

12. DISCUSS THE POSSIBLE ACQUISITION OF CERTAIN OUTLOTS ALONG INDIAN CREEK DRIVE FOR THE CREATION OF BUS PULLOUT BAY/BUS STOPS TO AMELIORATE TRAFFIC.

Attachment A - Bus Stop Area Map

Routes 79, 100, and
Collins Express

Bus Stop

Routes 14, 36, 150,
and Middle Beach
Loop





OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 05/22/2024

PROPERTY INFORMATION	
Folio	02-3226-001-2221
Property Address	0 , FL
Owner	SALOMON TERNER TRS , SALOMON TERNER TRUST , ANA T WEISSMAN , ROSA PAPIR TERNER
Mailing Address	1425 BRICKELL AVE 4B MIAMI, FL 33131
Primary Zone	4000 MULTI-FAMILY - 63-100 U/A
Primary Land Use	1081 VACANT LAND - COMMERCIAL : VACANT LAND
Beds / Baths /Half	0 / 0 / 0
Floors	0
Living Units	0
Actual Area	0 Sq.Ft
Living Area	0 Sq.Ft
Adjusted Area	0 Sq.Ft
Lot Size	3,000 Sq.Ft
Year Built	0

ASSESSMENT INFORMATION			
Year	2023	2022	2021
Land Value	\$30,000	\$30,000	\$30,000
Building Value	\$0	\$0	\$0
Extra Feature Value	\$0	\$0	\$0
Market Value	\$30,000	\$30,000	\$30,000
Assessed Value	\$30,000	\$30,000	\$30,000

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).				

SHORT LEGAL DESCRIPTION	
23-26-27-34 53 42 PB 5-8	
MIAMI BEACH IMPROVEMENT CO SUB	
PARCEL OF LAND OPP LOT 2 BLK 40	
FACING INDIAN CREEK DRIVE	
LOT SIZE 3000 SQUARE FEET	



TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
COUNTY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$30,000	\$30,000	\$30,000
SCHOOL BOARD			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$30,000	\$30,000	\$30,000
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$30,000	\$30,000	\$30,000
REGIONAL			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$30,000	\$30,000	\$30,000

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
02/14/2020	\$100	31843-2247	Corrective, tax or QCD; min consideration
01/01/1990	\$0	00000-00000	Sales which are disqualified as a result of examination of the deed
01/01/1982	\$25,000	11328-0350	Sales which are qualified

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OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 05/22/2024

PROPERTY INFORMATION	
Folio	02-3226-001-2230
Property Address	4332 COLLINS AVE MIAMI BEACH, FL 33140-3288
Owner	CHARLES GARAGE LLC , C/O CHARLES GROUP HOTELS
Mailing Address	4333 COLLINS AVE MIAMI BEACH, FL 33140-3212
Primary Zone	4000 MULTI-FAMILY - 63-100 U/A
Primary Land Use	1229 MIXED USE-STORE/RESIDENTIAL : MIXED USE - COMMERCIAL
Beds / Baths /Half	15 / 18 / 0
Floors	5
Living Units	10
Actual Area	197,658 Sq.Ft
Living Area	197,658 Sq.Ft
Adjusted Area	194,364 Sq.Ft
Lot Size	72,000 Sq.Ft
Year Built	2007

ASSESSMENT INFORMATION			
Year	2023	2022	2021
Land Value	\$15,840,000	\$13,950,000	\$15,048,000
Building Value	\$3,160,000	\$5,050,000	\$3,702,000
Extra Feature Value	\$0	\$0	\$0
Market Value	\$19,000,000	\$19,000,000	\$18,750,000
Assessed Value	\$19,000,000	\$19,000,000	\$18,750,000

BENEFITS INFORMATION				
Benefit	Type	2023	2022	2021
Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).				

SHORT LEGAL DESCRIPTION	
23-26-27 34 53 42 PB 5-8	
MIAMI BEACH IMPROVEMENT CO SUB	
LOTS 3 TO 7 INC & TRS OPP	
SAME FACING IND CR BLK 40	
LOT SIZE IRREGULAR	

