



AGENDA

- A. Background / Timeline
- B. Site Context and Early Work Completed to Date
- C. Review of Design Elements
 - 1. Setback Variance
 - 2. North Façade
 - 3. East Dimple
 - 4. FPL Vault Façade

BACKGROUND / TIMELINE

Achieved Milestones

- DRB18-0355 Final Order Approved Summer 2019
- *2020-2022 Project on Hold due to COVID*
- Summer 2022 - Early Work began
- July 2023 Approved Foundation Permit BC2219523
- Vertical Permit RV2320777 Review in Progress

Upcoming Milestones

- April 2024 - Early Work Completion
- May 2024 - Obtain Approval of Master Permit RV2320777 for Vertical Construction (upon DRB hearing approval)
- Q3 2024 Hotel Construction Commencement

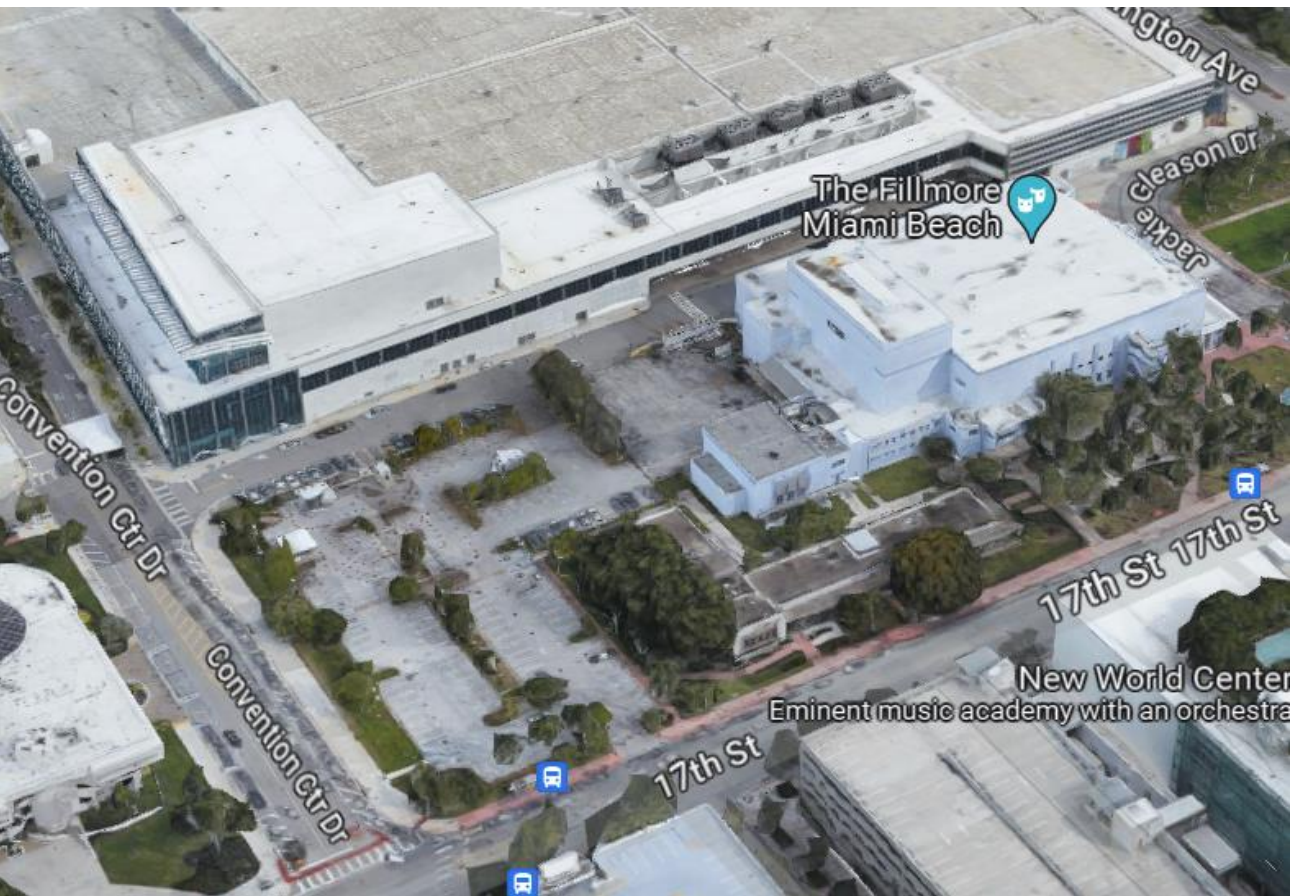








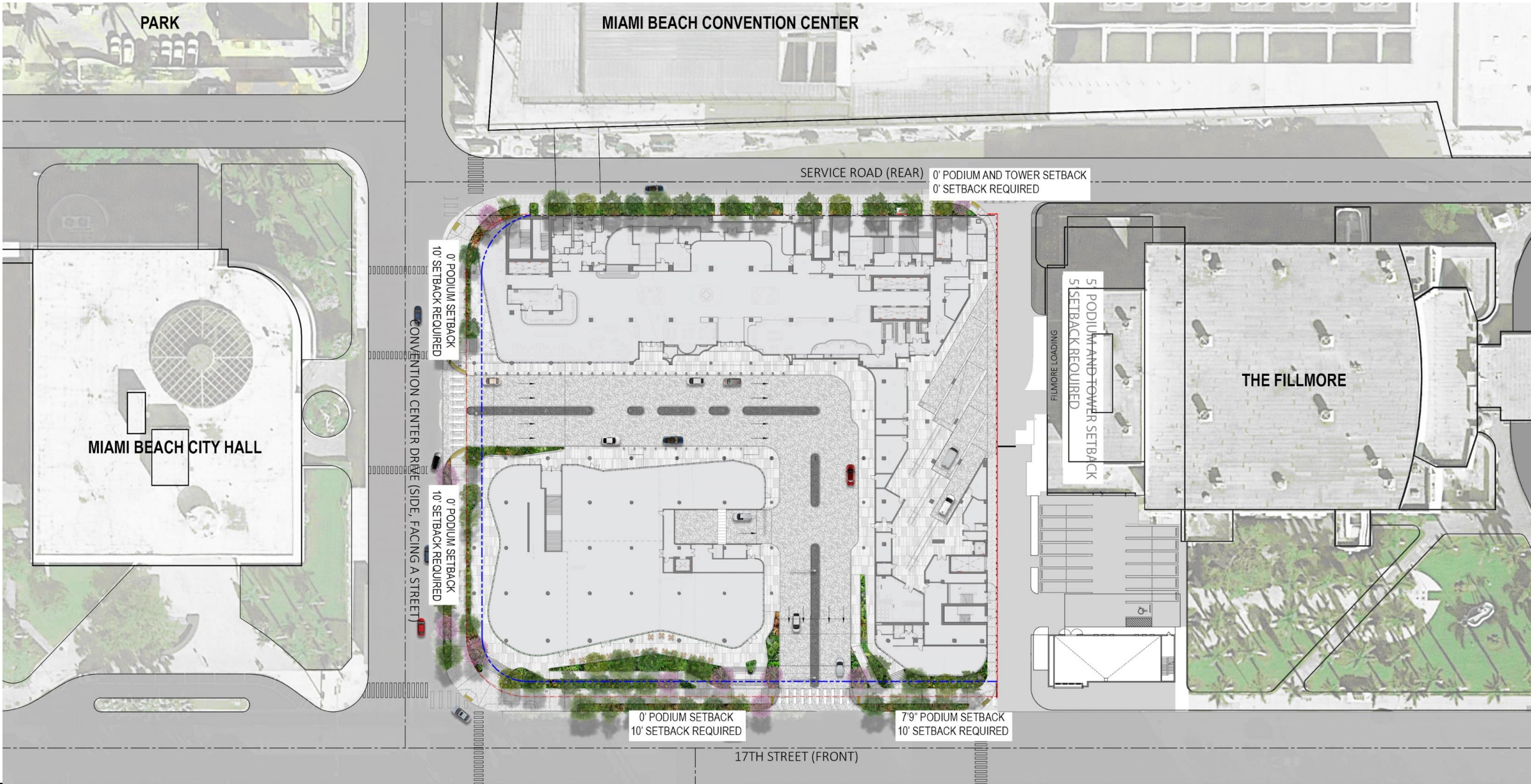
ORIGINAL SITE - 2020



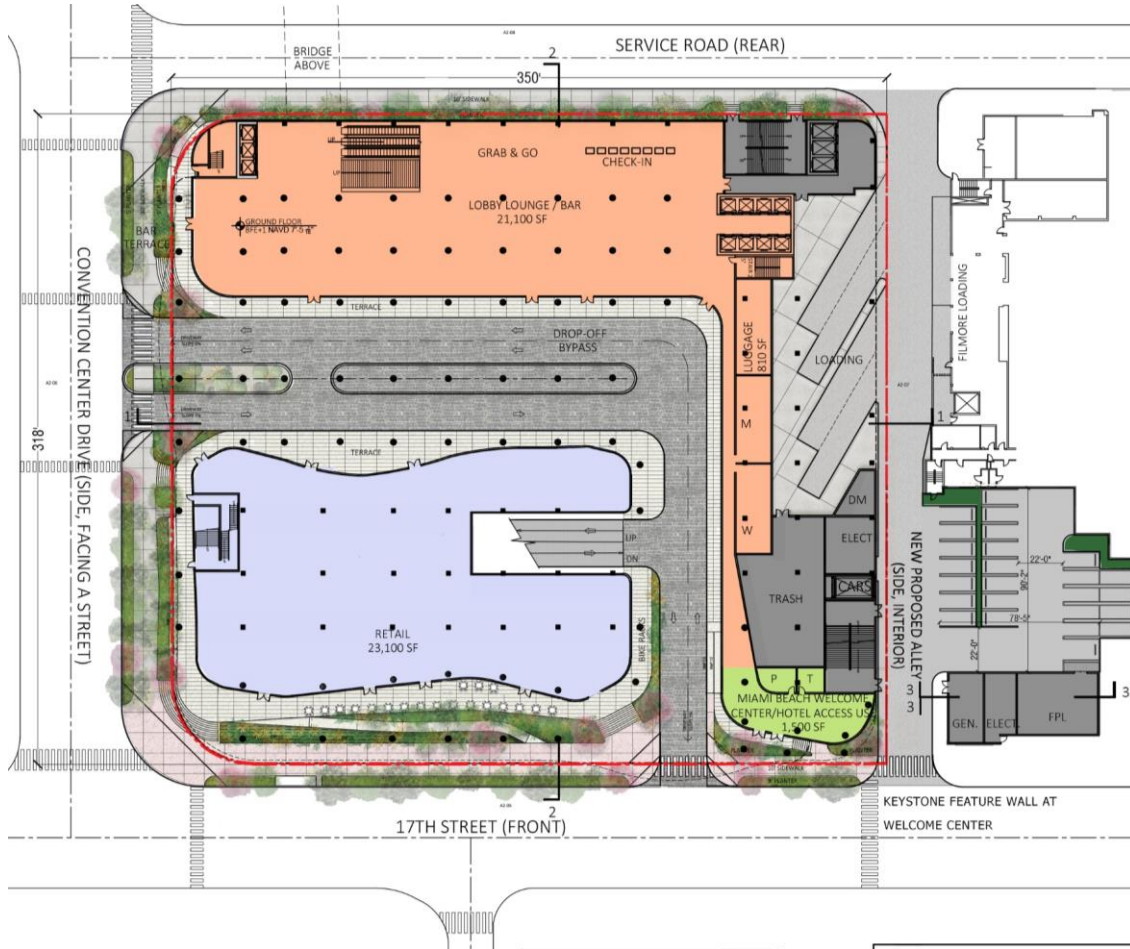
CONSTRUCTION PROGRESS - 2024



Setback Variance

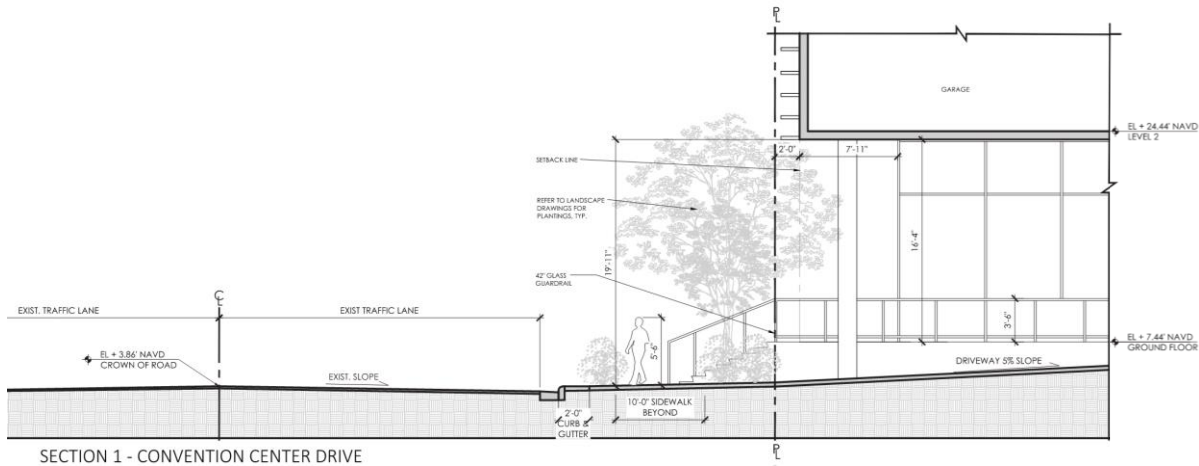


