



**MEMORANDUM**

Agenda Item No. 11(A)(17)

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

**DATE:** October 4, 2011

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

**SUBJECT:** Resolution directing the Mayor to analyze overall vacant office space in County facilities, develop a plan to best utilize unused commercial space in Overtown Transit Village Tower 2 to generate additional revenue for the County and provide methodology and an implementation schedule for commercial use of vacant office space in county facilities including OTV-II

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The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Chairman Joe A. Martinez.

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R. A. Cuevas, Jr.  
County Attorney

RAC/up



# MEMORANDUM

(Revised)

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

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R. A. Cuevas, Jr.  
County Attorney

**SUBJECT:** Agenda Item No. 11(A)(17)

**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. 11(A)(17)  
10-4-11

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

RESOLUTION DIRECTING THE MAYOR OR MAYOR'S DESIGNEE TO ANALYZE OVERALL VACANT OFFICE SPACE IN COUNTY FACILITIES, DEVELOP A PLAN TO BEST UTILIZE UNUSED COMMERCIAL SPACE IN OVERTOWN TRANSIT VILLAGE TOWER 2 (OTV-II) TO GENERATE ADDITIONAL REVENUE FOR THE COUNTY AND PROVIDE METHODOLOGY AND AN IMPLEMENTATION SCHEDULE FOR COMMERCIAL USE OF VACANT OFFICE SPACE IN COUNTY FACILITIES INCLUDING OTV-II

**WHEREAS**, Miami-Dade County must look for innovative ways to provide value and provide governmental services without increasing costs; and

**WHEREAS**, Miami-Dade County must analyze and fully utilize its resources including unused office space in County facilities; and

**WHEREAS**, Overtown Transit Village is a two phase development consisting of a 19-story office tower and 9-story parking facility (OTV-I) and a 22-story tower (OTV-II); and

**WHEREAS**, OTV-I houses Miami-Dade Transit and other departments such as Miami-Dade County Department of Environmental Resources Management and the current plan envisions OTV-II housing additional County departments and offices as tenants; and

**WHEREAS**, the consolidation of departments and contractions proposed in the County Mayor's budget plan calls into question the need for an additional 22-story office tower for County departmental tenants in addition to the Stephen P. Clark Center and other County facilities,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that the Mayor or Mayor's Designee is directed to analyze overall vacant office space in county facilities, develop a plan to

best utilize unused commercial space in Overtown Transit Village Tower 2 (OTV-II) to generate additional revenue for the County and provide methodology and implementation schedule for commercial use of vacant office space in County facilities including OTV-II. This plan shall be presented in a report to the relevant Committee of the Board of County Commissioners within ninety (90) days of passage of this resolution.

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           |
| Esteban L. Bovo, Jr.                | Jose "Pepe" Diaz     |
| Sally A. Heyman                     | Barbara J. Jordan    |
| Jean Monestime                      | Dennis C. Moss       |
| Rebeca Sosa                         | Sen. Javier D. Souto |
| Xavier L. Suarez                    |                      |

The Chairperson thereupon declared the resolution duly passed and adopted this 4<sup>th</sup> day of October, 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.



Alex S. Bokor