

City of Hallandale Beach

400 S. Federal Highway
Hallandale Beach, FL 33009



Meeting Agenda

Wednesday, March 20, 2024

5:30 PM

Commission Chambers

City Commission

Mayor Joy F. Cooper
Vice Mayor Anabelle Lima-Taub
Commissioner Joy D. Adams
Commissioner Mike Butler
Commissioner Michele Lazarow

City Manager Dr. Jeremy Earle
City Attorney Jennifer Merino
City Clerk Jenorgen M. Guillen, MMC

WELCOME TO YOUR CITY COMMISSION MEETING

We are pleased that you have demonstrated an interest in the City of Hallandale Beach by attending a City Commission Meeting. The City Commission encourages citizen participation in the local government process. We hope you will attend more of these meetings in the future. The City Commission also recognizes the necessity for conducting orderly and efficient meetings in order to complete City business in a timely manner.

The presiding officer of the City Commission shall be the Mayor, or in the Mayor's absence, the Vice Mayor. In the absence of both the Mayor and the Vice Mayor, a temporary presiding officer shall be selected by seniority of Office of those Commissioners present. The presiding officer shall preserve order and decorum at all regular and special meetings of the City Commission and shall have the authority to regulate irrelevant debate, repetitious discussion, and disruptive behavior at a public meeting. However, a decision of the presiding officer may be overruled by a majority vote of the City Commission.

The City Commission recognizes the importance of protecting the right of its citizens and taxpayers to express their opinions on the operation of City government and encourages citizen participation in the local government process. The City Commission also recognizes the necessity for conducting orderly and efficient meetings in order to complete City business in a timely and proper manner.

Any individual may speak on any agenda item and/or any subject pertinent to the City. Every individual wishing to address the City Commission is encouraged to sign in with the City Clerk prior to the meeting. Public participation during all items is limited to three minutes, however, the City Commission may allow more time at their discretion. When addressing the City Commission during public participation, speakers are requested to provide their name and city of residency. Speakers shall confine their comments solely to the agenda item being discussed or to matters related to City business. Unless it is an agenda item, speakers are prohibited from discussing their own pending court cases and filed claims against the City or City personnel. Speakers may not engage in commercial advertisement or electioneering.

It is prohibited for any person to disturb or interrupt any meeting of the City Commission or otherwise fail to comport with the rules of decorum. The use of obscene or profane language is prohibited. Loud and disruptive speech is prohibited. Any physical violence or the threat thereof is prohibited. The use of words likely to cause a fight or tending to cause a breach of the peace are prohibited. Speakers should not engage in personal attacks. Remarks should be directed to the Presiding Officer or the Commission. Personal attacks against individual Commissioners, the City Manager or Staff are prohibited.

Any person declared out of order or causing a disturbance will be cautioned and may be barred from making any additional comments during the meeting. Any person who becomes disruptive or interferes with the orderly business of the Commission may be removed from the Commission Chambers.

The above represents a summarization of City Ordinance 2017-15, which establishes regulations for orderly meetings and public participation. Copies of this Ordinance are available for public inspection in the City Clerk's Office. Any person requiring auxiliary aids and services at this, or future meetings, may call the City Clerk's Office at 954-457-1340 at least two calendar days prior to the meeting.

1. CALL TO ORDER**2. ROLL CALL****3. PLEDGE OF ALLEGIANCE****4. ORDER OF BUSINESS****5. PUBLIC PARTICIPATION (Speakers must sign-in with the City Clerk prior to the start of the meeting)****6. PRESENTATIONS**

- A. GOVERNMENT FINANCE PROFESSIONALS WEEK PROCLAMATION. (STAFF: FINANCE DIRECTOR)
- B. NATIONAL SOCIAL WORKER'S MONTH PROCLAMATION. (HUMAN SERVICES DIRECTOR)

7. APPROVAL OF DRAFT MINUTES**8. CONSENT AGENDA (Matters on the Consent Agenda are not expected to require discussion. Items will be adopted by one motion. If discussion is desired by any member of the Commission, then that item may be pulled from the Consent Agenda by any member of the City Commission and will be considered separately. If the public wishes to speak on a matter on the Consent Agenda they must inform the City Clerk prior to the start of the meeting. They will be recognized prior to the approval of the Consent Agenda or on the separate item, if it is pulled.)**

