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RESOLUTION NO. 07-104

**A RESOLUTION OF THE MAYOR AND VILLAGE COUNCIL OF THE VILLAGE OF PALMETTO BAY, FLORIDA, ACCEPTING STREET IMPROVEMENT STANDARDS, AS ATTACHED HERETO, FOR FUTURE STREETSAPES IN THE FRANJO TRIANGLE & U.S. 1 ISLAND (FT&I) ZONING DISTRICT; AND, PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, on November 8, 2004, the Mayor and Village Council adopted Resolution No. 04-89 amending and accepting "The Franjo Triangle Commercial Island Charrette Report, A Citizen's Vision Plan" ("Report") prepared September, 2004, and further directing staff to take appropriate action to implement the Report; and

**WHEREAS**, the findings of the Report were incorporated into the Comprehensive Plan of the Village of Palmetto Bay that became effective on October 13, 2005; and

**WHEREAS**, on May 1<sup>st</sup>, 2006, zoning district regulations were adopted for the Franjo Road Triangle and U.S. 1 Island (FT&I) area to implement the findings of the Report and the goals and objectives of the Comprehensive Plan; and

**WHEREAS**, detailed information of street improvement specifications have been developed to provide standards for street lamps, tree grates, benches, planters, trash receptacles, street trees, parallel parking requirements and other street improvements to work in conjunction with FT&I zoning district regulations and other documents setting standards for street improvements.

**NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND VILLAGE COUNCIL OF THE VILLAGE OF PALMETTO BAY, FLORIDA, AS FOLLOWS:**

**Section 1:** The Village Council hereby accepts street improvement standards, as attached hereto, for future streetsapes in the Franjo Triangle & U.S. 1 Island (FT&I) zoning district.

**Section 2:** This resolution shall take effect immediately upon adoption.

1 PASSED and ADOPTED this 1<sup>st</sup>, day of October 1<sup>st</sup>, 2007.

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4 Attest:   
5 Meighan Rader  
6 Village Clerk

  
Eugene P. Flinn, Jr.  
Mayor

7  
8  
9 APPROVED AS TO FORM:

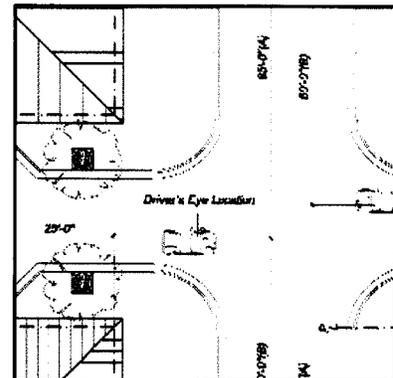
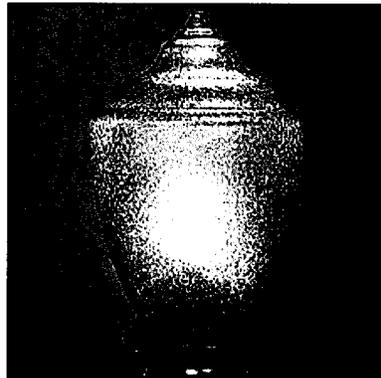
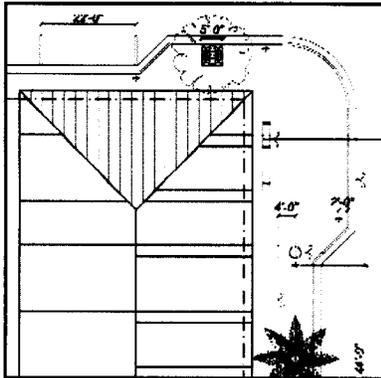
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11   
12  
13 Eve A. Boutsis  
14 Office of the Village Attorney

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16  
17 FINAL VOTE AT ADOPTION:

18 Council Member Ed Feller YES  
19  
20 Council Member Paul Neidhart YES  
21  
22 Council Member Shelley Stanczyk YES  
23  
24 Vice-Mayor Linda Robinson YES  
25  
26 Mayor Eugene P. Flinn, Jr. YES  
27



# VILLAGE OF PALMETTO BAY



## STREET IMPROVEMENT STANDARDS

*This document contains detailed information of street improvements including specifications and cost estimates for street lamps, tree grates, benches, planters, trash receptacles, and street trees. Through illustrations, this document locates where the above items are to be placed in relation to future street-scapes as proposed in the 2006 Charrette Report prepared by the Village of Palmetto Bay and Dade County Planning and Zoning.*

*Parallel parking requirements are also diagrammed and explained in the context of state, county, and locally managed roads. These*

*requirements are current and reflect recently constructed and successful examples.*

*The drawings included in this document are not to be taken as construction ready, however, they are sufficient to begin to make decisions regarding the placement of street furniture and landscaping.*

*This documents works in conjunction with existing and relevant documents: The Street Tree Master Plan, County Standards for Sidewalk Construction, and 2006 FDOT Parallel Parking Standards.*

*prepared by:*

STEVEN FETT ARCHITECTURE  
ARCHITECTURE CITY PLANNING REGULATIONS

1619 MERIDIAN AVE. 12 MIAMI BEACH FL 33139 T.305.321.8590 INFO@STEVENFETT.COM



*"Libertyville 1913" Fixture*



*"Hamilton" Base*



**Product:** *US -1 Street Lighting*

**Manufacturer:** *Stemberg Lighting  
Roselle, IL; 847.588.3400  
[www.stemberglighting.com](http://www.stemberglighting.com)*

