



## City of Hallandale Beach City Commission Agenda Cover Memo

Meeting Date:	File No.:	Item Type:	1 <sup>st</sup> Reading	2 <sup>nd</sup> Reading	
<b>3/5/2025</b>	<b>25-083</b>	<input checked="" type="checkbox"/> <b>Resolution</b>	Ordinance Reading	<b>N/A</b>	<b>N/A</b>
		<input type="checkbox"/> <b>Ordinance</b>	Public Hearing	<input type="checkbox"/>	<input type="checkbox"/>
		<input type="checkbox"/> <b>Other</b>	Advertising Required	<input type="checkbox"/>	<input type="checkbox"/>
			Quasi-Judicial:	<input type="checkbox"/>	<input type="checkbox"/>
Fiscal Impact (\$):	Account Balance (\$):	Funding Source:	Project Number:		
<b>n/a</b>	<b>n/a</b>	<b>n/a</b>	<b>n/a</b>		
Contract/P.O. Required	RFP/RFQ/Bid Number:	Sponsor Name:	Department:		
<input checked="" type="checkbox"/> <b>Yes</b> <input type="checkbox"/> <b>No</b>	<b>n/a</b>	<b>Cathie Schanz</b>	<b>Parks, Recreation and Open Spaces</b>		
Strategic Plan Focus Areas:					
<input type="checkbox"/> <b>Fiscal Stability</b>	<input type="checkbox"/> <b>Resident Services</b>	<input checked="" type="checkbox"/> <b>Public Safety</b>	<input type="checkbox"/> <b>Infrastructure &amp; Mobility</b>	<input type="checkbox"/> <b>Economic Development &amp; Affordable Housing</b>	
Implementation Timeline:					
Estimated Start Date: 1/22/2025			Estimated End Date: 9/30/2025		

**SHORT TITLE:**

**A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF HALLANDALE BEACH, FLORIDA, AUTHORIZING TEMPORARY USE AGREEMENT WITH ENGINEERED COMFORT SOLUTIONS TO FACILITATE AIRLIFT FOR BEACH CLUB THREE PROJECT; AND PROVIDING FOR AN EFFECTIVE DATE.**

**STAFF SUMMARY:**

**Summary:**

This agenda item seeks the City Commission’s approval to close South City Beach Park, the beach from the South end of South City Beach Park North to the North end of Surf Rd, and Surf Rd on March 11, 2025 (inclement weather date of March 12, 2025) to facilitate an HVAC replacement project for Beach Club Tower III via helicopter.

The established fee of \$175,000 covers the City’s costs to process and facilitate this request.

**Background:**

With the City Commission's approval, the City of Hallandale Beach entered into an agreement with Engineered Comfort Solutions (Contractor) for South City Beach Park Helicopter Staging on March 30, 2023. The agreement allowed temporary access to facilitate air lifts by helicopter to Beach Club Two of Hallandale Condominium Association located at 1830 S Ocean Drive to complete a permitted HVAC project for the association.

The request required formal written request to use the facility with all details including site plan, MOT, sterile area, safety plan, public notification plan, and schedule. Staff worked with the Contractor to ensure the final plan for the 2023 use of South City Beach Park minimized impact on the public. The work was completed in one day and the lifts were completed from the air via cables. The project did not require an ordinance variance or temporary removal of park property. Public access was restricted on April 4, 2023, from early morning until the lifts were completed that day.

At the time, the City anticipated future requests for park closures as the requestor indicated both Towers I and III would have similar needs in the (near) future. A fee was established to cover the cost of processing the request. Staff review and coordination of the request, lost City and Concessionaire revenue, Police and Fire staffing day of the list, City Notice to affected residents, Permit Fees, and the Closure of South City Beach Park and the adjacent public beach of \$125,000.

The project was executed without issue. The contractor was required to repair/ replace anything damaged in the park and did so on a timely basis.

### **Current Situation:**

The City has received a second request from Engineered Comfort Solutions (Contractor) to utilize South City Beach Park to facilitate air lifts by helicopter to complete a permitted HVAC project for the Beach Club Three of Hallandale Condominium Association located at 1800 S Ocean Drive. The request required a formal written request to use the facility with all details including site plan, MOT, CAP, sterile area, safety plan, public notification plan, and schedule.

Staff has worked extensively with the Contractor to ensure the request for use of the public spaces minimizes the impact on the public. The final request is to complete the work in one day from the air via cables. It does not require an ordinance variance or temporary removal of park property as the helicopter will not land in the park.

Due to the proximity of Tower Three, this request also includes closure of Surf Road and the public beach to the North end of Surf Rd. This will require the closure of the North City Beach Parking Lot, Etaru Restaurant, Heed Spa, and will limit the ingress/egress for Fire Station 60 and Lyfe Resorts and Residences to their West entrance/ exit only. There will be no public vehicular access to the beach during the closure period. The additional closures require additional coordination and public safety resources.

All public access to South City Beach Park, North City Beach Park parking garage, and the beach, from the South end of South City Beach Park to the North end of Surf Road, will be restricted on

the lift date from early morning until the lifts are complete at approximately 2 p.m. on the same day. These areas are incorporated into the sterile area for the safety of our residents and visitors.

South Ocean Drive, Surf Road and sidewalks on both sides of the road as well as the entire Beach Club complex including private roads, driveways, walkways, common areas, etc. will be closed during the lifts. Hallandale Beach Police will facilitate the closures.

The South City Beach Park and parking lot will be reopened to the public at the completion of the demobilization and clean up at approximately 5pm on the same day.

The current estimated schedule is as follows:

March 10, 2025

Dusk Contractor will stage Traffic control devices (barricades, signage, etc.)  
South City Beach Park and parking lot will be secured.

March 11, 2025

7am Surf Road, North City Beach Park, South City Beach Park, and designated Beach area closed/secured.

Mobilization of equipment in the South City Beach Park Parking Lot.

10am Helicopter lifts commence (approximately 7 lifts)

A1A, sidewalks, and Beach Club complex closed/secured during lifts.

2pm Helicopter lifts completed, demobilization and clean up commence.

Surf Road, North City Beach Park, designated beach area, A1A, sidewalks, Beach Club complex, and Lyfe entrance reopen.

5pm South City Beach Park and Parking Lot reopen.

If there are any weather-related emergencies, the alternate date for the project is the following day utilizing the same schedule.

A fee has been established to cover the cost of processing this request, staff review and coordination of the request, lost City and Concessionaire revenue, Police and Fire staffing day of the lift, City Notice to affected residents, Permit Fees, and the closure of South City Beach Park, Surf Rd, North City Beach Park parking, Etaru, Heed Spa, and the public beach of \$175,000.

### **Why Action is Necessary:**

City Commission approval is required to execute the proposed agreement (Exhibit A).

Pursuant to Code of Ordinances, in accordance with Procurement Code Section 23-6, Award of contract, (a) The city manager shall have the authority to recommend to the city commission award of contracts.

### **Cost Benefit:**

The established fee of \$175,000 covers the City's costs to process and facilitate this request.

**PROPOSED ACTION:**

The City Commission considers the attached resolution.

**ATTACHMENT(S):**

Exhibit 1 - Resolution  
Exhibit A - South City Beach Park Temporary Closure Agreement Draft  
Exhibit 2 - Park Closure Request

Prepared By: Cathie Schanz  
Cathie Schanz  
Parks, Recreation and Open Spaces Director

Reviewed By: Bob Williams  
Bob Williams  
Assistant Director

Reviewed By: Delven Patterson  
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Reviewed By: Noemy Sandoval  
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