

Approved _____ Mayor
Veto _____
Override _____

Agenda Item No. 3(J)(1)(C)

07-24-07

RESOLUTION NO. R-855-07

RESOLUTION RATIFYING THE COUNTY MAYOR OR HIS DESIGNEE'S ACTION IN APPLYING FOR \$108,250 IN GRANT FUNDS FROM THE FLORIDA DEPARTMENT OF STATE, DIVISION OF HISTORICAL RESOURCES TO INSTALL A CLIMATE CONTROL SYSTEM, RENOVATE HISTORIC BUILDINGS AND STABILIZE DAMAGED HISTORIC ARTS AND ARTIFACTS AT THE DEERING ESTATE AT CUTLER AND FURTHER AUTHORIZING THE COUNTY MAYOR OR HIS DESIGNEE TO RECEIVE AND EXPEND FUNDS, AND EXECUTE GRANT AWARD AGREEMENTS AND AMENDMENTS AS REQUIRED

WHEREAS, this Board desires to accomplish the purpose outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that this Board ratifies the County Mayor or his designee's action in applying for \$108,250 in grant funds from the Florida Department Of State, Division of Historical Resources to install a Climate Control System, renovate historic buildings and stabilize damaged historic arts and artifacts at the Deering Estate at Cutler; and further authorizes the County Mayor or his designee to execute such contracts and agreements as are required by this governmental body following approval by the County Attorney's Office; to receive and expend all monies for the purposes described in the funding request; to file and execute any necessary amendments to the agreement for and on behalf of Miami-Dade County, Florida; to expedite the necessary construction contracts and professional services agreements under Section 2-8.2.7 of the Code of Miami-Dade County; and to waive the requirements of Resolution No. R-130-06 to expedite the execution of the grant award agreement.

The foregoing resolution was offered by Commissioner Jose "Pepe" Diaz , who moved its adoption. The motion was seconded by Commissioner Carlos A. Gimenez and upon being put to a vote, the vote was as follows:

Bruno A. Barreiro, Chairman	aye		
Barbara J. Jordan, Vice-Chairwoman	aye		
Jose "Pepe" Diaz	aye	Audrey M. Edmonson	aye
Carlos A. Gimenez	aye	Sally A. Heyman	aye
Joe A. Martinez	absent	Dennis C. Moss	aye
Dorrin D. Rolle	aye	Natacha Seijas	aye
Katy Sorenson	aye	Rebeca Sosa	aye
Sen. Javier D. Souto	aye		

The Chairperson thereupon declared the resolution duly passed and adopted this 24th day of July, 2007. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

HARVEY RUVIN, CLERK

By: KAY SULLIVAN
Deputy Clerk



Approved by County Attorney as
to form and legal sufficiency. DDC

Diamela del Castillo

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Memorandum



Date: July 24, 2007

To: Honorable Chairman Bruno A. Barreiro
and Members, Board of County Commissioners

From: George W. Burgess
County Manager

Subject: Ratification of Grant Proposal for the Deering Estate at Cutler

Agenda Item No. 3(J)(1)(C)

Recommendation

It is recommended that the Board ratify the County Mayor or his designee's action in applying for \$108,250 in grant funds from the Florida Department of State, Division of Historical Resources for a Special Category Grant for the Deering Estate at Cutler and authorize the County Mayor or his designee to accept, amend and expend grant funds. The grant will be used to install a climate control system, renovate historic buildings and stabilize damaged historic arts and artifacts.

Scope

The 450-acre Deering Estate located at 16701 SW 72 Avenue is a center for education and recreation which is open to all Miami-Dade County residents and visitors.

Fiscal Impact/Funding Source

This project is estimated to cost \$216,500 with \$108,250 provided from the grant. The required match of \$108,250 will come from the following sources: \$100,000 from the Park and Recreation Department (PRD) Capital Outlay Reserve Fund (CORF) and \$8,250 from the Deering Estate operating budget.

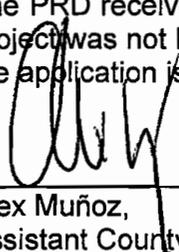
Track Record/Monitor

The Florida Department of State, Division of Historical Resources is the state agency responsible for promoting the historical, archaeological, museum arts, and folk culture resources in Florida. The PRD was previously awarded a grant from the Division of Historical Resources for \$350,000 to restore the Greynolds Boathouse, a historic property in Greynolds Park. If this new grant is awarded, Anthony Fouche, Grants Administrator for the PRD will monitor the contract.

Background

The Deering Estate at Cutler, built between 1896 and 1922, has been managed by the PRD since 1985. An extensive rehabilitation and restoration project following devastation by Hurricane Andrew took place between 1992 and 1999. Ongoing historical renovation is needed to maintain the buildings.

The PRD received notice about this funding opportunity in April 2007. A final scope for the project was not known until May 7, 2007. The grant proposal deadline was May 31, 2007. If the application is successful, the grant will be awarded in November 2007.



Alex Muñoz,
Assistant County Manager



MEMORANDUM

(Revised)

TO: Honorable Chairman Bruno A. Barreiro
and Members, Board of County Commissioners

DATE: July 24, 2007

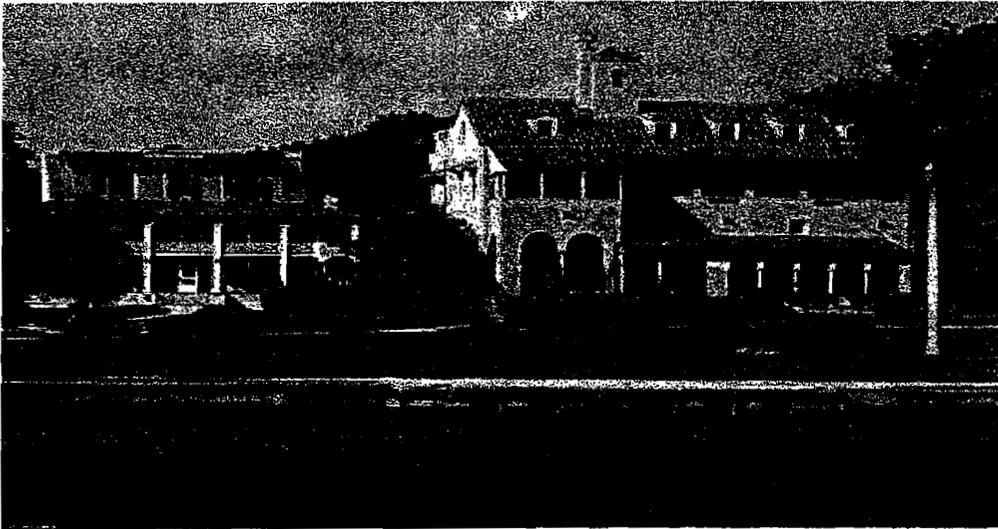
FROM: 
R.A. Cuevas, Jr.
Acting County Attorney

SUBJECT: Agenda Item No. 3(J)(1)(C)

Please note any items checked.

- "4-Day Rule" ("3-Day Rule" for committees) applicable if raised
- 6 weeks required between first reading and public hearing
- 4 weeks notification to municipal officials required prior to public hearing
- Decreases revenues or increases expenditures without balancing budget
- Budget required
- Statement of fiscal impact required
- Bid waiver requiring County Manager's written recommendation
- Ordinance creating a new board requires detailed County Manager's report for public hearing
- Housekeeping item (no policy decision required)
- No committee review

**Grant Proposal to install a Climate Control System,
renovate the historic buildings and stabilize damaged
historic arts and artifacts**



**Submitted by:
Miami-Dade County Park & Recreation Department**

**Submitted to
Florida Department of State
Division of Historical Resources
Bureau of Historic Preservation**

May 24, 2007

**Contact: Anthony Fouche
305-755-7941**

HISTORICAL RESOURCES GRANTS-IN-AID APPLICATION

- 1) **PROJECT TITLE:** Deering Estate Climate Control System and Renovations
- 2) **APPLICANT ORGANIZATION:** Miami-Dade County Park and Recreation Department
- 3) **AMOUNT of GRANT FUNDS REQUESTED:** \$ 108,250
- 4) **MATCH/LOCAL COST SHARE AMOUNT:** \$ 108,250

5) **PROJECT TYPE (CHECK ONE PLEASE)**

- a) **MAJOR ACQUISITION & DEVELOPMENT or MUSEUM EXHIBIT GRANT to be FUNDED FROM GENERAL REVENUE APPROPRIATION (SPECIAL CATEGORY)**
- b) **ACQUISITION & DEVELOPMENT** c) **SURVEY & PLANNING** d) **COMMUNITY EDUCATION**
- e) **CERTIFIED LOCAL GOVERNMENT** f) **MAIN STREET** g) **NON-MATCHING** h) **HISTORIC MARKER**

6) **In the space provided below, briefly describe the project and the property or properties for which funding is requested:**

Miami-Dade County Park and Recreation Department, is seeking funds for the Deering Estate at Cutler (the Estate), an historic property owned by the State of Florida and managed by Miami-Dade County Park and Recreation Department. The purpose of this grant application is to seek funds to (1) install UV protection film and a climate control system – dehumidifiers - in the Stone House and Richmond Cottage, (2) repair the corroded and oxidized metal window frames and doors, (3) seal and weatherstrip windows and doors of the two historic homes, and (4) stabilize the art and artifacts that have suffered over time from the adverse effects of extreme sunlight, humidity, and temperature volatility in their storage and display environment.

The 450 acre property encompasses preserved natural areas, historical buildings dating from 1896 to 1922, an important archaeological site dating from 10,000 B.C., and a Native American burial mound dating from ca. 1600. The Richmond Cottage and the Stone House are the two principal historic buildings of the Estate. They both house a modest collection of artwork, furnishings, photos, books, and artifacts from Charles Deering and his family. The site preserves the Town of Cutler, which at the end of the 19th Century had 25 families, and was considered the most significant settlement at the time. The Richmond Cottage was built in 1896 by the pioneer Richmond family. Twenty years later, Charles Deering, first chairman of International Harvester, remodeled the Richmond Cottage, built three more outbuildings, and turned the Estate into his winter home. In 1922, Mr. Deering also built the 14,000 square-foot Stone House on-site to house his vast collection of art and furnishings. This Mediterranean revival style mansion was designed to protect against the threat of fires and forceful storms using unique features such as minimal wood, solid concrete walls (18 inches thick), bronze outer doors and window frames, copper interior doors, and Cuban barrel tiles. The Estate is listed on the National Register of Historic Places.

The Estate has undergone continual maintenance and restoration, including recent renovation from damages sustained by Hurricane Andrew as well as the 2005 hurricanes. While the existing air conditioning system is adequately maintained, the additional installation of UV protection window film and dehumidifiers will greatly reduce the detrimental impact of damaging sunlight and our humid climate on historic objects and the buildings maintained by the Estate.



8) PROJECT LOCATION INFORMATION:

STREET ADDRESS and CITY: 16701 SW 72 Avenue, Miami

COUNTY WHERE PROJECT IS LOCATED: Miami-Dade County

COMMUNITY POPULATION: N/A COUNTY POPULATION: 2,376,014

9) APPLICANT INFORMATION:

ORGANIZATION NAME: Miami-Dade County Park and Recreation Department

ADDRESS: 275 NW 2nd Street

CITY: Miami STATE: FL ZIP: 33128

TYPE OF APPLICANT: *NON-PROFIT ORGANIZATION* *GOVERNMENTAL AGENCY;*

NAME AND TITLE OF ORGANIZATION'S CHIEF OFFICER: George M. Burgess, County Manager

APPLICANT'S FEDERAL EMPLOYER IDENTIFICATION NO: 59-60000573

SAMAS NO.: (STATE AGENCIES ONLY) _____

ENDING DATE OF APPLICANT ORGANIZATIONS FISCAL YEAR: 9/30

DESIGNATED PROJECT CONTACT: Anthony Fouche

ADDRESS: 275 NW 2nd Street, 5th Floor

CITY: Miami STATE: FL ZIP: 33128

DAYTIME TELEPHONE NO: (305) 755 - 7941 EXT. N/A FAX NUMBER: (305) 755 - 5466

EMAIL ADDRESS: anthonyfouche@yahoo.com

ORGANIZATIONS WEBSITE ADDRESS: www.miamidade.gov/parks

10) Florida Legislative and U. S. Congress Information

State House Of Representatives District Number And Name Of Representative For Project Location.

DISTRICT NUMBER(S): 117 REPRESENTATIVE: Julio Robaina

State Senate District Number And State Senator For The Project Location:

DISTRICT NUMBER(S): 39 SENATOR: Larcenia J. Bullard

Congressional District Number And Name Of U.S. Congressional Representative For The Project Location

DISTRICT NUMBER(S): 18 CONGRESSMAN: Ileana Ros-Lehtinen

11) APPLICANT'S GRANT HISTORY: Has the applicant received previous grant assistance from the Department of State? If yes, specify the year, the project name, the Division that awarded the grant and the amount of the award.

<u>YEAR</u>	<u>DIVISION</u>	<u>PROJECT NAME</u>	<u>AWARD</u>
2006	Div. of Cultural Affairs	Miami-Dade County Auditorium	500,000
2006	Div. of Cultural Affairs	MetroZoo	500,000
2005	Division of Historical Resource	Greynolds Boathouse	350,000
2005	Div. of Cultural Affairs	Joseph Caleb Auditorium Renovations	230,608
2002	Div. of Historical Resource	Matheson Preserve Archeological Survey	8,000
2002	Div. of Cultural Affairs	Miami Metrozoo Aviary Interpret.	500,000
2001	Div. of Cultural Affairs	African Heritage Music Hall Addition	300,000
1998	Div. of Historical Resource	Deering Estate Historical Museum	9,383
1994	Div. of Historical Resource	Deering Estate	475,000

12) INDICATE EACH TYPE OF HISTORICAL DESIGNATION CURRENTLY HELD BY THE PROJECT SITE:

- Individual National Register Listing Date Listed: 03/11/1986
- National Register District - Contributing Site Date of District Listing: _____
- Determined Eligible or Potentially Eligible (per Florida Master Site File)
- Individual Local Designation Local District Designation - Contributing Site None Of The Above

13) INDICATE THE LEVEL(S) OF LOCAL PROTECTION CURRENTLY AFFORDED THE SITE/AREA:

- Local Ordinance Local Ordinance Design Review Preservation Or Conservation Easement
- Protective Covenant Maintenance Agreement Other: (Specify) _____

14) Provide a brief explanation of Immediate Threats to the site or area such as proposed demolition, extensive structural damage, on-going site disturbance for archaeological sites, planned re-zoning, etc.

The presence of unfiltered sunlight, temperature fluctuations, and mold and mildew from high humidity in the Stone House and Richmond Cottage has harmed the interior structures and art and artifacts. National standards for the storage and display of collections recommend an ideal temperature of 70 degrees F and a relative humidity of 50-55%. The immediate threats to the historic property include further deterioration of window frames and doors if the corrosion is not treated and environmental factors stabilized. The surface plaster and integrity of the interior walls is immediately threatened by the continued growth of mold and mildew fostered by the current humidity levels. And, the collection of historic art and artifacts held on the Estate is placed in further jeopardy if present conservation issues are not similarly addressed and the environmental factors stabilized (extreme sunlight, temperature fluctuations, and high humidity).

15) Describe the Project Activities completed to date:

Consultants have inspected the buildings and have prepared cost estimates. The project will begin as soon as funds have been secured.

- 16) Describe the **major elements** of the project and indicate the **entities** (i.e. Consultant, in-house, volunteers) responsible for each element. Include in your description the estimated amount of time to accomplish each task. (Note: Grants awarded from the Division Historical Resources Operating Trust Fund will have 12 months in which to complete the project. Grants awarded from an appropriation of State General Revenue Funds will have 24 months).

The Exhibits and Collections Supervisor (ECS) will serve as the overall project manager as well as directly oversee the restoration of art and artifacts. The in-house Facilities Maintenance Supervisor (FMS) will serve as the Project Manager for the installation of the climate control system, installation of the UV protection film on windows and door panes, and the sealing and weatherstripping of window and door frames post restoration treatment. The climate control system must work with the existing Trane A/C system. The dehumidifier will include a chiller, a PC workstation with graphical site representation allowing control over the chiller, and 13 small air handling units (4 in the Richmond Cottage and 9 in the Stone House), and unit controllers. The PC workstation will be installed in the FMS's office. The PC workstation will be connected to both buildings and the chiller via an underground conduit. New space temperature sensors will be installed using the existing conduits and boxes in order to prevent drilling or cutting within the historic buildings and unit controllers will be mounted on a wall in the mechanical equipment closet. The contractor will make every effort to use existing chases and conduit runs to minimize any impact that may be caused by this installation. The historic metal doors and windows require stripping the copper, lightly cleaning it to restore a soft patina, and re-coating the copper for protection. Once complete, the weatherstripping and sealing of the window and door frames can commence. The UV protective film is simple adhesive application. The film has a life expectancy of 8 - 10 years per the manufacturer. The paintings each require a cleaning on the front and reverse, treatment for mold, flattening of distortions using light moisture and weights, removal of varnish, retouching of paintings, and varnishing with fresh material. Cost estimates have been obtained.

- 17) What is the anticipated annual **Cost Of Maintenance** of the Historic Property, Archaeological Site, or Museum Exhibit upon completion of the project; and what is the source of the funding?

Based on estimates, the annual cost to maintain the doors and window frames of the Stone House is \$21,600. The annual cost to maintain the climate control systems is estimated at \$3,000. The annual cost to maintain the historic objects held on the Estate was not fully determined at the time of this request. The labor and materials cost for the annual maintenance of the metal doors and window frames as well as the climate control system would be included in the Estate's Annual Budget. The budgeted maintenance cost of the structures is \$458,190 annually. Funding is provided through the County's General Fund with approximately ¼ being provided through user/admission fees and charges to patrons visiting the facilities. Additional restoration funds needed for artifacts will be sought from public and private sources on an ongoing basis.

- 18) Provide a brief description of the **Educational Benefits** this project will have on the local community and the state.

These historic buildings and the art and artifacts contained therein (1) preserve the history of the town of Cutler, one of the earliest settlements in South Miami-Dade County, and (2) serve as an interactive learning experience for adult and youth visitors to the Estate who wish to learn about the artistic, architectural, social, cultural, and historical perspectives of the Pre-Deering and Deering Eras. A large part of the educational benefit to the local community is the responsibility to maintain the historic artifacts and buildings for public exposition. Completion of these projects will stabilize the historic structures and the environment in which historical artifacts are preserved making them available for future generations. Visitors to the Estate include local residents, organized school groups, and out of county/out of state/out of country visitors seeking to learn more about the archaeology, natural area, cultural, and historic resources of South Florida. The Estate was visited by 27,397 people during Fiscal Year 05-06. Of this number, 5,048 were youth who attended various Summer, School Break, and Day Camps as well as other educational programs held on the Estate. The Estate offers daily tours of protected natural areas and of the historic buildings throughout the year. Approximately 9,394 visitors attended these tours during FY 05-06. The Estate is available to individuals, corporations, and community groups for special rental as well as hosts community wide events of all sizes, such as lectures, art exhibitions, theatrical performances, festivals, and musical concerts. These events drew 12,955 visitors during FY 05-06.

- 19) What is the estimated Annual Visitation for the project site? 35,000

20) Provide a brief explanation indicating the **direct impact** of this project on **minorities and the disabled**. Include any alterations to the site that will make the site more accessible to the public.

The Stone House and the Richmond Cottage are fully accessible to people with disabilities. Both buildings are equipped with elevators to provide access to each floor.
 The park draws visitors from the entire County, which is made up of 57% Hispanics, 19.3% Black/Non Hispanics, 20.7% White/Non Hispanics and 3% Other/Non Hispanics (according to 2002 statistics from the Miami-Dade County Department of Planning and Zoning). With the installation of the climate control systems in the Stone House and the Richmond Cottage and the concurrent repair and restoration of the buildings and historic objects, it is hoped that both buildings will be able to continue to serve visitors and community members for generations to come.

21) Provide a brief explanation of the **Direct Economic Impact** this project will have on the surrounding community. Include any information regarding number of jobs it will provide, if known.

The presence of mold/mildew and storage and display conditions of art and artifacts severely limits the Estate from retrieving on loan any of Charles Deering's fine art collection, books, documentation, and other artifacts. An appropriate climate control system and UV protection film will ensure proper stewardship, and permit the Estate to secure exhibits and collections for public use. The Estate currently employs 24 full-time and 17 FTE employees. The removal of mold and mildew, and the management of sunlight, temperature, and humidity in the historic buildings will have additional benefit to the working and general visitor environment for employees and guests. Mold and mildew can have serious health impacts as well as cause structural damage over time if left untreated. It is urgent to stop the current mold and mildew growth as soon as possible. Severe health threats and structural damage could result in employee loss or Estate closures. If the buildings become damaged beyond use, ultimately the value of this historic landmark to society would be lost.

22) SITE SIGNIFICANCE (FOR ALL ACQUISITION & DEVELOPMENT/SPECIAL CATEGORY PROJECTS OR PROJECTS WHICH ARE SITE SPECIFIC):

- a) For Historic Structures and Archaeological Sites, Enter the Florida Master Site File Number: 8DA2815A, 8DA2815B
(Attach copy of the Site File Form as Attachment G)
- b) For Historic Structures, Date of the Original Construction: 1920, 1899
- c) For Historic Structures, Date(s) and Description of Major Alterations: Renovated after Hurricane Andrew
- d) Original Use of Historic Structure: Both were used for residential purpose
- e) Current Use of Historic Structure: Historical and Cultural landmark/office
- f) Proposed Use of Historic Structure: Historical and Cultural landmark/office
- g) For Archaeological Sites, Provide the Cultural Affiliation of the Site and Dates of Use or Occupation: N/A

h) Provide a statement of significance for the property/site:

Archaeological investigations of the Cutler Fossil Site indicate that Paleo-Indians utilized the area 10,000 years ago. The Tequesta Indians inhabited the land from 2,000 years ago until the 1700's and, later, the Seminole Indians called the area the "Hunting Grounds." The Estate's recorded history, beginning in the 1830s, expounds the Estate's significance to the region during the Pioneer Era and early settlement of South Florida. When industrialist Charles Deering bought the property in 1913, the nation was going through an industrial revolution. In 1902, the McCormick - Milliken Company and Deering Harvester merged to form International Harvester (IH). Architecturally, the Stone House was designed in the Mediterranean Revival style evocative of the medieval architecture of castles Deering owned in Spain and those wealthy industrialists built along the Atlantic at the time. The Richmond Cottage serves as an example of early American Vernacular architecture. The Estate, its historic buildings, and Mr. Deering's own leadership of IH, serve as a great locale and opportunity to expound upon many aspects of the nation's history - Pre-Deering and during the Deering era.

23) Acquisition of Historic Properties

Full Purchase Price of the Historic Property: _____ Appraised Value of the Property: _____

The maximum grant share for Historic Property Acquisition project shall not exceed 50% of the value of the property as determined by the appraisal; the average of two appraisals, if two were obtained; or the average of the closest two appraisals, if more than two were obtained; or 50% of the purchase amount, whichever is less. Please refer to the Application Instructions for additional documents required for an acquisition project to be included as Attachment H

24) SURVEY & PLANNING GRANTS:

For Surveys, indicate the types of historical resources to be surveyed. _____

a) Provide the title and publication date of any previous surveys in the survey project area.

b) Provide an Estimate of How Many Florida Master Site File Forms will be produced:

Newly Recorded Sites: _____ Florida Master Site File Updates: _____

(Note: Surveys that record or update more than 35 site locations must produce paper Florida Master Site File forms and also submit the site file data in the electronic data entry program *SmartForm* provided by the Florida Master Site File.)

c) Enter the Acreage of the area to be surveyed: _____

d) For National Register Nominations, indicate the number of anticipated:

Individual Nominations: _____ District Nominations: _____

e) Will a multiple property cover nomination be produced? Yes No

25) FOR ALL COMMUNITY EDUCATION PROJECTS:

a.) For Audio-Visual Productions, Books, Pamphlets, Walking Tour Brochures, etc., Explain how the product will be Marketed and/or Distributed:

b.) How many minutes/pages is the product? _____

c) How many copies of the product will be produced? _____

//

d) If the printed/media materials are proposed for distribution, will there be a per item charge? Yes No. If Yes, provide the estimated charge. _____

e) For **Educational Materials**, is the local school system actively involved in your project? Yes No. If Yes, describe their participation to date and anticipated participation in this project.

f) Do you intend to integrate your project into the Florida Heritage Education Program? Yes No.

g) HISTORIC MARKERS

For Historic Markers, include Form No. HR3E171294 from the Bureau of Historic Preservation as Attachment I.

