MIAMIBEACH

LAND USE AND SUSTAINABILITY COMMITTEE
Hybrid Meeting - Commission Chambers and Zoom
Join webinar at: https://miamibeachfl-gov.zoom.us/j/85059923037; or
Telephone: 1.301.715.8592 or 888.475.4499 (Toll Free) Webinar ID: 850 5992 3037
July 09, 2024 - 3:00 PM

Commissioner Alex Fernandez, Chair
Commissioner Tanya K. Bhatt, Vice-Chair
Commissioner Laura Dominguez, Member
Commissioner David Suarez, Member

Thomas Mooney, Liaison
Jessica Gonzalez, Support Staff

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PRIORITY ITEMS

1. REQUEST FOR THE ADMINISTRATION TO EXPLORE AND PROVIDE OPTIONS FOR ESTABLISHING NEW RESILIENCY BEST-PRACTICE PARAMETERS TO ENSURE THAT POROUS CONCRETE/PAVERS AND BIOSWALES ARE USED IN NEW DEVELOPMENT TO HELP MITIGATE "NEW NORMAL" FLOODING EVENTS.
   Planning
   Commissioner Tanya K. Bhatt
   June 26, 2024-C4 V

2. REVIEW INVEST 90L AND ASSESS IMPACTS TO ONGOING INFRASTRUCTURE PROJECTS INCLUDING POTENTIALLY REPRIORITIZING PROJECTS.
   Public Works
   Commissioner Alex Fernandez
   June 26, 2024-C4 Z

3. REVIEW INVEST 90L AND ASSESS IMPACTS TO PALM ISLAND, HIBISCUS ISLAND, SUNSET HARBOR, SUNSET ISLANDS, AND INDIAN CREEK AREAS AS PART OF THE FIRST PHASE OF THE NEIGHBORHOOD IMPROVEMENT PLANS.
   Public Works
   Commissioner Alex Fernandez

June 26, 2024-C4 AA

4. DISCUSS A POSSIBLE ORDINANCE TO REQUIRE PROPERTY OWNERS TO PROPERLY DISPOSE OF YARD TRIMMINGS/LEAVES TO AVOID CLOGGING OF STORMWATER DRAINS.
   Public Works
   Commissioner Tanya K. Bhatt
   Commissioner David Suarez
   June 26, 2024-C4 AC

   Item will be submitted supplemental.

5. DISCUSS A PROPOSAL TO REVITALIZE THE 200-300 BLOCKS OF LINCOLN ROAD (BETWEEN WASHINGTON AVENUE AND COLLINS AVENUE), INCLUDING PEDESTRIANIZATION OF THE CORRIDOR, OTHER STREETSCAPE IMPROVEMENTS, AND AMENDMENTS TO THE LAND DEVELOPMENT REGULATIONS
   Planning
   Commissioner Alex Fernandez
   Commissioner Joseph Magazine
   June 26, 2024-C4 AD

6. DISCUSS PROPOSED 6TH STREET OVERLAY
   Planning
   Mayor Steven Meiner
   Commissioner Laura Dominguez
   October 18, 2023 -C4 A

7. EXPEDITE THE OPENING OF THE BAYWALK AND MOVE THE DEVELOPMENT OF THE BAYWALK UP ON THE G.O. BOND PRIORITIZATION LIST; AND PRESENT THE BAYWALK PLAN TO THE LUSC COMMITTEE.
   Capital Improvement Projects
   Commissioner Laura Dominguez
   March 17, 2021-C7 Q

REGULAR ITEMS

8. DISCUSSION/CONSIDER THE POTENTIAL REZONING OF THE MXE (MIXED USE ENTERTAINMENT) DISTRICT IN NORTH BEACH, ALONG OCEAN TERRACE BETWEEN 73RD AND 75TH STREETS, TO A DIFFERENT ZONING DISTRICT CLASSIFICATION

(DUAL REFERRAL TO PLANNING BOARD).
Planning
Commissioner Tanya K. Bhatt
May 15, 2024-C4 AD

