



# CITY OF HOMESTEAD COUNCIL MEETING AGENDA

**\*\* PLEASE TURN OFF ALL ELECTRONIC DEVICES PRIOR TO ENTERING COUNCIL CHAMBERS \*\***

WEDNESDAY, MARCH 19, 2025 AT 6:00 PM  
OR UPON THE CONCLUSION OF THE PREVIOUS SCHEDULED MEETING

CITY HALL COUNCIL CHAMBERS  
100 CIVIC COURT, HOMESTEAD, FL 33030  
WWW.HOMESTEADFL.GOV

The City will hold a Hybrid Council meeting. The public may participate in-person at City Hall or virtually utilizing video conference via WebEx Events or the toll-free conference call number. Please go to [www.homesteadfl.gov/calendar](http://www.homesteadfl.gov/calendar) for specific details and instructions on participation utilizing video and telephonic conferencing. The meeting can also be viewed live on the City access channel or City web site at [www.homesteadfl.gov/agenda](http://www.homesteadfl.gov/agenda).

Public comments can be made in-person at the meeting or virtually utilizing WebEx Events.

## **DECORUM POLICY:**

No individual shall make slanderous or unduly repetitive remarks, or engage in any other form of behavior that disrupts or impedes the orderly conduct of the meeting, as determined by the Mayor and/or Sergeant at Arms. 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 placards shall be permitted in the Council Chambers. Individuals addressing the Mayor and Council must first be recognized by the Mayor and must do so utilizing the designated podium in the Council Chamber. No more than one person may address the Council at a time unless specifically permitted by the Mayor. No person may stand in or on the aisles, the well or the dais. Individuals waiting to be recognized shall wait in an area designated by the City. Persons exiting the council chambers shall do so quietly. Any individuals determined to have violated the Rules of Decorum, as determined by the Mayor or Sergeant at Arms may be required to leave the Council Chambers.

1. CALL TO ORDER / INVOCATION / PLEDGE OF ALLEGIANCE
  - a. INVOCATION BY DEACON ALPHA FLEURIMOND OF SACRED HEART CATHOLIC CHURCH
  - b. PLEDGE OF ALLEGIANCE BY COUNCILWOMAN AVILA & THE HOMESTEAD POLICE EXPLORERS
2. ROLL CALL

**3. PUBLIC COMMENTS**

**4. ADDITIONS, DELETIONS, DEFERRALS**

**5. CONSENT AGENDA**

- a. **FEBRUARY 11, 2025 COUNCIL SPECIAL CALL MINUTES** **TAB 1a**
  
- b. **FEBRUARY 19, 2025 COUNCIL MINUTES** **TAB 1b**
  
- c. **CAR 4510 - Acceptance and Disclosure of Tickets and Gifts** **TAB 2**
  
- d. **CAR 4540 - Financing 15 Vehicles (13 Ford Interceptors and 2 Ford Mavericks) through Truist** **TAB 3**
  
- e. **CAR 4524 - Purchase of Property Insurance for City Hall, Police Station and Cybrarium** **TAB 4**
  
- f. **CAR 4522 - Purchase of Property Insurance for City Owned Non Power Plant Property (Exclusions CH, HPD, Cybrarium)** **TAB 5**
  
- g. **CAR 4525 - Purchase of Property Insurance for Power Plant and Substations** **TAB 6**
  
- h. **CAR 4526 - Purchase of Terrorism Insurance** **TAB 7**

**6. PUBLIC HEARINGS - ORDINANCES, LAND USE ITEMS, ETC.**

**a. QUASI-JUDICIAL PUBLIC HEARINGS**

PLEASE BE ADVISED THAT THE FOLLOWING ITEMS ON THE AGENDA ARE QUASI-JUDICIAL IN NATURE. IF YOU WISH TO COMMENT UPON ANY OF THESE ITEMS, PLEASE INDICATE THE ITEM NUMBER YOU WOULD LIKE TO ADDRESS WHEN THE ANNOUNCEMENT REGARDING THE QUASI-JUDICIAL ITEM IS MADE. AN OPPORTUNITY FOR PERSONS TO SPEAK ON EACH ITEM WILL BE MADE AVAILABLE AFTER THE APPLICANT AND STAFF HAVE MADE THEIR PRESENTATIONS ON EACH ITEM.

