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CLERK OF THE BOARD
OF COUNTY COMMISSIONERS
MIAMI-DADE COUNTY, FLORIDA

# MEMORANDUM

Agenda Item No. 7(E)

(Second Reading 4-8-14 )

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|---|---|---|---|
| **TO:** | Honorable Chairwoman Rebeca Sosa<br>and Members, Board of County Commissioners | **DATE:** | February 4, 2014 |
| **FROM:** | R. A. Cuevas, Jr.<br>County Attorney | **SUBJECT:** | Ordinance relating to zoning; providing for movie and television studios in BU-2 (Special Business District), IU-1 (Industrial Light, Manufacturing District), and IU-2 (Industrial, Heavy Manufacturing District); amending Sections 33-253, 33-259, and 33-262 of the Code<br>Ordinance No. 14-40 |

The accompanying ordinance was prepared and placed on the agenda at the request of Prime Sponsor Commissioner Barbara J. Jordan and Co-Sponsor Commissioner Sally A. Heyman.

R. A. Cuevas, Jr.
County Attorney

RAC/smm

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# Memorandum

MIAMI-DADE COUNTY

**Date:** April 8, 2014

**To:** Honorable Chairwoman Rebeca Sosa
and Members, Board of County Commissioners

**From:** Carlos A. Gimenez
Mayor

**Subject:** Ordinance relating to zoning; providing for movie and television studios in BU-2 (special business district), IU-1 (industrial light, manufacturing district), and IU-2 (industrial, heavy manufacturing district); amending sections 33-253, 33-259, and 33-262 of the code of Miami-Dade County

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This proposed ordinance amends Sections 33-253, 33-259 and 33-262 of the Code providing for movie and television studios in BU-2, IU-1 and IU-2 Districts. Implementation of this ordinance will not have a fiscal impact to the County.

Jack Osterholt
Deputy Mayor

Fis4414

# MEMORANDUM

**(Revised)**

**TO:** Honorable Chairwoman Rebeca Sosa
and Members, Board of County Commissioners

**DATE:** April 8, 2014

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

**SUBJECT:** Agenda Item No. 7(E)

**Please note any items checked.**

_____ **"3-Day Rule" for committees applicable if raised**

_____ **6 weeks required between first reading and public hearing**

_____ **4 weeks notification to municipal officials required prior to public hearing**

_____ **Decreases revenues or increases expenditures without balancing budget**

_____ **Budget required**

_____ **Statement of fiscal impact required**

_____ **Ordinance creating a new board requires detailed County Mayor's report for public hearing**

_____ **No committee review**

_____ **Applicable legislation requires more than a majority vote (i.e., 2/3's ____, 3/5's ____, unanimous _____ ) to approve**

_____ **Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required**

Approved _____ Mayor
Veto _____
Override _____

Agenda Item No. 7(E)
4-8-14

ORDINANCE NO. 14-40

ORDINANCE RELATING TO ZONING; PROVIDING FOR MOVIE AND TELEVISION STUDIOS IN BU-2 (SPECIAL BUSINESS DISTRICT), IU-1 (INDUSTRIAL LIGHT, MANUFACTURING DISTRICT), AND IU-2 (INDUSTRIAL, HEAVY MANUFACTURING DISTRICT); AMENDING SECTIONS 33-253, 33-259, AND 33-262 OF THE CODE OF MIAMI-DADE COUNTY, FLORIDA; PROVIDING SEVERABILITY, INCLUSION IN THE CODE, AND AN EFFECTIVE DATE

**BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA:**

Section 1. Section 33-253 of the Code of Miami-Dade County, Florida, is hereby amended to read as follows:[1]

Sec. 33-253. Uses permitted.

No land, body of water and/or structure shall be used or permitted to be used, and no structure shall be hereafter erected, constructed, reconstructed, moved, occupied or maintained for any purpose in any BU-2 District except for one (1) or more of the following uses:

* * *

>>(5.1) Movie and television studios with indoor sound stages/studios.

(5.2) Movie and television studios with outdoor lots/backlots after public hearing.<<

* * *

[1] Words stricken through and/or [[double bracketed]] shall be deleted. Words underscored and/or >>double arrowed<< constitute the amendment proposed. Remaining provisions are now in effect and remain unchanged.

Section 2. Section 33-259 of the Code of Miami-Dade County, Florida, is hereby amended to read as follows:

Sec. 33-259. Uses permitted.

No land, body of water or structure shall be used or permitted to be used and no structure shall be erected, constructed, moved or reconstructed, structurally altered, or maintained, which is designed, arranged or intended to be used or occupied for any purpose, unless otherwise provided herein, in IU-1 District, excepting for one (1) or more of the following:

* * *

[[~~(53) Motion picture production studios.~~]]

>>(53) Movie and television studios with indoor sound stages/studios.

(53.1) Movie and television studios with outdoor lots/backlots after public hearing.<<

* * *

Section 3. Section 33-262 of the Code of Miami-Dade County, Florida, is hereby amended to read as follows:

Sec. 33-262. Uses permitted.

No land, body of water or structure shall be used or permitted to be used and no structure shall be hereafter constructed, reconstructed or structurally altered, maintained or moved in any IU-2 District, which is designed, arranged or intended to be used for any purpose, unless otherwise provided herein, except for one (1) of the following uses:

* * *

>>(2.5) Movie and television studios with indoor sound stages/studios and outdoor lots/backlots.<<

* * *

Section 4. If any section, subsection, sentence, clause or provision of this ordinance is held invalid, the remainder of this ordinance shall not be affected by such invalidity.

Section 5. It is the intention of the Board of County Commissioners, and it is hereby ordained that the provisions of this ordinance, including any sunset provision, shall become and be made a part of the Code of Miami-Dade County, Florida. The sections of this ordinance may be renumbered or relettered to accomplish such intention, and the word "ordinance" may be changed to "section," "article," or other appropriate word.

Section 6. This ordinance shall become effective ten (10) days after the date of enactment unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

PASSED AND ADOPTED: April 8, 2014

Approved by County Attorney as
to form and legal sufficiency:

Prepared by:

Lauren Morse

Prime Sponsor: Commissioner Barbara Jordan
Co-Sponsor: Commissioner Sally A. Heyman