

CITY OF MIAMI
HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD
MINUTES

July 5, 2011
3:00 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
COCONUT GROVE, MIAMI, FLORIDA

ROLL CALL

3:10 p.m.

Present: Appel, Graboski, Hopper,
Kuperman

Absent: Hecht, Marston, Zamanillo, Lewis,
Lorenzo

PUBLIC HEARING ITEMS

**APPROVAL OF MINUTES FROM THE MEETING
OF June 07, 2011.**

Approval of Minutes from the meeting of June 7
2011.

Motion Approved 4 to 0

Moved: Kuperman

Second: Appel

Absent: Hecht, Marston, Zamanillo, Lewis,
Lorenzo

1. **5400 Biscayne Boulevard**
MIMO Historic District
Application for a **Certificate of**
Appropriateness to install security screening
over doors and windows.

Resolution HEPB-2011-23

Motion Approved 4 to 0 with the following
conditions:

1. The property owner shall restore/uncover the windows on the outside of the structure and storefront entrance within one year of this COA to mitigate for the impact that the new metal rolling doors over the storefront entrance will have during non-operational hours.
2. The restored/uncovered windows shall be the windows along the east and north side of the building including the Biscayne Boulevard frontage and the main entrance, respectively.

Moved: Kuperman

Second: Appel

Absent: Hecht, Marston, Zamanillo, Lewis, Lorenzo

2. **South Miami Avenue**
Historic Roadway Preliminary Designation
Application for City Historic Roadway
Preliminary Designation of South Miami Avenue
from 15th to 26th Road, and for an extension of
limits of County Historic Roadway Designation
from 25th to 26th Road.

Resolution HEPB-2011-24

Motion Approved 5 to 0 with the following
conditions:

1. City staff will prepare a historic designation report for the roadway.
2. City staff will work with the County to extend the limits for county designation to include 25th to 26th Road. The designation will be consistent with the criteria set forth in Chapter 23 Miami City Code.

Moved: Kuperman

Second: Appel

CITY OF MIAMI
HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD
MINUTES

July 5, 2011
3:00 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
COCONUT GROVE, MIAMI, FLORIDA

- | | |
|--|--|
| <p>3. La Ermita de la Caridad
3609 South Miami Avenue
Preliminary Designation Report for La Ermita de la Caridad to become a Historic Cultural Site.</p> <p>4. Rickenbacker Causeway Tollway Improvements
Application for Certificate of Approval for South Miami Avenue and Brickell Avenue roadway improvements associated with Rickenbacker Causeway tollway improvements.</p> <p>5. 6405 Biscayne Boulevard
Mimo Historic District
Application for Certificate of Appropriateness for the new construction of a 2-story retail space.</p> | <p>Absent: Hecht, Marston, Zamanillo, Lewis</p> <p>Existing application was withdrawn by owner.</p> <p>Resolution HEPB-2011-25
Motion Approved 4 to 1 with the following conditions:</p> <ol style="list-style-type: none">1. All medians and swales shall be replaced with sod rather than concrete. Trees will be added as allowed by transportation design standards for arterial streets in neighborhoods.2. All signage will be reduced to the minimum necessary to promote safe operation while respecting the scenic character of these corridors. <p>Moved: Appel
Second: Lorenzo
Absent: Hecht, Marston, Zamanillo, Lewis</p> <p>Resolution HEPB-2011-27
Motion Approved 5 to 0 with the following conditions:</p> <ol style="list-style-type: none">1. The rear parking area should include triangle cut outs between the front of each parking space to provide enough room for 9 sabal palms to be planted between the front of the parking spaces as a buffer against properties to the east.2. All signage shall be channel lettering as depicted in the rendering and each retail vendor will permit signage separately.3. There shall be a solid, landscaped "green" wall along the north elevation of the property as noted on the plans.4. Building projecting vertical signage shall be as submitted in the application package and not revised as alternative presented at the hearing.5. All glass for doors, windows, and storefronts shall be clear. <p>Moved: Appel
Second: Graboski
Absent: Hecht, Marston, Zamanillo, Lewis</p> |
|--|--|

CITY OF MIAMI
HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD
MINUTES

July 5, 2011
3:00 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
COCONUT GROVE, MIAMI, FLORIDA

6. Archeological Map Updates

Resolution to approve the creation of updated archeological probability maps citywide.

Item continued to September HEPB hearing.

7. 5500 N.E. 7th Avenue

Morningside Historic District

Application for **Certificate of Appropriateness** for demolition of existing house. Preliminary schematic approval of concept for new home and accessory features.

Item deferred to September HEPB hearing.

8. 965 N.E. 72nd Street

Bayside Historic District

Application for **Certificate of Appropriateness** for new roof and windows.

Resolution HEPB-2011-26

Motion Approved 5 to 0 with the following conditions:

1. The roof tiles shall be white flat cement or clay roof tiles.
2. The applicant will contact the preservation office to determine a paint color for the remaining home and trim as allowed by the district guidelines.
3. Front windows shall be casement windows.
4. All glass shall be clear glass.

Moved: Graboski

Second: Kuperman

Absent: Hecht, Marston, Zamanillo, Lewis

9. 6443 Biscayne Boulevard

Mimo Historic District

Application for **Certificate of Appropriateness** for modification to an existing Class II Special Permit under 11000 Zoning.

Resolution HEPB-2011-28

Motion Approved 5 to 0 with the following conditions:

1. All buildings will utilize Mimo approved color palette of soft pastels.
2. Decorative murals shown on the west and north elevation will utilize a minimum of two Mimo approved colors and the stucco will be scored to provide a border for the artistic shapes shown. The mural facing Biscayne Boulevard will incorporate some decorative colored lighting.
3. All landscaping shown on page LA-2 along the north and east perimeters shall be installed at the time of completion of Phase 1.
4. Additional landscaping will be proposed along Biscayne Boulevard in connection with Phase 1 building construction adding palms or shade trees in addition to the recent FDOT reconstruction.

CITY OF MIAMI
HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD
MINUTES

July 5, 2011
3:00 P.M.

CITY HALL, 3500 PAN AMERICAN DRIVE
COCONUT GROVE, MIAMI, FLORIDA

Moved: Lorenzo
Second: Graboski
Absent: Hecht, Marston, Zamanillo, Lewis

ADJOURNMENT

6:15 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.