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

Memorandum

MIAMI-DADE COUNTY

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

Resolution No. R-681-09

Date: June 2, 2009

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

From: George M. Burgess
County Manager

Subject: FY 2008-09 Budget for the OMNI Community Redevelopment Agency

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Recommendation
It is recommended that the Board of County Commissioners (BCC) adopt the attached resolution approving the OMNI Community Redevelopment Agency's (CRA) FY 2008-09 Budget for the OMNI Community Redevelopment Area (the "Area"). The CRA's budget includes revenues and expenditures of $40,760,071.

Scope of Agenda Item
This resolution provides the appropriation of tax increment funds derived from the Area, which is in County Commission District 3.

Fiscal Impact / Funding Source
The CRA's main revenue source is generated through the incremental growth of ad valorem revenues beyond an established base year, Tax Increment Financing (TIF), as defined in Section 163.387 of Florida State Statutes. County tax increment revenues total $5,597,328.

Track Record / Monitor
This resolution does not provide for contracting with any specific entity. The resolution approves the CRA's FY 2008-09 Budget.

Background
On July 7, 1987, the BCC approved the establishment of the CRA when it declared the Area to be slum and blighted pursuant to Resolution R-825-87. The BCC approved the CRA's Community Redevelopment Plan (Plan), and funded the Plan when it enacted Ordinance No. 87-47 (Trust Fund). An Interlocal Agreement by and among Miami-Dade County, the City of Miami (City), and the OMNI CRA was approved by the BCC on June 24, 1996, requiring the CRA to submit an annual budget for County approval.

The CRA's FY 2008-09 Budget of $40,760,071 was approved by the CRA on January 26, 2009 and the City on March 26, 2009. The budget includes revenue sources of County Tax Increment Revenues ($5,597,328), City Tax Increment Revenues ($8,925,576) and funds carried over from prior year total ($26,237,167).

Administrative expenditures total $756,359 and represent two percent of total budgeted expenditures, which is less than the 20 percent allowed in the Interlocal Agreement.

Operating expenditures total $40,003,712 and for such activities as:

- Building, Construction, and other Redevelopment Costs ($24,867,489)
- Quality of Life Grants ($5,053,908)
- Job Creation and Economic Development Grants ($1,315,375)
- Arts and Culture Grants ($100,000)
- Contractual Services ($620,609)
- Parks and Open Spaces Grants ($1,000,000)
- Contribution to the PAC ($6.5 million)
- Payment to the Children's Trust Fund ($446,331),
- Reserve for Other Expenses ($100,000).

All expenditures are detailed in Exhibit 1 to the Resolution.

The Tax Increment Financing and Coordinating Committee reviewed the CRA's budget on March 2, 2009 and unanimously recommended it for BCC approval.

Cynthia W. Curry
Senior Advisor to the County Manager

Attachments

cmo11609

MEMORANDUM
(Revised)

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

DATE: June 2, 2009

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

SUBJECT: Agenda Item No. 8(L)(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 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. 8(L)(1)(B)
6-2-09

RESOLUTION NO. **R-681-09**

RESOLUTION APPROVING THE OMNI COMMUNITY REDEVELOPMENT AGENCY FISCAL YEAR 2008-09 BUDGET

WHEREAS, The Interlocal Cooperation Agreement between Miami-Dade County, Florida (the "County"), the City of Miami (the "City") and the OMNI Community Redevelopment Agency (the "Agency"), adopted June 24, 1996 (R-280-96) requires that the City and Agency transmit its adopted annual budget to the Board of County Commissioners of Miami-Dade County, Florida (the "Board") for approval; and

WHEREAS, this Board desires to approve the Agency's adopted annual budget for Fiscal Year 2008-09 for the OMNI Community Redevelopment Area (the "Budget") in the form attached hereto as Exhibit 1 and incorporated herein by reference; and

WHEREAS, this Board desires to accomplish the purpose outlined in the accompanying memorandum, a copy of which is incorporated herein by this reference,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that:

Section 1. The matters contained in the foregoing recitals are incorporated in this resolution by reference.

Section 2. The Board approves the Agency's annual adopted budget for fiscal year 2008-09 related to the OMNI Miami Community Redevelopment Area in the form attached hereto as Exhibit 1.

