



# TOWN OF GOLDEN BEACH

One Golden Beach Drive  
Golden Beach, FL 33160

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Official Agenda for the April 18, 2023  
Regular Town Council Meeting called for 6:00 P.M.

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**Zoom Room Meeting ID: 854 4379 6166 Password: 137654**

**For Dial In Only: Call 929.205.6099 Meeting ID: 854 4379 6166**

THE PUBLIC MAY PARTICIPATE AT GOOD AND WELFARE; PLEASE HOLD ALL QUESTIONS AND COMMENTS UNTIL THEN! THE PUBLIC IS ENCOURAGED TO SUBMIT ALL COMMENTS VIA EMAIL TO [LPEREZ@GOLDENBEACH.US](mailto:LPEREZ@GOLDENBEACH.US) BY 2:00 P.M. TUESDAY, APRIL 18, 2023.

**A. MEETING CALLED TO ORDER**

**B. ROLL CALL**

**C. PLEDGE OF ALLEGIANCE**

**D. PRESENTATIONS / TOWN PROCLAMATIONS**

**E. MOTION TO SET THE AGENDA**

ADDITIONS/ DELETIONS/ REMOVAL OF ITEMS FROM CONSENT  
AGENDA/ AND CHANGES TO AGENDA

**F. GOOD AND WELFARE**

**G. MAYOR'S REPORT**

**H. COUNCIL COMMENTS**

**I. TOWN MANAGER REPORT**

**J. TOWN ATTORNEY REPORT**

**K. ORDINANCES – SECOND READING**

None

**L. ORDINANCES - FIRST READING**

None

**M. QUASI JUDICIAL RESOLUTIONS**

- 1. A Resolution of the Town Council Approving Variance Request for 254 and 260 Ocean Boulevard to Permit Approval of the Subvision of Lots.**

A RESOLUTION OF THE TOWN OF GOLDEN BEACH,  
FLORIDA, AUTHORIZING AND APPROVING VARIANCE



REQUESTS FOR THE PROPERTIES LOCATED AT 254 AND 260 OCEAN BOULEVARD, GOLDEN BEACH, FLORIDA 33160, TO PERMIT APPROVAL OF TWO LOTS OF LESS THAN 11,250 SQUARE FEET EACH AS REQUIRED IN THE CODE TO; 1) LOT A - 260 OCEAN BOULEVARD AT 11,238 SQ. FT., AND 2). LOT B, 254 OCEAN BOULEVARD, AT 11,216 SQ. FT.; PROVIDING FOR IMPLEMENTATION AND AN EFFECTIVE DATE.

**Exhibit:** Agenda Report No. 1  
Resolution No. 2864.23

**Sponsor:** Town Administration

**Recommendation:** Motion to Approve Resolution No. 2864.23

#### **N. TOWN MAJOR PROJECTS REPORT/UPDATE**

- Civic Center Construction Update
- Closed Circuit Television (CCTV) Update
- Re-Imagined Tweddle Park Update

#### **O. CONSENT AGENDA**

##### **2. Official Minutes of the March 21, 2023 Regular Town Council Meeting**

#### **P. TOWN RESOLUTIONS**

##### **3. A Resolution of the Town Council Approving An Application for Waiver of Plat for 254 and 260 Ocean Boulevard.**

A RESOLUTION OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING AND APPROVING AN APPLICATION FOR WAIVER OF PLAT FOR THE PROPERTIES LOCATED AT 254 AND 260 OCEAN BOULEVARD; PROVIDING FOR IMPLEMENTATION AND AN EFFECTIVE DATE.

**Exhibit:** Agenda Report No. 3  
Resolution No. 2865.23

**Sponsor:** Town Administration

**Recommendation:** Motion to Approve Resolution No. 2865.23

##### **4. A Resolution of the Town Council Authorizing the Purchase of Three Portable Pumps to Alleviate Flooding in Town.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING THE AGREEMENT FOR AND PURCHASE OF THREE (3) PORTABLE PUMPS From MWI PUMPS TO ALLEVIATE



FLOODING IN THE TOWN; FINDING THAT THE PURCHASE IS EXEMPT FROM COMPETITIVE BIDDING PURSUANT TO SECTION 2-275 OF THE TOWN CODE; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.

**Exhibit:** Agenda Report No. 4  
Resolution No. 2866.23

**Sponsor:** Town Administration

**Recommendation:** Motion to Approve Resolution No. 2866.23

## **Q. DISCUSSION & DIRECTION TO TOWN MANAGER**

Mayor Glenn Singer:

- Crosswalk and Traffic Light at Terracina Avenue

Vice Mayor Kenneth Bernstein:  
None Requested

Councilmember Bernard Einstein:  
None Requested

Councilmember Judy Lusskin:  
None Requested

Councilmember Jaime Mendal:  
None Requested

Town Manager Alexander Diaz  
• Wellness Center

## **R. ADJOURNMENT:**

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### **DECORUM:**

ANY PERSON MAKING IMPERTINENT OR SLANDEROUS REMARKS OR WHO BECOMES BOISTEROUS WHILE ADDRESSING THE COUNCIL SHALL BE BARRED FROM THE COUNCIL CHAMBERS BY THE PRESIDING OFFICER. NO CLAPPING, APPLAUDING, HECKLING OR VERBAL OUTBURSTS IN SUPPORT OR OPPOSITION TO A SPEAKER OR HIS OR HER REMARKS SHALL BE PERMITTED. NO SIGNS OR PLACE CARDS SHALL BE ALLOWED IN THE COUNCIL CHAMBERS. PERSONS EXITING THE COUNCIL CHAMBERS SHALL DO SO QUIETLY.

THE USE OF CELL PHONES IN THE COUNCIL CHAMBERS IS NOT PERMITTED. RINGERS MUST BE SET TO SILENT MODE TO AVOID DISRUPTION OF PROCEEDINGS.

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

IF YOU NEED ASSISTANCE TO ATTEND THIS MEETING AND PARTICIPATE, PLEASE CALL THE TOWN MANAGER AT 305-932-0744 EXT 224 AT LEAST 24 HOURS PRIOR TO THE MEETING.

RESIDENTS AND MEMBERS OF THE PUBLIC ARE WELCOMED AND INVITED TO ATTEND.





# TOWN OF GOLDEN BEACH

One Golden Beach Drive  
Golden Beach, FL 33160


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## MEMORANDUM

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**Date:** April 18, 2023

**To:** Honorable Mayor Glenn Singer &  
Town Council Members

**From:** Alexander Diaz, Town Manager 

**Subject:** Resolution No. 2864.23 – Variance Request for 254 and 260 Ocean Boulevard Golden Beach Drive, Golden Beach, FL. (subdivision of lots for Waiver of Plat approval).

Item Number:

1

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### Recommendation:

It is recommended that the Town Council allow the applicant the opportunity to seek approval of the variance request presented in Resolution No. 2864.23.

### Background and History:

This request is to sub-divide two properties, 254 and 260 Ocean Boulevard, with a combined total lot area of 22,454 square feet and 160.12' of frontage, located on the West side of Ocean Boulevard. The applicant has requested to separate the parcels into two properties with frontage of 75.12' and a lot area of 11,216 sq. ft. for the property 254 Ocean Blvd., marked "Parcel B", and 75' of frontage and a lot area of 11,238 sq. ft., for the property 260 Ocean, marked "Parcel A". The combined lots are short 46 square feet of lot area to meet a full size lot size.

The Building Regulation Advisory Board met April 11, 2023, and recommended approval of the variance request, the motion passed with a Board vote of 3 – 0.

### Attachments:

- Resolution
- Zoning Review Memorandum
- Notice of Hearing
- Building Regulation Advisory Board Application
- Copy of resident notification listing
- Summary minutes

**Financial Impact:** None



**TOWN OF GOLDEN BEACH, FLORIDA**

**RESOLUTION NO. 2864.23**

**A RESOLUTION OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING AND APPROVING VARIANCE REQUESTS FOR THE PROPERTIES LOCATED AT 254 AND 260 OCEAN BOULEVARD, GOLDEN BEACH, FLORIDA 33160, TO PERMIT APPROVAL OF TWO LOTS OF LESS THAN 11,250 SQUARE FEET EACH AS REQUIRED IN THE CODE TO; 1) LOT A - 260 OCEAN BOULEVARD AT 11,238 SQ. FT., AND 2). LOT B, 254 OCEAN BOULEVARD, AT 11,216 SQ. FT.; PROVIDING FOR IMPLEMENTATION AND AN EFFECTIVE DATE.**

**WHEREAS**, YD NYACK INC. (the “Applicant”) filed a Petition for Variances/Exception (the “Petition”) for properties located at 254 and 260 Ocean Boulevard, Golden Beach Florida 33160, (Lot 11 & 12, Blk 5, GB Sect C, PB 9-52), in the records of Miami-Dade County, Folio No. 19-1235-003-0410 and 260 Ocean Boulevard, Golden Beach, Florida 33160, (Lot 13, Blk 5, GB Sect C, PB 9-52), in the records of Miami-Dade County, Folio No. 19-1235-003-0420, (collectively the “Properties”), and

**WHEREAS**, the Town’s Building Regulation Advisory Board held an advertised public hearing on the Petition, and recommended approval of the requested variances; and

**WHEREAS**, a public hearing of the Town Council was advertised and held, as required by law, and all interested parties were given an opportunity to be heard; and

**WHEREAS**, the Town Council having considered the evidence presented, finds that the Petition meets the criteria of the applicable codes and ordinances.

**NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AS FOLLOWS:**



**Section 1. Recitals Adopted.** Each of the above stated recitals are hereby adopted and confirmed.

**Section 2. Approval.** The Petition is hereby granted.

**Section 3. Conditions.** The Petition as granted is subject to the following conditions:

(1) Applicant shall record a certified copy of this Resolution in the Public Records of Miami-Dade County;

(2) The Properties must be sub-divided according to the Boundary & Topographical Survey for Waiver of Plat, prepared by Gino Furlano, #5044, FL Licensed Surveyor and Mapper, Seal dated June 4, 2022.

**Section 4. Implementation.** That the Building and Zoning Director is hereby directed to make the necessary notations upon the maps and records of the Town of Golden Beach Building and Zoning Department and to issue all permits in accordance with the terms and conditions of this Resolution.

**Section 5. Effective Date.** This Resolution shall be effective immediately upon adoption.

**[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]**



The Motion to adopt the foregoing Resolution was offered by \_\_\_\_\_,  
seconded by \_\_\_\_\_ and on roll call the following vote ensued:

Mayor Glenn Singer	_____
Vice Mayor Kenneth Bernstein	_____
Councilmember Judy Lusskin	_____
Councilmember Bernard Einstein	_____
Councilmember Jaime Mendal	_____

**PASSED AND ADOPTED** by the Town Council of the Town of Golden Beach,  
Florida, this 18<sup>th</sup> day of April, 2023.

\_\_\_\_\_  
MAYOR GLENN SINGER

ATTEST:

\_\_\_\_\_  
LISSETTE PEREZ  
TOWN CLERK

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY

\_\_\_\_\_  
STEPHEN J. HELFMAN  
TOWN ATTORNEY





# TOWN OF GOLDEN BEACH

One Golden Beach Drive  
Golden Beach, FL 33160

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## MEMORANDUM

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**Date:** April 11, 2023  
**To:** Building Advisory Board  
**From:** Linda Epperson  
Assistant Town Manager  
**Subject:** Variance Request for subdivision of Properties 254 and 260 Ocean Boulevard

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### Recommendation:

To allow the applicant the opportunity to seek approval of the variance request presented.

### Background and History:

Applicant requests a Subdivision of Lots, for two properties 254 and 260 Ocean Boulevard, GB, FL., respectively. 254 Ocean has a property frontage of 100.12' and a lot area of 14,953 sq. ft., and 260 Ocean Boulevard, GB, FL has a property frontage of 50' and a lot area of 7,500 sq. ft. The two properties combined Total 22,454 as detailed on the Boundary and Topographic Survey provided by Gino Furlano, PSM - JAF Surveying Services Inc.

The request is to dedicate 25' of frontage from 254 Ocean, to 260 Ocean creating two properties, with 75.12' of frontage and a lot area of 11,216 sq. ft at 254 Ocean Blvd., "Parcel B", and 75' of frontage and a lot area of 11,238 sq. ft. at 260 Ocean Blvd., "Parcel A".

The properties combined are short 46 sq. ft. of area footage for two full sized lots, a full sized lot requires 75' of frontage and 11,250 sq. ft. of lot area.

Administration is in favor of the subdivision of the properties as it will create two lots of 75' of frontage on the west side of Ocean Boulevard.





