

31. DISCUSS IMPROVEMENTS INCLUDING CLEANLINESS AND ABANDONED  
CONDITIONS OF EVERGLADES COURT IN NORTH BEACH.

Applicable Area:

# MIAMI BEACH

## COMMITTEE MEMORANDUM

TO: Public Safety and Neighborhood Quality of Life Committee Members

FROM: Eric Carpenter, City Manager

DATE: April 9, 2025

TITLE: DISCUSS IMPROVEMENTS INCLUDING CLEANLINESS AND ABANDONED CONDITIONS OF EVERGLADES COURT IN NORTH BEACH.

### **RECOMMENDATION**

As a short-term solution, the Administration recommends that Public Works continues its efforts to maintain a clean alleyway and make necessary improvements to the current conditions including sodding, management of overgrown vegetation, and consistent pickup of abandoned bulk trash items.

### **BACKGROUND/HISTORY**

On February 3, 2025, at the request of Commissioner Alex Fernandez, co-sponsored by Commissioner Tanya Bhatt, the Mayor and City Commission (City Commission) approved item C4H (Attachment A), a referral to the Public Safety and Neighborhood Quality of Life Committee (PSNQLC) to discuss improvements, including cleanliness and abandoned conditions of Everglades Court in North Beach.

Commissioner Fernandez and Commissioner Bhatt have drawn attention to Everglades Court as a public space that has fallen into disrepair, currently abandoned and surrounded with trash and overgrown grass. It is believed the area is in need of maintenance and revitalization. Sponsoring Commissioners would like to discuss potential solutions for restoring and maintaining Everglades Court.

### **ANALYSIS**

City staff conducted an initial assessment of the Everglades Court alleyway in North Beach. There is currently a 20-foot alleyway according to Plat Book 25-60 of the Miami-Dade County Property Appraiser. The alleyway considered City property.

The record search also showed that in 2015, Public Works was approved a funding request in the amount of \$300,000, to be utilized towards the paving of the existing alleyway, with an expected completion timeframe of 2015-2018 (Project 28050, Everglades Court Alleyway Paving). In 2021, the project was closed out and the funding transferred to the 59th Street Bioswale project.

The Administration conducted an evaluation of the Everglades Court to determine what if any improvements were needed. City staff reported the following findings at the March 12, 2025, PSNQLC:

- Need to resod existing damaged or unhealthy lawn
- Manage potential code issues with overgrown vegetation coming from the back side of the properties to aesthetically improve the conditions of the alley
- Keep the alley within the waste hauler's attention and have them include abandoned bulk trash items within their daily pickup, and possibly placing signs

The Everglades Court discussion concluded with a motion to come back the following month with an update.

**CURRENT STATUS:**

On March 14, 2025, the Administration conducted a walk through of Everglades Court alleyway. The plan of action will be as follows:

- Pricing will be sought for putting in an irrigation system and for sodding the entire alley, as well as potentially adding park type lighting and playground equipment. Some of these items will be funded by Public Works and some by the Parks & Recreation Department (Parks). Parks will evaluate the alley for the feasibility of implementing a linear park and if so, conducting public outreach to obtain the publics' opinion for a linear park and/or closing off both ends of the alley.

**FISCAL IMPACT STATEMENT**

To be determined.

**CONCLUSION**

As a short-term solution, the Administration recommends that Public Works continues its efforts to maintain a clean alleyway and make necessary improvements to the current conditions including sodding, management of overgrown vegetation, and consistent pickup of abandoned bulk trash items.

**Applicable Area**

North Beach

| <b><u>Is this a "Residents Right to Know" item, pursuant to City Code Section 2-17?</u></b> | <b><u>Is this item related to a G.O. Bond Project?</u></b> |
|---|--|
| Yes   | No   |

**Department**

Public Works

**Sponsor(s)**

Commissioner Alex Fernandez

**Co-sponsor(s)**

Commissioner Tanya K. Bhatt

**Condensed Title**

DISCUSS IMPROVEMENTS INCLUDING CLEANLINESS AND ABANDONED CONDITIONS OF EVERGLADES COURT IN NORTH BEACH.



**COMMISSION MEMORANDUM**

TO: Honorable Mayor and Members of the City Commission  
FROM: Commissioner Alex Fernandez  
DATE: February 3, 2025  
TITLE: REFERRAL TO THE PUBLIC SAFETY AND NEIGHBORHOOD QUALITY OF LIFE COMMITTEE TO DISCUSS IMPROVEMENTS INCLUDING CLEANLINESS AND ABANDONED CONDITIONS OF EVERGLADES COURT IN NORTH BEACH.

**RECOMMENDATION**

Please place on the February 3, 2025, City Commission agenda a referral to the Public Safety and Neighborhood Quality of Life Committee to discuss the current conditions of Everglades Court in North Beach.

Everglades Court is a public space that has fallen into disrepair and is currently abandoned with trash and overgrown grass. The lack of upkeep is concerning and the area needs maintenance and revitalization.

As part of this referral, the Administration should be prepared to discuss potential solutions for restoring and maintaining Everglades Court and collaborating with the item sponsor on a scheduling a neighborhood meeting to discuss with residents.

**BACKGROUND/HISTORY**

**ANALYSIS**

**FISCAL IMPACT STATEMENT**

**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**

**CONCLUSION**

**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**

Office of Commissioner Alex Fernandez

**Sponsor(s)**

Commissioner Alex Fernandez

**Co-sponsor(s)**

Commissioner Tanya K. Bhatt

**Condensed Title**

Ref: PSNQLC - Everglades Court in North Beach Improvements. (Fernandez/Bhatt)

**Previous Action (For City Clerk Use Only)**