

C4 O REFERRAL TO THE LAND USE AND SUSTAINABILITY COMMITTEE AND PLANNING BOARD TO AMEND LAND DEVELOPMENT REGULATIONS APPLICABLE TO ALL ZONING DISTRICTS WHERE HOTELS ARE PERMITTED, TO INCREASE THE MINIMUM UNIT SIZE FOR HOTEL ROOMS.

MIAMI BEACH

COMMISSION MEMORANDUM

TO:	Honorable Mayor and Members of the City Commission
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FROM: Commissioner Kristen Rosen Gonzalez

DATE: June 26, 2024

TITLE: REFERRAL TO THE LAND USE AND SUSTAINABILITY COMMITTEE AND PLANNING BOARD – AMEND LAND DEVELOPMENT REGULATIONS APPLICABLE TO ALL ZONING DISTRICTS WHERE HOTELS ARE PERMITTED, TO INCREASE THE MINIMUM UNIT SIZE FOR HOTEL ROOMS.

BACKGROUND/HISTORY

Please place the above item on the City Commission meeting agenda as a referral to the Land Use and Sustainability Committee (“LUSC”) and Planning Board.

Currently, a specific minimum hotel unit size is established for each zoning district in the City. I would like the LUSC to consider amending the Land Development Regulations to increase the minimum unit size for hotel rooms throughout the City (i.e. in zoning districts where hotels are permitted). I believe the Code should continue to allow for 200 square-foot rooms in historic hotels (in historic districts only), as the original room layouts in existing, historic buildings were smaller.

Following review by the LUSC, I would like an Ordinance transmitted to the Planning Board.

FISCAL IMPACT STATEMENT

NA

Applicable Area

Citywide

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 Kristen Rosen Gonzalez

Sponsor(s)

Commissioner Kristen Rosen Gonzalez

Co-sponsor(s)

Commissioner David Suarez