## TOWN OF GOLDEN BEACH NOTICE OF PUBLIC HEARING

The **BUILDING ADVISORY BOARD** and the **TOWN COUNCIL** of the **TOWN OF GOLDEN BEACH** will hold a Public hearing on the following proposal:

    X     Variance Request(s)  
           Accessory Structure

Request for approval to subdivide, 254 and 260 Ocean Boulevard with a combined square footage of 22,454 into two separate undersized lot areas of 11,216 square feet and 75.12' of frontage, and 11,238 square feet and 75 feet of frontage.

JOB ADDRESS:	254 Ocean Boulevard and 260 Ocean Boulevard, Golden Beach, FL.
OWNER ADDRESS:	11 Orchard Street, Nyack, NY
REQUESTED BY:	YD Nyack Inc.
LEGAL DESCRIPTION:	Lot 11, 12 & 13, Block 5, GB Section C, PB 9-52
FOLIO NO.:	19-1235-003-0420 and 19-1235-003-0410

The **BUILDING ADVISORY BOARD** will consider this item:

:GOLDEN BEACH TOWN HALL  
1 GOLDEN BEACH DR., GOLDEN BEACH, FL.  
April 11, 2023 at 6pm  
<https://us02web.zoom.us/j/89291108015?pwd=NS8rWnJhN21mSUdlcmFadHErei8yZz09>  
Meeting ID: 892 9110 8015  
Passcode: 75228

The **TOWN COUNCIL** will consider this item:

GOLDEN BEACH TOWN HALL  
1 GOLDEN BEACH DR., GOLDEN BEACH, FL.  
April 18, 2023 at 6pm – tentatively  
(via zoom – please check the Town's website; goldenbeach.us, for details)

If you wish to submit written comments for consideration, they should be submitted to the Office of the Golden Beach Town Manager, prior to the scheduled meeting. If you have any questions regarding the proposed action, you may contact the Building Department at (305) 932-0744.

DATED: March 29, 2023

  
Linda Epperson – Assistant Town Manager

PURSUANT TO FLA. STATUTE 286.0105, THE TOWN HEREBY ADVISES THE PUBLIC THAT: IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE COUNCIL, BOARD OR COMMITTEE WITH RESPECT TO ANY MATTER CONSIDERED AT ITS MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS, AND THAT FOR SUCH PURPOSE, AFFECTED PERSONS 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. ANY INDIVIDUAL WHO BELIEVES HE OR SHE HAS A DISABILITY WHICH REQUIRES A REASONABLE ACCOMMODATION IN ORDER TO PARTICIPATE FULLY AND EFFECTIVELY IN A MEETING OF THE BUILDING REGULATION BOARD MUST SO NOTIFY THE TOWN CLERK, AT (305) 932-0744 AT LEAST 24 HOURS PRIOR TO THE DATE OF THE MEETING.



**TOWN OF GOLDEN BEACH**  
**APPLICATION FOR**  
**BUILDING REGULATION ADVISORY BOARD HEARING**

Application fee: \_\_\_\_\_

Request hearing in reference to:

New residence/addition: \_\_\_\_\_ Variance(s): 1  
Exterior alterations: \_\_\_\_\_ Other Structure: Subdivision of Lots  
Date application filed: 3/1/2023 For hearing date: 4/11/2023

**1. Project information:**

**Project description:** Subdivision of 254 and 260 Ocean Boulevard properties - combining both properties to subdivide into two properties - Lot A - 260 Ocean with square footage of 11,238 and Lot B 254 Ocean with square footage of 11,216

**Legal Description:** Lots 11, 12 and 13, Block 5, GB Sect C PB 9-52

**Folio #:** 19-1235-003-0410 and 191235-003-0420

**Address of Property:** 254 and 260 Ocean Boulevard, GB FL

- 2. Is a variance(s) required:** Yes ☒ No ☐ How Many? 1  
(If yes, please submit variance application form for each request).

**Owner's Name:** YD Nyack Inc. **Phone** \_\_\_\_\_ **Fax** \_\_\_\_\_

**Owner's address:** 11 Orchard Street **City/State** Nyack NY **Zip** \_\_\_\_\_

**Email address:** \_\_\_\_\_

**Agent:** \_\_\_\_\_ **Phone** \_\_\_\_\_ **Fax** \_\_\_\_\_

**Agent's address:** \_\_\_\_\_ **City/State** \_\_\_\_\_ **Zip** \_\_\_\_\_

**Email address:** \_\_\_\_\_

**Architect:** \_\_\_\_\_ **Phone** \_\_\_\_\_ **Fax** \_\_\_\_\_

**Email address:** \_\_\_\_\_

**Contractor:** \_\_\_\_\_ **Phone** \_\_\_\_\_ **Fax** \_\_\_\_\_

- 3. Describe project and/ or reason for hearing request:** Request to subdivide combined properties 254 and 260 Ocean Boulevard of 22,454, into two undersized lots of 11,216 and 11,238 square feet

- 4. The following information is submitted for assisting in review:**

**Building Plans:**

**Conceptual:** ☐ **Preliminary:** ☐ **Final:** ☐

**Other:** \_\_\_\_\_

- 5. Estimated cost of work:** \$ \_\_\_\_\_  
**Estimated market value of:** **Land** \$ \_\_\_\_\_  
**Building** \$ \_\_\_\_\_

(Note: If estimated cost of work is 40% of the market value of the building an independent appraisal is required).



TOWN OF GOLDEN BEACH  
APPLICATION FOR  
BUILDING REGULATION ADVISORY BOARD HEARING

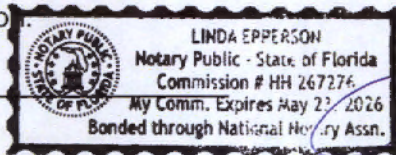
6. Is hearing being requested as a result of a Notice of Violation? Yes
7. Are there any structures on the property that will be demolished? Yes
8. Does legal description conform to plat? Yes
9. Owner Certification: I hereby certify that I am the owner of record (\*) of the property described in this application and that all information supplied herein is true and correct to the best of my knowledge.

x Signature of owner(s): [Signature] VAN KUTSY.

Acknowledged before me this 3 day of April, 2023

Type of identification:

NYDL



[Signature]  
Notary Public

Owner/Power of Attorney Affidavit:

I, being duly sworn, depose and say I am the owner (\*) of the property described in this application and that I am aware of the nature and request for: \_\_\_\_\_

\_\_\_\_\_ relative to my property and I am hereby authorizing \_\_\_\_\_ to be my legal representative before the Building Regulation Advisory Board and Town Council.

\_\_\_\_\_  
Signature of owner(s)

Acknowledged before me this \_\_\_\_\_ day \_\_\_\_\_ 20\_\_\_\_

Type of identification:

\_\_\_\_\_

\_\_\_\_\_  
Notary Public

(\*) If owner of record is a corporation then the president with corporate seal, the president and the secretary (without corporate seal), or duly authorized agent for the corporation may execute the application, proof that the corporation is a corporation in good standing.



TOWN OF GOLDEN BEACH  
APPLICATION FOR  
BUILDING REGULATION ADVISORY BOARD HEARING

Property Address: 254 and 260 Ocean Boulevard, Golden Beach, FL. 33160  
Legal Description: Lots 11, 12 and 13 block 5, GB Sect C PB 9-52  
Owner's Name: \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_  
Agent's Name: \_\_\_\_\_ Phone \_\_\_\_\_ Fax \_\_\_\_\_  
Board Meeting of: 4/11/23

- NOTE: 1. **Incomplete applications will not be processed.**  
2. Applicant and/or architect must be present at meeting.

Application for: Subdivision of combined Lots  
Lot size: \_\_\_\_\_  
Lot area: 22,454  
Frontage: 75.12' and 75'  
Construction Zone: \_\_\_\_\_  
Front setback: NA  
Side setback: NA  
Rear setback: NA  
Coastal Construction: Yes ☒ No ☐ East of coastal const. control line: Yes ☐ No ☐  
State Road A1A frontage: Yes  
Swimming pool: ☐ Yes ☐ No Existing: Yes Proposed: \_\_\_\_\_  
Fence Type: \_\_\_\_\_ Existing: Yes Proposed: \_\_\_\_\_  
Finished Floor elevation N.G.V.D.: \_\_\_\_\_  
Seawall: \_\_\_\_\_ Existing: \_\_\_\_\_ Proposed: \_\_\_\_\_  
Lot Drainage: \_\_\_\_\_  
How will rainwater be disposed of on site? \_\_\_\_\_

Adjacent use (s): \_\_\_\_\_  
Impervious area: \_\_\_\_\_  
% of impervious area: \_\_\_\_\_  
Existing ground floor livable area square footage: \_\_\_\_\_  
Proposed ground floor livable area square footage: \_\_\_\_\_  
Existing 2<sup>nd</sup> floor livable area square footage: \_\_\_\_\_  
Proposed 2<sup>nd</sup> floor livable area square footage: \_\_\_\_\_  
Proposed % of 2<sup>nd</sup> floor over ground floor: \_\_\_\_\_  
Vaulted area square footage: \_\_\_\_\_  
Vaulted height: \_\_\_\_\_  
Color of main structure: \_\_\_\_\_  
Color of trim: \_\_\_\_\_  
Color & material of roof: \_\_\_\_\_  
Building height (above finished floor elevation): \_\_\_\_\_  
Swale: (Mandatory 10'-0" from edge of payment, 10 ft. wide x 1 ft. deep minimum): \_\_\_\_\_

Existing trees in Lot: \_\_\_\_\_ in Swale: \_\_\_\_\_  
Proposed trees in Lot: \_\_\_\_\_ in Swale: \_\_\_\_\_  
Number & type of shrubs: \_\_\_\_\_  
Garage Type: \_\_\_\_\_ Existing: \_\_\_\_\_ Proposed: \_\_\_\_\_  
Driveway width & type: \_\_\_\_\_

Signature of Applicant:  Date: 4/11/23  
BUILDING REGULATION ADVISORY BOARD APPLICATION (July 2020)  
Page 8 of 15



TOWN OF GOLDEN BEACH  
BUILDING REGULATION ADVISORY BOARD  
APPLICATION FOR  
PETITION FOR VARIANCE

Date: 4/11/23

Fee: 750.00

I, \_\_\_\_\_ hereby petition the Town of Golden Beach for a variance from the terms of the Town of Golden Beach Code of Ordinances affecting property located at: 254 and 260 Ocean Boulevard, GB FL Folio No. 19-1235-003-0410 and 003-0420

As specified in the attached "Application for Building Regulation Advisory Board" and related supporting material.

1. The Variance requested is for relief from the provisions of **(list section number(s) of the Town of Golden Beach Code of Ordinances)**: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
2. In order to recommend the granting of the variance, it must meet all the following criteria (please provide a response to each item):
  - a. The Variance is in fact a Variance from a zoning regulation as set forth within the Zoning Chapter of the Town Code. \_\_\_\_\_  
Yes \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
  - b. Special conditions and circumstances exist which are peculiar to the land or structure involved, and which are not applicable to other lands or structures in the same district. \_\_\_\_\_  
Yes \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
  - c. The special conditions and circumstances do not result from the actions of the applicant. \_\_\_\_\_  
Yes \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
  - d. Granting the Variance requested will not confer on the applicant any special privilege that is denied by the Zoning Chapter of the Town Code to other lands or structures in the same district. \_\_\_\_\_  
Yes \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



TOWN OF GOLDEN BEACH  
BUILDING REGULATION ADVISORY BOARD  
PETITION FOR VARIANCE

3. Literal interpretations of the provisions of the Zoning Chapter of the Town Code would deprive the applicant of rights commonly enjoyed by other properties in the same district under the terms of zoning regulations and would work unnecessary and undue hardship on the applicant. Yes

4. The Variance granted is the minimum Variance that will make possible the reasonable use of the land or structure. Yes

5. The granting of the Variance will be in harmony with the general intent and purpose of the Town Code and the Variance will not be injurious to the area involved or otherwise detrimental to the public welfare. Yes

Does the Variance being requested comply with all the above listed criteria?  
☒ Yes ☐ No

6. Our code states that submission of a written statement is invited and encouraged. Has the applicant (petitioner) explained the variance to the owners of the nearest adjacent residences and sought their approval in writing? Yes ☐ No ☒  
Please attach any written letters of no objection to this petition.

