

# City of Miramar, FL

2300 Civic Center Place, Miramar, FL 33025



## Meeting Agenda

Wednesday, July 7, 2021

7:00 PM

Commission Chambers/Virtual

### CITY COMMISSION REGULAR MEETING

*Mayor Wayne M. Messam*  
*Vice Mayor Yvette Colbourne*  
*Commissioner Winston F. Barnes*  
*Commissioner Maxwell B. Chambers*  
*Commissioner Alexandra P. Davis*

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City of Miramar

**WELCOME TO YOUR CITY COMMISSION MEETING**

We are pleased that you have demonstrated an interest in the City of Miramar by attending a City Commission Meeting. We hope you will attend more of these meetings in the future.

**GENERAL INFORMATION:** The City of Miramar is a municipality chartered by the State of Florida operating under the "City Council - City Manager Plan." The City Commission is comprised of four members and the Mayor selected by the residents of Miramar to serve as the City's governing body. It is responsible for adopting policies of the City, passing ordinances, adopting resolutions and approving budgets. A City Manager is appointed by the City Commission to serve as the administrative head of the municipal government and provides recommendations to the City Commission on policy issues.

The City Commission Meeting is a formal meeting of the members of the Commission to transact City business. This business is conducted in a manner prescribed by resolution, laws and regulations which require certain formal actions and the following of specific procedures.

The AGENDA is a printed document that lists the order of business for the Commission Meeting. The public is encouraged to contact the Mayor or any City Commissioner prior to a Commission Meeting to express their views on items appearing on the Agenda.

\* All cell phones and other electronic devices must be turned off prior to entering the Commission Chambers.

The City Commission may consider and act upon such other business as may come before it in the event this agenda must be revised, such revised copies will be available to the public at the City Commission Meeting.

**GENERAL RULES AND PROCEDURES FOR PUBLIC PARTICIPATION AT CITY COMMISSION MEETINGS:**

**Who May Speak** - Any individual who wishes to address the City Commission may do so providing it is accomplished in an orderly manner and in accordance with the procedures outlined below.

1. **Speaking on items on the Agenda** - Individuals wishing to speak on matters that appear on the Agenda need only to raise their hand to be recognized by the Mayor. Discussion at Special Meetings is limited to the items referred to on the Agenda for such Special Meetings.
2. **Other Business Items** - These are items placed on the Agenda by the Mayor or a Commissioner and either are requests for the preparation of future legislation or are requests for possible direction to the Administration.
3. **Speaking on items not on the Agenda - Public Participation** - Any individual may speak on any subject pertinent to the City at the second regularly scheduled meeting of each month. Individuals must sign in with the City Clerk prior to the meeting. The Mayor will recognize those persons who signed in, under the agenda item "Public Participation".
4. **Addressing Commission, Manner & Time** - Public discussion during all items is limited to three minutes maximum per person, however, the Mayor at his/her discretion may allow more time. Each person who addresses the Commission shall step up to the speaker's podium and shall give his/her name and address.
5. **No untested external audio/visual presentations (i.e. jump/thumb drives) will be accepted.** All a/v presentations must be emailed or delivered to the Clerk's Office 30 days in advance of the requested Commission Meeting date. The City reserves the right to modify or deny any presentation request.

The above represents a summarization of the Commission Procedures Resolution. Copies of this resolution are available from the City Clerk's Office. Any person requiring auxiliary aids and services at this meeting may call the City Clerk's Office at 954-602-3011 at least two calendar days prior to the meeting.

If a person decides to appeal any decision made by the City Commission with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings and for such purpose may need to insure that a verbatim recording of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

**CALL TO ORDER**

**ROLL CALL/ANNOUNCEMENTS**

**PLEDGE OF ALLEGIANCE**

**MOMENT OF SILENCE**

**PRESENTATIONS**

Proclamation: Maya Bholā Day. (Sponsored by Commissioner Alexandra P. Davis) (Mayor Wayne M. Messam)

Proclamation: Parks & Recreation Month. (Mayor Wayne M. Messam)

Presentation: COVID 19 and Emergency Management Update. (Fire Rescue Public Relations Specialist Tara Smith)

**CONSENT AGENDA**

Items listed under Consent Agenda are viewed to be routine and the recommendation will be enacted by one motion in the form listed below. If discussion is desired, the item(s) will be removed from the Consent Agenda and will be considered separately. Anyone wishing to comment on any item on the consent agenda should approach the podium now.

