



**AGENDA**  
**DANIA BEACH CITY COMMISSION**  
**REGULAR MEETING**  
**TUESDAY, JUNE 9, 2026 - 7:00 PM**

---

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)

---

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE CITY CLERK'S OFFICE, 100 W. DANIA BEACH BOULEVARD, DANIA BEACH, FL 33004, (954) 924-6800 EXTENSION 3624, AT LEAST 48 HOURS PRIOR TO THE MEETING.

---

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:

- A. PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.
- B. IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

---

**DECORUM POLICY FOR MEETINGS OF THE CITY COMMISSION  
OF THE CITY OF DANIA BEACH, FLORIDA:**

INDIVIDUALS WHO WISH TO MAKE ANY "CITIZEN'S COMMENTS" UNDER THAT PORTION OF THE CITY COMMISSION AGENDA, OR WHO OTHERWISE WANT TO ADDRESS THE CITY COMMISSION, MUST FIRST BE REGISTERED WITH THE CITY CLERK (FORMS ARE AVAILABLE OUTSIDE OF THE CITY COMMISSION CHAMBERS AND MUST BE GIVEN TO THE CLERK BEFORE THE MEETING). OTHERS WHO WANT TO ADDRESS THE COMMISSION ON ANY MATTERS MUST FIRST BE RECOGNIZED BY THE MAYOR. ALL SUCH PERSONS MUST USE THE PODIUM IN THE COMMISSION CHAMBER. NO MORE THAN ONE PERSON AT A TIME MAY ADDRESS THE COMMISSION FROM THE PODIUM. COMMENTS ARE ONLY TO BE MADE TO THE CITY COMMISSION AND ARE NOT TO BE DIRECTED TO THE AUDIENCE OR CITY STAFF.

NO INDIVIDUAL SHALL MAKE ANY SLANDEROUS OR UNDULY REPETITIVE REMARKS OR ENGAGE IN ANY OTHER FORM OF BEHAVIOR THAT DISRUPTS OR IMPEDES THE ORDERLY CONDUCT OF THE MEETING, AS DETERMINED BY THE MAYOR.

THE MAYOR OFTEN ALLOWS APPLAUSE DURING CEREMONIAL OR CELEBRATORY PORTIONS OF THE MEETING, SUCH AS PROCLAMATIONS, PRESENTATIONS, AWARDS, OR PUBLIC SAFETY RECOGNITIONS, AS THESE ARE NOT ACTION ITEMS ARE INTENDED TO HONOR INDIVIDUALS OR EVENTS. HOWEVER, TO SAFEGUARD AN ORDERLY MEETING AND TO PRECLUDE INTIMIDATION OF SPEAKERS ON AGENDA ITEMS, OR DESIGNATED PUBLIC COMMENTS, THE MAYOR ORDINARILY PRECLUDES CLAPPING, APPLAUDING, HECKLING OR VERBAL OUTBURSTS DURING THESE PORTIONS OF THE AGENDA.

BASED UPON THE FOREGOING, NO INDIVIDUAL MAY SPEAK DIRECTLY TO OR ADDRESS THE MAYOR, CITY COMMISSIONER OR CITY STAFF: COMMENTS ARE TO BE ONLY DIRECTED TO THE COMMISSION AS A WHOLE. NO CLAPPING, APPLAUDING, HECKLING OR VERBAL OUTBURSTS IN SUPPORT OF OR OPPOSITION TO A SPEAKER OR HIS OR HER REMARKS SHALL BE PERMITTED. NO SIGNS OR PLACARDS SHALL BE PERMITTED IN THE COMMISSION CHAMBER.

IF ANY PERSON'S CONDUCT AS DETERMINED BY THE MAYOR IS FOUND TO BE DISRUPTIVE OR INTERFERES WITH THE ORDERLY CONDUCT OF THE MEETING, THE PERSON MAY BE ASKED BY THE MAYOR TO LEAVE THE COMMISSION CHAMBERS; IF THE PERSON DOES NOT LEAVE AND THE CONDUCT PERSISTS, THE CITY POLICE DEPARTMENT WILL BE REQUESTED TO ESCORT THE INDIVIDUAL FROM THE CITY COMMISSION CHAMBERS.

ALL CELLULAR TELEPHONES ARE TO BE SILENCED DURING THE MEETING. ALL PERSONS EXITING THE COMMISSION CHAMBER SHALL DO SO QUIETLY. (RESOLUTION #2026-025)

---

**1. CALL TO ORDER/ROLL CALL**

**2. MOMENT OF SILENCE AND PLEDGE OF ALLEGIANCE**

**3. PRESENTATIONS AND SPECIAL EVENT APPROVALS**

1. Presentation by Broward County Property Appraiser Marty Kiar
2. Financial Outlook Update - *Finance Department*

**4. PROCLAMATIONS**

1. Juneteenth - June 19, 2026 — *Sponsored by Mayor Davis*
2. Men's Health Week — June 15–21, 2026 — *Sponsored by Mayor Davis*
3. Code Enforcement Officers' Appreciation Week — June 1–7, 2026 — *Community Development*

**5. ADMINISTRATIVE REPORTS**

1. City Manager
2. City Attorney
3. City Clerk - Reminders
  - June 23, 2026 City Commission Meeting - 7 p.m.
  - July 7, 2026 - CRA Board Meeting - 6 p.m.
  - July 7, 2026 - City Commission Meeting - 7 p.m.

**6. PUBLIC SAFETY REPORTS**

**7. CITIZENS' COMMENTS**

*Addressing the Commission: A thirty (30) minute "Citizen Comments" period shall be designated on the agenda for citizens and interested persons to speak on matters whether or not scheduled on that day's agenda. Individuals wishing to speak on a matter not included on the "Public Hearing" section of the agenda, which matter pertains to an item before the City Commission which requires a decision of the City Commission, may do so by signing in and submitting a form to that effect with the City Clerk prior to the meeting. Speakers at Public Hearings shall also submit such a form. Each speaker shall be limited to 3 minutes for his or her comments. If more than ten (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.*

**8. CONSENT AGENDA**

1. Minutes:
  - May 26, 2026 City Commission Meeting Minutes
2. Travel Requests: None

3. RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE APPROVAL OF CHANGE ORDER NO. 08 RELATED TO THE SE DRAINAGE RETROFIT PROJECT WITH RIC-MAN CONSTRUCTION INC. FOR SIX HUNDRED SEVENTY-SEVEN THOUSAND SIX HUNDRED EIGHTY-SIX DOLLARS AND EIGHTY SIX CENTS (\$677,686.86); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Public Services)*

4. RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO SELECT AMC SURVEILLANCE CAMERAS FOR REQUEST FOR PROPOSALS (“RFP”) NO. 26-007, ENTITLED “CCTV PREVENTATIVE MAINTENANCE, REPAIR, AND INSTALLATION SERVICES” IN ORDER TO NEGOTIATE AN AGREEMENT; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(Information Technology)*

5.  
RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, PURSUANT TO SECTION 70.20, FLORIDA STATUTES, AUTHORIZING A BILLBOARD/SIGN RECONSTRUCTION AGREEMENT (THE "AGREEMENT") BETWEEN THE CITY AND ALL), OUTFRONT MEDIA, LLC A DELAWARE LIMITED LIABILITY COMPANY, (“OUTFRONT”) TO INSTALL TWO REPLACEMENT ELECTRONIC BILLBOARDS AND TO PROVIDE CERTAIN NEIGHBORHOOD ENHANCEMENT CONTRIBUTIONS TO THE CITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. *(City Attorney)*

**9. BIDS AND REQUESTS FOR PROPOSALS: None**

**10. QUASI-JUDICIAL & PUBLIC HEARING ITEMS: None**

**11. FIRST READING ORDINANCES**

*First reading ordinances that do not involve zoning (rezonings, or changes to Chapter 28 of the LDC), nor Article 3, Section 2 of the Charter relating to ordinances for capital expenditures over \$1,000,000) are not subject to public hearing. A public hearing and discussion will take place at second reading of all ordinances within its respective section of the agenda.*

1. ORDINANCE NO. 2026-\_\_\_\_\_

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28 “LAND DEVELOPMENT CODE”; AT PART 1, “USE REGULATIONS”; ARTICLE 110, “USE REGULATIONS FOR COMMERCIAL AND MIXED-USE DISTRICTS” TO ALLOW FOR THE ADDITION OF A USE CATEGORY FOR OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLE PARTS AND ACCESSORIES; AMENDING SECTION 110-20 ENTITLED “LIST OF PERMITTED, SPECIAL EXCEPTION AND PROHIBITED USES” TO ADD OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLES PARTS AND ACCESORIES; AMENDING SECTION 110-300 ENTITLED “CONDITIONS OF USE FOR OUTDOOR STORAGE OF FULLY-ASSEMBLED PASSENGER VEHICLES, BOATS AND BOAT TRAILERS, AND RECREATIONAL VEHICLES IN THE MARINE ZONING DISTRICT” TO REMOVE THE RECREATIONAL VEHICLES; ADDING SECTION 110-305 ENTITLED “CONDITIONS OF USE FOR OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLE PARTS AND ACCESSORIES IN THE MARINE ZONING DISTRICT” TO PROVIDE FOR CERTAIN CONDITIONS FOR THE NEW USE, PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.  
*(Community Development)*

2. ORDINANCE NO. 2026-\_\_\_\_\_

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28 “LAND DEVELOPMENT CODE”; PART 3, ENTITLED SPECIAL ZONING DISTRICTS”, SUBPART 1, ENTITLED THE “COMMUNITY REDEVELOPMENT AREA (CRA) FORM-BASED ZONING DISTRICTS”; ARTICLE 303, ENTITLED “DETAILED USE REGULATIONS”; TO AMEND THE CHAPTER IN ORDER TO CREATE INCENTIVES (HEIGHT AND DENSITY BONUSES) FOR THE FOLLOWING DISTRICTS: CITY CENTER DISTRICT (SECTION 303-40); SFED-MU, SOUTH FEDERAL HIGHWAY CORRIDOR MIXED-USE DISTRICT (SECTION 303-80); AND UPDATING THE ZONING MAPS ACCORDINGLY; AMENDING ARTICLE 304, ENTITLED “BUILDING HEIGHT AND TRANSITION REGULATIONS” TO INCLUDE INCENTIVES AND TO CREATE THE FOLLOWING SECTIONS: 304-30, ENTITLED INCENTIVE APPLICABILITY, 304-40, ENTITLED “SCHEDULE OF



INCENTIVES”, 304-50, ENTITLED “INCENTIVE BONS FOR PROVIDING PUBLIC OPEN SPACE”, 304-60, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC PARKING”, 304-70, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC PARKS”, 304-80, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC ROOFTOP ACTIVATION”, AND 304-90 ENTITLED “INCENTIVE BONUS FOR PROVIDING ATTAINABLE HOUSING”; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.  
(*Community Development*)

## **12. SECOND READING ORDINANCES**

### **1. ORDINANCE NO. 2026-\_\_\_\_\_**

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, RELATING TO ADVISORY BOARD ATTENDANCE, ALTERNATE BOARD MEMBERS AND ELIGIBILITY BY AMENDING THE FOLLOWING SECTIONS OF THE CITY CODE: (1) SECTION 811-130, ENTITLED “PUBLIC ART ADVISORY BOARD; (2) SECTIONS 2-120, ENTITLED (MARINE ADVISORY BOARD) “MEMBERS' COMPENSATION; TERM”, AND SECTION 2-121, ENTITLED (MARINE ADVISORY BOARD) “RULES OF PROCEDURE”; (3) SECTION 720-10, ENTITLED (PLANNING & ZONING BOARD) “CREATED; APPOINTMENT”; AND (4) ADVISORY BOARD RESOLUTIONS RELATING TO THE FOLLOWING BOARDS: PARKS, RECREATION AND COMMUNITY AFFAIRS ADVISORY BOARD; GREEN ADVISORY BOARD; EDUCATION ADVISORY BOARD; AND CHARTER REVIEW BOARD, IN ORDER TO MODIFY THE QUALIFICATIONS AND ATTENDANCE OF ADVISORY BOARD MEMBERS, AND TO PROVIDE FOR ADVISORY BOARD ALTERNATE MEMBERS WHEN NOT PREVIOUSLY PROVIDED; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (*Community Development*)

## **13. DISCUSSION AND POSSIBLE ACTION**

### **1. Public Art Advisory Board Vacancies (*Community Development*)**

## **14. APPOINTMENTS**

### **1. Dania Beach Housing Authority Board - Mayor Davis**

## **15. COMMISSION COMMENTS**

## **16. ADJOURNMENT**



# CITY OF DANIA BEACH

## OFFICE OF THE CITY MANGER

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6800 · (954) 921-2604 (fax)

### MEMORANDUM

Date: June 9, 2026

To: Mayor Joyce L. Davis  
Vice Mayor Marco A. Salvino, Sr.  
Commissioner Lori Lewellen  
Commissioner Luis Rimoli  
Commissioner A. J. Ryan IV

From: Candido Sosa-Cruz, ICMA-CM, City Manager

Subject: Manager's Report

---

#### **Derelict Vessel Removal Efforts**

The City continues to actively coordinate with the Florida Fish and Wildlife Conservation Commission (FWC) and Broward County regarding the removal of derelict vessels within the City's waterways. Currently, three derelict vessels remain under review and remediation efforts:

- One vessel located in the 4400 block of SW 42 Terrace is scheduled to be relocated by Broward County for use as an artificial reef upon completion of the County's marine project.
- The vessel adjacent to Griffin Marine Park is currently undergoing the approval process through FWC. Once approved, FWC will issue formal authorization allowing the City to proceed with removal operations.
- A third vessel, also located in the 4400 block of SW 42 Terrace, remains under review by FWC for determination and next steps.

The City remains committed to protecting the environmental health, navigational safety, and visual appearance of its waterways.

---

#### **City Website Modernization**

The City successfully launched its new municipal website and continues advancing the next phase of enhancements focused on improving user experience and accessibility. Ongoing efforts include:

- Continued overhaul of website navigation and implementation of user-focused organizational menus;

- Beta testing with selected reviewers to further optimize functionality and usability;
- Collaboration with the Information Technology Department to migrate existing PDF forms into more efficient and user-friendly digital forms.

These improvements are intended to enhance customer service, accessibility, and overall public engagement with City services.

---

## **Southeast Drainage Improvement Project**

### **Phase I**

All major construction activities associated with Phase I have been completed. Remaining work consists primarily of the installation of the electrical transformer and final electrical connection necessary to place the pump station into operation. Completion is expected at the end of July 2026.

### **Phase II**

Construction activities continue to progress throughout the project area. Gravity drainage pipes and associated structures have been installed along SE 4th Street, SE 4th Terrace, SE 5th Street, and SE 6th Street, with work currently advancing along SE 7th Street.

Additionally:

- The force main system and injection wells have been completed;
- Pump station structures have been constructed;
- Current operations are focused on trenching, pipe installation, and roadway restoration throughout the remaining corridors.

Substantial Completion is anticipated in November 2026, with Final Completion expected by December 31, 2026.

---

## **Landscape Master Plan – Dania Beach Boulevard Medians**

Implementation of the Landscape Master Plan along the Dania Beach Boulevard medians continues to advance. This highly visible corridor remains a priority gateway enhancement project for the City.

Bid specifications have been finalized, with bid award anticipated by mid-July 2026. Construction activities are expected to begin in August, with project completion projected by the end of November 2026.

---

### **Women's Club Historic Restoration Project**

Demolition activities are currently underway as part of the Women's Club Historic Restoration Project. During demolition, additional structural deterioration was identified as more extensive than originally anticipated.

To safely proceed with restoration efforts:

- Structural shoring will be installed in 8-foot segments;
- The roof permit has been issued;
- Roof work will commence once shoring operations are completed.

Due to the additional structural conditions discovered, the project timeline is expected to extend beyond the original six- to eight-month schedule, with completion now anticipated closer to the end of the calendar year, subject to continued structural assessment.

---

### **Broward County PBA Officer of the Year Banquet**

It was an honor to attend the Eighth Annual Broward County PBA Officer of the Year Banquet, an inspiring event recognizing the extraordinary men and women who protect and serve our communities each day.

The City is especially proud that BSO Officer Sean Reyka, representing Dania Beach, was nominated and earned an Officer of the Year Award. This recognition reflects Officer Reyka's professionalism, courage, and unwavering commitment to public safety and service to our community.

---

### **Broward League of Cities Annual Dinner**

I was honored to attend the Broward League of Cities 69th Annual Dinner celebrating Mayor Joyce Davis's installation as President of the Broward League of Cities.

This achievement represents a significant milestone not only for Mayor Davis, but for the entire City of Dania Beach. It was inspiring to see the full City Commission, along with members of the City's senior leadership team, united in support during this important occasion.

On behalf of the City administration, I would like to again congratulate Mayor Davis on this outstanding accomplishment and leadership role representing municipalities throughout Broward County.

## Special Magistrate Agenda

| Case #        | Status | Hearing Type                    | Property Address | Cited Party                       | Default Inspector |
|---------------|--------|---------------------------------|------------------|-----------------------------------|-------------------|
| 2025-00000366 | Active | H-EXTENSION - Extension Hearing | 221 SW 3 PL      | MALVAREZ, GUSTAVO ALEJANDRO       | Alberto Chavarria |
| 2025-00000776 | Active | H-EXTENSION - Extension Hearing | 237 SW 13 ST     | NSLA INVESTMENTS LLC              | Alberto Chavarria |
| 2025-00000818 | Active | H-EXTENSION - Extension Hearing | 255 SW 12 ST     | JULIO RENDEROS                    | Alberto Chavarria |
| 2025-00001905 | Active | H-FIRST HEARING - First Hearing | 5860 SW 36 TER   | HOLLYWOOD TORAH CENTER INC        | Alberto Chavarria |
| 2026-00000194 | Active | H-FIRST HEARING - First Hearing | 4172 SW 52 ST    | ROBERT & JANET COLBERT            | Alberto Chavarria |
| 2026-00000220 | Active | H-FIRST HEARING - First Hearing | 4621 SW 42 TER   | DWYER, RICHARD                    | Alberto Chavarria |
| 2026-00000408 | Active | H-FIRST HEARING - First Hearing | 4872 SW 44 TER   | E & D DANIA LIMITED LLC           | Alberto Chavarria |
| 2025-00001538 | Active | H-EXTENSION - Extension Hearing | 4691A SW 43 TER  | GERALD TIBERIS & SYLVIE BOLTE     | Andre Smith       |
| 2025-00001639 | Active | H-EXTENSION - Extension Hearing | 4934 SW 44 TER   | FORN HENRY<br>SANTANA ARLETIS     | Andre Smith       |
| 2025-00001659 | Active | H-EXTENSION - Extension Hearing | 255 SW 12 ST     | RENDEROS JULIO                    | Andre Smith       |
| 2025-00001873 | Active | H-FIRST HEARING - First Hearing | 440 PHIPPEN RD   | VOLUNTEER PROPERTIES OF DANIA LLC | Andre Smith       |
| 2025-00001919 | Active | H-FIRST HEARING - First Hearing | 1249 STIRLING RD | STIRLING DESIGN CENTER LLC        | Andre Smith       |
| 2025-00001930 | Active | H-FIRST HEARING - First Hearing | 337 SW 14 ST     | ELSA E SANCHEZ                    | Andre Smith       |

## Special Magistrate Agenda

|               |        |                                 |                   |                                                        |                 |
|---------------|--------|---------------------------------|-------------------|--------------------------------------------------------|-----------------|
| 2025-00001964 | Active | H-FIRST HEARING - First Hearing | 409 PHIPPEN RD    | 409 PHIPPEN RD LLC                                     | Andre Smith     |
| 2025-00001974 | Active | H-FIRST HEARING - First Hearing | 1211 STIRLING RD  | ATLANTIC 18 LLC                                        | Andre Smith     |
| 2026-00000039 | Active | H-FIRST HEARING - First Hearing | 440 PHIPPEN RD    | VOLUNTEER PROPERTIES OF DANIA LLC                      | Andre Smith     |
| 2026-00000081 | Active | H-FIRST HEARING - First Hearing | 1301 SW 12 AVE    | CDH PLANNING LLC                                       | Andre Smith     |
| 2026-00000196 | Active | H-FIRST HEARING - First Hearing | 35 SW 4 ST        | MARIE V AUGUSTIN                                       | Andre Smith     |
| 2024-00000268 | Active | H-ABATEMENT - Abatement Hearing | 803 NW 7 ST       | PENA, JOELVIS ALBERTO & JOELVIS ALBERTO<br>PENA LIV TR | Anson Westberry |
| 2025-00001306 | Active | H-ABATEMENT - Abatement Hearing | 104 NE 2 ST       | YUNQING GAO                                            | Anson Westberry |
| 2026-00000152 | Active | H-FIRST HEARING - First Hearing | 40 SE 3 TER       | JOEKTHE UTAH LLC                                       | Anson Westberry |
| 2026-00000244 | Active | H-FIRST HEARING - First Hearing | 328 SE 2 AVE      | GONZALEZ RODRIGUEZ, YUNIEL F                           | Anson Westberry |
| 2026-00000249 | Active | H-RECURRING - Recurring Hearing | 426 SE 5 ST       | PARKER, GINO                                           | Anson Westberry |
| 2026-00000255 | Active | H-FIRST HEARING - First Hearing | 225 SE 3 ST       | WOW HAUS GROUP LLC                                     | Anson Westberry |
| 2026-00000262 | Active | H-FIRST HEARING - First Hearing | 645 S FEDERAL HWY | 645 SOUTH FEDERAL HIGHWAY LLC                          | Anson Westberry |
| 2026-00000270 | Active | H-FIRST HEARING - First Hearing | 2150 NE 7 AVE #EV | 2150 NE 7 AVE LLC                                      | Anson Westberry |
| 2026-00000277 | Active | H-FIRST HEARING - First Hearing | 19 SE 4 TER       | EXUM, TYLER J                                          | Anson Westberry |

## Special Magistrate Agenda

|               |        |                                 |                        |                                                   |                   |
|---------------|--------|---------------------------------|------------------------|---------------------------------------------------|-------------------|
| 2026-00000336 | Active | H-FIRST HEARING - First Hearing | 321 S FEDERAL HWY      | ULTIMATE CARWASH INC                              | Anson Westberry   |
| 2026-00000383 | Active | H-FIRST HEARING - First Hearing | 200 E DANIA BEACH BLVD | 200 EDB LLC                                       | Anson Westberry   |
| 2026-00000419 | Active | H-FIRST HEARING - First Hearing | 401 E SHERIDAN ST      | SUSO 5 SHERIDAN LP<br>% SLATE ASSET MANAGEMENT LP | Anson Westberry   |
| 2025-00000872 | Active | H-EXTENSION - Extension Hearing | 161 NW 12 AVE          | THOMAS JOHNNELL                                   | Luciano Nibbs     |
| 2025-00001466 | Active | H-EXTENSION - Extension Hearing | 13 N FEDERAL HWY       | OLINDO ZECCA                                      | Luciano Nibbs     |
| 2026-00000063 | Active | H-FIRST HEARING - First Hearing | NW 14 AVE              | ADELE BESNER TR BESNER, HANNA S TRSTEE            | Luciano Nibbs     |
| 2026-00000227 | Active | H-FIRST HEARING - First Hearing | 22 NW 8 AVE            | 22 NW 8TH AVENUE LLC                              | Luciano Nibbs     |
| 2026-00000229 | Active | H-FIRST HEARING - First Hearing | 90 BRYAN RD            | WAVE 90 L2 LLC                                    | Luciano Nibbs     |
| 2026-00000292 | Active | H-FIRST HEARING - First Hearing | 903 NW 7 ST            | CARLOS ROLDOS                                     | Luciano Nibbs     |
| 2026-00000316 | Active | H-FIRST HEARING - First Hearing | 113 NW 13 AVE          | LATVIAN MAPLE LLC                                 | Luciano Nibbs     |
| 2026-00000508 | Active | H-FIRST HEARING - First Hearing | 6 S FEDERAL HWY        | KODNER GALLERIES INC                              | Luciano Nibbs     |
| 2024-00000377 | Active | H-EXTENSION - Extension Hearing | 4420 SW 32 AVE         | WEBB, LOUIS &<br>WEBB, ROSEANN                    | Michelle Shahryar |
| 2024-00001876 | Active | H-ABATEMENT - Abatement Hearing | 4716 SW 33 AVE         | BARAKEH LLC                                       | Michelle Shahryar |
| 2025-00000519 | Active | H-EXTENSION - Extension Hearing | 3040 SW 46 CT          | SANTILLI, NICHOLAS J BARRACO, JENNIFER S          | Michelle Shahryar |



## Special Magistrate Agenda

|               |        |                                 |                        |                                                       |                   |
|---------------|--------|---------------------------------|------------------------|-------------------------------------------------------|-------------------|
| 2025-00001236 | Active | H-EXTENSION - Extension Hearing | 217 SE 3 TER           | GABRIELA BORGES & RAYMOND ALEGRE                      | Michelle Shahryar |
| 2025-00001792 | Active | H-FIRST HEARING - First Hearing | 2880 SW 23 TER 104     | SPLIT SEA ENTERPRISE LLC                              | Michelle Shahryar |
| 2025-00001808 | Active | H-FIRST HEARING - First Hearing | 2880 SW 23 TER 101     | FUSS FREE AC LLC                                      | Michelle Shahryar |
| 2025-00001829 | Active | H-FIRST HEARING - First Hearing | 4610 SW 30 AVE         | BERDUGO-YARKONY, LAUREN                               | Michelle Shahryar |
| 2025-00001874 | Active | H-FIRST HEARING - First Hearing | 2968 RAVENSWOOD RD     | COFE RAVENSWOOD LLC / RAMPART RAVENSWOOD LLC          | Michelle Shahryar |
| 2025-00001877 | Active | H-FIRST HEARING - First Hearing | 4480 SW 26 AVE         | DARMONY, JORDANA LEIGH<br>DARMONY, CLAUDE             | Michelle Shahryar |
| 2025-00001879 | Active | H-FIRST HEARING - First Hearing | 2650-2694 SW 36 ST     | MSG PORT 95 LLC                                       | Michelle Shahryar |
| 2025-00001897 | Active | H-FIRST HEARING - First Hearing | 4448 SW 34 TER         | DOMINIC TRUELOVE                                      | Michelle Shahryar |
| 2025-00001906 | Active | H-FIRST HEARING - First Hearing | 951 NE 7 AVE           | FLORIDA POWER & LIGHT CO<br>ATTN: PROPERTY TAX-PSX/JB | Michelle Shahryar |
| 2025-00001914 | Active | H-FIRST HEARING - First Hearing | 2860 STATE RD 84 108   | JAG CONCEPTS LLC<br>% GRAHAM, JAMES A                 | Michelle Shahryar |
| 2025-00001937 | Active | H-FIRST HEARING - First Hearing | 2800 W STATE RD 84 105 | 2800 W STATE ROAD 84 LLC                              | Michelle Shahryar |
| 2026-00000119 | Active | H-FIRST HEARING - First Hearing | 4600 SW 43 AVE         | PLASENCIA, RONNY SANJURJO, MARIA<br>VICTORIA          | Michelle Shahryar |
| 2026-00000153 | Active | H-FIRST HEARING - First Hearing | 2796 SW 47 ST          | PARDO MARIA L                                         | Michelle Shahryar |
| 2026-00000183 | Active | H-FIRST HEARING - First Hearing | 109 SE 2 ST            | FARSHI, ARASH                                         | Michelle Shahryar |

## Special Magistrate Agenda

|               |        |                                       |                      |                                                    |                   |
|---------------|--------|---------------------------------------|----------------------|----------------------------------------------------|-------------------|
| 2026-00000327 | Active | H-FIRST HEARING - First Hearing       | 4533 SW 51 ST        | EW LESA LLC                                        | Michelle Shahryar |
| 2023-00000413 | Active | H-ABATEMENT - Abatement Hearing       | 510 SW 2 AVE         | ORTEGA, VICTORIA                                   | Ricky Ali         |
| 2023-00001061 | Active | H-ABATEMENT - Abatement Hearing       | 5169 SW 28 AVE       | WRIGHT, SHALEIGHA                                  | Ricky Ali         |
| 2024-00000007 | Active | H-ABATEMENT - Abatement Hearing       | 4425 SW 50 ST        | MICHEL MAYEDO H/E & ROBERTO MAYEDO EST             | Ricky Ali         |
| 2026-00000179 | Active | H-FIRST HEARING - First Hearing       | 2296 W STATE RD 84   | AMERICAN RECOVERY SPECIALISTS OF FT LAUDERDALE INC | Ricky Ali         |
| 2026-00000267 | Active | H-FIRST HEARING - First Hearing       | 4730 SW 26 TER       | OE INVESTMENTS LLC                                 | Ricky Ali         |
| 2026-00000291 | Active | H-FIRST HEARING - First Hearing       | 4730 SW 26 TER       | O E INVESTMENTS LLC                                | Ricky Ali         |
| 2026-00000331 | Active | H-FIRST HEARING - First Hearing       | 3401 GRIFFIN RD      | GRIFFIN INVESTMENT REALTY LLC                      | Ricky Ali         |
| 2026-00000356 | Active | H-FIRST HEARING - First Hearing       | 4697 SW 35 AVE       | HAREL DEVELOPMENT LLC                              | Ricky Ali         |
| 2026-00000357 | Active | H-FIRST HEARING - First Hearing       | 4621 SW 34 AVE       | MILDRED A MAZUR                                    | Ricky Ali         |
| 2025-00001191 | Active | H-EXTENSION - Extension Hearing       | 3047 SW 50 ST        | LAKE, ANNE MARIE                                   | Windy Damis       |
| 2025-00001237 | Active | H-CONFIRMATION - Confirmation Hearing | 1900 STIRLING RD     | B & JCM PROPERTIES LLC                             | Windy Damis       |
| 2025-00001465 | Active | H-EXTENSION - Extension Hearing       | 2600-2648 GRIFFIN RD | SDS DEVELOPMENT & TRUST LLC                        | Windy Damis       |
| 2026-00000029 | Active | H-FIRST HEARING - First Hearing       | 5593 PARK RD         | BOUZAGLO, MAZALTOV & NISSIM ABITBOL, CHANA ETAL    | Windy Damis       |

## Special Magistrate Agenda

|               |        |                                 |                     |                                 |             |
|---------------|--------|---------------------------------|---------------------|---------------------------------|-------------|
| 2026-00000030 | Active | H-FIRST HEARING - First Hearing | 5161 SW 27 AVE      | GULFLINE HOLDINGS LLC           | Windy Damis |
| 2026-00000040 | Active | H-FIRST HEARING - First Hearing | 5607 LAGOON DR      | ROSALES GONZALEZ EVELING J      | Windy Damis |
| 2026-00000044 | Active | H-FIRST HEARING - First Hearing | 2650 SW 54 PL       | LAM HOANG TRAN                  | Windy Damis |
| 2026-00000068 | Active | H-FIRST HEARING - First Hearing | 5519 SW 24 AVE      | PRIME REAL ESTATE HOLDINGS INC  | Windy Damis |
| 2026-00000116 | Active | H-FIRST HEARING - First Hearing | 2660 SW 54 PL       | DIALSINGH, DURASPATIE           | Windy Damis |
| 2026-00000164 | Active | H-FIRST HEARING - First Hearing | 4910 SW 29 AVE      | CAMARAZA JOHANA ROSADO          | Windy Damis |
| 2026-00000170 | Active | H-FIRST HEARING - First Hearing | 3051 INLET DR       | THERRIEN, YOLAND & WOO, AMMY    | Windy Damis |
| 2026-00000175 | Active | H-FIRST HEARING - First Hearing | 4931 SW 29 AVE      | BURTON 53 LLC                   | Windy Damis |
| 2026-00000176 | Active | H-FIRST HEARING - First Hearing | 5040 SW 30 AVE      | TOUEG, RAMI J                   | Windy Damis |
| 2026-00000177 | Active | H-FIRST HEARING - First Hearing | 5000 SW 24 AVE      | YOMRE LLC                       | Windy Damis |
| 2026-00000182 | Active | H-FIRST HEARING - First Hearing | 4901-4903 SW 28 TER | ANA MARIA IONITA                | Windy Damis |
| 2026-00000230 | Active | H-FIRST HEARING - First Hearing | 2251 SW 51 CT       | TIMOTHY A GASBODA EST           | Windy Damis |
| 2026-00000233 | Active | H-FIRST HEARING - First Hearing | 2641 SW 50 ST       | JULIO & MARGARITA SANCHEZ       | Windy Damis |
| 2026-00000234 | Active | H-FIRST HEARING - First Hearing | SW 50 ST            | DWYER RICHARD & DWYER MARY JANE | Windy Damis |



**City of Dania Beach**  
100 WEST DANIA BEACH BLVD  
DANIA BEACH, FLORIDA 33004  
June 11, 2026

## Special Magistrate Agenda

|               |        |                                 |                |                             |             |
|---------------|--------|---------------------------------|----------------|-----------------------------|-------------|
| 2026-00000239 | Active | H-FIRST HEARING - First Hearing | 4996 SW 27 AVE | CERBERUS SFR HOLDINGS II LP | Windy Damis |
|---------------|--------|---------------------------------|----------------|-----------------------------|-------------|



MINUTES OF REGULAR MEETING  
DANIA BEACH CITY COMMISSION  
TUESDAY, MAY 26, 2026 - 7:00 P.M.

**1. CALL TO ORDER/ROLL CALL**

Mayor Davis called the meeting to order at 7:00 p.m.

**Present:**

Mayor Joyce L. Davis  
Vice-Mayor Marco A. Salvino, Sr.  
Commissioner Lori Lewellen  
Commissioner Luis Rimoli  
Commissioner A. J. Ryan IV

City Manager Candido Sosa-Cruz, ICMA-CM  
City Attorney Eve Boutsis  
City Clerk Elora Riera, MMC

**2. MOMENT OF SILENCE AND PLEDGE OF ALLEGIANCE**

Mayor Davis called for a moment of silence followed by the Pledge of Allegiance to the United States Flag.

