

DESIGN REVIEW BOARD AFTER ACTION

8:30 AM Tuesday, December 6, 2016 | CITY COMMISSION CHAMBERS

I. ATTENDANCE:

Board: Six (6) of seven (7) members present: Carol Housen, Katie Phang, Elizabeth Camargo, Michael Steffens, Annabel Delgado-Harrington, and Deena Bell Llewellyn.

Absent: John Turchin

Staff: James G. Murphy, Michael Belush, Carlos Markovich and Nicholas Kallergis

II. APPROVAL OF MINUTES: AFTER ACTION November 1, 2016

CORRECTION NOTED; APPROVED – Phang / Steffens 6-0

8:38 AM

III. CITY ATTORNEY UPDATES

IV. SWEARING IN OF PUBLIC

V. REQUEST FOR CONTINUANCES/ WITHDRAWALS

- A. DRB16-0071, **27 Star Island Drive**. The applicant, Starboard Florida LLC, is requesting Design Review Approval for a variance to exceed the maximum height for an elevator bulkhead. **(ITEM HAS BEEN WITHDRAWN)**

WITHDRAWN W/O PREJUDICE– Phang / Steffens 6-0

8:40 AM

- B. DRB0416-0015, **1600-1634 Alton Road “1212 Lincoln Road”**. The applicants, ARRP Miami LLC, 1212 Lincoln, LLC, and Wells Fargo Bank, are requesting Design Review Approval for the construction a new five-story commercial building with accessory parking and a hotel component to replace all existing structures on site, including variances to reduce the required pedestal and tower front, street side and rear setbacks for hotel use, and to reduce the required pedestal and tower rear setback for commercial use. The applicants are also requesting Design Review Approval for the installation of an artistic super graphic on the north and east elevation. This project is proposed to take place in three (3) phases as a phased development project. **(ITEM WAS PREVIOUSLY APPROVED AT THE JULY 5, 2016 MEETING WITH THE EXCEPTION OF THE ARTISTIC SUPER GRAPHIC | ITEM WAS PREVIOUSLY CONTINUED AT THE SEPTEMBER 6, 2016 | OCTOBER 10, 2016 MEETING)**

CONTINUED TO MARCH 7, 2017 – Phang / Steffens 6-0

8:42 AM

- C. DRB16-0048 (a.k.a. DRB FILE NO. 23233), **1824 Alton Road**. The applicant, Saber 1800 Alton LLC, is requesting modifications to a previously approved Design Review Approval for the installation of a new signage design. **(ID AND BLADE SIGN APPROVED AT OCT. 10, 2016 DRB MEETING | GROUND FLOOR SIGNS [non-MICHAELS] CONTINUED TO DEC. 6, 2016)**

CONTINUED TO FEBRUARY 6, 2017 – Phang / Steffens 6-0

8:44 AM

VI. DISCUSSION ITEMS

A. SELECTION OF CHAIR AND VICE CHAIR

**MOTION TO APPOINT DEENA BELL AS CHAIR AND KATIE PHANG AS VICE
CHAIR – Housen / Steffens 6-0**

11:47 AM

VII. REQUESTS FOR EXTENSIONS OF TIME

VIII. APPLICATIONS FOR DESIGN REVIEW APPROVAL

A. CITY PROJECTS

B. SINGLE FAMILY HOMES

1. PREVIOUSLY CONTINUED
2. MODIFICATIONS

- a. DRB16-0070, **503 East Dilido Drive**. The applicant, Aaron Rollins, is requesting modifications to a previously approved Design Review Approval for the construction of a new two-story single family home to replace an existing pre-1942 architecturally significant home. Specifically, the applicant is requesting variances from the minimum required side and sum of the side setbacks, and to exceed the maximum area of the second floor for an accessory building.

