



## FLORIDA DEPARTMENT *of* STATE

**RON DESANTIS**  
Governor

**LAUREL M. LEE**  
Secretary of State

April 24, 2019

Ms. Naly Alexandra Cardenas-Barrero, R.A., LEED AP  
ESPAZIO DESIGN CORP.  
7875 SW 104 Street  
Suite 202P  
Miami, FL 33156

RE: Determination of potential adverse impact(s) to 804 Ocean Drive, a Qualified Historic Building or Facility, resulting from alterations for ADA Code compliance

Ms. Cardenas-Barrero:

At your request we reviewed the above listed property pursuant to the procedures set forth in 202.5, 2014 ADA Standards for Accessible Design (ADA Standards) Codified in 28 CFR Part 36 and equivalent procedures implementing Sections 553.503, Florida Statutes. This review is based on information provided in drawings, photographs and letters you submitted to this office dated April 18, 2019.

It is the opinion of this office that compliance with Section 202.5 Alterations to Qualified Historic Buildings of the ADA Standards including those for routes, entrances, or toilets will threaten or destroy the historic significance of 804 Ocean Drive, a qualified historic property, and that exception(s) for these element(s) shall be permitted to apply.

We concur with your assessment that the construction necessary to provide 804 Ocean Drive full ADA vertical access will cause an adverse effect upon the historic fabric of this property.

It is our understanding that other issues relating to these proposed solutions, such as technical infeasibility, disproportionate cost or other code issues as well as final accessibility waivers shall be addressed locally as they are beyond the scope of this review.

Please direct questions concerning this review to Richard Hilburn, RA, at (850) 245-6333.

Sincerely,

Richard L. Hilburn R.A.

Richard L. Hilburn R.A.

Senior Preservation Architect, Bureau of Historic Preservation

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CC: Project File