

**DESIGN REVIEW BOARD MINUTES
1700 CONVENTION CENTER DRIVE 3RD FL.**

Friday, December 17, 2021, 9:00 AM | Virtual Meeting/ City Commission Chamber at Miami Beach City Hall (1700 Convention Center Dr., 3rd Fl., Miami Beach, FL 33139)

City of Miami Beach Land Use Board meetings will be hosted as Hybrid Meetings during which all members of the respective boards will be physically present in a socially distanced manner in the City Commission Chamber at Miami Beach City Hall (1700 Convention Center Dr., 3rd Fl., Miami Beach, FL 33139). City staff will participate in meetings virtually. Applicants and the public are encouraged to attend meetings virtually (as provided below). Anyone wishing to attend a meeting or provide public comment in person may appear at the Commission Chamber and will be required to wear facial coverings and observe social distancing, consistent with CDC guidance. Please click the link below to join the webinar <https://miamibeachfl-gov.zoom.us/j/82273941924> Or iPhone one-tap : US: 13017158592 or 888 475 4499 (Toll Free) Webinar ID: 822 7394 1924. Members of the public wishing to speak on an item during the meeting, must click the “raise hand” icon if using the Zoom app or press *9 on the telephone to “raise hand”.

- I. ATTENDANCE
- II. APPROVAL OF MINUTES
- III. CITY ATTORNEY UPDATES
- IV. SWEARING IN OF PUBLIC
- V. REQUESTS FOR CONTINUANCES/WITHDRAWALS
- VI. REQUESTS FOR EXTENSIONS OF TIME
- VII. DISCUSSION ITEMS
- VIII. PROGRESS REPORT
- IX. MODIFICATION OF PREVIOUSLY APPROVED BOARD ORDER
- X. CONTINUED ITEMS
- XI. OPEN AND CONTINUED ITEMS
- XII. NEW APPLICATIONS
- XIII. APPEALS (BOA ONLY)
- XIV. OTHER BUSINESS
- XV. ADJOURNMENT

AGENDA ITEMS

ATTENDANCE

APPROVAL OF MINUTES

1. After Action: Tuesday November 02, 2021 Meeting

APPROVED

Motion to Approve
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian
MOTION Passed

REQUESTS FOR CONTINUANCES

ITEMS PREVIOUSLY CONTINUED

2. DRB21-0664, 3900 - 4000 Alton Road.

APPROVED w/ Conditions

Motion to Approve w/ Conditions
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

APPROVED w/ Conditions

Motion to Approve w/ Conditions
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

3. DRB21-0694, 5333 Collins Avenue.

APPROVED w/ Conditions

Motion to Approve w/ Conditions
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

4. DRB21-0656, 4136 Alton Road.

APPROVED

Motion to Approve
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

5. DRB21-0683, 5226 North Bay Road.

APPROVED

Motion to Approve
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

6. DRB21-0686, 2464 Prairie Avenue.

APPROVED w/ Conditions

Motion to Approve w/ Conditions
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

7. DRB21-0687, 420 West 51st Street.

DESIGN APPROVED w/ Conditions

Motion to Approve w/ Conditions
Moved By: Sam Sheldon
Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

VARIANCES WITHDRAWN

Motion to Withdrawn

Moved By:

Supported By:

Absent: Comas , Diffenderfer, Hagopian

8. DRB21-0699, 228 and 302 West DiLido Drive.

APPROVED

Motion to Approve

Moved By: Sam Sheldon

Supported By: Scott Diffenderfer

Ayes: Bodnar, Diffenderfer, Gorlin, Sheldon

Nays: Nelson

Absent: Comas , Hagopian

MOTION Passed

9. DRB21-0718, 8 Farrey Lane.

CONTINUED to 2/1/21 Meeting

Motion to Continue

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

10. DRB21-0744, 2001 Lake Avenue.

WITHDRAWN

NO ACTION REQUIRED

Motion to Other

Moved By:

Supported By:

Absent: Comas , Diffenderfer, Hagopian

MOTION Other

11. DRB21-0659, 92 La Gorce Circle.

APPROVED w/ Conditions

Motion to Approve w/ Conditions

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson

Nays: Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

12. DRB21-0722, 1649 W 22nd Street.

CONTINUED to 2/1/21 Meeting

Motion to Continue

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

13. DRB21-0731, 5262 La Gorce Drive.

DESIGN APPROVED

Motion to Approve

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

VARIANCES #2, #4 APPROVED

Motion to Approve

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

MOTION TO APPROVE VARIANCE #1 - FAILED

Motion to Approve

Moved By: Sam Sheldon

Supported By: Scott Diffenderfer

Ayes: Diffenderfer, Gorlin, Nelson , Sheldon

Nays: Bodnar

Absent: Comas , Hagopian

MOTION Failed

14. DRB21-0734. Intersection of Pine Tree Drive, 46th Street, and Sheridan Avenue – Roundabout.

CONTINUED to 2/1/21 Meeting

Motion to Continue

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Gorlin, Nelson , Sheldon

Absent: Comas , Diffenderfer, Hagopian

MOTION Passed

NEW APPLICATIONS

15. DRB21-0716, 300 W 40th Street.

DENIED w/ out Prejudice

Motion to Deny

Moved By: Sam Sheldon

Supported By: Alex Gorlin

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

16. DRB21-0733, 27 Star Island Drive

VARIANCE APPROVED

Motion to Approve

Moved By: Sam Sheldon

Supported By: Scott Diffenderfer

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

17. DRB21-0742, 6431 Pine Tree Drive Circle

APPROVED

Motion to Approve

Moved By: Scott Diffenderfer

Supported By: Sam Sheldon

Ayes: Bodnar, Diffenderfer, Gorlin, Nelson , Sheldon

Absent: Comas , Hagopian

MOTION Passed

ADJOURNMENT

Applications listed herein have been filed with the Planning Department for review by the Design Review Board, pursuant Section 118-252, and 118-71 of the City's Land Development Regulations. All persons are invited to attend this meeting or be represented by an agent, or to express their views in writing addressed to the Design Review Board c/o the Planning Department, 1700 Convention Center Drive, 2nd Floor, Miami Beach, Florida 33139. Applications for items listed herein are available for public inspection at the following link: or during normal business hours at the Planning Department, 1700 Convention Center Drive, 2nd Floor, Miami Beach, Florida 33139. Inquiries may be directed to the Department at (305) 673-7550.

Any items listed in this agenda may be continued. Under such circumstances, additional legal notice would not be provided. Please contact the Planning Department at (305) 673-7550 for information on the status of continued items.

Pursuant to Section 286.0105, Fla. Stat., the City hereby advises the public that: Appeals of any decision made by this Board with respect to any matter considered at its meeting or hearing, such person will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. This notice does not constitute consent by the City for the introduction or admission of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals not otherwise allowed by law.

To request this material in alternate format, sign language interpreter (five-business day notice is required), information on access for persons with disabilities, and accommodation to review any document or participate in any city-sponsored proceedings, call 305.604.2489 and select 1 for English or 2 for Spanish, then option 6; TTY users may call via 711 (Florida Relay Service).