

MINUTES OF HYBRID REGULAR MEETING
DANIA BEACH CITY COMMISSION
TUESDAY, MAY 24, 2022 – 7:00 P.M.

1. Call to Order/Roll Call

Mayor James called the meeting to order at 7:01 p.m.

Present:

Mayor:	Tamara James
Vice-Mayor:	Marco A. Salvino, Sr.
Commissioners:	Joyce L. Davis
	Lori Lewellen
	Lauren Odman
City Manager:	Ana M. Garcia, ICMA-CM
City Attorney:	Eve Boutsis
City Clerk:	Thomas Schneider

2. Moment of Silence and Pledge of Allegiance

Mayor James called for a moment of silence, particularly for the victims of the mass shooting today at Robb Elementary School in Uvalde Texas, followed by the Pledge of Allegiance to the United States Flag.

3. Presentations and Special Event Approvals

- 3.1 Recognition of Jacob McKaig, youngest person to pass the Ham Radio Operator Test
- Commissioner Lewellen

Commissioner Lewellen presented Mr. McKaig with a Certificate of Congratulations for being the youngest person to pass the Ham Radio Operator Test.

- 3.2 **PUBLIC HEARING:** CDBG Year 48 Application review by Colin Donnelly, CIP and Grants Administrator

City Attorney Boutsis read the title of Resolution #2022-079, which is Consent Agenda item #7.6.

CIP and Grants Administrator Donnelly presented a PowerPoint presentation, which is attached to and incorporated into these minutes.

Mayor James said she thought the last time there was discussion about CDBG funding, it was decided that staff would sit down with the Commission for their input. She would like to get back to some of the old programs or possibly new programming.

CIP and Grants Administrator Donnelly noted this funding amount is only \$150,000; the CIP programming from Public Services will include the Oasis program and this amount is not sufficient for that program.

Mayor James opened the Public Hearing. Seeing as there was no one to speak in favor or opposition, she closed the Public Hearing.

Commissioner Lewellen motioned to approve the CDBG Year 48 Application; seconded by Vice-Mayor Salvino. The motion carried unanimously.

3.3 Discussion on irrigation meters by Fred Bloetscher, Ph.D., P.E.

Dr. Bloetscher reviewed the information included in the agenda packet and noted the City does not currently provide irrigation meters because they take water from proposed developments. Irrigation meters cause the water suppliers to charge more for their water. He added most homes have irrigation wells, which is what we have been doing for the last 20 years. Less than 5% of the meters today are irrigation meters.

Mayor James said she has residents saying to her that we do not have the water supply; if that is the case, she questioned why we are approving more development. She is okay with encouraging people to tap into their well water for irrigation, but we just spent a lot of money on water capacity. Either we have water, or we do not. She does not think it is fair to put it on the residents and say they cannot have an irrigation meter. If you do not have an irrigation meter, you are tied into the sewer, which is more expensive than having a standalone irrigation meter. She asked what she should say to her constituents who are asking why their neighbor has a sprinkler irrigation system that does not tap into their sewer and their own sprinkler bill is twice as high.

Dr. Bloetscher explained there are irrigation meters that are historical; the majority are more than 20 years old. The city's water supply limitation issue started about 30 years ago. Dania Beach entered into the agreement with the County to create the Brian Piccolo well field. The district has made the decision there is no Biscayne water available for any public water supply entity. The question is, do you want to take water supply you now have set up for future development, based on the development patterns that you are currently expecting to have, and they allocate only the water supply for that. If you start taking water supply for irrigation, the future potential for building gets reduced because the allocation does not get increased. That is purely a policy decision.

Vice-Mayor Salvino noted we were told this year that we have plenty of water supply for future developments. Regarding irrigation, the meters have been there a long time. A lot of problems come in that create a domino effect with code enforcement issues, such as with the sidewalks and

the wells. We are not getting anywhere. We were being told by the experts before Dr. Bloetscher that we have plenty of water. There is confusion.

Dr. Bloetscher said you have plenty of water supply allocated in the permit for the current and projected development that you have in the City. Irrigation demands are not taken into account as part of that permitting process.

Vice-Mayor Salvino commented we are looking at the projection out to 2050, so that gives us another 28 years to get another projection of increase in our water supply. He questioned why we would not take what we have now and please the residents then work on getting more water supply for the future.

Dr. Bloetscher noted it is purely a policy decision.

Mayor James said she would not like to have this as a policy that we deny our residents irrigation meters. Residents are losing their homes because they cannot afford the property taxes. We should look at the burden on our residents of denying irrigation meters. We should not advertise it, but we should not turn residents away. She would like the support of the Commission.

Dr. Bloetscher explained the City's current rate structure does not follow the guidelines that are generally in place for irrigation meters.

City Manager Garcia noted this is worthy of a small workshop. Her concerns are the recommendation of the water management district, the lower amount that is associated with the usage of the water and the concerns of conservation, sustainability, and the environment. In other cities that do not have this, that have restrictions, the code process does not work in policing people's water usage. We need to find the right balance with the meters, or some sort of grant program to be able to use the water that exists. She has asked the director to work on it and we are gathering that data now.

Mayor James said she is not asking for a plan right now. She is asking to repeal the policy decision indicating that a resident cannot come and get an irrigation meter, then we could workshop how we define and do it the proper way.

Mayor James asked for consensus and there were three Commissioners who agreed.

Commissioner Lewellen suggested we hold off until the next meeting and have them come back with everything and then we could have a full set of information to make a decision.

Mayor James noted she is in favor of having a plan, but we are not going to deny residents irrigation meters in the meantime.

City Manager Garcia said we may not need a workshop; it may be a new presentation. We are one of the few cities that still purchase water. If we give water away and it is free, people may not care.

Mayor James responded we should not be giving water for free, but she is asking in the meantime we not turn a resident away who wants an irrigation meter.

City Manager Garcia noted it might give us a new opportunity to print materials and educate people in conservation and sustainability. The last thing we want to do is police the people and ration the water. From now on, we will grant the irrigation meters as requested.

Mayor James said she did not see an actual policy in the backup.

City Manager Garcia responded she thinks this occurred before any of us were here.

Dr. Bloetscher explained it predates him and he has never seen a policy; it is how the City was operating in the 1990s. If you want to create a policy, that is fine. He has never seen a written policy; it is an understood policy.

3.4 Parks and Recreation Presentation by Director Eric Brown

Parks & Recreation Director Brown gave an update on activities, programs, and events sponsored by the Parks & Recreation Department. He noted the goal is to have a groundbreaking at CW Thomas Park by the end of the year. He also addressed improvements to Tootie Adler Park, IT Parker Center, and Melaleuca Park. He described the upcoming programs and events planned, including the Juneteenth celebration on June 20, 2022.

Commissioner Davis said it is very exciting news and she inquired on the availability for the teen camp.

Mayor James asked that Parks & Recreation Director Brown determine if the \$1,000.00 from the City Manager's contingency is enough and if needed, we could possibly use Commission contingency to sponsor some kids for camp.

Parks & Recreation Director Brown said he was at a meeting yesterday and was reminded that some of the aftercare kids' parents came to them with hardships. They are going to look at the aftercare kids first and make sure that they get all 25 of them in camp.

Commissioner Lewellen noted she wanted to donate her own contingency money for two students at each of the parks. Since Mele is full, she will do four students at CW Thomas and two students at Frost Park.

City Manager Garcia commented having the age group of 13 to 17 be idle during the summer is very concerning to us. We are going to focus on that age group, and we are going to have BSO participate in that program.

Parks & Recreation Director Brown explained the pilot program for the teen camp is a pilot program for the PAL. We are building the clientele now. We are working with BSO, and they will be on-scene at least three days a week. We will do field trips with BSO, and we are building

a rapport with BSO now instead of waiting until we have a building. Those kids will filter right into the PAL building. The teen camp will be at CW Thomas.

Mayor James felt it would be great for the officers to interact with the younger kids because she thinks that is when you really reach them.

Parks and Recreation Director Brown added we will have in-house field trips with BSO as well.

City Manager Garcia said we are starting to ramp up again; before COVID, we started a fishing program, and she got a call from Captain Marks that he toured a PAL facility, and he is excited about it. The Mayor said the kids can teach the parents about their relationship with the law enforcement officers, and that is when the change begins to happen.

Parks and Recreation Director Brown noted we want to challenge the parents to do some in-kind services along with their child coming to camp. He talked to the City Manager about it, and we are looking to implement that as well.

4. Proclamations

There were no proclamations at this meeting.

5. Citizen Comments

There were no comments at this meeting.

6. Public Safety Reports

Captain Daniel Marks, BSO Chief of Police, reported on recent criminal activity in the City and noted they participated in the Special Olympic torch run and a driveway initiative in Estates of Fort Lauderdale; the next one will be on June 16, 2022. He noted the police service calls at Dania Pointe. He spoke about the summer program and PAL program and said we will be able to piggyback off some of their contracts.

Captain Sergio Pellecer, BSO District Fire Chief, gave an update on departmental activities including the EO and CFAI assessment, and said we will be recommended for accreditation. In June, they will be going through the CASS accreditation process. Yesterday, he delivered a check to the City Manager for the new rescue truck. Tomorrow will be training and on May 31, 2022, we will know if we were awarded the SAFER grant.

7. Consent Agenda

7.1 Minutes: None

7.2 Travel Requests: None

Resolutions

7.3 RESOLUTION #2022-076

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN INTERLOCAL AGREEMENT WITH BROWARD COUNTY FOR THE SURTAX-FUNDED MUNICIPAL TRANSPORTATION PROJECT, KNOWN AS THE SW 43RD TERRACE DRAINAGE IMPROVEMENT PROJECT (DANI-019), TO BE IMPLEMENTED BY THE CITY AND FUNDED WITH TRANSPORTATION SURTAX FUNDS IN THE AMOUNT OF ONE MILLION FIVE HUNDRED SIXTY-EIGHT THOUSAND SIX HUNDRED TWENTY-FIVE DOLLARS (\$1,568,625.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

7.4 RESOLUTION #2022-077

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS BY THE CITY FOR SERVICES TO BE PURCHASED FROM METRIC ENGINEERING, INC., FOR PROFESSIONAL LANDSCAPE ARBORIST SERVICES, THAT EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00), FOR EACH YEAR THAT THE AGREEMENT IS IN EFFECT; AUTHORIZING SUCH PURCHASES MADE WITHIN CITY DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Community Development)*

7.5 RESOLUTION #2022-078

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING A ONE YEAR RENEWAL OF A CONTRACT AWARDED PURSUANT TO INVITATION TO BID ("ITB") NO. 19-009, FOR COMMUNITY BUS TRANSPORTATION SERVICES TO LIMOUSINES OF SOUTH FLORIDA, INC., RETROACTIVE TO FEBRUARY 12, 2022, IN AN AMOUNT OF FORTY FIVE DOLLARS (\$45.00) PER HOUR; WITH A NOT TO EXCEED AMOUNT OF TWO HUNDRED FIFTY-SIX THOUSAND FIVE HUNDRED DOLLARS (\$256,500.00) FOR THE YEAR; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Parks & Recreation)*

7.6 RESOLUTION #2022-079

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY'S APPLICATION FOR THE 48TH YEAR COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM IN THE AMOUNT OF ONE HUNDRED FIFTY THOUSAND DOLLARS (\$150,000.00), TO PROVIDE FUNDING FOR SOLAR STREET LIGHTS IN CDBG ELIGIBLE AREAS 2; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

Commissioner Lewellen motioned to adopt the Consent Agenda; seconded by Vice-Mayor Salvino. The motion carried unanimously.

8. Bids and Requests for Proposals

8.1 RESOLUTION #2022-080

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF INVITATION TO BID ("ITB") NO. 22-011-YEAR 46/47 CDBG SOLAR LIGHTS PROJECT TO AUM CONSTRUCTION, INC., IN AN AMOUNT NOT TO EXCEED THREE HUNDRED SEVENTY-THREE THOUSAND SIX HUNDRED TWENTY DOLLARS (\$373,620.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

City Attorney Boutsis read the title of Resolution #2022-080.

Vice-Mayor Salvino motioned to adopt Resolution #2022-080; seconded by Commissioner Lewellen. The motion carried unanimously.

8.2 RESOLUTION #2022-081

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF INVITATION TO BID ("ITB") NO. 22-012 ENTITLED, "LIME SILO PAINTING AND LEAD PAINT REMOVAL" TO TRAUTMAN PAINTING, LLC, IN AN AMOUNT NOT TO EXCEED SEVENTY-NINE THOUSAND FOUR HUNDRED DOLLARS (\$79,400.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

City Attorney Boutsis read the title of Resolution #2022-081.

Vice-Mayor Salvino motioned to adopt Resolution #2022-081; seconded by Commissioner Lewellen. The motion carried unanimously.

8.3 RESOLUTION #2022-082

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF INVITATION TO BID ("ITB") NO. 22-005 ENTITLED, "NANOFILTRATION PLANT PAINTING" PROJECT AND AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AGREEMENT WITH LANDMARK & REINA 107 LLC, (D/B/A BALD), IN AN AMOUNT NOT TO EXCEED TWENTY-NINE THOUSAND SEVEN HUNDRED DOLLARS (\$29,700.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

City Attorney Boutsis read the title of Resolution #2022-082.

Vice-Mayor Salvino motioned to adopt Resolution #2022-082; seconded by Commissioner Lewellen. The motion carried unanimously.

8.4 RESOLUTION #2022-083

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF INVITATION TO BID ("ITB") NO. 22-006, ENTITLED "SW 37TH TERRACE STORMWATER IMPROVEMENT PROJECT" TO KAILAS, CORP., IN AN AMOUNT NOT TO EXCEED ONE MILLION TWO HUNDRED THIRTY THOUSAND FOUR HUNDRED THIRTY-TWO DOLLARS (\$1,230,432.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

City Attorney Boutsis read the title of Resolution #2022-083.

Vice-Mayor Salvino motioned to adopt Resolution #2022-083; seconded by Commissioner Lewellen. The motion carried unanimously.

8.5 RESOLUTION #2022-084

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF INVITATION TO BID (“ITB”) NO. 22-007, ENTITLED SW 54TH COURT STORMWATER IMPROVEMENT PROJECT TO ATC ENGINEERING, INC. IN AN AMOUNT NOT TO EXCEED ONE MILLION TWO HUNDRED FORTY-SIX THOUSAND ONE HUNDRED TEN DOLLARS (\$1,246,110.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

City Attorney Boutsis read the title of Resolution #2022-084.

Vice-Mayor Salvino motioned to adopt Resolution #2022-084; seconded by Commissioner Lewellen. The motion carried unanimously.

8.6 RESOLUTION #2022-085

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF REQUEST FOR QUALIFICATIONS (“RFQ”) NO. 22-002 ENTITLED, “PROFESSIONAL ENGINEERING SERVICES FOR WIND PROTECTION BACKUP POWER TO CITY HALL”, AND AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AGREEMENT WITH CALVIN, GIORDANO & ASSOCIATES, INC., IN THE AMOUNT OF TWO HUNDRED TWENTY-TWO THOUSAND THREE HUNDRED DOLLARS (\$222,300.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

City Attorney Boutsis read the title of Resolution #2022-085.

Vice-Mayor Salvino motioned to adopt Resolution #2022-085; seconded by Commissioner Lewellen. The motion carried unanimously.

8.7 RESOLUTION #2022-086

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE AWARD OF REQUEST FOR PROPOSALS (“RFP”) NO. 22-014 ENTITLED, “AQUATIC AND LIFEGUARD SERVICES”, RELATED TO THE C.W. THOMAS PARK POOL AND THE P.J. MELI AQUATIC COMPLEX, AND AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AGREEMENT WITH USA MANAGEMENT, LLC (D/B/A USA POOLS OF FLORIDA), FOR A TOTAL AMOUNT NOT TO EXCEED THREE HUNDRED SEVENTY-SEVEN THOUSAND FIVE HUNDRED THIRTY DOLLARS (\$377,530.00) PLUS THE COST OF AQUATIC CLEANING SUPPLIES; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Parks & Recreation)*

City Attorney Boutsis read the title of Resolution #2022-086.

Vice-Mayor Salvino motioned to adopt Resolution #2022-086; seconded by Commissioner Lewellen. The motion carried unanimously.

9. Public Hearings and Site Plans

9.1 ORDINANCE #2022-021

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF CITY FUNDS EXCEEDING ONE MILLION DOLLARS (\$1,000,000.00) PER PROJECT, WHICH EXPENDITURE IS NOT TO EXCEED THE PROJECTS' BID AMOUNT APPROVED BY THE CITY COMMISSION, TO FUND THE SW 37TH TERRACE DRAINAGE IMPROVEMENT PROJECT AND SW 54TH COURT DRAINAGE IMPROVEMENT PROJECT; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)** *(Public Services)*

City Attorney Boutsis read the title of Ordinance #2022-021.

Sharon Sharaby, 5310 SW 32 Terrace, asked if 54th is Lucky Street and asked if we were going to do drainage there.

Mayor James indicated yes.

Mayor James opened the Public Hearing. Seeing as there was no one to speak in favor or opposition, she closed the Public Hearing.

Vice-Mayor Salvino motioned to adopt Ordinance #2022-021, on second reading; seconded by Commissioner Lewellen. The motion carried unanimously.

9.2 ORDINANCE #2022-022

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF CITY FUNDS EXCEEDING ONE MILLION DOLLARS (\$1,000,000.00) WHICH EXPENDITURE IS NOT TO EXCEED THE PROJECT'S BID AMOUNT APPROVED BY THE CITY COMMISSION, TO FUND THE SOLAR LIGHT REPLACEMENT FIXTURES PROJECT; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)** *(Public Services)*

City Attorney Boutsis read the title of Ordinance #2022-022.

Mayor James opened the Public Hearing. Seeing as there was no one to speak in favor or opposition, she closed the Public Hearing.

Vice-Mayor Salvino motioned to adopt Ordinance #2022-022, on second reading; seconded by Commissioner Lewellen. The motion carried unanimously.

9.3 ORDINANCE #2022-018

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST, MADE BY ROD A. FEINER, ESQ., ON BEHALF OF 3851 STIRLING HOLDINGS, LLLP, FOR A REZONING (RZ-055-21) AND ALLOCATION OF FLEXIBILITY UNITS AND COMMERCIAL FLEXIBILITY (OT-057-21) FOR PROPERTIES GENERALLY LOCATED AT 3851 STRILING ROAD IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS ORDINANCE; CHANGING THE CURRENT ZONING CLASSIFICATION OF THE

PROPERTIES FROM ESTATE (E-1) TO PLANNED RESIDENTIAL DEVELOPMENT DISTRICT (PRD-1), SUBJECT TO CERTAIN RESTRICTIONS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)** *(Community Development)*

City Attorney Boutsis read the title of Ordinance #2022-018, Resolution #2022-087, and Resolution 2022-088 as they relate to the same property.

City Attorney Boutsis swore in anyone who would testify in the matter.

City Attorney Boutsis asked the Commission to disclose their communications on this matter and if they could be impartial on this application.

Vice-Mayor Salvino said he has not spoken to anyone but did receive emails both pro and con which are attached to and incorporated into these minutes and said he could be impartial.

Commissioner Davis disclosed her communications and said she can be impartial.

Commissioner Lewellen disclosed her communications and said she can be impartial.

Commissioner Odman disclosed her communications and said she can be impartial.

Mayor James disclosed her communications and said she can be impartial.

City Attorney Boutsis noted all the testimony from the May 10th meeting would be incorporated into the record for tonight's meeting and she swore-in those who would speak.

Corinne Lajoie, Assistant Director of Community Development, gave a presentation on the rezoning, flexibility units, commercial flexibility, site plan, and plat requests for Koosh Living.

Attorney Rod Feiner, Coker & Feiner, representing the applicant, gave a PowerPoint presentation which is attached to and incorporated into these minutes.

Twee Turner, Turner Planning Solutions, continued with the PowerPoint presentation and presented expert planning testimony on behalf of the applicant.

