

Marty

VILLAGE OF MIAMI SHORES
HISTORIC PRESERVATION BOARD
DESIGNATION REPORT

NAME OF PROPERTY Blackwell Residence DATE 9/10/84
LOCATION 361 NE 97 Street
CLASSIFICATION structure CATEGORY residential
ORIGINAL OWNER T.J. Blackwell YEAR BUILT 1926 CONDITION excellent
ARCHITECT Kiehnel & Elliott BUILDER Miami Shores Company
OWNER Harriet G. Blackwell
ADDRESS 361 NE 97 Street
CURRENT ZONING R 18.5-residential

SIGNIFICANCE: A-A physical (architectural or archeological) description of the site.
Two photographs should accompany this description.

Mediterranean revival two-story structure; masonry/stucco construction. Plan is
rectangular. Spanish barrel tile gable roof. Arched entry door surrounded by
molded masonry keystone. Rough stucco exterior. Wood casement windows with bahama
shutters. Second story above entry door has small window encased by wrought iron.
Chimney is centrally located, barrel tile cap. Two one-story extensions have been
added to the west side of the original structure; similar construction with barrel
tile gable roof, stucco exterior; westernmost extension has large arched windows which
echo entry door; tinted glass and dark frames. Significant landscaping includes
an extremely large live oak tree.

SIGNIFICANCE: B-A brief description of the site's relationship to the history, develop-
ment, architecture, archeology and/or culture of Miami Shores, Dade
County, the State of Florida or the nation.

House was built as House No. 8 of the Miami Shores Company's development. It was the
home of T.J. Blackwell, a prominent Miami attorney who served as a Village Judge from
1936-1944. His widow, Harriet Grey Blackwell, a Miami Shores poet, still resides in
the house. The two additions to the house were made in 1936, designed by Lee L. Wade,
and 1952, designed by Harry E. Penney. The original architects, Kiehnel & Elliott,
designed many outstanding South Florida buildings including El Jardin, Coral Gables
Congregational Church and the Coconut Grove Playhouse. The house is significant
because of its association with persons important to Miami Shores history, because
of its design and size as representative of the larger home designed for the original

FOR HISTORIC DISTRICTS: A-A map with the location of the district, property lines, buildings, streets and major topographical features.

B-A brief description of the relationship of the sites within the district to each other and the district's relationship to the surrounding area and the Village as a whole.

(continued from page 1)

Miami Shores development, because of its association with the architect and because it has retained its original character.

COMMENTS:

PREPARED BY _____ DATE _____

ACTION: HISTORIC PRESERVATION BOARD recommended DATE 9/17/84

OWNER CONSENT (YES) X (NO) _____

VILLAGE COUNCIL approved designation DATE 10/2/84



Miami Shores Village

10050 N. E. SECOND AVENUE
MIAMI SHORES, FLORIDA 33138
(305) 758-8000

L. R. FORNEY, JR.
VILLAGE MANAGER

August 30, 1984

Mrs. Harriet G. Blackwell
361 NE 97 Street
Miami Shores, FL 33138

Dear Mrs. Blackwell:

I am pleased to inform you that your property at 361 NE 97 Street has been nominated for designation as a Historic Landmark of Miami Shores Village.

The purpose of the landmark program is to protect those buildings which serve as visible reminders of the history and cultural heritage of our community.

A hearing will be held by the Miami Shores Historic Preservation Board at 7:30 PM, Monday, September 17, to consider the nomination. The attendance of you or your representative is important to provide you an opportunity to present information which you feel will assist the Board in evaluating the property and to acquaint you with the provisions of the designation.

If the Board determines that your property qualifies for designation under the provisions of Ordinance No. 439-82 and the guidelines adopted by the Board, the recommendation for designation will be forwarded to the Village Council for final action.

The enclosed information should answer your questions about the designation process and the preservation program. If you have any questions you'd like to discuss prior to the meeting, please call me at 758-1957.

Sincerely,

(Ms.) Marty Stofik
Chairman
Historic Preservation Board

Certified RRR

MIAMI SHORES VILLAGE HISTORIC PRESERVATION BOARD

APPLICATION FOR A
CERTIFICATE OF APPROPRIATENESS

please type or print clearly

NAME OF PROPERTY (if applicable): 361 NE 97th ST.

