



MIAMI-DADE COUNTY
FEDERAL APPROPRIATIONS REQUEST FORM (FY 2011)
SECOND HALF - 111th CONGRESS

1. NAME OF DEPARTMENT

Miami-Dade County Park and Recreation Department (MDPR)

2. DEPARTMENT CONTACT PERSONS, ADDRESS, TELEPHONE AND FAX NUMBER(S), & E-MAIL ADDRESS

Jack Kardys
Miami-Dade County Park and Recreation Department
275 NW 2nd St.
Miami, FL 33129
(305) 755-7903
Kardys@miamidade.gov

3. PROJECT NAME

Trail Glades Range

4. BACKGROUND

Trail Glades Range is used by local law enforcement officials and residents alike to increase marksmanship skills, to enhance gun safety with educational seminars in the clubhouse meeting rooms and for recreational leisure activity. Several local law enforcement agencies, as well as the Florida Department of Law Enforcement (FDLE), United States Customs and Border Patrol (CBP), and the Federal Bureau of Investigation (FBI) currently utilize Trail Glades Range for the training and qualifying of officers.

At present, training and qualifying of law enforcement officers at Trail Glades Range is limited to what can be accomplished within the boundaries of the 100-yard Pistol and Rifle Range. While important, these facilities do not in any way meet the holistic training needs of law enforcement agencies. Present conditions require law enforcement agencies to send officers north of Orlando in order to gain practical experience at long distance shooting. This is a less than effective manner in which to train or qualify officers and is costly to agencies. Having a local facility would greatly benefit the current training curriculum of local, state and federal law enforcement agencies.

As a result of a broad and encompassing planning effort that included input from local, state and federal law enforcement agencies, it was determined that there was a deficiency in certain shooting facilities in South Florida. Law enforcement agencies identified a critical need for a 300-meter Long Distance Rifle Range that would serve as a premiere training facility for specialized law enforcement and Homeland Security training that is otherwise unavailable here in South Florida. The Range would be composed of 25 firing points; target positions at 200 meters and at 300 meters; a rangemaster control building with storage and restrooms; and the interior range capacity for specialized training.

5. DESCRIPTION OF PROJECT

Construction of a 300-meter Long Distance Rifle Range

6. AMOUNT REQUESTED

\$792,000

7. APPROPRIATIONS SUBCOMMITTEE OF JURISDICTION (Please include federal agency of jurisdiction and account)

None

8. RATIONALE FOR FUNDING PROPOSAL (Including verification that County has signed necessary cost sharing agreements if applicable)

9. ARE GRANT, FORMULA, OR ENTITLEMENT FUNDS AVAILABLE FOR THE PROPOSED PROJECT, INITIATIVE, OR ACTIVITY? (If so, please indicate and explain rationale for requesting a separate appropriation earmark, as opposed to accessing other federal funds)

None

10. INTENDED RECIPIENT(S) OF FUNDING

Miami-Dade County Park and Recreation Department (MDPR)

11. MATCHING FUNDS (List amount and source. Are Local and State matching funds required for this funding source? If so, please indicate the state or local match, as well as % of federal match required by the Federal Government)

None Available

12. HISTORY OF FEDERAL FUNDING (List agency funding and amount funded per year over the last 5 years)

13. HISTORY OF COUNTY FUNDING (List each fiscal year and amount funded)

\$8 million GOB

14. AMOUNT RECOMMENDED IN THIS YEAR'S FEDERAL BUDGET (include agency funding this item)

15. IS THERE A DOCUMENTED NEED FOR THE PROJECT: INCLUDING DEPARTMENT REPORTS OR BCC ACTION? (If so, please provide documentation)

See attached BCC Resolution No. R-1400-07

16. WAS THIS PROJECT HEARD BEFORE A PUBLICLY NOTICED MEETING OR BODY OF ELECTED OFFICIALS (MUNICIPAL, COUNTY OR STATE)? (List hearing body or meeting date)

Yes

Miami-Dade County Board of County Commissioners, December 18, 2007

17. PRIORITIZE YOUR REQUESTS NUMERICALLY

Six (6)



**U.S. Customs and
Border Protection**

AUG 26 2009

Mr. Horatio Quiter
Park Manager
Trail Glades Park and Range
275 NW 2nd Street
Miami, Florida 33128

Dear Mr. Quiter:

I would first like to extend my appreciation for the use of the Trail Glades Park and Range as well as the cooperation and support you have provided the U.S. Customs and Border Protection (CBP) Firearms Staff including the training received by our assigned Officers over the past few years. Our Firearms and Tactical Training mission has greatly benefited from the use of the Trail Glades Range.

As stated in an August 27, 2007 letter to Ms. Vivian Donnel Rodriguez, former Director, Miami-Dade Parks and Recreation Department, the proposed expansion of the range will allow for additional tactical training opportunities on a long range. A proposed rifle range of 300 yards would be of special benefit to our Special Response Teams or other Specialized Units which utilize rifles.

While we appreciate the benefits of the Trail Glades Range and any proposed improvements or expansion, and hope to be able to use this facility in the future, this letter should not be construed as a long-term commitment by CBP to utilize the Trail Glades Range Facility in the future.

Again, we thank you for the use of your facility, your collaborative efforts, and the professionalism that has been displayed to our Firearms Staff. Should you have any questions or need additional information, please contact Leona Haynes, Acting Assistant Director, Mission Support, at (305) 810-5107.

Sincerely,

A handwritten signature in black ink that reads "Michael H. Wright". The signature is written in a cursive style.

Handwritten initials "H.E.W." in black ink, followed by the printed name and title:
Harold E. Woodward
Director, Field Operations, Miami
Miami Field Office

909 SE First Avenue, Suite 980
Miami, FL 33131



**U.S. Customs and
Border Protection**

AUG 27 2007

Ms. Vivian Donnel Rodriguez
Director
Miami-Dade Parks and Recreation Department
275 NW 2nd Street
Miami, Florida 33128

Dear Ms. Rodriguez:


U.S. Customs and Border Protection (CBP), Miami Field Office (MFO), has been notified of the proposed expansion and redesign of the Trail Glades Range. This facility, when completed as proposed, will continue to benefit the CBP Firearms and Tactical Training program as well as other law enforcement entities and the local community who utilize the range.

The CBP MFO currently utilizes this range on a weekly basis throughout the year for the firearms training and qualification of CBP's armed officers. Additional uses include firearms tactical training with assigned handguns, shotguns, rifles, and practical training exercises with intermediate force devices.

The Trail Glades Range continues to benefit our current training curriculum by allowing flexibility in various types of tactical training scenarios required, and for future projected training needs. The proposed expansion will allow for additional firing positions and tactical training opportunities on the long range. While we appreciate the benefits the proposed expansion will have on the operations of the CBP Firearms Program, please note that CBP utilizes the facility on an as-needed basis, and has no long-term contract in place, nor should this letter be construed as a commitment by CBP to utilize the Trail Glades Range Facility in the future.

