




**CITY MANAGER'S OFFICE  
MEMORANDUM**

TO: Mayor Sawicki and Council Members

FROM: John Szerlag, City Manager   
Vince Cautero, DCD Director   
Connie Barron, Public Affairs Manager 

DATE: May 13, 2016

SUBJECT: Bimini Basin Project – Updated Timeline

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The Bimini Basin Project development process continues to move forward. At the City Council meeting on May 2, Council approved transmittal of the required land use change to extend the “Downtown Mixed” land use within the Bimini Basin Project area.

Along with the land use change, DCD Planning Division staff has been developing the specifics to establish the Bimini Basin Zoning District. As you may recall, DCD’s Planning staff recommended a new zoning district for Bimini Basin rather than creating an “overlay.” Once the Bimini Basin Zoning District has been adopted by City Council, staff will take the next steps and begin rezoning the area.

Here is the updated timeline and anticipated action items for 2016:

**June** – Present draft Bimini Basin Zoning District to CRA Advisory Board  
Development of RFQ for Bimini Basin Project Manager

**Mid-June** – Update draft Bimini Basin Zoning District incorporating public input

**Late June/Early July** – Anticipated response from Department of Economic Opportunity regarding Land Use Amendment transmitted in May

**July through August** – Send Request for Qualifications for Bimini Basin Project Manager

**Early July** – Public workshop with property owners and public to present draft Bimini Basin Zoning District

**July 13** – Special Meeting of Planning and Zoning Commission to hear Bimini Basin Zoning District

**July 18** – Adoption Hearing of Future Land Use Amendment to City Council  
Special CRA Board meeting to discuss Bimini Basin Zoning District

Open to: Bimini Basin Zoning District

Page 7

**July 25** – First Public Hearing of Bimini Basin Zoning District to City Council

**August 8** – Final Public Hearing of Bimini Basin Zoning District to City Council

**August 16** – Hearing Examiner Bimini Basin Rezoning

**September** – Execute contract with Bimini Basin Project Manager

**September 12** – First Public Hearing Bimini Basin Rezoning

**September 26** – Final Public Hearing Bimini Basin Rezoning

**Late September** – Bimini Basin Future Land Use, Zoning District and Rezoning completed

**October** – Bimini Basin Project Manager begins working on Bimini Basin Development Plan and establishing criteria to issue a Request for Proposals

*Note: It may be advisable to combine CRA Advisory and CRA Board meetings*

As always, let us know if you have any questions.

Cc: Mike Ilczyszyn, Assistant City Manager  
Dana Brunett, EDO Director  
Terri Hall, CRA Coordinator