City Attorney Boutsis read the statement of decorum.

**3. PRESENTATIONS AND SPECIAL EVENT APPROVALS**

3.1 Recognition and Appreciation — Anthony Ifedi, Deputy Director, Parks & Recreation — Sponsored by Mayor Davis

Mayor Davis introduced the item and thanked Anthony for being so responsive and helpful. She commented on how helpful he was in starting her vision for the walking club.

Deputy Director of Parks and Recreation Anthony Ifedi thanked the Commission and staff for their support.

3.2 Request for Proclamation Approvals:

- Juneteenth - June 19, 2026 - *Sponsored by Mayor Davis*

- Men's Health Week - June 15–21, 2026 - *Sponsored by Mayor Davis*
- Code Enforcement Officers' Appreciation Week - June 1-7, 2026 - *Community Development*
- Retroactive Approval - National Maritime Day - May 22, 2026 - *Sponsored by Mayor Davis*

There was consensus to approve the proclamation requests.

### 3.3 Special Event Application (Parks and Recreation) - Spirit Cellar Fest 2026

Deputy Director of Parks and Recreation Franky Lazo introduced the item.

There was consensus to approve the special event application.

### 3.4 Retroactive Approval — Key to the City to Former City Manager Ana M. Garcia — May 12, 2026 — *Sponsored by Commissioner Lewellen*

There was consensus for the retroactive approval of the Key to the City to former City Manager Ana M. Garcia.

### 3.5 Broward Trust for Historic Preservation Inc. – Sponsored by Commissioner Ryan

Commissioner Ryan introduced the item.

President of the Broward Trust for Historic Preservation, Michaela Conca introduced her idea and thoughts for the use of the Frost House. She distributed a letter to the Commission.

Vice Mayor Salvino commented that he would like to have more information on what this would entail. He would recommend that the Historical Society put something together to bring forward to the City Commission.

Commissioner Lewellen liked the idea and inquired about the assistance inside the home.

Discussion ensued regarding the logistics of the event.

City Attorney Boutsis commented that since this is on city property, background checks will need to be done to ensure the overall safety.

There was consensus to move forward with the proposal.

## 4. PROCLAMATIONS

None.

## 5. ADMINISTRATIVE REPORTS

### 5.1 City Manager

City Manager Sosa-Cruz presented his administrative report and highlighted the achievements and success of the city team.

- Recognition and Congratulations to Deputy City Manager Eleanor Norena
- Recognition to Chief Financial Officer Yeimy Guzman
- Recognition to Community Development Planning Division
- Recognition to Human Resources and Risk Management Department
- Recognition to Marketing and Communications Division
- Recognition to Broward Sheriff's Office Dania Beach District Chief Jason Tarala

## 5.2 City Attorney

City Attorney Boutsis had nothing to report.

## 5.3 City Clerk - Reminders

City Clerk Riera reminded the Commission of the following upcoming meetings:

- June 9, 2026 CRA Board Meeting - 6 p.m.
- June 9 City Commission Meeting - 7 p.m.
- June 23, 2026 City Commission Meeting - 7 p.m.

## 6. PUBLIC SAFETY REPORTS

Captain Tarala reported a busy but safe Memorial weekend with no violent incidents at either Dania Pointe or the beach. He reported ongoing narcotics enforcement efforts resulting in multiple arrests, the seizure of illegal drugs, cash, and stolen firearms, and the filing of felony drug and firearm charges near the Happy Family area. Proactive enforcement efforts continue along South Federal Highway and at local motels. He highlighted arrests made at the Deluxe Inn and Chester Bird Park involving narcotics possession and outstanding warrants. He stated they will continue focusing on narcotics enforcement, quality-of-life concerns, and public safety throughout the community.

Fire Chief Pellecer was not present tonight.

Commissioner Rimoli thanked Broward Sheriff's Office for their hard work particularly when paramedics were called to his mother's home. He recognized Lieutenant Stephen Elliot, Firefighter Paramedic Jonathan Barger and Firefighter Paramedic Juan Pardo, noting they were absolutely amazing, professional and fast.

## 7. CITIZENS' COMMENTS

The following spoke under citizens' comments:

- Rigel Cabli - 2933 Lakeshore Dr.
- Robert Kirchgraber - 2725 Treasure Cove Cir.
- Shawn De Rosa – 408 SE 5<sup>th</sup> St. - distributed exhibits to the Commission

## 8. CONSENT AGENDA

**Commissioner Lewellen made a motion to approve the consent agenda minus 8.4. The motion was seconded by Commissioner Luis Rimoli which carried unanimously on voice vote.**

### 8.1 Minutes:

- April 28, 2026 City Commission Meeting
- May 12, 2026 City Commission Meeting

*Approved under consent agenda.*

### 8.2 Travel Requests: None.

### 8.3 RESOLUTION NO. 2026-\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE FIRST RENEWAL OF THE “COMMUNITY BUS TRANSPORTATION SERVICES” AGREEMENT WITH LIMOUSINES OF SOUTH FLORIDA, INC. (LSF); AND PROVIDING FOR CONFLICTS; FUTHER, PROVIDING FOR AN EFFECTIVE DATE. (Public Services)

*Approved under consent agenda.*

### 8.4 RESOLUTION NO. 2026-\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING MODIFICATION NO. 6 TO THE HAZARD MITIGATION GRANT PROGRAM (HMGP) AGREEMENT WITH THE FLORIDA DIVISION OF EMERGENCY MANAGEMENT (FDEM) FOR THE WASTEWATER LIFT STATIONS GENERATOR AND UTILITY MITIGATION PROJECT (LIFT STATIONS 1, 2, AND 3 - PROJECT NO. 4337-334-R; CONTRACT NO. H0423) IN THE TOTAL AMOUNT OF NINE MILLION SEVEN HUNDRED SEVENTY-FOUR THOUSAND FIVE HUNDRED NINETY-FIVE DOLLARS (\$9,774,595.00); PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE. (Public Services)

City Attorney Boutsis read the title of the resolution.

Vice Mayor Salvino inquired about seeing and approving this item previously.

Director of Public Services Fernando Rodriguez explained that this is one cohesive project to make the stations completely refurbished and add generators to them. The almost 9.8 million is to refurbish them fully with no match from the city. FEMA has identified additional funding for various projects and one of them is ours.



City Manager Sosa-Cruz explained that the applications came before the Commission for these lift stations when the city submitted for the grants. This is additional money that the city will be getting from FEMA. This will be covered 100% by FEMA.

**Vice Mayor Salvino made a motion to approve the item. The motion was seconded by Commissioner Lewellen which carried unanimously on voice vote.**

8.5 RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING MODIFICATION NO. 6 TO THE HAZARD MITIGATION GRANT PROGRAM (HMGP) FOR THE CITY HALL/EOC WIND RETROFIT AND GENERATOR PROJECT (PROJECT NO. 4337-203-R; CONTRACT NO. H0327) IN THE TOTAL AMOUNT OF TWO MILLION FOUR HUNDRED SIXTY-FIVE THOUSAND SIX HUNDRED THIRTY-SEVEN DOLLARS AND FIFTY CENTS (\$2,465,637.50); AGREEMENT WITH THE FLORIDA DIVISION OF EMERGENCY MANAGEMENT (FDEM) PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE. (Public Services)

*Approved under consent agenda.*

8.6 RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE A PIGGYBACK AGREEMENT UTILIZING THE OMNIA PARTNERS SOFTWARE & SAAS SOLUTIONS COOPERATIVE CONTRACT #159596 FOR PAY-BY-PHONE PARKING PAYMENT SERVICES WITH PAYBYPHONE US, INC.; AUTHORIZING EXPENDITURES IN EXCESS OF THE CITY'S PURCHASING THRESHOLD OF \$50,000.00; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (Community Development)

*Approved under consent agenda.*

8.7 RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING A FIRST AMENDMENT TO THE PROFESSIONAL DESIGN SERVICES AGREEMENT AWARDED VIA REQUEST FOR PROPOSALS ("RFP") NO. 25-014, ENTITLED "DESIGN SERVICES FOR CHESTER BYRD PARK IMPROVEMENT" WITH CALVIN, GIORDANO & ASSOCIATES, INC. TO EXTEND THE TERM OF THE AGREEMENT THROUGH APRIL 30, 2027 AND CLARIFY THE CONTINUATION OF SERVICES, PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (Parks & Recreation)

*Approved under consent agenda.*

8.8 RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE APPROPRIATION OF FUNDS FOR FISCAL YEAR 2025-2026, RELATING TO MID-YEAR BUDGET REVIEW BY CITY ADMINISTRATION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (Finance)

*Approved under consent agenda.*

8.9 RESOLUTION NO. 2026-\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING PURCHASES OF CCTV, VIDEO SURVEILLANCE, ACCESS CONTROL, NETWORKING, AND RELATED TECHNOLOGY EQUIPMENT, SOFTWARE, INFRASTRUCTURE, AND PROFESSIONAL SERVICES FROM ER TECH SYSTEMS GROUP INC. (D/B/A BROADCAST SYSTEMS), WITHOUT COMPETITIVE BIDDING AND WITHOUT ADVERTISEMENT FOR BIDS, UTILIZING GSA CONTRACT NO. GS-07F-173GA; AUTHORIZING PURCHASES EXCEEDING THE CITY'S ANNUAL VENDOR THRESHOLD OF \$50,000; AUTHORIZING CONTINUED PURCHASES IN SUBSEQUENT FISCAL YEARS WHILE THE GSA CONTRACT REMAINS VALID; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE. (Information Technology)

*Approved under consent agenda.*

8.10 RESOLUTION NO. 2026-\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING A GRANT AGREEMENT WITH THE FLORIDA DEPARTMENT OF MANAGEMENT SERVICES (DMS) UNDER THE LOCAL GOVERNMENT CYBERSECURITY PROGRAM; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (Information Technology)

*Approved under consent agenda.*

8.11 RESOLUTION NO. 2026-\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE FOURTH AMENDMENT TO THE EXISTING AGREEMENT WITH SAM'S LANDSCAPE MAINTENANCE, INC. FOR ADDITIONAL TREE TRIMMING SERVICES, INCLUDING HURRICANE PREPAREDNESS SERVICES AND UNFORESEEN SERVICES ON AN AS NEEDED BASIS; AUTHORIZING THE CITY MANAGER TO EXECUTE THE FOURTH AMENDMENT AND ANY NECESSARY DOCUMENTS; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE. (Public Services)

*Approved under consent agenda.*

## 9. BIDS AND REQUESTS FOR PROPOSALS

None.

## 10. QUASI-JUDICIAL HEARINGS

### 10.1 RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE PORT 1850 LLC SITE PLAN (SP-078-22) SUBMITTED BY THE OWNER, PORT 1850 LLC, FOR THE PROPERTY LOCATED AT 1850 NE 7 AVENUE IN THE CITY OF DANIA BEACH, FLORIDA; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE (Community Development)

*This item was taken after item 3.5 and was taken with item 10.2.*

City Attorney Boutsis read the title of the resolution. The applicants are requesting to continue the item.

Commissioner Luis Rimoli suggested continuing the item to August 25, 2026.

Attorney Edwin J. Stacker on behalf of the applicant has no objection to the continuance to June 23, 2026 but does not understand the rationale for a continuance to August.

Mayor Davis responded that she spoke to Ms. Williams and was informed that Attorney Jorgenson is not available for the June 23, 2026 date and as this is quasi-judicial it is important to have all parties with a vested interest present.

Attorney John Jorgenson on behalf of Dr. Missy Williams of the Dania Beach Vervet Project confirmed he is unavailable June 18<sup>th</sup> through June 29<sup>th</sup> and the last week of July and commented that he appreciates the accommodation of the Commission.

Mayor Davis opened the floor for public comments and being none, public comments was closed.

Vice Mayor Salvino is not in favor of moving the meeting to August 25, 2026.

Mayor Davis stated the EIR report is still outstanding from the County and City Attorney Boutsis clarified that she has contacted the county but has not heard back to determine if the report is ready.

Commissioner Ryan questioned City Attorney Boutsis regarding the ESL designation. City Attorney Boutsis responded that a previous request to change the property's land-use map was denied, but the county has since changed its review process. Under the new process, applicants no longer need to complete map amendments and environmental reviews at the same time. The EIR is still required and is reviewed separately by the county's environmental division. She notes that the applicant can move forward without waiting for the EIR decision, but if the

environmental review later results in changes that affect the project, the matter would need to return for further review.

Commissioner Ryan commented that he is in favor of delaying the meeting for those reasons.

**Commissioner Luis Rimoli made a motion to continue items 10.1 and 10.2 to the August 25, 2026 City Commission meeting. The motion was seconded by Mayor Davis which carried 3-2 on roll call vote with Commissioner Luis Rimoli, Commissioner Ryan, and Mayor Davis voting yes and Vice Mayor Salvino and Commissioner Lewellen voting no.**

#### 10.2 RESOLUTION NO. 2026-\_\_\_\_\_

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE “PORT 1850, LLC PLAT” (PL-029-24) SUBMITTED BY PORT 1850 LLC, FOR THE PROPERTY LOCATED AT 1850 NE 7 AVENUE, IN THE CITY OF DANIA BEACH, FLORIDA; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (Community Development)

*This item was taken and voted upon with item 10.1.*

### 11. FIRST READING ORDINANCES

#### 11.1 ORDINANCE NO. 2026-\_\_\_\_\_

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, RELATING TO ADVISORY BOARD ATTENDANCE, ALTERNATE BOARD MEMBERS AND ELIGIBILITY BY AMENDING THE FOLLOWING SECTIONS OF THE CITY CODE: (1) SECTION 811-130, ENTITLED “PUBLIC ART ADVISORY BOARD; (2) SECTIONS 2-120, ENTITLED (MARINE ADVISORY BOARD) “MEMBERS' COMPENSATION; TERM”, AND SECTION 2-121, ENTITLED (MARINE ADVISORY BOARD) “RULES OF PROCEDURE”; (3) SECTION 720-10, ENTITLED (PLANNING & ZONING BOARD) “CREATED; APPOINTMENT”; AND (4) ADVISORY BOARD RESOLUTIONS RELATING TO THE FOLLOWING BOARDS: PARKS, RECREATION AND COMMUNITY AFFAIRS ADVISORY BOARD; GREEN ADVISORY BOARD; EDUCATION ADVISORY BOARD; AND CHARTER REVIEW BOARD, IN ORDER TO MODIFY THE QUALIFICATIONS AND ATTENDANCE OF ADVISORY BOARD MEMBERS, AND TO PROVIDE FOR ADVISORY BOARD ALTERNATE MEMBERS WHEN NOT PREVIOUSLY PROVIDED; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. (Community Development)

City Attorney Boutsis read the title of the ordinance.

Planning and Zoning Manager Viviana introduced the item.

Mayor Davis agrees with the recommendation of staff but thinks it will be a smoother transition to begin with the new fiscal year to allow everyone to make arrangements that they may need.

Vice Mayor Salvino commented that there should be some parameters on what constitutes excused absences.

Mayor Davis opened the floor to public comments and the following spoke:

- Robert Kirchgraber - 2725 Treasure Cove Cir.
- Shawn DeRosa – 408 SE 5<sup>th</sup> St.

City Attorney Boutsis explained that the city cannot hold remote meetings but as long as a quorum is reached at the meeting location, a member may appear telephonically.

Commissioner Lewellen commented that physical quorums are a standard requirement and that consistent participation is essential. She stated that members who miss a significant number of meetings are not fulfilling their responsibilities and expressed hope that stricter attendance standards will encourage greater commitment and accountability among appointed board members.

Commissioner Luis Rimoli suggested having the advisory boards come to the Commission meetings to report on what they are doing or what they would like to do.

**Commissioner Lewellen made a motion to approve the item with the amendment that this begins in the new fiscal year. The motion was seconded by Vice Mayor Salvino which carried unanimously on voice vote.**

## **12. SECOND READING ORDINANCES**

None.

## **13. DISCUSSION AND POSSIBLE ACTION**

13.1 Sponsorship — Dania Elementary, 5th Grade Field Trip Shirts — Sponsored by Commissioner Rimoli

Commissioner Rimoli is requesting support of the sponsorship from each commissioner's personal contingency.

There was consensus from the commission.

13.2 Travel Policy Update — Sponsored by Commissioner Lewellen

Commissioner Lewellen introduced the item.

Mayor Davis feels that this should be discussed during the budget workshop.

Commissioner Lewellen noted she is bringing this specific one forward because it is a policy and not just part of the budget. It is smaller and a specific item that could be discussed and voted on now.

Vice Mayor Salvino commented that he sees both points but does not think the Commission should have unrestricted ability to attend conferences or events at public expense. He suggested establishing clearer limits and requiring advance selection and approval of trips.

Mayor Davis responded that it should be based on engagement and not necessarily how much everyone travels, it allows for flexibility and a shared allocation based on engagement, leadership and participation in these different organizations.

**Commissioner Luis Rimoli made a motion to pass item 13.2. The motion was seconded by Vice Mayor Salvino which carried 3-2 with Commissioner Lewellen, Commissioner Luis Rimoli, and Vice Mayor Salvino voting yes and Commissioner Ryan and Mayor Davis voting no.**

### 13.3 SpeakSphere 101 — Language Classes — Sponsored by Commissioner Lewellen

Deputy Director of Parks and Recreation Anthony Ifedi introduced the item.

There were discussions on the potential interest on the program and how the program would work.

Commissioner Lewellen and Commissioner Rimoli agreed to split the total amount, and each contributed \$1,200.00. There was consensus from the Commission to move forward with the item.

## 14. APPOINTMENTS

- Dania Beach Housing Authority — Mayor Davis

Mayor Davis had no appointment.

## 15. COMMISSION COMMENTS

### 15.1 Commissioner Lewellen

Commissioner Lewellen congratulated City Manager Sosa-Cruz and expressed confidence in his leadership. She reported on discussions at the Greater Fort Lauderdale Alliance midyear meeting regarding the future occupancy of local office properties affected by Spirit Airlines' bankruptcy, noting optimism about future tenants and continued economic activity. She recognized efforts to assist displaced workers, reflected on Memorial Day observances, and thanked veterans for their service. She suggested exploring promotional opportunities for the City's historic assets, including the Nyberg-Swanson House, to increase public awareness, support tourism, and highlight the value of historic preservation investments.

### 15.2 Commissioner Rimoli

Commissioner Rimoli congratulated Eleanor on her new position as Deputy City Manager and City Manager Sosa-Cruz on his new role and thanked them both for their dedication and hard work. He expressed appreciation to City staff and colleagues for their well wishes regarding his

mother, noting she is doing very well. He encouraged fellow Commissioners to share invitations to community events with the entire Commission to ensure all members have the opportunity to attend and participate when possible.

### 15.3 Commissioner Ryan

Commissioner Ryan thanked Broward Sheriff's Office Police and Fire for coming out and supporting the events at the American Legion for Memorial Day. He welcomed City Manager Sosa-Cruz and congratulated Eleanor on her new position as Deputy City Manager.

### 15.4 Vice-Mayor Salvino

Vice Mayor Salvino congratulated Eleanor on her new position noting she will make the city proud and do a great job. He congratulated City Manager Sosa-Cruz, commending his leadership, dedication, and behind-the-scenes contributions to the City, and noted that residents are fortunate to have him leading the city.

### 15.5 Mayor Davis

Mayor Davis apologized for missing the last meeting. She highlighted several community and educational events, including the Pearl Girls end-of-year celebration, thanking local educators, community partners, and the Historical Society for supporting youth development and civic education. She spoke about attending the Collins Elementary Awards ceremony, helping Dania Elementary with t-shirts, National Maritime Day observances, and Memorial Day activities and commended organizers and participants for their contributions to the community.

Mayor Davis congratulated City Manager Sosa-Cruz and Deputy City Manager Norena and expressed confidence in their leadership. She shared photos and a video from the community showing their appreciation for the City's Arbor Day tree giveaway, noting its positive impact on neighborhood beautification and community engagement.

## 16. ADJOURNMENT

Mayor Davis adjourned the meeting at 9:13 p.m.

ATTEST:

CITY OF DANIA BEACH

---

ELORA RIERA, MMC  
CITY CLERK

---

JOYCE L. DAVIS  
MAYOR

Approved:





## City of Dania Beach Public Services Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Candido Sosa-Crus, ICMA-CM, City Manager

**VIA:** Fernando J. Rodriguez, Public Services Director

Oscar Vasquez, MS, ENV SP, Public Services Director

**SUBJECT: CHANGE ORDER NO. 08 – SE DRAINAGE RETROFIT PROJECT PHASE 1**

---

**Request:**

Approval of Change Order No. 08 (CO 8) in the amount of \$677,686.86 for additional work associated with the SE Drainage Retrofit Project Phase 1.

**Background:**

During ongoing construction activities for the SE Drainage Retrofit Project Phase 1, the City, Engineer of Record (EOR), Construction Engineering and Inspection (CEI) team, and Contractor identified several field-condition adjustments, quantity overruns, operational modifications, utility coordination requirements, and constructability-related items necessary to complete the Project in accordance with the intended drainage performance and operational objectives of the approved Project scope.

The additional work included in this CO remains within the overall Project scope and supports completion of the approved drainage infrastructure and associated roadway improvements. The work generally consists of:

- Additional asphalt restoration and roadway resurfacing quantities
- Removal and modification of drainage structures
- Removal of existing pipe to facilitate new construction
- Pump station bypass improvements
- Additional roadway, sidewalk, paver, and driveway restoration
- Drainage structure modifications requested during construction
- Electrical duct bank and CT meter enclosure modifications required for FPL coordination

Certain operational modifications included in this CO were requested by the City's Operations



Department to improve system resiliency, emergency response capabilities, and operational continuity during severe rainfall and flooding events.

Specifically, a permanent bypass connection was added to the pump station to provide additional contingency capabilities during emergency conditions, including the ability to rapidly connect portable pumping equipment in the event of equipment malfunction, heavy rainfall events, or localized flooding conditions.

These work items represent field-condition and operational adjustments identified during construction and do not constitute a material expansion of the original Project scope. Instead, they are necessary to accommodate actual site conditions, utility conflicts, roadway profile adjustments, drainage system continuity, operational requirements, and utility coordination encountered during active construction operations.

Throughout construction, several bid items within the Contract experienced quantity underruns due to actual field conditions and final installed quantities differing from original estimated bid quantities. City staff, the EOR, and CEI consultant reviewed the Contract quantities and identified approximately \$1,032,562.47 in available underrun bid item balances that may be reallocated within the Contract to fund necessary additional work items associated with this CO.

Furthermore, additional work is necessary to complete the Project in accordance with the approved plans, maintain the intended level of drainage service, improve resiliency during storm events, avoid future operational deficiencies, and minimize impacts to residents and ongoing construction operations.

The costs associated with this Change Order were reviewed by the EOR, the City's CEI consultant, and City staff for reasonableness and consistency with contract pricing, field conditions, and industry standards. The scope and associated costs were further evaluated and negotiated to ensure alignment with Project requirements and available funding.

The Contractor reviewed the quantities, scope, and pricing associated with the CO; however, it declined to execute it unless additional contract time was included. The Contractor did confirm agreement with the quantities and costs associated with the CO. Accordingly, and pursuant to the applicable provisions of the Contract, the City is proceeding with unilateral execution of this CO to address the additional work and associated costs necessary for the timely completion of the Project. Any contract time extension, if determined as warranted, will be evaluated separately under an independent CO.

### **Budgetary Impact**

Funding for this Change Order will primarily be derived from available underrun bid items identified throughout the Project. Current underrun balances total approximately \$1,032,562.47 and exceed the value of the proposed CO. The total cost of this Change Order is \$677,686.86.

### **Recommendation**

City staff recommends approval of Change Order No. 08 and authorization to utilize available underrun bid item balances within the Contract to fund the additional work associated with this Change Order.

**CITY OF DANIA BEACH  
CHANGE ORDER**

Change Order No.: **08**

Date: **May 22<sup>nd</sup>, 2026**

Project: **SE DRAINAGE PHASE I**

Project No.: **DANI-017**

Contractor: **Ric-Man Construction Florida, Inc.**

**DESCRIPTION OF WORK:**

Following is the work included in this Change Order:

- 1- Removal of Drainage Structures
- 2- Modification of Structures
- 3- Pipe Removal
- 4- Pump Station Bypass
- 5- Pavers, Arch Concrete, Sidewalk, Asphalt Driveway Repairs
- 6- Asphalt on Swale Areas
- 7- Superpave Asphaltic Concrete, Traffic Level A
- 8- Utility Fitting, DI/CI, Furnish & Install Reducer 20-49.9"
- 9- Inlets, DT Bot, Type D < 10'
- 10- Pipe Culvert, Optional Material Round, 15" SD
- 11- Pipe Culvert, Optional Material Round, 24" SD
- 12- Regular Excavation
- 13- Utility Pipe PVC, Furnish and Install 12"
- 14- Driveways, Other (Gravel)
- 15- MOT
- 16- Changes JS-01
- 17- Change Inlets to Manholes
- 18- Driveways Impacted by Change in Roadway Profile
- 19- Electrical Ductbank, TC Meters Enclosure

**REASON:**

- 1- Removal of drainage structures to allow new construction.
- 2- Modification of several drainage structures to adjust to existing conditions.
- 3- Removal of existing drainage pipe to allow new construction.
- 4- A bypass was added to the pump station to allow the use of a portable in case of breakdown.
- 5- There is an overrun on the quantity of pavers, concrete and asphalt driveways repairs.
- 6- There is an overrun on the quantity of asphalt to be installed in swale areas.
- 7- Several street segments were added to the scope of work and the quantity of asphalt was increased.
- 8- There was not enough quantity of force main reducers in the contract.
- 9- There is an overrun on the Ditch Bottom Inlet, Type D<10.
- 10- There is an overrun on the 15" culvert pipe installed.
- 11- There is an overrun on the 24" culvert pipe installed.
- 12- The regular excavation item was increased due to the pipe segments added to the scope.

Continue on Page 2

**REASON: (Continuation)**

- 13- There is an overrun on the 15" culvert pipe installed.
- 14- There is an overrun on the quantity of gravel driveways.
- 15- There was not enough quantity of MOT days in the contract.
- 16- Some changes were introduced to the installation of junction structure JS-01.
- 17- The EOR requested changing two drainage structures from inlets to manholes.
- 18- Several driveways need reconstruction due to changes in the roadway profile.
- 19- The electrical ductbank was not included in the electrical pay items. The CT meters enclosure was requested by FPL.

**GRANTED TIME DUE TO DELAYS IN CRITICAL ACTIVITIES:** 0 Calendar Days

Note: The work included in this Change Order is concurrent with FPL delays. Any time extension required will be addressed in a separate Change Order related to the FPL delays.

**TOTAL COST OF WORK** \$677,686.86

Change Order 08 - Cost Breakdown

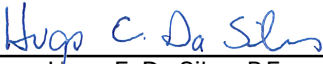
| Item | Description                                                | Qty.   | Unit | Unit Price   | Amount              |
|------|------------------------------------------------------------|--------|------|--------------|---------------------|
| 1    | Removal of Drainage Structures                             | 2      | EA   | \$3,000.00   | \$6,000.00          |
| 2    | Modification of Structures                                 | 11     | EA   | \$566.30     | \$6,229.30          |
| 3    | Pipe Removal                                               | 193    | LF   | \$77.00      | \$14,861.00         |
| 4    | Pump Station Bypass                                        | 1      | LS   | \$22,142.00  | \$22,142.00         |
| 5    | Pavers, Arch Concrete, Sidewalk, Asphalt Driveway Repairs  | 208    | SY   | \$218.00     | \$45,344.00         |
| 6    | Asphalt on Swale Areas                                     | 788    | SY   | \$165.00     | \$130,020.00        |
| 7    | Superpave Asphaltic Concrete, Traffic Level A              | 230    | TN   | \$220.00     | \$50,600.00         |
| 8    | Utility Fitting, DI/CI, Furnish & Install Reducer 20-49.9" | 6      | EA   | \$1,818.00   | \$10,908.00         |
| 9    | Inlets, DT Bot, Type D < 10'                               | 3      | EA   | \$15,656.00  | \$46,968.00         |
| 10   | Pipe Culvert, Optional Material Round, 15" SD              | 32.00  | LF   | \$212.00     | \$6,784.00          |
| 11   | Pipe Culvert, Optional Material Round, 24" SD              | 234.00 | LF   | \$345.00     | \$80,730.00         |
| 12   | Regular Excavation                                         | 206.00 | CY   | \$15.00      | \$3,090.00          |
| 13   | 12" PVC utility pipe                                       | 9.00   | LF   | \$330.00     | \$2,970.00          |
| 14   | Driveways, Other(Gravel)                                   | 99.00  | SY   | \$111.00     | \$10,989.00         |
| 15   | MOT                                                        | 1.00   | LS   | \$135,000.00 | \$135,000.00        |
| 16   | Changes JS-01                                              | 1.00   | LS   | \$19,886.00  | \$19,886.00         |
| 17   | Change Inlets to Manholes                                  | 1.00   | LS   | \$14,063.00  | \$14,063.00         |
| 18   | Driveways Impacted by Change in Roadway Profile            | 1.00   | LS   | \$31,864.07  | \$31,864.07         |
| 19   | Electrical Ductbank, TC Meters Enclosure                   | 1.00   | LS   | \$39,238.49  | \$39,238.49         |
|      |                                                            |        |      | <b>TOTAL</b> | <b>\$677,686.86</b> |

Requested by:

\_\_\_\_\_  
Tyson DiPetrillo  
Project Manager – Ric Man Construction, Inc.

\_\_\_\_\_  
Date

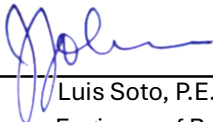
Recommended by:

\_\_\_\_\_  
  
Hugo E. Da Silva, P.E.  
Project Administrator - CEI

**5/27/2026**

\_\_\_\_\_  
Date

Concurrence:

\_\_\_\_\_  
  
Luis Soto, P.E. on behalf of Luis Soto  
Engineer of Record - WSP, Inc.

**5/27/2026**

\_\_\_\_\_  
Date

|              |                                                               |            |
|--------------|---------------------------------------------------------------|------------|
| Approved by: | <i>Alvaro Cortes</i>                                          | 05/27/2026 |
|              | _____                                                         | _____      |
|              | Alvaro Cortes<br>Senior Project Manager - City of Dania Beach | Date       |

|              |                                         |       |
|--------------|-----------------------------------------|-------|
| Approved by: | _____                                   | _____ |
|              | Yeimi Guzman<br>Chief Financial Officer | Date  |

|              |                                                         |       |
|--------------|---------------------------------------------------------|-------|
| Approved by: | _____                                                   | _____ |
|              | Candido Sosa-Cruz<br>City Manager - City of Dania Beach | Date  |

**RESOLUTION NO. 2026-\_\_\_\_\_**

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE APPROVAL OF CHANGE ORDER NO. 08 RELATED TO THE SE DRAINAGE RETROFIT PROJECT WITH RIC-MAN CONSTRUCTION INC. FOR SIX HUNDRED SEVENTY-SEVEN THOUSAND SIX HUNDRED EIGHTY-SIX DOLLARS AND EIGHTY SIX CENTS (\$677,686.86); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, During ongoing construction activities for the SE Drainage Retrofit Project Phase 1, the City, Engineer of Record (EOR), Construction Engineering and Inspection (CEI) team, and Contractor identified several field-condition adjustments, quantity overruns, operational modifications, utility coordination requirements, and constructability-related items necessary to complete the project in accordance with the intended drainage performance objectives of the approved scope; and

**WHEREAS**, the additional work included in this CO remains within the overall Project scope and supports completion of the approved drainage infrastructure and associated roadway improvements, and includes removal and modification of drainage structures; pump station bypass improvements; additional roadway, sidewalk, paver, and driveway restoration; additional drainage pipe and fittings required during construction; and

**WHEREAS**, Ric-Man Construction Inc. submitted Change Order No. 08, which is attached as Exhibit “A” and incorporated into this Resolution by this reference, in the total amount of \$677,686.86 to perform the aforementioned tasks among other modifications; and

**WHEREAS**, Change Order No. 08 will primarily be derived from available underrun bid items identified throughout the project, with current underrun balances totaling approximately \$1,032,562.47, which exceeds the value of the proposed change order; and

**WHEREAS**, the total cost of Change Order No. 08 is \$677,686.86, and the City Commission authorizes the utilization of available underrun bid item balances within the Contract to fund the additional work associated with this change order.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:**

**Section 1.** That the above “Whereas” clauses are ratified and confirmed, and they are made a part of and incorporated into this Resolution by this reference.

**Section 2.** That the City Commission hereby approves Change Order No. 08 with Ric-Man Construction Inc. for the total amount of Six Hundred Seventy-Seven Thousand Six Hundred Eighty Six Dollars and Eight Six Cents (\$677,686.86).

**Section 3.** That the City Commission authorizes the utilization of available underrun bid item balances within the contract to fund the additional work associated with change order No. 08.

**Section 4.** That current underrun bid item balances total approximately \$1,032,562.47 and exceed the value of Change Order No. 08 in the amount of \$677,686.86.

**Section 5.** That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

**Section 6.** That this Resolution shall be effective immediately upon adoption.

**PASSED AND ADOPTED** on \_\_\_\_\_, 2026.

Motion by \_\_\_\_\_, second by \_\_\_\_\_.

