

MIAMI-DADE COUNTY DEPARTMENT OF
TRANSPORTATION AND PUBLIC WORKS (DTPW)



Martin Luther King Jr. Plaza Metrorail Station Area Plan and Site Development

Community Meeting #1: Community Vision, Goals and Prep for Community Engagement

July 22nd, 2025

Welcome Elected Officials

- ◆ Jimmy Morales, Chief Operating Officer, Office of the Mayor
- ◆ Staff of District 2, Commissioner Bastien
- ◆ Staff of District 3, Commissioner Hardemon

Please let us know if any elected officials are in attendance so that we can acknowledge you



Introductions

Miami-Dade County Department of Transportation and Public Works (DTPW)

- ◆ Stacy L. Miller, P.E. , Director / CEO
- ◆ Lisa Colmenares, DPA, AICP, Chief Planning Officer
- ◆ Paola G. Baez, PE, Chief, Multimodal Development Section, Transportation Planning and Policy Division
- ◆ Francisco A. Arbelaez, AICP, Principal Planner/Project Manager

Planning Consultant (AECOM)

- ◆ Geoffrey Morrison-Logan, Principal in Charge
- ◆ Chris Riale, AICP, Associate Principal Urban Designer
- ◆ Matt Hill, Project Manager, Urban Planner
- ◆ Amparo Vargas, Public Information Officer
- ◆ Kentrell Lodge, Urban Designer

Landscape Architect (Curtis + Rogers)

- ◆ Aida Curtis, FASLA, Principal
- ◆ Olivia C. Bussey, PLA
- ◆ Annette Contreras Buenrostro, Landscape Designer

Meeting Agenda

Goal of the meeting: To build consensus with the community on a preferred vision and principles for the project.

We Are Doing This Together

- ◆ Project Background
- ◆ Site Understanding
- ◆ Project Principles
- ◆ What Makes a Great Place?
- ◆ What's the Community Vision?
- ◆ Breakout Groups

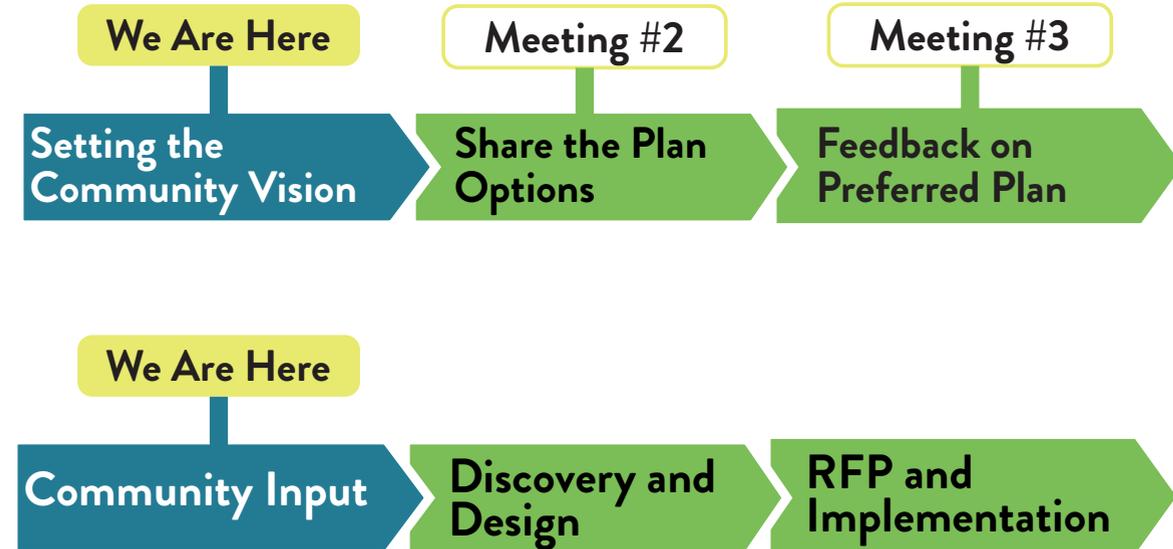
Project Background

What?

Connecting Communities: Building the Future at the MLK Plaza Metrorail Station

Miami-Dade County Department of Transportation and Public Works (DTPW) is leading a **site development project at Dr. Martin Luther King Jr. Plaza Station**. The Plan will outline residents' desired vision and strategies for fostering growth and improvement at the station.

When and How?



Where?



