



City of Miami Springs, Florida

City Council Meeting

Regular Meeting Minutes

Monday, June 27, 2022 7:00 p.m.

City Hall Council Chambers, 201 Westward Drive, Miami Springs, Florida

Virtual Council Meeting using Communications Media Technology Pursuant to
Governor's Executive Order 20-69

1. **Call to Order/Roll Call:** The meeting was called to order by the Mayor at 7:02 p.m.

Present were the following:

Mayor Maria Puente Mitchell

Vice Mayor Walter Fajet, Ph.D.

Councilman Bob Best

Councilwoman Jacky Bravo

Councilman Victor Vazquez, Ph.D.

City Manager/Finance Director William Alonso

Assistant City Manager Tammy Romero

City Clerk Erika Gonzalez-Santamaria

City Attorney Haydee Sera

City Attorney Eduardo Martos (via Zoom)

City Attorney Jose Arango (via Zoom)

Police Chief Armando Guzman

Planning Director Chris Heid

2. **Invocation:** Offered by Councilman Bob Best

Pledge of Allegiance: The audience participated in leading the pledge.

3. **Agenda / Order of Business**

4. **Awards & Presentations:**

A) Presentation by Eastern Flight 401 Organization on the memorial fundraising

Mayor Mitchell welcomed Ms. Beverly Raposa who spoke on behalf of the Eastern Flight 401 Survivors. She stated that she and the organization of survivors and supporters are absolutely thrilled about the proposed memorial installation celebrating the 50th Anniversary of Eastern Flight 401. She stated that they embarked on this journey a few years ago and are finally seeing the fruits of their hard work. She thanked the Council and City Administration for their continued support and hopes to see them at the unveiling in December.

5. **Open Forum:** The following members of the public addressed the City

Council: Honorable Judge Lody Jean; Honorable Councilman Jorge Fors 1415 Algeria Avenue; Nestor Suarez; Honorable Judge Ariel Rodriguez; Rafael Martinez, 95 Deer Run.

6. Approval of Council Minutes:

A) June 13, 2022 – Regular Meeting

Councilman Best moved to approve the minutes of the June 13, 2022 Regular Meeting. Vice Mayor Fajet seconded the motion, which carried 5-0 on roll call vote. The vote was as follows: Vice Mayor Fajet, Councilman Best, Councilwoman Bravo, Councilman Vazquez and Mayor Mitchell voting Yes.

7. Reports from Boards & Commissions: None at this time.

8. Public Hearings: None at this time.

9. Consent Agenda: (Funded and/or Budgeted):

A) **Resolution** – A Resolution Of The Mayor And The City Council Of The City Of Miami Springs, Florida, Approving The Purchase Of Toro Golf Course Maintenance Equipment And Irrigation Parts From Tesco South Incorporated D/B/A Hector Turf In An Amount Not To Exceed \$35,000; Providing For Authorization; And Providing For An Effective Date

Councilman Best moved to approve the Consent Agenda. Councilman Vazquez seconded the motion, which carried 5-0 on roll call vote. The vote was as follows: Vice Mayor Fajet, Councilman Best, Councilwoman Bravo, Councilman Vazquez and Mayor Mitchell voting Yes.

10. Old Business:

A) **Resolution** – A Resolution Of The Mayor And City Council Of The City Of Miami Springs, Florida, Establishing A Payment-In-Lieu-Of-Parking-Fee Pursuant To Section 150.070.1, “Miami Springs Overlay Gateway District,” Of The City’s Code Of Ordinances; Providing For Implementation; And Providing For An Effective Date

Assistant City Manager Tammy Romero read the Resolution by title and the Staff Memo for the record.

Councilwoman Bravo offered the following amendment:

To modify the tiers to reflect only two tiers; amending spaces needed between 1 - 20 parking spaces at \$30,000 per space; for parking spaces needed of 21 and over at \$40,000 per space

Councilman Best moved to approve the Resolution as amended. Councilwoman Bravo seconded the motion, which carried 5-0 on roll call vote. The vote was as

follows: Vice Mayor Fajet, Councilman Best, Councilwoman Bravo, Councilman Vazquez and Mayor Mitchell voting Yes.

11. New Business:

A) **Ordinance – First Reading** – An Ordinance Of The City Of Miami Springs, Florida, Amending Section 150-070.1, “Miami Springs Gateway Overlay District” Within Article VII, “Business District” Of Chapter 150, “Zoning Code,” Of The City’s Code Of Ordinances To Revise The Creative Excellence Standards And Available Maximum Floor Area Ratio, To Clarify The Parking Review Process And Fee Applicability, And To Provide Additional Clarifications On The Overall District Project Review Process; Providing For Conflicts; Providing For Severability; Providing For Codification; And Providing For An Effective Date

Assistant City Manager Tammy Romero read the Ordinance on first reading.

After discussion by the City Council and clarification by the City Attorney, the City Attorney compiled the following revisions for consideration:

- ***Specificity of “Subject to approval by City/City Council...” within the table or as a Whereas clause as a coverall***
- ***150-070.1. (C)(6) Design Standards – including verbiage of “at least three”***
- ***150-070.1. (C)(6A)(a) Art in Public Places – deleting “murals” “frescoes” “paintings” requiring the appraisals for the value of the proposed art***
- ***150-070.1. (D) Green Building Certification option added to the elements table***
- ***150-070 (D) Parking Requirement – Added that the City Planner utilizing a parking study chosen by the City and reimbursement to the City paid by the applicant; adding parking space abutting or adjacent to property; when parking fee is to be paid;***
- ***150-070 (F) Site Plan Review – Reimburse City costs incurred by the use of technical/legal expertise to be paid by the applicant***
- ***150-070 (D) Parking Requirement – removing provision of 3) bicycle parking; 4) distance of bus/trolley stops; or to reconsider the weight on the decision process on those items***

Councilman Best moved to approve the Ordinance on first reading as amended. Vice Mayor Fajet seconded the motion, which carried 5-0 on roll call vote. The vote was as follows: Vice Mayor Fajet, Councilman Best, Councilwoman Bravo, Councilman Vazquez and Mayor Mitchell voting Yes.

