

The RALEIGH MASTERPLAN



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CITY OF MIAMI BEACH
HISTORIC PRESERVATION BOARD
UPDATED PLANS IN RESPONSE
TO HPB DISCUSSION

AUGUST 11, 2020

PRESERVATION AND RESTORATION

2296

RALEIGH HOTEL
COLLINS AVENUE
MIAMI BEACH, FLORIDA.

The Raleigh Hotel, 1945





Proposed restoration of the Raleigh Hotel

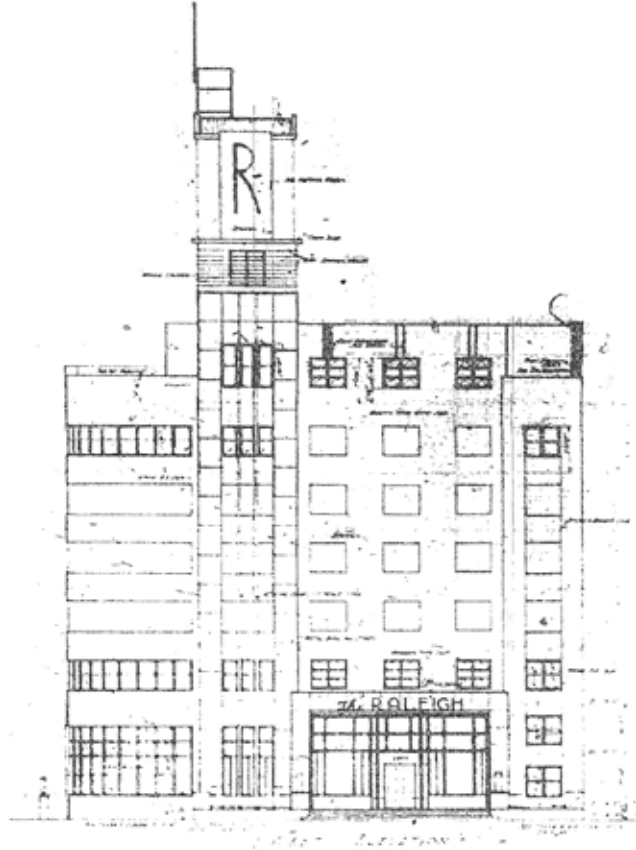


The Raleigh, Richmond, and South Seas Hotels, 1945

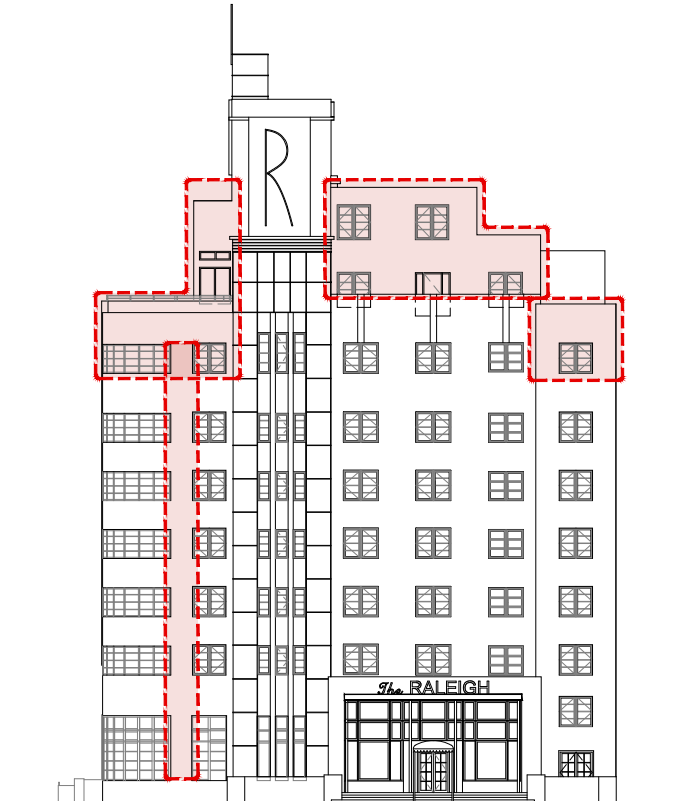


Proposed restoration of the Raleigh, Richmond, and South Seas Hotels

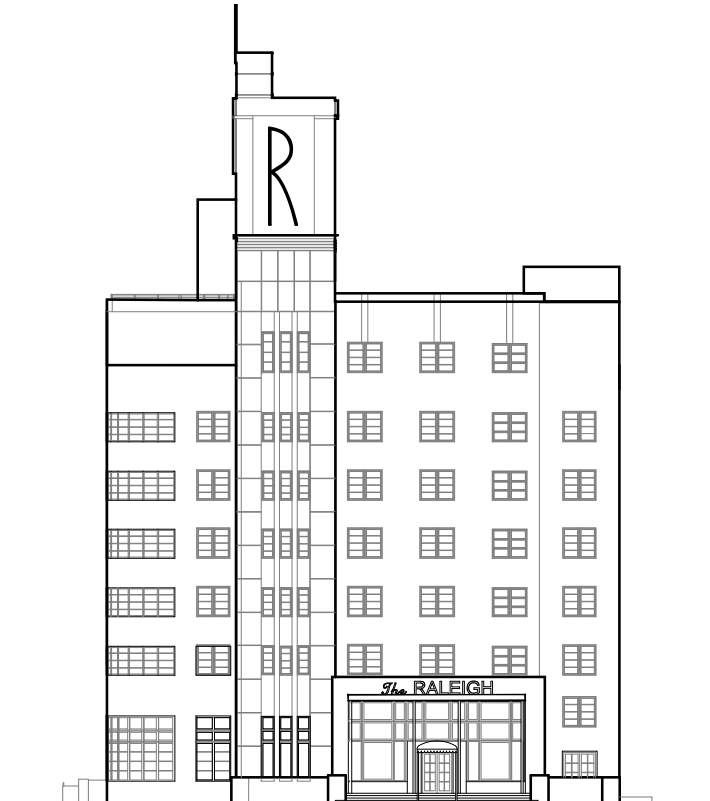
The Raleigh Hotel Proposed West Elevation Restoration



Original Elevation, 1940
Lawrence Murray Dixon (Microfilm)

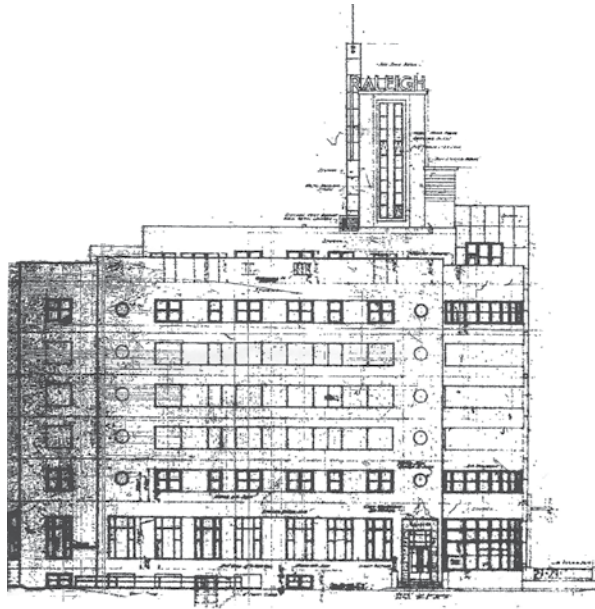


Existing Elevation (Approved)

