



Miami-Dade County Board of County Commissioners

Office of the Commission Auditor

Economic Prosperity Committee Meeting

December 15, 2016
2:00 P.M.
Commission Chamber

Research Division

Office of the Commission Auditor
111 NW First Street, Suite 1030
Miami, Florida 33128
305-375-4354

**Economic Prosperity Committee
December 15, 2016 Meeting
Research Notes**

Item No.	Research Notes
<p>1G1 162306</p> <p><i>Deferral Requested</i></p>	<p>ORDINANCE ESTABLISHING A MINIMUM WAGE FOR EMPLOYEES OF CERTAIN COUNTY CONTRACTORS AND SUBCONTRACTORS; CREATING SECTION 2-8.9.1 OF THE CODE OF MIAMI-DADE COUNTY, FLORIDA; PROVIDING FOR INDEXING OF THE MINIMUM WAGE RATE; PROVIDING FOR ENFORCEMENT AND PENALTIES; REQUIRING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO ESTABLISH PROCEDURES FOR MONITORING COMPLIANCE; PROVIDING FOR DELAYED IMPLEMENTATION; PROVIDING SEVERABILITY, INCLUSION IN THE CODE, AND AN EFFECTIVE DATE</p>
<p>Notes</p>	<p>The proposed ordinance:</p> <ul style="list-style-type: none"> • Creates Section 2-8.9.1 of the Miami-Dade County Code; • Establishes a minimum wage of no less than \$15.00 per hour for employees of certain County contractors and subcontractors beginning January 1, 2018; <ul style="list-style-type: none"> ○ The minimum wage requirement will not apply to: <ul style="list-style-type: none"> ▪ Recipients of County grants; ▪ Holders of County permits, concessions, franchises or license agreements; ▪ County agreements to purchase, lease and rent real property; and ▪ Employees that are covered by the Living Wage Ordinance. • Provides for indexing of the minimum wage rate beginning January 1, 2019; • Provides for enforcement and penalties; and <ul style="list-style-type: none"> ○ First underpayment – a penalty in an amount equal to 20 percent of the amount; ○ Second underpayment – a penalty in an amount equal to 40 percent of the amount; ○ Third and successive underpayment - a penalty in an amount equal to 60 percent of the amount; and ○ Fourth violation – default of the subject contract and may be cause for suspension or termination in accordance with debarment procedures. • Requires the County Mayor or Mayor’s designee to establish procedures for monitoring compliance. <ul style="list-style-type: none"> ○ The County Mayor or Mayor’s designee will designate a unit of County government (Compliance Unit) to conduct investigations of compliance. <p><u>Additional Information on Minimum Wage Rates:</u></p> <p>Federal</p> <p>The federal minimum wage for covered nonexempt employees is \$7.25 per hour effective July 24, 2009. The federal minimum wage provisions are contained in the Fair Labor Standards Act (FLSA). Many states also have minimum wage laws. In cases where an employee is subject to both the state and federal minimum wage laws, the employee is entitled to the higher of the two minimum wages.</p> <p>The FLSA does not provide wage payment or collection procedures for an employee's usual or promised wages or commissions in excess of those required by the FLSA. However, some states do have laws under which such claims (sometimes including fringe benefits) may be filed.¹</p> <p>The Department of Labor’s Wage and Hour Division administers and enforces the federal minimum wage law.</p> <p>State</p> <p>The minimum wage rate for Florida² is \$8.05 per hour. Annual increases are based on the cost of living (Constitutional amendment 2004).³</p> <p>Florida requires employers to pay tipped employees above federal minimum wage⁴.</p> <ul style="list-style-type: none"> • Basic combined cash and tip minimum wage rate – \$8.05 • Maximum tip credit against minimum wage – \$3.02

¹ <https://www.dol.gov/general/topic/wages/minimumwage>

² <https://www.dol.gov/whd/minwage/america.htm#Florida>

³ <http://www.ncsl.org/research/labor-and-employment/state-minimum-wage-chart.aspx>

