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

MEMORANDUM

Amended
Agenda Item No. 11(A)(21)

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

DATE: July 2, 2009

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

SUBJECT: Resolution directing the Mayor to explore alternatives and prepare a feasibility study for the retrofit and expansion of the Miami Beach Convention Center

Resolution No. R-932-09

The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Commissioner Rebeca Sosa.

R. A. Cuevas, Jr.
County Attorney

RAC/jls

MEMORANDUM

(Revised)

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

DATE: July 2, 2009

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

SUBJECT: Amended Agenda Item No. 11(A)(21)

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**

_____ **Ordinance creating a new board requires detailed County Manager'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**

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Approved _____ Mayor
Veto _____
Override _____

Amended
Agenda Item No. 11(A)(21)
7-2-09

RESOLUTION NO. R-932-09

RESOLUTION DIRECTING COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXPLORE ALTERNATIVES BASED ON FEASIBILITY STUDY FOR THE RETROFIT AND EXPANSION OF THE MIAMI BEACH CONVENTION CENTER, INCLUDING THE DEVELOPMENT OF A NEW ON-SITE CONVENTION CENTER HOTEL AND TO PROPOSE FUNDING OPTIONS FOR SUCH ALTERNATIVES

WHEREAS, the Miami Beach Convention Center (the "Convention Center") is a regional asset which serves to promote tourism and the use of hotel facilities, thereby increasing the collection of convention development taxes in our community; and

WHEREAS, many major convention centers throughout the country have many amenities, including on-site convention center hotels, making such venues more attractive to convention sponsors; and

WHEREAS, a feasibility study by Conventions Sports & Leisure, Inc. ("CSL") was commissioned to determine how best to make the Convention Center more competitive with other similar venues (the "Feasibility Study"); and

WHEREAS, CSL's recommendations include construction of a new ballroom and an additional 25,000 square feet of meeting space, expansion of exhibit space, and development of another convention center hotel: and

WHEREAS, an expansion of the Convention Center, including construction of an on-site hotel, would make the Convention Center more attractive to convention sponsors; and

WHEREAS, pursuant to Resolution No. R-917-04 the voters of Miami-Dade County approved the issuance of general obligation bonds to construct and improve, among other things, Project No. 233-"Miami Beach Convention Center" ("Project No. 233"); and

WHEREAS, the project description for BBC Program Project No. 233 provided that the allocated $55 million shall be used to renovate the Convention Center (the "Convention Center GOB Funds"); and

WHEREAS, although the Convention Center GOB Funds are substantial, they may be insufficient to fund all of the necessary improvements to the Convention Center; and

WHEREAS, this Board desires to direct the County Mayor or the County Mayor's designee to explore the alternatives for retrofitting and expanding the Convention Center, including the feasibility of constructing a new on-site convention center hotel, and funding options for such alternatives,

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

Section 1. The foregoing recitals are incorporated in this resolution and are approved.

Section 2. This Board hereby directs the County Mayor or the County Mayor's designee to explore the alternatives based on the Feasibility Study for the retrofit and expansion of the Convention Center, including the development of a new on-site convention center hotel and to propose funding options for each of the alternatives. The alternatives should include a plan for such retrofit, expansion and construction with timelines for each activity and funding options based on the future projection of legally available convention development taxes, as well as any other available funds. The alternatives should also explore the feasibility of development of the new on-site convention center hotel using a public/private partnership and funding a

portion of such development using revenues generated by the hotel. When preparing the report, the County Mayor or the County Mayor's designee shall consult with and consider input from the Mayor and elected officials from the City of Miami Beach. The report detailing such alternatives shall be prepared and presented to the Board within ninety (90) days from the effective date of this Resolution. The City of Miami Beach shall consider and take a position on such report prior to the presentation of the report to this Board.

The Prime Sponsor of the foregoing resolution is Commissioner Rebeca Sosa. It was offered by Commissioner Rebeca Sosa, who moved its adoption. The motion was seconded by Commissioner Bruno A. Barreiro and upon being put to a vote, the vote was as follows:

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

Bruno A. Barreiro	aye	Audrey M. Edmonson	absent
Carlos A. Gimenez	aye	Sally A. Heyman	aye
Barbara J. Jordan	aye	Joe A. Martinez	absent
Dorrin D. Rolle	aye	Natacha Seijas	aye
Katy Sorenson	aye	Rebeca Sosa	aye
Sen. Javier D. Souto	aye		

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The Chairperson thereupon declared the resolution duly passed and adopted this 2nd day of July, 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. GBK

Geri Bonzon-Keenan