

**MONTHLY REPORT TO VILLAGE COUNCIL  
SECTION 8**

**Awards  
Village Recognition**



**FPZA**  
FLORIDA PLANNING AND  
ZONING ASSOCIATION

**2016**

**OUTSTANDING PLAN/STUDY  
AWARD**

**Presented to**

**Village of Palmetto Bay, Kimley Horn,  
Barmello Ajamil & Partners, Marlin  
Engineering**

**FOR**

**PALMETTO BAY DOWNTOWN  
URBAN VILLAGE**



**Presented June 3, 2016 in  
Jacksonville, Florida**



## 2016 Planning Awards Call for Entries – Deadline extended to May 23, 2016

### **SUBMITTAL PROCEDURES** (*note – electronic submittals are encouraged*)

- A cover letter that states the name of the nomination, the award that is sought, the name of the recipient(s), and the name, phone number, address and email of the applicant.
- A brief summary to be used for ceremony purposes, if selected. (100 words or less)
- A brief description of how the nomination for the award meets award criteria. (500 words or less)
- Applicable images and graphics representing the projects, in Powerpoint, JPEG or PDF format.
- Project/Plan (links are acceptable).
- Letter(s) of recommendation.

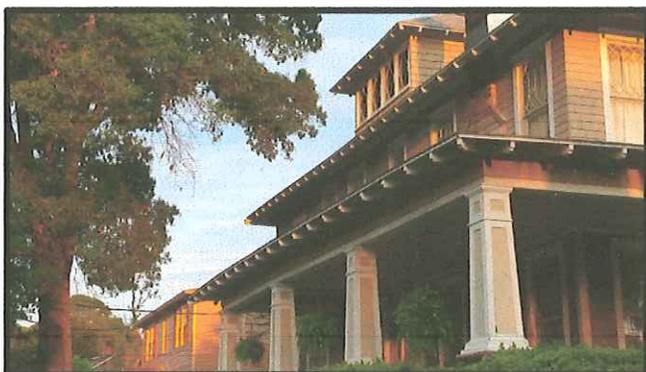
Submit to Thad Crowe, AICP; Awards Committee, 3670 Eloise St., Jacksonville, FL 32205, or [crowet6@gmail.com](mailto:crowet6@gmail.com)

**NOTE:** For the Outstanding Journalist and Chapter Awards, in lieu of the above submittal procedures, only a one (1) page statement in support of the nominee is required, while further supporting information is encouraged.

**NOTE:** For the George W. Simons, Jr. Award, the nomination application must be submitted by an FPZA member with a statement by FPZA member(s), however; additional endorsements included in the application may be from non-members.

**Award recipient representatives will be presented with awards at the FPZA State Conference being held June 1-4, 2016, at the Downtown Omni Hotel in Jacksonville. The Awards Luncheon will be held on Friday, June 3.**

The FPZA Awards Committee reserves the right to reclassify any submittal.



*Riverside-Avondale Historic District*



*Ortega River Bridge*



## 2016 FLORIDA PLANNING & ZONING ASSOCIATION AWARD CATEGORIES

1. **Outstanding Development:** newly planned, designed and/or built "brick and mortar" projects.
2. **Outstanding Redevelopment:** reuse of a site, facility or structure.
3. **Outstanding Study/Plan:** reports, studies, plans, documents, planning analysis, etc.
4. **Design Excellence:** developments which exhibit superior form and function.
5. **Infrastructure:** original and effective public or private facilities or operations, including utilities, transit, transportation systems, parks, etc., blended into the community.
6. **Innovation:** project/development that is unusual and/or ahead of its time.
7. **Education:** plans or efforts that effectively promote planning and zoning best practices.
8. **Grassroots/Non-Profit Initiative:** nonprofit or neighborhood organization that has furthered the quality of life through the planning process within its community, such as: new or redevelopment, infrastructure, outreach, cultural events, education, health, festivals, tourism, and environmental.
9. **Sustainability:** plans or projects that improve on and harmonize with the natural environment and reduce energy costs.
10. **Outstanding Elected Official:** local, state or federal elected official who champions sound planning practices and accomplishes positive gains in areas of smart growth, environmental preservation, sustainable development, or equity planning.
11. **Outstanding Journalist:** a journalist who effectively and accurately puts forth information about planning and zoning issues to the public.
12. **Outstanding FPZA Chapter:** the chapter who increases and/or maintains their membership, achieves FPZA goals, and provides quality programs for its chapter members.
13. **Outstanding Students:**
14. **George W. Simons, Jr. Award:** current member of FPZA; evaluation is based upon the person's work and efforts over time, rather than just for the past year; and evaluation will also be based upon work directed towards the stated purposes, mission and goals of FPZA.

