



CITY OF MIAMI SPRINGS, FLORIDA

Mayor Xavier M. Garcia

Vice Mayor Bob Best
Councilwoman Roslyn Buckner

Councilman Billy Bain
Councilman Jaime Petralanda

***Decorum:** "Any person making impertinent or slanderous remarks or who becomes boisterous while addressing the City Council, shall be barred from further audience before the City Council by the Mayor, unless permission to continue or again address the City Council is granted by the majority vote of the City Council members present. In accordance with the foregoing, the City Council has determined that racial or ethnic slurs, personal attacks and comments unrelated to City matters or issues constitute prohibited comments from the podium."*

CITY COUNCIL SPECIAL MEETING AGENDA **Wednesday, June 10, 2015 – 7:00 p.m.** **City Hall, Council Chambers, 201 Westward Drive**

- 1. Call to Order/Roll Call**
- 2. Invocation:** Councilwoman Buckner

Salute to the Flag: Audience participation
- 3. Discussion and recommendations for Code Review Update**
 - Newly approved "Florida Room" construction by Miami-Dade County (construction material is the primary issue)
 - Roof requirements for new style parapet roofs being constructed
 - Limitation or better explanations for use of flat roofs in City
 - Window wraps used as signage or to simply impede viewing access to storefronts
 - Murals as an alternative or supplement to painting requirements in commercial areas
 - Political sign ordinance provisions; additional restrictions or more detailed explanations for current provisions
- 4. Adjourn**

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Anyone wishing to obtain a copy of an agenda item may contact the City Clerk at (305) 805-5006, download the complete agenda packet from www.miamisprings-fl.gov or view the materials at City Hall during regular business hours.

Pursuant to Florida Statute 286.0114, the City Council provides the public with a reasonable opportunity to be heard on all matters.

If any person decides to appeal any decision of this Board with respect to any matter considered, s/he will need a record of the proceedings and for such purpose 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 made (F. S. 286.0105), all of which the City does not provide.

In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact the City Clerk, 201 Westward Drive, Miami Springs, Florida 33166. Telephone: (305) 805-5006, no later than (7) days prior to the proceeding.

Pursuant to Sec. 2-11.1 (S) of the Miami-Dade County Code and Miami Springs Code of Ordinances Chapter 33 - §33-20, all persons, firms or corporations employed or retained by a principal who seeks to encourage the passage, defeat, or modifications of (1) ordinance, resolution, action or decision of the City Council; (2) any action, decision, recommendation of any City Board or Committee; or (3) any action, decision or recommendation of City personnel during the time period of the entire decision-making process on such action, decision or recommendation which will be heard or reviewed by the City Council, or a City Board or Committee shall register with the City before engaging in any lobbying activities on forms prepared for this purpose and shall state under oath his or her name, business address, the name and business address of each person or entity which has employed said registrant to lobby, and the specific issue on which he or she has been employed to lobby. A copy of the lobbyist registration form is available from the Office of the City Clerk.

(E) Where, at the effective date of this chapter there are outstanding valid building permits, authorizing the construction of buildings, structures, additions, or alterations, the use of construction of which does not conform to the requirements of this chapter, those permits shall be void unless actual construction work, excluding grading or excavating, is substantially underway on that date.

(F) Where, at the effective date of this chapter, there are outstanding valid permits, authorizing the use of land or buildings without construction work, and where the use is not permissible under the terms of this chapter, those permits shall be void unless the use is actually in existence on that date.

(Code 1962 § 25-7; amend. Ord. 599-77, passed 3-28-77)

Sec. 150-008. Designated street frontage required for construction of dwelling.

(A) Construction of a dwelling, whether single-family, multiple-family, apartment house, court apartment, hotel, motel, or residential building of any kind, shall not be made upon any lot, parcel, or tract of land which does not have frontage upon a dedicated street.

(B) Street, within the meaning of this section, shall not include any alley, utility easement, or right-of-way not ordinarily used by general traffic, or any other passageway which is primarily for the convenience of the owner of the property abutting thereon, such as a driveway through the middle of a block giving access to the rear or side of property.

(Code 1962, § 25-7.1; amend. Ord. 460, passed 3-23-70; amend. Ord. 599-77, passed 3-28-77)

 **Sec. 150-009. Construction materials.**

(A) All buildings shall be of masonry construction, except that aluminum siding may be used in renovating nonconforming structures, and except that open, semi-open, or screened enclosures, including porches, patios, carports, or utility sheds may be constructed of aluminum or some similar fireproof material.

