

DESIGN REVIEW BOARD
City of Miami Beach, Florida

MEETING DATE: November 1, 2016

FILE NO: DRB16-0058

PROPERTY: 1000 West Avenue – Mirador South

APPLICANT: Mirador 1000 Condominium Association

LEGAL: The South 150' of Lot 9 and all of Lot 10, Block 80, a subdivision of Block Eighty of the Alton Beach Realty Company, A part of the Alton Beach Bay Front Subdivision, According to the Plat Thereof, as recorded in Plat Book 6 at Page 12, of the Public Records of Miami-Dade County, Florida.

IN RE: The application requesting Design Review Approval for façade modifications of an existing sixteen-story building. Specifically, to replace concrete balcony railings on all sides of the building with glass railings.

ORDER

The City of Miami Beach Design Review Board makes the following FINDING OF FACT, based upon the evidence, information, testimony and materials presented at the public hearing and which are part of the record for this matter:

Based on the plans and documents submitted with the application, testimony and information provided by the applicant, and the reasons set forth in the Planning Department Staff Report, the project as submitted is inconsistent with Design Review Criteria 4 in Section 118-251 of the Miami Beach Code and the reasons set forth at the November 1, 2016 Design Review Board meeting.

IT IS HEREBY ORDERED, based upon the foregoing finding of fact, the evidence, information, testimony and materials presented at the public hearing, which are part of the record for this matter, and the staff report and analysis, which are adopted herein, including the staff recommendation, that the Application is **DENIED WITHOUT PREJUDICE** for the above-referenced project.

Dated this 3rd day of November, 2016.

DESIGN REVIEW BOARD
THE CITY OF MIAMI BEACH, FLORIDA

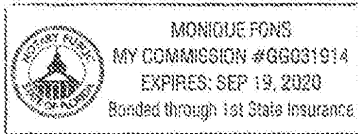
BY: 
DEBORAH J. TACKETT
DESIGN AND PRESERVATION MANAGER

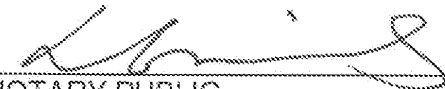


FOR THE CHAIR

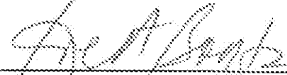
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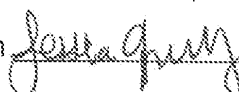
The foregoing instrument was acknowledged before me this 3rd day of
November 2016 by Deborah J. Tackett, Design and Preservation Manager,
Planning Department, City of Miami Beach, Florida, a Florida Municipal Corporation, on behalf
of the Corporation. He is personally known to me.





NOTARY PUBLIC
Miami-Dade County, Florida
My commission expires: 9/19/2020

Approved As To Form:
City Attorney's Office:  (11/2/16)

Filed with the Clerk of the Design Review Board on  (11/3/16)

