

Memorandum



Date: October 18, 2016

To: Honorable Chairman Jean Monestime
and Members, Board of County Commissioners

From: Jack Osterhoff
Director, Department of Regulatory and Economic Resources

Subject: Resolution Approving the Waiver of Plat of Real Estate Investment Group, LLC

Agenda Item No. 5(D)

Recommendation

The following waiver of plat is hereby submitted for consideration by the Board of County Commissioners (Board) for approval. This waiver of plat for Real Estate Investment Group, LLC is bounded on the north approximately 120 feet south of SW 19 Terrace, on the east approximately 900 feet west of SW 70 Avenue, on the south by SW 21 Street, and on the west by SW 72 Avenue.

The Miami-Dade County Plat Committee recommends approval of this waiver of plat. The Plat Committee is comprised of representatives from:

- Florida Department of Transportation;
- Florida Department of Health;
- Miami-Dade County School Board; and
- Miami-Dade County Departments of Fire Rescue; Parks, Recreation and Open Spaces; Regulatory and Economic Resources; Transportation and Public Works; and Water and Sewer.

Pursuant to Ordinance No. 16-73, this quasi-judicial matter may be submitted directly for placement on the Board's meeting agenda by the Director of the Department of Regulatory and Economic Resources.

Scope

This waiver of plat is located in Commission District 6, which is represented by Commissioner Rebeca Sosa.

Fiscal Impact/Funding Source

There is no fiscal impact to Miami-Dade County with the approval of this waiver of plat as all improvements are in place.

Track Record/Monitor

The Development Services Division of the Department of Regulatory and Economic Resources administers the processing of plats and waivers of plat, and the person responsible for this function is Raul A. Pino, P.L.S.

Background

Real Estate Investment Group, LLC (D-23809)

- Located in Section 11, Township 54 South, Range 40 East
- Zoning: RU-3B
- Proposed Usage: Duplex residences
- Number of Parcels: 2 (two)
- This waiver of plat meets concurrency.

Honorable Chairman Jean Monestime
and Members, Board of County Commissioners
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Plat Restrictions

None, waiver of plat.

Developer's Obligation

None as all improvements are in place.



MEMORANDUM

(Revised)

TO: Honorable Chairman Jean Monestime
and Members, Board of County Commissioners

DATE: October 18, 2016

FROM: Abigail Price-Williams
County Attorney

SUBJECT: Agenda Item No. 5(D)

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
- Statement of social equity required
- Ordinance creating a new board requires detailed County Mayor'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. 5(D)
10-18-16

RESOLUTION NO. _____

RESOLUTION APPROVING THE WAIVER OF PLAT OF REAL ESTATE INVESTMENT GROUP, LLC, D-23809, LOCATED IN THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 54 SOUTH, RANGE 40 EAST (BOUNDED ON THE NORTH APPROXIMATELY 120 FEET SOUTH OF SW 19 TERRACE, ON THE EAST APPROXIMATELY 900 FEET WEST OF SW 70 AVENUE, ON THE SOUTH BY SW 21 STREET, AND ON THE WEST BY SW 72 AVENUE)

WHEREAS, Real Estate Investment Group, LLC, a Florida limited liability company, has this day presented to this Board a waiver of plat of certain lands lying in Miami-Dade County, Florida, said waiver of plat of the property legally described as Tract A-1, Block A of "Corrected Plat of the Amended Plats of First and Second Sections of Coral Terrace", according to the plat thereof, as recorded in Plat Book 31, at Page 64, of the Public Records of Miami-Dade County, Florida, lying and being in the Southeast 1/4 of Section 11, Township 54 South, Range 40 East, Miami-Dade County, Florida, and it appears that all requirements of law concerning said waiver of plat insofar as the authority of this Board is concerned have been complied with,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that said waiver of plat is hereby approved; that the property has been found to be in compliance with Chapter 28, Subdivisions, of the Miami-Dade County Code; that approval of this waiver of plat is not a waiver of any zoning regulations and that the requirements of the zoning existing on this land at the time this resolution is approved shall be enforced whether or not the various parcels on this waiver of plat conforms to those requirements.

