

# Third District Court of Appeal

## State of Florida

Opinion filed June 10, 2020.  
Not final until disposition of timely filed motion for rehearing.

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No. 3D19-784  
Lower Tribunal No. 13-11660

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**MLC Bird-Wingate, LLC, et al.,**  
Appellants,

vs.

**BJA 74th Avenue, LLC,**  
Appellee.

An Appeal from the Circuit Court for Miami-Dade County, Jerald Bagley and Pedro P. Echarte, Jr., Judges.

Taylor Espino Vega & Touron, PLLC, Alejandro Espino and Vanessa A. Van Cleaf, for appellants.

Coffey Burlington, P.L., Susan E. Raffanello and Jared W. Whaley, for appellee.

Before FERNANDEZ, SCALES, and MILLER, JJ.

PER CURIAM.

Affirmed.