APPROVED

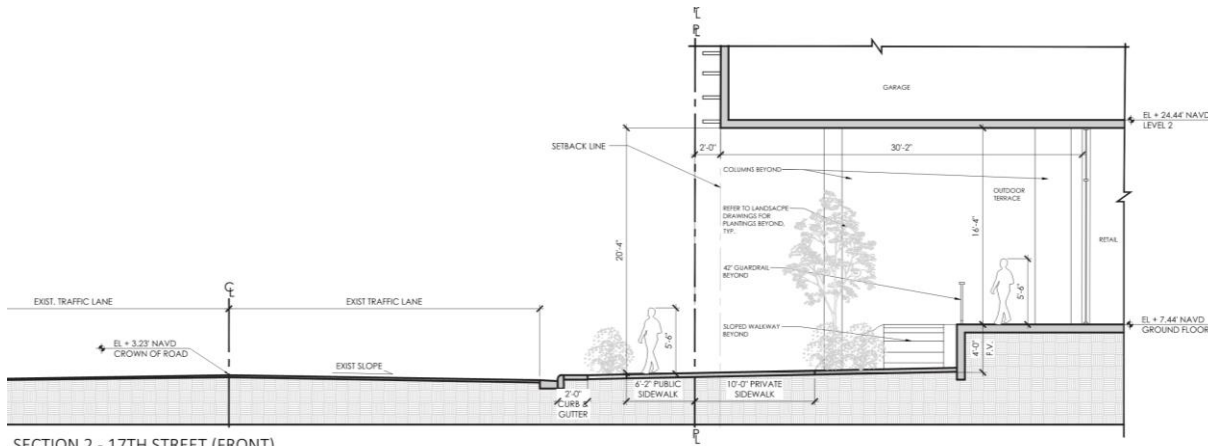


PROPOSED



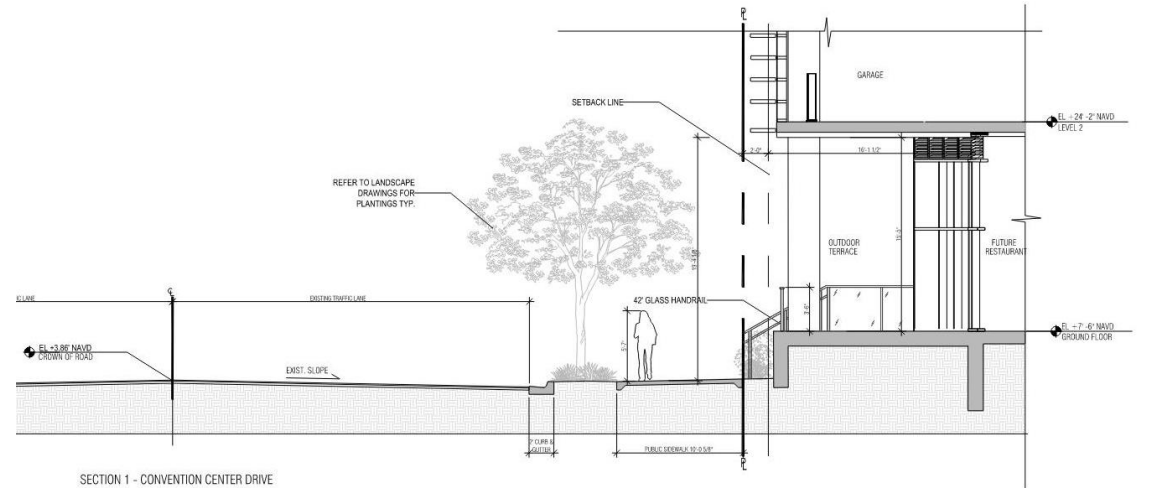


SECTION 1 - CONVENTION CENTER DRIVE

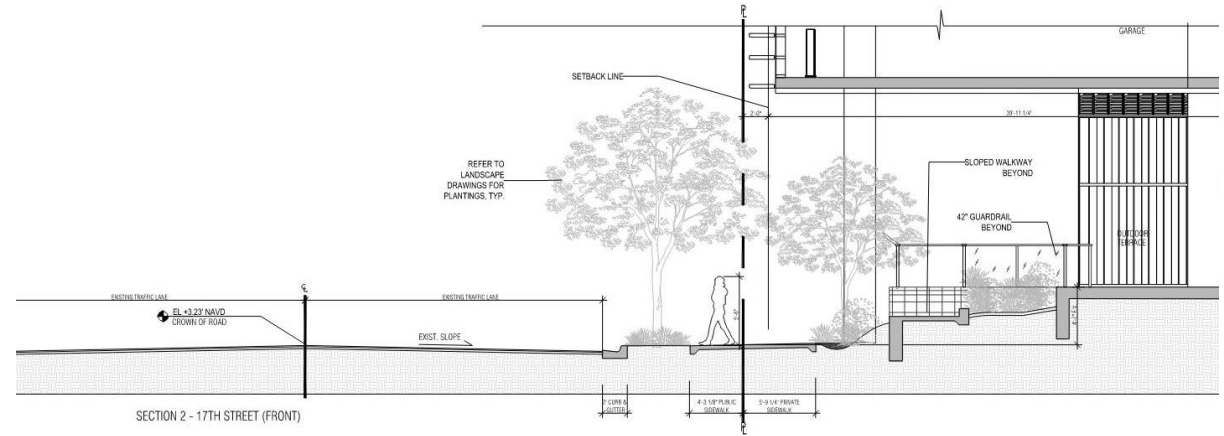


SECTION 2 - 17TH STREET (FRONT)

APPROVED



SECTION 1 - CONVENTION CENTER DRIVE



SECTION 2 - 17TH STREET (FRONT)

