

Business Operations
Ofelia San Pedro, Deputy Superintendent

SUBJECT: AUTHORIZATION TO ENTER INTO A MEMORANDUM OF UNDERSTANDING WITH THE CITY OF MIAMI TO ALLOW PUBLIC USE OF BOARD-OWNED PARKING FACILITIES IN THE VICINITY OF THE SCHOOL BOARD ADMINISTRATION BUILDING, TO FACILITATE THE PROPOSED CLOSURE OF NE 1 COURT

COMMITTEE: FACILITIES AND CONSTRUCTION REFORM

Introduction

At the request of Board member Perla Tabares Hantman, and as directed by the Board at its meeting of February 12, 2003, the District has been working with the City of Miami (City), on a request to vacate of NE 1 Court, between NE 15 Street and NE 16 Street. By utilizing the existing parking within the NE 1 Court right-of-way, in conjunction with the adjacent Board-owned surface parking lot to the west, approximately 80 additional parking spaces could be made available to address the District's long-term staff and visitor parking needs. The Board is currently leasing 425 off-site parking spaces at an annual cost of \$149,400. In addition, closure of the street will provide the District with an opportunity to collaborate with the Omni CRA, Downtown Development Authority, Performing Arts Center and other public/private entities to address long-term public parking needs in the area.

The process to close and vacate NE 1 Court requires the District to secure a Plat for the street and surrounding Board-owned property, subject to review and approval by the City Commission. The City Plat & Street Committee, Zoning Board and Planning & Zoning Department have all recommended denial. This is due primarily to a failure to demonstrate a public purpose benefit for granting such a street closure, in compliance with City Code. Prior to this issue being considered by the City Commission, City and District staff met on numerous occasions to ascertain a possible solution to secure the City's Planning & Zoning Department recommendation for approval. At the suggestion of City staff, the District recently met with the Miami Parking Authority (MPA), at which time it was determined that the City would be desirous of using existing Board-owned parking facilities in the area of the proposed road closure during hours when not in use by District staff, in order to meet anticipated future public parking demand as the Performing Arts Center and proposed Bicentennial Park Museums open. Such a use would be made available through the execution of a Memorandum of Understanding (MOU). City staff have indicated that implementation of a MOU may be sufficient to secure a positive recommendation from City staff, and that the City Commission, at its meeting of May 26, 2005, may choose to accept such a proffer from the District in compliance with the need to demonstrate a public benefit for granting the road closure.

It is recommended that the Superintendent be authorized to execute a MOU, under substantially the following terms and conditions:

The MPA and the Board will cooperate in establishing an after-hours parking program at the Board's Annex Parking Garage, located on NE 2 Avenue, between NE 15 Street and 16 Street, or other available Board-owned parking facilities, for use by City residents and the general public;

The MPA will assist the Board in planning the establishment of this after-hours parking program, including, but not limited to, logistical and technical support, and will provide recommendations as to the most feasible means of operating the facility;

Upon implementation of the after-hours parking program, the Board may charge a fee to those members of the public desiring to use the Board's parking facilities;

Should the Board sell the property used to service this program, or should the Board cease to use the facility for parking purposes, this after-hours parking program will automatically terminate; and

This MOU shall automatically terminate in the event the District is unable to secure approval from the City to close NE 1 Court.

RECOMMENDED: That The School Board of Miami-Dade County, Florida, authorize the Superintendent to execute a Memorandum of Understanding with the City of Miami to allow public use of Board-owned parking facilities in the vicinity of the School Board Administration Building, to facilitate the proposed closure of NE 1 Court, under substantially the same terms and conditions as noted above.

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