⁴ <https://www.dol.gov/whd/state/tipped.htm#Florida>

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	<ul style="list-style-type: none"> • Minimum cash wage – \$5.03 <p>Miami-Dade County⁵ The living wage for County contracts for covered services entered into BEFORE October 1, 2016 is \$12.83 per hour with qualifying health benefits valued at least \$1.86 per hour, otherwise \$14.69 per hour.</p> <p>The living wage for contracts for covered services entered into, extended, amended, or modified ON or AFTER October 1, 2016 and all services contractors operating under permits at Aviation Department facilities is \$12.63 per hour with qualifying health benefits valued at least \$1.83 per hour, otherwise \$14.46 per hour (effective October 1, 2016 through December 31, 2016). Effective January 1, 2017 through September 30, 2017, the living wage for these contracts will be \$12.63 per hour with qualifying health benefits valued at least \$2.89 per hour, otherwise \$15.52 per hour.</p>
1G1 Substitute 162554 <i>Deferral Requested</i>	ORDINANCE ESTABLISHING A MINIMUM WAGE FOR EMPLOYEES OF CERTAIN COUNTY CONTRACTORS AND SUBCONTRACTORS; CREATING SECTION 2-8.9.1 OF THE CODE OF MIAMI-DADE COUNTY, FLORIDA; PROVIDING FOR INDEXING OF THE MINIMUM WAGE RATE; PROVIDING FOR ENFORCEMENT AND PENALTIES; REQUIRING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO ESTABLISH PROCEDURES FOR MONITORING COMPLIANCE; PROVIDING FOR DELAYED IMPLEMENTATION; PROVIDING SEVERABILITY, INCLUSION IN THE CODE, AND AN EFFECTIVE DATE [SEE ORIGINAL ITEM UNDER FILE NO. 162306]
Notes	<p>The substitute differs from the original in that it:</p> <ul style="list-style-type: none"> • Raises the threshold for applicability to contracts where there is a firm commitment to spend over \$250,000 per year; • Exempts information technology, financial products, procurement through access to other government contracts, and contracts where state or federal requirements prohibit imposition of local wage rates; • Creates a phase-in period for the minimum wage requirement commencing with \$10.50 per hour in 2018, rising to \$12.50 by 2019, then \$15.00 by 2020 and in 2021, the minimum wage rate will match the living wage rate required by the Living Wage Ordinance in Section 2-8.9 of the County Code; and • Permits a waiver of the ordinance requirements when competitive bidding is impacted and imposing a reporting requirement for the exercise of the waiver provision.
2A 162696	RESOLUTION APPROVING DELETION OF BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND PROGRAM PROJECT NO. 315 – “GLORIA FLOYD – PINESHORE PINELAND PRESERVE” AND ADDITION OF PROJECT NO. 363 – “IMPROVEMENTS TO COUNTY-OWNED PARKS IN DISTRICT 8” TO BE FUNDED WITH \$250,000.00 OF SURPLUS FUNDS FROM DELETED PROJECT NO. 315, ALL AS IDENTIFIED IN APPENDIX A TO RESOLUTION NO. R-913-04, AFTER A PUBLIC HEARING; AND WAIVING REQUIREMENTS OF IMPLEMENTING ORDER 3-47 REGARDING ADDING NEW PROJECTS USING SURPLUS FUNDS
Notes	<p>The proposed resolution provides for the following:</p> <ul style="list-style-type: none"> • Approves the deletion of Project No. 315 from Appendix A to Resolution No. R-913-04 (Parks Resolution); • Declares \$250,000.00 as surplus funds and waives the requirements of Implementing Order (IO) 3-47 regarding the addition of new projects to the Bond Program using surplus funds, including the requirement that surplus funds may fund new projects only after all projects have been completed or necessary funding for completion of all projects has been identified to the satisfaction of the BCC; • Approves the addition of Project No. 363 titled “Improvements to County-owned parks in District 8” to Appendix A to the Parks Resolution. <p><u>Background</u> Pursuant to the Parks Resolution, the voters of Miami-Dade County approved the issuance of general obligation bonds in a principal amount not to exceed \$680,258,000.00 to construct and improve neighborhood and regional parks and other recreational areas to include athletic fields and gymnasiums, courts, pools, playgrounds, marinas, restore beaches, and the preservation of endangered lands.</p>

⁵ <http://www.miamidade.gov/smallbusiness/library/reports/2016-2017-living-notice.pdf>

