MIAMI-DADE COUNTY
FINAL OFFICIAL MINUTES
Airport and Tourism Committee

Board of County Commissioners
Stephen P. Clark Government Center
Commission Chambers
111 NW 1st Street
Miami, Florida 33128

Tuesday, October 30, 2007
As Advertised

Harvey Ruvin, Clerk
Board of County Commissioners

Kay Madry Sullivan, Director
Clerk of the Board Division

Scott Rappleye, Commission Reporter
(305) 375-5108

Stephen P. Clark
Government Center
111 N.W. 1st Street
Miami, FL 33128

FINAL OFFICIAL

Meeting Minutes

Airport and Tourism Committee

Jose "Pepe" Diaz (12) Chair; Sally A. Heyman (4) Vice Chair; Commissioners Carlos A. Gimenez (7), Joe A. Martinez (11), Dorrin D. Rolle (2), and Rebeca Sosa (6)

SPECIAL MEETING

Tuesday, October 30, 2007 | **10:00 AM** | **COMMISSION CHAMBERS, SPCC**

Members Present: Jose "Pepe" Diaz, Carlos A. Gimenez, Joe A. Martinez, Rebeca Sosa.

Members Absent: Sally A. Heyman, Dorrin Rolle.

Members Late: None.

Members Excused: None.

Members Absent County Business: None.

1 MINUTES PREPARED BY

Report: *Scott Rappleye, Commission Reporter, (305) 375-5108*

1A INVOCATION

Report: *Chairman Diaz called the meeting to order at 10:16 am. The Committee convened in a moment of silence, followed by the Pledge of Allegiance.*

Chairman Diaz expressed appreciation to the Committee members for attending this Special Committee meeting.

1B PLEDGE OF ALLEGIANCE

1C ROLL CALL

Report: *The following staff members were present: County Manager George Burgess; Assistant County Attorney Geri Bonzon-Keenan; and Deputy Clerks Jovel Shaw and Scott Rappleye.*

2 COUNTY COMMISSION

2A

073068 **Resolution** **Bruno A. Barreiro**

RESOLUTION APPROVING DELETION OF BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND PROGRAM PROJECT NO. 50 -"RENOVATE THE ORANGE BOWL" IDENTIFIED IN APPENDIX A TO RESOLUTION NO. R-913-04 AND APPROVING ADDITION OF BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND PROGRAM PROJECT NO. 50A-"MARLINS BALLPARK" TO APPENDIX A TO RESOLUTION NO. R-913-04 AFTER A PUBLIC HEARING

Forwarded to BCC without a recommendation
Mover: Sosa
Seconder: Martinez
Vote: 4-0
Absent: Rolle, Heyman

Report: *Assistant County Attorney Geri Bonzon-Keenan read the foregoing proposed resolution into the record.*

Commissioner Barreiro expressed appreciation to the Committee for convening to consider this proposal. He explained that the intent of this proposed resolution was to redirect the $50 million dedicated to renovate the Orange Bowl to build the Florida Marlins Stadium (stadium). He noted he felt the use of those funds to build the stadium was within the original purpose and intent to use those funds for a sports facility at the Orange Bowl site.

It was moved by Commissioner Sosa that this proposed resolution be forwarded to the County Commission with a favorable recommendation. This motion was seconded by Commissioner Gimenez, for discussion purposes.

Chairman Diaz expressed concern that this proposed resolution would increase the total cost to the County to build this stadium. He stated that it was his position that the $50 million investment made by the County to renovate the Orange Bowl should be used to build the stadium on the Orange Bowl site. He noted the City of Miami had made allegations in their records regarding the funds in this proposal. He requested the County Manager clarify the County's position regarding the use of these funds and the final stadium proposal.

County Manager Burgess pointed out that the County Administration had been working with the Florida Marlins, the City of Miami, and Major League Baseball (MLB) representatives for some time now; and that one of the most significant issues involving the stadium negotiations was resolved once the University of Miami decided to relocate to Dolphin Stadium. This was because

the Orange Bowl site was a clean site and did not require any major real estate acquisition, the County Manager noted. He said in working with the City of Miami, they had been able to put together a funding plan that was close to providing the necessary funding; and that $30 million in State funding was usually the last funding piece. He explained that based on the Orange Bowl site, the $50 million that Commissioner Barreiro proposed to use for the stadium, in lieu of the Orange Bowl, was certainly a decision within the purview of the County. This was not municipal general obligation bond (GOB) money, rather it was part the County's GOB money, the County Manager clarified. He said a decision to put that $50 million on the table as a possible use for baseball, would not bind the County to use it, in his opinion, and that the issue of the funding mix between the Florida Marlins, the City of Miami, and the County would have to be determined during the negotiation.

County Manger Burgess noted a $30 million funding gap existed, and the April 2011 deadline (or 29 months) to complete construction on the stadium would require acceleration and a premium cost would be associated, which meant that another $50 million would be needed. The County Administration was waiting to hear back from MLB and the Marlins who were currently meeting with lending institutions to identify a creative way for the team to leverage more money on its own, which would reduce the team's contribution and would significantly benefit this project because it would dramatically reduce any risk exposure to the County. He explained that nothing was concrete at this point, and the County was looking at using professional sports franchise facilities tax which could only be used to pay debt service on bonds for professional sports franchise facilities and the County Administration was looking at this tax to the extent that those dollars could be creatively leveraged.