We thank you for the opportunity to explain CBP's Firearms and Tactical Training program needs to assist you in your planning for the proposed expansion of the Trail Glades Range facility. Should you have additional questions, please contact Greta Campos, Assistant Director, Mission Support, at (305) 810-5104 or Roderick Blanchard, Assistant Director, Border Security, at (305) 810-5161.

Sincerely,


Harold E. Woodward
Director, Field Operations, Miami
Miami Field Office



City of Sweetwater

August 20, 2009

Trail Glades Range

Dear Horacio:

As a Police Tactical Commander and Firearms Instructor at Miami Dade College for over 21 years, I would strongly support the development of a 300 yard range to facilitate training of law enforcement and tactical teams within Miami Dade.

I have been fortunate to utilize Trail Glades Range for over 25 years and have seen many positive changes over the years including growth of the professional staff, cleanliness of the facility, and the inclusion of safety programs to create a family oriented environment. My three adult children have also had the privilege of enjoying the range since an early age and learning the proper safety of firearms. This education for our youth is extremely important.

Feel free to contact me should you have any questions. My cell number is 305-305-8085.

Sincerely,

A handwritten signature in black ink, appearing to read "J. Menocal", is written over the typed name and title.

Jesus M. Menocal
Captain
Sweetwater Police Department

Police Department

500 S.W. 109th Avenue, Sweetwater, Florida 33174-1398
Telephone: 305-552-9900 • Fax: 305-552-8053

August 20, 2009

Horacio Quintero, Range Master
Miami-Dade County Parks & Recreation
Trail Glades Range
17601 SW 8th St
Miami, FL 33194

Dear Mr. Quintero,

As you know, we the Florida Department of Law Enforcement have been using the Trail Glades Range for several years. We have tried to accomplish our qualifications and our tactical firearms training within the boundaries of the existing range. It has been very difficult to accomplish this with the limitations that the Trail Glades has to offer. As such we often have to travel away from our region to other ranges in order to meet the training requirements that we must maintain.

We understand that the Miami-Dade County is planning or reviewing ideas in order to improve the Trail Glades Range. We would be very interested if improvements could be facilitated to enhance our training requirements.

Amongst the vital training requirements that law enforcement needs are:


- Several Smaller "Tactical Ranges" (25 yard) for small unit drills preferably with steel reactive targets as well as some for regular "paper target" qualifications.
- A minimum 300 yard range for our marksmen / sniper required qualification and tactical drills

These improvements would go a long way to benefitting our law enforcement training requirements. We all would benefit (tax payers included) from the savings of training locally versus having to travel and incur travel costs (per diem) as we currently must do to achieve our vital training needs.

We would personally like to express our most sincere appreciation to you for all the assistance that you have given us in the past with our training needs and hope that you can carry our message forward in an effort to improve the Trail Glades Range for the benefit of our law enforcements officers.

Thank you again for all you do, your never ending efforts to support our law enforcement community does not go unnoticed.

Sincerely,



Raphael Garcia
Special Agent, Chief Firearms Instructor and Armorer
Florida Department of Law Enforcement
1030 N.W. 111 Avenue
Miami, Florida 33172



August 24, 2009

Re: Letter of Support for Miami-Dade Park's Trail Glades Range

To whom it may concern:

As you may be aware of, the Miami-Dade Park's Trail Glades Range serves as a vital site for residents and law enforcement officers for recreational and professional shooting sports.

It is important to keep this facility open as a service to our citizenry and as to provide a safe and secure site for recreational shooting.

Professionally, the new range with its 300 yard distance will provide a venue to enhance marksmanship skills and as such is needed because there are no other sites in the immediate area.

I support this site and hope that it will re-open as soon as possible.

Sincerely,


Ricardo Gomez, Esq.
Chief of Police

RG/er





U.S. Department of Justice

**Bureau of Alcohol, Tobacco,
Firearms and Explosives**

Miami Field Division

Miami, Florida 33178

www.atf.gov

August 24, 2009

Mr. Horacio Quintero, Range Master
Tamiami Trail Glades Range
Miami, Florida

Dear Mr Quintero:

This letter is to first thank you for extending us the invitation to use the newly proposed Tamiami Trail Glades Range and Training Facility when built. It is imperative that law enforcement officials maintain the highest level of training and proficiency to ensure effectiveness in protecting the citizens and our communities.

The current situation in South Florida is that there are very limited facilities capable of providing even the minimum standards required for training and qualification. Given the large number of federal, state and local agencies in this area countless scheduling conflicts and cancellations are the norm. This creates enormous administrative and operational issues for the agencies needing to conduct mandatory training and qualification.

A training complex as that proposed for the Tamiami Trail Glades Range will serve law enforcement and this community well by ensuring that all law enforcement professionals have the facility and resources in which to train and develop the skills used in directly serving the citizenry of South Florida.

Specifically, the 300 yard range capability will be enormously useful in meeting and maintaining the training requirements of our Special Response Teams, Forward Observers and agents in South Florida. We currently need to travel north of Orlando, Florida to the nearest facility capable of supporting this requirement.

I am very grateful that you have considered the Bureau of Alcohol, Tobacco, Firearms and Explosives (ATF) as one of the federal agencies asked to share in what will undoubtedly become one of the premier firearms training centers in the Southeast.

This office looks forward to the quick realization of this project and to commence training of ATF agents in the Tamiami Trail Glades Range.

Should you have any questions or need additional information pertaining to this matter,
please do not hesitate in contacting me at 305 597 4800.

A handwritten signature in black ink, appearing to be "Hugo J. Barrera", with a stylized flourish extending to the right.

Hugo J. Barrera
Special Agent in Charge

Date: December 18, 2007

To: Honorable Chairman Bruno A. Barreiro
And Members, Board of County Commissioners

Agenda Item No. 5(K)

From: George M. Burgess
County Manager

R-1400-07

Subject: Governmental Facilities Hearing Application GF06-03
Trall Glades Range General Plan

RECOMMENDATION

It is recommended that the Board of County Commissioners approve the attached resolution authorizing the approval of the General Plan for development of the Trall Glades Range expansion, fully described below, in compliance with Section 33-303 of the Code of Miami-Dade County. This item was prepared by General Services Administration at the request of the Miami-Dade Park and Recreation Department and is recommended for approval.

LOCATION: West of SW 147th Avenue between SW 10th Street and theoretical SW 22nd Street, in southwest Miami-Dade County, Florida.

COMMISSION DISTRICT: 12

COMMISSION DISTRICT IMPACTED: Countywide

BACKGROUND: The 675-acre Trall Glades Range property was originally acquired in 1952, and later developed as a shooting range. This property serves as a Special Activity Park, providing user groups with a variety of rifle, pistol and shotgun ranges. On March 7, 2006, the Board of County Commissioners approved, pursuant to Resolution R-253-06, the acquisition of 19,789 additional acres of vacant land for the development of the Trall Glades Range Expansion Project.

The Park and Recreation Department created a special Task Force for the planning of the facility that included consultants for environmental impacts as well as gun range uses and facility opportunities. This Task Force met with Miami-Dade County employees and user group representatives in Town Hall style meetings to discuss the specific needs of the facility and establish a general plan for the Trall Glades Range expansion. The primary goals of these meetings were to determine realistic layout design scenarios, to address environmental impacts and restraints, to consider development that is economically feasible and to agree on a final general plan for approval. This Governmental Facility application and General Plan are the culmination of these meetings, reflecting a thorough understanding of the site, the impact to the community that it serves, and the unique resources surrounding it.

