

# MEMORANDUM

Agenda Item No. 11(A)(25)

**TO:** Honorable Chairman Esteban L. Bovo, Jr.  
and Members, Board of County Commissioners

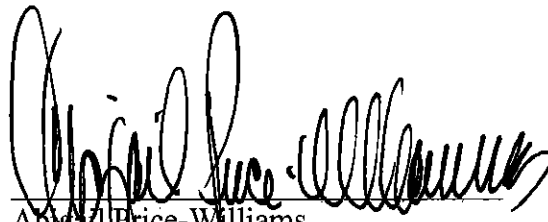
**DATE:** July 10, 2018

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

**SUBJECT:** Resolution approving allocation of \$1,000,000.00 from Building Better Communities General Obligation Bond Program Project No. 305 – “Primary Health Care Facilities” for the construction of a health care facility at 9445 Coral Way, Miami, FL 33165 adjacent to the West Dade Library in Commission District 10; waiving requirement in Resolution No. R-855-08 that Project No. 305 funds be allocated to federally qualified health centers; and directing County Mayor to commence planning and design services for the construction of said health care facility

Resolution No. R-749-18

The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Senator Javier D. Souto.



Abigail Price-Williams  
County Attorney

APW/jls

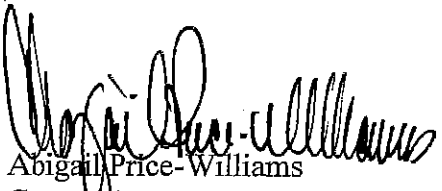


# MEMORANDUM

(Revised)

**TO:** Honorable Chairman Esteban L. Bovo, Jr.  
and Members, Board of County Commissioners

**DATE:** July 10, 2018

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

**SUBJECT:** Agenda Item No. 11(A)(25)

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. 11(A)(25)  
7-10-18

RESOLUTION NO. R-749-18

RESOLUTION APPROVING ALLOCATION OF \$1,000,000.00 FROM BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND PROGRAM PROJECT NO. 305 – “PRIMARY HEALTH CARE FACILITIES” FOR THE CONSTRUCTION OF A HEALTH CARE FACILITY AT 9445 CORAL WAY, MIAMI, FL 33165 ADJACENT TO THE WEST DADE LIBRARY IN COMMISSION DISTRICT 10; WAIVING REQUIREMENT IN RESOLUTION NO. R-855-08 THAT PROJECT NO. 305 FUNDS BE ALLOCATED TO FEDERALLY QUALIFIED HEALTH CENTERS; AND DIRECTING COUNTY MAYOR OR MAYOR’S DESIGNEE TO COMMENCE PLANNING AND DESIGN SERVICES FOR THE CONSTRUCTION OF SAID HEALTH CARE FACILITY

**WHEREAS** pursuant to Resolution No. R-916-04 (the “Healthcare Facility Resolution”), the voters approved the issuance of general obligation bonds in a principal amount not to exceed \$171,281,000.00 to construct and improve, among other things, emergency healthcare facilities to promote accessibility to quality healthcare services; and

**WHEREAS**, Appendix A to the Healthcare Facility Resolution lists projects eligible for funding from the Building Better Communities General Obligation Bond Program (the “Bond Program”) by project number, municipal project location, commission district, project name, project description, street address and project funding allocation; and

**WHEREAS**, one of the projects listed in Appendix A to the Healthcare Facility Resolution and approved by the voters for funding is Project No. 305 – “Primary Health Care Facilities” (“Project No. 305”) with an original allocation equal to \$25 million and a project description that states: “[i]ncrease the number of health care facilities in our community”; and

**WHEREAS**, this Board previously allocated all of the original \$25 million in Project No. 305 funds to fund Federally Qualified Health Centers (“FQHCs”) to serve all 13 Commission Districts; and

**WHEREAS**, specifically, this Board approved:

(a) \$8 million to fund the acquisition and rehabilitation of a facility located at 710-720 Alton Road, Miami Beach, Florida by the Miami Beach Community Health Center, Inc. (R-1398-05) to serve Commission Districts 4 and 5;

