



DESIGN REVIEW BOARD AFTER ACTION REPORT

For meeting held on

Tuesday, July 02, 2013
CITY COMMISSION CHAMBERS

ATTENDANCE:

Board: Five (5) of six (6) members present: Carol Housen, Marilys Nepomechie, Seraj A. Saba, Mickey Minagorri, Jason Hagopian Absent: Leslie Tobin.

Staff: William Cary, Gary Held, James G. Murphy

I. REQUESTS FOR CONTINUANCES

II. SINGLE FAMILY HOMES

1. Request for Modifications

- a. DRB File No. 22878, 2125 North Bay Rd. The applicant, Marilyn Blanco-Reyes, is requesting Design Review Approval for the construction of a new 2-story home, which will replace an existing pre-1942 architecturally significant home, to be demolished. **[Note: This application was approved on February 7, 2012, with the exception of the design for the front portion of the home.]**

APPROVED – Nepomechie / Housen 5-0

2. New Applications

- a. DRB File No. 22980, 3401 Chase Avenue. The applicant, Natalie Turetsky, is requesting Design Review Approval for the construction of a new 2-story home, to replace an existing pre-1942 architecturally significant 2-story home, to be demolished.

CONTINUED to September 03, 2013 meeting – Minagorri / Nepomechie 5-0

- b. DRB File No. 22981, 5980 North Bay Road. The applicant, Henry Thomas, is requesting a determination as to the architectural significance of the former pre-1942 home on the subject site. If the Board determines that the prior home was not architecturally significant, then no further action is required. If the Board determines that the home was architecturally significant, then the applicant will be requesting Design

Review Approval for the construction of a new 2-story home, to replace the prior home on the subject site, which was substantially demolished.
MOTION to determine that the prior house was NOT architecturally significant – Housen / Nepomechie 4-1 (Minagorri) then changed vote after clarification 5-0

- c. DRB File No. 22982, 321 East Dilido Drive. The applicant, Erez Maman, is requesting Design Review Approval for the construction of a new 2-story home, to replace an existing pre-1942 architecturally significant 2-story home, to be demolished.

APPROVED – Nepomechie / Housen 5-0

III. APPLICATIONS FOR DESIGN REVIEW APPROVAL

1. Previously Continued Applications from May 07, 2013.

- a. DRB File No. 22959, 500-702 Alton Road, 501-651 West Avenue – Waves. The applicants, South Beach Heights I, LLC., 500 Alton Road Ventures, LLC., and 1220 Sixth, LLC., are requesting Design Review Approval for the construction of a new mixed-use residential and commercial project, including the renovation with substantial modifications to an existing 10-story building, the demolition of all other existing structures on the subject sites, and the construction of three (3) new mixed-use structures with underground parking, ranging in height from one (1) to seven (7) stories. [Note: Application approved on May 07, 2013, with the exception of further redevelopment of Design Details.]

MOTION to accept design detail development and move forward for next progress development to the November 05, 2013 DRB meeting – Housen / Seraj 5-0

2. Previously Continued Applications from June 04, 2013.

- a. DRB File No. 22977, 1 Washington Avenue – South Pointe Park. The applicant, the City of Miami Beach, is requesting Design Review Approval for an off-leash dog area surrounded by a landscape buffer in the area of the “Obstinate Lighthouse” sculpture located at the southwestern portion of South Pointe Park.

MOTION to approve a landscape buffer in the area of the “Obstinate Lighthouse” sculpture – Minagorri / Seraj 4-1 (Hagopian)

3. New Applications

- a. DRB File No. 22978, 1215 West Avenue. The applicant, 1201 Chelsea, LLLP, is requesting Design Review Approval for the construction of a new 6-story hotel with an accessory ground level restaurant, on a vacant site.

**MOTION to continue to the August 06, 2013 DRB meeting at the request of the applicant – Housen / Nepomechie 5-0;
then MOTION for reconsideration at the request of the applicant – Nepomechie / Seraj 4-0;**

then MOTION to continue to the September 03, 2013, 2013 DRB meeting at the request of the applicant– Seraj / Nepomechie 4-0

- b. DRB File No. 22979, 1134-1136 71 Street. The applicant, JRJ Real Estate Holdings LLC, is requesting Design Review Approval for the construction of a new 3-story townhouse complex on a vacant site.

APPROVED – Minagorri / Nepomechie 5-0

IV. DISCUSSION ITEMS

V. NEXT MEETING DATE REMINDER
Tuesday, August 06, 2013 @ 8:30 a.m.