7. Is this request related to new construction? ☒ Yes ☐ No

8. Is construction in progress? No

9. Is this request as a result of a code violation? No

10. Did this condition exist at the time property was acquired? ☒ Yes ☐ No

11. Is this request sought as a remedy to a case to be heard, or action taken by the Special Magistrate? No

12. Do you have a building permit? ☐ Yes ☒ No

Building Permit No. \_\_\_\_\_ Date issued: \_\_\_\_\_



TOWN OF GOLDEN BEACH  
BUILDING REGULATION ADVISORY BOARD  
PETITION FOR VARIANCE  
AFFIDAVIT BY OWNER

Affidavit by Owner for Variance Request(s):

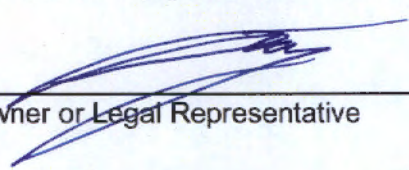
Folio No.: 19-1235-003-0410 and 003-0420 Address: 254 and 260 Ocean Blvd

Legal Description: Lots 11, 12, and 13, Block 5, GB Sect C PB 9-52

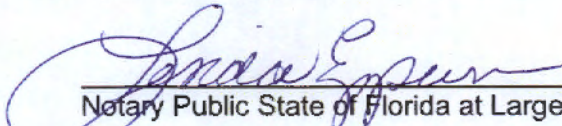
Being duly sworn, deposes and says: That He/She is the Owner named in the application for Building Advisory Board for the hearing date of 4/11/23 relating to Variance requests for construction or other work to be performed on, or in connection with, the premises located as indicated in the application.

I acknowledge notification by The Town of Golden Beach, that granting of a variance(s) by The Town Council, is conditioned on the following:

1. That a Building Permit for the contemplated work pursuant to the Variance must be issued within two (2) years from the date of the approval of the Resolution granting such variance request.
2. If a Building Permit is not issued within the two (2) year time limit set then the Resolution granting the Variance approval will be null and void.
3. That as the applicant, and at my own expense, I shall record a certified copy of the Resolution in the public records of Miami-Dade County and return two (2) certified copies to the Golden Beach Town Hall for inclusion into my property records.

X   
Signature of Owner or Legal Representative

Sworn to and subscribed before me this 3 day of, April 2023

  
Notary Public State of Florida at Large



Personally know to me



Produced Identification



# **TOWN OF GOLDEN BEACH BUILDING REGULATORY ADVISORY BOARD APPLICATION and REVIEW PROCEDURE**

Thank you for applying to the Building Advisory Board for approval of your project. Below is a brief guideline on how the application review process works and what can be expected. The attached application form contains additional guidelines and information pertinent to your submittal. Please follow all directions contained within the application prior to submitting your package to our office:

## **Submittal**

Submit your completed application package to the Town by the required deadlines which are available on the Town's website at [www.goldenbeach.us](http://www.goldenbeach.us).

Upon receipt of your application and within the first week after you submit, the Town's zoning and landscape reviewers will perform their first review. Following their review you will receive reports for an approval or comments requesting additional information and/or needed corrections to your plans and/or your application.

## **Reports**

Two basic types of reports can be issued under a zoning and landscape review; the first report that may be issued will list code deficiencies, if any, as the zoning and landscape reviewer sees them in relationship to the Town's current Zoning Code, the report for zoning will be entitled "Planning and Zoning Comments". This process will continue each time updated information is received and until all issues have been addressed.

After all deficiencies have been addressed and the zoning and Landscape reviewers do not find any deficiencies then a second report will be issued entitled "Town of Golden Beach – Community Development Memorandum" this report is the clearance memorandum to allow the item to move forward and be placed on the Agenda for possible approval by the Board. You will receive two separate reports one from zoning and one from landscaping.

## **Deadlines - Agenda Placement**

A positive review prior to the meeting is required in order for your application to be placed on the Agenda. As with all applications sufficient time is needed by the Town's reviewers and staff for processing prior to the item moving forward for placement on the Agenda.

Your application will require a satisfactory review within the seven days prior to the scheduled meeting in order to be placed on the Agenda. If a satisfactory recommendation is not received within the time period specified, then the application will be tabled to the next Building Advisory Board meeting in the next month, pending approval of the application. Building Advisory Board meetings are scheduled for the Second Tuesday of each month pending quorum. All notifications will be sent via email on the progress of your application and the Board's ability to meet.

## **Special Note**

Simple applications might not receive comment sheets and will move directly to a "Town of Golden Beach – Community Development Memorandum" mentioned in the previous paragraph allowing the item to be placed on the Agenda to be heard by the Board.

## **Questions**

You may direct all questions to the Building department via email; [lepperson@goldenbeach.us](mailto:lepperson@goldenbeach.us)



**TOWN OF GOLDEN BEACH**  
**APPLICATION FOR**  
**BUILDING REGULATION ADVISORY BOARD MEETING/HEARING**

Property Location: 254 and 260 Ocean Boulevard, GB FL  
Variance Hearing Dates: Advisory Board 4/11/23

Meeting Date: 4/11/23  
Town Council 4/11/23

APPROVAL FROM THE BUILDING REGULATION ADVISORY BOARD IS REQUIRED FOR:

- A. Plans for new residence
- B. Plans for addition to or exterior alterations of an existing structure.
- C. Additional structures on premises of existing residences
- D. Review of landscape plan for new construction, renovation or addition to existing residence.
- E. Recommendation to Town Council for the approval or denial of variances and special exceptions.
- F. Recommendation to Town Council for interpretation regarding apparent conflicts or inconsistencies in the zoning provisions in Chapters 46 & 66

**APPLICATION HEARING PROCESS**

**Building Approval:**

Applicant shall submit 2 completed packages for review and approval. Each package shall consist of an application, survey, warranty deed and drawings as required. The plans shall be sized as follows: 2 sets 11" x 17" and 1 USB/ flash drive containing everything submitted hard copy (including application). This is separate from the landscaping plan submittal.

**Landscape Approval - Separate Submittal from the Building Submittal** Applicant shall submit 2 complete packages for review and approval. Each package shall consist of an application, existing landscape and tree disposition survey, proposed site plan and landscape plans as required. The plans shall be sized as follows: 1 set 11 x 17, 1 **full size** set 24" x 36" and 1 USB/ flash drive containing everything submitted hard copy (including application).

**Zoning Variance Approval:**

Submittal for a zoning variance: submit 2 complete packages for approval: each package shall consist of an application, survey, warranty deed and drawings are required. The plans shall be sized as follows: 2 sets 11" x 17" and 1 USB/ flash drive containing everything submitted hard copy (including application).

**Final Submittal Requirement:**

Eight days prior to the meeting and after all approvals have been obtained. The applicant shall submit for the Board's approval an additional 8 completed application packages, for both Building and Landscaping, which shall consist of a copy of the completed application, approved plans 8 sets 11 x 17 of the approved building and landscape applications, a survey, warranty deed, any other required documentation by the reviewer, and USB/ flash drive containing everything submitted hard copy (including application).

The Building Regulation Advisory Board (B.R.A.B.) meets at 6:00 P. M. on the second Tuesday of every month. Applications must be submitted 40 days prior to scheduled

Any variances required must be heard and approved by the Town Council after the Building Regulation Advisory Board has considered the item. The Variance will be heard by the Town Council, in the following month, (on the third Tuesday), after the Building Regulation Advisory Board's action, at the Town Council's regularly scheduled meeting.

**\*\*NOTICE\*\***

**INCOMPLETE APPLICATIONS WILL NOT BE PROCESSED. PLEASE MAKE SURE THAT YOU, THE APPLICANT, HAVE CHECKED AND MARKED ALL THE REQUIREMENTS OF THE APPLICATION.**



**TOWN OF GOLDEN BEACH APPLICATION FOR  
BUILDING REGULATION ADVISORY BOARD HEARING**

1. The application deadline date will be adhered to. No application will be accepted after the date and time specified.
2. The Building Department will review the application package. If it is determined that the application is incomplete, the item will not be accepted and returned to the applicant for correction.
3. During the Forty Day (40) period from the deadline date to the hearing date the following events shall take place in proper order:
  - a) During the first week upon submittal, the zoning and landscape reviewers, or the Town's designated agent will review the application and complete a comment sheet specifying all deficiencies for correction which will be emailed to you the applicant/agent of record.
  - b) Corrections for any deficiencies must be submitted within 15 days of the scheduled meeting/hearing date. Corrections not approved or received for a scheduled Agenda item will be deferred to the next B.R.A.B. meeting/hearing date.
  - c) All applicants shall be made aware that incomplete applications or deficiencies not corrected in time as per these regulations, will not be included on the agenda, and are hereby rejected, and will be returned to the applicant.
  - d) Upon receipt of a Staff Recommendation report approving the project the balance of the applications with plans and documents, need to be submitted to the Building Department for distribution to the Board Members and Staff. The Building Dept. shall retain all originals for the records. At that time the applicant's request will be placed on the Agenda for approval by the B.R.A.B. Board Members.
4. After approval of the item by the Board, You will also need to retain a copy of the BRAB approved application package with the minutes for submission at the time of the permit application. Make sure to request a copy of the minutes on the 3rd Tuesday of the following month of your approval.
5. If a Variance: A Notice of Hearing for variance will be mailed no later than 10 days before the date of meeting, as per Town Code.
6. Variance have a two step process: The Building Advisory Board is a recommendation Board to the Town Council – The Town Council is the ultimate authority on Granting or Denial of Variance requests. The Town council will hear your requests for the Variance at the next hearing, it is at that Hearing that the Town Council will either approve or deny your requests. Someone needs to be present at the meeting. The Town Council meetings are held every 3rd Tuesday of every month.
7. After approval of the item by the Board, The Resolutions approving your variance will need to be prepared and you will be notified when they are ready to be picked up and get recorded with the Miami Dade County Clerk's recording office. You will need to forward us a Certified copy of recorded Resolutions and retain a copy for your records.
8. Required for permitting: A copy of the Certified copy of recorded Resolutions and BRAB approved application package along with the minutes.



**TOWN OF GOLDEN BEACH  
BUILDING REGULATION ADVISORY BOARD  
SCHEDULE OF FEES**

14. Application for the legalization of construction built without the approval of the B.R.A.B., when the Board should have approved such construction, will be assessed a fee equal to four (4) times the regular fee applicable to the matter.

15. Special Requests for a meeting, variance, or waiver of plat hearing:

- a. For matters that have been heard, but the process had not been completed, i.e., tabled subjects, or unfinished subjects to be continued, the applicant must notify the Building & Zoning Department in writing if they would like the item continued

If the notification is received by the Department before the deadline for the next B.R.A.B. meeting, there will be no charge for the continuance. If the notification is received after the deadline, and the applicant still wants the matter included in the agenda for the next meeting, there will be a special fee of

\$200.00 \_\_\_\_\_

- b. If the agenda has already been prepared and the applicant wants the matter to be heard, the request must be received in writing to be added to the agenda at the beginning of the meeting with the approval of the Building Official or Building & Zoning Director. There will be a special fee of

\$200.00 \_\_\_\_\_

- c. When a special meeting or hearing of the B.R.A.B. is requested by an applicant, for either a new matter or continuance of a subject already heard, there will be a special fee for a 2 hour time period of

\$500.00 \_\_\_\_\_

If the time limit is exceeded, an additional fee of ½ of the fee will be assessed for the second time period

\$250.00 \_\_\_\_\_



**TOWN OF GOLDEN BEACH**  
**APPLICATION FOR**  
**BUILDING REGULATION ADVISORY BOARD HEARING**

Applicant check here	Complete application, sign, and notarize.	Bldg Dept Use
<input type="checkbox"/>	If a zoning variance is applied for, the petition for variance, pages 9, 10 and 11 shall be submitted with the application and shall include: a. Property Legal Description b. Property Folio number c. Street address d. Owners of record e. Owner and agent names and signatures properly notarized.	
<input type="checkbox"/>	Initial submittal as directed on page one; surveys, building plans, Warranty Deeds, and applications, After Zoning approval is issued completed sets are to be submitted 8 days prior to the meeting date as follows: Seven (7) copies no larger than 11" x 17" & 1 original full size sealed set 24" x 36". The same amount of copies are required for a variance. Each completed package shall consist of 1 each of an application, survey, Warranty Deed and building plans. Submit 1 CD with all documents included	
<input type="checkbox"/>	Conceptual construction drawings prepared and signed by a licensed design professional that shall include, at a minimum, the following: a. Site plan at a scale not less than 1/8" = 1'-0" (Inlude grade elevations) b. Proposed Floor Plan views, at a scale not less than 1/4"=1'-0" c. Cross and longitudinal sections preferably through vaulted areas, if any. d. Typical exterior wall cross section. e. Full elevations showing flat roof and roof ridge height and any other higher projections. f. Sample board of construction materials to be used. g. Existing and proposed ground floor elevations (NGVD). h. Grading & Drainage Calculations i. Zone 3 Properties: Affidavit of Seawall Conformity	
<input type="checkbox"/>	Landscaping Plan, separate from building plan package, prepared and signed by a licensed landscape design professional: The same amount of copies as outlined in the Building plan submittal. Each completed package shall consist of 1 each of an application, existing landscape survey, Warranty Deed, landscape plans with building site plans. Mark CD accordingly (separate from building)	
<input type="checkbox"/>	First Floor and Second Floor area calculations marking the geometrical areas used to calculate the overall floor areas.	
<input type="checkbox"/>	Colored rendering showing new construction or proposed addition. Marked with the applicable address.	
<input type="checkbox"/>	Estimated cost of proposed work. For additions/remodels fair market value of property showing land value and structure value separately.	
<input type="checkbox"/>	Site plan detailing construction site personnel parking.	



