

19. DISCUSS ADDING TO THE LAND USE AND SUSTAINABILITY COMMITTEE AGENDA MONTHLY UPDATES ON HISTORIC HOTEL REDEVELOPMENT ON COLLINS AVENUE BETWEEN 14TH AND 20TH STREETS, INCLUDING AN OVERVIEW OF PENDING PERMITS AND PROGRESS UPDATES FROM DEVELOPMENT TEAMS.

Applicable Area:

MIAMI BEACH

COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission

FROM: Commissioner Alex Fernandez

DATE: October 30, 2024

TITLE: REFERRAL TO THE LAND USE AND SUSTAINABILITY COMMITTEE TO DISCUSS ADDING TO THE AGENDA MONTHLY UPDATES ON HISTORIC HOTEL REDEVELOPMENT ON COLLINS AVENUE BETWEEN 14TH AND 20TH STREETS, INCLUDING AN OVERVIEW OF PENDING PERMITS AND PROGRESS UPDATES FROM DEVELOPMENT TEAMS.

RECOMMENDATION

Please include on the October 30, 2024, City Commission agenda a referral to the Land Use and Sustainability Committee to discuss adding to the Committee's agenda monthly updates on historic hotel redevelopment in Miami Beach.

On October 21, 2024, Bloomberg published an article detailing developers' ambitious plans to revitalize Collins Avenue with a \$2.5 billion investment in high-end hotels, residential units, restaurants, and more. The piece highlights a specific stretch of Collins Avenue, referred to by developers as "Billionaire Beach," encompassing the area between 14th and 20th streets. While under redevelopment, the closure of these hotels impacts surrounding businesses and also affects the city's Resort Tax collection. Additionally, it is important to note that other significant investments are underway throughout Miami Beach, further contributing to the city's development landscape.

As part of this referral, I ask that the City Administration be prepared to provide the Committee with a comprehensive overview of pending permits, including their progress and updates from the development teams on project completion. These updates will be inclusive of the specified areas of Collins Avenue mentioned above.

BACKGROUND/HISTORY

ANALYSIS

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-notices/>

FINANCIAL INFORMATION

CONCLUSION

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?

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)

Condensed Title

Ref: LUSC - Monthly Updates, Historic Hotel Redevelopment on Collins Av, 4th-20th Streets. (Fernandez)

MIAMI BEACH

COMMITTEE MEMORANDUM

TO: Land Use and Sustainability Committee Members

FROM: Eric Carpenter, City Manager 

DATE: November 25, 2024

TITLE: DISCUSS ADDING TO THE LAND USE AND SUSTAINABILITY COMMITTEE AGENDA MONTHLY UPDATES ON HISTORIC HOTEL REDEVELOPMENT ON COLLINS AVENUE BETWEEN 14TH AND 20TH STREETS, INCLUDING AN OVERVIEW OF PENDING PERMITS AND PROGRESS UPDATES FROM DEVELOPMENT TEAMS.

RECOMMENDATION

The Administration recommends that the Land Use and Sustainability Committee (LUSC) discuss and continue the item to the January 2025 LUSC meeting in order for the Administration to provide a comprehensive update.

BACKGROUND/HISTORY

On October 30, 2024, at the request of Commissioner Alex Fernandez, the Mayor and City Commission (City Commission) referred the item (C4 H) to the LUSC.

ANALYSIS

As noted in the attached referral memorandum, the item sponsor has requested adding to the Committee's agenda monthly updates on historic hotel redevelopment in Miami Beach, in particular along the east side of Collins Avenue from the area between 14th and 20th streets.

In order for the Administration to provide a comprehensive update on the development status of hotels in this area, it is recommended that that the LUSC discuss and continue the item to a future date.

FISCAL IMPACT STATEMENT

Not Applicable

Does this Ordinance require a Business Impact Estimate? (FOR ORDINANCES ONLY)

The Business Impact Estimate (BIE) was published on .
See BIE at: <https://www.miamibeachfl.gov/city-hall/city-clerk/meeting-notice/>

FINANCIAL INFORMATION

Not Applicable

CONCLUSION

The Administration recommends that the LUSC discuss and continue the item to the January 2025 LUSC meeting in order for the Administration to provide a comprehensive update.

Applicable Area

South 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

Planning

Sponsor(s)

Commissioner Alex Fernandez

Co-sponsor(s)

Condensed Title

Discuss Adding To The Land Use And Sustainability Committee Agenda Monthly Updates On Historic Hotel Redevelopment On Collins Avenue Between 14th And 20th Streets, Including An Overview Of Pending Permits And Progress Updates From Development Teams.