FINAL VOTE ON ADOPTION: Unanimous \_\_\_\_

Yes No

Commissioner Lori Lewellen \_\_\_\_\_

Commissioner Luis Rimoli \_\_\_\_\_

Commissioner Archibald J. Ryan IV \_\_\_\_\_

Vice Mayor Marco Salvino \_\_\_\_\_

Mayor Joyce L. Davis \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
ELORA RIERA, MMC  
CITY CLERK

\_\_\_\_\_  
JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

\_\_\_\_\_  
EVE A. BOUTSIS  
CITY ATTORNEY



## City of Dania Beach Finance Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Candido Sosa-Crus, ICMA-CM, City Manager

**VIA:** Darryl McFarlane, IT Division Director

**SUBJECT:** Selection of AMC Surveillance Cameras for CCTV Preventative Maintenance, Repair, and Installation Services

---

### **Request:**

The Information Technology Division requests approval to select AMC Surveillance Cameras as the top-ranked firm for Request for Proposals (RFP) No. 26-007, entitled "CCTV Preventative Maintenance, Repair, and Installation Services," and authorize staff to negotiate an agreement.

### **Background:**

The City issued a Request for Proposals (RFP) for CCTV Preventative Maintenance, Repair, and Installation Services to provide ongoing preventative maintenance, repair, and installation services for the City's surveillance camera infrastructure.

A total of seven (7) qualified submissions were received in response to the solicitation. All submissions were reviewed and evaluated by members of the selection committee in accordance with the evaluation criteria established in the RFP, which included Firm Qualifications, Approach, Price Proposal, and References.

Following the evaluation process, AMC Surveillance Cameras received the highest overall score and was determined to provide the best overall value to the City. The anticipated agreement is expected to provide for an initial three (3) year term with two (2) one-year renewal options, subject to successful negotiations and future Commission approval.

### **Budgetary Impact**

Funding for these services is available within the City's Information Technology Fund from multiple accounts, primarily 507-17-04-516-46-10 - Repair & Maintenance Services Equipment and 507-17-04-516-34-10 - Contractual Services General. Any future agreement will be subject to annual budget appropriations. If the negotiated agreement remains below \$50,000 annually, it may be administratively approved in accordance with the City's purchasing policies. Should the negotiated agreement exceed \$50,000 annually, it will be presented to the City Commission for approval.

### **Recommendation**



Approve the selection of AMC Surveillance Cameras as the top-ranked firm for RFP No. 26-007 and authorize staff to negotiate an agreement for CCTV Preventative Maintenance, Repair, and Installation Services for administrative review and approval as the services are valued at less than \$50,000.00, per year.



City of Dania Beach  
Procurement

100 W. Dania Beach Boulevard, Dania Beach, FL 33004

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

RESPONSE DEADLINE: May 11, 2026 at 10:00 am

Report Generated: Friday, May 29, 2026

## SOLICITATION OVERVIEW

|                     |                                                                                                                                                                                                                                                                                                                                                                                                       |
|---------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Project Title       | CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)                                                                                                                                                                                                                                                                                                           |
| Project ID          | 26-007                                                                                                                                                                                                                                                                                                                                                                                                |
| Project Type        | Request For Proposal                                                                                                                                                                                                                                                                                                                                                                                  |
| Release Date        | April 20, 2026                                                                                                                                                                                                                                                                                                                                                                                        |
| Due Date            | May 11, 2026                                                                                                                                                                                                                                                                                                                                                                                          |
| Procurement Agent   | Sasha Ramos                                                                                                                                                                                                                                                                                                                                                                                           |
| Evaluators          | Darryl McFarlane, Monica Terrazas, Adam Whitson                                                                                                                                                                                                                                                                                                                                                       |
| Project Description | The City of Dania Beach is soliciting proposals for 26-007 CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation). Proposals are to be submitted via <a href="https://procurement.opengov.com/portal/daniabeachfl">https://procurement.opengov.com/portal/daniabeachfl</a> . Proposals will be received before <a href="#">Monday, May 11, 2026 at 10:00 am.</a> |

1.

### NOTICE TO PROPOSERS

CITY OF DANIA BEACH, FLORIDA

REQUEST FOR PROPOSAL

"CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)"

26-007

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

NOTICE IS GIVEN that the City of Dania Beach, Florida (the “City” or “Owner”) will be accepting sealed Bids for “**CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation), 26-007**”.

Proposals will be accepted on the City's e-Procurement Portal at <https://procurement.opengov.com/portal/daniabeachfl> until Monday, May 11, 2026, at 10:00 am. Bids received after this time will be rejected.

All submissions will remain confidential and exempt from public record disclosure requirements until the response opening is conducted.

## PROJECT DOCUMENTS

Documents may be obtained from <https://procurement.opengov.com/portal/daniabeachfl/projects/244463>.

## PROPOSAL DOCUMENTS

Proposal must be submitted electronically on the City's e-Procurement Portal at <https://procurement.opengov.com/portal/daniabeachfl>, the City's designated electronic bidding system.

The City of Dania Beach reserves the right to reject any and all proposals, with or without cause, to waive any informality in a proposal, to terminate the process or re-advertise and solicit new or additional proposals, and to make awards in the best interest of the City.

Pursuant to Florida law, all Proposals are exempt from public records until thirty (30) days after opening, or award of proposal, whichever is sooner. In the event presentations are necessary, all non-presenting proposers will be required to exit the room during the presentations of each of the other proposers as portions of selection committee meetings at which presentations are made are exempt from Florida's public meeting laws.

**All Proposers are advised that the City has not authorized the use of the City seal or logo by individuals or entities responding to City bids.**

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

CITY OF DANIA BEACH, FLORIDA

Published on: Monday, April 20, 2026

## SELECTED VENDOR

### VENDOR RECOMMENDED BY THE EVALUATION PROCESS

| Vendor                                       | Location        |
|----------------------------------------------|-----------------|
| AMC Surveillance Camera and Electronics INC. | Dania Beach, FL |

## PROPOSALS RECEIVED

| Status    | Vendor                                       | Contact Info                                                   | Submission Date      |
|-----------|----------------------------------------------|----------------------------------------------------------------|----------------------|
| Submitted | AMC Surveillance Camera and Electronics INC. | Crady Baker<br>crady@securitystatewide.com<br>(954) 931-8815   | May 9, 2026 3:04 PM  |
| No Bid    | American Efficiency Services, LLC            | AES Portals User<br>aesportals@americanefficiency.com          | Apr 20, 2026 3:19 PM |
| Submitted | ER Tech Systems Group Inc                    | Nicholas Ehr<br>nick@broadcastsystemsinc.com<br>(561) 578-4964 | May 11, 2026 6:23 AM |
| No Bid    | Energy Air, Inc.                             | Katie Brooks<br>cmbids@energyair.com                           | Apr 20, 2026 3:06 PM |
| Submitted | GA Technical Services, Inc.                  | Frank Cervantes<br>bids@gatechservices.com<br>(909) 981-8600   | May 8, 2026 6:28 PM  |
| Submitted | MIAMI BUSINESS TELEPHONE CORP                | lilibeth collantes<br>lilibeth.collantes@gmail.com             | May 6, 2026 3:49 PM  |

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

| Status       | Vendor               | Contact Info                                                            | Submission Date      |
|--------------|----------------------|-------------------------------------------------------------------------|----------------------|
| Submitted    | One Touch Buildings  | Jessica Faye Marino<br>jmarino@berkeleybridgeadvisors.com               | May 11, 2026 9:53 AM |
| No Bid       | Patterson Veterinary | Gregory Pounds<br>pvs.orders.gov-<br>institute@pattersonvet.com         | Apr 21, 2026 7:55 AM |
| Submitted    | Quality Wiring Inc   | Antonio Matsuoka<br>sandra@qualitywiring.com<br>(305) 595-5691          | May 11, 2026 9:22 AM |
| No Bid       | TCS Group, Inc.      | Felix Flemons<br>fflemons@tcsgroup.net                                  | May 8, 2026 8:19 AM  |
| Submitted    | Unitec Inc.          | Brandon Escorcia<br>bescorcia@unitecus.com                              | May 11, 2026 9:07 AM |
| Disqualified | Visionary Systems    | Dallas Gambrell<br>dallas.gambrell@vs-av.com<br>(321) 966-4400 Ext: 701 | May 11, 2026 9:29 AM |

## QUESTIONS AND ANSWERS

### 1. No subject

*Apr 21, 2026 11:41 AM*

**Question:** After downloading PDF the CCTV Preventative Maintenance, Installation, & Network Cabling PDF document. So, can't open up document for reviewing material requirements. Please provide a PDF document that can be viewed. Thanks

*Apr 21, 2026 11:41 AM*

**Answered by Aisha Castleberry:** Please email the OpenGov support team at support@opengov.com to assist you with this issue.

*Apr 21, 2026 11:50 AM*

---

EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Page 4

## 2. Floor Plans/ Area Plans, Maintenance

*Apr 27, 2026 2:45 PM*

**Question:** Are we able to obtain area of floor plans for the various locations for the CCTV cameras. Is the maintenance for a 3 year term for the CCTV system to be quoted separately or determined at a future date.

*Apr 27, 2026 2:45 PM*

**Answered by Aisha Castleberry:** Please see addendum 1

*Apr 28, 2026 12:46 PM*

## 3. Working hours, Hilo Lifts cranes

*Apr 27, 2026 2:46 PM*

**Question:** What will be the working hours during installation phase. Will we require Hilo, Cranes of lifts.

*Apr 27, 2026 2:46 PM*

**Answered by Aisha Castleberry:** Please see addendum 1

*Apr 28, 2026 12:46 PM*

## 4. Pricing Form

*May 1, 2026 8:12 PM*

**Question:** In the Pricing Form, the second item asks for a “quarterly rate” but the “rate column” contains “per camera”, which one should be followed?

*May 1, 2026 8:12 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 5. Signatures

*May 1, 2026 8:12 PM*

**Question:** Are bidders allowed to use the Notarized Documents, Affidavits, Drug-Free Workplace Certification, and COI submitted to the first solicitation?

*May 1, 2026 8:12 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 6. Relevant Experience

*May 1, 2026 8:12 PM*

**Question:** In Tab 1. Relevant Experience of the Proposal Requirements, what specific details are required?

*May 1, 2026 8:12 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 7. past projects

*May 1, 2026 8:13 PM*

**Question:** Should the past projects from Tab 1. be different from the past projects in the Reference section?

*May 1, 2026 8:13 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 8. Manufacturer / Certification

*May 4, 2026 2:10 PM*

**Question:** Can you confirm if authorized reseller or certified installer status for Motorola Solutions/Avigilon Alta and Digital Watchdog is required?

*May 4, 2026 2:10 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 9. Certification vs Responsibility

*May 4, 2026 2:10 PM*

**Question:** If the Contractor is not an authorized reseller or certified installer for certain manufacturers (e.g., Avigilon Alta or Digital Watchdog), will this impact the Contractor's responsibility for system configuration, warranty compliance, or access to firmware and technical support?

*May 4, 2026 2:10 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 10. Responsiveness vs Manufacturer Restrictions

*May 4, 2026 2:11 PM*

**Question:** In the event that manufacturer restrictions limit access to configuration tools, firmware updates, or system-level troubleshooting, how will response and resolution time requirements be adjusted or evaluated?



## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

*May 4, 2026 2:11 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 11. Warranty Responsibility

*May 4, 2026 2:12 PM*

**Question:** Please confirm whether the Contractor is responsible for maintaining manufacturer warranty compliance when not an authorized reseller, or if the City will coordinate with authorized vendors for warranty-related work.

*May 4, 2026 2:12 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 12. Scope Limitation

*May 4, 2026 2:13 PM*

**Question:** Please confirm that the Contractor will not be held responsible for configuration, firmware, or backend system performance, as these are managed by the City's IT Division.

*May 4, 2026 2:13 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 13. Multi-Vendor Environment Responsibility

*May 4, 2026 2:14 PM*

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Page 8

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

**Question:** In a multi-manufacturer environment, how will responsibility be determined when issues involve interoperability between different camera systems and the City's VMS platform?

*May 4, 2026 2:14 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 14. Quantity / Work Volume

*May 4, 2026 2:15 PM*

**Question:** Can the City provide estimated annual service volume for maintenance, repairs, and installations?

*May 4, 2026 2:15 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 15. Cabling Scope Clarification

*May 4, 2026 2:15 PM*

**Question:** For network cabling services, can the City confirm typical installation environments (underground, aerial, building interiors) and whether permitting is required?

*May 4, 2026 2:15 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 16. Existing Infrastructure Condition

---

EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Page 9

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

*May 4, 2026 2:16 PM*

**Question:** Can the City provide information on the condition and age of existing cabling, cameras, and mounting infrastructure?

*May 4, 2026 2:16 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 17. On-Call / Emergency Service Expectations

*May 4, 2026 2:17 PM*

**Question:** Please confirm whether after-hours emergency response is included in the base scope or to be billed separately.

*May 4, 2026 2:17 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

## 18. Height of Cameras

*May 4, 2026 2:46 PM*

**Question:** What is the height of the tallest mounted camera that the city has installed?

*May 4, 2026 2:46 PM*

**Answered by Aisha Castleberry:** Please See Addendum 2

*May 5, 2026 2:52 PM*

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## ADDENDA & NOTICES

### ADDENDA ISSUED:

#### **Addendum #1**

*Apr 28, 2026 12:46 PM*

Addendum 1 - Question and Answer

*Attachments:*

· [Addendum 1 -Q and A](#)

#### **Addendum #2**

*May 5, 2026 2:52 PM*

Addendum 2 Material Change and Q & A Response

*Attachments:*

· [Addendum 2 -Q and A](#)

#### **Addendum #3**

*May 5, 2026 2:55 PM*

Please use the [See What Changed](#) link to view all the changes made by this addendum.

### ADDENDA ACKNOWLEDGEMENTS:

#### **1. Addendum #1**

| Proposal                                     | Confirmed | Confirmed At         | Confirmed By       |
|----------------------------------------------|-----------|----------------------|--------------------|
| MIAMI BUSINESS TELEPHONE CORP                | X         | May 6, 2026 1:33 PM  | lilibeth collantes |
| GA Technical Services, Inc.                  | X         | May 8, 2026 3:52 PM  | Frank Cervantes    |
| AMC Surveillance Camera and Electronics INC. | X         | May 6, 2026 4:27 PM  | Crady Baker        |
| ER Tech Systems Group Inc                    | X         | May 11, 2026 4:13 AM | Nicholas Ehr       |
| Unitec Inc.                                  | X         | May 8, 2026 12:58 PM | Leslie Gonzalez    |

## EXECUTIVE SUMMARY

RFP No. 26-007

### CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

|                     |   |                      |                     |
|---------------------|---|----------------------|---------------------|
| Quality Wiring Inc  | X | May 10, 2026 3:32 PM | Sandra Matsuoka     |
| One Touch Buildings | X | May 1, 2026 8:15 PM  | Jessica Faye Marino |

## 2. Addendum #2

| Proposal                                     | Confirmed | Confirmed At         | Confirmed By        |
|----------------------------------------------|-----------|----------------------|---------------------|
| MIAMI BUSINESS TELEPHONE CORP                | X         | May 6, 2026 1:33 PM  | lilibeth collantes  |
| GA Technical Services, Inc.                  | X         | May 8, 2026 3:52 PM  | Frank Cervantes     |
| AMC Surveillance Camera and Electronics INC. | X         | May 6, 2026 4:27 PM  | Crady Baker         |
| ER Tech Systems Group Inc                    | X         | May 11, 2026 4:13 AM | Nicholas Ehr        |
| Unitec Inc.                                  | X         | May 8, 2026 12:58 PM | Leslie Gonzalez     |
| Quality Wiring Inc                           | X         | May 10, 2026 3:32 PM | Sandra Matsuoka     |
| One Touch Buildings                          | X         | May 6, 2026 10:13 AM | Jessica Faye Marino |

## 3. Addendum #3

| Proposal                                     | Confirmed | Confirmed At         | Confirmed By        |
|----------------------------------------------|-----------|----------------------|---------------------|
| MIAMI BUSINESS TELEPHONE CORP                | X         | May 6, 2026 1:33 PM  | lilibeth collantes  |
| GA Technical Services, Inc.                  | X         | May 8, 2026 3:52 PM  | Frank Cervantes     |
| AMC Surveillance Camera and Electronics INC. | X         | May 6, 2026 4:27 PM  | Crady Baker         |
| ER Tech Systems Group Inc                    | X         | May 11, 2026 4:13 AM | Nicholas Ehr        |
| Unitec Inc.                                  | X         | May 8, 2026 12:58 PM | Leslie Gonzalez     |
| Quality Wiring Inc                           | X         | May 10, 2026 3:32 PM | Sandra Matsuoka     |
| One Touch Buildings                          | X         | May 6, 2026 10:13 AM | Jessica Faye Marino |

NOTICES ISSUED:

---

EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Page 12

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

### Notice #1

May 29, 2026 12:34 PM

Attachments:

· [Notice of Intent to Award](#)

## EVALUATION

### PHASE 1

#### EVALUATORS

| Name             | Title                | Agreement Accepted On |
|------------------|----------------------|-----------------------|
| Darryl McFarlane | IT Division Director | May 11, 2026 10:03 AM |
| Monica Terrazas  | IS Senior Manager    | May 27, 2026 8:51 PM  |
| Adam Whitson     | System Administrator | May 27, 2026 11:53 AM |

#### EVALUATION CRITERIA

| Criteria            | Scoring Method | Weight (Points)   |
|---------------------|----------------|-------------------|
| Firm Qualifications | Points Based   | 30 (30% of Total) |

Description:

Experience in field, workload of current projects.

| Criteria | Scoring Method | Weight (Points)   |
|----------|----------------|-------------------|
| Approach | Points Based   | 35 (35% of Total) |

Description:

Understanding the scope of work, ability to comply with the full scope of work, technical soundness of Proposal.

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

| Criteria       | Scoring Method | Weight (Points)   |
|----------------|----------------|-------------------|
| Price Proposal | Points Based   | 25 (25% of Total) |

Description:

Estimated total cost of project

| Criteria   | Scoring Method | Weight (Points)   |
|------------|----------------|-------------------|
| References | Points Based   | 10 (10% of Total) |

Description:

## AGGREGATE SCORES SUMMARY

| Vendor                                             | Darryl McFarlane | Monica Terrazas | Adam Whitson | Total Score<br>(Max Score 100) | Total Average Rank |
|----------------------------------------------------|------------------|-----------------|--------------|--------------------------------|--------------------|
| AMC Surveillance<br>Camera and Electronics<br>INC. | 91 (1)           | 100 (1)         | 88 (3)       | 93                             | 1.67               |
| Quality Wiring Inc                                 | 89 (2)           | 95 (4.5)        | 93 (1.5)     | 92.33                          | 2.67               |
| ER Tech Systems Group<br>Inc                       | 87 (3)           | 95 (4.5)        | 93 (1.5)     | 91.67                          | 3                  |
| Unitec Inc.                                        | 82 (4)           | 95 (4.5)        | 81 (4)       | 86                             | 4.17               |
| MIAMI BUSINESS<br>TELEPHONE CORP                   | 76 (6)           | 95 (4.5)        | 79 (5.5)     | 83.33                          | 5.33               |

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

| Vendor                      | Darryl McFarlane | Monica Terrazas | Adam Whitson | Total Score<br>(Max Score 100) | Total Average Rank |
|-----------------------------|------------------|-----------------|--------------|--------------------------------|--------------------|
| GA Technical Services, Inc. | 80 (5)           | 90 (7)          | 79 (5.5)     | <b>83</b>                      | <b>5.83</b>        |
| One Touch Buildings         | 71 (7)           | 96 (2)          | 76 (7)       | <b>81</b>                      | <b>5.33</b>        |

## VENDOR SCORES BY EVALUATION CRITERIA

| Vendor                                       | Firm Qualifications<br>Points Based<br>30 Points (30%) | Approach<br>Points Based<br>35 Points (35%) | Price Proposal<br>Points Based<br>25 Points (25%) | References<br>Points Based<br>10 Points (10%) | Total Score<br>(Max Score 100) |
|----------------------------------------------|--------------------------------------------------------|---------------------------------------------|---------------------------------------------------|-----------------------------------------------|--------------------------------|
| AMC Surveillance Camera and Electronics INC. | 27.3                                                   | 32.7                                        | 24.7                                              | 8.3                                           | <b>93</b>                      |
| Quality Wiring Inc                           | 29.3                                                   | 33.3                                        | 20                                                | 9.7                                           | <b>92.33</b>                   |
| ER Tech Systems Group Inc                    | 29.3                                                   | 34.3                                        | 18.3                                              | 9.7                                           | <b>91.67</b>                   |
| Unitec Inc.                                  | 25                                                     | 30                                          | 22.7                                              | 8.3                                           | <b>86</b>                      |
| MIAMI BUSINESS TELEPHONE CORP                | 26.7                                                   | 29                                          | 18.7                                              | 9                                             | <b>83.33</b>                   |
| GA Technical Services, Inc.                  | 26                                                     | 27.7                                        | 21.3                                              | 8                                             | <b>83</b>                      |
| One Touch Buildings                          | 25.7                                                   | 29                                          | 19                                                | 7.3                                           | <b>81</b>                      |



**INDIVIDUAL PROPOSAL SCORES****AMC Surveillance Camera and Electronics INC.****Firm Qualifications | Points Based | 30 Points (30%)**

Darryl McFarlane: 27

Adequate experience and capability to perform recurring CCTV preventative maintenance services.

Monica Terrazas: 30

AMC has worked closely with the City for more than 12 years, consistently demonstrating a strong understanding of our infrastructure, operational needs, and long-term objectives. Over this period, they have shown a clear commitment to supporting our organization and adapting to evolving requirements. Their extensive experience includes CCTV preventive maintenance, system installations, and a wide range of network services. In addition, AMC's familiarity with our environment allows them to troubleshoot issues efficiently, anticipate potential challenges, and provide solutions that align with the City's standards and expectations.

Adam Whitson: 25

Vast historical list of projects and interworking of the city.

**Approach | Points Based | 35 Points (35%)**

Darryl McFarlane: 31

Proposal demonstrated a detailed understanding of ongoing maintenance and support requirements.

Monica Terrazas: 35

Throughout their engagement with the City, AMC has demonstrated the ability to coordinate effectively with internal departments, adhere to timelines, and follow established technical and security protocols. Their familiarity with City standards—including system compatibility expectations, network configurations, and physical security requirements—positions them to deliver solutions that are both technically compliant and operationally reliable. Additionally, their responsiveness and history of issue resolution illustrate their capacity to manage workloads, support ongoing operations, and provide scalable services when new technologies or expanded system needs arise.

Adam Whitson: 32

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

Focused on these exact projects and maintenance for a very long time

### Price Proposal | Points Based | 25 Points (25%)

Darryl McFarlane: 25

Provided the most cost-effective pricing for anticipated recurring preventative maintenance services.

Monica Terrazas: 25

Overall, the pricing structure is transparent, workload-driven, and consistent with industry standards for maintenance and technical support. - After-hours pricing is same price as per hour, which offers a much better structure for the city to manage.

Adam Whitson: 24

Seems to have reasonable rates except for the minimum 4 hour per incident rate.

### References | Points Based | 10 Points (10%)

Darryl McFarlane: 8

References and supporting documentation demonstrated satisfactory experience

Monica Terrazas: 10

The references highlight AMC's ability to manage complex maintenance needs, respond promptly to service requests, and deliver technically sound solutions in diverse operational environments. Their documented history of meeting deadlines, maintaining clear communication, and supporting multi-site systems reinforces their credibility.

Adam Whitson: 7

Has some references but doesn't appear to have too many from vastly different areas of the county or state.

## ER Tech Systems Group Inc

### Firm Qualifications | Points Based | 30 Points (30%)

Darryl McFarlane: 30

Extensive experience with municipal CCTV and public safety technology systems.

---

EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Page 17

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

### Monica Terrazas: 30

ER Tech Systems Group, Inc., doing business as Broadcast Systems, was established in 2010 and brings solid experience in audio-visual, security, and technology integration projects. Their background reflects a steady workload supporting diverse and technically demanding systems across multiple clients. Broadcast Systems recognizes that the City will rely on their expertise for ongoing lifecycle planning, including guidance on camera replacement schedules, infrastructure upgrades, grounding improvements, surge protection installations, and overall system reliability enhancements. Their experience positions them well to manage these responsibilities effectively.

### Adam Whitson: 28

Highly qualified with extensive multiple city references. Org chart indicates a well-structured company.

## Approach | Points Based | 35 Points (35%)

### Darryl McFarlane: 35

Proposal demonstrated a high level of technical understanding and operational capability

### Monica Terrazas: 35

Broadcast Systems demonstrates a clear and comprehensive understanding of the City's operational, technical, and infrastructure requirements. Their proposal outlines full-scope support, including camera alignment, configuration updates, documentation, system expansions, conduit work, structured cabling, and turnkey deployments. They show the ability to comply with all service, documentation, certification, and response-time standards. Their experience, workload capacity, and adherence to industry and NFPA standards underscore the technical soundness of their approach and their readiness to support ongoing Citywide system needs.

### Adam Whitson: 33

Vast experience in the industry, many completed and ongoing projects for many cities and large projects. Has large enough team and organization to grow the team.

## Price Proposal | Points Based | 25 Points (25%)

### Darryl McFarlane: 12

Pricing was higher compared to other qualified proposers.

### Monica Terrazas: 20

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

The price proposal outlines key cost components, including a labor estimate of \$20,000, an equipment rental markup of \$11,500, and two additional 15% markups, each totaling \$5,750 for equipment and subcontractor-related services. Camera cleaning is priced at \$10 per camera when 200 units are serviced. The proposal reflects labor, equipment usage, markups, and camera-related service costs. - The fact that there are variables of labor rates based on the technician class and complexity is a big problem because we need to have a set price to understand our budget.

Adam Whitson: 23

Seems reasonable.

### References | Points Based | 10 Points (10%)

Darryl McFarlane: 10

Strong references for large-scale municipal and public safety projects.

Monica Terrazas: 10

The references in the proposal consistently highlight Broadcast Systems as a dependable, technically proficient, and professional vendor. Agencies including Broward County, Boynton Beach, Fort Lauderdale, and Deerfield Beach report high satisfaction across maintenance, responsiveness, communication, and timely completion of work. Commenters note excellent customer service, clean job sites, knowledgeable staff, and consistent crew assignments. All surveyed agencies indicated they would use Broadcast Systems again, demonstrating strong performance and reliable service delivery.

Adam Whitson: 9

Strong references from all over including a high contractor score, many certifications and references all over.

### GA Technical Services, Inc.

#### Firm Qualifications | Points Based | 30 Points (30%)

Darryl McFarlane: 24

Relevant low-voltage and structured cabling experience for public-sector clients

Monica Terrazas: 30

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

GA Technical Services, Inc. brings over 20 years of experience delivering low-voltage, fiber optic, structured cabling, and CCTV/security system projects for public agencies, school districts, municipalities, and law enforcement facilities. Their portfolio includes large-scale data center builds, district-wide cabling upgrades, and extensive CCTV installations across California and Florida. Current workloads span multi-site educational and government facilities, demonstrating capability to manage complex, concurrent projects with certified technicians, in-house equipment, and strong adherence to schedules and industry standards.

Adam Whitson: 24

Lot of experience in CA but unable to verify enough in FL

### Approach | Points Based | 35 Points (35%)

Darryl McFarlane: 26

Proposal demonstrated general understanding of the requested services.

Monica Terrazas: 30

GA Technical Services, Inc. demonstrates a strong understanding of the scope of work through its extensive experience delivering structured cabling, fiber optics, CCTV, and telecommunications systems for public agencies and municipal environments. Their proven ability to comply with full project requirements is supported by licensed in-house technicians, certified testing equipment, and adherence to NEC and industry standards. The proposal is technically sound, backed by the successful execution of large, multi-site government projects requiring strict scheduling, security protocols, and continuity of operations.

Adam Whitson: 27

Seems a bit weak in the understanding of the maintenance and full project scope.

### Price Proposal | Points Based | 25 Points (25%)

Darryl McFarlane: 22

Competitive pricing for labor and maintenance services.

Monica Terrazas: 20

The pricing form outlines an estimated project cost built from several components, including \$10,576 for 200 hours of hourly security and cabling work and \$13,970 for quarterly maintenance of 200 CCTV cameras. Material markups include 12% on \$10,000 of parts

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

(\$11,200 total), 12% on \$5,000 of rental equipment (\$5,600 total), and 8% on \$5,000 of subcontractor costs (\$5,400 total). After-hours emergency work is priced at \$96.66 per hour, forming a comprehensive cost structure. - High on the after-hours cost.

Adam Whitson: 22

Seems to be average pricing.

### References | Points Based | 10 Points (10%)

Darryl McFarlane: 8

References demonstrated experience with similar infrastructure projects.

Monica Terrazas: 10

The firm provides strong references across diverse low-voltage and CCTV projects. Completed work includes OFCI camera installation for Orange Unified School District valued at \$268,438; low-voltage and Axis CCTV installation for the DMV in Port Hueneme at \$37,943.84; district-wide installation of 96 cameras for Chaffey Joint Union High School District at \$59,840.48; structured cabling for Stanislaus County at \$291,366; and ENS/ONSSI CCTV installation for the CHP Ventura Office at \$32,304.23, all completed at 100% with verified client contacts.

Adam Whitson: 6

Weak on local vendor and local municipal references.

## MIAMI BUSINESS TELEPHONE CORP

### Firm Qualifications | Points Based | 30 Points (30%)

Darryl McFarlane: 26

Demonstrated extensive experience supporting public-sector and government low-voltage infrastructure projects.

Monica Terrazas: 30

Miami Business Telephones Corp., licensed in Florida as a Limited Energy Systems Specialist, brings over 38 years of experience in low-voltage, structured cabling, fiber optics, security systems, and CCTV installations. Their project history shows extensive ongoing work across major agencies, including Miami-Dade Public Schools, the Port of Miami, U.S. Southern Command, Florida DOT,

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

Homestead Air Reserve Base, and multiple courthouse and law-enforcement facilities, many of which have been supported continuously for decades. MBT consistently completes projects with 100% in-house forces, demonstrating strong workload capacity and proven performance.

Adam Whitson: 24

Gov contracts some municipal contracts. Did not see extensive CCTV specific mostly wiring.

### Approach | Points Based | 35 Points (35%)

Darryl McFarlane: 26

Proposal demonstrated understanding of low-voltage, CCTV, and telecommunications support services.

Monica Terrazas: 35

Miami Business Telephones Corp. demonstrates a strong understanding of the scope of work through decades of experience delivering structured cabling, fiber optics, CCTV, security systems, and telecommunications projects across major government, military, transportation, and educational facilities. Their ability to comply with the full scope is supported by state licensing as a Limited Energy Systems Specialist and multiple SBE certifications. With 100% in-house certified technicians and a proven track record of large, complex, multi-year projects, MBT's proposal is technically sound and operationally reliable.

Adam Whitson: 26

Light in the CCTV realm and did not see relevant ongoing maintenance specific contracts.

### Price Proposal | Points Based | 25 Points (25%)

Darryl McFarlane: 15

Pricing was less competitive compared to several other qualified proposers.

Monica Terrazas: 20

The MBT price proposal includes \$13,000 for 200 hours of security systems and cabling work and \$17,000 for quarterly maintenance of 200 CCTV cameras. Material markups are applied at 9% for parts on a \$10,000 allowance (\$900), 9% for rental equipment on \$5,000 (\$450), and 9% for subcontractors on \$5,000 (\$450). After-hours emergency work is billed at \$125 per hour. The pricing structure outlines labor, maintenance, material markups, and emergency response costs. - Pricing was on the high side, but the markup was lower than most vendors.

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

Adam Whitson: 21

Seems to be standard pricing slightly high and one mistake calculation in the first line.

### References | Points Based | 10 Points (10%)

Darryl McFarlane: 9

Strong government and public-sector references for similar infrastructure and security projects.

Monica Terrazas: 10

Miami Business Telephones Corp. provides strong references demonstrating long-term, reliable performance across federal, educational, military, and transportation environments. Work includes ongoing cabling and Wi-Fi upgrades for the U.S. District Courthouse (over \$170K), more than \$600K in fiber and copper installations for Miami-Dade County Public Schools, a \$150K fiber-optic perimeter security project for U.S. Southern Command, a \$229K full OSP/ISP infrastructure deployment at Homestead Air Reserve Base, and an \$89K CAT6 and CCTV installation for Florida DOT, all completed successfully.

Adam Whitson: 8

Decent references however felt a bit on the light side for municipals.

### One Touch Buildings

#### Firm Qualifications | Points Based | 30 Points (30%)

Darryl McFarlane: 23

Relevant CCTV and low-voltage installation experience.

Monica Terrazas: 28

One Touch Buildings Corp. brings over 15 years of combined industry experience in CCTV, structured cabling, fiber backbone deployments, access control, and electrical/low-voltage contracting. Their workload includes large, ongoing projects such as the \$400K+ Bradford Marine multi-facility surveillance deployment, campus-wide security installations, enterprise network infrastructure builds, and long-term maintenance engagements like Strike Marine Salvage. Their portfolio demonstrates capacity for multi-site, high-volume, and phased projects, supported by certified electrical and low-voltage professionals who deliver continuous service and scalable infrastructure solutions. - Not as much experience.

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)



## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

Adam Whitson: 26

Seems to have experience however I was unclear of the company organization.

### Approach | Points Based | 35 Points (35%)

Darryl McFarlane: 25

Proposal demonstrated understanding of the requested scope of services.

Monica Terrazas: 35

One Touch Buildings demonstrates a clear understanding of the scope through its experience with CCTV maintenance, large-scale camera deployments, structured cabling, fiber backbone installations, and multi-site municipal-style environments. The firm shows strong ability to comply with the full scope by employing licensed electrical and low-voltage professionals and executing complex, phased projects such as Bradford Marine and multi-building campuses. The proposal is technically sound, supported by certified technicians, manufacturer authorizations, detailed methodologies, and successful delivery of comparable surveillance and infrastructure projects.

Adam Whitson: 27

Understands some of the scope of work however ongoing maintenance plan is not clear.