The foregoing resolution was offered by Commissioner **Audrey M. Edmonson** , 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	**absent**
Barbara J. Jordan	**aye**	Joe A. Martinez	**aye**
Dorrin D. Rolle	**aye**	Natacha Seijas	**absent**
Katy Sorenson	**aye**	Rebeca Sosa	**aye**
Sen. Javier D. Souto	**aye**		

The Chairperson thereupon declared the resolution duly passed and adopted this 2nd day of June, 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: **DIANE COLLINS**
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

Terrence A. Smith

EXHIBIT 1

Table of Contents - Omni CRA

Page

1-2	OMNI CRA Budget/OMNI CRA Budget (County Format)
3	County Category Cross Reference with CRA FY 2009 Budget
4-5	County Category Details - CRA FY 2009 Budget
6	Infrastructure
7-8	Quality of Life
9	Job Creation / Economic Development
10	Arts and Culture
11	Parks and Open Spaces

OMNI Community Redevelopment Agency
Special Revenue Budget FY 2009

	FY 2004		FY 2005		FY 2006		FY 2007		FY 2008		FY 2009
Revenues	Adopted Budget	Audited F/S	Adopted Budget	Audited F/S	Amended Adopted Budget	Audited F/S	Adopted/ Amended Budget	Audited F/S	Adopted/ Amended Budget	Audited F/S	Adopted/ Amended Budget
City Tax Increment Revenue	2,451,649	2,451,649	3,920,483	3,920,483	5,372,708	5,372,708	6,221,593	6,221,593	7,444,383	7,444,383	8,925,576
County Tax Increment Revenue	1,774,495	2,046,392	2,294,328	2,281,562	3,689,181	3,689,181	5,288,712	5,288,712	4,652,351	4,652,351	5,597,328
Special Revenue - Children Trust Fund										446,331	
Interest on Investments and Other Income	60,840	76,044	41,500	91,303	21,500	415,824	21,500	835,618	21,500	831,309	
Carryover Fund Balance	726,283		2,932,945		7,000,000		9,943,481		18,739,032		**26,237,167**
Revenue Total	**5,013,267**	**4,574,085**	**9,189,256**	**6,293,348**	**16,083,389**	**9,477,713**	**21,475,286**	**12,345,923**	**30,857,266**	**13,374,374**	**40,760,071**
Expenditures											
Operating Expenditures											
Contractual Services	1,680,627	485,498	616,200	339,903	878,692	121,530	490,830	66,192	666,388	167,760	620,609
Advertising and Notices	10,000										
Books Publications Memberships	500	200									
Promotional Activites	35,000	35,000									
Building Construction & Improves and Other RedevRelated Exp	308,934		4,300,000		9,319,000	4,285,651	9,463,778	976,946	20,102,995	66,759	24,867,489
Grants and Aids	575,934	174,132	584,504	55,990	617,283	310,064	5,268,126	436,150	3,411,873	90,958	7,469,283
Contribution To PAC	1,430,000	1,430,000	1,430,000	1,430,000	1,430,000	1,430,000	1,430,000	1,430,000	5,341,862	5,341,862	6,500,000
Due to The Children Trust Fund										446,331	446,331
Transfer into General Operating	439,143	439,143	1,140,419	330,000	1,000,000	1,000,000	700,000	500,000	700,000	330,000	756,359
Contribution to Special	17,500	17,500			42,500		42,500	30,000			
(A) Subtotal Oper. Expenses	4,497,638	2,581,473	8,071,123	2,155,893	13,287,475	7,147,245	17,395,234	3,439,288	30,223,118	6,443,670	40,660,071
(B) Unrestricted Reserve/Contingency	515,629		1,118,133		2,795,914		4,080,052		634,148		100,000
(C) County Administrative charge at 1.5%											
Expenditure Total (A+B)	**5,013,267**	**2,581,473**	**9,189,256**	**2,155,893**	**16,083,389**	**7,147,245**	**21,475,286**	**3,439,288**	**30,857,266**	**6,443,670**	**40,760,071**
Cash Position (Rev-Exp) - As per this schedule	-	**1,992,612**	-	**4,137,455**	-	**2,330,468**	-	**8,906,635**	-	**6,930,704**	-
Fund Balance - Audit		**1,482,945**		**3,475,557**		**7,613,012**		**9,943,480**		**18,850,115**	
Fund Balance - End of the year		**3,475,557**		**7,613,012**		**9,943,480**		**18,850,115**		**25,780,819**	
FY 2008's audit accrual of redevelopment expenditures.										**10,017**	
FY 2008's audit accrual of payment of trust revenues from The Children Trust Fund (The Trust) received in FY 2008. The trust revenues will be remitted to the Trust pursuant to the Interlocal Agreement entered into with the CRA .										**446,331**	

