MIAMIBEACH
Land Use Boards

Historic Preservation Board

TO: Historic Preservation Board

FROM: Thomas Mooney, Director

DATE: September 16, 2025

TITLE: HPB25-0656, 1600 WASHINGTON AVENUE, 425 16TH STREET AND 1601 DREXEL AVENUE.

PROPERTY

1600 Washington Avenue, 425 16th Street and 1601 Drexel Avenue

FILE NO.

HPB25-0656

APPLICANT

420 Lincoln Road Development LLC

IN RE:

An application has been filed requesting a Certificate of Appropriateness for the total demolition of two structures and the construction of a new mixed-use building.

PRIOR ORDER NUMBER:

Applicable Area

South Beach

Is this a "Residents Right to Know" item, pursuant to City Code Section 2-14?	**Does this item utilize G.O. Bond Funds?**
Yes	No