## EVALUATION CRITERIA

Each award entry must state how the development, study, project, design, innovation, chapter or person meets one or more of the following purposes of FPZA:

- To promote cooperation among official planning and zoning boards and commissions, civic bodies, citizens, technicians and students interested in planning and zoning in Florida.
- To cultivate and stimulate interest in planning and zoning in the State of Florida.
- To encourage the observance of sound planning and zoning practices.
- To furnish information, advice and assistance to its members and provide a medium to exchange information, advice and assistance among them.
- To engage in research and issue publications on planning and zoning and related matters.
- To promote education concerning matters related to planning and zoning.

In addition, each award entry will be judged based upon the following criteria:

**Background:** History or context within which the project is significant; indication of expenditure of time, type of personnel, budget, population and size of jurisdiction.

**Innovativeness:** Use of an original concept or refinement of an existing technique or procedure.

**Effectiveness:** Project/strategy impact on the subject matter.

**Implementation:** Project/Strategy method or application to the subject matter; adaptability to changing conditions; and consideration of and solution to practical constraints.

**Comprehensiveness:** Scope and consideration of project/strategy in relationship to all aspects of the subject matter.

**Clarity:** Clearness of the award entry.



## VILLAGE OF PALMETTO BAY

May 20, 2016

Mr. Thad Crowe  
Awards Committee  
Florida Planning and Zoning Association  
3670 Eloise Street  
Jacksonville, FL 32205

Re: **FPZA Awards Submittal - Community Centered Market Based Sustainability**

Dear Mr. Crowe:

On behalf of the Village of Palmetto Bay, this project application is respectfully submitted for your consideration. We request that our application be consideration under the “Outstanding Study/Plan” category. The plan reflects a collaborative effort as managed principally by Mr. Edward Silva, Village Manager, and Darby Delsalle, Planning and Zoning Director, with assistance from our residents and consulting partners Kimley Horn and Associates, Inc., Bermello & Ajamil and Partners, Inc., and Marlin Engineering, Inc. We believe you will find our plan excels in its innovative approach to facilitating redevelopment.

The Village of Palmetto Bay implemented an out-of-the-box comprehensive approach to land use and zoning identifying those tools needed to facilitate a prosperous downtown. The holistic effort focused on revitalizing an area with Village Hall at its’ core. The plan was derived from the community, professionally researched and measured, nimble to market forces, and reflective of realistic expectations. Created were the Franjo Activity Center land use designation, the Downtown Urban Village zoning district, a \$10,000,000 infrastructure project, an unsolicited bid to build a multimodal parking facility with commercial leasable space, and the submission of multiple private mixed use development applications.

The Village of Palmetto Bay’s approach to land use and zoning led to the development of tools needed to facilitate a prosperous downtown. The district targeted for revitalization is an area adjacent to a 23 mile roadway dedicated to express bus service to downtown Miami. Centered on Smart Growth and Complete Street principals, its foundation relies upon an analysis of transportation, utilities, parks and public spaces, market and fiscal impacts.

The effort began in late spring of 2013, when a group of community leaders assembled to contemplate a path towards creating an economic and cultural heart of their village, an urbanized mixed-use downtown. Our approach reflected a broader view of traditional charrette modeling. Two rails of public outreach were pursued, the Downtown Redevelopment Task Force (DRTF), and the “Road Show.” The DRTF included area

residents with expertise in the fields of lending, finance, banking, engineering, architecture, planning, marketing, and leasing and real estate. It also included restaurateurs, retailers, landlords, homeowners and employers. Their knowledge was applied to form the outlines of a plan that would then be vetted and refined by the public at over 100 “Road Show” meetings held over a 6 month period.

The effort followed a previous plan eight years earlier that failed to produce results. Our plan employed a more comprehensive analysis, with policies and tools to achieve the community vision, and an approach that incentivized development with tools such as TDRs, flexibility, density bonuses, green building construction, and incentives for open space. Built upon a market analysis estimating potential capture rate of residential and commercial, infrastructure requirements were pre-calculated ensuring all level of service demands were achievable consistent with the desired development pattern. This information, as guided by the collective community outreach, was the spine for a plan and form based code that viewed density and use as a district wide phenomenon that could be achieved sustainability at full build-out.