Community Redevelopment Agency
Omni Tax Increment Fund
Fiscal Year 2009

OMNI SPECIAL REVENUE FUND BUDGET	FY 2008 Approved Amended Budget OMNI Special Revenue	FY 2009 Approved Budget OMNI Special Revenue	FY 2009 Proposed Amended Budget OMNI Special Revenue
Revenues			
AD VALOREM - CITY OF MIAMI	7,444,383	8,925,576	8,925,576
AD VALOREM - MIAMI DADE COUNTY	4,652,351	5,641,910	5,597,328
MISC -INTEREST	20,000		
CARRYOVER FUND BALANCE	18,739,032	25,933,046	26,237,167
MISC -NET INCREASE IN FAIR VALUE	1,500		
TOTAL REVENUES	**30,857,266**	**40,500,532**	**40,760,071**
Expenditures			
ACCOUNTING AND AUDIT	18,500	20,000	11,000
PROFESSIONAL SERVICES - LEGAL	25,300	18,300	84,194
PROFESSIONAL SERVICES - OTHER	422,588	289,751	313,593
OTHER CONTRACTUAL SERVICES	200,000	208,820	211,822
CONSTRUCTION IN PROGRESS	20,102,995	27,761,793	24,867,489
OTHER GRANTS AND AIDS	3,411,873	4,844,463	7,469,283
INTERFUND TRANSFER	700,000	757,405	756,359
INTERFUND TRANSFER			
OTHER CURRENT CHARGES AND OBLIG	5,341,862	6,500,000	6,946,331
BUDGET RESERVE	634,148	100,000	100,000
TOTAL EXPENDITURES	**30,857,266**	**40,500,532**	**40,760,071**
REVENUE LESS EXPENDITURES	-	-	-

Omni CRA - Special Revenue Budget

County Category Cross Reference with CRA FY 2009 Budget

COUNTY CATEGORIES		CRA BUDGET		
FUND BALANCE FY 2008			26,237,167	
TIF REVENUES - CITY OF MIAMI			8,925,576	
TIF REVENUES - MIAMI DADE COUNTY			5,597,328	
TOTAL			**40,760,071**	-
OPERATING EXPENDITURES				
Contractual Services	620,609	Accounting and Audit	11,000	
		Professional Services - Legal	84,194	
		Professional Services - Other	313,593	
		Other Contractual Services	211,822	
		Total Contractual Services	620,609	
Building Construction	24,867,489	Construction in Progress	24,867,489	
Grants and Aids	7,469,283	Other Grants and Aids	7,469,283	
Contribution to PAC	6,500,000	Other Current Charges and Oblig	6,946,331	
Due to The Children Trust Fund	446,331			
Transfer into General Operating	756,359	Interfund Transfer	756,359	
Budget Reserve	100,000	Budget Reserve	100,000	
	40,760,071		**40,760,071**	
		Budget Surplus/(Deficit)	-	

COUNTY CATEGORIES DETAILS
CRA FY 2009 BUDGET

Operating Expenditures - Omni CRA

Contractual Services

$ 620,609

		Funding Source	
		FY 2008	FY 2009 TIF Revenue
Professional services - (Legal)	84,194		
To include the cost associated to Holland Knight for legal services related to Omni CRA.		75,000	
Norman Braman versus Miami Dade		9,194	
Contingency			
External Audit FY 2008	11,000	11,000	
Professional services - (Other)	313,593		
To include the cost associated to several consultants for services related to Omni CRA.			
Contingency		73,842	
Zyscovich - Omni Plan		104,451	
Doug Bruce - Lobbyist		31,300	
Update of the finding of necessity study for the expansion of the Omni boundaries		5,000	
Marketing Consultant - Creative Ideas		75,000	
Akerman Seterfit - Lobbyist		24,000	
Other Contractual Services	211,822		
Maintenance of Infrastructure around the Performing Art Center			211,822

