
TAX	0.00
TOTAL	20.00
TEND Visa	20.00

Total shipments: 0
Customer: None selected
Angel
#88517
Workstation: 0 - Master Workstation

02/06/2026
01:58 PM



LEICESTER
2520 NEW LEICESTER HWY
LEICESTER, NC 28743-5179
www.usps.com

02/06/2026

01:35 PM

Product	Qty	Unit Price	Price
CTOM - Firm - Domestic	6		\$4.20
CTOM - Firm - Domestic	10		\$7.00
CTOM - Firm - Domestic	10		\$7.00
CTOM - Firm - Domestic	9		\$6.30
CTOM - Firm - Domestic	5		\$3.50
CTOM - Firm - Domestic	6		\$4.20
CTOM - Firm - Domestic	10		\$7.00
CTOM - Firm - Domestic	10		\$7.00
CTOM - Firm - Domestic	6		\$4.20
CTOM - Firm - Domestic	5		\$3.50

Grand Total: \$53.90

Credit Card Remit \$53.90

Card Name: MasterCard
Account #: XXXXXXXXXXXXX7502
Approval #: 009810
Transaction #: 244
AID: A0000000041010 Chip
AL: MASTERCARD
PIN: Not Required

TO REPORT AN ISSUE
Visit <https://email.usps.com>



10:00 PUBLIC HEARING
Arlington Airport, 1011 E. Hudson Park, TX
APPLICANT: BENTON COUNTY
MEETING DATE: 02/24/2023
TIME: 10:00 AM
Project for Airport Expansion
Final Airport Master Plan
Final Airport Layout Plan
Final Airport Noise and Noise Abatement Plan
Final Airport Safety Plan
Final Airport Security Plan
Final Airport Environmental Impact Statement
Final Airport Safety and Security Plan
Final Airport Security Plan
Final Airport Security Plan
Final Airport Security Plan



PUBLIC HEARING

REZONING SPECIAL USE 2 ALCOHOL SPECIAL USE 2

APPLICATION: REZ-26-0000003
HEARING DATE: MARCH 12, 2026
TIME: 5:01 PM

Tampa City Council Chambers
315 E. Kennedy Boulevard, Tampa, FL
Virtual Participation is Allowed
Meeting Information: Tampa.GOV/QUASI or
813-274-3100, Option 2