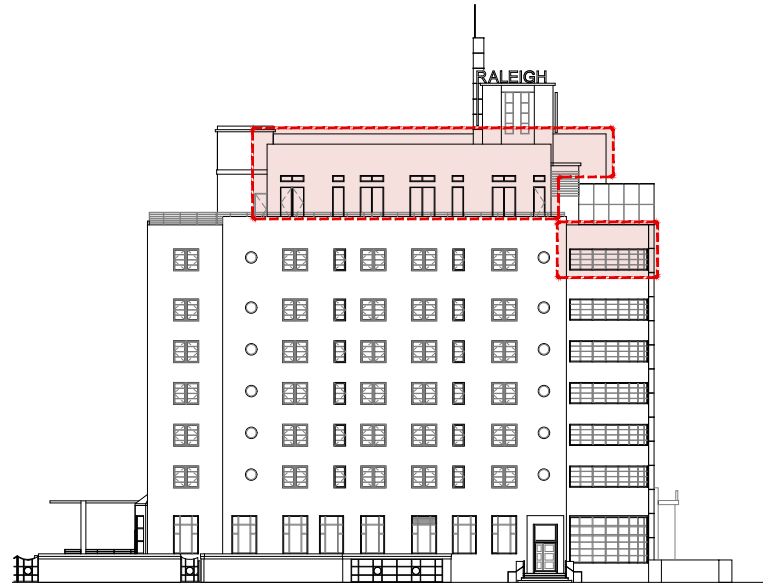


Proposed Elevation (Restoration)

The Raleigh Hotel Proposed North Elevation Restoration



Original Elevation, 1940
Lawrence Murray Dixon (Microfilm)

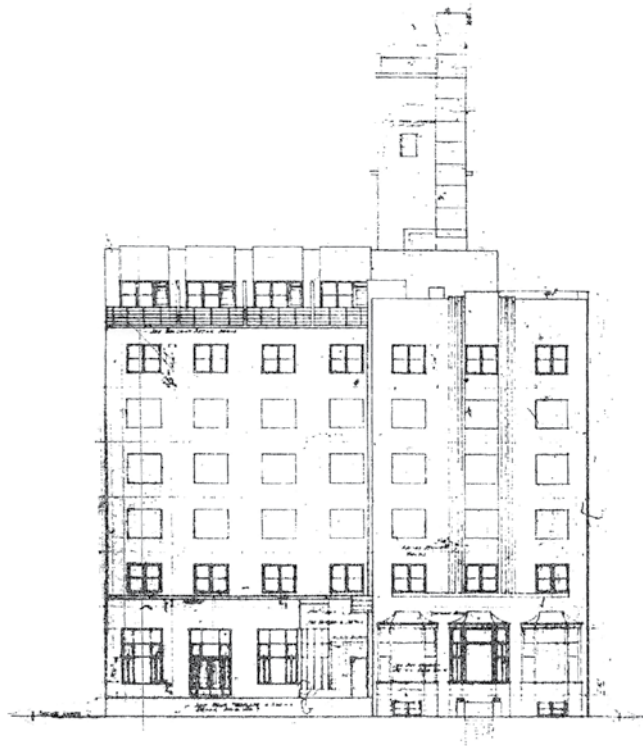


Existing Elevation (Approved)

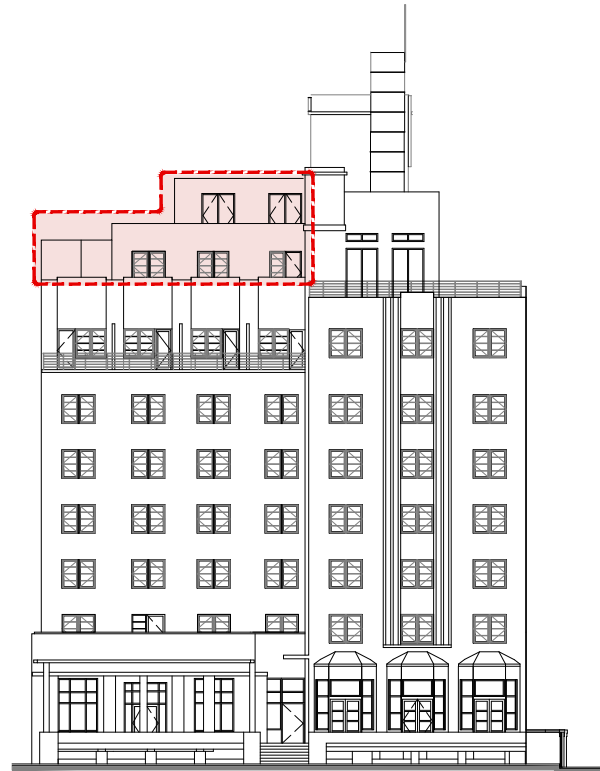


Proposed Elevation (Restoration)

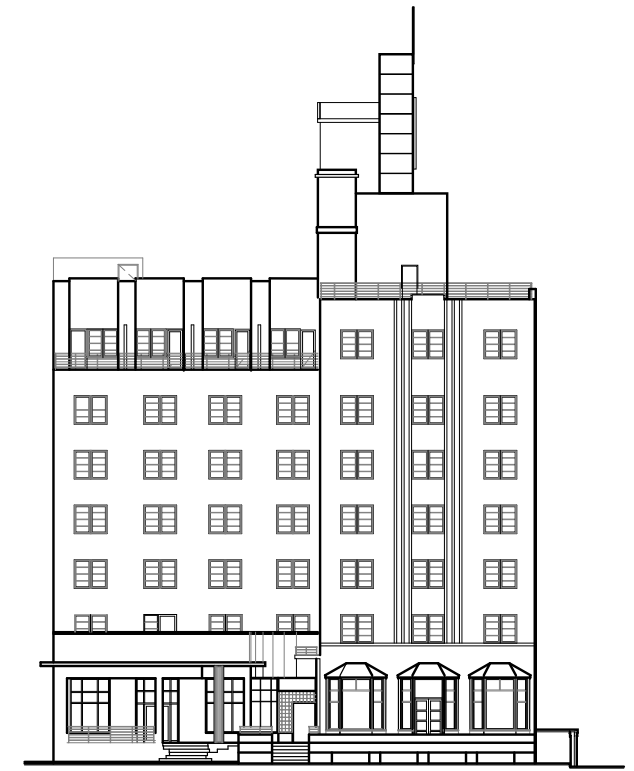
The Raleigh Hotel Proposed East Elevation Restoration



Original Elevation, 1940
Lawrence Murray Dixon (Microfilm)

