Memorandum MIAMI-DADE COUNTY

Date: February 1, 2011

To: Honorable Chairman Joe A. Martinez
and Members, Board of County Commissioners

Agenda Item No. 8(P)(1)(B)

From: George M. Burgess
County Manager

Subject: Resolution Designating a Portion of Miami-Dade County Owned Property Known as West Lot – Parking Garage and Office Building Project as Road Right-of-Way for the East 7.5 feet thereof and Radius Returns Located at the Intersections of NW 2 Avenue with NW 2 Street and NW 2 Avenue with NW 3 Street, Located in Section 1, Township 54 South, Range 41 East
Commission District 5

Recommendation
It is recommended that the Board of County Commissioners (Board) approve the attached resolution designating a portion of Miami-Dade County-owned property known as West Lot – Parking Garage and Office Building Project as road right-of-way for the East 7.5 feet thereof and radius returns located at the intersections NW 2 Avenue with NW 2 Street and NW 2 Avenue with NW 3 Street, located in Section 1, Township 54 South, Range 41 East, Miami-Dade County, Florida.

Scope
The subject property is located within Commission District 5.

Fiscal Impact/Funding Source
There is no fiscal impact associated with this item.

Track Record/Monitor
Not Applicable.

Background
The subject property is County-owned and is currently being used as a ground level parking lot. In June 2010, the Board approved via Resolution No. R-621-10 a Design-Build Contract for a new Multi-Use Facility on the West Lot. The planned development will include six floors of parking garage (inclusive of the ground floor) with approximately 810 parking spaces that will help accommodate patrons of the North Parking Lot, where the new Children's Courthouse is being constructed.

In order to obtain a building permit, the City of Miami is requiring that the East 7.5 feet of the site and radius returns located at the intersections of NW 2 Avenue with NW 2 Street and NW 2 Avenue with NW 3 Street be dedicated as right–of-way. The areas are currently occupied by roadway, sidewalks and associated improvements. Prior to planned development of the parent tract, it has been deemed beneficial to the public to designate the three areas as right-of-way.

The Directors of the General Services Administration and Public Works Department agree upon the public benefits to be derived from the designation of portions of this parcel for road right-of-way purposes.

Assistant County Manager

The Directors of the General Services Administration and Public Works Department agree upon the public benefits to be derived from the designation of portions of this parcel for road right-of-way purposes.

Assistant County Manager

MEMORANDUM

(Revised)

TO: Honorable Chairman Joe A. Martinez and Members, Board of County Commissioners

DATE: February 1, 2011

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

SUBJECT: Agenda Item No. 8(P)(1)(B)

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
Veto _____
Override _____

Agenda Item No. 8(P)(1)(B)
2-1-11

RESOLUTION NO. _____

RESOLUTION DESIGNATING A PORTION OF MIAMI-DADE COUNTY OWNED PROPERTY KNOWN AS WEST LOT - PARKING GARAGE AND OFFICE BUILDING PROJECT AS RIGHT-OF-WAY BEING THE EAST 7.5 FEET THEREOF AND RADIUS RETURNS LOCATED AT THE INTERSECTIONS OF NW 2 AVENUE WITH NW 2 STREET AND NW 2 AVENUE WITH NW 3 STREET, IN SECTION 1, TOWNSHIP 54 SOUTH, RANGE 41 EAST

WHEREAS, the Directors of the Departments of Public Works and the General Services Administration have recommended that a portion of County-owned land known as West Lot – Parking Garage and Office Building Project be designated as public road right-of-way being the east 7.5 feet thereof and radius returns at the intersections of NW 2 Avenue with NW 2 Street and NW 2 Avenue with NW 3 Street, and the County Manager has concurred in said recommendation as 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 designates and declares the following described lands along the west side of NW 2 Avenue and at the intersections of NW 2 Avenue with NW 2 Street and NW 2 Avenue with NW 3 Street, owned by Miami-Dade County, as public road right-of-way, as set forth in the accompanying memorandum from the County Manager:

See Exhibits "A" and "B" attached hereto and made a part hereof.