ADDRESS OF PROPERTY: BLACKWELL

NAME(S) OF APPLICANT(S): IAN BALLINGER
(NOTE: IF THE APPLICANT IS A PERSON
OTHER THAN THE OWNER(S), EVIDENCE
OF THAT PERSON'S AUTHORITY AS AGENT
MUST BE ATTACHED TO THE APPLICATION.) KENNETH P. SMITH

TELEPHONE OF APPLICANT(S): (305) 758-2688; (305) 534-0104

ADDRESS OF APPLICANT(S): SAME
(if different than address of property)

PRESENT USE OF PROPERTY: RESIDENCE

CLASSIFICATION OF WORK FOR WHICH CERTIFICATE IS DESIRED:
(circle the letter next to the appropriate classification)

- A. MAINTENANCE OR REPAIR:** The act or process of applying measures to sustain the existing form, integrity and material of a building or structure and the existing form or vegetative cover of a site. It may include initial stabilization work, where necessary, as well as on-going maintenance and repair. Samples of material must be submitted with the Application.
- B. RESTORATION:** The process of accurately recovering the form and details of a property and its setting as it appeared at a particular period of time by means of the removal of later work or by the replacement of missing earlier work. All applications for restoration shall include site plans (if required by the Building Permit), a statement with bibliography historically justifying the work, and any additional photos or information to support the proposed work.
- C. REHABILITATION:** The process of returning a property to a state of utility through repair or alteration which makes possible an efficient contemporary use while preserving those portions or features of the property which are significant to its historical, architectural and cultural values. All applications for rehabilitation shall include: site plans (if required by Building Permit), and any other supplementary information, such as drawings, that will support the proposed project.
- D. DEMOLITION:** The process of destroying or tearing down a building or structure or a part thereof, or the process of removing or destroying an archeological site or a part thereof. The applicant shall include a report explaining why the proposed action should occur. If this action is to occur for reasons of financial hardship, all pertinent financial data should be included pertaining to the cost of preservation, demolition and new construction. Any other material pertinent to the application is also encouraged as supplementary information.
- E. NEW CONSTRUCTION:** The process of constructing a building or structure that has never existed at that location. Applications shall include: a site plan, elevations, floor plan and/or landscape plan.


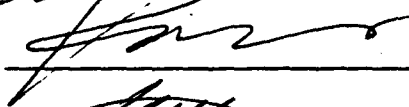

SEE ATTACHED
CITATIONS

DESCRIPTION OF THE PROPOSED PROJECT (Explain what changes will be made and how they will be accomplished - use continuation sheet if necessary - all applications shall be accompanied by at least one 3" x 5" photograph of the property):

- REPLACE GARAGE DOOR W/ NEW STEEL DOOR. COMPLIANT W/ CITATION
- RENEW PAINT PERMIT TO CONTINUE PAINTING OF WINDOWS W/ COLOR ALREADY APPROVED BY HISTORICAL SOCIETY. COMPLIANT W/ CITATION
- RENEW PERMIT TO REPLACE (3) FRONT WINDOWS W/ EXACT DUPLICATES & LARGE STEEL WINDOW W/ APPROVED WOOD FRAME WINDOW.
- REMOVE SHUTTERS.

CERTIFICATION

I (WE) CERTIFY TO THE BEST OF MY (OUR) KNOWLEDGE AND BELIEF THAT ALL INFORMATION IN THIS APPLICATION AND ITS ATTACHMENTS IS TRUE AND CORRECT:

SIGNATURE OF APPLICANT(S):  DATE: 02/11/00
 DATE: 02/11/00
 SIGNATURE OF OWNER(S):  DATE: _____

FOR BOARD USE ONLY

APPLICATION DATE (date application received by Secretary of the Board): _____

DECISION OF THE BOARD (circle the appropriate number):

1. APPROVED
2. APPROVED WITH CONDITIONS (set forth conditions below):

3. DENIED

SIGNATURE OF CHAIRMAN: _____ DATE: _____

BEFORE THE CODE ENFORCEMENT BOARD
OF MIAMI SHORES VILLAGE, FLORIDA

MIAMI SHORES VILLAGE, FLORIDA,
Complainant,

vs.