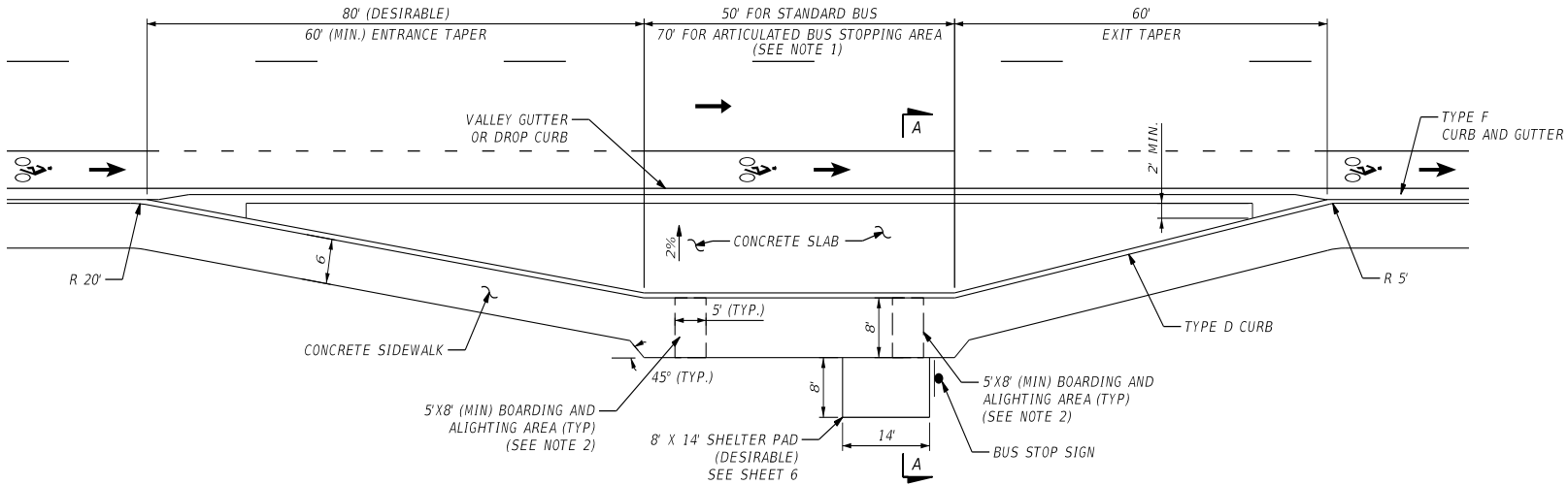


TAXABLE VALUE INFORMATION			
Year	2023	2022	2021
COUNTY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$19,000,000	\$19,000,000	\$18,750,000
SCHOOL BOARD			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$19,000,000	\$19,000,000	\$18,750,000
CITY			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$19,000,000	\$19,000,000	\$18,750,000
REGIONAL			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$19,000,000	\$19,000,000	\$18,750,000

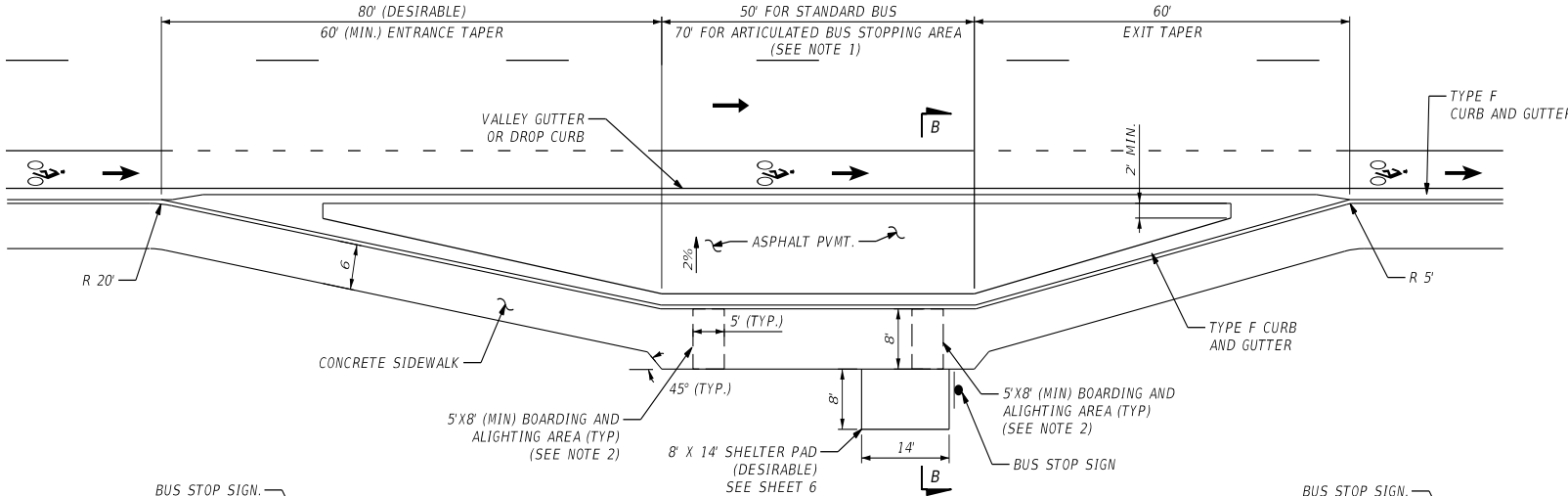
SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
05/01/2007	\$0	25646-2648	Sales which are disqualified as a result of examination of the deed
05/01/1998	\$0	00000-00000	Sales which are disqualified as a result of examination of the deed
06/01/1995	\$20,000,000	16832-4544	Deeds that include more than one parcel
03/01/1976	\$1	00000-00000	Sales which are disqualified as a result of examination of the deed