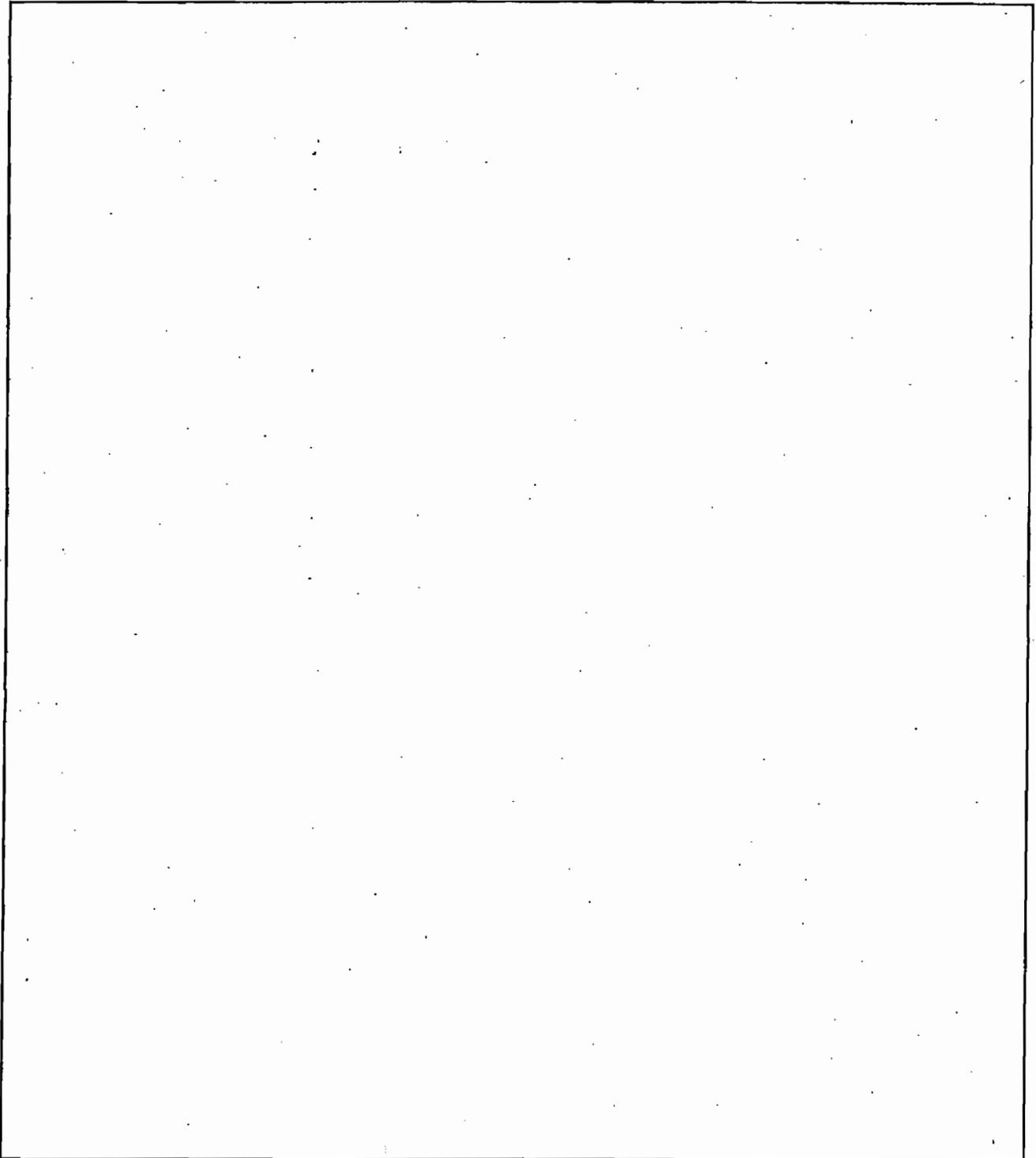
26) FOR ALL MUSEUM EXHIBITS PROJECTS (Special Category Museum Projects):

a.) In the space below, describe the Florida History museum exhibit for which funding is requested.

b) Provide an estimated of the square footage of the museum exhibit being proposed: _____

27) Justification of Historical Theme: Explain why this exhibit is important to Florida History

28) Detailed Description of exhibit work: Describe each of the following major elements of the exhibit in sufficient detail to demonstrate how the exhibit will be implemented and what methods will be used to achieve your goals. Include research, artifact selection, text/script, design, fabrication, installation, educational programming, promotion and maintenance. Attach completed museum exhibition designs with appropriate sketches as Attachment J.



29) PROJECT BUDGET

BUDGET ITEMS	GRANT FUNDS	MATCHING FUNDS or LOCAL COST SHARE	SUB-TOTAL
DESIGN:	\$	\$	\$ 0.00
In-House Project Management	\$	\$ 5,892.30	\$ 5,892.30
	\$	\$	\$ 0.00
RENOVATIONS:	\$	\$	\$ 0.00
Climate Control System	\$ 93,867.00	\$	\$ 93,867.00
UV Film and Installation	\$	\$ 6,190.70	\$ 6,190.70
Seal Doors/Windows with Caulk, Weatherstrip	\$	\$ 4,000.00	\$ 4,000.00
Windows and Doors Restoration	\$ 14,383.00	\$ 37,317.00	\$ 51,700.00
Restoration of Arts and Artifacts	\$	\$ 35,650.00	\$ 35,650.00
Construction Contengency	\$	\$ 9,600.00	\$ 9,600.00
In-House Project Management, const. Phase	\$	\$ 9,600.00	\$ 9,600.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
	\$	\$	\$ 0.00
TOTALS	\$ 108,250.00	\$ 108,250.00	\$ 216,500.00

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- 30) **Matching and Local Cost Share Funds:** List the sources and amounts of confirmed matching funds. (For items involving personnel, indicate the number of hours to be spent on project activities with their per/hour value and the project activities to be performed.) For matching grant projects, funds must not be expended before execution of a Grant Award Agreement. For Special Category grant projects, clearly indicate 1) the resources contributed to the project during the preceding five (5) year period and 2) the resources available for the project during the period for which funding is requested.

\$108,250 has been committed for the climate control installations and renovations at the Deering Estate. These funds will come from the Department's Capital Outlay Reserve Funds (CORF) and the Estate's operating budget.

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CERTIFICATIONS

31) **Applicant certification:** This certification must be signed by the duly authorized representative of the applicant organization or agency before the application will be considered for funding assistance.

I certify that the information contained in this application is true and correct to the best of my knowledge, and that I am the duly authorized representative of the applicant.

Name (type or print) Alex Muñoz
Agency or organization Miami-Dade County Title Assistant County Manager
Signature _____ Date _____

32) **Owner concurrence:** If the applicant does not own the property, the owner of record must sign the following statement indicating concurrence with the proposed project and this application for grant assistance.

I, the undersigned, am the owner of the property identified under item 8) *Project Information* on Page Two of this application and hereby acknowledge my support for and full concurrence with this application.

Name (print or type) _____
Signature _____ Date _____
Address _____
City _____ State _____ Zip _____
Daytime telephone _____ FAX Number _____

33) Agreement to Execute Restrictive Covenant (SPECIAL CATEGORY & ACQUISITION PROJECTS ONLY):

For projects involving historic properties and those involving archaeological sites which will be maintained subsequent to the completion of the project, the owner, long-term lessee or other responsible party must sign the following statement indicating agreement to execute a 10 year restrictive covenant to run with the property deed, should a grant award be made.

I, the undersigned, am the duly authorized representative of the ___ owner, ___ long-term lessee, or ___ other organization or agency having responsibility for maintenance of the property identified under item 8) *Project Information* on Page Two of this application subsequent to completion of the project for which funding is requested. I hereby indicate agreement to execute a restrictive covenant through which the organization or agency I represent will commit to maintenance of the referenced property in accordance with good preservation practice and the applicable standards and guidelines of the Secretary of the Interior for a period of ten years. I further agree that the organization or agency will not make any modifications to the property (other than routine repairs and maintenance) without review of the plans and specifications by the Bureau of Historic Preservation and that every effort will be made to design any modifications in a manner consistent with the applicable standards and guidelines of the Secretary of the Interior.

Name (print or type) Alex Muñoz Title Assistant County Manager
Signature _____ Date _____
Address 111 NW 1st Street
City Miami State FL Zip 33128
Daytime telephone (305) 375-2911 FAX Number (305) 375-1358

ATTACHMENT CHECKLIST

34) The following supporting documents are attached to this application:

- Attachment A:** Civil Rights Assurance of Compliance form .
- Attachment B:** Documentation of Confirmed Match or Local Cost Share
- Attachment C:** Letters of Support, Endorsement, or Resolutions.
- Attachment D:** Photographs describing the existing condition of the property or site.
- Attachment E:** A photograph showing the principal view of the subject property or an image that conveys the purpose of the project. It will be shown in the public meeting when the Grant Review Panel or Florida Historical Commission reviews your project. May be submitted in an electronic format.
- Attachment F:** If completed, architectural project schematics or construction documents (ONE SET ONLY) (ACQUISITION AND DEVELOPMENT and SPECIAL CATEGORY PROJECTS).
- Attachment G:** Copy of Florida Master Site File Form.
- Attachment H:** For Acquisition projects only: A complete summary appraisal prepared by a Florida State Certified General Real Estate Appraiser (two appraisals are required if the value of the first appraisal exceeds \$500,000), an ownership and encumbrance search, an executed option or purchase agreement, property survey, and (if applicable) a copy of a professional archaeological survey if the property is being proposed for purchase as a significant archaeological site.
- Attachment I:** For historic marker projects only: Florida Historic Marker Application Form No. HR3E171294 and verification of review and approval by the Florida Marker Council
- Attachment J:** If completed, museum exhibition designs with appropriate sketches (MUSEUM EXHIBIT PROJECTS ONLY).
- Attachment K:** For non-profit organizations only: documentation of non-profit status.
- Attachment L:** Optional Attachments



ATTACHMENT A
CIVIL RIGHTS ASSURANCE OF COMPLIANCE

ATTACHMENT A

U.S. DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE
CIVIL RIGHTS ASSURANCE OF COMPLIANCE

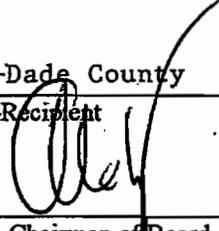
(hereinafter called "Applicant-Recipient") hereby agrees that it will comply with Title VI of the Civil Rights Act of 1964 (P.L. 88-352) and all requirements imposed by or pursuant to the Department of the Interior Regulations (43 CFR 17) issued pursuant to that title, to the end that, in accordance with Title VI of the Act and the Regulations, no person in the United States shall, on the grounds of race, color, or national origin be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program or activity for which the Applicant-Recipient receives financial assistance from the Florida Department of State and hereby gives assurance that it will immediately take any measures to effectuate this agreement.

The Applicant-Recipient also agrees to comply with Section 504 of the Rehabilitation Act of 1973 and the Age Discrimination Act of 1975 and all requirements imposed by or pursuant to the Department of the Interior Regulations (43 CFR 17) issued pursuant to these titles, to the end that, no person in the United States shall, on the grounds of disability or age be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program or activity for which the Applicant-Recipient receives financial assistance from the National Park Service and hereby gives assurance that it will immediately take any measures to effectuate this agreement.

If any real property or structure thereon is provided or improved with the aid of Federal financial assistance extended to the Applicant-Recipient by the Florida Department of State, this assurance obligates the Applicant-Recipient, or in the case of any transfer of such property, any transferee for the period during which the real property or structure is used for a purpose involving the provision of similar services or benefits. If any personal property is so provided, this assurance obligates the Applicant-Recipient for the period during which it retains ownership or possession of the property. In all other cases, this assurance obligates the Applicant-Recipient for the period during which the Federal financial assistance is extended to it by the Florida Department of State.

This assurance is given in consideration of and for the purpose of obtaining any and all Federal grants, loans, contracts, property discounts or other Federal financial assistance extended after the date hereof to the Applicant-Recipient by the bureau or office, including installment payments after such date on account of arrangements for Federal financial assistance which were approved before such date. The Applicant-Recipient recognizes and agrees that such Federal financial assistance will be extended in reliance on the representations and agreements made in this assurance, and that the United States shall reserve the right to seek judicial enforcement of this assurance. This assurance is binding on the Applicant-Recipient, its successors, transferees, and assignees, and the person or persons whose signature appear below are authorized to sign this assurance on behalf of the Applicant-Recipient.

5-29-07
Dated

Miami-Dade County
Applicant-Recipient

By _____
(President, Chairman of Board or
Comparable authorized Official)

111 N.W. 1st Street Miami, Florida 33128
APPLICANT-RECIPIENT'S MAILING ADDRESS



ATTACHMENT B
LOCAL COST SHARE



Park and Recreation
275 NW 2nd Street
Miami, Florida 33128
T 305-755-7800

miamidade.gov

May 24, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Dear Ms. Slade:

This letter is to confirm that the Miami-Dade County Park and Recreation Department will commit a match of \$108,250 for the Florida Department of State Historic Preservation grant of \$108,250 requested for a project to: (1) install UV protection film and a climate control system – dehumidifiers - in the Stone House and Richmond Cottage, (2) repair the corroded and oxidized metal window frames and doors, (3) seal and weatherstrip windows and doors of the two historic homes, and (4) stabilize the art and artifacts that have suffered over time from the adverse effects of high sunlight, humidity, and temperature volatility in their storage and display environment.

This project is expected to cost up to \$216,500. The total match of \$108,250 will come from the following sources: \$100,000 from the Department's Capital Outlay Reserve Funds (CORF) and \$8,250 from the Deering Estate's operating budget.

Sincerely,

Alex Muñoz
Assistant County Manager

CC: Vivian Donnell Rodriguez
Director, Miami-Dade County Park and Recreation Department

Delivering Excellence Every Day

21

- ADA Coordination
- Agenda Coordination
- Animal Services
- Art in Public Places
- Audit and Management Services
- Aviation
- Building
- Building Code Compliance
- Business Development
- Capital Improvements
- Citizens' Independent Transportation Trust
- Commission on Ethics and Public Trust
- Communications
- Community Action Agency
- Community & Economic Development
- Community Relations
- Consumer Services
- Corrections & Rehabilitation
- Cultural Affairs
- Elections
- Emergency Management
- Employee Relations
- Empowerment Trust
- Enterprise Technology Services
- Environmental Resources Management
- Fair Employment Practices
- Finance
- Fire Rescue
- General Services Administration
- Historic Preservation
- Homeless Trust
- Housing Agency
- Housing Finance Authority
- Human Services
- Independent Review Panel
- International Trade Consortium
- Juvenile Assessment Center
- Medical Examiner
- Metro-Miami Action Plan
- Metropolitan Planning Organization
- Park and Recreation**
- Planning and Zoning
- Police
- Procurement Management
- Property Appraisal
- Public Library System
- Public Works
- Safe Neighborhood Parks
- Seaport
- Solid Waste Management
- Strategic Business Management
- Team Metro
- Transit
- Task Force on Urban Economic Revitalization
- Vizcaya Museum And Gardens
- Water & Sewer



ATTACHMENT C

LETTERS OF SUPPORT AND RESOLUTION



THE FLORIDA SENATE

Tallahassee, Florida 32399-1100

COMMITTEES:
Agriculture, Vice Chair
Transportation, Vice Chair
Economic Opportunities
Policy and Calendar
Education Pre K - 12
Education Pre K - 12 Appropriations
Military Affairs and Domestic Security
Responsible Regulation
Policy and Calendar
Rules

SENATOR LARCENIA J. BULLARD
39th District

May 16, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at Cutler, Proposed Project Installation of a Climate Control System and Renovations to Historic Buildings and Collections

Dear Ms. Slade:

I am writing in support of the Miami-Dade County Park and Recreation Department's application for a grant to install a computerized climate control system, repair/restore the windows, doors, and interior walls, as well as stabilize a few historic pieces held on the Estate that have suffered over time from the adverse effects of high humidity and temperature fluctuations present in South Florida.

The Deering Estate is one of the most unique parks in South Florida and is home to some of South Florida's earliest buildings dating back to 1896. The climatic computerized equipment will help provide better monitoring of humidity which has caused considerable damage, including the growth of mold and mildew on the interior structure of both buildings and the historic collections of art, books, documents, and artifacts. All of the exterior doors and windows of the Deering Stone House are corroded and desperately need to be renovated, and the most important artwork on the Estate is in need of stabilization.

I urge the Bureau of Historic Preservation to show its support by approving Miami-Dade County Park and Recreation Department's application for funding.

Sincerely,

[Handwritten signature of Senator Larcenia J. Bullard]

Senator Larcenia J. Bullard
LJB/kam

REPLY TO:
[] 8803 South Dixie Highway, Suite 304, Miami, Florida 33143 (305) 668-7344
[] 218 Senate Office Building, 404 South Monroe Street, Tallahassee, Florida 32399-1100 (850) 487-5127

Senate's Website: www.flsenate.gov

KEN PRUITT
President of the Senate

23

LISA CARLTON
President Pro Tempore



COUNCIL:
GOVERNMENT EFFICIENCY &
ACCOUNTABILITY

COMMITTEE:
HEALTH QUALITY

CHAIR:
URBAN AND LOCAL AFFAIRS

Florida House of Representatives
Representative Julio Robaina
District 117

RESPOND TO:

□ **District Office**
6741 SW 24 ST. Suite 19
Miami, FL 33155
Ph: (305) 442-6868
Fx: (305) 442-6870

□ **Tallahassee Office**
317 House Office Building
402 South Monroe Street
Tallahassee, FL 32399
Ph:(850) 488-6506
Fx: (850) 414-6881

May 22, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

**Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at
Cutler, Proposed Project – Installation of a Climate Control System and
Renovations to Historic Buildings and Collections**

Dear Ms Slade:

It is with enthusiasm that I support the grant application grant proposal from the Miami-Dade County Park and Recreation Department seeking funding to install climatic computerized equipment at the Stone House and the Richmond buildings at the Deering Estate, renovate doors and windows at the Stone House, and stabilize a few of the historic artifacts that have suffered from the high humidity and temperature fluctuations present in our environment.

The Richmond Cottage is one of the few remaining examples of American vernacular architecture that was prevalent in South Florida during its early beginnings and the Deering Stone House is a solid Mediterranean Revival building exemplary of the mansions erected by Northern Industrialists along the Atlantic seacoast. The renovations are urgently needed to help preserve these unique buildings and the art and artifacts that make up this historic Estate.

Thank you in advance for your time and consideration of this proposal.

Sincerely,

Julio Robaina
Julio Robaina

State Representative, District 117

24

**VILLAGE OF PALMETTO BAY**

8950 Southwest 152 Street
PALMETTO BAY, FLORIDA 33157

Office of the Mayor
Eugene P. Flinn, Jr.

TELEPHONE 305.259.1234
FACSIMILE 305.259.1290
eflinn@palmettobay-fl.gov

May 29, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at Cutler, Proposed Project--Installation of a Climate Control System and Renovations to Historic Buildings and Collections

Dear Ms Slade:

I have been advised that the Miami-Dade County Parks and Recreation Department's has applied for a grant to benefit the Deering Estate through the Grants in Aid Program from the Bureau of Historic Preservation. The proposed project includes installation of climatic computerized equipment at the Stone House and the Richmond buildings, renovation of the doors and windows at the Stone House and stabilization of historic artifacts that have suffered from the humidity and temperature fluctuations. On behalf of the Village of Palmetto Bay, I would like to express our support of this important project.

The Deering Estate at Cutler is a 450 acre oasis on Biscayne Bay located within the Village of Palmetto Bay. Both the Stone House and the Richmond Cottage represent the classic architecture of historic buildings in early Miami-Dade County. This important project will provide a much-needed climate controlled environment for both buildings and preserve the architecture, as well as prevent future damage to the artistic artifacts held on the Estate.

Please approve the grant for this crucial project.

Sincerely,



Eugene P. Flinn, Jr.
Mayor

EPF/mjr

cc: Mary Pettit, Executive Director

25



Office of the Mayor and Town Council

Paul S. Vrooman
Mayor

May 24, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at Cutler, Proposed Project – Installation of a Climate Control System and Renovations to Historic Buildings and Collections

Dear Ms. Slade:

It is my pleasure to submit this letter of support on behalf of a project submitted by the Miami-Dade County Park and Recreation Department to install climatic computerized equipment at the Stone House and the Richmond buildings at the Deering Estate, renovate doors and windows at the Stone House, and stabilize a few of the historic artifacts that have suffered from the high humidity and temperature fluctuations present in our environment.

The Deering Estate at Cutler is the premier archeological, historical, architectural and environmental preserve in South Florida. This Estate is an invaluable resource that reflects thousands of years of human interaction. Funding from the Bureau of Historic Preservation will help preserve the two historic buildings which contain architectural resources that reflect its importance in the development of South Florida and Miami-Dade County.

Thank you for your consideration for this worthy project.

Sincerely,

Paul S. Vrooman, Mayor
Town of Cutler Bay



The Deering Estate Foundation

Board of Directors

Chairman
Scott Silver

Vice President
Richard King

Secretary
Lynn French

Treasurer
David Turner

President Emeritus
Howard Tendrich

Directors

John DuBois
Walter Flores
Carlos Garcia
Eric Haas
Sallye Jude
Philip Ludovici
Buff March Bye
Barbara Norland
David Peyton
William Thiele
Jocelyn Tennille
Mary Young
Daniel Yglesias

By Virtue of Office

Bill Irvine
Alex Munoz
Vivian Rodriguez
Katy Sorenson

Staff

Executive Director
Mary Pettit
Executive Assistant
Ashley Sodeman

16701 SW 72 Avenue
Palmetto Bay, Florida 33157
(305) 235-1668
(305) 233-5074 fax
www.deeringestate.org

May 15, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at Cutler, Proposed Project Installation of a Climate Control System and Renovations to Historic Buildings and Collections

Dear Ms Slade:

The Board of the Deering Estate Foundation, Inc. agree and support enthusiastically Miami Dade County Park and Recreation Department's grant application which seeks funding to install climatic computerized equipment at the Stone House and the Richmond buildings at the Deering Estate, renovate doors and windows at the Stone House, and stabilize a few of the historic artifacts that have suffered from the high humidity and temperature fluctuations present in our environment.

The Richmond Cottage is one of the few remaining examples of American vernacular architecture that was prevalent in South Florida during its early beginnings and the Deering Stone House is a solid Mediterranean Revival building exemplary of the mansions erected by Northern Industrialists along the Atlantic seacoast. The renovations are urgently needed to help preserve these unique buildings and the art and artifacts that make up this historic Estate.

Thank you in advance for your time and consideration of this proposal.

Sincerely,


Mary Pettit
Executive Director

27



KATY SORENSON
COUNTY COMMISSIONER
District 8

May 22, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at Cutler, Proposed Project – Installation of a Climate Control System and Renovations to Historic Buildings and Collections

Dear Ms. Slade,

On Behalf of District 8, I fervently commend the Miami-Dade Park and Recreation Department's grant application to the Historical Resources Grants-in-Aid Special Category to install climatic computerized equipment and perform renovations at the Deering Estate.

