

RESOLUTION No. 17-209

A RESOLUTION OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA, SITTING AS THE LOCAL PLANNING AGENCY, TRANSMITTING WITHOUT A RECOMMENDATION, A SMALL-SCALE DEVELOPMENT AMENDMENT TO THE CITY'S COMPREHENSIVE PLAN BY CHANGING THE FUTURE LAND USE MAP FROM BUSINESS (B) TO INDUSTRIAL (I) FOR 3.59± ACRES GENERALLY LOCATED BETWEEN NW 25 AND NW 27 STREETS, AND WEST OF NW 107 AVENUE, CITY OF DORAL, FLORIDA, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Doral Commons Holdings, LLC. (the "Applicant") is requesting a Small Scale Development Amendment to the City's Comprehensive Plan to modify the Future Land Use Map ("FLUM") from Business land use category (B) to Industrial land use category for 3.59 +/- acre parcel located between NW 25th and NW 27th Street, and west of NW 107 Avenue in Doral, Florida, as depicted in Exhibit "A", and legally described in Exhibit "B"; and

WHEREAS, the proposed amendment is necessary in order for the existing zoning district designation to be consistent with the FLUM; and

WHEREAS, on November 15, 2017, the City of Doral sitting as the Local Planning Agency (LPA) at a properly advertised hearing received testimony and evidence related to the Application from the Applicant and other persons and found that the amendment to the Comprehensive Plan Future Land Use Map is consistent with the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA SITTING AS THE LOCAL PLANNING AGENCY, AS FOLLOWS:

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

Section 2. Decision. The proposed future land use map amendment is consistent with the City's Comprehensive Plan, and, therefore, this resolution is transmitted without a recommendation.

Section 3. Effective Date. This Resolution shall be effective upon adoption. The foregoing Resolution was offered by Councilmember Cabrera who moved its adoption. The motion was seconded by Councilmember Mariaca and upon being put to a vote, the vote was as follows:

Mayor Juan Carlos Bermudez	Absent/Excused
Vice Mayor Ana Maria Rodriguez	Yes
Councilman Pete Cabrera	Yes
Councilwoman Christi Fraga	Yes
Councilwoman Claudia Mariaca	Yes

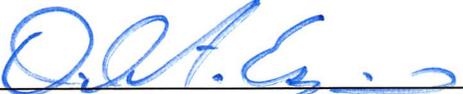
TRANSMITTED WITHOUT A RECOMMENDATION TO THE LOCAL GOVERNING BODY (CITY COUNCIL) THIS 15 DAY OF NOVEMBER, 2017.