**Model:** *"Libertyville" fixture with Hamilton"  
Base and "DA" Roadway Arm*

**Materials:** *Cast Aluminum  
Black Painted Finish*

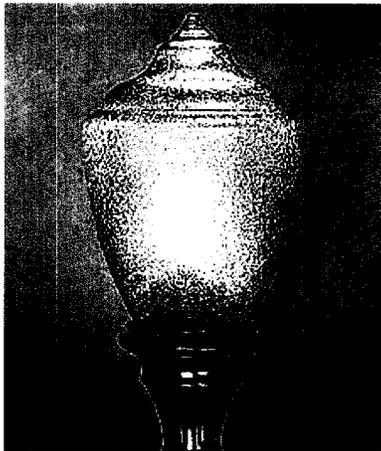
**Unit Cost:** *approx: \$2000+  
(Many variables require pricing  
by manufacturer)*

**Location:** *US-1*

**Notes:** *The "Libertyville" fixture by  
Stemberg Lighting is well suited for wider  
road conditions, such as US-1, and is seen  
as an alternative to standard "Cobra head"  
highway lighting systems. The larger  
"Hamilton" base is proportionally consistent  
with the larger height of the pole.*

**Regional Rep:** *Jessica Stanley  
Sesco Lighting  
Ft. Lauderdale, FL; 954.474.9888  
[www.sescolighting.com](http://www.sescolighting.com)*

*Left: "Libertyville" with "DA" Arm painted black in the  
context of Miami's Biscayne Boulevard. The base  
has yet to be installed*



*"Avenue B750" Fixture*



*"Georgetown" Base*



**Product:** Franjo/Typical Street Lighting  
**Manufacturer:** Stemberg Lighting  
Roselle, IL; 847.588.3400  
[www.stemberglighting.com](http://www.stemberglighting.com)

**Model:** "Avenue" street  
fixture with "Georgetown" Base

**Materials:** Cast Aluminum  
Black Painted Finish

**Unit Cost:** approx: \$1850+  
(Many variables require pricing  
by manufacturer)

**Location:** Typical streets  
including Franjo Road

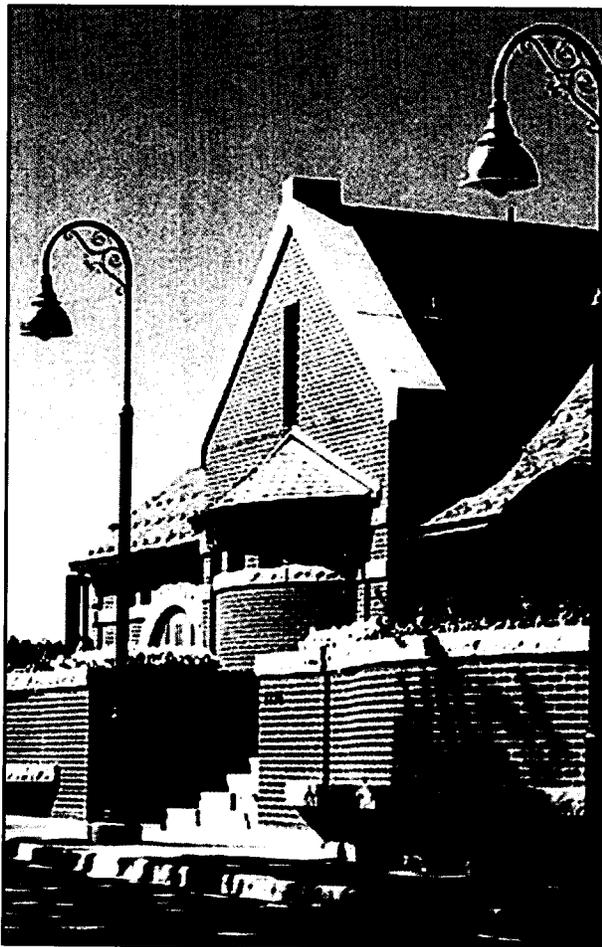
**Notes:** The simple "Avenue" fixture is  
appropriate for all typical streets. The  
"Georgetown base is more appropriately  
scaled to pedestrian-scaled lighting than its  
US-1 counterpart. It is the standard pole to  
be installed within the Franjo Triangle.

**Regional Rep:** Jessica Stanley  
Sesco Lighting  
Ft. Lauderdale, FL; 954.474.9888  
[www.sescolighting.com](http://www.sescolighting.com)

*Left: Auto-scaled and pedestrian-scaled lighting can  
be complimentary. In this case, alternating them  
produces light cover for both types of traffic.*