Dr. Martin Luther King Jr. Plaza Station is located on the **Green Metrorail line** at the corner of **NW 62nd St. (Dr. Martin Luther King Jr. Blvd.)** and **NW 27th Ave.**

Getting Ready for Tonight

To maintain a safe and respectable forum, we ask that participants abide by the following guidelines during the designated Q&A portion

- ◆ Please wait until the group discussion of the event to provide feedback and ask questions
- ◆ When you are speaking, profanity or inappropriate language will not be tolerated
- ◆ Anyone who violates these guidelines is subject to removal from the meeting
- ◆ Comment & survey cards will be made available for each attendee
- ◆ Instructions will be given throughout the event, **we want your feedback!**

Site Understanding

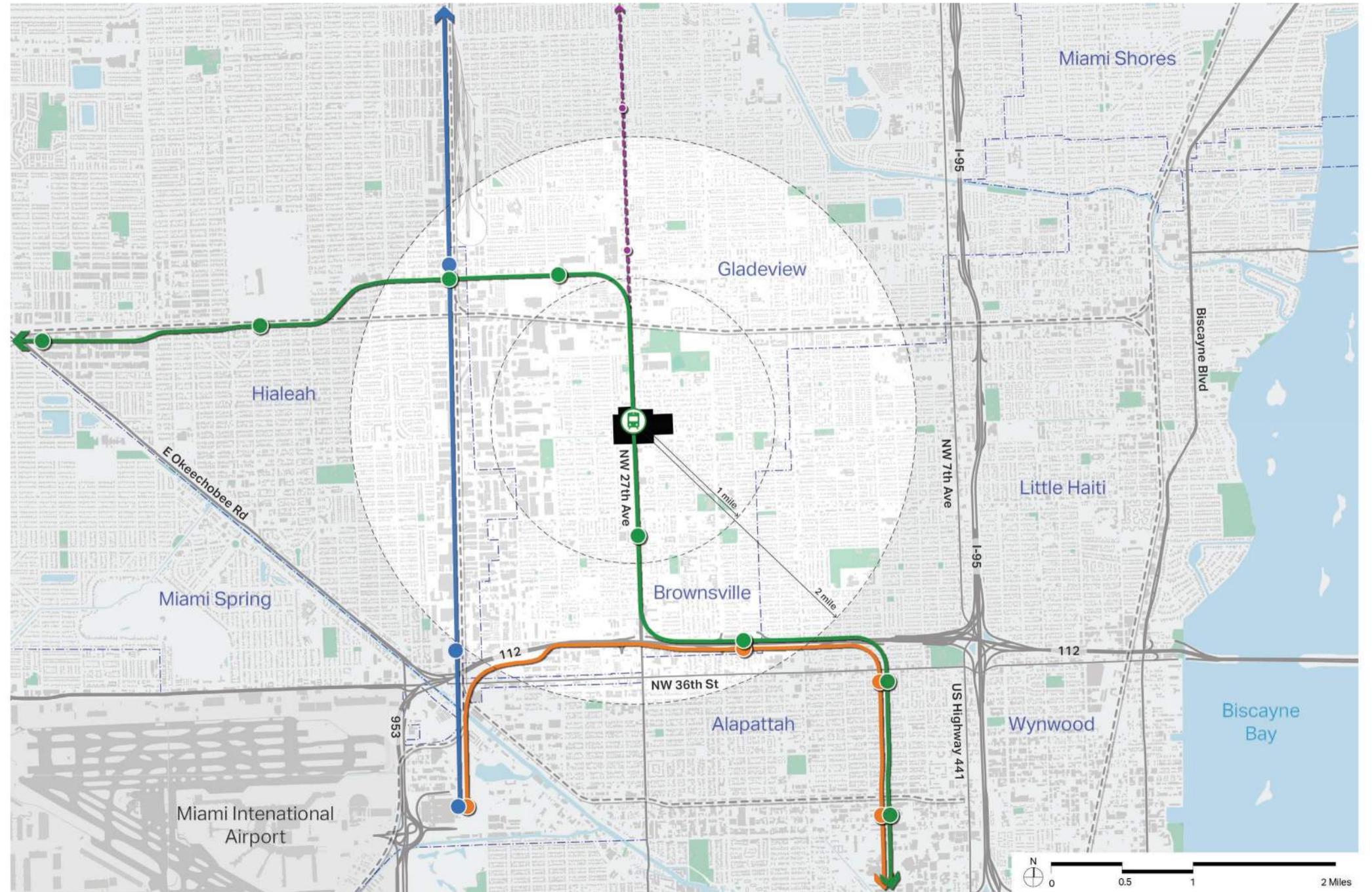
Context Analysis

Regional Context

Key Takeaways

- MLK Plaza Station is on the Metrorail Green Line sitting between the Brownsville, Liberty City / Model City and Gladeview neighborhoods.

