

**PLANNING BOARD MINUTES**  
**1700 CONVENTION CENTER DRIVE 3RD FL.**

Tuesday, July 25, 2017, 1:00 PM | City Commission Chambers

- 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
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ATTENDANCE

APPROVAL OF MINUTES

1. After Action Report -June 27, 2017

**Motion**

**Motion to Approve**

**Moved By: Jeffrey Feldman**

**Supported By: Daniel Veitia**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

REQUEST FOR CONTINUANCES/WITHDRAWALS

PROGRESS REPORT

2. PB 2245 -500 Alton Road & 1220 Sixth Street  
500 Alton Road Ventures, LLC. and 1220 Sixth, LLC.

**Continued to September 26, 2017.**

**Motion to Approve**  
**Moved By: Daniel Veitia**  
**Supported By: Jeffrey Feldman**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**MOTION Passed**

3. PB16-0069 fka PB 1361 -1236 Ocean Drive  
Il Giardino

**Continued to September 26, 2017.**

**Motion to Continue**  
**Moved By: Jeffrey Feldman**  
**Supported By: Daniel Veitia**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**MOTION Passed**

### **CONTINUED ITEMS**

4. PB17-0134 -North Beach National Register Conservation District Overlay -Ordinance  
City of Miami Beach

**Continued to September 26, 2017**

**Motion to Continue**  
**Moved By: Jeffrey Feldman**  
**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

### **NEW APPLICATIONS**

5. PB17-0145 - Medical Cannabis Treatment Centers and Pharmacy Stores Regulations -Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation, with modifications.**

**Motion to Approve**  
**Moved By: Daniel Veitia**  
**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

6. PB17-0140 - North Beach National Register Conservation District Overlay Comp Plan Amendments -Ordinance  
City of Miami Beach

**Continued to September 26, 2017.**

**Motion to Continue**  
**Moved By: Jeffrey Feldman**

**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

7. PB17-0139 - North Beach Town Center GU Comprehensive Plan Amendment-Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation.**

**Motion to Approve**

**Moved By: Daniel Veitia**

**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

8. PB17-0141 North Beach Town Center GU Rezoning -Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation.**

**Motion to Approve**

**Moved By: Daniel Veitia**

**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

9. PB17-0142 North Beach Town Center District -Parking Garage Regulations -Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation.**

**Motion to Approve**

**Moved By: Daniel Veitia**

**Supported By: Jeffrey Feldman**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

10. PB17-0129 -Washington Avenue Uses 6th to 7th Street -Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation.**

**Motion to Approve**

**Moved By: Daniel Veitia**

**Supported By: Jeffrey Feldman**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

11. PB17-0131 -Alternative Parking Requirements -Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation.**

**Motion to Approve**

**Moved By: Jeffrey Feldman**

**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

12. PB17-0146 - Hostel, Hotel, Apartment Hotel and Suite Hotel Regulations -Ordinance  
City of Miami Beach

**Transmit to the City Commission with favorable recommendation.**

**Motion to Approve**

**Moved By: Daniel Veitia**

**Supported By: Nick Gelpi**

**Ayes: Elias, Feldman, Gelpi, Veitia**

**Absent: Gumenick, Meland**

**MOTION Passed**

## **ADJOURNMENT**

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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).