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CLERK OF THE BOARD
OF COUNTY COMMISSIONERS
MIAMI-DADE COUNTY, FLORIDA

Memorandum

MIAMI-DADE COUNTY

Date: April 21, 2009

To: Honorable Chairman Dennis C. Moss
and Members, Board of County Commissioners

From: George M. Burgess
County Manager

Agenda Item No. 5(E)

Resolution No. R-430-09

Subject: TRADITION AT KENDALL

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 80 Street, on the east by approximately SW 149 Avenue, on the south by approximately SW 88 Street, and on the west by approximately SW 152 Avenue.

SCOPE

This plat is located within the boundaries of Commission District 11.

FISCAL IMPACT/FUNDING SOURCE

Not Applicable

TRACK RECORD/MONITOR

Not Applicable

BACKGROUND

TRADITION AT KENDALL (T-22498)

- Located in Section 33, Township 54 South, Range 39 East
- Commission District: 11
- Zoning: RU-4L
- Proposed Usage: Apartments
- Number of parcels: 1

PLAT RESTRICTIONS

- That individual wells shall not be permitted within this subdivision, except for swimming pools, sprinkler systems and/or air conditioners.
- That all new electric and communication lines, except transmission lines, within this subdivision, shall be installed underground.
- That the use of septic tanks will not be permitted within this subdivision, unless approved for temporary use, in accordance with County and State regulations.

- That SW 80th Street and SW 150th Avenue, as illustrated 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 the 25 foot access and culvert maintenance easements, as illustrated on the plat, are hereby dedicated to the perpetual use of the public for their stated purposes.
- That drainage flow right reservations are hereby dedicated for public drainage purposes.
- That the lake, as illustrated on the plat, is hereby dedicated to the joint and several use of property owners abutting said lake, reserving a public right in said lake as storage basin for storm water discharge. There shall be no use made of said lake, which would interfere with storm water discharge into said lake from the properties abutting said lake. Drainage flow rights across and through the lake is hereby dedicated for public drainage purposes.
- That the 15 foot landscape, pedestrian and utility easement, depicted by dashed lines on the plat, is hereby reserved as a pedestrian easement and for the installation and maintenance of landscape materials and public utilities.
- That the drainage easements, as illustrated on the plat, are hereby dedicated to the perpetual use of the public for the installation and maintenance of drainage facilities.

DEVELOPER'S OBLIGATION

- None, all improvements are in place.

Should you need additional information, please contact Mr. Raul Pino, PLS, Chief, Land Development Division, Public Works Department, at (305) 375-2112.

Assistant County Manager

MEMORANDUM

(Revised)

TO: Honorable Chairman Dennis C. Moss and Members, Board of County Commissioners

DATE: April 21, 2009

FROM: R. A. Cuevas, Jr. 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 Mayor'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

Approved _____ Mayor

Veto _____

Override _____

Agenda Item No. 5(E)
4-21-09

RESOLUTION NO. **R-430-09**

RESOLUTION APPROVING THE PLAT OF TRADITION AT KENDALL, LOCATED IN THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 54 SOUTH, RANGE 39 EAST (BOUNDED ON THE NORTH BY SW 80 STREET, ON THE EAST BY APPROXIMATELY SW 149 AVENUE, ON THE SOUTH BY APPROXIMATELY SW 88 STREET, AND ON THE WEST BY APPROXIMATELY SW 152 AVENUE)

WHEREAS, Jamestown BSP Kendall, LP, a Delaware limited partnership, has this day presented to this Board a plat of certain lands lying in Miami-Dade County, Florida, said plat to be known as TRADITION AT KENDALL, the same being a replat of a portion of Tract 2 of "Kendale Lakes West Section One", according to the plat thereof, as recorded in Plat Book 98, at Page 2, of the Public Records of Miami-Dade County, Florida, lying and being in the Southeast 1/4 of Section 33, Township 54 South, Range 39 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.

The foregoing resolution was offered by Commissioner **Jose "Pepe" Diaz**, 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:

Dennis C. Moss, Chairman **aye**
Jose "Pepe" Diaz, Vice-Chairman **aye**

Bruno A. Barreiro	**aye**	Audrey M. Edmonson	**aye**
Carlos A. Gimenez	**aye**	Sally A. Heyman	**aye**
Barbara J. Jordan	**aye**	Joe A. Martinez	**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 21st day of April, 2009. 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.