Building, Construction and Other Redevelopment Expenditures

$ 24,867,489

			Funding Source	
			FY 2008	FY 2009 TIF Revenue
Infrastructure	***Page 6***	24,867,489	21,824,432	3,043,057

Grants and Aids

$ 7,469,283

			Funding Source	
			FY 2008	FY 2009 TIF Revenue
Quality of Life	***Page 7-8***	5,053,908	3,042,242	2,011,666
Job Creation / Economic Development	***Page 9***	1,315,375	315,375	1,000,000
Arts and Culture	***Page 10***	100,000	100,000	-
Parks and Open Spaces	***Page 11***	1,000,000	-	1,000,000

Contribution to PAC

$ 6,500,000

	Funding Source	
	FY 2008	FY 2009 TIF Revenue
Remittance to Miami Dade County-Debt Service PAC Bonds.		6,500,000

COUNTY CATEGORIES DETAILS
CRA FY 2009 BUDGET

Operating Expenditures - Omni CRA

Transfer into General Operating — $ 756,359

Funding Source	
FY 2008	FY 2009 TIF Revenue
	756,359

To include TIF share to be allocated for administrative expenses.

Due to the Children Trust Fund — $ 446,331

Funding Source	
FY 2008	FY 2009 TIF Revenue
446,331	

Budget Reserve — $ 100,000

Funding Source	
FY 2008	FY 2009 TIF Revenue
100,000	

26,237,167	14,522,904

Infrastructure

	Description	R/ NR	Amount Budgeted	Amount Expended	Remaining Balance	Funding Source: Carryover Fund Balance	Funding Source: TIF Revenue FY 2009
Projects in Progress							
1	Rehabilitation of the Fire Station No. 2 located on North Avenue and 14th Street.	R	4,000,000		4,000,000	4,000,000	
2	Rebuild and beautify along 14th NE 14th Street from NE 2nd Avenue west to the Florida East Coast Railway (FEC) tracks (approximately NW 1st Avenue).	R	6,000,000	207,925	5,792,075	4,931,112	860,963
3	Upgrading of the water and sewer facilities in the Omni redevelopment area.	R	6,500,000	4,050	6,495,950	4,510,950	1,985,000
4	Traffic and roadway improvements, including signage, along North Bayshore Drive between approximately NE 15th Street and NE 17th Terrace.	R	650,000	57,177	592,823	592,823	
5	Rebuild and beautify along North Bayshore Drive from NE 17th Terrace to NE 19th Street and along NE 18th Street from NE 4th Avenue to North Bayshore Drive.	R	5,000,000		5,000,000	5,000,000	
6	Available for other Infrastructure projects. However, these funds will be reallocated for the rebuild and beautification along 14th street.	NR	1,986,641		1,986,641	1,789,547	197,094
7	Grant to the Trinity Church for the restoration of the physical structure of the Cathedral.	R	1,000,000		1,000,000	1,000,000	
	Subtotal		22,150,000	269,152	21,880,848		
						21,824,432	3,043,057

Total Budget Amount

$ 24,867,489

NR - To be approved by CRA Board

R - Approved by CRA Board

Quality of Life

	Description	R/ NR	Amount Budgeted	Amount Expended	Remaining Balance	Funding Source: Carryover Fund Balance	Funding Source: TIF Revenue FY 2009
Projects in Progress							
1	Grant to Dade Heritage Trust for City Cemetery for the beautification of the entire cemetery site.	R	12,400	4,849	7,551	7,551	
2	Issuance of work order to Under Power Corporation for emergency repairs to street lights in the PAC Super Block.	R	11,313	8,713	2,600	2,600	
3	Replacement of Calida light fixture at the NW corner of the intersection of NE 14th Street and NE 2nd Ave in the PAC Super Block.	R	6,220		6,220	6,220	
4	Hilton Miami Housing Forum - Housing forum for residents and developers to be held on September 27, 2008 at the Hilton Miami Downtown Hotel in the Omni redevelopment area.	R	15,000		15,000	15,000	
6	Grant to the Miami Downtown Development Authority ("DDA") for the expansion of its Ambassador Program to the Media and Entertainment District in the Omni redevelopment area. This program provides hospitality and safety personnel at the street level to assist residents, tourists and businesses within the area.	R	100,000		100,000	100,000	
7	Grant to the Miami Downtown Development Authority ("DDA") for the expansion of its Downtown Enhancement Team Program to the Media and Entertainment District in the Omni redevelopment area. This program provides cleaning services, trash pick-up, and graffiti removal.	R	55,000		55,000	55,000	