B) **Resolution** – A Resolution Of The City Council Of The City Of Miami Springs, Florida, Approving A Special Magistrate Services Agreement With Hillah Sara Mendez, P.A.; Providing For Authorization; And Providing For An Effective Date

Assistant City Manager Tammy Romero read the Resolution by title. City Attorney Haydee Sera opened the item to the City Council and also introduced Ms. Hillah Sara Mendez, who attended via Zoom.

After some discussion, Vice Mayor Fajet moved to approve the agreement with Ms. Hillah Sara Mendez to serve as Special Magistrate. There was no second on the motion and the motion failed.

There was further discussion on the item, Councilwoman Bravo made a motion to allow for more application submittals from other special magistrates and/or explore the RFQ/RFP process and go through a selection process to appoint a special magistrate. The motion failed due to lack of a second.

After extensive discussion, Vice Mayor Fajet moved to approve the Resolution as read. Councilwoman Bravo seconded the motion, which carried 3-2 on roll call vote. The vote was as follows: Vice Mayor Fajet, Councilwoman Bravo, and Mayor Mitchell voting Yes; Councilman Best and Councilman Vazquez voting No.

C) Discussion of Miami Association of Realtors' grant for the placement of City Sign

Assistant City Manager Tammy Romero read the Staff Memo for the record. City Manager William Alonso was available to answer the City Council's questions. The City Manager recommended the Northside of the Golf median area with the stacked sign.

After some discussion, the City Council stated that they will get back to the City Manager with their choice on the stacked or non-stacked signed and the location of the sign at the Curtiss Parkways Median across from the Golf Course Driving Range.

12. Other Business:

A) Follow up discussion on Charter Section 3.06(7) relating to partial terms of office

City Attorney Haydee Sera provided a follow-up on a previous discussion item presented by Vice Mayor Walter Fajet. She explained that her office did a survey on other City Charter's and have provided two models on amending the section of the Charter in question. Model No. 1 provided that the appointment/elected of the position due to the vacancy would not count as a term. Model No. 2 offers that appointment/elected would not count as a term if office is held less than half of a term.

It was general consensus of the City Council to direct the City Attorney and City Clerk to move forward with Model No. 2, for the April 2023 Election process. This item will come forward in the fall for further consideration.

Councilman Best made a motion to extend the meeting to 11:15 p.m. Vice Mayor Fajet seconded the motion and the motion carried on 5-0 voice vote. The vote was as follows: Vice Mayor Fajet, Councilman Best, Councilwoman Bravo, Councilman

Vazquez and Mayor Mitchell voting Yes.

B) Update on Miami Dade County's Rapid Transit Zone (RTZ) Ordinance

Mayor Mitchell updated the City Council on the recent activities of the proposed ordinance. She stated that the ordinance was presented to the County Commission for first reading on July 7th. She emphasized that the ordinance is completely different from the original version presented over a year ago. Mayor Mitchell stated that the City still has several concerns regarding the Abraham Tract and some other components of the ordinance as it applies to Miami Springs. She said that our City Manager and City Attorneys have been discussing these concerns at the County level and we will be submitting the City's written position on the RTZ ordinance to the County.

C) Update on Four-City Annexation Agreement Application

Mayor Mitchell reminded the City Council that the County Commission will be considering the Four-City Annexation application on July 7th for first reading. She stated that the expected action at this meeting will be to direct the County Attorney to draft an interlocal agreement between the City and County. She also stated that she met with several members of the County Commission, answering any questions or concerns. She stated that she hopes to see a successful outcome at the meeting.

D) Discussion on Millage Cap Setting meeting scheduled July 20th and two August Budget workshops scheduled for August 15th and 29th

City Manager William Alonso reminded the City Council and the public that the Special Millage Setting meeting is set for Wednesday, July 20th at 5:01 p.m. this year. He also stated that the Budget Workshops are set for August 15th and 29th.

13. Reports & Recommendations:

A) City Attorney

City Attorney Haydee Sera had no report at this time.

B) City Manager

City Manager William Alonso thanked everyone for their well wishes, he stated that he is feeling a lot better; had no further report at this time.

C) City Council

Vice Mayor Fajet had no report at this time.

Councilman Vazquez had no report at this time.

Councilman Best had no report at this time.

Councilwoman Bravo had no report at this time.

Mayor Mitchell stated that she would get with the City Attorney for an additional change to the parking fees resolution for the City Council to consider.

14. Adjourn

There being no further business to be discussed the meeting was adjourned at 11:05 p.m.

Respectfully submitted:


Erika Gonzalez-Santamaria, MMC
City Clerk



Adopted by the City Council on
This 8th day of August, 2022.


Maria Puente Mitchell, Mayor

PURSUANT TO FLORIDA STATUTES 286.0105, THE CITY HEREBY ADVISES THE PUBLIC THAT IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THIS COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT ITS MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT FOR SUCH PURPOSE, THE AFFECTED PERSON MAY NEED TO ENSURE THAT VERBATIM RECORD OF THE PROCEEDING IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED THIS NOTICE DOES NOT CONSTITUTE CONSENT BY THE CITY FOR THE INTRODUCTION OR ADMISSION OF OTHERWISE INADMISSIBLE OR IRRELEVANT EVIDENCE, NOR DOES IT AUTHORIZE CHALLENGES OR APPEALS NOT OTHERWISE ALLOWED BY LAW.