1. Minutes from the Regular Commission Meetings of May 19, 2021 and June 2, 2021.

**Attachments:** [Commission Minutes 05-19-21](#)  
[Commission Minutes 06-02-21](#)

2. Temp. Reso. #R7425 approving the award of Request for Proposals No. 21-01-11, for **Security Guard Services** at the **Miramar Cultural Center Artspark, Wastewater Reclamation Facility** and the **Multi-Service Complex**, to Bright Light Security Services, L.L.C.; authorizing the City Manager to execute a security guard services agreement with Bright Light Security Services, L.L.C., for an initial three-year term with the option to renew for two additional one-year terms in an annual amount not-to-exceed \$173,400. (*Cultural Affairs Assistant Director Zakiya Kelley and Procurement Director Alicia Ayum*)

**Attachments:** [R7425 Award of Security Guard Services with backup](#)

3. Temp. Reso. #R7433 approving the award of the agreement entitled: **“Continuing Services to Turn-Key Modified Shipping Containers for the Miramar Regional Park Amphitheater”** to STHC Restoration, LLC.; authorizing the City Manager to execute the proposed agreement with STHC Restoration, L.L.C.; authorizing the City Manager to execute the proposed agreement with STHC Restoration, L.L.C., for the provision of contracting services, in an amount not-to-exceed \$276,258.53 and allocating a contingency allowance of \$10,000, for a total project cost of \$286,258.53. *(Support Services Construction Administrator Daryll Johnson and Procurement Director Alicia Ayum)*

Attachments: [R7433 Agreement with STHC Restoration LLC with backup](#)

4. Temp. Reso. #R7446 approving the purchase of equipment and professional services for the **upgrade of the Town Center Council Chamber’s Audiovisual System** from Audio Visual Innovations, Inc., in an amount not-to-exceed \$258,982, through the utilization of the Interlocal Purchasing System (TIPS) Contract # 200904. *(Information Technology Director Clayton D. Jenkins)*

Attachments: [R7446 Commission Chambers AV System Upgrade with backup](#)

**End of Consent**

**RESOLUTIONS**

5. Temp. Reso. #R7444 authorizing the issuance by the **Capital Projects Finance Authority of its Essential Housing Revenue Bonds, Series 2021** for the purpose of financing the acquisition of a certain housing facility located within the City and herein described. *(Assistant City Manager Shaun D. Gayle)*

Attachments: [R7444 LUMA Miramar Workforce Housing with backup](#)

6. Temp. Reso. #R7442 authorizing the City of Miramar Florida to join with the State of Florida and other local governmental units as a participant in the Florida Memorandum of Understanding and formal agreements implementing a **unified plan** for the **proposed allocation and use of the opioid litigation settlement proceeds**. *(City Attorney Burnadette Norris-Weeks)*

Attachments: [R7442 Opioid Settlement with backup](#)

7. Temp. Reso. #R7386 approving the award of Invitation for Bids No. 21-005, entitled "**Ansin Sports Complex- Phase IV- Access Drive**", to the lowest responsive and responsible bidder, Bejar Construction, Inc.; authorizing the City Manager to execute the proposed agreement with Bejar Construction, Inc. in an amount not-to-exceed \$924,206.26 and allocating a 10% construction contingency allowance of \$92,420.63, for a total project cost of \$1,016,626.89. *(Senior Project Engineer Leah deRiel and Procurement Director Alicia Ayum)*

Attachments: [R7386 - Ansin Access Drive with backup](#)

8. Temp. Reso. #R7438 relating to the provision of **Stormwater Management Services** in the City of Miramar, Florida; establishing the preliminary stormwater assessment rate for Stormwater Management Services for the Fiscal Year beginning October 1, 2021; directing the preparation of an assessment roll; authorizing a Public Hearing and directing the provision of notice thereof. *(Public Works Director Anthony Collins)*

