

MIAMI BEACH

COMMISSION MEMORANDUM

TO: Honorable Mayor and Members of the City Commission
FROM: Vice-Mayor Alex Fernandez
DATE: October 26, 2022

SUBJECT: REFERRAL TO THE LAND USE AND SUSTAINABILITY COMMITTEE AND THE PLANNING BOARD - CREATE OVERLAY REGULATIONS FOR CENTURY LANE AND FARREY LANE, LOCATED IN THE RM-1 ZONING DISTRICT ON BELLE ISLE, TO PRESERVE THE LOW-SCALE RESIDENTIAL CHARACTER OF THE NEIGHBORHOOD.

RECOMMENDATION

The above matter has been placed on the October 26, 2022 City Commission meeting agenda as a referral to the Land Use and Sustainability Committee ("LUSC") and Planning Board.

I would like the LUSC and Planning Board to consider creating an overlay district in the Land Development Regulations for Century Lane and Farrey Lane, which are located in the RM-1 zoning district on Belle Isle. The proposed overlay would include the following components:

- Preserve the low-scale residential character of the neighborhood
- Promote resilience of both existing structures and new development
- Encourage property owners to preserve existing architectural styles, and incorporate existing architecture styles in new construction
- Limit the height of single-family residential homes to two stories
- Increase setbacks for active roof decks
- Limit maximum lot aggregation

Lastly, I would like the above points included in both the Administration's analysis for the LUSC, and the draft Ordinance for review by the Planning Board and City Commission.

SUPPORTING SURVEY DATA

n/a

FINANCIAL INFORMATION

n/a

Applicable Area

Not Applicable

Is this a "Residents Right to Know" item, pursuant to City Code Section 2-14?

Yes

Does this item utilize G.O. Bond Funds?

No

Strategic Connection

Non-Applicable

Legislative Tracking

Vice-Mayor Alex Fernandez