### Price Proposal | Points Based | 25 Points (25%)

Darryl McFarlane: 16

Pricing was higher than several competing proposers.

Monica Terrazas: 23

The pricing form outlines estimated costs for CCTV maintenance and cabling services, including \$23,000 for 200 hours of security and cabling work and \$5,800 for quarterly maintenance of 200 cameras. Material, rental equipment, and subcontractor markups are each set at the maximum 15%, resulting in totals of \$5,750, \$5,750, and \$11,500 respectively. After-hours emergency work is billed at \$115 per hour, creating a comprehensive cost model for labor, maintenance, and materials.

Adam Whitson: 18

Pricing seems a bit higher than standard.

---

## EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

**References | Points Based | 10 Points (10%)****Darryl McFarlane: 7**

References demonstrated experience with similar infrastructure projects.

**Monica Terrazas: 10**

The references demonstrate One Touch Buildings Corp.'s successful delivery of large-scale surveillance, structured cabling, and infrastructure projects across diverse environments. Bradford Marine highlights a 150-camera, multi-acre marina deployment; St. Anthony Catholic School references a full campus surveillance and access-control installation; GQG Global Partners confirms extensive CAT6 data infrastructure work; Strike Marine Salvage cites ongoing maintenance and upgrades; and 1100 Powerline documents multi-phase camera system installation and modernization. Collectively, these references show strong technical capability and reliable performance.

**Adam Whitson: 5**

Insufficient references and time and also subcontracting work.

**Quality Wiring Inc****Firm Qualifications | Points Based | 30 Points (30%)****Darryl McFarlane: 29**

Extensive municipal low-voltage and CCTV experience with strong organizational resources.

**Monica Terrazas: 30**

Quality Wiring brings over 40 years of experience delivering low-voltage infrastructure, structured cabling, CCTV systems, wireless broadband, and telephone systems across South Florida. Their current workload includes large, multi-site public-sector contracts such as Broward County's sole countywide inside-cabling contract, Miami-Dade County's CCTV portfolio, City of Miami municipal park surveillance, and a half-million-dollar structured-cabling/CCTV deployment for the City of Doral. With 20+ technicians, multiple project managers, and ongoing countywide engagements, the firm demonstrates strong capacity for complex, high-volume, multi-facility projects.

**Adam Whitson: 29**

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

Extensive experience and references with a lot of CCTV experience as well as structured wiring.

### Approach | Points Based | 35 Points (35%)

Darryl McFarlane: 32

Proposal demonstrated a strong understanding of the scope and municipal operational requirements.

Monica Terrazas: 35

Quality Wiring demonstrates a clear understanding of the scope through extensive experience delivering multi-site CCTV maintenance, structured cabling, fiber backbone installations, and on-demand service across large municipal portfolios. Their ability to comply is supported by being Broward County's sole countywide low-voltage contractor, extensive municipal contracts, certified technicians, and a 20+ in-house workforce capable of meeting strict response-time SLAs. The proposal is technically sound, backed by BICSI-certified staff, manufacturer authorizations (Axis Gold, Avigilon, DW), and proven execution of complex indoor/outdoor CCTV projects.

Adam Whitson: 33

Large municipal projects completed, workforce very explicit well documented and organized. Technical aspects very well described.

### Price Proposal | Points Based | 25 Points (25%)

Darryl McFarlane: 18

Competitive and realistic pricing structure for labor and maintenance services.

Monica Terrazas: 20

Quality Wiring's price proposal includes \$13,000 for 200 hours of security systems and cabling work at \$65/hour, and \$9,000 for quarterly preventative and corrective maintenance of 200 cameras at \$45 per camera. Material, rental equipment, and subcontractor markups are each set at 11%, generating totals of \$11,100, \$5,550, and \$5,550, respectively. After-hours emergency service is billed at \$95 per hour. Overall, the proposal provides a structured cost model covering labor, maintenance, and materials.

Adam Whitson: 22

Based on the experience and workforce seems like good pricing as good or better than standard.

### References | Points Based | 10 Points (10%)

---

EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Page 26

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

Darryl McFarlane: 10

Strong municipal and public-sector references for similar services.

Monica Terrazas: 10

Quality Wiring's references demonstrate extensive experience delivering large, multi-site, public-sector CCTV and low-voltage infrastructure projects. Broward County cites them as the sole countywide contractor for 150+ facilities and the Fort Lauderdale-Hollywood International Airport, covering structured cabling, fiber, and IP camera systems. Additional references include the City of Doral's half-million-dollar park surveillance project, Miami-Dade County's countywide CCTV program, the City of Miami's multi-year municipal CCTV contract, and M-DCPS structured cabling deployments, confirming strong technical capacity and consistent performance.

Adam Whitson: 9

Very good references from manufacturers, partners and clients.

### Unitec Inc.

#### Firm Qualifications | Points Based | 30 Points (30%)

Darryl McFarlane: 25

Relevant experience with CCTV, structured cabling, and public infrastructure projects.

Monica Terrazas: 25

Unitec Inc. brings over five years of direct CCTV installation and maintenance experience, supported by twenty-seven years of combined expertise in low-voltage systems, structured cabling, fiber optics, and network communications. Their workload includes major public-sector and transportation projects such as FDOT's multi-county ITS CCTV Replacement Zones I & II, Riviera Beach's public Wi-Fi infrastructure, commercial surveillance upgrades, and municipal fiber installations. These engagements demonstrate a strong capacity for multi-site, indoor/outdoor, and technology-critical environments that require ongoing maintenance and rapid field response. Missing experience in CCTV.

Adam Whitson: 25

Decent amount of experience and history.

## EXECUTIVE SUMMARY

RFP No. 26-007

CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

---

### Approach | Points Based | 35 Points (35%)

Darryl McFarlane: 28

Proposal demonstrated understanding of installation and maintenance requirements.

Monica Terrazas: 35

Unitec Inc. demonstrates a strong understanding of the scope through extensive experience installing, maintaining, and troubleshooting CCTV systems, structured cabling, fiber infrastructure, and network-connected security devices for transportation, municipal, and commercial clients. Their ability to comply with the full scope is supported by work across multi-county FDOT ITS corridors, municipal Wi-Fi and CCTV systems, and commercial surveillance deployments requiring ongoing maintenance and rapid response. The proposal is technically sound, backed by demonstrated expertise in CAT6/CAT6A cabling, fiber splicing, outdoor infrastructure, cloud-managed CCTV systems, and compliance with FDOT, municipal, and industry standards.

Adam Whitson: 27

2 Large projects and 3 small projects but I did not see much definition of maintenance scope.

### Price Proposal | Points Based | 25 Points (25%)

Darryl McFarlane: 21

Pricing was reasonable and competitive overall.

Monica Terrazas: 25

The project's estimated cost includes hourly security systems and cabling work, quarterly CCTV maintenance for 200 cameras, and three categories of material markups: equipment, rental equipment, and subcontractors, each capped at 15%. Provided sample estimates list \$17,000 for hourly work, \$9,000 for camera maintenance, plus calculated markup totals of \$11,200, \$5,600, and \$5,600. After-hours emergency work is \$120.00 per hour.

Adam Whitson: 22

Slightly above standard prices.

### References | Points Based | 10 Points (10%)

Darryl McFarlane: 8

References demonstrated experience with similar infrastructure projects.

---

EXECUTIVE SUMMARY

Request For Proposal - CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation)

Monica Terrazas: 10

Unitec's references demonstrate successful delivery of CCTV, structured cabling, fiber, and wireless infrastructure projects across municipal, transportation, and commercial environments. FDOT cites their performance on multi-corridor ITS CCTV replacements; Riviera Beach confirms reliable Wi-Fi infrastructure installation and maintenance; Palm Beach County Schools verify large-scale CAT6A and fiber backbone deployments; Breezeline references commercial cloud-managed CCTV upgrades; and the City of Deltona notes successful multi-facility fiber-optic networking. All projects were completed at 100%, showing consistent technical quality and dependable execution.

Adam Whitson: 7

Some good references, smaller projects but don't see maintenance projects.



RFP 26-007 CCTV Preventative Maintenance, Installation, and Network Cabling Services (Re-Solicitation) ( Scoring)

Darryl McFarlane

|                                              | Firm<br>Qualifications<br>Point Based 30<br>points | Approach Point-Based<br>35 Points | Price Proposal Point<br>Based 25 Points | Reference<br>Point Based<br>10 Points | Total |
|----------------------------------------------|----------------------------------------------------|-----------------------------------|-----------------------------------------|---------------------------------------|-------|
| AMC Surveillance Camera and Electronics INC. | 27                                                 | 31                                | 25                                      | 8                                     | 91    |
| ER Tech Systems Group Inc                    | 30                                                 | 35                                | 12                                      | 10                                    | 87    |
| GA Technical Services, Inc.                  | 24                                                 | 26                                | 22                                      | 8                                     | 80    |
| MIAMI BUSINESS TELEPHONE CORP                | 26                                                 | 26                                | 15                                      | 9                                     | 76    |
| One Touch Buildings                          | 23                                                 | 25                                | 16                                      | 7                                     | 71    |
| Quality Wiring Inc                           | 29                                                 | 32                                | 18                                      | 10                                    | 89    |
| Unitec Inc.                                  | 25                                                 | 28                                | 21                                      | 8                                     | 82    |

Monica Terrazas

|                                              | Firm<br>Qualifications<br>Point Based<br>30 points | Approach Point-Based<br>35 Points | Price Proposal Point<br>Based 25 Points | Reference<br>Point Based<br>10 Points | Total |
|----------------------------------------------|----------------------------------------------------|-----------------------------------|-----------------------------------------|---------------------------------------|-------|
| AMC Surveillance Camera and Electronics INC. | 30                                                 | 35                                | 25                                      | 10                                    | 100   |
| ER Tech Systems Group Inc                    | 30                                                 | 35                                | 20                                      | 10                                    | 95    |
| GA Technical Services, Inc.                  | 30                                                 | 30                                | 20                                      | 10                                    | 90    |
| MIAMI BUSINESS TELEPHONE CORP                | 30                                                 | 35                                | 20                                      | 10                                    | 95    |
| One Touch Buildings                          | 28                                                 | 35                                | 23                                      | 10                                    | 96    |
| Quality Wiring Inc                           | 30                                                 | 35                                | 20                                      | 10                                    | 95    |
| Unitec Inc.                                  | 25                                                 | 35                                | 25                                      | 10                                    | 95    |

Adam Whitson

|                                              | Firm<br>Qualifications<br>Point Based<br>30 points | Approach Point-Based<br>35 Points | Price Proposal Point<br>Based 25 Points | Reference<br>Point Based<br>10 Points | Total |
|----------------------------------------------|----------------------------------------------------|-----------------------------------|-----------------------------------------|---------------------------------------|-------|
| AMC Surveillance Camera and Electronics INC. | 25                                                 | 32                                | 24                                      | 7                                     | 88    |
| ER Tech Systems Group Inc                    | 28                                                 | 33                                | 23                                      | 9                                     | 93    |
| GA Technical Services, Inc.                  | 24                                                 | 27                                | 22                                      | 6                                     | 79    |
| MIAMI BUSINESS TELEPHONE CORP                | 24                                                 | 26                                | 21                                      | 8                                     | 79    |
| One Touch Buildings                          | 26                                                 | 27                                | 18                                      | 5                                     | 76    |
| Quality Wiring Inc                           | 29                                                 | 33                                | 22                                      | 9                                     | 93    |
| Unitec Inc.                                  | 25                                                 | 27                                | 22                                      | 7                                     | 81    |

| Firm                                         | Final Score |
|----------------------------------------------|-------------|
| AMC Surveillance Camera and Electronics INC. | 279         |
| ER Tech Systems Group Inc                    | 275         |
| GA Technical Services, Inc.                  | 249         |
| MIAMI BUSINESS TELEPHONE CORP                | 250         |
| One Touch Buildings                          | 243         |
| Quality Wiring Inc                           | 277         |
| Unitec Inc.                                  | 258         |



# **CITY OF DANIA BEACH, FLORIDA**



---

## **CCTV PREVENTATIVE MAINTENANCE, INSTALLATION AND NETWORK CABLING SERVICES (RE-SOLICITATION)**

---

**CITY REQUEST FOR PROPOSAL (“RFP.”) NO. 26-007**

### **ADDENDUM 1**

**Prepared by:**

City of Dania Beach, Florida  
100 W. Dania Beach Boulevard  
Dania Beach, Florida 33004

**APRIL 28, 2026**

**CITY OF DANIA BEACH, FLORIDA**

**REQUEST FOR PROPOSALS  
“CCTV PREVENTATIVE MAINTENANCE, INSTALLATION AND NETWORK  
CABLING SERVICES (RE-SOLICITATION)”**

**RFP 26-007  
ADDENDUM 1**

**QUESTIONS AND ANSWERS**

1. After downloading the PDF, the CCTV Preventative Maintenance, Installation, & Network Cabling PDF document. So, can't open up the document for reviewing material requirements. Please provide a PDF document that can be viewed. **Please email the OpenGov support team at [support@opengov.com](mailto:support@opengov.com) to assist you with this issue.**
2. Are we able to obtain the area of floor plans for the various locations for the CCTV cameras? **No, but we have a scheduled site visit for any firm that wishes to participate.** Is the maintenance for a 3-year term for the CCTV system to be quoted separately or determined at a future date? **Maintenance of the CCTV system is part of this SOW.**
3. What will be the working hours during the installation phase? Will we require Hilo, cranes or lifts? **Typical working hours are 8 am - 5 pm M-F. It is possible to arrange for availability outside of those hours with prior approval. Some locations might require a lift. We highly recommend taking advantage of the scheduled on-site visit.**

# **CITY OF DANIA BEACH, FLORIDA**



---

## **CCTV PREVENTATIVE MAINTENANCE, INSTALLATION, AND NETWORK CABLING SERVICES (RE-SOLICITATION)**

---

**CITY REQUEST FOR PROPOSAL (“RFP.”) NO. 26-007**

### **ADDENDUM 2**

**Prepared by:**

City of Dania Beach, Florida  
100 W. Dania Beach Boulevard  
Dania Beach, Florida 33004

**May 5, 2026**

## CITY OF DANIA BEACH, FLORIDA

### REQUEST FOR PROPOSALS “CCTV PREVENTATIVE MAINTENANCE, INSTALLATION AND NETWORK CABLING SERVICES (RE-SOLICITATION)”

#### RFP 26-007 ADDENDUM 2

**TO ALL BIDDERS:** Please take note of the following revisions, additions, deletions, and clarifications related to this solicitation. In accordance with the contract documents, these changes shall become part of the solicitation and shall take precedence over any previously issued information or requirements

#### QUESTIONS AND ANSWERS

1. In the Pricing Form, the second item asks for a “quarterly rate” but the “rate column” contains “per camera”, which one should be followed? **The per-camera rate is just the average cost per camera for the quarterly rate. So, use the quarterly rate and just divide it by 200 to get the per-camera rate.**
2. Are bidders allowed to use the Notarized Documents, Affidavits, Drug-Free Workplace Certification, and COI submitted to the first solicitation? **No**
3. In Tab 1. Relevant Experience of the Proposal Requirements: What specific details are required? **Provide a summary indicating the firm’s number of years of experience in providing professional services as it relates to the work contemplated. Provide details (describe what you did) in past projects for agencies of similar scopes of work.**
4. Should the past projects from Tab 1. be different from the past projects in the Reference section? **We would prefer that they are the same; however, it is not required.**
5. Can you confirm if an authorized reseller or certified installer status for Motorola Solutions/Avigilon Alta and Digital Watchdog is required? **No, it is not required.**
6. If the Contractor is not an authorized reseller or certified installer for certain manufacturers (e.g., Avigilon Alta or Digital Watchdog), will this impact the Contractor’s responsibility for system configuration, warranty compliance, or access to firmware and technical support? **This will not impact the Contractor’s responsibility. The Contractor is expected to be proficient in system configuration and must not perform any actions that would void or negatively impact manufacturer warranties. Firmware and restricted resources will be provided by the City’s IT Division when necessary.**
7. If the manufacturer restrictions limit access to configuration tools, firmware updates, or system-level troubleshooting, how will response and resolution time requirements be adjusted or evaluated? **If access limitations are outside of the Contractor’s control, the City will take such constraints into consideration when evaluating response and resolution times. The Contractor is still expected to escalate issues promptly and coordinate with the City.**

8. Please confirm whether the Contractor is responsible for maintaining manufacturer warranty compliance when not an authorized reseller, or if the City will coordinate with authorized vendors for warranty-related work. **The City will coordinate with manufacturers for warranty-related work if the Contractor is not an authorized reseller.**
9. Please confirm that the Contractor will not be held responsible for configuration, firmware, or backend system performance, as these are managed by the City's IT Division. **These functions are managed by the City's IT Division. The Contractor may assist as directed but is not responsible for backend system performance or firmware management**
10. In a multi-manufacturer environment, how will responsibility be determined when issues involve interoperability between different camera systems and the City's VMS platform? The Contractor will be responsible for troubleshooting and resolving issues within the scope of their work, including interoperability between installed components. **The City's IT Division will provide support for VMS platform configuration and coordination with manufacturers as needed. Final determination of responsibility will be made by the City.**
11. Can the City provide estimated annual service volume for maintenance, repairs, and installations? Estimated service volume is approximately 200 labor hours annually, with an estimated \$10,000 in equipment costs. These figures are estimates only and are not guaranteed. **Estimated service volume is approximately 200 labor hours annually, with an estimated \$10,000 in equipment costs. These figures are estimates only and are not guaranteed.**
12. For network cabling services, can the City confirm typical installation environments (underground, aerial, building interiors) and whether permitting is required? **Permitting is typically not required for interior cabling. Underground or aerial installations may require permits. The Contractor is responsible for identifying permitting requirements and coordinating as needed.**
13. Can the City provide information on the condition and age of existing cabling, cameras, and mounting infrastructure? **Existing infrastructure varies in age and condition. The site visit period has concluded and was made available to all prospective bidders during the solicitation process. Contractors are responsible for accounting for potential variability in existing conditions. The selected Contractor will have the opportunity to assess the infrastructure in detail after the award.**
14. Please confirm whether after-hours emergency response is included in the base scope or to be billed separately. **After-hours emergency response is not included in the base scope and will be billed separately. Contractors must provide after-hours rates if they differ from standard rates. The pricing form has been revised to include a line for after-hours/emergency work. The new form is included as an attachment to this addendum.**
15. What is the height of the tallest mounted camera that the city has installed? **Approximately 20 feet**

### COST PROPOSAL FORM

#### CCTV PREVENTATIVE MAINTENANCE, INSTALLATION, AND NETWORK CABLING SERVICES (RE-SOLICITATION)

Note: Parts and materials provided by the contractor shall be reimbursed at cost plus percentage (%) markup as indicated on the bid form. Material and parts shall not exceed 15%. In addition, All hours listed on this form are just estimated and quantity is not guaranteed by the City.

| <u>Line Item</u> | <u>Description</u>                                                                                                                                                                                                                                                                                                              | <u>Estimated<br/>Quantity/Unit<br/>of Measure</u> | <u>Unit Cost</u> | <u>Rate</u> | <u>Total</u> |
|------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|------------------|-------------|--------------|
| 1                | Provide the hourly rate for all security systems and cabling work .<br>(Remove, Repair, Installation)                                                                                                                                                                                                                           | 200 Hours                                         |                  | Per Hour    |              |
| 2                | Provide the <b>quarterly</b> rate for preventative and corrective maintenance for CCTV cameras (inspections, cleaning, adjustments, mounting hardware, environmental protection verification)                                                                                                                                   | 200 Cameras                                       |                  | Per Camera  |              |
| 3                | <b>MATERIAL MARK-UP:</b><br><b>Parts and Equipment Mark-up %</b><br>Percent mark-up on parts and equipment (i.e., Cameras, Switches, etc.) <b>Formula: \$10,000 + _____ % = \$ Total</b><br>(Estimate for parts is for price evaluation purposes only and is not a guaranteed amount. Mark-Up percentage shall not exceed 15%.) | \$ 10,000.00                                      |                  | % Markup    |              |
| 4                | <b>MATERIAL MARK-UP:</b><br><b>Rental Equipment Mark-up %</b><br>Percent mark-up on rental equipment as required (i.e., Hoist, Crane, Trencher). <b>Formula: \$5,000 + _____ % = \$ Total</b><br>(Estimate is for price evaluation purposes only and is not a guaranteed amount. Mark-Up percentage shall not exceed 15%)       | \$ 5,000.00                                       |                  | % Markup    |              |
| 5                | <b>MATERIAL MARK-UP:</b><br><b>Sub-Contractor Mark-up %</b><br>Percent mark-up on Sub-Contractors as required (i.e., Engineering, Specialty Firm) <b>Formula: \$5,000 + _____ % = \$ Total</b><br>(Estimate is for price evaluation purposes only and is not a guaranteed amount. Mark-Up percentage shall not exceed 15%)      | \$ 5,000.00                                       |                  | % Markup    |              |
| 6                | After-Hours/Emergency Work                                                                                                                                                                                                                                                                                                      | N/A                                               |                  | Per Hour    |              |



## **NOTICE OF INTENT TO AWARD**

---

**RFP 26-007**  
**CCTV Preventative Maintenance, Installation, and Network Cabling Services**  
**(Re-Solicitation)**

---

The City of Dania Beach has completed its review of the proposals received in response to this solicitation and intends to award the following proposers:

AMC Surveillance Camera and Electronics INC

Commission Meeting for Award: June 9, 2026

Thank you to all the proposers who participated. We appreciate your interest in doing business with the City of Dania Beach.

**RESOLUTION NO. 2026-\_\_\_\_\_**

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO SELECT AMC SURVEILLANCE CAMERAS FOR REQUEST FOR PROPOSALS (“RFP”) NO. 26-007, ENTITLED “CCTV PREVENTATIVE MAINTENANCE, REPAIR, AND INSTALLATION SERVICES” IN ORDER TO NEGOTIATE AN AGREEMENT TO BE APPROVED ADMINISTRATIVELY AS THE PROPOSED COST IS UNDER \$50,000.00, PER YEAR ; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, the City issued Request for Proposals (“RFP”) No. 26-007 entitled “CCTV Preventative Maintenance, Repair, and Installation Services”; and

**WHEREAS**, seven (7) qualified proposals were received and evaluated by a selection committee in accordance with the evaluation criteria established in the RFP; and

**WHEREAS**, the Selection Committee evaluated and scored the proposals based upon Firm Qualifications, Approach, Price Proposal, and References; and

**WHEREAS**, following the evaluation process, AMC Surveillance Cameras received the highest overall score and was determined to provide the best overall value to the City; and

**WHEREAS**, the Information Technology Division recommends that the City Commission award RFP No. 26-007 to AMC Surveillance Cameras and authorize the proper City officials to negotiate terms for an agreement for administrative review and approval as services are not anticipated to exceed \$50,000.00 per year.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:**

**Section 1.** That the foregoing “Whereas” clauses are ratified and confirmed to be true and correct, and they are made a part of and are incorporated into this Resolution by this reference.

**Section 2.** That the City Commission awards RFP No. 26-007 to AMC Surveillance Cameras and authorizes the proper City officials to negotiate an agreement for CCTV Preventative Maintenance, Repair, and Installation Services and to authorize administrative review and approval of the agreement as services are not anticipated to exceed \$50,000.00, per year.

**Section 3.** That all resolutions or parts of resolutions in conflict with this Resolution shall be repealed to the extent of such conflict.

**Section 4.** That this Resolution shall be effective 10 days after passage.



**PASSED AND ADOPTED** on \_\_\_\_\_, 2026.

Motion by \_\_\_\_\_, second by \_\_\_\_\_.

FINAL VOTE ON ADOPTION: Unanimous \_\_\_\_\_

Yes    No

Commissioner Lori Lewellen      \_\_\_\_\_

Commissioner Luis Rimoli      \_\_\_\_\_

Commissioner Archibald J. Ryan IV      \_\_\_\_\_

Vice Mayor Marco Salvino      \_\_\_\_\_

Mayor Joyce L. Davis      \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
ELORA RIERA, MMC  
CITY CLERK

\_\_\_\_\_  
JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

\_\_\_\_\_  
EVE A. BOUTSIS  
CITY ATTORNEY



## City of Dania Beach City Attorney Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Eve A. Boutsis, City Attorney

**VIA:** Candido Sosa-Cruz, ICMA-CM, City Manager

**SUBJECT:** Billboard/Sign Reconstruction Agreement (the "Agreement") Between the City and Outfront Media LLC, ("Outfront")

---

### **Request:**

To approve a Reconstruction agreement with Outfront Media LLC to replace two signs with updated electronic signs and to provide the City with annual neighborhood enhancement contribution payments of \$25,000, per sign, plus CPI after year five.

### **Background:**

Section 70.20, *Florida Statutes*, expressly authorizes and encourages agreements of this type by empowering municipalities and owners of billboard signs to enter into relocation and reconstruction agreements, on mutually agreeable terms, that allow the municipality to accomplish its public goals while allowing the continued maintenance of private investment in outdoor advertising signs as a medium of commercial and non-commercial communication.

Outfront is engaged in the business of constructing, operating and maintaining one or more billboard signs in Broward County, Florida and, in particular, within the City. Outfront operates legally existing, conforming sign structures (the "Existing Signs") in the City on certain real property bearing Folio Number 5042-20-48-0010, and with a street address of 3001 SW 26<sup>th</sup> Terrace, Dania Beach, Florida 33312 to be rebuilt with a new digital sign structure and at 2599 Griffin Rd, Dania Beach, FL 33312 bearing Folio Number 5042-29-05—0200 to be rebuilt as a digital sign structure at 1825 Griffin Rd, Dania Beach, FL 33004 bearing Folio Number 5042-33-36-0010(the "Existing Sign Parcels").

The Existing Signs were lawfully permitted and erected in conformity with the land development regulations in effect at the time, and remains a lawful, conforming structure under the City's current Land Development Code (the "LDC"). The Existing Signs may not meet current wind-load and other relevant engineering and safety requirements of the applicable building codes and the LDC. The City desires to encourage outdoor advertising companies to voluntarily reduce or eliminate outdoor advertising structures within the City that do not comply with current

engineering and wind-load requirements. Outfront proposes to remove the Existing Signs and construct Replacement outdoor advertising signs (the “Replacement Signs”) that meet all current engineering and wind-load requirements. The City desires to allow Outfront to remove the Existing Signs and reconstruct the Replacement Signs, pursuant to §70.20, *Florida Statutes*, and the proposed Agreement. The City and Outfront desire to enter into the proposed Agreement, establishing the terms and conditions under which Outfront will be permitted to remove the Existing Signs, and to construct and maintain the Replacement Signs.

Outlook will be prohibited from placing certain advertisement on its signage, including tobacco product, adult retail, adult performance, adult entertainment establishment or adult service, or any advertising messages that may be reasonably construed as “hate speech” against any person or organization or obscene or offensive materials as determined by the City. If the City reasonably objects to any advertisement, such advertisement shall be removed within 24 hours of receipt by OUTFRTON of written notice from the City.

The City acknowledges and agrees that Outfront is relying on this Agreement and that Outfront will proceed to remove the Existing Signs and construct the Replacement Signs, which activities will require the expenditure of substantial monies by Outfront, the relinquishment of significant property rights by Outfront or both. The City Administration recommends that the agreement with Outfront are in the public interest. The placement of the Replacement Signs shall conform with Chapter 479, Florida Statutes, and any and all other applicable federal, state, county and municipal regulations.

On a space available basis, Outfront will make the Replacement Signs available for the dissemination of public service information at no charge. It will also allow Amber Alerts and emergency alerts (Weather related alerts) on its signs.

Outfront shall pay the City an annual neighborhood enhancement contribution payment for each sign, in the amount of Twenty Five Thousand and 00/100 (\$25,000.00) per Replacement Sign, totaling Fifty Thousand and 00/100 (\$50,000.00) annually. After year five, the Neighborhood Enhancement Contribution shall be adjusted annually thereafter, by the percentage increase, if any, in the Consumer Price Index for All Urban Consumers (CPI-U), U.S. City Average, All Items, as published by the United States Bureau of Labor Statistics (or any successor index).

### **Budgetary Impact**

Upon permitting, the City shall annually receive the Neighborhood Enhancement Contribution of \$25,000, per sign, plus CPI after year five.

### **Recommendation**

Approve the resolution and authorize the appropriate officials to execute the agreement.

**RESOLUTION NO. 2026-\_\_\_\_\_**

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, PURSUANT TO SECTION 70.20, FLORIDA STATUTES, AUTHORIZING A BILLBOARD/SIGN RECONSTRUCTION AGREEMENT (THE "AGREEMENT") BETWEEN THE CITY AND ALL), OUTFRONT MEDIA, LLC A DELAWARE LIMITED LIABILITY COMPANY, ("OUTFRONT") TO INSTALL TWO REPLACEMENT ELECTRONIC BILLBOARDS AND TO PROVIDE CERTAIN NEIGHBORHOOD ENHANCEMENT CONTRIBUTIONS TO THE CITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, Section 70.20, Florida Statutes, expressly authorizes and encourages agreements to empower municipalities and owners of billboard signs to enter into relocation and reconstruction agreements, on mutually agreeable terms, that allow the municipality to accomplish its public goals while allowing the continued maintenance of private investment in outdoor advertising signs as a medium of commercial and non-commercial communication; and

**WHEREAS**, Outfront Media, LLC, ("Outfront"), a Delaware Limited Liability Company, is engaged in the business of constructing, operating and maintaining one or more billboard signs in Broward County, Florida and in particular, a billboard within the City; and

**WHEREAS**, Outfront operates two legally existing, conforming sign structure (the "Existing Signs") in the City on certain real property bearing Folio Number 5042-20-48-0010, and with a street address of 3001 SW 26<sup>th</sup> Terrace, Dania Beach, Florida 33312 to be rebuilt with a new digital sign structure, and at 2599 Griffin Rd, Dania Beach, FL 33312 bearing Folio Number 5042-29-05--0200 to be rebuilt as a digital sign structure at 1825 Griffin Rd, Dania Beach, FL 33004 bearing Folio Number 5042-33-36-0010; and

**WHEREAS**, the Existing Signs were lawfully permitted and erected in conformity with the land development regulations in effect at the time, and remains a lawful, conforming structure under the City's current Land Development Code (the "LDC"); and

**WHEREAS**, the Existing Signs may not meet current wind-load and other relevant engineering and safety requirements of the applicable building codes and the LDC; and

**WHEREAS**, the City desires to encourage outdoor advertising companies to voluntarily reduce or eliminate outdoor advertising structures within the City that do not comply with current engineering and wind-load requirements; and

**WHEREAS**, Outfront proposes to remove the Existing Signs and construct Replacement outdoor electronic advertising signs (the "Replacement Signs") that meets all current engineering and wind-load requirements; and

**WHEREAS**, the City desires to allow Outfront to remove the Existing Signs and reconstruct the Replacement Signs, pursuant to Section 70.20, Florida Statutes, and this Agreement; and

**WHEREAS**, the City and Outfront desire to enter into this Agreement, establishing the terms and conditions under which Outfront will be permitted to remove the Existing Signs, and to construct and maintain the Replacement Signs; and

**WHEREAS**, the City acknowledges and agrees that Outfront is relying on this Agreement and that Outfront will proceed to remove the Existing Signs and construct the Replacement Signs, which activities will require the expenditure of substantial monies by Outfront, the relinquishment of significant property rights by Outfront or both; and

**WHEREAS**, the City finds and determines that the provisions of this Agreement are in the public interest; and

**WHEREAS**, Outfront will provide certain neighborhood enhancement contributions to the City, including: \$25,000.00, per sign, annually, plus CPI after year one, for certain public service and special event advertising for the City; and preclude certain content from the billboards, and CPI;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:**

**Section 1.** That the above "WHEREAS" clauses are ratified and confirmed, and they are made a part of and incorporated into this Resolution by this reference.

**Section 2.** That the parties desire to enter into a Reconstruction Agreement, which Agreement is attached as Exhibit "A" and made a part of this Resolution by this reference.

**Section 3.** That the City Manager and City Attorney are authorized to make minor revisions to such documents as are deemed necessary and proper for the best interests of the City.

**Section 4.** That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

**Section 5.** This Resolution shall take effect 10 days after adoption.

**PASSED AND ADOPTED** on \_\_\_\_\_, 2026.

Motion by \_\_\_\_\_ second by \_\_\_\_\_.

FINAL VOTE ON ADOPTION: Unanimous \_\_\_\_\_

Yes    No

Commissioner Lori Lewellen        \_\_\_\_\_

Commissioner Luis Rimoli        \_\_\_\_\_

Commissioner Archibald J. Ryan IV        \_\_\_\_\_

Vice Mayor Marco A. Salvino        \_\_\_\_\_

Mayor Joyce L. Davis        \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
ELORA RIERA, MMC  
CITY CLERK

\_\_\_\_\_  
JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

\_\_\_\_\_  
EVE A. BOUTSIS  
CITY ATTORNEY

## **RECONSTRUCTION AGREEMENT**

**THIS RECONSTRUCTION AGREEMENT** (the "Agreement") is made on \_\_\_\_\_ 2026, by and between the City of Dania Beach, Florida (the "City"), a municipal corporation organized and existing under the laws of the State of Florida, and OUTFRONT MEDIA, LLC("OUTFRONT"), a Delaware limited liability company authorized to conduct business in Florida, with a local mailing address of 2640 NW 17<sup>th</sup> Lane, Pompano Beach, FL 33064. [Jeff.legg@outfront.com](mailto:Jeff.legg@outfront.com).