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:

| | |
|-------------------------------------|----------------------|
| Jean Monestime, Chairman | |
| Esteban L. Bovo, Jr., Vice Chairman | |
| Bruno A. Barreiro | Daniella Levine Cava |
| Jose "Pepe" Diaz | Audrey M. Edmonson |
| Sally A. Heyman | Barbara J. Jordan |
| Dennis C. Moss | Rebeca Sosa |
| Sen. Javier D. Souto | Xavier L. Suarez |
| Juan C. Zapata | |

The Chairperson thereupon declared the resolution duly passed and adopted this 18th day of October, 2016. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this Resolution and the filing of this approval with the Clerk of the 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.

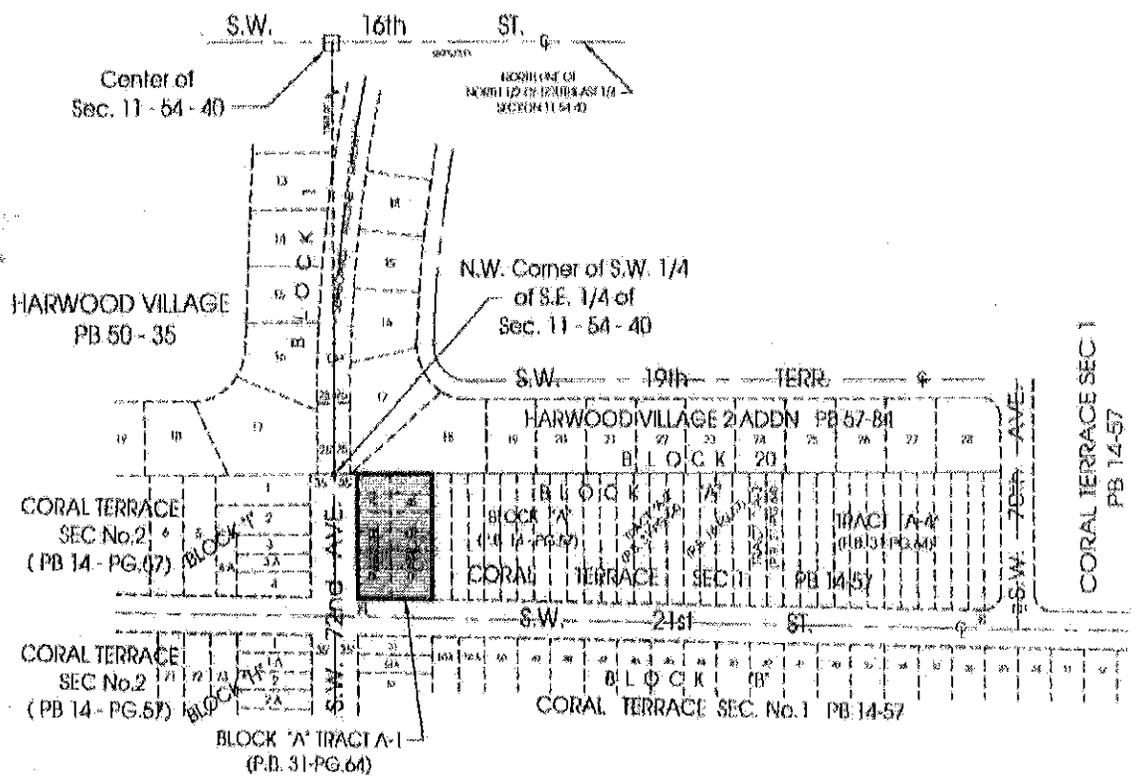


Lauren E. Morse

D-23809

REAL ESTATE INVESTMENT GROUP, LLC

Sec. 11 Twp. 54 South Rge. 40 East



N



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