N

CARLOS AND JESSIE MENDAL  
217 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 332160

YARIV & HAVA SHAKED  
225 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

JOAO & SHARON COHEN WOILER  
229 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

LAURENT & JOHANNA ABITBOL  
237 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 333160

MOISES CROITORU  
241 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

245 GBD LLC  
2875 NE 191<sup>ST</sup> ST., SUITE 801  
AVENTURA, FL. 33180

STEPHEN & LUCIA BERMINGHAM  
255 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

DAVID BITTAN OBADIA  
BECKY SHEERO DE BITTAN  
259 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

ISHAC & MINDY HARDOON  
271 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

OMRI & MICHELLE PAPO  
277 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

RUBEN & ROCHEL SALAMA  
220 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

BRADLEY I MEIER  
229 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

MARIA LORENA ZUCCOLILLO  
230 GOLDEN BEACH DRIVE  
GOLDEN BEACH, FL. 33160

SK INVEST GROUP LLC  
17100 N BAY RD., #1612  
SUNNY ISLES BEACH, FL 33160

PHILIP & MARIA YANG  
249 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

KASHAYAR & PAIGE PASHOOTAN  
250 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

YD NYACK INC.  
11 ORCHARD ST  
NYACK, NY 10960

255 OB LLC  
18200 NE 19<sup>TH</sup> AVE., 101  
NORTH MIAMI BEACH, FL. 33162

SAMUEL OHEV ZIO  
MICHELLE BITTMAN  
263 OCEAN BOULEVARD ,  
GOLDEN BEACH, FL. 33160

266 OB GB LLC  
266 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

NATACHA LEA HEYMAN & DAVID  
BEN AIM  
274 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

275 GBH LLC  
275 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

JEREMY ALTERS TRS  
277 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

MOISES SALAMA  
284 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

BRETT HARRIS  
288 OCEAN BOULEVARD  
GOLDEN BEACH, FL. 33160

GREGORY M COGAN TRS  
FL LAND TRUST 1GB  
151 TREMONT ST, 110 PMB 392  
BOSTON, MA. 02111

*Mailing list 254 + 260 Ocean Blvd  
4/2023 Warren & Platt*



15. YD Nyack Inc.  
11 Orchard Street,  
Nyack, NY

Property Address: 254 Ocean Boulevard & 260 Ocean Boulevard, Golden Beach, FL.  
Folio No: 19-1235-003-0420 and 19-1235-003-0410  
Legal Description: Lots 11, 12 & 13, Block 5, GB Section C, PB 9-52

Linda Epperson – Assistant Town Manager summarized the report for the Board  
Mr. Kutsy – owner of the properties was present.

Request for approval to subdivide, 254 and 260 Ocean Boulevard with a combined square footage of 22,454 into two separate undersized lot areas of 11,216 square feet and 75.12' of frontage, and 11,238 square feet and 75 feet of frontage.

In accordance with Town Code Section 66-41, "authorized, general procedure", pertaining to variances, the board considered all evidence and testimony presented by the applicant, the public and the Town and made a finding that the applicant has complied with the seven criteria.

A motion was made to recommend approval by Stephanie Halfen, Seconded by Alan Macken.  
On roll call: Jerome Hollo-Aye, Stephanie Halfen-Aye and Alan Macken-Aye  
Motion passed 3 – 0

**G. NEW BUSINESS:**

**H. OLD BUSINESS:**

**I. PRELIMINARY DESIGN REVIEWS - ITEMS FOR DISCUSSION AND POSSIBLE APPROVAL**

**J. ADJOURNMENT - 6:22pm**

PURSUANT TO FLA. STATUTE 286.0105, THE TOWN HEREBY ADVISES THE PUBLIC THAT: IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THIS BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT ITS MEETING OR HEARING, HE WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR THAT SUCH PURPOSE, AFFECTED PERSONS 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. THIS NOTICE DOES NOT CONSTITUTE CONSENT BY THE TOWN FOR THE INTRODUCTION OR ADMISSION OF OTHER INADMISSIBLE OR IRRELEVANT EVIDENCE, NOR DOES IT



Property Address: 343 Center Island Drive, Golden Beach, FL, 33160  
Folio No: 19-1235-005-0820  
Legal Description: Lot 11 & BK K GB Sect E, PB 8-122

Christopher Gratz summarized his report into the record.  
David Carpenter, owner of the property spoke on his own behalf.  
Shaun Carpenter, owner of the property spoke on his own behalf.  
James Mackenzie – Max Marine – spoke on behalf of the applicants.

Construction of a new seawall and dock.

Relief from Town Code Sec. 46-81. - Extension of seawall into waterways.  
No part of any seawall, including slabs may extend beyond any lot property line into any waterway in the Town. The piles and cap beam may encroach into the waterway, if approved by the agency having jurisdiction.  
Request is to allow the existing seawall to continue to encroach up to 4 feet; into the Town's waterway for 125 feet of the seawall.

In accordance with Town Code Section 66-41, "authorized, general procedure", pertaining to variances, the board considered all evidence and testimony presented by the applicant, the public and the Town and made a finding that the applicant has complied with the seven criteria.

A motion was made to recommend approval by Stephanie Halfen, Seconded by Alan Macken. .  
After discussion by the Board on this item, the motion was rescinded and a new motion was made to table the items, with the condition of requiring a new survey showing the encroachment of the seawall from outside the property line to the wet face of the seawall and to show the width of the seawall cap.

On roll call: Jerome Hollo-Aye, Stephanie Halfen-Aye and Alan Macken-Aye  
Motion passed 3 – 0

14. Allegro Acquisitions Corporation  
349 Center Island Dr  
Golden Beach, FL 33160

Property Address: 345 Center Island Drive, Golden Beach, FL, 33160  
Folio No: 19-1235-005-0830  
Legal Description: Lot 12 & BK K GB Sect E, PB 8-122

Construction of a new seawall and dock.

Relief from Town Code Sec. 46-81. - Extension of seawall into waterways.  
No part of any seawall, including slabs may extend beyond any lot property line into any waterway in the Town. The piles and cap beam may encroach into the waterway, if approved by the agency having jurisdiction.

Request is to allow the existing seawall to continue to encroach up to 5.25 feet; the entire seawall is encroaching into the Town's waterway.

Email received to defer this item to the next meeting date updating survey  
Motion to defer by Stephanie Halfen, Seconded by Alan Macken  
On roll call: Jerome Hollo-Aye, Stephanie Halfen-Aye and Alan Macken-Aye  
Motion passed 3 – 0



Remodel of an existing residence.

9. Allegro Acquisitions Corporation  
349 Center Island Dr.  
Golden Beach, FL 33160

Property Address: 349 Center Island Drive, Golden Beach, FL, 33160  
Folio No: 19-1235-005-0840  
Legal Description: Lot 13 & BEG NE COR Lot 14, Block K GB Sect E, PB 8-122

Construction of a new seawall and dock.

10. Bret L Lusskin Jr  
Jennifer A Lusskin  
668 Golden Beach Drive  
Golden Beach, FL 33160

Property Address: 668 Golden Beach Drive, Golden Beach, FL, 33160  
Folio No: 19-1235-006-0471  
Legal Description: Lot 14, Block K, GB Sect F, PB 10-11

Installation new dock & seawall.

11. Allegro Acquisitions Corporation  
343 Center Island Dr  
Golden Beach, FL 33160

Property Address: 343 Center Island Drive, Golden Beach, FL, 33160  
Folio No: 19-1235-005-0820  
Legal Description: Lot 11 & BK K GB Sect E, PB 8-122

Construction of a new seawall and dock.

12. Allegro Acquisitions Corporation  
349 Center Island Dr  
Golden Beach, FL 33160

Property Address: 345 Center Island Drive, Golden Beach, FL, 33160  
Folio No: 19-1235-005-0830  
Legal Description: Lot 12 & BK K GB Sect E, PB 8-122

Construction of a new seawall and dock.

Motion to defer items 1 – 12 by Stephanie Halfen, Seconded by Alan Macken  
On roll call: Jerome Hollo-Aye, Stephanie Halfen-Aye, and Alan Macken –Aye  
Motion passed 3 – 0

**F. VARIANCE REQUEST(S):**

13. Allegro Acquisitions Corporation  
343 Center Island Dr  
Golden Beach, FL 33160



Construction of a new single-family residence and landscape design approval.

4. Center Island LLC  
393 Center Island Drive  
Golden Beach, FL 33009 USA

Property Address: 393 Center Island Drive, Golden Beach, FL 33160  
Folio No: 19-1235-005-0880  
Legal Description: Lot 22 & Lot 23 Blk GB Sec E PB 8-122

Construction of a new single-family residence and landscape design approval.

5. Jose A De Paula Torres Lima  
Marcia C Nogueira Torres Lima  
547 Golden Beach  
Golden Beach, FL 33160-2215

Property Address: 547 Golden Beach, Golden Beach, FL 33160-2215  
Folio No: 19-1235-006-0250  
Legal Description: Lot 25 & 26, Blk 2 GB Sec F, PB 10-11

Construction of a new single-family residence and landscape design approval.

6. Alexandre Luiz M. Do Amaral  
309 Center Island Drive  
Golden Beach, FL 33160-2215

Property Address: 309 Center Island Drive, Golden Beach, FL 33160-2215  
Folio No: 19-1235-005-0770  
Legal Description: Lot 3 & 4, Blk K GB Sec E, PB 8-122

Boatlift, wood deck, and dock over pour.

7. Germany House LLC  
136 Ocean Boulevard  
Golden Beach, FL 33160

Property Address: 136 Ocean Blvd., Golden Beach, FL, 33160  
Folio No: 19-1235-005-0590  
Legal Description: Lot 12 & 13, Block 6, GB Sect C, PB 9-52

Construction of a new single-family residence and landscape design approval.

8. David M Lazarus Trs  
88 Terracina Land Trust  
Jeffrey M Perlow Trs  
20295 NE 29 PL, Ste 200  
Aventura, FL 33180

Property Address: 88 Terracina Avenue, Golden Beach, FL, 33160  
Folio No: 19-1235-004-0350  
Legal Description: Lot 23 & 24, Block H, GB Sect D, PB 10-10





**TOWN OF GOLDEN BEACH**  
1 Golden Beach Drive  
Golden Beach, FL 33160

**SUMMARY MINUTES (DRAFT)**  
**BUILDING REGULATION ADVISORY BOARD**  
April 11, 2023 at 6pm

Zoom Meeting ID: 892 9110 8015 Passcode: 752288 For Dial in only call: 929-205-6099

- A. CALL MEETING TO ORDER: 6:00PM**
- B. BOARD ATTENDANCE:** Jerome Hollo, Stephanie Halfen, Alan Macken  
Absent: Zvi Shiff, Judy Mimoun, Isaac Murciano and Eric Cohen
- C. STAFF ATTENDANCE:** Linda Epperson-Asst Town Manager and Christopher Gratz-Zoning Reviewer.
- D. APPROVAL OF MINUTES:** March 14, 2023  
A motion to approve the minutes by Stephanie Halfen, Seconded by Alan Macken  
All were in favor – no one opposed
- E. REQUEST FOR ADDITIONS, DEFERRALS, DELETIONS & WITHDRAWALS:**

- 1. 310 South Parkway LLC  
310 S Parkway  
Golden Beach, FL 33160

Property Address: 310 South Parkway, Golden Beach, FL, 33160  
Folio No: 19-1235-005-0590  
Legal Description: Lot 31 & 32, Block G, GB Sect E, PB 8-122

Installation dock replacement & seawall repair.