PROPOSED

**SETBACKS
SECTIONS**

Date: 2024.03.29



APPROVED



PROPOSED



APPROVED



PROPOSED



APPROVED



PROPOSED

APPROVED

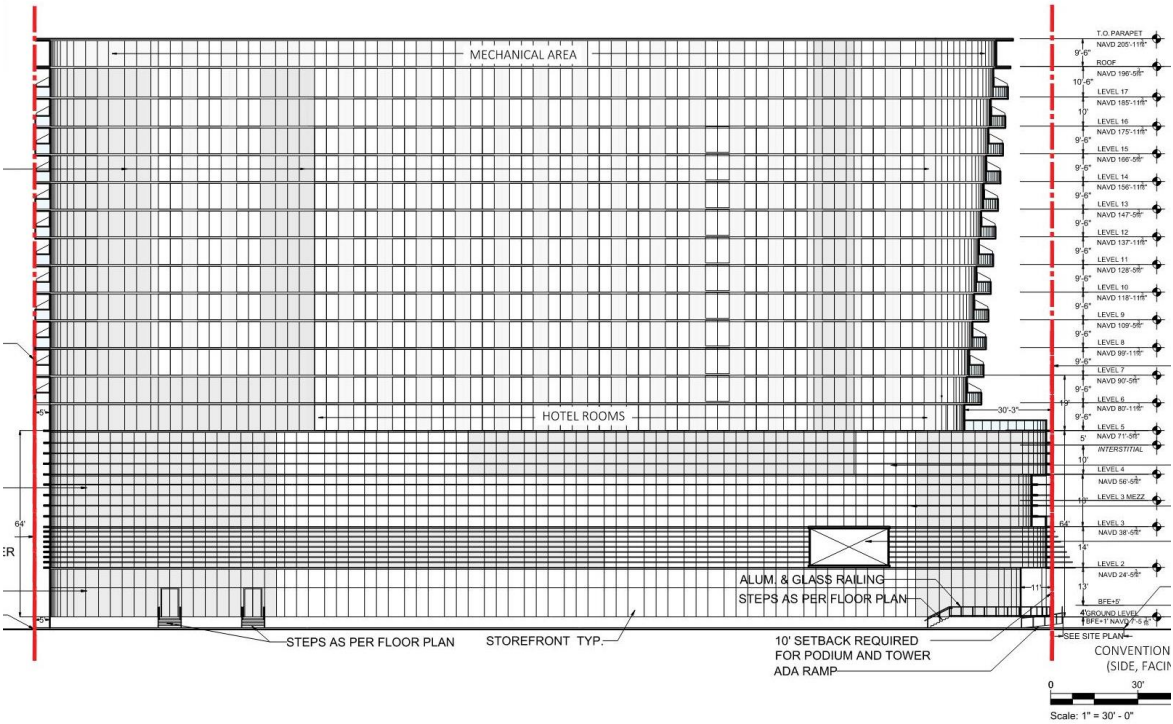


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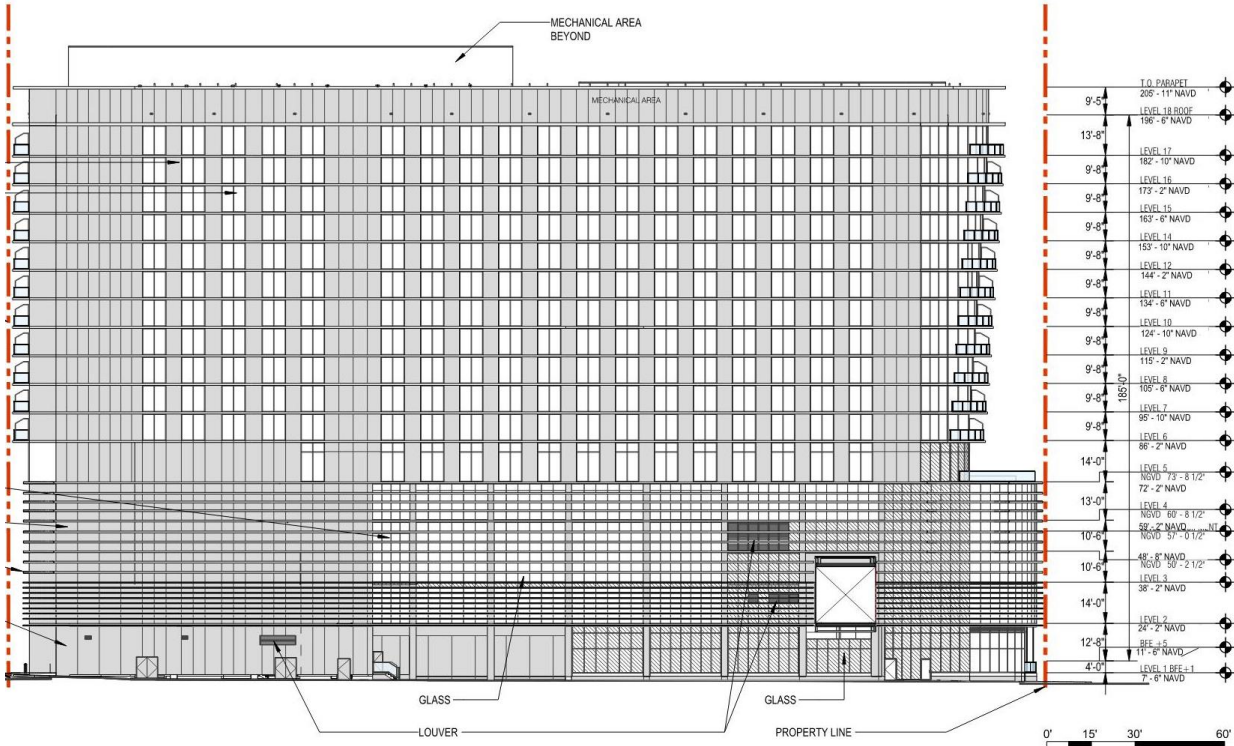


