



City of Venice
Development Services
Building Department

STAFF REPORT

To: Architectural Review Board

By: Greg Schneider, Building Official

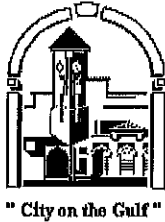
Date: March 27, 2019

Re: **PLAR19-00092, Façade and breezeway renovations**

This property is located within the **Historic District** addressed as 225 Miami Avenue West, located on the south side of Miami Avenue W. between Nokomis Ave S. and Nassau St.

Review comment:

The proposed design elevations, colors and architectural elements appear consistent with Italian Renaissance architecture.



City of Venice
Planning & Zoning Division

MEMORANDUM

To: Audrey Symowicz
From: Roger Clark, AICP, Planning Manager
Date: March 6, 2019
Re: ARB Application No. PLAR19-00092, 225 W. Miami Ave.

Based on review of the applicant's submittal, Planning & Zoning provides the following comments:

1. No site plan was provided and therefore compliance with setbacks or any other site standards cannot be determined. Full review of all regulatory standards applicable to the subject application will occur during zoning review of the building permit.
2. Separate permits must be submitted for proposed signage.
3. Narrative indicates "new ornamental ironwork" that is not depicted on any of the submitted material.
4. Any encroachment into the City's right-of-way will require an approved license agreement.



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MEMORANDUM

To: Audrey Symowicz, Development Services ~ Building Division

From: Harry Klinkhamer, Historical Resources Manager

Date: March 4, 2019

Re: ARB Application No. PLAR19-00092, 225 W. Miami Avenue

No comments or concerns from Historical Resources.