FACILITY

DESCRIPTION: Trail Glades Range is a 695-acre park located at 17691 SW 8 Street, on the northeast corner of SW 177 Avenue (Krome Avenue) and SW 8 Street (Tamiami Trail) in Miami-Dade County. The facility is located approximately two miles outside of the Urban Development Boundary. As part of this application, the proposed expansion of the existing facility will include the following improvements and amenities:

- The addition of trap and skeet shooting stations.
- A 100-yard rifle and pistol range.
- Action pistol bays.
- A sporting clay shooting course.
- A 300-meter long distance big bore rifle range.
- Rangemaster control buildings associated with each of the above mentioned shooting disciplines.
- A main clubhouse that would serve to operate the facility and could provide educational services and special event spaces.
- Pavilion Shelters.
- Lighted pedestrian pathways and lighted parking areas including a separate area for recreational vehicle overnight parking for tournaments.

Access to the Trail Glades Park is currently from SW 8 Street (Tamiami Trail), and the proposed General Plan maintains the one egress and ingress roadway (SW 174 Avenue). Visitors can choose to park in multiple parking areas, each located adjacent to the individual shooting discipline they wish to utilize. Also located at each shooting station is a rangemaster station that contains support staff and restrooms. Between each shooting facility and parking area, participants and visitors of each range can navigate either on foot, along lighted pedestrian pathways, or by vehicle. Interior roadways connecting the various parking areas can also be utilized. A main clubhouse is located approximately 1,800 feet north of the main entrance. The clubhouse includes meeting rooms for educational seminars and special events.

The 100-yard rifle pistol range is located along the western side of the property approximately 1,950 feet into the Trail Glades Range north from SW 8 Street (Tamiami Trail). This shooting range is oriented fanned out away from SW 177 Avenue (Krome Avenue), on a northeast axis, with a 50 foot wide and a 35 foot high earthen safety berm that encompasses three sides of the firing field. The action pistol range is also located along the western property line approximately 2,700 feet into the Trail Glades Range from SW 8 Street (Tamiami Trail). This shooting range is oriented in a manner that is fanned out away from SW 177 Avenue (Krome Avenue), on the same northeast axis as the 100-yard pistol shot area, and provided with the same dimensions for the berm that surrounds the field. Located east of the action pistol range is the expanded trap and skeet range. The proposed facility provides 10 firing areas delineated out over 1,800 feet. Users fire at targets that are displayed above undeveloped lake and wetland areas. The expanded trap and skeet range, with the exception of having more stations, is designed in the same

manner and location as it was in the previous park plans. The 300-meter big bore long distance rifle range is located further south to the edge of the property. Due to the magnitude of the weaponry used here and the vast amount of land this type of shooting range requires, this shooting field was designed deep in Trail Glades Park and covers the greatest amount of park area that was previously unoccupied parkland. This massive firing range is provided with a 100 foot wide and 45 foot high earthen safety berm that encompasses three sides of the field. As previously mentioned, all four firearm ranges have lighted parking areas, as well direct access to the lighted pathways.

- JUSTIFICATION:** Trail Glades Range is a Special Activity Area Park that supports a unique and specific recreational need and conservation function of countywide importance. Visitors come from all parts of the County, region and the nation to utilize the shooting facilities which are currently deficient and over-utilized. The intent of the general plan is to improve and expand upon the existing shooting facilities available at the Range. In addition, the development plan proposes to preserve the sensitive wetland areas that border the property, to restore those natural areas within Trail Glades Park that are currently disturbed or overrun with exotic vegetation and to mitigate the wetland areas that might be impacted by the improved facility through the appropriate resource management agencies.
- DEVELOPMENT:** It is expected that development phasing will begin with proposed facilities that do not require environmental permitting. In addition, The Department will make every effort to develop new facilities before closing existing ones so as not to disturb the on-going day-to-day function of the park. Final design will be completed in January 2009. It is estimated that construction will commence in 2010 and be fully operational by late 2011.
- FUNDING:** The estimated budget for the project is \$8,000,000.00 for future site development. Funds will be provided by the General Obligation Bond (GOB). The operation and maintenance of the park site will be supported through General Fund allocations.
- SITE REVIEW COMMITTEE:** The Committee's task is to review projects subject to Section 33-303 of the Code of Miami-Dade County with regard to the public need for the proposed facility, its impact upon the surrounding community, and other similar considerations. The Committee reviewed this project on April 12, 2006. The Park and Recreation Department subsequently addressed the issues raised during the review process, ultimately satisfying all requirements of the Committee and receiving unanimous approval in mid-September 2007.
- COMMUNITY COUNCIL:** The project was presented to Community Council # 5 on May 4, 2006. The council members were fully supportive of the project and recommended approval of the application request.

PUBLIC HEARING: Section 33-303 of the Code of Miami-Dade County provides that, prior to the construction or operation of a facility in the unincorporated areas of Miami-Dade, a favorable public hearing before the Board of County Commissioners is required. The Board may only authorize use, construction and operation of such facilities after considering, among other factors, the public need for the facility, the type of function involved, existing land use patterns in that area and the nature of the impact of the facility on surrounding property. The attached report from the Miami-Dade County Site Review Committee addresses these factors.

MONITOR: Karen Townsend Leigh


Director
General Services Administration

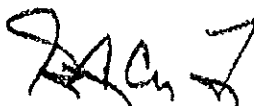


MEMORANDUM

(Revised)

TO: Honorable Chairman Bruno A. Barreiro
and Members, Board of County Commissioners

DATE: December 18, 2007

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

SUBJECT: Agenda Item No. 5 (K)

Please note any items checked.

- "4-Day Rule" ("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
- Bid waiver requiring County Manager's written recommendation
- Ordinance creating a new board requires detailed County Manager's report for public hearing
- Housekeeping item (no policy decision required)
- No committee review

Approved _____ Mayor
Veto _____
Override _____

Agenda Item No. 5 (K)
12-18-07

RESOLUTION NO. R-1400-07

RESOLUTION APPROVING THE GENERAL PLAN FOR THE ERECTION, CONSTRUCTION AND OPERATION OF THE EXPANSION OF THE TRAIL GLADES RANGE, LOCATED AT 17601 SW 8TH STREET, IN COMPLIANCE WITH SECTION 33-303 OF THE CODE OF MIAMI-DADE COUNTY

WHEREAS, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference, and has conducted a public hearing in compliance with the provisions of Section 33-303 of the Code of Miami-Dade County, Florida,

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

Section 1. This Board hereby finds that the General Plan for the expansion of the Trail Glades Range on a 695-acre park site located at 17601 SW 8th Street, more specifically described as follows:

SEE ATTACHED EXHIBIT A

is necessary to provide for and protect the public health, safety and welfare of the citizens residents of Miami-Dade County, Florida and in so finding, has considered, among other factors, the type of function involved, the public need therefore, the land use pattern in the area, and the nature of the impact on the surrounding property.