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	<p>One of the projects listed in Appendix A to the Parks Resolution is Project No. 315 – “Gloria Floyd – Pineshore Pineland Preserve” in County Commission District 8, a street address of SW 128th Street and SW 122nd Avenue, a project description that provides “General improvements to existing local parks include renovation, and upgrades,” and an original allocation of \$250,000.00 (Project No. 315). Currently, the entire allocation to Project No. 315 remains unused and is not anticipated to be expended for capital improvements to Project No. 315 because said project is an environmentally sensitive and healthy pineland preserve where construction would harm the pineland ecology.</p> <p>This item was considered by the Bond Program’s Citizens’ Advisory Committee at its meeting on November 16, 2016 and it received a favorable recommendation from the Committee.</p>
2C 162570	<p>RESOLUTION AMENDING RESOLUTION NOS. R-1237-07 AND R-630-10 TO APPROVE THE CHANGE IN LOCATION OF THE CHI CHILDREN’S CENTER PROJECT FROM 840 W MOWRY DRIVE, HOMESTEAD, FL 33030 TO 10300 SW 216TH STREET, MIAMI, FL 33190</p>
Notes	<p>The proposed resolution amends Resolution No. R-1237-07 and Resolution No. R-630-10 to approve the change in location of the CHI Children’s Center Project from 840 W Mowry Drive, Homestead, FL 33030 to 10300 SW 216th Street, Cutler Bay, FL 33190. All other provisions of Resolution No. R-1237-07 and Resolution No. R-630-10 remain unchanged and in full force and effect.</p> <p>CHI has recently requested to change the proposed location of the CHI Children’s Center Project from 840 W Mowry Drive, Homestead, FL 33030 to 10300 SW 216th Street, Miami, FL 33190.</p>
3A 162545	<p>RESOLUTION APPROVING THE FUNDING OF 30 GRANTS FOR A TOTAL OF \$308,325.00 FROM THE FISCAL YEAR 2016-2017 FIRST QUARTER OF THE TOURIST DEVELOPMENT COUNCIL GRANTS PROGRAM ROOM TAX PLAN AND SURTAX CATEGORY TO PROMOTE MIAMI-DADE COUNTY TOURISM; WAIVING RESOLUTION NO. R-130-06, AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO EXECUTE GRANT AGREEMENTS WITH VARIOUS ENTITIES AND TO EXERCISE ALL PROVISIONS, INCLUDING CANCELLATION PROVISIONS CONTAINED THEREIN</p>
Notes	<p>The proposed resolution approves the funding of 30 grants for a total of \$308,325.00 from the FY 2016-17 Tourist Development Council Grants Program – First Quarter and waives Resolution No. R-130-06 (requiring contracts with non-governmental entities be signed by the other parties before being submitted to the BCC) in order to expedite the allocation of funding support for these time-sensitive, tourism-oriented, and community events.</p> <p><u>Fiscal Impact/Funding Source</u> Funding for the Tourist Development Council (TDC) Grants Program comes from the two (2) percent Tourist Development Room Tax Revenue and the two (2) percent Hotel/Motel Food and Beverage Surtax revenues. In addition, the Greater Miami Convention and Visitors Bureau provides \$25,000.00 to the TDC pursuant to a multi-year agreement. Further, a remaining balance of \$50,097.00 from FY 2015-16 in unspent grant funds was carried over and is being appropriated as part of the FY 2016-17 program. Pursuant to Ordinance 16-104, \$1.2 million has been allocated for FY 2016-17 Tourist Development Council (TDC) Grants.</p> <p>The Tourist Development Council convened on September 26, 2016 to review 33 applications requesting \$570,900.00 for the First Quarter of the program. The TDC recommended funding 30 applicants for a total of \$308,325.00.</p>
3B 162623	<p>RESOLUTION AUTHORIZING THE FUNDING OF 29 GRANTS FOR A TOTAL OF \$160,000.00 FROM THE DEPARTMENT OF CULTURAL AFFAIRS FISCAL YEAR 2016-2017 COMMUNITY GRANTS PROGRAM – SECOND QUARTER FOR VARIOUS ENTITIES; WAIVING RESOLUTION NO. R-130-06; AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO EXECUTE GRANT AGREEMENTS AND TO EXERCISE ALL PROVISIONS, INCLUDING THE CANCELLATION PROVISIONS CONTAINED THEREIN</p>
Notes	<p>The proposed resolution approves the funding of 29 grants for a total of \$160,000.00 from the Fiscal Year 2016-17 Community Grants Program – Second Quarter and waives Resolution No. R-130-06 (requiring contracts with non-governmental entities be signed by the other parties before being submitted to the BCC) in order to expedite the allocation of funding support for these time-sensitive, tourism-oriented, and community events.</p>

