

Approved \_\_\_\_\_ Mayor Agenda Item No. 8(Q)(1)(B)  
Veto \_\_\_\_\_ 3-6-07  
Override \_\_\_\_\_

**OFFICIAL FILE COPY  
CLERK OF THE BOARD  
OF COUNTY COMMISSIONERS  
MIAMI-DADE COUNTY, FLORIDA**

RESOLUTION NO. R-249-07

RESOLUTION AUTHORIZING STAFF TO SECURE APPRAISAL SERVICES TO DETERMINE FAIR MARKET RENTAL VALUE OF VARIOUS SEAPORT DEPARTMENT PROPERTIES AND AUTHORIZING THE COUNTY MAYOR OR HIS DESIGNEE TO EXECUTE ANY NECESSARY AGREEMENTS AND EXERCISE ALL RIGHTS CONFERRED THEREIN

**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 authorizes staff to secure appraisal services to determine the fair market rental value of various Seaport Department properties; and authorizing the County Mayor or his designee to execute any necessary agreement and exercise all rights conferred therein.

The foregoing resolution was offered by Commissioner Rebeca Sosa who moved its adoption. The motion was seconded by Commissioner Dennis C. Moss and upon being put to a vote, the vote was as follows:

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

The Chairperson thereupon declared the resolution duly passed and adopted this 6<sup>th</sup> day of March, 2007. 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: **KAY SULLIVAN**  
Deputy Clerk

Approved by County Attorney as  
to form and legal sufficiency.

JMM

Jess M. McCarty

# Memorandum



**Date:** March 6, 2007

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

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

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

**Subject:** Resolution Authorizing Staff to Secure Appraisal Services for Seaport Properties

## RECOMMENDATION

It is recommended that the Board approve the accompanying resolution authorizing staff to secure appraisal services on an as-needed basis to determine the fair market value of Seaport properties; and authorizing the County Manager to execute any necessary agreement and exercise all rights conferred therein.

## BACKGROUND

On April 13, 2004, the Board approved Resolution No. R-452-04, authorizing the employment of appraisal services to establish market rental rates for various Seaport properties. Pursuant to the recommendations of the appraisers, and upon approval by the Board, the Seaport Department adjusted its rental rates. This action followed a similar process conducted in 2000 for determining the fair market value of Port properties.

In order to determine current market values for Seaport properties, the Port is requesting appraisal services to establish competitive market rates for various properties, including, but not limited to, office space and ground rental rates. Should the Board approve this request, staff will proceed with securing an appraisal pursuant to state law. Appraisers are selected by the County's Appraisal Selection Committee, based upon price, proposed time frame for completion, and any special performance requirements. Selected appraisers are required to be state-certified general appraisers. Rental rate adjustments are published in the Port of Miami Tariff, approved annually by the Board.

## FISCAL IMPACT

It is estimated that each complete appraisal, to be performed every year or at least every other year, will cost \$45,000 to \$50,000. Approximately 37 properties will be reviewed in addition to those areas labeled as open ground. Funding for these costs will be generated from recurring Port revenues.

A handwritten signature in black ink, appearing to read "Susanne M. Torriente".

Susanne M. Torriente  
Chief of Staff/Assistant County Manager



# MEMORANDUM

(Revised)

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

**DATE:** March 6, 2007

**FROM:** Murray A. Greenberg  
County Attorney

**SUBJECT:** Agenda Item No. 8(Q)(1)(B)

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