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

Memorandum

MIAMI-DADE COUNTY

Agenda Item No. 5(K)

Date: November 5, 2014

To: Honorable Chairwoman Rebeca Sosa
and Members, Board of County Commissioners

From: Carlos A. Gimenez
Mayor

Subject: Resolution approving the Plat of ABREU SUBDIVISION

Resolution No. R-967-14

Recommendation

The following plat is hereby submitted for consideration by the Board of County Commissioners for approval. This plat is bounded on the north approximately 95 feet south of SW 18 Terrace, on the east approximately 360 feet west of SW 139 Court, on the south approximately 120 feet north of SW 20 Street, and on the west by SW 140 Court. The Miami-Dade County Plat Committee, comprised of representatives from the Florida Department of Transportation, the Florida Department of Health, the Miami-Dade County School Board and Miami-Dade County Departments of Fire Rescue, Parks, Recreation and Open Spaces, Regulatory and Economic Resources (RER), Public Works and Waste Management (PWWM), and Water and Sewer, recommends approval and recording of this plat.

Scope

This plat is located within the boundaries of Commission District 11, Commissioner Juan C. Zapata.

Fiscal Impact/Funding Source

If this plat is approved, the fiscal impact to the County would be approximately $100.00 per year for the annual maintenance cost of the recently constructed portion of the public road adjoining the boundaries of this plat, which will be funded through PWWM Genral Fund allocation.

Track Record/Monitor

RER, Development Services Division administers the processing of plats and waivers of plat, and the person responsible for this function is Raul A. Pino, P. L. S.

Background

ABREU SUBDIVISION (T-23433)

- Located in Section 10, Township 54 South, Range 39 East
- Zoning: RU-1
- Proposed Usage: Single family residence
- Number of parcels: 1
- This plat meets concurrency

Plat Restrictions

- That the Court, 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 and 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 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 an express purpose of this plat is to delete the existing setback lines restriction that affects Lot 2, Block 1, contained within the plat of "Endless Subdivision", Plat Book 166, at Page 25, lying within the boundaries of this plat.
- That the utility easement, depicted by dashed lines on the plat, is hereby reserved for the installation and maintenance of public utilities.

Developer's Obligation

- This replat is of a portional area previously platted as "Endless Subdivision", recorded in Plat Book 166, at Page 25, of the Public Records of Miami-Dade County, Florida. The public road adjoining the area of this plat remains unchanged and the required improvements within said public right-of-way were bonded under Bond number 7674.

Jack Osterholt, Deputy Mayor

MEMORANDUM
(Revised)

TO: Honorable Chairwoman Rebeca Sosa
and Members, Board of County Commissioners

DATE: November 5, 2014

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

SUBJECT: Agenda Item No. 5(K)

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 Mayor'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**

Approved _____ Mayor

Veto _____

Override _____

Agenda Item No. 5(K)

11-5-14

RESOLUTION NO. R-967-14

RESOLUTION APPROVING THE PLAT OF ABREU SUBDIVISION, LOCATED IN THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 54 SOUTH, RANGE 39 EAST (BOUNDED ON THE NORTH APPROXIMATELY 95 FEET SOUTH OF SW 18 TERRACE, ON THE EAST APPROXIMATELY 360 FEET WEST OF SW 139 COURT, ON THE SOUTH APPROXIMATELY 120 FEET NORTH OF SW 20 STREET, AND ON THE WEST BY SW 140 COURT)

WHEREAS, Daniel Abreu and Grisel Abreu, husband and wife, have this day presented to this Board a plat of certain lands lying in Miami-Dade County, Florida, said plat to be known as ABREU SUBDIVISION, the same being a replat of Lot 2, Block 1, of "Endless Subdivision", according to the plat thereof, as recorded in Plat Book 166, at Page 25, of the Public Records of Miami-Dade County, Florida, lying and being in the Southeast 1/4 of Section 10, 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.

The foregoing resolution was offered by Commissioner **Juan C. Zapata**, 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:

Rebeca Sosa, Chairwoman			**aye**
Lynda Bell, Vice Chair			**aye**
Bruno A. Barreiro	**absent**	Esteban L. Bovo, Jr.	**aye**
Jose "Pepe" Diaz	**aye**	Audrey M. Edmonson	**absent**
Sally A. Heyman	**aye**	Barbara J. Jordan	**aye**
Jean Monestime	**aye**	Dennis C. Moss	**aye**
Sen. Javier D. Souto	**absent**	Xavier L. Suarez	**absent**
Juan C. Zapata	**aye**		

The Chairperson thereupon declared the resolution duly passed and adopted this 5th day of November, 2014. 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.

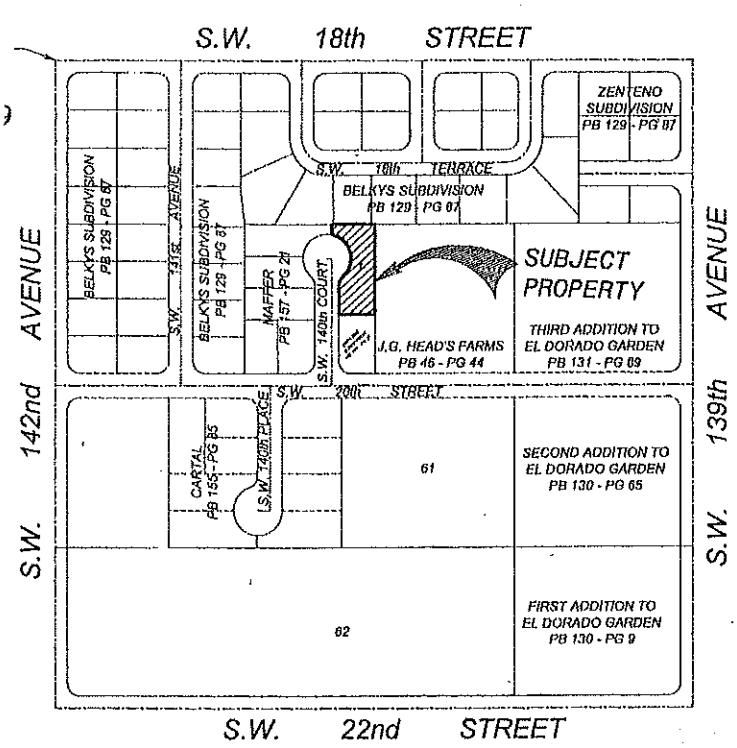
MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: ***Christopher Agrippa***
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

Lauren E. Morse

ABREU SUBDIVISION (T-23433)

SEC. 10, TWP. 54 S, RGE. 40 E