

**CITY OF MIAMI
HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD
MINUTES**

OCTOBER 5, 2005
1:30 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
DINNER KEY, MIAMI, FLORIDA

ROLL CALL

1:45 P.M.

Present: Appel, Barber,
Caporelli, Marston,
Lorenzo, Parrish,
Seco

Absent: Alvarado,
Fernandez, Solera

Ms. Solera arrived at 1:58 P.M.
Mr. Seco left at 3:15 P.M.
Ms. Solera left at 7:07 P.M.
Mr. Barber left at 7:16 P.M.

**APPROVAL OF MINUTES FROM THE MEETING OF JULY
7, 2005**

Approved 7 to 0
Moved: Marston
Second: Appel
Absent: Alvarado,
Fernandez, Solera

PUBLIC HEARING ITEMS

11. Miami Flatiron Building
1001-1023 and 1101-1121 South Miami Avenue

Application for a Certificate of Appropriateness for ground disturbing activity involving new construction within an Archeological Conservation Area.

Resolution No. 2005-57
Approved 7 to 0
Moved: Seco
Second: Marston
Absent: Alvarado,
Fernandez, Solera

1. Number 1 Pallbearers Association of America Building
801 NW 62nd Street

Consideration of approval of historic site designation and an amendment to the Official Historic and Environmental Preservation Atlas of the City of Miami, Florida, pursuant to Chapter 23 of the Miami City Code.

Resolution No. 2005-58
Approved 8 to 0
Moved: Solera
Second: Barber
Absent: Alvarado, Fernandez

OCTOBER 5, 2005
1:30 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
DINNER KEY, MIAMI, FLORIDA

2. Laborers Union Local 478 Building
799 NW 62nd Street

Consideration of approval of historic site designation and an amendment to the Official Historic and Environmental Preservation Atlas of the City of Miami, Florida, pursuant to Chapter 23 of the Miami City Code.

Resolution No. 2005-59
Approved 8 to 0
Moved: Solera
Second: Caporelli
Absent: Alvarado, Fernandez

3. Coconut Grove Playhouse
3500 Main Highway

Consideration of approval of historic site designation and an amendment to the Official Historic and Environmental Preservation Atlas of the City of Miami, Florida, pursuant to Chapter 23 of the Miami City Code.

Resolution No. 2005-60
Approved 8 to 0
Moved: Marston
Second: Solera
Absent: Alvarado, Fernandez

4. Bayside Historic District
754 NE 70th Street

Application for a Certificate of Appropriateness, after-the-fact, for the installation of new windows, the removal of the garage doors, the enclosure of the garage, the removal and relocation of the front door, the removal, relocation, and enclosure of the front porch, and the installation of glass brick.

(This item was continued from the meeting of May 3, 2005.)

Motion to defer item with consent of applicant.
Approved 7 to 0
Moved: Solera
Second: Appel
Absent: Alvarado, Fernandez, Seco

5. Bayside Historic District
692 NE 70th Street

Application for a Certificate of Appropriateness, after-the-fact, for the construction of a fence and for the new installation of Chicago Brick in the walkway.

(This item was continued from the meetings of February 1 and April 5, 2005.)

Resolution No. 2005-61
Approved 6 to 1
Moved: Marston
Second: Solera
Noes: Caporelli
Absent: Alvarado, Fernandez, Seco

- | | |
|--|--|
| <p>6. Spring Garden Historic District
735 NW 7th Street Road</p> <p>Application for a Certificate of Appropriateness, after-the-fact, for the installation of a secondary driveway.</p> <p>(This item was continued from the meeting of July 5, 2005.)</p> | <p>Resolution No. 2005-62
Approved 7 to 0
Moved: Solera
Second: Caporelli
Absent: Alvarado,
Fernandez, Seco</p> |
| <p>7. 1561 South Miami Avenue</p> <p>Application for a Certificate of Approval for the removal and relocation of trees to accommodate the installation of a pool within an Environmental Preservation District.</p> <p>(This item was continued from the meeting of July 5, 2005.)</p> | <p>Resolution No. 2005-63
Approved 6 to 0
Moved: Solera
Second: Marston
Recused: Parrish
Absent: Alvarado,
Fernandez, Seco</p> |
| <p>8. Great Abaco Condominium
3310-3330 Grand Avenue</p> <p>Application for a Certificate of Approval for the removal and relocation of trees to accommodate new construction within an Environmental Preservation District.</p> <p>(This item was continued from the meetings of March 1, April 5, and June 7, 2005.)</p> | <p>Item deferred to the meeting of November 1, 2005 at the request of the applicant.</p> |
| <p>9. Buena Vista East Historic District
4719 North Miami Avenue</p> <p>Application for a Certificate of Appropriateness for the construction of a new duplex residence.</p> <p>(This item was deferred from the Public Hearing of June 6, 2005.)</p> | <p>Resolution No. 2005-64
Approved 6 to 0
Moved: Barber
Second: Caporelli
Absent: Alvarado,
Fernandez, Parrish,
Seco</p> |
| <p>10. 3504 Main Lodge Drive</p> <p>Application for a Certificate of Approval for the removal and relocation of trees to accommodate new construction within an Environmental Preservation District.</p> | <p>Resolution No. 2005-65
Approved 7 to 0
Moved: Solera
Second: Marston
Absent: Alvarado,
Fernandez, Seco</p> |

