

When you speak, you must come to the podium in the front and clearly state your name and address for the record. Please turn off or mute your cell phone or pager at the start of the meeting. Please be advised that if you don't turn off your cell phone or pager and it rings, you will be asked to leave the chambers.

**TOWN OF BAY HARBOR ISLANDS
MORRIS N. BROAD COMMUNITY CENTER
1175 95TH STREET
BAY HARBOR ISLANDS, FL 33154**

MEETING OF THE DESIGN REVIEW BOARD

QUASI-JUDICIAL PUBLIC HEARING

**May 6, 2025
7:00 PM**

AGENDA

CALL TO ORDER: Set for 7:00 p.m.

PLEDGE OF ALLEGIANCE:

ROLL CALL

1. Request for approval for exterior modifications for "Amerant Bank" to be located at 1050 Kane Concourse, Lot 8 of Block 12. The applicant is proposing an exterior modification to the storefront to include the installation of an ATM machine, relocation of the front door and making changes to the framing of the storefront. Enclosed please find the site plan and elevations. Item #1.

** Staff Review:* The design meets the Town Code and was approved by Lorraine Belle, Town Planner.

2. Request for approval for a new multifamily dwelling for "Arman Corp" located at 1085 94 Street, Lot 10 of Block 13. The developer is proposing to construct a new six (6) dwelling unit "townhouse" development. The proposed site design incorporates one rectangular-shaped building positioned north / south of the site. The proposed building will have four (4) stories in height. The proposed dwelling units will range from 3,650 to 3,745 square feet of A/C space plus garages, balconies, etc. On the buildings' rooftop are proposed "open roof" areas with a powder room bath and small interior areas. The proposed building will not require any TDRs. Enclosed please find the site plan and elevations. Item #2.

** Staff Review:* The design meets the Town Code and was approved by Michael Miller Planning Associates.

PUBLIC COMMENT - for the purpose of hearing any public comment with respect to an application for site plan approval at 1085 94 Street.

CONCLUSION OF QUASI-JUDICIAL PUBLIC HEARING

3. Approval of Meeting Minutes:
 - A. January 7, 2025, Regular Design Review Board Meeting
 - B. February 4, 2025, Regular Design Review Board Meeting
 - C. March 4, 2025, Regular Design Review Board Meeting

ADJOURNMENT: Approximately 8:00 p.m.

Pursuant to Florida Statutes 286.0105, the Town hereby advises the public that should any person decide to appeal any decision of the Planning and Zoning Board with respect to any matter to be considered at this meeting or hearing, he or she will need a record of the proceedings, and that, for such purposes he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.