

# Memorandum



**Date:** May 5, 2020

**To:** Honorable Chairwoman Audrey M. Edmonson  
and Members, Board of County Commissioners

Agenda Item No. 5(M)

**From:** Jack Osterholt, Director  
Department of Regulatory and Economic Resources

Resolution No. R-370-20

**Subject:** Resolution Approving the Waiver of Plat of RPR Associates, LLC

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## Recommendation

The following waiver of plat is submitted for consideration by the Board of County Commissioners (Board) for approval. This waiver of plat for RPR Associates, LLC, a Florida limited liability company is bounded on the north approximately 400 feet south of NE 190 Street, on the east approximately 270 feet west of NE 26 Avenue, on the south by NE 188 Street, and on the west by NE 25 Avenue.

The Miami-Dade County Plat Committee recommends approval of this waiver of plat. The Plat Committee is comprised of representatives from:

- Florida Department of Transportation;
- Florida Department of Health;
- Miami-Dade County School Board; and
- Miami-Dade County departments of Fire Rescue; Parks, Recreation and Open Spaces; Regulatory and Economic Resources; Transportation and Public Works; and Water and Sewer.

Pursuant to Ordinance No. 16-73, this quasi-judicial matter may be submitted directly for placement on the Board's meeting agenda by the Director of the Department of Regulatory and Economic Resources.

A location sketch is attached to this memorandum as Exhibit A.

Legal description of the boundaries of the land are on file with the Department of Regulatory and Economic Resources.

## Scope

This waiver of plat is located in Commission District 4, which is represented by Commissioner Sally A. Heyman.

## Fiscal Impact/Funding Source

If this plat is approved, the fiscal impact to the County would be approximately \$100.00 annually for new drainage construction adjacent to the project. These costs would be covered by the Department of Transportation and Public Works' annual General Fund allocation.

**Track Record/Monitor**

The Development Services Division of the Department of Regulatory and Economic Resources administers the processing of plats and waivers of plat, and the person responsible for this function is Raul A. Pino, P.L.S.

**Background**

RPR Associates, LLC. (D-24257)

- Located in Section 4, Township 52 South, Range 42 East.
- Zoning: OUAD.
- Proposed usage: 168 bed assisted living facility.
- Number of parcels: One.
- This waiver of plat meets concurrency.

**Developer's Obligation**

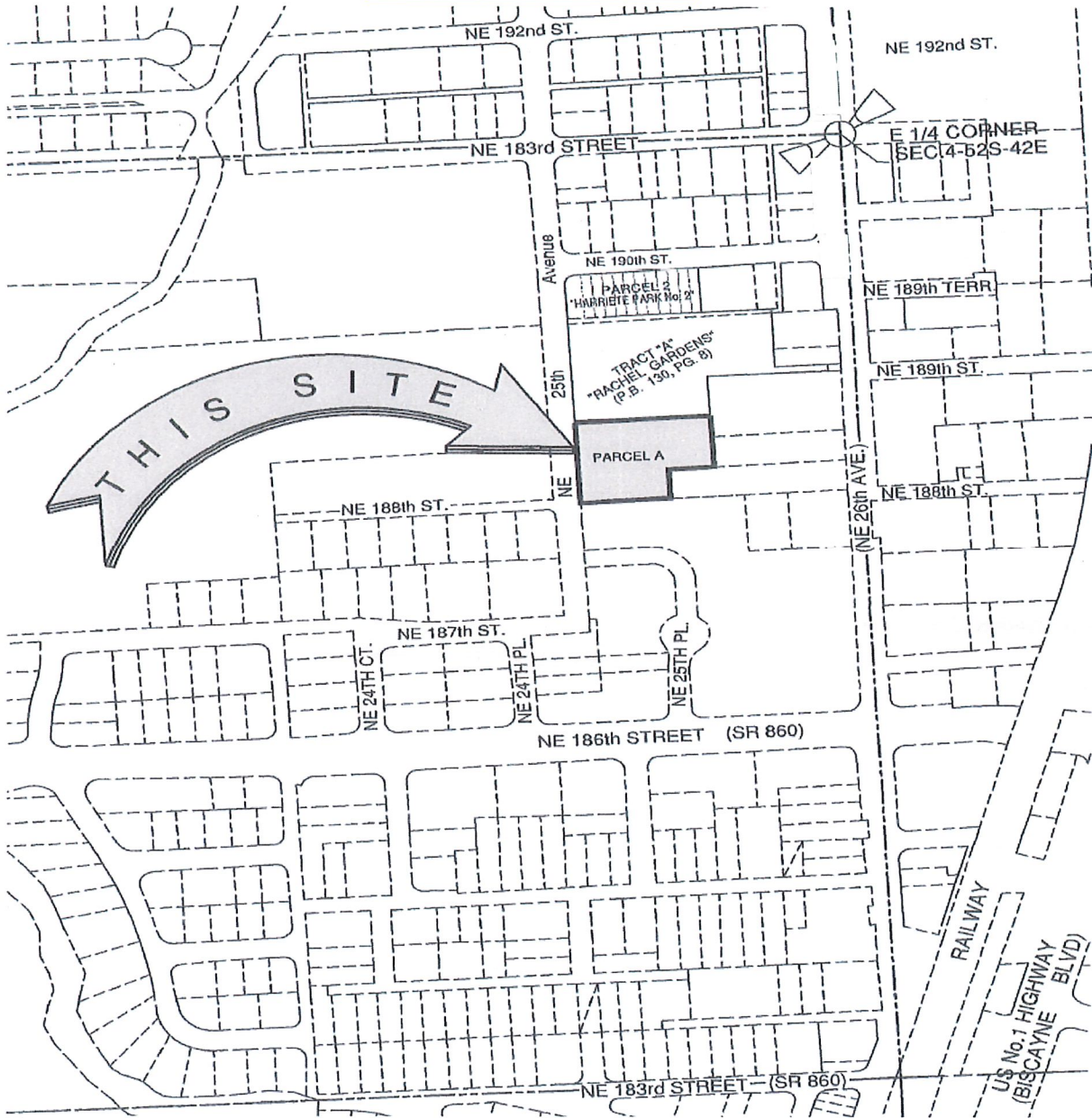
Mobilization, clearing embankment, paving, milling, resurfacing, sidewalks, curb and gutter, valley gutter, warning surfaces, striping, detectable warning surfaces, and contingency which are bonded under bond number 8163 in the amount of \$81,094.00.