9. ORDINANCE TO MODIFY THE HEIGHT OF ALLOWABLE FENCING AND SHRUBBERY OF OCEANFRONT PROPERTIES FACING THE BEACHWALK TO IMPROVE SIGHTLINES FOR PEDESTRIANS (DUAL REFERRAL TO PLANNING BOARD).
Planning
Commissioner Tanya K. Bhatt
May 15, 2024-C4 AE

10. REVIEW CITY'S MODAL PRIORITIZATION STRATEGY ESTABLISHED IN 2015 AS PART OF THE TRANSPORTATION MASTER PLAN.
Transportation and Mobility
Commissioner Alex Fernandez
Commissioner Tanya K. Bhatt
May 15, 2024-C4 AF

11. DISCUSSION REGARDING FACILITATING POP-UPS FOR LOCAL CULTURAL INSTITUTIONS AND LOCAL START-UPS IN VACANT RETAIL COMMERCIAL SPACES.
Tourism and Culture
Commissioner Alex Fernandez
Commissioner Tanya K. Bhatt

May 15, 2024 C4 AG

12. DISCUSSION REGARDING I-395/MACARTHUR CAUSEWAY.
Transportation and Mobility
Commissioner Alex Fernandez
May 15, 2024-C4 AH

13. DISCUSSION REGARDING I-195/JULIA TUTTLE CAUSEWAY PROJECT
Transportation and Mobility
Commissioner Alex Fernandez
May 15, 2024-C4 AI

14. DISCUSS AND IDENTIFY POTENTIAL SITES FOR THE INSTALLATION OF “THE GLORY OF OLD GLORY,” A SERIES OF MURALS BY ARTIST ENZO GALLO, WHICH WERE REMOVED, PRESERVED, AND DONATED TO THE CITY PRIOR TO THE DEMOLITION OF THE WELLS FARGO BANK ON ALTON ROAD.
    Facilities and Fleet Management
    Commissioner Alex Fernandez
    May 15, 2024-C4 AJ

15. PRESENTATION OF THE 41 STREET CORRIDOR REVITALIZATION PROJECT STATUS AND FUTURE DIRECTION
    Capital Improvement Projects
    Commissioner Alex Fernandez
    Commissioner Joseph Magazine
    May 15, 2024-C4 AK

16. RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, DIRECTING THE CITY ADMINISTRATION TO EXPLORE FEASIBLE STRATEGIES FOR CREATING AND EXPANDING "GREEN ROOFS", AS WELL AS INCORPORATING GREENERY AND LANDSCAPING ON CITY BUILDINGS, AND PRESENT ITS FINDINGS TO THE LAND USE AND SUSTAINABILITY COMMITTEE AND THE FINANCE AND ECONOMIC RESILIENCY COMMITTEE WITHIN 90 DAYS OF THE ADOPTION OF THIS RESOLUTION.
    Facilities and Fleet Management
    Commissioner Joseph Magazine
    Commissioner David Suarez
    May 15, 2024-C7 BH

17. EXPLORE ZONING INCENTIVES AND IDENTIFY APPROPRIATE ZONING DISTRICTS TO ENCOURAGE THE DEVELOPMENT OF SCHOOLS AND OTHER EDUCATIONAL FACILITIES.
    Planning
    Commissioner Alex Fernandez
    April 3, 2024-C4 F

18. CONSIDER THE CREATION OF A NEW CAPITAL PROJECT TO INSTALL FLOATING WALKWAYS AND/OR THE ACQUISITION OF THE OUTLOT AT 2811 INDIAN CREEK DRIVE TO COMPLETE THE INDIAN CREEK PEDESTRIAN PATHWAY.

Public Works
Commissioner Alex Fernandez
March 13, 2024-C4 I

19. REVIEW FUTURE LAND USE MAP CLASSIFICATION FOR PRIDE PARK
Planning
Commissioner Alex Fernandez
March 13, 2024-C4 M

20. DISCUSS CREATING ECONOMIC AND ZONING INCENTIVES TO ENCOURAGE THE CONVERSION OF EXISTING OFFICE BUILDINGS TO RESIDENTIAL, WHICH IDEALLY EXPLORE NEW INCENTIVES (ECONOMIC OR OTHER) BEING USED IN OTHER STATES, RATHER THAN RELYING ON EXISTING OPTIONS WHICH WE MIGHT NOT WANT TO ENCOURAGE, SUCH AS FLOOR AREA RATIO (FAR) AND PARKING INCENTIVES, REDUCTIONS TO THE MOBILITY FEE, IN ORDER TO INCREASE THE SUPPLY OF AVAILABLE HOUSING IN MIAMI BEACH.
Planning
Commissioner Tanya K. Bhatt
Commissioner Joseph Magazine
March 13, 2024-C4 M