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	<p><u>Fiscal Impact/Funding Source</u> Funding for the Community Grants Program comes from Department of Cultural Affairs' approved departmental revenues, as adopted in the Fiscal Year 2016-17 County budget ordinance. Upon adoption of the FY 2016-17 ordinance, under Grants to Programs for Artists and Non-Profit Cultural Organizations, a total of \$575,000.00 is allocated for FY 2016-17 Community (CG) Grants. A remaining balance of \$250,000.00 is to be used in the subsequent quarters of the program.</p> <p>The Community Grants Panel convened on November 3, 2016 to review 29 applications requesting \$229,250.00 for the Second Quarter of the program. The panel recommended funding 29 applicants for a total of \$160,000.00. The Cultural Affairs Council approved these recommendations at their meeting on November 16, 2016.</p>
3C 162638	RESOLUTION APPROVING THE BUDGET TOTALING \$2,959,241.00 FOR FISCAL YEAR 2016-17 FOR THE NARANJA LAKES COMMUNITY REDEVELOPMENT AGENCY
Notes	<p>The proposed resolution approves the Naranja Lakes Community Redevelopment Agency's (Agency) FY 2016-17 budget for the Naranja Lakes Community Redevelopment Area (Area). The Agency's budget includes revenues and expenditures in the amount of \$2,959,241.</p> <p>The BCC must approve the Agency's budget prior to the Agency expending any funding in the Trust Fund, as required by Section III D of the Interlocal Agreement.</p> <p><u>Fiscal Impact / Funding Source</u> The Agency's revenue source is tax increment financing (TIF), which is generated through the incremental growth of ad valorem revenues beyond an established base year, as defined in Section 163.387 of the Florida Statutes. The countywide TIF payment into the Agency's Trust Fund for FY 2016-17 is \$892,367 and the unincorporated municipal service area (UMSA) TIF payment into the Trust Fund is \$368,714, carryover from prior years \$1,693,660, and interest earnings \$4,500.</p> <p>For the second consecutive year the Area has benefited from an increase in taxable values. The preliminary 2016 tax roll has increased nine (9) percent from the 2015 tax roll, reflecting that the area continues the recovery trajectory from the recent economic downfall. As a result, the Area has benefited again from a small growth in TIF revenues to address slum and blight in accordance with Agency's mission. The County will continue to make payments to the Agency based on each year's growth of ad valorem revenues over the base year through 2033 when the Agency will sunset.</p> <p>Administrative expenditures total \$101,550 and represent eight (8) percent of TIF revenues, excluding the 1.5 percent County Administrative Charge (\$18,916), satisfying the 20 percent cap in administrative expenditures required by the Interlocal Agreement. Administrative expenses are for direct County support (\$96,000), advertising (\$5,000), printing (\$500), and mail service (\$50).</p> <p>Operating expenditures total \$1,199,420 and include:</p> <ul style="list-style-type: none"> • \$400,000 for community policing; • \$376,000 for debt service payment; • \$125,000 for professional contractual services of an economic development coordinator; • \$100,000 for commercial redevelopment grants; • \$85,000 for community building operations, maintenance, and insurance; • \$50,000 for residential redevelopment grants: • \$40,000 for legal services; • \$20,000 for a commercial grant coordinator; • \$2,000 for marketing; and • \$1,420 for membership in the Florida Redevelopment Association and required state fees. <p>The Agency budget includes a \$1,639,355 contingency reserve. The reserve set aside for this fiscal year will be used for future debt service payments and for projects within the redevelopment area.</p>

