

CITY OF MIAMI BEACH

PLANNING DEPARTMENT



HISTORIC PRESERVATION BOARD AFTER ACTION REPORT FOR MEETING HELD TUESDAY, MARCH 12, 2002

I. NEW BUSINESS

1. Discussion: Emergency demolition order for historic bungalow at 311 Meridian Ave.

ITEM DISCUSSED

2. Extensions of Time:

- a. HPB File No. 1211, 640 Ocean Drive - Park Central Hotel. The applicant, Tony Goldman, 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 and alteration of an existing hotel, in conjunction with the construction of a new roof deck and pool.

APPROVED: One (1) Year

- b. HPB File No. 1202, 734 Michigan Avenue. The applicant, Reguis Properties, Inc., is requesting a one (1) year Extension of Time to obtain a Building Permit for a previously issued Certificate of Appropriateness for the demolition of an existing one (1) story multi-family residence and construction of a four (4) story, eight (8) unit apartment building.

APPROVED: Six (6) Months

- c. HPB File No. 1192, 700 Collins Avenue. The applicant, Ernest Blum Intervivos Trust, is requesting a one (1) year Extension of Time to obtain a Building Permit for a previously issued Certificate of Appropriateness for the substantial rehabilitation, renovation, restoration and partial demolition of an existing restaurant and commercial structure and the construction of a one (1) story roof-top addition.

APPROVED: One (1) Year

3. Requests for Appeals of Staff Decisions:
 - a. HPB File No. 1278, 1245 Lenox Avenue. The applicant, Ernesto Ronda, is requesting an appeal of a staff decision in order to obtain a Certificate of Appropriateness for the replacement of existing clay tile roofing on an existing single-family home with asphalt shingle roofing.

APPROVED

II. REQUESTS FOR CERTIFICATES OF APPROPRIATENESS:

1. Previously Continued Projects:
 - a. HPB File No. 1270, 2901 Collins Avenue - Seville Beach Hotel. The applicant, Seville Beach Hotel Corp., is requesting a Certificate of Appropriateness to partially demolish, alter, and modify an existing hotel complex. Specifically, the applicant is proposing to demolish, raise, and re-construct an existing pool deck and related cabana structures in order to add a ground-level parking deck below, to construct a one (1) level addition at the third level of the eastern side of the existing tower, to reconfigure the steps and landings leading from the entry canopy to the main lobby, to install a small elevator at the entrance to provide accessibility, to construct a roof garden at the fourth level, and to construct a two (2) story roof-top addition.

APPROVED POOL DECK, PARKING, AND LANAIS; ROOF-TOP ADDITION AND LOBBY ALTERATIONS CONTINUED TO APRIL 9, 2002.

- b. HPB File No. 1135, 112 Ocean Drive - The Brown's Hotel. The applicant, Atlantic Beach Hotel, is requesting revisions to a previously approved Certificate of Appropriateness for the partial demolition of an existing two (2) story hotel structure, in conjunction with the substantial rehabilitation, renovation and restoration of such structure, inclusive of the conversion of the first floor to a restaurant and the relocation of the structure westward, to accommodate the original entrance feature. Specifically, the applicant is proposing to install alternate flooring materials in certain sections of the ground level.

APPROVED

2. Revisions to Previously Approved Plans:

- a. HPB File No. 1249, 333-339 Lincoln Road - The Everwear Building. The applicant, Molly B. Stein, is requesting revisions to a previously approved Certificate of Appropriateness to partially demolish, alter and modify an existing two (2) story building in order to replace existing storefronts and windows, re-locate interior stairs and elevator and otherwise reconfigure the interior floor plan. Specifically, the applicant is proposing modify the existing façade tile grout rather than install stucco and to modify the storefront design.

APPROVED

3. New Projects:

- a. HPB File No. 1271, 1601 Collins Avenue - Loews Hotel. The applicant, M. B. Redevelopment, Inc., is requesting a Certificate of Appropriateness to partially demolish, alter and modify an existing hotel building in order to construct a three (3) story addition at the southwest corner of the site, a four (4) story addition at the southeast corner of the site, and a two (2) story connector between each new addition and the existing structure.

CONTINUED : To 05/14/02

- b. HPB File No. 1272, 1501 Collins Avenue - Ocean Steps. The applicant, Jefferson Plaza, Ltd., is requesting a Certificate of Appropriateness for the installation of new awnings on two (2) existing rotundas in the plaza area of the subject property.

APPROVED

- c. HPB File No. 1273, 1058 Collins Avenue - David's Cafe. The applicant, David's Café, Inc., is requesting a Certificate of Appropriateness to partially demolish, alter and modify two (2) existing structures and to construct a roof-top and rear addition on the easternmost structure.

APPROVED

- d. HPB File No. 1274, 927 Lincoln Road - Poppy. The applicant, Roman Jones, is requesting a Certificate of Appropriateness to install an elevated table, a bar, curtains, and other decorative elements, as well as new paint, lighting fixtures, and other improvements, in the atrium space of an existing structure.

APPROVED

- e. HPB File No. 1276, 420 Lincoln Road. The applicant, 420 Lincoln Road Associates, Ltd., is requesting a Certificate of Appropriateness to install new signage at the upper level of the principal façade.

APPROVED

- f. HPB File No. 1277, 1500 Michigan Avenue - Tribeca Condominiums. The applicant, Tribeca, LLC, is requesting a Certificate of Appropriateness to install a new pool, parking lot, and trash enclosure within an existing condominium complex.

APPROVED

NEXT MEETING DATE REMINDER:
Tuesday, April 9, 2002

F:\PLAN\HPB\02HPB\MARHPB02\afteract02.mar.doc