Joseph Kayler, Kayler Architecture, architect for the project, continued with the PowerPoint presentation and presented expert architecture testimony on behalf of the applicant.

Tucker Gibbs, 3835 Utopia Court, Coconut Grove, Florida, representing Harger Hills Area Neighborhood Association, addressed the site plan and City development regulations and noted his clients are asking this development to be denied.

Mayor James opened the Public Hearings.

Stephanie Jofe, 5880 SW 37th Terrace, spoke in opposition to the development and presented a slide of the traffic flow which is attached to and incorporated into these minutes.

Michael Jofe, 5880 SW 37th Terrace, presented a brief video of traffic at Hollywood Hills High School and spoke in opposition to the project.

Harvey J. Sepler, 5840 S.W. 37th Terrace, spoke in opposition to the project.

Elias Bichachi, 5910 SW 37th Avenue, spoke in opposition to the project and zoning change request.

Rabbi Laredo, 5861 SW 36th Terrace, spoke in support of the project.

James Rizzo, 5821 SW 37th Avenue, presented a PowerPoint slide which is attached to and incorporated into these minutes, and spoke about the landscaping of the project and traffic concerns.

Robert Banks, 3831 SW 56th Street, spoke in opposition to the development and expressed concerns about the density and traffic.

Yanisley Gantz, 5649 Brookfield Circle West, Hollywood, Florida, noted she knows the developer and spoke in support of the project.

Franco Infantino, 5321 McKinley Street, Hollywood, Florida, spoke in favor of the project which he said would provide affordable housing.

Yeshaya Averbuch, 5061 SW 33rd Way, spoke in support of the project, which he stated will provide affordable housing.

Ira Posner, 3975 SW 58th Street, spoke in opposition to the development due to traffic impacts.

Seeing as there was no one else to speak in favor or opposition, Mayor James closed the Public Hearings.

Commissioner Odman said an issue brought up last time was about if they have received a larger portion of flex units and she asked Assistant Community Development Director Lajoie if she had that number.

Assistant Community Development Director Lajoie said yes, she believes that was put in a staff report. There was a project where the Sheridan house is, and it had a number of flex units. She indicated he would be receiving 221.

Commissioner Odman asked about the busting up of the landscaping and what is going to be done that is different from before.

Assistant Community Development Director Lajoie explained they were able to achieve a denser, thicker buffer along the east.

Commissioner Odman questioned if their attorney was correct when he said they would only be able to retain three out of 40 trees.

Ryan St. George, Metric Engineering, responded that sounds right. Very few of the trees could be retained as most succumbed to the tree poisoning. What was left was not really of high enough quality.

Commissioner Odman asked about the suggestion of replacing the trees, if this is something that could be done in that area in a way that still makes sense for what they are trying to develop.

Mr. St. George explained there is a limit to the size of material that can be taken down the roadways. They have done an admiral job of getting larger than usual material into their landscape plan, a lot of sixteen footers and category 1A's. He noted sixteen footers are the standard 1A size now; anything larger than 20 feet is problematic in getting it down the roadway.

Commissioner Odman said the gentleman stated he had spoken to the developers about that, but he did not say what the outcome was of that discussion. She asked if they were able to come to an agreement about replacing the oaks.

Assistant Community Development Director Lajoie responded if Commissioner Odman is talking about the mitigation due to the tree poisoning, that mitigation was put into enhanced landscaping on the site. She was not aware of the conversation before, so she is not sure if it satisfied the other side.

Commissioner Odman asked Attorney Gibbs if his people are satisfied with the proposed tree situation.

Attorney Gibbs noted they are concerned about it, and he thinks they would like to see bigger trees and oak trees.

Commissioner Odman questioned if between 16-20 feet tall would suffice.

Attorney Gibbs responded yes; regarding the trees, it would satisfy his folks.

Attorney Feiner said those discussions happened late today for the first time. Regarding the trees, the developer is bringing more mature trees than is required by the code; 44 new oak trees, 7 different types of oaks, and other shade trees are being planted onsite. 257 total shade trees will be installed.

Discussion continued on the tree mitigation.

Commissioner Odman asked how they came up with the idea of the crosswalks.

Attorney Feiner explained they were not able to get in touch with Hollywood Hills, so the developer came up with the idea and if they want it, the developer can try and do it.

Commissioner Odman asked how the commitment is established with the trolley.

Attorney Feiner said it is incorporated as a condition of the site plan approval. If it goes away, they are in violation of the site plan, subject to code enforcement, daily fines, and revocation of COs.

Commissioner Odman asked if there is a contract or anything.

Attorney Feiner noted they are investigating it.

Commissioner Davis said her major concern is the FPL poles and asked for an explanation of safety precautions taken.

Attorney Feiner responded he believes that FPL would dispute that there are any negative health effects from the lines. No buildings are under them, and cars do not go near them to hit them, and the building is going to be concrete.

City Attorney Boutsis noted the L'Chaim Farms had children playing under the wires; there was testing, and a review, and it was determined that there was no harm caused by the transmission lines.

Commissioner Lewellen asked for clarification regarding the developer not being able to replace all the trees, whether they are going to replace as many as they can.

Attorney Feiner explained there are going to be more trees onsite than were poisoned. He listed the number and species of trees; there will be a total of 889 trees, which does not include the shrubs and ground cover. The oaks and the other shade trees will predominantly be on the east side.

Mayor James asked how many transformers are on the FPL sight.

Developer Sharon Sharaby responded there are zero transformers, just leading poles that carry the lines.

Mayor James questioned what happens to those leading lines if a transformer blows.

Attorney Feiner said the lines just carry the power. If a transformer blows, the line stops carrying electricity until the transformer is fixed.

Vice-Mayor Salvino motioned to adopt Ordinance #2022-018, on second reading; seconded by Commissioner Davis. The motion carried on the following 5-0 Roll Call vote:

Commissioner Davis	Yes	Vice-Mayor Salvino	Yes
Commissioner Lewellen	Yes	Mayor James	Yes
Commissioner Odman	Yes		

9.4 RESOLUTION #2022-087

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-056-21), SUBMITTED BY 3851 STIRLING HOLDINGS, LLLP FOR PROPERTY LOCATED AT 3851 STIRLING ROAD IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Community Development)*

Vice-Mayor Salvino motioned to adopt Resolution #2022-087; seconded by Commissioner Davis. The motion carried on the following 5-0 Roll Call vote:

Commissioner Davis	Yes	Vice-Mayor Salvino	Yes
Commissioner Lewellen	Yes	Mayor James	Yes
Commissioner Odman	Yes		

9.5 RESOLUTION #2022-088

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING A PLAT (PL-058-21) SUBMITTED BY THE PROPERTY OWNER 3851 STIRLING HOLDINGS, LLLP FOR PROPERTY LOCATED AT 3851 STIRLING ROAD, IN THE CITY OF DANIA BEACH, FLORIDA; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Community Development)*

Vice-Mayor Salvino motioned to adopt Resolution #2022-088; seconded by Commissioner Davis. The motion carried on the following 5-0 Roll Call vote:

Commissioner Davis	Yes	Vice-Mayor Salvino	Yes
Commissioner Lewellen	Yes	Mayor James	Yes
Commissioner Odman	Yes		

9.6 ORDINANCE #2022-020

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28, ENTITLED "LAND DEVELOPMENT CODE", (1) PART 2, ENTITLED "SITE DEVELOPMENT REGULATIONS," ARTICLE 265, ENTITLED "OFF-STREET PARKING REQUIREMENTS" AT 265-92, ENTITLED "PAYMENT IN-LIEU OF PROVIDING OFF-STREET PARKING" IN ORDER TO MODIFY THE OFF-SITE PARKING PAYMENT IN LIEU AMOUNT; (2) AMENDING PART 5, ENTITLED "SITE DEVELOPMENT REGULATIONS," ARTICLE 505, ENTITLED "SIGNAGE REGULATIONS", AT SECTIONS 505-20, ENTITLED DEFINITIONS, SECTION 505-40, ENTITLED "DETAILED SIGN STANDARDS", SECTION 505-50, ENTITLED "PROHIBITED SIGNS" TO STRIKE SUPERGRAPHICS AND TO ADD MURALS; SECTION 505-90, ENTITLED "SIGNAGE REGULATIONS FOR THE MIXED-USE CRA FORM-BASED ZONING DISTRICTS (CC, SFED-MU, EDBB-MU, GTWY-MU, NBHD-MU)", AND SECTION 505-170, ENTITLED "NONCONFORMING SIGNS", TO REMOVE REFERENCE TO SUPERGRAPHICS AND TO INCLUDE MURALS; AND (3) PART 6, ENTITLED "DEVELOPMENT REVIEW PROCEDURES AND REQUIREMENTS," AT ARTICLE 635, ENTITLED "SITE PLANS", AT SECTION 635-50, ENTITLED "SITE PLAN DATA REQUIREMENTS", TO REQUIRE A SHADOW STUDY AS PART OF THE SITE PLAN REVIEW PROCESS; AND (4) PART 8, ENTITLED "TECHNICAL APPENDIX," ARTICLE 811, ENTITLED "PUBLIC ART PROGRAM" AT SECTION 811-20, ENTITLED "DEFINITIONS", AND CREATING SECTION 811-140, ENTITLED "MURAL GUIDELINES", TO CREATE A DEFINITION FOR MURALS AND PROCEDURES FOR REVIEW OF MURALS; PROVIDING FOR CODIFICATION, PROVIDING FOR

CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)** *(Community Development)*

City Attorney Boutsis read the title of Ordinance #2022-020.

Corinne Lajoie, Assistant Director of Community Development, was available for questions.

Mayor James opened the Public Hearing. Seeing as there was no one to speak in favor or opposition, she closed the Public Hearing.

Vice-Mayor Salvino motioned to adopt Ordinance #2022-020, on second reading; seconded by Commissioner Lewellen. The motion carried unanimously.

10. Discussion and Possible Action

10.1 Discussion on City advisory boards - Vice-Mayor Salvino

Discussion ensued on the attendance and lack of quorum of members of the Marine Advisory Board and Parks, Recreation and Community Affairs Advisory Board, and possibly making replacement appointments. Discussion was also held on the Airport Advisory Board, which has not held a meeting since 2020.

The Commission consensus was to have staff bring forward legislation to sunset the Airport Advisory Board and to reduce the membership of the Marine Advisory Board and Parks, Recreation and Community Affairs Advisory Board from 10 members each to five members each.

10.2 University Interns - Mayor James

Mayor James asked that the Commission look at the intern policy; people do not want to intern without a stipend. She suggested a \$1,000 stipend. She had conversations with other cities, and they pay their interns \$15-\$20 per hour. She knows there are a lot of universities that are partnering with cities and are providing credits for these internships. She thinks we do not have interns because we do not provide them with a stipend. She wanted to see what the discussion is on it and if we may want to pay the interns and amend the current policy.

Commissioner Odman said her view has evolved greatly since this first came up; she has grown, and the tide had turned on the idea of working for free. She does now think it should come with a financial stipend but does not know what it should be. \$1,000.00 is something; she is all for discussing what the figure should be if the Commission is not satisfied with what the Mayor has proposed.

Mayor James asked Linda Gonzalez, Director of Human Resources, to address what other cities are doing so we have numbers to compare to. She only has cities in Miami to compare. It is not a set fee, but it is a not-to-exceed fee they can earn up to with deliverables, with things that come with the program.

Human Resources Director Gonzalez explained there is nothing too typical, it is all over the place and it depends on what type of intern it is and the length of time. For credit interns, it is usually a semester and we talked about different types of stipends. Generally, if you are a college student and you are looking at being an intern and have the choice between paid or not paid, you are probably going to go with the one that is paid. A year ago, we put in the policy at the Commission's direction that we did not want to go that route, but we can change the policy. There is a lot of competition out there for interns. Staff met with three universities last year and there is always a possibility of interns; it is like looking for a good employee, you want to be able to offer what you can offer.

Discussion ensued regarding the need and use of interns and stipends.

The Commission consensus was to move forward with two interns as discussed, each to receive a stipend of up to \$1,000.00.

11. Commission Comments

11.1 Commissioner Davis

Commissioner Davis thanked Public Services for all they do to beautify our beach; she is grateful to the team and leadership of our manager.

11.2 Commissioner Lewellen

Commissioner Lewellen congratulated Parks & Recreation for all the wonderful new programs that are offered. She spoke about attending the ribbon cutting for Gasper Arts Center; it is really a great space and they have done a lot with it. They are partnering with WMODA and some of the other groups in town.

11.3 Commissioner Odman

Commissioner Odman had no comments.

11.4 Vice-Mayor Salvino

Vice-Mayor Salvino had no comments.

11.5 Mayor James

Mayor James noted everyone should be vigilant in light of the tragic shootings in Texas at the elementary school.

12. Appointments

12.1 Marine Advisory Board – no appointments

12.2 Parks, Recreation and Community Affairs Advisory Board – no appointments

12.3 Public Art Advisory Board

The Commission appointed Kelly Sharaby, Lloyd Goradesky, Marc Aptakin, and Meaghan Kent, residents of Broward County.

The Commission appointed Lilli Schipper, Joanna Granett, and Kyla Holmes, residents of the City.

The Commission appointed Commissioner Davis as the City Commissioner liaison.

Vice-Mayor Salvino motioned to approve the appointments; seconded by Commissioner Lewellen. The motion carried unanimously.

13. Administrative Reports

13.1 City Manager

City Manager Garcia reported as follows:

On Tuesday, May 3rd, Governor DeSantis announced the recipients of the Resilient Florida Program Planning Grants. The City of Dania Beach was awarded \$95,500 for Vulnerability Assessment.

After a very productive and informative meeting with key members of the Dania Beach Improvement Committee last month, we were able to move the bronze sculpture of the two children reading and it is finally back where it belongs.

The bridge mural on Federal Highway has commenced and we are excited to do the ribbon cutting soon.

In mid-March, we received communication from a concerned resident regarding a safety issue and a request for a stop light at the corner of NE 7th Street and NE 5th Avenue. Within a month and a half, our team installed an LED stop sign.

On Thursday, May 12th, all department directors, and deputy directors met with ARPA consultants and began key steps in the investment of our \$16.2 million dollar award.

On Monday, May 2nd, she met with Joanna Granett, President of the Dania Beach Historical Society. They will be partnering with Dania Beach Improvement Committee to begin archiving a number of historical documents and photos; we will provide space for them to do this.

13.2 City Attorney

City Attorney Boutsis noted the Skidmore and Navarro litigation cases will proceed toward settlement.

13.3 City Clerk - Reminders

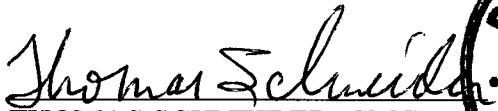
Tuesday, June 14, 2022 - 5:30 p.m.
Tuesday, June 14, 2022 - 7:00 p.m.
Tuesday, June 28, 2022 - 7:00 p.m.

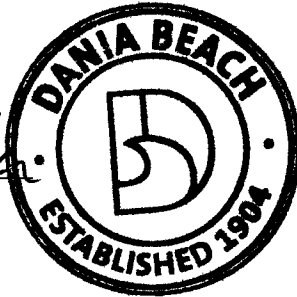
CRA Board Meeting
City Commission Meeting
City Commission Meeting

14. Adjournment

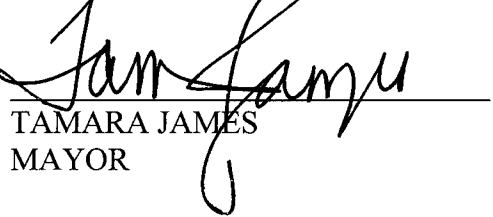
Mayor James adjourned the meeting at 10:13 p.m.

ATTEST:


THOMAS SCHNEIDER, CMC
CITY CLERK

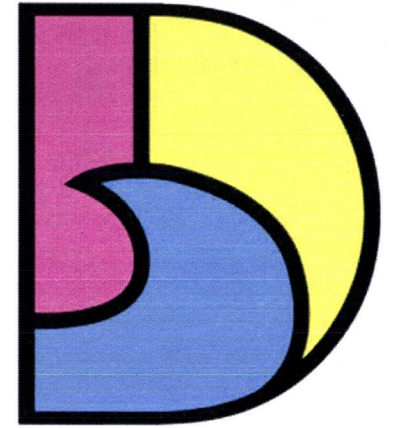


CITY OF DANIA BEACH


TAMARA JAMES
MAYOR

Approved: June 28, 2022

#3.2



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

THE CITY OF
Dania Beach
BROWARD'S FIRST CITY

CDBG Year 48 Application Public Hearing

Community Development Block Grant

CDBG – Overview

- US Department of Housing and Urban Development
 - Title 1 of Housing and Community Development Act of 1974
 - Primary Object – Development of Viable Urban Communities
 - Decent Housing
 - A Suitable Living Environment
 - Expanded Economic Opportunities
 - Low and Moderate Income
 - \$3.3 Billion Nationwide Annual Grants
- Broward County
 - Small Cities Funding through Broward County
 - Non-entitlement city < 50,000 Population
 - Annual Grant Based on Population



CDBG Activities

Eligible Activities

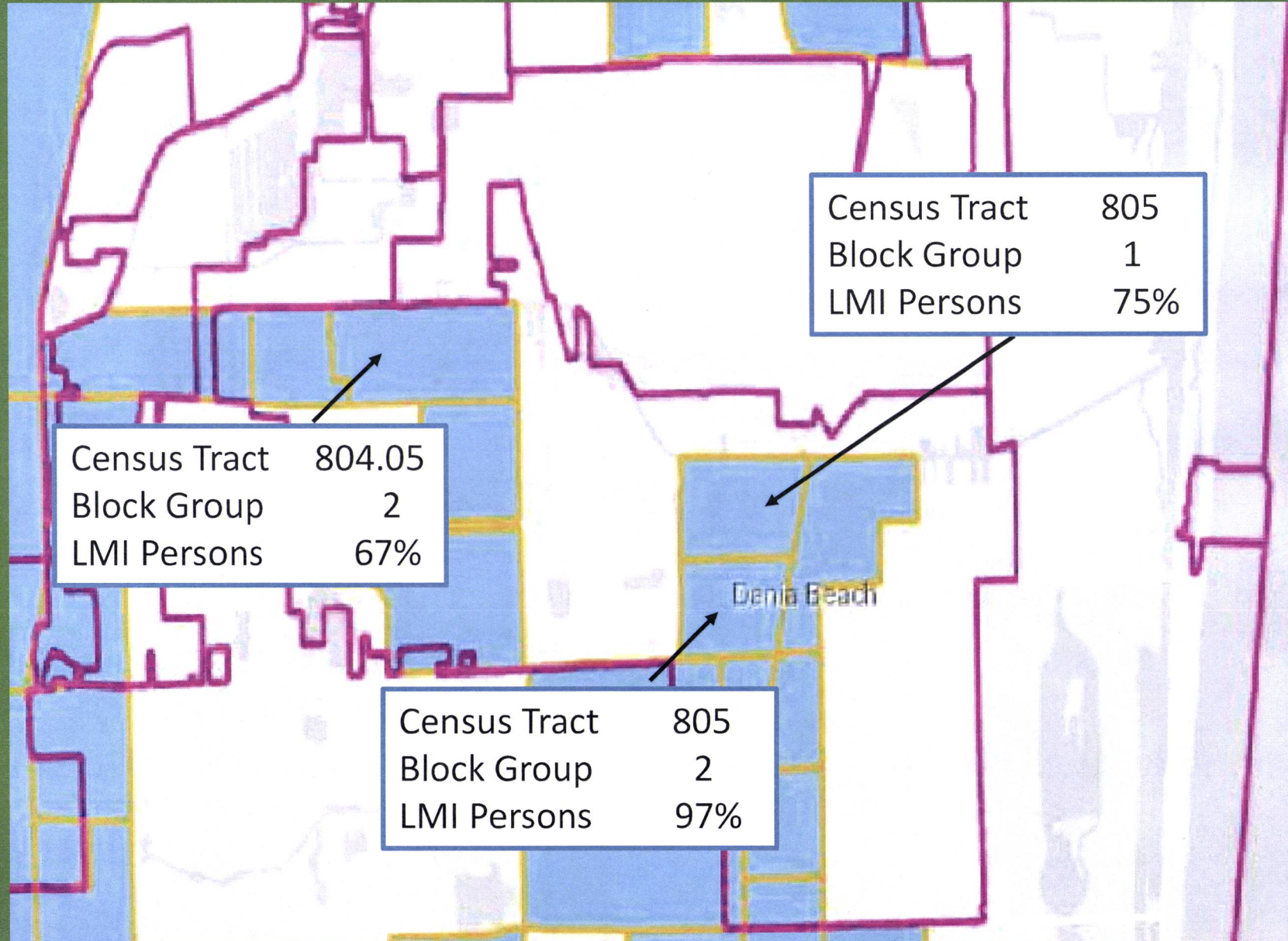
- Housing
- Other real property
- **Public facilities**
- Public services
- Economic development
- CBO's
- Planning and administration

