

**MODIFICATIONS TO PREVIOUSLY APPROVED BOARD ORDER 3**

# MIAMIBEACH

## Land Use Boards

### Historic Preservation Board

TO: Historic Preservation Board  
FROM: Thomas Mooney, Director  
DATE: October 21, 2025  
TITLE: HPB24-0616 A.K.A. HPB 7424, 1620 DREXEL AVENUE.

**PROPERTY**

1620 Drexel Avenue

**FILE NO.**

HPB24-0616

**APPLICANT**

Maizon Miami LLC

**IN RE:**

An application has been filed requesting modifications to a previously issued Certificate of Appropriateness for the construction of a new 2-story commercial building with an active roof deck. Specifically, the applicant is requesting approval for a new roof deck design inclusive of canopy structures and an outdoor bar counter and to modify a condition of the final Order.

**PRIOR ORDER NUMBER:**

a.k.a. HPB 7424

**Applicable Area**

South Beach

**Is this a "Residents Right to Know" item, pursuant to City Code Section 2-14?**

Yes

**Does this item utilize G.O. Bond Funds?**

No