from Sternberg Lighting



**Topic:** *Parking Lot Lighting*

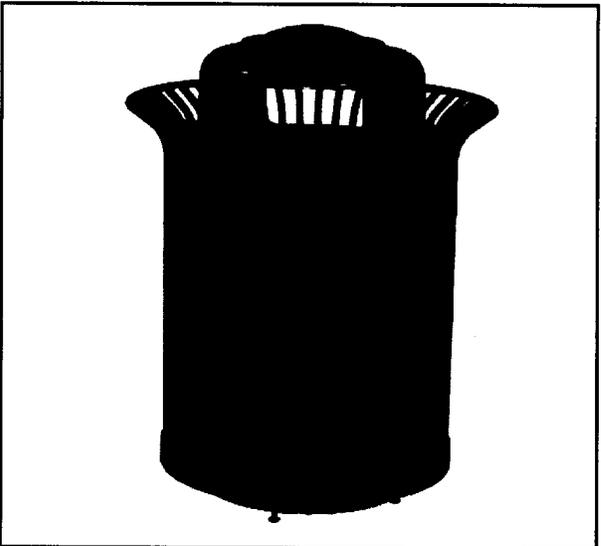
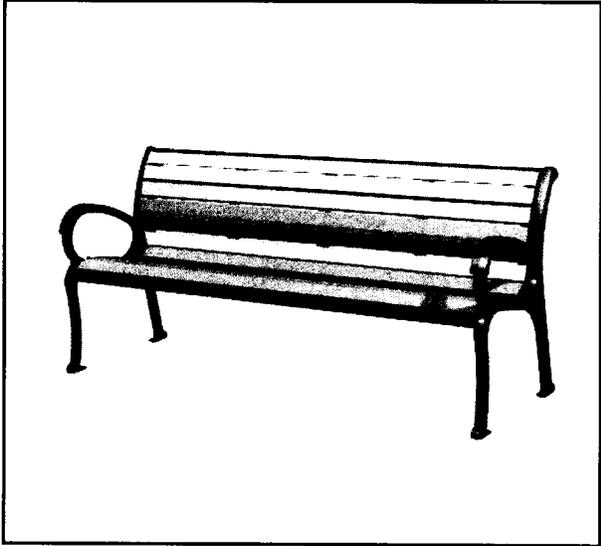
**Safety:** *Parking lots must be lit well enough to feel secure and give pedestrians good visibility from all angles.*

**Appearance:** *Parking lot lighting also needs to be attractive if the Franjo Triangle of Palmetto Bay is to become a great address. Buzzing rooftop floodlight should be replaced with effective and attractive alternatives.*

**Light Patterns:** *Lighting should be concentrated and focused downward to eliminate all possible light pollution and help keep the Village skies dark.*

*Above: Fixtures can offer different light patterns, including those designed specifically for parking lots.*

*Left: Lighting in parking areas can be effective and attractive. Lighting should always be focused downward to help keep the night sky dark.*



**Product:** Urban Bench

**Manufacturer:** Thomas Steele  
Middleton, WI;  
T.800.241.2505  
www.thomas-steele.com

**Model:** Cunningham Series bench

**Material:** 2-1/2" cast aluminum  
frame with weathered  
redwood recycled plastic.

**Finish:** Black

**Unit Cost:** 6' Bench: \$799

**Location:** All streets

**Notes:** Also available backless and with  
intermediate armrest.

**Regional Rep:** Sally Propst  
Piazza, Inc.  
Geneva, FL;  
T. 407.349.0800 /  
800.268.3268

**Product:** Trash Receptacle

**Manufacturer:** Thomas Steele  
Middleton, WI;  
T.800.241.2505  
www.thomas-steele.com

**Model:** Cunningham Series  
trash receptacle w/ optional lid

**Material:** 5/8" steel rod.

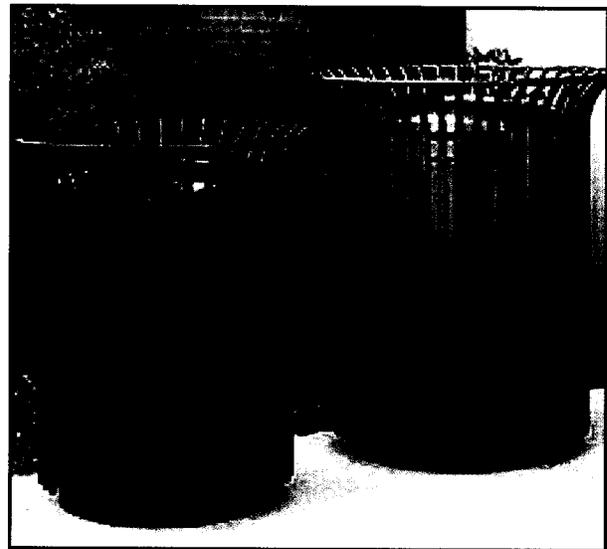
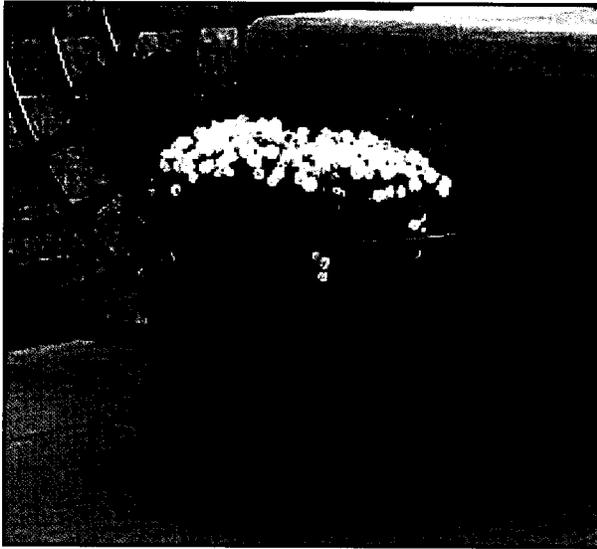
**Finish:** Black