- 🚇 MLK Plaza Station
- Station Area
- Metrorail - Green Line
- Green Line Stations
- Metrorail - Blue Line
- Blue Line Stations
- Metrorail - Orange Line
- Orange Line Stations
- North Corridor BRT
- North Corridor Station
- Railroads
- Municipal Boundaries



Context Analysis

TOD District Overview

Community Assets & Facilities

Key Takeaways

- There is a series of municipal buildings around the station in the form of the human services office building, firehouse, and school.
- The Marshall Davis African Heritage Cultural Arts Center sits just outside of the 1/2 mile radius along NW 22nd Ave.



- MLK Plaza Station
- Study Area
- County Site
- Station Area
- Park/Open Green Space

Context Analysis

TOD District Overview

Community Services

Key Takeaways

- The neighborhood around the station area is a food desert. There is no true grocery store or pharmacy within a 1/2 mile radius of the station.
- The neighborhood lacks general dining options and service businesses as well.
- The area around the station has a walk score of 56 despite the urban block structure

-  MLK Plaza Station
-  Study Area
-  County Site
-  Station Area
-  Grocery Stores
-  Convenience Stores
-  Restaurants
-  Fast Food

Walk Score = 56

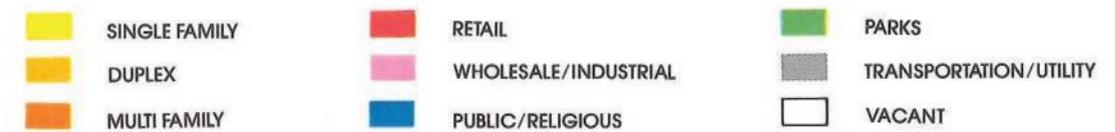
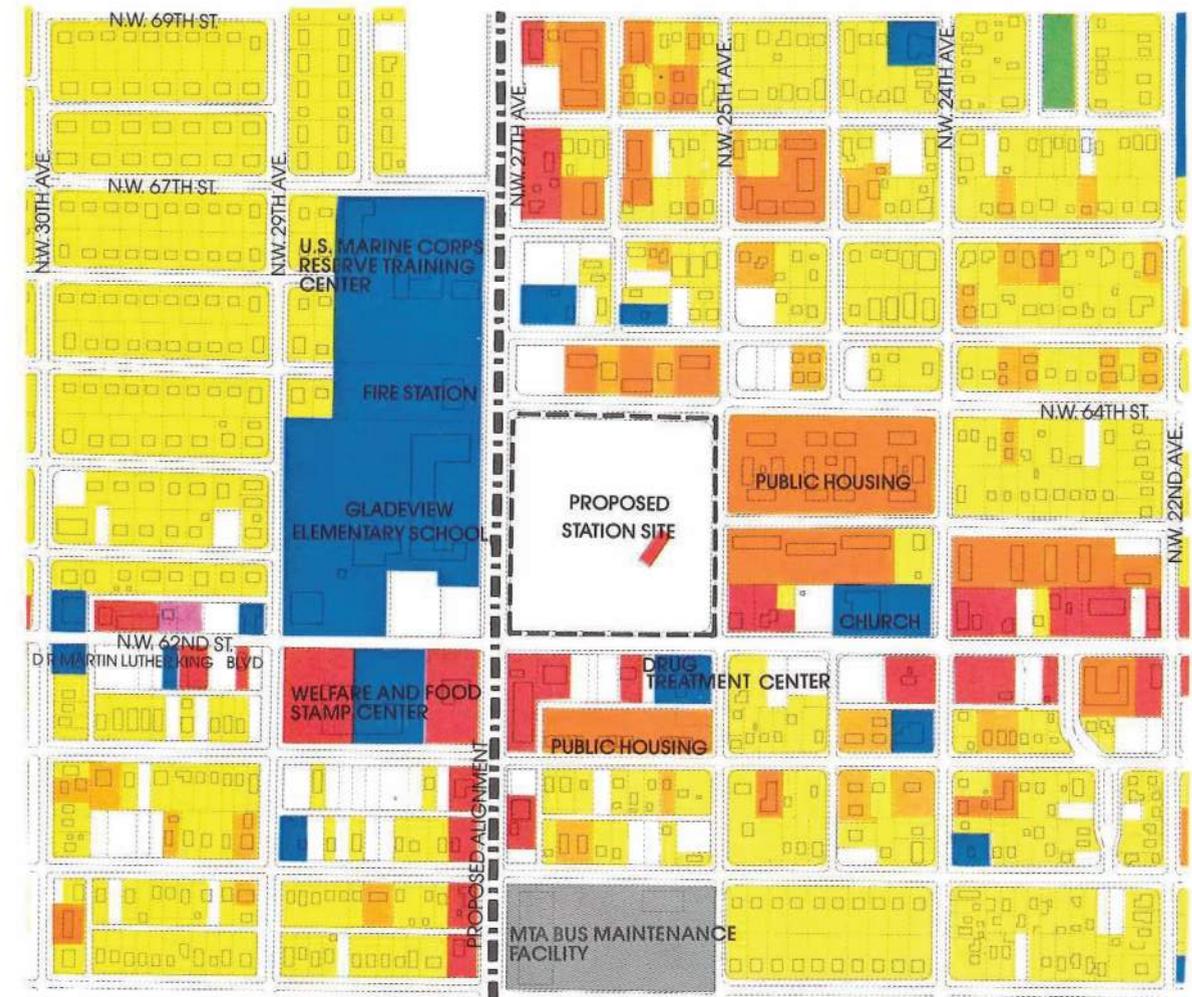