Case No. 008718

HOWARD BALLINGER, (Owner)

Owner's Address:
KENNETH SMITH
361 N.E. 97 ST
MIAMI SHORES FL 33138-2405

and

HOWARD BALLINGER, (Tenant)

Tenant's Address:
KENNETH SMITH
361 N.E. 97 ST
MIAMI SHORES, FL 33138-2405

NOTICE OF VIOLATION AND
SUMMONS TO APPEAR

YOU ARE HEREBY NOTIFIED that an inspection of the following property, to-wit: Subdivision: MIAMI SHORES SEC 1 AMD PB 10-70 Lot: 19 & 20 Block: 42 A/K/A 361 NE 97 Street discloses that you are in violation of Section 12-133 of the Miami Shores Village, Florida, Code of Ordinances for the following reason(s), to-wit: THE EXTERIOR OF THIS STRUCTURE IS NOT MAINTAINED WITH A REASONABLE ATTRACTIVENESS SO AS NOT TO CAUSE A SUBSTANTIAL DEPRECIATION IN PROPERTY VALUES IN THE IMMEDIATE NEIGHBORHOOD. MILDEW ON AWNINGS AND PEELING PAINT ON AWNINGS AND WINDOW FRAMES.

You are directed to correct the above violation by the 14 day of February, 2000, and notify the Miami Shores Village Code Compliance Office once the necessary, corrective actions have been completed and the violation has been corrected. In order to correct the violation, you must undertake and accomplish the following by the above deadline: REMOVE MILDEW PEELING PAINT, ETC. OBTAIN PERMIT AND REPAINT. OBTAIN PERMIT TO PAINT AND CLEAN MILDEW.

If the above-described violation is not corrected and approved by the Miami Shores Code Compliance Office by the deadline set forth above (or if it is corrected but recurs), you are required to appear before the Miami Shores Village Code Enforcement Board for an Enforcement Hearing at 6:00 p.m., on the 2 day of March, 2000, in the Miami Shores Village Council Chambers at 10050 N.E. 2nd Avenue, Miami Shores, Florida, at which time your case will be heard.

You are advised to bring to the Enforcement Hearing any witnesses and documentary evidence that you want the Miami Shores Village Code Enforcement Board to consider on your behalf. Furthermore, you are advised that in the event you decide to appeal any decision reached by the Board with respect to any matter considered at the Enforcement Hearing you will need a record of the proceeding and you will need to ensure that a verbatim record is made of the testimony and evidence presented at the hearing.

FAILURE TO APPEAR WILL RESULT IN THIS MATTER BEING HEARD IN YOUR ABSENCE. IF YOU ARE FOUND NOT TO BE IN COMPLIANCE WITH THE CODE AND YOU FAIL TO CORRECT THE VIOLATION, THE CODE ENFORCEMENT BOARD CAN IMPOSE FINES AGAINST YOU OF UP TO \$250.00 PER DAY, IN ADDITION TO ASSESSING AGAINST YOU THE COSTS OF THE ENFORCEMENT ACTION.;

If you have any questions, you should immediately contact the Miami Shores Village Code Compliance office and ask for ERNST LOUIS, Inspector, at (305) 795-2204.

Miami Shores Village Code Compliance Office

By: Ernst Louis

IF YOU FAIL TO APPEAR AS SCHEDULED TO CONTEST THE CHARGE, YOU WILL BE DEEMED TO HAVE ACCEPTED THE VIOLATION AND WILL BE SUBJECT TO A FINE WHICH COULD BECOME A LIEN AGAINST YOUR PROPERTY."

BEFORE THE CODE ENFORCEMENT BOARD
OF MIAMI SHORES VILLAGE, FLORIDA

MIAMI SHORES VILLAGE, FLORIDA,
Complainant,

vs.

Case No. 008719

HOWARD BALLINGER, (Owner)

Owner's Address:
KENNETH SMITH
361 N.E. 97 ST
MIAMI SHORES FL 33138-2405

and

HOWARD BALLINGER, (Tenant)

Tenant's Address:
KENNETH SMITH
361 N.E. 97 ST
MIAMI SHORES, FL 33138-2405

NOTICE OF VIOLATION AND
SUMMONS TO APPEAR

YOU ARE HEREBY NOTIFIED that an inspection of the following property, to-wit: Subdivision: MIAMI SHORES SEC 1 AMD PB 10-70 Lot: 19 & 20 Block: 42 A/K/A 361 NE 97 Street discloses that you are in violation of Section SEC 12-82 of the Miami Shores Village, Florida, Code of Ordinances for the following reason(s), to-wit: EVERY ACCESSORY STRUCTURE SUCH AS GARAGE, CARPORT, CABANA, STORAGE BUILDING, AND EVERY FENCE SHALL BE STRUCTURALLY SOUND AND MAINTAINED PROPERLY. DAMAGE GARAGE DOOR.

