



**City of Coral Gables  
CITY COMMISSION MEETING  
June 2, 2009**

**ITEM TITLE:**

Historic Preservation Board meeting of May 7, 2009.

**SUMMARY OF MEETING:**

1. **CASE FILE LHD 2009-01** Consideration of the local historic designation of the property at **444 Ponce de Leon Boulevard**, legally described as Lot 6, Block 14, Coral Gables Flagler Street Section, according to the Plat thereof, recorded in Plat Book 10, Page 12, of the Public Records of Miami-Dade County, Florida.

**A motion was made and seconded to approve the application for local historic designation for 444 Ponce de Leon Boulevard. (Unanimously approved).**

2. **CASE FILES LHD 2009-03 AND COA (SP) 2009-07** Consideration of the local historic designation of the property at **313 Sarto Avenue**, legally described as the Lots 29 to 31 Inc. & E 10 FT of Lot 32, Block 8, Coconut Grove Section 1, according to the Plat thereof, as recorded in Plat Book 14, at Page 25, of the Public Records of Miami-Dade County, Florida. The applicant is also requesting the issuance of an Accelerated Special Certificate of Appropriateness and design approval for the construction of additions and alterations. Variances have also been requested from Article 4, Section 4-101 (D) 4b for the minimum allowable setbacks and Article 5, Section 5-1409 (B) 1 for covered parking construction.

**Motion for LHD 2009-03:**

**A motion was made and seconded to approve the local historic designation of 313 Sarto Avenue. (Unanimously approved).**

**Motions for COA (SP) 2009-07:**

**First Motion: A motion was made and seconded to approve the variance regarding the trellised carport. (Ayes: 6. Nays: 1).**

**Second Motion: A motion was made and seconded to approve the variance to maintain the existing setback of 3 feet from the east property line. (Unanimously approved).**

**Third Motion: A motion was made and seconded to approve a variance to allow the property to have an overall side setback of approximately 12 feet, 6 inches. (Unanimously approved).**

**Fourth Motion: A motion was made and seconded to approve the design with the three conditions outlined by staff. (Unanimously approved).**

3. **CASE FILE COA (ST) 2009-35** An application for the issuance of a Standard Certificate of Appropriateness for the property located at **516 Alcazar Avenue**, a contributing property within the “Alcazar Avenue Historic District,” legally described as Lot 8, Block 12, Coral Gables Section B, according to the Plat thereof, recorded in Plat Book 5, Page 111, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for the installation of a new roof using clay “S” tiles.

**A motion was made and seconded to deny the application for Spanish “S” tile. (Unanimously approved).**

4. **CASE FILE COA (SP) 2009-03 Continued** An application for the issuance of a Special Certificate of Appropriateness for the property at **111 Florida Avenue**, an empty parcel of land within the “Mac Farlane Homestead Subdivision Historic District,” legally described as Lot 3, Block 2-A, MacFarlane Homestead, as recorded in Plat Book 5, at Page 81, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for the construction of a new residence. This item was deferred from the Historic Preservation Board meeting of April 16, 2009.

**A motion was made and seconded to approve the plans for 111 Florida Avenue with the discussed modifications, including adding the band at the base around the perimeter, and adding detail to the carport. (Unanimously approved).**

5. **CASE FILE COA (SP) 2009-04 Continued** An application for the issuance of a Special Certificate of Appropriateness for the property at **114 Frow Avenue**, an empty parcel of land within the “Mac Farlane Homestead Subdivision Historic District,” legally described as Lot 22, Block 2-A, MacFarlane Homestead, as recorded in Plat Book 5, at Page 81, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for the construction of a new residence. This item was deferred from the Historic Preservation Board meeting of April 16, 2009.

**A motion was made and seconded to approve the plans for 114 Frow Avenue with the discussed modifications as conditioned in the previous application. (Unanimously approved).**

6. **CASE FILE COA (SP) 2009-05 Continued** An application for the issuance of a Special Certificate of Appropriateness for the property at **116 Frow Avenue**, an empty parcel of land within the “Mac Farlane Homestead Subdivision Historic District,” legally described as Lot 21, Block 2-A, MacFarlane Homestead, as recorded in Plat Book 5, at Page 81, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for the construction of a new residence. This item was deferred from the Historic Preservation Board meeting of April 16, 2009.

**A motion was made and seconded to approve the plans for 116 Frow Avenue with the discussed modifications as conditioned in the previous application. (Unanimously approved).**

7. **CASE FILE COA (SP) 2009-06 Continued** An application for the issuance of a Special Certificate of Appropriateness for the property at **114 Oak Avenue**, an empty parcel of land within the “Mac Farlane Homestead Subdivision Historic District,” legally described as Lot 21, Block 3-A, MacFarlane Homestead, as recorded in Plat Book 5, at Page 81, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for the construction of a new residence. This item was deferred from the Historic Preservation Board meeting of April 16, 2009.

**A motion was made and seconded to approve the plans for 114 Oak Avenue with the discussed modifications as conditioned in the previous application. (Unanimously approved).**

8. **CASE FILE COA (SP) 2009-08** An application for the issuance of a Special Certificate of Appropriateness for the property at **1235 North Greenway Drive**, a non-contributing structure within the “Country Club of Coral Gables Historic District”, legally described as Lots 25 and 26, Block 4, Coral Gables Section “E”, as recorded in Plat Book 8, at Page 13, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for alterations to the existing structure.

**A motion was made and seconded to defer the application to the June 18 meeting. (Unanimously approved).**

9. **CASE FILE COA (SP) 2009-09** An application for the issuance of a Special Certificate of Appropriateness for the property at **1021 Alhambra Circle**, a contributing structure within the “Alhambra Circle Historic District”, legally described as Lots 15, 16 & E ½ of Lot 17, Block 3, Coral Gables Section “C”, as recorded in Plat Book 8, at Page 26, of the Public Records of Miami-Dade County, Florida. The applicant is requesting design approval for the construction of an addition and alterations to the existing structure.

**A motion was made and seconded to approve the application with the removal of the wrought iron. (Unanimously approved).**

10. **Board Appointment:** Resumes were received from seven qualified individuals for Board service. Although the Board considered Ms. Thomson’s request to postpone this decision until she was also present, consensus was that the appointment process should be completed at this time. Names of nominees presented by Ms. Kautz and considered by the Board: Luis Jauregui, Mark Lutz, Luis O. Revuelta, Richard Heisenbottle, Manuel Gallardo, Michael Steffens, Juan Contijoch. Attributes of all candidates were reviewed and discussed.

**A motion was made and seconded to nominate Richard Heisenbottle to serve on the Historic Preservation Board. (Unanimously approved).**

11. Mac Farlane District: Ms. Meyers reported that the Mac Farlane task force met and identified two exciting opportunities:

- A grant program by the National Trust for Historic Preservation.
- Rebuilding Together .

Ms. Meyers reported drafting a resolution for Board consideration, intended to make the City Commission aware of the critical nature of the deterioration problem in the Mac Farlane District, and ask their support of the Board’s efforts to bring funding and economic incentives to the process. The resolution seeks the Commission’s endorsement of this effort.

**A motion was made and seconded to submit the resolution to the City Commission. Ms. Bennett seconded the motion. (The motion passed unanimously by voice vote).**

12. Discussion of Preservation Workshops.

**ATTACHMENT(S):**

1. Historic Preservation Board Meeting minutes of May 7, 2009