

SHARE:

Join Our Email List

We Advocate for Residents of Miami Beach!

We are a community-based 501(c)4 not-for-profit organization providing Miami Beach residents a cohesive voice for city-wide issues that impact our quality of life. Click here to [join us!](#)



We hope all of you, our neighbors, friends, colleagues and greater community, are staying safe and are #stayinghome. We know that there is untold hardship for far too many with this silent stealthy disease, which is wreaking havoc on lives in every possible way - health, emotional well-being, financial survival. We commend all for taking the necessary precautions, and for toeing the line when it goes against the very nature of this city, to stay apart and keep our heads down. However, the faster we get through this, the more we learn, and the quicker we can adapt, adjust, rebuild and soar to greater heights, together. The City of Miami Beach has been doing a remarkable job of communicating. If you haven't already signed up for the City's CORONAVIRUS direct emails, or text alerts to your phone, you can do so [via this link](#) on the City's website. On behalf of the entire Board...stay safe. Stay home. See you on the flip side!

Virtual Commission Meeting



To participate or provide comments during our Virtual Commission Meeting, join the webinar at:
<https://us02web.zoom.us/j/81226962383>

Via phone:
312.626.6799 or 888.475.4499 (Toll Free)
Webinar ID: 812 2696 2383

**Wednesday, June 24, 2020
8:30 a.m.**



To watch the meeting live, it can be streamed via Facebook Live (www.facebook.com/cityofmiamibeach) or watched on MBTV channel 660 on Atlantic Broadband or channel 99 on AT&T U-Verse.

To request this material in alternate format, sign language interpreter (five-day notice required), information on access for persons with disabilities, and/or any accommodation to review any document or participate in any city-sponsored proceedings, call 305.604.2489 and select 1 for English or 2 for Spanish, then option 6. TTY users may call via 711 (Florida Relay Service).

MIAMI BEACH
www.miamibeachfl.gov

The June 24, 2020 Commission Meeting will be held VIRTUALLY.

To join the virtual commission meeting via Zoom:

Please click the link below to join the webinar: **<https://us02web.zoom.us/j/81226962383>**

Or iPhone one-tap : US: +1312-626-6799

Or Telephone: 888-475-4499 (Toll Free) - Webinar ID: **812 2696 2383#**

IF YOU WISH TO SPEAK ON AN ITEM DURING THE MEETING : Please click the “raise hand” button on the screen to raise your hand as soon as the item is called. This will pull you to the top of the list and make it easier for the team to find you in the list of attendees.

It will also be streamed live on MBTV, on the City’s website or Facebook live at [facebook.com/cityofmiamibeach](https://www.facebook.com/cityofmiamibeach) .

Commission meetings start at 9 a.m. at the Commission Chambers.

There is a Sutnick Hour, at which residents may address the Commission on any subject, from 8:30-9, and 1:-1:30.

Want to read the proposed Commission agenda items and get info about the Commission meeting on Wednesday? Click [here](#) .

Want to contact your elected officials directly? Click [here](#) .

Commission Meeting June 24, 2020

These are Miami Beach United's Resolutions

ROLE OF THE DESIGN REVIEW BOARD IN NEIGHBORHOOD IMPROVEMENT PROJECTS

Agenda Item C4-A

Executive summary:

This ordinance establishes a procedure for DRB advisory review of certain types of right-of-way and neighborhood projects with the goal of elevating aesthetics. Furthermore it establishes a timeframe for the DRB review and a requirement of public notice to the residents affected. Miami Beach United supports **VERSION A** of this proposal because Version B eliminates some of the triggers that would require DRB review.