- 2. 200 Golden Beach LLC  
17201 Collins Ave 3501  
Sunny Isles Beach, FL 33160

Property Address: 200 Golden Beach, Golden Beach, FL 33160-2215  
Folio No: 19-1235-004-0010  
Legal Description: Lot 1 & 2, Blk G GB Sec D, PB 10-10

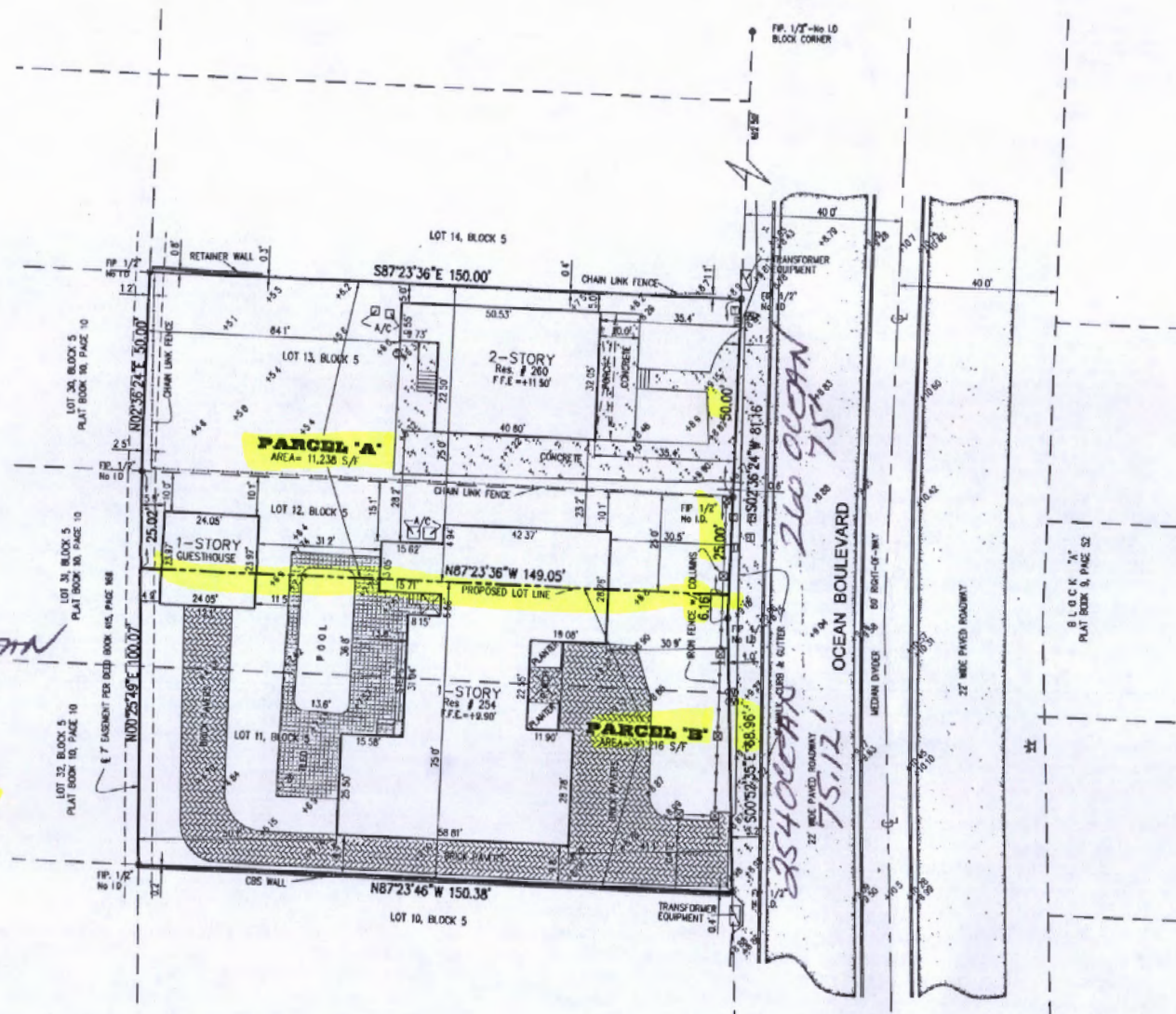
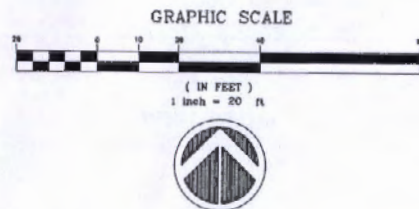
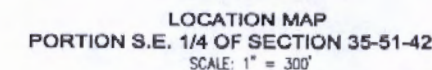
Construction of a new single-family residence and landscape design approval.

- 3. Center Island LLC  
393 Center Island Drive  
Golden Beach, FL 33009 USA

Property Address: 397 Center Island Drive, Golden Beach, FL 33160  
Folio No: 19-1235-005-0885  
Legal Description: Lot 24 Less S12 50 FT & Lot 25 Blk GB Sec E PB 8-122



Lots 11, 12 and 13, in Block 5 of "SECTION "C" OF GOLDEN BEACH" according to the plat thereof as recorded in Plat Book 9 at Page 52 of the Public Records of Miami-Dade County, Florida.  
Lying in the S.E. 1/4 of Section 35, Township 51 South, Range 42 East



- 1- The above captioned Property was surveyed and described based on the above Legal Description: Provided by Client.
- 2- This Certification is only for the lands as described. It is not a certification of Title, Zoning, Easements, or Freedom of Encumbrances ABSTRACT NOT REVIEWED.
- 3- There may be additional Restrictions not shown on this survey that may be found in the Public Records of this County. Examination of ABSTRACT OF TITLE will have to be made to determine recorded instruments, if any affecting this property.
- 4- Accuracy:  
The expected use of the land, as classified in the Standards of Practice (50-17 FAC), is "Residential High Risk". The minimum relative distance accuracy for the type of boundary survey is 1 foot in 10,000 feet. The accuracy obtained by this measurement and calculation of a closed geometric figure was found to exceed this requirement.
- 5- Foundations and/or footings that may cross beyond the boundary lines of the parcel herein described are not shown herein
- 6- Not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to survey maps or reports by either than the signing party or parties are prohibited without written consent of the signing party or parties
- 7- Contact the appropriate authority prior to any design work on the herein-described parcel for Building and Zoning information
- 8- Underground utilities are not depicted herein, contact the appropriate authority prior to any design work or construction on the property herein described. Surveyor shall be notified as to any deviation from utilities shown herein.
- 9- The surveyor does not determine fence and/or wall ownership.
- 10- Ownership subjects to OPINION OF TITLE.
- 11- Type of Survey: BOUNDARY/ TOPOGRAPHIC SURVEY.
- 12- The North arrow shown as per recorded plat of "SECTION "C" OF GOLDEN BEACH", according to the plat thereof as recorded in Plat Book 9 of Page 52 of the Public Records of Miami-Dade County, Florida.
- 13- All measurements shown herein are made in accordance with the United States Standard Feet
- 14- Elevations shown herein are relative to National Geodetic Vertical Datum (1929 Mean Sea Level)
- 15- ZONING INFORMATION: R-1 (Single-family Residential District)
- 16- Flood Criteria: +7.0' (as shown on AMENDED PLAT OF FLOOD CRITERIA MAPS, as recorded in Plat Book 91, Page 69 of the public records of Miami-Dade County, Florida.)
- 17- Site development data: 2 single family residential units
- 18- Utilities available for this site
- 19- This BOUNDARY/ TOPOGRAPHIC SURVEY has been prepared for the exclusive use of the entities named herein. The Certificate does not extend to any unnamed party.























Sold lands containing 11,216 square feet, more or less

**SURVEYOR:**  
**GINO FURLANO, PSM**  
**JAF SURVEYING SERVICES, INC.**  
**3546 WEST 86 TERRACE**  
**HIALEAH, FLORIDA 33018**  
**OFFICE: (786) 416-1018**  
**FAX: (305) 817-9709**  
**E-MAIL: jafsurveyorsinc@gmail.com**

FLOOD ELEVATION INFORMATION:	
Date of Field Work	06-04-2022
DATE OF FIRM	09/11/2009
COMMUNITY NO	120642/GOLDEN BEACH
PANEL	0153 SUFFIX I
ZONE	X
BASE FLOOD ELEVATION	N/A
BENCHMARK NO	MIAMI-DADE COUNTY
ELEVATION	NGVD 29











[illegible]

**SYMBOL LEGEND**

	AIR CONDITIONER		EXISTING ELEVATIONS
	BELLSOUTH BOX		ELECTRIC METER
	BELLAND		ELECTRIC SERVICE BOX
	CABLE BOX		FIRE HYDRANT
	CATCH BASIN		FLORIDA POWER & LIGHT BOX
	CLEAN OUT		GOLF COURSE
	COLUMN		HANDICAP SPACE
	CONCRETE POWER POLE		HALE
	CONCRETE LIGHT POLE		LIGHT POLE
	CONTROL VALVE BOX		MAIL BOX
	ELECTRIC BOX		MANHOLE

- ★ = METAL LIGHT POLE
- ⊙ = METAL LID
- W = PUMP
- ⊕ = PROPANE TANK
- ⊗ = SAFETY MANHOLE
- ⊙ = STORM MANHOLE
- ⊕ = SATELLITE DISH
- ☎ = TELEPHONE BOX
- ⊞ = TRAFFIC SIGNAL BOX
- ⊞ = WATER METER
- ⊞ = WATER VALVE

ANCHOR  
OVERHEAD W  
WOOD FENCE  
CHAIN LINK  
IRON/ALUMINUM  
POLYETHYLENE MONUMENT  
CULTURE PROPERTY LINE

	ASPHALT PAVING
	BRICK
	BRICK PAVER
	CONCRETE
	CONCRETE BLOCK
	OVERHANG (0.5")
	PEBBLES ON CONCRETE
	TILED
	WATER LINES
	WOODS DECK/DOCK

I HEREBY CERTIFY THAT, in the professional opinion of the undersigned Professional Surveyor and Mapper in the State of Florida, the following Boundary and Topographic Survey meets the requirements of the Standards of Practice as set forth by the Florida Board of Professional Surveyors and Mappers in Chapter 55-17, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes. Copies of this Boundary and Topographic Survey are not valid without the signature and the original raised seal of the Florida licensed surveyor and mapper.

DATED THIS 4th. DAY OF JUNE, 2022

# LA F SURVEYING SERVICES, INC.

3546 WEST 86 TERRACE, HIALEAH, FLORIDA 33018, PHONE: 786-416-1018, FAX: 305-817-9709  
E-MAIL: lafsurvevorsinc@gmail.com

TYPE OF PROJECT	
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<p><b>NYD NYACK, INC.</b></p>	<p>TYPE OF PROJECT</p> <p><b>BOUNDARY &amp; TOPOGRAPHIC SURVEY FOR WAIVER OF PLAT</b></p>
-------------------------------	---

DRAWN. I.R.

CHECKED: G.F.

SCALE: 1" = 20'

FIELD DATE: 06-04-2022

JOB No.: JAF-254-260

SHEET:

1

OF 1 SHEET





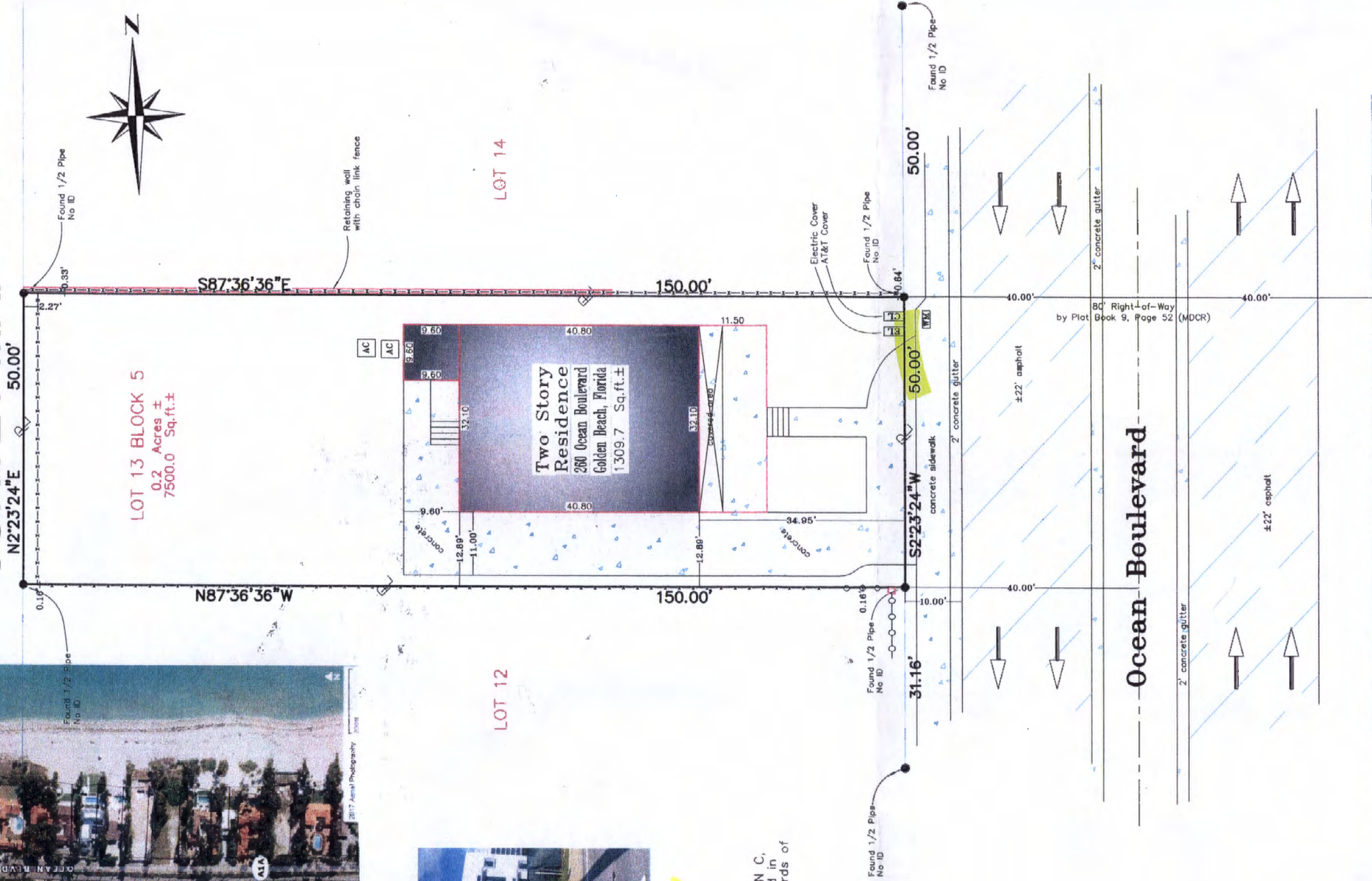
Property Location



260 Ocean Boulevard  
Golden Beach, Florida 33160

# SURVEY MAP

SCALE: 1" = 20'



## Legal Description

Lot 13, Block 5 of GOLDEN BEACH SECTION C, according to the Plat thereof, as recorded in Plat Book 9, Page 52, of the Public Records of Miami-Dade County, Florida.