Located along the edge of Biscayne Bay, the Estate contains a wealth of natural resources unequalled in Miami-Dade County. This project will provide a climate controlled environment, which will prolong the life expectancy of the concrete structures of the Stone House and Richmond Cottage, as well as slow the rapid deterioration of artifacts held as part of the permanent collection. The removal/repair of the oxidized and corroded doors and windows will further preserve this Estate's unique architectural history.

Thank you in advance for your time and consideration of this proposal.

Sincerely,

A handwritten signature in cursive script that reads "Katy Sorenson".

Katy Sorenson
County Commissioner

28



Board of County Commissioners
MIAMI-DADE COUNTY - FLORIDA
DISTRICT 9

☐ DOWNTOWN OFFICE
111 N.W. FIRST STREET, SUITE 320
MIAMI, FLORIDA 33128
(305) 375-4832
FAX (305) 372-6011

☐ DISTRICT NORTH OFFICE
10710 S.W. 211 STREET, SUITE 206
MIAMI, FLORIDA 33189
(305) 234-4938
FAX (305) 232-2892

☐ DISTRICT SOUTH OFFICE
1634 N.W. 6TH AVENUE
FLORIDA CITY, FLORIDA 33034
(305) 245-4420
FAX (305) 245-5008

DENNIS C. MOSS
COMMISSIONER

May 21, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R. A. Gray Building
500 South Bronough Street
Tallahassee, FL 32399-0250

Dear Ms. Slade:

I am writing in support of the application being submitted by Miami-Dade County Park and Recreation Department requesting funding for the Deering Estate at Cutler from the Bureau of Historic Preservation.

I have had the privilege of serving on the Board of County Commissioners for more than twelve years, and during that time I have had the distinct pleasure of visiting the Deering Estate. This Estate embodies the best cultural, historic and natural based tourism. To ensure and preserve these qualities, it is imperative that the Deering Estate receive the proper funding to install climate computerized equipment, renovate doors and windows, stabilize the art and artifacts that have suffered damage over time and do whatever it takes to carefully maintain its original charm.

It is for these reasons that I am writing to say that I support this request for funding from the Bureau of Historic Preservation in preserving the two historic buildings at the Deering Estate.

Sincerely,

Dennis C. Moss
Commissioner, District 9
Board of County Commissioners

May 26, 2006

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Grant Proposal for a Climate Control System and Renovations
at the Deering Estate

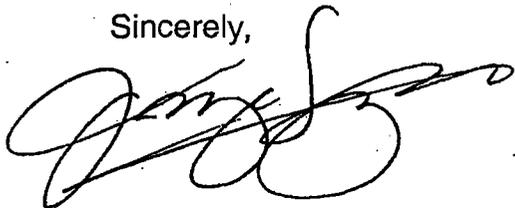
Dear Ms Slade:

Please accept this letter as my enthusiastic support for the Miami-Dade Park and Recreation Department's request for funding for a project to revamp both the interior structures of the Deering Stone House and Richmond Cottage and the doors and windows of the first building.

This project will offer a tremendous and lasting benefit to the South Florida Community by maintaining and preserving two historic buildings which are primary artifacts of the Park. Your funding support is needed in order to help achieve these objectives.

I eagerly endorse the project and urge your support.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jorge Luis Lopez', written in a cursive style.

Jorge Luis Lopez, Esq.

MIAMI-DADE COUNTY, FLORIDA



OFFICE OF HISTORIC PRESERVATION
111 N.W. FIRST STREET
SUITE 695
MIAMI, FLORIDA 33128-1982
305-375-4958
Facsimile 305-372-6394

May 15, 2007

Ms. Alissa M. Slade
Grants and Education Section
Bureau of Historic Preservation
R.A. Gray Building
500 South Bronough Street
Tallahassee, Florida 32399-0250

Re: Historical Resources Grants-in-Aid Letter of Support for the Deering Estate at Cutler,
Proposed Project – Installation of a Climate Control System and Renovations to
Historic Buildings and Collections

Dear Ms Slade:

Miami-Dade's Office of Historic Preservation wishes to offer its enthusiastic support to the Park and Recreation Department's grant application which seeks funding to install climatic computerized equipment, renovate doors and windows and stabilize some of the historic artifacts at the Deering Estate at Cutler. This significant property has suffered from the high humidity and temperature fluctuations present in our environment, especially given its waterfront location and the effects of recent storms.

The significance of the structures located within the Deering Estate is unquestionable and so is their vulnerability to the environment. The Richmond Cottage is one of the few remaining examples of frame vernacular architecture that was prevalent in South Florida during its early days of settlement in the area. The Deering Stone House is an excellent example of the Mediterranean Revival buildings erected by Northern industrialists along the Atlantic seacoast. The renovations are urgently needed to help preserve these unique buildings and the art and artifacts that make up this historic estate.

Thank you in advance for your time and consideration of this proposal.

Sincerely,

A handwritten signature in black ink, appearing to read "Ivan A. Rodriguez", written in a cursive style.

Ivan A. Rodriguez
Director
Office of Historic Preservation

2006-2007 OFFICERS

PRESIDENT
Judith Pruitt

FIRST VICE PRESIDENT
Walter Alvarez

SECOND VICE PRESIDENT
Jose Goyanes

TREASURER
Jesus A. Cabrera

SECRETARY
Amy Furness

AT LARGE
Bertram J. "Chico"
Goldsmith
Enid C. Pinkney

PAST PRESIDENT
Richard Heisenbottle

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Lisa Chaffin
Ann Marie Ciyatt
Joseph Fitzgerald
Diana M. Gonzalez
Michael Kashtan
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Carlos McDonald
Arsenio Milian
Rafael Penalver
Kevin Reilly
Hugh Ryan
W. Robert Smith
Scott Silverman
Lourdes Solera
Amy Sussman
Lillian A. Walby
Mary Young

ADVISORS
Michael Beeman
Gay Bondurant
Gary Held
Adolfo Henriques
Ruth Jacobs
Sallye Jude
Penny Lambeth
Nancy Liebman
Dolly MacIntyre
Thomas J. Matkov
William Murphy
George Neary
Leslie Pantin
Arva Moore Parks
Elizabeth Piater-Zyberk
Jeanette Poole
Norah Schaefer
Don Slesnick
Herb Sosa
Ellen Ugucioni

CHIEF EXECUTIVE OFFICER
Becky Roper Matkov



May 16, 2007

Ms. Alissa Slade
Division of Historical Resources
c/o Bureau of Historic Preservation
Grants and Education Section
500 South Bronough Street
Tallahassee, Florida 32399-0250

Dear Ms. Slade:

On behalf of Dade Heritage Trust, the largest preservation nonprofit organization in Miami-Dade County, I am writing to support the grant application from the Miami-Dade County Park and Recreation Department for the Deering Estate at Cutler.

The project will install climatic computerized equipment at the Stone House and the Richmond Inn at the Deering Estate and renovate doors and window at the Stone House. It will also stabilize the artifacts that have suffered over time from the adverse effects of high humidity and temperature volatility in their storage and display environment.

We urge your support of this project which will help enormously to save an important part of our community's architectural heritage.

Sincerely,

Becky Roper Matkov
Executive Director



PARK & RECREATION DEPARTMENT AGENDA ITEM REQUEST

DATE:

Target Date IRCA: June 11, 2007

Title of Agenda Item: Grant Proposal to the Florida Department of State, Division of Historical Resources to install a Climate Control System, renovate the Historic Buildings and stabilize damaged historic arts and artifacts.

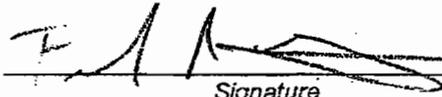
Fiscal Impact: (attach additional paper if necessary) If successful this proposal will provide the Department with \$108,250. The total project will cost up to \$216,500. The total match of \$108,250 will come from the following sources: \$100,000 from the Department's Capital Outlay Reserve Funds (CORF) and \$8,250 from the Deering Estate's operating budget.

If the County Attorney's Office was involved in preparing this item, indicate the name of the Attorney who provided assistance. no

ASCII Computer Disk attached YES
NO

File Name Agenda Item: Deering Estate Renovations.txt

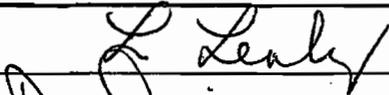
Originator: Anthony Fouche, Grants Administrator
Please Print


Signature

Division: Management and Budget Phone: (305) 755-7941 Fax: (305) 755-5466

The attached item has been reviewed and approved by the following:

Forward this form, an original fully executed version of the proposed item to the Intergovernmental Affairs Office,

Division Chief/Manager: 	Date: <u>5/24/07</u>
Assistant Director: 	Date: <u>5/24/07</u>

Hickman Building, 275 N.W. 2nd Street (Room 511); (305) 755-7886. (All items with an attachment exceeding 50 pages require an additional 70 copies of the attachment.)

OFFICE USE ONLY

Date Received	CC: Mgmt & Bdg Div	Computer Disk Returned
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Memorandum

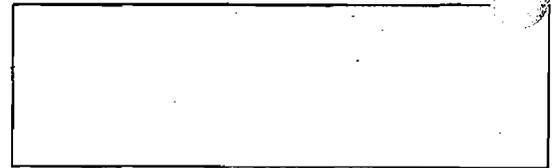


Date:

To: George M. Burgess
County Manager

From: Vivian Donnell Rodriguez,
Director, Park and Recreation Department

Subject: Grant Proposal to the Florida Department of State, Division of Historical Resources to install a Climate Control System, renovate the historic buildings and stabilize damaged historic arts and artifacts.



-
- This grant will provide \$108,250 from the Florida Department of State, Division of Historical Resources.
 - The total match of up to \$108,250 will come from the following sources: \$100,000 from the Department's Capital Outlay Reserve Funds (CORF) and \$8,250 from the Deering Estate's operating budget.
 - Install a Climate Control System, renovate the historic buildings and stabilize damaged historic arts and artifacts.

Attachments

Memorandum



Date:

To: Honorable Chairman Bruno Barreiro and Members,
Board of County Commissioners

From: George M. Burgess
County Manager

Subject: Grant Proposal to the Florida Department of State, Division of Historical Resources to install a Climate Control System, renovate the historic buildings and stabilize damaged historic arts and artifacts.

Recommendation

It is recommended that the Board ratify the County Manager or his designee's action to apply for up to \$108,250 in grant funds from the Florida Department of State, Division of Historical Resources for a Special Category Grant to install a Climate Control System, renovate the historic buildings and stabilize damaged historic arts and artifacts with matching funds of up to \$108,250.

Scope

The Deering Estate at Cutler, built between 1896 and 1922, has been managed by the Miami-Dade County Park and Recreation Department since 1985. An extensive rehabilitation and restoration project following devastation by Hurricane Andrew took place between 1992 and 1999. Ongoing historical renovation is needed to maintain the buildings. The 450-acre Deering Estate at Cutler is a center for education and recreation which is open to residents from Miami-Dade County residents and visitors.

Fiscal Impact/Funding Source

This project is estimated to cost up to \$216,500 with up to \$108,250 from the grant. The total match of up to \$108,250 will come from the following sources: \$100,000 from the Department's Capital Outlay Reserve Funds (CORF) and \$8,250 from the Deering Estate's operating budget.

Track Record/Monitor

The Miami-Dade County Park and Recreation Department was previously awarded in August 2005 a grant for \$350,000 to restore the Greynolds Boathouse, a historic property in Greynolds Park. The project is scheduled to be completed at the end of June 2007.

If this new grant is awarded, Anthony Fouche, Grants Administrator at Miami-Dade County Park and Recreation Department will monitor the contract.

Background

The Florida Department of State, Division of Historical Resources is the state agency responsible for promoting the historical, archaeological, museum arts, and folk culture resources in Florida. The Special Category Grant proposal deadline is May 31, 2007. If the application is successful, the grant will be awarded in November 2007.

Attachments

Alex Muñoz
Assistant County Manager

Approved _____ Mayor
Veto _____
Override _____

Agenda Item No.

RESOLUTION NO. _____

RESOLUTION RATIFYING THE COUNTY MANAGER OR HIS DESIGNEE ACTION IN APPLYING FOR \$108,250 IN GRANT FUNDS FROM THE FLORIDA DEPARTMENT OF STATE, DIVISION OF HISTORICAL RESOURCES TO INSTALL A CLIMATE CONTROL SYSTEM, RENOVATE THE HISTORIC BUILDINGS AND STABILIZE DAMAGED HISTORIC ARTS AND ARTIFACTS WITH MATCHING FUNDS OF \$108,250 AND FURTHER AUTHORIZING THE COUNTY MANAGER OR HIS DESIGNEE TO RECEIVE AND EXPEND FUNDS, AND EXECUTE GRANT AWARD AGREEMENTS AND AMENDMENTS AS REQUIRED

WHEREAS, this Board desires to accomplish the purpose outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that this Board ratify the County Manager or his designee's action to apply for \$108,250 in grant funds from the Florida Department Of State, Division of Historical Resources to install a Climate Control System, renovate the historic buildings and stabilize damaged historic arts and artifacts with matching funds of \$108,250; and further authorizes the County Mayor or his designee to execute such contracts and agreements as are required by this governmental body following approval by the County Attorney's Office; to receive and expend all monies for the purposes described in the funding request; to file and execute any necessary amendments to the agreement for and on behalf of Miami-Dade County, Florida; to expedite the necessary construction contracts and professional services agreements under Section 2-8.2.7 of the Code of Miami-Dade County; and

to waive the requirements of Resolution No. R-130-06 to expedite the execution of the grant award agreement.

Agenda Item No.
Page No. 2

The foregoing resolution was offered by Commissioner who moved its adoption. The motion was seconded by Commissioner and upon being put to vote, the vote was as follows:

Bruno A. Barriero, Chairman	
Barbara J. Jordan, Vice-Chairwoman	
Jose "Pepe" Diaz	Audrey M. Edmonson
Carlos A. Gimenez	Sally A. Heyman
Joe A. Martinez	Dennis C. Moss
Dorin D. Rolle	Natacha Seijas
Katy Sorenson	Rebeca Sosa
Sen. Javier D. Souto	

The Chairman thereupon declared the resolution duly passed and adopted this , 2007. This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF COUNTY
COMMISSIONERS

HARVEY RUVIN, CLERK

Approved by County Attorney as
to form and legal sufficiency.____

BY: _____
Deputy Clerk



ATTACHMENT D

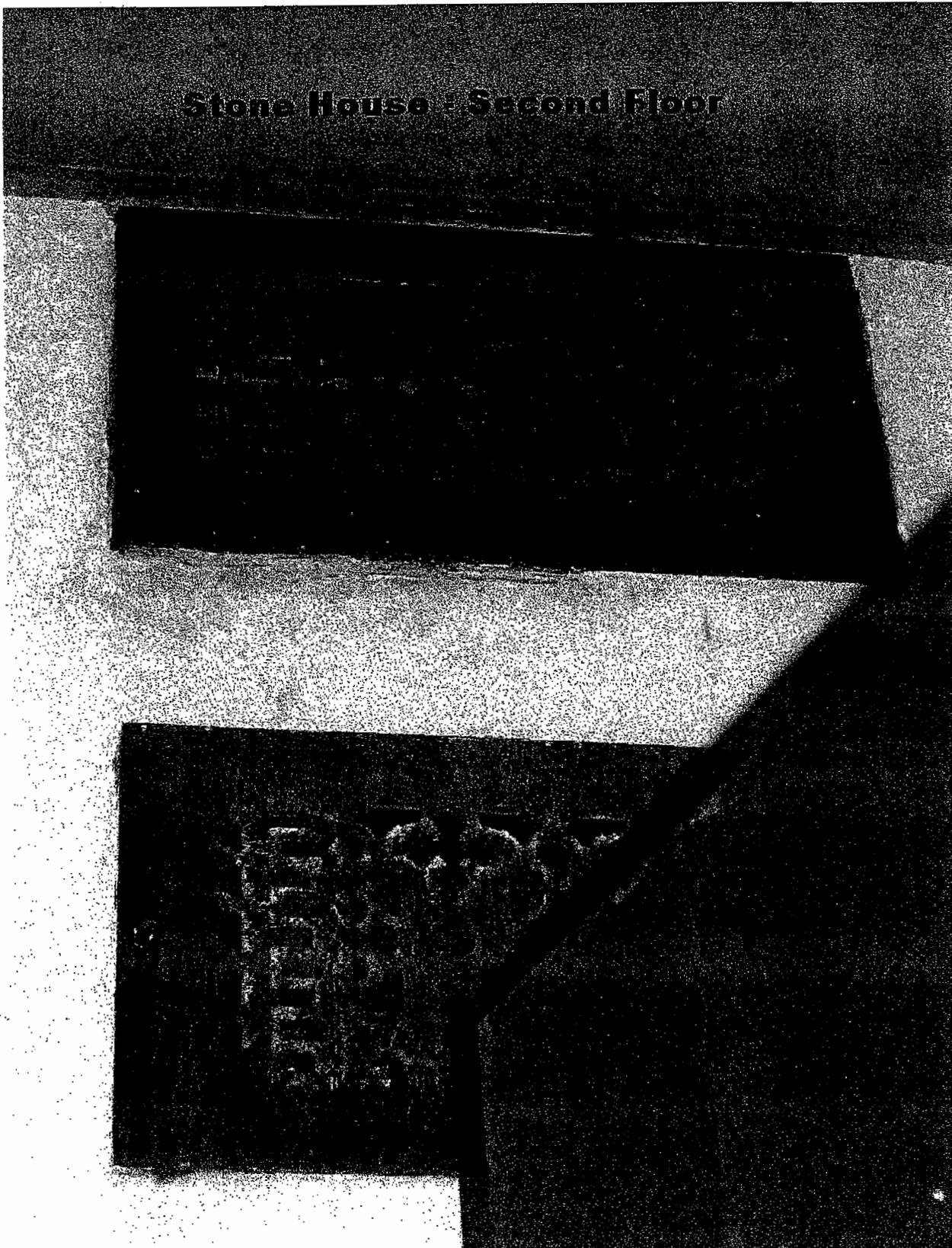
PHOTOGRAPHS SHOWING EXISTING CONDITIONS

Stone House Library

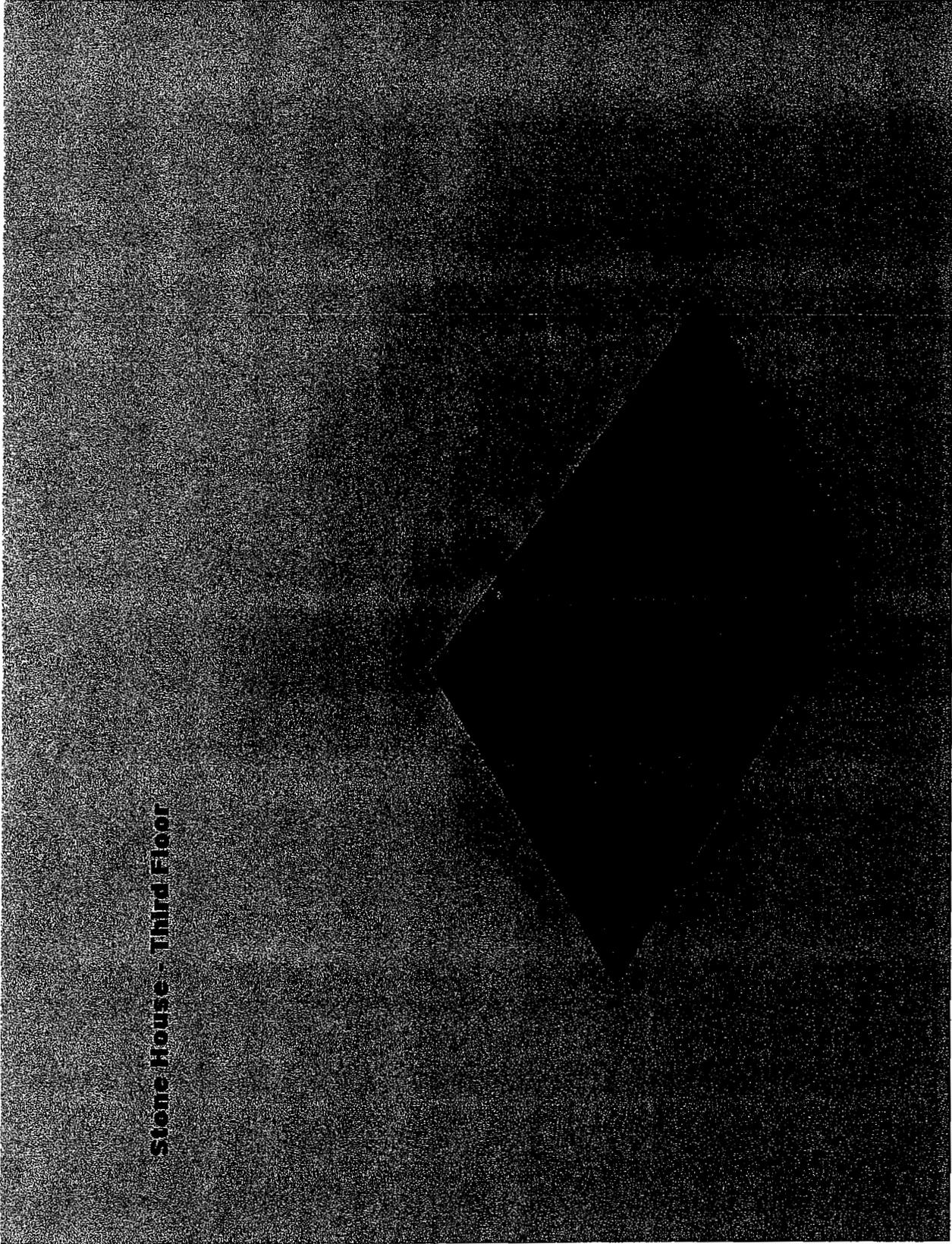
40

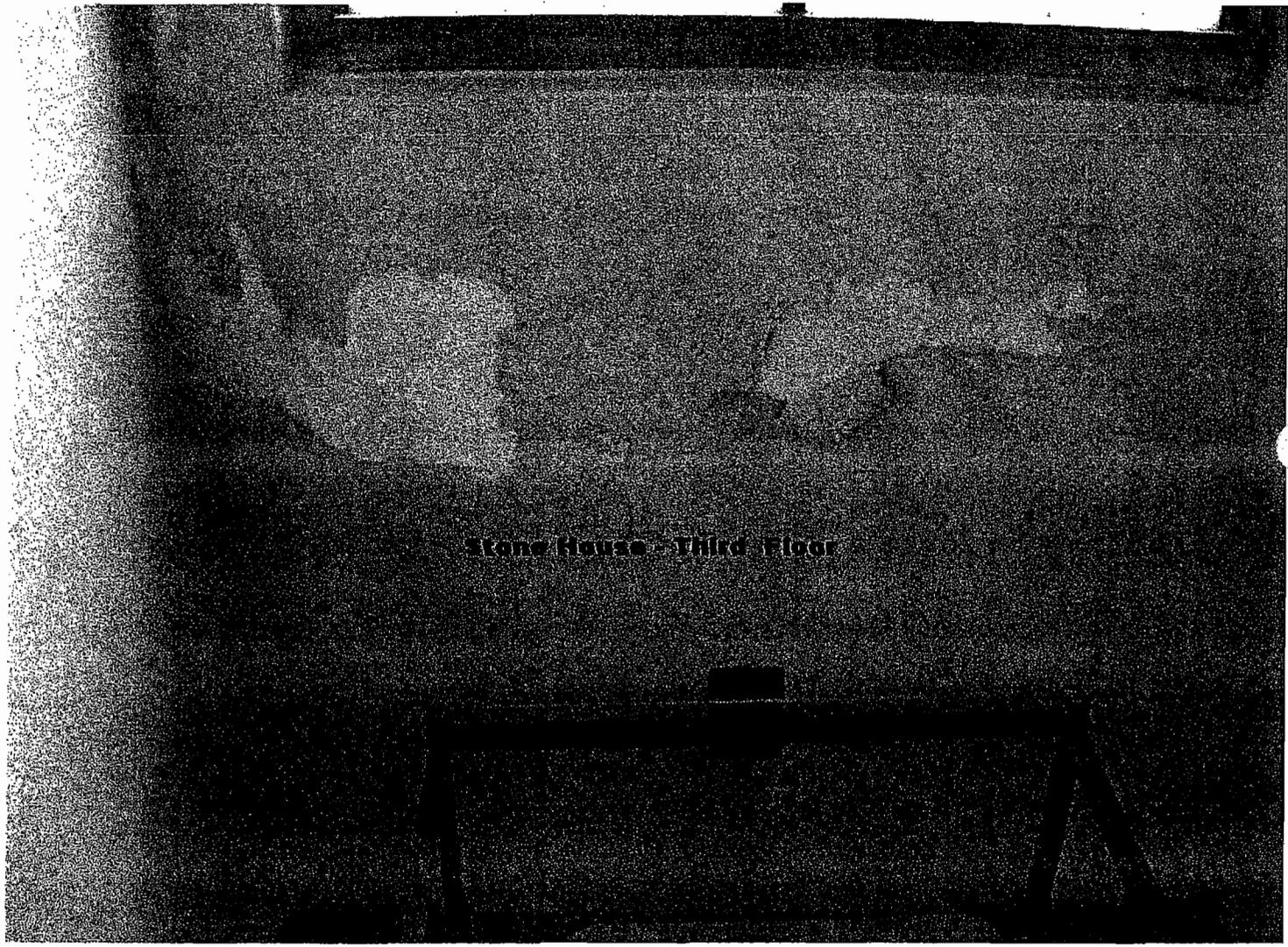
Stone House-Library (3)

