



**TOWN OF SURFSIDE
DESIGN REVIEW BOARD
AND
PLANNING AND ZONING BOARD**

**MINUTES
OCTOBER 27, 2016
6:00 PM**

Town Hall Commission Chambers – 9293 Harding Ave., 2nd Floor
Surfside, Florida 33154

DESIGN REVIEW BOARD

1. CALL TO ORDER

Chair Lindsay Lecour called the meeting to order at 6:05 p.m.

2. ROLL CALL

Recording Clerk Frantza Duval called the roll with the following members present: Chair Lindsay Lecour, Vice Chair Judith Frankel, Board Member Richard Iacobacci, Board Member Peter Glynn, and Board Member Gregg Covin. Board Member Brian Roller and Board Member Jorge Gutierrez were absent.

Board Member Brian Roller arrived at 6:06 p.m. Commissioner Daniel Gielchinsky attending as liaison arrived at 6:14 p.m.

3. APPROVAL OF MINUTES: September 29, 2016

Board Member Iacobacci made a motion to approve. The motion received a second from Board Member Glynn and all voted in favor with Board Member Roller absent for the vote and Board Member Gutierrez absent.

4. DESIGN REVIEW BOARD APPLICATIONS:

A. Request of the Owner of Property located at 9348 Abbott Avenue.

The applicant is proposing to enclose an existing screened in patio.
Town Planner Sarah Sinatra presented the item.

Vice Chair Frankel made a motion to approve. The motion received a second from Board Roller and all voted in favor with Board Member Gutierrez absent.

B. Request of the Owner of Property located at 9257 Dickens Avenue.

The applicant is proposing the construction of a new two story single-family residence. Town Planner Sarah Sinatra presented the item.

The Board discussed the design and other features of the proposed house. The architect Jose Jimenez gave further details on the design and answered questions from the Board.

Board Member Glynn made a motion to approve with the following conditions:

1. Provide coral stone pavers.
2. A/C units shall not be visible if placed on roof.
3. Applicant shall meet all code requirements.
4. Stone façade shown in rendering is required.

The motion received a second from Board Member Covin and all voted in favor with Board Member Gutierrez absent.

C. Request of the Owner of Property located at 9528 Bay Drive.

The applicant is proposing the construction of an additional garage and a gate in the front of their single-family residence. The applicant's plans also show a trellis in the front and rear and a new driveway.

Town Planner Sarah Sinatra presented the item.

There was discussion about prior work done on the house and meeting code. The applicant representative Anaile Cure addressed questions from the Board. The Board requested more information from the architect and to resubmit the application.

Board Member Glynn made a motion to defer. The motion received a second from Board Member Iacobacci and all voted in favor with Board Member Gutierrez absent.

5. DISCUSSION ITEM:

A. Architectural Significant Buildings on H120 Zoned Lots

Graham Penn gave a power point presentation on the item. The Board discussed the item and historic significance. Mr. Penn answered questions from the Board.

Public Speaker George Kousoulas, speaking as an architect, spoke in favor of the ordinance and gave some suggestions. The Board expressed their views on the item and there was further discussion.

Vice Chair Frankel would like to include language to disqualify buildings that are copies of historical styles. She also suggested clarifying some of the language regarding post war era.

Board Member Glynn made a motion to recommend as amended and discussed and to forward to the Town Commission for first reading. The motion received a second from Board Member Iacobacci and all voted in favor with Board Member Gutierrez absent.

6. QUASI-JUDICIAL APPLICATION:

A. 8955 COLLINS AVENUE and 8926 COLLINS AVENUE and 8943 HARDING AVENUE

A RESOLUTION OF THE TOWN OF SURFSIDE, FLORIDA, PLANNING AND ZONING BOARD; RECOMMENDING APPROVAL OF A SITE PLAN APPLICATION, PURSUANT TO SECTION 90-41 ET SEQ. OF THE ZONING CODE TO PERMIT THE DEVELOPMENT OF PROPERTY LOCATED ON THE EAST AND WEST SIDES OF COLLINS AVENUE WITH THE ADDRESSES OF 8955 COLLINS AVENUE AND 8926 COLLINS AVENUE AND 8943 HARDING AVENUE FOR 16 CONDOMINIUM UNITS AND A PARKING STRUCTURE AND RECREATIONAL AMENITIES WITH CONDITIONS OF APPROVAL; PROVIDING FOR A SEVERABILITY CLAUSE AND PROVIDING FOR AN EFFECTIVE DATE.

Recording Clerk Frantza Duval read the title of the resolution.

Chair Lecour read the process and rulings of a quasi-judicial hearing.

Recording Clerk Duval confirmed that compliance with advertising notice requirements have been met. Attorney Miller asked the DRB and Planning and Zoning Board if anyone had ex-parte communications with the Applicant or any objector. All answered no. Recording Clerk Duval swore in the people who wished to speak on the item.

Town Planner Sarah Sinatra gave a visual presentation. The applicant's representative gave a brief overview and addressed questions from the Board. Kobi Karp, architect, walked through the architectural design of the building.

Chair Lecour opened the public hearing.

Public Speakers:

-Craig Blomquist appreciated the applicant doing a community outreach and was in favor of the proposed plan.

Attorney Miller paused the discussion as Board Member Covin said he may have a conflict of interest. There was some discussion by the Town Attorney, the applicant's attorney, Special Land Use expert Nancy Stroud and it was deemed there was no conflict of interest. The meeting proceeded with public hearing.