**SWEARING IN.** ALL TESTIMONY, INCLUDING PUBLIC TESTIMONY AND EVIDENCE, WILL BE MADE UNDER OATH OR AFFIRMATION. ADDITIONALLY, EACH PERSON WHO GIVES TESTIMONY MAY BE SUBJECT TO CROSS-EXAMINATION. IF YOU DO NOT WISH TO BE EITHER CROSS-EXAMINED OR SWORN, YOUR TESTIMONY WILL BE GIVEN ITS DUE WEIGHT. THE GENERAL PUBLIC WILL NOT BE PERMITTED TO CROSS-EXAMINE WITNESSES, BUT THE PUBLIC MAY REQUEST THE COUNCIL TO ASK QUESTIONS OF STAFF OR WITNESSES ON THEIR BEHALF. THE FULL AGENDA PACKET ON EACH ITEM IS HEREBY ENTERED INTO THE RECORD. PERSONS REPRESENTING ORGANIZATIONS MUST PRESENT

EVIDENCE OF THEIR AUTHORITY TO SPEAK FOR THE ORGANIZATION. FURTHER DETAILS OF THE QUASI-JUDICIAL PROCEDURES MAY BE OBTAINED FROM THE CLERK. (IN ACCORDANCE WITH CODE SECTION 2-590, ANY LOBBYISTS MUST REGISTER BEFORE ADDRESSING THE COUNCIL ON ANY OF THE FOLLOWING ITEMS). AT THIS TIME COUNCILMEMBERS MUST DISCLOSE ANY EX-PARTE COMMUNICATIONS CONCERNING ANY ITEMS ON THE AGENDA.

AT THIS TIME THE CLERK WILL SWEAR IN ANY PERSON (S) WHO WISHES TO TESTIFY ON ANY QUASI-JUDICIAL ITEM.

**b. LEGISLATIVE MATTERS**

**i. FIRST READINGS**

- 1. CAR 4557 - Code Amendment Permitted Store Front Uses Along Washington and Krome Avenue Corridors**

**TAB 8**

**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE CITY CODE OF ORDINANCES BY AMENDING CHAPTER 30 "ZONING," ARTICLE III "DISTRICT REGULATIONS," DIVISION 11 "B-1 RESTRICTED RETAIL COMMERCIAL DISTRICT," SECTION 30-256 "USES PERMITTED" AND DIVISION 12 "B-2 RETAIL COMMERCIAL DISTRICT," SECTION 30-276 "USES PERMITTED" TO REVISE PERMITTED USES IN THE B-1 AND B-2 RETAIL COMMERCIAL DISTRICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

**ii. SECOND READINGS**

- 1. CAR 4534 - Ordinance to establish the Affordable Housing Advisory Committee**

**TAB 9**

**AN ORDINANCE OF THE CITY OF HOMESTEAD AMENDING CHAPTER 2, ARTICLE III OF THE CITY CODE, TITLED "BOARDS, COMMITTEES, COMMISSIONS" TO INCLUDE DIVISION 12, TITLED "AFFORDABLE HOUSING ADVISORY COMMITTEE", PURSUANT TO SECTION 420.9076, FLORIDA STATUTES; CODIFYING THE COMMITTEE'S FUNCTIONS, POWERS, DUTIES, COMPOSITION, APPOINTMENT QUALIFICATIONS, AND REQUIREMENTS FOR MEMBERSHIP; PROVIDING FOR OFFICERS, MEETINGS, QUORUM, LEGAL SUPPORT, AND PUBLIC NOTICE; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR INCLUSION IN THE CODE; AND PROVIDING FOR AN EFFECTIVE DATE.**

- 2. CAR 4460 - Solid Waste Franchise Ordinance**

**TAB 10**

**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE CITY CODE OF ORDINANCES BY AMENDING CHAPTER 23.5 "SOLID WASTE," ARTICLE I, "IN GENERAL" TO INCLUDE DEFINITIONS FOR FRANCHISES; CREATING ARTICLE II REGULATION OF PERSONS ENGAGED IN COMMERCIAL WASTE COLLECTION"; AMENDING ARTICLE III "COLLECTION BY THE CITY" TO INCLUDE SPECIAL COLLECTIONS AND CHARGES; PROVIDING FOR CONFLICTS; PROVIDING FOR**

**SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

**c. RESOLUTIONS**

**i. CAR 4533 - Federal Financial Assistance Subrecipient Agreement**

**TAB 11**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA; ACCEPTING A GRANT AWARD FROM THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES FOR THE CITY'S TREE PLANTING PROJECT; AUTHORIZING THE CITY MANAGER TO EXECUTE THE GRANT AGREEMENT AND RELATED DOCUMENTS; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**

**ii. CAR 4541 - RFP#202436 Professional Services for Permitting, Plan Review and Inspection Services**

**TAB 12**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA; APPROVING THE AWARD OF AN AGREEMENT UNDER REQUEST FOR PROPOSAL #202436 FOR PROFESSIONAL SERVICES FOR PERMITTING, PLAN REVIEW, AND INSPECTION SERVICES TO C.A.P. GOVERNMENT, INC., M.T. CAUSLEY, LLC, AND HBC ENGINEERING COMPANY; AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE AGREEMENTS WITH EACH OF THE RANKED PROPOSERS; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**

**iii. CAR 4561 - Administrative Office Renovation CHANGE ORDER #2 - ITB#202501**

**TAB 13**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING CHANGE ORDER #2 TO THE ADMINISTRATIVE OFFICE RENOVATION PROJECT WITH SLEIMAN CONSTRUCTION, LLC; AUTHORIZING THE CITY MANAGER TO EXECUTE CHANGE ORDER #2; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

**iv. CAR 4562 - Pump Station #22 Upgrades Grant Acceptance**

**TAB 14**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA; ACCEPTING A GRANT AWARD FROM THE UNITED STATES DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT ("HUD") FOR PUMP STATION #22 UPGRADE PROJECT; AUTHORIZING THE CITY MANAGER TO EXECUTE THE GRANT AGREEMENT AND RELATED DOCUMENTS; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.**

**d. NEW COUNCILMEMBER BUSINESS**

**i. FIRST READING**

**1. CAR 4559 - Code Amendment to Chapter 30 "Zoning"**

**TAB 15**

**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, AMENDING THE CITY CODE OF ORDINANCES BY AMENDING CHAPTER 30 "ZONING" "ARTICLE III, "DISTRICT REGULATIONS," DIVISION 23, "PLANNED**

**URBAN NEIGHBORHOOD DISTRICT," SECTION 30-396.62 "SUBAREAS" BY MODIFYING THE SOUTHWEST PLANNED URBAN NEIGHBORHOOD (SWPUN) - COMMERCIAL SUBAREA ZONING DISTRICT REGULATIONS AND STANDARDS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

- 2. CAR 4560 - Text Amendment to the Southwest Neighborhood Master Plan - Commercial Subarea Zoning District**

**TAB 16**

**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA AMENDING THE SOUTHWEST NEIGHBORHOOD MASTER PLAN BY AMENDING GENERAL STANDARDS AND THE REGULATING SUBAREA ZONING REGULATIONS FOR THE COMMERCIAL SUBAREA; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE SOUTHWEST NEIGHBORHOOD MASTER PLAN; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

**ii. SECOND READINGS**

- 1. CAR 4511 - Parks and Roadway Trust Fund**

**TAB 17**

**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA; AMENDING THE CITY OF HOMESTEAD CODE OF ORDINANCES BY CREATING DIVISION 6 "PARKS AND ROADWAY TRUST FUND" OF ARTICLE IX "FINANCE" OF CHAPTER 2 "ADMINISTRATION" OF THE CITY CODE IN ORDER TO PROVIDE FOR A DEDICATED FUNDING MECHANISM FOR THE DEVELOPMENT AND IMPROVEMENT OF CITY PARKS AN ROADWAYS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE.**

- 2. CAR 4513 - Establishing Guidelines for Educational Qualifications and Professional Development**

