

RESOLUTION No. 15-221

A RESOLUTION OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA, MAKING CERTAIN FINDINGS AND DESIGNATING THE REAL PROPERTY LOCATED ON NW 114 AVENUE BETWEEN NW 80TH STREET AND NW 82ND STREET, IDENTIFIED BY MIAMI-DADE COUNTY FOLIO NO. 35-3007-001-0340 AND 35-3007-001-0330, AS FURTHER IDENTIFIED BY THE ATTACHED MAP, COMMONLY REFERRED TO AS DORAL LEGACY PARK, AS THE DORAL LEGACY PARK GREEN REUSE AREA PURSUANT TO SECTION 376.80, FLORIDA STATUTES, OF FLORIDA'S BROWNFIELD REDEVELOPMENT ACT FOR THE PURPOSE OF ENVIRONMENTAL REHABILITATION, JOB CREATION AND PROMOTING ECONOMIC REDEVELOPMENT; AUTHORIZING THE CITY CLERK TO NOTIFY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION OF SAID DESIGNATION; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the State of Florida has provided, in Chapter 97-277, Laws of Florida, codified at Sections 376.77 through 376.86, Florida Statutes (2015), for designation of certain specified areas by local government adoption of a resolution in order to promote environmental remediation, sustainable land redevelopment and/or reuse, and economic revitalization; and

WHEREAS, the City of Doral (the "City") owns property, commonly known as Doral Legacy Park, located at 11300 N.W. 81st Terrace, Doral, FL 33178, identified by Miami-Dade County Folio Nos. 35-3007-001-0340 and 35-3007-001-0330 (hereinafter the "Subject Property"), as shown in the attached Exhibit "A" and more particularly described in the legal description as shown in the attached Exhibit "B", both of which are incorporated and made a part hereof by this reference, which warrants environmental remediation, sustainable land redevelopment and/or reuse, and economic revitalization; and

WHEREAS, the City intends to utilize the regulatory, financial, and other benefits associated with Florida's Brownfield Redevelopment Program by designating the Subject Property as a "Green Reuse Area," pursuant to Section 376.80, Florida Statutes (2015); and

WHEREAS, the Mayor and City Council have reviewed the relevant procedures that apply effectuating this designation, as specified in Section 376.80, Florida Statutes (2015), and find the City in compliance with the statutory requirements; and

WHEREAS, proper notice of the designation of the proposed Green Reuse Area has been provided in accordance with Section 376.80(1)(c) and Section 166.041(3)(c)2, Florida Statutes (2015); and

WHEREAS, the Mayor and City Council have made certain findings with regard to the Subject Property that are further specified herein; and

WHEREAS, the Mayor and City Council have determined that the proposed Green Reuse Area designation on the Subject Property is in the best interest of the City, and advantageous to the public health, safety and welfare; and

WHEREAS, the City desires to notify the Florida Department of Environmental Protection of its resolution designating the Subject Property as the "Doral Legacy Park Green Reuse Area" to further its rehabilitation and redevelopment for the purposes enunciated under Sections 376.77 through 376.86, Florida Statutes (2015).

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF DORAL, FLORIDA, AS FOLLOWS:

Section 1. Recitals. The foregoing recitals are confirmed, adopted, and incorporated herein and made a part hereof by this reference.

Section 2. Adoption of Representations. Pursuant to, and in satisfaction of, the requirements of designation in section 376.80, Florida Statutes (2015), the Mayor and City Council find that:

- A. The Subject Property, as the proposed Green Reuse Area, warrants economic development and has a reasonable potential for such activities;
- B. The proposed Green Reuse Area represents a reasonably focused approach and is not overly large in geographic coverage;
- C. The proposed Green Reuse Area has potential to interest the private sector in participating in rehabilitation; and
- D. The proposed Green Reuse Area is largely comprised of land suitable for recreational open space and related wellness purposes.

Section 3. Property Designation. The area depicted on Exhibit "A" and legally described on Exhibit "B," attached hereto and incorporated herein by reference, is hereby designate the as the Doral Legacy Park Green Reuse Area for purposes of Sections 376.77 through 376.86, Florida Statutes (2015).

Section 4. Authorization to City Clerk. The City Clerk is hereby authorized to notify the Florida Department of Environmental Protection of the City Council's Resolution designating the Subject Property as the "Doral Legacy Park Green Reuse Area" for purposes of Sections 376.77 through 376.86, Florida Statutes (2015).

Section 5. Implementation. The City Manager, the City Attorney, and the City Clerk are hereby authorized to take such further action as may be necessary to implement the purpose and provisions of this Resolution.

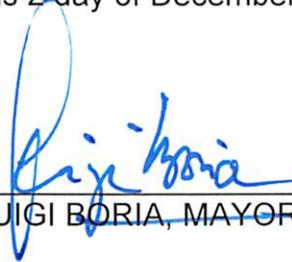
Section 6. Effective Date. This Resolution shall become effective immediately upon adoption.

The foregoing Resolution was offered by Councilmember Ruiz who moved its adoption. The motion was seconded by Councilmember Cabrera and upon being put to a vote, the vote was as follows:

Mayor Luigi Boria	Yes
Vice Mayor Christi Fraga	Yes
Councilman Pete Cabrera	Yes
Councilwoman Ana Maria Rodriguez	Yes
Councilwoman Sandra Ruiz	Yes

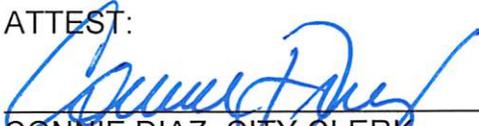
PASSED AND ADOPTED on First Reading this 18 day of November, 2015.