8	Grant to the Miami Women's Club for the renovation of the elevators.	R	250,000	248,129	1,871	1,871	
9	Grant to the Miami Women's Club for the design phase of building's renovation.	R	100,000	69,390	30,610	30,610	
10	Grant to the Miami Women's Club for repair and 40-year recertification of the building.	R	3,750,000	223,465	3,526,535	1,576,535	1,950,000
11	Grant to the Filling Station Lofts, LLC, for infrastructure improvements in the public right-of-way or utility easements, consisting of storm water wells, sidewalks, utility connections, relocation of power poles and other street improvements required for construction of the filling station lofts at 1657 North Miami Avenue.	R	850,000	100,000	750,000	750,000	
12	Grant to the City of Miami for a Police Visibility Pilot Program for the redevelopment area. (Phase I)	R	141,088	40,783	100,305	100,305	
13	Grant to the City of Miami for a Police Visibility Pilot Program for the redevelopment area. (Phase II)	R	141,088		141,088	141,088	
	Subtotal		***5,432,109***	***695,329***	***4,736,780***	***2,786,780***	***1,950,000***
New Projects FY 2009							
14	Replacement of trees along right-of-way	R	25,000		25,000		25,000
15	Police T3 Series Mobility Units	R	30,000		30,000		30,000
16	Design, manufacture, and turnkey installation of banners.	R	6,666		6,666		6,666
17	Available for other quality of life projects	NR	255,462		255,462	255,462	
	Subtotal		***317,128***		***317,128***	***255,462***	**61,666**
						3,042,242	2,011,666

Total Budget Amount

$ 5,053,908

NR - To be approved by CRA Board
R - Approved by CRA Board

Job Creation / Economic Development

	Description	R/ NR	Amount Budgeted	Amount Expended	Remaining Balance	Funding Source: Carryover Fund Balance	Funding Source: TIF Revenue FY 2009
	Projects in Progress						
1	DMP Wraparound Building Re-hap Program; This project consists of assisting qualified businesses/property owners with exterior improvements that are directly related to the business in the targeted areas of the redevelopment area.	R	381,250	65,875	315,375	315,375	
	Subtotal		***381,250***	***65,875***	***315,375***	***315,375***	
	New Projects FY 2009						
2	Bayview Market - Commercial / Office Development.	NR	940,000		940,000		940,000
3	Grant to Neighbors Association to provide technical assistance and business development program.	R	10,000		10,000		10,000
4	Creation of the Small Business Economic Stimulus Program to assist businesses in the Redevelopment Areas.	R	50,000		50,000		50,000
	Subtotal		***1,000,000***	***-***	***1,000,000***		***1,000,000***
						315,375	1,000,000

Total Budget Amount

$ 1,315,375

NR - To be approved by CRA Board

R - Approved by CRA Board

Arts and Culture

	Description	R/ NR	Amount Budgeted	Amount Expended	Remaining Balance	Funding Source: Carryover Fund Balance	Funding Source: TIF Revenue FY 2009
Projects in Progress							
1	Historic/Technical Services	NR	50,000		50,000	50,000	
	Subtotal		***50,000***	***-***	***50,000***	***50,000***	
New Projects FY 2009							
2	Grant to underwrite events in the Omni redevelopment area in conjunction with the 2006 Art Basel Event.	R/ NR	50,000		50,000	50,000	
	Subtotal		***50,000***	***-***	***50,000***	**50,000**	-
						100,000	-

Total Budget Amount

$ 100,000

NR - To be approved by CRA Board
R - Approved by CRA Board

Parks and Open Spaces

	Description	R/ NR	Amount Budgeted	Amount Expended	Remaining Balance	Funding Source: Carryover Fund Balance	Funding Source: TIF Revenue FY 2009
Projects in Progress							
New Projects FY 2009							
1	Construction of Skate Park at Biscayne Park at 150 NE 19th Street	R	1,000,000		1,000,000		1,000,000
	Subtotal		**1,000,000**	**-**	**1,000,000**	**-**	**1,000,000**
						-	1,000,000

Total Budget Amount

$ 1,000,000

NR - To be approved by CRA Board

R - Approved by CRA Board