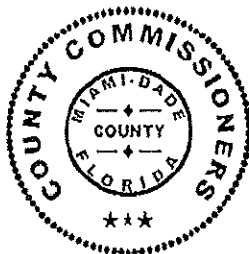
The foregoing resolution was offered by Commissioner Jose "Pepe" Diaz who moved its adoption. The motion was seconded by Commissioner Sally A. Heyman and upon being put to a vote, the vote was as follows:

	Bruno A. Barrelro, Chairman	aye	
	Barbara J. Jordan, Vice-Chairwoman	aye	
Jose "Pepe" Diaz	aye	Audrey M. Edmonson	absent
Carlos A. Glmenez	aye	Sally A. Heyman	aye
Joe A. Martinez	aye	Dennis C. Moss	aye
Dorrlin D. Rolle	aye	Natacha Seljas	absent
Katy Sorenson	aye	Rebeca Sosa	aye
Sen. Javier D. Souto	absent		

The Chairperson thereupon declared the resolution duly passed and adopted this 20th day of December, 2007. 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: Kay Sullivan
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency. CAK

Craig H. Collier

EXHIBIT A
TRAIL GLADES RANGE
Legal Description

Folio Numbers: 30-4906-000-0030
30-4906-001-0080
30-3956-000-0160
30-4906-001-0070
30-4906-001-0110

Property Address: 17601 SW 8th Street

Legal Description: 30-4906-000-0030
6 54 39 160 AC NW ¼ LOT SIZE IRREGULAR

30-4906-001-0080
6 54 39 10 AC MIAMI EVGL LAND CO SUB PB2-3
TRACT 40 LOT SIZE IRREGULAR OR 13376-2926
0687 4

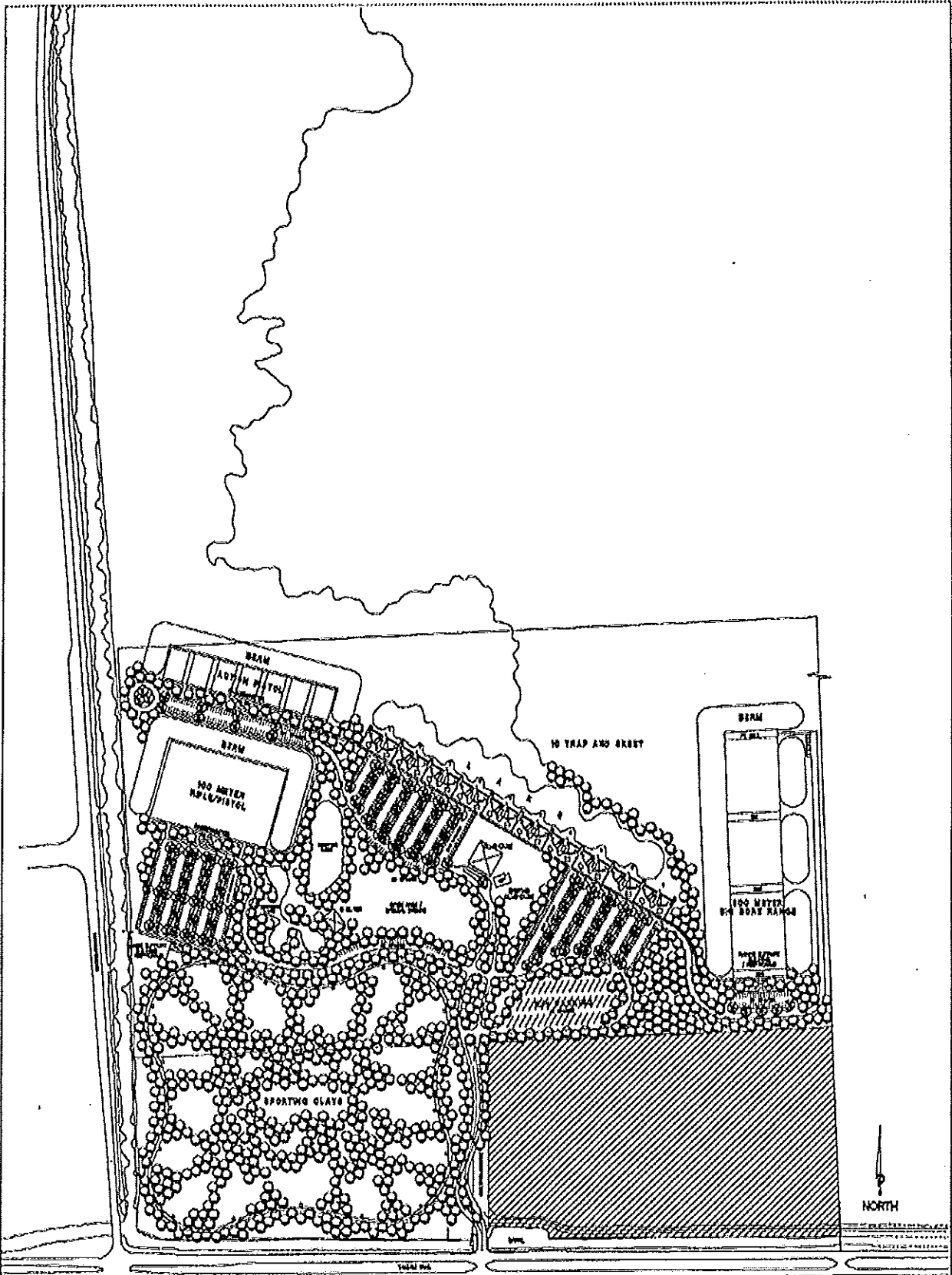
30-3956-000-0160

53 54 39 518.40 AC M/L EXCESS LOT 6 BETWEEN LESS
N250FT A/K/A TRAIL GLADES RANGE F/A/U

30-4906-001-0070
6 54 39 9.75 AC M/L MIAMI EVGL LAND CO SUB PB 2-3 TRACT
39 LESS E50FT LOT SIZE IRREGULAR OR 13376-2926 0687 4
COC 24332-1630 02 2006 1


30-4906-001-0110
6 54 39 1.09 AC MIAMI EVGL LAND CO SUB PB 2-3 THAT
PART OF TRACT 42 N OF CANAL LOT SIZE IRREGULAR OR
13376-2926 0687 4

8



Project No.	1000000000
Client	Miami-Dade County
Scale	1" = 100'

Project No.
TRAIL GLADES GUN RANGE
 Drawing Title
GENERAL PLAN - ALTERNATE B

 **Miami-Dade County**
Park and Recreation Department
 278 NW 2nd STREET, 4th FLOOR, MIAMI, FL 33128

Index		Date	Revised
1	10/1/00	10/1/00	

Author	NO

Memorandum



Date: December 18, 2007

To: George M. Burgess
County Manager

From: Miami-Dade County
Site Review Committee

Subject: Governmental Facilities Hearing for Trail Glades Range General Plan
GF06-03

RECOMMENDATION

It is recommended that the Board of County Commissioners approve the Park and Recreation Department's proposed general plan to improve the existing facilities at Trail Glades Range and to develop the newly acquired 19,789 acres of land, located west of SW 147th Avenue between SW 10th Street and theoretical SW 22nd Street. The Miami-Dade Site Review Committee's task is to review projects subject to Section 33-303 of the Code of Miami-Dade County with regard to the public need for the facility, its impact upon the surrounding community, and other similar considerations.