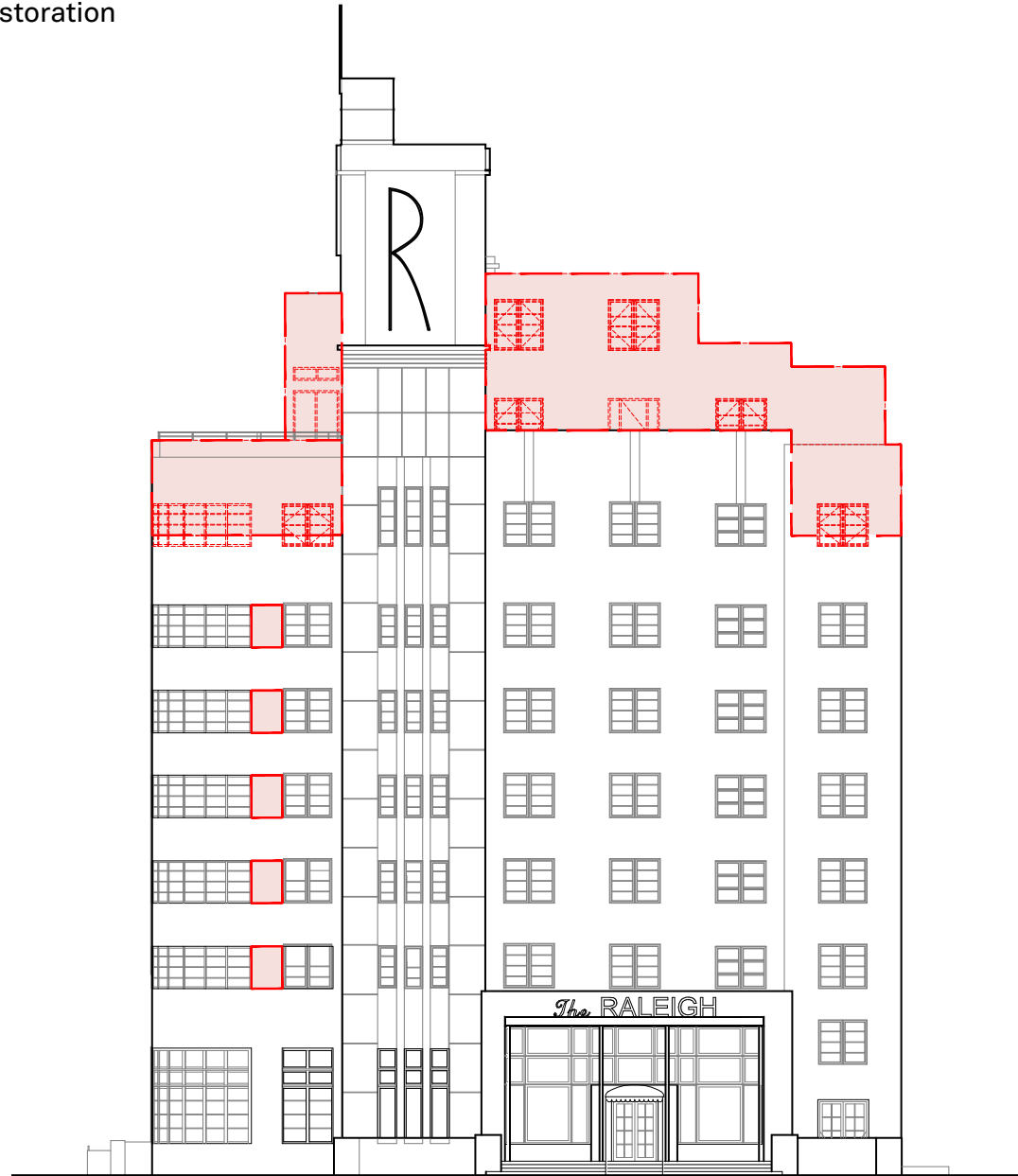


Existing Elevation (Approved)

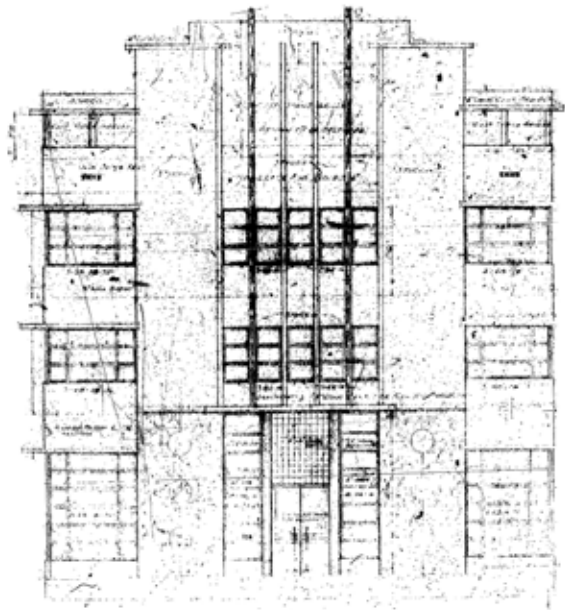


Proposed Elevation (Restoration)

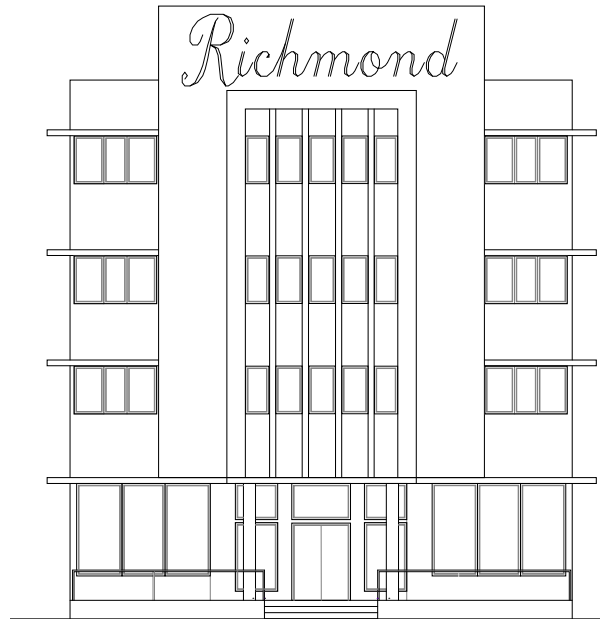
The Raleigh Hotel Proposed West Elevation Restoration



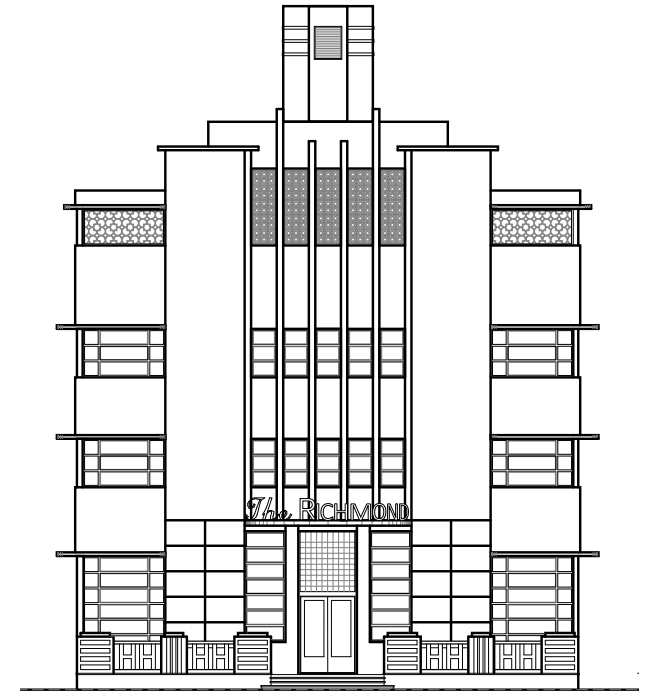
The Richmond Hotel Proposed West Elevation Restoration



Original Elevation, 1940
Lawrence Murray Dixon (Microfilm)

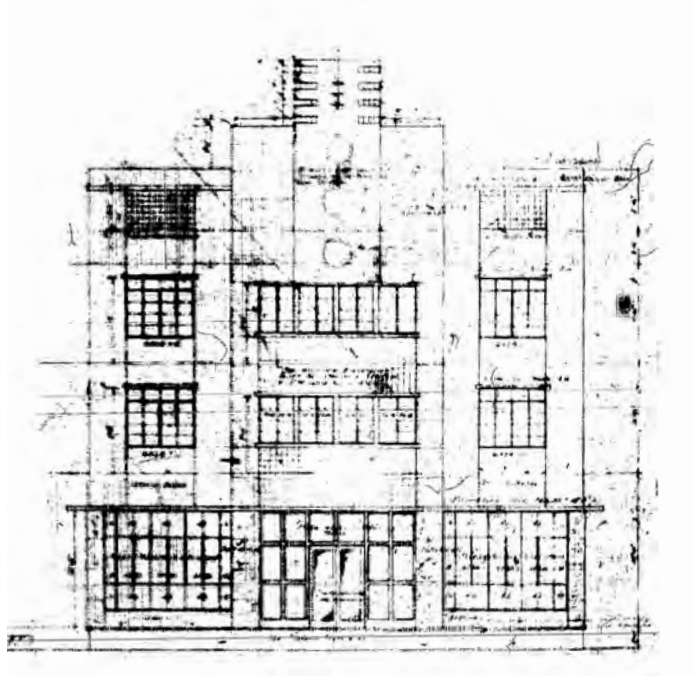


Existing Elevation (Approved)

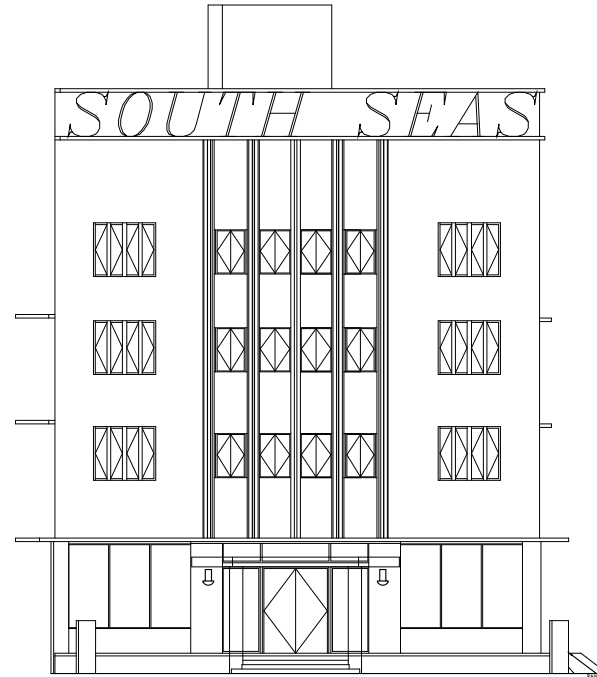


Proposed Elevation (Restoration)