You are directed to correct the above violation by the 14 day of February, 2000, and notify the Miami Shores Village Code Compliance Office once the necessary, corrective actions have been completed and the violation has been corrected. In order to correct the violation, you must undertake and accomplish the following by the above deadline: MAKE PRIVATE SPACE, NON DWELLING STRUCTURES AND FENCES WHOLE, STRUCTURALLY SOUND AND MAINTAIN IN GOOD REPAIR. OBTAIN PERMIT TO REPLACE GARAGE DOOR.

If the above-described violation is not corrected and approved by the Miami Shores Code Compliance Office by the deadline set forth above (or if it is corrected but recurs), you are required to appear before the Miami Shores Village Code Enforcement Board for an Enforcement Hearing at 6:00 p.m., on the 2 day of March, 2000, in the Miami Shores Village Council Chambers at 10050 N.E. 2nd Avenue, Miami Shores, Florida, at which time your case will be heard.

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Miami Shores Village Code Compliance Office

By: *Ernst Louis*

"IF YOU FAIL TO APPEAR AS SUMMONED TO HEAR THE
CASE YOU WILL BE CONSIDERED TO HAVE
WAIVED YOUR RIGHTS AND YOU WILL BE
HEARD IN YOUR ABSENCE. YOU WILL BE
ASSSESSED A FINE WHICH COULD BECOME A LIEN
AGAINST YOUR PROPERTY."

MIAMI SHORES VILLAGE HISTORIC PRESERVATION BOARD

APPLICATION FOR A
CERTIFICATE OF APPROPRIATENESS

please type or print clearly

NAME OF PROPERTY (if applicable): BLACKWELL HOUSEADDRESS OF PROPERTY: 361 NE 97TH ST MIAMI SHORESNAME(S) OF APPLICANT(S): IAN BALLINGER
(NOTE: IF THE APPLICANT IS A PERSON
OTHER THAN THE OWNER(S), EVIDENCE
OF THAT PERSON'S AUTHORITY AS AGENT
MUST BE ATTACHED TO THE APPLICATION.) KEN SMITHTELEPHONE OF APPLICANT(S): (305) 758-2688 ; (305) 758-2344ADDRESS OF APPLICANT(S): SAME
(if different than address of property)PRESENT USE OF PROPERTY: RESIDENCE

CLASSIFICATION OF WORK FOR WHICH CERTIFICATE IS DESIRED:

(circle the letter next to the appropriate classification)

- A.** MAINTENANCE OR REPAIR: The act or process of applying measures to sustain the existing form, integrity and material of a building or structure and the existing form or vegetative cover of a site. It may include initial stabilization work, where necessary, as well as on-going maintenance and repair. Samples of material must be submitted with the Application.
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DESCRIPTION OF THE PROPOSED PROJECT (Explain what changes will be made and how they will be accomplished - use continuation sheet if necessary - all applications shall be accompanied by at least one 3" x 5" photograph of the property):

A. ① REPLACE TWO (2) FAN WINDOWS IN KITCHEN W/ WOOD CASEMENT WINDOWS & FANS (PHOTOS #1 & #2)

② REPLACE TWO (2) METAL WINDOWS IN MUSIC ROOM W/ WOOD CASEMENT WINDOWS (PHOTOS #3 & #4)

B. ① CLOSE EXISTING KITCHEN DOOR & SMALL JALOUSE WINDOW OPEN WINDOW ON OPPOSITE WALL TO FLOOR & INSTALL CASEMENT WINDOW/DOOR FOR ACCESS TO PATIO (PHOTO #5 & #6) (SEE ATTACHED PLANS)

CERTIFICATION

I (WE) CERTIFY TO THE BEST OF MY (OUR) KNOWLEDGE AND BELIEF THAT ALL INFORMATION IN THIS APPLICATION AND ITS ATTACHMENTS IS TRUE AND CORRECT:

SIGNATURE OF APPLICANT(S):

[Signature]

DATE: 7.16.97

[Signature]

DATE: 7/16/97

SIGNATURE OF OWNER(S):

DATE: _____

FOR BOARD USE ONLY

APPLICATION DATE (date application received by Secretary of the Board): _____

DECISION OF THE BOARD (circle the appropriate number):

1. APPROVED

2. APPROVED WITH CONDITIONS (set forth conditions below):

3. DENIED

SIGNATURE OF CHAIRMAN: _____

DATE: _____

Handwritten notes:
1100affin
roof tree
1100

Handwritten notes:
replaced
School Entrance

Handwritten note:
Same as before