

PLANNING BOARD MINUTES
1700 CONVENTION CENTER DRIVE 3RD FL.

Tuesday, September 27, 2016, 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

ATTENDANCE

APPROVAL OF MINUTES

1. After Action Report -August 23, 2016

Motion

Motion to Approve

Moved By: Jack Johnson

Supported By: Randy Gumenick

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

REQUEST FOR CONTINUANCES/WITHDRAWALS

2. PB 0516-0018 f/k/a file No. 2281 -1904 Marseille Dr, 7100 Rue Grandville and 1915 Normandy Dr.
(Item to be withdrawn per City Attorney's determination, pursuant to City Code Section 118-52(b) as to lack of jurisdiction to hear the application.)
Normandy Living, LLC.

3. PB0416-0014 f/k/a PB 1182 -3115 and 3125 Pine Tree Drive [Removed the agenda; requires re-notice.]

Sonia Kashuk & Daniel Kamer

4. PB0416-0006 -500 Alton Road CPS2 Transit HUB -LDR Amendments -Ordinance [Applicant has requested a continuance of the application to a future date.]

500 Alton Road Ventures, LLC and 1220 Sixth, LLC.

Continued to December 20, 2016 as requested by the applicant.

Motion to Continue

Moved By: Jack Johnson

Supported By: Jeffrey Feldman

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

5. PB0616-0024 -500 Alton Road CPS2 Transit HUB -Comp Plan Amendments -Ordinance [Applicant has requested a continuance of the application to a future date.]

500 Alton Road Ventures, LLC and 1220 Sixth, LLC.

Continued to December 20, 2016 as requested by the applicant.

Motion to Continue

Moved By: Jack Johnson

Supported By: Jeffrey Feldman

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

PROGRESS REPORT

6. PB 1840 -2301-2399 Collins Ave -The 1 Hotel [Note: This item will be heard after the associated application for PB 0616-0035.]

SB Hotel Owner, L.P.

Continued to October 14, 2016 as requested by the Board.

Motion to Continue

Moved By: Reagan Pace

Supported By: Randy Gumenick

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

7. PB 2245 -500 Alton Road & 1220 Sixth Street [Note: This item will be heard after the associated

application for PB 0416-0009.]
500 Alton Road Ventures, LLC. and 1220 Sixth, LLC.

Continued to November 15, 2016 as requested by the applicant.

Motion to Continue
Moved By: Randy Gumenick
Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

MODIFICATIONS TO PREVIOUSLY APPROVED BOARD ORDER

8. PB0716-0038 -4121 Indian Creek Drive through 5101 Collins Avenue (Indian Creek Waterway from 41st St to 51st St)
Yachting Promotions Inc./Yachts Miami Beach4121

Motion

Motion to Approve
Moved By: Jack Johnson
Supported By: Reagan Pace

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

9. PB0616-0035 f/k/a PB 1840 -2301-2399 Collins Avenue
SB Hotel Owner, LP.

Motion

Motion to Approve
Moved By: Reagan Pace
Supported By: Randy Gumenick

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

10. PB0616-0036 f/k/a File No. 2139 -404 Washington Avenue
404 SB, LLC.

Motion

Motion to Approve
Moved By: Randy Gumenick
Supported By: Reagan Pace

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

11. PB 0416-0009 f/k/a File No.2245 -500 Alton Rd and 1220 6th Street
500 Alton Road Ventures, LLC and 1220 Sixth, LLC.

Motion

Motion to Approve

Moved By: Jack Johnson

Supported By: Roberto Rovira

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

12. PB0716-0042 -6946 Rue Vendome
Le Petit Papillon Montessori School

Motion

Motion to Approve

Moved By: Jack Johnson

Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

13. PB16-0052 f/k/a PB 1959 -4385 Collins Avenue
Beach House Owner, LLC.

Continued to November 15, 2016

Motion to Continue

Moved By: Jack Johnson

Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

CONTINUED ITEMS

14. PB16-0058 -Signage Ordinance
City of Miami Beach

Transmit to City commission with favorable recommendation

Motion to Approve
Moved By: Jeffrey Feldman
Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Meland, Pace, Rovira
Nays: Johnson

MOTION Passed

15. PB 0416-0012 f/k/a File No. 2333 -400-420 Collins Avenue
Savoy Hotel Partners, LLC.

Continued to November 15, 2016 as requested by the applicant.

Motion to Approve
Moved By: Mark Meland
Supported By: Roberto Rovira

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

16. PB0616-0033 -915-955 Washington Avenue
Washington Avenue Associates, LLC.

Continued to November 15, 2016

Motion to Continue
Moved By: Jack Johnson
Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

NEW APPLICATIONS

17. PB16-0051 -929 Alton Road
Alton Sobe, LLC.

Continued to November 15, 2016 as requested by the applicant.

Motion to Continue
Moved By: Roberto Rovira
Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

18. PB16-0053 -1045 5th Street
MAC 1045 5th St, LLC. (& MAC 1031 5th St, LLC -Contract Purchaser)

Continued to November 15, 2016.

Motion to Continue

Moved By: Jack Johnson

Supported By: Roberto Rovira

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

19. PB0716-0039 -2000 Convention Center Drive
Miami Beach Garden Conservancy, Inc.

Transmit to City Commission with favorable recommendation

Motion to Approve

Moved By: Jack Johnson

Supported By: Mark Meland

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

20. PB16-0047 -Belle Isle -Comp Plan Amendments -Ordinance
City of Miami Beach

Continued to November 15, 2016 as requested by the applicant.

Motion to Continue

Moved By: Jack Johnson

Supported By: Jeffrey Feldman

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

21. PB16-0048 -Belle Isle District Overlay LDR Amendments -Ordinance
City of Miami Beach

Continued to November 15, 2016 as requested by the applicant.

Motion to Continue

Moved By: Jack Johnson

Supported By: Jeffrey Feldman

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

MOTION Passed

22. PB16-0056 -Collins Park Arts and Entertainment District Overlay -Ordinance
City of Miami Beach

Continued to October 14, 2016.

Motion to Continue

Moved By: Jack Johnson

Supported By: Roberto Rovira

Ayes: Elias, Feldman, Gumenick, Johnson, Meland, Pace, Rovira

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).