

# MIAMI BEACH

## COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission

FROM: Eric Carpenter, City Manager

DATE: December 11, 2024 9:27 a.m. Public Hearing

TITLE: A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, FOLLOWING A DULY NOTICED PUBLIC HEARING, AMENDING THE BOUNDARIES OF THE UNIFIED RESTRICTED RESIDENTIAL PARKING PERMIT (RRPP) PILOT PROGRAM ZONE IN NORTH BEACH (NORTH BEACH RRPP ZONE 26) ESTABLISHED BY RESOLUTION NO. 2024-33222 ON JULY 24, 2024, TO INCLUDE BROADWATER BEACH ARMS #1 INC CO-OP LOCATED AT 6490 COLLINS AVENUE; BROADWATER BEACH ARMS II INC CO-OP LOCATED AT 6494 COLLINS AVENUE; BROADWATER BEACH ARMS #3 INC CO-OP LOCATED AT 6498 COLLINS AVENUE; AND THE OLSEN HOTEL CONDO LOCATED AT 7300 OCEAN TERRACE.

### **RECOMMENDATION**

The City Administration ("Administration") recommends that the Mayor and City Commission ("City Commission") adopt the Resolution.

### **BACKGROUND/HISTORY**

On July 24, 2024, the City Commission adopted Resolution No. 2024-33222 (Attachment A) establishing the North Beach Restricted Residential Parking Permit ("RRPP") Pilot Program Zone 26 ("Zone 26 Pilot Program"). Upon conducting further community outreach, the Parking Department has discovered that there are certain residential buildings located outside of the Zone 26 Pilot Program boundaries that do not have any on-site parking and are currently not allowed to participate in the North Beach RRPP Zone 26 Pilot Program. The residential buildings are as follows:

- Broadwater Beach Arms #1 Inc Co-op located at 6490 Collins Avenue;
- Broadwater Beach Arms II Inc Co-op located at 6494 Collins Avenue;
- Broadwater Beach Arms #3 Inc co-op located at 6498 Collins Avenue; and
- The Olsen Hotel Condo located at 7300 Ocean Terrace.

Residents of the aforementioned residential buildings have requested to participate in the Zone 26 Pilot Program as they do not have a parking option, other than metered on-street parking.

Sec. 106-79 of the City Code, entitled "Issuance of Permits; Placement of Signs", paragraph (b) states that "a permit shall be issued upon application and payment of fees, if any, only to the owner or the operator of a motor vehicle who resides on property immediately adjacent to a street or other location within the designated area." (Attachment B).

The aforementioned buildings are not immediately adjacent to the North Beach RRPP Zone 26. Therefore, on November 20, 2024, the City Commission approved on First Reading an Ordinance

amending the aforementioned section of the City Code and creating specific criteria for inclusion of residential buildings (Attachment C), and scheduled a Second Reading public hearing for the December 11, 2024 City Commission meeting.

The proposed modifications contained herein, including the specific addresses of the residential buildings to be included in the North Beach RRPP Zone 26 Pilot Program, are being presented via resolution as a companion item to the proposed Ordinance on Second Reading/Public Hearing contingent upon the approval of the Ordinance by the City Commission.

## **ANALYSIS**

In order to expand the eligibility for participation in the North Beach RRPP Zone 26 Pilot Program and include residential buildings that are not directly adjacent to the designated zone, an amendment to the City Code is necessary.

The companion second reading of the Ordinance amending the City Code grants the City Manager authority to exercise his or her discretion to make modifications to established RRPP zones throughout the City, provided that the affected properties meet certain predefined criteria. The specific requirements (criteria) that must be met for such modifications to be considered include the following:

- The resident(s) resides immediately adjacent to a street or other location within the designated area or within 1,500 feet of the outside boundary of the residential parking permit area;
- The original certificate of occupancy for the building was issued prior to October 1, 2024;
- The residential building does not have off-street parking on the property (i.e. no on-site parking); and
- The issuance of the residential parking permit would not have a material impact on the available parking within the RRPP zone.

If the proposed ordinance is approved during the second reading/public hearing on December 11, 2024, this proposed resolution would permit the inclusion of the following residential buildings in the North Beach RRPP Zone 26 Pilot Program:

- Broadwater Beach Arms #1 Inc Co-op located at 6490 Collins Avenue;
- Broadwater Beach Arms II Inc Co-op located at 6494 Collins Avenue;
- Broadwater Beach Arms #3 Inc co-op located at 6498 Collins Avenue; and
- The Olsen Hotel Condo located at 7300 Ocean Terrace.

## **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-notice/>

**FINANCIAL INFORMATION**

N/A

**CONCLUSION**

The Administration recommends that the City Commission adopt the Resolution in order to allow residents of certain residential buildings located outside the boundaries of the North Beach RRPP Zone 26 Pilot Program, to participate in the Zone 26 Pilot Program.

**Applicable Area**

North Beach

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

Yes

**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**

Parking

**Sponsor(s)**

Commissioner David Suarez

**Co-sponsor(s)**

**Condensed Title**

9:27 a.m. PH, Resolution to include residential buildings in RRPP Zone 26. (Suarez) PK