



MIAMIBEACH

PLANNING DEPARTMENT

HISTORIC PRESERVATION BOARD AFTER ACTION REPORT

FOR MEETING HELD ON Tuesday, August 12, 2008

I. WITHDRAWALS AND REQUESTS FOR CONTINUANCES

1. HPB File No. 5835, 1545 Euclid Avenue – **Euclid East Condo**. The applicant, Euclid East Condominium, is requesting a Certificate of Appropriateness for the demolition of existing decorative block railings on the 6-story structure, and their replacement with new horizontal aluminum railings. **[The applicant is requesting a continuance to September 9, 2008]**

CONTINUED TO SEPTEMBER 9, 2008

2. HPB File No. 5913, 604-608 Collins Avenue & 215 6th Street. The applicants, Rita & Steven Starr and Kelapa Investments, Inc., are requesting a Certificate of Appropriateness for the total demolition of the existing single story structures located at 215 6th Street and at the northwest corner of the site, as well as the partial demolition, renovation and restoration of the single story structure located at 604-608 Collins Avenue, along with the construction of a new 3-story retail addition. **[The applicant is requesting a continuance to September 9, 2008]**

CONTINUED TO SEPTEMBER 9, 2008

3. HPB File No. 5752, 344 Ocean Drive. The applicant, Green Comet, LLC, is requesting the construction of a new 4-story multifamily building on a vacant lot. **[This application has been withdrawn by the applicant.]**

ITEM WITHDRAWN BY APPLICANT

II. PROGRESS REPORTS

1. HPB File No. 2525, 6551 Collins Avenue – **Monte Carlo**. The applicant, Key Monte Carlo, LLC., is requesting a Variance, pursuant to Section 118-564(c) of the City Code, from Sections 118-532(f) and 118-564(f)(11) in order to request and obtain an Extension of Time to obtain a Building Permit for a previously issued Certificate of Appropriateness for the replication, with modifications of the original Monte Carlo Hotel, and the construction of a new 20-story multifamily building. The applicant has already received the maximum time permitted of thirty (30) months in order to obtain a Full Building Permit for the project.

ITEM DISCUSSED; ADDITIONAL PROGRESS REPORT REQUIRED ON SEPTEMBER 9, 2008

III. REQUESTS FOR EXTENSIONS OF TIME

1. HPB File No. 3688, 2200-2236 Collins Avenue. The applicant, American Interstate Corp., is requesting a one (1) year Extension of Time to obtain a Building Permit for a previously issued After-The-Fact Certificate of Appropriateness for the demolition of 2220-2236 Collins Avenue, a modification to the previously issued Certificate of Appropriateness for the demolition of 2200 Collins Avenue, and a Certificate of Appropriateness for the partial demolition of the existing 3-story structure at the center of the block, along with the construction of a new 2-story building and a new 4-story building.

APPROVED

2. HPB File No. 3223, 425-455 Ocean Drive – **Savoy Arlington Hotel**. The applicant, Savoy Hotel Partners, LLC., is requesting a one (1) year Extension of Time to obtain a Building Permit for a previously issued Certificate of Appropriateness for the partial demolition, renovation, and restoration of the two (2) existing 3-story hotel buildings, a one story roof top addition on both existing structures, and the construction of a new 2-story building fronting Ocean Drive, and three (3), 7-story buildings at the rear of the site.

APPROVED

IV. HISTORIC DISTRICT DESIGNATIONS

1. HPB File No. 5747: **Proposed Flamingo Park Historic District Westward Expansion**. A presentation by the City of Miami Beach Planning Department to the Historic Preservation Board of a Designation Report relative to the proposed designation of the Flamingo Park Historic District Westward Expansion. The proposed westward expansion area is generally bounded on the south by the center line of 6th Street, on the west by the eastern right-of-way line of Alton Road, on the north by the center line of 8th Street, and on the east by the center line of Lenox Court as extended, which abuts and is contiguous to the western boundary of the Flamingo Park Historic District.