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:

Joe A. Martinez, Chairman
Audrey M. Edmonson, Vice Chairwoman

Bruno A. Barreiro	Lynda Bell
Jose "Pepe" Diaz	Carlos A. Gimenez
Sally A. Heyman	Barbara J. Jordan
Jean Monestime	Dennis C. Moss
Natacha Seijas	Rebeca Sosa
Sen. Javier D. Souto	

The Chairperson thereupon declared the resolution duly passed and adopted this 1st day of February, 2011. 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.

Debra Herman

Legal Description:

The East 7.5 feet of Lots 1 and 20, Block 95N, A. L. Knowlton's Map of Miami, Dade County, Florida, according to the plat thereof, as recorded in Plat Book B, Page 41 of the Public Records of Miami-Dade County, Florida, described as follows:

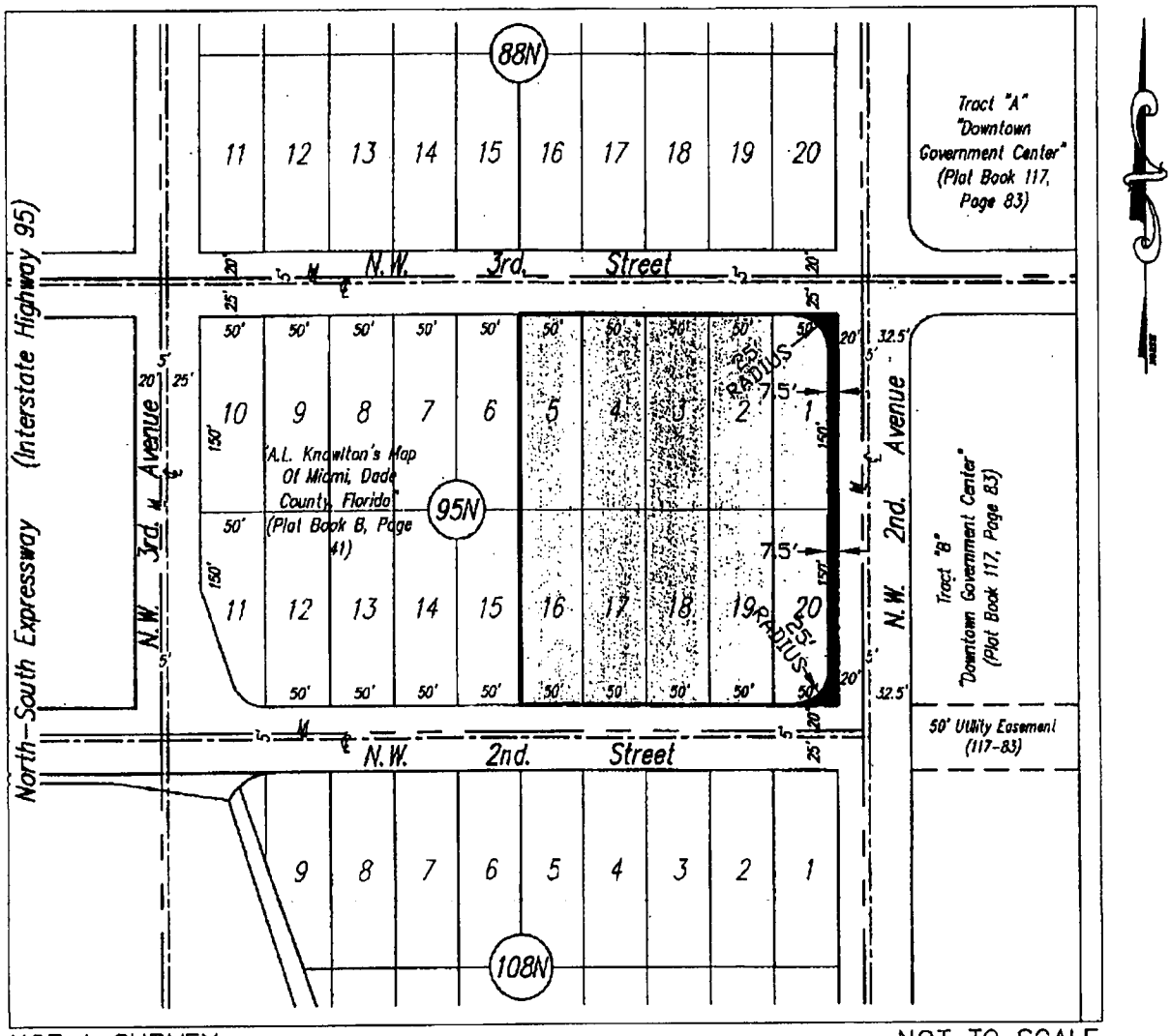
The area bounded by the north line of said Lot 1 and by the west line of the East 7.5 feet of said Lot 1, and bounded by a 25 foot radius arc concave to the southwest, said arc being tangent to both of the last described lines;

