

HPB23-0596

Respectfully request HPB to issue:  
CERTIFICATE OF APPROPRIATENESS  
for installation of  
ALUMINUM PICKET RAILINGS at BALCONIES FACING EUCLID AVE. AND 12<sup>TH</sup> STREET  
AS PRESENTLY PAID FOR, FABRICATED, DELIVERED, AND STORED

- Project Address: TOWER EAST, INC., 1150 EUCLID AVE., MIAMI BEACH, FL 33139
- Hearing Date: 1/9/2024
- Railing Permit Applied: BC 2220004, 9/8/2022
- Master Permit Issued: BC2116805, 3/24/2022
- Presenter: Mehran Azghandi, Architect





REMOVED



REQUESTED



MAP



N  
↑  
EUCLID AVE.



1525+  
Euclid Ave.



15 St. &  
Euclid Ave.



## EXISTING / PRECEDENTS

1428  
Euclid Ave.



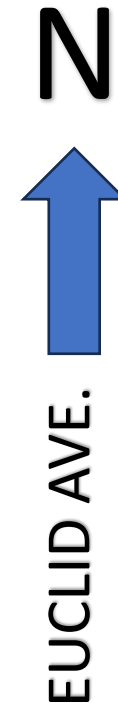
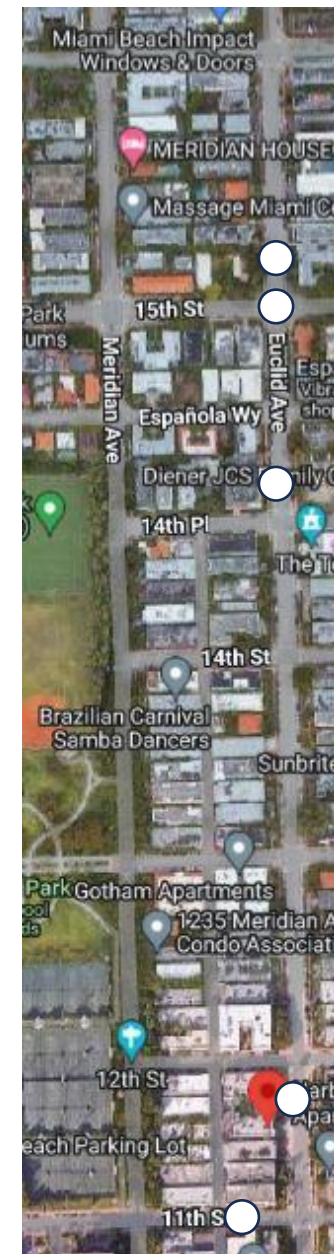
1150  
Euclid Ave.



737  
11 STREET



SOUTH END OF THE  
SAME BLOCK AS THE SUBJECT BUILDING





Existing / Precedents:

1525+  
Euclid Ave.

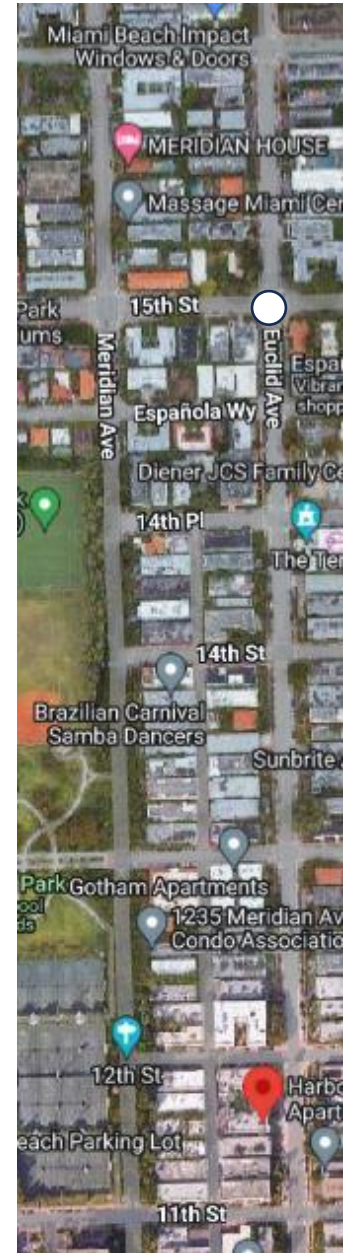


N  
↑  
EUCLID AVE.



Existing / Precedents:

15 St. &  
Euclid Ave.

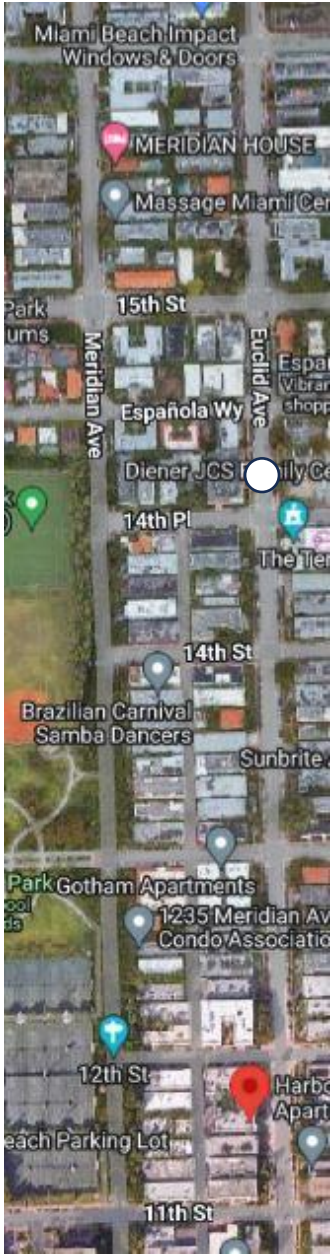


N  
↑  
EUCLID AVE.