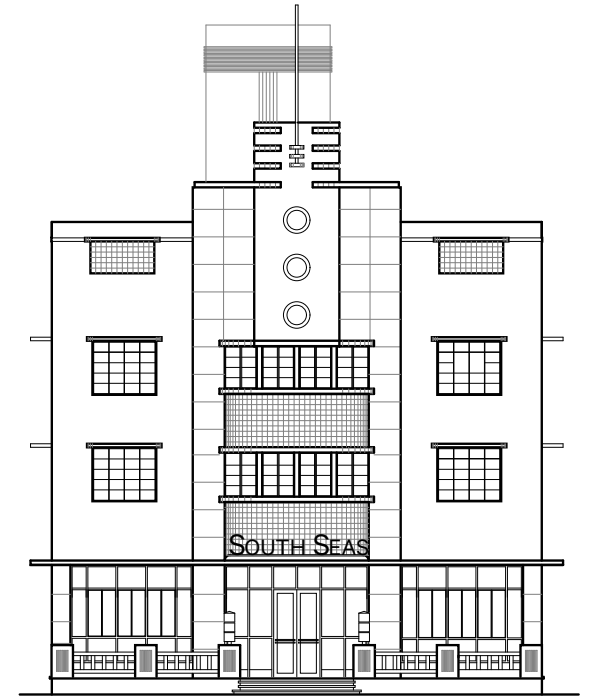
The South Seas Hotel Proposed West Elevation Restoration



Original Elevation, 1940
Lawrence Murray Dixon (Microfilm)



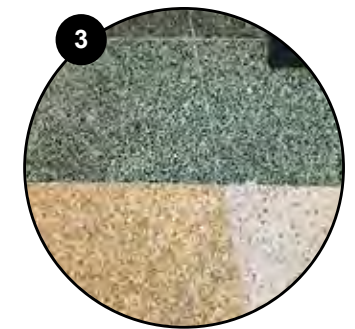
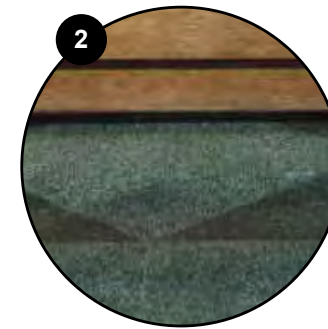
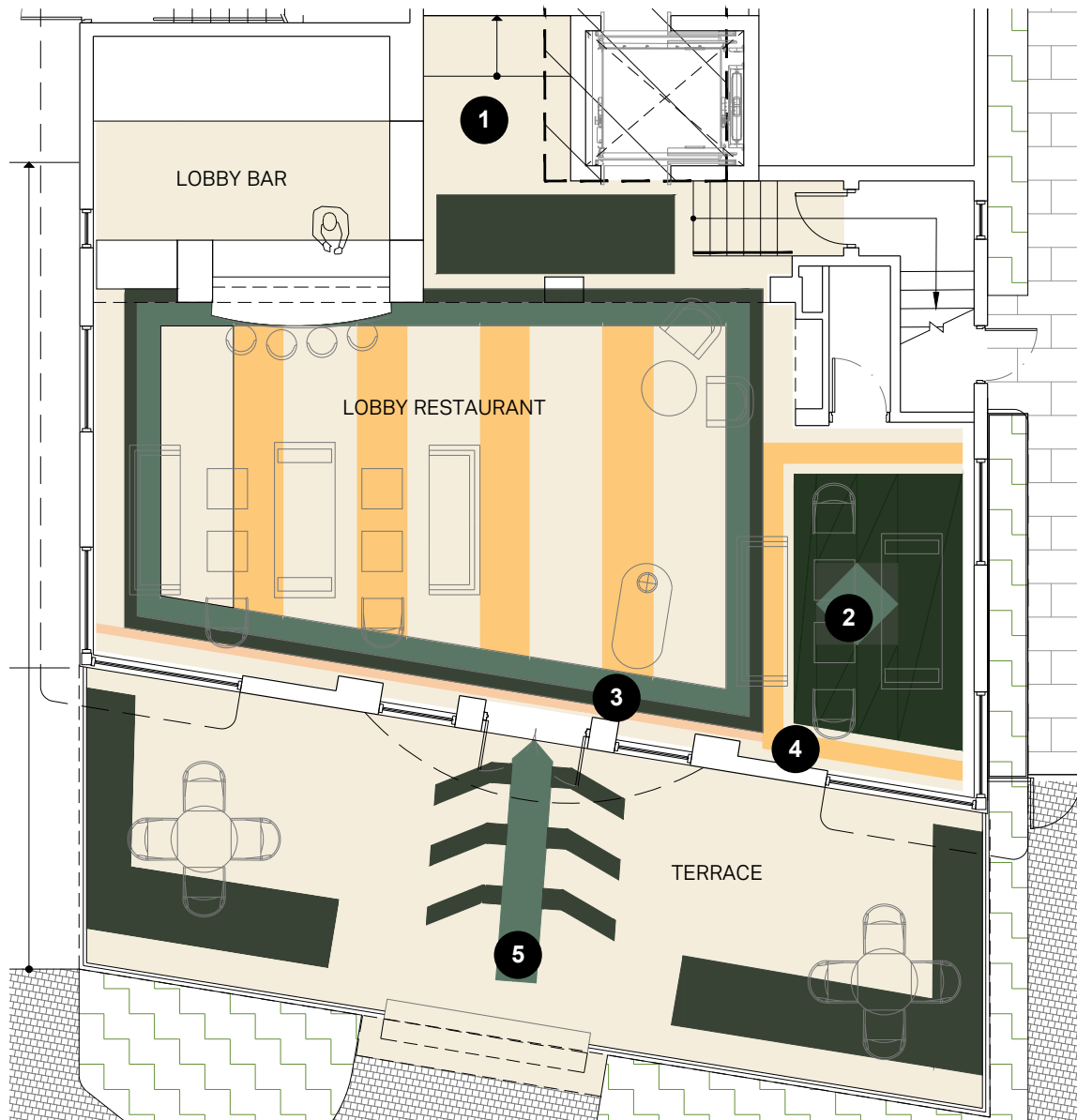
Existing Elevation (Approved)



