

DESIGN REVIEW BOARD AGENDA
1700 CONVENTION CENTER DRIVE 3RD FL.
Tuesday, September 05, 2017 8:30 A.M. | CITY COMMISSION CHAMBERS

- I. **ATTENDANCE**
- II. **APPROVAL OF MINUTES: After Action Report –July 07, 2017 Meeting**
- III. **CITY ATTORNEY UPDATES**
- IV. **SWEARING IN OF PUBLIC**
- V. **REQUESTS FOR CONTINUANCES/WITHDRAWALS**
- VI. **DISCUSSION ITEMS**
- VII. **REQUESTS FOR EXTENSIONS OF TIME**
 - A. DRB17-0151 (a.k.a. DRB0616-0035) **3724 and 3732 Sheridan Avenue.** The applicant, Etram Holdings Corp, is requesting a (1) one-year Extension of Time for a previously issued Design Review Approval for the construction of a new two-story single-family home on two combined lots to replace two, one-story single family homes one of which is a pre-1942 architecturally significant home. **(ITEM WAS APPROVED AT THE DECEMBER 06, 2016 MEETING)**
 - B. DRB17-0162 (aka DRB File No 23230), **7615 Harding Avenue.** The applicant, 608 Investments LLC, is requesting a (1) one-year Extension of Time for a previously issued Design Review Approval for the construction of a new detached five-story addition to an existing two-story multifamily building including variances. **(ITEM WAS APPROVED AT THE JANUARY 15, 2016 MEETING)**
- VIII. **APPLICATIONS FOR DESIGN REVIEW APPROVAL**
 - A. **MULTIFAMILY/COMMERCIAL/OTHER**
 - 1. PREVIOUSLY CONTINUED
 - 2. MODIFICATIONS
 - 3. NEW APPLICATIONS
 - a. DRB17-0131, **5775 Collins Avenue.** The applicant, Miami Beach Associates, LLC, is requesting Design Review Approval for the construction of a new eighteen (18) story residential building, along with two levels of subterranean parking, to replace an existing oceanfront twelve (12) story residential structure. **(ITEM TO BE HEARD FIRST)**
 - b. DRB17-0157 (aka DRB 23076), **723 North Lincoln Lane.** The applicant, PPF 723 Lincoln Lane LLC, is requesting Design Review Approval for interior and exterior design modifications to the ground level glazing on the facades along North Lincoln Lane, Meridian Avenue and Meridian Court, in order to accommodate a new restaurant build-out at the ground floor.
 - c. DRB17-0161, **5750 Collins Avenue.** The applicant, Royal Embassy Condominium, is requesting Design Review Approval to replace existing concrete balcony railings on all elevations of the building with all clear glass railings.

- d. DRB17-0163, **330 76th Street**. The applicant, Delmar Investments LLC and Dronero Investments LLC, is requesting Design Review Approval for the construction of a new three-story townhouse building with mechanical parking on a vacant site, including one or more waivers, and variances from the minimum lot size required, to reduce the minimum required pedestal front, rear, and both sides setbacks, to reduce the required driveway width, to exceed the maximum area for a deck within the required rear yard, and to exceed the maximum projection allowed into required yards.
- e. DRB17-0164, **300 South Pointe Drive**. The applicant, Portofino/ South Pointe Master Association, Inc., is requesting Design Review Approval for exterior design modifications to an existing outdoor pool deck level, including new shade structures, landscaping and installation of additional outdoor features.
- f. DRB17-0149, **7128 Indian Creek Drive**. The applicant, IC Property Capital Corp., is requesting Design Review Approval for the construction of a four-story hotel with artistic super graphics to replace an existing two-story building, including one or more waivers and variances to reduce the minimum required front, and both side setbacks for the building, to reduce the required width for a drive aisle, and to exceed the maximum elevation allowed within required yards.
- g. DRB17-0147, **1664 Lenox Avenue**. The applicant, NZR, LLC dba Chotto Matte, is requesting Design Review Approval for the approval of a variance to exceed the allowable hours of operation for an accessory outdoor bar counter associated with a new restaurant located within the interior courtyard of the property.

B. CITY PROJECTS

1. PREVIOUSLY CONTINUED

- a. DRB16-0092, **North Shore Open Space Park**. The applicant, the City of Miami Beach, is requesting Design Review Approval for the substantial improvements of North Shore Open Space Park. **(ITEM WAS APPROVED AT THE MARCH 07, 2017 MEETING WITH THE EXCEPTION OF FENCING ALONG COLLINS AVENUE, PLAYGROUND EQUIPMENT AND PARK LIGHTING PLAN)**

2. MODIFICATIONS

3. NEW APPLICATIONS

- a. DRB17-0125, **2300 Pinetree Drive/2795 Prairie Avenue—Community Park (former Bayshore Municipal Golf Course Par 3)**. The applicant, the City of Miami Beach, is requesting Design Review Approval for the substantial improvements of a former golf course into a community park including the excavation of a lake, dog park areas, tennis courts, a restroom and storage facility, and parking area, in addition to other features.

C. SINGLE FAMILY HOMES

1. PREVIOUSLY CONTINUED
2. MODIFICATIONS
3. NEW APPLICATIONS

- a. DRB17-0154, **3175 Prairie Avenue**. The applicant, Jose Prieto, is requesting Design Review Approval for the construction of a new one-story, single-family residence including one or more design waivers, to replace an existing one-story architecturally significant pre-1942 single-family residence.
- b. DRB17-0156, **421 East San Marino Drive**. The applicant, City National Bank of Florida, as Trustee under Land Trust No. 2401-3276-00, is requesting Design Review Approval for the construction of a new two-story single family residence, including one or more waivers, to replace an existing two-story architecturally significant pre-1942 single family residence.
- c. DRB17-0159, **1825 West 24 Street**. The applicant, Bart Reines, is requesting Design Review Approval for the construction of a new single family two-story residence, including one or more design waivers, to replace an existing two-story, single-family residence.

IX. FUTURE MEETING DATE REMINDER

Tuesday, October 03, 2017 @ 8:30 am

X. ADJOURNMENT

These applications have been filed with the Planning Department for review by the Design Review Board, pursuant to Section 118-261, Section 118-252, and Section 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. The applications for the above projects are available for public inspection 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 of the above items may be continued and, under such circumstances, additional legal notice would not be provided. Any person may contact the Department at (305) 673-7550 for information as to the status of these items as a result of the Board's meeting.

Pursuant to Section 286.0105, Fla. Stat., the City hereby advises the public that: If a person decides to appeal 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-day notice required), information on access for persons with disabilities, and/or any 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).