**TAB 18**

**AN ORDINANCE OF THE CITY OF HOMESTEAD, FLORIDA, ESTABLISHING EDUCATIONAL AND PROFESSIONAL REQUIREMENTS FOR CITY DEPARTMENT DIRECTORS AND ASSISTANT DIRECTORS; PROVIDING FOR SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.**

**iii. RESOLUTION**

- 1. CAR 4463 - Amending Resolution R2025-01-03 "Amendment to Council Meeting and Agenda Procedures**

**TAB 19**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA; ENACTING REVISED COMPREHENSIVE COUNCIL MEETING AND AGENDA PROCEDURES; SUPERSEDING RESOLUTIONS ON THE SAME SUBJECT; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE.**

- 2. CAR 4552 - Encouraging Cleanup Efforts Near Schools**

**TAB 20**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, ENCOURAGING THE CITY ADMINISTRATION TO MONITOR**

**CLEANUP EFFORTS ON PUBLIC SPACES AND RIGHTS-OF-WAY NEAR SCHOOLS; PROVIDING FOR INCORPORATION OF RECITALS; PROVIDING FOR DISTRIBUTION; AND PROVIDING FOR AN EFFECTIVE DATE.**

3. **CAR 4553 - Encouraging Miami-Dade County to Repair Potholes in County-Maintained Roadways**

**TAB 21**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, ENCOURAGING MIAMI-DADE COUNTY TO EXPEDITE THE REPAIR OF POTHOLES AND RELATED HAZARDS ON COUNTY-MAINTAINED ROADWAY INFRASTRUCTURE AND AMENITIES WITHIN THE CITY; PROVIDING FOR INCORPORATION OF RECITALS; PROVIDING FOR DISTRIBUTION; AND PROVIDING FOR AN EFFECTIVE DATE.**

4. **CAR 4544 - Partnership with Miami-Dade County Office of Innovation and Economic Development for Workforce.Miami**

**TAB 22**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HOMESTEAD, FLORIDA, APPROVING THE CITY'S PARTICIPATION IN THE MIAMI-DADE COUNTY COMMUNITY WORKFORCE PROGRAM; AUTHORIZING THE CITY MANAGER TO TAKE ALL NECESSARY ACTIONS; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.**

**7. DISCUSSION**

- a. **CAR 4487 - Gateway and Specialized Street Signage**

**TAB 23**

**8. BUSINESS FROM THE CITY MANAGER**

**9. CITY ATTORNEY'S REPORT**

**10. REPORTS OF MAYOR AND COUNCIL**

- a. **COUNCILWOMAN AVILA**
- b. **COUNCILWOMAN BAILEY**
- c. **COUNCILMAN CANABAL**
- d. **COUNCILMAN ROTH**
- e. **COUNCILMAN DAVIS**
- f. **VICE MAYOR FLETCHER**
- g. **MAYOR LOSNER**
- i. **APPOINTMENT TO HOMESTEAD HOUSING AUTHORITY BOARD**

**11. ADJOURNMENT**

NOTICE TO PUBLIC

- In Accordance With The Americans With Disabilities Act Of 1990, All Persons Who Are Disabled And Who Need Special Accommodations To Participate In This Hybrid Meeting Because Of That Disability Should Contact The Office Of The City Clerk, 305-224-4442 No Later Than Two Days Prior To Such Proceeding.
- Anyone Wishing To Appeal Any Decision Made By The City Of Homestead City Council, With Respect To Any Matter Considered At Such Meeting Or Hearing 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 To Be Based.
- Anyone Wishing To Obtain A Copy Of Any Agenda Item Should Contact The City Clerk At 305-224-4442.
- In Accordance With Code Section 2-590, Any Lobbyists Must Register With The City Clerk's Office Before Addressing The Council On Any Of The Above Items.
- Two Or More Members Of The City Council And Other City Boards May Be In Attendance At Any Meeting Listed.
- These Meetings May Be Conducted By Means Of Or In Conjunction With Communications Media Technology, Specifically A Telephone Conference Call. The Location At City Hall Council Chambers, 100 Civic Court, Homestead, FL 33030, Which Is Open To The Public, Shall Serve As An Access Point.