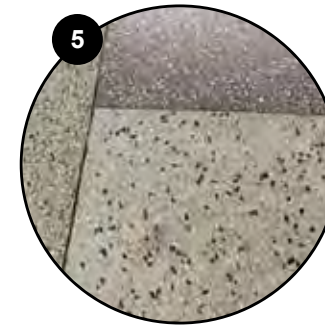
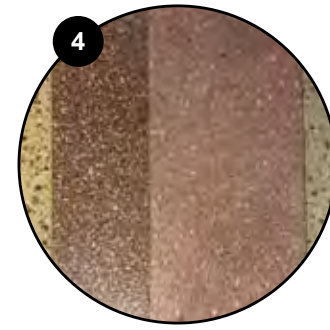
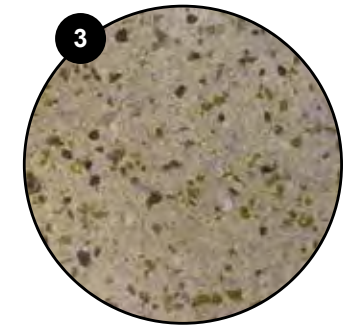
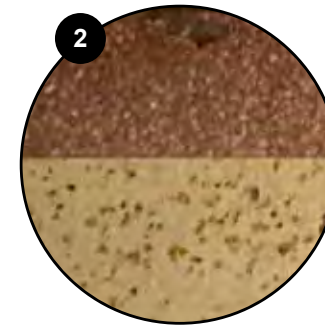
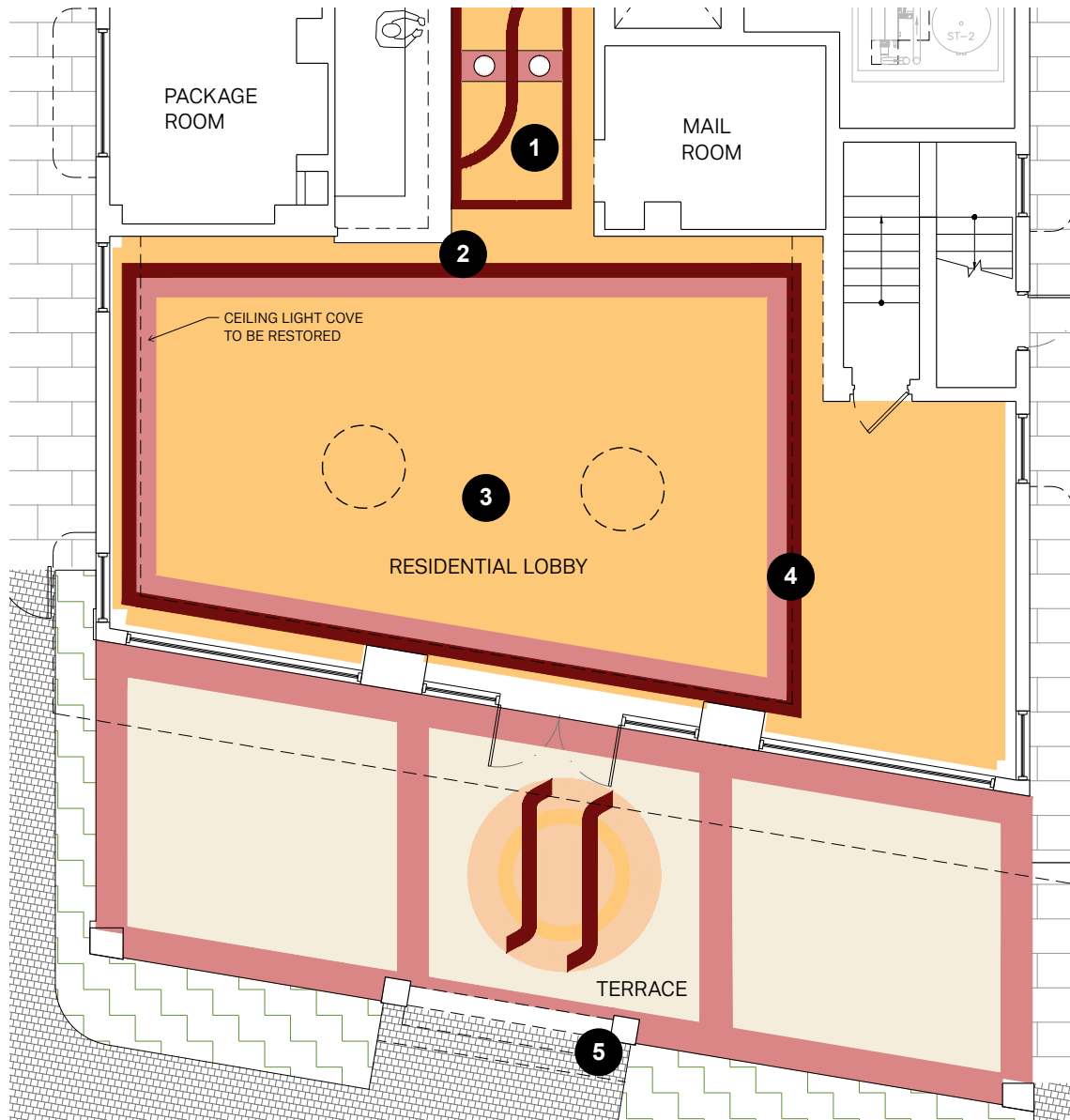
Proposed Elevation (Restoration)