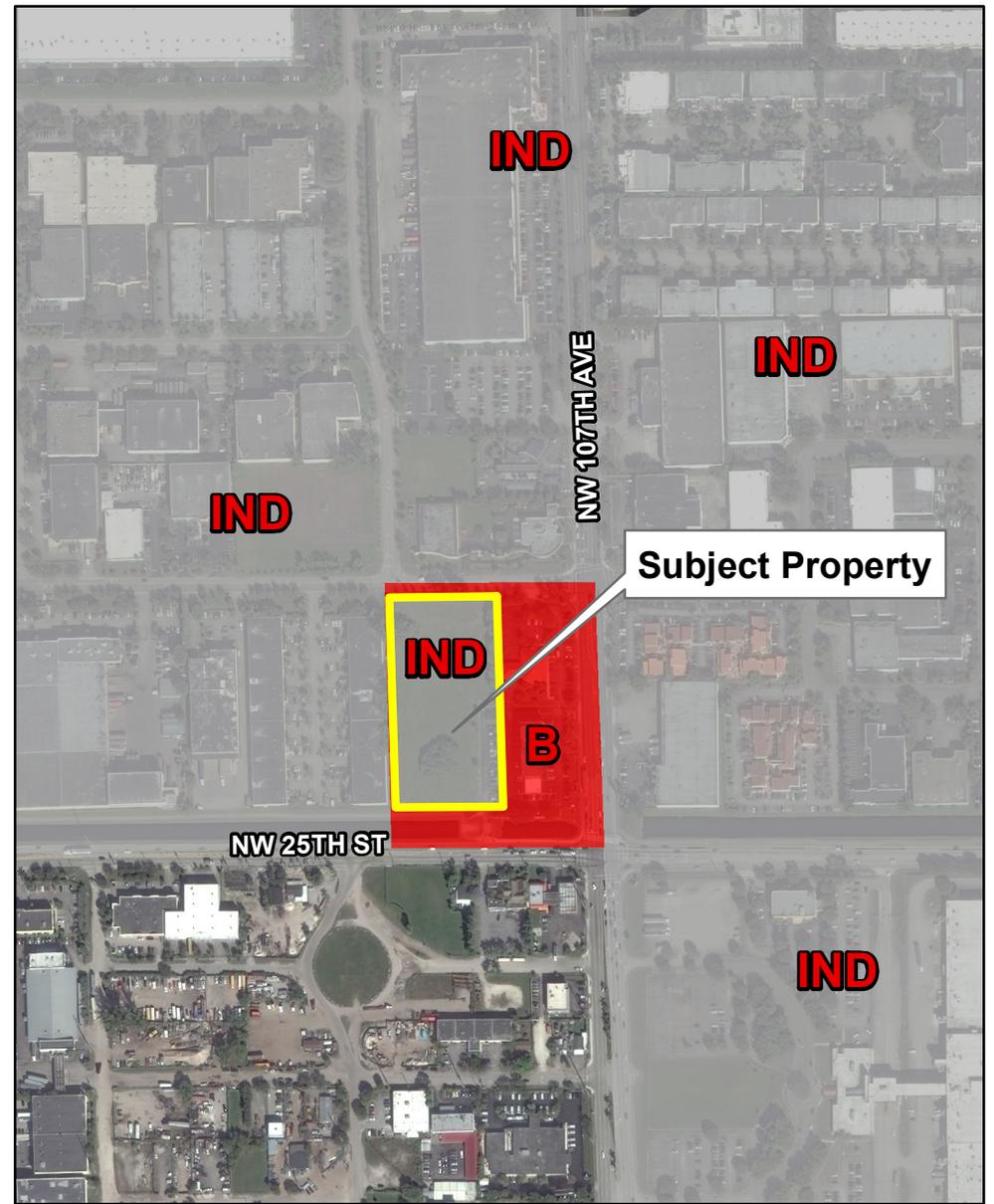
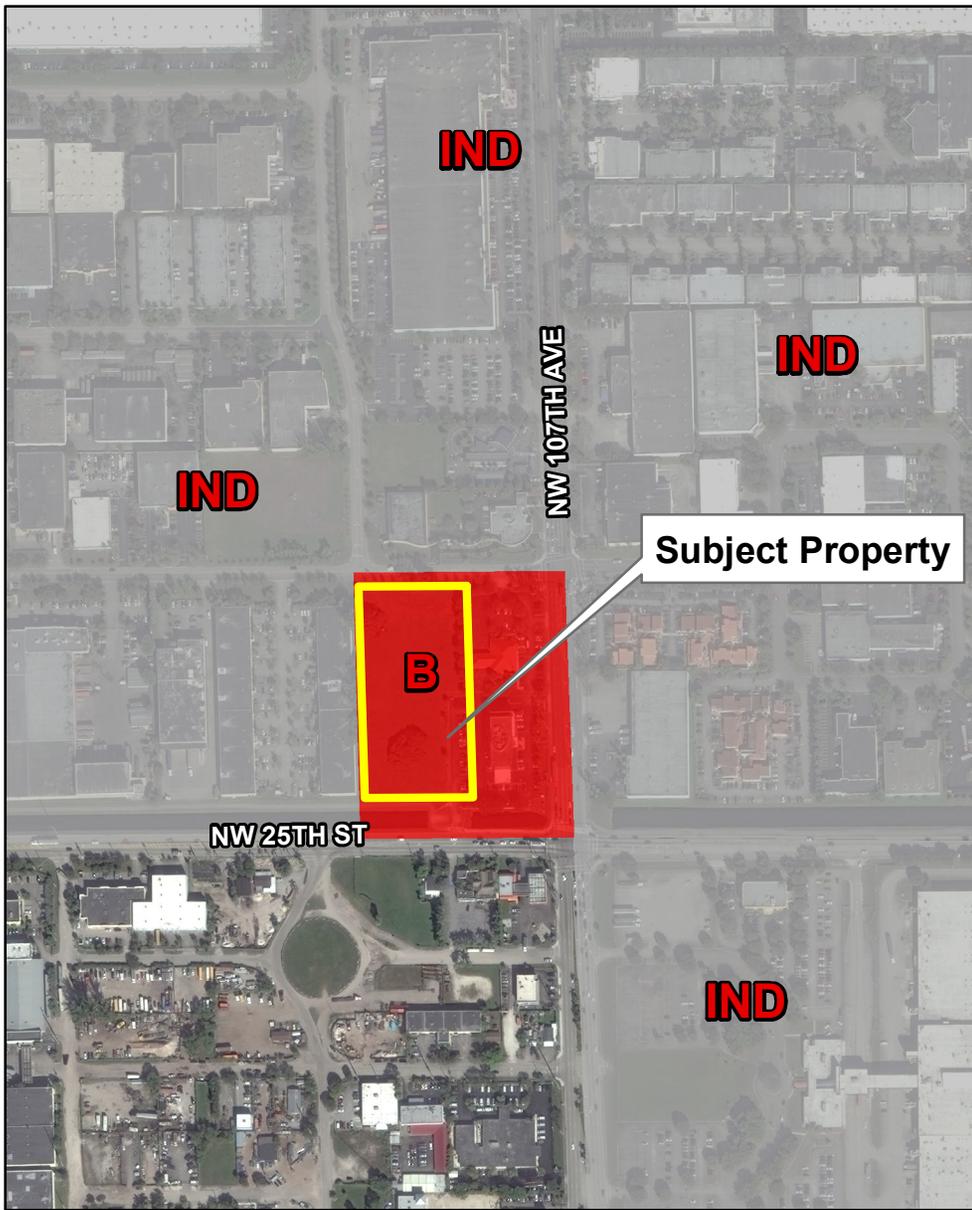
JUAN CARLOS BERMUDEZ, MAYOR