Survey Date: 11/05/2018  
Job Number: 18-5019  
Order Number:  
Revision:

National Flood Insurance  
Community Panel: 12086 C 0153 L  
Flood Zone: X  
Base Flood Elevation: N/A  
Firm Date: 09/11/2009

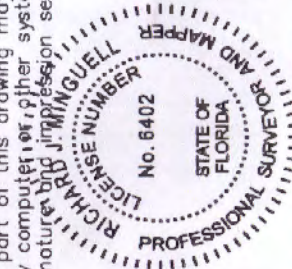
Certified to:  
YD NYACK, Inc., a New York Corporation  
Serber & Associates, P.A.  
Fidelity National Title Insurance Company

## SURVEYORS NOTES

- This is a Boundary survey.
- Legal description used for this survey was provided by others.
- This Survey has been prepared for the exclusive use of the entities named hereon and do not extend to any unnamed parties.
- No title policy, title commitment, abstract, or certificate of title was available; therefore easements and other matters of record may not be reflected in this survey. Obtain current title work and verify easements before constructing improvements.
- Bearings, if any, shown hereon are based on Plat Book 9, Page 52 of Miami-Dade County, Florida.
- All dimensions and directions shown hereon are in substantial agreement with record values unless otherwise noted.
- Due to varying construction standards, house dimensions are approximate.
- All ties to property line are perpendicular to it, unless otherwise noted.
- In all cases dimensions shall control location over scaled positions.
- Elevations, if shown, are based on NAVD 88.
- Benchmark No. feet, located at
- This survey does not determine or imply ownership.
- Underground improvements and utilities were not located.
- Not valid without the signature & raised seal of a Florida licensed surveyor and mapper.
- HEREBY CERTIFY THAT THE SURVEY REPRESENTED HEREON, AS RECENTLY SURVEYED AND DRAWN UNDER MY SUPERVISION, MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE FOR THE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.
- No part of this drawing may be reproduced by photocopying, recording or by any other means, or stored, processed or transmitted in or by any computerized system without the prior written permission of R. Minguell Land Surveyors. Copies of this plan without an original signature and professional seal are not valid.

Encroachments  
-Utility covers on NE corner of property.

Richard J. Minguell  
Registered Land Surveyor & Mapper  
No. 6402, State of Florida



R. Minguell, Inc.

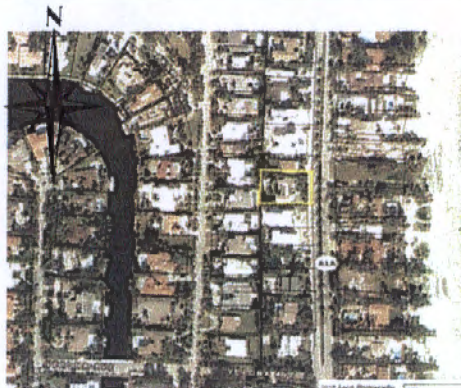
Land Surveyors & Planners

L.B.7272  
954-288-8935  
Minguell@bellsouth.net  
591 S.W. 112 Avenue  
Plantation, Florida 33325

## Legend

- chain link fence
- wood fence
- metal fence
- Pool pump
- Air Conditioner
- Property Line
- Center Line
- Not to Scale
- Broward County Records
- Miami-Dade County Records
- MDCR
- Existing Elevation





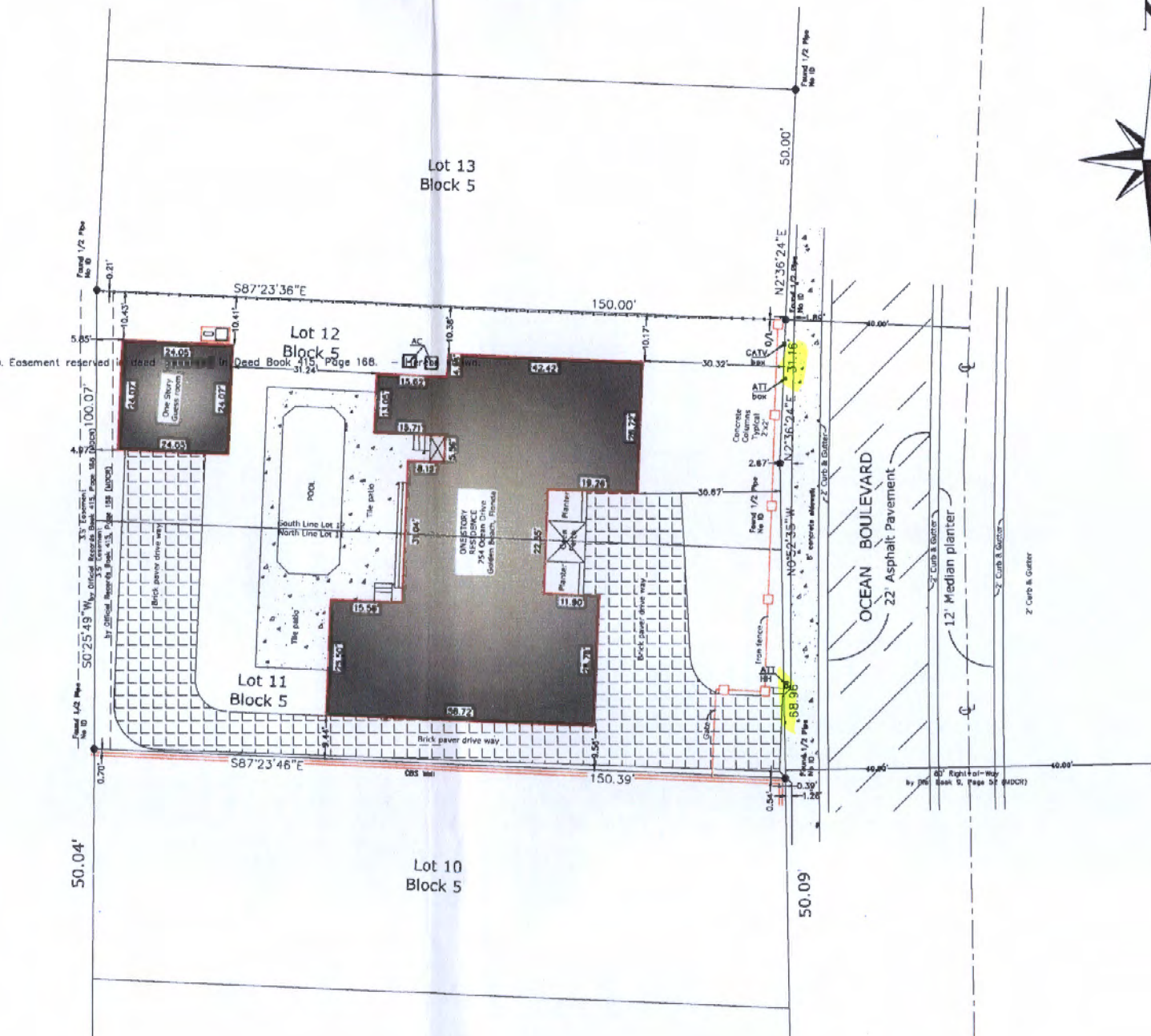
Property Location



254 Ocean Boulevard  
Golden Beach, Florida 33160

# A.L.T.A./N.S.P.S. Land Title Survey

SCALE: 1" = 80'



National Flood Insurance  
Community Panel: 12086 C 0153 L  
Flood Zone: AE  
Base Flood Elevation: 8'  
Firm Date: 09/11/2009

Title Information provided by:  
WFG National Title Insurance Company  
Commitment No.: FL19164469  
Issuing Office File No.: 254 Ocean Blvd  
Commitment Date: June 18, 2018 @ 11:59 pm

JOB # 19-5444  
FOLIO: 19-1235-003-0410  
SITE ADDRESS: 254 Ocean Boulevard  
Golden Beach, Florida 33160

BUILDING FOOTPRINT AREA: ±3806.4 Sq. feet  
LOT AREA: ±14953.6 Sq. feet

Title Legal Description  
Lots 11 and 12, Block 5, of Section "C", of Golden Beach, according to the Plat thereof, as recorded in Plat Book 9, Page 52, of the Public Records of Miami-Dade County, Florida.

Parking  
Residential driveway only

- EXCEPTIONS**
1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the Proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment. - Does not contain matters of survey.
  2. Rights or Claims of parties in possession not shown by the public records. - Does not contain matters of survey.
  3. Easements or claims of easements not shown by the public records. - Does not contain matters of survey.
  4. Any encroachment, encumbrance, violation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land. The term encroachment, includes encroachments of existing improvements located on the land onto adjoining land, and encroachments on the land of existing improvements located on adjoining land. - Does not contain matters of survey.
  5. Any lien or right to a lien, for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the public records. - Does not contain matters of survey.
  6. Any adverse ownership claim by the state of Florida by right of sovereignty to any portion of the lands insured hereunder, including submerged, filled and artificially exposed lands and lands accreted to such lands. - Does not contain matters of survey.
  7. Any minerals or mineral rights leased, granted or retained by current or prior owners. - Does not contain matters of survey.
  8. Taxes for the year 2019 and subsequent years which are not yet due and payable. - Does not contain matters of survey.
  9. Easements, dedications, restrictions, covenants and conditions as set forth in the Plat of Golden Beach, recorded in Plat Book 9, page 52. - Hereon shown.

**SURVEYORS NOTES**  
-Legal description used for this survey was provided by others.  
-This Survey has been prepared for the exclusive use of the entities named hereon and do not extend to any unnamed parties.  
-Bearings, if any, shown hereon are based on Plat Book 2, Page 46 of Miami-Dade County, Florida.  
-All dimensions and directions shown hereon are in substantial agreement with record values unless otherwise noted.  
-Due to varying construction standards, building dimensions are approximate.  
-All ties to property line are perpendicular to it, unless otherwise noted.  
-In all cases dimensions shall control location over scaled positions.  
-This survey does not determine or imply ownership.  
-Underground improvements and utilities were not located.  
-Not valid without the signature and raised seal of a Florida licensed surveyor and mapper.  
I HEREBY CERTIFY THAT THE SURVEY REPRESENTED HEREON, AS RECENTLY SURVEYED AND DRAWN UNDER MY SUPERVISION, MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH IN CHAPTER 5J-17 OF THE FLORIDA ADMINISTRATIVE CODE FOR THE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.

Certified to:  
YD Nyack Inc., a New York corporation  
WFG National Title Insurance Company  
Serber & Associates, P.A.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 7a, 7b, 8, 9, 11a, 16, 18, of Table A thereof. The fieldwork was completed on July 10, 2019.  
Date of Plat or Map: July 10, 2019.  
No part of this drawing may be reproduced by photocopying, recording or by any other means, or stored, processed or transmitted in or by any computer or other systems without the prior written permission of R. Minguell Land Surveyors. Copies of this plan without an original signature and impression seal are not valid.