Why It Matters:

- Allows for harmonization of neighborhood projects
- Avoids costly mistakes
- Requires that notice be given to residents of affected properties

Miami Beach United **SUPPORTS** **VERSION A** of this resolution.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the Commission documents by clicking [HERE](#)

AMENDMENT TO THE LAND DEVELOPMENT REGULATIONS OF THE CITY CODE PERTAINING TO A BUILDING HEIGHT INCREASE IN STRATEGIC COMMERCIAL AREAS TO INCENTIVIZE OFFICE USES

Agenda Item C4-C

Executive summary:

This proposal would increase the current allowable building height in strategic commercial areas to incentivize office use in the Sunset Harbor Area, Alton Road, Sunset Harbor and Terminal Island, and Fifth Street areas.

Why It Matters:

- Mixed use structures already exist along the Alton Road corridor that serve as successful examples by which commercial/business needs can be met without height increases
- The east side of Alton Road has restrictive height due to proximity to a historic district. The west side of Alton Road already had two height increases in 2016 - 10 feet and then another 5 feet.

Miami Beach United **OPPOSES** this resolution.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the Commission documents by clicking [HERE](#)

HISTORIC PRESERVATION REVIEW OF GU HEIGHT WAIVERS

Agenda Item R5-B

Executive summary:

This Ordinance requires that waivers of height regulations for properties zoned GU (Government Use), and which are also located within an historic district, be referred to the historic preservation board for review and recommendation. Moreover, we continue to believe ALL government projects on GU parcels should be held to the same standards and requirements as projects on non-government properties in the surrounding zoning districts.

Why It Matters:

- Allows for the review and recommendations by the Historic Preservation Board of height waivers in GU (Government Use) properties
- Protects our historical properties

Miami Beach United **SUPPORTS** this resolution.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the Commission documents by clicking [HERE](#)

PARKING REQUIREMENTS IN HISTORIC AND CONSERVATION DISTRICTS

Agenda Item R5-D

Executive summary:

This Ordinance amends the parking requirements for residential, hotel, non-residential and accessory uses located within Historic Districts, Historic Sites and Conservation Districts. Without increasing building heights, FAR or setbacks, it allows real estate developers to increase the rentable/saleable space in new buildings by eliminating the requirement to provide the necessary parking spaces to accommodate the needs of the residents and guests of new residential and hotel developments.

Why It Matters:

- It is effectively an effort to increase the intensity of allowable development in two of the City's most iconic historic districts
- The results will include the loss of revenue to the City's in-lieu-of parking fund at a time when City finances are strained by the pandemic

- It will have a negative effect on these historic districts from increased development and an increase in the demand for parking in neighboring communities
- It will set a precedent that will likely be used to demand similar concessions in other areas of the City

Miami Beach United **OPPOSES** this resolution.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the Commission documents by clicking [HERE](#)

300 ALTON MARINA REDEVELOPMENT

Agenda Items R5-M/R5-N/R7-A

Executive summary:

This ordinance seeks to "vacate" Alton Road to restore the FAR to the building site, which was reduced by pre-existing encumbrances, to allow for a mixed use development of the existing Marina located at 300 Alton Road.

Why It Matters:

- The City Charter requires that increases in FAR be approved by voters
- The use of "vacations" by the MB Commission has grown from vacating small alleyways to more recently include major thoroughfares on four separate occasions in the past few years
- The Commission has resorted to this sleight-of-hand tactic four times recently, to our count, and it appears to be becoming normalized, which is a terrible and dangerous precedent; what's to prevent the Commission from using this tactic of vacating a street to increase FAR for virtually any commercial development project ever proposed?

Miami Beach United **OPPOSES** this resolution.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the Commission documents by clicking [HERE](#), [HERE](#), and [HERE](#)

MANAGEMENT AGREEMENT BETWEEN THE CITY OF MIAMI BEACH AND THE MIAMI DESIGN PRESERVATION LEAGUE

Agenda Item R9-U

Executive summary:

The Miami Design Preservation League has occupied the Art Deco Welcome Center since 1993. Their lease is up for renewal but the City is proposing a 1-year lease only. MDPL is able to thrive and continue its vital work to preserve, protect, and promote our historic sites by having a stable home at the Art Deco Welcome Center. The contribution that MDPL makes to the tourist economy of Miami Beach through its tourist information center

(the most active such center in Florida) would be compromised if it were not located at the center of tourist activity on Ocean Drive. Just like any other community organization, MDPL requires a stable place of operation in order to plan for its future.