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	<p><u>Additional Information- Naranja Lakes Community Redevelopment Agency's FY 2015-16 Budget</u> On February 2, 2016, the BCC through Resolution No. R-112-16, approved the Naranja Lakes Community Redevelopment Agency's (Agency) FY 2015-16 budget for the Naranja Lakes Community Redevelopment Area (Area). The Agency's budget includes revenues and expenditures in the amount of \$2,720,838.</p> <p>The Countywide TIF into the Agency's Trust Fund for FY 2015-16 is \$693,712 and the unincorporated municipal service area (UMSA) TIF payment into the Trust Fund is \$286,956.</p> <p>The Agency's FY 2015-16 budget of \$2,720,838 was approved by the Agency on September 15, 2015. The budget included revenue sources of County and UMSA TIF (\$693,712 and \$286,956, respectively), carryover from prior years (\$1,736,670), and interest earnings (\$3,500).</p> <p>Administrative expenditures total \$92,850 and represent nine (9) percent of TIF revenues, excluding the 1.5 percent County Administrative Charge (\$14,710), satisfying the 20 percent cap in administrative expenditures required by the Interlocal Agreement. Administrative expenses are for direct County support (\$90,000), advertising (\$2,500), printing (\$300), and mail service (\$50).</p> <p>Operating expenditures total \$1,067,920 and include:</p> <ul style="list-style-type: none"> • \$400,000 for community policing; • \$375,000 for projected debt service payment; • \$125,000 for professional contractual services for a boundary extension redevelopment plan and an economic development coordinator; • \$75,000 for community building operations, maintenance, and insurance; • \$50,000 for commercial redevelopment grants; • \$30,000 for legal services; • \$10,000 for a commercial grant coordinator; • \$2,000 for marketing; and • \$920 for membership in the Florida Redevelopment Association and required state fees. <p>The Agency budget included a \$1,545,358 contingency reserve.</p> <p><u>Additional Information</u> On March 8, 2016, the BCC, through Resolution No. R-187-16, approved the Finding of Necessity for the Naranja Lakes Community Redevelopment Area Expansion. Acceptance of the Finding of Necessity Study and the proposed resolution indicated that the rehabilitation, conservation, redevelopment, or a combination of the Expansion Area is in the interest of the public health, safety, morals or welfare of the residents of the County. This was the first step in adding the Expansion Area to the existing Naranja Lakes Community Redevelopment Area (Area).</p> <p>The Study, prepared by PMG Associates, Inc., examined the conditions in the proposed area and concluded that conditions of slum and blight exist. The Study identified conditions including inadequate provision for sanitation, high population density and overcrowding, defective parking facilities and roadways, faulty lot layout, unsanitary conditions, inadequate and outdated building density pattern, and high vacancy rates.</p> <p>The Tax Increment Financing and Coordinating Committee reviewed the Study on June 18, 2015 and recommended its approval by the BCC.</p> <p>It is important to note that the South B Municipal Advisory Committee (South B) is studying the feasibility of incorporating an area in South Dade. The area being considered by South B includes the Agency's current boundaries. The Expansion Area goes beyond the South B study area, and, should the expansion be approved along with the South B incorporation effort, a portion the Agency will exist within the newly incorporated area and the unincorporated area. There are no community redevelopment agencies in Miami-Dade County that are split between jurisdictions.</p>

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3D 162770	RESOLUTION APPROVING THE BUDGET FOR THE N.W. 79TH STREET CORRIDOR COMMUNITY REDEVELOPMENT AGENCY FOR FISCAL YEAR 2016-17 TOTALING \$181,809.00
Notes	<p>The proposed resolution approves the NW 79 Street Corridor Community Redevelopment Agency's (Agency's) FY 2016-17 budget for the NW 79 Street Corridor Community Redevelopment Area (Area). The Agency's budget includes revenues and expenditures in the amount of \$181,809. The BCC must approve the Agency's budget prior to the Agency expending any funds.</p> <p><u>Fiscal Impact/Funding Source</u></p> <p>The Agency's revenue source is tax increment financing (TIF), which is generated through the incremental growth of ad valorem revenues beyond an established base year, as defined in Section 163.387, Florida Statutes. The countywide TIF payment into the Agency's Trust Fund for FY 2016-17 is \$130,419 and the unincorporated municipal service area (UMSA) TIF payment into the Trust Fund is \$53,888.</p> <p>The County will continue to make payments to the Agency based on each year's growth of ad valorem revenues over the base year through 2039, when the Agency and the Area will sunset.</p> <p>The Agency's FY 2016-17 budget of \$181,809 was approved by the Agency on November 16, 2016. The budget includes revenue sources of County and UMSA TIF (\$130,419 and \$53,888, respectively), a negative carryover from prior years (\$2,598), and interest earnings (\$100).</p> <p>Administrative services are provided by County staff. Because this is the first year the Agency will receive a TIF payment, the County has not charged the Agency for administrative costs. The County will continue to keep track of these expenses until such time as the Agency's revenue is sufficient to provide payment of administrative costs and redevelopment activities. The budget does include a 1.5 percent County administrative charge of \$2,765, and printing and publishing costs of \$500.</p> <p>The Agency's operating expenses total \$31,470 and include \$30,000 for a portion of the costs associated with the creation of the Agency. Depending on the revenue generated by the Agency, a minimum of \$30,000 will continue to be deducted annually until the creation expenses of \$119,125 have been reimbursed. Other operating expenses include \$700 for meeting room expenses; \$495 for the Florida Redevelopment Association membership; \$175 for a special district imposed by the State of Florida; and \$100 for a non-ad valorem assessment against real property.</p> <p>The remaining \$147,074 will be held in reserve for future projects and grants currently being identified by the Agency.</p> <p><u>Additional Information- NW 79 Street Corridor Community Redevelopment Agency's FY 2015-16 Budget</u></p> <p>On February 2, 2016, the BCC, through Resolution No. R-111-16, approved the NW 79 Street Corridor Community Redevelopment Agency's (Agency) FY 2015-16 budget. The Agency's budget includes revenues and expenditures in the amount of \$159,039.00.</p> <p>Typically the Agency's revenue source is the incremental growth of ad valorem revenues beyond an established base year, tax increment financing (Tax Increment), as defined in Section 163.387 of Florida State Statutes. Though there was an increase in the Preliminary 2015 Tax Roll over the 2014 Tax Roll, values have not risen above the base year for the Area, therefore, the Agency will not receive any Tax Increment revenue for the current fiscal year. The County will make payments to the Agency, when applicable, based on each year's growth of ad valorem revenues over the base year through 2039, when the Agency will sunset.</p> <p><u>Background</u></p> <p>On May 05, 2009, the BCC adopted Resolution No. R-566-09, which declared the Area as slum or blighted. On July 19, 2011, the BCC adopted the Agency's Redevelopment Plan through Resolution No. R-604-11, establishing a Trust Fund and the resident board for the Area through Ordinance No. 11-55.</p>