North Façade

APPROVED



PROPOSED



East Dimple

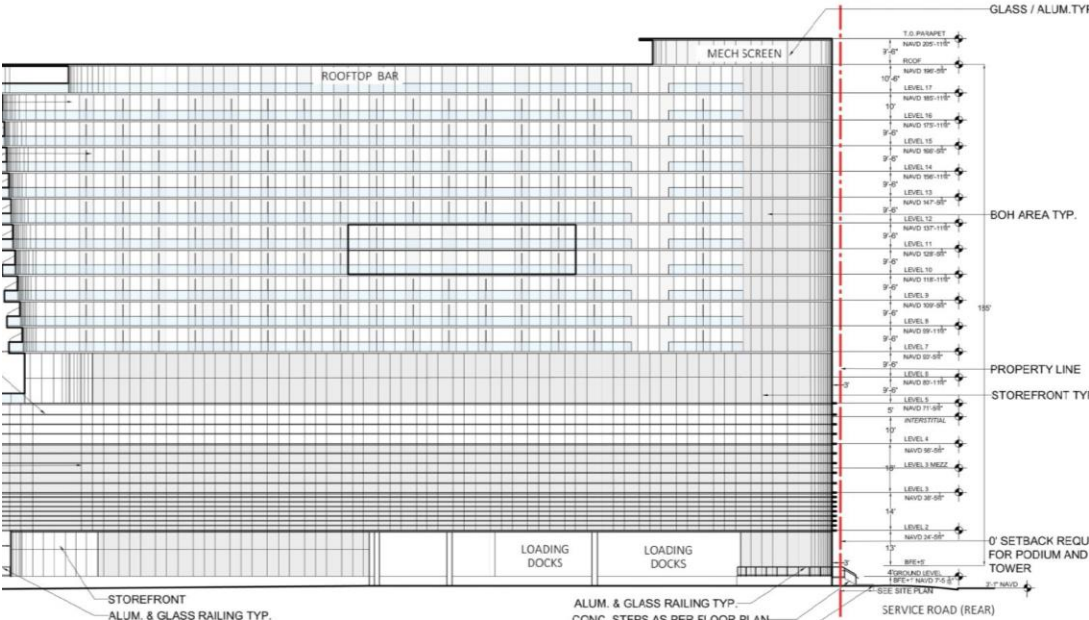
APPROVED



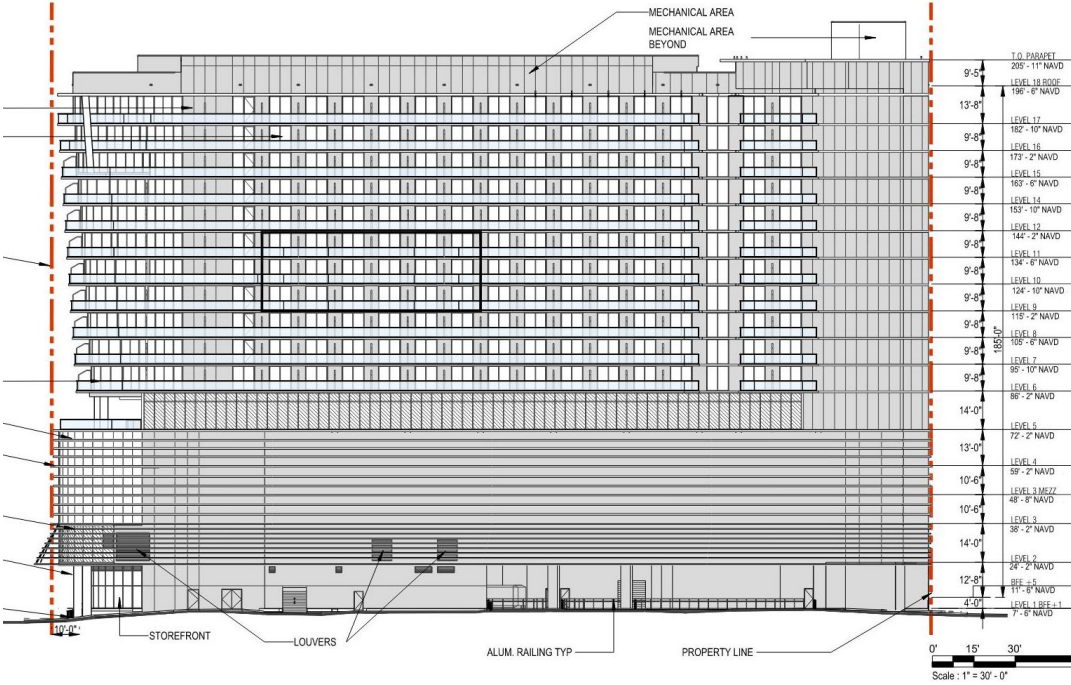
PROPOSED



APPROVED



PROPOSED



PROPOSED