- A. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING AN AGREEMENT PURSUANT TO RFP # FY 2022-2023-016 HALL-019 NW SW 8TH AVE. COMPLETE STREET DESIGN – BROWARD COUNTY SURTAX PROJECT WITH CRAVEN, THOMPSON & ASSOCIATES, INC. AS THE HIGHEST RANKING FIRM, OR SHOULD NEGOTIATIONS FAIL, WITH KIMLEY-HORN AND ASSOCIATES, INC., AS THE SECOND HIGHEST RANKING FIRM, IN AN AMOUNT NOT TO EXCEED THREE HUNDRED AND EIGHTY THOUSAND DOLLARS (\$380,000), OF WHICH ONE HUNDRED AND EIGHTY THOUSAND DOLLARS (\$180,000) WILL COME FROM BROWARD COUNTY SURTAX FUNDS, AND PROVIDING AN EFFECTIVE DATE. (STAFF: PUBLIC WORKS DIRECTOR)

Attachments: [Agenda Cover Memo](#)
[Exhibit 1 - Resolution](#)
[Exhibit 2 - Agreement - Craven, Thompson, Associates, Inc.](#)
[Exhibit 3 - Interlocal Agreement with Broward County - Multimodal Enhancem](#)
[Exhibit 4 - Award Information Memorandum](#)
[Exhibit 5 - RFP Summary Rating Sheet](#)

9. ORDINANCES ON FIRST READING

- A. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AMENDING ARTICLE V OF THE ZONING AND LAND DEVELOPMENT CODE, AMENDING SECTIONS 32-206 32-216, 32-147, 32-149, AND 32-181 AND CREATING SECTION 32-796 RELATING TO THE ALLOCATION OF RESIDENTIAL UNITS; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION; AND PROVIDING FOR AN EFFECTIVE DATE. (FIRST READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

Attachments: [Agenda Cover Memo](#)
[Exhibit 1 - Ordinance](#)
[Exhibit 2 – February 28, 2024, Planning and Zoning Board Cover Memo](#)
[Exhibit 3 – February 28, 2024, Planning and Zoning Board Minutes](#)
[Exhibit 4 - Presentation](#)

- B. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, APPLYING A SECTION 32-186 PLANNED DEVELOPMENT OVERLAY DISTRICT TO THE PROPERTY LOCATED AT 600 E HALLANDALE BEACH BOULEVARD; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE. (FIRST READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

Attachments:[Agenda Cover Memo](#)[Exhibit 1- Ordinance](#)[Exhibit 1A - Legal Description Map](#)[Exhibit 2 - Location Map](#)[Exhibit 3 - Aerial Map](#)[Exhibit 4 - Applicant's Letters and Backup](#)[Exhibit 5 - Building Rendering, Development Plans](#)[Exhibit 6 - City Traffic Consultant Report](#)[Exhibit 7- PZB Agenda Cover Memo Dated 1.24.24](#)[Exhibit 8 – Planning and Zoning Board Meeting Minutes Dated 1.24.2024](#)[Exhibit 9 - Presentation](#)

THIS IS A QUASI-JUDICIAL ITEM. HEARD IN CONJUNCTION WITH 9C AND 11A

- C. AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA GRANTING 600 HALLANDALE PARTNERS, LLC'S APPLICATION #RV-23-7143 REQUESTING VACATION OF ROADWAY AND UTILITY EASEMENTS PURSUANT TO CHAPTER 25, SECTION 25-102 OF THE HALLANDALE BEACH CODE OF ORDINANCES LYING WITHIN TRACT A OF THE PROMENADE AT HALLANDALE PLAT TO ACCOMMODATE THE PROPOSED CONSTRUCTION OF A MIXED-USE DEVELOPMENT AT THE PROPERTY LOCATED AT 600 E HALLANDALE BEACH BLVD.; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE. (FIRST READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

Attachments:[Agenda Cover Memo](#)[Exhibit 1 - Ordinance](#)[Exhibit 1A - Utility Easement](#)[Exhibit 1B - Roadway Easement](#)

ITEM IS HEARD IN CONJUNCTION WITH 9B.