**WHEREAS**, Section 70.20, *Florida Statutes*, expressly authorizes and encourages agreements of this type by empowering municipalities and owners of billboard signs to enter into relocation and reconstruction agreements, on mutually agreeable terms, that allow the municipality to accomplish its public goals while allowing the continued maintenance of private investment in outdoor advertising signs as a medium of commercial and non-commercial communication; and

**WHEREAS**, OUTFRONT is engaged in the business of constructing, operating and maintaining one or more billboard signs in Broward County, Florida and, in particular, within the City; and

**WHEREAS**, OUTFRONT operates legally existing, conforming sign structures (the "Existing Signs") in the City on certain real property bearing Folio Number 5042-20-48-0010, and with a street address of 3001 SW 26<sup>th</sup> Terrace, Dania Beach, Florida 33312 to be rebuilt with a new digital sign structure and at 2599 Griffin Rd, Dania Beach, FL 33312 bearing Folio Number 5042-29-05—0200 to be rebuilt as a digital sign structure at 1825 Griffin Rd, Dania Beach, FL 33004 bearing Folio Number 5042-33-36-0010(the "Existing Sign Parcels"); and

**WHEREAS**, the Existing Signs were lawfully permitted and erected in conformity with the land development regulations in effect at the time, and remains a lawful, conforming structure under the City's current Land Development Code (the "LDC"); and

**WHEREAS**, the Existing Signs may not meet current wind-load and other relevant engineering and safety requirements of the applicable building codes and the LDC; and

**WHEREAS**, the City desires to encourage outdoor advertising companies to voluntarily reduce or eliminate outdoor advertising structures within the City that do not comply with current engineering and wind-load requirements; and

**WHEREAS**, OUTFRONT proposes to remove the Existing Signs and construct Replacement outdoor advertising signs (the "Replacement Signs") that meet all current engineering and wind-load requirements; and

**WHEREAS**, the City desires to allow OUTFRONT to remove the Existing Signs and reconstruct the Replacement Signs, pursuant to §70.20, *Florida Statutes*, and this Agreement; and

**WHEREAS**, the City and OUTFRONT desire to enter into this Agreement, establishing the terms and conditions under which OUTFRONT will be permitted to remove the Existing Signs, and to construct and maintain the Replacement Signs; and

**WHEREAS**, the City acknowledges and agrees that OUTFRONT is relying on this Agreement and that OUTFRONT will proceed to remove the Existing Signs and construct the Replacement Signs, which activities will require the expenditure of substantial monies by OUTFRONT, the relinquishment of significant property rights by OUTFRONT or both; and

**WHEREAS**, the City finds and determines that the provisions of this Agreement are in the public interest; and

**WHEREAS**, on June 9, 2026, the City Commission adopted Resolution No. \_\_\_\_\_ authorizing the execution of this Agreement; and

**WHEREAS**, the City desires to ensure that the Replacement Signs continues to be operated in a manner consistent with Florida law and conforming to building codes and the LDC, and in a manner satisfactory to the City.

**NOW THEREFORE**, for and in consideration of the above recitals and the mutual exchange of the covenants contained in this Agreement, the receipt and sufficiency of which is acknowledged and agreed upon, the City and OUTFRONT agree as follows:

1. Recitals. The foregoing recitals express the intent of the parties and they are incorporated in this Agreement as contractual terms, and not merely recitals.

2. The Existing Signs.

A. Location. The Existing Signs will be completely removed and the Replacement Signs will be constructed on the Existing Sign Parcel and new Sign Parcel.

B. Permits and Construction. OUTFRONT shall be responsible for obtaining and paying for (at normal and customary rates) all required building permits and approvals to remove the Existing Signs and to erect, operate and maintain the Replacement Signs, including any necessary permits or approvals from the Florida Department of Transportation (“FDOT”), or any other State, federal or local agency or department. The City shall issue all necessary permits for removal of the Existing Sign and erection of the Replacement Signs within thirty (30) days after submission of a complete permit application(s) by OUTFRONT, including any necessary engineering and construction plans or specifications demonstrating compliance with all applicable building and electrical codes. The City shall cooperate with and assist OUTFRONT in obtaining any necessary permits and approvals from FDOT or any other agency or department, or both, for the removal of the Existing Signs and the erection and maintenance of the Replacement Signs by, among other things, timely executing such forms, applications or other documents as may be required for OUTFRONT to obtain all such permits or approvals.



C. The Replacement Signs shall be constructed, operated, maintained, and replaced by licensed, registered contractors in a manner that meets or exceeds the City's building and electrical requirements, and upon completion of construction, structural certifications by State Licensed Engineers will be provided to the City by OUTFRONT. .

D. OUTFRONT shall submit to the City signed and sealed site plan(s) and survey(s) for any proposed construction of the Replacement Signs, evidencing compliance with applicable conditions of this Agreement prior to issuance of any Building Permits by the City. Within thirty (30) days after completion of construction/ and installation of the Replacement Signs, OUTFRONT shall provide the City with an as-built survey of the Replacement Signs, which shall be a condition precedent to the City issuing a Certificate of Completion for the Replacement Signs.

E. The placement of the Replacement Signs must conform with Chapter 479, Florida Statutes, and any and all other applicable federal, state, county and municipal regulations.

F. The Replacement Signs shall not be illuminated by flashing, intermittent, or moving lights (i.e., the message shall be static, and shall not include any full-motion video or animation). The static display time (i.e. dwell time) for each message shall be a minimum of six (6) seconds. The change of message shall occur simultaneously for each entire sign face. The Sign shall not emit any sound of any kind and shall not use or release any steam or smoke or any other substance.

G. Description. The City and OUTFRONT agree that the height of the Replacement Signs shall be measured pursuant to, and shall comply with the provisions of, Chapter 479, *Florida Statutes*, and the related Florida Administrative Code provisions and FDOT regulations. The Replacement Signs shall each be a double-face monopole structure. The size of each face of the Replacement Signs shall not exceed 14 feet in height and 48 feet in length, not including embellishments. The term "embellishment" means a temporary extension of a sign face which contains a portion of the message or informative contents, and which is added, modified, or removed when the message is changed. Pursuant to Sec. 14-10.006 of the Florida Administrative Code, as amended from time to time, embellishments shall not extend more than five (5) feet beyond the permanent sign faces. The Replacement Signs will utilize LED or other similar electronic changeable message technology (as may be determined by OUTFRONT from time to time). Operation of the changeable message displays shall comply with all applicable FDOT regulations (as they may be amended from time to time) relating to brightness and the interval of copy change, which regulations are currently set forth in Section 14-10.004 of the Florida Administrative Code. There shall be no side-by-side or stacked billboards.

H. Repair and Maintenance. Upon completion, the Replacement Signs shall be deemed a conforming sign in all respects under the City's current LDC for the purpose of future repair, replacement and maintenance.

I. Compliance with Agreement/Laws. OUTFRONT agrees that it shall operate the Replacement Signs in accordance with the terms of this Agreement and all laws, rules, ordinances and regulations: (i) pursuant to which any permits issued are issued; and (ii) promulgated by the Florida Legislature and Florida Department of Transportation. Failure to abide by the terms of this Agreement, or to adhere to all applicable laws will be deemed a violation of this Agreement, and the City may pursue any and all equitable and legal remedies relating to the violations/defaults, including, but not limited to, requiring OUTFRONT to remove the Replacement Signs; provided, however, prior to the exercise of any such legal or equitable remedies, the City shall first provide OUTFRONT written notice of any alleged violation/default, which notice shall state the nature of the violation/default with as much specificity as is practicable under the circumstances. OUTFRONT shall have 30 days from the receipt of the City's notice to cure such violation/default, or if the violation/default is not reasonably capable of being cured within 30 days, to commence to cure the violation/default and to diligently pursue the cure to completion. However, if OUTFRONT fails to come to completion within a maximum of 60 days, then the City may pursue any and all equitable and legal remedies, including but not limited to removal of the billboards.

3. Sign Removal. Contemporaneously with the submission of OUTFRONT's permit applications to the City for construction of the Replacement Signs, OUTFRONT shall also apply for a demolition permit for the Existing Signs, which permits the City shall issue within thirty (30) days after submission of complete permit applications for same, as provided in Paragraph 2(B) above. OUTFRONT shall demolish the Existing Signs, remove all sign debris, and dispose of same in accordance with applicable regulations of the City's ordinances and the LDC, prior to or contemporaneous with erection of the Replacement Signs. OUTFRONT shall have no obligation to demolish or remove the Existing Signs unless and until it has obtained all necessary state and local permits and approvals for construction and maintenance of the Replacement Signs. In the event that OUTFRONT is unable to obtain all necessary permits and approvals for the construction and maintenance of the Replacement Signs, OUTFRONT shall be relieved of any obligation under this Agreement to remove the Existing Signs and shall have the right to terminate this Agreement upon thirty (30) days' written notice to the City.

4. Advertising and Notifications by the City/ Public Service Messages. On a space available basis, OUTFRONT will make the Replacement Signs available for the dissemination of public service information. OUTFRONT voluntarily offers announcements and advertising slots to the City as provided in this paragraph, and the City accepts this offer. Unless expressly stated otherwise in subparagraphs (A and (B) of this Paragraph 4, the following terms shall apply: (i) all announcements and advertising slots provided by OUTFRONT to the City shall be at no cost to the City; (ii) all artwork/design/graphics relating to the City's chosen advertisements shall be provided by the City to OUTFRONT at least 10 days prior to the scheduled advertising run commencement date; and (iii) in the event the City desires

to utilize OUTFRONT advertising artwork/design/graphics, OUTFRONT shall provide the artwork/design/graphics to the City for its approval at least 10 days prior to the scheduled advertising run commencement date.

For purposes of this Paragraph 4, the contact persons shall be:

CITY: Eleanor Norena, Deputy City Manager at (954) 924-6800, Extension 3613, [enorena@daniabeachfl.gov](mailto:enorena@daniabeachfl.gov); and

OUTFRONT: Real Estate Manager at 2640 NW 17<sup>th</sup> Lane, Pompano Beach, FL 33064. Phone number – 954-971-2995, [Jeff.Legg@OUTFRONT.com](mailto:Jeff.Legg@OUTFRONT.com).

(A) Public Service Advertising. On a space available basis, OUTFRONT will allow the City to post public service announcements and advertise City-sponsored events (the “City Announcements”) on the Replacement Signs, pursuant and subject to the terms, conditions and restrictions contained in this Agreement. Any such City Announcements shall be strictly for the benefit of the City. If after posting a City Announcement any third party asserts that the announcement is defamatory or infringes on any copyright, trademark, or other intellectual property or privacy right, or if adverse publicity results from, it, OUTFRONT shall have the right to remove the City Announcement, and to discontinue the display of City Announcements until such time as the City shall supply a new, or designate a previous, City Announcement. Any such public service announcements may be removed by OUTFRONT in the event that space so occupied by City Announcements is leased or rented to third parties by OUTFRONT. OUTFRONT agrees to give the City reasonable notice of anticipated space availability on the Replacement Sign for City Announcements; provided, however, that OUTFRONT shall have no obligation to notify the City if such space availability is limited to time periods of less than 30 days. All artwork, design, graphics, production and installation costs relating to the City Announcements shall be at the sole expense of the City.

(B) During times of declared weather emergencies affecting the City, OUTFRONT will make the Replacement Signs available, and will add one Slot on each face of the Replacement Signs for the sole and limited purpose of communicating emergency information to the City’s citizens and the travelling public, in accordance with the terms and conditions of the emergency alert notification program (the “Emergency Notification Program”) adopted by the Florida Outdoor Advertising Association (the “FOAA”) and the Florida Division of Emergency Management (“FDEM”), which sign shall not be required to provide the 10 day advance notice required under subsection (A), above.

(C) OUTFRONT will make the Replacement Signs available, by adding one Slot on each face of the Replacement Signs, for the display of “amber alerts” issued by the Florida Department of Law Enforcement (“FDLE”), or such other law enforcement agency that may from time to time be responsible for issuance of same, when it is determined (pursuant to guidelines and procedures already in place between the FDLE or such other agency/agencies and the outdoor advertising industry to identify appropriate situations, duration and sign locations)

that display of the “amber alert” on the Replacement Signs would provide information to the travelling public that could be instrumental in assisting authorities in resolving an abduction.

(D) Finally, OUTFRONT will add one Slot on each face of the Replacement Signs and make that Slot available for the display of official emergency notifications issued by the City of Dania Beach Police Department (the “Agency”) to advise the public of an active or imminent public threat posed by: (i) a dangerous condition other than weather, (ii) a fugitive known or reasonably suspected to be in the area, or (iii) an active-shooter situation (the “Local Emergency Announcements”). The City or the Agency shall be responsible for providing OUTFRONT with a template for use by OUTFRONT in displaying the Local Emergency Announcements, which template shall be compatible with OUTFRONT’s policies and procedures (the “Alert Template”). The Alert Template will be maintained by OUTFRONT at its national operations center, from which the messaging for all Replacement Signs is controlled. Upon the occurrence of a local emergency within the scope of this Paragraph, the City shall contact the local OUTFRONT representative identified in Paragraph 4 above and provide the representative with the desired text for the Local Emergency Announcement. The text will be relayed by the local OUTFRONT representative to the OUTFRONT national operations center, which will post the Local Emergency Announcement using the Alert Template then on file. OUTFRONT will use its best efforts to post the copy as soon as practicable and will continue to display such copy so long as the threat remains imminent or active. The City may modify the Alert Template at any time, and from time to time; provided [that](#) such modification will not be effective until 30 days after receipt by OUTFRONT.

(E) OUTFRONT voluntarily offers and the City has agreed that any advertising shall not include any tobacco product, adult retail, adult performance, adult entertainment establishment or adult service, or any advertising messages that may be reasonably construed as “hate speech” against any person or organization or obscene or offensive materials as determined by the City. If the City reasonably objects to any advertisement, such advertisement shall be removed within 24 hours of receipt by OUTFRONT of written notice from the City.

(F) Neighborhood Enhancement Contribution. OUTFRONT shall pay the City annual neighborhood enhancement contribution payments in the amount of Twenty Five Thousand and 00/100 (\$25,000.00) per Replacement Sign, totaling Fifty Thousand and 00/100 (\$50,000.00) annually for the two (2) replacement signs for so long as [the Signs](#) remains installed and in operation (the “Annual Contribution”). The Neighborhood Enhancement Contribution shall be adjusted annually, after year five, and each anniversary of the Effective Date thereafter, by the percentage increase, if any, in the Consumer Price Index for All Urban Consumers (CPI-U), U.S. City Average, All Items, as published by the United States Bureau of Labor Statistics (or any successor index). The adjustment shall be determined by comparing the most recently published index available as of the adjustment date with the index published for the same month in the immediately preceding year. In no event shall the annual adjustment result in a decrease in the Neighborhood Enhancement Contribution. The initial Annual Contribution for each of the Replacement Signs shall be due and payable within fifteen (15) days of the issuance of all permits

and approvals required by law and necessary for the construction and operation of the Replacement Signs. Thereafter, OUTFRONT shall pay to the City the Annual Contribution for each replacement sign on or before the anniversary of the date upon which the initial Annual Contribution payment for such sign was paid. The parties understand and agree that the Annual Contribution payments are being paid to mitigate any impacts to the City and its residents from the rights granted under this Agreement and actions taken pursuant to it.

5. Indemnification and Hold Harmless. In consideration of the City permitting OUTFRONT to construct and operate the Replacement Sign within the City, OUTFRONT agrees to defend (with counsel of OUTFRONT's choosing, subject to the prior approval by the City Attorney, which approval shall not be unreasonably withheld), indemnify and hold harmless the City, its officers, agents and employees, from and against any and all claims, suits, actions, damages and causes of action whatsoever, arising during the term of this Agreement and resulting in personal injury, loss of life or damage to property sustained by any person or entity as a result of the doing of any work in this Agreement as authorized or the failure to do any work in this Agreement as required, or as a result of this Agreement or the construction, maintenance or use related to the removal of the Existing Signs and installation of the Replacement Signs or the use by OUTFRONT of the Property upon which the Replacement Signs is to be located. Such obligation to indemnify and hold harmless shall continue notwithstanding any negligence (except gross negligence) on the part of the City relating to such loss or damage and shall include all costs, expenses and liabilities incurred by the City in connection with any such claim, suit, action or cause of action, including the investigation of any of them and the defense of any action or proceeding brought on any of them and any order, judgment or decree which may be entered in any such action or proceeding or as a result of any of them. These provisions shall survive the expiration or earlier termination of this Agreement. Nothing in this Agreement shall be construed to affect in any way the City's rights, privileges, and immunities under the doctrine of "sovereign immunity" and as set forth in Section 768.28, Florida Statutes. OUTFRONT waives and releases the City from and against any and all claims for compensation or other reimbursement which it has or may have in the future as a result of any provisions of Section 70.20, Florida Statutes, or the provisions of any other statute or under common law, except as otherwise specifically provided in this Agreement, with respect to this Agreement. In the event that any third party brings any challenge either to this Agreement as a whole or to any application for permits or approvals under this Agreement, the City shall give sufficiently prompt notice to OUTFRONT of such challenge and shall in all events give such notice within 10 business days of the date that the City first learns of the challenge. The City will not voluntarily assist in any such third-party challenge or take any position adverse to OUTFRONT in connection with such third-party challenge. The City will reasonably assist in the defense of any such action by OUTFRONT in such a matter.

6. Complete Understanding. This Agreement, and all the terms and provisions contained in this Agreement, including without limitation its Exhibits (if any), constitute the full and complete agreement between the parties with respect to the matters covered in this Agreement, and supersedes and controls over any and all prior agreements, understanding, representations, correspondence and statements whether written, oral or implied, which are deemed to be merged into this Agreement.

7. Amendment. The parties may amend this Agreement only by a written instrument signed by each of the parties. There cannot be any waiver, variation, modification, amendment or change to the terms of this Agreement except as may be made in writing and executed by each party to this Agreement. If any party fails to enforce its respective rights under this Agreement or fails to insist upon the performance of another party's Agreement obligations, such failure shall not be construed as a permanent waiver of any rights or obligations in this Agreement.

8. Notices. All notices, demands, requests for approvals or other communications required or authorized to be given by either party to another shall be in writing and shall be hand-delivered or sent by registered or certified mail, postage prepaid, return receipt requested, or by a recognized overnight courier service to each party indicated below, addressed as follows:

City:

Candido Sosa-Cruz, ICMA-CM  
City Manager  
City of Dania Beach  
100 W. Dania Beach Blvd.  
Dania Beach, Florida 33004

Copies to:

Eve A. Boutsis  
City Attorney  
City of Dania Beach  
100 W. Dania Beach Blvd.  
Dania Beach, Florida 33004

OUTFRONT:

Jeff Legg / Real Estate  
OUTFRONT Media  
2640 NW 17<sup>TH</sup>, Lane  
Pompano Beach, FL 33064  
[Jeff.Legg@OUTFRONT.com](mailto:Jeff.Legg@OUTFRONT.com)

Copies to:

OUTFRONT Media  
General Counsel  
90 Park Ave 9<sup>th</sup> Floor,  
New York, NY 10016

Notices given by courier service or by hand delivery shall be effective upon delivery and notices given by mail shall be effective on the fifth (5<sup>th</sup>) business day after mailing. Refusal by any person to accept delivery of any notice delivered at the address indicated above (or as it may be changed) shall be deemed to have been an effective delivery as provided in this Section as of the date and time of such refusal. The addresses to which notices are to be sent may be changed from time to time by written notice delivered to the other parties in accordance with this provision and such notices shall be effective upon receipt. Until notice of change of address is received as to a party, the other party may rely upon the last address given.

9. Default. In the event any party is in default of any Agreement provision, the non-defaulting party, as a condition precedent to the exercise of its remedies, shall be required to give the defaulting party or parties written notice of same pursuant to this Agreement. The defaulting party or parties shall have fifteen (15) business days from the receipt of such notice to cure the default or, if the default cannot be cured within fifteen (15) business days, to commence and diligently pursue a cure. If the defaulting party timely cures the default, the default shall be deemed waived and this Agreement shall continue in full force and effect. If the defaulting party or parties do not timely cure such default, the non-defaulting party or parties shall be entitled to pursue its remedies which are available at law or equity.

10. Severability. The parties covenant and agree that they will not initiate, pursue, assist, participate in (except to oppose or defend against) or in any way aid or support any action or proceeding of any type or nature challenging the constitutionality, legality or enforceability of this Agreement, or having the effect of rendering this Agreement void or unenforceable, or that would negatively impact the validity or enforceability of this Agreement in any way. The foregoing shall not prevent any party from initiating or pursuing legal action based on the other party's default under this Agreement. If any term or provision of this Agreement or the application of it to any person or circumstance is declared invalid or unenforceable as a result of any third party challenge, the remainder of this Agreement, including any valid portion of the invalid term or provision stricken or held invalid, shall not be affected and shall, with the remainder of this Agreement, continue unmodified and in full force and effect. In the event that any portion of this Agreement shall be held invalid, unenforceable or both resulting in the forced removal of the Replacement Sign, the parties shall be released from any further obligations under this Agreement and shall be returned to their respective positions as they existed just prior to the execution of this Agreement, including, but not limited to, OUTFRONT's right to re-erect the Existing Signs, at their current locations.

11. Controlling Law, Venue, Jury Trial Waiver. This Agreement shall be construed under the laws of the State of Florida. Venue for any proceeding arising under this Agreement shall be in the Seventeenth Judicial Circuit in and for Broward County, Florida as to state court actions, and in the United States District Court for the Southern District of Florida as to federal court actions, to the exclusion of any other venue. The parties expressly waive any right to a trial by jury of any matter.

12. Authority to Execute and Bind. Each party represents and warrants that all requisite actions have been taken to authorize execution of this Agreement by the person signing on behalf of that party and thereby bind that party to the terms and conditions of this Agreement.

13. Non-Waiver. The failure of any party to promptly or continually insist upon strict performance of any term, covenant, condition or provision of this Agreement, or any of its Exhibits or any other agreement, instrument or document of whatever form or nature contemplated by any other party or parties, shall not be deemed a waiver of any right or remedy that the party may have, and shall not be deemed a waiver of a subsequent default or nonperformance of such term, covenant, condition or provision.

14. Successors and Assigns. The terms of this Agreement shall be binding upon and shall inure to all successors in interest to the parties to this Agreement.

15. Continuing Cooperation. The parties covenant and agree that they will execute such further documents and take such further actions as may be reasonably necessary to effectuate and implement the provisions and intent of this Agreement.

16. Construction. The provisions of this Agreement shall not be construed in favor of or against any particular party as each party has reviewed its terms and conditions and, by execution of this Agreement, acknowledges that each party has carefully considered the legal ramifications of this instrument, has consulted with legal counsel or has knowingly and willingly chosen not to do so. This Agreement has been negotiated by the City and ADAD, and this Agreement, including, without limitation, the Exhibits shall not be deemed to have been prepared by any one party but, rather, by both equally.

17. No Third Party Beneficiaries. It is expressly agreed and understood that there are no third parties intended to be benefited by this Agreement or any of the terms, provisions, rights or benefits conferred in this Agreement, and no private right of action is intended to be created by this Agreement in any third party.



18. Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original but all of which shall constitute a single instrument.

19. Term. The parties expressly agree that the term of this Agreement shall be for a period of forty (40) years from the Commencement Date.

20. Termination. This Agreement may be terminated without notice in the event of imminent threat to public health or the public safety, as may be determined in the reasonable discretion of federal, state or local officials charged with making such determinations, following written notice to OUTFRONT explaining in detail the nature of the alleged threat to public health and safety, and providing OUTFRONT a reasonable time to cure, or commence to cure, the public safety threat. If OUTFRONT shall timely cure or commence the cure the public safety threat, that threat shall be considered resolved and this Agreement shall not be terminable as a result thereof.

SIGNATURE PAGES TO FOLLOW

**IN WITNESS OF THE FOREGOING**, the parties have set their hand and seal the day and year first written above.

ATTEST:

**CITY OF DANIA BEACH, FLORIDA,**  
**a Florida municipal corporation**

---

ELORA RIERA, MMC  
CITY CLERK

---

JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS

---

EVE A. BOUTSIS  
CITY ATTORNEY

---

CANDIDO SOSA-CRUZ, ICMA-CM  
CITY MANAGER

**WITNESSES:**

\_\_\_\_\_  
Signature

\_\_\_\_\_  
**PRINT** Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
**PRINT** Name

STATE OF \_\_\_\_\_)  
COUNTY OF \_\_\_\_\_)

The foregoing instrument was acknowledged before me by means of ☐ physical presence  
or ☐ online notarization, on \_\_\_\_\_, 2026 by \_\_\_\_\_,  
as \_\_\_\_\_ of Outfront Media, LLC, a Delaware limited liability  
company authorized to conduct business in Florida. He/she is personally known to me or has  
produced \_\_\_\_\_ as identification.

My Commission Expires:

**CONTRACTOR:**

**Outfront Media, LLC**  
**a Delaware limited liability company**  
**authorized to conduct business in Florida**

\_\_\_\_\_  
Signature

\_\_\_\_\_  
**PRINT** Name

\_\_\_\_\_  
Title

Dated: \_\_\_\_\_, 2026

\_\_\_\_\_  
Notary Public, State of \_\_\_\_\_

\_\_\_\_\_  
Print Name :



## City of Dania Beach Community Development Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Candido Sosa-Cruz, ICMA-CM, City Manager

**VIA:** Eleanor Norena, CFM, Deputy City Manager  
Corinne Lajoie, MURP, AICP, Deputy Director  
Claudia Viviana Batista, Planning and Zoning Manager  
Alejandra Cuervo, Planner

**SUBJECT:** **TX-020-26** The property owner, CP DI IOS DANIA LP, is requesting a text amendment to the City's Land Development Code (LDC) relating to the Marine zoning district. (First reading)

---

### **Request:**

Text Amendment to include recreational vehicles sales and services in the Marine (MA) zoning district

### **Background:**

The MA zoning district is located along Old Griffin Road and east of Bryan Road. The surrounding districts include Neighborhood Residential (NBHD-RES) on the east, Neighborhood Office and Banking District (C-1) south, and Industrial, Research, Office Marine (IROM) zoning on the west. This district is intended to primarily accommodate marine uses to further the expansion of the Marine Industry in Dania Beach. This district was previously zoned General Business District (C-3). The MA zoning district received approval to rezone Marine (MA) in February of 2011, (O-2011-007).

### **Request**

The request is to amend Code Section 110-20 (List of permitted uses) as the current LDC permits "Outdoor storage of fully-assembled, operational passenger vehicles, boats and boat trailers, and recreational vehicles", and "Outdoor sales, leasing, rental, display, storage of fully assembled new boats, new trailers and marine vessels" within the MA district, but does not permit the sales and service of new recreational vehicles or sales of RV accessories and parts within the district. For this reason, a text amendment is requested. This amendment will create a new permitted use category within Section 110-20 for sales, service, washing, and associated outdoor storage of a new and used recreational vehicles, and sale of recreational vehicles parts and accessories.

In addition to this additional use category an amendment to Section 110-305 will include conditions of use, permitted use associated with the proposed use category. The proposed conditions will limit the hours of operation, require recreational vehicles be serviced or washed within 100' of any residential zoned property, and ensure that new security poles installed next to

residential areas must be installed with shields that preclude spillage onto adjacent residential properties. The amendment would allow the applicant to legally operate the proposed use within the Marine district, aligning permitted activities with the nearby residential homes.

### **Staff Analysis**

Staff met with the applicant to ensure the application request could be processed properly. Community Development staff reviewed the submitted ordinance to ensure the text amendment aligns with the Comprehensive Plan and surrounding uses. When meeting with City staff the applicant stated their intent to establish an Airstream RV Sales and Service business within an existing building and surrounding site located at 1001 Old Griffin Road. The applicant ensured a proper setback distance will be provided for residential uses. In addition, staff conducted a site visit where a pre-existing six foot (6') high wall on the south property line with a 20' landscape buffer was identified. Additional conditions regarding hours of operation and lighting were included as part of the text amendment as well. Staff discussed these conditions with the applicant to support necessary requirements for the proposed lease area. The applicant has agreed to meet these conditions of use.

This application requires two (2) public hearings by the City Commission.

### **City Comprehensive Plan**

This application supports the City's Comprehensive Plan by furthering the following goals.

- **Policy 11.1.1.2** The City will continue to respect the judicially acknowledge and constitutionally protected right of a property owner to use, maintain, develop, and improve their property for personal use or for the use of any other person, subject to state law or local ordinances.

### **Budgetary Impact**

None.

### **Recommendation**

#### **Planning and Zoning Recommendation**

On May 20, 2026, the Planning and Zoning Board recommended approval of the ordinance unanimously.

#### **Staff Recommendation**

Based on staff analysis, the Community Development Department is requesting that the City Commission recommend approval of this ordinance at first reading.

**ORDINANCE NO. 2026-\_\_\_\_\_**

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28 “LAND DEVELOPMENT CODE”; AT PART 1, “USE REGULATIONS”; ARTICLE 110, “USE REGULATIONS FOR COMMERCIAL AND MIXED-USE DISTRICTS” TO ALLOW FOR THE ADDITION OF A USE CATEGORY FOR OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLE PARTS AND ACCESSORIES; AMENDING SECTION 110-20 ENTITLED “LIST OF PERMITTED, SPECIAL EXCEPTION AND PROHIBITED USES” TO ADD OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLES PARTS AND ACCESSORIES; AMENDING SECTION 110-300 ENTITLED “CONDITIONS OF USE FOR OUTDOOR STORAGE OF FULLY-ASSEMBLED PASSENGER VEHICLES, BOATS AND BOAT TRAILERS, AND RECREATIONAL VEHICLES IN THE MARINE ZONING DISTRICT” TO REMOVE THE RECREATIONAL VEHICLES; ADDING SECTION 110-305 ENTITLED “CONDITIONS OF USE FOR OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLE PARTS AND ACCESSORIES IN THE MARINE ZONING DISTRICT” TO PROVIDE FOR CERTAIN CONDITIONS FOR THE NEW USE, PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, on April 7, 2026, CP DI IOS DANIA LP, a Texas limited partnership, and the owner of 1001 Old Griffin Road, Dania Beach, submitted an application requesting a Zoning Code Text Amendment; and

**WHEREAS**, the Applicant seeks to amend Section 110-20, entitled “List of permitted, special exception and prohibited uses” to allow for the addition of a use category for outdoor storage, sales, service, and washing of new and used recreational vehicles, and sales of recreational vehicle parts and accessories, and Section 110-300, entitled “Conditions of use for outdoor storage of fully-assembled passenger vehicles, and boats and boat trailers, and recreational vehicles in the Marine Zoning District” to delete recreational vehicles; and

**WHEREAS**, the Applicant seeks to add Section 110-305, entitled “Conditions of use for outdoor storage, sales, service, and washing of new and used recreational vehicles, and sales of recreational vehicle parts and accessories in the marine zoning district” to provide for certain conditions for the new use; and

**WHEREAS**, the City Planning and Zoning Advisory Board, sitting as the Local Planning Agency, held a duly advertised public hearing on May 20, 2026, and recommended approval or the proposed Land Development Code amendment, and

**WHEREAS**, the proposed amendment to the Land Development Code is consistent with the goals and objectives of the City of Dania Beach Comprehensive Plan (“Comprehensive Plan”) and therefore, recommended approval or the proposed Land Development Code amendment; and

**WHEREAS**, the City Commission conducted two (2) duly noticed public hearings in accordance with Chapter 28, Part 6 of the Land Development Code, Article 610; and

**WHEREAS**, the City Commission finds that the approval of the proposed amendment to the Land Development Code furthers the purpose, goals, objectives, and policies of the Comprehensive Plan.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:**

**Section 1.** That the above “WHEREAS” clauses are ratified and confirmed as being true and correct, and they are made a part of and incorporated into this Ordinance by this reference.

**Section 2.** That Chapter 28 entitled the “Land Development Code”; at Part 1, “Use Regulations,” Article 110, “Use Regulations for Commercial and Mixed-Use Districts” is amended as follows:

## ***CHAPTER 28***

### **LAND DEVELOPMENT CODE**

#### **PART 1. USE REGULATIONS**

\* \* \*

#### **ARTICLE 110. USE REGULATIONS**

\* \* \*

##### **Sec. 110-20. List of permitted, special exception and prohibited uses.**

Included in the table below are permitted, special exception and prohibited uses within commercial districts, the Residential Office (RO) District, the Marine District, and generalized permitted and special exception uses within the mixed-use CRA form-based districts. Permitted and special exception uses shown in this table for the CRA form-based districts are not allowed in all areas of a district; therefore, the more detailed regulations of article 302 must be consulted to determine

whether a particular use is permitted in any given location. Article 302 shall take precedence over this table. Unless otherwise provided, this table shall not apply to uses in the Planned Mixed-Use Development District (PMUD) or Planned Small Lot Mixed-Use Development District (PMUD-SL). All permitted, conditional, special exception, restricted or prohibited uses within the PMUD or PMUD-SL shall be identified and established pursuant to the approved PMUD or PMUD-SL Development Design Guidelines (DDG) consistent with the Dania Beach Regional Activity Center (RAC) and articles 340 and 350 of this chapter.