The district supports 5,661 units and 2 million square feet of commercial. The first 4,415 units are assigned as by-right base density. The remaining 1,246 units are held in reserve by the Village and allocated on a first-come first-serve basis. A TDR process allows 60% of a property’s base density to go to another property. View corridors are at 45% angles eliminating canyon effects with heights scaled from 3 stories to 10. Roadway topologies provide prescribed landscaping and off-street parking available for utilization towards required parking. Bicycle lanes, narrowed travel lanes, and medians are required to create a sense of place. North bound lanes of South Dixie Highway are programmed with slip lanes to provide greater ground level commercial retail opportunities.

The responses that we received to date are in line with the projections provided by the Market Study. At the time of this writing, two development proposals were submitted and one unsolicited bid for a multi-modal facility received. Several others are in contact with the Village and are actively pursuing plans to submit for consideration. We conservatively believe within 18-24 months we will see our first 400-600 residents moving into Downtown Palmetto Bay with access to approximately 100,000 square feet of ground floor commercial. Based on interest demonstrated to date, we believe in 2-3 years that number could grow to 1,200 units and 250,000 square feet of commercial, office and retail space. Mere adoption of the code provisions and the pending development within the pipeline is expected to deliver an ad valorem tax revenue growth of approximately \$153,000 for the first year, and gradually increase to \$450,000 for year 2018. A five year projection reports annual revenue of approximately \$1.2 million in 2021, growing to over \$1.9 million by 2024. By way of

comparison, the Village's current operation budget and enterprise funds total approximately \$13.5 million.

It was through visionary planning, thoughtful design, and an extensive outreach process that made this development plan possible. I want to thank you for your consideration of our application. I believe you will find our efforts are reflective of an Outstanding Study/Plan.

Sincerely,

**Darby P. Delsalle, AICP**  
Planning and Zoning Director



## **The Village of Palmetto Bay Recognized as 2016 Playful City USA Community**

*257 communities exhibiting Playability to be recognized as part of 2016 Playful City USA Program*

The Village of Palmetto Bay is being honored with a 2016 Playful City USA designation for the seventh time. Celebrating its 10th anniversary, the national recognition program honors cities and towns across the country for making their cities more playable.

In 2010, Palmetto Bay was awarded the designation for the first time. The Village put together a task force where concerned parents, business leaders, children's advocates and public officials were afforded the opportunity to help the Village develop and implement an action plan for creating and preserving children's play spaces and create opportunities for play.

"With this Playful City USA designation, we are committed and dedicated to the mission of providing spaces and opportunities for play in the Village," stated Fanny Carmona, Parks & Recreation Director.

Communities across the country are creating innovative ways to bring back play and attract residents through family friendly activities. Interactive sidewalk art, designated play spaces on trails and the transformation of schoolyards into active play areas are just a few examples of how cities are becoming more playful.

"We are thrilled to recognize these communities that have invested their time and efforts to put kids first," said KaBOOM! CEO James Siegal. "*Balanced and active play* is crucial to the well-being of kids and the communities that they thrive in. By integrating play into cities, the leaders of Playful Cities USA are working to attract and retain the thousands of families that want homes in close proximity to safe places to play."

To learn more about these cities, see the full list of the 257 communities named 2016 Playful City USA honorees, or to gather more information on the Playful City USA program, visit [www.playfulcityusa.org](http://www.playfulcityusa.org). We also encourage you to take part in the conversation on [#playability](https://twitter.com/playability) with these thought leaders on [Twitter](https://twitter.com/playability) and [Facebook](https://facebook.com/playability).



# GREAT PARK SUMMIT THE POWER OF PARKS 2016

## Power of Parks PHOTO CONTEST

### Village of Palmetto Bay Parks & Recreation Department

#### Best Defines Place Making (Park Design)

From a vintage two-story private residence built in the mid 1920's adjacent to the C-100 canal along Old Cutler Road; through years of surviving several hurricanes including Andrew who's fury cast a huge and memorable freighter ashore behind the main house; to the now quaint and picturesque public park; [Thalatta Estate Park](#) takes its place among South Florida's best naturally exquisite and scenic venues. The residence was carefully transformed to include the relocation of the main entrance creating grandiose entry through the coral rock walls to lush landscaping with spectacular up lighting; paved walkways to the bay; covered and outdoor terraces; demolition of the original rectangular pool into a reflection pool with waterfall and focal lighting; Carriage House with prep kitchen and restrooms; renovation of the main house fronted by a majestic banyan tree and featuring retention of the vintage 1920's Cuban tile and oak wood flooring; library/sitting room; museum offering a pictorial history of the property and artifacts; education/meeting room; sun room; additional restrooms; and a rear balcony adding to the beauty and spender of the building and unbelievable views of the rear gardens, waterside ceremony site and bay. The redesign of this historic gem retains all the glamour and sophistication of South Florida's aristocracy of the previous century.