Ineligible Activities

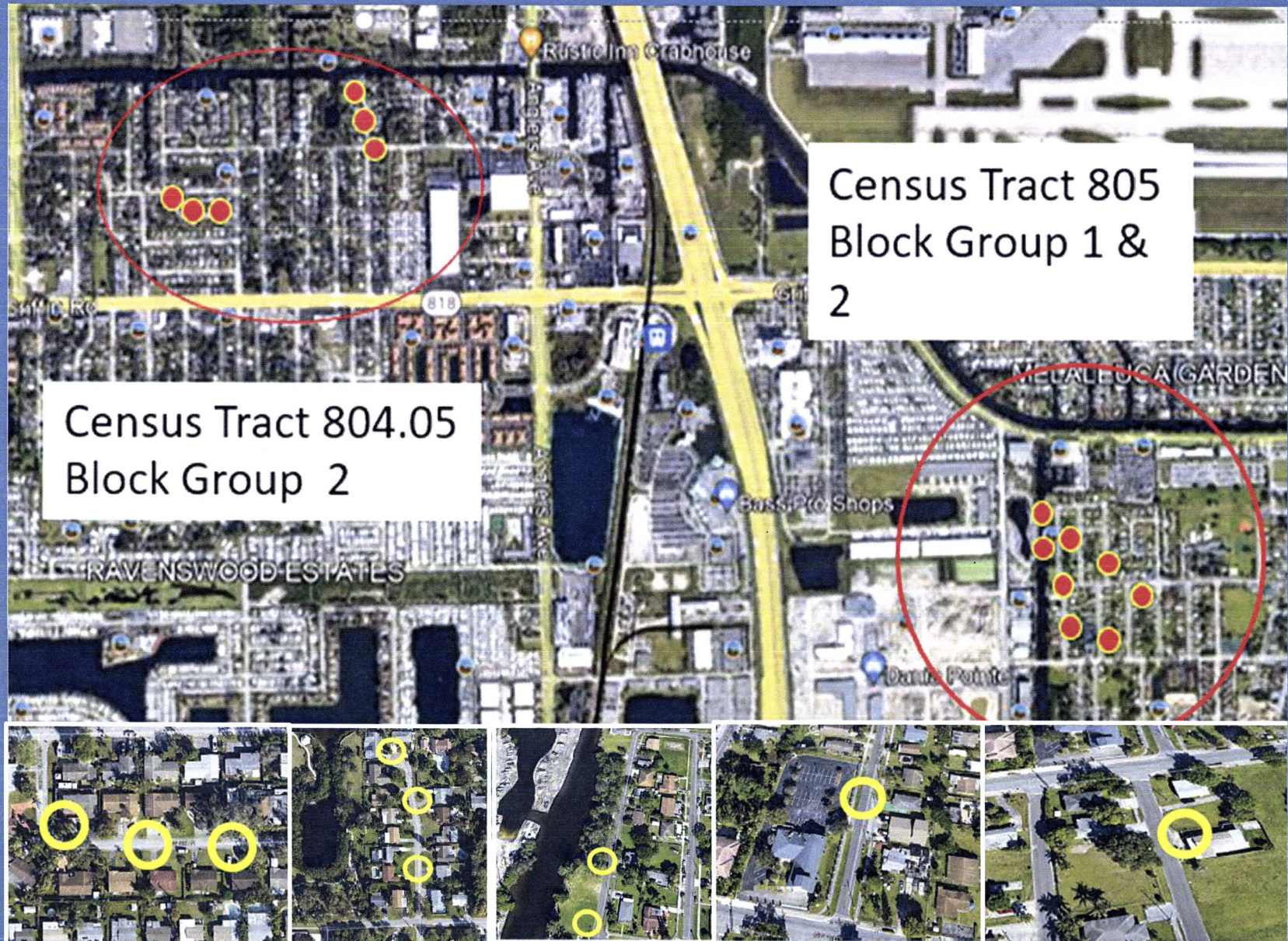
- Building for general government
- General government expenses
- Purchase of equipment
- Purchase of personal property
- Operational or maintenance expenses
- Income payments
- One time Payments



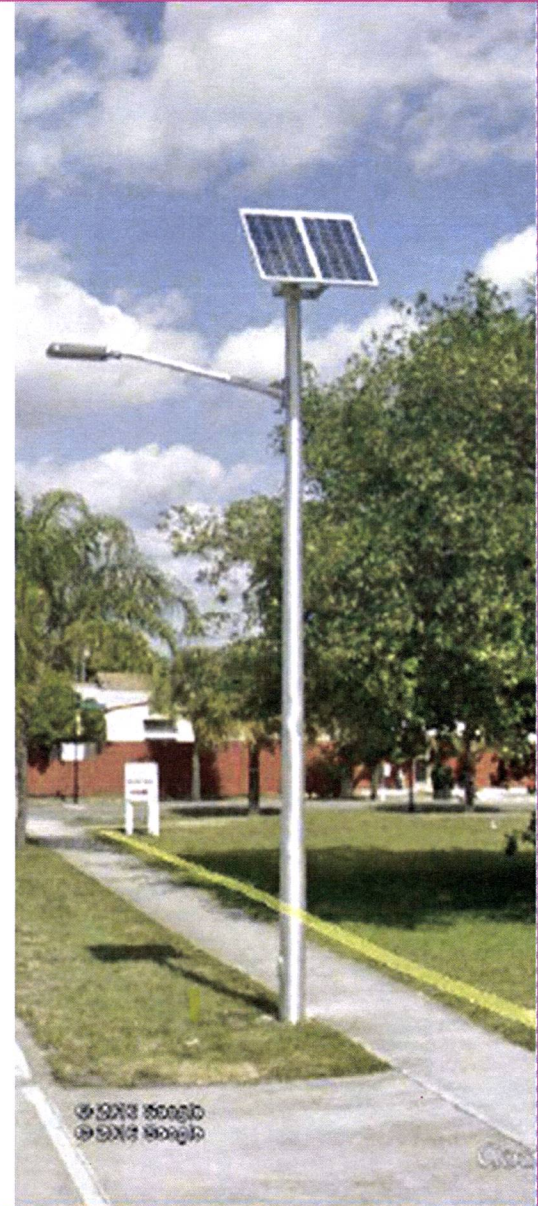
Dania Beach Eligible CDBG Areas



CDBG Year 48 APPLICATION



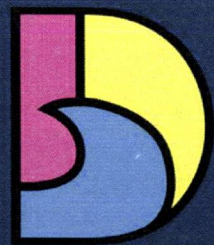
CDBG YEAR 48 Application



BROWARD'S FIRST CITY
daniabeachfl.gov



Questions?



DANIA BEACH
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Fernando Rodriguez

Public Services Director
Phone: 954-924-6808 x3740
Email: frodriguez@daniabeachfl.gov

Dincer A. Ozaydin, P.E.

Deputy Public Services Director
and City Engineer
Phone: 954-924-6808 x3617
Email: dozaydin@daniabeachfl.gov

Colin Donnelly

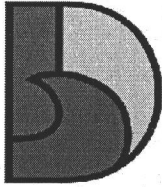
CIP and Grant Administrator
Phone: 954-924-6808 x3618
Email: cdonnelly@daniabeachfl.gov

John Quintero

Project Manager
Phone: 954-924-6808 x3619
Email: jquintero@daniabeachfl.gov

BROWARD'S FIRST CITY
daniabeachfl.gov

#5
Did Not Speak



DANIA BEACH
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**REQUEST TO ADDRESS
CITY COMMISSION AT REGULAR
OR SPECIAL
VIRTUAL MEETINGS**

The City is required by state law to keep minutes of City Commission meetings. To properly identify persons who address the City Commission in those minutes, the City requests that this form be completed and provided to the City Clerk, before the meeting begins.

DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Paul Smailis

ADDRESS: 109 SE 5th St Dania Beach, FL 33004

PHONE NO. (Optional): 954-290-4682

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☒ **CITIZEN COMMENTS:**

Comments by Dania Beach citizens or interested parties that are not part of the regular printed agenda may be made during each Commission meeting during the period set aside for "Citizen Comments." A thirty (30) minute "Citizen Comments" period shall be designated on the agenda for citizens and interested persons to speak on matters not scheduled on that day's agenda. Each speaker shall be limited to 3 minutes for his or her comments. Persons desiring to speak during the citizen comment period shall inform the City Clerk immediately prior to the beginning of the meeting of their intention to speak. If more than 10 speakers express a desire to speak, the Commission shall determine on a meeting by meeting basis whether to (a) extend the time allotted for citizen comments to accommodate all speakers, or (b) whether to limit the number of speakers or amount of time per speaker. A speaker's time shall not be transferable to another speaker.

PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

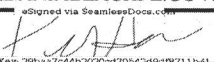
Request for speed controls, speed bumps, 4 way stop for At 5th Street and SE 2nd Ave.

2) ☐ **PUBLIC HEARINGS – ITEM # _____ (AS PRINTED ON AGENDA)**

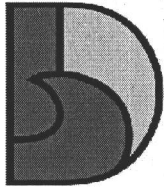
PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

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LOBBYIST REGISTRATION IS REQUIRED. PRIOR TO ENGAGING IN ANY LOBBYING ACTIVITIES, WHETHER OR NOT COMPENSATION IS PAID OR RECEIVED IN CONNECTION WITH THOSE ACTIVITIES, EACH LOBBYIST SHALL FILE WITH THE CITY CLERK AN ANNUAL REGISTRATION STATEMENT AND PAY AN ANNUAL TWO HUNDRED FIFTY DOLLARS (\$250.00) REGISTRATION FEE FOR EACH PRINCIPAL OR EMPLOYER. REGISTRATION FORMS ARE AVAILABLE ON THE CITY WEBSITE: WWW.DANIABEACHFL.GOV. (ORDINANCE #2012-019; AMENDED BY ORDINANCE #2019-019)


Key: 20bba7c44b2c20cd70542d9d9b711b41

05/13/2022



DANIA BEACH
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**REQUEST TO ADDRESS
CITY COMMISSION AT REGULAR
OR SPECIAL
VIRTUAL MEETINGS**

#5
Did Not Speak

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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Emmet Frank

ADDRESS: hollywood fl 33019

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☒ **CITIZEN COMMENTS:**

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

Discussing the matter of pollution in our city streets and our nature preserves.

2) ☐ **PUBLIC HEARINGS – ITEM # _____ (AS PRINTED ON AGENDA)**

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

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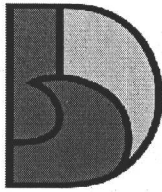
LOBBYIST REGISTRATION IS REQUIRED. PRIOR TO ENGAGING IN ANY LOBBYING ACTIVITIES, WHETHER OR NOT COMPENSATION IS PAID OR RECEIVED IN CONNECTION WITH THOSE ACTIVITIES, EACH LOBBYIST SHALL FILE WITH THE CITY CLERK AN ANNUAL REGISTRATION STATEMENT AND PAY AN ANNUAL TWO HUNDRED FIFTY DOLLARS (\$250.00) REGISTRATION FEE FOR EACH PRINCIPAL OR EMPLOYER. REGISTRATION FORMS ARE AVAILABLE ON THE CITY WEBSITE: WWW.DANIABEACHFL.GOV. (ORDINANCE #2012-019; AMENDED BY ORDINANCE #2019-019)

Emmet Frank

Key: 29baa7c44b2c0c0705d42dc0b711b4f

05/24/2022

#9.1 Did Not Speak



DANIA BEACH
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**REQUEST TO ADDRESS
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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Stephanie Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☐ CITIZEN COMMENTS:

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9.1 (AS PRINTED ON AGENDA)

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

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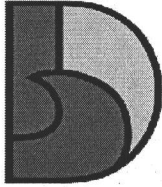
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Stephanie Jofe

Key: 29baa7c44b2020cd70542d4c8b711b41

05/23/2022

#9.1 Did Not Speak



DANIA BEACH
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**REQUEST TO ADDRESS
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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Michael Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

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Michael Jofe
Key: 205baa7c44b2c0cd70542d9d0b7311d41

05/23/2022

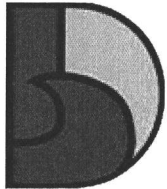
#9.3 - #9.5

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 4:09 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Koosh Living Project

Please print for tonight.

Ty



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

Corinne Lajoie, AICP
Assistant Director | City of Dania Beach
clajoie@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd | Dania Beach, FL, 33004
Phone: 954-924-6800 x3704



Web: daniabeachfl.gov | **App:** AskDaniaBeach
RISE - Respect, Integrity, Standard of Excellence

Please note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

From: Doniel Bensoussan <danshoe77@gmail.com>
Sent: Tuesday, May 24, 2022 4:08 PM
To: Lewellen, Lori <llewellen@daniabeachfl.gov>; Davis, Joyce <jdavis@daniabeachfl.gov>; Lajoie, Corinne <clajoie@daniabeachfl.gov>; James, Tamara <tamarajames@daniabeachfl.gov>
Subject: Koosh Living Project

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Dear City Commissioner,

My name is Doniel Bensoussan. I reside at 3370 N 47th Ave. in Hollywood. I am writing in support of the Koosh Living Project, located at 3851 Stirling Road. Please approve this project as this project is very much needed. Currently there is no place to live in our community. Taking a desolate piece of property that is frankly an eyesore and turning it into an attractive living space is a great benefit to our community and neighborhood. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing.

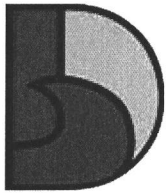
Thank you,

Doniel Bensoussan

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 4:03 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Koosh Project

Please print
Ty



SEA IT. LIVE IT. LOVE IT.

Corinne Lajoie, AICP
Assistant Director | City of Dania Beach
clajoie@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd | Dania Beach, FL, 33004
Phone: 954-924-6800 x3704



Web: daniabeachfl.gov | **App:** AskDaniaBeach
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From: Ari Sobol <arisobol@gmail.com>
Sent: Tuesday, May 24, 2022 4:01 PM
To: Lewellen, Lori <llewellen@daniabeachfl.gov>
Subject: Koosh Project

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Dear city commissioner,

My name is Ari Sobol.

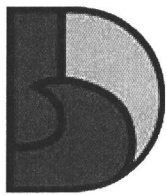
I reside at Stirling village in Hollywood . I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed due to the housing shortage and limited place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. My ask is to please approve this project. It will create jobs and will provide much needed housing.

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 3:55 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Koosh Project

Please print for tonight.

Ty



SEA IT. LIVE IT. LOVE IT.

Corinne Lajoie, AICP
Assistant Director | City of Dania Beach

clajoie@daniabeachfl.gov | daniabeachfl.gov

100 W Dania Beach Blvd | Dania Beach, FL 33004

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From: Viki Stein <vikistein1@yahoo.com>
Sent: Tuesday, May 24, 2022 3:33 PM
To: Llewellyn@daniabeachfl.gov; Davis, Joyce <jdavis@daniabeachfl.gov>; Lajoie, Corinne <clajoie@daniabeachfl.gov>; James, Tamara <tamarajames@daniabeachfl.gov>
Subject: Koosh Project

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Dear city commission,

My name is Viki Stein and I'm a resident of the community. I live at 5911 Sw 36th terrace and

I am in complete support of the Koosh living project on 3851 Stirling Road. I believe this development will be a great asset to the community; opening the doors for new job opportunities and housing for many, therefore enriching our beautiful and expanding community.

Thank you for taking the time to read this.

Best,

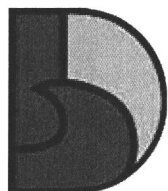
Viki Stein

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 3:54 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: New Housing

Please print for tonight.

Ty



SEA IT. LIVE IT. LOVE IT.

Corinne Lajoie, AICP
Assistant Director | City of Dania Beach

clajoie@daniabeachfl.gov | daniabeachfl.gov

100 W Dania Beach Blvd | Dania Beach, FL 33004

Phone: 954-924-6800 x3704



Web: daniabeachfl.gov | **App:** AskDaniaBeach
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From: Jake Russell <jakerussell1231@gmail.com>
Sent: Tuesday, May 24, 2022 3:35 PM
To: Lajoie, Corinne <clajoie@daniabeachfl.gov>
Subject: New Housing

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Dear city commissioner,

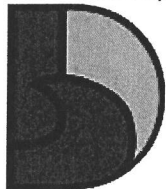
My name is Jake Russell. I reside at 4150 Davie Road Extension in Hollywood. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing.

All the best,
Jake

Sabino, Deborah E.

From: Lewellen, Lori
Sent: Tuesday, May 24, 2022 12:23 PM
To: Boutsis, Eve A.
Subject: Fwd: proposed Koosh project- zoning vote

Sent from my iPhone



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: Audra Mittleman <Audra.Mittleman@msmc.com>
Date: May 10, 2022 at 1:43:06 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>
Subject: proposed Koosh project- zoning vote

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Commissioner Lewellen,

Thank you so much for taking the time to listen to members of the Harger Hills community in the past few weeks in regards to the change of zoning for the Koosh project.

While I do agree it is a beautiful plan, I don't believe that Stirling Rd. can handle the density of people and vehicles with the only entrance and exit on Stirling Rd. The traffic is already very heavy during rush hours, it is difficult to cut across Stirling to make a u-turn to head east at any time, and making a u-turn at Sarazen to get home is always challenging as it is. Adding 400 additional vehicles will make this small stretch of Stirling Rd. a nightmare for the current residents. Our neighborhood is quiet and quaint, and the sheer volume of proposed residents and vehicles will change that dramatically.

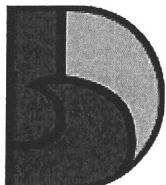
Thank you for your consideration.

Respectfully,
Audra Mittleman
5910 SW 37 Ter.
Ft. Lauderdale, FL 33312

Sabino, Deborah E.

From: Schneider, Thomas
Sent: Tuesday, May 24, 2022 7:32 AM
To: Commission
Cc: Garcia, Ana; Sosa-Cruz, Candido; Lottier, Christine; Singh, Maxine; Boutsis, Eve A.; Norena, Eleanor; Lajoie, Corinne; Lorber, Richard; McClendon, Erin
Subject: FW: Opposition to sw 40th Ave development

FYI



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Thomas Schneider, CMC
City Clerk | City of Dania Beach

tschneider@daniabeachfl.gov | daniabeachfl.gov

100 W Dania Beach Blvd. | Dania Beach, FL, 33004

Phone: 954-924-6800 x3623



Web: daniabeachfl.gov | **App:** AskDaniaBeach
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From: Dean Palmer <deanpalmermd@att.net>
Sent: Monday, May 23, 2022 7:20 PM
To: Schneider, Thomas <tschneider@daniabeachfl.gov>
Subject: Opposition to sw 40th Ave development

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Good day.

I am writing to formally Voice my objection to the proposed re-zoning of the property on Sw 40th Ave.

There is absolutely no doubt that the traffic congestion in the area is at a critical point. It is impossible to turn southbound from my home on SW 56th street during peak hours.