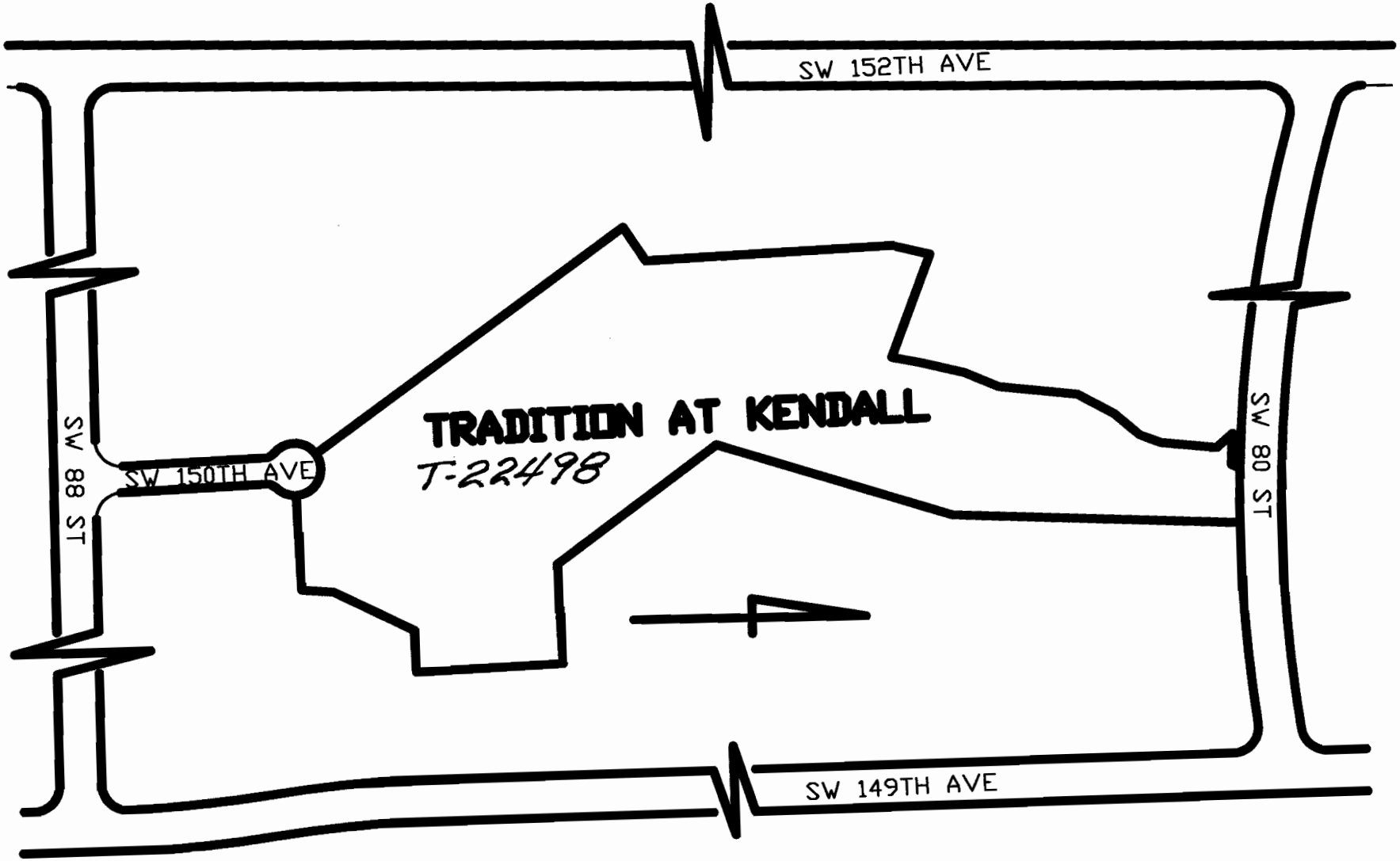
MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: **Kay Sullivan**
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

Joni Armstrong Coffey


SW 152TH AVE
SW 88 ST
SW 150TH AVE
TRADITION AT KENDALL
T-22498
SW 80 ST
SW 149TH AVE