



OFFICE OF THE COMMISSION AUDITOR

Supplement to
Agenda Item No. 8(N)(1)
July 21, 2026

MEMORANDUM

TO: Honorable Chairman Anthony Rodriguez,
and Members, Board of County Commissioners

FROM: Adeyinka Majekodunmi, CPA
Commission Auditor

A handwritten signature in blue ink, likely belonging to Adeyinka Majekodunmi, is written over the "FROM:" line.

DATE: July 9, 2026

SUBJECT: Resolution Approving, Pursuant to Section 125.37, Florida Statutes, an Exchange Agreement between Miami-Dade County and the South Florida Water Management District (SFWMD) for the Conveyance to the County of Five Fee Simple Parcels Owned by SFWMD Identified as Parcels 2, 5, 7, 8, and 11 Comprising 1.318 Acres as Identified in Resolution Nos. R-955-20, R-978-20, R-980-20, R-981-20, and R-984-20 and Required in Connection with County Roadway Improvements to SW 157th Avenue, in Exchange for the Conveyance to SFWMD of a 3.889-Acre Tract of County-Owned Land Bounded on the North by SW 26 Street, the South by SW 28 Street, the West by SW 173 Avenue, and the East by SW 172 Court (County Property) of Equal Value; Declaring County Property Surplus, Electing Not To Reserve Mineral Rights Pursuant to Section 270.11, Florida Statutes, and Authorizing the County Mayor or County Mayor's Designee To Execute the Land Exchange Agreement and To Accept Conveyance of SFWMD Property, To Exercise All Rights Conferred Therein, and To Take All Actions Necessary To Effectuate same; Authorizing the Chairperson or Vice-Chairperson of the Board To Execute a County Deed

Pursuant to [Resolution No. R-129-22](#), adopted on February 1, 2022, and the new requirements per Implementing Order (I.O.) 8-4, the Office of the Commission Auditor (OCA) is directed to independently and simultaneously review and comment on the proposed leasing and conveyance of County property prior to the submission of an agenda item to the Board of County Commissioners (BCC). The OCA is providing this report as a Supplement to the BCC Agenda File Item No. 260314.

Commission Auditor's Observations:

The OCA conducted a comprehensive review of the intended party to the exchange agreement, the South Florida Water Management District (SFWMD). The results yielded the following:

- A. Background research performed on the South Florida Water Management District (SFWMD) yielded no material findings.

Scope of Review:

The OCA's review of the subject conveyance is based on information provided by the Transportation and Public Works Department (DTPW), including the documents listed in the Source Documents section below.

Source Documents:

The documents listed below were used during our review:

1. July 21, 2026, Mayor's Memorandum, *Resolution Authorizing an Agreement to Exchange Property between Miami-Dade County and the South Florida Water Management District (SFWMD), the Acceptance of Lands from SFWMD Needed for the County's Roadway Improvement Project, and the Conveyance of County Lands of Equivalent Value to SFWMD*
2. Draft, Agreement, *Agreement for Exchange of Real Property Interests by and between Miami-Dade County and the South Florida Water Management District*
3. Draft, County Deeds (attached as Exhibit "C" and Exhibit "D" to Agreement for Exchange of Real Property Interest), *County Deed by Miami-Dade County and South Florida Water Management District*
4. Draft, Quit Claim Deed (attached as Exhibit "E" to Agreement for Exchange of Real Property Interest), *Indenture between South Florida Water Management District, Grantor, and Miami-Dade County, Grantee*
5. September 2, 2022, Interdepartmental Memorandum of Agreement, *Interdepartmental Memorandum of Agreement between Miami-Dade Department of Transportation and Public Works and Miami-Dade Water and Sewer Department*
6. Circulation Memorandum, *Properties Being Considered for Surplus Designation via Implementing Order 8-4 Location: North of SW 42 Street, East of Krome Avenue, South of SW 26 Street, and West of SW 157 Avenue, Unincorporated Miami-Dade County*
Folio Numbers: 30-4918-001-0050, 30-4918-001-0052, and 30-4918-001-0057
Commission District 11

This report will be included in the corresponding BCC meeting agenda. If you have any questions or need additional information, please call me at (305) 375-4354.

cc: Honorable Mayor Daniella Levine Cava
Geri Bonzon-Keenan, County Attorney
Jess McCarty, First Assistant County Attorney
Carladenise Edwards, Chief Administrative Officer
Felix Jimenez, Inspector General, Office of the Inspector General
Ofelia Tamayo, Director, Internal Compliance
Basia Pruna, Director, Clerk of the Board and Procurement, Clerk of the Courts
Stacy L. Miller, Director, Transportation and Public Works
Eugene Love, Agenda Coordinator
OCA Staff