

**CITY OF MIAMI BEACH  
NOTICE OF PUBLIC HEARING  
HARDING TOWNSITE SINGLE FAMILY HOME OVERLAY –  
LAND DEVELOPMENT REGULATIONS AMENDMENT  
ORDINANCE AMENDING SUBPART B – LAND  
DEVELOPMENT REGULATIONS BY MODIFYING SECTION  
7.2.2.2 TO PROVIDE SUPPLEMENTAL MAIN PERMITTED  
USES FOR PROPERTIES WITH AN RS-4 ZONING  
DISTRICT THAT ABUT A PUBLIC PARK ON AT LEAST  
TWO SIDES AND ARE LOCATED WITHIN THE HARDING  
TOWNSITE LOCAL HISTORIC DISTRICT  
SEPTEMBER 13, 2023  
CITY COMMISSION MEETING**

NOTICE IS HEREBY GIVEN that on **September 13, 2023**, at 5:09 p.m., or as soon thereafter as the matter can be heard, the Mayor and City Commissioners of the City of Miami Beach will hold a **First Reading/Public Hearing** on the following proposed Ordinance:

**HARDING TOWNSITE SINGLE FAMILY OVERLAY – LDR AMENDMENT**

AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, AMENDING SUBPART B – LAND DEVELOPMENT REGULATIONS OF THE CITY CODE, BY AMENDING CHAPTER 7, "ZONING DISTRICTS AND REGULATIONS," ARTICLE II "DISTRICT REGULATIONS," SECTION 7.2.2, "RS-1, RS-2, RS-3, RS-4 SINGLE-FAMILY RESIDENTIAL DISTRICTS," BY MODIFYING SUB-SECTION 7.2.2.2, "USES (RS)," TO PROVIDE SUPPLEMENTAL MAIN PERMITTED USES FOR PROPERTIES WITH AN RS-4 ZONING DISTRICT THAT ABUT A PUBLIC PARK ON AT LEAST TWO SIDES AND ARE LOCATED WITHIN THE HARDING TOWNSITE LOCAL HISTORIC DISTRICT; PROVIDING FOR CODIFICATION; REPEALER; SEVERABILITY; AND AN EFFECTIVE DATE. *This Ordinance is being heard pursuant to Chapter 2, Article IV of the Resiliency Code, Section 2.05 of the City Charter, and §166.041 F.S. Inquiries may be directed to the Planning Department at 305.673.7550.*

During the September 13, 2023, Commission Meeting, the City of Miami Beach will host a Hybrid Commission Meeting. During the Hybrid Commission Meeting, the City Commission will be physically present in the **Temporary Commission Chamber, located at the Miami Beach Convention Center (MBCC), 1901 Convention Center Drive, Meeting Rooms 222-225, Miami Beach, Florida 33139.**

Members of the public who wish to attend this Commission Meeting or provide public comment in person may appear at the MBCC. Applicants and members of the public who wish to participate or provide comment virtually during the Commission Meeting may join the webinar at: <https://miami-beach-fla.zoom.us/j/81392857671> or via telephone at: 1.305.224.1968 (U.S.) or 888.475.4499 (Toll-Free). Webinar ID: 81392857671#. Members of the public wanting to speak virtually on an item during the meeting must click the "raise hand" icon if using the Zoom app or press "9" on the telephone to raise their hand.

INTERESTED PARTIES are invited to take part in these meetings or be represented by an agent. The public may submit written comments by emailing [CityClerk@miamibeachfl.gov](mailto:CityClerk@miamibeachfl.gov) by 5:00 p.m. the day before the City Commission Meeting. Please identify the Agenda Item Number in the email subject line. Emails received will be forwarded to the Mayor and Commissioners and will be included as a part of the meetings' record.

Copies of Agenda Items are available for public inspection at: <https://www.miamibeachfl.gov/city-hall/city-clerk/agenda-archive-main-page-2/>. These meetings, or any items therein, may be continued, and under such circumstances, additional legal notice need not be provided.

Pursuant to Section 286.0105, Fla. Stat., the City hereby advises the public that if a person decides to appeal any decision made by the City Commission concerning any matter considered at its meetings or its hearings, such person must 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. This notice does not constitute consent by the City for the introduction or admission of otherwise inadmissible or irrelevant evidence, nor does it authorize challenges or appeals not otherwise allowed by law.

To request this material in an alternate format, sign language interpreter (five-day notice required), information on access for persons with disabilities, and/or any accommodation to review any document or participate in any City-sponsored proceedings, call 305.604.2489 and select 1 for English or 2 for Spanish, then option 6; TTY users may call via 711 (Florida Relay Service).