BACKGROUND

The 675-acre Trail Glades Range property was originally acquired in 1952, and later developed as a shooting range. This property serves as a Special Activity Park, providing user groups with a variety of rifle, pistol and shotgun ranges. On March 7, 2006, the Board of County Commissioners (BCC) approved, pursuant to Resolution R-253-06, the acquisition of 19,789 acres of vacant land for the Trail Glades Expansion Project.

The Park and Recreation Department created a special Task Force for the planning of the facility that included consultants for environmental impacts as well as gun range uses and facility opportunities. This Task Force met with Miami-Dade County employees and user group representatives in Town Hall style meetings to discuss the specific needs of the facility and establish a general plan for the Trail Glades Range expansion. The primary goals of these meetings were to determine realistic layout design scenarios, to address environmental impacts and restraints, to consider development that is economically feasible, and to agree on a final general plan for approval. This Governmental Facility application and General Plan are the culmination of these meetings, reflecting a thorough understanding of the site, the impact to the community that it serves, and the unique resources surrounding it.

FACILITY DESCRIPTION

Trail Glades Range is a 695-acre park located at 17601 SW 8 Street, on the northeast corner of SW 177 Avenue (Krome Avenue) and SW 8 Street (Tamiami Trail) in Miami-Dade County. The facility is located approximately two miles outside of the Urban Development Boundary. According to the schematic general plan submitted as part of this application, the proposed expansion of the existing facility will include: the addition of trap and skeet shooting stations, a 100-yard rifle and pistol range; action pistol bays; a sporting clay shooting course; a 300-meter, long distance big bore rifle range; rangemaster control buildings associated with each of the above-mentioned shooting disciplines; a main clubhouse that would serve to operate the facility and could provide educational services and special event spaces; pavilion shelters; lighted pedestrian pathways; and lighted parking areas, including a separate area for recreational vehicle parking.

Access to the Trail Glades Range is currently from SW 8 Street (Tamlami Trail), and the proposed general plan maintains the one egress and ingress roadway (SW 174 Avenue). Visitors can choose to park in multiple parking areas, each located adjacent to the individual shooting discipline they wish to utilize. Also located at each shooting station is a rangemaster station that contains support staff and restrooms. Between each shooting facility and parking area, participants and visitors of each range can navigate either on foot, along lighted pedestrian pathways, or by vehicle. Interior roadways connecting the various parking areas can also be utilized. A main clubhouse is located approximately 1,800 feet north of the main entrance. The clubhouse includes meeting rooms for educational seminars and special events.

The 100-yard rifle pistol range is located along the western side of the property approximately 1,950 feet into the Trail Glades Range north from SW 8 Street (Tamlami Trail). This shooting range is oriented fanned out away from SW 177 Avenue (Krome Avenue), on a northeast axis, with an 80 foot wide and a 35 foot high earthen safety berm that encompasses three sides of the firing field. The action pistol range is also located along the western property line approximately 2,700 feet into the Trail Glades Range from SW 8 Street (Tamlami Trail). This shooting range is oriented fanned out away from SW 177 Avenue (Krome Avenue), on the same northeast axis as the 100-yard pistol shot area, and provided with the same dimensions for the berm that surrounds the field. Located east of the action pistol range is the expanded trap and skeet range. The improved facility provides 10 firing areas delineated out over 1,800 feet. Users fire at targets that are displayed above undeveloped lake and wetland areas. The expanded trap and skeet range, with the exception of having more stations, is designed in the same manner and location as it was in the previous park plans. The 300-meter big bore long distance rifle range is located further south to the edge of the property and is oriented on a north-south axis. Due to the magnitude of the weaponry used here and the vast amount of land this type of shooting range requires, this shooting field was designed deep in Trail Glades Range and covers the greatest amount of park area that was previously unoccupied parkland. This massive firing range is provided with a 100 foot wide and 45 foot high earthen safety berm that encompasses three sides of the field. As previously mentioned, all four firearm ranges have lighted parking areas, as well direct access to the lighted pathways.

COMPREHENSIVE DEVELOPMENT MASTER PLAN

The Adopted 2015 and 2025 Land Use Plan (LUP) map designates the subject property as being outside the Urban Development Boundary and designates the majority of the property for Parks and Recreation use, and a smaller portion being designated for Open Land use on the LUP map of the Comprehensive Development Master Plan (CDMP).

Of the 695 acres contained within Trail Glades Range, 675 acres are designated as Parks and Recreation use of the Land Use Plan (LUP) map of the CDMP. Although the site is located outside of the Urban Development Boundary, the proposal is to expand the current uses of the site, which are permissible under the Parks and Recreation and the Open Space designations. The improvement of the existing park is consistent with the Recreation and Open Space Element Objective ROS-1, and Objective ROS-5 as well as Policy ROS-1A and ROS-6C of the CDMP regarding provisions of countywide park and recreational open spaces including special activity areas that meet the diverse needs of all Miami-Dade County residents and tourists.

According to comments issued by the Urban Development Boundary (UDB) Committee, connecting the park to the existing water and sewer lines will not result in their enlargement, therefore the park project will not directly or indirectly induce additional urban development. Thus, it would be consistent with the overall intention of the CDMP.

Parks and Recreation

The Land Use Plan map specifically illustrates parks and recreation areas of metropolitan significance, including State parks and the Biscayne and Everglades National Parks. Also illustrated are golf courses and other parks of approximately 40 acres and larger which are significant community features. Most neighborhood local parks smaller than 40 acres in size are not specifically shown on the Plan map; however, this omission should not be interpreted as meaning that these parks will be taken out of public use. Compatible parks are encouraged in all of the residential categories and may be allowed in all other categories of the LUP map. The siting and use of future parks and recreation areas shall be guided by the Park and Open Space, and Capital Improvements Elements, and by the goals, objectives and policies of the CDMP. Both governmentally and privately owned lands are included in areas designated for Parks and Recreation use. Most of the designated privately owned lands are included in areas designated for Parks and Recreation use. Most of the designated privately owned land either possesses outstanding environmental qualities and unique potential for public recreation, or a golf course is included within a large scale development. Unless otherwise restricted, the privately owned land designated as Parks and Recreation may be developed for a use or a density comparable to, and compatible with, surrounding development providing that such development is consistent with the goals, objectives and policies of the CDMP. Except as consistent with the provisions below, however, this allowance does not apply to land designated Parks and Recreation that was set aside for park recreation or open space use as a part of, or as a basis for approving the density or other aspect of, a residential development or other is otherwise subject to a restrictive covenant accepted by a public entity.

Certain commercial activities that support the recreational uses and relate to the resources of the park, such as marine supply stores, fuel docks or tennis and golf clubhouses may be considered for approval in the Parks and Recreation category. Other commercial recreational, entertainment or cultural uses may also be considered for approval in the Parks and Recreation category if authorized in accordance with Article 6 of the Miami-Dade Charter, as amended, and if they are related to, and would increase the quality, utility or enjoyment of the site and its natural, historical, and archaeological resources and facilities.

