

Facilities Planning and Construction
Paul J. Phillips, Chief Facilities Officer

SUBJECT: AUTHORIZATION TO EXECUTE A PERMIT AGREEMENT WITH MIAMI-DADE COUNTY FOR THE USE OF A.D. BARNES PARK LEISURE ACCESS CENTER FOR SPACE FOR THE SOUTHWEST MIAMI ADULT EDUCATION CENTER

Since December 1995, the Board has leased space for the Southwest Miami Adult Education Center at the A.D. Barnes Park Leisure Access Center (3401 S.W. 72 Avenue), under an annual permit agreement with the Miami-Dade County Park and Recreation Department (County). The current permit agreement expires November 30, 1999. The user has indicated a continuing need for an educational facility to service adults with developmental disabilities. In accordance with Division leasing procedures, when the duration of new leases is expected to exceed three years, or upon the completion of the original term of existing leases, the Division shall perform an analysis to determine lease costs versus the costs associated with lease-purchase, or the purchase of a similar facility. Based on the information provided by the user, District staff performed the cost analysis and the results indicate that leasing remains the District's most cost-effective option.

Pursuant to negotiating procedures, a Management Team meeting was held on July 22, 1999, for direction on negotiating strategies and parameters. Based on this direction, the terms and conditions of the proposed agreement are as follows:

- a one year term from December 1, 1999 to November 30, 2000, with no renewal options;
- the rental rate shall be \$10 per hour, not to exceed \$13,000 annually;
- the District shall have the right to cancel the permit agreement at any time by giving the County 10 days notice;
- the authority to cancel the permit agreement shall be delegated to the Superintendent or his designee; and
- the County shall be responsible for all utilities and maintenance of the facility.

Funding for this agreement will be provided through the Office of Applied Technology, Adult and Career Education.

The proposed agreement has been reviewed by the School Board Attorney's Office and by the Office of Risk and Benefits Management. The principal of Southwest Miami Adult Education Center, the Assistant Superintendent for the Office of Applied Technology, Adult, and Career Education, and the Deputy Superintendent of Education recommend approval of the agreement.

A copy of the agreement will be placed on file in the Citizen Information Center and the Recording Secretary's Office.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the Superintendent or his designee to execute a permit agreement with Miami-Dade County for the use of the A.D. Barnes Park Leisure Access Center, in an annual amount not to exceed \$13,000, and under the terms and conditions set forth above.

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