

RESOLUTION No. 18-35

A RESOLUTION OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA, PURSUANT TO SECTION 190.046(1)(b), FLORIDA STATUTES, APPROVING AND SUPPORTING AN APPLICATION TO MODIFY THE DOWNTOWN DORAL SOUTH COMMUNITY DEVELOPMENT DISTRICT BOUNDARIES, REDUCING THE DISTRICT'S BOUNDARIES BY +/-7.15 ACRES, AND AMEND MIAMI-DADE COUNTY ORDINANCE ESTABLISHING THE DISTRICT TO REFLECT THE NEW BOUNDARIES OF THE DISTRICT TOTALING +/- 122.99 ACRES; PROVIDING FOR TRANSMITTAL; PROVIDING FOR IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, CC-WCD TIC, LLC and White Course Lennar, LLC (“the Applicants”) the owners of certain lands, commonly known as Downtown Doral South, are requesting a resolution from the City of Doral approving and supporting an application to Miami-Dade County (the “County”) to contract the boundary of, and amend the County Ordinance establishing, the Downtown Doral South Community Development District (the “District”) to reflect the new boundaries of the “District” within the geographic boundaries of the City, as described in Exhibit “A”; and

WHEREAS, Section 190.046, Florida Statutes, requires the approval of the municipality in which a community development district is located before the corresponding county may approve a modification of the boundary of that community development district; and

WHEREAS, the boundary contraction will not affect the District’s ability to provide for timely, efficient, effective, responsive and economic way to deliver development capital infrastructure within the boundaries of the District, thereby providing a solution to the

County's planning, management and financing needs for delivery of capital infrastructure therein without overburdening the City of Doral (the "City") and its taxpayers; and

WHEREAS, the City finds that the boundary contraction to the District will not affect the sustainable growth within its boundary and alleviating the burden on tax payers for long-term financial planning of capital infrastructure to accommodate projected growth in the area; and

WHEREAS, the District has not levied special assessment against the real property being removed from the boundaries of the District; and

WHEREAS, the City Council, after careful review and deliberation, and the recommendation of staff, determined that the boundary contraction to the District is in the best interest of the community and its residents.

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

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

Section 2. Approval. The application to contract the boundary of the District by +/- 7.15 acres and amend the Miami-Dade County Ordinance establishing the District to reflect the new boundaries of the District totaling +/- 122.99 acres, as described in Exhibit "A" is hereby approved and supported. The new boundaries of the District and corresponding sketches are enclosed in Exhibit "B". Exhibits A and B are incorporated herein and made a part hereof by this reference.

Section 3. Transmittal. The City Manager and/or City Clerk is directed to transmit a certified copy of this resolution to Miami-Dade County.

Section 4. Implementation. The City Manager, City Attorney, and City Clerk are hereby authorized to take such further action as may be necessary to implement the purpose and provisions of this Resolution.

Section 5. Effective Date. This Resolution shall become effective upon its passage and adoption by the City Council and is binding on all successors and assigns.

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

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

PASSED AND ADOPTED this 13 day of February, 2018.



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

EXHIBIT “A”

EXHIBIT “B”