Some of the land shown for Parks is also environmentally sensitive. These areas include tropical hardwood hammocks, high-quality Miami-Dade County pineland and viable mangrove forests. Some sites proposed for public acquisition under Florida's Conservation and Recreational Lands (CARL) program are identified in this category on the LUP map although they may be as small as ten acres in size. Many of these areas are designated on the LUP map as "Environmentally Protected Parks" however; some environmentally sensitive areas may be designated simply as Parks and Recreation due to graphic constraints. All portions of park land designated Environmentally Protected Parks or other parkland which is characterized by valuable environmental resources shall be managed in a manner consistent with the goals, objectives and policies for development of the applicable environmental resources or protection area. Accordingly, resource enhancing facilities including boardwalks, nature trails, canoe trails and launches and interpretive facilities may be provided in these areas.

Open Land

The land designated as "Open Land" is not needed for urban uses between now and the year 2015 and has been set aside for uses other than urban development. It is not simply surplus undeveloped land, but rather it is land that is intended to serve one or more of the following functions: production such as agriculture, limestone extraction or other resource-based activity such as development of potable water supplies; rural residential development at a maximum density indicated for the specific Open Land subarea, but no greater than one unit per five acres; recreation; compatible utility and public facilities as indicated for the specific Open Land Subarea, and conservation, maintenance or enhancement of environmental character. Lower residential densities may be required in some areas for purposes of avoiding flood conditions or to avoid degradation of environmental systems or

features. Because of the water supply-related or other environmental functions of those areas, they may also be considered for acquisition by federal, State, regional, County or private institutions that would manage these areas to optimize environmental functions.

Environmental Protection Subarea C (Miami-Dade-Broward Levee Basin)

This subarea is bounded on the west and north by Levee 30, on the east by the Miami-Dade-Broward Levee and on the South by the Tamiami Canal (C-4). The majority of the subarea (north of hypothetical NW 12 Street) is addressed by the adopted Northwest Wellfield Protection Plan (Board of County Commissioners Resolution R-1541-85). The subarea is wetland and all land use and site alteration proposals will be closely evaluated on a case-by-case basis by Federal, State, Regional and County agencies. The South Florida Water Management District has listed this area as an acquisition proposal in its 5-year Save Our Rivers acquisition program.

Until these lands are acquired, land uses that may be considered for approval include rural residences at a maximum density of one dwelling unit per five acres, low-coverage communications facilities, recreational facilities, and necessary, compatible public facilities including water management facilities. Existing permitted uses, including seasonal agricultural uses, may be continued until they can be acquired.

This application also furthers the following Policies of the Land Use Element of the CDMP:

LU-4A

When evaluating compatibility among proximate land uses, the County shall consider such factors as noise, lighting, shadows, glare, vibration, odor, runoff, access, traffic, parking, height, bulk, scale of architectural elements, landscaping, hours of operation, buffering, and safety, as applicable (Land Use Element, page I-13).

LU-4C

Residential neighborhoods shall be protected from intrusion by uses that would disrupt or degrade the health, safety, tranquility, character, and overall welfare of the neighborhood by creating such impacts as excessive density, noise, light, glare, odor, vibration, dust or traffic (Land Use Element, page I-13).

This application also furthers the following Objectives and Policies of the Recreation and Open Space Element in the CDMP:

Recreation and Open Space Objective ROS-1

Provide a coordinated system of countywide parks and recreational open spaces serving the entire County, and local recreational open spaces adequately meeting the needs of Miami-Dade County's unincorporated population, through 2010.

Recreation and Open Space Objective ROS-5

Maintain a formal capital improvements planning program that improves and expands the park and recreation system through the acquisition of land, the renovation and restoration of facilities and natural areas, the development of new park and recreation open space and facilities, and the linking of parks and other public spaces.

Recreation and Open Space Objective ROS-1A

Countywide park and recreation open spaces shall be provided to meet the diverse needs of all Miami-Dade County residents and tourists. They shall continue to be established on the presence or development of regionally significant natural, historic, cultural or tourism resources. Countywide park and recreation open spaces includes Metropolitan parks, Natural Area Preserves, Special Activity Areas, and Greenways. Countywide parks may include areas owned by other public agencies but managed by the County for passive recreational purposes. The County shall be responsible for providing Countywide park and recreation open spaces to all Miami-Dade County residents and tourists (Recreation and Open Space Element, page VI-4).

Recreation and Open Space Policy ROS-6C

At natural resource sites, park design programs shall incorporate resource management plans for resource maintenance, restoration, and enhancement, into the design plan for park development or redevelopment (Recreation and Open Space Element, page VI-15).

Policy WS-1H in the Water and Sewer Subelement of the Water, Sewer and Solid Waste Element states:

New water supply or wastewater collection lines should not be extended to provide service to land within areas designated Agriculture, Open Land, or Environmental Protection on the Land Use Plan map. New water or wastewater lines to serve land within these areas should be approved or required only where the absence of the facility would result in an imminent threat to public health or safety. The use of on-site facilities should be given priority consideration. In all cases, facilities should be sized only to serve the areas where the imminent threat would exist, to avoid inducing additional urban development in the area. This policy will not preclude Federal, State or local long-range planning or design of facilities to serve areas within the Urban Development Boundary (UDB) or Urban Expansion Area (UEA). Public health and safety determinations will be made in accordance with Chapter 24 of the Code of Miami-Dade County (Environmental Protection) and Section 2-103.20, et seq., (Water Supply for Fire Suppression) Code of Miami-Dade County.

Policy CON-7A of the Conservation, Aquifer Recharge and Drainage Element states:

The degradation or destruction of wetlands shall be limited to activities that 1) are necessary to prevent or eliminate a threat to public health, safety or welfare; or 2) are water dependent, clearly in the public interest and no other reasonable alternative exists or; 3) are carried out in accordance with an approved basin management plan or; 4) are in areas that have been highly disturbed or degraded and where restoration of a wetland with an equal or greater value in accordance with Federal, State and local regulations is feasible. Habitats critical to endangered or threatened species shall not be destroyed.

EXISTING LAND USE PATTERN

ZONING

Subject Property:

GU; Trail Glades Park

Surrounding Properties:

NORTH: GU; Vacant land

LAND USE PLAN DESIGNATION

Parks and Recreation (approx. 675 acres)
Open Land (approx. 20 Acres)

Environmental Protection

<u>SOUTH:</u>	BU-3; Automotive Service Station	Business and Office Open Land Environmental Protection
<u>EAST:</u>	GU; Vacant land	Environmental Protection
<u>WEST:</u>	GU; Miccosukee Indian Reservation	Open Land Environmental Protection

IMPACT OF FACILITY ON SURROUNDING LAND USE

Trall Glades Range is a Special Activity Area park that supports a unique and specific recreational need and conservation function of countywide importance. Visitors come from all parts of the County, region and nation to utilize the shooting facilities that are currently over-utilized. The intent of the General Plan is to improve and expand upon the existing shooting facilities that are at Trall Glades Range including expanding onto the newly acquired parcel located on the NE corner of SW 8th Street (Tamlami Trail) and SW 177 Avenue (Krome Avenue/SR 27). The new development at Trall Glades Range will have minimal impact on the surrounding land uses. The park would not impact residential development in the area due to the isolated location. Pedestrian access onto the site does not exist due to the remote location and being surrounded by protected wetlands. There are no new proposed vehicular access points to the facility and the expansion and improvement project includes making enhancements to the range's existing entrance onto SW 8 Street (Tamlami Trail) and its interior network of vehicular lanes.

