

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

OCTOBER 21, 2004
3:00 P.M.

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

ROLL CALL

3:15 P.M.

Present: Appel, Fernandez,
Barber, Parrish, Black

Absent: Alvarado, Marston,
Penelas, Solera

Note: Mr. Alvarado arrived
at 3:22 P.M.

Ms. Solera arrived at
3:26 P.M.

Mr. Fernandez left at
6:20 P.M

Mr. Barber left at 6:23
P.M.

**APPROVAL OF MINUTES FROM THE MEETING OF
SEPTEMBER 22, 2004**

Approved 5 to 0

Moved: Appel

Second: Parrish

Absent: Alvarado, Marston,
Penelas, Solera

PUBLIC HEARING ITEMS

1. Downtown Miami National Register Historic District
Area Generally Bounded by NE 3rd Street on the north,
SE 3rd Avenue on the east, SE and SW 1st Streets on
the south and NW Miami Court on the west.

Review of a nomination to the National Register of
Historic Places, pursuant to the provisions of the Florida
Certified Local Government Guidelines.

Resolution No. 2004-81

Approved 5 to 0

Moved: Appel

Second: Parrish

Absent: Alvarado, Marston,
Penelas, Solera

2. Hidden Harbor Apartments
1951 NW South River Drive

Application for a Certificate of Approval for the removal and relocation of trees to accommodate new construction within an Environmental Preservation District.

(This item was continued from the meeting of September 22, 2004.)

3. Approximately 1563 S Miami Avenue

Application for a Certificate of Approval for pool installation within an Environmental Protection District.

(This item was continued from the meetings of June 15, 2004, and July 20, 2004.)

4. Spring Garden Historic District
1010 NW 9th Court

Application for a Certificate of Appropriateness for the complete demolition of the subject property and for the construction of a new single family residence and site improvements including a pool, patio and hedge.

(This item was continued from the meetings of May 18, 2004, June 15, 2004, July 20, 2004 and September 22, 2004.)

Resolution No. 2004-82
Approved 7 to 0
Moved: Parrish
Second: Solera
Absent: Marston, Penelas

Motion to approve per Staff recommendation
Denied 3 to 4
Moved: Solera
Second: Appel
Noes: Alvarado, Barber, Black, Parrish
Absent: Marston, Penelas

Resolution No. 2004-83
Approved 7 to 0
Moved: Parrish
Second: Alvarado
Absent: Marston, Penelas

Resolution No. 2004-84
Approved 7 to 0
Moved: Solera
Second: Appel
Absent: Marston, Penelas

5. Morningside Historic District
690 NE 57th Street

Application for a Certificate of Appropriateness for the installation of a fence and hedges a portion of which is located along the east property line.

Motion to approve per Staff recommendation
Denied 2 to 5
Moved: Appel
Second: Parrish
Noes: Alvarado, Fernandez, Barber, Black, Solera

Motion to continue item to the meeting of November 29, 2004, with the consent of applicant.
Approved 7 to 0
Moved: Solera
Second: Alvarado
Absent: Marston, Penelas

6. Bayside Historic District
654 NE 71st Street

Application for a Certificate of Appropriateness for the replacement of the front porch, the installation of new windows, and the construction of a rear yard addition.

Resolution No. 2004-85
Approved 7 to 0
Moved: Solera
Second: Alvarado
Absent: Marston, Penelas

7. Bayside Historic District
1039 NE 72nd Street

Application for a Certificate of Appropriateness for the replacement of the asphalt circular driveway with brick pavers.

Resolution No. 2004-86
Approved 6 to 0
Moved: Solera
Second: Parrish
Absent: Alvarado, Marston, Penelas

9. 4116 Douglas Road

Application for an accelerated approval of a Certificate of Appropriateness for the rehabilitation of the subject property, including the demolition of a rear addition, the construction of a two story addition, the replacement of the roof, the construction of a garage, and the installation of fences and walls.

Motion to continue item to the meeting of November 29, 2004, with the consent of applicant.
Approved 6 to 0
Moved: Appel
Second: Barber
Absent: Marston, Penelas

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8. Bayside Historic District
625 NE 70th Street

Application for a Certificate of Appropriateness for the complete demolition of the subject property.

Resolution No. 2004-87
Approved 5 to 0
Moved: Solera
Second: Appel
Absent: Barber, Fernandez,
Marston, Penelas

10. Dr. Emerson Ayars House
3041 Oak Avenue

Application for a Certificate of Appropriateness for the demolition of a one story rear yard garage/apartment and the construction of a new two story rear yard garage/apartment including a four car garage, private elevator, and deck.

Motion to continue item to the meeting of November 29, 2004, with the consent of applicant
Approved 5 to 0
Moved: Solera
Second: Appel
Absent: Barber, Fernandez,
Marston, Penelas

11. Buena Vista East Historic District
44 NE 46th Street

Application for a Certificate of Appropriateness for the complete rehabilitation of the subject property.

Resolution No. 2004-88
Approved 5 to 0
Moved: Solera
Second: Appel
Absent: Barber, Fernandez,
Marston, Penelas

12. Sears Roebuck and Co.
1300 Biscayne Boulevard

Application for a modification to an existing Certificate of Appropriateness for the installation of windows.

Resolution No. 2004-89
Approved 5 to 0
Moved: Solera
Second: Appel
Absent: Barber, Fernandez,
Marston, Penelas

13. 1060 Brickell
Approximately 1060 Brickell Avenue

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

Resolution No. 2004-90
Approved 5 to 0
Moved: Solera
Second: Alvarado
Absent: Barber, Fernandez,
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14. River Front West
Approximately 92 SW 3rd Street

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

Resolution No. 2004-91
Approved 5 to 0
Moved: Solera
Second: Appel
Absent: Barber, Fernandez,
Marston, Penelas

15. South Bayshore Tower (Mirador Court)
1390 Brickell Bay Drive

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

Resolution No. 2004-92
Approved 5 to 0
Moved: Solera
Second: Appel
Absent: Barber, Fernandez,
Marston, Penelas

16. Marquis (The Pointe at Brickell)
Approximately 1100 South Miami Avenue

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

Resolution No. 2004-93
Approved 5 to 0
Moved: Solera
Second: Alvarado
Absent: Barber, Fernandez,
Marston, Penelas

NEW BUSINESS

1. Review of new public hearing dates.

Discussion

ADJOURNMENT

7:55 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).

ALL PERTINENT DOCUMENTS FOR THIS PUBLIC HEARING ARE AVAILABLE FOR REVIEW AT THE PLANNING AND ZONING DEPARTMENT, LOCATED AT 444 SW 2ND AVENUE, 3RD FLOOR, MIAMI, FLORIDA, 33130, AND ARE AVAILABLE FOR PUBLIC REVIEW DURING REGULAR WORKING HOURS. PHONE: (305) 416-1409.

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