Stone House - Second Floor



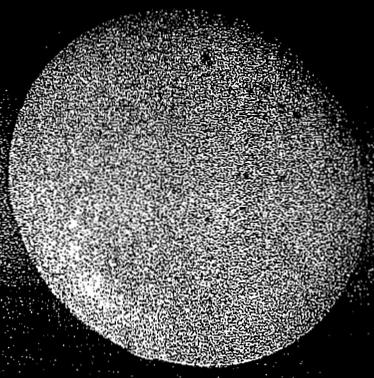
Stone House - Third Floor





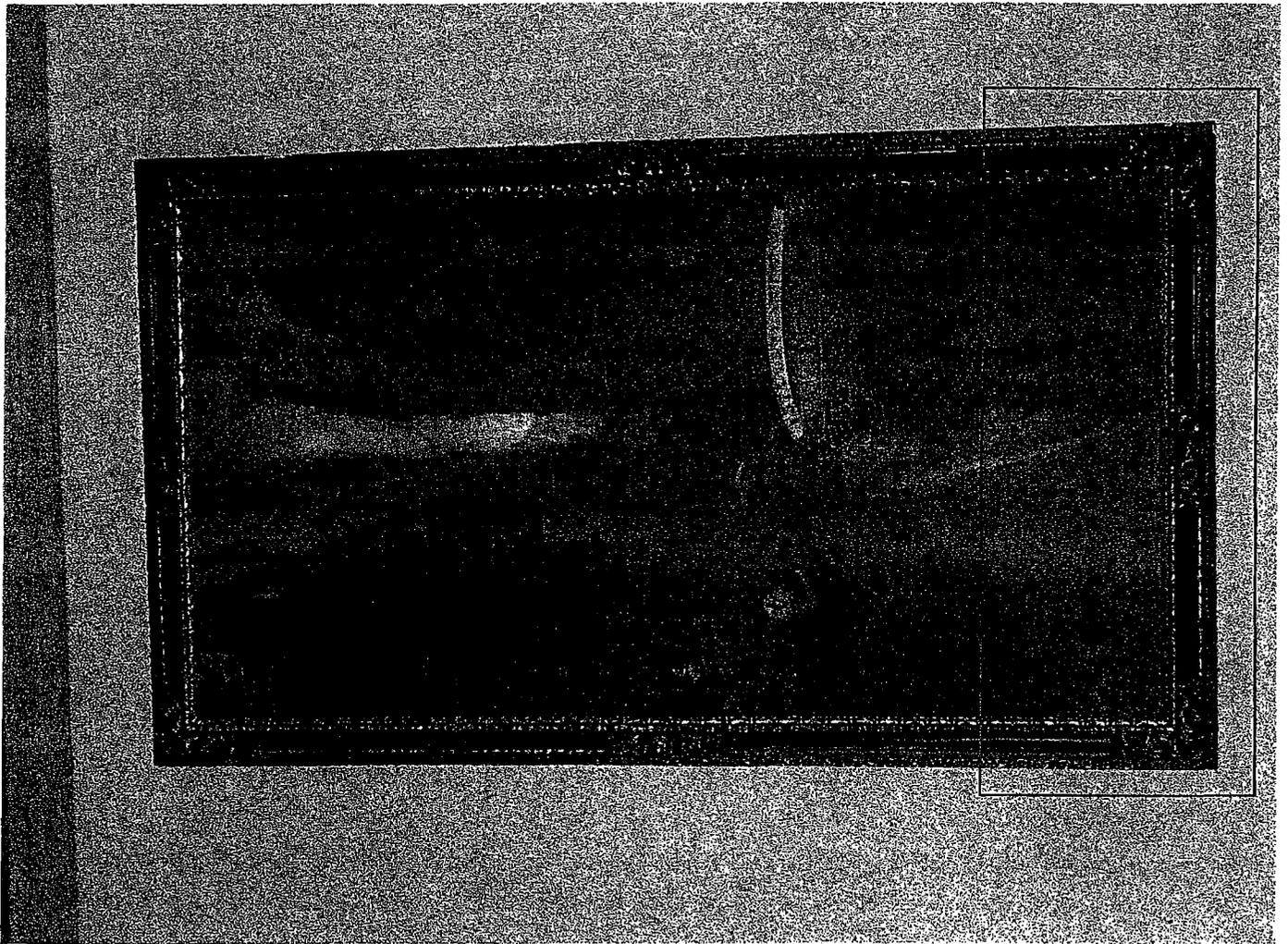
Richmond Cottage Cellar (see Training Book)

Richmond Cottages Third Floor Ceiling

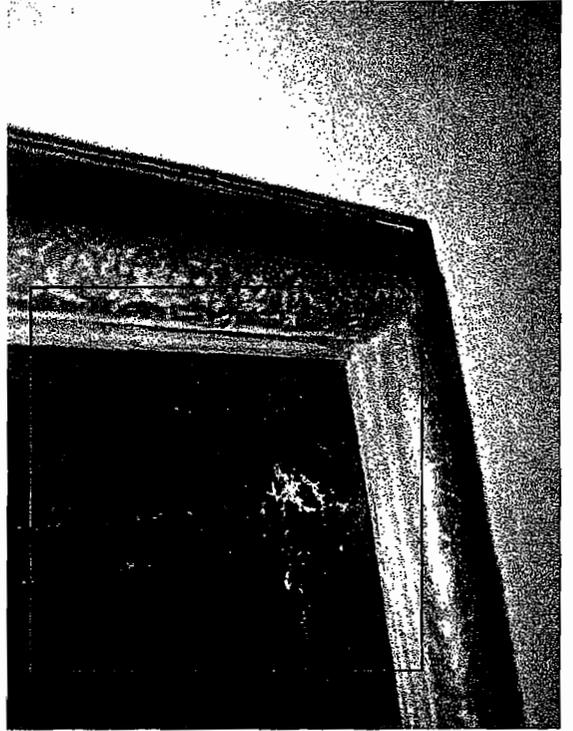
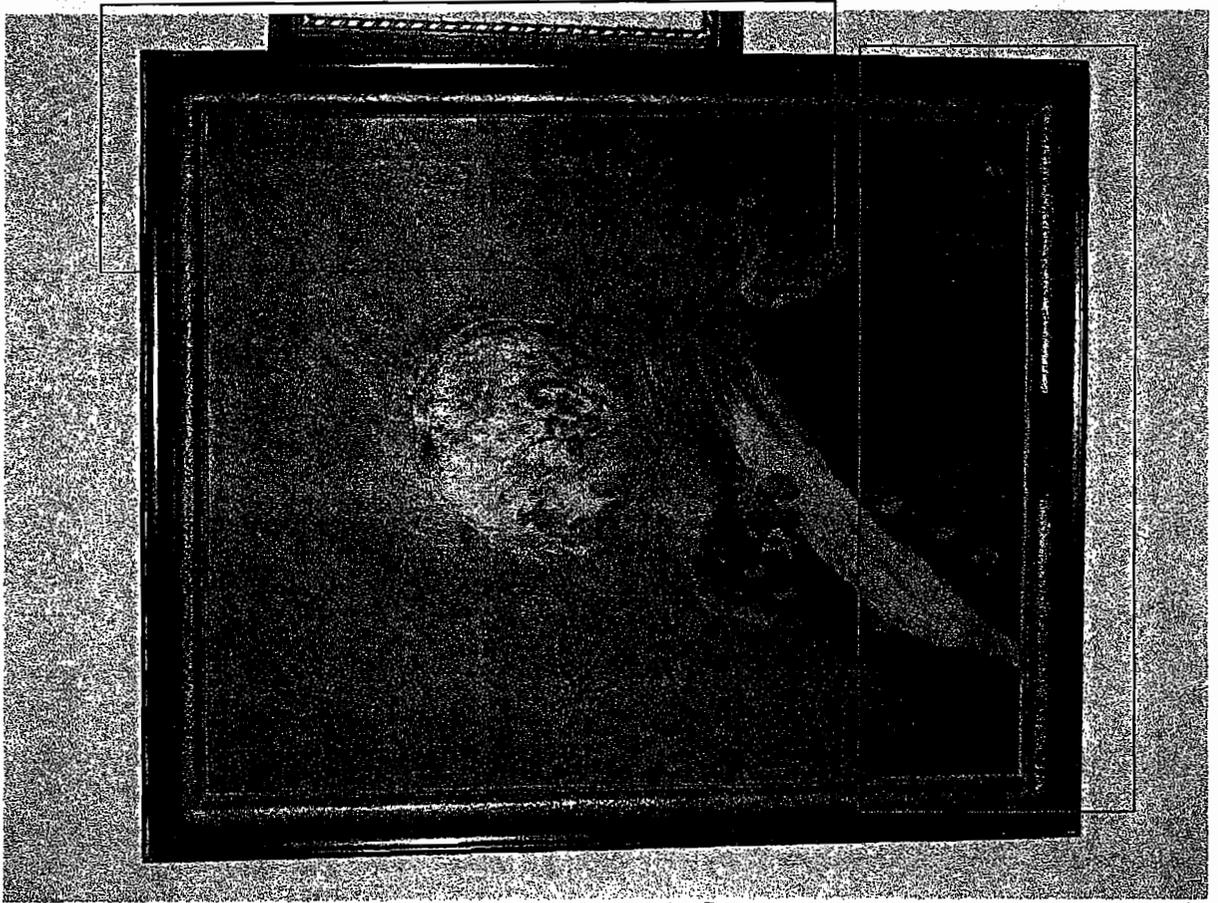


Richmond Cottage - First Floor

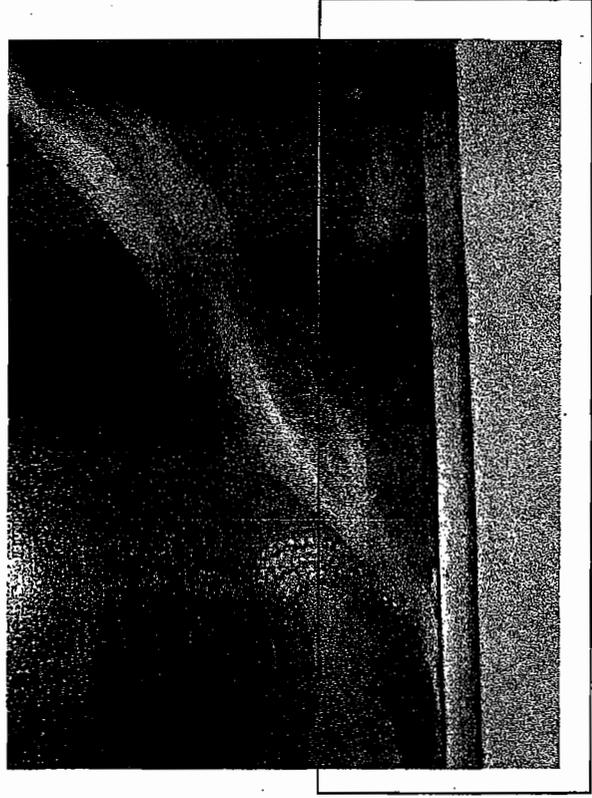
'ESTA ES TU MORADA' Painting by Ramon Casas, 1856, Oil on Canvas



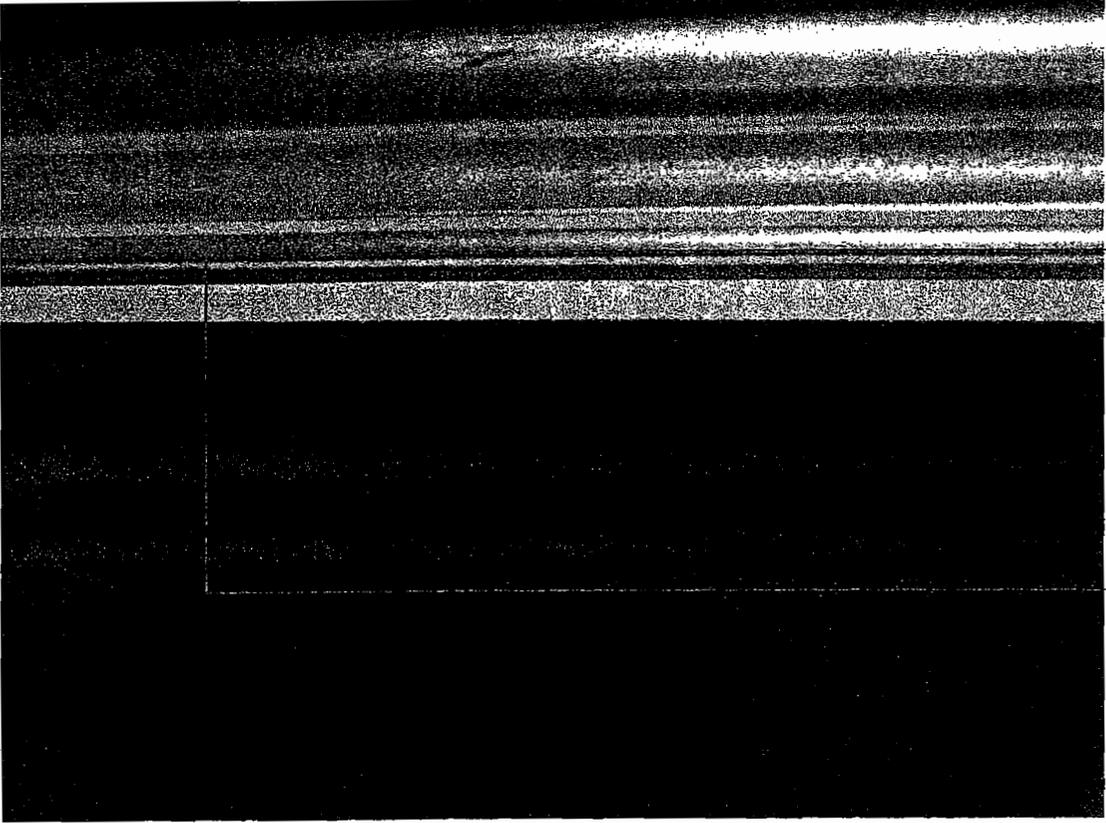
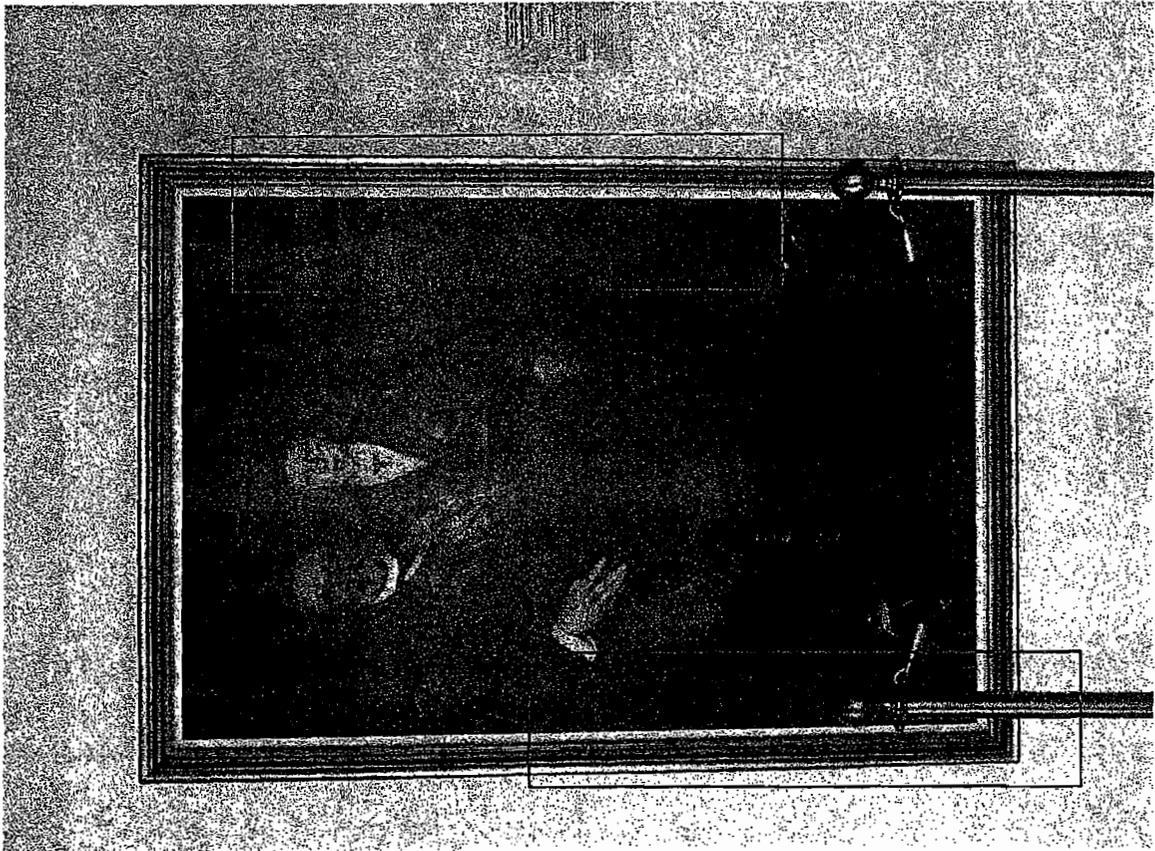
PORTRAIT OF WILLIAM DENISON WHIPPLE, Painted by Charles Deering, 1894, oil on canvas



PORTRAIT OF BARBARA DEERING, 1920,
By Ramon Casas, Oil on Canvas



PAINTING OF RICHARD FLINT HOWE 7 WILLIAM DEERING HOWE, 1908, by Ramon Casas, Oil on Canvas



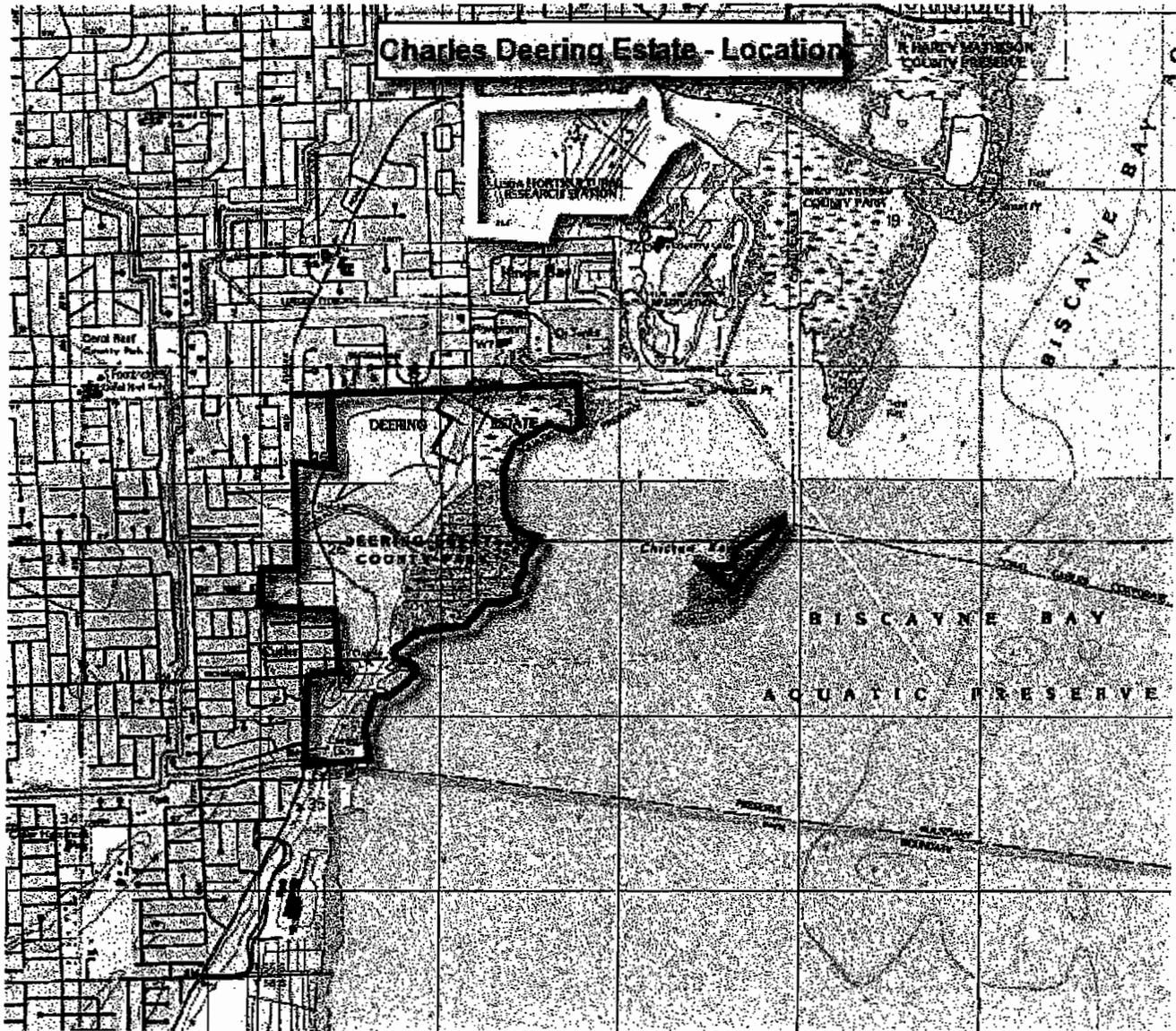


ATTACHMENT E

**PHOTOGRAPH SHOWING THE PRINCIPAL VIEW OF THE
SUBJECT PROPERTY**

Richmond Cottage & Stone House







ATTACHMENT G

FLORIDA MASTER SITE FILE FORM

2/79

DADE COUNTY HISTORIC SURVEY
SITE INVENTORY FORM

FDAHRM 802==

Site No. 8DA 2815A 1009==

Charles Deering House

(on National Register)

Site Name (Address) _____ 905==

Other Names for Site Deering Estate Mansion (see also) 930==

Other Nos. for Site DA 3701 -> changed to DA 2815A 7-18-89. Mult. Listed DA 2815 NR 906==

City & Zip Code South Dade 813==

Location Richmond's Plat of Cutler /
subdivision name _____ 868==

block no. _____ lot no. _____

County Dade 808== Survey Date 8001 820==

Owner of Site: Name: _____ ;

Address: _____ 902==

_____ 902==

Occupant, Tenant, or Manager: Name: _____ 904==

Type of Ownership:

- Private 848==
- Corporate 848==
- Municipal 848==
- _____ 848==

Remarks: _____

Threats to Site:

- Zoning () 878==
- Development () 878==
- Deterioration () 878==
- Transportation () 878==
- Other (See Remarks): 878==

Condition of Site:

- Excellent 863==
- Good 863==
- Fair 863==
- Deteriorated 863==

Integrity of Site:

- Altered 858==
- Unaltered 858==
- Original Site 858==
- Restored () Date: 858==
- Moved () Date: 858==
- Destroyed () Date: 858==

Remarks: _____

Reporter (or local contact):

Name: Rodriguez, Ivan A. (Dade County Historic Survey) ;

Address: Dade County Park and Recreation Department
50 S.W. 32 Road; Miami, Florida 33129 816==

Name of Project: Dade County Historic Survey 980==

Recorder:

Name & Title: Monroe, Elizabeth B. (HSS) ;

Address: FDAHRM 818==

Previous Survey(s): enter activity/title of survey/name/date/repository)

_____ 839==

UTM Coordinates TRS: Perrine 55S/40E/26 890==

Zone	Easting	Northing

Photographic Record Numbers _____ 860==

LRS
1/02

576

52

BDA 2815A

Address: S.W. 167th St. and Old Cutler Rd.

