

CITY OF MIAMI BEACH
PLANNING DEPARTMENT

DESIGN REVIEW/HISTORIC PRESERVATION BOARD
HISTORIC PRESERVATION BOARD
DESIGN REVIEW BOARD

AFTER ACTION REPORT
FOR MEETING HELD
TUESDAY, JULY 13, 1999
10:00 A.M.

CITY COMMISSION CHAMBERS

Previously Continued & New Projects Requiring Demolition:

1. 1701 Collins Avenue - Ritz Plaza Hotel
 - a. **DRB File No. 11464J**, 1701 Collins Avenue - Ritz Plaza Hotel. The applicant, Ritz Plaza Corporation, is requesting a Certificate of Appropriateness and Design Review Approval for the partial demolition, alteration and renovation of an existing hotel, in conjunction with the construction of a new seven (7) story tower at the rear (east side) of the property.
 - b. **HPB File No. 1114**, 1701 Collins Avenue - Ritz Plaza Hotel. The applicant, Ritz Plaza Corporation, is requesting a Certificate of Appropriateness for Demolition for the partial demolition and alteration of an existing hotel, in conjunction with the construction of a new seven (7) story tower at the rear (east side) of the property.

CONTINUED to 8/18/99 in order to address Board concerns relative to Building and Landscape details.

2. 1000 COLLINS AVENUE - THE FAIRMONT HOTEL

- a. **DRB File No. 11469J**, 1000 Collins Avenue - The Fairmont Hotel. The applicant, Bascones Enterprises, Inc. is requesting a Certificate of Appropriateness and Design Review approval to partially change the copy of a historic sign due to alleged infringement of federally registered service marks.
- b. **HPB File No. 1116**, 1000 Collins Avenue - The Fairmont Hotel. The applicant, Bascones Enterprises, Inc. is requesting a Certificate of Appropriateness for Demolition to partially demolish a historic sign and change the copy due to alleged infringement of federally registered service marks.

APPROVED as submitted with a strong suggestion that the City challenge Lanham Act relative to historic buildings.

3. 1601 DREXEL AVENUE - DREXEL PARKING LOT

- a. **DRB File No. 11721J**, 1601 Drexel Avenue - Drexel Parking Lot. The applicant, 420 Lincoln Road Associates, is requesting a Certificate of Appropriateness and Design Review approval for the demolition of an existing drive-thru banking facility and the construction of a new grade level parking lot.
- b. **HPB File No. 1119**, 1601 Drexel Avenue - Drexel Parking Lot. The applicant, 420 Lincoln Road Associates, is requesting a Certificate of Appropriateness for Demolition for the demolition of an existing drive-thru banking facility, in conjunction with the construction of a new grade level parking lot.

APPROVED as submitted..

4. 1390 OCEAN DRIVE - KENNEDY GALLERY

- a. **DRB File No. 11722J**, 1390 Ocean Drive - Kennedy Gallery. The applicant, 1130 Duval Partnership, is requesting a Certificate of Appropriateness and Design Review approval for the partial demolition and alteration of the first level of an existing condominium, in order to accommodate an art gallery.
- b. **HPB File No. 1118**, 1390 Ocean Drive - Kennedy Gallery. The applicant, 1130 Duval Partnership, is requesting a Certificate of

Appropriateness for Demolition for the partial demolition of an existing structure, in conjunction with alterations at the first level of an existing condominium, in order to accommodate an art gallery.

CONTINUED to the 9/14/99 meeting in order to address staff concerns relative to the documentation of the existing structure.

Previously Continued Matters:

1. DRB File No. 10717J, 555 Washington Avenue (p/k/a 501-599 Washington Avenue). The applicants, Roni Jacobson and Mark Jacobson, are requesting a Certificate of Appropriateness and Design Review Approval for the construction of a five (5) story (75' to the top of the roof) mixed-use office/retail structure.

APPROVED with minor modifications to facade.

New Projects:

1. DRB File No. 11723J, 243 Meridian Avenue - Armitage Place. The applicant, Armitage Associates, is requesting a Certificate of Appropriateness and Design Review approval for the construction of a ten (10) unit condominium consisting of four (4) floors of units over grade level parking for a total building height of five (5) stories.

APPROVED with modifications to facade which simplifies the design.

DESIGN REVIEW BOARD: APPLICATIONS FOR DESIGN REVIEW APPROVAL

Previously Continued Matters

1. DRB File No. 10929, 5333 Collins Avenue - La Costa (p/k/a Oliver House). The applicant, 5333 Collins Avenue, L.P. Ltd. is requesting Design Review approval for the construction of a 22-story, 63-unit addition to the rear (east) of the existing apartment building.

CONTINUED to 9/14/99 at the request of the applicant.

2. DRB File No. 11467, 1420 - 1428 West Avenue - Alliage. The applicant, West Development, Inc., is requesting Design Review approval for the

demolition of an existing single family house and the construction of a 12-unit, five (5) story multi-family residential building.

APPROVED as submitted.

3. DRB File No. 11584, 2900 and 2901 Collins Avenue - The Regent Hotel (a/k/a Seville Beach Hotel). The applicant, Seville Beach Hotel Corp., is requesting Design Review approval for the demolition of three (3) existing apartment structures, in conjunction with the phased construction of an eight (8) story condo/hotel tower and five (5) level parking garage at 2900 Collins Avenue, as well as the renovation of an existing hotel and cabana structures at 2901 Collins Avenue, inclusive of a five (5) story rooftop addition.

CONTINUED to 8/18/99 at the request of the applicant.

Revisions to Previously Approved Plans

1. DRB File No. 11468, Alton Road between Michigan Avenue and Biscayne Street - SSDI South. The applicant, The Related Group of Florida, is requesting Design Review approval for revisions to previously approved plans for the construction of a 37-story residential building, inclusive of a parking garage and townhome units abutting the garage structure, in order to construct a new beach club with an accessory pavilion, pool and deck on the south side of the site, modifications to certain townhomes approved on the east side of the site and the relocation of mechanical space.

APPROVED with modifications to the Beach Pavilion and the Landscape Plan.

New Projects

1. DRB File No. 11724, 5875 Collins Avenue - Flatotel Sea Spa Palace. The applicant, American Leisure Resorts, is requesting Design Review approval for the construction of a 21 story hotel building.

CONTINUED to 9/14/99 in order for the applicant to incorporate portions of the existing structure on site into the final site plan design.

NEXT MEETING DATE REMINDER

Wednesday, August 18, 1999 at 9:00 a.m. in the 1st Floor Conference Room

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