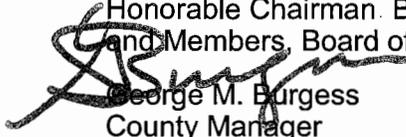


# Memorandum



**Date:** May 6, 2008

**To:** Honorable Chairman Bruno A. Barreiro  
and Members, Board of County Commissioners

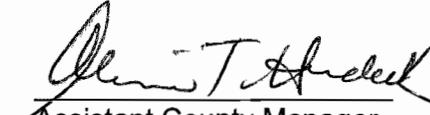
**From:**   
George M. Burgess  
County Manager

Agenda Item No. 10(G)(1)(A)

**Subject:** Resolution Authorizing the Public Health Trust to Demolish Property Described As Two Abandoned Residential Buildings and One Storage Shed Located at 20201 N.W. 37th Avenue, within the Jackson North Community Mental Health Center Property

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The attached item is being placed on the Board of County Commissioner's agenda at the request of Marvin O'Quinn, President/CEO of the Public Health Trust (PHT) pursuant to Resolution No. PHT 01/08-005 adopted on January 28, 2008 by the Public Health Trust Board authorizing the PHT staff to seek the Commission's approval for the demolition of two abandoned buildings and one storage shed within the Jackson North Community Mental Health Center property.

  
Assistant County Manager

Attachments



Date: March 24, 2008

To: Honorable Chairman Bruno A. Barreiro  
and Members, Board of County Commissioners

From: Marvin O'Quinn  
President/CEO  
Public Health Trust

Subject: Resolution Authorizing the Public Health Trust to Demolish Property  
Two Abandoned Residential Buildings and One Storage Shed Located at 20201  
N.W. 37<sup>th</sup> Avenue, within the Jackson North Community Mental Health Center  
Property

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### **Recommendation**

It is recommended that the Board approve the attached resolution authorizing the demolition of two abandoned residential buildings and one storage shed located within the Jackson North Community Mental Health Center property.

### **Scope**

The scope of this resolution is limited to the two abandoned residential buildings and one storage shed all located within the Jackson North Community Mental Health Center property located at 20201 NW 37 Avenue, Miami Gardens, Florida 33056.

### **Background**

The Public Health Trust of Miami –Dade County, Florida, acquired the Lock Towns Community Mental Health Center (LTCMHC) on June 27, 2003, as approved by PHT Resolution No. 02/03-031, and subsequently approved by the Board of County Commissioners. The facility name was changed according to the resolution to Jackson North Community Mental Health Center. The property that is the subject of this resolution was one of five separate parcels acquired in this transaction.

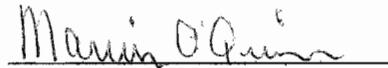
LTCMHC originally purchased this property from the World Radio Mission. It included two wooden houses and one storage shed built during the 1950s. Presently, the three structures have been abandoned for more than six (6) years. These properties are infected with rodents and pose a health and fire hazard to other structures in the area.

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At the meeting on January 28, 2008, the Public Health Trust Board of Trustees adopted Resolution No. PHT 01/08-005 authorizing staff to take the necessary action to secure Commission approval of the demolition of two abandoned residential buildings and one storage shed located at 20201 N.W. 37<sup>th</sup> Avenue, Miami Gardens, Florida 33056. A copy of the Board of Trustees Resolution is attached hereto.

**Fiscal Impact**

The Total Project Budget to demolish this building is estimated to be \$31,295. Funding for this project is from Jackson Memorial Hospital capital contributions.



Marvin O'Quinn  
President/CEO  
Public Health Trust



**MEMORANDUM**  
(Revised)

**TO:** Honorable Chairman Bruno A. Barreiro  
and Members, Board of County Commissioners

**DATE:** May 6, 2008

**FROM:** R. A. Cuevas, Jr.  
County Attorney

**SUBJECT:** Agenda Item No. 10(G)(1)(A)

Please note any items checked.