I have strong reservations as to the validity of the so called traffic study that the developers commissioned. As was the case with their prior study, it was performed on a Jewish holiday when the local school was closed, thus drastically reducing the local traffic. Already the road is used as a bypass speedway, and any further traffic would be terrible. The developers also promised to keep the protected oak trees on their current development. Several of those oaks have "disappeared". The property that is now being considered for re-zoning is nestled between beautiful oak trees. It is truly a gem that exemplifies our previously tranquil oak hammock. It would be both a travesty and tragedy to lose even a portion of this green space. If you have not already done so, I implore you to go and visit this property so that you can appreciate what will be lost.

With much appreciation and hope.

Dr Dean Palmer
3930 sw 56 street.

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 3:26 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Koosh Living project

Please print
Ty



Corinne Lajoie, AICP
Assistant Director | City of Dania Beach
clajoie@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd | Dania Beach, FL, 33004
Phone: 954-924-6800 x3704



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From: Yudi Grossnass <yudz99@gmail.com>
Sent: Tuesday, May 24, 2022 3:14 PM
To: Lewellen, Lori <llewellen@daniabeachfl.gov>; Davis, Joyce <jdavis@daniabeachfl.gov>; Lajoie, Corinne <clajoie@daniabeachfl.gov>; James, Tamara <tamarajames@daniabeachfl.gov>
Subject: Koosh Living project

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Dear City Commissioner,

My name is Yudi Grossnass I reside at 4150 Davie Road Extension

I would like to put forward my thoughts on the Koosh Living Project located at 3851 Stirling Road. I support this project and all that it stands for, I hope this project finds your approval as I feel that it is something that is needed in this area. There are not many places to live in our community, the ones that are available are unaffordable or not good living conditions. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed affordable housing

Kind regards
Yudi
A concerned citizen



RECEIVED

MAY 23 2022

May 18th, 2022

**Re: May 24th, 2022 – ALERT! Commission Meeting - Koosh Living Development
3851 Stirling Road, Dania Beach**

**When: May 24, 2022 at 7:00pm
Where: Dania Beach City Hall – 100 West Dania Beach Blvd.
Why: Voice your Concern over this Massive Development**

Dear Neighbor:

As you may have heard, The City Commission is about to approve the Developer's request to rezone the vacant property under the powerlines, to allocate **221** residential flex units, and to approve a site plan for the construction of a massive mixed-use development project in the middle of our community.

When we originally purchased our property, we were promised that it would remain an amazing single-family community and that this property could only be built for ten luxury estate homes.

However, 10 luxury estate homes are not good enough for this Developer, who wants a massive and incompatible mixed-use project with 231 Units and 13,500 square feet of ground-floor retail along Stirling Road. Right across from Hollywood Hills highschool.

This development will destroy our property values and our quiet community.

At the last Commission meeting, the Developer packed the chambers with his friends and family. If the actual community does not show up to the next meeting, this development will receive a rubber stamp.

Please join us in speaking out against this incompatible development. Please help us to preserve our way of life. Please come to City Hall on May 24th at 7:00 p.m. and let our voices be heard!

Sincerely,

L'Chaim Farms

L'CHAIM FARM
<https://lchaimfarm.com>

Sabino, Deborah E.

From: Schneider, Thomas
Sent: Tuesday, May 24, 2022 8:15 AM
To: Lorber, Richard
Cc: Boutsis, Eve A.
Subject: FW: 3851 Stirling Holdings.....Rezoning

FYI



Thomas Schneider, CMC
City Clerk | City of Dania Beach
tschneider@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd. | Dania Beach, FL, 33004
Phone: 954-924-6800 x3623

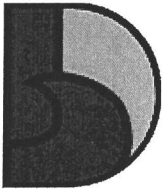


Web: daniabeachfl.gov | **App:** AskDaniaBeach
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From: James, Tamara <tamarajames@daniabeachfl.gov>
Sent: Tuesday, May 24, 2022 7:59 AM
To: Eve B <eboutsis@gmail.com>; Schneider, Thomas <tschneider@daniabeachfl.gov>
Subject: Fwd: 3851 Stirling Holdings.....Rezoning

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach
tamarajames@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-258-7552



Web: daniabeachfl.gov | **App:** AskDaniaBeach
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Begin forwarded message:

From: "James, Tamara" <tamarajames@daniabeachfl.gov>
Date: May 22, 2022 at 11:48:28 AM EDT
To: American Metals <americanmetals@amcchem.com>
Subject: Re: 3851 Stirling Holdings.....Rezoning

Good Morning,

I appreciate your comments. Your email has been received and taken into account.

Thank You,
Mayor James

- Sent from my iPhone

On May 22, 2022, at 11:19 AM, American Metals <americanmetals@amcchem.com> wrote:

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Dear Commissioners

I would also respectfully wish to remind you that the subject development is totally inconsistent with any of the existing surrounding residential and agricultural development. I challenge any of you to find any six story apartment buildings and townhomes adjacent to the subject property or in the surrounding area. The proposed development is totally out of character for the area and will constitute a nuisance

Respectfully

Barry Reichenberg

Pres Harger Hills Assoc.

From: American Metals

Sent: Sunday, May 22, 2022 10:52 AM

To: tamarajames@daniabeachfl.gov; msalvino@daniabeachfl.gov;

jdavis@daniabeachfl.gov; llewellen@daniabeachfl.gov; lodman@daniabeachfl.gov

Subject: 3851 Stirling Holdings.....Rezoning

Dear Commissioners

As both both an individual citizen and president of the Harger Hills Association, I'm again reiterating both my own and our Association's vehement opposition to the proposed change in zoning and to the proposed project. In no way have you, our elected representatives, taken into account the position of the approximately 100 homeowners, your constituents, living east and northwest of the subject property.

Given the tenor of the the commission meeting two weeks ago, I have no illusions as to there being any changes in your vote on May 22nd. I do not beleive your decision took into account legal guidelines. Moreover, it was very evident that you had conferred and maade your decision long before the May 10th meeting

I can assure you that as an individual and as the leader of our Association, we will leave absolutely no stone unturned to overturn any decision to rezone and to approve the site plan. If this will require the expenditure of both time and money over the coming years, then so be it

Respectfully

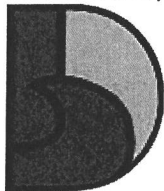
Barry Reichenberg

Pres. Harger Hills Assoc.

Sabino, Deborah E.

From: Lewellen, Lori
Sent: Tuesday, May 24, 2022 12:23 PM
To: Boutsis, Eve A.
Subject: Fwd: RZ-055-21, 3851 Stirling Rd Holdings

Sent from my iPhone



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: American Metals <americanmetals@amcchem.com>
Date: May 10, 2022 at 6:16:51 AM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>, "Salvino, Marco" <msalvino@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Odman, Lauren" <lodman@daniabeachfl.gov>
Cc: hsepler@aol.com, Stephanie Jofe <shrinkmom@kidbones.com>
Subject: Re: RZ-055-21, 3851 Stirling Rd Holdings

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From: American Metals
Sent: Friday, May 6, 2022 8:21 AM
To: tamarajames@daniabeachfl.gov; msalvino@daniabeachfl.gov; jdavis@daniabeachfl.gov; llewellen@daniabeachfl.gov; lodman@daniabeachfl.gov
Cc: hsepler@aol.com; Stephanie Jofe
Subject: RZ-055-21, 3851 Stirling Rd Holdings

Good morning Commissioner

My name is Barry Reichenberg. I've lived on SW 37th Terrace for 28 years and have been a Dania resident for 50 years. I'm 78 years old

I'm vehemently opposed to the rezoning of the abovementioned property from E-1 to PRDA. While the project itself is interesting, it is totally out of place in an area dominated by million dollar plus estate-type homes and should be constructed elsewhere

Much of the area surrounding and adjacent to the subject property is unique. There are oak trees that are over 100 years old. There is wildlife such as foxes, raccoons, possums, harmless snakes, squirrels and bob-cats. There are 49 different species of birds including eagles and hawks and owls. The rezoning of the property and subsequent construction of the proposed project would completely destroy the environment, ecology and tranquility of this area

The proposed project brings little benefit to the City of Dania Beach. It is destructive. It does bring major benefit to the developers, most of whom have no connection to our city except for the profits they can milk from it. I ask that you look closely at the developers proposal and application for rezoning.. It contains many inaccuracies or falsifications purported to be fact

I respectfully remind all of you that you were elected by your electorate to represent the will of the people of Dania as well as to manage the affairs of the city. Those who have chosen to voice opinions about this project are overwhelmingly against it

I URGE ALL OF YOU TO VOTE AGAINST THE REZONING OF THIS LAND AND CONSTRUCTION OF THIS PROJECT

Thank you

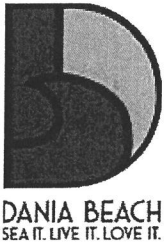
Barry Reichenberg,

President , Harger Hills Area Neighborhood Association

Sabino, Deborah E.

From: Schneider, Thomas
Sent: Tuesday, May 24, 2022 8:15 AM
To: Lorber, Richard
Cc: Boutsis, Eve A.
Subject: FW: 3851 Stirling Holdings

FYI



Thomas Schneider, CMC
City Clerk | City of Dania Beach
tschneider@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd. | Dania Beach, FL, 33004
Phone: 954-924-6800 x3623

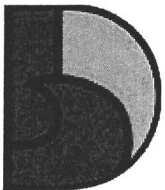


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From: James, Tamara <tamarajames@daniabeachfl.gov>
Sent: Tuesday, May 24, 2022 7:58 AM
To: Schneider, Thomas <tschneider@daniabeachfl.gov>; Eve B <eboutsis@gmail.com>
Subject: Fwd: 3851 Stirling Holdings

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach
tamarajames@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-258-7552



Web: daniabeachfl.gov | App: AskDaniaBeach
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Begin forwarded message:

From: American Metals <americanmetals@amcchem.com>
Date: May 23, 2022 at 2:23:58 AM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: 3851 Stirling Holdings

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Good morning Mayor

Although I do not agree with your own vote to rezone this property, I do want to thank you for your prompt replies to and acknowledgements of my e-mails. None of your fellow commissioners have done likewise. It doesn't say very much for the way in which they do the job for which they were elected

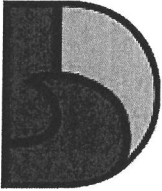
Respectfully & With Kind Regards

Barry Reichenberg

Sabino, Deborah E.

From: Lewellen, Lori
Sent: Tuesday, May 24, 2022 12:30 PM
To: Boutsis, Eve A.
Subject: Fwd: 3851 Stirling Holdings.....Rezoning

Sent from my iPhone



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: American Metals <americanmetals@amcchem.com>
Date: May 22, 2022 at 11:19:01 AM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>, "Salvino, Marco" <msalvino@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Odman, Lauren" <lodman@daniabeachfl.gov>
Cc: hsepler@aol.com, Stephanie Jofe <shrinkmom@kidbones.com>, tucker@wtgibbs.com
Subject: Re: 3851 Stirling Holdings.....Rezoning

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Dear Commissioners

I would also respectfully wish to remind you that the subject development is totally inconsistent with any of the existing surrounding residential and agricultural development. I challenge any of you to find any six story apartment buildings and townhomes adjacent to the subject property or in the surrounding area. The proposed development is totally out of character for the area and will constitute a nuisance

Respectfully

Barry Reichenberg

Pres Harger Hills Assoc.

From: American Metals

Sent: Sunday, May 22, 2022 10:52 AM

To: tamarajames@daniabeachfl.gov; msalvino@daniabeachfl.gov; jdavis@daniabeachfl.gov; lwellen@daniabeachfl.gov; lodman@daniabeachfl.gov

Subject: 3851 Stirling Holdings.....Rezoning

Dear Commissioners

As both both an individual citizen and president of the Harger Hills Association, I'm again reiterating both my own and our Association's vehement opposition to the proposed change in zoning and to the proposed project. In no way have you, our elected representatives, taken into account the position of the approximately 100 homeowners, your constituents, living east and northwest of the subject property.

Given the tenor of the the commission meeting two weeks ago, I have no illusions as to there being any changes in your vote on May 22nd. I do not believe your decision took into account legal guidelines. Moreover, it was very evident that you had conferred and made your decision long before the May 10th meeting

I can assure you that as an individual and as the leader of our Association, we will leave absolutely no stone unturned to overturn any decision to rezone and to approve the site plan. If this will require the expenditure of both time and money over the coming years, then so be it

Respectfully

Barry Reichenberg

Pres. Harger Hills Assoc.

Sabino, Deborah E.

From: Salvino, Marco
Sent: Monday, May 23, 2022 6:20 PM
To: Boutsis, Eve A.
Subject: FW: Development on 31 ave

Sent from my Verizon, Samsung Galaxy smartphone

----- Original message -----

From: JamesRuccolo <JamesRocknsoulo@protonmail.com>
Date: 5/19/22 1:12 PM (GMT-05:00)
To: "Odman, Lauren" <lodman@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Salvino, Marco" <msalvino@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>
Subject: Development on 31 ave

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Dear Councilman,

I writing you again because of my concerns with the zoning of this development that's behind my house (Cocoplum). We met with the lawyer and his "experts" again on Tuesday night.

They have solved one of 4 concerns brought up during this process. They are down from 76 homes to 67, which puts them over 50 feet away from my back door. My position is and will be that I don't want this in my backyard and 60 units is still a nightmare, you aimed high for 76 and got 67, 7 more than was approved. Their plan worked, it was a grift. We didn't get anything solved. I want it back to 60 units if at all, this community got NOTHING!

But, we still haven't addressed the traffic, flooding and all the animals they will get rid of, or kill.

The traffic, It's already a mess and without a turning lane into my development, Key north and the Publix, it's only going to get worse! You can't have speed bumps, signs and whatever they think will solve this problem. It isn't a speeding problem, it's a traffic problem, not speeding, you can't have both! If you don't address that problem, it will be even more of a traffic nightmare than it is for all the surrounding complexes.

The flooding issue, "50 yr storm" ok, I get it, but I don't buy it. This whole state is built on wetlands. Because of the over development, flooding is already an issue. I just requested a escrow account(250k) be set up by the developer for 5 years in the event that their 50 yr storm nonsense fails. If they are so sure that it's not a problem, then my request shouldn't be a problem and in 5 yrs they can have their money back.

The animals, including all the cat colonies in this piece of land. I am not buying that all the animals will be taken care of and relocated, it sounds suspicious. I never heard anything so ridiculous. They are going to perform a genocide. Birds, racoons, possums, fish, turtles, lizards ect, and all the cats will be killed and another wetland destroyed all in the name of progress. Really? I want a documented plan on paper stated how they are going save the wildlife and the cat colonies, what's the plan? These cats have been taking care of cats for 15 years by the residents. They are friendly and healthy and should not be taken away. I want the developers to be held accountable for their safety and lives.

This use to be a great city, old world, simple ,caring, friendly and now it's all about the MONEY, and for that we will kill innocent animals, make it impossible to drive into our community's and build up the land and bring on new flooding issues and kill all the innocent wildlife. WHAT'S GOING ON??????

It's my hope that the 5 of you do care. You work for the people and I know you care about our community and our wildlife.

All during this process I heard " make a wish list" and get it from the developer.

I don't know but isn't that extortion? The complex called Ft. lauderdale estates admitted to me that they received \$250k in improvements, brand new landry room with new machines, new sign and other improvements. What is going on, how crooked can this get.

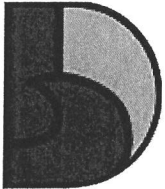
I'm just asking for things that protect my home and community and it looks like the animals need an advocate because they have no fighting for them.

sincerely, Jimi Ruccolo

Sabino, Deborah E.

From: Schneider, Thomas
Sent: Tuesday, May 24, 2022 8:15 AM
To: Lorber, Richard
Cc: Boutsis, Eve A.
Subject: FW: Re-zoning, site plan approval concerns

FYI



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Thomas Schneider, CMC
City Clerk | City of Dania Beach

tschneider@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd. | Dania Beach, FL, 33004
Phone: 954-924-6800 x3623

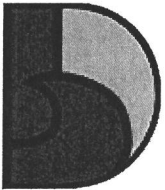


Web: daniabeachfl.gov | **App:** AskDaniaBeach
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From: James, Tamara <tamarajames@daniabeachfl.gov>
Sent: Tuesday, May 24, 2022 7:58 AM
To: Eve B <eboutsis@gmail.com>; Schneider, Thomas <tschneider@daniabeachfl.gov>
Subject: Fwd: Re-zoning, site plan approval concerns

- Sent from my iPhone



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Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-258-7552



Web: daniabeachfl.gov | **App:** AskDaniaBeach
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Begin forwarded message:

From: hsepler@aol.com
Date: May 22, 2022 at 10:58:10 PM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>, "Salvino, Marco" <msalvino@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Odman, Lauren" <lodman@daniabeachfl.gov>
Subject: Re-zoning, site plan approval concerns
Reply-To: hsepler@aol.com

Commissioners --

Appreciating that the time for the public to speak at commission meetings -- particularly the upcoming meeting on Tuesday, May 24th -- is limited, I want to express my concerns both as a neighbor of the planned multi-family, mixed-use property and as a taxpayer in the City of Dania Beach. I am, as many of you know, an attorney but I am not speaking as an attorney or on behalf of the Harger Hills Area Neighborhood Association. I am speaking entirely in my personal capacity.

When my wife and I moved to Stirling Oaks Estates (which directly borders the east end of the proposed project), we were concerned about the potential effects from electromagnetic fields emanating from the high-tension FPL wires on and above the 10-acre parcel of land on which the proposed project would sit. We ultimately moved to the neighborhood but further away from these wires. I recognize that the City of Dania Beach has given FPL a long-term easement for these wires and I am not writing to challenge that.

What I am concerned about now is that you are 2/3 of the way from approving a re-zoning application to change that property from single-family to multi-family, mixed use designations. If the re-zoning goes further and if the project is approved by the City and built as proposed, the density of residents will increase 10-fold. Plus, the people living in that property (including children) will be extremely close to the FPL wires, exposing them to even-greater health risks than to those of us living further from the wires.

While people certainly bear personal responsibility for the decisions they make (such as choosing to live within an acre or two of high-tension wires), my concern is that by approving the re-zoning request and the site plan, knowing what will be built there, the City is taking an affirmative step that allows this to happen.

Please do not scoff this off. Florida law provides that governments (like the City of Dania Beach) may be held liable for damages for tort actions resulting from governmental actions and decisions. Whether this applies in this context can be argued about. Still, if there's a chance that the City of Dania Beach can be exposed to large damage awards (which could potentially trickle down to taxpayers) and if the City's legal staff could be mired in lawsuits, I would ask that the vote be postponed until the City has thoroughly looked into the potential tort concerns.

I appreciate that the science around electromagnetic fields is debatable and that this not the forum to investigate, debate, and decide whether these wires are a good or bad thing for the City of Dania Beach, and I am well aware of the excellent City Attorney's Office at your disposal, but what I am suggesting is that the city explore this carefully before voting to re-zone this property or approve the site plan. I am confident that the City will not rush to vote because the project looks attractive or because it furthers a desire to grow.

This project could be built somewhere else -- somewhere where it doesn't expose large numbers of people to potentially dangerous and lethal health risks. Some place that won't expose Dania Beach taxpayers to possible increases in taxes to cover damage awards that could easily have been avoided.

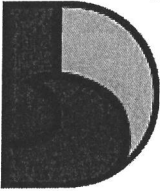
Commissioners, in addition to the other concerns that neighbors have raised, I implore you not to rush into a decision that could burden the City for years to come. There is no urgency here; there is time to make sure your decision is the best one for our city. Thank you.

Harvey Sepler, Ph.D., J.D
5840 S.W. 37th Terrace
Ft. Lauderdale, Florida 33312
member of Harger Hills Area Neighborhood Association
hjs@seplerappeals.com
(954) 663-1599

Sabino, Deborah E.

From: Lewellen, Lori
Sent: Tuesday, May 24, 2022 12:23 PM
To: Boutsis, Eve A.
Subject: Fwd: REZONING of 3851 Stirling

Sent from my iPhone



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: Rosalind Hodges <puddyhodges@gmail.com>
Date: May 10, 2022 at 1:41:15 PM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>, "Salvino, Marco" <msalvino@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Odman, Lauren" <lodman@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>
Subject: Fwd: REZONING of 3851 Stirling

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I am forwarding my input to you to be sure you receive it.