Significance:

This 368 acre estate was the winter home of Charles Deering, the brother of James Deering, the man who built Viscaya. The Deering family came from Illinois where they owned the Deering Harvester Company which became the International Harvester Company. Charles Deering first came to the Miami area in the early 1900's. He originally owned an estate near present day Bay Point and Biscayne Boulevard. Deering had been buying parcels of land in the Cutler area for several years by the early 1920's. Wishing to get away from the boom time real estate developments of those years, Deering built a new estate in what was the former settlement of Cutler.

Besides Deering's connection with the property, there are several sites of historic interest on this large and relatively undisturbed tract of land. There remains on the property a natural hammock which conceals a Tequesta Indian burial mound. This is also the homesite of one of earlier settlers in the Miami area, John Addison.

(SEE CONTINUATION SHEET) 911==

Bibliography: Unpublished Sources

Dade County, Florida (Miami). County Land Division. Plat Book B-17 (34-30), and Book 4, p. 35, 36.

Miami, Florida. Dade County Historic Survey, District File. 1980. (Non-surveyed).

Published Sources

Perrine, Henry E. Grandpa's Life. Buffalo, New York: Press of E.H. Hutchinson, 1885.

Scott, Walter Dill and Robert B. Harshe. Charles Deering 1852 - 1927: An Appreciation Together with His Memoirs of William Deering and James Deering. Boston, Mass.: Privately printed, 1929.

Smiley, Nixon. "A Town Called Cutler," Sunday Magazine of the Miami Herald, January 1, 1967.

920==

Original Use:

- Private Residence 838==
- Apartment Building 838==
- Hotel 838==
- Commercial 838==
- Other: Hunting and fishing lodge 838==

Areas of Significance:

- Architecture 910==
- Commerce 910==
- Exploration & Settlement 910==
- Social/Humanitarian 910==
- Other: ARCHEOLOGY 910==

Present Use:

- Private Residence 850==
- Apartment Building 850==
- Hotel 850==
- Commercial 850==
- Other: Vacant 850==

Period:

- 20th Century 845==
- 19th Century 845==

Culture/Phase American 840==

N.R. Classification Category: Building 916==

Specific Dates: Beginning + 1899 844==

52

57

53

CONTINUATION SHEET

CONTINUATION OF STATEMENT OF SIGNIFICANCE

911 - -

Addison and his family built a home near the hammock in the late 1860's and lived there for many years.

In 1899 the future Deering estate was surveyed and platted by S.H. Richmond as part of Richmond's Plat of Cutler. A few lots were sold and Richmond built an Inn that was used as a hunting and fishing lodge. Henry Flagler visited the lodge as well as Kirk Munroe and many of the better known pioneers in the Miami area. The Richmond Inn was left standing by Deering and was incorporated into the house he built in the 1920's.

Charles Deering was a graduate of the Annapolis Naval Academy. He pursued a naval career until 1881 when he was asked by his father, William to help run the family business. He was chairman of the board of the company from 1902 to 1910. In addition to being a businessman, Deering was a naturalist, a talented artist and collector. He was friendly with several of the prominent artists of the day including John Singer Sargent who visited him in Miami. Deering died in his home at Cutler in 1927. The estate at this time remains in the hands of his descendants.

There are two houses on the site described as follows:

Richmond Cottage
This frame construction residence represents an outstanding example of frame vernacular architecture in Dade County. It is architecturally noteworthy for its classical details, location on the bay, size (2) stories, use of native rock material, adaptability to the area's climate by use of a porch and cohesiveness within the surrounds.

Deering House
This masonry construction residence represents an outstanding example of Mediterranean architecture in Dade County. It is architecturally noteworthy for its location on the bay, large size, use of native rock material, adaptability to the area's climate by use of a porch and arcade, and cohesiveness within the surrounds.

54

58

Site No. DA2815A
Deering House
 Site Name 167th Street and
Old Cutler Road
Deering Estate -
Mediterranean Revival
House

ARCHITECTURAL SITE DATA SUPPLEMENT

ARCHITECT		872==
BUILDER		874==
STYLE AND/OR MODE	<u>Mediterranean Revival</u>	964==
PLAN TYPE	<u>Rectangular</u>	966==
EXTERIOR FABRIC(S)	<u>Patched stucco with exposed oolitic rock</u>	854==
STRUCTURAL SYSTEM(S)	<u>Limestone</u>	856==
FEATURE OF STRUCTURE (942):		
FOUNDATION:	<u>Oolitic rock infill</u>	942==
ROOF TYPE:	<u>Gable #1, end to side</u>	942==
SECONDARY ROOF STRUCTURE(S):	<u>Dormer: gable, flat</u>	942==
CHIMNEY LOCATION:	<u>Interior east side of gable, offset south</u>	942==
WINDOW TYPE:	<u>D.H.S. #1/1, windows boarded up</u>	942==
MATERIALS (882):		
CHIMNEY:	<u>Same as exterior fabric</u>	882==
ROOF SURFACING:	<u>Tile: mission</u>	882==
INTERIOR WALLS:		882==
ORNAMENT INTERIOR:		882==
ORNAMENT EXTERIOR:	<u>Same as exterior fabric</u>	882==
QUANTITATIVE DATA (950-960):		
NO. OF STOREYS	<u>2½</u>	950==
NO. OF CHIMNEYS	<u>1</u>	952==
OTHER (SPECIFY)	<u>Porch-Arca de</u>	954==
		956==

Deering House
DA 2815A

OTHER NOTABLE FEATURES OF BUILDING (FREE TEXT) (865==):

ROOF STRUCTURAL SYSTEM:

MAIN ENTRANCE:

WINDOW PLACEMENT:

WINDOW SURROUNDS AND DECORATION:

PORCHES, VERANDAS, GALLERIES AND BALCONIES: Porch - One story, six bays,

limestone posts, limestone balustrade. Six bay second story porch recessed
under gable on east side.

EXTERIOR ORNAMENT AND COLOR:

INTERIOR COMMENTS:

OTHER (SPECIFY): Five bay pointed arch arcade with Corinthian oolitic rock
columns.

MAJOR ALTERATIONS (FREE TEXT) (857==):

OUTBUILDINGS (FEATURES OF SITE) (876==):

SURROUNDINGS (CLASSIFICATION) Rural

864==

RELATIONSHIP TO SURROUNDINGS (FREE TEXT) (859==):

72

60

58

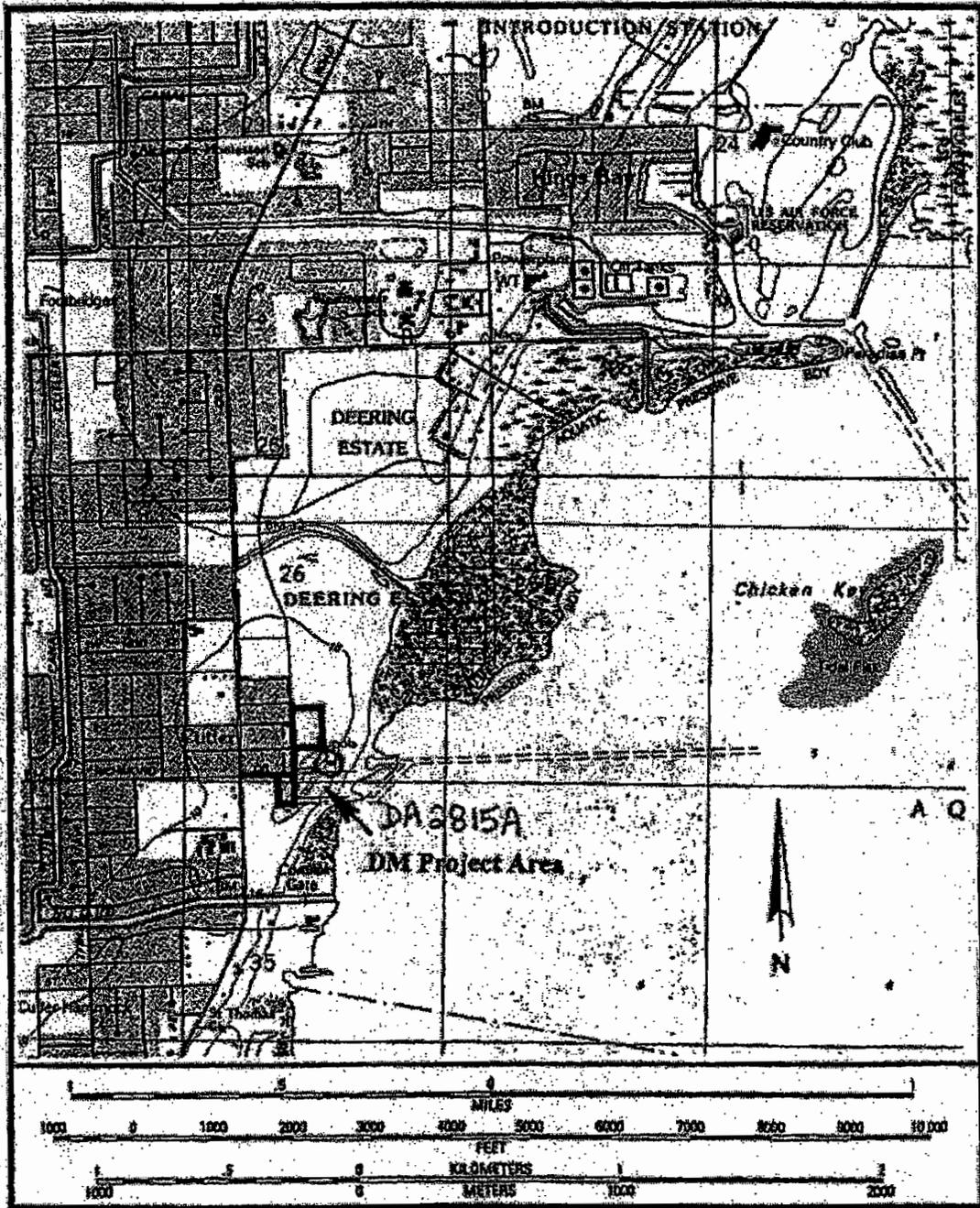
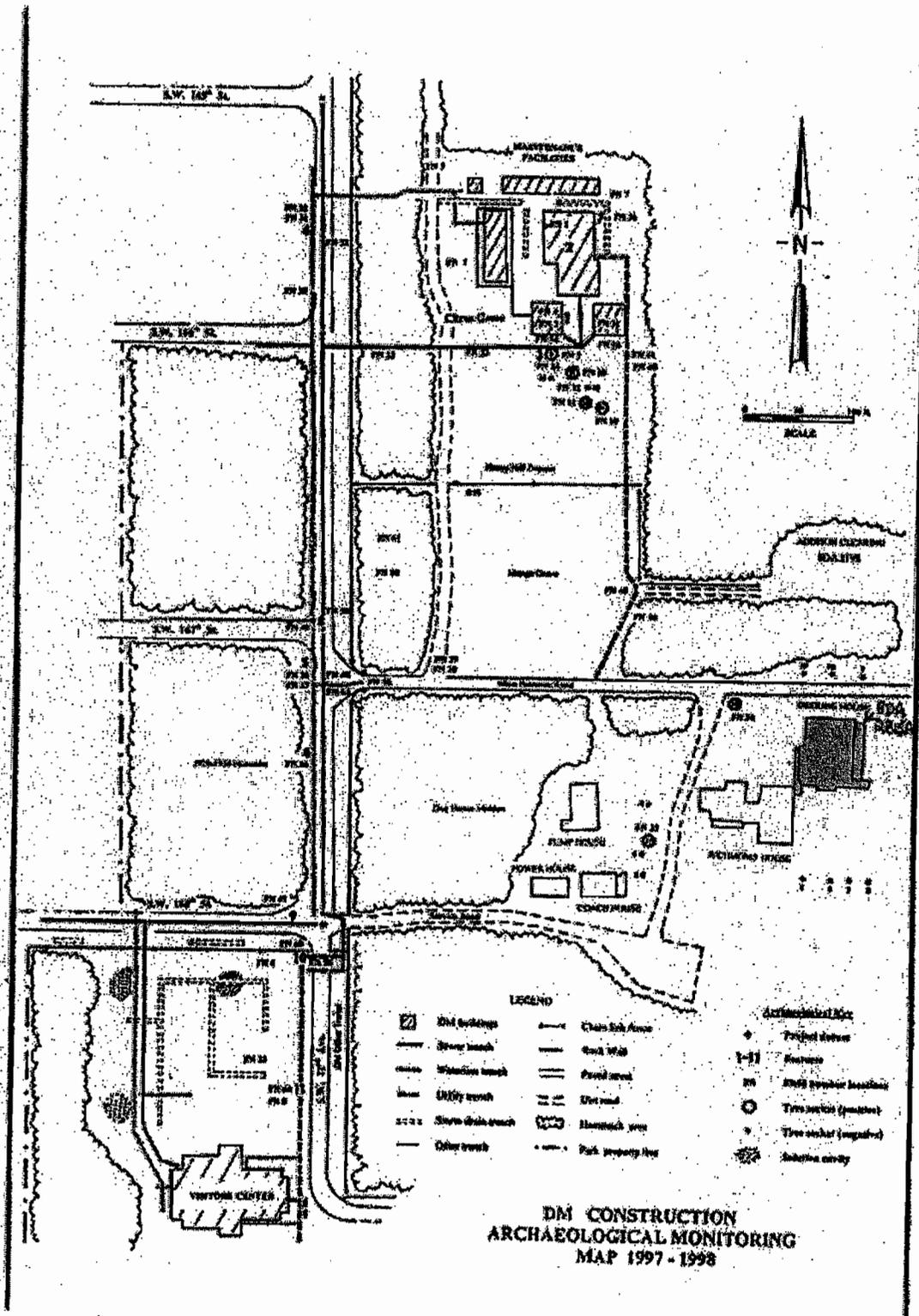


Figure 1. Charles Deering Estate Vicinity Map.

Perrine Quad.

61

Figure 3. DM Construction Archaeological Monitoring Map.



DM CONSTRUCTION
 ARCHAEOLOGICAL MONITORING
 MAP 1997 - 1998

8DA2815A

62

DA 2815A

FLORIDA ANTIQUITY

Newsletter of the Archaeological and Historical Conservancy, Inc.



Protests prompt rapid reburial at Ryder Pond

Bones buried in a muddy pond near Bonita Springs got their first glimpse of daylight in millenia last May, when an Archaeological and Historical Conservancy team excavated an Archaic-period cemetery discovered by a developer building a golf course.

But six weeks later the bones were back in the ground, after a confrontation between Native American activists and the Bureau of Archaeological Resources that could have lasting consequences for Florida's unmarked human burial law.

The decision to rebury so rapidly — made under pressure from the American Indian Movement and independent Seminole religious leader Bobby Billie — set a troubling precedent, according to Conservancy executive director Bob Carr. "I would say we need a clear definition of what the guidelines in that law are," Carr says, "in regard to what is to be reburied and what is sufficient time for analysis."

By contrast with other pre-Col-



Construction was well under way when the site was discovered.

umbian burial discoveries made since the passage of Florida Statute 872.05 in 1987, misfortune, misunderstanding and controversy plagued the Bonita Springs find from the beginning. Things had already started to go wrong when the

backhoe crew demucking the area for Bonita Bay Properties noticed the first human skull and stopped work; by that time, 90 percent of the site had been destroyed.

But that damage paled next to
Continued on page 3

Key Marco village site excavated

After a full summer's digging, the largest archaeological excavation ever undertaken on southwest Florida's Marco Key wrapped up last month.

Under the direction of the University of Houston's Dr. Dolph Widmer and his wife Dr. Rebecca Storey, volunteers from the Southwest Florida Archaeological Society, the Marco Island Historical Society and the Archaeological Society of Southern Florida worked to uncover evidence of a centuries-old village on

the location of a planned condominium. Painstaking removal of layer after layer of shells revealed a series of platforms carefully constructed from surf clams and giant busycons, marked throughout with more than 150 post molds left by the stilts on which the villagers built their houses. The platforms and post molds hint at the outlines of a community Widmer believes was home to about 400 people, built on a site last occupied around 1450.

Continued on page 2

Inside

A looting report
Trouble at Shell Creek
Oluste and Uner
Matecumbe Key

Preservation Watch
Digging bottle residue
Pre-1492 coin find
Archaeology on the Net
As museum seeks home

Partner of Preservation
Mark Greene

Preservation Watch

Archaeological and historical news around the state

Conservancy staff members and volunteers salvaged thousands of antique bottles from a wine cellar beneath the Charles Deering House during July, cleaning up a mess left by Hurricane Andrew's 16-foot storm surge.

Cut into the rock of the coastal ridge, cooled by a specially designed ventilation system and entered through a secret door concealed behind a bookcase, the vault provided a perfect hiding place for Deering's drink during the days of Prohibition. But it was unable to stand up to Andrew, which filled the underground chamber with salt water.

"All these bottles were generally organized before the 1992 hurricane, but since it was flooded they were all lifted up and moved around," Conservancy staffer Kim Heinz says. "We had to sort through the pills and dump out the disgusting water that was inside of them, and then box them up."

The bottles, which once held everything from fine French champagne to 1880s-vintage sour mash whiskey, will eventually be returned to their underground hideaway. The restored cellar is expected to be open to future estate visitors.

A Spanish coin minted 20 years before Columbus first crossed the Atlantic has been found amid the bones of a galleon wrecked in Pensacola Bay.

Images of a leaping lion, a castle and the cross of Jerusalem decorate the heavily corroded, dime-sized *blanca*, which also displays the name of King Enrique IV — Queen Isabella's half-brother and immediate predecessor on the throne of Castile and Leon. The shipwreck which yielded the coin is believed to

be the oldest yet discovered in Florida waters, probably dating to 1559 when a hurricane smashed a Spanish colonization fleet led by Tristan de Luna.

According to state underwater archaeologist Roger Smith, the coin would have been a rarity at the time of the shipwreck. "You're liable to find any old thing in the attic of a house or the bottom of a ship," Smith says, pointing out that the *blanca* might even have come on board the 16th-century galleon with ballast stones recycled from an older vessel.

Archaeology buffs with access to the Internet's World Wide Web can now check out the Florida Archaeology Page, recently established on the Department of State's computer system. A bit limited at the moment but slated for expansion, this early foray into cyberspace by the Bureau of Archaeology has as its highlight a connection to the bureau's Underwater Archaeological Preserves Web site. Images and descriptions of five state-protected shipwrecks can be found there — the Spanish treasure ships *Urca del Lima* and *San Pedro* off Fort Pierce and Islamorada, respectively, the Suwannee River steamboat *City of Hawthinsville* near Old Town, the battleship USS *Massachusetts* in Pensacola Bay and the steamer SS *Copenhagen* off Pompano Beach. The World Wide Web URL address of the Florida Archaeology Page is http://199.44.58.12/soe/divisions/historical_resources/arch.html; the Underwater Archaeological Preserves page can be reached directly at <http://199.44.58.12/dostate/dhr/bar/>. Both can also be found using the Florida Government Information Locator Service on the Florida Information Resource Network.

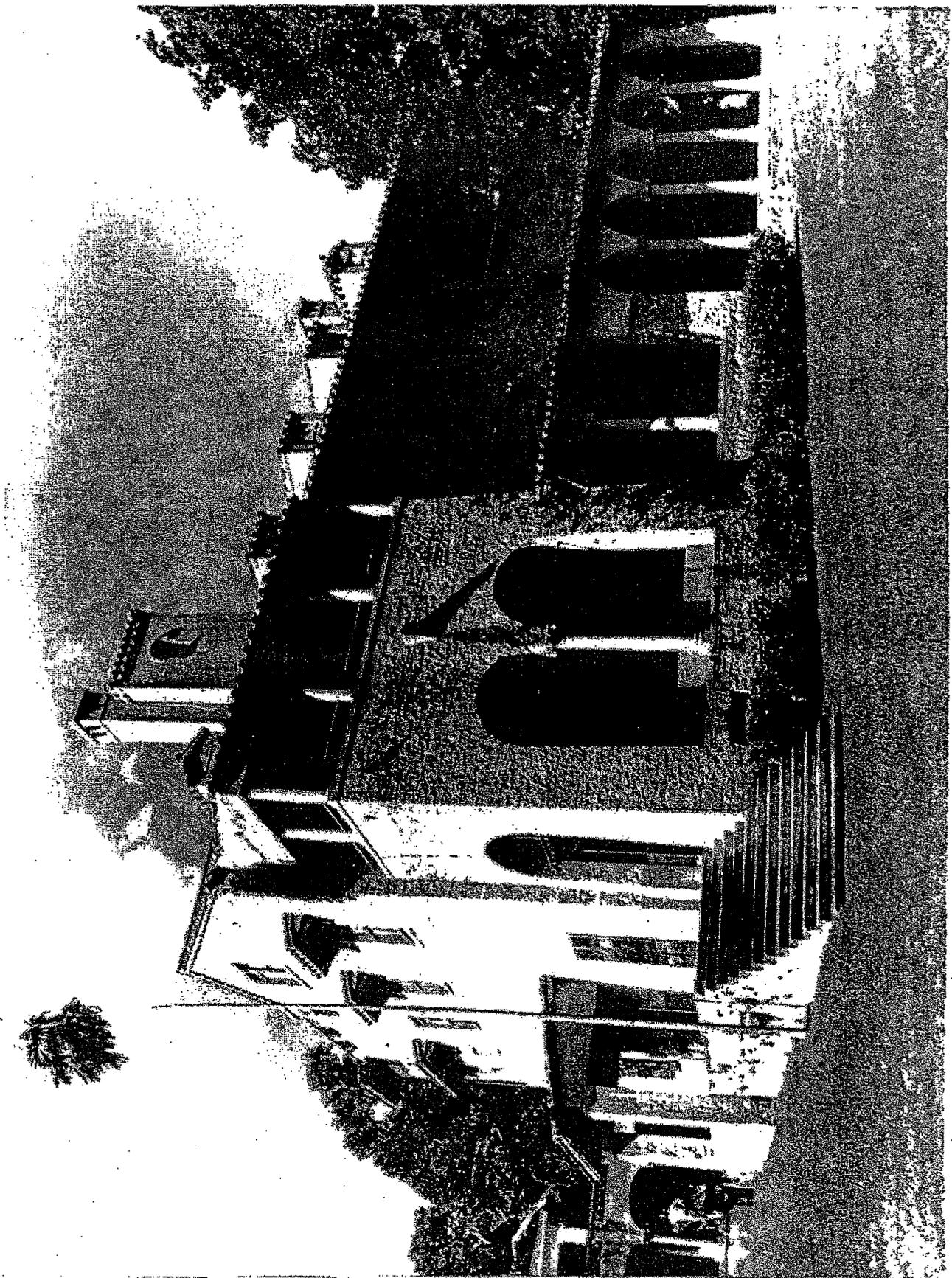
The Florida Agriculture Museum's Board of Trustees is seeking input from the public on a new home for the museum, now temporarily located in Tallahassee.