-Olga Perez Perez questioned if plans have been submitted for a barrier between homes and the construction site as well as an off street parking plan. Planner Sinatra said a permit had been pulled for the barrier. The applicant representative said the parking issue is taken care of and Planner Sinatra read portions of the new resolution dealing with construction workers and parking.

-Anaile Cure representing the residents of Surf House spoke about potential damages that may occur due to construction and is objecting to the application.

-Ricardo Mualin is concerned about the proposed parking lot as well as hours of operation of the clubhouse and other facilities. The applicant responded to some of the concerns. Planner Sinatra said they have worked with traffic officials and police regarding traffic and valet parking as well as pedestrian crossing.

- George Lopez had concerns about construction practices and the effect it may have on older nearby buildings. Kobi Karp responded to his concerns.
- Juana Alzaga had concerns about structural damage which may occur to her building. She also was concerned about losing the character of Surfside.
- Mildred Pina was never informed about the new structure and had concerns about structural damage.
- Deborah Cimadevilla was in favor of workers being identified by certain apparel and questioned the advertisement stating this development had a private beach as there are no private beaches they are all public.
- Roe Ben-Moshe is in full support of the project but was concerned about a traffic issue and pedestrian crossing.

No one else wishing to speak Chair Lecour closed the public speaking.

The Board gave their views and discussed the project. Chair Lecour and Board Member Glynn spoke favorably of the project.

Board Member Glynn made a motion to recommend the item to the Planning and Zoning Board with the condition that the tennis court hours are closed at 9:00 p.m. The motion received a second from Board Member Iacobacci and all voted in favor with Board Member Guterrez absent.

7. ADJOURNMENT.

There being no further business to come before the Design Review Board the meeting adjourned at 9.23 p.m.

Accepted this 17th day of November, 2016

Attest:


Sandra Novoa, MMC
Town Clerk


Chair Lindsay Lecour

PLANNING AND ZONING BOARD

MINUTES
OCTOBER 27, 2016
6:00 PM

1. CALL TO ORDER

Chair Lindsay Lecour called the meeting to order at 9:23 p.m.

2. ROLL CALL

Recording Clerk Frantza Duval called the roll with the following members present: Chair Lindsay Lecour, Vice Chair Judith Frankel, Board Member Richard Iacobacci, Board Member Peter Glynn, and Board Member Brian Roller. Commissioner Daniel Gielchinsky attended as liaison.

3. APPROVAL OF MINUTES: September 29, 2016

Board Member Glynn made a motion to approve. The motion received a second from Vice Chair Frankel and all voted in favor.

4. QUASI-JUDICIAL APPLICATION:

**A. 8955 COLLINS AVENUE and 8926 COLLINS AVENUE
and 8943 HARDING AVENUE**

A RESOLUTION OF THE TOWN OF SURFSIDE, FLORIDA, PLANNING AND ZONING BOARD; RECOMMENDING APPROVAL OF A SITE PLAN APPLICATION, PURSUANT TO SECTION 90-41 ET SEQ. OF THE ZONING CODE TO PERMIT THE DEVELOPMENT OF PROPERTY LOCATED ON THE EAST AND WEST SIDES OF COLLINS AVENUE WITH THE ADDRESSES OF 8955 COLLINS AVENUE AND 8926 COLLINS AVENUE AND 8943 HARDING AVENUE FOR 16 CONDOMINIUM UNITS AND A PARKING STRUCTURE AND RECREATIONAL AMENITIES WITH CONDITIONS OF APPROVAL; PROVIDING FOR A SEVERABILITY CLAUSE AND PROVIDING FOR AN EFFECTIVE DATE.

Recording Clerk Frantza Duval read the title of the resolution.

Chair Lecour reminded everyone that the rules and process of a Quasi-Judicial hearing stated in the Design Review Board Meeting apply here also.

Chair Lecour asked if anyone wishing to speak to please stand and be sworn in. There were no public speakers who had not spoken at the previous meeting. No one wishing to speak Chair Lecour closed the public hearing.

Board Member Iacobacci made a motion to recommend the item to the Town Commission with the recommended condition from the DRB that the tennis court hours are closed at 9:00 p.m. The motion received a second from Board Member Glynn and all voted in favor.

5. DISCUSSION ITEMS:

1. Commission Liaison Update – Commissioner Daniel Gielchinsky

Commissioner Gielchinsky gave an update on streetscapes and sea level rise study and undergrounding of utilities.

Public Speaker Deborah Cimadevilla spoke about treescape/streetscape and asked for clarification. She talked about flooding in her area and driveways and sidewalks. She shared some photos to support her position.

The Board discussed the item of walkability and the Town Manager talked about safety. The Town Manager was asked to come back at the next meeting with options to improve sidewalks and walkability (pedestrian safety) as well as aesthetics.

2. Notice for demolition of houses

The item was deferred to the next meeting.

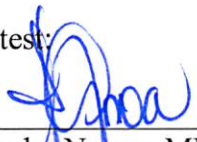
3. Future Agenda items

6. ADJOURNMENT.

There being no further business to come before the Planning and Zoning Board the meeting adjourned at 10.21 p.m.

Accepted this 17th day of November, 2016

Attest:



Sandra Novoa, MMC
Town Clerk



Chair Lindsay Lecour