21. DISCUSS SETTING PARAMETERS FOR PROPERTY OWNERS TO PRESENT CREATIVE DEVELOPMENT PROPOSALS TO THE CITY ADMINISTRATION AND CITY COMMISSION, AS AN ALTERNATIVE TO INVOKING THE PREEMPTIONS IN THE LIVE LOCAL ACT, TO ENCOURAGE LONG-TERM NON-TRANSIENT RESIDENTIAL DEVELOPMENT (INCLUDING WORKFORCE HOUSING) THAT IS MORE COMPATIBLE WITH THE SURROUNDING NEIGHBORHOOD.
Planning
Commissioner Joseph Magazine
March 13, 2024-R9 AR

22. DISCUSS POTENTIALLY REQUIRING COMMERCIAL CHARTER VESSEL OPERATORS TO PROVIDE SANITATION/PUMP-OUT LOGS EVIDENCING COMPLIANCE WITH APPLICABLE SANITATION LAWS.
Police
Commissioner Tanya K. Bhatt
Commissioner Kristen Rosen Gonzalez
February 21, 2024-C4 J

FUTURE ITEMS

23. AMEND LAND DEVELOPMENT REGULATIONS APPLICABLE TO ALL ZONING DISTRICTS WHERE HOTELS ARE PERMITTED, TO INCREASE THE MINIMUM UNIT SIZE FOR HOTEL ROOMS (DUAL REFERRAL TO THE PLANNING BOARD).
    Planning
    Commissioner Kristen Rosen Gonzalez
    Commissioner Joseph Magazine
    Commissioner David Suarez
    June 26, 2024 – C4 O

24. DISCUSS AMENDING NOTICE REQUIREMENTS IN THE LAND DEVELOPMENT REGULATIONS (LDRS) TO PERMIT THE CITY TO USE A PUBLICLY ACCESSIBLE WEBSITE HOSTED BY MIAMI-DADE COUNTY AS AN ALTERNATIVE MEANS OF PUBLISHING NOTICES AND ADVERTISEMENTS FOR LAND USE BOARD APPLICATIONS, WHICH ARE CURRENTLY REQUIRED TO BE PUBLISHED IN A NEWSPAPER OF GENERAL CIRCULATION (DUAL REFERRAL TO THE PLANNING BOARD).
    Planning
    Commissioner David Suarez
    June 26, 2024-C4 P

25. INCREASE SECURITY REQUIREMENTS FOR NIGHTCLUBS AND OTHER LATE-NIGHT DRINKING ESTABLISHMENTS.
    Police
    Commissioner Alex Fernandez
    Commissioner Joseph Magazine
    Commissioner David Suarez
    June 26, 2024-C4 Q

26. REFERRAL TO THE LAND USE AND SUSTAINABILITY COMMITTEE TO DISCUSS AN ORDINANCE INCREASING FINES AND PENALTIES FOR FREQUENT CODE VIOLATIONS THAT AFFECT RESIDENT QUALITY OF LIFE.
    Code Compliance
    Commissioner Alex Fernandez
    June 26, 2024-C4 R

27. DISCUSS INSTALLING TRAFFIC DIVERTERS AT CONVENTION CENTER DRIVE AND DADE BOULEVARD.
    Transportation and Mobility
    Commissioner Alex Fernandez
    June 26, 2024-C4 S

28. AMEND DEFINITION OF “FLOOR AREA” TO EXEMPT UNISEX/GENDER-NEUTRAL RESTROOMS FROM THE DEFINITION OF “FLOOR AREA.” (DUAL REFERRAL TO THE LGBTQIA+ ADVISORY COMMITTEE)

Planning
Commissioner Alex Fernandez
June 26, 2024 -C4 T

29. INSTALLING WAYFINDING SIGNAGE TO OCEAN DRIVE FROM THE ENTRANCE TO THE CITY AT THE MACARTHUR CAUSEWAY.
Transportation and Mobility
Commissioner Alex Fernandez
June 26, 2024-C4 U