Museum trustees are looking for a donated site with a minimum of 200 acres in an agricultural setting, centrally located within the state and easily accessible by highway. The ideal setting for the museum, according to site committee chairman Wayne Harris, would also contain some sort of farm-related historical resource, such as a historic homestead.

Location suggestions should be sent to Wayne Harris, Site Committee Chairman, Florida Agriculture Museum, 3125 Conner Blvd., Tallahassee, FL 32399-1650.

Conservancy Staff

Executive Director Rob Carr
 President Elizabeth Reed
 V. President Jeannie McGuire
 Treasurer John Carrubers
 Directors Wes Coleman
 Anne Murray
 Barbara Tansay
 Newsletter Editor Jim Kelly



65

8 DA 2815A

1. The Charles Deering Estate
2. South West 167 street and Old Cutler Road. Miami, Florida
3. Ivan Rodriguez
4. 1985
5. Dade County Historic Preservation Division
6. Front view of the Charles Deering House
7. Photo no.11 of _____

8 DA 2815A

**Leisure Access
Children's Trust
Program Registrations**

	FY 04-05	FY 05-06	FY 06-07*
<u>Summer Camp</u>			
Camp Matecumbe	46	60	0
Coral Estates		15	0
Goulds		21	0
Greynolds	15	9	0
Tamiami		35	0
Westwind Lakes	23	28	0
subtotal	84	168	
<u>After School</u>			
Camp Matecumbe	20	36	82
Coral Estates		24	9
Goulds	18	13	57
Greynolds	9	11	57
Tamiami	21	40	15
Westwind Lakes	0	42	23
subtotal	68	166	243
<u>Winter/Spring</u>			
Camp Matecumbe		42	29
Coral Estates			
Goulds			
Greynolds		18	14
Tamiami		27	10
Westwind Lakes		54	22
subtotal	0	141	75
<u>Total Registrations</u>			
Camp Matecumbe	66	138	111
Coral Estates		39	9
Goulds	18	34	57
Greynolds	24	38	71
Tamiami	21	102	25
Westwind Lakes	23	124	45
Total	152	475	318

*Note: FY 06-07 represents actual data from Oct-Apr

	FY 04-05	FY 05-06	FY 06-07*
<u>Other Programs**</u>	1374	711	436

** Other Programs consist of Developmental, Mixed Disability, Physical, Visual Impaired and Senior Programs

Total Leisure Access Programs Including Children's Trust			
	FY 04-05	FY 05-06	FY 06-07*
	1526	1186	754

67

2/79

DADE COUNTY HISTORIC SURVEY

(on National Register)
FDAHRM 802

SITE INVENTORY FORM

Site No 8 DA 2815 809

Richmond House and Cottage

(see also)
Multiple
listed
DA2815
NR
LRS 1/02

Site Name (Address) Richmond House and Cottage 905

Other Names for Site or Deering Estate Richmond Cottage Inn 930

Other Nos. for Site DA3701 - changed to 8DA 2815, 7-18-89. 906

City & Zip Code South Dade 813

Location Richmond's Plat of Cutlar /

subdivision name

block no. lot no. 868

County Dade 808 Survey Date 8001 820

Owner of Site Name:

Address: 902

902

Occupant, Tenant, or Manager Name: 904

Type of Ownership: 848

Private 848 Remarks: Threats to Site: 878

Corporate 848 Zoning () 878

Municipal 848 Development () 878

848 Deterioration () 878

848 Transportation () 878

848 Other (See Remarks) 878

Condition of Site: 863

Excellent 863 Integrity of Site: 858

Good 863 Altered 858

Fair 863 Unaltered 858

Deteriorated 863 Original Site 858

Remarks: Restored () Date: 858

Moved () Date: 858

Destroyed () Date: 858

Reporter (or local contact):

Name: Rodriguez, Ivan A. (Dade County Historic Survey)

Address: Dade County Park and Recreation Department

50 S.W. 32 Road, Miami, Florida 33129 816

Name of Project: Dade County Historic Survey 980

Recorder:

Name & Title: Monroe, Elizabeth B. (HSS)

Address: FDAHRM 818

Previous Survey(s): enter activity/title of survey/name/date/repository) 839

UTM Coordinates TRS: Perrine 55S/40E/26 890

Zone Easting Northing

Photographic Record Numbers 860

1/12

68

50

Address: S.W. 167th St. and Old Cutler Rd.

Richmond Cottage
DA 2815B

Significance:

This 368 acre estate was the winter home of Charles Deering, the brother of James Deering, the man who built Viscaya. The Deering family came from Illinois where they owned the Deering Harvester Company which became the International Harvester Company. Charles Deering first came to the Miami area in the early 1900's. He originally owned an estate near present day Bay Point and Biscayne Boulevard. Deering had been buying parcels of land in the Cutler area for several years by the early 1920's. Wishing to get away from the boom time real estate developments of those years, Deering built a new estate in what was the former settlement of Cutler.

Besides Deering's connection with the property, there are several sites of historic interest on this large and relatively undisturbed tract of land. There remains on the property a natural hammock which conceals a Tequesta Indian burial mound. This is also the homesite of one of earlier settlers in the Miami area, John Addison.

(SEE CONTINUATION SHEET) 911==

Bibliography: Unpublished Sources

Dade County, Florida (Miami). County Land Division. Plat Book B-17 (34-30), and Book 4, p. 35, 36.

Miami, Florida. Dade County Historic Survey, District File. 1980. (Non-surveyed).

Published Sources

Perrine, Henry E. Grandpa's Life. Buffalo, New York: Press of E.H. Hutchinson, 1885.

Scott, Walter Dill and Robert B. Harshe. Charles Deering 1852 - 1927: An Appreciation Together with His Memoirs of William Deering and James Deering. Boston, Mass.: Privately printed, 1929.

Smiley, Nixon. "A Town Called Cutler," Sunday Magazine of the Miami Herald, January 1, 1967.

920==

Original Use:

- Private Residence 838==
- Apartment Building 838==
- Hotel 838==
- Commercial 838==
- Other: Hunting and fishing lodge 838==

Areas of Significance:

- Architecture 910==
- Commerce 910==
- Exploration & Settlement 910==
- Social/Humanitarian 910==
- Other: ARCHEOLOGY 910==

Present Use:

- Private Residence 850==
- Apartment Building 850==
- Hotel 850==
- Commercial 850==
- Other: Vacant 850==

Period:

- 20th Century 845==
- 19th Century 845==

Culture/Phase American 840==

N.R. Classification Category: Building 916==

Specific Dates: Beginning + 1899 844==

92

69

51

Site No. DA 2815B
Richmond Cottage
 Site Name S.W. 167th St. and
Old Cutler Road
Deering Estate -
Frame vernacular house

ARCHITECTURAL SITE DATA SUPPLEMENT

ARCHITECT _____ 872==

BUILDER _____ 874==

STYLE AND/OR MODE Frame vernacular 964==

PLAN TYPE T-shape with possible addition 966==

EXTERIOR FABRIC(S) Wood; weatherboard, drop siding, with cornerboards 854==

STRUCTURAL SYSTEM(S) Wood frame 856==

FEATURE OF STRUCTURE (942):

FOUNDATION: Concrete block piers, lattice infill 942==

ROOF TYPE: Gable #3, intersecting, two end to front on wing, west side 942==

SECONDARY ROOF STRUCTURE(S): Dormer: gable, shed. Second porch on 942==
 (SEE CONTINUATION SHEET)

CHIMNEY LOCATION: SEE CONTINUATION SHEET 942==

WINDOW TYPE: D.H.S. #1/1; most windows have been closed with shutters 942==

MATERIALS (882):

CHIMNEY: Brick 882==

ROOF SURFACING: Asbestos shingles 882==

INTERIOR WALLS: 882==

ORNAMENT INTERIOR: 882==

ORNAMENT EXTERIOR: Same as exterior fabric 882==

QUANTITATIVE DATA (950-960):

NO. OF STOREYS 2½ 950==

NO. OF CHIMNEYS 3 952==

OTHER (SPECIFY) Veranda - three sides, east, north and south 954==

facades, 956==

82

70

55

Richmond Cottage

OTHER NOTABLE FEATURES OF BUILDING (FREE TEXT) (865==):

ROOF STRUCTURAL SYSTEM:

MAIN ENTRANCE:

WINDOW PLACEMENT:

WINDOW SURROUNDS AND DECORATION: Green shutters on some windows.

PORCHES, VERANDAS, GALLERIES AND BALCONIES: Veranda - Two stories, 3 to 5 bays, wood posts, wood balustrade. Two story/two tier veranda with three bays on north and south side, five on east side. (SEE CONTINUATION SHEET)

EXTERIOR ORNAMENT AND COLOR: White cornerboards. Exposed curled wood rafters.

INTERIOR COMMENTS:

OTHER (SPECIFY): Dentils along roof eave.

MAJOR ALTERATIONS (FREE TEXT) (857==):

OUTBUILDINGS (FEATURES OF SITE) (876==): Attached by Mediterranean arcade to a two story Early Spanish Revival House.

SURROUNDINGS (CLASSIFICATION) Rural

864==

RELATIONSHIP TO SURROUNDINGS (FREE TEXT) (859==):

71

56

Site No. DA 2815B
Site Name S.W. 167th St. and
Old Cutler Road
Deering Estate -
Frame vernacular house
Richmond Cottage

CONTINUATION SHEET

CONTINUATION OF FEATURE OF STRUCTURE (SECONDARY ROOF STRUCTURE)	942 = =
south and west sides of west wing (probably and addition.)	
(CHIMNEY LOCATION)	942 = =
1) Exterior, gable ridge on north gable	
2) Exterior, gable ridge on west gable, brick base	
3) Exterior, gable ridge on south gable	
CONTINUATION OF OTHER NOTABLE FEATURES OF BUILDING (VERANDA)	865 = =
Colossal coffered wood posts divide bays. Entablature with dentils. Flat roof with shed roof on top. Ornate wood balustrade on second story.	

36

59

72

CONTINUATION SHEET

CONTINUATION OF STATEMENT OF SIGNIFICANCE

911 - -

Addison and his family built a home near the hammock in the late 1860's and lived there for many years.

In 1899 the future Dearing estate was surveyed and platted by S.H. Richmond as part of Richmond's Plat of Cutler. A few lots were sold and Richmond built an inn that was used as a hunting and fishing lodge. Henry Flagler visited the lodge as well as Kirk Munroe and many of the better known pioneers in the Miami area. The Richmond Inn was left standing by Deering and was incorporated into the house he built in the 1920's.

Charles Dearing was a graduate of the Annapolis Naval Academy. He pursued a naval career until 1881 when he was asked by his father, William to help run the family business. He was chairman of the board of the company from 1902 to 1910. In addition to being a businessman, Deering was a naturalist, a talented artist and collector. He was friendly with several of the prominent artists of the day including John Singer Sargent who visited him in Miami. Deering died in his home at Cutler in 1927. The estate at this time remains in the hands of his descendants.

There are two houses on the site described as follows:

Richmond Cottage

This frame construction residence represents an outstanding example of frame vernacular architecture in Dade County. It is architecturally noteworthy for its classical details, location on the bay, size (2 stories), use of native rock material, adaptability to the area's climate by use of a porch and cohesiveness within the surrounds.

Dearing House

This masonry construction residence represents an outstanding example of Mediterranean architecture in Dade County. It is architecturally noteworthy for its location on the bay, large size, use of native rock material, adaptability to the area's climate by use of a porch and arcade, and cohesiveness within the surrounds.

12

60

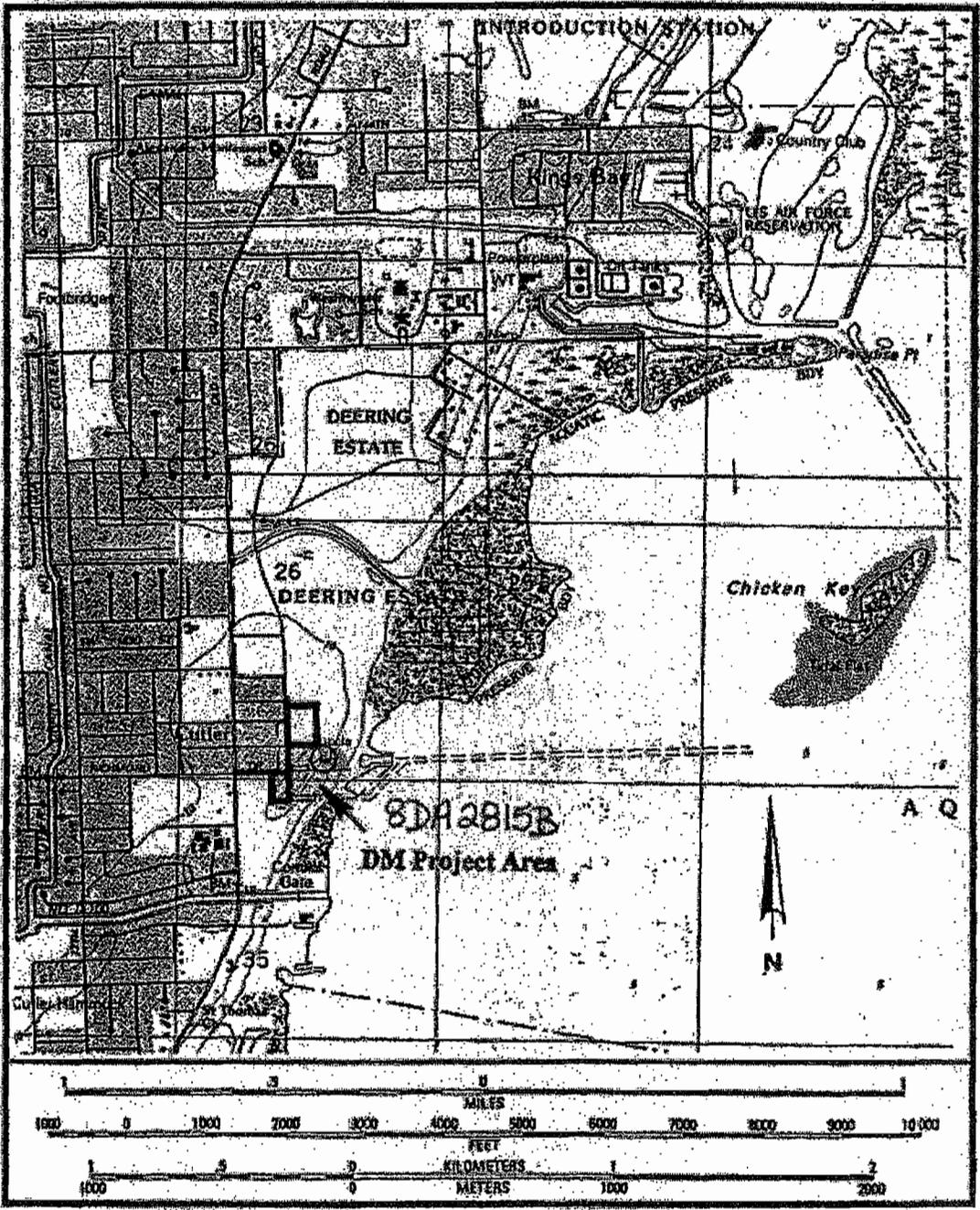
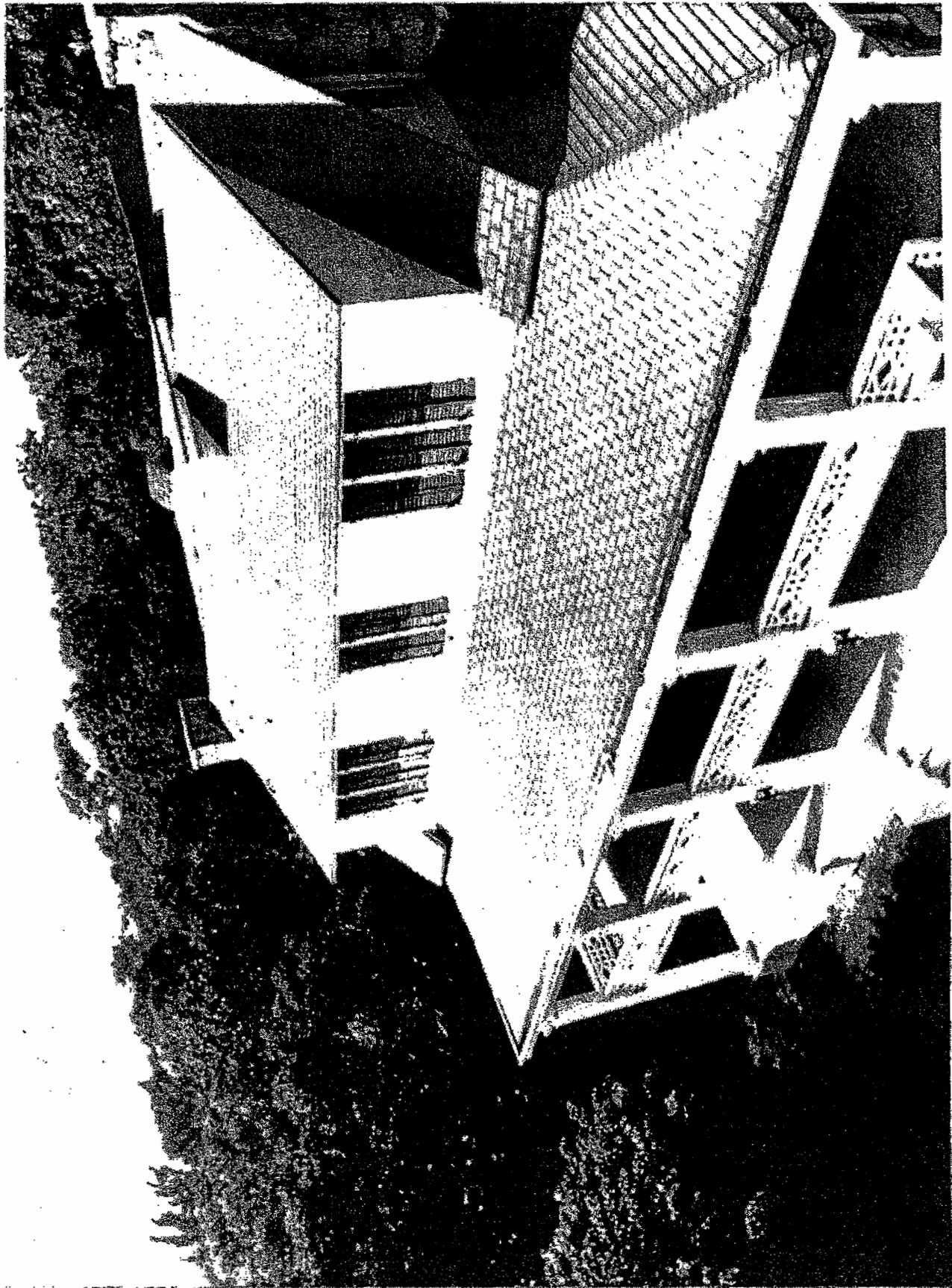


Figure 1. Charles Deering Estate Vicinity Map.

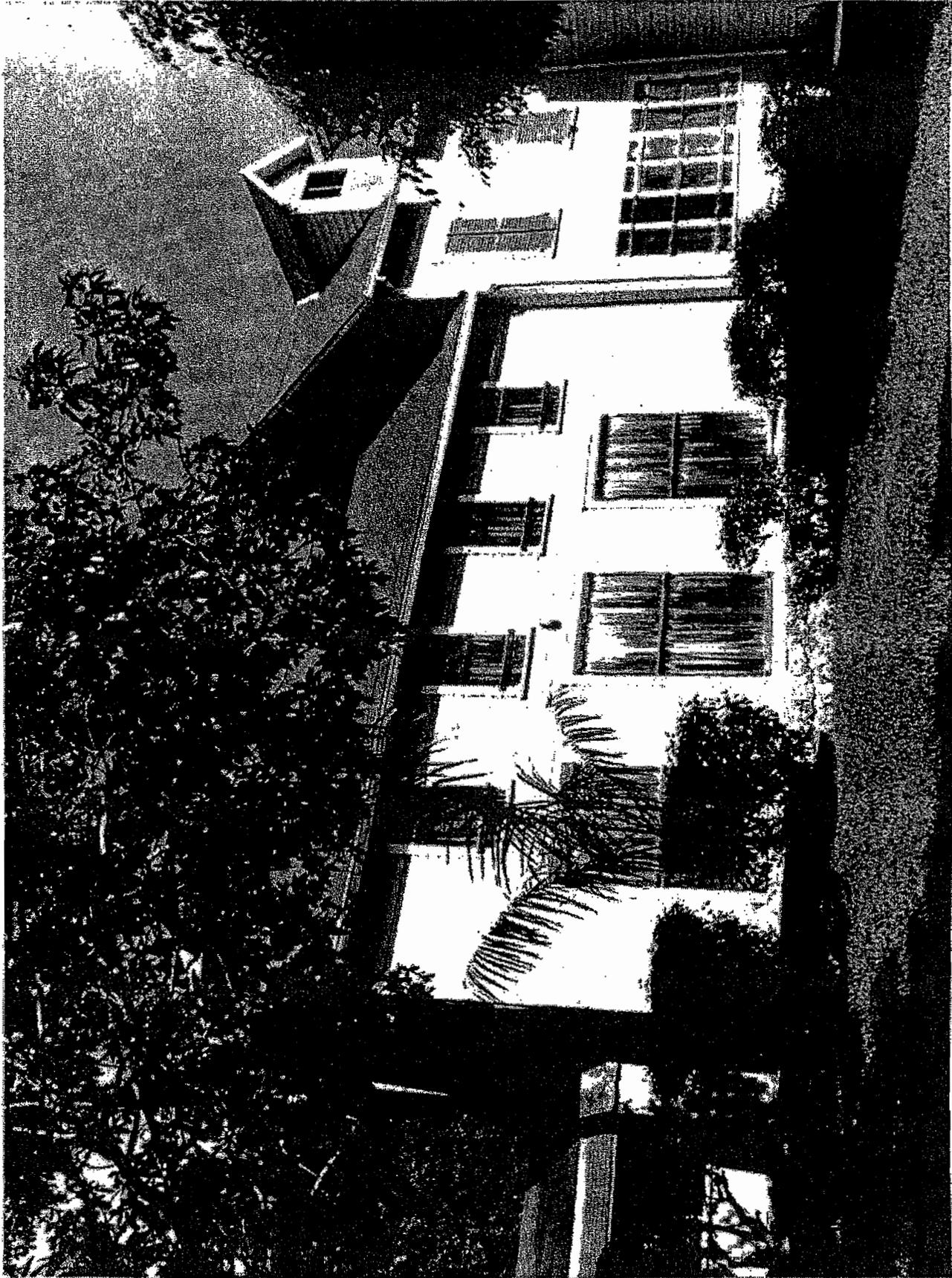
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DA 2815B

