

# MIAMI BEACH

## Land Use Boards

### Planning Board

TO: Planning Board  
FROM: Thomas Mooney, Director  
DATE: November 26, 2024  
TITLE: PB24-0708, 6701 COLLINS AVENUE - NORTH BEACH OCEANFRONT  
OVERLAY DISTRICT COMPREHENSIVE PLAN AMENDMENT

#### **PROPERTY**

6701 Collins Avenue

#### **FILE NO.**

PB24-0708

#### **APPLICANT**

TMG 67 Communities LLC

#### **IN RE:**

AN ORDINANCE OF THE MAYOR AND CITY COMMISSION OF THE CITY OF MIAMI BEACH, FLORIDA, AMENDING THE CITY OF MIAMI BEACH YEAR 2040 COMPREHENSIVE PLAN, BY AMENDING GOAL RLU 1: LAND USE; OBJECTIVE RLU 1.1: ESTABLISHMENT OF FUTURE LAND USE CATEGORIES; POLICY 1.1.7: HIGH DENSITY MULTI FAMILY RESIDENTIAL (RM-3), PROVIDING AUTHORITY TO ESTABLISH FLOOR AREA INCENTIVES FOR SUBSTANTIAL RECONSTRUCTION OF CONTRIBUTING BUILDINGS, PROVIDING FOR INCLUSION IN THE COMPREHENSIVE PLAN; TRANSMITTAL; REPEALER; SEVERABILITY; AND AN EFFECTIVE DATE.

#### **PRIOR ORDER NUMBER:**

#### **Applicable Area**

N/A

**Is this a "Residents Right to Know" item,  
pursuant to City Code Section 2-14?**

**Does this item utilize G.O. Bond  
Funds?**

**NEW COMPREHENSIVE PLAN & CODE AMENDMENTS (Filed pursuant to Chapter 2,  
Arti... 16**

Yes

No