Photographer: Hugo Beltran, Films TV

#### Health & Wellness (Exercise Programs & Classes)



Photographer: Yoelly Burgos-Munoz, Nature Postings, Inc.

In December of 2015, the Village partnered with various local businesses and recreational providers to offer fun-filled and innovative programs for a year-long series of health & fitness activities; including the Mayor's 7-week Fitness Challenge as part of the '[Get Fit Palmetto Bay](#)' program launched on January 10, 2016. During the planning stages of the 'Get Fit' program, two of our recreational providers joined efforts to design a unique activity combining kayaks and aerobics; resulting in the offering of free monthly 'Surf & Turf Kayak Boot Camps'. Coral Reef Park plays host to this dynamic boot camp, whereby participants use kayaks, paddles and their own body weight to perform callisthenic exercises on land with the added twist of performing yoga and aqua aerobics using kayaks and paddles. This unique program demonstrates how natural areas, of the very beautiful and scenic 51.3 acres of Coral Reef Park, long with its canal system connects fitness using nature's resources.

#### Conservation (Landscapes in Preserve)

Taken within the 10 acres of the Natural Pineland Preserve at Coral Reef Park, this photo exhibits how the Village of Palmetto Bay combines conservation with programming with the partnering of Nature Postings, Inc. [The W.I.L.D \(Wonder, Inquire, Learn and Discover\) Nature After-school](#) offering consists of a 2-hour science and nature based program incorporating best practices of experimental learning and nature exploration targeting children ages 5-12. Children learn through a hands-on approach by performing dissections and engaging activities such as; animal encounters, kayaking, nature hikes, bird watching and much more. The overall purpose of this program is to provide experiences and revealing unspoken knowledge of nature through hands-on study sessions, interpretive programs and guided nature based excursions to encourage individuals to embrace education and learn about the natural world .



Photographer: Yoelly Burgos-Munoz, Nature Postings, Inc.

[www.palmettobay-fl.gov](http://www.palmettobay-fl.gov) 305-259-1234

IT STARTS IN  
**PARKS**  
Coaching Connecting Community



# GREAT PARK SUMMIT

## THE POWER OF PARKS 2016

### Power of Parks PHOTO CONTEST



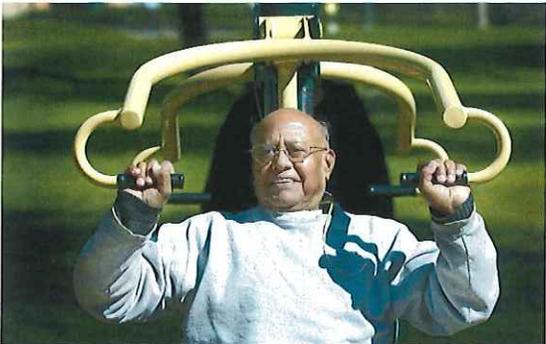
#### January 26-February 26, 2016\*

This year's Great Park Summit 2016 is all about the **Power of Parks!!!!** We want to showcase the many beautiful parks and exciting programs happening in parks throughout Miami-Dade County. Here's how the **Power of Parks** Photo Contest works:

#### WHAT TO ENTER

The 2016 Great Park Summit's theme is "The Power of Parks" and we want to understand what that means through your eyes. Submit a photograph that:

- Best defines Placemaking (park design)
- Health & Wellness (exercise programs/classes)
- Conservation (landscapes in preserve)



Capture through a photograph what and how Placemaking, Health and Wellness and Conservation exist within your park system. A brief descriptive must accompany each photograph (what, where and when). All entries must be 300 dpi or have a resolution of 6 megapixels to be eligible. Submit one (1) photograph for each category. Photographs should be submitted electronically in a .jpeg, .jpg, .or tiff format.



Use this link to upload your photographs

<https://app.box.com/s/isc0mf7u4imrcpfxwi0snp47uuivncpm>

#### ENTRY PERIOD

The Photo Contest begins at 12:00a.m. January 26, 2016 and ends on March 15, 2016 at 12:00p.m. Photographs submitted prior to or after the aforementioned dates and times will not be eligible.

#### ELIGIBILITY

The **Power of Parks** Photo Contest is open to all municipalities (Park and Recreation Departments) in Miami-Dade County.

Please confirm the submission via email to Eric Hansen at [erich@miamidade.gov](mailto:erich@miamidade.gov). For more information or for questions call Eric at 305-755-5460. Winners (1<sup>st</sup> and 2<sup>nd</sup>) for each category will be determined by a sub group of the Host Committee and announced (and awarded) at the Great Park Summit on April 15, 2016.