Station Area History

- ◆ The Stevens market was located on the northeast corner of Northwest 27th Avenue and 62nd Avenue. (1957)



- ◆ Land Use Plan from 1979 "Station Area Profile" for the proposed Dr. Martin Luther King Jr. Plaza Station



Station Area History

Historic Hampton House Motel

- ◆ Civil Rights Landmark: Located a mile south of MLK Plaza, the Hampton House was a key lodging site for Black travelers during segregation. It was officially designated a National Historic Landmark in 2023.
- ◆ Historic Guests & Legacy: In the 1960s, the motel welcomed leaders and celebrities including Dr. Martin Luther King Jr., Malcolm X, Muhammad Ali, Nat King Cole, Jackie Robinson, Joe Louis, and Sam Cooke. Dr. King delivered an early version of his "I Have a Dream" speech there.
- ◆ Decline and Restoration Success: After closing in 1976, the building sat vacant until local advocates helped secure historic district status in 2002. A \$6 million restoration began in 2015 with plans to open a museum, community center, cafe, jazz club, and gift shop.



Hampton House Grand Opening



Dr Martin Luther King Jr. Plaza

- ◆ Officially opened in 1985, with a purpose to serve the transit-dependent community of Brownsville and Gladeview
- ◆ County Building: 5-stories with open space. Proposed by a nonprofit in 1999. Groundbreaking in March 2001; completed with office and garage reopening in August 2004.



Betye Saar, an influential African American activist and artist during the Black Arts Movement created her public artwork titled 'On Our Way' at the MLK Metrorail Station in 1986.

