HPB21-0480: 4000 Collins Avenue

BOOS DEVELOPMENT

BRFLT

BERCOW RADELL FERNANDEZ LARKIN + TAPANES

ZONING, LAND USE AND ENVIRONMENTAL LAW

November 9, 2021 Historic Preservation Board Meeting

Prior Order

- **2017:** HPB17-0097 - approved 4-story addition to Continental Hotel
- **Condition C.(1)(g):** Requires 10′ spacing between fixtures and exterior walls fronting Collins Ave or 41st Street

KVC CONSTRUCTORS

Continental Garage

SMITH AERIAL PHOTOS 04-27-21

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Request

Modification of Condition I.C.1.g.

All interior fixtures, including, but limited to, shelving, partitions, and checkout counters, shall be setback a minimum of ~~ten (10')~~ five (5) feet from any portion of an exterior wall fronting Collins Avenue or 41st Street, in a manner to be reviewed and approved by staff consistent with the Certificate of Appropriateness Criteria and/or directions from the Board. This shall not prohibit moveable tables and chairs or substantially transparent fixtures for display only. Additionally, there shall be no storage or stacking of good within five (5) feet of the storefront windows within these setback areas.

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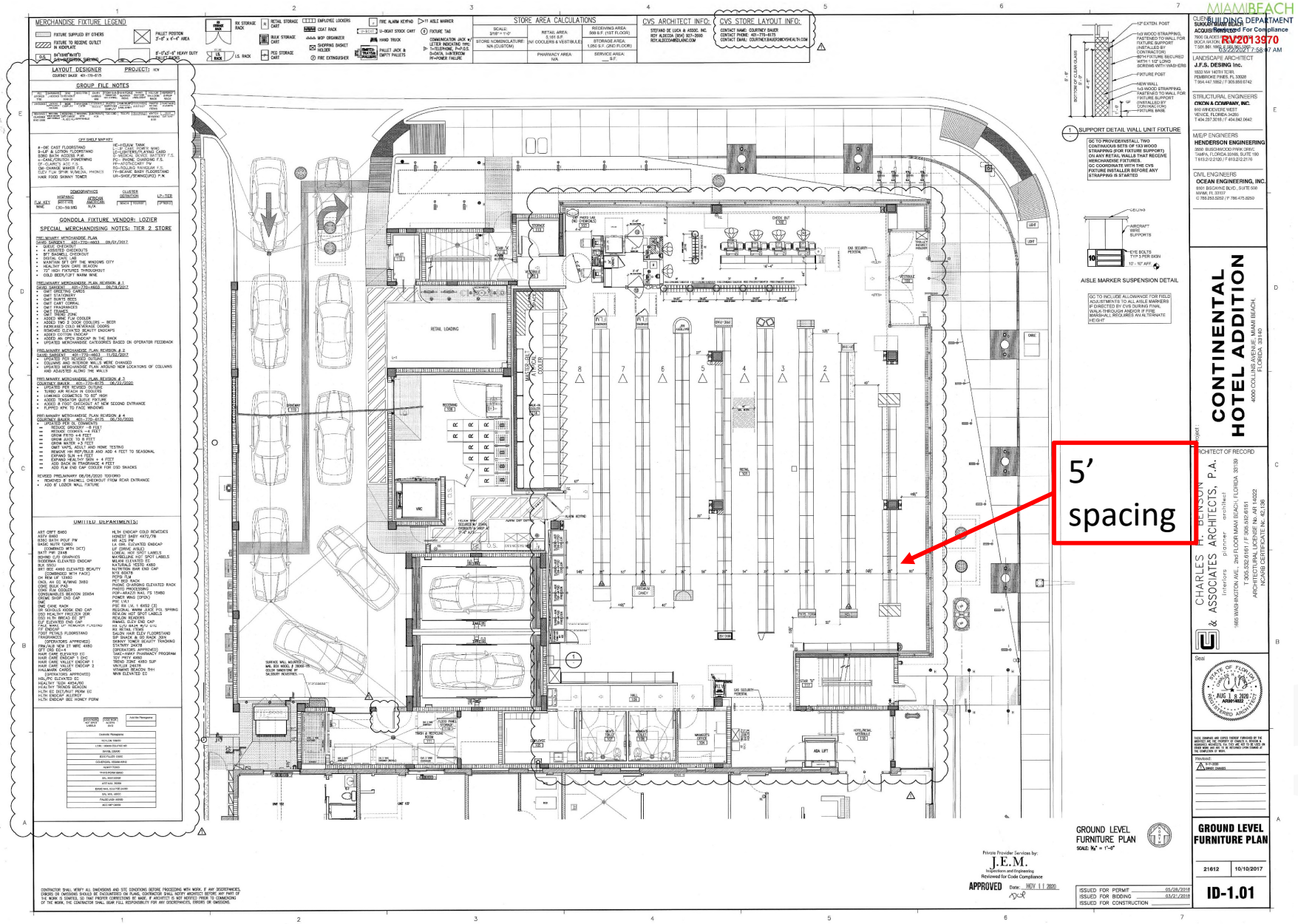
Approved Permit Plans



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Interior Shelving along Collins Avenue frontage

Thank You

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