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City Commission Meeting

The **MONDAY MARCH 27th**, 2023 Commission Meeting starts at 8:30 a.m.
with the Sutnick Hour where residents may speak on any topic.

To join the virtual commission meeting via Zoom:

Please click this link to join the webinar: <https://miamibeachfl.gov.zoom.us/j/81392857671>

Access ID 81392857671#

To join via phone:

US: +1. 301.715.8592 or 1.888.475.4499 (Toll Free)

Webinar ID: 81392857671#

It will also be streamed live on MBTV Channel 660 on Atlantic Broadband or 99 on AT&T U-Verse, on the City's website, and on Facebook Live at [facebook.com/cityofmiamibeach](https://www.facebook.com/cityofmiamibeach).

IF YOU WISH TO SPEAK ON AN ITEM DURING THE MEETING:

Via Zoom, 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. Or via phone, press *9 to raise a hand to be placed in queue to speak.

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

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

Commission Meeting MONDAY MARCH 27, 2023
These are Miami Beach United's Resolutions:

Amending And Restating The City of Miami Beach Employee Retirement Plan

R5 B - SPONSORED BY RICHARDSON - 2ND READING

Executive Summary:

Originally brought to FERC in 2021, this item was intended to solely deal with finding an equitable solution for six (6) employees who were fully vested in their pension, left City employment, subsequently returned to City employment, and re-vested under a different tier of the Pension Plan. Recently, and not part of the original inquiry, a commissioner has inserted other amendments to better align the Pension Plan to the City Charter and City Code, particularly as it relates to Charter Officers and Elected Officials.

Why It Matters:

Miami Beach United **DOES NOT SUPPORT** the manner in which the change in vesting for elected officials and Charter Officers is being handled.

While the proposed ordinance has a number of reasonable clean up provisions to deal with employees who return to service after leaving the City, it seems totally inappropriate for elected officials to vote themselves a substantial increase in compensation by shortening the pension vesting period without voter approval. The Charter requires salary increases to be approved by voters, but unfortunately is silent on pension enhancements, which can actually have an even greater impact on the City's operating expenses. We like the current 5-year vesting requirement since a commissioner must be reelected or a Charter Officer serve for at least five years to receive the pension benefit, which requires sustained good performance. At a bare minimum, if approved, this pension enhancement should not take effect until January 2024 for elected officials.

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

Limit alcohol hours of sale in Art Deco Cultural District to 2:00 a.m. and establish procedures and criteria for exceptions

R5 C - SPONSORED BY GELBER - SECOND READING 2:30 PM PUBLIC HEARING

Executive Summary:

The ballot question asking Miami Beach voters whether they would "support changing this [alcohol consumption] 5:00 A.M. termination time to 2:00 A.M. throughout the City, with specific locations and related restrictions and exceptions, to be determined by City Commission by Ordinance?" by over 56% of voters. Seeking to find balance between our nightlife/tourism industries and residents' quality of life issues is a tough task. We believe these ordinances may be additional steps to do so.

Why It Matters:

Miami Beach United **SUPPORTS** this ordinance amendment which rolls back the hours for the sale and consumption of alcoholic beverages from 5 AM to 2 AM in the Art Deco Cultural District as defined in the proposed ordinance, with exceptions to be based upon procedures and criteria as stated.

In addition, note that **we oppose** allowing private clubs to obtain an after-hours license permitting them to serve alcoholic beverages after 2 am. This has huge potential for abuse by promoters who would offer memberships to their patrons in order to allow them to serve alcohol until 5 am in areas where it would otherwise be prohibited.

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

Repeal Existing Exceptions To The 2:00 Am Alcohol And Uniformly Limit Alcohol To 2:00 Am Along West Ave And Alton Rd, Between 5th Street And Collins Canal, And Establish A Procedure To Be Exempt From The 2:00 AM Limit.

R5 D - SPONSORED BY GELBER - SECOND READING 2:31 PM PUBLIC HEARING

Executive Summary:

The ballot question asking Miami Beach voters whether they would "support changing this [alcohol consumption] 5:00 A.M. termination time to 2:00 A.M. throughout the City, with specific locations and related restrictions and exceptions, to be determined by City Commission by Ordinance?" by over 56% of voters. Seeking to find balance between our nightlife/tourism industries and residents' quality of life issues is a tough task. We believe these ordinances may be additional steps to do so.