PASSED AND ADOPTED on Second Reading this 2 day of December, 2015.



LUIGI BORIA, MAYOR

ATTEST:



CONNIE DIAZ, CITY CLERK

APPROVED AS TO FORM AND
LEGAL SUFFICIENCY FOR THE SOLE USE
OF THE CITY OF DORAL



WEISS, SEROTA, HELFMAN, COLE, & BIERMAN, PL
CITY ATTORNEY

Exhibit A



Proposed Doral Legacy Park Sports and Wellness Complex Green Reuse Area

Address : 11400 NW 82ND Street, Doral, FL 33178

Folio Numbers: 35-3007-001-0340 /35-3007-001-0330

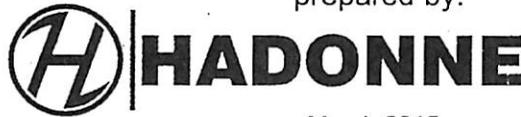
Size: Approximately 19.36 acres



Approximate Brownfield Area

SKETCH TO ACCOMPANY LEGAL DESCRIPTION

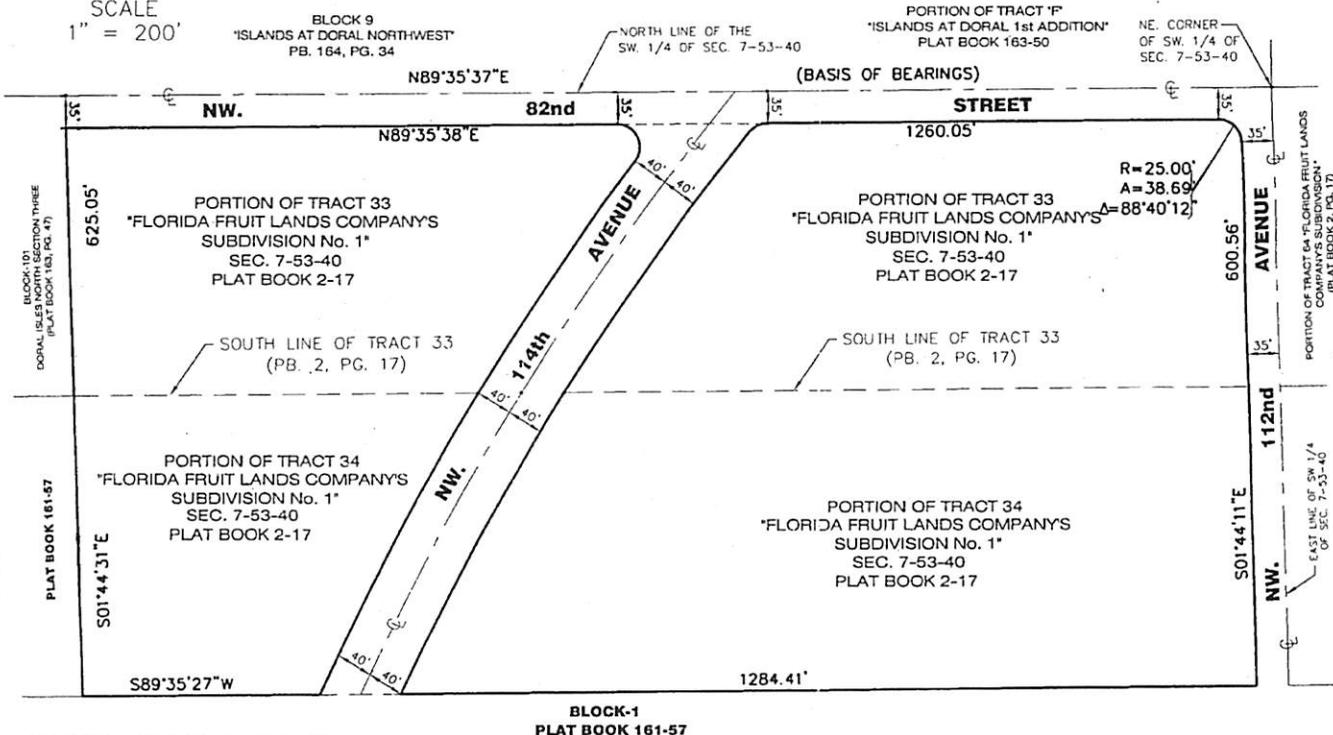
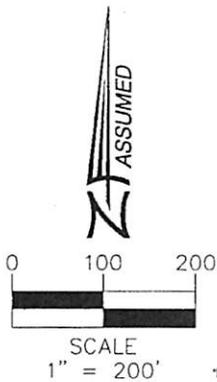
for
City of Doral, Florida
prepared by:



LAND SURVEYOR AND MAPPERS
3D LASER SCANNING
UTILITY COORDINATION
SUBSURFACE UTILITY ENGINEERING

March 2015

EXHIBIT B



LEGAL DESCRIPTION:

Tracts 33 and 34 of "FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION No. 1" in Section 7, Township 53 South, Range 40 East, according to the Plat thereof, as recorded in Plat Book 2, Page 17, of the Public Records of Miami-Dade County, Florida; less the North 100.00 feet, less the East 100.00 feet, and less the external area formed by a 25.00 feet radius arc, concave to the Southwest, tangent to the Line 35' South of the North Line of the SW 1/4 of said Section 7, and tangent to the Line 35' West of the East Line of the SW 1/4 of said Section 7, Township 53 South, Range 40 East.

Less

The 80.00 feet wide portion of N.W. 114th Avenue.

By: *Raul Izquierdo* 3/26/2015

Raul Izquierdo, P.S.M.
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Land Surveyors and Mappers
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