- | | |
|---|--|
| <p>12. South Bayshore Tower
1390 Brickell Bay Drive</p> <p>Application for a Certificate of Appropriateness for ground disturbing activity involving new construction within an Archeological Conservation Area.</p> | <p>Resolution No. 2005-66
Approved 6 to 0
Moved: Barber
Second: Marston
Absent: Alvarado, Appel,
Fernandez, Seco</p> |
| <p>13. Miami River Condos
517-665 NW South River Drive</p> <p>Application for a Certificate of Appropriateness for ground disturbing activity involving new construction within an Archeological Conservation Area.</p> | <p>Resolution No. 2005-67
Approved 6 to 0
Moved: Solera
Second: Barber
Absent: Alvarado, Appel,
Fernandez, Seco</p> |
| <p>14. Buena Vista East Historic District
4330 NE 2nd Avenue</p> <p>Application for a Certificate of Appropriateness for the installation of new windows, alteration of masonry openings, and the installation of aluminum tubular blade sunshades on the stucco facade.</p> | <p>Resolution No. 2005-68
Approved 6 to 0
Moved: Appel
Second: Solera
Absent: Alvarado,
Fernandez, Seco</p> |
| <p>15. Buena Vista East Historic District
4730 NE Miami Place</p> <p>Application for a Certificate of Appropriateness, after-the-fact, for the installation of new windows, garage door, and front door.</p> | <p>Resolution No. 2005-69
Approved 7 to 0
Moved: Solera
Second: Marston
Absent: Alvarado,
Fernandez, Seco</p> |
| <p>16. Buena Vista East Historic District
92 NE 48th Street</p> <p>Application for a Certificate of Appropriateness for the installation of a pool visible from a public right-of-way.</p> | <p>Resolution No. 2005-70
Approved 7 to 0
Moved: Marston
Second: Solera
Absent: Alvarado,
Fernandez, Seco</p> |
| <p>17. Bayside Historic District
660 NE 68th Street</p> <p>Application for a Certificate of Appropriateness for the alteration of window openings, the installation of new windows, the replacement of the siding, and the replacement of the front door.</p> | <p>Item deferred to the meeting of November 1, 2005 at the request of the applicant.</p> |

- | | |
|---|---|
| <p>18. Morningside Historic District
5929 NE 6th Court</p> <p>Application for a Certificate of Appropriateness for the removal of an existing rear yard addition and the construction of a two story addition in the rear yard.</p> | <p>Resolution No. 2005-71
Approved 7 to 0
Moved: Barber
Second: Caporelli
Absent: Alvarado,
Fernandez, Seco</p> |
| <p>19. Morningside Historic District
618 NE 58th Street</p> <p>Application for a Certificate of Appropriateness for the removal of a chain link fence and the installation of a masonry and metal picket fence and hedges, a portion of which is located along the east property line.</p> | <p>Resolution No. 2005-72
Approved 6 to 0
Moved: Marston
Second: Caporelli
Absent: Alvarado,
Fernandez, Seco,
Solera</p> |
| <p>20. Morningside Historic District
498 NE 55th Terrace</p> <p>Application for a Certificate of Appropriateness for the rehabilitation of the property including the installation of new windows and shutters and the construction of an addition in the rear.</p> | <p>Resolution No. 2005-73
Approved 6 to 0
Moved: Marston
Second: Caporelli
Absent: Alvarado,
Fernandez, Seco,
Solera</p> |
| <p>21. Spring Garden Historic District
815 NW 7th Street</p> <p>Application for a Certificate of Appropriateness for the construction of a one story addition and the installation of new windows.</p> | <p>Motion to continue item to a date uncertain at the request of the applicant
Approved 6 to 0
Moved: Marston
Second: Caporelli
Absent: Alvarado,
Fernandez, Seco,
Solera</p> |
| <p>22. George Nolan House
1548 Brickell Avenue</p> <p>Application for a Certificate of Appropriateness for the installation of a new monument sign.</p> | <p>Resolution No. 2005-74
Approved 7 to 0
Moved: Marston
Second: Caporelli
Absent: Alvarado,
Fernandez, Seco,
Solera</p> |

23. Ingraham Building
25 SE 2nd Avenue

Application for a Certificate of Appropriateness, after-the-fact, for the installation of a roll-down security shutter at the storefront.