# RPR ASSOCIATES, LLC

## D-24257

Sec. 4 Twp. 52 South Rge. 42 East

### EXHIBIT A





**MEMORANDUM**  
(Revised)

**TO:** Honorable Chairwoman Audrey M. Edmonson  
and Members, Board of County Commissioners

**DATE:** May 5, 2020

**FROM:** Abigail Price-Williams  
County Attorney

**SUBJECT:** Agenda Item No. 5(M)

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
- Statement of social equity 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 present \_\_\_\_, 2/3 membership \_\_\_\_, 3/5's \_\_\_\_, unanimous \_\_\_\_, CDMP 7 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, CDMP 2/3 vote requirement per 2-116.1(3)(h) or (4)(c) \_\_\_\_, or CDMP 9 vote requirement per 2-116.1(4)(c)(2) \_\_\_\_ ) 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. 5(M)

5-5-20

RESOLUTION NO. R-370-20

RESOLUTION APPROVING THE WAIVER OF PLAT OF RPR ASSOCIATES, LLC, D-24257, LOCATED IN THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 52 SOUTH, RANGE 42 EAST (BOUNDED ON THE NORTH APPROXIMATELY 400 FEET SOUTH OF NE 190 STREET, ON THE EAST APPROXIMATELY 270 FEET WEST OF NE 26 AVENUE, ON THE SOUTH BY NE 188 STREET, AND ON THE WEST BY NE 25 AVENUE

**WHEREAS**, this Board desires to accomplish the purposes outlined in the accompanying memorandum, a copy of which is incorporated herein by reference; and

**WHEREAS** RPR Associates, LLC, a Florida limited liability company, has this day presented to this Board a waiver of plat of certain lands lying in Miami-Dade County, Florida, said waiver of plat of the property legally described as a portion of land lying and being in the Southeast 1/4 of Section 4, Township 52 South, Range 42 East, Miami-Dade County, Florida, and it appears that all requirements of law concerning said waiver of plat insofar as the authority of this Board is concerned have been complied with,

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA**, that said waiver of plat is hereby approved; that the property has been found to be in compliance with Chapter 28, Subdivisions, of the Miami-Dade County Code; that approval of this waiver of plat is not a waiver of any zoning regulations; and that the requirements of the zoning existing on this land at the time this resolution is approved shall be enforced whether or not the various parcels on this waiver of plat conforms to those requirements.

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

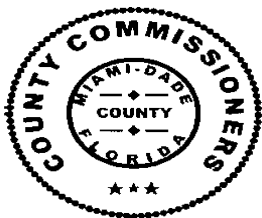
Audrey M. Edmonson, Chairwoman	<b>aye</b>		
Rebeca Sosa, Vice Chairwoman	<b>aye</b>		
Esteban L. Bovo, Jr.	<b>aye</b>	Daniella Levine Cava	<b>aye</b>
Jose "Pepe" Diaz	<b>aye</b>	Sally A. Heyman	<b>aye</b>
Eileen Higgins	<b>aye</b>	Barbara J. Jordan	<b>aye</b>
Joe A. Martinez	<b>aye</b>	Jean Monestime	<b>aye</b>
Dennis C. Moss	<b>aye</b>	Sen. Javier D. Souto	<b>aye</b>
Xavier L. Suarez	<b>aye</b>		

The Chairperson thereupon declared this resolution duly passed and adopted this 5<sup>th</sup> day of May, 2020. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this resolution and the filing of this approval with the Clerk of the Board.

MIAMI-DADE COUNTY, FLORIDA  
BY ITS BOARD OF  
COUNTY COMMISSIONERS

HARVEY RUVIN, CLERK

By: Melissa Adames  
Deputy Clerk



Approved by County Attorney as to form and legal sufficiency.

A handwritten signature in black ink, appearing to be "LEM", written over a horizontal line.

Lauren E. Morse