Attachments: [R7438 Stormwater Assessment for FY2022 with backup](#)

9. Temp. Reso. #R7435 establishing a **proposed millage rate** for **Tax Year 2021 (Fiscal Year 2022)**; providing for the rolled-back rate; providing for the date, time, and place of the Public Hearing to consider the proposed millage rate and tentative budget; providing for advertisement and for transmittal to the Property Appraiser and Tax Collector. *(Management and Budget Director Rafael Samiguel)*

Attachments: [R7435 Millage Item](#)

10. Temp. Reso. #R7434 relating to the provision of **Fire Protection Services**, facilities, and programs in the City of Miramar, Florida; establishing the estimated assessment rate for Fire Protection Assessments for the Fiscal Year beginning October 1, 2021; directing the preparation of an assessment roll; authorizing a Public Hearing and directing the provision of notice thereof. (*Management & Budget Director Rafael Sanmiguel*)

Attachments: [R7434 FY22 Fire Protection Services with backup](#)

### **PUBLIC HEARING**

11. Temp. Reso. #R7410 approving the **Program Year 2021 - 2022 Community Development Block Grant Program Action Plan**; authorizing submission of the Program Year 2021 - 2022 Community Development Block Grant Action Plan to the U.S. Department of Housing and Urban Development. (*Community Development Assistant Director Deborah Stevens*)

Attachments: [R7410 CDBG PY 2021-2022 CDBG Action Plan with backup](#)

12. **SECOND READING** of Temp. Ord. #O1743 considering an expedited state review comprehensive plan amendment to Part 1: Goals, Objectives and Policies of the adopted City of Miramar Comprehensive Plan, pursuant to the provisions of Sections 163.3174, 163.3177, 163.3184 (3) & (11), Florida Statutes (2020), Article 1 of the Administrative Rules Document: BrowardNext - Broward County Land Use Plan, and Section 303 of the City of Miramar Land Development Code; specifically by amending the texts of the Future Land Use Element at Policy 1.14 to create the **Miramar Innovation and Technology Activity Center (“MITAC”)** Future Land Use Designation featuring the following density and intensity of land uses: 450 multi-family dwelling units, 300,000 square feet of commercial uses, 200,000 square feet of office uses, 160,000 square feet of municipal facility uses, 276,000 square feet of public school uses and 10.23 acres of park/open space; and by further amending the Future Land Use Map to delineate the boundary of the MITAC and also change the Future Land Use Designation of the 83.2-acre area also known as the Miramar Innovation and Technology Village, generally located along Miramar Parkway between the Florida Turnpike and SW 67TH Avenue and legally described in Exhibit “A”, from Institutional and Public Facilities (47.4 acres), Commercial (24.1 acres), Recreation and Open Space (7.4 acres) and Low (5) Residential (4.3 acres), in order to create an economically productive and socially inclusive innovation district to help **revitalize Historic Miramar**; providing definitions; making findings; providing for adoption; providing for transmittal; providing for severability; and providing for an effective date. ***(Passed 1st Reading on 03/18/20) (Continued from the meeting of 06/16/21) (Community Development Director Eric Silva)***

**Attachments:** [O1743 2nd Reading MITAC Ordinance with backup](#)  
[O1743 1st Reading of MITAC Ordinance Revised with backup](#)

### **QUASI-JUDICIAL PUBLIC HEARING**

All who wish to speak shall be collectively sworn in. City Attorney will then read the title of the item to be considered. Staff shall present a brief synopsis of the application and make a recommendation. Next will be a presentation by the applicant. The Commission will then hear from participants in favor of and in opposition to the application. The applicant, staff and or any Commissioner may cross-examine the witnesses, and a participant may request that the board ask questions of a witness. The public hearing will conclude with final remarks by staff and the applicant. No further presentations or testimony shall be permitted. All decisions of the Commission must be based upon competent substantial evidence presented to it at the hearing. All backup materials provided to the City Commission, as a part of the agenda will automatically be made a part of the record of the hearing. All approvals will be subject to staff recommended conditions unless otherwise stated in the motion for approval.