LEVEL 9



LEVEL 10

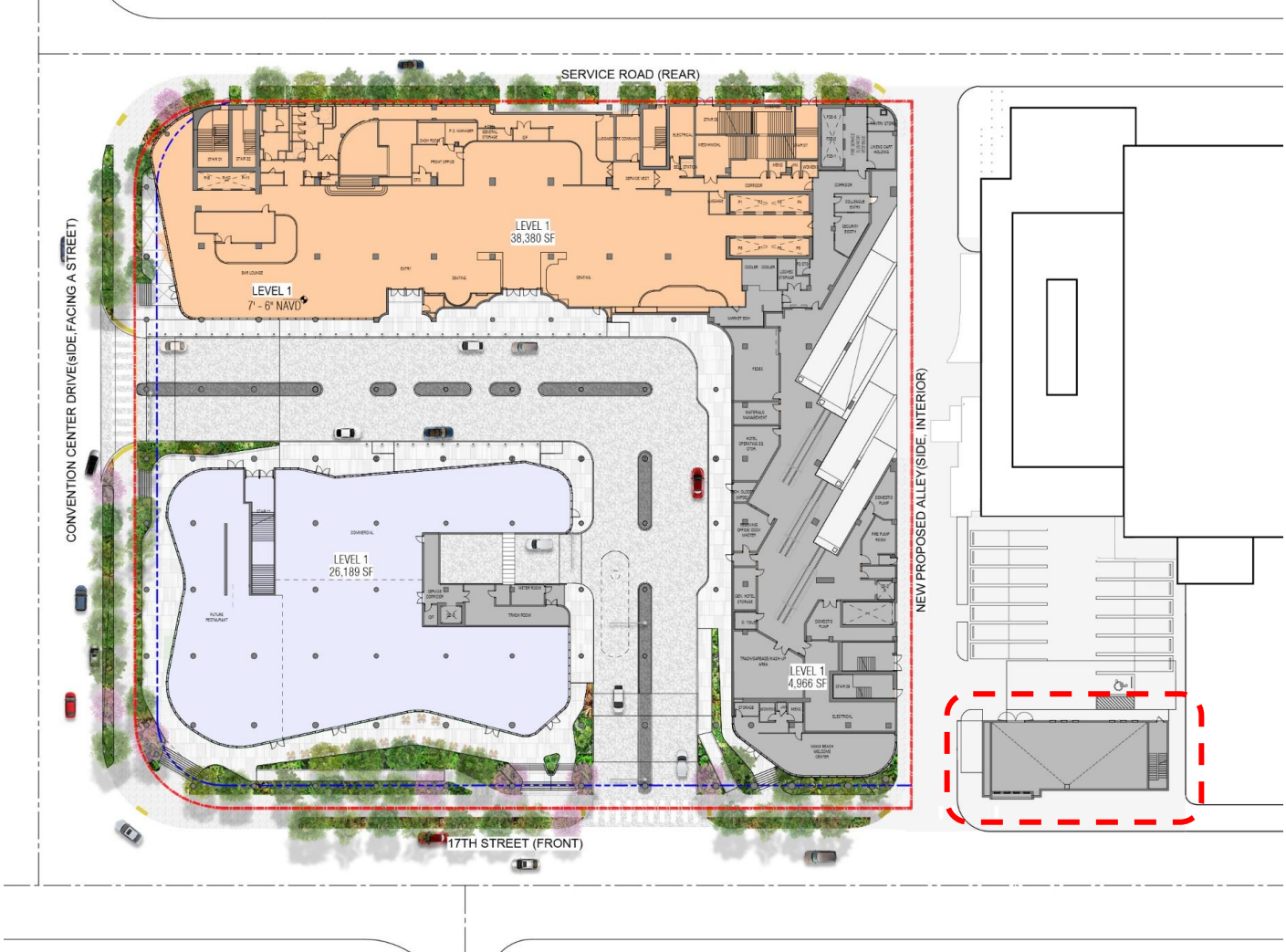


LEVEL 11



FPL VAULT

LOCATION

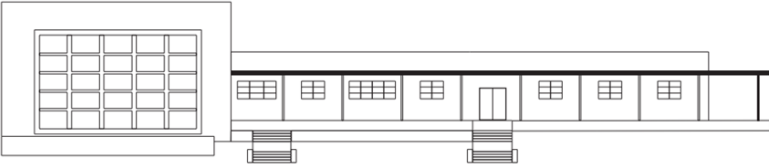




HENRY HOHAUSER BUILDING

555 17 ST. MIAMI BEACH, FL.

