Approved _____ Mayor

Veto _____

Override _____

Agenda Item No. 5(E)
03-20-07

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

RESOLUTION NO. R-331-07

RESOLUTION APPROVING THE PLAT OF OAK LANE, LOCATED IN THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 54 SOUTH, RANGE 41 EAST (SW 74 STREET AND SW 57 AVENUE)

WHEREAS, 5700 Dev., LLC, a Florida limited liability company, has this day presented to this Board a plat of certain lands lying in Miami-Dade County, Florida, said plat to be known as OAK LANE, the same being a replat of Tract 10 of "Revised Plat of Second Amended Plat of High Pines Subdivision ", according to the plat thereof, as recorded in Plat Book 31, at Page 57, of the Public Records of Miami-Dade County, Florida, lying and being in the Northwest 1/4 of Section 31, Township 54 South, Range 41 East, Miami-Dade County, Florida, and it appears that all requirements of law concerning said 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 plat is hereby approved; that the dedication of the streets, alleys and other rights-of-way however designated or depicted on said plat is hereby accepted; that the Miami-Dade County Plat Restrictions as listed on said plat are approved and are to be enforced; that approval of the 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 plat conform to those requirements; this approval is conditioned upon the proper execution of all documents required by the County Attorney's Office.

MEMORANDUM
(Revised)

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

DATE: March 20, 2007

FROM: Murray A. Greenberg
County Attorney

SUBJECT: Agenda Item No. 5(E)

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**

The foregoing resolution was offered by Commissioner **Joe A. Martinez**, who moved its adoption. The motion was seconded by Commissioner **Carlos Gimenez** 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 20th 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.

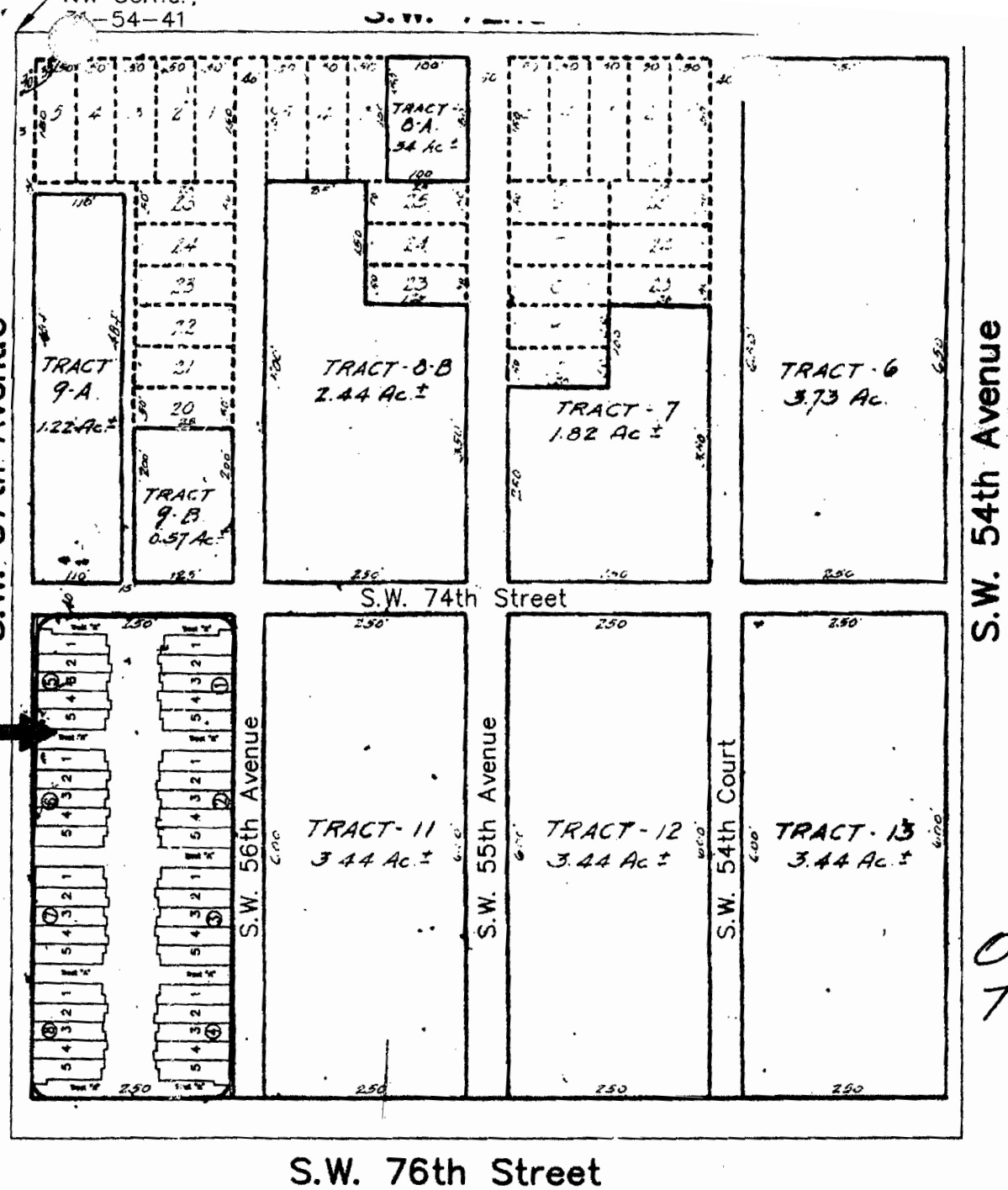
MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: **KAY SULLIVAN**
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