The City Commission Meetings will be broadcast live on Miami Beach TV (MBTV), viewable on the City's website at <https://www.miamibeachfl.gov/government/mbtv/>, as well as on BreezeLine Cable channel 660, AT&T U-verse channel 99, Hotwire Communications channel 395, and ROKU device on PEG-TV channel, and on social media at <https://www.facebook.com/cityofmiamibeach>.

**Directions to the Temporary Commission Chamber**

Please enter the MBCC on Convention Center Drive. Meeting Rooms 222-225 are located on the Second Floor, south side. Upon arriving at the MBCC, attendees will be required to check in at the Visitor Management Station located in the Ground Floor Lobby and obtain a Visitor Pass before proceeding to Rooms 222-225. There will be signage in the MBCC indicating the direction of travel.

**Parking**

Meeting attendees can continue to park at the City Hall Garage (1755 Meridian Avenue) or 17th Street Garage (640 17th Street).

**Wi-Fi**

Free Wi-Fi will be available at the MBCC for meeting attendees using CMB-Guest, no password is required.

**MIAMIBEACH**

AD: 09132023-11

Rafael E. Granado, City Clerk  
City of Miami Beach  
[CityClerk@miamibeachfl.gov](mailto:CityClerk@miamibeachfl.gov)  
305.673.7411

**CITY OF MIAMI BEACH  
NOTICE OF PUBLIC HEARING  
ORDINANCE AMENDING THE LAND DEVELOPMENT  
REGULATIONS BY AMENDING SECTION 7.2.11.8(C),  
"DEVELOPMENT REGULATIONS (ALTON ROAD  
HISTORIC DISTRICT BUFFER OVERLAY CD-2)" TO  
EXEMPT GOVERNMENTAL AND INSTITUTIONAL USES  
SOUTH OF 7TH STREET FROM CERTAIN SETBACK  
REQUIREMENTS AND PROVIDING REGULATIONS FOR  
ACCESSORY PHARMACY USES ON PROPERTIES ZONED  
"CIVIC GOVERNMENT USE" (GU) CONTAINING SOLELY  
GOVERNMENTAL AND/OR INSTITUTIONAL USES  
SEPTEMBER 13, 2023  
CITY COMMISSION MEETING**

NOTICE IS HEREBY GIVEN that on **September 13, 2023**, at 5:13 p.m., or as soon thereafter as the matter can be heard, the Mayor and City Commissioners of the City of Miami Beach will hold a **Second Reading/Public Hearing** on the proposed Ordinance:

**ALTON ROAD HISTORIC OVERLAY SETBACK AND PHARMACY REQUIREMENTS –  
GOVERNMENTAL AND INSTITUTIONAL USE MODIFICATIONS**

AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS OF THE CODE OF THE CITY OF MIAMI BEACH, BY AMENDING CHAPTER 7, "ZONING DISTRICTS AND REGULATIONS," ARTICLE 2, "DISTRICT REGULATIONS," DIVISION 11, "CD-2 COMMERCIAL, MEDIUM INTENSITY DISTRICT," SECTION 7.2.11.8, "ALTON ROAD - HISTORIC DISTRICT BUFFER OVERLAY (CD-2)," BY AMENDING SECTION 7.2.11.8(C), "DEVELOPMENT REGULATIONS (ALTON ROAD HISTORIC DISTRICT BUFFER OVERLAY CD-2)" TO EXEMPT GOVERNMENTAL AND INSTITUTIONAL USES SOUTH OF 7TH STREET FROM CERTAIN SETBACK REQUIREMENTS, AND BY AMENDING ARTICLE 5, "SUPPLEMENTARY DISTRICT REGULATIONS," DIVISION 5, "SPECIALIZED USE REGULATIONS," SECTION 7.5.5.8, "CONTROLLED SUBSTANCES REGULATIONS AND USE," TO PROVIDE REGULATIONS FOR ACCESSORY PHARMACY USES ON PROPERTIES ZONED "CIVIC GOVERNMENT USE" (GU) CONTAINING SOLELY GOVERNMENTAL AND/OR INSTITUTIONAL USES; AND PROVIDING FOR REPEALER, SEVERABILITY, CODIFICATION, AND AN EFFECTIVE DATE. *This Ordinance is being heard pursuant to Chapter 2, Article IV of the Resiliency Code, Section 2.05 of the City Charter, and §166.041 F.S. Inquiries may be directed to the Planning Department at 305.673.7550.*

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AD: 09132023-15

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