

MINUTES
Sunshine Meeting
September 5, 2024
12:00 pm
Government Center
6601 Main Street
Miami Lakes, Florida 33014

1. Call to Order:

The meeting was called to order at 12:12 pm.

The following Councilmembers were present: Vice Mayor Tony Fernandez and Councilmember Ray Garcia. Councilmember Marilyn Ruano participated via phone.

The following Town Staff members were present: Lieutenant Eddy Ulloa, Building Department Director Daniel Angel, Principal Town Planner Susana Alonso, Town Clerk Gina M. Inguanzo, Deputy Town Clerk Victoria Martinez, and Town Manager Edward Pidermann.

Also present at the meeting were: Councilmember-elect Juan Carlos Fernandez. Councilmember-elect Steven Herzberg participated via phone.

2. Items Discussed:

Vice Mayor Fernandez called this meeting to discuss short-term rentals and the Town Council's desire to review the Town's existing ordinance to strengthen it with stricter regulations for compliance. It was discussed that the current ordinance accomplishes a registration process, that it was created in 2022, and that Airbnb's need to comply with the ordinance.

It was discussed that they want neighbors to have quality of life and not have nuisances created. They spoke that bad neighbors should be held accountable. They spoke about increasing registration and renewal fees, adding MDC Life Safety inspections, raising fines for code violations, implementing sticker criteria for the suspension of vacation rental, providing the Town Manager with clearer criteria for revoking vacation rental permits and encouraging HOS's to enforce deed restriction that may prohibit short-term rentals in their communities.

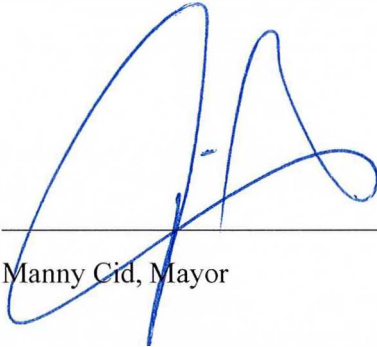
Building Department Director Daniel Angel, stated that the responsible party needs to be a resident. He further explained all the requirements necessary for Airbnb registration. He explained that he would like for liens to be complied with before a house is used for an Airbnb. He further explained that the house should go through a full inspection. Councilmember Ruano then stated that she does not want Airbnb's in the Town of Miami Lakes. She explained that she would like to deter this business until a later date. She further explained that she feels individuals renting the Airbnb will not be properly policed.

The councilmembers asked the Deputy Town Attorney Lorenzo Cobiella, to look into the following question: Is there any ability to go after the Airbnb Industry, if the host violates our proposed ordinance. Deputy Town Attorney Cobiella responded that that he would look into that and provide an answer later.

3. Adjournment:

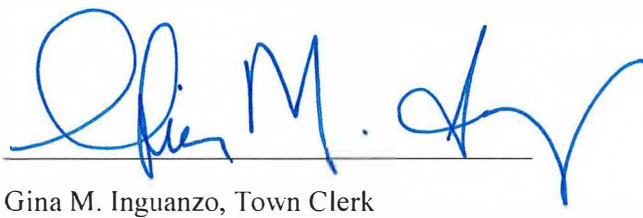
This meeting was adjourned at 1:12 p.m.

Approved this 15th of October 2024.



Manny Cid, Mayor

Attest:



Gina M. Inguanzo, Town Clerk