10. ORDINANCES ON SECOND READING/PUBLIC HEARING**11. RESOLUTIONS/PUBLIC HEARING**

- A. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE A DEVELOPMENT AGREEMENT BETWEEN THE CITY OF HALLANDALE BEACH AND 600 HALLANDALE PARTNERS, LLC

FOR THE BEACH GATEWAY PROJECT, PURSUANT TO SECTION 32-186 OF THE ZONING AND LAND DEVELOPMENT CODE FOR A MIXED-USE DEVELOPMENT CONSISTING OF 720 RESIDENTIAL UNITS AND 135,175 SQUARE FEET OF RETAIL; AND PROVIDING FOR AN EFFECTIVE DATE. (FIRST READING)(STAFF: SUSTAINABLE DEVELOPMENT DIRECTOR)

Attachments: [Agenda Cover Memo](#)
 [Exhibit 1- Resolution](#)
 [Exhibit 2 - Draft Proposed Development Agreement](#)

THIS IS A QUASI-JUDICIAL ITEM. HEARD IN CONJUNCTION WITH 9B.

- B. A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, APPROVING AMENDMENT OF THE INTERLOCAL AGREEMENT BETWEEN THE CITY OF HALLANDALE BEACH AND THE HALLANDALE BEACH COMMUNITY REDEVELOPMENT AGENCY RELATING TO THE PROVISION OF COMMUNITY POLICING SERVICES FOR FISCAL YEAR 2023-2024; AND PROVIDING AN EFFECTIVE DATE. (STAFF: POLICE CHIEF)

Attachments: [Agenda Cover Memo](#)
 [Exhibit 1 - Resolution](#)

12. RESOLUTIONS/CITY BUSINESS

13. COMMISSIONER COMMUNICATIONS - Items not on the Agenda

- A. COMMISSIONER ADAMS
- B. COMMISSIONER BUTLER
- C. COMMISSIONER LAZAROW
- D. VICE MAYOR LIMA-TAUB
- E. MAYOR COOPER

14. CITY ATTORNEY COMMUNICATIONS - Items not on the Agenda

15. CITY MANAGER COMMUNICATIONS - Items not on the Agenda

16. INFORMATIONAL ITEMS: (No Action Required)

17. ADJOURN

THIS MEETING IS OPEN TO THE PUBLIC. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, ALL PERSONS THAT ARE DISABLED; WHO NEED SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS MEETING BECAUSE OF THAT DISABILITY SHOULD CONTACT THE OFFICE OF THE CITY CLERK AT 954-457-1489 NO LATER THAN TWO DAYS PRIOR TO SUCH PROCEEDING.

AGENDA ITEMS MAY BE VIEWED AT THE OFFICE OF THE CITY CLERK, CITY OF HALLANDALE BEACH CITY HALL, 400 S. FEDERAL HIGHWAY, HALLANDALE BEACH, FL 33009. ANYONE WISHING TO OBTAIN A COPY OF ANY AGENDA ITEM SHOULD CONTACT THE CITY CLERK AT 954-457-1489. A COMPLETE AGENDA PACKET IS ALSO AVAILABLE ON THE CITY WEBSITE AT www.hallandalebeachfl.gov

ALL INTERESTED PERSONS MAY APPEAR AT THE MEETING AND MAY BE HEARD WITH RESPECT TO THE PROPOSED MATTER. SHOULD ANY PERSON DESIRE TO APPEAL ANY DECISION MADE BY THE BOARD, AGENCY, OR CITY COMMISSION WITH RESPECT TO ANY MATTER TO BE CONSIDERED AT SUCH MEETING OR HEARING, THAT PERSON SHALL ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

TWO OR MORE MEMBERS OF CITY COMMISSION OR OTHER CITY BOARDS MAY ATTEND AND PARTICIPATE AT THIS MEETING.

THESE MEETINGS MAY BE CONDUCTED BY MEANS OF OR IN CONJUNCTION WITH COMMUNICATIONS MEDIA TECHNOLOGY, SPECIFICALLY, A TELEPHONE CONFERENCE CALL. THE LOCATION 400 S. FEDERAL HIGHWAY, HALLANDALE BEACH, FL 33009, WHICH IS OPEN TO THE PUBLIC, SHALL SERVE AS AN ACCESS POINT FOR SUCH COMMUNICATION.