

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

OCTOBER 2, 2007  
3:00 P.M.

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

**ROLL CALL**

3:10 P.M.

Present: Barber, Broton,  
Grafton, Hopper,  
Seco

Absent: Appel, Lorenzo,  
Marston, Parrish,  
Solera

Mr. Appel arrived at 3:40  
p.m.; Ms. Lorenzo arrived at  
3:20 p.m.

**APPROVAL OF MINUTES FROM THE MEETING OF  
SEPTEMBER 4, 2007**

Approved 5 to 0

Moved: Seco

Second: Hopper

Absent: Appel, Lorenzo,  
Marston, Parrish,  
Solera

**PUBLIC HEARING ITEMS**

1. 1850 South Miami Avenue

Application for a Certificate of Approval for the replacement  
of a fence along a Scenic Transportation Corridor.

Resolution No. 2007-49

Approved 4 to 3 with the  
following conditions:

1. The fence shall be a dark  
green or black.

2. The wall shall be a darker  
off-white color.

Moved: Grafton

Second: Broton

Dissenting: Barber, Hopper,  
Seco

Absent: Marston, Parrish,  
Solera

2. Lummus Park Historic District  
342 NW 4<sup>th</sup> Avenue

Application for a Certificate of Appropriateness for the  
rehabilitation of the subject property including the installation  
of new windows, doors, roofing, mechanical equipment, and  
a stucco wall.

Continued to the meeting of  
November 6, 2007

Approved 6 to 1

Moved: Appel

Second: Seco

Absent: Marston, Parrish,  
Solera

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3. Villa Serena  
3115 Brickell Avenue

Preliminary evaluation of a proposal for designation for conformance with the criteria for designation as a historic site.

Resolution No. 2007-50  
Approved 7 to 0  
Moved: Appel  
Second: Seco  
Absent: Marston, Parrish,  
Solera

4. The Vagabond  
7301 Biscayne Boulevard

Application for a Certificate of Appropriateness for alterations to the subject property including the replacement of railings, the modification of window openings and the roofline, and the installation of signage.

Resolution No. 2007-51  
Approved 6 to 0 with the following condition:  
1. The signage shall be a maximum of 20 feet high.  
Moved: Marston  
Second: Lorenzo  
Recused: Appel  
Absent: Marston, Parrish,  
Solera

Motion to support and encourage the adaptive use of the Vagabond Motel.

Resolution No. 2007-52  
Approved 6 to 0  
Moved: Seco  
Second: Broton  
Recused: Appel  
Absent: Marston, Parrish,  
Solera

5. Dorsey Memorial Library  
100 NW 17<sup>th</sup> Street

Application for a Certificate of Appropriateness for the rehabilitation of the subject property including the installation of new windows, roofing, shutters, and door, and the installation of a ramp, new parking spaces, and a new fence and gate.

Resolution No. 2007-46  
Approved 7 to 0 with the following conditions:  
1. The fence shall be a black painted metal picket fence installed one foot behind the façade and along the property lines.

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6. Cushman School  
592 NE 60<sup>th</sup> Street

Application for a Certificate of Appropriateness for the installation of a metal and canvas canopy.

7. Buena Vista East Historic District  
111 NE 43<sup>rd</sup> Street

Application for a Certificate of Appropriateness for the installation of shutters, brick pavers, awnings, and the alteration of the façade after-the-fact.

2. The height of the fence shall be no more than six feet high.

3. All glass shall be clear.

4. The architect shall submit a tree survey, site plan, tree disposition plan, and a mitigation plan in accordance with the tree ordinance

Moved: Hopper

Second: Appel

Absent: Marston, Parrish, Solera

Resolution No. 2007-54  
Approved 7 to 0 with the following condition:

1. The larger portion of the canopy shall be a light color while the smaller portion shall be a darker color.

Moved: Lorenzo

Second: Hopper

Absent: Marston, Parrish, Solera

Continued to the meeting of November 6, 2007

Approved 7 to 0

Moved: Appel

Second: Seco

Absent: Appel, Lorenzo, Marston, Parrish

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**DISCUSSION ITEM**

1. Discussion of Section 23-5 (c) (5) a. Approval of archeologists by the Board, as per Miami City Code, Chapter 23, Historic Preservation Ordinance.

Resolution No. 2007-55  
Approved 7 to 0 with the following condition:  
Approving a change in the language of chapter 23, section c (5) (a) 1. to read: scientific excavation and evaluation of the site at the applicant's expense by an archeologist who meets the *Secretary of the Interior's Professional Qualifications Standards for Archaeology* (36 cfr part 61) and section c (5) (a) 2. to read: An archeological survey at the applicant's expense conducted by an archeologist who meets the *Secretary of the Interior's Professional Qualifications Standards for Archaeology* (36 CFR Part 61)..  
Moved: Appel  
Second: Lorenzo  
Absent: Marston, Parrish, Solera

2. Request from the HEP Board to adjust the language in the ordinance to read "...60 days to take action."
3. Request to Staff to follow up on removal and in-kind replacement of coconut palms in Baywood Park.
4. Request to Staff to review the previous HEPB Public Hearing on the extension of median in Bayside and the recommended plantings.

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5. Request to the Administration to have a Code Enforcement Officer specifically handling historic districts.

**ADJOURNMENT**

6:25 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.