\* \* \*

|                                                                                                                                                                                                                      | INDUS<br>TRIAL |              | MIXED-USE DISTRICTS   |                             |         |         |         |         | COMMERCIAL<br>ZONING DISTRICTS |     |     |     |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|--------------|-----------------------|-----------------------------|---------|---------|---------|---------|--------------------------------|-----|-----|-----|
|                                                                                                                                                                                                                      |                |              |                       | CRA FORM-BASED<br>DISTRICTS |         |         |         |         |                                |     |     |     |
| <b>Legend</b><br>P – Permitted<br>P(#) – Permitted<br>subject to numbered<br>footnote<br>A – Permitted<br>accessory use only<br>SE – Permitted<br>special exception<br>use only<br><div>NP - Not<br/>Permitted</div> | Marine         |              |                       |                             |         |         |         |         |                                |     |     |     |
| USES                                                                                                                                                                                                                 |                | <u>PRD-1</u> | RO (see sec. 110-180) | CC                          | EDBB-MU | SFED-MU | GTWY-MU | NBHD-MU | C-1                            | C-2 | C-3 | C-4 |
| Sales, service, and<br>associated outdoor<br>storage and washing<br>of new and used<br>recreational<br>vehicles, and sales of<br>recreational vehicle                                                                |                | NP           | NP                    | NP                          | NP      | NP      | NP      | NP      | NP                             | NP  | NP  | NP  |



|                       |  |  |  |  |  |  |  |  |  |  |  |  |
|-----------------------|--|--|--|--|--|--|--|--|--|--|--|--|
| parts and accessories |  |  |  |  |  |  |  |  |  |  |  |  |
| [subject to section   |  |  |  |  |  |  |  |  |  |  |  |  |
| 110-305]              |  |  |  |  |  |  |  |  |  |  |  |  |

\* \* \*

**Sec. 110-300. - Conditions of use for outdoor storage of fully-assembled passenger vehicles, boats and boat trailers, the marine zoning district.**

The conditions required for the outdoor storage of fully-assembled passenger vehicles, boats and boat trailers, ~~and recreational vehicles~~ to be permitted within the Marine zoning district are as follows:

- (A) The subject property must be located south of the Dania Cut-Off Canal, and must be subject to a Florida Power and Light Company transmission easement of at least one hundred seventy (170) feet in width
- (B) The. storage use shall be screened and buffered from any adjoining residentially-zoned properties by a landscaped opaque wall of eight (8) feet in height. A landscaped opaque wall, or landscaped chain-link fence which is coated with black vinyl on all fence material and framing, and is eight (8) feet in height, may be utilized for enclosure of storage areas along all property lines which are not adjacent to residentially-zoned properties. If a chain-link fence is used, the fence frame must include a top horizontal support bar. All chain-link fencing shall be grounded.
- (C) Security lighting shall be installed with shields that preclude light spillage onto adjacent residential properties.
- (D) No service, repair or vehicle washing activities shall be permitted on the premises.
- (E) Access shall be controlled by a security gate.
- (F) Hours of operation shall be limited to 7:00 a.m. to 7:00 p.m.
- (G) Jet-skis and motorcycles shall not be stored within one hundred (100) feet of any residentially zoned property.

**Sec. 110-305. Conditions of use for sales, service, and associated outdoor storage and washing of new and used recreational vehicles, and sales of recreational vehicle parts and accessories in the marine zoning district.**

The conditions required for the outdoor storage, sales, service, and washing of new and used recreational vehicles to be permitted within the Marine zoning district are as follows:

- (A) Hours of operation shall be limited to 8:00 a.m. to 8:00 p.m.
- (B) Recreational vehicles shall not be serviced or washed within one hundred (100) feet of any property which is zoned residential.
- (C) Any new security light poles installed on property adjacent to a residential use shall be installed with shields that preclude light spillage onto adjacent residential properties.

\* \* \*

**Section 3.** That all ordinances or part of ordinances in conflict with the provisions of the Ordinance are repealed.

**Section 4.** It is the intention of the Mayor and City Commission of the City of Dania Beach, and it is hereby ordained that the provisions of this ordinance shall become and be made a part of the Code of the City of Dania Beach, Florida. The sections of this ordinance may be renumbered or re-lettered to accomplish such intention, and the word "ordinance" may be changed to "section," "article," or other appropriate word.

**Section 5.** That this Ordinance shall be effective 10 days after passage on second reading.

**PASSED** on first reading on \_\_\_\_\_, 2026.

**PASSED AND ADOPTED** on second reading on \_\_\_\_\_ 2026.

First Reading:

Motion by: \_\_\_\_\_

Second by: \_\_\_\_\_

Second Reading:

Motion by: \_\_\_\_\_

Second by: \_\_\_\_\_

SIGNATURES ON THE FOLLOWING PAGE

FINAL VOTE ON ADOPTION: Unanimous \_\_\_\_\_

Yes      No

Commissioner Lori Lewellen      \_\_\_\_\_      \_\_\_\_\_

Commissioner Luis Rimoli      \_\_\_\_\_      \_\_\_\_\_

Commissioner Archibald J. Ryan IV      \_\_\_\_\_      \_\_\_\_\_

Vice Mayor Marco Salvino      \_\_\_\_\_      \_\_\_\_\_

Mayor Joyce L. Davis      \_\_\_\_\_      \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
ELORA RIERA, MMC  
CITY CLERK

\_\_\_\_\_  
JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

\_\_\_\_\_  
EVE A. BOUTSIS  
CITY ATTORNEY



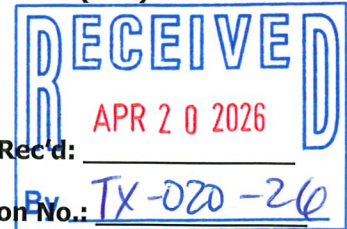
City of Dania Beach, Florida  
Department of Community Development  
Planning and Zoning Division  
(954) 924-6805 X3643  
(954) 922-2687 Fax

### Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance

Date Rec'd: \_\_\_\_\_

Petition No.: \_\_\_\_\_



☒ **Other:** Zoning Code Text Amendment (SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

**THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS.** Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Failure to attend may impact the disposition of the application. The applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division.

The City's DRC process requires a hard copy of the application and application fee payment to be submitted to City Planning staff BEFORE electronic submittal will be accepted for processing. Applications will only be accepted on the submittal date identified on the annual DRC Meeting Deadline schedule. The application must identify the number of proposed residential dwelling units and/or the square footage of commercial/industrial use, as applicable. Once the application and fee are received a file number will be issued which must be used to identify the project when submitting electronically. Once the file number is issued, the applicant has 24 hours to load the plans electronically. Failure to submit within 24 hours will require the application to begin again the following month.

Location Address: 1001 Old Griffin Road, Dania Beach; a portion of 375 NW 9th Avenue, Dania Beach

Lot(s): N/A Block: N/A Subdivision: Griffin Commercial Plat 102-28 B & Centrally Assessed - Brightline

Recorded Plat Name: Griffin Commercial Plat

Folio Number(s): 504234420010  
a portion of 504234000220  
a portion of 504234000206  
a portion of 504234000221 Legal Description: See Attached.

Applicant/Consultant Legal Representative (circle one) Heidi Davis Knapik, Esq.

Address of Applicant: 450 E. Las Olas Boulevard, Suite 1400, Fort Lauderdale, Florida 33301

Business Telephone: 954.468.1391 Home: \_\_\_\_\_ Fax: \_\_\_\_\_

E-mail address: hdavis@gunster.com

Name of Property Owner: CP DI IOS DANIA LP

Address of Property Owner: 17304 Preton Road, Ste. 500, Dallas, Texas 75252

Principal Member(s)/Responsible Party: Joseph Walker, Authorized Person

Business Telephone: \_\_\_\_\_ Home: \_\_\_\_\_ Fax: \_\_\_\_\_

**Explanation of Request:** See Attached.

*Please provide proposed **Plat Name** & **Criteria Statement** as required by the City's **Land Development Code**.*

Prop. Net Acreage: 3.4 Gross Acreage: 3.4 Prop. Square Footage: 148,104 sf

Existing Use: Parking and industrial uses Proposed Use: Storage, sales and service of new and used recreational vehicles

Is property owned individually, by a corporation, association, or a joint venture? The property is owned by a limited partnership.

**AUTHORIZED REPRESENTATIVE**

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Heidi Davis Knapik, Esq. (individual firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF TEXAS  
COUNTY OF DALLAS

The foregoing  
instrument Was  
acknowledged

CP DI IOS Dania LP

By: CP DI IOS Dania GP LLC, as general partner

By: Joseph Walker  
Joseph Walker, Authorized Person

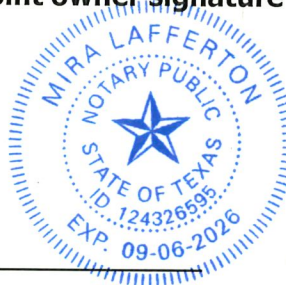
BEFORE ME THIS 8<sup>th</sup> DAY OF April, 2026

By:

Joseph Walker  
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary Mira Lafferton  
(Signature of Notary Public – State of Texas)



Personally known ☒ or Produced Identification ☐

Type of identification produced: \_\_\_\_\_ or Drivers License \_\_\_\_\_

**\*If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

***NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.***

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF  
BEFORE PROCESSING OCCURS.***





|              |                 |
|--------------|-----------------|
| Campaign No. | 76778           |
| Today's Date | 18 May 2026     |
| P.O. Number  |                 |
| Sales Rep    | Walters, Dustin |

#### bill-to

**City of Dania Beach- City Clerk's Office**  
100 W. Dania Beach Blvd  
Dania Beach, FL 33004-3699  
Tel: 954 924-6800  
Account No: 105628

#### advertiser

**City of Dania Beach- City Clerk's Office**  
100 W. Dania Beach Blvd  
Dania Beach, FL 33004-3699  
Tel: 954 924-6800  
Account No: 105628

#### Campaign Summary

|             |                                                          |
|-------------|----------------------------------------------------------|
| Description | TX-020-26 Airstream Text Amendment<br>(1st Reading) - Ad |
| Start Date  | 5/25/2026                                                |
| End Date    | 5/26/2026                                                |
| Currency    |                                                          |

#### Cost Summary

|                   |                 |
|-------------------|-----------------|
| Gross Amount      | \$318.66        |
| Agency Commission | \$0.00          |
| Net Amount        | \$318.66        |
| Estimated Tax     | \$0.00          |
| <b>Total</b>      | <b>\$318.66</b> |

#### Package Details

| Description              | Start Date | Price      |
|--------------------------|------------|------------|
| Notice of Public Meeting | 5/25/2026  | 318.66     |
| Package Component Detail |            | Start Date |
| Public Notices           |            | 5/25/2026  |
| Affidavit                |            | 5/25/2026  |
| Sun Sentinel Classified  |            | 5/25/2026  |

**NOTICE OF PUBLIC HEARING  
CITY OF DANIA BEACH, FLORIDA**

A Public Hearing will be conducted by the City of Dania Beach City Commission on the following date to consider the following application:

DATE: Tuesday, June 09, 2026

TIME: 7:00 p.m. or as soon thereafter as the same may be heard

PLACE : City Commission Chambers

Dania Beach City Hall

100 West Dania Beach Blvd.

Dania Beach, FL 33004

SUBJECT: TX-020-26: The property owner, CP DI IOS DANIA LP, is requesting a text amendment to the City's Land Development Code (LDC) relating to the Marine zoning district. (First Reading)

The following is the proposed Ordinance of the matter:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28 "LAND DEVELOPMENT CODE"; AT PART 1, "USE REGULATIONS"; ARTICLE 110, "USE REGULATIONS FOR COMMERCIAL AND MIXED-USE DISTRICTS" TO ALLOW FOR THE ADDITION OF A USE CATEGORY FOR OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLE PARTS AND ACCESSORIES; AMENDING SECTION 110-20 ENTITLED "LIST OF PERMITTED, SPECIAL EXCEPTION AND PROHIBITED USES" TO ADD OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLES PARTS AND ACCESORES; AMENDING SECTION 110-300 ENTITLED "CONDITIONS OF USE FOR OUTDOOR STORAGE OF FULLY-ASSEMBLED PASSENGER VEHICLES, BOATS AND BOAT TRAILERS, AND RECREATIONAL VEHICLES IN THE MARINE ZONING DISTRICT" TO REMOVE THE RECREATIONAL VEHICLES; ADDING SECTION 110-305 ENTITLED "CONDITIONS OF USE FOR OUTDOOR STORAGE, SALES, SERVICE, AND WASHING OF NEW AND USED RECREATIONAL VEHICLES, AND SALES OF RECREATIONAL VEHICLE PARTS AND ACCESSORIES IN THE MARINE ZONING DISTRICT" TO PROVIDE FOR CERTAIN CONDITIONS FOR THE NEW USE, PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Copies of the proposed request or applicable information are available when the agenda is posted online. For more information, please call the Planning Division at (954) 924-6805 Ext. 3654.

Please be advised that if a person decides to appeal any decision made by Local Planning Agency, the Planning and Zoning Board or the City Commission with respect to any matter considered at this hearing, such person will need a verbatim record of the proceedings and for this purpose such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City does not provide or prepare such record pursuant to F.S. 286.0105.

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's office, 100 West Dania Beach Boulevard, Dania Beach, Florida 33004, (954) 924-

Office, 100 West Dania Beach Boulevard, Dania Beach, Florida 33004, (954) 924-6800 Ext. 3624, at least 48 hours prior to the meeting.

**Application Information**

Project: Text Amendment

Applicant: CP DI IOS Dania LP

Request: A Text Amendment to the City's Land Development Code (LDC)

Hearing Date & Time: June 09, 2026 at 7:00 PM

Hearing Location: City Commission Chambers, Dania Beach City Hall, 100 West Dania Beach Blvd

Contact Information: Alejandra Cuervo, Planner, 954-924-6805 Ext. 3640

**5/25/2026 76778**

This Insertion Order Form forms part of the Agreement by and between Customer and Tribune Publishing Company ("**Company**"), and is governed by the terms and conditions set forth in Company's Business Terms of Service (available at <https://www.tribpub.com/central-terms-of-service/>) (the "**Business Terms**") and the Data Processing Addendum (the "**DPA**") The Business Terms, DPA, and this Insertion Order are collectively referred to as the "**Agreement**." The Business Terms and DPA constitute integral parts of this Insertion Order and are hereby incorporated into this Insertion Order by this reference. Capitalized Terms not otherwise defined in this Insertion Order have the same meanings as that ascribed to them in Business Terms. In the event of any ambiguity, conflict, or inconsistency between any of the Business Terms, this Insertion Order, and the DPA, the following order of precedence shall govern for purposes of resolving any such ambiguity, conflict, or inconsistency: (1) this Insertion Order, (2) the DPA, if applicable, and (3) the Business Terms.





## City of Dania Beach Community Development Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Candido Soa-Cruz, ICMA-CM, City Manager

**VIA:** Eleanor Norena, CFM, Deputy City Manager  
Corinne Lajoie, MURP, AICP, Deputy Director

**SUBJECT: TX-019-26:** The applicant, the City of Dania Beach, is requesting several text amendments to the form-based zoning districts, located within the Regional Activity Center (RAC), regarding height and density in the City's Code of Ordinances, Land Development Code (LDC).

---

### **Request:**

#### **TEXT AMENDMENT**

Amend the City's LDC regarding building height and residential density within the RAC form-based zoning districts.

#### **PUBLIC HEARING NOTICE**

This item was duly advertised, posted and noticed pursuant to Article 610 of the LDC.

### **Background:**

On March 2, 2024, the City Commission approved Ordinance Number 2024-021 eliminating development incentive bonuses. Since the adoption of that ordinance, coupled with evolving market conditions and increased development costs throughout South Florida, the City has experienced a critical decline in new development and redevelopment activity. As a result, opportunities to stimulate economic growth, attract private investment, and revitalize key commercial corridors have significantly slowed.

The City of Dania Beach is uniquely positioned as a gateway community for visitors traveling from Fort Lauderdale-Hollywood International Airport and Port Everglades. Thousands of visitors, businesses, and investors travel through the City each day, making the visual image, economic vitality, and functionality of the downtown and gateway corridors critically important to the City's long-term economic competitiveness. The City's vision is to transform these areas into vibrant, walkable, mixed-use destinations that create a strong first impression while supporting a sustainable economic ecosystem.

On May 20, 2026, a proposed text amendment introducing incentive bonuses within five (5) form-based zoning districts: City Center, East Dania Beach Boulevard Mixed-Use, Neighborhood Mixed-Use, South Federal Highway Mix-Use and Gateway Mixed-Use districts, was presented to the Planning and Zoning Board. The amendment sought to provide

opportunities for developers to obtain additional height and density in exchange for enhanced redevelopment outcomes, investment, and economic activity. The Planning and Zoning Board recommended denial of the request by a four (4) to one (1) vote.

Since that time, staff has reevaluated the City's redevelopment strategy and determined that future efforts should be concentrated within the under-utilized Federal Highway corridors. These districts currently contain vacant or underperforming properties, limited pedestrian activity, and development patterns that do not maximize the area's economic, social, or urban design potential. From a planning perspective, encouraging strategic mixed-use redevelopment within the downtown core will create a more cohesive urban environment that promotes walkability, connectivity, activation of public spaces, and a stronger sense of place.

From an economic development standpoint, the introduction of carefully structured incentive bonuses is intended to encourage private investment and support the development of a diversified mix of residential, commercial, retail, office, hospitality, and entertainment uses. A thriving mixed-use downtown creates the critical mass necessary to support small businesses, restaurants, retailers, and service providers while increasing daytime and evening activity throughout the area. Increased residential density within the urban core also supports long-term business sustainability by creating a built-in customer base that contributes to a stronger local economy.

The City's goal is not simply to encourage growth, but to guide high-quality redevelopment that enhances the quality of life of Dania Beach, strengthens its position as Broward County's First City, and establishes a vibrant gateway corridor reflective of the City's long-term vision. By focusing redevelopment efforts within the Federal Highway corridor and City Center district, the City can better position itself to attract investment, create employment opportunities, support existing businesses, expand the tax base, and foster a modern urban environment that benefits residents, visitors, and the business community alike.

### **Staff Analysis**

Staff is proposing focused growth in very select zoning districts through height and density bonuses when a developer participates in the proposed incentives, which include open space, public parking, parks, attainable housing, and rooftop activation. Staff is proposing the implementation of incentive bonuses in two (2) zoning districts with the RAC; City Center and South Federal Highway-Mixed-Use zoning districts. This very strategic application enables the City to focus on the elimination of blight and encourage redevelopment of very under-utilized properties within the City's downtown core.

The proposed maximum permitted height in each form-based zoning district strategically varies by location within each district to ensure the greatest height is the farthest away from residential neighborhoods.

#### **CITY CENTER**

When established in 2010, the incentives available in the City Center Zoning allowed the density to be increased from 50 dwelling units per acre, up to 150 dwelling units per acre. When the incentives were eliminated in 2024 the incentives were removed and the 50 dwelling units per acre remained. This amendment proposes to reinstate the use of incentive bonuses.

In 2010 the maximum height that could be achieved through the use of incentives was fourteen (14) stories. Today, without incentives, the maximum height is seven (7) stories. This

amendment proposes to reinstate the use of incentive bonuses in strategic locations.

#### SOUTH FEDERAL HIGHWAY MIXED-USE

The maximum permitted density that could be achieved in the South Federal Highway Mixed-Use zoning district was twenty-five (25), up to fifty (50) dwelling units per acre with the use of incentives. The elimination of incentives reduced the allowable density to twenty-five (25) dwelling units per acre. This amendment proposes to re-establish the use of incentive bonuses.

The maximum allowable height that was allowed ranged from two (2) stories to eight (8) stories with the use of incentives. The elimination of incentives dropped the height down to two (2) to four (4) stories, depending on location. This amendment proposes to allow the use of incentive bonuses, depending on location and parcel size.

#### INCENTIVES

The incentive bonuses proposed with this ordinance and the eligible zoning districts are identified below:

| <u>Y = Incentive<br/>bonus available</u>                                     |           |                     |
|------------------------------------------------------------------------------|-----------|---------------------|
| <u>N = Incentive<br/>bonus not<br/>available</u>                             |           |                     |
| <u>List of amenities<br/>that qualify for<br/>development<br/>incentives</u> | <u>CC</u> | <u>SFED-<br/>MU</u> |
| <u>Provide public open<br/>space or paseo [see<br/>sec. 304-50]</u>          | Y         | Y                   |
| <u>Provide public<br/>parking [sec. 304-<br/>60]</u>                         | Y         | Y                   |
| <u>Public Parks [see<br/>sec. 304-70]</u>                                    | Y         | Y                   |
| <u>Rooftop Activation<br/>[see sec 304-80]</u>                               | Y         | N                   |
| <u>Attainable Housing<br/>[see sec 304-90]</u>                               | Y         | Y                   |

#### OPEN SPACE

In the Neighborhood Mixed-Use zoning district, a bonus of one (1) story, ten (10) dwelling units, and five percent (5%) pervious reduction can be earned when a developer provides 2,500 square feet of public open space.

In the City Center zoning district, a bonus of two (2) stories, twenty (20) dwelling units per acre, and one hundred percent (100%) pervious area reduction can be earned when a developer provides 2,500 square feet open space.

#### PUBLIC PARKING

A bonus of two (2) stories, twenty (20) dwelling units per acre and five percent (5%) impervious

reduction can be earned when a developer provides twenty (20) public parking spaces or payment in lieu of twenty (20) parking spaces at a rate of \$30,000.00 each space (per the LDC, Section 265-92(B)(1)).

#### **PUBLIC PARKS**

A bonus of one (1) story, ten (10) units, and five percent (5%) pervious reduction may be earned when a developer provides payment in lieu of park space at a rate of fifty cents (\$.50) per square foot of residential floor area of a project.

#### **ROOFTOP ACTIVATION**

A bonus of one (1) story, ten (10) dwelling units, and five percent (5%) pervious area reduction may be earned when a developer provides activated rooftop space with public access.

#### **ATTAINABLE HOUSING**

One (1) story and five percent (5%) pervious area reduction may be earned for every ten (10) of attainable house rate units provided by a developer.

#### **Budgetary Impact**

These proposed amendments will encourage development and continued redevelopment activity, thereby increasing revenues collected.

#### **Recommendation**

Community Development staff is requesting the City Commission approval of the modified ordinance introducing incentive bonuses only in the City Center and South Federal Highway Mixed-Use zoning districts on first reading.

**ORDINANCE NO. 2026-\_\_\_\_\_**

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28 “LAND DEVELOPMENT CODE”; PART 3, ENTITLED SPECIAL ZONING DISTRICTS”, SUBPART 1, ENTITLED THE “COMMUNITY REDEVELOPMENT AREA (CRA) FORM-BASED ZONING DISTRICTS”; ARTICLE 303, ENTITLED “DETAILED USE REGULATIONS”; TO AMEND THE CHAPTER IN ORDER TO CREATE INCENTIVES (HEIGHT AND DENSITY BONUSES) FOR THE FOLLOWING DISTRICTS: CITY CENTER DISTRICT (SECTION 303-40); SFED-MU, SOUTH FEDERAL HIGHWAY CORRIDOR MIXED-USE DISTRICT (SECTION 303-80); AND UPDATING THE ZONING MAPS ACCORDINGLY; AMENDING ARTICLE 304, ENTITLED “BUILDING HEIGHT AND TRANSITION REGULATIONS” TO INCLUDE INCENTIVES AND TO CREATE THE FOLLOWING SECTIONS: 304-30, ENTITLED INCENTIVE APPLICABILITY, 304-40, ENTITLED “SCHEDULE OF INCENTIVES”, 304-50, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC OPEN SPACE”, 304-60, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC PARKING”, 304-70, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC PARKS”, 304-80, ENTITLED “INCENTIVE BONUS FOR PROVIDING PUBLIC ROOFTOP ACTIVATION”, AND 304-90 ENTITLED “INCENTIVE BONUS FOR PROVIDING ATTAINABLE HOUSING”; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, the City’s Strategic Plan goals were to have a financially sound and responsible city providing services valued by the community; investment in upgrading city infrastructure and facilities; to ensure that Dania Beach is the City’s residents “Hometown”, a vibrant and sustainable community; and to provide residents and visitors opportunities for leisure and cultural experiences; and

**WHEREAS**, the City desires to ensure quality of life expectations including safety and security, critical services for clean water and responsive support, strong infrastructure, recreation and culture and economic stability; and

**WHEREAS**, in 2024, the reduction in height and density changed zoning and the building fund saw an extreme reduction in project development; and

**WHEREAS**, the City in focusing on the future, and proposed changes to homestead property taxes, and the loss of certain businesses, like Spirit Airlines, forces the City to focus on a proactive approach that honors the City's commitments to the Strategic Plan and SMART Strategic Growth; and

**WHEREAS**, there are certain park projects that remain unfunded, and certain infrastructure projects for stormwater, water and sewer, roadway improvements, and historic structure renovations, etc., that need to be funded; and

**WHEREAS**, the City seeks to encourage Smart Strategic Growth by concentrating growth in existing urban areas instead of low-density residential community areas; and

**WHEREAS**, SMART Strategic Growth will create a pedestrian friendly walkable City with small/family-owned business for amenities and shopping local; and

**WHEREAS**, mixed use development is intended to reduce traffic, commute time, lower infrastructure costs, support the local economy, and improve our quality of life as the projects would protect existing neighborhoods and ensure protection of the environment by not intruding into environmentally protected areas and concentrating density along corridors; and

**WHEREAS**, the City proposed incentives to the main corridor areas to encourage and create new smart growth investment opportunities; and

**WHEREAS**, the impact fees from implementing incentives create revenues to fund quality of life initiatives as outlined in the City's Strategic Plan; and

**WHEREAS**, the Planning and Zoning Board is required to conduct one (1) duly noticed public hearings in accordance with law; and

**WHEREAS**, the City Commission is required to conduct two (2) duly noticed public hearings in accordance with law; and

**WHEREAS**, the City Commission finds that the approval of the proposed amendment to the Land Development Code will protect the public health, safety, and welfare of the residents of the City, and further the purpose, goals, objectives and policies of the Comprehensive Plan; and

**WHEREAS**, the City Commission finds and determines that updating the City's Code of Ordinances is in the best interest of the residents of Dania Beach.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:**

**Section 1.** That the above “WHEREAS” clauses are ratified and confirmed as being true and correct, and they are made a part of and incorporated into this Ordinance by this reference.

**Section 2.** That Chapter 28 entitled the “Land Development Code”, Part 3, “Special Zoning Districts,” Subpart 1 entitled “Community Redevelopment Area (CRA) Form Based Zoning Districts at Article 303, entitled “Detailed Use Regulations” is amended as follows:

\* \* \*

**CHAPTER 28  
LAND DEVELOPMENT CODE**

\* \* \*

**ARTICLE 303. – DETAILED USE REGULATIONS**

\* \* \*

**Sec. 303-40. City Center (CC) District.**

- (A) *Intent and purpose:* To establish a mixed-use downtown with transit supportive densities and intensities where citizens can work, live, and shop in the economic, governmental, entertainment and cultural focal point of Dania Beach. This district is designed to encourage accessible, active, pedestrian-oriented areas within walking distance of a prospective transit station on the FEC railway.
- (B) *Density:* Maximum fifty (50) du/ac by right; up to 150 du/ac with incentive bonus (see article 304).

\* \* \*

- (F) *Minimum required pervious, landscaped lot area:* Ten percent (10%); may be reduced up to zero (0%) with incentive (see article 304). ~~Sec. 303-30(E)(4) provides for payment in-lieu.~~

\* \* \*

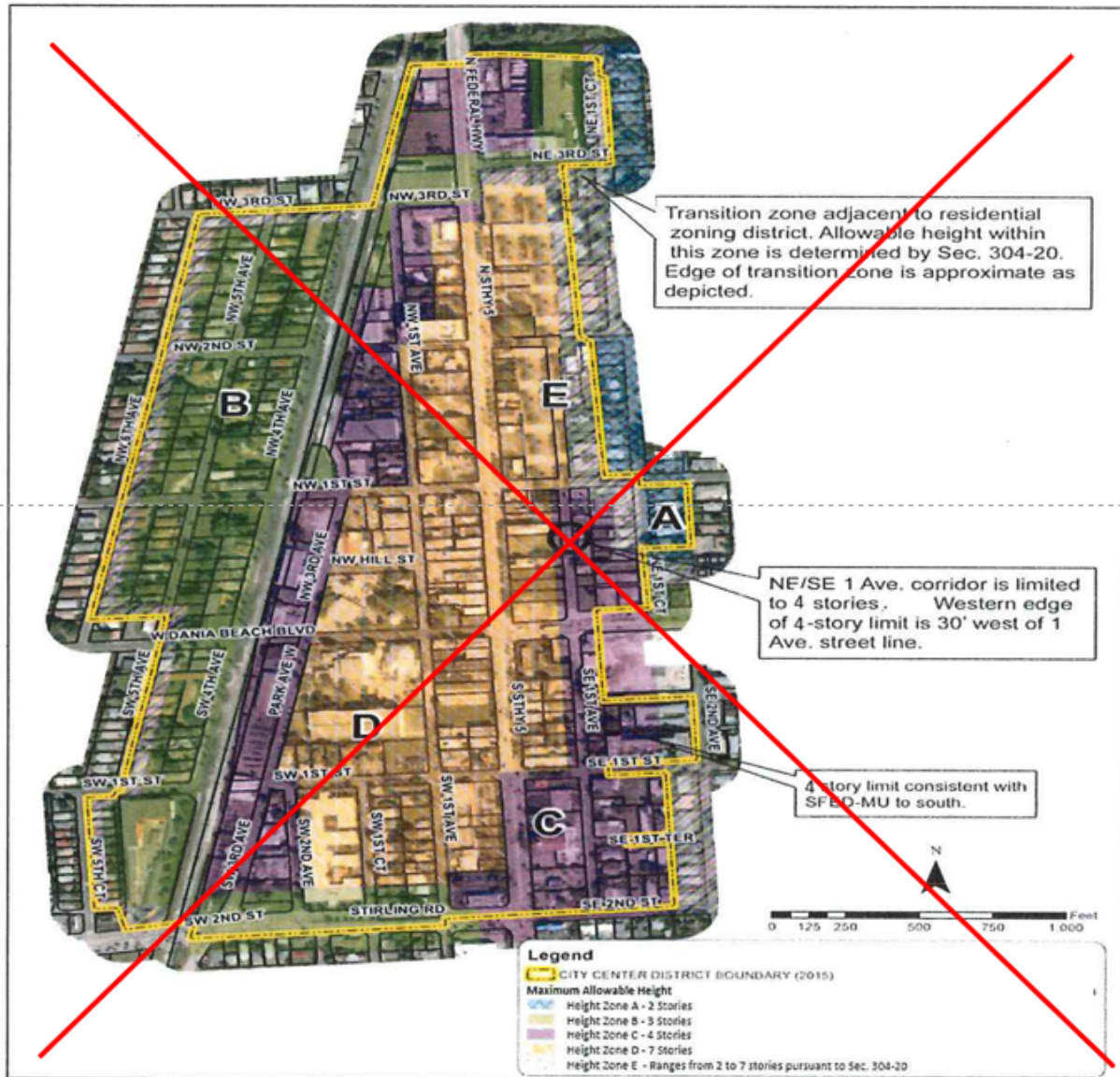
- (P) *Height:* “K”, district maximum is ~~seven (7)~~ fourteen (14) stories with incentive bonus and 150' and varies by location (see height map & article 304), with a minimum two (2) habitable stories required in the City Center District core. The maximum allowable height in this district is based upon proximity to adjacent residential zoning districts. Allowable height increases at a rate of one (1) foot per one (1) foot of horizontal distance from an adjacent residential zoning district boundary. Therefore, allowable height within one (1) portion of a property might be different than that permitted on another portion. Buildings must be designed accordingly. ~~The allowable height of buildings just outside of the district boundary~~

is shown for information purposes. Height greater than fourteen (14) stories may be granted by a Special Exception Approval pursuant to Section 630-50.