**Unit Cost:** 26 gallon: \$719  
32 gallon: \$819  
"Crowne" Lid: \$110

**Location:** All streets

**Notes:** Matching planter and ash  
receptacle also available.

**Regional Rep:** Sally Propst  
Piazza, Inc.  
Geneva, FL;  
T. 407.349.0800 /  
800.268.3268



**Product:** Planter

**Manufacturer:** Dumor Site Furnishings  
Mifflintown, PA;  
T.800.598.4018  
www.dumor.com

**Model:** Planter 159

**Material:** Steel bar

**Unit Cost:** \$655

**Location:** All streets

**Notes:** Matches "Trash Receptacle 158"

**Regional Rep:** Rep Services  
800.992.5357

**Product:** Trash Receptacles

**Manufacturer:** Dumor Site Furnishings  
Mifflintown, PA;  
T.800.598.4018  
www.dumor.com

**Model:** Receptacle 158

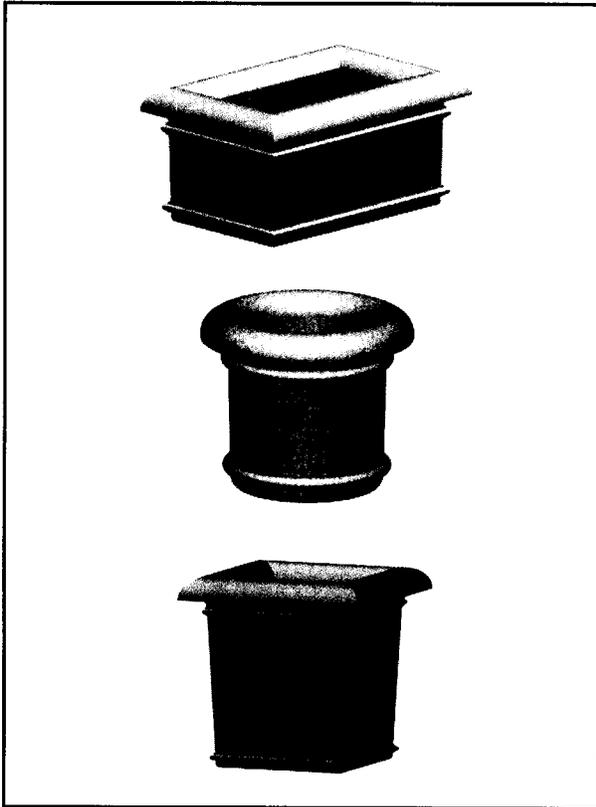
**Material:** Steel bar

**Unit Cost:** 22 gal.: \$767, 32 gal.: \$883

**Location:** All streets

**Notes:** Matches "Planter 159"

**Regional Rep:** Rep Services  
800.992.5357



**Product:** Planters

**Manufacturer:** Petersen MFG  
Denison, IA;  
T.800.832.7383  
[www.petersenmfg.com](http://www.petersenmfg.com)

**Model:** Aurora Series planters

**Materials:** Pre-Cast Concrete

**Unit Cost:** 24"x36"x18": Approx: \$340  
42"x36" Round: N/A  
36"x36"x36" : N/A

**Location:** All Streets

**Notes:** Shipping approx: 15% additional w/  
semi load.

**Regional Rep:** N/A

**Product:** Pet Station

**Manufacturer:** Barco Products, Inc.  
11 N. Batavia Ave.  
Batavia, IL 60510  
T.800.338.2697  
F.630.879.8687  
[www.barcoproducts.com](http://www.barcoproducts.com)

**Model:** DOGI1003-L

**Material:** Steel

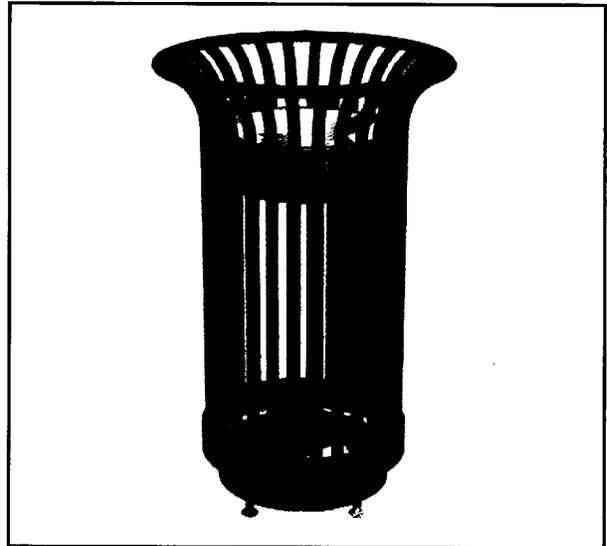
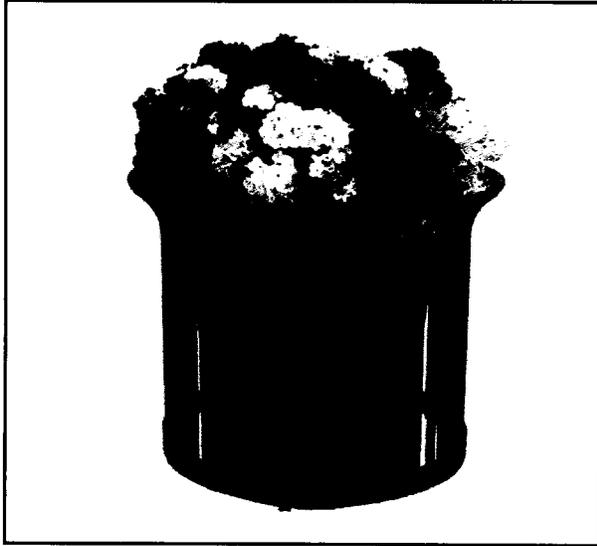
**Finish:** Black

**Unit Cost:** \$388

**Location:** All streets

**Notes:** Set includes trash receptacle with  
lid, telescoping square post with hardware,  
50 trash bags, and aluminum sign.