Existing / Precedents:

1428  
Euclid Ave.

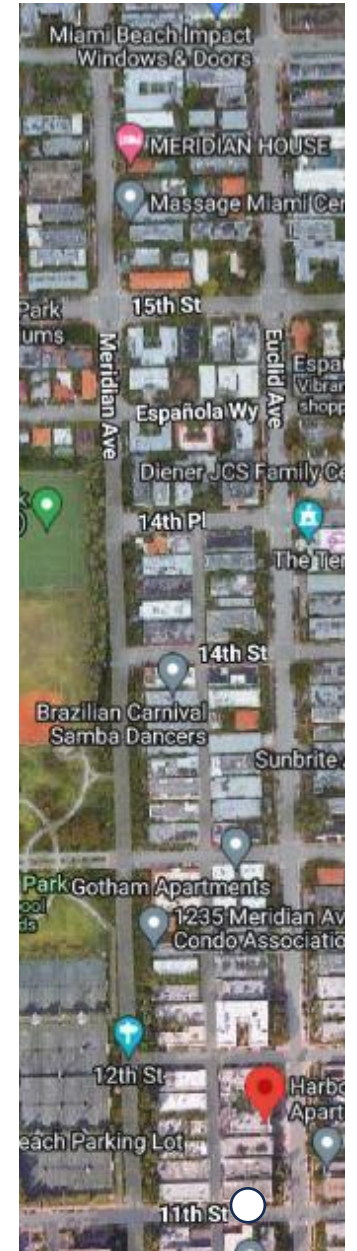


N  
↑  
EUCLID AVE.



737  
11 STREET

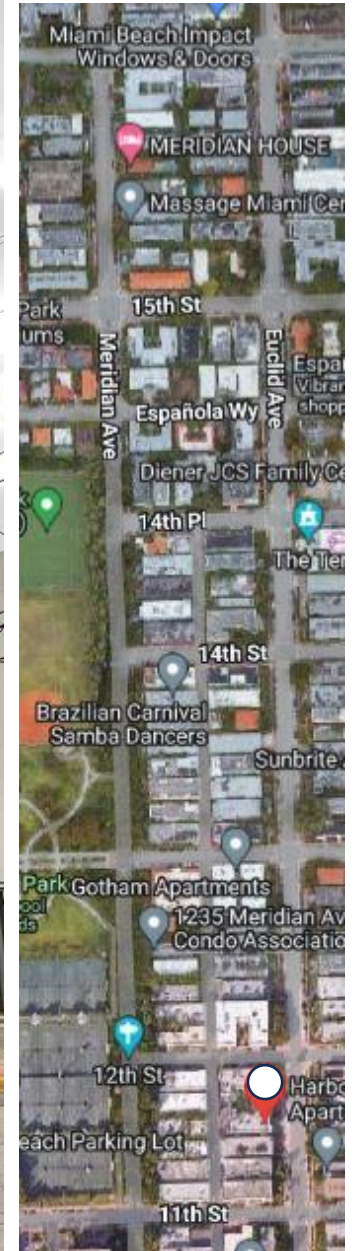
SOUTH END  
OF THE  
SAME BLOCK  
AS THE  
SUBJECT  
BUILDING





INSTALLED:

1150  
Euclid Ave.



N  
↑  
EUCLID AVE.



# STRUCTURAL ENGINEERING CONSIDERATIONS

Inset Balcony: Supported on 3 sides,

$\text{MOMENT} = 0$



Cantilevered Balcony: Supported on 1 side only,

$\text{MOMENT} = P \times L$





# DESIGN LANGUAGE: LINEAR, SIMPLE

1150 Euclid Ave.

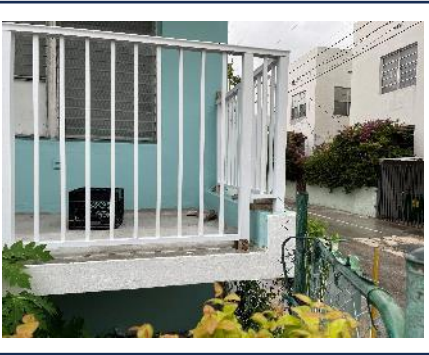


FORMER



REQUESTED

CONTEMPORARY





BASIS FOR OUR REQUEST  
FOR  
CERTIFICATE OF APPROPRIATENESS

- 1) HARDSHIP TO RESIDENTS,
- 2) NEW RAILINGS: CODE-COMPLIANT / SAFE (175 MPH WIND),
- 3) NEW RAILINGS: STRUCTURALLY INTEGRATED INTO BALCONIES,
- 4) NEW RAILINGS: MATCH BUILDING'S DESIGN LANGUAGE, I.E., LINEAR,
- 5) SECION 142-108 OF CODE  
DATE OF CONSTRUCTION OF HISTORIC: PRIOR TO 1942  
DATE OF CONSTRUCTION OF SUBJECT BUILDING: 1965 (23 YEARS),
- 6) NEW RAILINGS: PRCEDEDENTED.



WE RESPECTFULLY REQUEST HISTORIC PRESERVATION BOARD  
TO  
ISSUE CERTIFICATE OF APPROPRIATENESS  
FOR  
ALUMINUM PICKET RAILINGS

AS FABRICATED  
AND  
AS PRESENTLY STORED

THANK YOU