\* \* \*

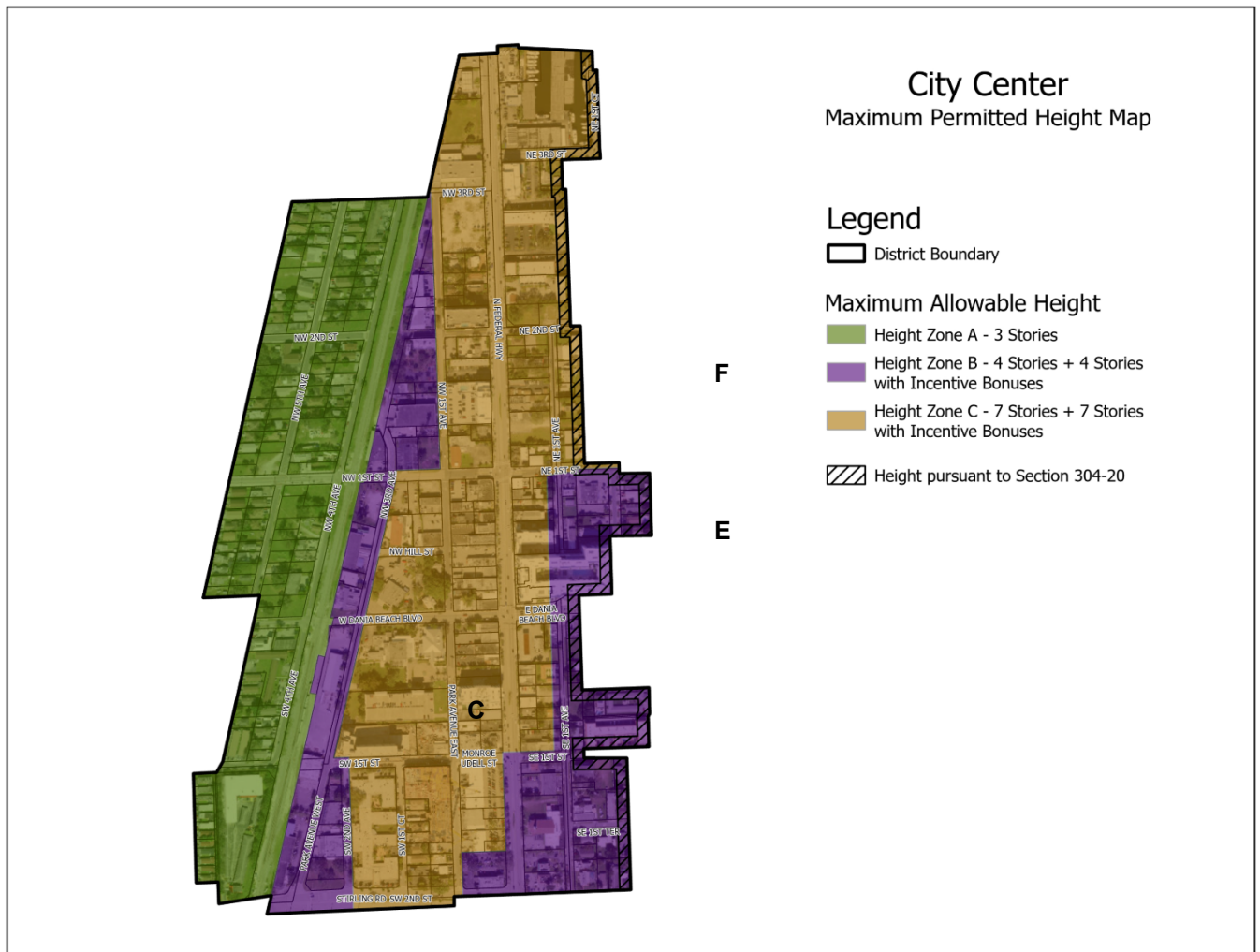
**Figure 303-10 Maximum permitted height map.**

~~Below may be deleted and replaced with map following.~~





### Replacement Map



**Sec. 303-80. SFED-MU, South Federal Highway corridor mixed-use district.**

\* \* \*

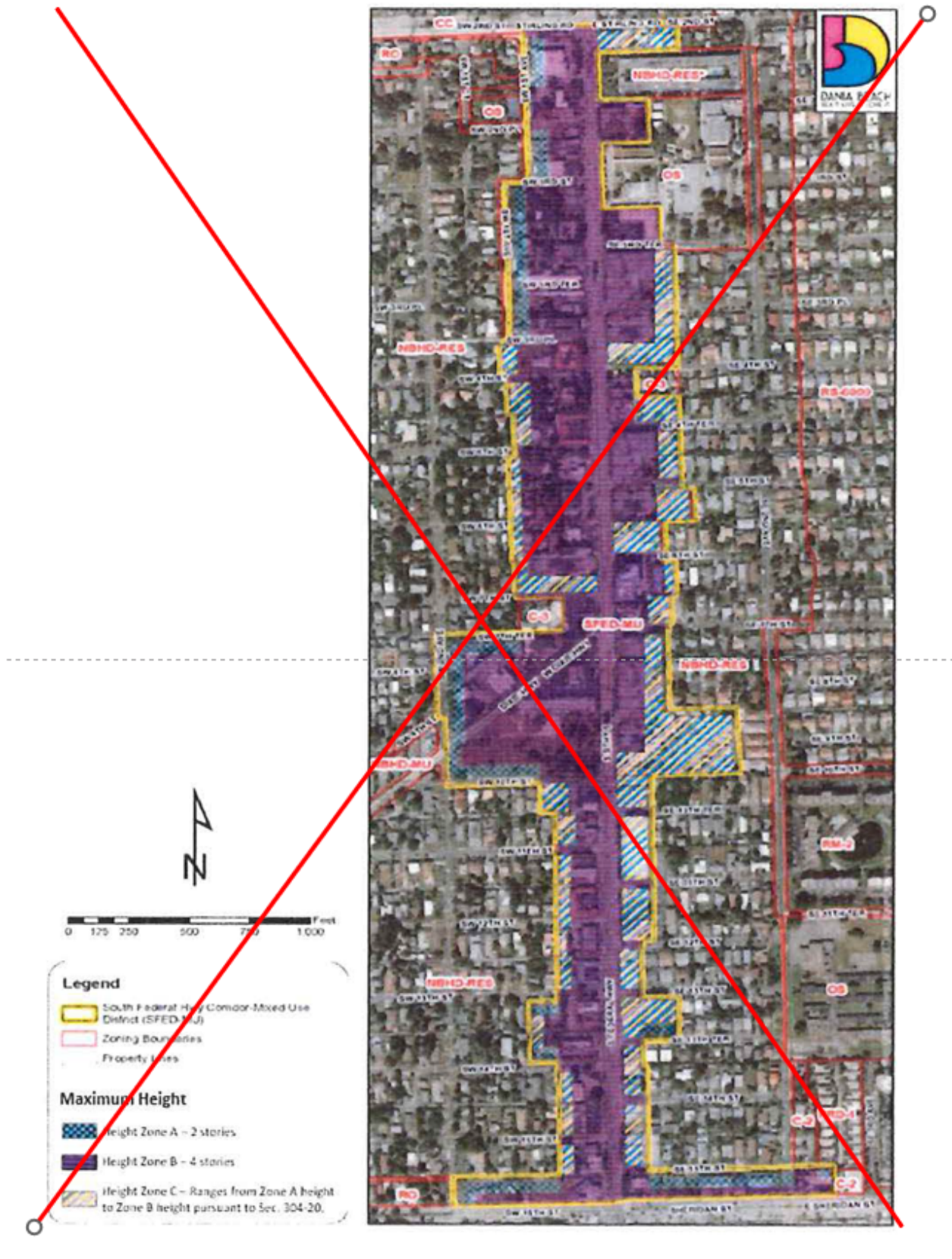
- (B) *Density*: Maximum 25 du/ac by right; up to 50 du/ac with incentive bonus (see article 304).
- (C) Reserved.
- (D) *Pervious landscaped lot area*: Minimum fifteen percent (15%); may be reduced to zero percent (0%) with incentive bonus (see article 304).

\* \* \*

- (O) ~~Reserved.~~ *Upper story setbacks*: 10% of lot width up to a maximum of 30' required on corner sides (see "J" in diagram) for any part of building exceeding 3 stories (see "L" in diagram).

\* \* \*

- (P) *Height*: maximum height, "K", in district is ~~four (4)~~ six (6) stories with incentive bonuses for parcels of a minimum of half (1/2) an acre, and eight (8) stories with incentive bonus for parcels of one (1) acre or larger, all other maximum height of four (4) stories. Permitted height varies by location. The maximum allowable height in this district is based upon proximity to adjacent residential zoning districts. Allowable height increases at a rate of one (1) foot per one (1) foot of horizontal distance from an adjacent residential zoning district boundary. Therefore, allowable height within one (1) portion of a property might be different than that permitted on another portion. Buildings must be designed accordingly. ~~The allowable height of buildings just outside of the district boundary is shown on the height map for information purposes.~~ Parcels of half (1/2) an acre minimum can obtain two (2) additional stories with the use of incentives. Parcels of one (1) acre or greater can obtain an additional four (4) stories with the use of incentives.



## South Federal Hwy District Height Map

### Legend

 South Federal Hwy Corridor  
Mixed Use District

 Parcels

### Maximum Height

 Height Zone F - 4 Stories \*

 Height pursuant to Section  
304-20

\* + 2 Stories Incentive Bonus for  
Properties Over 0.5 Acres

\*\* + 4 Stories Incentive Bonus for  
Properties Over 1 Acre



**Section 3.** That Chapter 28 entitled the “Land Development Code”, Part 3, “Special Zoning Districts,” at Article 304, “Building Height and Transition Regulations,” is amended as follows:

**CHAPTER 28**  
**LAND DEVELOPMENT CODE**

\* \* \*

**PART 3. SPECIAL ZONING DISTRICTS**

**SUBPART 1. COMMUNITY REDEVELOPMENT AREAS (CRA) FOR-BASED ZONING DISTRICTS**

\* \* \*

**ARTICLE 304. BUILDING HEIGHT ~~AND~~ TRANSITION REGULATIONS, AND INCENTIVE BONUS**

\* \* \*

**Sec. 304-30. Incentive Bonus Applicability.**

Height, density and lot coverage bonuses are awarded when a developer provides one or more of public parking, open space, public parks, or public roof top activation (for qualifying locations).

**Sec. 304-40. Schedule of Incentive Bonus.**

The table below shows the amenities that qualify for height, density and impervious area incentive bonus within the different districts. The amount of the incentive bonus is delineated in the table below. The developer can determine the type and extent of amenities to provide in order to reach the maximum permissible height shown on the height maps.

|                                                                                  |           |                |
|----------------------------------------------------------------------------------|-----------|----------------|
| <u>Y = Incentive bonus available</u><br><u>N = Incentive bonus not available</u> |           |                |
| <u>List of amenities that qualify for development incentives</u>                 | <u>CC</u> | <u>SFED-MU</u> |
| <u>Provide public open space or paseo [see sec. 304-50]</u>                      | <u>Y</u>  | <u>Y</u>       |
| <u>Provide public parking [sec. 304-60]</u>                                      | <u>Y</u>  | <u>Y</u>       |
| <u>Public Parks [see sec. 304-70]</u>                                            | <u>Y</u>  | <u>Y</u>       |

|                                                           |           |                |
|-----------------------------------------------------------|-----------|----------------|
| Y = Incentive bonus available                             |           |                |
| N = Incentive bonus not available                         |           |                |
| List of amenities that qualify for development incentives | <u>CC</u> | <u>SFED-MU</u> |
| Rooftop Activation [see sec 304-80]                       | <u>Y</u>  | <u>N</u>       |
| Attainable Housing [see sec 304-90]                       | <u>Y</u>  | <u>Y</u>       |

**Sec. 304-50. Incentive Bonus for providing Public Open Space.**

- (A) In the Neighborhood Mixed-Use District, one (1) story, ten (10) du/ac, and five (5) percent pervious area reduction subject to a maximum density, height and pervious area limitations established under the applicable zoning district for a minimum twenty-five hundred (2,500) square feet. open space that complies with article 312, or a pedestrian paseo that complies with sec. 309-20. The open space or paseo shall satisfy 100 percent of the pervious open space requirement for the lot that provides it.
- (B) In the City Center District, two (2) stories and twenty (20) du/ac for a minimum twenty-five hundred (2,500) square feet. open space that complies with article 312, or pedestrian paseo that complies with sec. 309-20, and one (1) story and ten (10) du/ac for each full additional one thousand five hundred (1,500) square feet of open space that complies with article 312. The open space or paseo shall satisfy 100 percent of the pervious open space requirement for the lot that provides it.
- (C) This intensity bonus is available at the determination of the City Commission or designee based upon whether the any given location is appropriate and desirable for open space.
- (D) The standards for provision of public open space for incentive bonus credit shall be as provided in article 312.

**Sec. 304-60. Incentive Bonus for providing Public Parking.**

Bonus of two (2) story, twenty (20) dwelling units and reduction of five (5) percent impervious area reduction subject to a maximum density, height and pervious area limitations established under the applicable zoning district for each twenty (20) public parking spaces provided to the City for public parking use through City approval of dedication of the spaces for public use shall be identified on site plan which shall run with the subject property in perpetuity. Alternatively, payment in lieu of off-street parking can be accepted in accordance with Section 265-92 through provision of a shared parking agreement in a form approved by the city attorney, which shall restrict the spaces for public use, and shall run with the subject property in perpetuity. The intensity bonus shall not exceed the maximum height, density and impervious area limitations of the applicable district.

#### **Sec. 304-70. Incentive Bonus for providing Public Parks.**

- (A) A development may be eligible for a density and height bonus not to exceed a maximum of one (1) story, ten (10) du/ac, and five (5) percent pervious area reduction subject to a maximum density, height and pervious area limitations established under the applicable zoning district. The public park incentive bonus fee shall be calculated pursuant to section 305 70(B), which shall be applied to the City's park fund for park land acquisition or park improvements. The full public park incentive fee shall be paid in order to exercise any density of height bonus or combination thereof, under this section. The full public park incentive fee shall be paid regardless of whether the use of the density or height bonus is limited by the maximum density or height established under the applicable zoning district or the applicant chooses not to exercise portions of the height or density bonuses. Eligibility for a density and height bonus under this section shall require development containing a minimum of twenty-five (25) dwelling units.
- (B) The public park incentive fee shall be equal in value to fifty cents (\$0.50) per square foot of estimated residential gross floor area.
- (C) For purposes of this section, residential gross floor area shall be defined as the sum of the habitable horizontal area of all residential floors of all stories of a residential building or structure under a roof, and including, interior amenity areas, clubhouses, lobby areas, however, excluding private garages, maintenance facilities, balconies, stairwells, elevators, basements and subbasements, covered parking, loading areas, and parking structures.
- (D) The contributions referenced in this section are calculated in 2014 dollars and shall be adjusted by the Consumer Price Index on an annual basis.
- (E) Payment of the public park incentive fee shall be made prior to issuance of a building permit.

#### **Sec. 304-80. Incentive Bonus for providing Public Rooftop Activation.**

- (A) A development may be eligible for a density and height bonus not to exceed a maximum of one (1) story, ten (10) dwelling units, and five (5) percent pervious area reduction subject to a maximum density, height and pervious area limitations established under the applicable zoning district subject to a maximum density of height limitations established under the applicable zoning district.
- (B) Public rooftop activation is the intentional design and programming of rooftop access to provide usable space for public, commercial, cultural, or environmental purposes. A rooftop activation space shall be open to the general public without requirement of residency, membership or mandatory purchase for entry. Residential recreation space does not meet the requirement for public rooftop activation.
- (C) Public rooftop activation square footage must be equal to a minimum of sixty (60) percent of the rooftop area shall be publicly accessible, with a minimum of two thousand five hundred (2,500) square feet and detailed on approved site plan.
- (D) Public rooftop activation must meet the on-site parking regulations identified in Article 265.



- (E) A public access easement or covenant shall be recorded prior to the issuance of a building permit. Such easement shall run with the land to guarantee public access in perpetuity unless otherwise amended by the City
- (F) Public access to the public rooftop and public restrooms must be provided.

**Sec. 304-90. Incentive bonus for providing attainable housing.**

- (A) Definition. Attainable housing shall mean “workforce.” “moderate workforce” and “low income” as defined by the Administrative Rules Document of the Broward County Land Use Plan, article 8, and includes both owner occupied and rental housing.
- (B) A Bonus of one (1) story and five percent (5%) pervious area reduction may be awarded for every ten (10) attainable housing units provided.
- (C) [Eligibility requirements.] In order to be eligible for density and height bonuses under this section, the developer shall first guarantee the attainability of the unit for the specified income level as either rental or owner-occupied housing for a period of at least thirty (30) years via a restrictive covenant in a form acceptable to the City attorney may require. The City Commission may establish a one-time fee applicable to each development that receives bonus units to offset the cost of administering the attainable housing programs.

\* \* \*

**Section 4.** That if any section, clause, sentence, or phrase of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

**Section 5.** That it is the intention of the Mayor and City Commission of the City of Dania Beach, and it is hereby ordained that the provisions of this ordinance shall become and be made a part of the Code of the City of Dania Beach, Florida and codified by Municode. The sections of this ordinance may be renumbered or re-lettered to accomplish such intention, and the word "ordinance" may be changed to "section," "article," or other appropriate word.

**Section 6.** That all ordinances or part of ordinances in conflict with the provisions of the Ordinance are repealed.

**Section 7.** That this ordinance shall take effect 10 days after passage on second reading.



**PASSED** on first reading on \_\_\_\_\_, 2026.

**PASSED AND ADOPTED** on second reading on \_\_\_\_\_ 2026.

First Reading:

Motion by: \_\_\_\_\_

Second by: \_\_\_\_\_

Second Reading:

Motion by: \_\_\_\_\_

Second by: \_\_\_\_\_

FINAL VOTE ON ADOPTION: Unanimous \_\_\_\_\_

Yes No

Commissioner Lori Lewellen \_\_\_\_\_

Commissioner Luis Rimoli \_\_\_\_\_

Commissioner Archibald J. Ryan IV \_\_\_\_\_

Vice Mayor Marco Salvino \_\_\_\_\_

Mayor Joyce L. Davis \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
ELORA RIERA, MMC  
CITY CLERK

\_\_\_\_\_  
JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

\_\_\_\_\_  
EVE A. BOUTSIS  
CITY ATTORNEY



City of Dania Beach, Florida  
Department of Community Development  
Planning and Zoning Division  
(954) 924-6805 X3792  
(954) 922-2687 Fax

### Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☐ Other: \_\_\_\_\_

Date Rec'd: \_\_\_\_\_

Petition No.: TX-019-26

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

**THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS.** Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Failure to attend may impact the disposition of the application. The applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division.

The City's DRC process requires a hard copy of the application and application fee payment to be submitted to City Planning staff BEFORE electronic submittal will be accepted for processing. Applications will only be accepted on the submittal date identified on the annual DRC Meeting Deadline schedule. The application must identify the number of proposed residential dwelling units and/or the square footage of commercial/industrial use, as applicable. Once the application and fee are received a file number will be issued which must be used to identify the project when submitting electronically. Once the file number is issued, the applicant has 24 hours to load the plans electronically. Failure to submit within 24 hours will require the application to begin again the following month.

Location Address: 100 W DANIA BEACH BLVD

Lot(s): \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_

Recorded Plat Name: \_\_\_\_\_

Folio Number(s): \_\_\_\_\_ Legal Description: \_\_\_\_\_

Applicant/Consultant/Legal Representative (circle one) CITY OF DANIA BEACH

Address of Applicant: 100 W DANIA BEACH BLVD

Business Telephone: \_\_\_\_\_ Home: \_\_\_\_\_ Fax: \_\_\_\_\_

E-mail address: \_\_\_\_\_

Name of Property Owner: CITY OF DANIA BEACH

Address of Property Owner: 100 W DANIA BEACH BLVD

Principal Member(s)/Responsible Party: \_\_\_\_\_

Business Telephone: \_\_\_\_\_ Home: \_\_\_\_\_ Fax: \_\_\_\_\_

**Explanation of Request:** Text Amend to the LDC regarding building height and residential density within the RAC form-based zoning district  
Please provide proposed **Plat Name** & **Criteria Statement** as required by the City's **Land Development Code**.

Prop. Net Acreage: \_\_\_\_\_ Gross Acreage: \_\_\_\_\_ Prop. Square Footage: \_\_\_\_\_

Existing Use: \_\_\_\_\_ Proposed Use: \_\_\_\_\_



Is property owned individually, by a corporation, association, or a joint venture?

**AUTHORIZED REPRESENTATIVE**

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize \_\_\_\_\_ (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA  
COUNTY OF BROWARD  
The foregoing instrument  
Was acknowledged

By: [Signature]  
(Owner / Agent signature\*)

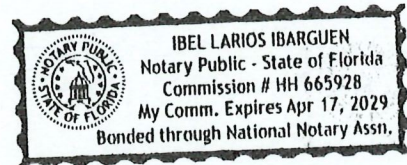
BEFORE ME THIS 18<sup>th</sup> DAY OF May, 2026

By:

Eleanor Norcross  
(Print name of person acknowledging)

\_\_\_\_\_  
(Joint owner signature if applicable)

Notary [Signature]  
(Signature of Notary Public – State of Florida)



Personally known X or Produced Identification \_\_\_\_\_

Type of identification produced: \_\_\_\_\_ or Drivers License \_\_\_\_\_

**\*If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

***NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.***

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF  
BEFORE PROCESSING OCCURS.***

**From:** [Gabriel M. de las Salas](#)  
**To:** ["jason\\_tarala@sheriff.org"](mailto:jason_tarala@sheriff.org)  
**Subject:** Federal Highway Motels - Thanks to Sgt. Valdez  
**Date:** Wednesday, May 27, 2026 12:28:26 PM

---

Hi Captain Tarala,

I wanted to follow up on a call I received from Sgt. Robert Valdez. He was beyond polite and professional – a great guy. The conversation was about BSO's efforts to tackle the crime coming out of the motels on Federal Highway.

I am not sure who prompted the call or what motivated it...but to be clear, I have no issues with BSO at all — you all do a great job under the circumstances. The problems aren't due to a lack of law enforcement or effort from the deputies. It's a systemic issue driven by the lack of investment and blight along the corridor.

To the extent my voice carries any weight, I'm doing what I can to push our elected officials toward policies that encourage real capital investment and redevelopment of those seedy motels. I know it is best for you to remain apolitical, but I'd encourage you to speak with them as well and remind them that these motels and blighted properties are the root of the problem. Anecdotally, every deputy I've spoken with says the same thing. Compiling some relevant statistics might be especially persuasive.

Thanks again for all your team does. I really appreciate your service and the hard work of everyone at BSO. Please send my best wishes to Sgt. Valdez and all the men and women working to make Dania Beach safer.

Regards,

Gabriel M. de las Salas  
Attorney at Law

**GMS LAW**  
PLLC

**Please note our new suite number:**

GMS Law, PLLC  
1930 Harrison Street, Suite 204  
Hollywood, FL 33020  
Office: (954) 477-8385

Fax: (954) 866-0878

[Parking Instructions](#)



|              |                 |
|--------------|-----------------|
| Campaign No. | 76777           |
| Today's Date | 18 May 2026     |
| P.O. Number  |                 |
| Sales Rep    | Walters, Dustin |

#### bill-to

**City of Dania Beach- City Clerk's Office**  
100 W. Dania Beach Blvd  
Dania Beach, FL 33004-3699  
Tel: 954 924-6800  
Account No: 105628

#### advertiser

**City of Dania Beach- City Clerk's Office**  
100 W. Dania Beach Blvd  
Dania Beach, FL 33004-3699  
Tel: 954 924-6800  
Account No: 105628

#### Campaign Summary

|             |                                                 |
|-------------|-------------------------------------------------|
| Description | TX-019-26 SSG Text Amendment (1st Reading) - Ad |
| Start Date  | 5/25/2026                                       |
| End Date    | 5/26/2026                                       |
| Currency    |                                                 |

#### Cost Summary

|                   |                 |
|-------------------|-----------------|
| Gross Amount      | \$342.91        |
| Agency Commission | \$0.00          |
| Net Amount        | \$342.91        |
| Estimated Tax     | \$0.00          |
| <b>Total</b>      | <b>\$342.91</b> |

#### Package Details

| Description              | Start Date | Price      |
|--------------------------|------------|------------|
| Notice of Public Meeting | 5/25/2026  | 342.91     |
| Package Component Detail |            | Start Date |
| Public Notices           |            | 5/25/2026  |
| Affidavit                |            | 5/25/2026  |
| Sun Sentinel Classified  |            | 5/25/2026  |



**NOTICE OF PUBLIC HEARING  
CITY OF DANIA BEACH, FLORIDA**

A Public Hearing will be conducted by the City of Dania Beach City Commission on the following date to consider the following application:

DATE: Tuesday, June 09, 2026

TIME: 7:00 p.m. or as soon thereafter as the same may be heard

PLACE : City Commission Chambers

Dania Beach City Hall

100 West Dania Beach Blvd.

Dania Beach, FL 33004

SUBJECT: TX-019-26: The applicant, the City of Dania Beach, is requesting several text amendments to the form-based zoning districts regarding height and density in the City's Code of Ordinances, Land Development Code (LDC) (First Reading).

The following is the proposed Ordinance of the matter:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28 "LAND DEVELOPMENT CODE"; PART 3, ENTITLED SPECIAL ZONING DISTRICTS", SUBPART 1, ENTITLED THE "COMMUNITY RE-DEVELOPMENT AREA (CRA) FORM-BASED ZONING DISTRICTS"; ARTICLE 303, ENTITLED "DETAILED USE REGULATIONS"; TO AMEND THE CHAPTER IN ORDER TO CREATE INCENTIVES (HEIGHT AND DENSITY BONUSES) FOR THE FOLLOWING DISTRICTS: CITY CENTER DISTRICT (SECTION 303-40); NBHD-MU, NEIGHBORHOOD MIXED-USE DISTRICT (SECTION 303-50), EDBB-MU, EAST DANIA BEACH BOULEVARD MIXED-USE DISTRICT (SECTION 303-60), GTWY-MU, BEACH GATEWAY MIXED-USE DISTRICT (SECTION 303-70), SFED-MU, SOUTH FEDERAL HIGHWAY CORRIDOR MIXED-USE DISTRICT (SECTION 303-80); AND UPDATING THE ZONING MAPS ACCORDINGLY; AMENDING ARTICLE 304, ENTITLED "BUILDING HEIGHT AND TRANSITION REGULATIONS, AND INCENTIVES: TO CREATE THE FOLLOWING SECTIONS: 304-30, ENTITLED INCENTIVE APPLICABILITY, 304-40, ENTITLED "SCHEDULE OF INCENTIVES", 304-50, ENTITLED "INCENTIVES FOR PROVIDING PUBLIC OPEN SPACE", 304-60, ENTITLED "INCENTIVE FOR PROVIDING PUBLIC PARKING", 304-70, ENTITLED "INCENTIVES FOR PROVIDING PUBLIC PARKS", 304-80, ENTITLED "INCENTIVES FOR PROVIDING PUBLIC ROOFTOP ACTIVATION", AND 304-90 ENTITLED "INCENTIVES FOR PROVIDING ATTAINABLE HOUSING"; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Copies of the proposed request or applicable information are available when the agenda is posted online. For more information, please call the Planning Division at (954) 924-6805 Ext. 3654.

Please be advised that if a person decides to appeal any decision made by Local Planning Agency, the Planning and Zoning Board or the City Commission with respect to any matter considered at this hearing, such person will need a verbatim record of the proceedings and for this purpose such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City does not provide or prepare such record pursuant to F.S. 286.0105.

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's office, 100 West Dania Beach Boulevard, Dania Beach, Florida 33004, (954) 924-6800 Ext. 3624, at least 48 hours prior to the meeting.

**Application Information**

Project: Text Amendments

Application Site: City Wide

Request: Text Amendment to the form-based zoning districts regarding height and density in the City's code of Ordinances, Land Development Code (LDC).

Hearing Date & Time: Jun 09, 2026 at 7:00 PM

Hearing Location: City Commission Chambers, Dania Beach City Hall, 100 West Dania Beach Blvd

Contact Information: Corinne Lajoie, MURP, AICP, Deputy Director, 954-924-6805 Ext. 3704

**5/25/2026 76777**

This Insertion Order Form forms part of the Agreement by and between Customer and Tribune Publishing Company ("**Company**"), and is governed by the terms and conditions set forth in Company's Business Terms of Service (available at <https://www.tribpub.com/central-terms-of-service/>) (the "**Business Terms**") and the Data Processing Addendum (the "**DPA**") The Business Terms, DPA, and this Insertion Order are collectively referred to as the "**Agreement**." The Business Terms and DPA constitute integral parts of this Insertion Order and are hereby incorporated into this Insertion Order by this reference. Capitalized Terms not otherwise defined in this Insertion Order have the same meanings as that ascribed to them in Business Terms. In the event of any ambiguity, conflict, or inconsistency between any of the Business Terms, this Insertion Order, and the DPA, the following order of precedence shall govern for purposes of resolving any such ambiguity, conflict, or inconsistency: (1) this Insertion Order, (2) the DPA, if applicable, and (3) the Business Terms.





## City of Dania Beach Community Development Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Candido Sosa- Cruz, ICMA-CM, City Manager

**VIA:** Eleanor Norena, CFM, Deputy City Manager  
Corinne Lajoie, MURP, AICP, Deputy Director  
Claudia Viviana Batista, Planning and Zoning Manager

**SUBJECT: TX-018-26:** The applicant, the City of Dania Beach, is requesting a text amendment to the City's Code of Ordinances, Land Development Code (LDC), regarding Board attendance. (Second Reading)

---

### **Request:**

To adopt an ordinance to make the attendance requirements for advisory boards consistent for all boards.

### **PUBLIC HEARING NOTICE**

This item was duly advertised, posted, and noticed pursuant to Article 610 of the LDC.

### **Background:**

Recently, the City Commission raised concerns over advisory board attendance. The City Commission wanted the administration to review the attendance records and the attendance policies for the various advisory boards. Each board had a different set of criteria for attendance, allowing multiple absences, provided the absences were not consecutive, and allowing for "excused" absences.

### **Staff Analysis**

As not every board meets monthly, it is the recommendation to only allow two (2) absences, excused per year. These two (2) absences include all excused and unexcused absences. Upon the third absence, the member is automatically removed from the board.

During the November 2024 election, the City also had several charter ballot questions heard, and the voters approved a change to the charter that would require advisory board members who are residents to be residents 12 months prior to their appointment to an advisory board. The requirement used to be a six-month residency requirement. The proposed language updates for all the boards are to reflect a 12-month versus a six-month residency requirement in an effort to create consistency.

Not all advisory boards were created by ordinance, so the attached ordinance provides (1) specific language changes to those boards created by ordinance (Public Art Board, Marine Advisory Board, and Planning and Zoning Board,) and then modifies all the resolutions that created the remaining functioning advisory boards: Resolution No. 2025-002/58-99 (Parks, Recreation and Community Affairs Advisory Board); No.: 2013-047/2009-026 (Green Advisory Board); No.: 2018-035/2013-019 (Education Advisory Board); and No.: 2009-054 (Charter Review Board).

This application requires two (2) public hearings by the City Commission.

### **Budgetary Impact**

These proposed amendments will have no budgetary impacts on the City.

### **Recommendation**

#### **Previous Action**

Planning and Zoning Board Recommendation

The Planning and Zoning Board met on May 20, 2026, and unanimously recommended that the City Commission approve the ordinance.

The City Commission met on May 26, 2026, and unanimously recommended approval at first hearing.

The Community Development Department is recommending that the City Commission approve the ordinance on final reading.

**ORDINANCE NO. 2026-\_\_\_\_\_**

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, RELATING TO ADVISORY BOARD ATTENDANCE, ALTERNATE BOARD MEMBERS AND ELIGIBILITY BY AMENDING THE FOLLOWING SECTIONS OF THE CITY CODE: (1) SECTION 811-130, ENTITLED "PUBLIC ART ADVISORY BOARD; (2) SECTIONS 2-120, ENTITLED (MARINE ADVISORY BOARD) "MEMBERS' COMPENSATION; TERM", AND SECTION 2-121, ENTITLED (MARINE ADVISORY BOARD) "RULES OF PROCEDURE"; (3) SECTION 720-10, ENTITLED (PLANNING & ZONING BOARD) "CREATED; APPOINTMENT"; AND (4) ADVISORY BOARD RESOLUTIONS RELATING TO THE FOLLOWING BOARDS: PARKS, RECREATION AND COMMUNITY AFFAIRS ADVISORY BOARD; GREEN ADVISORY BOARD; EDUCATION ADVISORY BOARD; AND CHARTER REVIEW BOARD, IN ORDER TO MODIFY THE QUALIFICATIONS AND ATTENDANCE OF ADVISORY BOARD MEMBERS, AND TO PROVIDE FOR ADVISORY BOARD ALTERNATE MEMBERS WHEN NOT PREVIOUSLY PROVIDED; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

**WHEREAS**, the City Charter was amended in 2024 to require that advisory board members be a resident of the City at least 12 months prior to appointment; and

**WHEREAS**, the various advisory board ordinances are being amended to reflect the charter change; and

**WHEREAS**, the City has various rules for advisory boards as it relates to "excused" and "unexcused" absences, meanwhile the boards are having difficulty meeting quorum; and

**WHEREAS**, the City is seeking to make attendance rules uniform by requiring that all boards have the same policy, which is to only allow two absences (regardless of whether they are excused or not) per year; and

**WHEREAS**, the City seeks to amend all ordinances relating to existing boards and all resolutions relating to advisory boards to provide for a 12 month residency requirement before appointment (consistent with the charter) and providing for solely two (2) absences per year, per advisory board member; and

**WHEREAS**, the City wants to ensure that each advisory board provides for alternate board members to ensure that there is quorum in the case of absences.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE  
CITY OF DANIA BEACH, FLORIDA:**

**Section 1.** That the above “WHEREAS” clauses are ratified and confirmed as being true and correct, and they are made a part of and incorporated into this Ordinance by this reference.

**Section 2.** That Chapter 28 entitled the “Land Development Code”, at Article 811, entitled “Public Art Program: at Section 811-130 entitled “Public Art Advisory Board”, is amended as follows:

**CHAPTER 28  
LAND DEVELOPMENT CODE**

\* \* \*

**ARTICLE 811 - PUBLIC ART PROGRAM**

\* \* \*

**Sec. 811-130. Public Art Advisory Board.**

There shall be created a Public Art Advisory Board whose membership, meetings, duties, and other responsibilities are as described below:

- (A) *Membership.* All advisory board members that are required to be City residents shall be City residents for at least 12 months prior to appointment. The Board shall be composed of the following members:
- (i) Four (4) board members must be knowledgeable in one of the identified fields of: fine art, be employed by any art dealer, art gallery, artists' representative, museum or other entity which derives income from the sale or display of artwork, be a professional in the field of art, architecture, art history, architectural history, urban planning, landscape architecture, interior design, graphic or product design, urban planners, or possess a minimum of a bachelor's degree in said field from an accredited university, or be involved in an art program within the community. Dania Beach residents and Broward County residents will be eligible to serve on the advisory board.
  - (ii) Three (3) city residents with a strong interest and knowledge of the visual arts; whom shall have been a resident of the City of Dania Beach for a minimum of 12 months ~~six (6) months~~ prior to any such appointment. For the first appointment to the Board, the two (2) members may be selected from the formerly active Creative Arts Council Advisory Board. (iii)
  - (iii) That the City Commission shall appoint one (1) City Commissioner to sit as a liaison to the Board. Such appointed City Commissioner liaison shall serve a term consistent with the duration of their election term and without compensation at the pleasure of the City Commission of the City of Dania Beach.
  - (iv) The City Commission shall vote on the selection of each member. The required quorum shall consist of four (4) members.

- (v) There shall be two alternate board members, one appointed from subsection (i) and the second appointed from subsection (ii) by the City Commission. Alternate Board members are to attend all meetings and all attendance requirements shall apply equally to the alternate board members.
- (vi)(v) Each member shall be appointed by the City Commission, based upon the criteria and approved by a majority of the entire City Commission. The positions appointed to the Art Board, and their term provisions, and additional terms:

\* \* \*

- (B) *Meetings.* If any member fails to attend three (3) meetings (regardless of whether the board member is excused or not) annually shall automatically be removed from the board, and the City Commission shall promptly fill that vacancy. Board meets a minimum of four (4) times per year but may meet more frequently as needed. An absence by any board member from any three (3) meetings (whether excused or not) shall constitute an automatic resignation of such member. Failure to have quorum to hold a meeting shall be considered an absence for those board members that cause the failure of quorum.