Jorge Martinez-Esteve



Oak Lane
T-21915

NW 1/4, NW 1/4, Section 31-54-41

LOCATION SKETCH

Memorandum

MIAMI-DADE COUNTY

Date: March 20, 2007

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

Agenda Item No. 5(E)

From: George M. Burgess
County Manager

Subject: OAK LANE

RECOMMENDATION

The following plat meets concurrency and is hereby submitted for consideration by the Board of County Commissioners for approval. The Miami-Dade County Plat Committee recommends approval and recording of the plat listed below. This plat is bounded on the north by SW 74 Street, on the east by SW 56 Avenue, on the south by SW 76 Street, and on the west by SW 57 Avenue.

SCOPE

This plat is located within the boundaries of Commission District 7.

FISCAL IMPACT/FUNDING SOURCE

Not Applicable

TRACK RECORD/MONITOR

Not Applicable

BACKGROUND

OAK LANE (T-21915)

- Located in Section 31, Township 54 South, Range 41 East
- Commission District: 7
- Zoning: RU-3M
- Proposed Usage: Townhomes
- Number of parcels: 41

PLAT RESTRICTIONS

- That the Avenues and Streets, as shown on the plat, together with all existing and future planting, trees, shrubbery and fire hydrants thereon, are hereby dedicated to

the perpetual use of the public for proper purposes, reserving to the dedicators, their successors or assigns, the reversion or reversions thereof, whenever discontinued by law.

- That individual wells shall not be permitted within this subdivision, except for swimming pools, sprinkler systems and/or air conditioners.
- That the use of septic tanks will not be permitted on any lot within this subdivision, unless approved for temporary use, in accordance with County and State regulations.
- That all new electric and communication lines, except transmission lines within this subdivision, shall be installed underground.
- That Tract "A", as shown on the plat, is hereby reserved for common area for the joint and several use of property owners within this subdivision and as means of ingress-egress to the individual lots, and for the installation and maintenance of public utilities, and shall be owned and maintained in accordance with a Miami-Dade County approved homeowner's association.
- That the limited access right-of-way lines, as shown on the plat, are hereby designated for the express purpose of preventing direct vehicular access to and from the adjoining roads.
- That the landscape and wall maintenance easement, as showed by dashed lines on the plat, is hereby reserved for the installation and maintenance of landscape materials and a decorative wall.
- That the utility easements, shown by dashed lines on the plat, are hereby reserved for the installation and maintenance of public utilities.

DEVELOPER'S OBLIGATION

- Paving, sidewalks, street name signs, drainage, curb and gutter, concrete decorative wall, traffic control signs, striping and monumentation. Bonded under bond number 7688 for the amount of $159,569.00.

If additional information is deemed necessary, you may contact Mr. Raul Pino, PLS, Chairman, Miami-Dade County Plat Committee at (305) 375-2112.

Assistant County Manager