**Regional Rep:** N/A



**Product:** Planter

**Manufacturer:** Thomas Steele  
Middleton, WI;  
T.800.241.2505  
[www.thomas-steele.com](http://www.thomas-steele.com)

**Model:** Cunningham series planter

**Material:** Steel rod

**Finish:** Black

**Unit Cost:** 30"x24:" \$629

**Location:** All streets

**Notes:** Matching trash and ash  
receptacle also available.

**Regional Rep:** Rep Services  
800.992.5357

**Product:** Ash Receptacles

**Manufacturer:** Thomas Steele  
Middleton, WI;  
T.800.241.2505  
[www.thomas-steele.com](http://www.thomas-steele.com)

**Model:** Cunningham series  
receptacle

**Material:** Steel bar

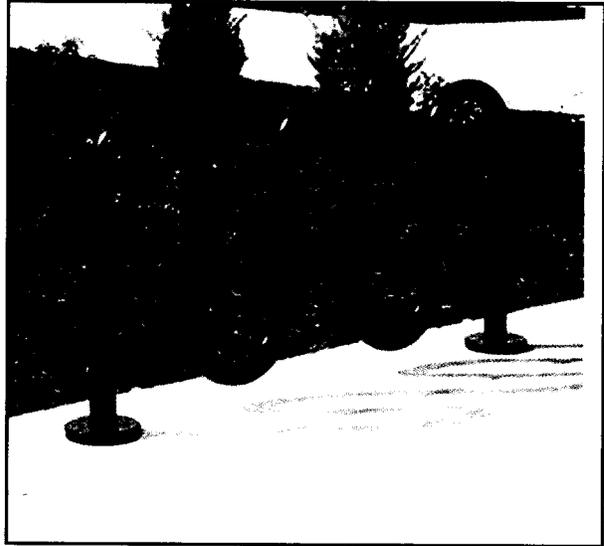
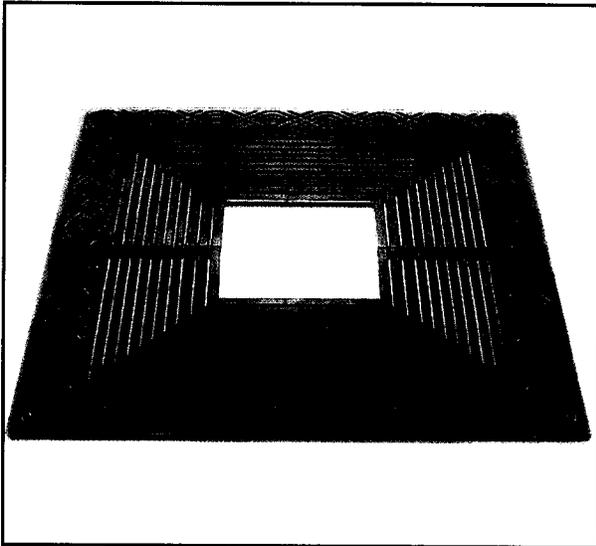
**Finish:** Black

