



HISTORIC PRESERVATION BOARD

AFTER ACTION REPORT

FOR MEETING HELD ON
Tuesday, June 12, 2012

I. REQUESTS FOR CONTINUANCES/ WITHDRAWALS/ OTHER

1. HPB File No. 7263, **1900 Collins Avenue & 1915 Liberty Avenue – Peter Miller Hotel**. The applicant, Lennox Miami Corp., is requesting revisions to a previously issued Certificate of Appropriateness for the partial demolition, renovation and restoration of an existing 3-story building and two 2-story buildings, and the total demolition of an existing 2-story building, as well as the construction of a new 5-story structure, as part of a new hotel development. Specifically, the applicant is requesting additional demolition and modifications to the original lobby and outdoor porch areas of the Peter Miller Hotel, as well as for the construction of a new roof-top addition to the existing 3-story Peter Miller Hotel. **[Note: Application moved to a future date and will be re-noticed.]**

NO ACTION TAKEN; ITEM TO BE RE-NOTICED FOR FUTURE HPB

2. HPB File No. 7194, **3925 Collins Avenue – The Cadillac Hotel**. The applicant, HHLP Miami Beach Associates, LLC., is requesting a one (1) year Extension of Time for a previously issued Certificate of Appropriateness for the partial demolition, renovation and restoration of an existing 14-story hotel, along with the construction of a new 10-story hotel building on the north side of the site. **[Note: Permit has been issued and this request has been withdrawn.]**

WITHDRAWN BY APPLICANT

3. HPB File No. 7301, **321 Ocean Drive – 321 Ocean Drive**. The applicant, 321 Ocean Drive, LLC., is requesting an After-The-Fact Certificate of Appropriateness for the total demolition of the prior 3-story Simone Hotel, and a Certificate of Appropriateness for the construction of a new 7-story multifamily building and a new 9-story multifamily building on the subject site. **[Note: Application approved on April 10, 2012, with the exception of the lobby.]**

CONTINUED TO JULY 10, 2012

II. EXTENSIONS OF TIME

1. HPB File No. 7202, **530 Lincoln Road**. The applicant, Lincoln 530, LLC., is requesting a one (1) year Extension of Time for a previously issued Certificate of Appropriateness for the partial demolition, renovation and restoration of the existing 2-story structure, including modifications to the existing ground floor breezeway as part of its conversion into a retail space.

APPROVED

2. HPB File No. 7214, **530 Lincoln Road**. The applicant, Lincoln 530, LLC., is requesting a one (1) year Extension of Time for a previously issued Certificate of Appropriateness for the partial demolition, renovation and restoration of an existing 2-story mixed-use building, including raising the height of the existing roof, and the construction of a new atrium structure with operable skylight over the existing courtyard, as part of the conversion of the entire structure to commercial uses.

APPROVED

III. MODIFICATIONS TO PREVIOUSLY APPROVED PLANS

1. HPB File No. 1840, **2360 Collins Avenue – aloft, a.k.a Ankara**. The applicant, Centurian Collins Avenue, LLC., is requesting modifications to a previously issued Certificate of Appropriateness for the partial demolition, partial reconstruction, alteration, renovation and rehabilitation of an existing motel complex, as well as the construction of an eight (8) story residential structure. Specifically, the applicant is requesting substantial design and massing modifications to the previously approved project, including the elimination of all on-site parking, along with a change of use from multifamily to hotel.

CONTINUED TO JULY 10, 2012

IV. REQUESTS FOR CERTIFICATES OF APPROPRIATENESS

1. Previously Continued applications from April 10, 2012.
 - a. HPB File No. 7300, **1438 Collins Avenue**. The applicant, Chris Graham, is requesting an After-The-Fact Certificate of Appropriateness for the installation of an artistic supergraphic along the alley façade of an existing single story building.

APPROVED

2. Previously continued applications from May 8, 2012
 - a. HPB File No. 7314, **2727 Indian Creek Drive – Indian Creek Hotel**. The applicant, Sydell Indian Creek, LLC., is requesting a Certificate of Appropriateness for the partial demolition, renovation and restoration of the existing 3-story, 2-story, and single story buildings on the subject site, along with the construction of a new single story restaurant building and outdoor seating. **[Note: Application approved on May 8, 2012, with the exception of restaurant elevations and landscape plan.]**

APPROVED

3. New Applications
 - a. HPB File No. 7313, **350 Meridian Avenue**. The applicant, SOFI 350 LLC, is requesting a Certificate of Appropriateness for the construction of a new 3-story multifamily building on the subject site.

APPROVED

- b. HPB File No. 7316, **1001 Lincoln Rd – GAP**. The applicant, Ungar-Marshall Company, is requesting to change the building status of the existing single story structure from contributing to non-contributing in the

City's Historic Properties Database and is also requesting a Certificate of Appropriateness for the substantial demolition of the existing building and the construction of a new 2-story commercial building. **[Note: The applicant has withdrawn the part of the application requesting the reclassification of the existing building.]**

APPROVED

- c. HPB File No. 7315, **700-720 Lenox Avenue**. The applicant, El Veronese, Inc., is requesting a Certificate of Appropriateness for the construction of a new swimming pool within the courtyard of an existing multifamily property containing two (2) existing single story buildings and an existing 2-story building, along with new paving, landscaping, and fencing for the site.

CONTINUED TO JULY 10, 2012

V. NEW BUSINESS

1. Discussion: Proposed Ordinance Amendment to create additional regulations regarding ground floor additions for properties located in the Architectural District.

ITEM DISCUSSED

VI. NEXT MEETING DATE REMINDER:

Tuesday, July 10, 2012 at 9:00 am

VII. ADJOURNMENT