I hope you will have time to review it before making a decision.

R. Marjorie Hodges

----- Forwarded message -----

From: Rosalind Hodges <puddyhodges@gmail.com>
Date: Tuesday, May 10, 2022
Subject: REZONING of 3851 Stirling
To: "tschneider@daniabeachfl.gov" <tschneider@daniabeachfl.gov>

I have had conflicting communication about this hearing request but please be sure my input is on the record and available for the commissioners before a decision is made.

I strongly oppose the rezoning of this area because:

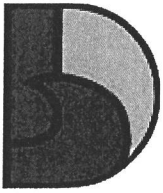
1-This will create a dangerous traffic situation as tenants enter and exit on Stirling Road, particularly but not only during school arrival and dismissal hours of Hollywood Hills High and Stirling Elementary. The danger will be first and foremost to students, bus and carpool drivers. The danger will also be to other drivers in an area where traffic frequently backs up during opening and closing of business hours. I urge commissioners to visit this area during these hours several times to experience this in person.

2-This will be another loss of green space in an area already losing a lot of grass and foliage. This deficit greatly impacts climate change in the long term as well as the short term. I hope the commissioners will study, if they have not already done so, how the loss of green space impacts the quality of air we breathe as well as our overall wellbeing. Cities like Los Angeles are realizing this now, late, and taking steps to insert green spaces back into their area. Planting trees in the Everglades does not help our area. Previous rezoning in our area has allowed tree removal, restricted tree removal, and permitted tree relocation. Some of the restrictions have not been observed and relocations not monitored; as a result, trees have been lost.

3-This will be a challenge for Dania to manage oversight of development and to provide quality services for current residents.

Thank you for your consideration.

R. Marjorie Hodges
3920 SW 56th Street



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: Stephanie Jofe <shrinkmom@kidbones.com>
Date: May 24, 2022 at 1:50:33 PM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>, "Salvino, Marco" <msalvino@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Odman, Lauren" <lodman@daniabeachfl.gov>
Cc: "Schneider, Thomas" <tschneider@daniabeachfl.gov>
Subject: 3851 Stirling Development

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Dear Mayor, Vice -Mayor and Commissioners,

We in the Harger Hills Area Homeowners Association are aware that the city feels we need nice new developments, and they feel that this is a nice new development, and we don't disagree, but this development is not at all compatible with our neighborhood. It is a peaceful and quiet neighborhood of single-family homes surrounded by majestic old oaks.

231 new residences in a huge 6+ story building, most of which are studios, and 13,500 square feet of commercial space, including a large, noisy, smelly loading dock, smack up against our backyards, looking into our windows just doesn't belong in a neighborhood that is surrounded almost completely on three sides by a farm and single-family homes.

This would be the tallest, highest density building on Stirling Rd. all the way from I-95 to 441. It would increase the density now allowed on that property over 20 times.

This type of development should be concentrated downtown or in Dania Point where there really is mixed use with restaurants and entertainment within walking distance. We are not against growth. We're only against growth in the wrong places!

Also, and most importantly, the addition of over 400 cars when HHHS starts and ends for the day will present a grave danger to students crossing the middle of Stirling Rd.. At the previous meeting, Dr. Jofe showed you the many students crossing the middle of Stirling Rd. when HHHS lets out. By allowing the addition of over 400 cars crossing over 3 lanes of traffic to make the U-turn to head east on Stirling Rd. within the few feet from the exit of this development the city is **creating** the perfect storm for an unnecessary tragedy. Since the road is one way in either direction, drivers will be looking left to see if cars are coming, not right to see the students who are crossing in the middle of the street, dodging traffic as they also rush to cross the same 3 lanes of moving cars. Since it is so difficult to find an opening to cross the three lanes of traffic to make that U-turn, **the cars exiting this development will accelerate directly into a child on their right!** And with the addition of stores attracting the students to shop, even more children will be running through the cars than do now.

The HHHS PTA is very opposed to this development since they are aware of these same issues.

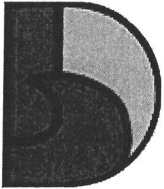
As I said earlier, this is a nice project for an already dense neighborhood with tall buildings- not here in our small neighborhood of single-family homes and across the street from two large schools. It is unconscionable for you, our elected representatives to do this to us and to create this dangerous situation by approving this development in this location.

Respectfully yours,
Stephanie Jofe, M.D.

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 3:27 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Approve this plan

Please print for tonight
Ty



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Corinne Lajoie, AICP
Assistant Director | City of Dania Beach
clajoie@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd | Dania Beach, FL, 33004
Phone: 954-924-6800 x3704

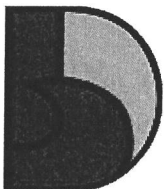


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From: Boutsis, Eve A. <eboutsis@daniabeachfl.gov>
Sent: Tuesday, May 24, 2022 3:19 PM
To: Richard Dewitt <rdewitt@govlawgroup.com>; Rod Feiner <rafeiner@coker-feiner.com>; tucker@wtgibbs.com
Cc: Lorber, Richard <rlorber@daniabeachfl.gov>; Lajoie, Corinne <clajoie@daniabeachfl.gov>; Norena, Eleanor <enorena@daniabeachfl.gov>; Adams, Lori <ladams@daniabeachfl.gov>; Schneider, Thomas <tschneider@daniabeachfl.gov>
Subject: FW: Approve this plan

FYI



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Eve Boutsis
City Attorney | City of Dania Beach
eboutsis@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd. | Dania Beach, FL, 33004
Phone: 954-924-6800 x3631

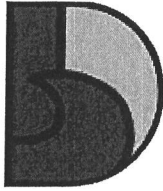


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Begin forwarded message:



Tamara James
Mayor | City of Dania Beach
tamarajames@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-258-7552

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From: Jonah Zisquit <jonahzisquit@gmail.com>

Date: May 24, 2022 at 3:04:49 PM EDT

To: "James, Tamara" <tamarajames@daniabeachfl.gov>

Subject: Approve this plan

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Dear city commissioner,

My name is Jonah. I reside at 4105 north 50th avenue. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 3:09 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Koosh Living Project located at 3851 Stirling Road

Please print for tonight.

Ty



Corinne Lajoie, AICP
Assistant Director | City of Dania Beach
clajoie@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd | Dania Beach, FL 33004
Phone: 954-924-6800 x3704



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From: Amos Prync <amosprync@gmail.com>
Sent: Tuesday, May 24, 2022 2:57 PM
To: Lewellen, Lori <llewellen@daniabeachfl.gov>; Jdavis@deaniabeach.gov; Lajoie, Corinne <clajoie@daniabeachfl.gov>; James, Tamara <tamarajames@daniabeachfl.gov>; Davis, Joyce <jdavis@daniabeachfl.gov>
Subject: Koosh Living Project located at 3851 Stirling Road

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Dear city commissioner,
My name is Amos Prync. I reside at 5890 SW 36 TER 33312.
I am in support of the Koosh Living Project located at 3851 Stirling Road.
Please approve this project as this is so needed.
There is no place to live in our community.
Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do.
This is probably a once-in-a-lifetime opportunity.
Please approve this project. It will create jobs and will provide much-needed housing

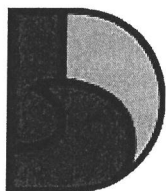
--
Amos Prync - Video Edit ||:| Motion Graphics
PH.786.326.4410 | Email: amosprync@gmail.com | www.amosprync.com

Sabino, Deborah E.

From: Lajoie, Corinne
Sent: Tuesday, May 24, 2022 3:10 PM
To: Sabino, Deborah E.
Cc: Norena, Eleanor; Lorber, Richard
Subject: FW: Approve this plan

Please print for tonight.

Ty



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Corinne Lajoie, AICP
Assistant Director | City of Dania Beach
clajoie@daniabeachfl.gov | daniabeachfl.gov
100 W Dania Beach Blvd | Dania Beach, FL, 33004
Phone: 954-924-6800 x3704



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From: Jonah Zisquit <jonahzisquit@gmail.com>
Sent: Tuesday, May 24, 2022 3:04 PM
To: Lajoie, Corinne <clajoie@daniabeachfl.gov>
Subject: Approve this plan

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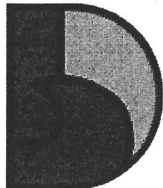
Dear city commissioner,

My name is Jonah. I reside at 4105 north 50th avenue. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

Lajoie, Corinne

From: Lewellen, Lori
Sent: Tuesday, May 24, 2022 5:24 PM
To: Boutsis, Eve A.
Subject: Fwd: Koosh Project

Sent from my iPhone



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: Talia Golombeck <taliagolombeck@gmail.com>
Date: May 24, 2022 at 5:18:46 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh Project

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Dear city commissioner,

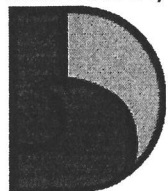
My name is Talia Levine. I reside at 3230 north 47th ave. in Hollywood. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

Sent from my iPhone

Lajoie, Corinne

From: Lewellen, Lori
Sent: Tuesday, May 24, 2022 5:24 PM
To: Boutsis, Eve A.
Subject: Fwd: Koosh living project

Sent from my iPhone



Lori Lewellen
Commissioner | City of Dania Beach
llewellen@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-993-6283

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Begin forwarded message:

From: "Marc L." <foodchain4@yahoo.com>
Date: May 24, 2022 at 5:23:23 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh living project
Reply-To: "Marc L." <foodchain4@yahoo.com>

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Dear city commissioner,

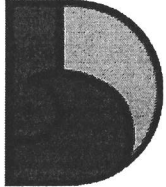
My name is Marc Levine. I reside in Emerald Hills, Hollywood, Florida. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing.

Sent from Yahoo Mail on Android

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:51 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh Project

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach
tamarajames@daniabeachfl.gov | daniabeachfl.gov
Phone: 954-258-7552

DANIA BEACH
SEA IT. LIVE IT. LOVE IT.



Web: daniabeachfl.gov | **App:** AskDaniaBeach
RISE - Respect, Integrity, Standard of Excellence

Please note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

Begin forwarded message:

From: Ari Sobol <arisobol@gmail.com>
Date: May 24, 2022 at 4:00:54 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>
Subject: Koosh Project

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Dear city commissioner,

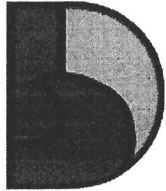
My name is Ari Sobol.

I reside at Stirling village in Hollywood . I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed due to the housing shortage and limited place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. My ask is to please approve this project. It will create jobs and will provide much needed housing.

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:52 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh Living Project

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

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Begin forwarded message:

From: Doniel Bensoussan <danshoe77@gmail.com>
Date: May 24, 2022 at 4:08:07 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh Living Project

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Dear City Commissioner,

My name is Doniel Bensoussan. I reside at 3370 N 47th Ave. in Hollywood. I am writing in support of the Koosh Living Project, located at 3851 Stirling Road. Please approve this project as this project is very much needed. Currently there is no place to live in our community. Taking a desolate piece of property that is frankly

an eyesore and turning it into an attractive living space is a great benefit to our community and neighborhood. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing.

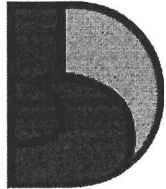
Thank you,

Doniel Bensoussan

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:52 PM
To: Eve B; Schneider, Thomas
Subject: Fwd:

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov

Phone: 954-258-7552

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Begin forwarded message:

From: Farrah Izsak <farrah_kerzer@yahoo.com>
Date: May 24, 2022 at 4:11:44 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Cc: "Davis, Joyce" <jdavis@daniabeachfl.gov>

****CAUTION**** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.

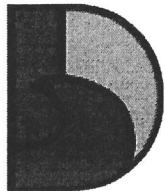
Dear city commissioner,
My name is Farrah Izsak . I reside at 4000 N 43rd ave Hollywood Fl 33021. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

Farrah Izsak
Sent from my iPhone

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:52 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh housing

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov

Phone: 954-258-7552

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Begin forwarded message:

From: Rachel Lebovics <racshap@yahoo.com>
Date: May 24, 2022 at 4:16:28 PM EDT
To: "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh housing

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Dear city commissioner,

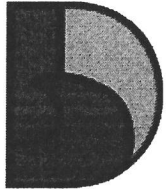
My name is Rachel Lebovics. I reside at 17420 NE 13th ave, North Miami FL, 33162

I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:52 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh living project

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov

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Begin forwarded message:

From: Naomi Weberman <nweberman@yahoo.com>
Date: May 24, 2022 at 4:31:34 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh living project
Reply-To: Naomi Weberman <nweberman@yahoo.com>

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Dear city commissioner,

My name is Naomi Weberman. I reside at 5810 SW 36 Terrace. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

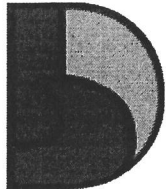
Thank you

Sent from Yahoo Mail on Android

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:53 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh Living Project

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov

Phone: 954-258-7552

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Begin forwarded message:

From: "Mrs. Stacey Waldman" <swaldman@ytcte.org>
Date: May 24, 2022 at 5:03:42 PM EDT
To: "Davis, Joyce" <jdavis@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "Lewellen, Lori" <llewellen@daniabeachfl.gov>
Subject: Koosh Living Project

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Dear City Commissioners,

My name is Stacey Waldman and I reside at 3321 N.47th Avenue. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a lifetime opportunity. Please approve this project. It will create jobs and will provide much needed housing.

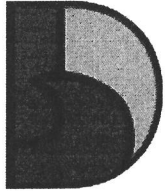
Sincerely,

Stacey Waldman

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:54 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh Project

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov

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Begin forwarded message:

From: Talia Golombeck <taliagolombeck@gmail.com>
Date: May 24, 2022 at 5:18:47 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh Project

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Dear city commissioner,

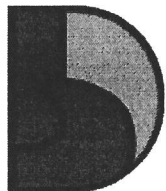
My name is Talia Levine. I reside at 3230 north 47th ave. in Hollywood. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing

Sent from my iPhone

Lajoie, Corinne

From: James, Tamara
Sent: Tuesday, May 24, 2022 5:54 PM
To: Eve B; Schneider, Thomas
Subject: Fwd: Koosh living project

- Sent from my iPhone



Tamara James
Mayor | City of Dania Beach

tamarajames@daniabeachfl.gov | daniabeachfl.gov

Phone: 954-258-7552

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Begin forwarded message:

From: "Marc L." <foodchain4@yahoo.com>
Date: May 24, 2022 at 5:23:23 PM EDT
To: "Lewellen, Lori" <llewellen@daniabeachfl.gov>, "Davis, Joyce" <jdavis@daniabeachfl.gov>, "Lajoie, Corinne" <clajoie@daniabeachfl.gov>, "James, Tamara" <tamarajames@daniabeachfl.gov>
Subject: Koosh living project
Reply-To: "Marc L." <foodchain4@yahoo.com>

****CAUTION** This email originated from external sources. Do not open attachments OR click any links until you have verified the authenticity of the message and its contents.**

Dear city commissioner,

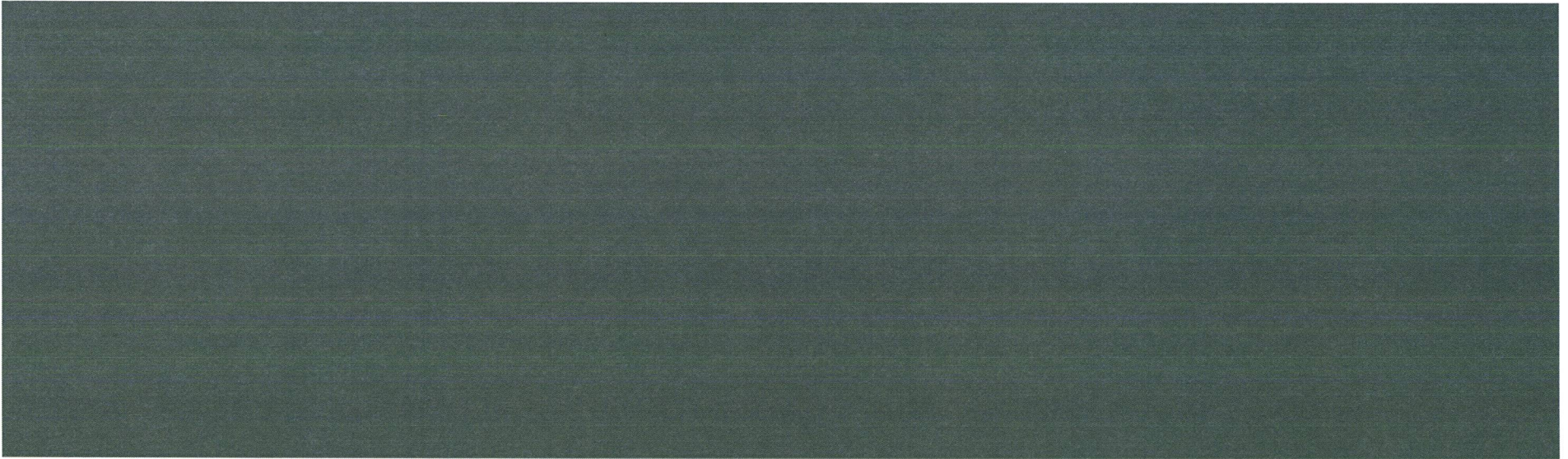
My name is Marc Levine. I reside in Emerald Hills, Hollywood, Florida. I am in support of the Koosh Living Project located at 3851 Stirling Road. Please approve this project as this is so needed. There is no place to live in our community. Taking a desolate piece of property and turning it into a diamond is a gift that this developer is actually willing to do. This is probably a once in a life time opportunity. Please approve this project. It will create jobs and will provide much needed housing.