(B) In all cases of difficulty in the approval of construction materials, the South Florida Building Code and current test reports made by the official material control section of Dade County will be considered as final.

(Code 1962, § 25-8; amend. Ord. 184, passed 2-8-54; amend. Ord. 297, passed 6-22-64; amend. Ord. 529, passed 12-11-72; amend. Ord. 599-77, passed 3-28-77)

 **Sec. 150-010. Roof materials, requirements and re-roofs.**

(A) All new roofs shall be cement or clay tile, and shall have a minimum pitch of two and one-half inches rise per foot.

(B) Metal roofs shall also be permitted for all new construction, so long as the following conditions have been met:

1. The proposed metal roof has received Metro-Dade County product approval.

2. The method of colorization, proposed color, and the architectural design of the metal roof are compatible, in the judgment of the City's Planning and Building Departments, with the surrounding neighborhood.

(C) In addition to the other approved materials for new roofs contained in subsections (A) and (B) above, Florida Building Code and Miami-Dade County N.O.A. approved asphalt shingles may be used for the installation of new roofs.

(D) Truss roofs spanning more than 18 feet shall be fabricated out of conventional two x six lumber, preparatory to receiving tile.

(E) Flat roofs for home additions, attached garages or carports, or detached accessory structures shall only be permitted if the residential structure on the property, or a substantial adjoining or adjacent portion thereof, has an existing flat roof that will continue to be maintained. If permitted, based upon the foregoing criteria, such flat roofs shall have a minimum pitch of one-fourth inch rise per foot of run.

(F) Notwithstanding the foregoing, flat roofs will be permitted on "open patios", without screening, in rear yard areas, which constitute non-living space, so long as the property owner agrees that the patio area will never be enclosed so as to constitute "living space", and will execute a recordable and appropriate "Covenant Running-With-the-Land" to provide notice to future purchasers of the property and further assurances of compliance to the City. In addition, the provisions of this section shall also be applicable to appropriate instances of reverse frontage.

(G) Re-roofs. Any roof cover that has outlived its bond shall be replaced. The replacement roof shall be constructed of the same roofing materials as was utilized on the roof being replaced. However, nothing contained herein shall prevent the replacement roof from being constructed of cement tile or clay tile. In addition, metal roofs can be utilized as replacement or re-roofs so long as the conditions set forth above for new construction metal roof usage are met. Further, in accordance with the provisions of Subsection (C) above, Florida Building Code and Miami-Dade County N.O.A. approved asphalt shingles may be used for re-roofs.

(H) [Reserved.]

If a dispute arises as to whether all conditions have been met, any applicant can file an application in accordance with the procedures set forth in the Code of Ordinances for securing variances from the City to secure a final determination from the Board of Adjustment and City Council.

(Code 1962, § 25-8.1; amend. Ord. 296, passed 5-25-64; amend. Ord. 599-77, passed 3-28-77; amend. Ord. 746-89, passed 2-27-89; amend. Ord. 811-94, passed 5-9-94; amend. Ord. 888-02, passed 11-25-02; amend. Ord. 931-06, passed 1-23-06; amend. Ord. 939-06, passed 8-28-06; amend. Ord. 952-07, passed 2-26-07; amend. Ord. 969-08, passed 8-25-08; amend. Ord. 1002-2010, passed 1-11-11; amend. Ord. 1043-2012, passed 12-10-12)



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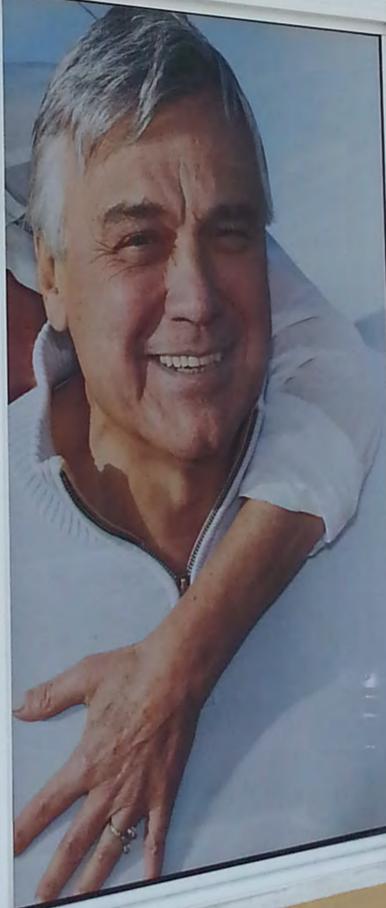
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