DESIGNATION RECOMMENDED FOR 6th TO 8th STREETS

V. REQUESTS FOR VARIANCES

1. HPB File No. 5956, 55 Palm Avenue – **Sanni Residence**. The applicant, Dr. Noaman Sanni, is requesting a Variance, pursuant to Section 118-564(c) of the City Code, from Sections 118-609(a) in order to request a modification to the completion deadline of the project, pursuant to Section 118-609(b) of the City Code, for a previously approved ad valorem tax exemption for the restoration, renovation, and rehabilitation of the existing home, as well as for the new construction proposed for the site.

APPROVED

2. HPB File No. 5957, 2535 Lake Avenue – **Blount Residence**. The applicants, Joseph W. Blount and Craig A. Reynolds, are requesting a Variance, pursuant to Section 118-564(c) of the City Code, from Sections 118-609(a) in order to request a modification to the completion deadline of the project, pursuant to

Section 118-609(b) of the City Code, for a previously approved ad valorem tax exemption for the restoration, renovation, and rehabilitation of the existing home, as well as for the new construction proposed for the site.

ITEM DISCUSSED AND MOVED TO SEPTEMBER 9, 2008 TO ADDRESS NOTICING ISSUE

VI. REQUESTS FOR CERTIFICATES OF APPROPRIATENESS

1. Previously Continued Projects

- a. HPB File No. 2607, 100 37th Street – **Ocean Grande Hotel**. The applicant, Longkey, L.L.C., is requesting revisions to a previously issued Certificate of Appropriateness for the partial demolition, renovation and alteration of an existing hotel structure and the construction of a new 6-story multifamily residential structure. Specifically, the applicant is requesting the total demolition of the existing 7-story Ocean Grande Hotel, along with its substantial reconstruction.

ITEM WITHDRAWN BY APPLICANT; PROGRESS REPORT SCHEDULED FOR SEPTEMBER 9, 2008

2. New Projects

- a. HPB File No. 5914, 3025 Collins Avenue – **The Palms Hotel**. The applicant, Hans Krause, is requesting a Certificate of Appropriateness for the partial demolition and renovation of the existing penthouse level of the 12-story hotel, along with the construction of a new roof-top addition as part of the penthouse level expansion.

APPROVED

- b. HPB File No. 5912, 910 Lincoln Road. The applicant, Thor ACQ, LLC., is requesting a Certificate of Appropriateness for the partial demolition, renovation and restoration of the existing one and 2-story commercial structure and the construction of a new 3-story retail addition.

APPROVED

- c. HPB File No. 5749, 304-312 Ocean Drive. The applicant, 304-312 Ocean Drive, LLC., is requesting a Certificate of Appropriateness for the partial demolition, renovation and restoration of the existing two (2) and three (3) story building, including the construction of a new roof top addition, and the construction of a new 3-story structure on the vacant portion of the site, as part of a new hotel project.

APPROVED

- d. HPB File No. 5955, 1616-1638 Collins Avenue & 200-216 Lincoln Road. The applicant, Lincoln Corner, LLC, is requesting a Certificate of Appropriateness for the partial demolition, renovation and restoration of the existing single story commercial structures, including the construction of a new single story addition. **[Due to a noticing error, this item is on the agenda for discussion purposes only; it will be re-advertised for the September 9, 2008 meeting.]**

ITEM DISCUSSED AND MOVED TO SEPTEMBER 9, 2008

VII. NEW BUSINESS/OLD BUSINESS

1. HPB Resolution supporting the application for designation of the Miami Marine Stadium as an Historic Landmark within the City of Miami.

APPROVED

VIII. NEXT MEETING DATE REMINDER:
Tuesday, September 9, 2008 at 9:00 am

F:\PLAN\SHPB\08HPB\AugHPB08\AfterAction.aug08.doc