**Unit Cost:** 18"x29:" \$469

**Location:** All streets

**Notes:** Matching planter and trash  
receptacle also available.

**Regional Rep:** Rep Services  
800.992.5357



**Product:** *Tree Grates*

**Manufacturer:** *Urban Accessories  
Tacoma, WA;  
T.877.487.0488  
www.urbanaccessories.com*

**Model:** *Chinook*

**Material:** *Cast Iron*

**Finish:** *Unpainted*

**Unit Cost:** *48": \$655; 60": \$1038 (frame included)*

**Location:** *Streets w/o planting strips*

**Notes:** *Custom patterns available*

**Regional Rep:** *Sally Propst  
Piazza, Inc.  
Geneva, FL;  
T. 407.349.0800 /  
800.268.3268*

**Product:** *Bicycle Rack*

**Manufacturer:** *Dumor Site Furnishings  
Mifflintown, PA;  
T.800.598.4018  
www.dumor.com*

**Model:** *125 Series; Model: 125-30.*

**Material:** *2-7/8" steel pipe*

**Finish:** *Powder coat black*

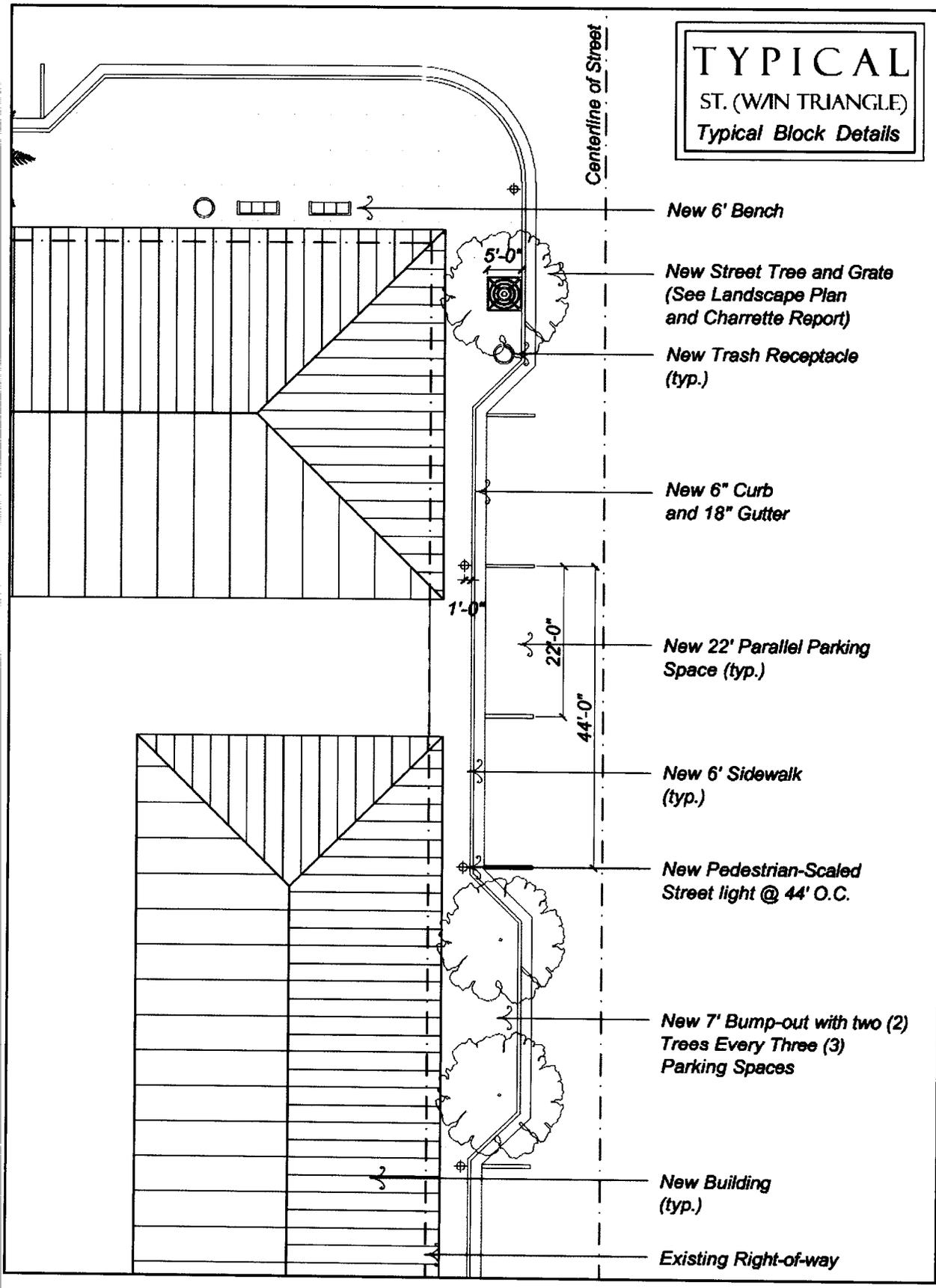
**Unit Cost:** *\$420*

**Location:** *All streets*

**Notes:** *Available in variety of sizes  
from 5 bikes to 13.*

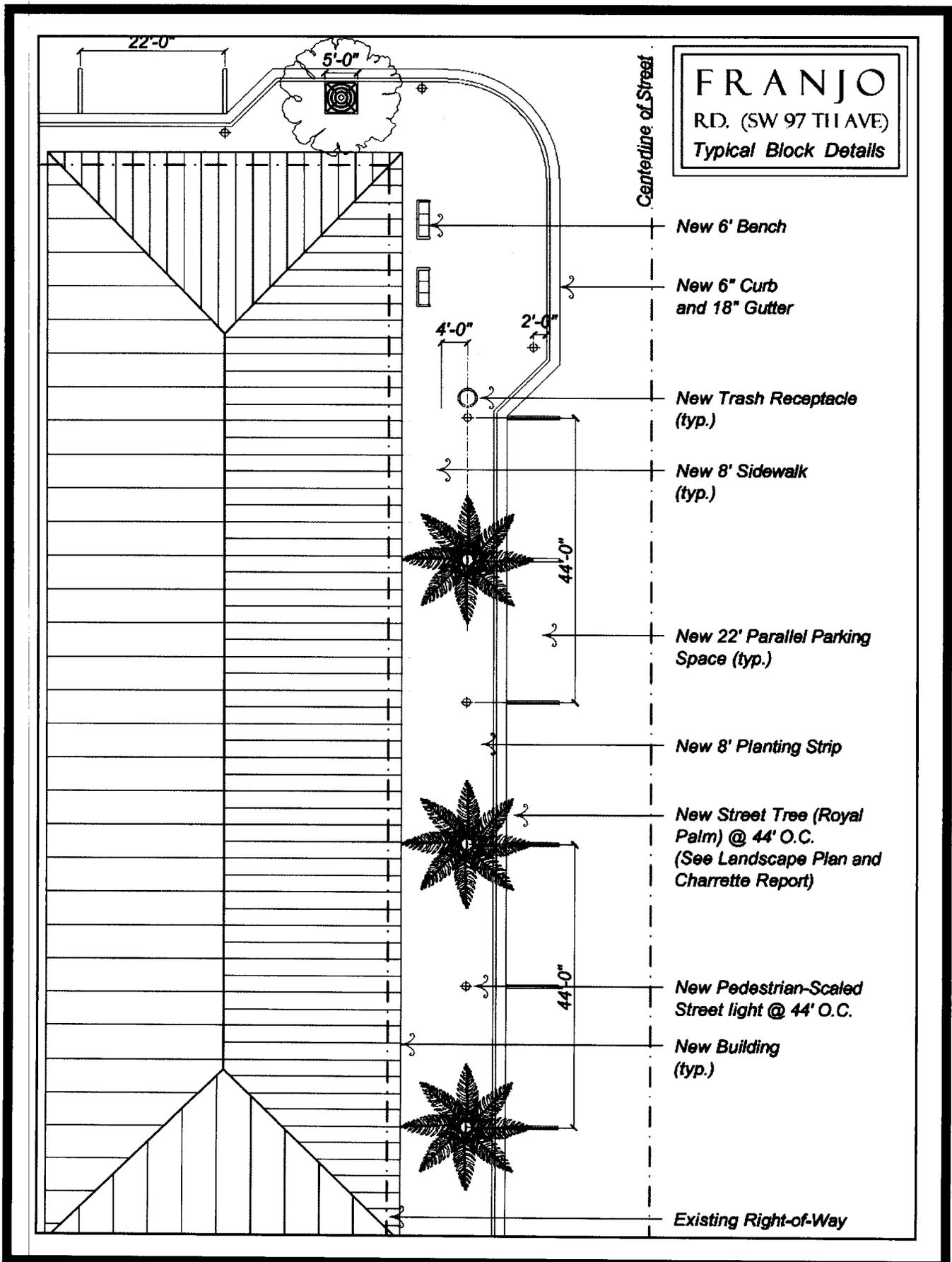
**Regional Rep:** *Rep Services  
800.992.5357*