All of the issues mentioned above were questions and were part of the negotiations, County Manger Burgess explained. He noted today's action would allow the $50 million to be part of the negotiation equation. The County Commission, after each individual member was thoroughly briefed and once the County Administration was clear on what could and could not be done, this proposal would be forwarded to Committee and subsequently to the County Commission in the form of a baseball stadium agreement, the County Manager

explained. He maintained that the County Commission would have absolute final decision on it.

In response to Chairman Diaz's question regarding the City of Miami using the $50 million dedicated to the Orange Bowl for another purpose, County Manager Burgess clarified the County intended to contribute $50 million toward the cost to renovate the Orange Bowl and the City of Miami had other revenue sources that it intended to use.

Commissioner Gimenez expressed concern regarding the potential for a reduction in the contribution by the Florida Marlins. He also expressed concern regarding the County approving an additional $50 million when the stadium proposal was not sound. He suggested the Committee forward this proposed resolution without a recommendation. Commissioner Gimenez noted he would not support a proposal for the stadium if the Florida Marlins' contribution was reduced.

Commissioner Martinez expressed concern that the County Administration did not brief him regarding this proposal.

Responding to Commissioner Martinez's inquiry regarding the County's original funding commitment for the stadium, County Manager Burgess noted the County had committed to provide $60 million from Convention Development Tax and $85 million from Professional Sports Franchise Facilities Tax. He clarified the County would issue $170 million in bonds for the team rent; and that the County, MLB, and the Florida Marlins were exploring funding alternatives for the team rent.

Commissioner Martinez emphasized that the stadium was not a minor issue and that he was uncomfortable to have this issue presented without the County Administration briefing him. He expressed concern regarding the parking issues the stadium would present. He noted he was not ready to support this proposed resolution.

Following discussion concerning the County's contribution to Jungle Island (Parrot Jungle), Commissioner Sosa questioned the County's contribution to the Performing Art Center (PAC).

County Manager Burgess noted the County

contributed $472 million for the PAC.

Commissioner Sosa expressed concern regarding the opposition to approve funding for the stadium whereas other expensive public projects faced little resistance, notwithstanding the Florida Marlins won the World Series twice in the last 10 years.

In response to Commissioner Sosa's question whether the $50 million in this proposed resolution would complete the funding for the stadium, County Manager Burgess noted he thought the total cost would require the $50 million.

Commissioner Sosa spoke in support of the County Manager considering the $50 million as part of the negotiations with MLB and the Florida Marlins. She spoke in opposition to reducing the contribution by the Florida Marlins. She noted the County needed to keep its previous funding commitments.

Following further discussion, Chairman Diaz pointed out that the County Commission was responsible to the public for its actions and emphasized the importance of the Commission understanding the complete stadium agreement. He noted he thought the County needed to ensure that MLB and the Florida Marlins would still provide the same level of funding they had indicated they would provide to build the stadium.

Following comments by Commissioner Barreiro, Commissioner Sosa noted the stadium needed to be built in a way to protect public funds.

It was moved by Commissioner Sosa that this proposed resolution be forwarded to the County Commission with a favorable recommendation; that the County Manager present a complete construction plan for the stadium to the County Commission; and that the contribution by the Florida Marlins not be reduced.

The foregoing motion died for lack of a second.

Commissioner Gimenez asked the County Manager to ensure that this proposed resolution was considered by the County Commission on the same Agenda as the complete Florida Marlins Stadium proposal.

It was moved by Commissioner Sosa that this

proposed resolution be forwarded to the County Commission without a recommendation, with the instruction that it be considered on the same Agenda as the complete stadium proposal. This motion was seconded by Commissioner Martinez.

Chairman Diaz asked the County Manager to meet with each Commissioner to discuss the details of the stadium proposal before it was presented for approval; and to ensure that MLB's and the Florida Marlins' representatives also meet with each Commissioner.

The Committee proceeded to vote on the foregoing motion.

Commissioner Martinez emphasized the importance of the complete stadium proposal including a provision that would ensure the Miami-Dade Police Department provided police services at the stadium. He clarified that he could oppose the stadium proposal if it did not include that provision.

Commissioner Sosa asked the County Manager to ensure that the public hearing for the Florida Marlins Stadium proposal was well advertised throughout the community.

Chairman Diaz asked the County Manager to state in the advertisement that the proposed stadium would be funded from Building Better Communities GOB funds and Professional Sports Franchise Facilities tax revenues and not from property tax or ad valorem tax revenues.

County Manager Burgess noted GOB funds could only be used for capital improvement projects and not for operating expenses.

3 ADJOURNMENT

Report: *There being no other business to come before the Committee, the meeting was adjourned at 11:01 am.*

Jose "Pepe" Diaz, Chair