STAFF RECOMMENDATIONS:

The Department of Planning and Zoning states that on September 11, the Department of Planning and Zoning issued comments, based upon concerns of the Department of Environmental Resources Management (DERM), regarding the proposed expansion of shooting facilities at Trall Glades Gun Range. The modifications, among others included a sporting clay range on 19.789 acres of recently acquired land and development of a Big Bore Range, 600-meters in length. The expansion is proposed for areas that are currently designated "Parks and Recreation" on the Adopted 2015-2025 Comprehensive Development Master Plan (CDMP) Land Use Plan map with most of the new facilities occurring in areas that are developed or consist of disturbed wetlands; therefore, most of this proposed development would occur on the land consistent with the current CDMP land use designation. However, development of the proposed 600-meter Big Bore Range was determined to negatively impact 22 acres of high quality wetlands and was found to be inconsistent with several policies of the County's CDMP addressing wetlands.

In the last several months, the Park and Recreation Department (PAR) has been working with the Planning Department and DERM to modify the Trall Glades Gun Range site plan in order to address the needs of the shooting range while minimizing the impacts on the wetlands area. The PAR has modified their General Plan, Alternate B, revised July 6, 2007, to address the concerns of DERM and the Department as follows:

- Reduction of the Big Bore Range from 600 meters to 300 meters,
- Relocation of the Big Bore Range further south to the edge of the property, and,
- Movement of the 40 space parking area west of the Big Bore Range.

By implementing the site plan modifications noted above, the 300-meter range will impact approximately 13 acres of wetlands, a reduction of 9 acres from the original 22 acres of impact.

Policy CON-7A provides that: "The degradation or destruction of wetlands shall be limited to activities that...4) are in areas that have been highly disturbed or degraded and where restoration of a wetland with an equal or greater value in accordance with Federal, State, or Local regulation is feasible." By locating the range further to the south, more of the highest quality wetlands, located mainly north and northeast, will be retained. Additionally, PARD will work closely with DERM to prepare a mitigation plan for the remainder of the areas that minimizes the degradation of the wetlands. The wetlands that will be disturbed will be mitigated as per Chapter 24. Therefore, the Department finds that the project is consistent with Policy CON 7A.

The location of this facility at Trail Glades is compatible since no other major parks that lie outside the Urban Development Boundary (UDB) and away from "urban uses", contain an established gun range. It is the understanding of the Department of Planning and Zoning that the 300-meter Bore Range will be used to train law enforcement professionals as well as provide a county-wide recreational activity.

Given that Trail Glades Gun Range is a compatible location for the proposed recreational facilities, that the facilities are in the "public interest, and that PARD has and will continue to minimize impacts to the wetlands to the greatest extent possible, the Department determines that the proposed Trail Glades Gun Range General Plan "Alternative B", revised on July 6, 2007, is consistent with the goals, objection and policies of the Comprehensive Development Master Plan (CDMP).

The Department of Planning and Zoning recommends approval of the Alternative B Development Plan and provides the following conditions:

1. That a plot plan be submitted to and meet the approval of the Director of the Department of Planning and Zoning; said plan to include among other things, but not limited to, location of building or buildings, type and location of signs, light standards, parking areas, exits and entrances, drainage, walls, landscaping, etc.
2. That the use be established and maintained in accordance with the approved plan.
3. That the applicant submit to the Director of the Department of Planning and Zoning for review and approval at the time of building permit, a landscaping plan which complies with Chapter 18A and indicates the type of plant material and size to be installed prior to final construction sign off.
4. That overnight RV parking be used for tournaments only and that the appropriate permits be obtained for electrical and water connections.
5. That a 100 foot wide buffer be provided along the south and an 80 foot wide buffer be provided along the west property lines; said buffer to include berms, plantings, trees, shrubbery, etc. to help mitigate the noise impact upon the adjacent rights-of-way.

The Public Works Department – Right-of Way Division has reviewed the application and recommends the proposed plan based on the following conditions:

1. The Property must be platted after approval and prior to construction.
2. A 40 foot dedication along SW 167th Avenue is required.

The Public Works Department – Highway Engineering Division has reviewed the application based on the following conditions:

- Currently, Public Works Department (PWD) has no proposed roadway projects adjacent to the subject site in the 2006 Transportation Improvement Program (TIP), nor in the 2030 Long Range Transportation Plan (LRTP).
- However, Krome Avenue (SR 997) is identified for a Project Development and

Environmental (PD&E) Study by the Florida Department of Transportation (FDOT). Please contact Alice Bravo, P.E., District Planning and Environmental Management Engineer, at (305) 470-5201 for more information and coordination.

- SW 8th Street (Tamiami Trail) and SW 177th Avenue (Krome Avenue) are State Roads. A permit from FDOT will be required. Please contact Ali Al-Said, P.E., FDOT District Six Permit Engineer, at (305) 470-5371 for more information.
- Any work along the canal right-of-way (including the bridge at SW 8th Street and SW 174th Avenue) will require a permit from the South Florida Water Management District (SFWMD). Please contact Laura Lythgoe, Senior Regulatory Supervisor, Right-of-Way Division, SFWMD, at (562) 682-6827 for more information.
- PWD requires a detailed site and paving/drainage plans with dimensions to be submitted for approval prior to construction. This review will take into account, but not be limited to, the off-street parking facilities and sight visibility triangles.
- A traffic study is required to determine if the existing single access bridge over the Tamiami Canal is adequate for major events, as well as, determination of the necessity for and length of an eastbound left turn lane on the Trail at this entrance to the site.

The Fire Rescue Department has reviewed the application and provides the following comments:

1. Fire Water & Engineering has reviewed and approved the proffered plans entitled "Trail Glades Gun Range," prepared by Miami Dade County Park and Recreation department, dated January 19, 2006. Any future substantial change to this plan must also be reviewed and approved by Fire Water & Engineering.
2. This plan has been reviewed to assure compliance with the MDRR Access Road Requirements for Site Review applications. Please be advised that during the platting and permitting stages of this project, the proffered site plan must adhere to corresponding MDRR requirements.

The Closest fire station to this project is Station # 58 located at 12700 SW 6th Street. The station is equipped with a Rescue vehicle and an ALS Tanker. The response time for emergency service is 10-12 minutes. Planned Service/Expansion is Station # 61 located at SW 152nd Avenue and SW 10th Street. It is estimated that on-line service will commence in 2007. The response time for emergency service will be 4-6 minutes.