- "4-Day Rule" ("3-Day Rule" for committees) applicable if raised
- 6 weeks required between first reading and public hearing
- 4 weeks notification to municipal officials required prior to public hearing
- Decreases revenues or increases expenditures without balancing budget
- Budget required
- Statement of fiscal impact required
- Bid waiver requiring County Manager's written recommendation
- Ordinance creating a new board requires detailed County Manager's report for public hearing
- Housekeeping item (no policy decision required)
- No committee review

Approved \_\_\_\_\_ Mayor  
Veto \_\_\_\_\_  
Override \_\_\_\_\_

Agenda Item No. 10(G)(1)(A)  
5-6-08

RESOLUTION NO. \_\_\_\_\_

RESOLUTION AUTHORIZING THE PUBLIC HEALTH TRUST TO DEMOLISH PROPERTY DESCRIBED AS TWO ABANDONED RESIDENTIAL BUILDINGS AND ONE STORAGE SHED LOCATED AT 20201 N.W. 37TH AVENUE, WITHIN THE JACKSON NORTH COMMUNITY MENTAL HEALTH CENTER PROPERTY

**WHEREAS**, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that this Board hereby authorizes the Public Health Trust to demolish property known as two abandoned residential buildings and one storage shed located at 20201 N.W. 37th Avenue, within the Jackson North Community Mental Health Center property.

The foregoing resolution was offered by Commissioner \_\_\_\_\_, who moved its adoption. The motion was seconded by Commissioner \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Bruno A. Barreiro, Chairman	
Barbara J. Jordan, Vice-Chairwoman	
Jose "Pepe" Diaz	Audrey M. Edmonson
Carlos A. Gimenez	Sally A. Heyman
Joe A. Martinez	Dennis C. Moss
Dorrrin D. Rolle	Natacha Seijas
Katy Sorenson	Rebeca Sosa
Sen. Javier D. Souto	

The Chairperson thereupon declared the resolution duly passed and adopted this 6<sup>th</sup> day of May, 2008 . This resolution shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF COUNTY  
COMMISSIONERS

HARVEY RUVIN, CLERK

Approved by County Attorney as  
to form and legal sufficiency.



Eugene Shy, Jr.

By: \_\_\_\_\_  
Deputy Clerk

RESOLUTION NO. PHT 1/08 - 005

**RESOLUTION RATIFYING ACTION OF THE EXECUTIVE COMMITTEE AUTHORIZING THE PRESIDENT OR HIS DESIGNEE TO TAKE NECESSARY ACTION TO SECURE THE APPROVAL OF THE BOARD OF COUNTY COMMISSION TO DEMOLISH TWO ABANDONED RESIDENTIAL BUILDINGS AND ONE STORAGE SHED LOCATED AT 20201 NW 37TH AVENUE, WITHIN THE JACKSON NORTH COMMUNITY MENTAL HEALTH CENTER PROPERTY. THE PUBLIC HEALTH TRUST ORDINANCE 25A-4(d), REQUIRES THE PUBLIC HEALTH TRUST TO OBTAIN THE PRIOR APPROVAL OF THE BOARD OF COUNTY COMMISSIONERS BEFORE DESTROYING ANY REAL PROPERTY, TITLE TO WHICH VESTS IN THE COUNTY.**

*(FUNDING: CAPITAL CONTRIBUTIONS)*

*(Richard Morgan, Vice President, Support Services)*

WHEREAS, this Board desires to accomplish the purposes outlined in the attached agenda item;

and

WHEREAS, the President, Facilities Development, Fiscal Affairs, Purchasing, and Budget Committees recommend approval.

WHEREAS, the Executive Committee met on December 17, 2007 and authorized the approval of the President or his designee to take necessary action to secure the approval of the Board of County Commission to demolish two abandoned residential buildings; and

WHEREAS, this action was necessary to ensure the continued efficient operation of the Public Health Trust.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE PUBLIC HEALTH TRUST OF MIAMI-DADE COUNTY, FLORIDA that this Board hereby ratifies the action of the Executive Committee and authorizes the President or his designee to take necessary action to secure the approval of the Board of County Commission to demolish two abandoned residential buildings and one storage shed located at 20201 NW 37<sup>th</sup> Avenue within the Jackson North Community Mental Health Center property. (Funding: Capital Contributions) in accordance with the recommendation set forth in the agenda item attached hereto and incorporated herein by reference and declares it to be an official action of the Public Health Trust.