ATTEST:


CONNIE DIAZ, CMC
CITY CLERK

APPROVED AS TO FORM AND LEGAL SUFFICIENCY FOR THE USE AND RELIANCE OF THE CITY OF DORAL ONLY:


WEISS, SEROTA, HELFMAN, COLE & BIERMAN, P.L.
CITY ATTORNEY



Legend

- Business (B)
- Industrial (IND)

Current Land Use

City of Doral

Proposed Land Use



Planning & Zoning Department
Land Use Map



EXHIBIT B

LEGAL DESCRIPTION

The land referred to herein below is situated in the County of MIAMI-DADE, State of Florida, and is described as follows:

Parcel 1

Tract A of F.T.Z. Subdivision, according to the plat thereof, as recorded in Plat Book 153, at Page 35 of the Public Records of Miami-Dade County, Florida. Together with:

Parcel 2

That portion of 25.00 foot Canal Maintenance Easement lying South of Tract A of F.T.Z. Subdivision, according to the plat thereof, as recorded in Plat Book 153, at Page 35 of the Public Records of Miami-Dade County, Florida, being bounded on the East by a line parallel with and 45.00 feet West of the Southerly extension of the East line of said Tract A, and bounded on the West by the Southerly extension of the West line of the aforementioned Tract A. Together with:

Parcel 3

A 50' ingress and egress easement as shown on the plat of F.T.Z. Subdivision, according to the plat thereof, as recorded in Plat Book 153, at Page 35 of the Public Records of Miami-Dade County, Florida. Together with:

Parcel 4

Non-exclusive ingress and egress easement described in O.R. Book 19160, Page 2414, Public Records of Miami-Dade County, Florida.