

Miami, Florida
August 5, 2025

Mrs. Deborah Tackett
City of Miami Beach
Planning Department – Historic Preservation Board
1700 Convention Center Drive, 2nd Floor
Miami Beach, FL 33139

RE: Letter of Intent – HPB Application
Property Address: 407 Lincoln Road, Miami Beach, FL 33139

Dear Mrs. Tackett,

On behalf of EuroAmerican Group (the "Applicant"), we are pleased to submit this Letter of Intent in support of a new lighting scheme for the existing building located at 407 Lincoln Road. This letter accompanies our HPB application, including a signed and sealed survey and architectural plans.


While 407 Lincoln Road is not classified as a historic contributing structure, it remains an iconic building within the Lincoln Road Historic District and plays a significant role in defining the district's architectural identity. The proposed lighting improvements are intended to enhance the building's nighttime presence while remaining sensitive to the surrounding historic context.

The lighting design features energy-efficient LED fixtures that will discreetly accentuate the building's vertical columns and other key architectural elements. The fixtures are compact, carefully integrated into the façade, and designed to be unobtrusive during the daytime. The proposal will also improve pedestrian visibility and contribute positively to the vibrancy and safety of the district's public realm.

We respectfully request the Historic Preservation Board's review and approval of this proposal. We remain committed to working closely with City staff and the Board to ensure the project reflects the vision and standards of the district.

Thank you for your time and consideration.

Sincerely,
Javier R. Barrera
Principal



DEFORMA STUDIO INC