**TYPICAL**  
**ST. (W/IN TRIANGLE)**  
*Typical Block Details*



Centerline of Street

- New 6' Bench
- New Street Tree and Grate  
(See Landscape Plan and Charrette Report)
- New Trash Receptacle (typ.)
- New 6" Curb and 18" Gutter
- New 22' Parallel Parking Space (typ.)
- New 6' Sidewalk (typ.)
- New Pedestrian-Scaled Street light @ 44' O.C.
- New 7' Bump-out with two (2) Trees Every Three (3) Parking Spaces
- New Building (typ.)
- Existing Right-of-way

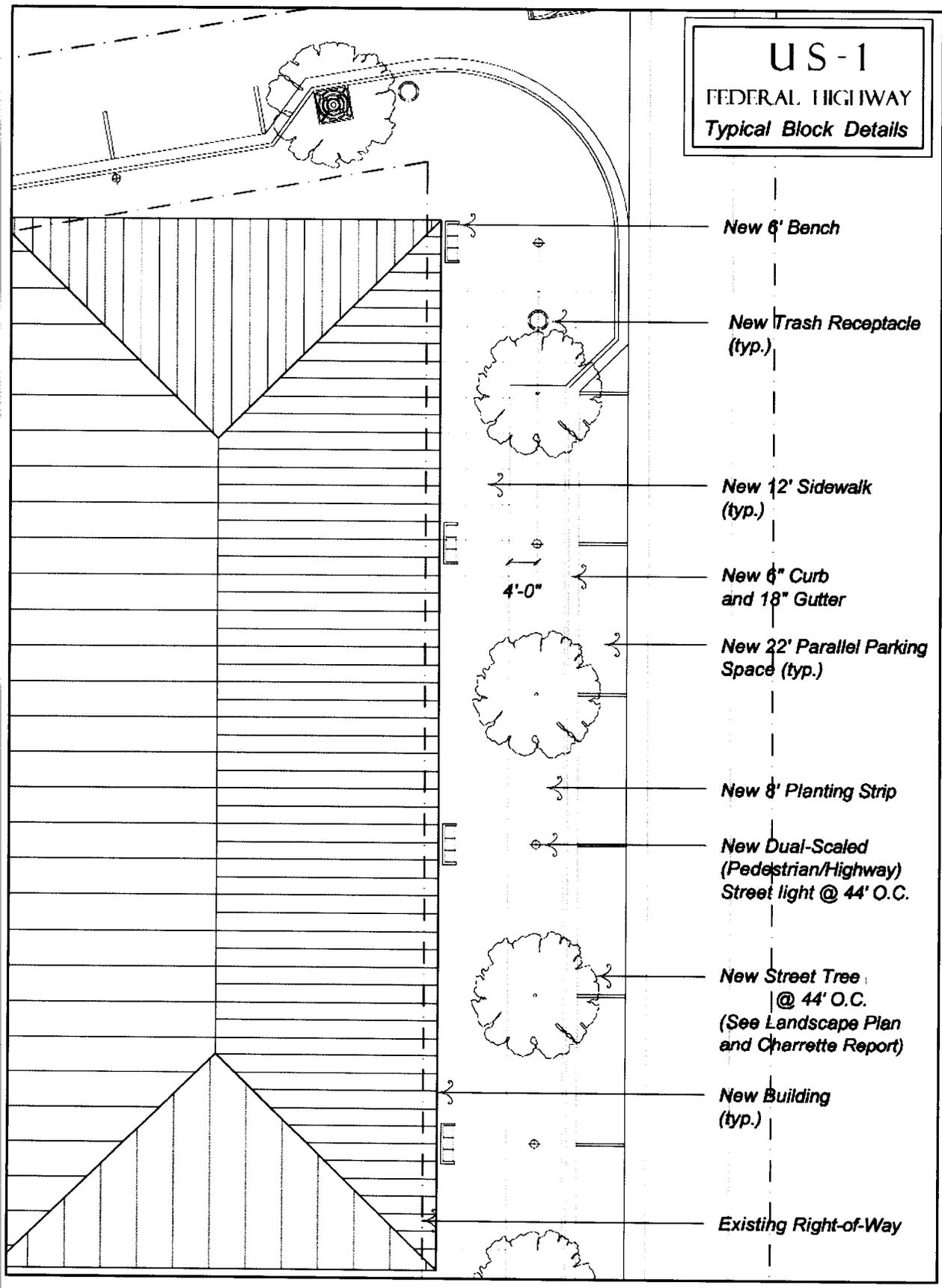


**FRANJO**  
 RD. (SW 97 TH AVE)  
 Typical Block Details

Centerline of Street

- New 6' Bench
- New 6" Curb and 18" Gutter
- New Trash Receptacle (typ.)
- New 8' Sidewalk (typ.)
- New 22' Parallel Parking Space (typ.)
- New 8' Planting Strip
- New Street Tree (Royal Palm) @ 44' O.C. (See Landscape Plan and Charrette Report)
- New Pedestrian-Scaled Street light @ 44' O.C.
- New Building (typ.)
- Existing Right-of-Way

**US-1**  
**FEDERAL HIGHWAY**  
**Typical Block Details**



New 6' Bench

New Trash Receptacle (typ.)

