

## Freitas, Gabriela

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**From:** Freitas, Gabriela  
**Sent:** Tuesday, January 24, 2023 4:14 PM  
**Cc:** Mooney, Thomas; Belush, Michael; Deschamps, Giselle; Gonzalez, Jessica; Herrera, Miriam  
**Subject:** FW: Feb 7 DRB: 1920 Alton Rd DRB22-0873

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Hello bcc'd Board members and Staff,

Please see below public comment. Should you have any questions please contact us.

Thank you.

Kind regards,



**Gabriela C. Freitas, Office Associate V**

PLANNING DEPARTMENT

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**From:** Gonzalez, Jessica <JessicaGonzalez@miamibeachfl.gov>

**Sent:** Tuesday, January 24, 2023 4:00 PM

**To:** Freitas, Gabriela <GabrielaFreitas@miamibeachfl.gov>

**Subject:** Fwd: Feb 7 DRB: 1920 Alton Rd DRB22-0873

Hi Gaby,

Can you please process?

Thanks,

Jessica

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**From:** Mooney, Thomas <[ThomasMooney@miamibeachfl.gov](mailto:ThomasMooney@miamibeachfl.gov)>

**Sent:** Tuesday, January 24, 2023 3:10:02 PM

**To:** Gonzalez, Jessica <[JessicaGonzalez@miamibeachfl.gov](mailto:JessicaGonzalez@miamibeachfl.gov)>

**Cc:** bruce backman <[bruce.backman@yahoo.com](mailto:bruce.backman@yahoo.com)>; Belush, Michael <[MichaelBelush@miamibeachfl.gov](mailto:MichaelBelush@miamibeachfl.gov)>

**Subject:** Feb 7 DRB: 1920 Alton Rd DRB22-0873

Hi Jessica

Per below can you place in DRB file and send to DRB members.

TY, Tom

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**From:** bruce backman <[bruce.backman@yahoo.com](mailto:bruce.backman@yahoo.com)>

**Sent:** Tuesday, January 24, 2023 08:31

**To:** Mooney, Thomas <[ThomasMooney@miamibeachfl.gov](mailto:ThomasMooney@miamibeachfl.gov)>

**Subject:** 1920 Alton Rd DRB22-0873

Dear Tom:

Would you please distribute the following email to the members of the DRB in advance of the 2/7/23 meeting?

Thank you.

BB

Dear DRB Member:

Please do not approve any variance nor the design for the project at 1920 Alton Rd.

Sunset Harbour created a neighborhood vision plan and an overlay district to encourage good development and even approved two height increases.

First class office space on Alton Rd is allowed to rise 65 feet to the roof. However, buildings on Alton Rd were supposed to step down to lower heights as they approach 20th St and the Palau Condominiums.

This proposed project is simply a big rectangular cube with rounded edges, and no stepdown.

Furthermore, with additional allowances to freeboard, the building appears to be around 90 feet high including the rooftop structures,. It looms oppressively over the Palau.

The rooftop structure itself is enormous. It looks more like a slightly reduced additional floor rather than the strictly necessary structures such as elevator shafts, and stair heads. The rooftop structures at 1920 Alton Rd, start at the height of the enormous rooftop structure next door at 1910 Alton Rd and rise well above that.

This project is too massive and too high. Please reject the design and any height variance.

BB