

# Memorandum



**Date:** February 2, 2016

**To:** Honorable Chairman Jean Monestime  
and Members, Board of County Commissioners

**From:** Carlos A. Gimenez  
Mayor

**Subject:** Resolution Approving the Plat of Avanti 10 Subdivision

Agenda Item No. 5(H)

Resolution No. R-98-16

## Recommendation

The following plat is submitted for consideration by the Board of County Commissioners for approval. This plat for Avanti 10 Subdivision is bounded on the north by SW 64 Street, on the east approximately 140 feet west of SW 157 Place, on the south approximately 100 feet north of SW 66 Terrace, and on the west by SW 158 Avenue.

The Miami-Dade County Plat Committee recommends approval of this plat. The Plat Committee is comprised of representatives from:

- Florida Department of Transportation;
- Florida Department of Health;
- Miami-Dade County School Board; and
- Miami-Dade County departments of Fire Rescue; Parks, Recreation and Open Spaces; Regulatory and Economic Resources; Public Works and Waste Management; and Water and Sewer.

## Scope

This plat is located in Commission District 11, which is represented by Commissioner Juan C. Zapata.

## Fiscal Impact/Funding Source

If this plat is approved, the fiscal impact to the County would be approximately \$350.00 per year for the maintenance of that portion of SW 158 Avenue once the road is constructed within the project. These costs would be covered by the Department of Public Works and Waste Management's annual General Fund allocation.

## Track Record/Monitor

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

## Background

Avanti 10 Subdivision (T-23594)

- Located in Section 29, Township 54 South, Range 39 East
- Zoning: RU-1M(a)
- Proposed Usage: Single family residences
- Number of parcels: 10
- This plat meets concurrency

**Plat Restrictions**

- That the Avenue and Street, 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 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 Lots 1A, 2A, 3A, 4A, 5A, and 7A are to be owned and maintained in perpetuity by the owners of Lots 1, 2, 3, 4, 5, and 7, respectively.
- That the utility easements, depicted by dashed lines on the plat, are hereby reserved for the installation and maintenance of public utilities.

**Developer's Obligation**

- Mobilization, clearing, paving, milling, resurfacing, sidewalks, valley gutter, drainage, street name signs, traffic control signs, striping, detectable warning surfaces, guardrail and monumentation, which are bonded under bond number 7952 in the amount of \$367,284.00.



\_\_\_\_\_  
Jack Osterholt  
Deputy Mayor



# MEMORANDUM

(Revised)

**TO:** Honorable Chairman Jean Monestime  
and Members, Board of County Commissioners

**DATE:** February 2, 2016

**FROM:** Abigail Price-Williams  
County Attorney

**SUBJECT:** Agenda Item No. 5(H)

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
- Statement of social equity 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(H)  
2-2-16

RESOLUTION NO. R-98-16

RESOLUTION APPROVING THE PLAT OF AVANTI 10 SUBDIVISION, LOCATED IN THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 54 SOUTH, RANGE 39 EAST (BOUNDED ON THE NORTH BY SW 64 STREET, ON THE EAST APPROXIMATELY 140 FEET WEST OF SW 157 PLACE, ON THE SOUTH APPROXIMATELY 100 FEET NORTH OF SW 66 TERRACE, AND ON THE WEST BY SW 158 AVENUE) .

**WHEREAS**, Avanti 10, 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 Avanti 10 Subdivision, the same being a replat of a portion of Tract 33 of “Miami Everglade Land Co., Ltd.”, according to the Plat thereof, as recorded in Plat Book 2, at Page 3, of the Public Records of Miami-Dade County, Florida, lying and being in the Southeast 1/4 of Section 29, 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 **Barbara J. Jordan** and upon being put to a vote, the vote was as follows:

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

The Chairperson thereupon declared the resolution duly passed and adopted this 2<sup>nd</sup> day of February, 2016. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this Resolution and the filing of this approval with the Clerk of the 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

**AVANTI 10 SUBDIVISION (T-23594)**  
**SEC. 29, TWP. 54 S, RGE. 39 E**