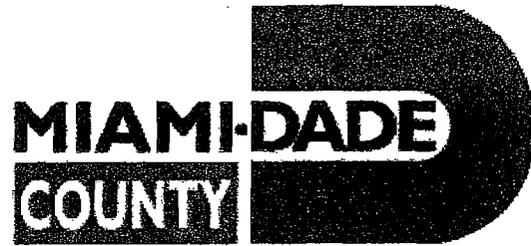
1. The Charles Deering Estate
2. South West 167 street and Old Cutler Road. Miami, Florida
3. Ivan Rodriguez
4. 1985
5. Dade County Historic Preservation Division
6. Aerial view of the Richmond Cottage
7. Photo no.18 of _____



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DA 2815 E

1. The Charles Deering Estate
2. South West 167 street and Old Outler Road. Miami, Florida
3. Ivan Rodriguez
4. 1985
5. Dade County Historic Preservation Division
6. Side view of the Richmond House
7. Photo no. 20 of _____



ATTACHMENT L

CONTRACTORS COST ESTIMATES



TRANE

Louis J Zaccone • District Manager

2884 Corporate Way • Miramar FL 33025 • Tel 954 499 6900 • Fax 954 499 6901

March 27, 2007

Mr. Sixto Tamarit
Security and Maintenance Manager – Deering Estates at Cutler
Miami-Dade parks and Recreation
16701 SW 72nd Avenue
Miami, FL 33157

Re: Installation of DDC Controls for Humidity Monitoring and Equipment Control

Proposal # 06-T26006-47 Revision B

Dear Sixto:

Trane is pleased to provide you with this proposal for the installation of a new DDC Control System at Deering Estates at Cutler. South Florida Trane proposes to perform all labor, provide all materials, programming, start-up and system commissioning to provide a fully operational DDC Control System per the following scope of work:

INCLUDED:

GRAPHICAL OPERATOR WORKSTATION

- Personal Computer with Monitor, Printer, Mouse and Keyboard
- Tracer Summit Graphical Software Package, latest version
- Building Control Unit (BCU) with Modem
- Network Connection to existing RTAA Chiller Control Panel
- Graphical Representation of Deering Estates, and HVAC Equipment
- (8) Hours Operator Training
- Automatic Enrollment in Trane Tracer Club

RICHMOND HOUSE AHU'S (TYPICAL OF 4)

- AHU Controller w/Expansion Modules as required
- Space Temperature Sensor w/Thumbwheel and Override
- Supply Fan Start/Stop/Status
- Electric Heat Start/Stop
- R.A Humidity Sensor
- Chilled Water Valve Retrofit Actuator
- S.A Temperature Sensor

STONE HOUSE AHU'S (TYPICAL OF 9)

- AHU Controller w/Expansion Modules as required
- Space Temperature Sensor w/Thumbwheel and Override
- Supply Fan Start/Stop/Status
- Electric Heat Start/Stop
- R.A. Space Humidity Sensor
- Chilled Water Valve Retrofit Actuator
- S.A Temperature Sensor

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TERMS AND CONDITIONS

1. **Performance.** Services will be performed during normal working hours with any overtime or emergency labor billed separately, unless otherwise agreed to in writing. Duty to perform under this agreement and the price hereof is subject to the approval of the Credit Department of The Trane Company, a division of American Standard Inc., ("Trane") and is also contingent upon strikes, accidents, fires, the inability to procure materials from the usual sources of supply, or upon any like or unlike cause beyond the control of Trane. Upon disapproval of the Credit Department or upon the occurrence of any such event as aforesaid, Trane may delay performance or, at its option, renegotiate prices, terms and conditions with the Customer. If Trane and Customer are unable to agree on such revisions, this agreement shall be canceled without any liability, other than Customer's obligation to pay for services rendered by Trane to the date of cancellation.

2. **Payment and Taxes.** Customer will pay Trane's invoices within net thirty (30) days of invoice date. Interest of 1½% on unpaid balances may be charged by Trane. Trane may discontinue services whenever payment is overdue. Unless otherwise agreed, Customer shall pay, in addition to the stated price, all taxes not legally required to be paid by Trane or, alternatively, shall provide Trane with acceptable tax exemption certificates.

3. Warranties.

A. Trane warrants that: (1) Trane manufactured material is free from defect in material and manufacture for a period of twelve months from date of start-up or replacement. Trane's obligation under this warranty is limited to repairing or replacing the defective part at its option; (2). Labor is warranted (to have been properly performed) for a period of 90 days from completion. Trane's obligation under this warranty is limited to correcting any improperly performed labor; (3) Non-Trane equipment and/or parts are not warranted by Trane. Warranties for such equipment and parts are those extended to Trane by the respective manufacturer.

B. There are absolutely no other warranties extended, including any implied warranties of **FITNESS FOR PARTICULAR PURPOSE OR MERCHANTABILITY.**

4. **Indemnity and Liability.** Trane and Customer shall indemnify, defend and hold each other harmless from any and all claims, actions, costs, expenses, damages and liabilities, including reasonable attorneys' fees, resulting from death or bodily injury or damage to real or personal property, to the extent caused by the negligence or misconduct of their respective employees or other authorized agents in connection with their activities within the scope of this Agreement. However, neither party shall indemnify the other against claims, damages, expenses or liabilities to the extent attributable to the negligence or misconduct of the other party. If the parties are both at fault, the obligation to indemnify shall be proportional to their relative fault. The duty to indemnify will continue in full force and effect, notwithstanding the expiration or early termination hereof, with respect to any claims based on facts or conditions that occurred prior to expiration or termination. **NOTWITHSTANDING ANY CONTRARY PROVISION, NEITHER PARTY SHALL BE LIABLE FOR INCIDENTAL OR CONSEQUENTIAL DAMAGES OF ANY NATURE WHETHER CLAIMED UNDER CONTRACT, WARRANTY, NEGLIGENCE, STRICT LIABILITY OR ANY OTHER LEGAL THEORY.**

5. **Legal Compliance.** Trane will comply with applicable federal, state and local laws and obtain requisite temporary licenses and permits for its work hereunder. Customer will obtain at its cost any requisite permanent licenses and permits.

6. **Attorneys Fees.** Customer will pay for reasonable attorney fees incurred by Trane in enforcing collection of amounts due.

7. **Insurance.** Trane agrees to carry insurance in the following minimum amounts:

- A. Commercial General Liability \$1,000,000 per occurrence
- B. Automobile Liability \$1,000,000 CSL
- C. Workers Compensation Statutory Limits

8. **Asbestos And Hazardous Materials.** Trane's Work and other services in connection with this Agreement expressly excludes any identification, abatement, cleanup, control, disposal, removal or other work connected with asbestos, polychlorinated biphenyl ("PCB"), or other hazardous materials (hereinafter, collectively, "Hazardous Materials"). Customer warrants and represents that, except as set forth in a writing signed by Trane, there are no Hazardous Materials on the Premises that will in any way affect Trane's Work and Customer has disclosed to Trane the existence and location of any Hazardous Materials in all areas within which Trane will be performing the Work. Should Trane become aware of or suspect the presence of Hazardous Materials, Trane may immediately stop work in the affected area and shall notify Customer. Customer will be responsible for taking any and all action necessary to correct the condition in accordance with all applicable laws and regulations. Customer shall be exclusively responsible for any claims, including the payment thereof, arising out of or relating to any Hazardous Materials on or about the Premises, not brought onto the Premises by Trane. Trane shall be required to resume performance of the Work in the affected area only in the absence of Hazardous Materials or when the affected area has been rendered harmless. In no event shall Trane be obligated to transport or handle Hazardous Material, to provide any notices to any governmental agency, or to examine the Premises for the presence of Hazardous Materials.

9. **Entire Agreement.** This instrument embodies the entire agreement between Customer and Trane. Any modifications or amendments must be in writing and signed by both parties.

NOT INCLUDED:

- Replacement/repair of existing equipment that may be in-operational and undiscovered
- Any work not specifically stated above
- Overtime
- Painting and Patching

Your price to perform this work is **\$93,867.00**. This quotation is based on performing the work during normal working hours, 8:00 am to 4:30 pm Monday through Friday. If you have any questions concerning this proposal, please do not hesitate to contact me. If this proposal meets with your approval, please issue your purchase order to my attention, or sign and return one copy of this letter as your authorization to proceed. Thank you for the opportunity to be of service.

This agreement is subject to the attached Trane Terms and Conditions.

SUBMITTED BY: Frank Clark Jr.



Account Manager

CUSTOMER ACCEPTANCE

Authorized Representative

Title

Acceptance Date

TRANE, a division of American Standard Inc.

Authorized Representative

Title

Signature Date

Post-it® Fax Note	7671	Date	5/25/07	# of pages	1
To	Anthony Fouché	From	Trering Estate		
Co/Dept.	P+R	Co.	P+R		
Phone #		Phone #	305 235 1668		
Fax #	305 755 5466	Fax #	305 254 5864		

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Restoration & Maintenance of Metal • Stone • Wood



19591 NE 10th Ave., Bay H
N. Miami Beach, FL 33179
Phone: (305) 652-9595
Fax: (305) 652-9569
WEBSITE: www.stuartdean.com

SINCE 1932

Tuesday, May 08, 2007

Carol Kruse
Miami -Dade Parks and Recreation
16701 SW 72nd Avenue,
Miami, FL 33157

²⁵⁴
Fax 305-243-5866
Ph: 305-235-1668

RE: Deering Estate at Cutler

Dear Carol:

Pursuant to your request, we have inspected the satin bronze screens and doors; the copper clad on the interior doors. These metal surfaces were originally restored starting in 1997 in conjunction with Historical Arts and Casting, with the specific goal of removing all damaging oxides and corrosives, while creating a patina of a very light oxide finish in order to provide an aged appearance, while still highlighting the beauty of the copper and bronze. Once the color was achieved all the metals were coated with Inralac. This cleaning, oxidizing and coating process was finished in 1999, other than some touch up caused by construction.

The inspection, yesterday, clearly indicated serious oxidization and the beginnings of corrosion on the doors and windows. It has been almost nine years and the coatings, which should be replaced annually on the exterior, had completely deteriorated, leaving the metal unprotected and very vulnerable. The site is especially harsh climatically- with salt water spray from the bay and a Tropical humidity index- even stainless steel will rust and must be coated in this environment.

All of the exterior doors and windows must be restored using the original method as soon as possible in order to prevent any more corrosion. Once this has been done, the metal must be maintained in order to prevent this condition and possible serious damage to the integrity of these openings. The copper and bronze doors are truly one of the highlights of this property, and although they can certainly last many, many years, they cannot be left exposed. In some areas I was pleasantly surprised at how long the coatings had lasted, but those areas were high interior doors, where no mop or hand had touched them. In all cases the copper interior metal has started to darken, and although not corroded, should be stripped, lightly cleaned to restore to a soft patina and re-coated, with Inralac.

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SPECIFICATIONS

1. All adjacent areas such as glass, metal, marble, carpeting, etc., shall be masked with protective covering prior to refinishing operation.
2. Upon completion of the refinishing process, the work area shall be left in an orderly condition, free of debris accumulated during the cleaning.
3. All work shall be performed in a good, workmanlike manner and shall be subject to Customer's inspection and approval.

SCOPE OF WORK

1. Ground Floor- Satin Bronze- French doors to Library and Grand Hall, two pair of screen doors to Library, and Grand Hall French windows- both sides.....\$16,500
2. Ground floor- Copper- Kitchen- exterior window frames, one solid panel swing door and frame and one five section glass and copper door, frame and handle....\$3100
3. Ground Floor- Hall- Copper- one pair of colonial panel doors leading to Library, frames and hardware.....\$2100
4. Staircase landing- Satin Bronze- Three sets of French windows (wired glass) and transom frames and three sliding screen door frames.....\$4100
5. Second Floor-Satin Bronze- Three pair of French doors from screened-in porch, two singles glass doors to screened-in porches, one pair of French doors to North balcony; all French window frames, and both bathroom window frames....NOTE: due to certain accessibility conditions some windows on the exterior side will be serviced from the interior and the coating will be hand applied rather than spray applied..... \$14,400
6. Second Floor- Copper- 12 solid panel doors, including transom frames over Mr. Deerings bedroom and study.....\$700 each, both sides, \$8400
7. Main Entrance and Rear Entrance- Copper- interior side of two pair of large wood doors, including window grill, both sides.....\$3100

The price to restore the metal covered in this agreement is **\$51,700.**

Once the metal has been restored,

1. all of the exterior side of the satin bronze metal will be refinished once per year, \$1037.50 per month for 48 months
2. interior satin bronze metal , bottom sections, and high wear areas of copper entrance and solid panel doors and satin bronze windows will be refinished once every 2 years, \$587.50 per month for 48 months
3. low wear interior side of landing and second floor satin bronze windows and all copper doors will be refinished every four years. \$175.00 per month for 48months.
4. Three times per year a technician will clean all coated metal and apply a light wax coating on exterior doors and windows as accessible from the inside or ground floor. This service is included in item Number 1

85

The cost for this amortized maintenance/ restoration service will be \$1800 per month for 48 months.

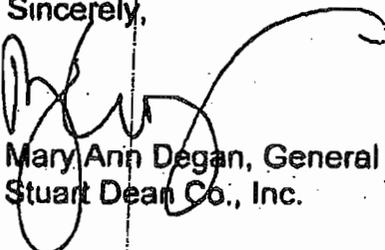
This proposal is based on the work to be performed between the hours of 4 p.m. and 4 a.m., Monday through Friday. Restored areas can be returned to service immediately upon completion of work. Miami Dade Park and Recreation will provide access to water and electricity as needed.

If at any time in the future, a tax is levied upon Stuart Dean Co., Inc. by any governmental agency for the services provided herein, the customer agrees to pay, as an addition to the price stated herein, the amount of such tax.

The above work would be executed by expert mechanics properly covered with workmen's compensation, property damage and public liability insurance.

We wish to thank you for the opportunity afforded us in submitting this estimate and trust that the same will meet your approval.

Sincerely,


Mary Ann Degan, General Manager
Stuart Dean Co., Inc.

ACCEPTED THIS _____ DAY OF _____, 2006 by

(Company)

(Authorized Signature)

(Printed name and title)

RUSTIN LEVENSON ART CONSERVATION ASSOCIATES
13291 OLD CUTLER ROAD
MIAMI, FLORIDA 33156
305-661-3707
rustinfl@aol.com

April 5, 2007

TO: The Deering Estate at Cutler

FOR: Conservations assessment of damaged paintings

.....\$250

Thank you.

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RUSTIN LEVENSON ART CONSERVATION ASSOCIATES
13291 OLD CUTLER ROAD
MIAMI, FLORIDA 33156
305-661-3707
rustinfl@aol.com

Conservation Assessment

Deering Estate at Cutler

Title: *Portrait of William Dennison Whipple*

Artist: Charles Deering

Condition: This energetically painted portrait exhibits pinpoint flaking in many areas where the bond between the canvas and ground has weakened. Material brushing against the face of the painting has caused additional, fresh pinpoint losses. Along the bottom of the work new losses of paint and ground are visible where tape was applied and removed. This has also resulted in incipient flaking, where the paint and ground have been loosened but are still in place.

Proposed Treatment:

The work will be surface cleaned so that dirt will not be adhered to the painting or interfere with the conservation adhesive. Consolidation will be carried out with BEVA D-8 using and electrically warmed spatula. Further consolidation will be necessary from the reverse in areas of incipient flaking. For this, the work will have to be removed from the stretcher as these areas are in front of the stretcher bar. The work will be consolidated from the reverse with Lascaux P-550 and/or BEVA 371. The painting will need strip lining for re-mounting on the stretcher, as the tacking margins are not adequate for restretching. Filling will be done with Modostuk and retouching will be carried out with Gamblin Conservation Colors.

Estimated Cost: \$6800

Title: *Ash Wednesday in Barcelona*

Artist: Ramon Cassas Carbo

Condition: This large work has been treated in the past. The varnish has been removed and the painting has been lined. Under ultraviolet light many scattered retouches are visible throughout the work. The painting has been coated with a synthetic varnish. This varnish is readily soluble in petroleum distillates. There are several areas on the painting, across the bottom and at the proper left where matted residual adhesive is visible on the face of the painting. Unfortunately, the solvent that best removes the residual adhesive also removes the varnish and retouching, and will leave a large matte areas on the face of the painting. For good results, the varnish will need to be entirely removed. The retouches will also come away with this treatment.

Proposed treatment:

Removal of residual adhesive, varnish and retouches. Revarnishing and retouching losses with Gamblin Conservation Colors.

Estimated Cost: \$9800.00 (This estimate is based on 12 days of conservation work, if for any reason, the work takes less time, only the time worked will be billed.)

Frame:

The frame on *Ash Wednesday in Barcelona* has sustained new damages with chipping and losses along the proper left and at the bottom of the painting.

Treatment of the frame would include filling areas of loss, building up damaged forms with gesso, and casting plaster infills as needed. Retouching would be carried out with Gamblin conservation colors and treasure gold.

Estimated Cost: \$2400

Title: *Mrs. Charles Deering (Marion Whipple)*

Artist:

Condition: In the lower proper left of this elegant portrait, there are two convex deformations, probably caused by blows from the back. Pinpoint flaking is visible in several areas. Surface grime, discolored varnish, and accretions mar the face of the painting. As with other works in the collection, this portrait has been exposed to salt accretions after the hurricanes of 2005.

Proposed Treatment:

1. Clean reverse of painting, treat for mold as needed.
2. Surface cleaning with ammonium citrate in water (1%) rinsed with distilled water. The chelating agent will remove the salt accretions and surface grime.
3. Consolidation of pinpoint flaking with BEVA D-8.
4. Flattening the distortions as possible using light moisture and weights.
5. Removal of varnish with a mixture of acetone and benzine.
6. Filling losses with Modostuk and retouching with Gamblin Conservation Colors.

Estimated cost: \$3200

Title: *Mrs. William Deering (Clara Hamilton)*

Artist: Charles Deering

Condition: This lovely, small portrait is urgently in need of treatment. New pinpoint flaking is visible throughout the work. Surface grime and discolored varnish are visible on the face of the painting. This work was in the home during the hurricanes of 2005 and has been exposed to salt and mold.

Proposed Treatment:

1. Cleaning of reverse of painting, treatment for mold as needed.
2. Surface cleaning with ammonium Citrate in water (1%) rinsed with distilled water.
3. Removal of painting from stretcher, infusion from reverse with Lascaux P-550.
4. Strip lining and re-mounting on stretcher with a PeCap loose lining.
5. Filling losses with Modostuk and retouching with Gamblin Conservation Colors.
6. Varnishing with MSA resin.

Estimated Cost: \$3600

Title: *William Deering Howe and Richard Flint Howe*

Artist: Ramon Cassa Carbo

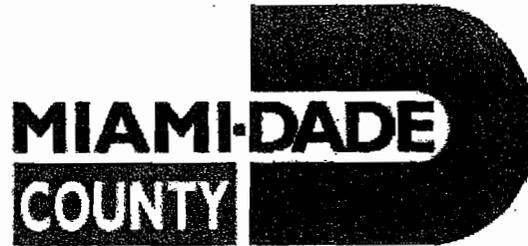
Condition: There are flaking damages and scrapes at the bottom of this large double portrait. A prominent crossbar mark is also visible. Along the right and left sides there is buckling and deformation that suggests damage to the tacking fold along both sides. Lifting paint is visible on all sides. This work was in the home during the hurricanes of 2005 and has been exposed to salt and mold. There is discolored varnish on the painting and in the lower proper left quadrant, some blanching is evident:

Proposed Treatment:

1. Clean reverse of canvas and treat for mold as needed
2. Remove surface grime and discolored varnish.
4. Consolidate lifting paint at the bottom of the work and around the perimeter.
5. Remove from the stretcher, flatten planar deformation at the edges.
6. Flatten stretcher bar marks as possible.
7. Repair tacking margin and strip line, using BEVA Film and PeCap.
8. Mount on stretcher over a loose lining.
9. Fill losses with Modostuk and retouch with Gamblin Conservation Colors.
10. Varnish with MSA.

Estimated Cost: \$9600

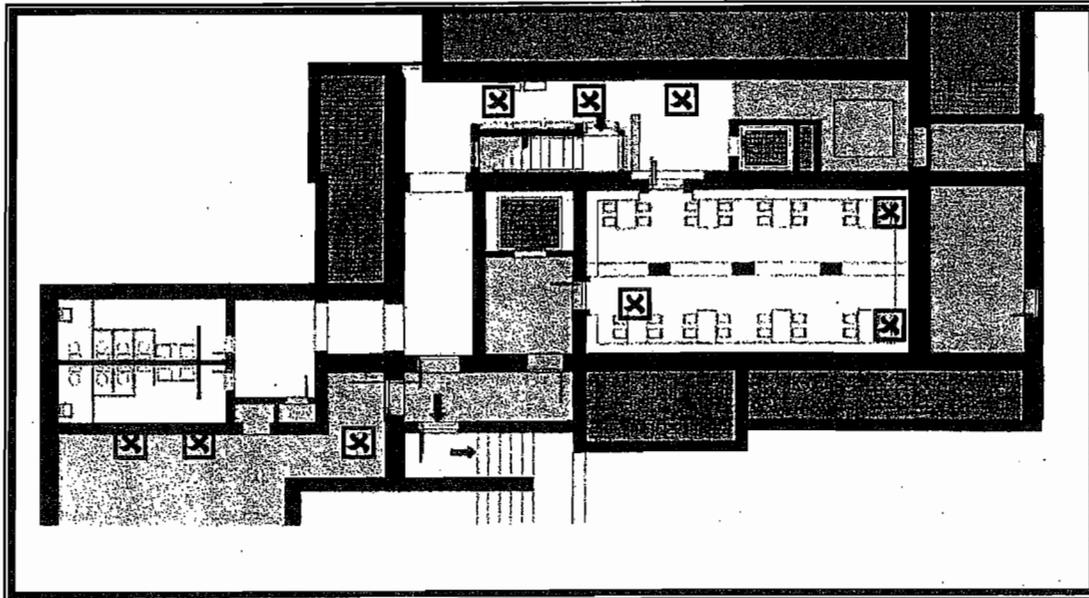
Rustin Levenson



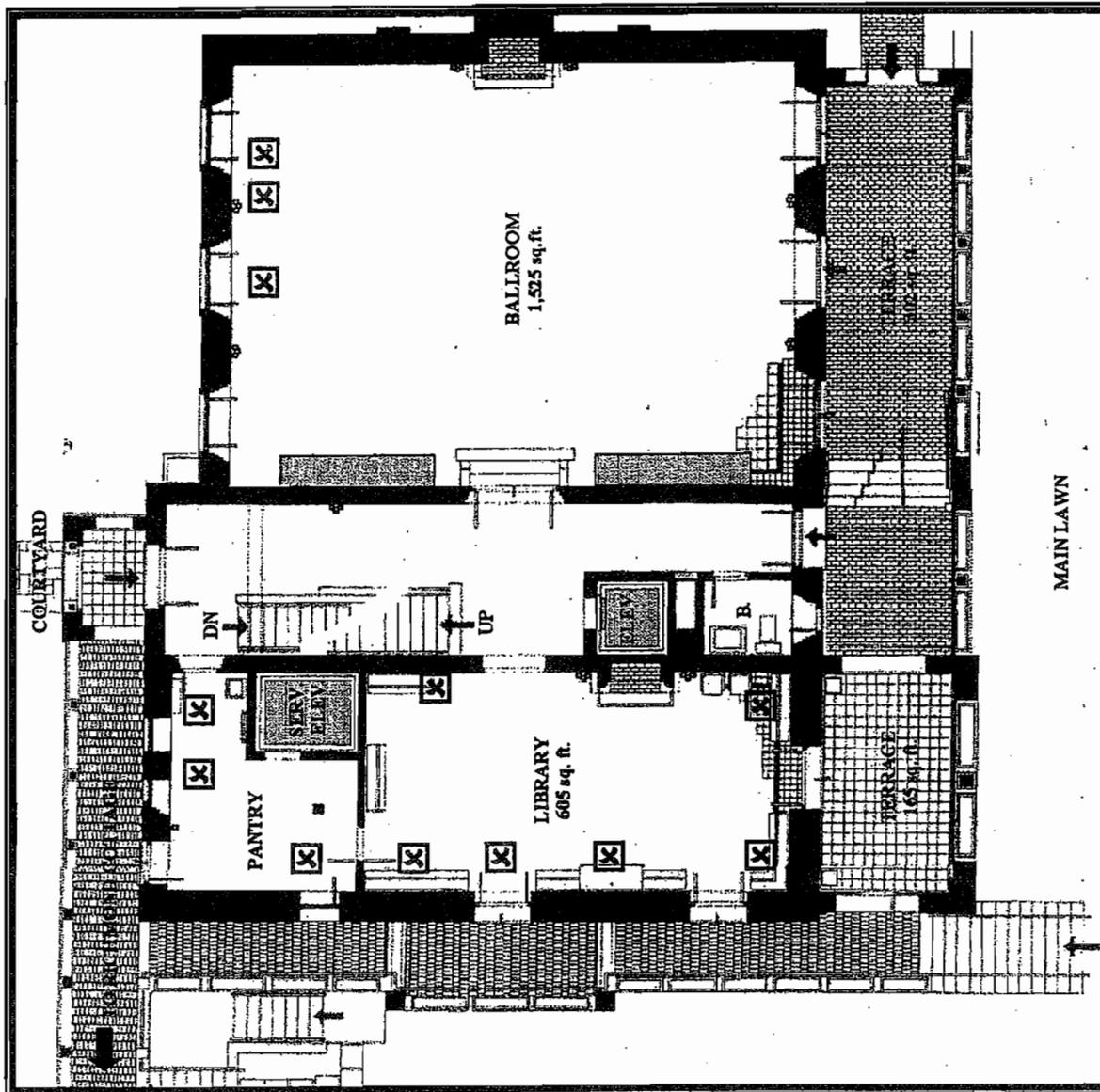
ATTACHMENT L (CONTINUED)

**FLOOR PLANS WITH LOCATIONS OF VISIBLE MOISTURE
DAMAGE TO BOTH STONE HOUSE AND RICHMOND
COTTAGE**

X Indicates location of visible signs of moisture, mildew, paint peeling, plaster damage, etc.



