



COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission

FROM: Commissioner Laura Dominguez

DATE: May 21, 2025

TITLE: REFERRAL TO THE PUBLIC SAFETY AND NEIGHBORHOOD QUALITY OF LIFE COMMITTEE – DISCUSSION REGARDING THE ESTABLISHMENT OF A UNIFIED VALET PARKING SYSTEM IN THE 41ST STREET COMMERCIAL CORRIDOR.

RECOMMENDATION

BACKGROUND/HISTORY

On April 23, 2025, the Mayor and City Commission considered a referral (Item C4 P) regarding public safety and quality of life improvements along Ocean Drive, Collins Avenue, and Washington Avenue in South Beach. Among the issues for discussion by the Committee were strategies to improve vehicular and pedestrian circulation, including the coordination of valet operations in high-traffic commercial corridors.

The 41st Street corridor, a key commercial and cultural spine in Mid-Beach, experiences many of the same challenges, including limited parking availability, fragmented valet operations, and congestion related to curbside drop-offs and pickups. Business patrons and residents alike have expressed interest in a more organized and efficient valet system to improve the flow of traffic, enhance the customer experience, and ensure compliance with applicable regulations.

ANALYSIS

Please place on the May 21, 2025 agenda, a referral to the June 3, 2025 meeting of Public Safety and Neighborhood Quality of Life Committee (the “Committee”) to discuss the feasibility and potential implementation of a unified valet parking system along the 41st Street commercial corridor.

A unified valet parking system could improve traffic circulation and pedestrian safety while reducing competition and confusion among multiple, independent valet operators. It may also enhance the aesthetics and functionality of the corridor by consolidating signage, limiting redundant curb cuts, and providing a more seamless experience for users. The Committee should evaluate possible models, including public-private partnerships, centralized management, or City oversight, as well as lessons learned from other commercial districts.

FISCAL IMPACT STATEMENT

N/A

Does this Ordinance require a Business Impact Estimate?
(FOR ORDINANCES ONLY)

If applicable, the Business Impact Estimate (BIE) was published on:
See BIE at: <https://www.miamibeachfl.gov/city-hall/city-clerk/meeting-notices/>

FINANCIAL INFORMATION

CONCLUSION

The Administration should be prepared to present information on existing valet operations within the 41st Street corridor, legal and logistical considerations for implementing a unified system, and examples of best practices from other jurisdictions. Community input, particularly from corridor businesses and property owners, should also be incorporated into the discussion.

Applicable Area

Middle Beach

Is this a "Residents Right to Know" item, pursuant to City Code Section 2-17?

No

Is this item related to a G.O. Bond Project?

No

Was this Agenda Item initially requested by a lobbyist which, as defined in Code Sec. 2-481, includes a principal engaged in lobbying? No

If so, specify the name of lobbyist(s) and principal(s):

Department

Office of Commissioner Laura Dominguez

Sponsor(s)

Commissioner Laura Dominguez

Co-sponsor(s)

Commissioner Alex Fernandez
Commissioner Kristen Rosen Gonzalez

Condensed Title

Ref: PSNQLC - Establish Unified Valet Parking System in 41st Street Commercial Corridor.
(LD/AF/KRG)

Previous Action (For City Clerk Use Only)