Proposed restoration of the Raleigh Hotel



Proposed restoration of the Richmond Hotel



Proposed restoration of the South Seas Hotel



77 RICHMOND

WITH SEAS

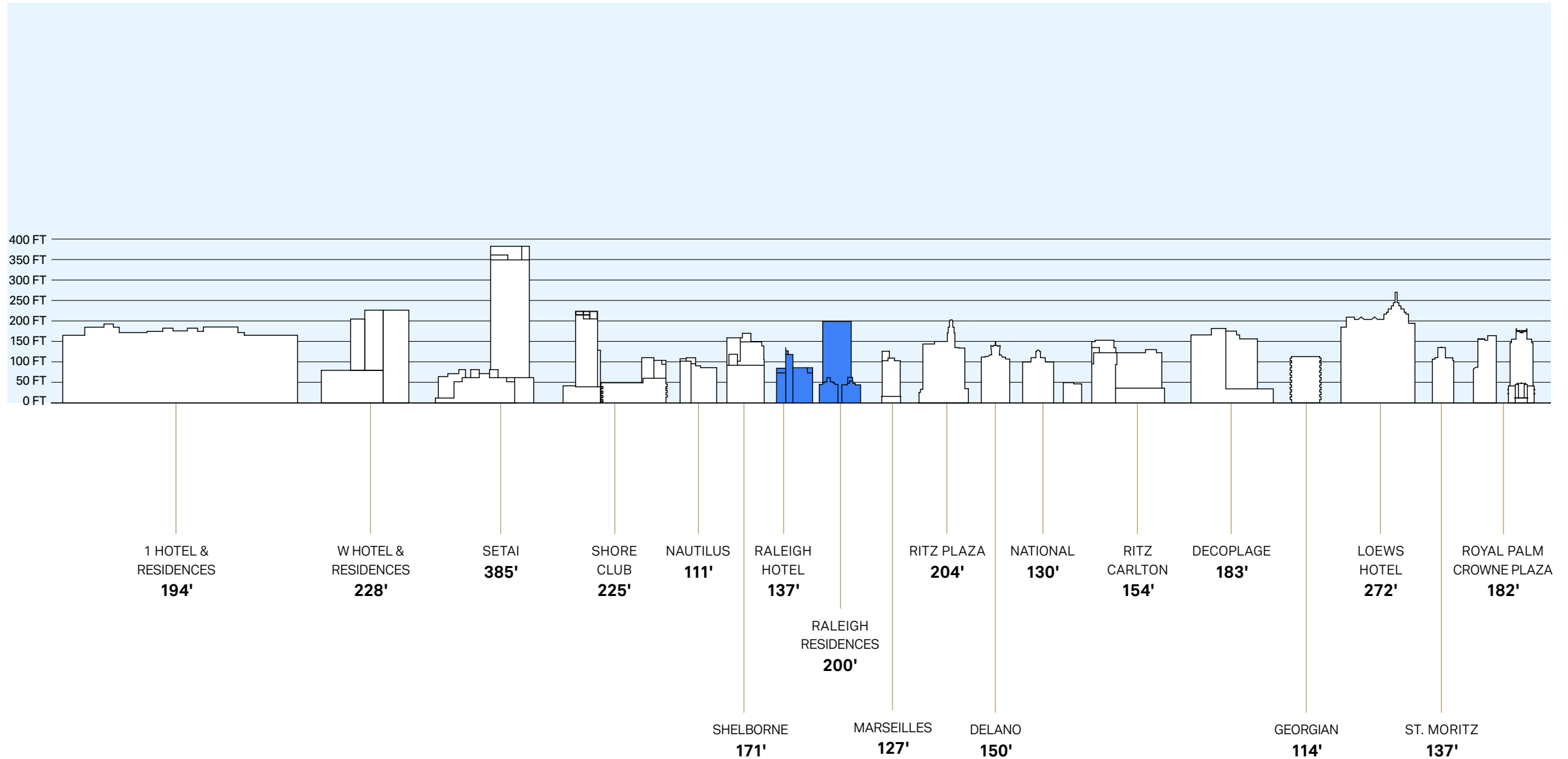
Restored historic facades

CONTEXT

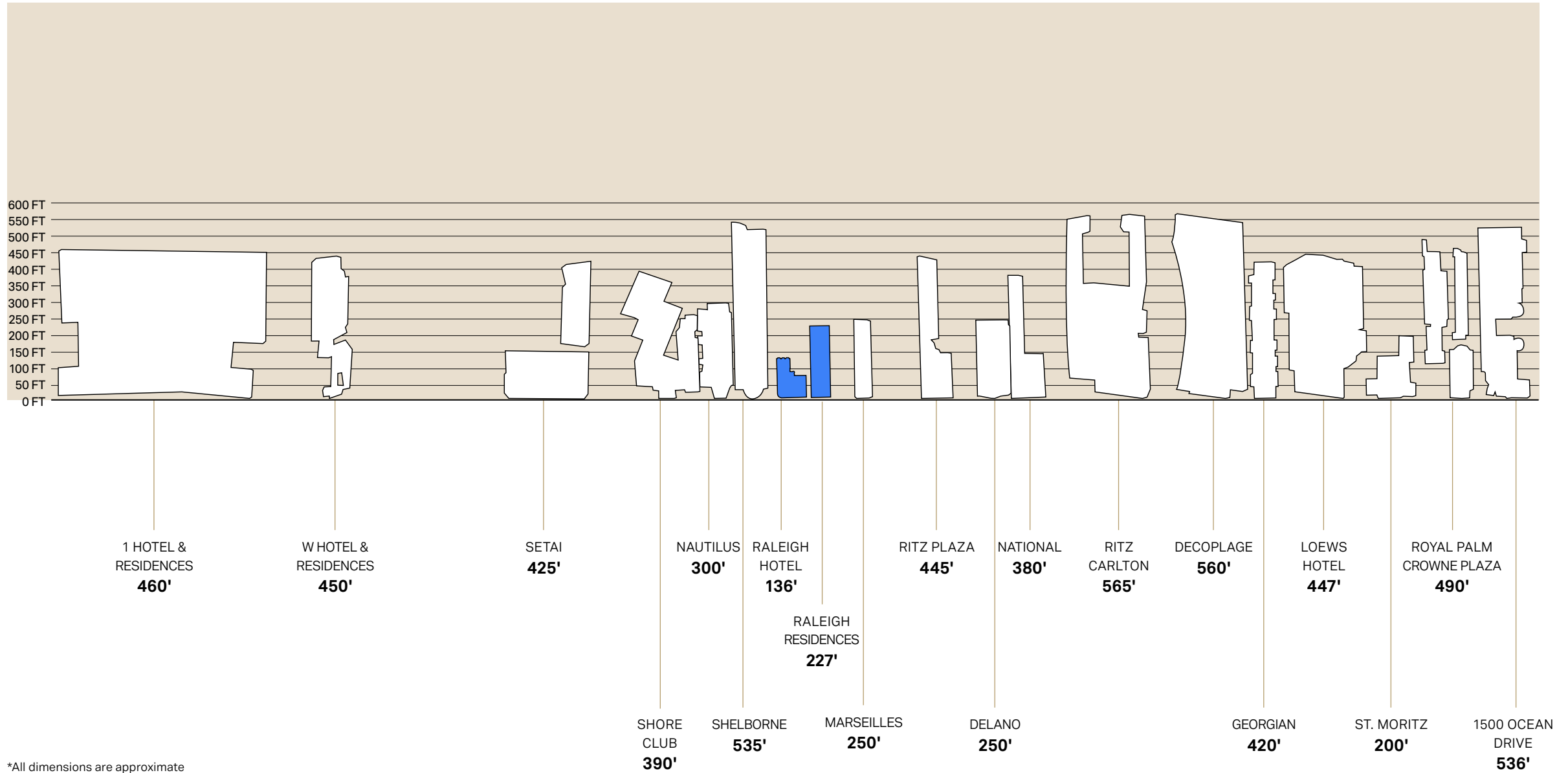
Contextual Height Survey



Contextual Height: Elevations



Contextual Height: Building Footprint Depths

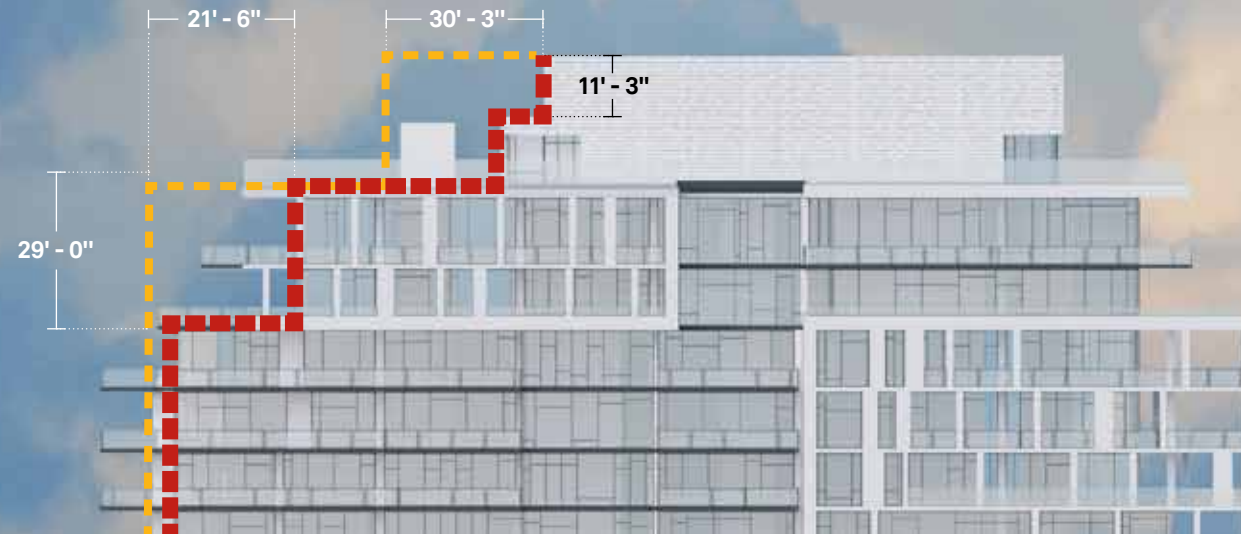


*All dimensions are approximate

Massing Modifications



Previous massing



South Elevation

Proposed reduced massing

Massing Modifications



[Animated view \(click image above or click link here\)](#)



