ROLL CALL

Present: Gary Appel, Timothy Barber, Jim Broton, Thorn Grafton, William E. Hopper, David A. Freedman, Gerald Marston, and Jorge Zamanillo (departed at 6:45 p.m.)

Absent: Enid Lorenzo and Miguel Seco.

OPENING REMARKS

Update from the Preservation Officer regarding the following items:
- Status of the Bacardi Buildings designation.
- Code Enforcement items
- Introduction of new Preservation Planner, Trisha Logan

PUBLIC HEARING ITEMS

APPROVAL OF MINUTES FROM THE MEETING OF MAY 5, 2009

Approved 8 to 0

Moved: Jim Broton
Second: Gerald Marston
Absent: Enid Lorenzo and Miguel Seco.

1. Bayside Historic District
   661 NE 68th Street
   HP-2009-55

   Application for a Certificate of Appropriateness for the installation of metal grilles in the porch opening and on the front entrance door; enclosure

   Resolution No. HEPB-2009-31
   Approved 5 to 3, with the following conditions:
   1. The lattice be removed and either replaced with glazing or be left completely open, as directed by the previous Certificate of

2. Coconut Grove Library
   2875 McFarlane Road
   LHD 2009-02

   Preliminary evaluation of a proposal for designation for conformance with the criteria for designation as a historic resource.

   Resolution No. HEPB-2009-30
   Approved 7 to 0, directing staff to prepare a final designation report.

   Moved: Gary Appel
   Second: Gerald Marston
   Recused: Thorn Grafton
   Absent: Enid Lorenzo and Miguel Seco.
of the porch sides with wooden trellises, installation of decorative tiles on the stair risers and installation of miscellaneous hardware on the framing columns of the entrance porch, all after-the-fact.

(ITEM 2 CONTINUED FROM PREVIOUS PAGE)

Appropriateness, within a period of two years from the date of this decision.

2. The screen door be allowed to remain temporarily for a period of up to two years from the date of this decision.

3. The glazed tile of the risers shall be removed / covered.

4. The applicant is to comply with the conditions specified or appear before the historic and environmental preservation board once the two year period for compliance has elapsed in order to update the board on the progress of compliance with this resolution.

Moved: Thorn Grafton
Second: Timothy Barber
Absent: Enid Lorenzo and Miguel Seco.

3. The Miami Circle Archeological Zone
401 Brickell Avenue
CTD-2009-07

Application for a Certificate to Dig in connection with the first phase interpretative plan which will include the installation of walkways, landscaping, and signage.

Resolution No. HEPB-2009- 32
Approved 7 to 0 with the following conditions:

1. Notice of work shall be provided in writing to the City of Miami historic preservation staff at least 48 hours prior to work inception.

2. If a significant archaeological feature, deposit, or artifact is found, notice will be provided to the City of Miami historic preservation staff and state archaeologist within 48 hours of discovery.

3. A written archaeological monitoring report will be provided to the City of Miami historic preservation staff within 25 work days of completion of construction work.

Moved: Timothy Barber
Second: Jim Broton
Recused: Jorge Zamanillo
Absent: Enid Lorenzo and Miguel Seco.
4. J. Jacob Hubbard House
138 NW 16th Avenue
HP-2009-66

Application for a Certificate of Appropriateness for the installation of new windows on the second floor, the installation of a metal picket fence around the perimeter of the property, the construction of an ADA ramp, and a minor modification to the garage.

Resolution No. HEPB-2009-33
Approved 8 to 0 with the following conditions:

1. The fence shall be painted black or dark green.
2. All glass shall be clear.
3. The architect shall submit details of the gate and the new doors.
4. The portion of the perimeter fence installed along the front property line on 16th avenue shall be set back 2’ from sidewalk in order for hedges or ground cover to be planted.

Moved: Thorn Grafton
Second: Gerald Marston
Absent: Enid Lorenzo and Miguel Seco.

5. MiMo/Biscayne Boulevard Historic District
6730 Biscayne Boulevard (Stardust Motel)
HP-2009-67

Application for a Certificate of Appropriateness for the installation of new single-hung windows, the installation of paneled doors, and the installation of slider windows on a storefront to accommodate a take-out restaurant.

Item continued to the July 7, 2009 public meeting.

Moved: Gerald Marston
Second: David Freedman
Absent: Enid Lorenzo and Miguel Seco.

6. MiMo/Biscayne Boulevard Historic District
7200 Biscayne Boulevard
HP-2009-70

Application for a Certificate of Appropriateness for the replacement of the existing storefront.

