

VILLAGE OF MIAMI SHORES

LANDMARK FACT SHEET

WORK SHEET

NAME _____ DATE 5/16/83

LOCATION 269 N.E. 104th St., Miami Shores, FL

CLASSIFICATION structure CATEGORY residence

PERMIT NO. _____ DATE CONSTRUCTED +1925 CONDITION fair

ARCHITECT _____ BUILDER _____

ORIG. OWNER _____ PRESENT OWNER & ADDRESS _____

Iva M. Kapp

269 N.E. 104 St., Miami Shores, FL 33138

CURRENT ZONING R 17.5-residential

Folio No. _____

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

Single-story Mediterranean Revival structure; red hollow tile and masonry/stucco construction. Roof is gable; Spanish tile. Front projecting wing is 1-1/2 stories high, gabled, with double jalousie windows; scuppers form a cross just below roof line. Chimney has mission tile top. Entry area faced with brick leads to arched open entry foyer. Decorative stepped wall extends from west front of structure. All windows are jalousie type. Metal awnings with scalloped edges now in place over windows.

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

House is an unusual example of the use of red hollow tile as a construction material although this is not visible. It is a typical cottage style home built in the early days of the development of Miami Shores,

The **Historic Preservation Board** is accepting nominations for properties to be considered for historic landmark designation.

If you own a property in the Village limits of Miami Shores, constructed before 1940, and are interested in participating in this program, please fill in the form below

and send to: Chairman, Historic Preservation Board
Miami Shores Village Hall
10050 N. E. 2nd Avenue
Miami Shores, FL 33138



Name of Property Owner IYA M. RAPP
Address of Property 269 N.E. 104th St
Owner's Address (if different) SAME 39 YRS
Date Built 1925 Phone (day) 758-4950 Evening 758-4950
Comments: HOUSE BUILT 1925 OF RED HOLLOW
TILE - CUBAN TILE ROOF, ETC.



Miami Shores Village

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

L. R. FORNEY, JR.
VILLAGE MANAGER

*File # 11 2136 13 0600 4
MIA SH SEC 5
E 1/2 - L 19, L 20, B L 120*

April 12, 1983

Mrs. Iva M. Kapp
269 N.E. 104 Street
Miami Shores, Florida 33138

Dear Mrs. Kapp:

I am pleased to inform you that your home at 269 N.E. 104 Street, Miami Shores, has been nominated for designation as 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 the Village.

You are invited to attend the meeting of the Miami Shores Historic Preservation Board, Monday, May 16, 1983, at 7:30 p.m. at the Village Hall, 10050 N.E. 2nd Avenue, to discuss the nomination. Please bring any information, supporting data, abstract, records or photographs which you feel will assist the Board. The Preservation Board will review all information available to determine if your home qualifies for Historic Landmark Designation under the provisions of Ordinance No. 439-82 and the guidelines adopted by the Board.

The recommendation of the Board will be forwarded to the Village Council for final action. The Council will not award Historic Landmark Designation without the owner's consent.

A detailed explanation of the effect of this designation is provided in the Ordinance which is available at the Village Hall. Briefly, it states that before any changes in the exterior appearance of the property are made, approval of the proposed alterations must be obtained from the Historic Preservation Board. It has no effect on the interior or areas not visible from public access.

If you have any questions in the meantime, please call me at 758-1957.

Sincerely,

Marty Stofik (gm)
(Mrs.) Marty Stofik, Chairman
MIAMI SHORES HISTORIC PRESERVATION
BOARD

MS:gm
certified mail
cc - Mr. James Dixon