30. DISCUSS DEDICATED BUS LANES ON WASHINGTON AVE
Transportation and Mobility
Commissioner Alex Fernandez
June 26, 2024-C4 W

31. FOR THE ADMINISTRATION TO EXPLORE AND RECOMMEND NEW, MORE FORWARD-LEANING RESILIENCY CODE UPDATES FOR OUR BUILT ENVIRONMENT.
Planning
Commissioner Tanya K. Bhatt
June 26, 2024-C4 X

32. DISCUSS THE CREATION OF A TRANSFER OF DEVELOPMENT RIGHTS (TDR) PROGRAM FOR WASHINGTON AVENUE.
Planning
Commissioner Alex Fernandez
June 26, 2024-C4 Y

33. LDR AMENDMENT TO INCENTIVIZE RESIDENTIAL USES ON LINCOLN ROAD (DUAL REFERRAL TO THE PLANNING BOARD).
Planning
Commissioner David Suarez
June 26, 2024-C4 AB

34. DISCUSS THE USE OF THE MIDDLE TURN LANE AS REVERSIBLE LANES ON 41ST STREET TO IMPROVE TRAFFIC FLOW DURING PEAK TRAFFIC HOURS.
Transportation and Mobility
Commissioner Alex Fernandez
June 26, 2024-C4 AE

35. REVIEW AND, IF NECESSARY, AMEND PARKING REQUIREMENTS APPLICABLE TO DISTRICTS WHERE LIVE LOCAL PROJECTS ARE PERMITTED (DUAL REFERRAL TO

PLANNING BOARD).
Planning
Commissioner Kristen Rosen Gonzalez
May 15, 2024-C4 AB

36. REVIEW AND ANALYZE WHERE LIVE LOCAL DEVELOPMENTS MAY BE CONSTRUCTED IN THE CITY, TAKING INTO ACCOUNT THE PREEMPTIONS IN THE LIVE LOCAL ACT.
Planning
Commissioner Alex Fernandez
May 15, 2024-C4 AM

37. PROVIDE A PRESENTATION OF THE OCEAN DRIVE CORRIDOR PROJECT STATUS AND FUTURE DIRECTION.
Capital Improvement Projects
Commissioner Alex Fernandez
Commissioner Joseph Magazine
May 15, 2024 C4-AN

38. DISCUSSION OF POTENTIAL AMENDMENTS TO THE LAND DEVELOPMENT REGULATIONS OF THE CITY CODE (LDR'S) AND THE CITY COMPREHENSIVE PLAN REGARDING ALLOWABLE USES AND DEVELOPMENT REGULATIONS WITHIN THE 40TH STREET RESIDENTIAL SINGLE-FAMILY OVERLAY ONLY APPLICABLE TO RELIGIOUS INSTITUTIONS.
Planning
Mayor Steven Meiner
May 15, 2024-C4 AS

39. MASSAGE THERAPY CENTERS – NORTH BEACH USE REGULATIONS.
Planning
Commissioner Alex Fernandez
May 15, 2024-R5 G

40. NORTH BEACH COMPREHENSIVE USE REGULATIONS.
Planning
Commissioner Alex Fernandez
May 15, 2024-R5 H

41. DISCUSS A PROPOSAL TO CONVERT THE CLEVELANDER TO A RESIDENTIAL PROJECT WITH NO OUTDOOR BAR/ENTERTAINMENT.
Planning

City Attorney
January 31, 2024-C4 AF

42. REVIEW AMENDMENTS TO THE LAND DEVELOPMENT REGULATIONS TO AMEND THE HOTEL APPROVAL PROCESS.
Planning
Commissioner Alex Fernandez
Commissioner Tanya K. Bhatt
Commissioner Joseph Magazine
December 13, 2023 C4 O, C4 S and R9 G and March 5, 2024 LUSC

43. DISCUSS PROPOSED ORDINACE ESTABLISHING THE CENTURY AND FARREY LANE OVERLAY ON BELLE ISLE.
Planning
Commissioner Alex Fernandez
October 18, 2023-R5 A