Resolution No. HEPB-2009-34
Approved 8 to 0 with the following conditions:

1. The glass wall shall be divided into a series of storefronts to approximate the original storefronts.
2. The dimensions of the two indents (formerly
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recessed entryways for individual stores) on Biscayne Boulevard shall be substantially maintained in the new storefront glass configuration, the final design shall be subject to staff approval.

3. All glass shall be clear.

Moved:     Gerald Marston  
Second:    Gary Appel  
Absent:     Enid Lorenzo and Miguel Seco.

7. 2110 Brickell Avenue  

Appeal of a decision of the Code Enforcement Office concerning the denial of an application for a tree removal permit.

Resolution No. HEPB-2009-35  
Denied 8 to 0 with the following condition:

1. The architect and the landscape architect continue to make their best efforts to save the tree (identified as tree #1 on architectural plans) or pay the current rate for tree removal as set forth in chapter 8.1 of the Zoning Ordinance.

Moved:     Gerald Marston  
Second:    Jim Broton  
Absent:     Enid Lorenzo and Miguel Seco.

8. Buena Vista East Historic District  
56 NE 46th Street  
HP-2009-69  

Application for a Certificate of Appropriateness for the installation of new windows, door, walkway, driveway, asphalt roof, and a metal fence after-the-fact; and a current request for the installation of hurricane shutters.

Resolution No. HEPB-2009-36  
Approved 7 to 0 with the following conditions:

1. The material used for the reroofing shall be an asphalt shingle.

2. The previously installed metal fence shall be reduced in height, by the removing that portion of the fence that extends above the highest, horizontal rail (to approximately four feet, nine inches (4’ 9”) and shall be painted a dark green or black.

3. The windows on the main façade shall be protected by hurricane shutters comprised of transparent panels on a removable track. If
the owner chooses to install impact-resistant windows instead of the shutters, they shall be a clear-glass, impact-resistant slider type.

4. The owner may install accordion shutters or roll-down shutters on the secondary façades only.

5. The westernmost driveway shall be removed and planted with grass.

6. The easternmost driveway shall be reduced in width to meet the minimum 5’ required setback.

Moved: Gerald Marston
Second: Jim Broton
Absent: Enid Lorenzo and Miguel Seco.

9. Bayside Historic District
712 NE 72nd Street
HP-2009-68

Application for a Certificate of Appropriateness for the painting of the façade, the installation of a new door, and repaving after-the-fact.

Moved: Jim Broton
Second: David Freedman
Absent: Enid Lorenzo and Miguel Seco.

RESOLUTION NO. HEPB-2009-37
Approved: 5 to 2

NEW BUSINESS

1. Adoption of General Design Guidelines for Historic Districts
   Item continued to the July 7, 2009 hearing

2. Adoption of Rules of Procedure for the Historic and Environmental Preservation Board (HEP Board)
   Item continued to the July 7, 2009 hearing

3. Adoption of Design Guidelines for the MiMo/Biscayne Boulevard Historic District
   Resolution No. HEPB-2009-38
   Approved 5 to 0, as amended

   Moved: Jim Broton
   Second: Gary Appel
   Absent: Enid Lorenzo and Miguel Seco.
CITY OF MIAMI
HISTORIC AND ENVIRONMENTAL PRESERVATION BOARD
MINUTES

JUNE 2, 2009
3:00 P.M.
CITY HALL, 3500 PAN AMERICAN DRIVE
DINNER KEY, MIAMI, FLORIDA

4. Adoption of a revision to Chapter 23 Section 23-7 (4) concerning Historic Signs.

   Resolution No. HEPB-2009-39
   Approved 5 to 0

   Moved: David Freedman
   Second: Timothy Barber
   Absent: Enid Lorenzo and Miguel Seco.

ITEMS FROM THE BOARD

1. Discussion of the existing provisions within Chapter 23 that address demolition by neglect (James Broton, Ph.D). Staff directed to prepare a "model" ordinance for the June 2, 2009 hearing.

2. Code Enforcement Update on the Shrine Building (Boulevard Shops) 1401 Biscayne Boulevard (Miguel Seco).

ADJOURNMENT

7:40 p.m.

ANY PERSON WHO RECEIVES COMPENSATION, REMUNERATION OR EXPENSES FOR CONDUCTING LOBBYING ACTIVITIES IS REQUIRED TO REGISTER AS A LOBBYIST WITH THE CITY CLERK, PRIOR TO ENGAGING IN LOBBYING ACTIVITIES BEFORE CITY STAFF, BOARDS, COMMITTEES OR THE CITY COMMISSION. A COPY OF THE APPLICABLE ORDINANCE IS AVAILABLE IN THE OFFICE OF THE CITY CLERK (MIAMI CITY HALL), LOCATED AT 3500 PAN AMERICAN DRIVE, MIAMI, FLORIDA, 33133.