



City of Coral Gables
CITY COMMISSION MEETING
May 23, 2023

ITEM TITLE:

Case File LHD 2022-007

An appeal to the Coral Gables City Commission from the decision of the Historic Preservation Board on September 21, 2022, to designate the property located at 1221 Milan Avenue, legally described as Lot 9, Block 39, Coral Gables Granada Section Revised, according to the Plat thereof, as recorded in Plat Book 8, at Page 113 of the Public Records of Miami-Dade County, Florida, as a Local Historic Landmark.

SUMMARY OF APPEAL:

The Historic Preservation Board, at a regularly scheduled meeting on Wednesday, September 21, 2022, passed a resolution to designate the property at 1221 Milan Avenue, legally described as Lot 9, Block 39, Coral Gables Granada Section Revised, according to the Plat thereof, as recorded in Plat Book 8, at Page 113 of the Public Records of Miami-Dade County, Florida (the "Property"), as a Local Historic Landmark. (*Ayes: 7, Nays: 1, Absent: 1*)

Peter Saliamonas, the "Property Owner," is appealing that decision.

BACKGROUND:

The Historical Resources & Cultural Arts Department received a Historic Significance request on June 27, 2022 from the Property Owner for the Property. On August 1, 2022 a Historic Significance Letter was issued indicating that the property does meet the minimum eligibility requirements for designation as outlined in Article 8, Section 8-103 of the Zoning Code.

On September 21, 2022, the Historical Resources Department presented a designation report for the Property to the Historic Preservation Board. The Property Owner was present and provided a presentation against designation. After deliberation a motion was made by the Board to designate the Property a local historic landmark. The motion passed 7-1 (with one member absent).

On September 29, 2022 the Property Owner submitted a Notice of Intent to Appeal the Board's Decision to the City Clerk. On October 12, 2022 the Property Owner submitted the completed appeals package to the City Clerk.

ADVISORY BOARD/COMMITTEE RECOMMENDATION(S):

Date	Board/Committee	Recommendation
09/21/2022	Historic Preservation Board	Granting of local historic designation of the property at 1221 Milan Avenue (<i>Ayes: 7, Nays: 1, Absent: 1</i>)

PUBLIC NOTIFICATION(S):

Date	
09/07/22	Notice of Public Hearing to residents within a 1,000 foot radius (for 09/21/2022 HPB meeting)
09/09/22	Miami Daily Business Review (for 09/21/2022 HPB meeting)
09/09/22	Posting of property
05/12/23	Miami Daily Business Review (for CC meeting)

ATTACHMENT(S):

1. **Historical Determination Letter – August 1, 2022**
2. **LHD 2022-007 Designation Report for 1221 Milan Avenue**
3. **Historic Preservation Board Verbatim Transcript (September 21, 2022 HPB)**
4. **Staff PowerPoint Presentation – 1221 Milan Avenue (September 21, 2022 HPB)**
5. **Items Handed out to HPB by Applicant at the September 21, 2022 Board meeting**
6. **Letter and Emails in support of Local Historic Designation**
7. **Results Letter from September 21, 2022 Historic Preservation Board meeting**
8. **Draft HPB Resolution**
9. **Owner’s Application for Appeal – October 12, 2022**