



BERKOW
RADELL
FERNANDEZ
LARKIN +
TAPANES

ZONING, LAND USE AND ENVIRONMENTAL LAW

200 S. Biscayne Boulevard
Suite 300, Miami, FL 33131

www.brzoninglaw.com

305.377.6236 office

305.377.6222 fax

mlarkin@brzoninglaw.com

VIA ELECTRONIC & HAND DELIVERY SUBMITTAL

October 31, 2023

Deborah Tackett
Chief of Historic Preservation
City of Miami Beach
1700 Convention Center Drive, 2nd Floor
Miami Beach, Florida 33139

Re: **SUPPLEMENTAL LETTER HPB23-0592** –
Certificate of Appropriateness for New Restaurant at
624 Collins Avenue, Miami Beach

Dear Ms. Tackett:

This law firm represents 624 Collins Ave LLC (the "Applicant") with regards to the proposed development located at 624 Collins Avenue (the "Property") in the City of Miami Beach, Florida ("City"). Please allow this to serve as a supplemental letter of intent in support of the Applicant's request for a certificate of appropriateness related to the conversion of the existing vacant building into a new, fine-dining establishment (the "Project").

The Applicant is seeking to amend the applicant entity associated with the requested Certificate of Appropriateness. Enclosed please find an updated application form for consideration.

The Applicant is also requesting to submit an alternative rooftop plan. Enclosed with this letter please find updated architectural plans. Specifically, the enclosed area on the rooftop has increased from 2,350 square feet to 2,609 square feet. The additional square footage is necessary for the back of house operations. Additionally, all mechanical equipment is now located above or behind the rooftop addition. The mechanical equipment is properly screened and not visible from Collins Avenue.

Conclusion. We respectfully request your review and inclusion of the supplemental materials to be considered by the Historic Preservation Board in December. Please contact me on my direct line at (305) 377-6236 should you have any questions or concerns.

Sincerely,

A handwritten signature in blue ink, consisting of a series of connected loops and curves, representing the name Michael W. Larkin.

Michael W. Larkin

Attachments

cc: Emily K. Balter, Esq.