

December 19, 2022

Via Online Submission

Chair and Board Members, Historic Preservation Board
City of Miami Beach, Planning Department
1700 Convention Center Drive, 2nd Floor
Miami Beach, Florida 33139

**Re: Letter of Intent for a Certificate of Appropriateness for Design for the Venue
Located at 1052 Ocean Drive, Miami Beach, Florida**

Dear Chair and Board Members:

Our Law Firm represents Palace Bar LLC (the “Applicant”), the tenant of the property located at 1052 Ocean Drive, Miami Beach, Florida 33139 (the “Premises”). Please allow this correspondence to serve as the Applicant’s Letter of Intent in support of the enclosed application seeking a Certificate of Appropriateness for Design from the Historic Preservation Board.

The Applicant is requesting a Certificate of Appropriateness for Design for modifications to the storefronts in both the north and south structures and approval of the suspended canvas awning in the courtyard space. Please also see the enclosed architectural plans that further detail the requests contained herein.

Below please find the Applicant’s responses to each of the Sea Level Rise and Resiliency Review criteria pursuant to § 133-50 of the City’s Land Development Regulations.

(1) A recycling or salvage plan for partial or total demolition shall be provided.

Not Applicable.

(2) Windows that are proposed to be replaced shall be hurricane proof impact windows.

Not Applicable.

(3) Where feasible and appropriate, passive cooling systems, such as operable windows shall be provided.

Not Applicable.

- (4) Whether resilient landscaping (salt tolerant, high water-absorbent, native or Florida friendly plants) will be provided.**

Not Applicable.

- (5) Whether adopted sea level rise projections in the Southeast Florida regional Climate Action Plan, as many be revised from time to time by the Southeast Florida Regional Climate Change Compact, including a study of land elevation and elevation surrounding properties were considered.**

Not Applicable.

- (6) The ground floor, driveways, and garage ramping for new construction shall be adaptable to the raising of public right-of-ways and adjacent land.**

Not Applicable.

- (7) Where feasible and appropriate, all critical mechanical and electrical systems shall be located above flood base elevation.**

Not Applicable.

- (8) Existing buildings shall be, where reasonably feasible and appropriate, elevated to base flood elevation.**

Not Applicable.

- (9) When habitable space is located below the base flood elevation plus City of Miami Beach Freeboard, wet or dry floor proofing systems will be provided in accordance with Chapter 54 of the City Code.**

Not Applicable.

- (10) Where feasible and appropriate, water retention systems shall be provided.**

Not Applicable.

- (11) Cool pavement materials or porous pavement materials shall be utilized.**

Not Applicable.

- (12) The design of each project shall minimize the potential for heat island effects on-site.**

Not Applicable.

In light of the foregoing, and the application materials submitted herewith, we respectfully request the Historic Preservation Board's approval of this application.

Very Respectfully Submitted,

/s/ James E. Rauh

James E. Rauh, Esquire
For the Firm