**THE STONE HOUSE
WINE CELLAR**

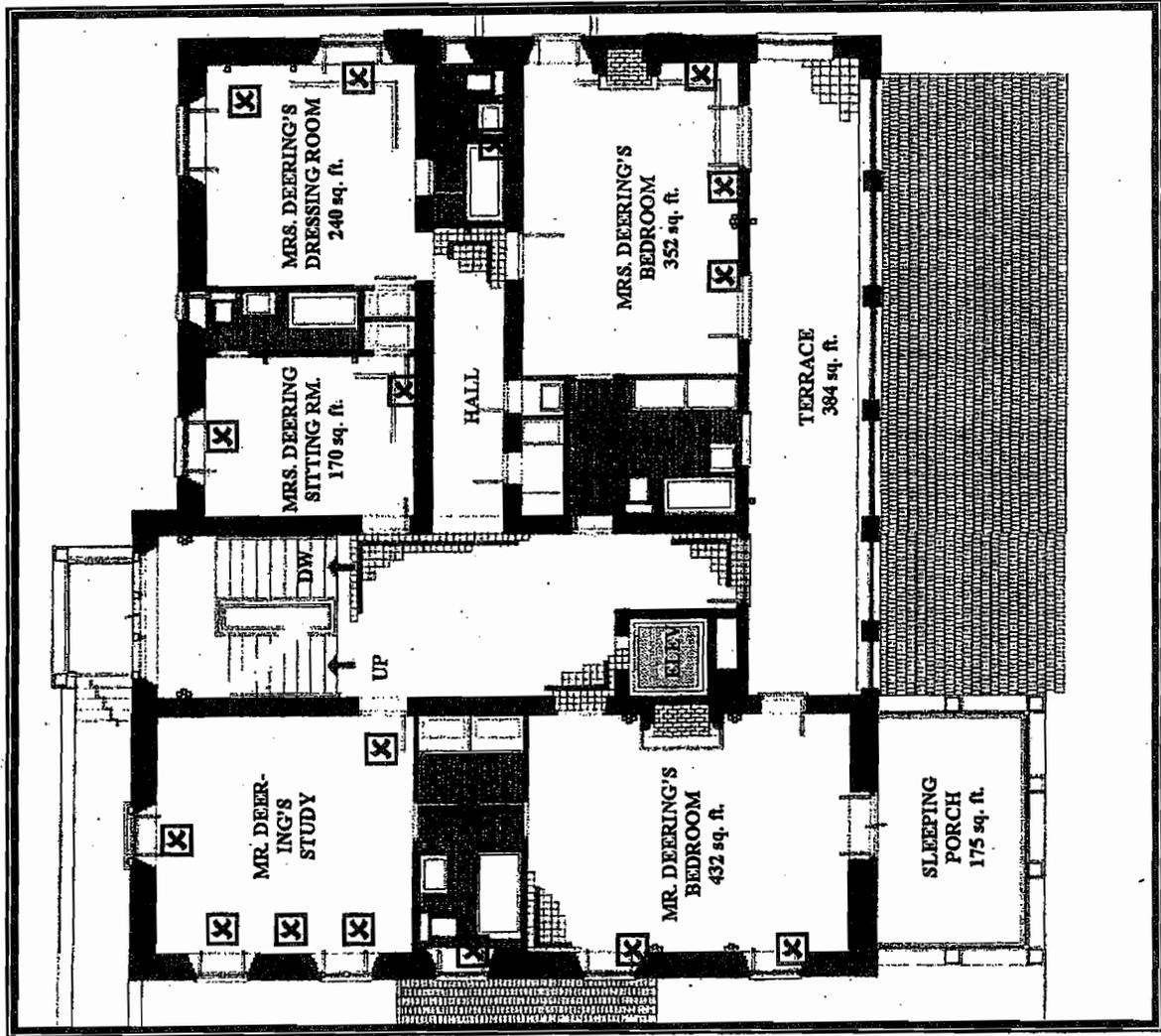


**THE STONE HOUSE
1ST FLOOR**

⊗ Indicates location of visible signs of moisture, mildew, paint peeling, plaster damage, etc.

THE STONE HOUSE 2ND FLOOR

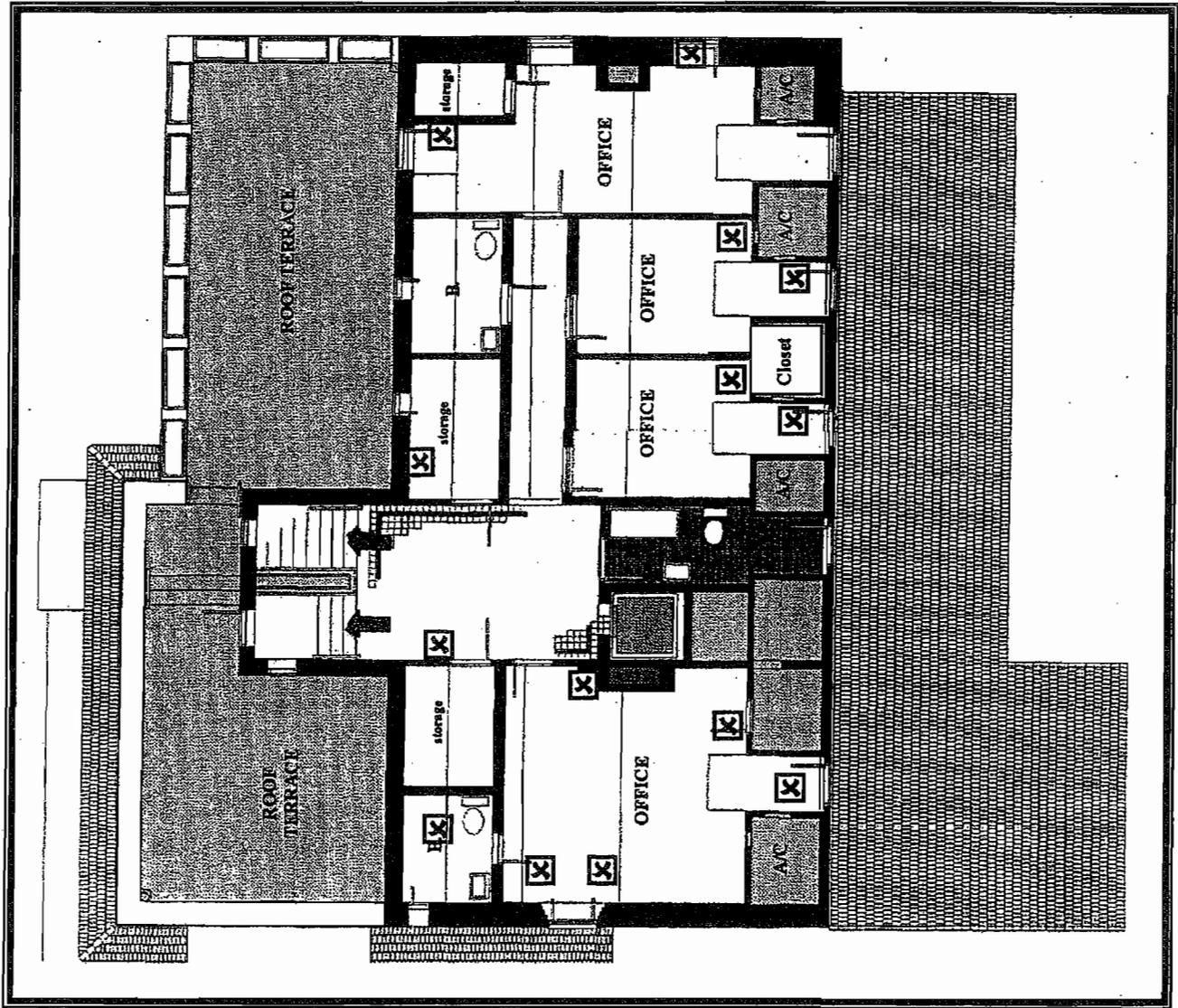
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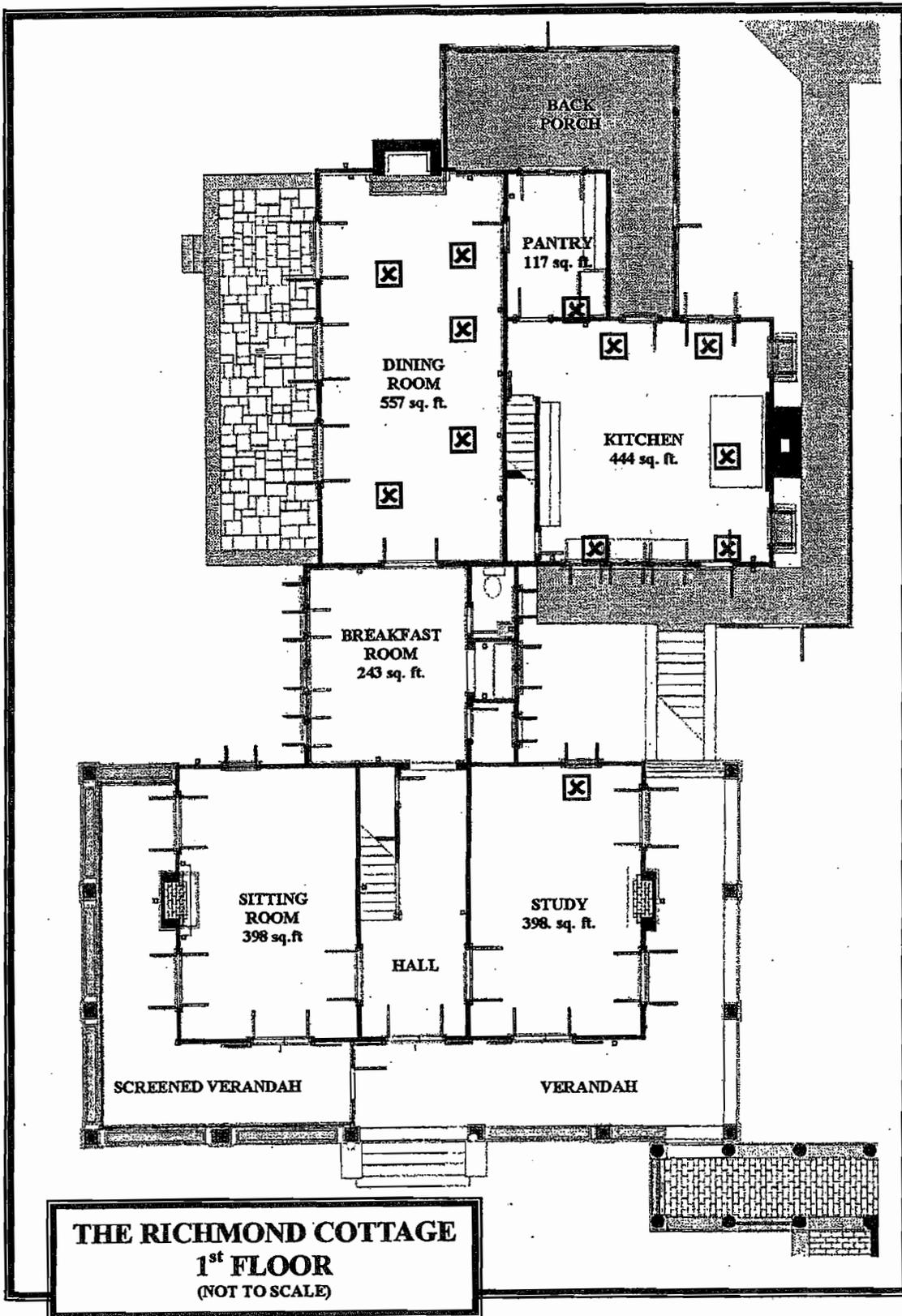


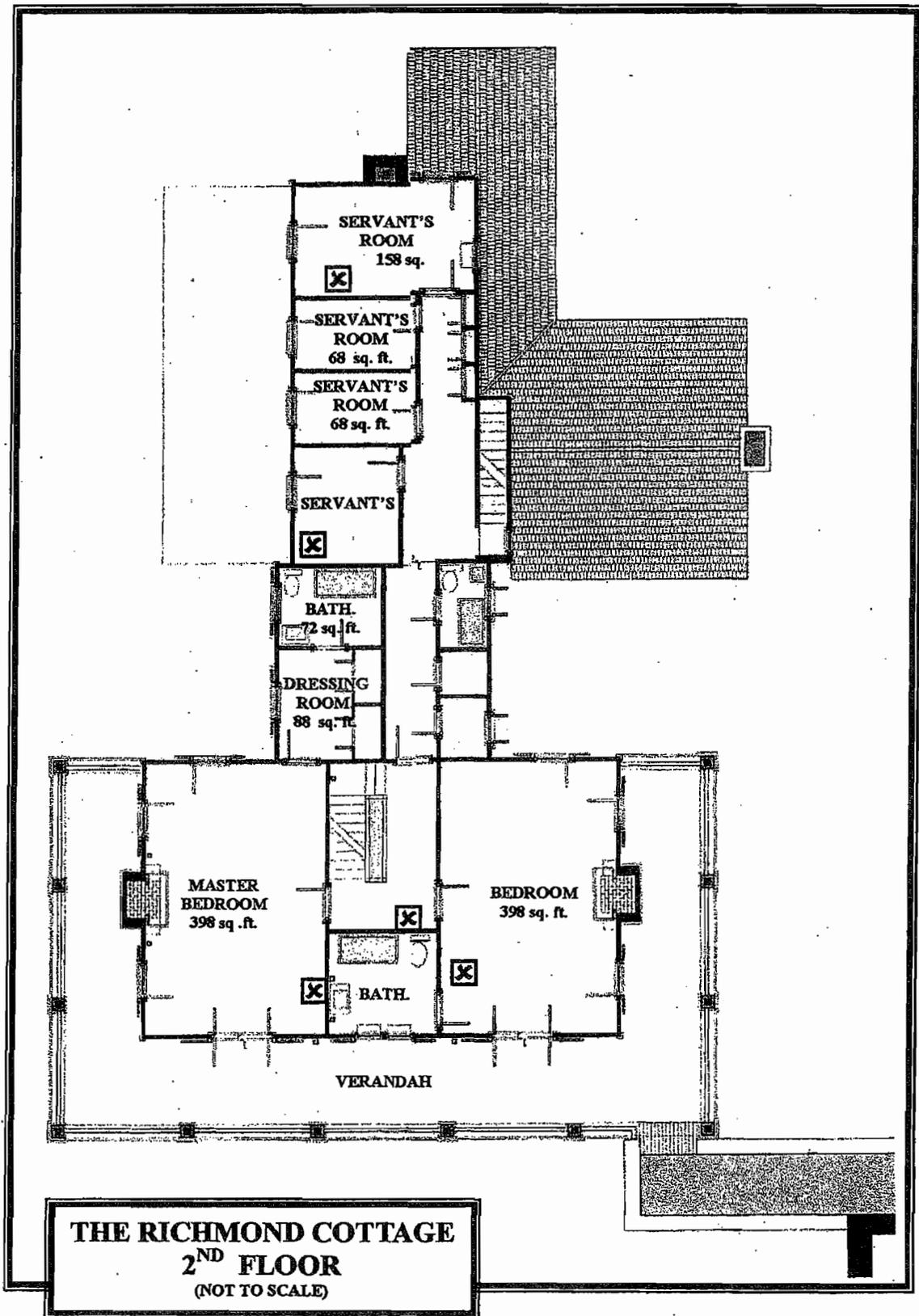
☒ Indicates location of visible signs of moisture, mildew, paint peeling, plaster damage, etc.

**THE STONE HOUSE
3RD FLOOR**

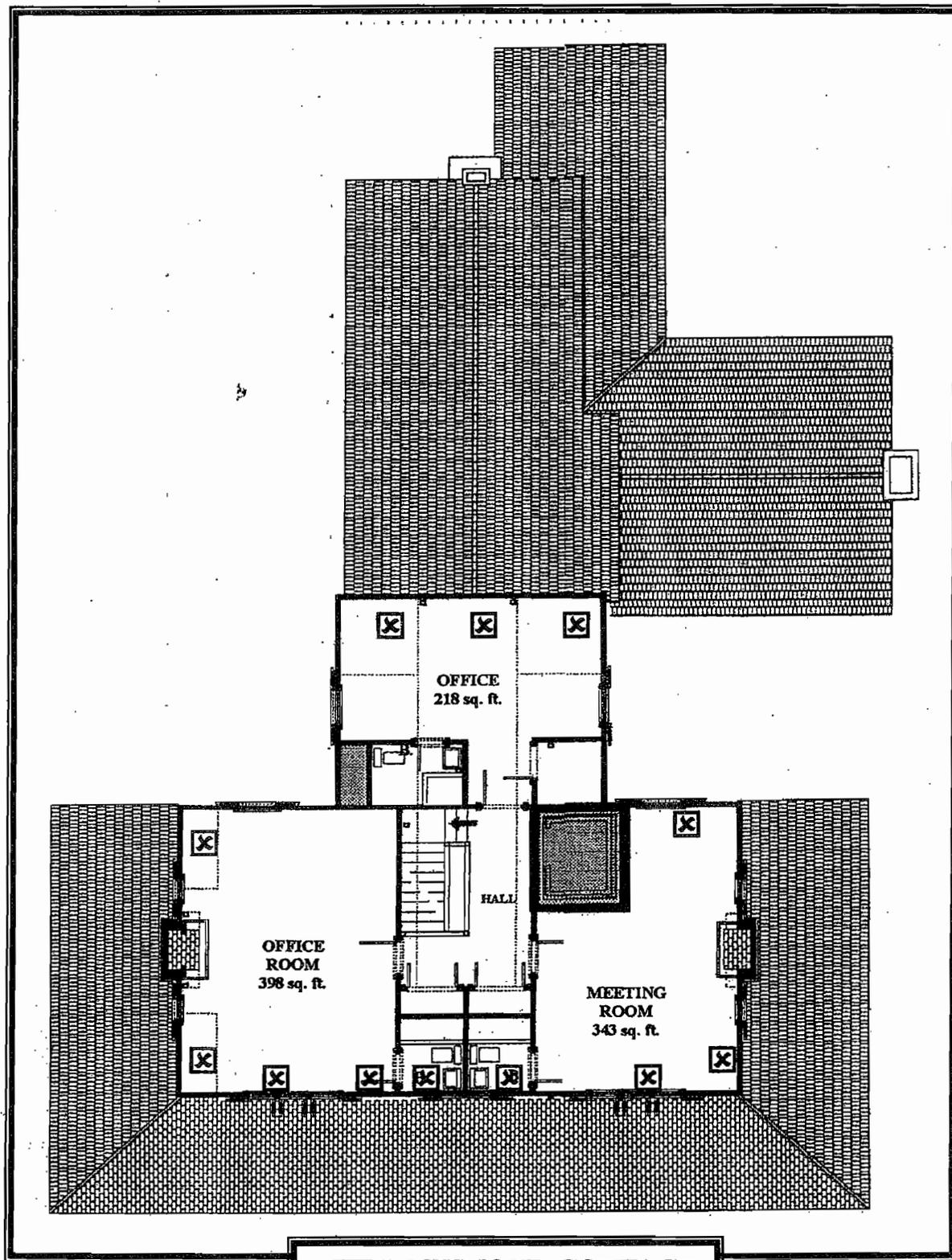
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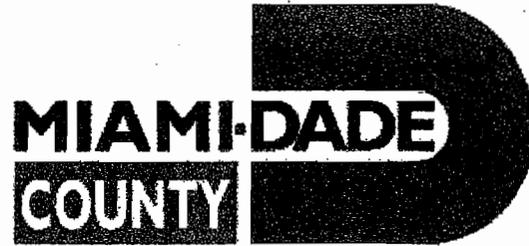
X Indicates location of visible signs of moisture, mildew, paint peeling, plaster damage, etc.



THE RICHMOND COTTAGE
3RD FLOOR

(NOT TO SCALE)

X Indicates location of visible signs of moisture, mildew, paint peeling, plaster damage, etc.



ATTACHMENT L (CONTINUED)

LEASE AGREEMENT



Jeb Bush
Governor

Department of Environmental Protection

Marjory Stoneman Douglas Building
3900 Commonwealth Boulevard
Tallahassee, Florida 32399-3000

Colleen M. Castille
Secretary

August 28, 2006

Mr. Kevin Asher, AICP
Supervisor
Property Management
Miami-Dade County Park and Recreation Department
275 NW 2 Street, Suite 427
Miami, Florida 33128

RE: Lease Number 3418 to Metropolitan Dade County

Dear Mr. Asher:

We have reviewed the provisions in Lease Agreement Number 3418 between the Board of Trustees of the Internal Improvement Trust Fund (Board) and Metropolitan Dade County (County). Pursuant to those provisions in the Lease, the County shall manage state-owned lands for environmental protection and compatible outdoor recreation and related purposes.

The State approved Lease Agreement, and related Management Plan, gives the County authority to act on behalf of the Board (owner) for normal day-to-day operations and to obtain and sign necessary licenses and permits on behalf of the Board required to regularly operate, maintain and improve the Charles Deering Estate in order to comply with approved Lease and Management Plan requirements.

If you or others have any questions, please call me @ 850/245-2773.

Sincerely

Mark W. Glisson
Division of State Lands

MG

cc: Ms. Gloria Barber