GENERAL NOTES

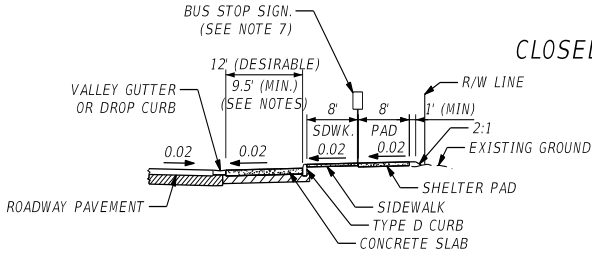
1. DIMENSIONS SHOWN ARE FOR ONE BUS. INCREASE LENGTH OF BUS BAY BY 50' FOR EACH 40-FOOT BUS AND 70' FOR EACH 60-FOOT ARTICULATED BUS EXPECTED TO BE AT THE STOP SIMULTANEOUSLY.
2. WHEN NO BUS SHELTER IS USED, EXTEND THE SIDEWALK TO PROVIDE A BOARDING AND ALIGHTING AREA WITH A MINIMUM CLEAR LENGTH OF 8' AND A MINIMUM CLEAR WIDTH OF 5'.
3. FOR CURB & GUTTER TRANSITION DETAILS, SEE INDEX 300.
4. FOR SHELTER AND SHELTER PAD DETAILS, REFER TO SHEET 6.
5. ALL CONCRETE JOINTS SHALL BE AS PER THE LATEST VERSION OF THE FDOT ROADWAY AND TRAFFIC DESIGN STANDARDS.
6. A MID-BLOCK CROSSWALK CAN BE USED IN LOCATIONS WHERE THERE IS A MAJOR TRANSIT ORIENTED ACTIVITY CENTER OR THE DISTANCE TO THE NEXT INTERSECTION IS GREATER THAN 300 FEET. SIGNALIZATION MAY BE PROVIDED AS PER THE MUTCD.
7. BUS STOP SIGN PANEL MUST BE LOCATED SUCH THAT A MINIMUM CLEARANCE OF 36" IS PROVIDED ON THE SIDEWALK. FOR SIGN DETAILS SEE INDEX 11860.
8. DRAINAGE STRUCTURES ARE NOT TO BE LOCATED WITHIN THE BUS BAY.



CLOSED BUS BAY LAYOUT URBAN/CURB AND GUTTER PLAN
CONCRETE SLAB OPTION

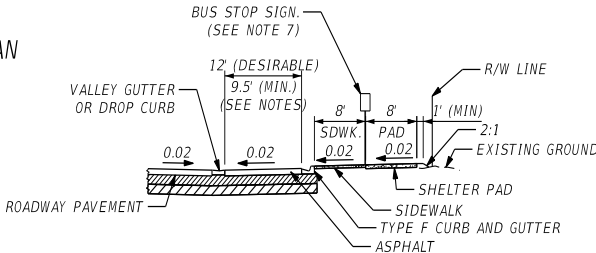


CLOSED BUS BAY LAYOUT URBAN/CURB AND GUTTER PLAN
ASPHALT PAVEMENT OPTION



SECTION A-A

TYPICAL BUS BAY
URBAN/CURB & GUTTER CONDITION
WITH CONCRETE PAVEMENT



SECTION B-B

TYPICAL BUS BAY
URBAN/CURB & GUTTER CONDITION
WITH ASPHALT PAVEMENT

MIAMI BEACH

COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission
FROM: Commissioner Alex Fernandez
DATE: March 13, 2024

SUBJECT: REFERRAL TO THE FINANCE AND ECONOMIC RESILIENCY COMMITTEE TO DISCUSS THE POSSIBLE ACQUISITION OF CERTAIN OUTLOTS ALONG INDIAN CREEK DRIVE FOR THE CREATION OF BUS PULLOUT BAYS/BUS STOPS TO AMELIORATE TRAFFIC.

RECOMMENDATION

Please place on the March 13, 2024 agenda a referral to the Finance and Economic Resiliency Committee to discuss the possible acquisition of certain outlots along Indian Creek Drive for the creation of bus bays/bus stops to ameliorate traffic.

Indian Creek Drive is a key transit route in the City. As a dedicated bus lane is an impractical option, the installation of bus bays adjacent to the drive lanes would help avoid the bottlenecks that occur when a bus stops within a lane to drop off/pick up passengers. I would request that the Committee consider the acquisition of outlots along Indian Creek Drive to enable the City to create bus pullout bays to ameliorate traffic conditions on this congested transit artery in our City.

The appropriate representatives from the Transportation Department should be prepared to address this matter before the Committee.

SUPPORTING SURVEY DATA

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FINANCIAL INFORMATION

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Applicable Area

Citywide

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

Yes

Does this item utilize G.O. Bond Funds?

No

Legislative Tracking

Commissioner Alex Fernandez

Sponsor

Co-sponsored by Commissioner David Suarez

ATTACHMENTS:**Description**

■ Memo

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FROM: Commissioner Alex Fernandez

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