

MEMORANDUM

BPS -- October 13, 2009
Agenda Item No. 3Y

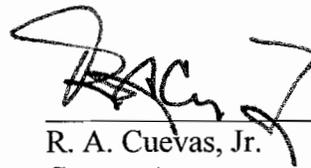
TO: Honorable Chairman Dennis C. Moss
and Members, Board of County Commissioners

DATE:

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

SUBJECT: Resolution requesting County Mayor to file an application in the October 2009-10 cycle applications to amend CDMP to allow development of theme park on 287 acres of land adjacent to the Miami Metrozoo Entertainment Area

The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Chairman Dennis C. Moss.



R. A. Cuevas, Jr.
County Attorney

RAC/jls



MEMORANDUM

(Revised)

TO: Honorable Chairman Dennis C. Moss
and Members, Board of County Commissioners

DATE: November 3, 2009

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

SUBJECT: Agenda Item No.

Please note any items checked.

- "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
- Ordinance creating a new board requires detailed County Manager's report for public hearing
- No committee review
- Applicable legislation requires more than a majority vote (i.e., 2/3's ____, 3/5's ____, unanimous ____) to approve
- Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

Approved _____ Mayor

Agenda Item No.

Veto _____

Override _____

RESOLUTION NO. _____

RESOLUTION REQUESTING THE COUNTY MAYOR OR MAYOR'S DESIGNEE TO FILE AN APPLICATION IN THE OCTOBER 2009-10 CYCLE APPLICATIONS TO AMEND THE COMPREHENSIVE DEVELOPMENT MASTER PLAN (CDMP) TO ALLOW DEVELOPMENT OF A THEME PARK, RESORT HOTEL, AND OTHER ENTERTAINMENT, RECREATIONAL, OR LODGING USES AND USES ANCILLARY THERETO ON PROPERTY ADJACENT TO THE MIAMI METROZOO ENTERTAINMENT AREA

WHEREAS, in Resolution No. R-639-97, this Board expressed its determination that the construction of a theme park in Miami-Dade County would be in the best interest of our community by providing our youth and families with recreational opportunities and benefiting our tourist industry and our economy; and

WHEREAS, this Board has expressed its desire to further improve the Miami Metrozoo area by establishing an entertainment area as a means of enhancing the public benefit of the zoological park and providing for additional economic development in the south Miami-Dade area to offset the adverse consequences of both hurricane damage and military base closing; and

WHEREAS, on April 27, 2006, by this Board's authorization in Resolution No. R-484-06, the County purchased approximately 39 acres of an approximately 287-acre parcel of land from the United States Coast Guard to advance the development of an entertainment area in the Miami Metrozoo area; and

WHEREAS, on July 6, 2006, in a supplemental memorandum (Legislative Item file no.061964), the County Manager informed this Board that development of a theme park would depend on the acquisition of the remainder of the Coast Guard property; and

WHEREAS, in a referendum held on November 7, 2006, the voters of Miami-Dade County approved the development and operation of an entertainment district on the Miami Metrozoo property; and

WHEREAS, through Ordinance No. 08-88, this Board amended the Comprehensive Development Master Plan and Future Land Use Plan Map to redesignate 170 acres of the Metrozoo property as “Miami Metrozoo Entertainment Area”; and

WHEREAS, through Resolution No. Z-17-08, this Board approved an amendment to the Metrozoo Development of Regional Impact development order to permit the development of a water theme park, a family entertainment center, a hotel, other entertainment and recreational uses, and uses ancillary thereto in the Miami Metrozoo Entertainment Area; and

WHEREAS, this Board now desires to pursue the development of a theme park, resort hotel, and other recreational, entertainment, or lodging uses and uses ancillary thereto on the approximately 287-acre parcel adjacent to the Miami Metrozoo Entertainment Area; and

WHEREAS, development of recreational, entertainment, lodging, and ancillary uses on those lands requires an amendment to the CDMP and to the Future Land Use Plan Map,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that this Board hereby requests that the County Mayor or Mayor’s designee file an application in the October 2009-10 cycle applications to amend the Comprehensive Development Master Plan (CDMP) to allow for the development of a theme park, resort hotel, and other entertainment, recreational, or lodging uses, and uses ancillary thereto, on the approximately 287 acres of land adjacent to the Miami Metrozoo Entertainment Area.

The Prime Sponsor of the foregoing resolution is Chairman Dennis C. Moss. It 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:

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

The Chairperson thereupon declared the resolution duly passed and adopted this 3rd day of November, 2009. 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

By: _____
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.



Dennis A. Kerbel