The Miami-Dade Water & Sewer Department (MDWSD) has reviewed the request and recommends the application with the following conditions:

Water & Sewer:

Please note that this property is located outside the UDB. The (MDWSD) does not provide service to properties outside the UDB. However, there are existing water facilities within the subject property.

In order to approve new services/connections, recommendations from the Department of Planning and Zoning as well as the UDB Committee are required. We will provide final recommendations for connection to both water and sewer as soon as they are available.

The Office of ADA Coordination has reviewed the application and has no objections to the proposed request at this time. The Office of ADA Coordination will be asked by the Building Department to approve final construction plans for ADA compliance prior to permitting. At that time, the construction plans will be carefully reviewed including accessible routes to all facilities.

The General Services Administration Design & Construction Services Division has reviewed the application and recommends the following conditions:

- Security gates and a security guard booth should be provided at the entrance of the range.
- Security fencing for the entire site should be considered in order to provide safety for users and to prevent nearby residents from accidentally straying on the property.

The Department of Environmental Resources Management (DERM) has reviewed the subject application and has determined that it meets the minimum requirements of Chapter 24 of the Code of Miami-Dade County, Florida (the Code). Accordingly, DERM may approve the application, and the same may be scheduled for public hearing.

Wellfield Protection:

The subject property is located within the Wellfield Protection Area for the West Wellfield. Therefore, development of the subject property shall be in accordance with regulations established in Section 24-43 of the Code of Miami-Dade County, Florida. Since the subject request is for a non-residential land use, the owner of the property has submitted a properly executed covenant in accordance with Section 24-35(5) of the Code, which provides that hazardous materials shall not be used, generated, handled, discharged, disposed of or stored on the subject property.

Potable Water Supply and Wastewater Disposal:

Public water and public sanitary sewers can be made available to the subject property. Therefore, connection of the proposed development to the public water supply system and sanitary sewer system shall be required, in accordance with Code requirements. All sewer lines serving the property shall comply with the exfiltration standards as applied to development within wellfield protection areas.

Existing public water and public sanitary sewer facilities and services meet the Level of Service (LOS) standards set forth in the Comprehensive Development Master Plan (CDMP). Furthermore, the proposed development order, if approved, will not result in a reduction of the LOS standards subject to compliance with the conditions required by DERM for this proposed development order.

Notwithstanding the foregoing, and in light of the fact that the County's sanitary sewer system has limited sewer collection, transmission, and treatment capacity, no new sewer service connections can be permitted, unless there is adequate capacity to handle the additional flows that this project would generate. Consequently, final development orders for this site may not be granted if adequate capacity in the system is not available at the point in time when the project will be contributing sewage to the system. Lack of adequate capacity in the system may require the approval of alternative means of sewage disposal. Use of an alternative means of sewage disposal may only be granted in accordance with Code requirements, and shall be an interim measure, with connection to the public sanitary sewer system required upon availability of adequate collection/transmission and treatment capacity.

Stormwater Management:

A Surface Water Management General Permit from DERM shall be required for the construction and operation of the required surface water management system. This permit shall be obtained prior to site development, final plat, or public works approval of paving and drainage plans. The applicant is advised to contact DERM for further information regarding permitting procedures and requirements.

All Stormwater shall be retained on-site utilizing properly designed seepage or infiltration drainage structures. Drainage must be provided for the 5-year/1-day storm event with full on-site retention of the 25-year/3-day storm. Pollution Control devices shall be required at all drainage inlet structures. Site grading and development shall comply with County and Federal flood criteria requirements of Chapter 11C of the Code.

Pollution Remediation:

The subject property has a DERM tracking number, HWR-30/File # 8459. Legislative ruling prohibits enforcement action, at this time, at permitted gun ranges that have documented contamination associated with gun range activities; however, additional assessment may be required during the development phase or if the current use of the property changes. The subject property also has Pollution Control Division (PCD) tracking number SW-1393 for solid waste issues (former dumpsite) on the site.

The applicant is advised that any proposed construction, dewatering, and/or drainage plans will require review and approval by the Pollution Remediation Section of DERM upon plan submittal through the applicable building permits process.

Operating Permits:

Section 24-18 of the Code authorizes DERM to require operating permits for facilities that could be a source of pollution. The proposed use of the subject property may require operating permits from DERM. The applicant is advised to contact the Hazardous Facilities Section of DERM concerning operating permit requirements.

Wetlands:

The subject property is located within the Pennsuco Wetlands Basin, and is a jurisdictional wetland as defined by Section 24-5 of the Code. Therefore, a Class IV Wetland Permit, including plans for mitigation, and fill encroachment/stormwater management criteria will be required before any work can be done in wetlands on the subject property.

DERM has no objection to this application provided the applicant acquires all permits prior to the initiation of any work on the subject property. A full evaluation of the resources is performed during the permitting process. While every effort is made to notify the applicant of all requirements at this time, the full permit evaluation may require that site plans be changed to preserve unique biological resources.

The applicant is advised that permits from the Army Corps of Engineers (305)-526-7181), the Florida Department of Environmental Protection (561-681-6600) and the South Florida Water Management District (1-800-432-2045) may also be required for the proposed project. It is the applicant's responsibility to contact these agencies.

Tree Preservation:

The subject property revealed the presence of tree resources; however, the property is located in a designated wetland basin and will be regulated through a Class IV Wetland Permit.

Concurrency Review Summary:

DERM has conducted a concurrency review for this application and has determined that the same meets all applicable LOS standards for an initial development, as specified in the adopted CDMP for potable water supply, wastewater disposal and flood protection. Therefore, the application has been approved for concurrency subject to the comments and conditions contained herein.

This concurrency approval does not constitute a final concurrency statement and is valid only for this initial development order as provided for in the adopted methodology for concurrency review. Additionally, this approval does not constitute any assurance that the LOS standards would be met by any subsequent development order applications concerning the subject property.

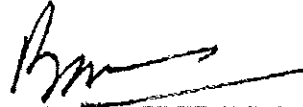
MIAMI-DADE COUNTY SITE REVIEW COMMITTEE

APPLICATION GF06-03

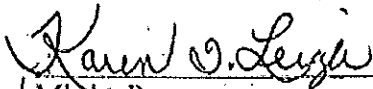
TRAIL GLADES RANGE GENERAL PLAN



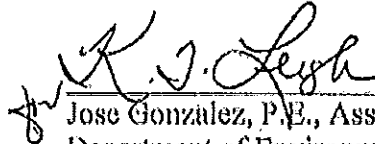
Esther Calas, Director
Public Works Department
Right-of-Way Division
Traffic & Highway Division



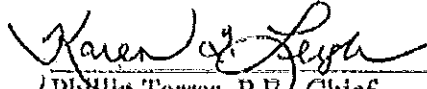
Subrata Basu, Interim Director
Department of Planning and Zoning



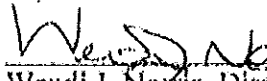
for Mirtha Paez
Capital Improvement and Planning
Fire and Rescue Department



for Jose Gonzalez, P.E., Assistant Director
Department of Environmental
Resources Management



for Phillip Torres, P.E., Chief
Plans Review Section
Department of Water & Sewer



Wendi J. Norris, Director
General Services Administration