24. Buena Vista East Historic District
43 NE 46th Street

Application for a Certificate of Appropriateness, after-the-fact, for the installation of new windows and doors.

25. Bayside Historic District
955 NE 72nd Street

Application for a Certificate of Appropriateness for the subdivision of a parcel into six lots.

26. Spring Garden Historic District
Spring Garden Bridge – NW 7th Street between NW 7th Avenue and NW 7th Street Road

Application for a Certificate of Appropriateness for the demolition and reconstruction of the Spring Garden Bridge and the widening of the sidewalk.

27. Morningside Historic District
633 NE 56th Street

Application for a Certificate of Appropriateness for the removal of a flat cement tile roof and a barrel tile visor roof at the first floor.

28. Morningside Historic District
641 NE 57th Street

Application for a Certificate of Appropriateness for the installation of a pool visible from a public right-of-way.

Resolution No. 2005-75

Approved 6 to 0

Moved: Marston

Second: Caporelli

Absent: Alvarado,
Fernandez, Seco,
Solera

Item continued to the meeting of November 1, 2005 at the request of the applicant.

Resolution No. 2005-76

Recommended denial 4 to 1

Moved: Marston

Second: Caporelli

Absent: Alvarado, Barber,
Fernandez, Seco,
Solera

Resolution No. 2005-77

Approved 5 to 0

Moved: Marston

Second: Caporelli

Absent: Alvarado, Barber,
Fernandez, Seco,
Solera

Resolution No. 2005-78

Approved 5 to 0

Moved: Marston

Second: Caporelli

Absent: Alvarado, Barber,
Fernandez, Seco,
Solera

Resolution No. 2005-79

Approved 5 to 0

Moved: Appel

Second: Lorenzo

Absent: Alvarado, Barber,
Fernandez, Seco,
Solera

OCTOBER 5, 2005
1:30 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
DINNER KEY, MIAMI, FLORIDA

NEW BUSINESS

Direct attorney to present to City Commission the reduction of a quorum from five to four members.

Approved 4 to 1
Moved: Marston
Second: Appel
Noes: Caporelli
Absent: Alvarado, Barber,
Fernandez, Seco,
Solera

2. Code Enforcement Board

Discussion concerning the enforcement of HEPB guidelines and Special Certificates of Appropriateness.

Approved 5 to 0
Moved: Appel
Second: Marston
Absent: Alvarado, Barber,
Fernandez, Seco,
Solera

3. Election of New Officers

Deferred to the Public
Hearing of November 1,
2005

1. 4116 South Douglas Road

Discussion concerning the modification to a previously approved accelerated Certificate of Appropriateness.

Approved 4 to 0
Moved: Appel
Second: Marston
Absent: Alvarado, Barber,
Fernandez,
Marston, Seco,
Solera

ADJOURNMENT

8:45 P.M.

ANY PERSON WHO RECEIVES COMPENSATION, REMUNERATION OR EXPENSES FOR CONDUCTING LOBBYING ACTIVITIES IS REQUIRED TO REGISTER AS A LOBBYIST WITH THE CITY CLERK, PRIOR TO ENGAGING IN LOBBYING ACTIVITIES BEFORE CITY STAFF, BOARDS, COMMITTEES OR THE CITY COMMISSION. A COPY OF THE APPLICABLE ORDINANCE IS AVAILABLE IN THE OFFICE OF THE CITY CLERK (MIAMI CITY HALL), LOCATED AT 3500 PAN AMERICAN DRIVE, MIAMI, FLORIDA, 33133.

SHOULD ANY PERSON DESIRE TO APPEAL ANY DECISION OF THE HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD WITH RESPECT TO ANY MATTER TO BE CONSIDERED AT THIS MEETING, THAT PERSON SHALL ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE INCLUDING ALL TESTIMONY AND EVIDENCE UPON WHICH ANY APPEAL MAY BE BASED. (F/S 286.0105).

OCTOBER 5, 2005
1:30 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
DINNER KEY, MIAMI, FLORIDA

CITY OF MIAMI • PLANNING DEPARTMENT
444 SW 2ND AVENUE, 3RD FLOOR • MIAMI, FLORIDA, 33130 PHONE (305) 416-1409