Community and Culture



African Heritage Cultural Arts Center



Historic Hampton House



Joseph Caleb Auditorium renovation



Interior Entry to Historic Hampton House

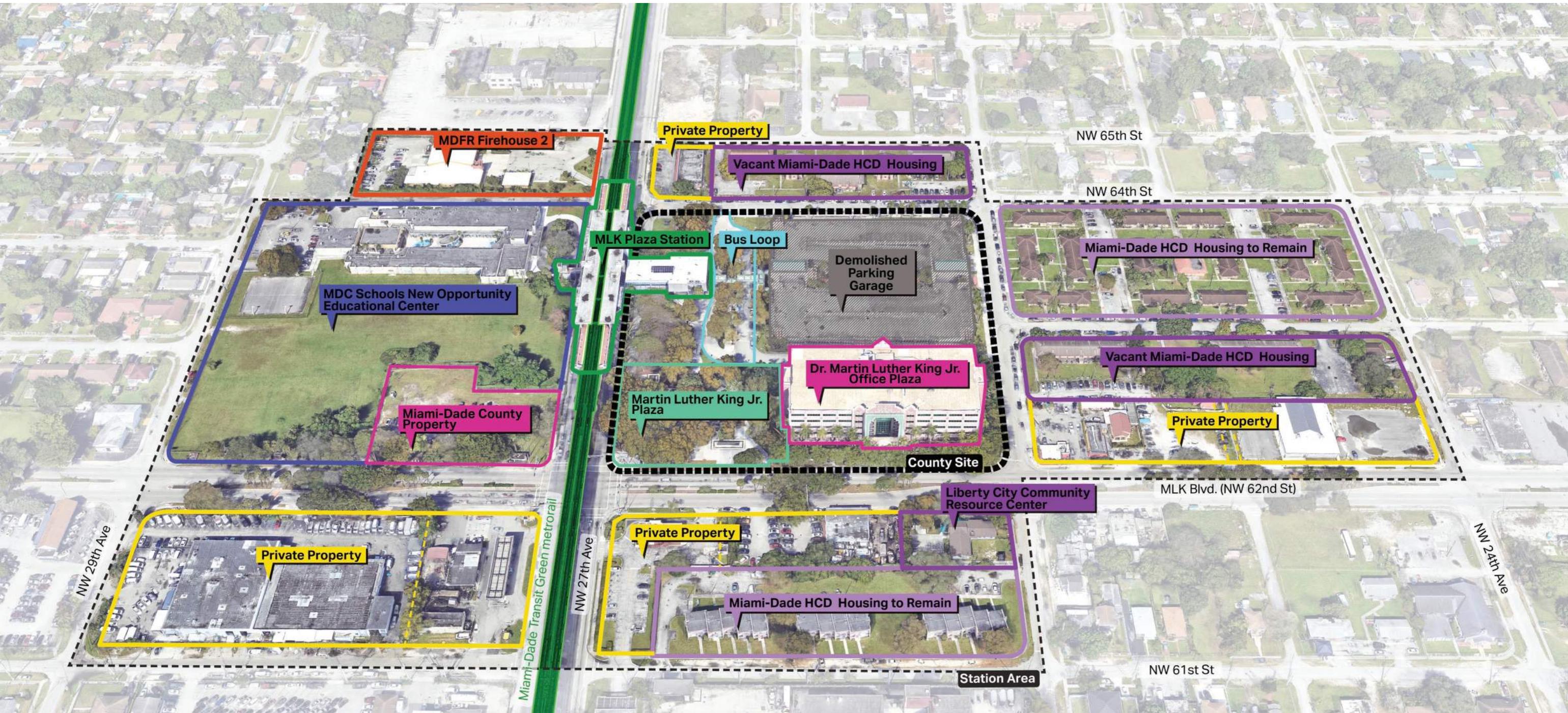


Georgette's Tea Room House

Station Area



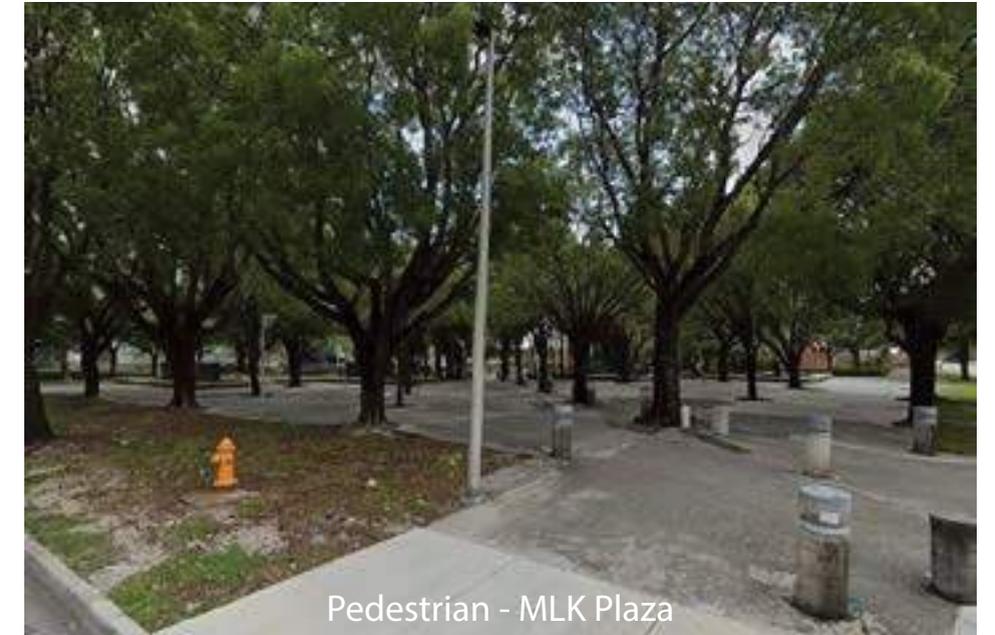
Station Area



Station Area Site Analysis

Entry Points

- High usage of the bus system for transfers and connections. Depot includes several small, outdated shelters lacking weather protection
- Pedestrians and micromobility users navigate MLK Plaza to reach bus stops and station despite deteriorated concrete and needed maintenance
- Access from NW 64th St –
No designated sidewalk or entrance; pedestrians must share the bus entry road or walk on grass, indicated by a visible desire trail
- Rideshare and personal vehicle drop-offs commonly occur along NW 64th St due to lower traffic which poses safety concerns



Organizing Principles for the Project

Organizing Principles



Residents First. Develop without displacement.