VARIANCE 1 APPROVED – Phang / Bell 6-0

VARIANCE 2 APPROVED – Phang / Bell 5-1 (Steffens)

DRB APPROVED – Phang / Bell 6-0

9:05 AM

3. NEW APPLICATIONS

- a. DRB16-0073, **802 West Dilido Drive**. The applicant, 802 W Dilido LLC, is requesting Design Review Approval for the construction of a new two-story single family home to replace an existing pre-1942 architecturally significant two-story home.

APPROVED – Phang / Steffens 6-0

9:37 AM

- b. DRB16-0072, **40 West San Marino Drive**. The applicant, SRR Property Holdings LLC, is requesting Design Review Approval for the construction of a new two-story single family home to replace an existing pre-1942 architecturally significant one-story home.

CONTINUED TO FEBRUARY 6, 2017 – Phang / Steffens 6-0

9:54 AM

- c. DRB16-0055, **1134 South Biscayne Point Road (Parcel 1)**. The applicant, Biscayne Point 2016 LLC, is requesting Design Review Approval for the

construction of a new one-story single family home on the west side (parcel 1) of a property containing an existing one-story home including variances from the minimum lot width, from the required rear setback for a structure, from the required side setback for a driveway and from the minimum open space requirements within the rear yard. This application is subject to the approval of a lot split application pending before the Planning Board.

VARIANCES APPROVED – Phang / Bell 6-0
DRB APPROVED – Phang / Bell 6-0

10:22 AM

- d. DRB16-0056, **1134 South Biscayne Point Road (Parcel 2)**. The applicant, Biscayne Point 2016 LLC, is requesting Design Review Approval for the construction of a new one-story single family home on the east side (parcel 2) of a property containing an existing one-story home including variances from the minimum lot width, from the required rear setback for a structure, from the required side setback for a driveway and from the minimum open space requirements within the rear yard. This application is subject to the approval of a lot split application pending before the Planning Board.

VARIANCES APPROVED – Phang / Bell 6-0
DRB APPROVED – Phang / Bell 6-0

10:22 AM

- e. DRB0616-0035, **3724 and 3732 Sheridan Avenue**. The applicant, Etrom Holdings Corp., is requesting 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 CONTINUED AT THE AUGUST 2, 2016 MEETING | OCTOBER 10, 2016| ITEM HAS BEEN RE-ADVERTISED)**

APPROVED – Phang / Steffens 6-0

11:07 AM

C. MULTI-FAMILY/COMMERCIAL/ OTHER

1. PREVIOUSLY CONTINUED
2. MODIFICATIONS

- a. DRB16-0069 (f.k.a DRB File No. 22868), **850 Commerce Street**. The applicant, Commerce Street Properties LLC, is requesting Design Review Approval for the construction and installation of a new glass storefront system to enclose an existing outdoor terrace and the deletion of the operating conditions from the DRB File No. 22868 Final Order.

APPROVED – Phang / Steffens 6-0

10:38 AM

- b. DRB16-0081, **540 West Avenue**. The applicant, Bentley Bay Towers, is requesting Design Review Approval for modifications to a previously approved paved palm court at the northeastern corner of the lot.

APPROVED – Phang / Bell 6-0

10:56 AM

3. NEW APPLICATIONS

- a. DRB16-0067, **6616-6618 Collins Avenue**. The applicant, D & Y Collins, LLC, is requesting Design Review Approval for modifications to an existing building including the demolition of an existing exterior wall and glass windows and installation of a new glass storefront system.

APPROVED – Phang / Steffens 6-0

11:43 AM

- a. DRB16-0068, **1966 Biarritz Drive**. The applicant, ACM GROUP LLC, is requesting Design Review Approval for the construction of a new four-story, residential building including variances to reduce the minimum width for a two-way driveway and to reduce the minimum drive aisle width for perpendicular parking.

VARIANCES APPROVED – Phang / Steffens 6-0
DRB APPROVED – Phang / Steffens 6-0

11:17 AM

IX. **FUTURE MEETING DATE REMINDER: Tuesday, January 3, 2017 @ 8:30 AM**

X. **ADJOURNMENT – Phang / Steffens 6-0**

11:48 AM

~~Denotes withdrawn variance~~