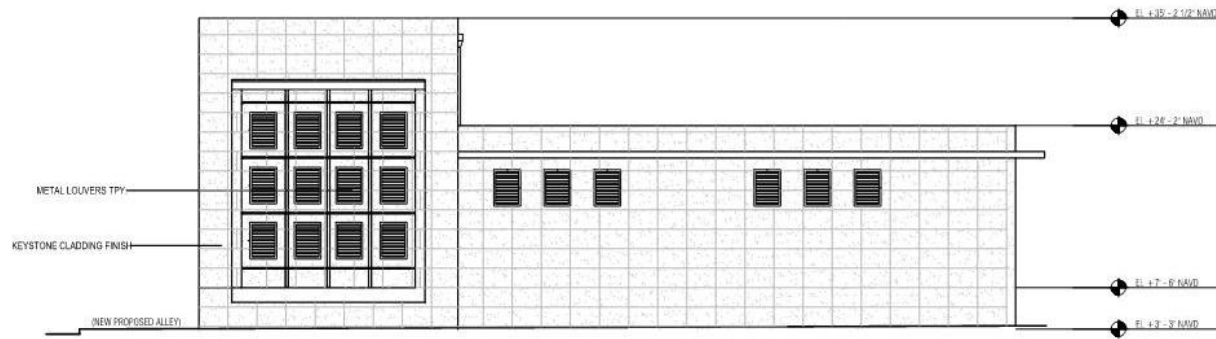
Built in 1953 and designed by Architect Henry Hohauser, the original building to sit on this site was the center for Miami Beach's Tourism & Cultural Development (TCD), which was the embodiment of the Art Deco and early Modern movement. The building's cultural significance prompted the design of the new FPL vault building to mirror its original façade and limestone cladding.



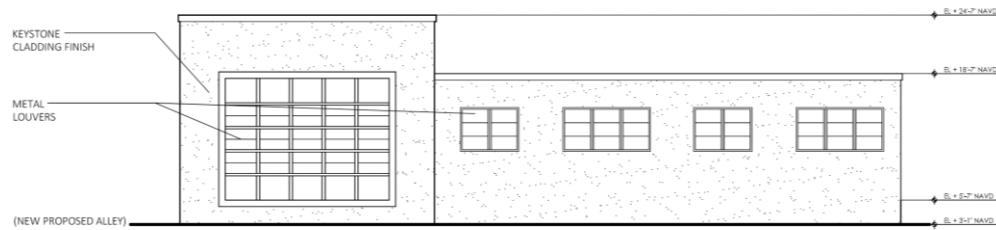
ORIGINALLY CONSTRUCTED IN 1953
BY STAR CONSTRUCTION CO.

ARCHITECT
HENRY HOHAUSER

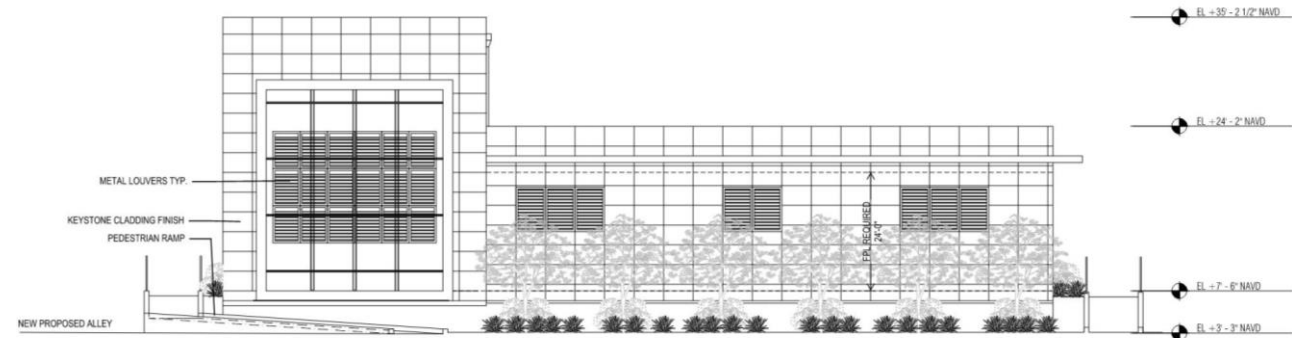
PROPOSED PLAQUE



SUBMITTED ELEVATION 02/02/2024



APPROVED ELEVATION



REVISED ELEVATION