Respect Context. Strengthen community pillars of culture, education, economic opportunity, and safety.



Quality Housing. Improve housing choice and quality of life for the community.



Multi-Generational Place. Create a place safe and desirable for people of all ages to socialize and interact.



Centrality. Create a vibrant, mixed-use center with an improved public realm.



Connection. Connect the community to jobs, education, goods, and services.



Mobility. Provide the community with the freedom of mobility choice.



Residents First

Organizing Principles

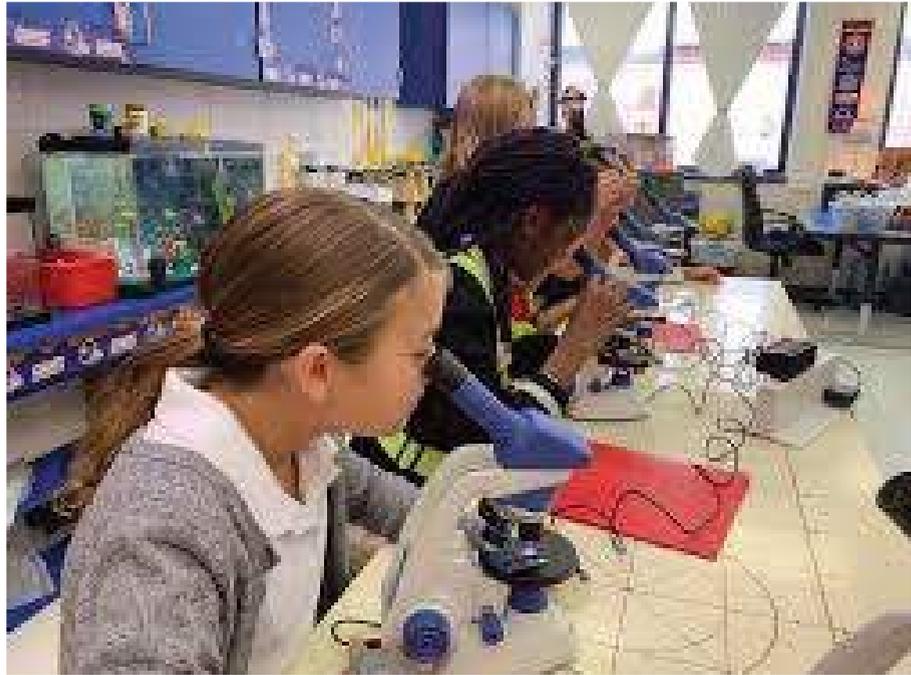


Your vision matters. Develop without displacement



Respect Context

Organizing Principles



Strengthen community pillars of culture, education, economic opportunity, and safety



Quality Housing

Organizing Principles



Improve housing choice and quality of life for the community



Multi-Generational Place

Organizing Principles



Create a place safe and desirable for people of all ages to socialize and interact