And

The area bounded by the south line of said Lot 20 and by the west line of the East 7.5 feet of said Lot 20, and bounded by a 25 foot radius arc concave to the northwest, said arc being tangent to both of the last described lines.

EXHIBIT "A"

SEC. 1
TWP. 54 S.
RGE. 41 E.



NOT A SURVEY

NOT TO SCALE

TO BE DEDICATED FOR RIGHT OF WAY

PROJECT: WEST LOT MULTI-USE FACILITY
FOLIO NO. 01-0109-050-1010
OWNER: MIAMI-DADE CO. GSA

Municipality: City of Miami
Commission District: Bruno Barreiro, 5
Miami-Dade Mayor: Carlos Alvarez

MIAMI-DADE COUNTY PUBLIC WORKS DEPT.
RIGHT-OF-WAY ENGINEERING DIVISION
111 N.W. 1ST ST. 18TH FLR.
MIAMI, FL. 33128

MIAMI-DADE

Prepared by: Steven B. Burton
Professional Land Surveyor
Fla. Reg. No. 4982
Date: 5/05/10
Revised: 5/10/10

EXHIBIT "B"

Memorandum MIAMI-DADE COUNTY

Date: November 9, 2010

To: Esther Calas, Director
Public Works Department

From: Wendi Norris, Director
General Services Administration

Subject: Right of Way Dedication for
County-Owned Property Located West
Of NW 2 Avenue Between NW 2 Street
And NW 3 Street, Miami
PWD Project No. 20100727

Recommendation

General Services Administration will be constructing a multi-use facility on County-owned property located on the west side of NW 2 Avenue, between NW 2 Street and NW 3 Street, Miami. In order to obtain a building permit, the City of Miami is requiring that the east 7.5 feet of the property be dedicated for road right-of-way as well as portions of the intersections as shown on the attached sketch. The areas are currently occupied by roadway, sidewalks and associated improvements. Attached are printouts of the four lots from the Property Appraiser's Office and a Commission Sketch of the areas to be dedicated. Please take the necessary steps to dedicate this area for road right-of-way.

Background

The subject County-owned property is currently being used as a surface parking lot. It is made up of four individual lots identified by Folio Numbers: 01-0109-050-1010, 1040, 1100, and 1110. The proposed multi-use facility will include limited retail/office space on the ground floor (10,000 sq. ft.), a six floor parking garage (inclusive of the ground floor) with approximately 810 parking spaces, and three floors of office space (45,000 sq. ft.) above the garage floors. At the request of the City, a Unity of Title is being recorded on the property in order to create one building site. The Unity of title was approved by the Board of County Commissioners on November 4, 2010, by Resolution No. R-1080-10.

Your assistance on this very time-sensitive project is very much appreciated. If you have any questions, please contact Humberto J. Contreras, with the Design and Construction Services Division at (305) 375-3956.

Attachments

c: Jose Perez, Division Director, GSA
Humberto Contreras, GSA