

MEMORANDUM

Non-Agenda Item No. 15(F)(5)

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

DATE: April 1, 2025

FROM: Geri Bonzon-Keenan
County Attorney

SUBJECT: Resolution approving
amendment to Homestead Town
Center contract approved
pursuant to Resolution Nos. R-
665-23, R-298-24, and R-636-24
to extend the closing date by 180
days and to make certain
amendment to Declaration of
Restrictive Covenants; directing
the County Mayor to request and
diligently pursue, in conjunction
with the developer, federal
government approval to allow
development of affordable and
workforce housing on a portion
of the property

Resolution No. R-383-25

The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Vice Chairman Kionne L. McGhee.



Geri Bonzon-Keenan
County Attorney

GBK/jp



MEMORANDUM

(Revised)

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

DATE: April 1, 2025

FROM: 
Glen Bonzon-Keenan
County Attorney

SUBJECT: Non-Agenda Item No. 15(F)(5)

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 ____, majority plus one ____, 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) ____, 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 _____

Non-Agenda Item No. 15(F)(5)
4-1-25

RESOLUTION NO. R-383-25

RESOLUTION APPROVING AMENDMENT TO HOMESTEAD TOWN CENTER CONTRACT APPROVED PURSUANT TO RESOLUTION NOS. R-665-23, R-298-24, AND R-636-24 TO EXTEND THE CLOSING DATE BY 180 DAYS AND TO MAKE CERTAIN AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS; DIRECTING THE COUNTY MAYOR OR COUNTY MAYOR'S DESIGNEE TO REQUEST AND DILIGENTLY PURSUE, IN CONJUNCTION WITH THE DEVELOPER, FEDERAL GOVERNMENT APPROVAL TO ALLOW DEVELOPMENT OF AFFORDABLE AND WORKFORCE HOUSING ON A PORTION OF THE PROPERTY

WHEREAS, at the April 1, 2025 Board of County Commissioners' meeting, a motion was made to: (1) approve an amendment to the Homestead Town Center purchase and sale contract for developing a container park approved as per Resolution Nos. R-665-23, R-298-24 and R-636-24 which: (i) extends the closing date for the purchase of the property by 180 days, and (ii) amends the Declaration of Restrictive Covenants to delete the word "ancillary" to clarify that the additional uses must be consistent with the container park; and (2) directs the County Mayor or County Mayor's designee to request and diligently pursue, in conjunction with the developer, approval from the federal government to allow the development of affordable and workforce housing on a portion of the property,

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

Section 1. The foregoing recitals are incorporated in this resolution and are approved.

Section 2. This Board: (1) approves an amendment to the Homestead Town Center purchase and sale contract for developing a container park as per Resolution Nos. R-665-23, R-298-24 and R-636-24 which: (i) extends the closing date for the purchase of the property by 180 days, and (ii) amends the Declaration of Restrictive Covenants to delete the word "ancillary" to

clarify that the additional uses must be consistent with the container park; and (2) directs the County Mayor or County Mayor's designee to request and diligently pursue, in conjunction with the developer, approval from the federal government to allow the development of affordable and workforce housing on a portion of the property.

The Prime Sponsor of the foregoing resolution is Vice Chairman Kionne L. McGhee. It was offered by Commissioner **Kionne L. McGhee**, who moved its adoption. The motion was seconded by Commissioner **Kevin Marino Cabrera** and upon being put to a vote, the vote was as follows:

Anthony Rodriguez, Chairman	aye		
Kionne L. McGhee, Vice Chairman	aye		
Marleine Bastien	aye	Juan Carlos Bermudez	aye
Kevin Marino Cabrera	aye	Sen. René García	aye
Oliver G. Gilbert, III	aye	Roberto J. Gonzalez	aye
Keon Hardemon	aye	Danielle Cohen Higgins	aye
Eileen Higgins	aye	Raquel A. Regalado	aye
Micky Steinberg	aye		

The Chairperson thereupon declared this resolution duly passed and adopted this 1st day of April, 2025. 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

JUAN FERNANDEZ-BARQUIN, CLERK

By: **Basia Pruna**
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

MRP

Monica Rizo Perez
Debra Herman