  
Richard Morgan, Vice President  
Support Services

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**Agenda Item 6 (b) (5)  
Executive Committee  
January 28, 2008**

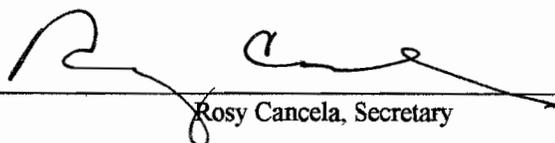
-Page 2-

The foregoing resolution was offered by Mr. Gutierrez. The motion was seconded  
by Mr. Arkin as follows:

Stanley H. Arkin	Aye
Jorge L. Arrizurieta	Aye
Rosy Cancela	Aye
John H. Copeland, III	Aye
Ernesto A. de la Fe	Aye
Joaquinn del Cuerto	Aye
Georgena D. Ford, R.N.	Aye
Abraham A. Galbut	Aye
Armando Gutierrez, Jr.	Aye
Walter James Harvey, Esq.	Aye
Saif Yamani Ishoff	Aye
Marcos J. Lapciuc	Aye
Angel Medina, Jr.	Absent
Diego L. Mella	Aye
Kathie Sigler, Ed.D.	Aye
Martin G. Zilber, Esq.	Aye
Commissioner Dorrin Rolle	Absent
Commissioner Javier Souto	Absent

The Chairperson thereupon declared the resolution duly passed and adopted this 28<sup>th</sup> day of January 2008.

PUBLIC HEALTH TRUST OF MIAMI-DADE COUNTY, FLORIDA

BY:   
\_\_\_\_\_  
Rosy Cancela, Secretary

Approved by the County Attorney as to form  
and legal sufficiency  \_\_\_\_\_

FACILITIES DEVELOPMENT COMMITTEE  
AGENDA ITEM  
FISCAL AFFAIRS  
AGENDA ITEM

12-04-07  
8  
12-11-07  
B-1

**REQUEST**

Staff requests authorization for the President or his designee to take necessary action to secure the approval of the Board of County Commission to demolish two abandoned residential buildings and one storage shed located at 20201 NW 37 Avenue within the Jackson North Community Mental Health Center property. The PHT's ordinance, § 25A-4(d), requires the PHT to obtain the prior approval of the Board of County Commissioners before destroying any real property, title to which vests in the County. (Funding: Capital Contributions).

**BACKGROUND**

The Public Health Trust of Miami-Dade County, Florida, acquired Lock Towns Community Mental Health Center (LTCMHC) on June 27, 2003 as approved by PHT Resolution No. 02/03-031 and subsequently approved by the Board of County Commissioners. The facility name was changed according to the resolution to Jackson North Community Mental Health Center. The property that is the subject of this resolution was one of five separate parcels acquired in this transaction.

LTCMHC originally purchased this property from the World Radio Mission. It included two wooden houses and one storage shed built during the 1950s. Presently, the three structures have been abandoned for more than six (6) years. These properties are infected with rodents and pose a health and fire hazard to other structures in the area.

**RECOMMENDATION**

I concur with Staff's recommendation to authorize the President or his designee to take necessary action to secure the approval of the Board of County Commission to demolish two abandoned residential buildings and one storage shed located at 20201 NW 37 Avenue within the Jackson North Community Mental Health Center property. (Funding: Capital Contributions).

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Marvin O'Quinn President  
The Public Health Trust

**CAPITAL PROJECTS**  
**Public Health Trust/ Jackson Memorial Hospital**  
**Demolition of Residential Property at JNCMHC**