Sent from Yahoo Mail on Android

ITEMS R2-55-21 & SP-056-21 KOOSH LIVING

REZONING FROM E-1 TO PRD-1

SITE PLAN APPROVAL



DEVELOPER VOLUNTARY STIPULATIONS AND CONDITIONS

- 30 Apartments to be Utilized Purely for Workforce Housing
- No units may be listed on AirBnB, VRBO or any similar short-term rental sites
- Applicant will agree to furnish the High School with additional crossing guard uniforms and signs should the High School or School Board find additional volunteers
- Applicant will purchase and provide for the operation of a trolley that will go from this project to other properties in the City (Dania Point, Dania Pier, City Hall and Hard Rock Casino are examples)
- Applicant will relocate loading dock to western portion of the building (away from residential uses)
- No pawn shops are permitted
- Applicant offering significant amenities
 - Dog Park
 - Child Playground
 - Perimeter Walking Trail (with benches and topiaries)
 - Tennis or Pickleball and Basketball Courts
 - Gym (located inside the building)
 - Co-Working spaces (for resident use only)



CITY OF DANIA BEACH RE-ZONING CRITERIA

Section 645-40 of the City Code of Ordinances

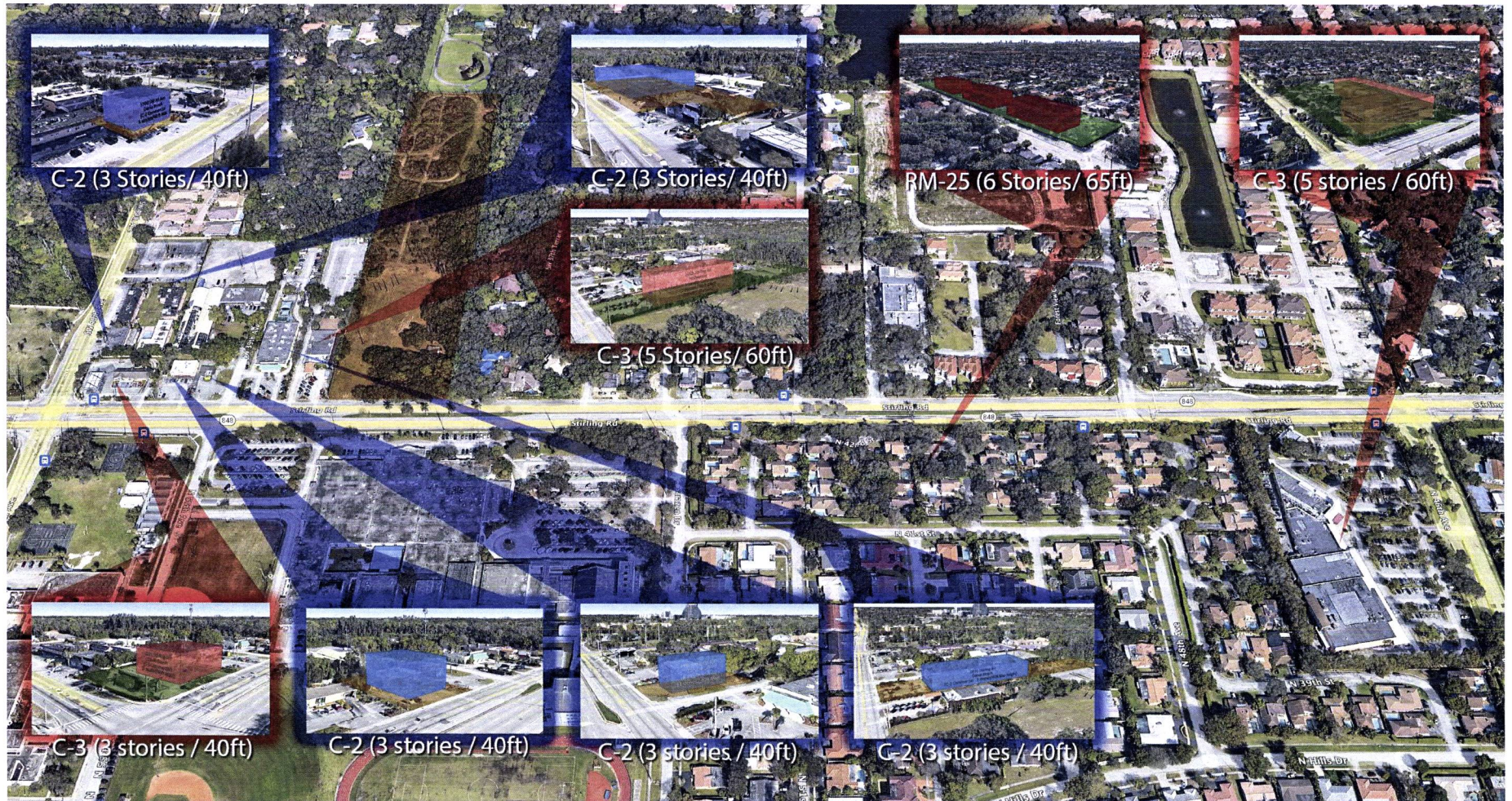
1. The request is consistent with the city's comprehensive plan; AND
2. The request is consistent with all *applicable* redevelopment plans, corridor plans, neighborhood plans, and master plans *approved by the city commission*; AND
3. The request would not give privileges not generally extended to similarly situated property in the area, or result in an isolated district unrelated to adjacent or nearby districts; AND
 - a. The request furthers the city's adopted community redevelopment plans, if applicable; OR
 - b. An error or ambiguity must be corrected; OR
 - c. There exists changed or changing conditions which make approval of the request appropriate; OR
 - d. Substantial reasons exist why the property cannot be used in accordance with the existing zoning; OR
 - e. The rezoning is appropriate for the orderly development of the city and is compatible with existing (conforming) adjacent land uses, and planned adjacent land uses.

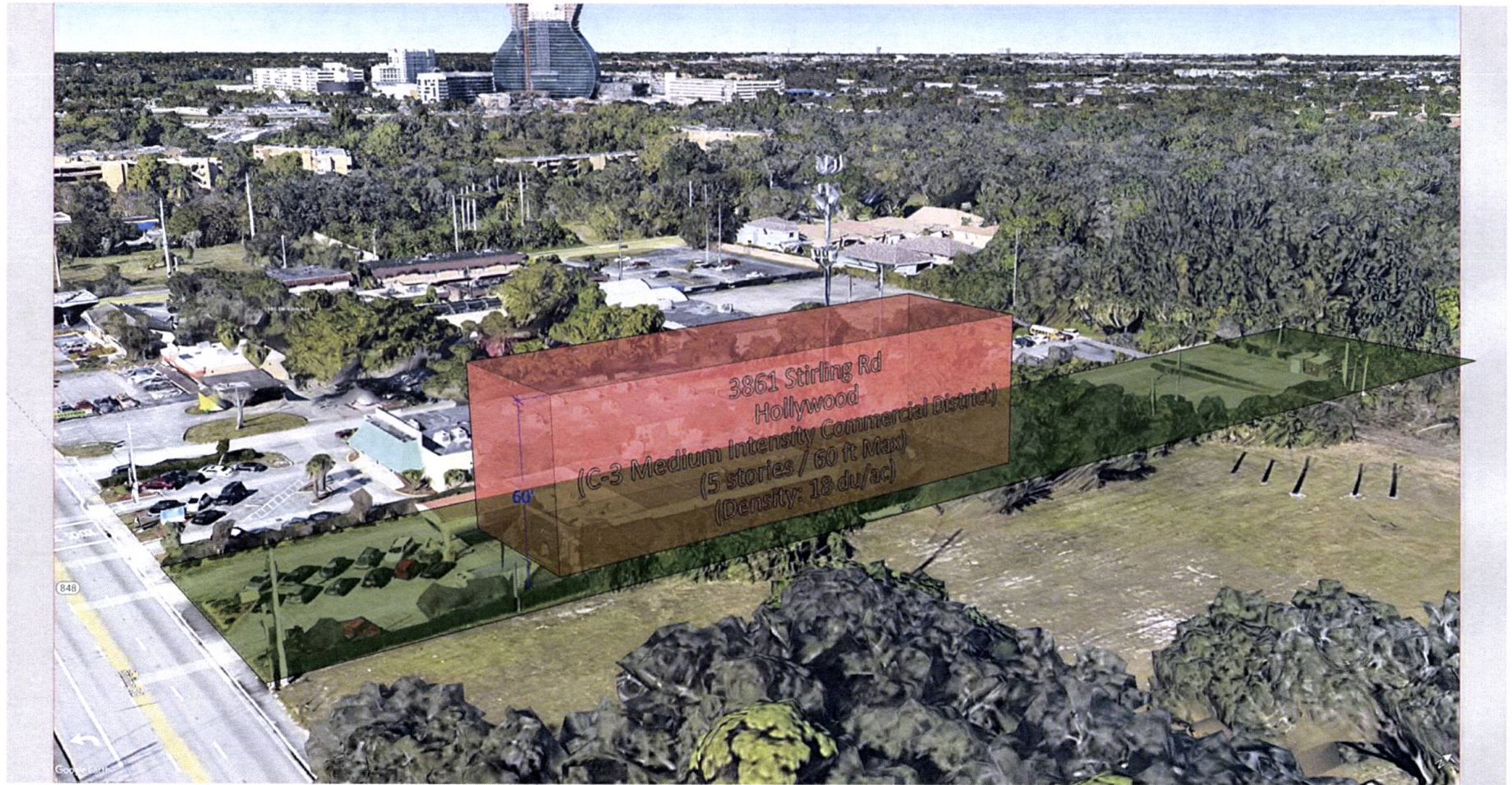
KOOSH LIVING SPECIFICS

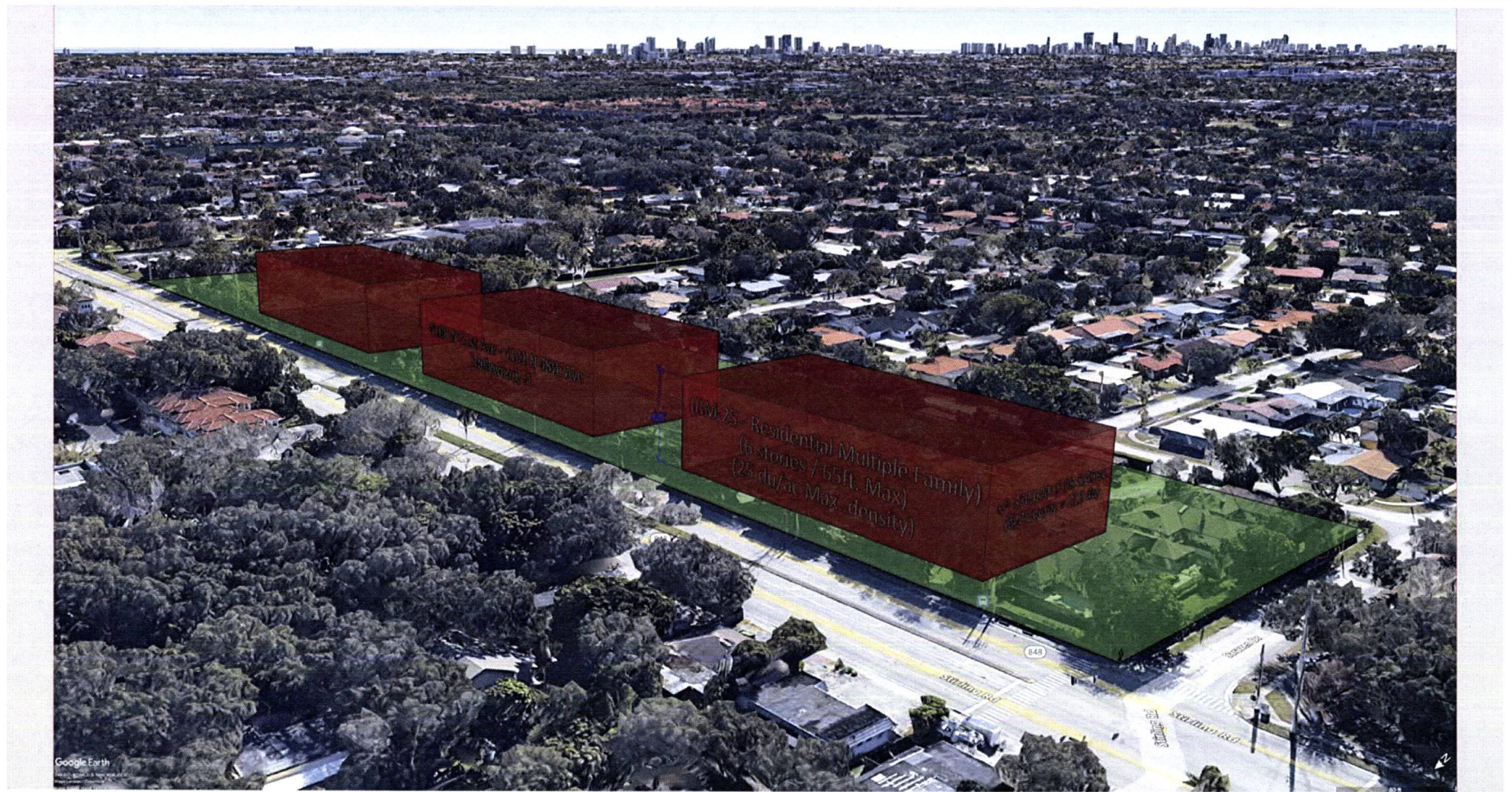
- Total property= 10 acres (PRD-I requires 1 acre)
- 35 unites/acre= 350 max allowed
- 231 proposed (23 units/acre proposed)*
 - 32 townhomes
 - 199 apartments
 - 30 Apartments Designated for workforce housing
- Property width= 336 ft. (PRD-I requires 150ft.)

*cannot be changed without City Commission approval







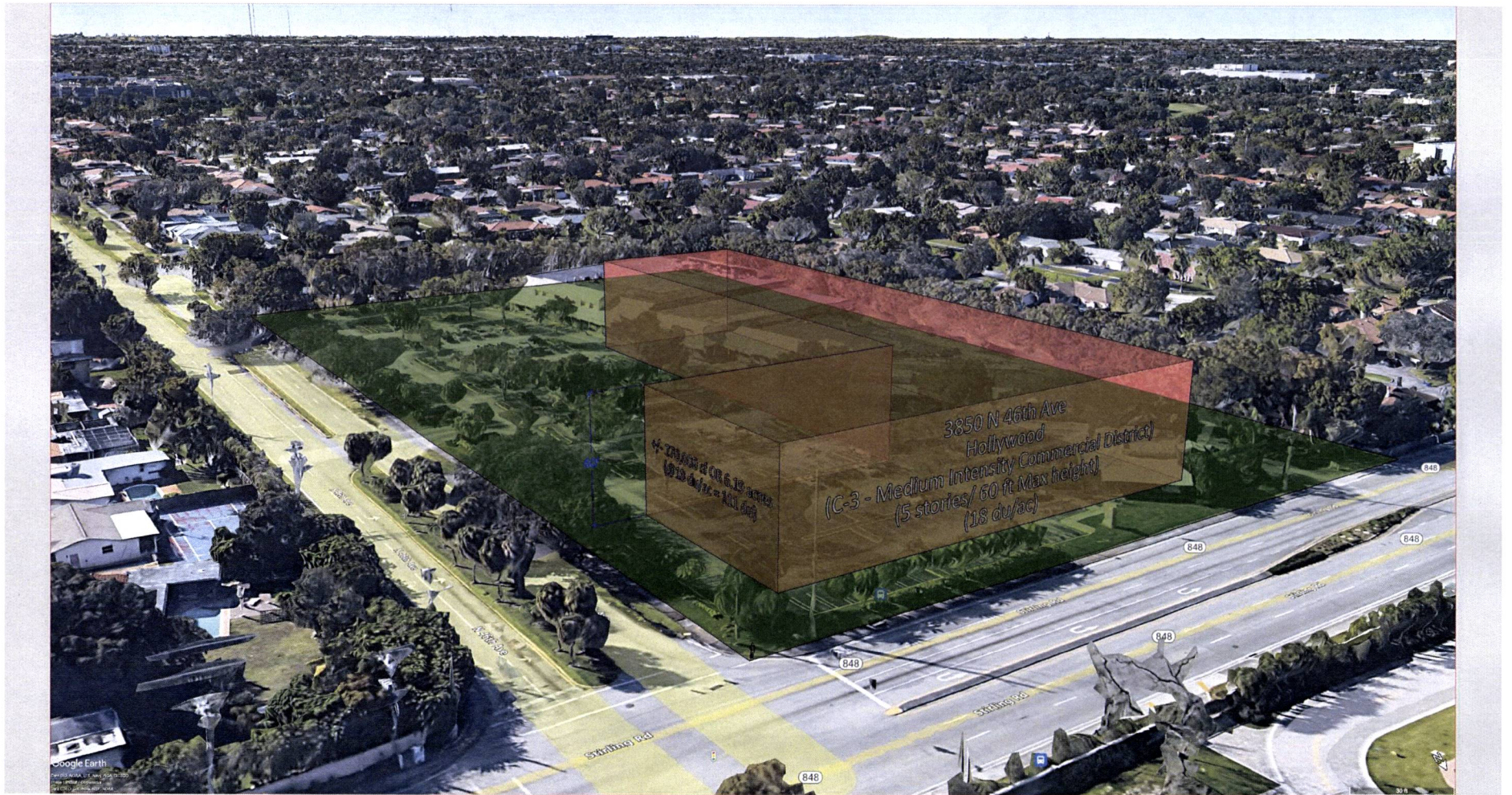


Google Earth

RM-25 (Residential Medium Density)
2% du/ac Max. density

RM-25 Residential Multiple Family
(6 stories / 65ft. Max)
(2% du/ac Max. density)

RM-25 (Residential Medium Density)
2% du/ac Max. density





SECTION 105-220(E)

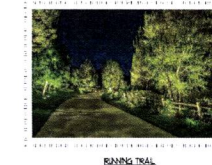
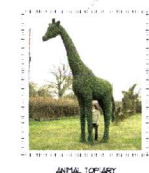
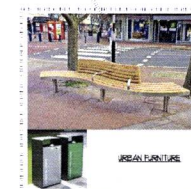
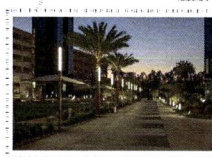
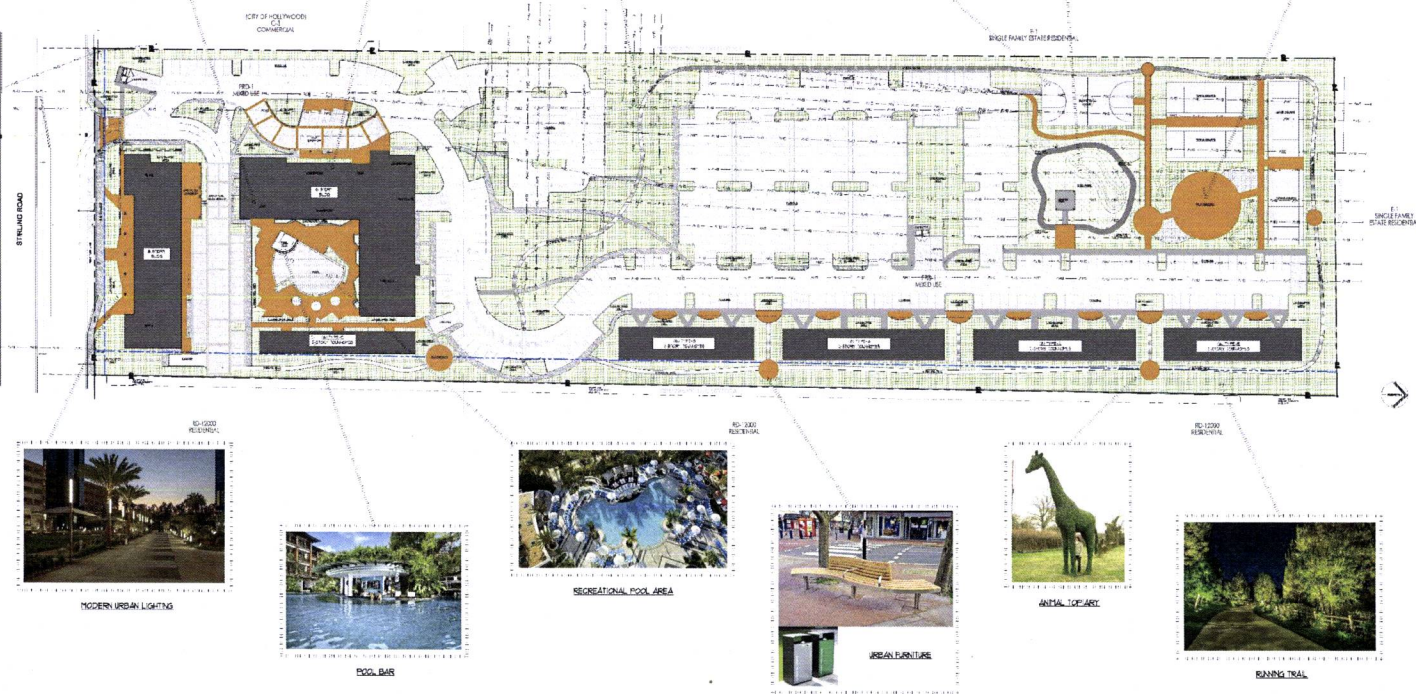
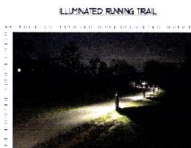
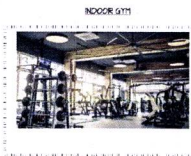
DANIA BEACH LAND DEVELOPMENT CODE

PRD-I SUPPLEMENTAL REGULATIONS

(E) *General standards; site development plan.* In reviewing and approving such site development plan, the city commission shall consider the location, size, height, spacing, appearance, character and utilization of any building, structure or use and their appurtenances, access and circulation for vehicles and pedestrians, streets, parking areas, yards, open spaces and relationships to adjacent property. More specifically:

- (1) The site development plan shall be consistent with the comprehensive plan and where applicable, the community redevelopment area plan.
- (2) The site development plan shall provide for an effective and unified treatment of the development possibilities on the project site.
- (3) Application of the principles of new urbanism is encouraged where appropriate with respect to the location of parking, building orientation and open space.
- (4) The design of buildings and parking facilities shall take advantage of the natural features and topography of the project site, where appropriate.
- (5) All buildings shall be arranged so as to be accessible to emergency vehicles.
- (6) Existing specimen trees shall, to the greatest extent possible, be preserved or relocated on site and integrated into the landscape plan.
- (7) Roads, pedestrian walks and open space shall be designed as integral parts of an overall site design.
- (8) Parking areas shall be landscaped and screened from public view to mitigate their visual impact.
- (9) Parking areas shall be designed with careful regard to orderly arrangement, landscaping and ease of access, and shall be developed as an integral part of an overall site design.
- (10) The site development plan shall be designed to be compatible with existing and conforming development, and proposed development in the area surrounding the project site.

