



# MIAMI BEACH

PLANNING DEPARTMENT

---

## HISTORIC PRESERVATION BOARD

### AFTER ACTION REPORT

FOR MEETING HELD ON  
Tuesday, October 13, 2009

#### I. REQUESTS FOR EXTENSIONS OF TIME

1. HPB File No. 5477, 1201-1229 Collins Avenue. The applicant, 12<sup>th</sup> and Collins Real Estate, LLC., is requesting a one (1) year Extension of Time to obtain a Full Building Permit for a previously issued Certificate of Appropriateness for the renovation, restoration, and partial demolition of the existing two (2) and three (3) story buildings, including the construction of two (2) new 5-story additions, as well as the construction of a new 5-story structure to replace the existing surface parking lot, as part of a new hotel complex.

**APPROVED.**

---

2. HPB File No. 5013, 315-321 Ocean Drive. The applicant, Zedek Associates, is requesting a one (1) year Extension of Time to obtain a Full Building Permit for a previously issued Certificate of Appropriateness for the substantial demolition of the existing 3-story Simone Hotel, along with the construction of a new 7-story building as part of a new hotel project.

**CONTINUED TO NOVEMBER 10, 2009**

---

#### II. REQUESTS FOR CERTIFICATES OF APPROPRIATENESS

1. Previously Continued
  - a. HPB File No. 6740, 960 Ocean Drive – **Edison Hotel**. The applicant, SOBE USA LLC., is requesting an After-the-Fact Certificate of Appropriateness for both the demolition of the exterior ground floor walls and storefront and the demolition of the previous courtyard pool. The applicant, is also requesting a Certificate of Appropriateness for the construction of a new water feature, bar, and canopy structure in the existing courtyard, and modifications to the design and layout of the current ground floor restaurant space.

**APPROVED**

---

2. New Projects
  - a. HPB File No. 3435, 310 Collins Avenue – **Hebrew Home of South Beach**. The applicant, South Beach Plaza, Inc., is requesting

modifications to a previously issued After-The-Fact Certificate of Appropriateness for the complete demolition of the prior 2-story multifamily building on site. Specifically, the applicant is requesting to modify the condition of the final order regulating the future development on the site.

**DENIED**

---

- b. HPB File No. 6684, 302-310 Collins Avenue – **Hebrew Home of South Beach**. The applicant, South Beach Plaza, Inc., is requesting a Certificate of Appropriateness for the construction of a new provisional parking lot on a vacant site.

**CONTINUED TO DECEMBER 8, 2009**

---

- c. HPB File No. 6769, 929 Collins Avenue. The applicant, 929 Collins Investment Group, LLC, is requesting a Certificate of Appropriateness for the partial demolition and renovation of the existing 2-story structure including modifications to the front façade and front terrace.

**APPROVED**

---

- d. HPB File No. 6789, 1010 13<sup>th</sup> Street. The applicants, Francisco & Basilia Vigil, are requesting a Certificate of Appropriateness for the installation of a hip roof on an existing detached structure.

**APPROVED**

---

III. NEW/OLD BUSINESS

1. The board shall consider a draft Historic Preservation Board Resolution to the Mayor, City Commission, and the City Manager, recommending that the City seek designation of the Miami Beach Architectural District (also known as the National Register Historic District) as a National Historic Landmark.

**APPROVED SUBJECT TO REVISED LANGUAGE**

---

IV. UPDATE ON RECENT DECISIONS OF THE SPECIAL MASTER

V. CITY ATTORNEY UPDATES

VI. NEXT MEETING DATE REMINDER:  
**Tuesday, November 10, 2009 at 9:00 am**