Why It Matters:

Miami Beach United **SUPPORTS** this ordinance to prevent the nightclub industry from drifting into the West Avenue residential neighborhood which would negatively impact the 10,000 full-time residents who live there. Screeching cars and crowds of bar patrons cause late night noise throughout the evening, especially as patrons leave the bars at 5:00 am. We see the problem escalating unless action is taken. Note, this ordinance has already been adopted in Sunset Harbour and South of Fifth.

In addition, **we oppose** allowing private clubs to obtain an afterhours license permitting them to serve alcoholic beverages after 2:00 am. This has huge potential for abuse by promoters who would offer memberships to their patrons in order to allow them to serve alcohol until 5:00 am in areas where it would otherwise be prohibited.

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

Expand Area And Extend Sunset Deadline For Washington Ave Co-Living

Developments From March 1, 2023 To Sept 1, 2027.

R5 E - SPONSORED BY ARRIOLA - FIRST READING

Executive Summary:

Microunits and co-living units are being proposed as alternative forms of housing which may help address the affordable housing crisis. However, these new paradigms for living are as yet unproven in Miami Beach, and may provide as many challenges as they might opportunities.

Why It Matters:

Miami Beach United **does not support** this ordinance. There are already approximately 1000 micro/co-living units approved for sections of North Beach Town Center and Washington Avenue, with not one built/occupied yet.

Instead of learning from those and making adjustments as needed, this seeks to expand the area on Washington Ave where more co-living units can be built, and extend by four full years the time frame to get a permit to build. We have absolutely no information on how these new forms of living may impact our city's already-stressed sewer lines and other infrastructure, parking, and traffic. None of these are located anywhere near the biggest employer on the beach, Mount Sinai Hospital, where there may actually be a use for this sort of housing. And there is no explanation offered for why the timeframe to obtain a permit has been extended by four, rather than just one year...perhaps to allow even more developers to put their own plans together for yet more co-living units.

Would it not be more prudent to learn from the first ones to be completed in order to course correct as needed, rather than building all under the same guidelines and being stuck with a model that may not work at all, or which needs refining?

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

Rooftop Additions in The Museum Historic District

R5 F - SPONSORED BY ROSEN GONZALEZ - FIRST READING

Executive Summary:

For over 30 years, existing structures within historic districts have only been permitted to have habitable one-story rooftop additions, with no variances permitted. This item seeks to change that.

Why It Matters:

Miami Beach United **OPPOSES** permitting multi-story habitable roof top additions in the Museum Historic District or in any other historic district. The Planning Board got it right in voting 7-0 against this proposal.

There is no compelling reason to change our longstanding rules limiting the size of rooftop additions in historic districts to one-story. This change, if permitted, would predictably be expected to spiral out of control in other areas of our cherished historic districts, undoing decades of thoughtful historic preservation land use management. et developed.

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

Identify/Help Voters Visualize Square Footage Impact for Proposed F.A.R. Increases Presented As Ballot Questions

R5 L - SPONSORED BY ROSEN GONZALEZ - FIRST READING

Executive Summary:

This is an ordinance to require that maximum Floor Area be identified when an FAR increase is presented to the voters as a ballot question in order to help voters better understand and visualize the potential neighborhood impact of granting an increase.

Why It Matters:

MBU **SUPPORTS** this ordinance, including the Planning Board's recommendation, which was approved 7-0, to also include a massing study in addition to the other tools described. In this way, voters will have vital information to help formulate a decision when presented with often incomplete information upon which to base their decisions about whether or not to approve a ballot question granting additional F.A.R

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

To Adopt Business Regulations Applicable To the Management Of Residential Properties Co-Owned by Housing Unit Managers

R5 O - SPONSORED BY FERNANDEZ - FIRST READING

Executive Summary:

Throughout the country, fractional ownership of luxury vacation homes, (through companies such as Pacaso, Ember, Here, Kocomo, and others) are increasingly causing deleterious quality of life issues for residents where these properties are located, including parking, noise, traffic and a degradation of the sense of community.

Why It Matters:

Miami Beach United **SUPPORTS** the efforts of the Commission to establish regulations with regard to fractional ownership of property in Miami Beach.

We further urge the Commission to require that dedicated support resources, including 24/7 contact information for each OWNER be provided to the City which shall be updated annually, and that, as far as legally possible, the number of owners (individuals and/or corporate entities) in any one property be assigned a maximum limit, such as eight (8) in order to reduce potential for degradation of our community.