**R. Minguell, Inc.**  
Land Surveyors & Planners  
L.B.7272  
954-286-8935  
Minguell@bellsouth.net  
591 S.W. 112 Avenue  
Plantation, Florida 33356

**Property Access**  
- Pedestrian access along Ocean Boulevard.  
- Vehicular access along Ocean Boulevard.

**Easements**  
a.) Pavement crossing Eastern property line  
b.) Possible unrecorded utility and public service easement rights evidenced by street signs, fire hydrant, water meters, water valves, electric boxes, light poles, catch basins at various locations nearby or on property.

## Misc. Notes

- There was no observable evidence of earth moving work, building construction, or building additions.
- There was no observable evidence of recent street or sidewalk construction and/or repair at the time of this survey.
- There was no observable evidence of site use as a solid waste dump, sump or sanitary landfill at the time of this survey.
- There was no evidence of cemetery or burial grounds located on property.
- The location of Utilities shown hereon are from observed evidence above ground only.
- The surveyor was not provided with underground plans to determine the location of any subterranean uses.

## LEGEND

⊙ = TELEPHONE MANHOLE	⊙ = TRAFFIC SIGNAL BOX	⊙ = CHAIN LINK FENCE
⊙ = ELECTRIC METER	⊙ = BELLOUT BOX	⊙ = WOOD FENCE
⊙ = GAS METER	⊙ = CABLE BOX	⊙ = ALUMINUM FENCE
⊙ = WATER METER	⊙ = ELECTRIC BOX	⊙ = OVERHEAD WIRES
⊙ = SINGLE TRAFFIC POLE	⊙ = STREET LIGHT BOX	⊙ = PROPERTY LINE
⊙ = DUAL TRAFFIC POLE	⊙ = TELEPHONE BOX	⊙ = CENTER LINE
⊙ = UTILITY POLE	⊙ = ANCHOR	⊙ = FIRE HYDRANT
⊙ = VALVE	⊙ = SEWER FLOW MONITOR	⊙ = MANHOLE
⊙ = CONTROL VALVE	⊙ = CLEAN OUT	⊙ = WELL
⊙ = FIRE MAIN VALVE	⊙ = WATER FLOW MONITOR	⊙ = ELECTRIC MANHOLE
⊙ = FORCE MAIN VALVE	⊙ = PARKING METER	⊙ = BELLOUT MANHOLE
⊙ = GAS VALVE	⊙ = FLAG POLE	⊙ = DRAINAGE MANHOLE
⊙ = SPRINKLER VALVE	⊙ = KITE SIGN	⊙ = GAS MANHOLE
⊙ = WATER VALVE	⊙ = DUAL POLE SIGN	⊙ = STORM MANHOLE
⊙ = MAIL BOX	⊙ = INTERSECTION SIGN	⊙ = SEWER MANHOLE
⊙ = CATCH BASIN	⊙ = RAILROAD SIGN	⊙ = AIR CONDITIONER
⊙ = EXISTING ELEVATION	⊙ = SINGLE POLE SIGN	N.T.S. = NOT TO SCALE
⊙ = CONCRETE POLE	⊙ = STOP SIGN	BCR = BROWARD COUNTY RECORDS
⊙ = LIGHT POLE	⊙ = TRAFFIC SIGN	PCR = PALM BEACH COUNTY RECORDS
⊙ = BENCHMARK	⊙ = METAL POST	MDCR = MIAMI-DADE COUNTY RECORDS
⊙ = TRAFFIC FLOW/ACCESS	⊙ = SPENDLER TIMER	⊙ = FLORIDA POWER & LIGHT, CO TRANSFORMER
	⊙ = ROAD RAIL	⊙ = FLORIDA POWER & LIGHT, CO TRANSFORMER
	⊙ = HANDICAPPED PARKING	





# TOWN OF GOLDEN BEACH

One Golden Beach Drive  
Golden Beach, FL 33160


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## MEMORANDUM

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**Date:** April 18, 2023

**To:** Honorable Mayor Glenn Singer &  
Town Council Members

**From:** Lissette Perez,   
Town Clerk

**Subject:** Town Council Minutes

---

Item Numbers:

2

### Recommendation:

It is recommended that the Town Council adopt the official minutes of the March 21, 2023 Regular Town Council Meeting.





# TOWN OF GOLDEN BEACH

One Golden Beach Drive  
Golden Beach, FL 33160

---

Official Minutes for the March 21, 2023  
Regular Town Council Meeting called for 6:00 P.M.

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**Zoom Room Meeting ID: 831 8263 3744 Password: 249230**

**For Dial In Only: Call 929.205.6099 Meeting ID: 831 8263 3744**

THE PUBLIC MAY PARTICIPATE AT GOOD AND WELFARE; PLEASE HOLD ALL QUESTIONS AND COMMENTS UNTIL THEN! THE PUBLIC IS ENCOURAGED TO SUBMIT ALL COMMENTS VIA EMAIL TO [LPEREZ@GOLDENBEACH.US](mailto:LPEREZ@GOLDENBEACH.US) BY 2:00 P.M. TUESDAY, MARCH 21, 2023.

## A. MEETING CALLED TO ORDER

**Mayor Singer** called the meeting to order at 6:07 p.m.

## B. ROLL CALL

**Councilmember's Present:** Mayor Glenn Singer, Vice Mayor Kenneth Bernstein, Councilmember Judy Lusskin, Councilmember Bernard Einstein

**Councilmember's Not Present:** Councilmember Jaime Mendal

**Staff Present:** Town Manager Alexander Diaz, Town Attorney Steve Helfman, Town Clerk Lissette Perez, Police Chief Rudy Herbello, Finance Director Maria D. Camacho (via zoom), CIP Director, Lissett Rovira, Resident Services Director Michael Glidden (via zoom), Public Works Director Kirk McKoy, Office Assistant Gabriella McKoy

## C. PLEDGE OF ALLEGIANCE

**Chief Herbello** led the Pledge of Allegiance

## D. PRESENTATIONS / TOWN PROCLAMATIONS

## E. MOTION TO SET THE AGENDA

ADDITIONS/ DELETIONS/ REMOVAL OF ITEMS FROM CONSENT AGENDA/ AND CHANGES TO AGENDA

**Town Manager** requested to add Resolution 2864.23 to the agenda.  
**Consensus vote** 4 **Ayes**, 0 **Nays**. Motion passed.

## F. GOOD AND WELFARE

None

## G. MAYOR'S REPORT



Thanked all who attended the Swearing-In Ceremony, it was a beautiful event. Appreciate fellow Councilmembers for attending and congratulations to Vice Mayor Bernstein on his fifth term and Councilman Einstein for his seventh term. There was an amazing turnout of residents, mayors of neighboring cities and their councils, really appreciate you for coming. Job well done to the staff.

There was another stolen car on Ocean Blvd. recently. Can't emphasize how mad we are and we will not tolerate people entering our town and stealing cars. Last month the Chief of Police and the Police Department increased man power and changed the procedures. The Chief will be giving a report on how this can be strengthened more and what is in place to strengthen it more. Security is our number one concern over everything. We need your help, please don't leave your keys in your cars, lock your cars, and close the gate if you have one. I recommend that all residents do not leave their keys in their cars.

We will be going through the site plan for the park tonight. It's a great site plan. Very excited. The Town Manager will talk about that more later.

## **H. COUNCIL COMMENTS**

### **Vice Mayor Bernstein**

Thanked everyone who attended the swearing-in ceremony. Congratulated the Mayor and Councilmember Einstein. It was a really great event. The workshop we had with the residents about the parks was well attended and we got some positive feedback. Want to bring up that residents that want to be involved in different committees should please sign up for the crime committee. Almost all of the incidents that have happened over the past year have all happened where the victim has left their keys in their car. As effective as the task force is, still disappointed that no matter how often the Town sends out memos, emails, and newsletters that people are still leaving their keys in their car.

### **Councilmember Einstein**

The swearing-in event was beautiful and thank you to everyone who was involved in organizing the event. Congratulations to the Mayor and the Vice Mayor on their re-election.

Going to have to sit down and develop a policy as to who can use our facilities and the extension to family members in terms of events in locations such the ocean, beach pavilion, wellness center.

During the campaign a lot of people came up to me asking how can we privatize Golden Beach. We will be more privatized when the area south of us is more closed off, but doesn't know if it will be done via a workshop, council meeting, but the Town Manager is left in a very difficult position where he has to enforce rules that aren't completely etched in stone. We're going to have to sit down and make some difficult choices.

### **Councilmember Lusskin**

Sent her condolences to Charlie German's family as he passed away a few weeks ago unexpectedly. Wants to offer two suggestions in regards to security and safety. West on Massini, by the park where the wall ends should have a camera since there is also a fence there.

**Town Manager** added that the fence was changed there and it will now be an aluminum fence.

**Councilwoman Lusskin** noticed that they put a police car at the gate at Massini. Still sees the walkers come in and out of the Town. How are they getting in and out of Town.



**Town Manager** stated that they are coming in through the pedestrian gate at Navona.

**Councilmember Lusskin** congratulated Councilmember Einstein and Vice Mayor Bernstein on the swearing in ceremony and the Mayor on going unopposed.

**Vice Mayor Bernstein** sends his condolences to the family of Charlie German.

**Councilmember Einstein** also sends his condolences to the family of Charlie German.

**Mayor Singer** invited the Chief to give a report on the safety concerns and issues in Town.

**Chief Herbello** stated that the department has increased a proactive approach and increased presence aside from the e-blasts and flyers. Adding additional staffing to the patrol units, also created an auto theft task force to tackle what is happening. 100% of the time they are targeting high end cars where the keys are left inside the car. The residents are a key component to helping us tackle what is going on in Golden Beach.

**Mayor Singer** stated that when we put the flyers in the mailboxes, the residents are not grabbing them from the bottom slot of the mailbox. Stated that maybe we take the time and tape it to the outside of the mailbox or leave it at the front door.

**Town Manager** stated that they would figure out a new solution to the problem.

## **I. TOWN MANAGER REPORT**

We will be spending additional dollars to increase coverage on A1A. I have authorized and directed the police department to have at least 4 officers working around the clock for the foreseeable future.

In addition to that as the Chief mentioned we are now part of a two-city auto theft taskforce. Thanked the City of Sunny Isles for their participation in this initiative.

Council had the foresight to authorize an additional 208 camera lenses.

In anticipation of the agreement, we are going to be adding 16 camera locations on Ocean Blvd. Hotwire has already started the design. The Chief has also been authorized to hire an additional full time police officer immediately. We will be sending out a public service announcement via video to all of the residents on what they need to do to help us. We will also be adding 3 additional part time police officers. We are doing everything that we possibly can to help combat the crime we are seeing and we need the residents to help by doing their part.

We had a beautiful event. Unfortunately, we tested a new caterer. It was a beautiful evening, except for the dinner. Thanked Commissioner Heyman for attending and Congresswoman Fredericka Wilson for sending staff to attend. Congresswoman Wilson's staff was so impressed that they called after imploring that we apply for a grant program that her office offers and Lissett Rovira did send in a request for that. Thanked Congresswoman Wilson and welcomed her to our District.

We are pushing forward with Hotwire for the cameras on A1A.

During the election, we heard a lot from the community that they want to be more involved. We've been trying to recruit members to join our committees every month. We currently have 8 committees and even though we have 5 open positions, we could only find 3 members of the community to serve on the Public Safety Committee. We have cut our Committees into 4 which are the Public Safety Committee, Beach and Recreation ("Fun") Committee, BRAB, and the Pension Board. If anyone is interested in



joining these committees that we are authorizing this year, please nominate yourself to serve on those committees. Committees do help guide us.

Thanked Mrs. Maria Camacho for getting the Town an additional \$35k from FEMA for the town's old street sweeper.

The Town looks as beautiful as it does because of the team that we have in place that is led by Public Works Director Kirk McKoy.

We also know that there has been some flooding in Town and are looking at some temporary solutions to fix the flooding that we have on South Island. Capital Projects Director Lissett Rovira has come up with some ingenious ideas on how we can solve those issues.

## **J. TOWN ATTORNEY REPORT**

None

## **K. ORDINANCES – SECOND READING**

None

## **L. ORDINANCES - FIRST READING**

None

## **M. QUASI JUDICIAL RESOLUTIONS**

None

## **N. TOWN MAJOR PROJECTS REPORT/UPDATE**

- Civic Center Construction Update
- Closed Circuit Television (CCTV) Update

**Town Manager** spoke on the item. The Civic Center Project continues to move along at a good pace. We have asked the contractors to not rush over the process and if the Council approves the AVI contract, then the chambers will not be ready and equipped until August. The goal is to soft-open the building and move in over the next few months as it gets delivered and we would have our council meetings in there beginning with the September budget hearings. We cannot use the chambers until we have the AV equipment and because of the global supply chain issues, we are not expecting the chambers to be ready in August. I have been in meetings with Lissett Rovira, Gerrits Construction, and the architects bi-weekly. Asking tonight that the Council approves the AVI contract. We are making changes to the site in reference to the drainage and the Civic Center at 10 Ocean Blvd. is moving along. We have not had any cost overruns and there are not any changes that we have proposed. The Mayor and I have looked at a couple of what we feel are important changes and any other change orders are owner-driven change orders. They are ways to prevent any future issues with the building, but the building is moving along.