Centrality

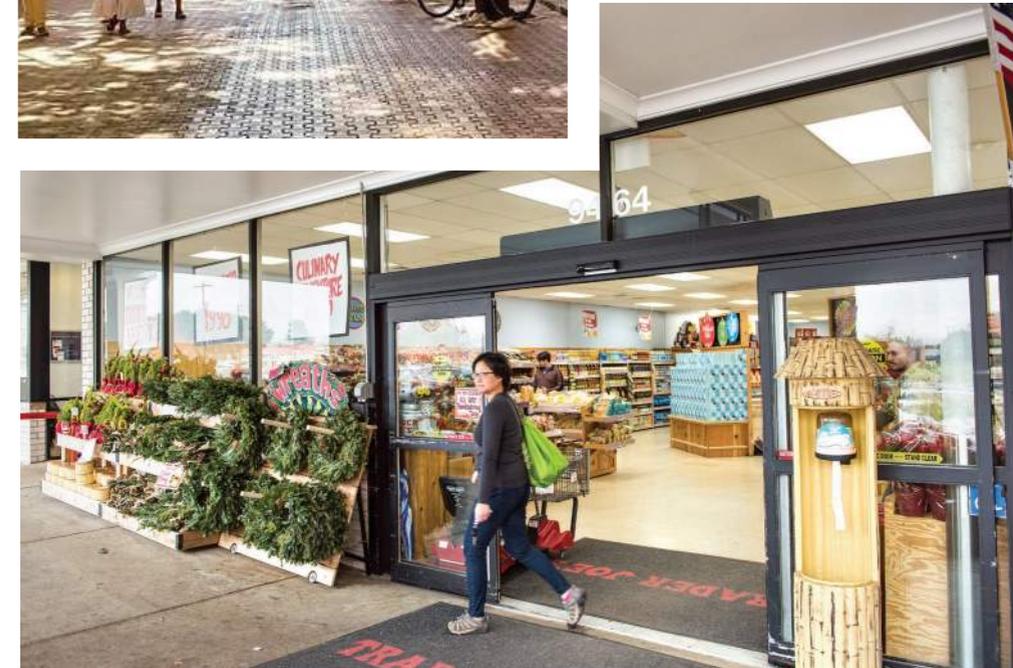
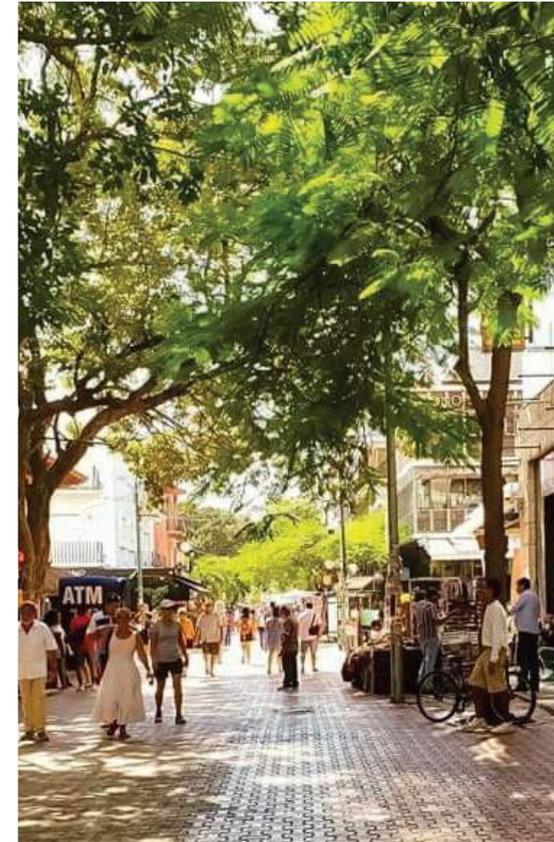
Organizing Principles



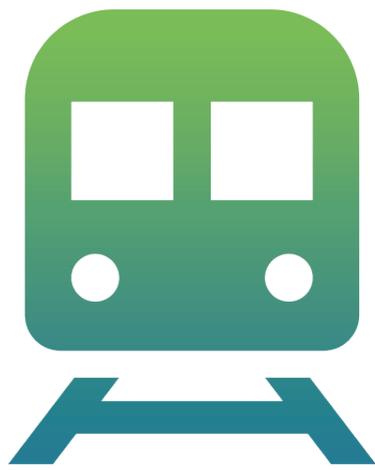
Create a vibrant, mixed-use center with an improved public realm

Connection

Organizing Principles



Connect the community to jobs, education, goods, and services



Mobility

Organizing Principles



Provide the community with the freedom of mobility choice



Residents First



Multi-Generational Place



Putting It All Together



Respect Context



Quality Housing



Centrality



Mobility



Connection

What Makes a Great Place?