13. **FIRST READING** of Temp. Ord. #O1774 relating to Land Development Regulations; amending the Zoning Map of the City of Miramar for approximately 32 acres of real properties generally located and lying on both sides of Miramar Parkway, between the Florida Turnpike and SW 68th Avenue, as further described in Exhibit "A" attached hereto, in accordance with the requirements of Subsection 166.041(3), Florida Statutes and Section 304 of the Land Development Code of the City of Miramar; more specifically by changing the zoning map designation of: (1) those certain parcels with Parcel ID Numbers 5141-2608-0010, 5141-2608-0011, 5141-2608-0012, 5141-2608-0021, 5141-2621-0010, 5141-2621-0020, and 5141-2622-0010 from Community Business (B2) District to Mixed-Use Low (ML) District; (2) that certain parcel with Parcel ID Number 5141-2608-0022 from Open Space/Recreation (OS) Zoning District to Mixed-Use Low (ML) District; (3) those certain parcels with Parcel ID Numbers 5141-2600-0060 and 5141-2066-0061 from Community Facilities (CF) Zoning District and Open Space/Recreation (OS) Zoning District to Mixed-Use Low (ML) District; and (4) that certain parcel of real property with Parcel ID Number 5141-2600-0076 from Open Space/Recreation (OS) Zoning District to Multi-Family Residential (RM4) District, in order to implement the Adopted Land Use Program for the **new Miramar Innovation and Technology Activity Center ("MITAC") Land Use Designation**, and creatively transform Historic Miramar into an economically productive and socially inclusive Innovation District; making findings; providing for adoption; providing for severability; providing for administrative correction of scrivener's errors; and providing for an effective date. ***(Continued from the meeting of 06/16/21)***  
*(Community Development Director Eric Silva)*

SECOND READING SCHEDULED for August 18, 2021

**Attachments:** [O1774 1st Reading MITAC Rezoning Ordinance with backup](#)  
[ExParte](#)



14. **FIRST READING** of Temp. Ord. #O1776 relating to land development regulations, considering Application No. 1902522 for an amendment to the Zoning Map of the City of Miramar, more specifically by **changing the Zoning Map Designation** of two parcels of land totaling 17.16 acres, located on the northwest corner of Miramar Parkway and SW 145 Avenue, and legally identified with parcel identification numbers 5140-27-11-0014 and 5140-27-11-0010 from **Community Business (B2) to Mixed-Use Low (ML)**; making findings; providing for adoption; providing for severability; providing for administrative correction of scrivener's errors; and providing for an effective date. ***(Continued from the meeting of 06/16/21) (Community Development Director Eric Silva)***

SECOND READING SCHEDULED for August 18, 2021

**Attachments:** [O1776 1st Reading Maple Multifamily Rezoning with backupRev ExParte](#)

15. Temp. Reso. #R7441 considering **Variance Application No. 2101556** from Land Development Code ("LDC") Section 506.6.2, Perimeter Bufferyards; considering **Variance Application No. 2101557** from LDC Section 506.6.4, Pedestrian Landscape Zones; considering **Variance Application No. 2101558** from LDC Section 808.1.5, Size and Character of Parking Spaces; considering **Variance Application No. 2101559** from LDC Section 808, Tandem Parking; and considering **Variance Application No. 2101560** from LDC Section 808.5, Loading Spaces; for the **Monarch Professional Centre**, located at 12741 through 12781 Miramar Parkway, north of Miramar Parkway and west of Flamingo Road. ***(Staff recommends continuance to the meeting of 08/18/21) (Community Development Director Eric Silva)***

**Attachments:** [Staff Recommends Continuance](#)

### **OTHER BUSINESS**

**Reports and Comments:**

**Commission Reports:**

**City Attorney Reports:**

**City Manager Reports:**

**ADJOURNMENT**

**THE NEXT REGULARLY SCHEDULED CITY COMMISSION MEETING IS:**

**Wednesday, August 18, 2021 at 7:00 P.M.**