



City of Hallandale Beach City Commission Agenda Cover Memo

Meeting Date:	August 15, 2018		Item Type: <small>(Enter X in box)</small>	Resolution	Ordinance	Other
Fiscal Impact: <small>(Enter X in box)</small>	Yes	No	Ordinance Reading: <small>(Enter X in box)</small>		X	
		X			X	
				Public Hearing: <small>(Enter X in box)</small>	Yes	No
Funding Source:	N/A		Advertising Requirement: <small>(Enter X in box)</small>		Yes	No
					X	
Account Balance:	N/A		Quasi-Judicial: <small>(Enter X in box)</small>		Yes	No
						X
Project Number:	Hallandale Beach Fire Station No.7		RFP/RFQ/Bid Number:	N/A		
Contract/P.O. Required: <small>(Enter X in box)</small>	Yes	No	Strategic Plan Priority Area: <small>(Enter X in box)</small> <div style="display: flex; justify-content: space-between;"> <div>Safety</div> <input type="checkbox"/> </div> <div style="display: flex; justify-content: space-between;"> <div>Quality</div> <input checked="" type="checkbox"/> </div> <div style="display: flex; justify-content: space-between;"> <div>Vibrant Appeal</div> <input type="checkbox"/> </div>			
		X				
Sponsor Name:	Roger Carlton, City Manager		Department: Development Services	Keven Klopp, Development Services Director		

Short Title:

AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING THE DEDICATION OF THE PUBLIC RIGHT-OF-WAY WITHIN THE FIRE STATION 7 PROJECT, INCLUDING FIVE (5) FEET ALONG NW 1ST AVENUE, FIVE (5) FEET ALONG NW 2ND AVENUE AND FIFTEEN (15) FEET ALONG NW 4TH STREET AS IDENTIFIED IN EXHIBIT A; PROVIDING FOR CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.

Staff Summary

Background:

On January 28, 2015, the City of Hallandale Beach City Commission approved applications #DB-15-06 # RD-15-33, for Major Development and Redevelopment Area Modifications for the construction

of a new fire station, Emergency Operation Center (EOC) and Fire Department Administration Offices (“Hallandale Beach Fire Station No.7 Project”) at 111 Foster Road.

One of the conditions of approval for the Hallandale Beach Fire Station No.7 Project major development application required roadway dedications of portions of the project site in order to meet the requirements of the City’s Comprehensive Plan. The attached ordinance for Commission consideration on Second Reading authorizes the dedication of City property for the required rights-of-way.

The first reading of the required Ordinance was held on August 1, 2018.

Why Action is Necessary:

Section 5.01(4)(f) of the City Charter requires an ordinance to convey any lands of the City.

Analysis

According to the City’s Comprehensive Plan, Transportation Element, Policy 1.5.4, local streets are required to be a minimum of 50 feet right-of-way. NW 1st Avenue and NW 2nd Avenue are 40 feet rights-of-way; thus, a 5 feet roadway dedication was required along both roadways adjacent to the project. In addition, NW 4th Street is a 20 feet right-of-way. Accordingly, a 15 feet roadway dedication was also required for NW 4th Street.

The road right-of-way dedications are identified in the “Sketch and Description Right-of Way Dedication” (Exhibit 2) and are as follows:

1. Provides a five (5) feet right-of-way dedication along NW 1st Avenue.
2. Provides a five (5) feet right-of-way dedication along NW 2 Avenue.
3. Provides a fifteen (15) feet right-of-way dedication along NW 4th Street.

Fire Station No. 7 was issued a Temporary Certificate of Occupancy (TCO) on May 2, 2018 and is now in operation. However, in order to obtain the Certificate of Occupancy (CO) for the building, the roadway dedications must be executed and recorded in Broward County records as was required for the major development approval.

Fiscal Impact

None

Staff Recommendations:

City Administration recommends the City Commission adopt the attached ordinance on Second and Final Reading authorizing the dedication of road rights-of-way located within the Hallandale Beach Fire Station No.7 Project for the use and benefit of the public, as identified in the Sketch and Description of Right- of-Way Dedications (“Exhibit 3”); and further, authorize the Mayor to execute a “Right-of-Way Dedication to the Public” for additional roadways in the form and substance similar to “Exhibit 4.”

Attachment(s):

Exhibit 1 - Proposed Ordinance

Exhibit 2 - Aerial Map

Exhibit 3 - Sketch and Description of Right-of-Way Dedications

Exhibit 4 - Right-of-Way Dedication to the Public instrument

Exhibit 5- Resolution Approving Major Development & RAM Applications for construction of Fire Station No.7

Prepared by:


Christy Dominguez
Principal Planner

Concurred with:


Keven R. Klopp, Director
Development Services