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	<p>The Agency held its first meeting on September 12, 2011. On October 3, 2011, the Agency adopted the Interlocal Agreement between the County and the Agency, which grants the Agency certain redevelopment powers. The Interlocal Agreement was approved by the BCC on January 24, 2012 through Resolution No. R-95-12. The Interlocal Agreement requires the Agency to submit for County approval an annual budget for the implementation of the Plan.</p> <p>On March 4, 2014, the BCC, adopted Resolution No. R-241-14, which conveyed a County-owned property located within the Area at 997 NW 79 Street to the Agency. The Agency issued a Request for Qualifications and is currently in the process of negotiating the sale of the property for an amount above the appraised value (\$157,281.00), along with a community benefits package that will include construction jobs and permanent job for residents of the Area. The sale of this property will bring additional funds to the Agency.</p> <p>The Agency's FY 2015-16 budget includes:</p> <ul style="list-style-type: none"> • \$175.00 for a special district fee imposed by the State of Florida; • \$70.00 for a non-ad valorem assessment; and • \$1,000.00 for maintenance on a property owned by the Agency. <p>The remaining \$157,786.00, which includes the proceeds from the sale of the above-mentioned property, will be held in reserve. The Agency's FY 2015-16 budget was approved by the Agency on October 8, 2015.</p>
3E 162607	<p>RESOLUTION APPROVING THE FIRST AMENDMENT TO THE JOINT USE AGREEMENT WITH THE SCHOOL BOARD OF MIAMI-DADE COUNTY, FLORIDA FOR PROPERTY LOCATED ON AN APPROXIMATELY 14-ACRE SCHOOL BOARD-OWNED SITE ADJACENT TO MIAMI KILLIAN SENIOR HIGH SCHOOL, KNOWN AS RON EHMANN PARK, LOCATED AT 10995 SW 97TH AVENUE IN UNINCORPORATED MIAMI-DADE COUNTY, TO BE JOINTLY USED BY THE SCHOOL BOARD AND THE COUNTY FOR EDUCATIONAL/RECREATIONAL USE AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE SUCH AGREEMENT, TO EXERCISE ALL PROVISIONS CONTAINED THEREIN, AND TO TAKE ALL ACTIONS NECESSARY TO EFFECTUATE SAME</p>
Notes	<p>The proposed resolution approves the First Amendment to the Joint Use Agreement with the School Board of Miami-Dade County (District) at the site owned by the District known as Ron Ehmann Park, adjacent to Miami Killian Senior High School, and authorizing the County Mayor or designee to execute the First Amendment to the Joint Use Agreement. This First Amendment to the Joint Use Agreement provides an extension of time of the Agreement through March 2, 2049 in order to access certain funding sources for capital construction projects and other site development activities within the Park, which require long-term site control.</p> <p>The Joint Use Agreement was approved by Resolution No. R-184-09 and permits the joint use of the approximately 14-acre portion of the District-owned land known as Ron Ehmann Park, located at 10995 SW 97 Avenue.</p>
3F 162649	<p>RESOLUTION APPROVING THE ACQUISITION OF A CONSERVATION EASEMENT TO PURCHASE DEVELOPMENT RIGHTS IN THE AMOUNT OF \$708,400.00, ON APPROXIMATELY 40.48 ACRES, LOCATED AT SE CORNER OF SW 338 STREET AND SW 227 AVENUE AS PART OF THE COUNTY'S PURCHASE OF DEVELOPMENT RIGHTS PROGRAM WITH O & G REAL ESTATE, LLC, LEONARD TALARICO REVOCABLE TRUST AND SALVATORE FINOCCHIARO REVOCABLE TRUST AS SELLERS; APPROVING PROJECT FUNDING SOURCE INCLUDING BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND FUNDS AND UNITED STATES DEPARTMENT OF AGRICULTURE'S AGRICULTURAL CONSERVATION EASEMENT PROGRAM GRANT FUNDS; AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXECUTE A CONSERVATION EASEMENT AND TAKE ALL ACTIONS NECESSARY TO EFFECTUATE THE ACQUISITION AUTHORIZED BY THE BOARD; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO EXERCISE ANY AND ALL OTHER RIGHTS CONFERRED THEREIN</p>
3G 162650	<p>RESOLUTION APPROVING THE ACQUISITION OF A CONSERVATION EASEMENT TO PURCHASE DEVELOPMENT RIGHTS IN THE AMOUNT OF \$353,500.00, ON APPROXIMATELY 20.20 ACRES, LOCATED AT NW CORNER AT SW 336 STREET AND SW 227 AVENUE AS PART OF THE</p>

