

# MIAMI BEACH

## Land Use Boards

### Planning Board

TO: Planning Board  
FROM: Thomas Mooney, Director  
DATE: September 24, 2024  
TITLE: PB24-0662, CONDITIONAL USE REGULATIONS FOR GROCERY AND  
CONVENIENCE STORES IN CD-3 ZONING ON LINCOLN ROAD.

#### **PROPERTY**

420 Lincoln Road

#### **FILE NO.**

PB24-0662

#### **APPLICANT**

420 Lincoln Road Associates, LTD

#### **IN RE:**

AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, AMENDING THE RESILIENCY CODE OF THE CITY OF MIAMI BEACH CHAPTER 7, ENTITLED "ZONING DISTRICTS AND REGULATION," ARTICLE II, "DISTRICT REGULATIONS," SECTION 7.2.12. "CD-3 COMMERCIAL HIGH INTENSITY DISTRICT," BY AMENDING SECTION 7.2.12.2. "USES (CD-3)," TO LIST GROCERY AND CONVENIENCE STORES LOCATED ON LINCOLN ROAD OR 16th STREET EAST OF DREXEL AVENUE AND WEST OF WASHINGTON AVENUE AS A CONDITIONAL USE SUBJECT TO STRICT CRITERIA; AND PROVIDING FOR CODIFICATION, REPEALER, SEVERABILITY, AND AN EFFECTIVE DATE.

#### **PRIOR ORDER NUMBER:**

#### **Applicable Area**

N/A

**Is this a "Residents Right to Know" item,  
pursuant to City Code Section 2-14?**

**Does this item utilize G.O. Bond  
Funds?**

**NEW COMPREHENSIVE PLAN & CODE AMENDMENTS (Filed pursuant to Chapter 2,  
Arti... {{item.number}}**

Yes

No