1 2	RESOLUTION NO.Z05-22
2 3 4 5 6 7 8 9 10 11 12	A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA APPROVING AND AUTHORIZING THE REZONING OF THE SUBJECT PROPERTY FROM THE GU DISTRICT TO THE RU-3M DISTRICT FOR THE 18.925+ ACRES GENERALLY LOCATED AT THE NORTHWEST CORNER OF NW 74 STREET AND NW 114 AVENUE, DORAL, FLORIDA; PROVIDING FOR RECORDATION; PROVIDING FOR AN EFFECTIVE DATE
13	WHEREAS, the Applicant, MasTerra Doral LLC - West, is requesting approval of a rezoning
14	from the GU District to the RU-3M District for the 18.925 \pm acres generally located at the Northwest
15	corner of NW 74 Street and NW 114 Avenue, Doral, Florida, in order to clear and demuck the
16	property; and
17	WHEREAS, the Florida Department of Transportation right-of-way which exists on NW
18	74 Street, is due to be expanded from its current 80 foot width to 126 feet; and
19	WHEREAS, the Applicant wishes to clear the property before all of the approvals are granted
20	for the proposed development; and
21	WHEREAS, Section 24.48.2(b)I(d) of the Code, provides that the City must provide DERM
22	with letter which substantiates that the proposed usage of the property upon which the work will
23	occur does not violate any zoning law applicable to the area of the proposed work; and
24	WHEREAS, in order for staff to determine which zoning laws to review in order to certify
25	compliance in the letter as required by DERM, the property must be rezoned; and
26	WHEREAS, the proposed rezoning is consistent with the current Comprehensive
27	Development Master Plan; and
28	WHEREAS, at its meeting of April 27, 2005, the City Council of the City of Doral found it
29	to be in the best interests of the City and its citizens to approve and authorize the rezoning from the
30	GU District to the RU-3M District for 18.925 ± acres generally located at the Northwest corner of
31	NW 74 Street and NW 114 Avenue and to accept the Voluntary Declaration of Restrictions proffered
32	by the Applicant, attached hereto as Exhibit "A;" now, therefore
33	BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA:

1	1. The rezoning from the GU District to the RU-3M District for $18.925 \pm acres$
2	generally located at the Northwest corner of NW 74 Street and NW 114 Avenue, Doral, Florida, is
3	hereby approved and authorized.
4	2. This Resolution shall be recorded in the Public Records of Dade County, Florida and
5	the Applicant shall pay the costs of recording same.
6	3. This Resolution shall become effective upon adoption.
7 8 9 10 11	WHEREAS, a motion to approve the Resolution was offered by <u>Councilwoman Ruiz</u> , who moved its adoption. The motion was seconded by <u>Councilman Dipietro</u> and upon being put to a vote, the vote was as follows:
12	Mayor Juan Carlos Bermudez yes
13	Vice Mayor Peter Cabrera yes
14	Councilmember Michael DiPietro yes
15	Councilwoman Sandra Ruiz yes
16	Councilmember Robert Van Name yes
17	yes
18	PASSED AND ADOPTED this 27 th day of April, 2004.5 m.a.
19	$\bigcap_{i \in \mathcal{I}} \mathcal{I}_{i}$
20	NG-
21	JUAN CARLOS BERMUDEZ, MAYOR
22	ATTEST:
23	\mathcal{M}_{\cdot}
24	May fice
25	CITY CLERK
26	
27	APPROVED AS TO FORM AND
28	LEGAL SUFFICIENCY FOR THE
29	SOLE USE OF THE CHEY OF DORAL:
30	SOLL CYLIN OF BORNE.
31	
32	JOHN J. HEARN, CITY ATTORNEY
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