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<p style="text-align: center;">3H 162652</p>	<p>COUNTY’S PURCHASE OF DEVELOPMENT RIGHTS PROGRAM WITH LEONARD TALARICO REVOCABLE TRUST, AS SELLER; APPROVING PROJECT FUNDING SOURCE INCLUDING BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND FUNDS AND UNITED STATES DEPARTMENT OF AGRICULTURE’S AGRICULTURAL CONSERVATION EASEMENT PROGRAM GRANT FUNDS; AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO EXECUTE A CONSERVATION EASEMENT AND TAKE ALL ACTIONS NECESSARY TO EFFECTUATE THE ACQUISITION AUTHORIZED BY THE BOARD; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO EXERCISE ANY AND ALL OTHER RIGHTS CONFERRED THEREIN</p>
<p style="text-align: center;">3I 162653</p>	<p>RESOLUTION APPROVING THE ACQUISITION OF A CONSERVATION EASEMENT TO PURCHASE DEVELOPMENT RIGHTS IN THE AMOUNT OF \$708,400.00, ON APPROXIMATELY 40.48 ACRES, LOCATED AT SE CORNER OF SW 338 STREET AND SW 227 AVENUE AS PART OF THE COUNTY’S PURCHASE OF DEVELOPMENT RIGHTS PROGRAM WITH F & T FARMS, INC., AS SELLERS; APPROVING PROJECT FUNDING SOURCE INCLUDING BUILDING BETTER COMMUNITIES GENERAL OBLIGATION BOND FUNDS AND UNITED STATES DEPARTMENT OF AGRICULTURE’S AGRICULTURAL CONSERVATION EASEMENT PROGRAM GRANT FUNDS; AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO EXECUTE A CONSERVATION EASEMENT AND TAKE ALL ACTIONS NECESSARY TO EFFECTUATE THE ACQUISITION AUTHORIZED BY THE BOARD; AND AUTHORIZING THE COUNTY MAYOR OR COUNTY MAYOR’S DESIGNEE TO EXERCISE ANY AND ALL OTHER RIGHTS CONFERRED THEREIN</p>
<p style="text-align: center;">Notes</p>	<p><u>3F- 162649</u> The proposed resolution:</p> <ul style="list-style-type: none"> • Approves the acquisition of a conservation easement to purchase development rights from O & G Real Estate, LLC, Leonard Talarico Revocable Trust and Salvatore Finocchiaro Revocable Trust as seller for approximately 40.48 acres in the amount of \$708,400.00 with Building Better Communities General Obligation Bond (BBC-GOB) Program, Project No. 10 funds; and <ul style="list-style-type: none"> ○ <i>The appraisal of the property was completed in May 2016. The purchase price of \$708,400.00 is based on the value obtained from the appraisal.</i> • Authorizes the County Mayor or County Mayor’s designee to execute the Conservation Easement. <p>If this item is approved, the property owner may be eligible for a 50 percent reduction of their ad valorem tax. The total 2015 ad valorem tax on the subject properties is \$1,478.14 based on the Miami-Dade Property Appraiser’s taxable value, and the 50 percent reduction, if applied, would reduce the ad valorem taxes paid to all taxing jurisdictions to \$739.07. The net reduction in ad valorem property tax revenues to the County is estimated at \$395.02.</p> <p><u>3G- 162650</u> The proposed resolution:</p>