Great Streets



Great walkable streets that are beautiful, safe, shaded, and active



Safety and Accessibility



Complete streets that create a safe and protected environment for pedestrians

Mobility Choice



Access to multiple transportation options connecting people to their destinations

Public Space



Quality open spaces and parks where the community comes together

People



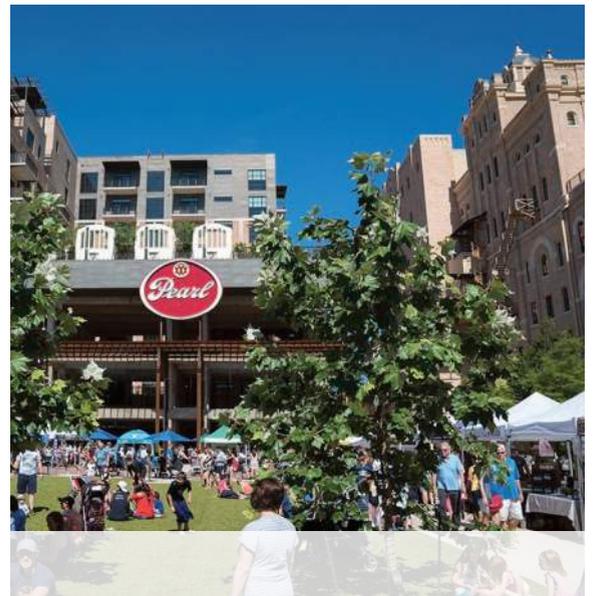
Creating places that prioritize people and foster a sense of pride in the community

Food, Art & Culture



Creating a junction for art, culture, and food that symbolizes the essence of the community and its people.

Mix of Uses



Establish a compact mix of uses serving the everyday needs of the community.

What is Your Vision for the Community?

Breakout Session

Breakout Session Directions

- ◆ Join one of the groups
- ◆ Each group has a facilitator to walk you through the session
- ◆ We would like your feedback on:
 - A. The presentation and its contents
 - B. Answering the “Big Questions”
 - C. Drafting a vision for your community at MLK Jr. Plaza Station

WHAT IS THE BIGGEST CHALLENGE FACING YOUR COMMUNITY?

WHAT DO YOU NEED IN YOUR COMMUNITY THAT IS NOT THERE?

WHAT WOULD YOU LIKE YOUR NEIGHBORHOOD TO BE CELEBRATED FOR IN 20 YEARS?

ADD MORE IDEAS HERE!

Big Questions

Community Vision:

BEAUTIFUL PUBLIC SPACE ACCESSIBLE SAFE CULTURE
COMMUNITY SERVICES

HOME VIBRANT NO DISPLACEMENT MIXED-USE
CONNECTIONS CELEBRATES COMMUNITY QUALITY LIFE PLACE TO BE
TRANSIT HUB

Family Friendly Neighborhood

Safe Streets

Well Lit Neighborhood

Community Services

Grocery Store

Active and Inviting

Outdoor Dining

Accessible Transit

Is this the right vision for the neighborhood?

YES

NO

If NO...
What needs to change?

Community Vision

What We Heard

Closing

Next Steps

- ◆ Tonight's concluding activity
- ◆ Check out the project website for results of tonights meeting miamidade.gov/MLKplazastudy
- ◆ Questions and comments can be sent to info.MLKstation@miamidade.gov
- ◆ We will be **meeting again in early fall** to present the plan options for the site



On Your Way Out

Vote for your favorite vision statement

 Green sticker for the vision you like

Community Vision:

BEAUTIFUL PUBLIC SPACE
COMMUNITY SERVICES
ACCESSIBLE SAFE NO DISPLACEMENT
HOME VIBRANT PRESERVE THE CULTURE MIXED-USE
CONNECTIONS CELEBRATES COMMUNITY QUALITY LIFE
TRANSIT HUB PLACE TO BE

Family Friendly Neighborhood Safe Streets



Well Lit Neighborhood Community Services Grocery Store



Active and Inviting Outdoor Dining Accessible Transit



Is this the right vision for the neighborhood?

YES NO

If NO....
What needs to change?

  **Community Vision**

On Your Way Out

What type of open space do you want to see at MLK Jr Plaza Station?



Green sticker for images you like



Red sticker for images you DO NOT like

What do you want to see in the outdoor spaces around MLK Plaza Station?

 Map of the station area with a green sticker	 Sit in the Shade	 Eat	 Take a Walk
 Grab a Quick Food Truck Meal	 Exercise	 Visit a Farmer's Market	 Learn about History
 Ride Your Bike	 Relax with Friends & Family	 Listen to Music	 Walkable sidewalks
 Shop	 Interact with Art	 Watch Movies	 Attend a Festival
 Connect with Nature	 Visit a Dog Park	 Have a Picnic	 Play on a Playground
 Wait at Improved Bus Shelters	 Play Field Sports	 Tend a Garden	 People Watch
 Your Suggestion Here	 Your Suggestion Here	 Your Suggestion Here	 Your Suggestion Here

MIAMI-DADE COUNTY AECOM Curtis + Rogers Public Space

Thank You