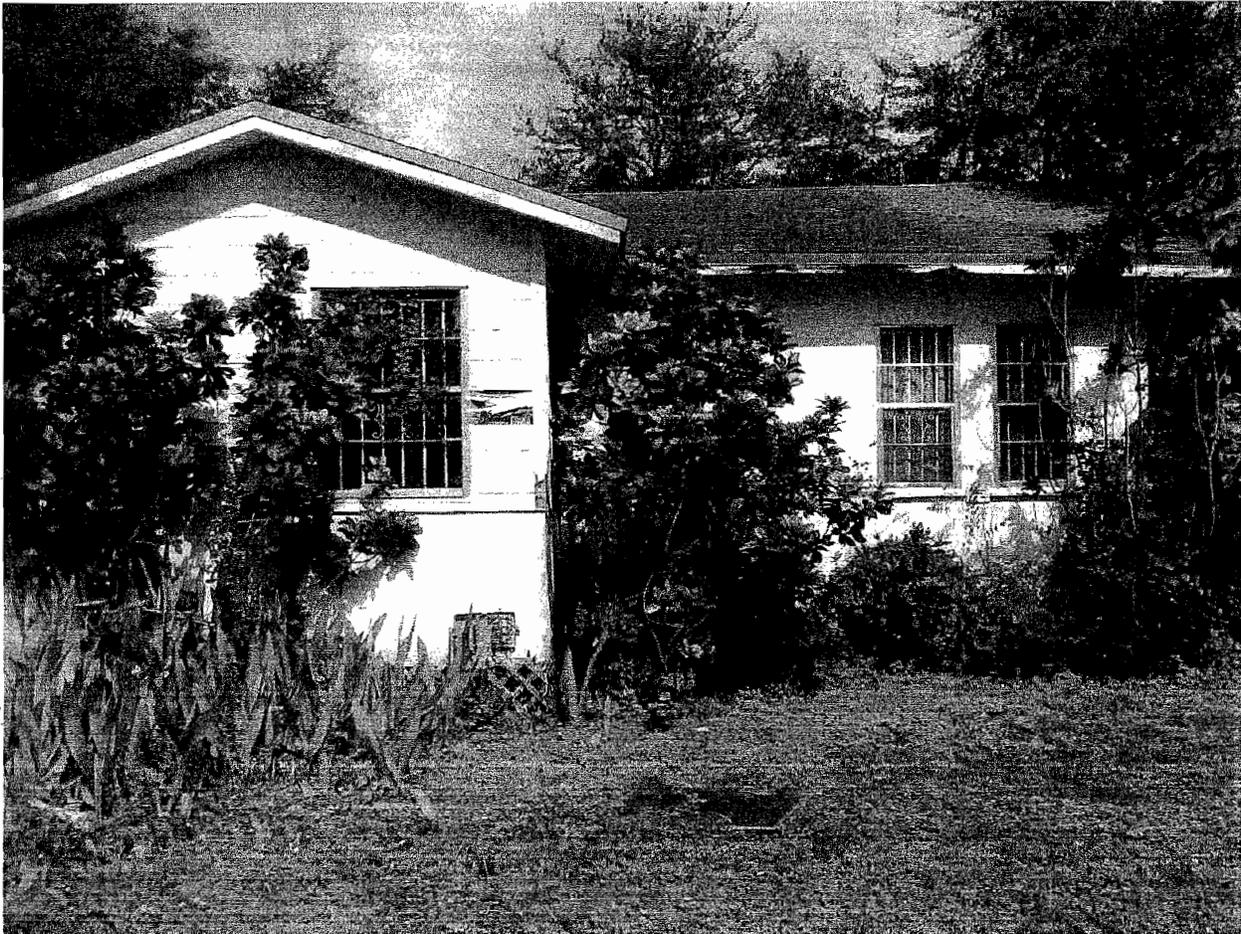
**PROJECT #** P-  
**DATE:** 4-Dec-07  
**Area (SF)**

Demolition and Disposal	\$10,000	
ACM	\$0	
Landscaping	\$2,000	
<b>Construction Sub Total</b>		<b>\$12,000</b>
Project Management Fees	\$2,500	
Permits	\$2,000	
AHCA	\$0	
DBB Management	\$1,000	
Advertising	\$750	
Tree Removal	\$1,500	
Asbestos Survey	\$2,250	
Asbestos Abatement	\$3,500	
Pest Control Letter	\$300	
Water & Sewer Capping Permit	\$2,250	
Survey-Testing-Printing	\$250	
Physical Plant Services	\$150	
<b>Fees Sub Total</b>		<b>\$16,450</b>
User 's Equipment	\$0	
General Equipment	\$0	
Furniture	\$0	
<b>Equipment Sub Total</b>		<b>\$0</b>
Contingency		\$2,845
<b>Total Project Cost</b>		<b>\$31,295</b>

**USER:** JNCMHC

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**1 Story house PicNo-1  
20201 NW 37 Avenue**



**1 Story Bldg. PicNo-2**  
**20201 NW 37 Avenue**



**1 Story House PicNo-3  
20201 NW 37 Avenue**



**Storage Shed PicNo-4**  
**20201 NW 37 Avenue**