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

To Impose A Moratorium On The Sale Or Lease Of 10 Years Or More Of City-Owned Parking Lots Or Garage - With Exceptions

R7 H - SPONSORED BY FERNANDEZ

Executive Summary:

Over the past few years the City has entertained unsolicited bids on a number of city-owned land/lots/structures, and has been willing to strike deals that didn't seem to do much for the greater good of the City and its residents, nor add much to the City's revenue. There doesn't seem to be a strategic vision of how, when, or whether to lease these lots, nor what the goals in doing so should be.

Why It Matters:

As it is currently written, Miami Beach United **does not support** this resolution.

However, MBU is in complete agreement with the need to put a pause on unsolicited proposals, and on commission-sponsored plans, to sell off or lease our publicly owned land. Government-owned land that is currently "under-developed" and is being used as open unencumbered green space or surface lots are our, the residents of Miami Beach's, rainy day fund. These parcels do not need to be leased or sold for uninspired "more of the same" projects with underwhelming financial, or other, benefit to the City. If they are to be developed at all, and that need is questionable, they should be viewed proactively by the Commission as opportunities to build workforce/affordable housing; innovative public spaces that can promote the arts and build on our capital of cultural institutions; creative park spaces which double as climate change resilience resources. Instituting a complete moratorium, with no exceptions, so that instead of being reactive, the Commission and staff has time to proactively assess and plan for what would best serve the interests and resources of the residents of Miami Beach, is an idea which we would support.

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

Discuss The Implementation Of A Secured Perimeter On Ocean Drive And Potential Surrounding Areas For Select Periods During Spring Break 2024

R9 AC - SPONSORED BY MEINER

and

Discuss/Take Action To “End Spring Break” By, But Not Limited To, Adopting Measures In Advance Of March 2024: Establishing A Curfew; Early Closure Of Businesses; Rollback Of Alcohol Sales; Limitations On Non-Residential Parking; Continuation Of Positive Daytime Programming And Activations; And, Establishing A Fenced Perimeter For Ocean Drive And Lummus Park With Centralized Entry Points, And Faa Style Security Searches.

R9 AD - SPONSORED BY FERNANDEZ

Executive Summary:

For far too long, residents, businesses, and law-abiding tourists have to endure chaos for the four weeks of March, known as "Spring Break" with the City's leadership trying to do too little too late when things go wrong. Finally, some proposals to preemptively address the issue to redefine what March might mean for us all, going forward.

Why It Matters:

Miami Beach United **SUPPORTS** these two proposals to tackle the issues caused by poor planning and execution during the month of March.

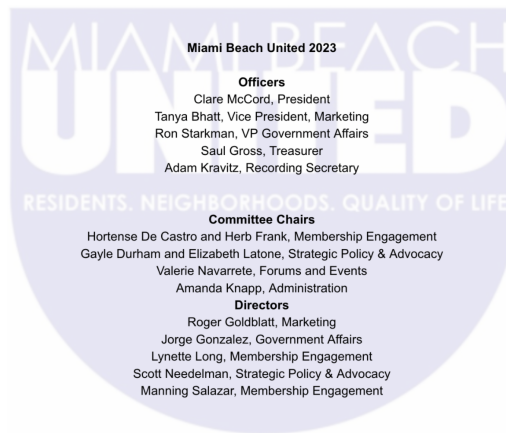
While we are not opining, at this time, on the individual tactics suggested, we applaud the effort, finally, to address the chaos that residents, businesses, and law-abiding tourists have to endure for the 4 weeks of "Spring Break" IN ADVANCE of the timeframe, rather than trying to do too little too late during the month of March when things go wrong.

We urge the City's leadership to take steps to ensure that as one area of the city is protected, there isn't spillover effect by frustrated prospective troublemakers who take their tailgating, drug dealing, donuts & drifting driving, and escalating brawls to other neighborhoods.

We encourage leadership to work with leadership from other cities who have successfully dealt with these issues, and to be nimble and flexible as more best practices and strategies for success are learned, so as to incorporate them into the plans for March 2024 and going forward.

We strongly believe that enforcing all the laws on our books, every day, in every neighborhood, will also go a long way to helping change the narrative that "anything goes" in Miami Beach.

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



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 8,000 subscribers, the majority of whom are registered Miami Beach voters.

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