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	<ul style="list-style-type: none"> • Approves the acquisition of a conservation easement to purchase development rights from Leonard Talarico Revocable Trust as seller for approximately 20.20 acres in the amount of \$353,500.00 with BBC-GOB Program, Project No. 10 funds; and <ul style="list-style-type: none"> ◦ <i>The appraisal of the property was completed in April 2016. The purchase price of \$353,500.00 is based on the value obtained from the appraisal.</i> • Authorizes the County Mayor or designee to execute the Conservation Easement. <p>If this item is approved, the property owner may be eligible for a 50 percent reduction of their ad valorem tax. The total 2015 ad valorem tax on the subject property is \$737.43 based on the Miami-Dade Property Appraiser's taxable value, and the 50 percent reduction, if applied, would reduce the ad valorem taxes paid to all taxing jurisdictions to \$368.71. The net reduction in ad valorem property tax revenues to the County is estimated at \$197.07.</p> <p><u>3H- 162652</u> The proposed resolution:</p> <ul style="list-style-type: none"> • Approves the acquisition of a conservation easement to purchase development rights from F & T Farms, Inc. as seller for approximately 40.48 acres in the amount of \$708,400.00 with BBC-GOB Program, Project No. 10 funds; and <ul style="list-style-type: none"> ◦ <i>The appraisal of the property was completed in April 2016. The purchase price of \$708,400.00 is based on the value obtained from the appraisal.</i> • Authorizes the County Mayor or designee to execute the Conservation Easement. <p>If this item is approved, the property owner may be eligible for a 50 percent reduction of their ad valorem tax. The total 2015 ad valorem tax on the subject property is \$1,478.14 based on the Miami-Dade Property Appraiser's taxable value, and the 50 percent reduction, if applied, would reduce the ad valorem taxes paid to all taxing jurisdictions to \$739.07. The net reduction in ad valorem property tax revenues to the County is estimated at \$395.02.</p> <p><u>3I- 162653</u> The proposed resolution:</p> <ul style="list-style-type: none"> • Approves the acquisition of a conservation easement to purchase development rights from Orazio Finocchiaro as seller for approximately 40.26 acres in the amount of \$704,550.00 with BBC-GOB Program, Project No. 10 funds; and <ul style="list-style-type: none"> ◦ <i>The appraisal of the property was completed in April 2016. The purchase price of \$704,550.00 is based on the value obtained from the appraisal.</i> • Authorizes the County Mayor or designee to execute the Conservation Easement. <p>If this item is approved, the property owner may be eligible for a 50 percent reduction of their ad valorem tax. The total 2015 ad valorem tax on the subject property is \$1,470.10 based on the Miami-Dade Property Appraiser's taxable value, and the 50 percent reduction, if applied, would reduce the ad valorem taxes paid to all taxing jurisdictions to \$735.05. The net reduction in ad valorem property tax revenues to the County is estimated at \$392.88.</p> <p><u>Background</u> To date, the County's program has acquired development rights on 664 acres of farmland and has spent \$12,878,610.00, with the County receiving more than \$6,232,550.00 in federal matching funds. The BBC-GOB Program includes \$20 million for Project No. 10 to preserve viable farmland through the acquisition of development rights on property suitable for agricultural use. The value of land used for agriculture often is significantly less than the value of land sold for development. For that reason, many agricultural landowners choose to sell their farmland for development, threatening the community's agricultural heritage and quality of life. Without programs to help farmers find alternatives to liquidating businesses, farms will continue to disappear at an increasing rate. The Purchase of Development Rights Program allows agricultural landowners to retain their existing use rights while receiving compensation for the land's development value.</p>

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	<p>The properties were reviewed by the County’s Agricultural Manager and were determined to be viable for agriculture production and are actively farmed. The recommendation to purchase the rights on these properties is based on the current pattern of development, future development pressure and the proximity to protected lands and other available properties. The properties are in an area that staff has determined to be significant for preservation under the Purchase of Development Rights Program. Furthermore, the properties meet the requirements of the Purchase of Development Rights Program, in that they:</p> <ul style="list-style-type: none">• Are actively farmed;• Are free from enforcement activities;• Have availability density;• Aare designated as agricultural on the Comprehensive Development Master Plan map; and• Are properly zoned and located outside the Urban Development Boundary.