Last week, the Mayor and I finalized the selection of the carpet, selection of the paint, and others that were on the mood board that was approved. We have moved into the "make the building pretty" phase. We haven't finished painting the façade of the building. I want to do that last because it is a white building and don't want there to be any issues and finish the circles before we finish the building. We're almost there.



Although the Wellness Center isn't on the agenda, I want to discuss the direction we're going to be heading in. We're going to be putting together a design build RFP by one of the next meetings. Lissett Rovira will be meeting with each of the council one-on-one to put together the design criteria. The RFP does not need to go out until prior to June/July and we're looking at a Wellness Center selection in November.

Tonight, we're going to be approving the site plan. The Town Attorney has been working around the clock with Hotwire to come to an agreement. We will be working with Lissett Rovira to finalize the proper attachments. Hotwire has agreed to move the A1A portion of the project forward given all of the increases in crime we have seen as of recent in Northeast Miami-Dade.

## **O. CONSENT AGENDA**

### **1. Official Minutes of the February 28, 2023 Special Town Council Meeting**

**Consensus vote** 4 **Ayes,** 0 **Nays.** Item O1 passes.

## **P. TOWN RESOLUTIONS**

### **2. A Resolution of the Town Council Approving the Final Site Plan for the Re-Imagined Tweddle Park.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, AUTHORIZING AND APPROVING THE FINAL SITE PLAN FOR THE RE-IMAGINED TWEDDLE PARK; AUTHORIZING THE ADMINISTRATION TO PREPARE CONSTRUCTION-READY DOCUMENTS; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

**Exhibit:** Agenda Report No. 2  
Resolution No. 2862.23

**Sponsor:** Town Administration

**Recommendation:** Motion to Approve Resolution No. 2862.23

A motion to approve was made by Councilmember Lusskin, seconded by Vice Mayor Bernstein, and on roll call the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Absent</u>

The motion passed.

**Town Manager** spoke on the item. We had over 30 residents participate in giving us feedback and we finally got to a point with Axxis on what we want there to be for the park including the amenities and the look and feel. The challenges came when we had to figure out how we are going to build it. Since you approved your latest list of desires,



Lissett Rovira and I have been working to see how we can do this project without impacting our residents and by following our bottom line. There is a proposed phase and proposed scope of services.

We are first going to deliver on the Civic Center Project, which includes all of the drainage for the site and additional basins. We are going to leave the tot lot pavilion and tot lot in place, because we believe that the residents shouldn't be impacted by the construction of the Wellness Center. We want to give them that space where they can continue to host parties and events and keep the tot lot active. We are going to put up a very safe wall that allows the residents to use the area while we build the recreational area.

We are going to then raise the existing tennis courts. \$1.2-1.5 Million has been allocated for these projects related to the site because our current contract with Gerrits says we're going to keep the facilities where they are and add a few feet of asphalt and not raise it. In raising the site to 6 NAVD we can't keep that asphalt meaning we're going to repurpose the lots. We are negotiating back and forth with Gerrits.

Second phase of this is raising the site for the existing tennis courts and pickleball courts, put in the retaining walls, the fence and access control gates. We are going to deliver the recreational facilities as part of phase 1. When the Civic Center is done and we've moved in and are ready to demolish this building and we've awarded a contract for the Wellness Center, then we move into phase 3.

Phase 2 is your pump station. At the last meeting, the Council did approve for Craig A. Smith to design a pump station retrofit. Once we are ready to issue the award of a contract for construction for phase 2, we will begin on the pump station. Once we are ready for phase 3, we will knock this building down and build the Wellness Center. Once the new Wellness Center is built, the new youth lot area is going to be the staging area for the Wellness Center. When the wellness center is built and we take away our yard, we will start the process of building the youth lot area. The youth lot area will be a separate RFP. We are going to put together a proposal with a scope of services and we are going to put it out to playground companies that are turnkey. Once the youth lot is built, we are going to demolish the pavilion and the existing tot lot and make that your junior basketball court and your dog park area.

As we're ready to issue contracts and negotiate with Gerrits on the change order for phase 1, the Council will approve it. As we're ready to issue the contract for the pump station, the Council will approve it. As we're ready to issue the requested proposals for the Wellness Center, the Council will approve it. When we are ready to issue a contract for the Wellness Center, the Council will approve it. When we are ready to issue an RFP for the playground, the Council will approve it. When we're ready to issue that contract, the Council will approve it.

Every step of this phasing requires your involvement, the community involvement and your approval. Nothing will be done before it comes to you.

Want to thank Councilman Einstein for saying this – sometimes I push you guys to move faster than you want to. I know I'm aggressive and I move fast, but I don't want to lose the momentum. In every step of this plan, you will be the ones who make the final decision.

**Councilmember Lusskin** asked how high is the retaining wall around the tennis court.

**Town Manager** stated that it's just to hold back the Earth and that you're not going to see stem walls throughout. The one that you will see is the one around the Wellness Center since it will be at 9 NAVD.

**Councilmember Lusskin** asked if there is going to be a total fence around the tot lot.



**Town Manager** stated that it's a requirement for playgrounds. We are going to tell the playground manufacturers community we have 9200 square feet of area for a youth playground that is age-inclusive that is also respective of our force main which is 14 feet. Designed with ample shade and water features. The Council will select the design and then we go from there.

**Vice Mayor Bernstein** asked manager if he could walk through the timeline for the facility.

**Town Manager** stated that raising the site and the recreational facilities will hopefully be delivered by the end of the third quarter. We're hoping that at the beginning of the third quarter you will approve the RFP for the Wellness Center design build.

**Town Manager** stated that by the end of summer they will see the work for phase 1. We will be closing the tennis courts soon, because we need to start putting in all of our drainage.

**Town Manager** stated that if they like he will present to them a tentative timeframe for all of this work.

**Town Manager** read a question from the chat into the record concerning the tot lot budget. There is a cost of wearing down and breaking down the pavilion, the mobilization of the Wellness Center. There is not a re-mobilization cost. There is no additional cost. Said that if in a future year you want to take the operating budget and expand the budget for a better tot lot that is possible.

**3. A Resolution of the Town Council Approving the Purchase of Audiovisual Software, Hardware and Related Professional Installation and Maintenance Services for the New Town Civic Center from AVI-SPL, Inc.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, APPROVING THE PURCHASE OF AUDIOVISUAL SOFTWARE, HARDWARE, AND RELATED PROFESSIONAL INSTALLATION AND MAINTENANCE SERVICES FOR THE NEW TOWN CIVIC CENTER FROM AVI-SPL, INC. UTILIZING THE TERMS, CONDITIONS, AND PRICING OF THE INTERLOCAL PURCHASING SYSTEM (TIPS) CONTRACT NO. 200904; FINDING THAT THE PURCHASE IS EXEMPT FROM COMPETITIVE BIDDING PURSUANT TO SECTION 2-275 OF THE TOWN CODE; PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

**Exhibit:** Agenda Report No. 3  
Resolution No. 2863.23

**Sponsor:** Town Administration

**Recommendation:** Motion to Approve Resolution No. 2863.23



A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Einstein, and on roll call the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>
Councilmember Bernard Einstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Absent</u>

The motion passed.

**Town Manager** spoke on the item. Stated that this is not a change order. We always knew we were going to need to outfit the building.

In our building, in addition to the chambers we have identified 13 additional locations where we are recommending to you audiovisual services. All of those requests, all of those things we wanted for audiovisual, we went through methodically. When you have an event, in our beautiful 80 person facility, you are going to use our equipment. This is fully designed/fully automated.

If in the future we wanted to change a monitor from digital to something else you can just pull a wire. All of the equipment is under warranty. There are two things that are not in this contract – conduit and the maintenance contract. If you approve this contract, we still have budgeted funds leftover. We will still need to buy computers and other things. There is probably going to be a surplus. This contract is a turnkey contract. We are recommending that we piggy back on the TIPS contract.

We have made sure that we have money available, not a cost overrun, a responsibly proposed contract, and I favorably ask for your approval on this contract.

**Mayor Singer** stated that they gave us a price and we negotiated back and forth several times. Think we got all we can without shortcoming the Town's Civic Center.

Also always said that the Civic Center would be state of the art and it be a first class building. This will benefit all of the residents of Golden Beach. Think it's a great contract.

**Councilwoman Lusskin** asked about the exclusions and the chips statement in the agreement. If we don't wait, how do we know that they'll be available and at a better price.

**Town Manager** stated that we are trying to move into the building at the best pace we can. If we place this order now, we should be getting the equipment in by August. The only area where we would need chips for are the chambers. If we approve this tonight, it's included.

**Vice Mayor Bernstein** asked Manager to explain why we are not going out with an RFP to different vendors on this.

**Town Manager** explained why the Town is going out under this contract instead of going out to bid. They lock in the rates for the equipment. The labor may change and we are guaranteed the rate of the TIPS contract for equipment. You piggy back off of an existing, already bid contract similar to a lot of other cities.

Buying police cars is a perfect example. When we buy police cars, we piggy back off of the Florida Sheriff's Office bid. Rudy and I don't know what size the officers need for police cars. So in essence we did go out to bid through their contract.



**Vice Mayor Bernstein** asked a follow-up in terms of why wouldn't we get other people if there was a higher quality that was required.

**Town Manager** stated that what we would get in response to an audiovisual contract is a security company that does not do broadcasting. We are required to have broadcast quality, the quality needs to fit the needs of the FCC and Florida Public Service Commission and by going with an audiovisual company that meets these requirements, it allows us to make sure we're compliant through all of our requirements for those services.

**Councilmember Einstein** stated that it seems like these prices are fixed, so how was the Manager able to negotiate that contract if these are fixed prices.

**Town Manager** stated that what they negotiated on were the labor costs, not the equipment costs. The equipment costs are fixed. So that's where we shave costs. We can use some labor from in-house. We negotiated on the labor and the general administrative costs.

**Councilmember Einstein** asked about how will we get the education we need in order to use this system.

**Town Manager** stated that there will be a full training where we will learn how to use the system. These systems are very smart and this one will be run by an iPad, but we're also going to get an annual maintenance program.

**Town Manager** addressed a comment from the zoom chat saying that any resident who uses the chambers for events will have access to the monitors and sound equipment for use. This is so we don't bring DJ's into our facilities and disrupt the neighbors. If anyone uses our facilities, they will be using our controlled audiovisual equipment that has been set to our preferred decibels.

#### **4. A Resolution of the Town Council Appointing Members to the Town of Golden Beach Security and Public Safety Committee.**

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF GOLDEN BEACH, FLORIDA, APPOINTING MEMBERS TO THE TOWN OF GOLDEN BEACH SECURITY AND PUBLIC SAFETY ADVISORY COMMITTEE PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

**Exhibit:** Agenda Report No. 4  
Resolution No. 2864.23

**Sponsor:** Town Administration

**Recommendation:** Motion to Approve Resolution No. 2864.23

A motion to approve was made by Councilmember Lusskin, seconded by Councilmember Einstein, and on roll call the following vote ensued:

Mayor Glenn Singer	<u>Aye</u>
Vice Mayor Kenneth Bernstein	<u>Aye</u>



Councilmember Bernard Einstein	<u>Aye</u>
Councilmember Judy Lusskin	<u>Aye</u>
Councilmember Jaime Mendal	<u>Absent</u>

The motion passed.

**Town Manager** stated that there is a meeting next week via zoom with the Public Safety Committee. There are still two vacant positions on this committee.

#### **Q. DISCUSSION & DIRECTION TO TOWN MANAGER**

Mayor Glenn Singer:  
None Requested

Vice Mayor Kenneth Bernstein:  
None Requested

Councilmember Bernard Einstein:  
None Requested

Councilmember Judy Lusskin:  
None Requested

Councilmember Jaime Mendal:  
None Requested

Town Manager Alexander Diaz  
None Requested

#### **R. ADJOURNMENT:**

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A motion to adjourn the Council Meeting was made by Councilmember Lusskin seconded by Vice Mayor Bernstein.

Consensus vote 4 Ayes 0 Nays. Motion passes.

The meeting adjourned at 7:14 p.m.

Respectfully submitted,

*Lissette Perez*  
Lissette Perez  
Town Clerk