(b) \$5 million to Community Health of South Florida, Inc. (“CHI”) for the construction and expansion of three of its facilities located at 790 West Mowry Drive, Homestead, Florida, 13540 SW 135<sup>th</sup> Avenue, Miami, Florida, and 10300 SW 216<sup>th</sup> Street, Miami, Florida (R-1237-07, as amended by R-630-10 and R-708-13) to serve Commission Districts 8 and 9;

(c) \$2 million to Citrus Health Network, Inc. for construction of a new site to service Districts 12 and 13 (by motion at June 17, 2008 Board meeting);

(d) \$2.4 million to Borinquen Health Care Center, Inc., \$500,000.00 of which was to be used for renovations to its existing main clinic located at 3601 Federal Highway, Miami, Florida (R-383-10), and \$1.9 million to be used to fund construction of a new site in either Commission District 6 or 10 (R-855-08);

(e) \$600,000.00 to Camillus Health Concern, Inc. to fund the expansion of its existing facility located at 336 NW 5th Street, Miami, Florida 33128 in Commission District 3 (R-855-08, as amended by R-356-12);

(f) \$4 million for the Jessie Trice Community Health Center, Inc. for construction and expansion of a facility to be located at NW 27th Avenue and 207th Street, Miami Gardens, Florida 33130 in Commission District 1 to serve the residents of Commission Districts 1, 2 and 3 (R-855-10, as amended by R-895-15);

(g) \$1 million to a health care facility to be located in Commission District 6 (R-426-16);  
and

(h) \$1 million to a health care facility to be located in Commission District 7 and \$1 million to a health care facility to be located in Commission District 10 (R-459-17), which facility in Commission District 7 was later identified to be Community Health of South Florida, Inc. located at 3831 Grand Avenue, Miami, Florida 33133 (R-478-18); and

**WHEREAS**, this Board desires to allocate \$1 million of Project No. 305 funds for the construction of a health care facility at 9445 Coral Way, Miami, Florida 33165 adjacent to the West Dade Library in order to primarily serve the residents of Commission District 10 (“Westchester Health Facility”); and

**WHEREAS**, pursuant to Resolution No. R-855-08, the County Manager recommended, and this Board adopted, a policy that Project No. 305 funds be allocated to FQHCs; and

**WHEREAS**, however, this Board finds that what is needed in Commission District 10 is a health care facility that provides preventative care in the form of: (a) information on healthy nutritional options and choices, exercise, and different therapy options; (b) regular screenings for blood pressure; and (c) other lectures and information sessions to residents on wellness and natural healing; and

5

**WHEREAS**, these services would not be provided by a clinic or FQHC, but rather by a variety of community doctors; nurses; physical, mental and occupational therapists; certified physical trainers; and nutritionists and dieticians, all of whom would be able to provide information and lectures from a facility erected for this purpose; and

**WHEREAS**, accordingly, this Board desires to waive the requirement of Resolution No. R-855-08 that Project No. 305 funds be provided to FQHCs in order to allocate Project No. 305 funds to the construction of the Westchester Health Facility,

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

**Section 1.** The foregoing recitals are hereby incorporated herein by reference and adopted by this Board.

**Section 2.** This Board hereby approves the allocation of \$1 million of Project No. 305 funds to the construction of the Westchester Health Facility to primarily serve the residents of Commission District 10.

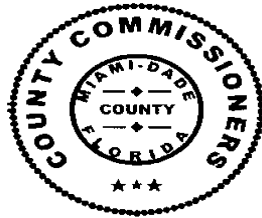
**Section 3.** This Board waives the requirements of Resolution No. R-855-08 that Project No. 305 funds be provided to FQHCs in order to allocate said funds to the construction of the Westchester Health Facility.

**Section 4.** This Board directs the County Mayor or Mayor's designee to commence planning and design services for the construction of the Westchester Health Facility.

The Prime Sponsor of the foregoing resolution is Senator Javier D. Souto. It was offered by Commissioner **Rebeca Sosa**, who moved its adoption. The motion was seconded by Commissioner **Sally A. Heyman** and upon being put to a vote, the vote was as follows:

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

The Chairperson thereupon declared this resolution duly passed and adopted this 10<sup>th</sup> day of July, 2018. 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.

Monica Rizo Perez