**Section 3.** That Chapter 2, entitled “Administration”, Article VI, entitled “marine Advisory Board”, at sections 2-120- 2-121, is amended as follows:

## CHAPTER 2

### ADMINISTRATION

\* \* \*

### ARTICLE VI. MARINE ADVISORY BOARD

\* \* \*

#### **Sec. 2-120. - Members' compensation; term.**

The members of the marine advisory board shall serve without compensation, and each member shall serve for a term consistent with the duration of the term of the appointing commissioner. The board shall consist of five (5) members appointed by the city commission, and two alternates. Each commissioner shall appoint one (1) member who has been a resident of the city for at least 12 months ~~six (6) months~~. It is recommended that the appointees be engaged in a marine related business or have prior marine related business experience.

## **Sec. 2-121. Rules of procedure.**

It is recommended that the marine advisory board shall be governed by the following rules of procedure:

- (1) The board shall select its own chairperson and secretary, unless the chairperson is designated by the city commission.
- (2) It is suggested that the board meet not less than once a month, and more frequently if business requires. Notice of the meetings shall be given by the chairperson or his/her representative.
- (3) All advisory board members shall be City residents for at least 12 months prior to appointment. If any member fails to attend three (3) meetings annually (regardless of whether the absence is excused or not) shall automatically be removed from the board, and the City Commission shall promptly fill that vacancy. Unexcused aAn absence by any board member from any three (3) consecutive meetings or any three (3) consecutive absences shall constitute an automatic resignation of such member. Failure to have quorum to hold a meeting shall be considered an-unexcused absence by those advisory board member(s) that cause the failure of quorum. Alternate Board members are to attend all meetings and all attendance requirements shall apply equally to the alternate board members.
- (4) Three (3) members of the board shall constitute a quorum at any meeting of the board, but no action shall be binding when taken by the board except at a meeting as provided in this section, and recorded in the minutes of the meeting.
- (5) A record of the board's proceedings shall be made and kept by the secretary and shall be open to inspection at all times.
- (6) All meetings shall be open to the press and general public and all persons desiring to appear before the board shall be given reasonable time to present their views on any matter being considered by the board.

\* \* \*

**Section 4.** That Chapter 28, Land Development Code, at Article 720, entitled “Planning & Zoning Board, at 720-10, entitled “Created; appointment”, is amended as follows:

### **CHAPTER 28**

### **LAND DEVELOPMENT CODE**

\* \* \*

## **ARTICLE 720. - PLANNING AND ZONING BOARD**

### **Sec. 720-10. - Created; appointment.**

The members of the city planning and zoning board as created by the City Charter, shall be appointed by the city commission and be residents of the City at least 12 months prior to their

appointment. No city employee shall be eligible for membership on the board. If any member fails to attend three (3) meetings (regardless of whether the member is excused or not) annually shall automatically be removed from the board and will be considered to have voluntarily resigned. The City Commission shall promptly fill that vacancy. Failure to have quorum to hold a meeting shall be considered an absence by those advisory board members that cause the lack of quorum. Consistent with the City Charter, Part 8, Article I, there shall be five members and two alternate board members appointed by the City Commission. Alternate Board members are to attend all meetings and all attendance requirements shall apply equally to the alternate board members.

\* \* \*

**Section 5.** Amending all existing resolutions authorizing advisory board as follows:

The provisions in the following resolutions: No. 2025-002/58-99 (Parks, Recreation and Community Affairs Advisory Board); No.: 2013-047/2009-026 (Green Advisory Board); No.: 2018-035/2013-019 (Education Advisory Board); No.: 2009-054 and 2015-10 (Charter Review Board), and No. 2018-0034 (alternate board members) relating to qualifications and attendance of advisory board members shall be amended to provide the following:

- (1) If any member of the advisory board fails to attend three (3) meetings annually (whether the absence is excused or not), she/he shall automatically be removed from the board and be considered to have resigned. The City Commission shall promptly fill that vacancy. Failure to have a quorum to hold a meeting shall be considered an absence by those advisory board members that cause the lack of quorum. All advisory board members shall be City residents for at least 12 months prior to appointment.
- (2) The Parks Recreation and Community Affairs Advisory Board currently provides for one alternate board member. The Charter Review Board provides for five (5) alternate Board Members. The Green and the Education Advisory Boards do not provide for alternate board members. Upon adoption of this ordinance all advisory board addressed in this Section 6, relating to the following board: the Green, Parks Recreation and Community Affairs, and Education Advisory Boards, shall all have two alternate board members appointed by the City Commission. Alternate Board members are to attend all meetings of the advisory board and all attendance requirements shall apply equally to the alternate board members. The Charter Review Board shall maintain its five (5) alternate board members.

\* \* \*

**Section 6.** That all ordinances or part of ordinances in conflict with the provisions of the Ordinance are repealed.

**Section 7.** It is the intention of the Mayor and City Commission of the City of Dania Beach, and it is hereby ordained that the provisions of this ordinance shall become and be made a part of the Code of the City of Dania Beach, Florida. The sections of this ordinance may be renumbered or re-lettered to accomplish such intention, and the word "ordinance" may be changed to "section," "article," or other appropriate word.

**Section 8.** That this Ordinance shall be effective 10 days after passage on second reading.

**PASSED** on first reading on \_\_\_\_\_, 2026.

**PASSED AND ADOPTED** on second reading on \_\_\_\_\_ 2026.

First Reading:

Motion by: \_\_\_\_\_

Second by: \_\_\_\_\_

Second Reading:

Motion by: \_\_\_\_\_

Second by: \_\_\_\_\_

FINAL VOTE ON ADOPTION: Unanimous \_\_\_\_\_

Yes No

Commissioner Lori Lewellen \_\_\_\_\_

Commissioner Luis Rimoli \_\_\_\_\_

Commissioner Archibald J. Ryan IV \_\_\_\_\_

Vice Mayor Marco Salvino \_\_\_\_\_

Mayor Joyce L. Davis \_\_\_\_\_

SIGNATURES ON THE FOLLOWING PAGE



ATTEST:

---

ELORA RIERA, MMC  
CITY CLERK

---

JOYCE L. DAVIS  
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

---

EVE A. BOUTSIS  
CITY ATTORNEY



City of Dania Beach, Florida  
Department of Community Development  
Planning and Zoning Division  
(954) 924-6805 X3792  
(954) 922-2687 Fax

### Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☒ Other: \_\_\_\_\_

Date Rec'd: 03/18/26

Petition No.: TX-018-26

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

**THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS.** Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Failure to attend may impact the disposition of the application. The applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division.

The City's DRC process requires a hard copy of the application and application fee payment to be submitted to City Planning staff BEFORE electronic submittal will be accepted for processing. Applications will only be accepted on the submittal date identified on the annual DRC Meeting Deadline schedule. The application must identify the number of proposed residential dwelling units and/or the square footage of commercial/industrial use, as applicable. Once the application and fee are received a file number will be issued which must be used to identify the project when submitting electronically. Once the file number is issued, the applicant has 24 hours to load the plans electronically. Failure to submit within 24 hours will require the application to begin again the following month.

Location Address: 100 W DANIA BEACH BLVD

Lot(s): \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_

Recorded Plat Name: \_\_\_\_\_

Folio Number(s): \_\_\_\_\_ Legal Description: \_\_\_\_\_

Applicant/Consultant/Legal Representative (circle one) CITY OF DANIA BEACH

Address of Applicant: 100 W DANIA BEACH BLVD

Business Telephone: \_\_\_\_\_ Home: \_\_\_\_\_ Fax: \_\_\_\_\_

E-mail address: \_\_\_\_\_

Name of Property Owner: CITY OF DANIA BEACH

Address of Property Owner: 100 W DANIA BEACH BLVD

Principal Member(s)/Responsible Party: \_\_\_\_\_

Business Telephone: \_\_\_\_\_ Home: \_\_\_\_\_ Fax: \_\_\_\_\_

**Explanation of Request:** Text Amendment to the attendance requirements for advisory boards consistent for all boards  
Please provide proposed **Plat Name** & **Criteria Statement** as required by the City's **Land Development Code**.

Prop. Net Acreage: \_\_\_\_\_ Gross Acreage: \_\_\_\_\_ Prop. Square Footage: \_\_\_\_\_

Existing Use: \_\_\_\_\_ Proposed Use: \_\_\_\_\_



Is property owned individually, by a corporation, association, or a joint venture?

**AUTHORIZED REPRESENTATIVE**

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize \_\_\_\_\_ (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA  
COUNTY OF BROWARD  
The foregoing instrument  
Was acknowledged

By: [Signature]  
(Owner / Agent signature\*)

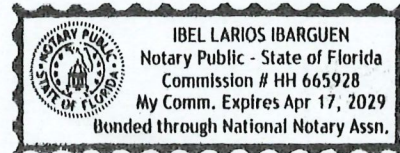
BEFORE ME THIS 18<sup>th</sup> DAY OF March, 2026

By:

Eleanor Norena  
(Print name of person acknowledging)

\_\_\_\_\_  
(Joint owner signature if applicable)

Notary [Signature]  
(Signature of Notary Public – State of Florida)



Personally known X or Produced Identification \_\_\_\_\_

Type of identification produced: \_\_\_\_\_ or Drivers License \_\_\_\_\_

**\*If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

***NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.***

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF  
BEFORE PROCESSING OCCURS.***



|              |                 |
|--------------|-----------------|
| Campaign No. | 76773           |
| Today's Date | 18 May 2026     |
| P.O. Number  |                 |
| Sales Rep    | Walters, Dustin |

#### bill-to

**City of Dania Beach- City Clerk's Office**  
100 W. Dania Beach Blvd  
Dania Beach, FL 33004-3699  
Tel: 954 924-6800  
Account No: 105628

#### advertiser

**City of Dania Beach- City Clerk's Office**  
100 W. Dania Beach Blvd  
Dania Beach, FL 33004-3699  
Tel: 954 924-6800  
Account No: 105628

#### Campaign Summary

|             |                                                         |
|-------------|---------------------------------------------------------|
| Description | TX-018-26 Board Attendance Policy<br>(2nd Reading) - Ad |
| Start Date  | 5/25/2026                                               |
| End Date    | 5/26/2026                                               |
| Currency    |                                                         |

#### Cost Summary

|                   |                 |
|-------------------|-----------------|
| Gross Amount      | \$308.99        |
| Agency Commission | \$0.00          |
| Net Amount        | \$308.99        |
| Estimated Tax     | \$0.00          |
| <b>Total</b>      | <b>\$308.99</b> |

#### Package Details

| Description              | Start Date | Price      |
|--------------------------|------------|------------|
| Notice of Public Meeting | 5/25/2026  | 308.99     |
| Package Component Detail |            | Start Date |
| Public Notices           |            | 5/25/2026  |
| Affidavit                |            | 5/25/2026  |
| Sun Sentinel Classified  |            | 5/25/2026  |



**NOTICE OF PUBLIC HEARING  
CITY OF DANIA BEACH, FLORIDA**

A Public Hearing will be conducted by the City of Dania Beach City Commission on the following date to consider the following application:

DATE: Tuesday, June 09, 2026

TIME: 7:00 p.m. or as soon thereafter as the same may be heard

PLACE : City Commission Chambers

Dania Beach City Hall

100 West Dania Beach Blvd.

Dania Beach, FL 33004

SUBJECT: TX-018-26: The applicant, the City of Dania Beach, is requesting a text amendment to the City's Code of Ordinance, Chapter 28 of the Land Development Code (LDC), regarding Board attendance. (Second Reading)

The following is the proposed Ordinance of the matter:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, RELATING TO ADVISORY BOARD ATTENDANCE, ALTERNATE BOARD MEMBERS AND ELIGIBILITY BY AMENDING THE FOLLOWING SECTIONS OF THE CITY CODE: (1) SECTION 811-130, ENTITLED "PUBLIC ART ADVISORY BOARD; (2) SECTIONS 2-120, ENTITLED (MARINE ADVISORY BOARD) "MEMBERS' COMPENSATION; TERM", AND SECTION 2-121, ENTITLED (MARINE ADVISORY BOARD) "RULES OF PROCEDURE"; (3) SECTION 720-10, ENTITLED (PLANNING & ZONING BOARD) "CREATED; APPOINTMENT"; AND (4) ADVISORY BOARD RESOLUTIONS RELATING TO THE FOLLOWING BOARDS: PARKS, RECREATION AND COMMUNITY AFFAIRS ADVISORY BOARD; GREEN ADVISORY BOARD; EDUCATION ADVISORY BOARD; AND CHARTER REVIEW BOARD, IN ORDER TO MODIFY THE QUALIFICATIONS AND ATTENDANCE OF ADVISORY BOARD MEMBERS, AND TO PROVIDE FOR ADVISORY BOARD ALTERNATE MEMBERS WHEN NOT PREVIOUSLY PROVIDED; PROVIDING FOR CODIFICATION, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Copies of the proposed request or applicable information are available when the agenda is posted online. For more information, please call the Planning Division at (954) 924-6805 Ext. 3654.

Please be advised that if a person decides to appeal any decision made by Local Planning Agency, the Planning and Zoning Board or the City Commission with respect to any matter considered at this hearing, such person will need a verbatim record of the proceedings and for this purpose such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City does not provide or prepare such record pursuant to F.S. 286.0105.

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's office, 100 West Dania Beach Boulevard, Dania Beach, Florida 33004, (954) 924-6800 Ext. 3624, at least 48 hours prior to the meeting.

Application Information

Project: Text Amendments

Project: Text Amendments

Application Site: City Wide

Request: To adopt an ordinance making the attendance requirements for advisory boards consistent for all boards.

Hearing Date & Time: June 09, 2026 at 7:00 PM

Hearing Location: City Commission Chambers, Dania Beach City Hall, 100 West Dania Beach Blvd

Contact Information: Claudia Viviana Batista, PZ Manager, 954-924-6805 Ext. 3654

**5/25/2026 76773**

This Insertion Order Form forms part of the Agreement by and between Customer and Tribune Publishing Company ("**Company**"), and is governed by the terms and conditions set forth in Company's Business Terms of Service (available at <https://www.tribpub.com/central-terms-of-service/>) (the "**Business Terms**") and the Data Processing Addendum (the "**DPA**") The Business Terms, DPA, and this Insertion Order are collectively referred to as the "**Agreement**." The Business Terms and DPA constitute integral parts of this Insertion Order and are hereby incorporated into this Insertion Order by this reference. Capitalized Terms not otherwise defined in this Insertion Order have the same meanings as that ascribed to them in Business Terms. In the event of any ambiguity, conflict, or inconsistency between any of the Business Terms, this Insertion Order, and the DPA, the following order of precedence shall govern for purposes of resolving any such ambiguity, conflict, or inconsistency: (1) this Insertion Order, (2) the DPA, if applicable, and (3) the Business Terms.



## City of Dania Beach Community Development Memorandum

**DATE:** 6/9/2026

**TO:** Mayor and Commissioners

**FROM:** Candido Sosa-Cruz, ICMA-CM, City Manager

**VIA:** Eleanor Norena, CFM, Deputy City Manager  
Corinne Lajoie, MURP, AICP, Community Development Deputy Director

**SUBJECT:** Appoint new Public Art Advisory Board members.

---

### **Request:**

The Community Development Department is recommending the appointment of four (4) members of Public Art Advisory Board (PAAB) filling the current vacancies.

### **Background:**

On April 26, 2022, the City Commission adopted a text amendment establishing the PAAB with membership qualifications. On May 24, 2022, the City Commission appointed the City's first PAAB members.

Community Development has received several PAAB member applications, which have been reviewed with the assistance from Cultural Planning Group, Inc., the City's Public Art Consultant. The applications received were reviewed to confirm compliance with the membership qualifications identified in the City's Public Art Plan and in the Land Development Code (LDC)

### **STAFF ANALYSIS**

The City's LDC identifies the composition of the PAAB as followings:

- Broward County Residence with art experience/background – Four (4) board members must be knowledgeable in one of the identified fields of: fine art, be employed by any art dealer, art gallery, artists' representative, museum or other entity which derives income from the sale or display of artwork, be a professional in the field of art, architecture, art history, architectural history, urban planning, landscape architecture, interior design, graphic or product design, urban planners, or possess a minimum of a bachelor's degree in said field from an accredited university, or be involved in an art program within the community. Dania Beach residents and Broward County residents will be eligible to serve on the advisory board.
- Dania Beach Residence – Three (3) city residents with a strong interest and knowledge of the visual arts; whom shall have been a resident of the City of Dania Beach for a minimum of six (6) months prior to any such appointment. For the first appointment to the Board, the two members may be selected from the formerly active Creative Arts

Council Advisory Board (CACAB).

At this time the four (4) vacancies to be filled are the Broward County residency with art experience and/or background. Two of these positions will be a two (2) year term and two will be a three (3) year term.

A total of eight (8) applications were received, which are listed below and ranked by required experience and background.

| NAME                                   | OCCUPATION                                                                         | RESIDENCY                         | OTHER                                                                                                   |
|----------------------------------------|------------------------------------------------------------------------------------|-----------------------------------|---------------------------------------------------------------------------------------------------------|
| <b>RANK #1: Marc Aptakin</b>           | Creative Sector Business Owner/ Marketing/ Advertising                             | Broward Resident (Ft. Lauderdale) | Dania Beach Gallery Owner, Curator, previous PAAB member                                                |
| <b>RANK #2: Meaghan Kent</b>           | Museum of Contemporary Art Inc., Deputy Director/ Curator/Professor of Art History | Broward Resident (Hollywood)      | Served on Broward County Public Art Committee. Has MA in Art History. Previous PAAB member.             |
| <b>RANK #3: Jennifer Love Gironda</b>  | Art Teacher, Artist                                                                | Broward Resident (Pembroke Pines) | Owns art studio in Zero Empty Spaces at DCTOA, BGA/MA Ed Art Ed./Textiles, National Board Certification |
| <b>RANK #4: Claudia Rimolli</b>        | Art Studio/ Vintage Collectables                                                   | Dania Beach Resident              | Dania Beach Business owner. 15-year Dania Beach resident.                                               |
| <b>RANK #5: Dwight E. Pilgrim Nero</b> | DEPN Group of Companies, CEO                                                       | Dania Beach Resident              | Previously a Fine Art auctioneer for Parkwest Galleries. 1-year Dania Beach resident.                   |
| <b>RANK #6: Carmen Feinberg</b>        | BBC International, Sr. Director of Operations                                      | Dania Beach Resident              | Executive Professional. 30-year Dania Beach Resident.                                                   |
| <b>RANK #7: Mimi Donly</b>             | Landlord                                                                           | Dania Beach Resident              | Has previously served on several City Board. 60-year Dania Beach resident.                              |
| <b>RANK #8: Williams ANS Candis</b>    | Tik Tok Content Creator                                                            | Dania Beach Resident              | Helped start Little Italy street art project in 2009. 4-year Dania Beach resident.                      |

NEXT STEPS

Moving forward the next steps for the development of the City's PAAB are listed below:

1. Board Members to be chosen by the City Commission.
2. The next PAAB meeting is currently scheduled for June 15, 2026, at City Hall.
3. Board Members will be sent onboarding materials prior to June meeting



**Budgetary Impact**

No budgetary impacts at this time.

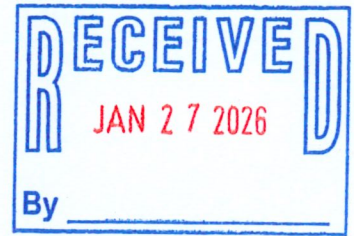
**Recommendation**

Appoint four (4) members of the Public Art Advisory Board with Broward County residency and knowledge of the arts or an art related field, two for a two (2) year term and two with a three (3) year term.



## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704



### Contact Information:

Name: Mimi Donly  
Home Address: 354 SE 6 St.  
Cell Phone: 954-294-1700  
Phone:  
Email: mimi.donly@aol.com  
What is your occupation? Landlord  
Business Name:  
Business Address:  
Business Phone:

Are you a resident of Dania Beach?  
☒ Yes  
☐ No

Are you a resident of Broward County?  
☒ Yes  
☐ No

If yes, how long have you lived:  
In Dania Beach? 60 years  
In Broward County?

Do you own a business in the City of Dania Beach? Yes/No  
no

Name of Business:

Are you a registered FL voter?  
☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?  
☒ Yes ☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.  
Green Board, Human Relations Board, Charter Review Board  
Founding chairperson of Greater Dania Beach C of C



## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

I have always been an artist at heart and am thrilled Dania Beach is invested in art at this time. I think I have qualities that would benefit the board and am committed to improving our city. This city is special to us and Bo and I have served in various leadership positions to continue its positive growth.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

See above

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

eSigned via GovOS.com  
*Meredith Donly*  
Key: 674b7e5105b4c31b07e6920f319991c

Print Name:

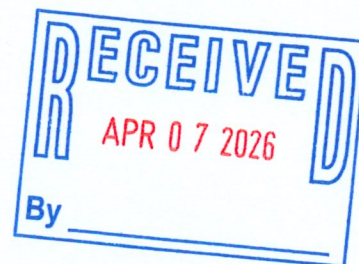
Meredith Donly





## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704



### Contact Information:

Name: Marc Aptakin

Home Address: 333 Las Olas Way, Apt 1602 Fort Lauderdale, FL 33301

Cell Phone: 3058078060

Phone: \_\_\_\_\_

Email: marc@yeswearemad.com

What is your occupation? Creative / Marketing / Advertising

Business Name: MAD Arts / MAD Studios

Business Address: 481 S. Federal Highway

Business Phone: \_\_\_\_\_

Are you a resident of Dania Beach?  
☐ Yes  
☒ No

Are you a resident of Broward County?  
☒ Yes  
☐ No

If yes, how long have you lived:  
In Dania Beach? \_\_\_\_\_ In Broward County? 25 years

Do you own a business in the City of Dania Beach? Yes/No  
Yes

Name of Business: \_\_\_\_\_

Are you a registered FL voter?  
☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?  
☒ Yes ☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.  
Dania Beach Art Board (Current)  
PAD committee of Broward County (Current)



## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

Fine Artist 1992 - 2007  
Founder of MAD Arts 2016 - Present  
Co Founder of Ignite Festival - 2021 - Present  
Founder MAD Studios 2001 - Present

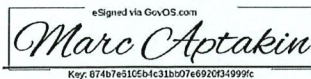
Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

Help bring a creative perspective to public art in Dania Beach

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

eSigned via GovOS.com  
  
Key: 674b7e310c61c31b507e0920f34999c

Print Name:

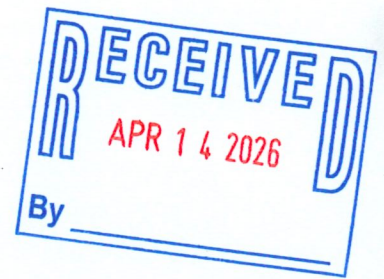
Marc Aptakin





## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704



### Contact Information:

Name: Claudia Rimoli  
Home Address: 604 NE 2nd Street Apt 117 Dania Beach, FL .33004  
Cell Phone: 786 255 5193  
Phone:  
Email: claudia@comfortforchaos.com  
What is your occupation? Art Studio/Vintage Collectables  
Business Name: Comfort for Chaos, Inc.  
Business Address: 19 N Federal Hwy  
Business Phone: 954 367 5990 x102

Are you a resident of Dania Beach?  
☒ Yes  
☐ No

Are you a resident of Broward County?  
☒ Yes  
☐ No

If yes, how long have you lived:  
In Dania Beach? 15 years  
In Broward County? 25 years

Do you own a business in the City of Dania Beach? Yes/No  
Comfort For Chaos  
Name of Business:

Are you a registered FL voter?  
☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?  
☒ Yes ☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.  
Dania Beach Lions Club 2013-2023



## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

As the owner of Comfort for Chaos in Dania Beach, I have a strong personal and professional commitment to helping our city grow through creativity, community engagement, and economic vitality. My business is rooted in bringing people together through art, vintage culture, workshops, and inclusive experiences that make the Arts & Design District a welcoming destination for residents and visitors alike.

My unique qualifications include hands-on experience creating community-centered events, collaborating with local organizations, and supporting artists.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

I bring a business owner's perspective, a creative mindset, and a passion for making art accessible to all ages and backgrounds. I would be a strong fit for the Public Art Advisory Board because I care deeply about Dania Beach, believe in the power of art to inspire connection and pride, and would work to help curate projects that reflect the city's character while supporting its future growth.

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

eSigned via GovOS.com  
*Claudia Rimoli*

Print Name:

Claudia Rimoli

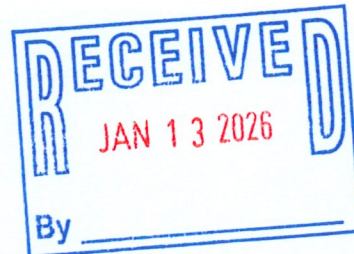




DANIA BEACH  
SEA IT. LIVE IT. LOVE IT.

## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704



### Contact Information:

Name: Carmen Feinberg  
Home Address: 4400 SW 43 Ave Dania Beach Florida 33314  
Cell Phone: 9544451254  
Phone: 9544451254  
Email: cfeinberg1021@gmail.com

What is your occupation? Sr Director of Operations

Business Name: BBC International

Business Address: 1515 North Federal Highway Boca Raton FL

Business Phone: 5614177474

Are you a resident of Dania Beach?

☒ Yes  
☐ No

Are you a resident of Broward County?

☒ Yes  
☐ No

If yes, how long have you lived:

In Dania Beach? 30 years

In Broward County? 30 years

Do you own a business in the City of Dania Beach? Yes/No  
No

Name of Business: \_\_\_\_\_

Are you a registered FL voter?

☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?

☒ Yes ☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.

I was briefly on parks and recreation committee





## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:  
NA

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

I am an operational and human resource executive with many years experience managing people and projects. I also have a love for the arts and would like to be involved.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

I wish to attend meetings and organize follow-up initiatives to improve Dania Beach experience for its residents.

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

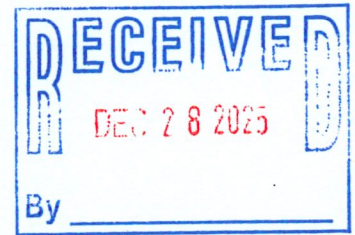
eSigned via GovOS.com  
*Carmen Feinberg*  
Key: 074b7e51CEb4c31b07e6920f34999fc

Print Name:

Carmen Feinberg



## Public Art Advisory Board Application



City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

### Contact Information:

Dwight E Pilgrim Nero  
Name: \_\_\_\_\_  
Home Address: 500 NE 2nd St Apt 221  
Cell Phone: 661-361-6520  
Phone: \_\_\_\_\_  
Email: Dwight@depnhospitalityconsultingllc.co

What is your occupation? CEO  
Business Name: DEPN Group Of Companies  
Business Address: 2980 NE 207th St, STE 300, Aventura FL 33180  
Business Phone: 954-335-0043

Are you a resident of Dania Beach?  
☒ Yes  
☐ No

Are you a resident of Broward County?  
☒ Yes  
☐ No

If yes, how long have you lived:  
In Dania Beach? 1 year  
In Broward County? 4 years

Do you own a business in the City of Dania Beach? Yes/No  
No

Name of Business: \_\_\_\_\_

Are you a registered FL voter?  
☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?  
☐ Yes ☒ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.  
No





## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

In my past years I was a Fine Art auctioneer for Parkwest galleries, and auctioned famous artwork such as dali, Rembrandt, Goyer, and Peter Max work of Art.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

I would love to help support future art placements review within the city to help enhance the city so that it becomes a memorable destination.

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

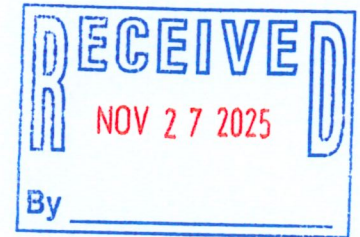
  
eSigned via GovOS.com  
Key: 074b7e0105b1c31b07e6020f31999fc

Print Name:

Dwight E Pilgrim Nero



## Public Art Advisory Board Application



City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

### Contact Information:

Name: William ANS Candis  
Home Address: 604 NE 2nd street #422  
Cell Phone: 2122446018  
Phone: \_\_\_\_\_  
Email: Candiswill@gmail.com  
What is your occupation? TikTok content creator  
Business Name: Broward blueprint  
Business Address: \_\_\_\_\_  
Business Phone: \_\_\_\_\_

Are you a resident of Dania Beach?  
☒ Yes  
☐ No

Are you a resident of Broward County?  
☒ Yes  
☐ No

If yes, how long have you lived:  
In Dania Beach? 4 years  
In Broward County? 25

Do you own a business in the City of Dania Beach? Yes/No  
Broward blueprint

Name of Business: \_\_\_\_\_

Are you a registered FL voter?  
☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?  
☒ Yes ☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.  
No





## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

I used to own a very successful marketing public relations company in New York City. I help start the little Italy Street art project in 2009 with very famous artist like Winwood level Tristan Eaton Cleon Peterson.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

I have a lot of art in my community. I would love to combine both of those skills and talents. I also make content creation, which could also complement the art committee to show the process and highlight the results.

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.  
I have been involved in the art world for many years of many aspects in promotional in New York

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

eSigned via GovOS.com  
*William Ans Candis*  
Key: 074b7e3105b4c31b0074e6920f34999c

Print Name:



## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

### Contact Information:

Name: Meaghan Kent  
Home Address: 2030 Sweetbay Way  
Cell Phone: 9175750664  
Phone:  
Email: meaghankent76@gmail.com  
What is your occupation? Deputy Director/Curator/Professor Art History  
Business Name: Museum of Contemporary Art, Inc.  
Business Address:  
Business Phone:

Are you a resident of Dania Beach?

☐ Yes

☒ No

Are you a resident of Broward County?

☒ Yes

☐ No

If yes, how long have you lived:

In Dania Beach? 0

In Broward County? 6

Do you own a business in the City of Dania Beach? Yes/No

No

Name of Business:

Are you a registered FL voter?

☒ Yes

☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?

☒ Yes

☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.

Yes, I serve on the Public Art Committee



## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes – I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

I have worked extensively with artists on public art projects. I also have served on public art juries for Broward County.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

I love contributing to the cultural growth of Dania Beach. It is an honor.

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.  
MA in Art History

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

eSigned via GovOS.com  
  
Key: 874b7e6105b4c31bb07e6920f34999fc

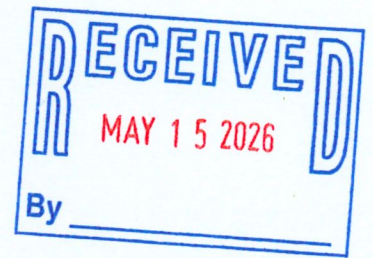
Print Name:

Meaghan Kent





## Public Art Advisory Board Application



City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

### Contact Information:

Name: Jennifer Love Gironda  
Home Address: 735 SW 103rd Ave, #103, Pembroke Pines FL 33025  
Cell Phone: 9196379137  
Phone: \_\_\_\_\_  
Email: jenniferlovegironda@gmail.com  
What is your occupation? Art Teacher, Artist  
Business Name: Chaminade-Madonna College Preparatory  
Business Address: 500 E Chaminade Dr, Hollywood, FL 33021  
Business Phone: \_\_\_\_\_

Are you a resident of Dania Beach?  
☐ Yes  
☒ No

Are you a resident of Broward County?  
☒ Yes  
☐ No

If yes, how long have you lived:  
In Dania Beach? \_\_\_\_\_ In Broward County? 3 years

Do you own a business in the City of Dania Beach? Yes/No  
I have an art studio in Zero Empty Spaces in the DCOTA  
Name of Business: \_\_\_\_\_

Are you a registered FL voter?  
☒ Yes ☐ No

### Public Art Advisory Board Selection:

Have you attended any Dania Beach Commission or Advisory Board Meetings?  
☒ Yes ☐ No

Are you currently serving, or have you ever served on any other City or County Boards, Commissions, or Committees? If yes, please provide names and dates.  
I was previously on the board as a Dania Beach resident last term.





## Public Art Advisory Board Application

City of Dania Beach  
100 West Dania Beach Blvd.  
Dania Beach, FL 33004  
(954) 924-6805 x3704

Are you aware of any potential conflict of interest (including, without limitation, any potential voting conflicts, or potential prohibited conflicts) that may arise from your serving on the City board or committee to which you are seeking appointment?

☒ No - I am not aware of any conflicts.      ☐ Yes - I am aware of select conflicts.

If yes, please explain:

### Interest & Experiences

Please list any unique qualifications you have, and how your personal experience and background may relate to the work of a Public Art Advisory Board.

I am a art teacher and an artist living in Broward County. I hold a graduate and undergraduate degree in art education and textiles- so art has been my lifelong passion and my chosen profession.

Briefly describe why you wish to serve as a member of the Public Art Advisory Board.

I previously sat on the board and really enjoyed being a part of this dynamic group making a positive impact on Dania Beach, where I still have an art studio.

List any certifications/licenses which may further qualify you to serve on the Public Art Advisory Board.

BFA/MAEd Art Education/Textiles from East Carolina University, National Board Certified Teacher, Active in my state and local teaching organizations, Teacher of over 20+ years, Lifelong artist, Certified to teach art (K-12) in FL and NC

*Please agree with the following statement: I understand the duties and responsibilities of the board(s) or committee(s) for which I am applying. By signing below, I warrant the truthfulness and accuracy of the information provided in this application.*

Signature:

eSigned via GovOS.com  
*Jennifer Love Girona*  
Key: 874b7e8105b4c31b607e4920f34909fc

Print Name:

Jennifer Love Girona