



LETTER TO THE COMMISSION

LTC No: 26-152

TO: Honorable Mayor and Members of the Fort Lauderdale City Commission
FROM: Rickelle Williams, City Manager *RW*
DATE: May 18, 2026
SUBJECT: **290 NE Third Avenue Parcel (Transportation and Mobility Building)**

The purpose of this Letter to the Commission (LTC) is to inform the City Commission of recent inquiries received by the Transportation and Mobility Department (TAM) regarding interest in the [290 NE Third Avenue](#) property. The property is approximately three quarters of an acre ($\frac{3}{4}$ acres), including a 15,356 square foot building and a forty-nine (49) space parking lot used for Transportation and Mobility Department operational needs.

Over the last few years, there has been ongoing, intermittent interest in redeveloping the 290 NE Third Avenue parcel from private developers. Many have sought to purchase the property directly or acquire the site through a land swap process.

In 2022, the City, through the City's real estate broker (Colliers International), solicited the property as a long-term lease opportunity to better understand market interest. The solicitation yielded limited results as interest aligned more with purchasing the property or having a one hundred (100)-year lease, which is beyond the City Charter lease term limits. In 2023, the City obtained a property appraisal for the site reflecting a value of \$10.4 million.

Representatives from Tuesday Properties contacted City staff to explore concepts associated with its interest in potentially acquiring the 290 NE Third Avenue parcel, via land swap or purchase, to assemble it with its adjacent parcel (200 NE Third Avenue also referred to as the Ocean Bank Building).

In response to the Tuesday Properties inquiry, staff provided general information and feedback regarding functional requirements, operational and space needs for TAM. This information was provided solely in response to the request, as City staff are not actively seeking a new facility.

Additionally, staff advised the representatives that any real estate transactions involving City-owned property is governed by [Section 8.04 of the City Charter](#), which specifically governs the sale of real property to private persons, firms, or corporations. This section

outlines the required findings, procedures, and approvals applicable to the disposition of City-owned real property.

For further information, please contact Milos Majstorovic, P.E., Director of Transportation and Mobility, at 954-828-5216 or mmajstorovic@fortlauderdale.gov.

c: Shari L. McCartney, City Attorney
David R. Soloman, City Clerk
Patrick Reilly, City Auditor
City Manager's Office
Department Directors