Previous massing

Proposed reduced massing



BUILDING



Collins Avenue context



Collins Avenue context



Collins Avenue context



RICHMOND

SOUTH SEAS

Collins Avenue context



Collins Avenue context



Beachfront context



Beachfront context



Beachfront context



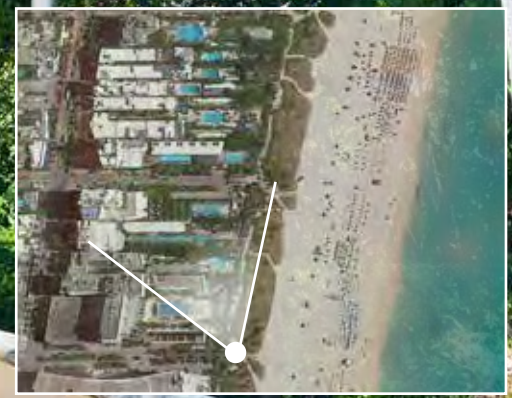
Beachfront context



Beachfront context

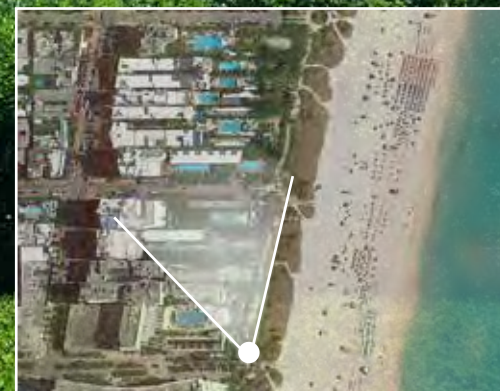


Boardwalk and 17th Street





Boardwalk and 17th Street





Boardwalk and 21st Street





Boardwalk and 21st Street



Boardwalk and 21st Street