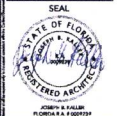
LIVE - WORK - PLAY COMMUNITY



1	PROJECT CHARACTER FEATURES AND AMENITIES 1" = 50'
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K
A

Kaller Architecture
AA# 26001212
2417 Hollywood Blvd.
Hollywood Florida 33020
954.920.3746
joseph@kallerarchitects.com
www.kallerarchitects.com



PROJECT TITLE
KOOSH LIVING
A YOUNG LIVING MIXED USE COMMUNITY
3851 STIRLING ROAD
DANIA BEACH, FL 33312

SHEET TITLE

STYP. SITE DETAILS

REVISIONS		
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This drawing, as an instrument of service, is not to be loaned or otherwise disposed of, and it shall remain the property of the Institution and shall not be reproduced, published or used in any way without the permission of the Institution.

PROJECT No.: 20127
DATE: 5/21/2021
DESIGNED BY: J.PAPILLA
DRAWN BY: J.PAPILLA
CHECKED BY: J.B.KALLER

SHEET

SP-2.0







KOOSH PLANTING SUMMARY

- 45 trees to relocate (2 Gumbo, other-palms),
- **18 trees preserved: 9 Oaks**, 4 Pines, 2 Sabals, 1 Mango, 1 Coconut, 1 Montgomery palm
 - removing 77 oaks; only 6 are in good condition

Native Trees Being Planted:

44 Live Oaks, 10 Laurel Oaks, 8 Gumbo limbo, 26 Pigeon plum, 4 Seagrape
14 Silver Buttonwood, 10 Orange Geigers, 29 Slash Pines, , 15 Royal Palms
147 Sabal palms, 19 Thatch palms, 11 Paurotis Palms and 225 Spanish Stoppers

Total = **562** native trees being planted

Non-Native Trees Being Planted:

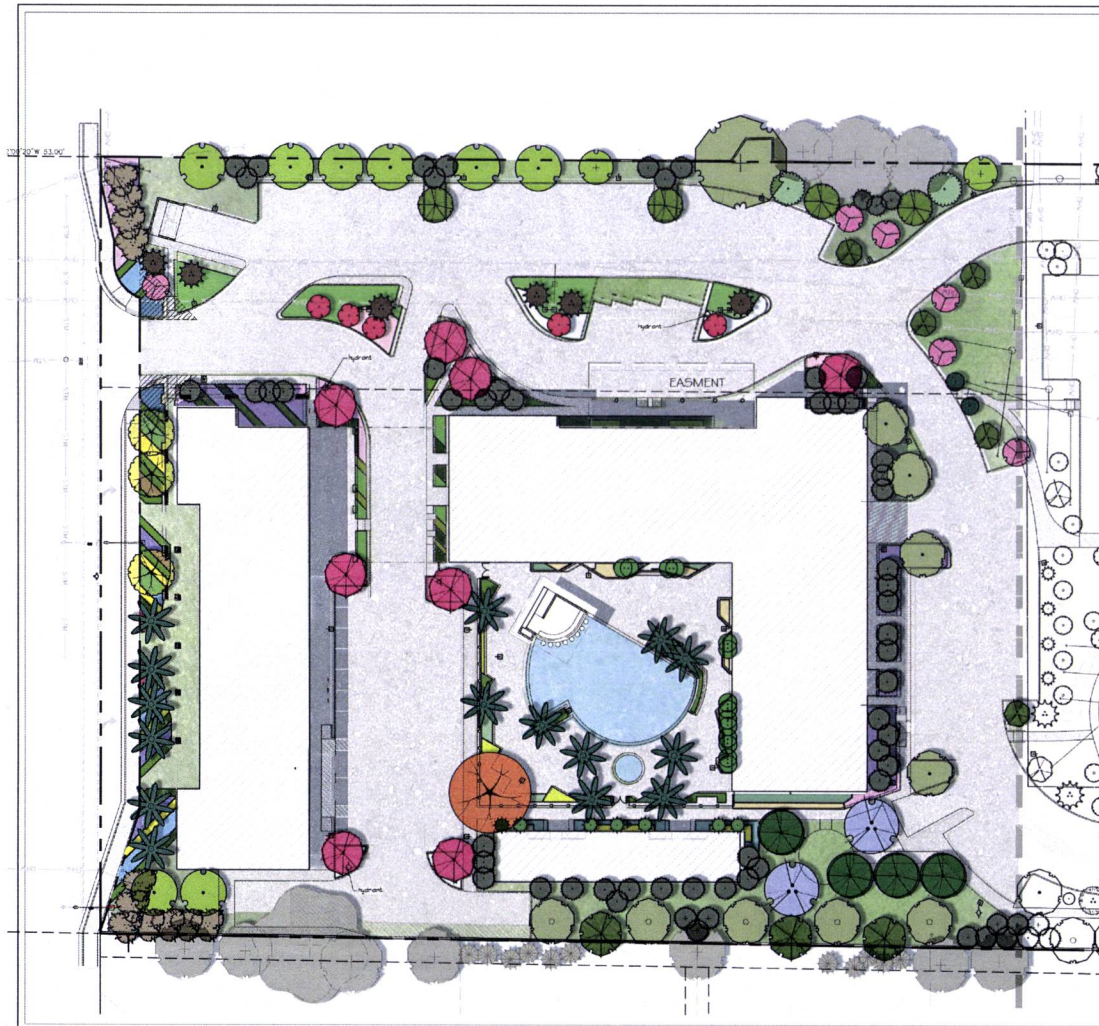
8 Hongkong Orchid tree, 10 Bridal veil, 1 Royal poinciana e 2 Jacaranda, 4 Tabebuia trees (**tot. 25**)

Also planting fruit trees, small flowering trees and small ornamental palms totaling of 239 additional trees being planted

Total **shade trees** on site: **147**

Total of all **trees and palms** on site: **889 trees.**

Note: These numbers do not include the shrubs and groundcover to be planted over entire site



1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	121	122	123	124	125	126	127	128	129	130	131	132	133	134	135	136	137	138	139	140	141	142	143	144	145	146	147	148	149	150	151	152	153	154	155	156	157	158	159	160	161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466	467	468	469	470	471	472	473	474	475	476	477	478	479	480	481	482	483	484	485	486	487	488	489	490	491	492	493	494	495	496	497	498	499	500	501	502	503	504	505	506	507	508	509	510	511	512	513	514	515	516	517	518	519	520	521	522	523	524	525	526	527	528	529	530	531	532	533	534	535	536	537	538	539	540	541	542	543	544	545	546	547	548	549	550	551	552	553	554	555	556	557	558	559	560	561	562	563	564	565	566	567	568	569	570	571	572	573	574	575	576	577	578	579	580	581	582	583	584	585	586	587	588	589	590	591	592	593	594	595	596	597	598	599	600	601	602	603	604	605	606	607	608	609	610	611	612	613	614	615	616	617	618	619	620	621	622	623	624	625	626	627	628	629	630	631	632	633	634	635	636	637	638	639	640	641	642	643	644	645	646	647	648	649	650	651	652	653	654	655	656	657	658	659	660	661	662	663	664	665	666	667	668	669	670	671	672	673	674	675	676	677	678	679	680	681	682	683	684	685	686	687	688	689	690	691	692	693	694	695	696	697	698	699	700	701	702	703	704	705	706	707	708	709	710	711	712	713	714	715	716	717	718	719	720	721	722	723	724	725	726	727	728	729	730	731	732	733	734	735	736	737	738	739	740	741	742	743	744	745	746	747	748	749	750	751	752	753	754	755	756	757	758	759	760	761	762	763	764	765	766	767	768	769	770	771	772	773	774	775	776	777	778	779	780	781	782	783	784	785	786	787	788	789	790	791	792	793	794	795	796	797	798	799	800	801	802	803	804	805	806	807	808	809	810	811	812	813	814	815	816	817	818	819	820	821	822	823	824	825	826	827	828	829	830	831	832	833	834	835	836	837	838	839	840	841	842	843	844	845	846	847	848	849	850	851	852	853	854	855	856	857	858	859	860	861	862	863	864	865	866	867	868	869	870	871	872	873	874	875	876	877	878	879	880	881	882	883	884	885	886	887	888	889	890	891	892	893	894	895	896	897	898	899	900	901	902	903	904	905	906	907	908	909	910	911	912	913	914	915	916	917	918	919	920	921	922	923	924	925	926	927	928	929	930	931	932	933	934	935	936	937	938	939	940	941	942	943	944	945	946	947	948	949	950	951	952	953	954	955	956	957	958	959	960	961	962	963	964	965	966	967	968	969	970	971	972	973	974	975	976	977	978	979	980	981	982	983	984	985	986	987	988	989	990	991	992	993	994	995	996	997	998	999	1000	1001	1002	1003	1004	1005	1006	1007	1008	1009	1010	1011	1012	1013	1014	1015	1016	1017	1018	1019	1020	1021	1022	1023	1024	1025	1026	1027	1028	1029	1030	1031	1032	1033	1034	1035	1036	1037	1038	1039	1040	1041	1042	1043	1044	1045	1046	1047	1048	1049	1050	1051	1052	1053	1054	1055	1056	1057	1058	1059	1060	1061	1062	1063	1064	1065	1066	1067	1068	1069	1070	1071	1072	1073	1074	1075	1076	1077	1078	1079	1080	1081	1082	1083	1084	1085	1086	1087	1088	1089	1090	1091	1092	1093	1094	1095	1096	1097	1098	1099	1100	1101	1102	1103	1104	1105	1106	1107	1108	1109	1110	1111	1112	1113	1114	1115	1116	1117	1118	1119	1120	1121	1122	1123	1124	1125	1126	1127	1128	1129	1130	1131	1132	1133	1134	1135	1136	1137	1138	1139	1140	1141	1142	1143	1144	1145	1146	1147	1148	1149	1150	1151	1152	1153	1154	1155	1156	1157	1158	1159	1160	1161	1162	1163	1164	1165	1166	1167	1168	1169	1170	1171	1172	1173	1174	1175	1176	1177	1178	1179	1180	1181	1182	1183	1184	1185	1186	1187	1188	1189	1190	1191	1192	1193	1194	1195	1196	1197	1198	1199	1200	1201	1202	1203	1204	1205	1206	1207	1208	1209	1210	1211	1212	1213	1214	1215	1216	1217	1218	1219	1220	1221	12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PLANT	QTY	PLANT NAME
1	1	1" COCAINUS PALM
2	1	1" COCAINUS PALM
3	1	1" COCAINUS PALM
4	1	1" COCAINUS PALM
5	1	1" COCAINUS PALM
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99	1	1" COCAINUS PALM
100	1	1" COCAINUS PALM

Gabriela Fort

The Mirrors of Paradise
 Gabriela Fort
 LA 6667277
 L.C. 26000628
 3900 Gulf Ocean Dr
 Fort Lauderdale
 FL 33309
 Tel: (954) 478-3064
 www.floridalandscap.com
 gabriela@themirrorsofparadise.com

SCALE 1"=20'-0"
 DESIGNED BY GE
 DRAWN BY GE
 CHECKED BY GE
 CAD DWG GE
 DATE 07-18-2021
 REVISIONS
 per City comments 10.04.2021
 per City comments 11.02.2021
 per City comments 02.09.2022

KOOSH LIVING
 3851 STIRLING ROAD
 DANIA BEACH, FL 33312

CODE REQUIREMENTS



NO.	SYMBOL	DESCRIPTION
1	(Symbol)	1" DB 10' TALL PALM TREE
2	(Symbol)	1" DB 8' TALL PALM TREE
3	(Symbol)	1" DB 6' TALL PALM TREE
4	(Symbol)	1" DB 4' TALL PALM TREE
5	(Symbol)	1" DB 2' TALL PALM TREE
6	(Symbol)	1" DB 1' TALL PALM TREE
7	(Symbol)	1" DB 0.5' TALL PALM TREE
8	(Symbol)	1" DB 0.25' TALL PALM TREE
9	(Symbol)	1" DB 0.125' TALL PALM TREE
10	(Symbol)	1" DB 0.0625' TALL PALM TREE
11	(Symbol)	1" DB 0.03125' TALL PALM TREE
12	(Symbol)	1" DB 0.015625' TALL PALM TREE
13	(Symbol)	1" DB 0.0078125' TALL PALM TREE
14	(Symbol)	1" DB 0.00390625' TALL PALM TREE
15	(Symbol)	1" DB 0.001953125' TALL PALM TREE
16	(Symbol)	1" DB 0.0009765625' TALL PALM TREE
17	(Symbol)	1" DB 0.00048828125' TALL PALM TREE
18	(Symbol)	1" DB 0.000244140625' TALL PALM TREE
19	(Symbol)	1" DB 0.0001220703125' TALL PALM TREE
20	(Symbol)	1" DB 0.00006103515625' TALL PALM TREE
21	(Symbol)	1" DB 0.000030517578125' TALL PALM TREE
22	(Symbol)	1" DB 0.0000152587890625' TALL PALM TREE
23	(Symbol)	1" DB 0.00000762939453125' TALL PALM TREE
24	(Symbol)	1" DB 0.000003814697265625' TALL PALM TREE
25	(Symbol)	1" DB 0.0000019073486328125' TALL PALM TREE
26	(Symbol)	1" DB 0.00000095367431640625' TALL PALM TREE
27	(Symbol)	1" DB 0.000000476837158203125' TALL PALM TREE
28	(Symbol)	1" DB 0.0000002384185791015625' TALL PALM TREE
29	(Symbol)	1" DB 0.00000011920928955078125' TALL PALM TREE
30	(Symbol)	1" DB 0.000000059604644775390625' TALL PALM TREE
31	(Symbol)	1" DB 0.0000000298023223876953125' TALL PALM TREE
32	(Symbol)	1" DB 0.00000001490116119384765625' TALL PALM TREE
33	(Symbol)	1" DB 0.000000007450580596923828125' TALL PALM TREE
34	(Symbol)	1" DB 0.0000000037252902984619140625' TALL PALM TREE
35	(Symbol)	1" DB 0.00000000186264514923095703125' TALL PALM TREE
36	(Symbol)	1" DB 0.000000000931322574615478515625' TALL PALM TREE
37	(Symbol)	1" DB 0.0000000004656612873077392578125' TALL PALM TREE
38	(Symbol)	1" DB 0.00000000023283064365386962890625' TALL PALM TREE
39	(Symbol)	1" DB 0.000000000116415321826934814453125' TALL PALM TREE
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41	(Symbol)	1" DB 0.00000000002910383045673370359375' TALL PALM TREE
42	(Symbol)	1" DB 0.000000000014551915228366851796875' TALL PALM TREE
43	(Symbol)	1" DB 0.0000000000072759576141834258984375' TALL PALM TREE
44	(Symbol)	1" DB 0.00000000000363797880709171294921875' TALL PALM TREE
45	(Symbol)	1" DB 0.000000000001818989403545856474609375' TALL PALM TREE
46	(Symbol)	1" DB 0.0000000000009094947017729282373046875' TALL PALM TREE
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100	(Symbol)	1" DB 0.0000000000000000000000000000504870979341455068204984488671769111321444250476171875' TALL PALM TREE

Gabriela Fogg

The Mirror of Paradise
 Gabriela Fogg
 LA 0667277
 LC 26000628
 3900 Gulf Ocean Dr
 Fort Lauderdale
 FL 33308
 Tel: (954) 478-3004
 www.floridalandscapes.com
 gabriela@themirrorofparadise.com

SCALE: 1"=20'-0"

DESIGNED BY: GF

DRAWN BY: GF

CHECKED BY: GF

CAD DWG

DATE: 07.16.2021

REVISIONS:

KOOSH LIVING
 3851 STIRLING ROAD
 DANIA BEACH, FL 33312

CODE REQUIREMENTS



THUY (TWEE) TURNER, AICP, LEED AP BD+C

62 Wimbledon Lake Drive • Plantation, FL 33324 • 954.610.1633 • thuy@turnerplanningsolutions.com

PROFESSIONAL EXPERIENCE



August 2020 – Present

Principal

Turner Planning Solutions LLC
Plantation, FL

Owner of a certified woman-owned small business to provide services in land development, planning, and permitting.

- Manage development projects from entitlement to Certificate of Occupancy ranging from hospitals to residential development
- Write feasibility studies and research market analysis for proposed development projects

June 2019 – August 2020

Senior Land Planner

Kimley»Horn

Kimley-Horn and Associates, Inc.
Plantation, FL

Practice builder specializing in land development, entitlement, due diligence and permitting.

- Served as project manager to perform due diligence and entitlement work for multiple projects in South Florida ranging from landfill expansion to new hospital development.



October 2003 – May 2019

Board of County Commissioners
Broward County, FL

Planning Section Supervisor • May 2016 – May 2019

- Managed, supervised, and oversaw the Development and Environmental Review Section, with 11 staff members responsible for reviewing building permit applications on a county-wide basis to assess and collect impact/concurrency fees. Section collects over \$30 million each fiscal year by reviewing an average of 1,200 development review applications a month.
- Made budgetary recommendations and assist in the preparation and monitoring of the Section's budget, as well as allocate resources and gather information while assessing and developing strategies.
- Managed and guided individuals and groups in the completion of tasks and fulfillment of administrative goals with deadlines and rapid turnarounds. Responsible for recruiting, hiring, and evaluating staff performances as well as strategizing and coordinating succession planning.
- Developed procedures to improve processes for daily operations. Consistently utilize constructive information to define future needs and formulate solutions to meet such needs. Identify and resolve problems, create innovative ideas, and implement alternatives.

- Revised, updated, and administered the Land Development Code and Administrative Code including review and process Declaration of Restrictive Covenants and Impact Fee Agreements.
- Wrote and reviewed plat and delegation request reports presented to the Board of County Commissioners.

Senior Planner ▪ March 2013 - May 2016

Associate Planner ▪ October 2003 – March 2013

- Responsible for administering the Broward County Land Development Code, coordinated platting on a county-wide basis and oversaw site plan review for the Unincorporated areas.
- Ensured that the regional impacts of proposed development are addressed through the provision of adequate facilities and services, and that plans for such development comply with the Land Development Code.
- Oversaw and administered the County's impact fees and concurrency programs and collected data used to monitor the County's growth, development, and environmental quality.
- Led the outreach efforts with County and municipal building agencies to aid with the County review process and requirements and provide support for e-Permits collaboration.
- Created, maintained, and managed Geographic Information Systems (GIS) data layers for plats and agenda reports.

September 2001 – October 2003

Transportation/GIS Planner



McMahon and Associates, Inc.
Palm Beach Gardens, FL

Involved in a wide variety of the firm's projects and conducted traffic impact studies. Responsibilities consisted of data collection, analysis, mapping, and presentations at public meetings. Introduced and implemented the concepts and usage of Geographic Information Systems (GIS) for project presentations and conceptual designs. Actively promoted the firm by marketing our GIS capacity and independently managed all GIS projects.