Why It Matters:

- It's primarily because of MDPL that the world's largest concentrated collection of Art Deco buildings has been preserved
- The Miami Design Preservation League is the world's oldest Art Deco Society
- Literally every Art Deco Society in the world traces its origins to Miami Beach and MDPL
- MDPL's commitment to quality programming at the Art Deco Museum includes free admission for Miami Beach residents.
- Miami Beach voters approved the GO Bond in 2018, which allocated \$2MM towards the Art Deco Museum expansion at this site.

Miami Beach United **SUPPORTS** the City of Miami Beach providing a 5-year Management Agreement for the continued use of the Art Deco Welcome Center.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the Commission documents by clicking [HERE](#)

Land Use and Sustainability Committee Meeting

Meeting held on Tuesday, June 23, 2020

300 ALTON MARINA REDEVELOPMENT PROJECT

Agenda Item #25 & #31 (agenda items renumbered after resolution was submitted)

Executive summary:

These proposed ordinances/resolutions once again make use of the “vacation” of Alton Road to restore the FAR to the building site, which was reduced by pre-existing encumbrances. The Commission has resorted to this tactic four times, to our count, and it appears to be becoming normalized, which is a terrible and dangerous precedent.

Why It Matters:

- The City Charter requires that increases in FAR be approved by voters
- The use of “vacations” by the MB Commission has grown from vacating small alleyways to more recently include major thoroughfares
- The Commission has resorted to this sleight-of-hand tactic four times recently, to our count, and it appears to be becoming normalized, which is a terrible and dangerous precedent; what’s to prevent the Commission from using this tactic of vacating a street to increase FAR for virtually any commercial development project ever proposed?

Miami Beach United **OPPOSES** this proposal.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the LUSC documents Item #25 by clicking [HERE](#) and item #31 by clicking [HERE](#)

DISCUSS PERMITTING OUTDOOR THEATER USE

Agenda Item #23 (postponed to next meeting slated for Monday 6/29/20 at 3 p.m.)

Executive summary:

This proposed ordinance would allow rooftop movie screens with with accessory bar counters the entire length of Alton Road from 5th Street to Dade Boulevard.

Why It Matters:

- A substantial portion of this stretch of Alton Road has nearby residential buildings whose residents will be disturbed by the noise from rooftop accessory bars, and potentially the light of movie screens.
- Even with the ambient level music requirement, the burden will be on residents to file noise complaints, which has not been an effective deterrent in the past.

Miami Beach United OPPOSES this proposed resolution.

Read the MBU Resolution in its entirety by clicking [HERE](#)

Read the LUSC documents by clicking [HERE](#)

2020 Miami Beach United Board of Directors

Officers

Tanya K. Bhatt, President

Saul Gross, Treasurer

Ron Starkman, VP, Government Affairs

Raquel Pacheco, VP, Marketing

Hortense DeCastro, Recording Secretary

Directors

Ryan Barras

Gayle Durham

Herb Frank

Jorge Gonzalez

Jack Johnson

Adam Kravitz

Sarah Leddick

Monica Matteo-Salinas

Scott Needelman

Kirk Paskal

Sandra Stendel

Nancy Liebman, Chair Emerita





Our Mission

Dedicated to improving the quality of life for Miami Beach residents, managed and measured growth of our city, and ethical leadership of government – for a vibrant city rooted in history, its people, resources and neighborhoods, with focus on the future – by providing educational and analytical focus on the organization, structure, policies and performance of Miami Beach government. **We share our newsletters with over 8000 subscribers, 75% of whom are registered Miami Beach voters.**