View from Raleigh Hotel





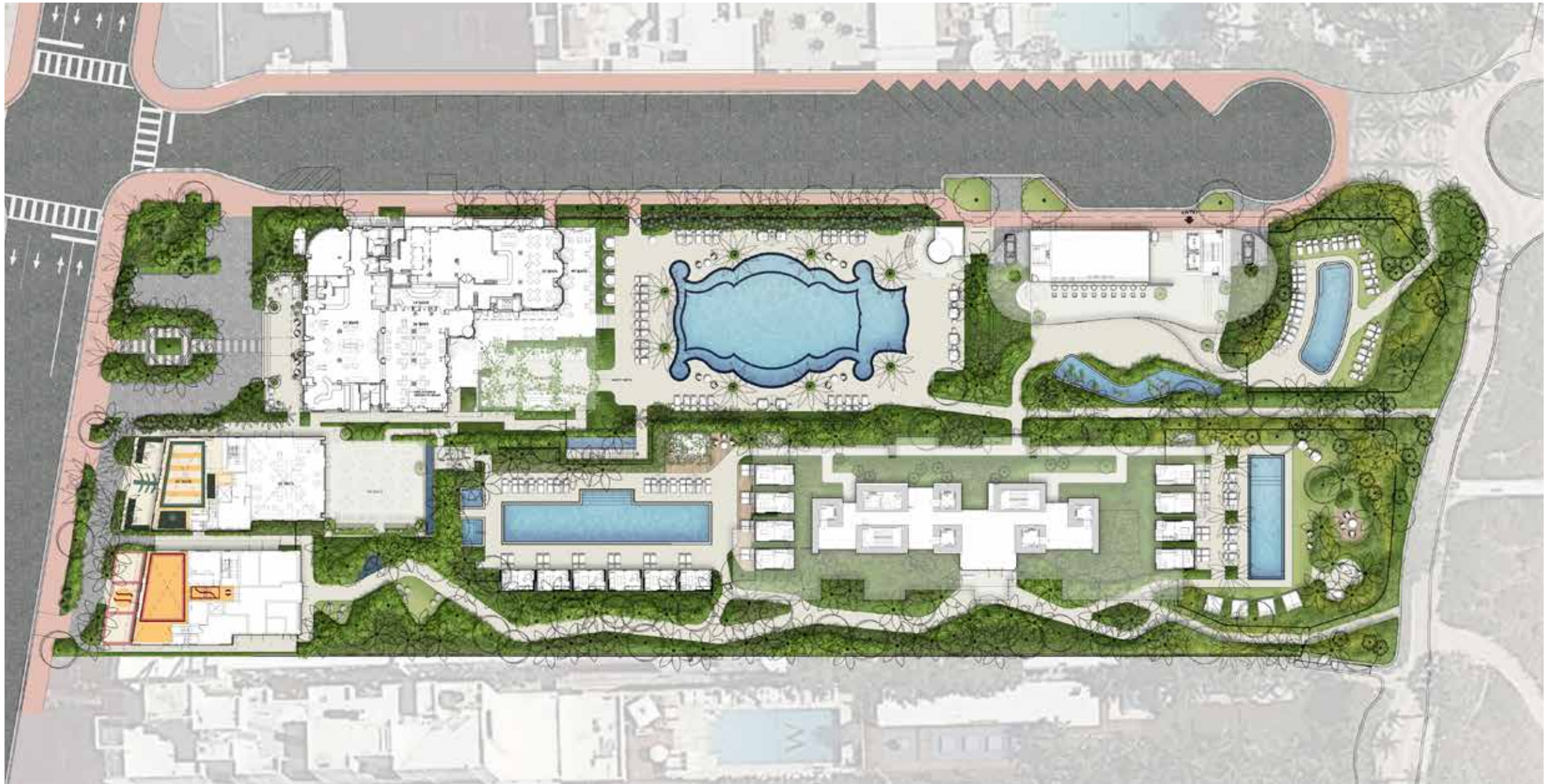
Raleigh Hotel pool



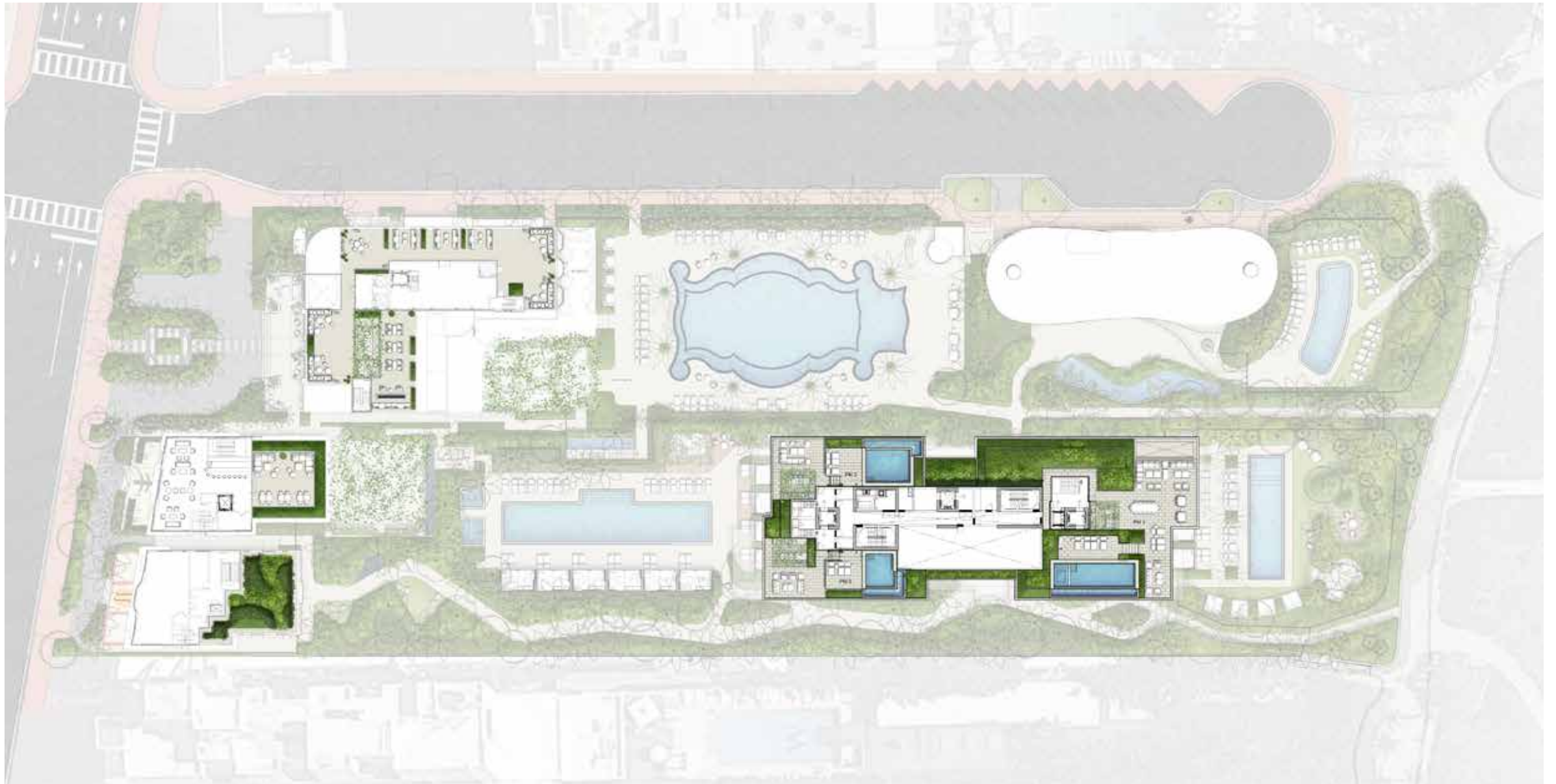
Raleigh Hotel pool



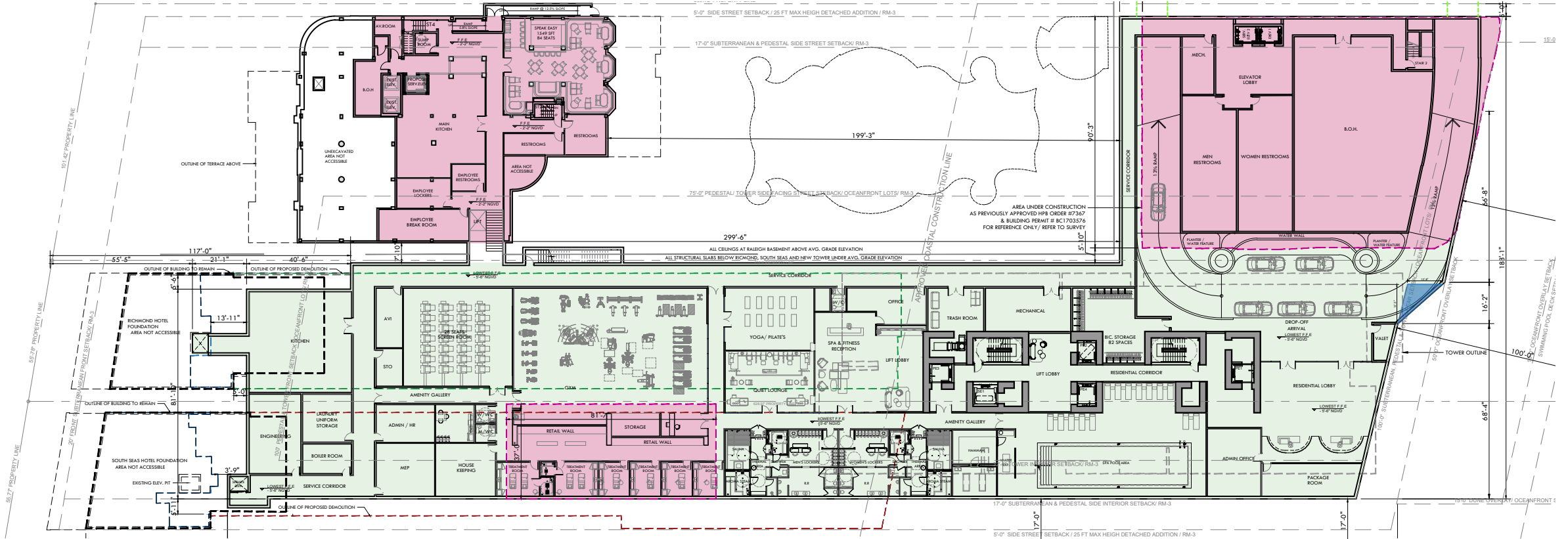
Beach Club pavilion



Raleigh Masterplan



Raleigh Masterplan Roofscape

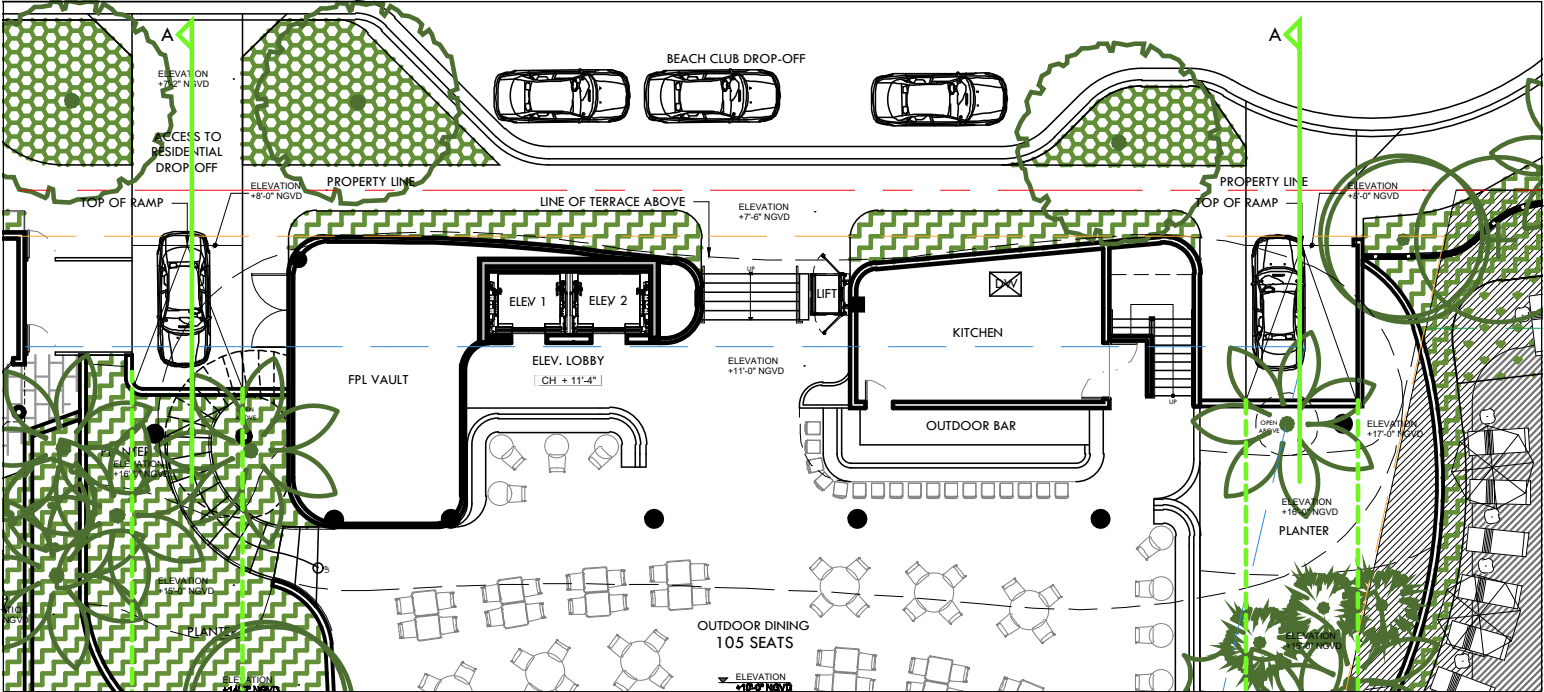
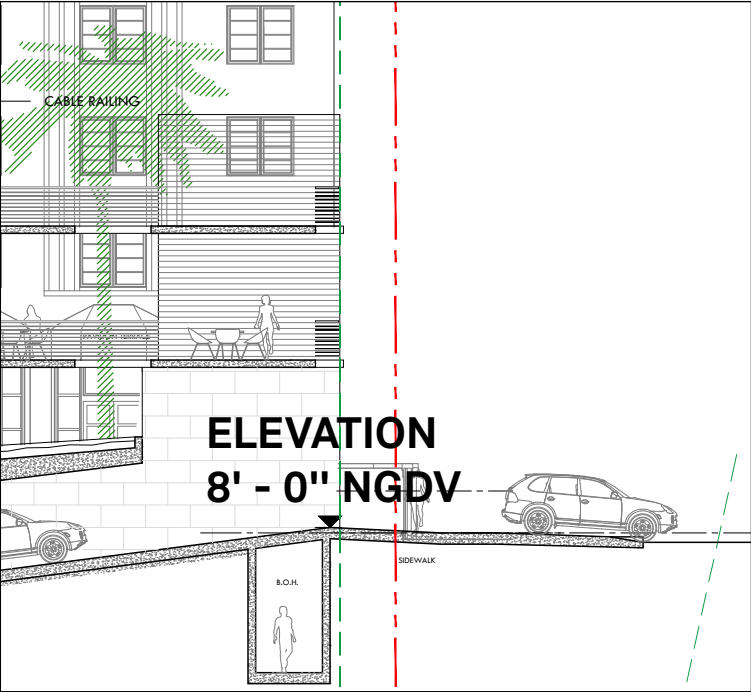


Raleigh Masterplan Resiliency Program

- PREVIOUSLY APPROVED & EXISTING BASEMENT AREA
- PROPOSED BASEMENT AREA

**ELEVATION
8' - 0" NGDV**

**ELEVATION
8' - 0" NGDV**



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