New 12' Sidewalk (typ.)

4'-0"

New 6" Curb and 18" Gutter

New 22' Parallel Parking Space (typ.)

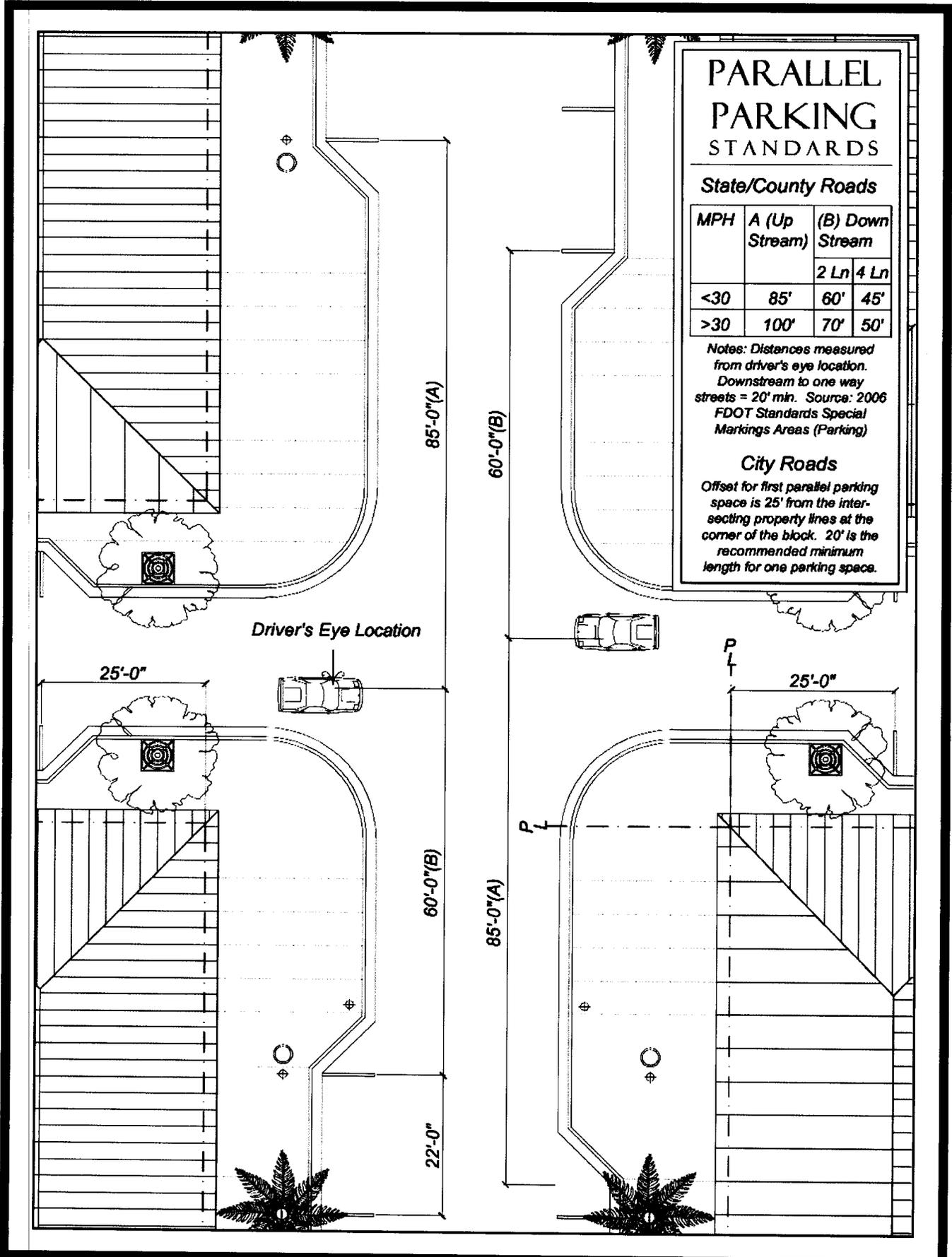
New 8' Planting Strip

New Dual-Scaled (Pedestrian/Highway) Street light @ 44' O.C.

New Street Tree @ 44' O.C. (See Landscape Plan and Charrette Report)

New Building (typ.)

Existing Right-of-Way



# PARALLEL PARKING STANDARDS

## State/County Roads

MPH	A (Up Stream)	(B) Down Stream	
		2 Ln	4 Ln
<30	85'	60'	45'
>30	100'	70'	50'

Notes: Distances measured from driver's eye location. Downstream to one way streets = 20' min. Source: 2006 FDOT Standards Special Markings Areas (Parking)

## City Roads

Offset for first parallel parking space is 25' from the intersecting property lines at the corner of the block. 20' is the recommended minimum length for one parking space.

# CROSSWALK DETAILS

## State/County Roads

Crosswalk Source: 2006 FDOT  
Standards Special Marking  
Areas: Index No. 17346

Sidewalk Source: Metro Dade  
County Public Works Dept.  
Sidewalk Construction:  
Index No. R13.1