Projects:

- Florida Department of Transportation District 4 – Traffic Counts Database/GIS Mapping
- Jupiter Falls Development Regional Impact (DRI) Studies
- City of Fort Myers Traffic Calming Studies

March 2000 – September 2001

GIS Analyst



Florida Atlantic University Dept. of Urban and Regional Planning
Fort Lauderdale, FL

Independently managed assigned projects. Coordinated training for Introduction to ArcView and Advanced ArcView. Assisted with the production and presentation of project proposals. Planned and implemented GIS Day with event donations for students from a local middle school to learn about GIS. Projects included Fort Lauderdale Base Map Maintenance, Community Asset Mapping, and Broward County Commission Redistricting.

EDUCATION



University of Denver ▪ March 2022

Master of Business Administration
Concentration in Real Estate Development

Denver, CO



Florida Atlantic University ▪ May 2002

Master of Urban and Regional Planning

Boca Raton, FL



Clark University ▪ May 1999

Bachelor of Arts, Geography

Worcester, MA

PROFESSIONAL AFFILIATIONS AND MEMBERSHIPS

- Member of the American Planning Association (APA)
- Member of the American Institute of Certified Planner (AICP)
- Accredited Professional in Leadership in Energy & Environmental Design, Building Design and Construction (LEED AP BD+C)
- Vice President of Conference Services for APA Florida, September 2018 to Present
- 3rd Vice President for the Broward County Building Officials Association, January 2022 to Present
- Corresponding Secretary for the Broward County Building Officials Association, January 2019 to 2021
- Immediate Past Chair for the Broward Section of APA Florida, September 2018 to January 2019
- Chair of the Broward Section of the APA Florida, June 2015 to September 2018
- Vice-Chair/Secretary of the Broward Section of the APA Florida, November 2014 to June 2015
- Member of Broward County Building Officials Association
- Certified FEMA NIMS Training: ICS 100, ICS 200, ICS 300, ICS 400 and ICS 700

TECHNICAL SKILLS

- Microsoft Office Suite: Word, Excel, PowerPoint, Access
- Esri ArcGIS Pro
- Computronix – POSSE System/Electronic Plan Review
- Bluebeam Certified

REFERENCES PROVIDED UPON REQUEST

THUY (TWEE) TURNER

62 Wimbledon Lake Drive ▪ Plantation, FL 33324 ▪ 954.610.1633 ▪ thuy@turnerplanningsolutions.com

KBP CONSULTING, INC.

MEMORANDUM

To: Rod A. Feiner, Esq.

From: Karl Peterson, P.E.

Date: May 24, 2022

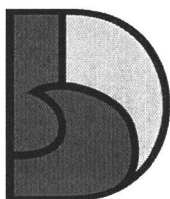
Subject: Koosh Living
Response to Traffic Study Comment

As the engineer of record for the traffic impact study prepared for the Koosh Living project to be located at 3851 Stirling Road in Dania Beach, I personally attended and testified at the City Commission meeting held on May 10, 2022, during which the first reading of this application was heard. During the public testimony, a resident called into question the date of the traffic count collected at the intersection of Stirling Road and Sarazen Drive. The date of this traffic count was Wednesday, September 8, 2021. The resident noted that this date was the second day of Rosh Hashanah and that would have impacted the traffic generated by the nearby schools.

Prior to conducting this traffic count (and any other traffic count), we review the appropriate school calendars for the area. In this case, we confirmed that Broward County Schools would be closed for Labor Day on Monday, September 6, 2021, and also closed for Rosh Hashanah on Tuesday, September 7, 2021. However, on Wednesday, September 8, 2021, Broward County Schools would resume normal operations. Therefore, the required traffic counts at the referenced intersection were conducted on that date. Since Broward County Schools were open on the date in question, the impacts attributed to the second day of Rosh Hashanah would be minimal.

Furthermore, it is important to note that our analysis of the traffic to be generated by the proposed development did not take into consideration a number of factors that will likely result in fewer trips than presented in the traffic impact study. For instance, we did not consider the "Live-Work-Play-Shop" characteristics of this proposed development program. This combination of land uses results in a reduction of trips through the internalization of vehicular trips. In other words, many of the trips that would have otherwise occurred are retained on site. Additionally, we did not consider transit usage via the current Broward County Transit service that is currently provided along Stirling Road. And we did not consider the planned trolley service that will connect this site with other developments and destinations in the Dania Beach and Hollywood area.

#9.3-#9.5



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL MEETINGS

The City is required by state law to keep minutes of City Commission meetings. To properly identify persons who address the City Commission in those minutes, the City requests that this form be completed and provided to the City Clerk, before the meeting begins.

DATE OF COMMISSION MEETING: 5-24, 2022

PRINT NAME: Tucker G. bbs

ADDRESS: 3835 UTOPIA COURT, COCONUT GROVE, FL 33133

PHONE NO. (optional): 305-448-8480

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☐ CITIZEN COMMENTS:

Comments by Dania Beach citizens or interested parties that are not part of the regular printed agenda may be made during each Commission meeting during the period set aside for "Citizen Comments." A thirty (30) minute "Citizen Comments" period shall be designated on the agenda for citizens and interested persons to speak on matters not scheduled on that day's agenda. Each speaker shall be limited to 3 minutes for his or her comments. Persons desiring to speak during the citizen comment period shall inform the City Clerk immediately prior to the beginning of the meeting of their intention to speak. If more than 10 speakers express a desire to speak, the Commission shall determine on a meeting by meeting basis whether to (a) extend the time allotted for citizen comments to accommodate all speakers, or (b) whether to limit the number of speakers or amount of time per speaker. A speaker's time shall not be transferable to another speaker.

PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

KOOSH LIVING APPLICATIONS FOR REZONING, PLATAPPROVAL
AND SITE PLAN APPROVAL

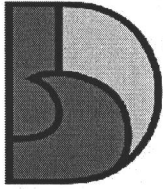
2) ☒ PUBLIC HEARINGS – ITEM # 3,4,5 (AS PRINTED ON AGENDA)

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION IS REQUIRED. PRIOR TO ENGAGING IN ANY LOBBYING ACTIVITIES, WHETHER OR NOT COMPENSATION IS PAID OR RECEIVED IN CONNECTION WITH THOSE ACTIVITIES, EACH LOBBYIST SHALL FILE WITH THE CITY CLERK AN ANNUAL REGISTRATION STATEMENT AND PAY AN ANNUAL TWO HUNDRED FIFTY DOLLARS (\$250.00) REGISTRATION FEE FOR EACH PRINCIPAL OR EMPLOYER. REGISTRATION FORMS ARE AVAILABLE ON THE CITY WEBSITE: WWW.DANIABEACHFL.GOV. (ORDINANCE #2012-019; AMENDED BY ORDINANCE #2019-019)

#9.3-#9.5



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

**REQUEST TO ADDRESS
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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Stephanie Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☐ CITIZEN COMMENTS:

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9.3 (AS PRINTED ON AGENDA)

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

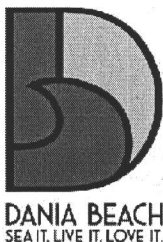
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Stephanie Jofe

Key: 29baa7c44b2020cd70542de0b711b2f

05/23/2022



**REQUEST TO ADDRESS
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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9.4 (AS PRINTED ON AGENDA)

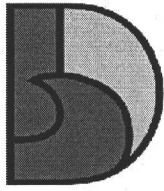
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Stephanie Jofe
Key: 29bba7c44b2020cd70b42dd6d8711b41

05/23/2022



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL VIRTUAL MEETINGS

The City is required by state law to keep minutes of City Commission meetings. To properly identify persons who address the City Commission in those minutes, the City requests that this form be completed and provided to the City Clerk, before the meeting begins.

DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Stephanie Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☐ CITIZEN COMMENTS:

Comments by Dania Beach citizens or interested parties that are not part of the regular printed agenda may be made during each Commission meeting during the period set aside for "Citizen Comments." A thirty (30) minute "Citizen Comments" period shall be designated on the agenda for citizens and interested persons to speak on matters not scheduled on that day's agenda. Each speaker shall be limited to 3 minutes for his or her comments. Persons desiring to speak during the citizen comment period shall inform the City Clerk immediately prior to the beginning of the meeting of their intention to speak. If more than 10 speakers express a desire to speak, the Commission shall determine on a meeting by meeting basis whether to (a) extend the time allotted for citizen comments to accommodate all speakers, or (b) whether to limit the number of speakers or amount of time per speaker. A speaker's time shall not be transferable to another speaker.

PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9.5 (AS PRINTED ON AGENDA)

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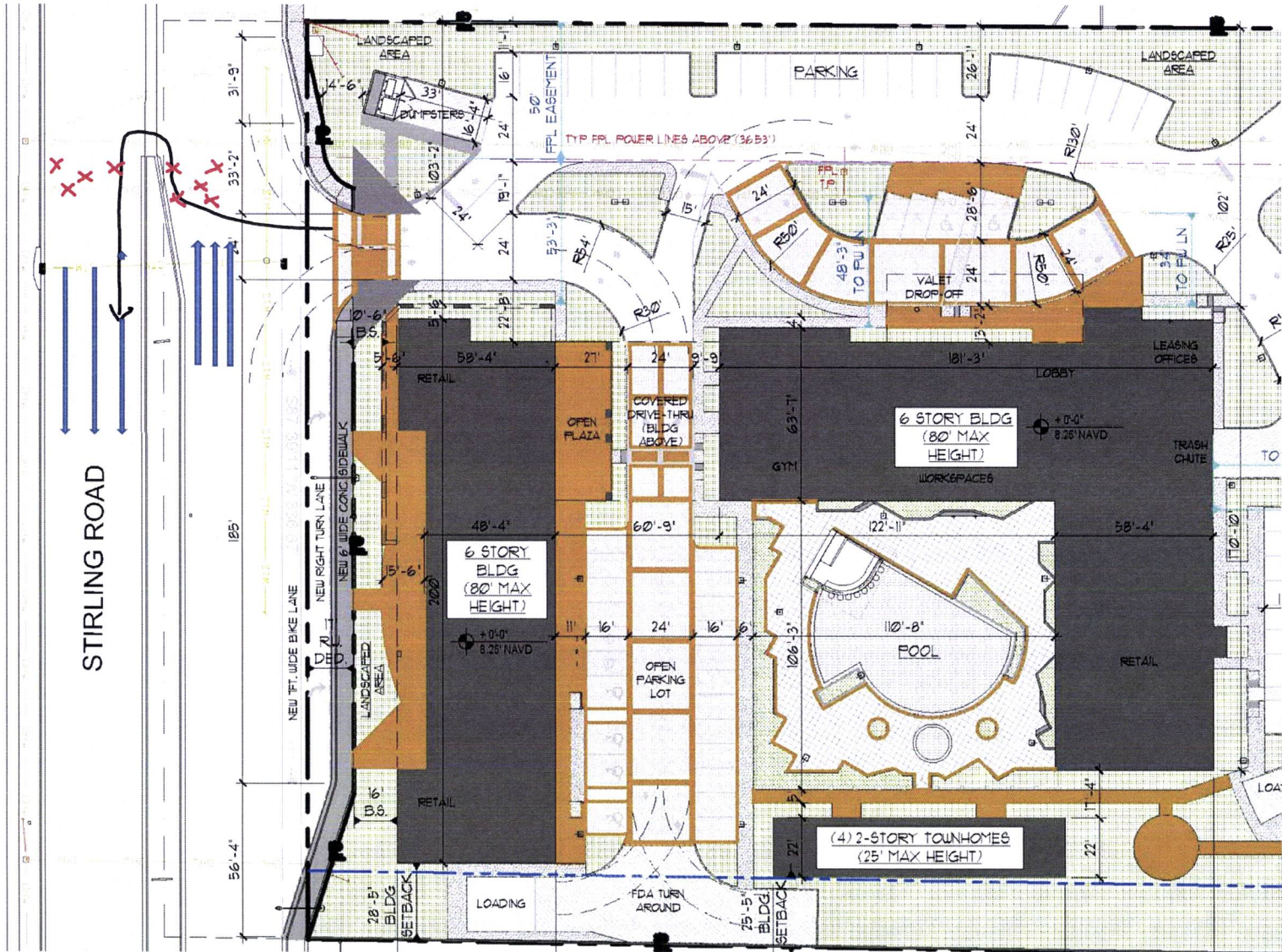
Stephanie Jofe
Key: 20baa7c44b2020cd70542d9d8711b41

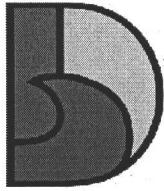
05/23/2022

Dangerous Crossing Created
by this Development

SHS

- X = children
- = Car pulling out of development
- = Oncoming Traffic





DANIA BEACH
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REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL VIRTUAL MEETINGS

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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Michael Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9.3 (AS PRINTED ON AGENDA)

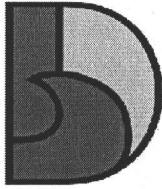
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Michael Jofe

05/23/2022



DANIA BEACH
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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Michael Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

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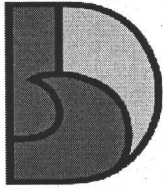
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Michael Jofe

Kept: 29bba7c44b2020cd70b42d6d8b711b41

05/23/2022



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL VIRTUAL MEETINGS

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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Michael Jofe

ADDRESS: 5880 SW 37th, Ft Lauderdale, FL 33312

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9.5 (AS PRINTED ON AGENDA)

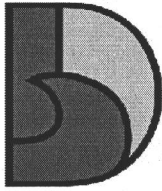
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Michael Jofe
Signed via SeamlaneDocuSign
Key: 29bba7c44b2020cd70b42d9d711b41

05/23/2022



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL VIRTUAL MEETINGS

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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Harvey J. SeplerSepler

ADDRESS: 5840 SW 37th Terrace, FLL 33312

PHONE NO. (Optional): (954) 663-1599

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☒ CITIZEN COMMENTS:

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

2) ☒ PUBLIC HEARINGS – ITEM # 9(3) (AS PRINTED ON AGENDA)

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

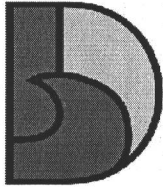
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Harvey Joel Sepler
Key: 29baa7c44b2c20d0d70542d9d1f711b41

05/24/2022

#9.3



DANIA BEACH
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REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL VIRTUAL MEETINGS

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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Elias A Bichachi

ADDRESS: 5910 SW 37th Ave

PHONE NO. (Optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

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2) ☒ PUBLIC HEARINGS – ITEM # 2022-018 (AS PRINTED ON AGENDA)

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

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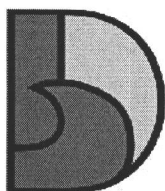
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Elias A Bichachi

Key: 26baa7c44b2020cd70542d9d8711b41

05/24/2022

#9.3-9.5



DANIA BEACH
SEA IT. LIVE IT. LOVE IT.

**REQUEST TO ADDRESS
CITY COMMISSION AT REGULAR
OR SPECIAL
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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: James Rizzo

ADDRESS: 5821 SW 37 Avenue

PHONE NO. (Optional): 9546994750

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

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2) ☒ PUBLIC HEARINGS – ITEM # 9 (AS PRINTED ON AGENDA)

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James Rizzo
eSigned via SeamllessDocs.com

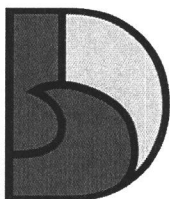
05/24/2022

 CLEAR CHANNEL

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forest
part of
your
story.

DISCOVERtheFOREST.org





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DATE OF COMMISSION MEETING: MAY 24, 2022

PRINT NAME: ROBERT BANKS

ADDRESS: 3831 SW 56 ST

PHONE NO. (optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

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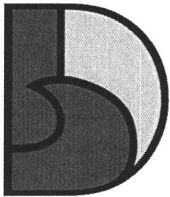
Resolution 2022-087 + 088
3851 Sterling Holdings Proposed development

2) ☒ PUBLIC HEARINGS – ITEM # 7 (AS PRINTED ON AGENDA)

PLEASE NOTE: IF YOU WISH TO SPEAK ON AN ITEM THAT PERTAINS TO A "ZONING" TYPE OF MATTER (FOR EXAMPLE, A SITE PLAN, VARIANCE, SPECIAL EXCEPTION OR SIMILAR TYPE OF ITEM KNOWN AS A "QUASI-JUDICIAL" MATTER, YOU ARE SUBJECT TO BEING ASKED TO SWEAR OR AFFIRM THAT YOU WILL BE TRUTHFUL AS TO YOUR COMMENTS OR TESTIMONY. YOU MAY ALSO BE SUBJECT TO QUESTIONS ASKED OF YOU BY AN APPLICANT OR AN APPLICANT'S REPRESENTATIVE OR ATTORNEY WHICH RELATE TO THE ITEM.

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LOBBYIST REGISTRATION IS REQUIRED. PRIOR TO ENGAGING IN ANY LOBBYING ACTIVITIES, WHETHER OR NOT COMPENSATION IS PAID OR RECEIVED IN CONNECTION WITH THOSE ACTIVITIES, EACH LOBBYIST SHALL FILE WITH THE CITY CLERK AN ANNUAL REGISTRATION STATEMENT AND PAY AN ANNUAL TWO HUNDRED FIFTY DOLLARS (\$250.00) REGISTRATION FEE FOR EACH PRINCIPAL OR EMPLOYER. REGISTRATION FORMS ARE AVAILABLE ON THE CITY WEBSITE: WWW.DANIABEACHFL.GOV. (ORDINANCE #2012-019; AMENDED BY ORDINANCE #2019-019)



DANIA BEACH
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REQUEST TO ADDRESS CITY COMMISSION AT REGULAR OR SPECIAL MEETINGS

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DATE OF COMMISSION MEETING: May 24, 2022

PRINT NAME: Yanisey Gantz

ADDRESS: 5649 Brookfield circle west, Fort Lauderdale

PHONE NO. (optional): (754) 301-1415 33312

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☒ CITIZEN COMMENTS:

Comments by Dania Beach citizens or interested parties that are not part of the regular printed agenda may be made during each Commission meeting during the period set aside for "Citizen Comments." A thirty (30) minute "Citizen Comments" period shall be designated on the agenda for citizens and interested persons to speak on matters not scheduled on that day's agenda. Each speaker shall be limited to 3 minutes for his or her comments. Persons desiring to speak during the citizen comment period shall inform the City Clerk immediately prior to the beginning of the meeting of their intention to speak. If more than 10 speakers express a desire to speak, the Commission shall determine on a meeting by meeting basis whether to (a) extend the time allotted for citizen comments to accommodate all speakers, or (b) whether to limit the number of speakers or amount of time per speaker. A speaker's time shall not be transferable to another speaker.

PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

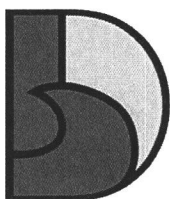
Roosky Living

2) ☐ PUBLIC HEARINGS – ITEM # (AS PRINTED ON AGENDA)

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DATE OF COMMISSION MEETING: MAY 24th, 2020

PRINT NAME: FRANCO INFANTINO

ADDRESS: 5321 McKinley St Hollywood FL 33021

PHONE NO. (optional): _____

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☒ CITIZEN COMMENTS:

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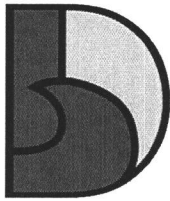
PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

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DATE OF COMMISSION MEETING: _____, 20__

PRINT NAME: Yelena Aebler

ADDRESS: 501 SW 33rd Ave

PHONE NO. (optional): 305-923-4047

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☐ CITIZEN COMMENTS:

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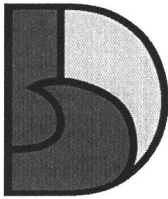
PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

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DATE OF COMMISSION MEETING: 5/23/22, 20

PRINT NAME: Ira Posner

ADDRESS: 3975 SW 58th

PHONE NO. (optional): 854 243 9744

PLEASE CHECK ONE OR BOTH OF THE BOXES BELOW:

1) ☐ CITIZEN COMMENTS:

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PLEASE BRIEFLY DESCRIBE THE SUBJECT MATTER OF YOUR COMMENT:

Development on Stirling Rd.

2) ☐ PUBLIC HEARINGS – ITEM # (AS PRINTED ON AGENDA)

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