

# MIAMI BEACH

City of Miami Beach, 1700 Convention Center Drive, Miami Beach, Florida 33139. [www.miamibeachfl.gov](http://www.miamibeachfl.gov)

PLANNING DEPARTMENT

Tel: 305-673-7550, Fax: 305-673-7559

May 23, 2023

Building Official  
Building Department  
City of Miami Beach  
1700 Convention Center Drive  
Miami Beach, FL 33139

**RE: 7418 Harding Avenue – BC2320744 / RV2320300**

I am writing on behalf of the Planning Department and the Historic Preservation Board in support of the applicant's request for a waiver from the flood plain requirements for the above noted structure.

The 2-story existing building located at 7418 Harding Avenue is classified as 'Contributing' in the Miami Beach Historic Properties Database and is located within the North Shore Local Historic District. As such, the subject structure is individually listed on a local inventory of historic places within the City of Miami Beach, which is a community with an historic preservation program that has been certified by an approved program in the State of Florida, as determined by the Secretary of the Interior.

The proposed rehabilitation and alteration will not preclude the structure's continued designation as an 'HISTORIC' structure and the variance is the minimum needed to preserve the historic character and design of the structure. In order to prevent the complete loss of this historic structure and the serious degradation of its architectural and historic integrity, the Planning Department, on behalf of the Historic Preservation Board, strongly supports the issuance of a variance to permit a waiver from the flood plain requirements.

Sincerely,



Debbie Tackett  
Historic Preservation & Architecture Officer