

Office of Superintendent of Schools  
Board Meeting of December 15, 2010

December 3, 2010

Office of School Facilities  
Jaime G. Torrens, Chief Facilities Officer

**SUBJECT: AUTHORIZATION FOR THE SUPERINTENDENT TO FINALIZE NEGOTIATIONS AND EXECUTE AN AMENDMENT TO THE INTERLOCAL AGREEMENT WITH THE CITY OF NORTH BAY VILLAGE, FLORIDA, FOR USE OF A PORTION OF THE TREASURE ISLAND ELEMENTARY SCHOOL CAMPUS TO SITE CERTAIN VILLAGE POLICE DEPARTMENT OPERATIONS**

**COMMITTEE: FACILITIES AND CONSTRUCTION REFORM**

**LINK TO STRATEGIC FRAMEWORK: FINANCIAL EFFICIENCY/STABILITY**

Background

Since March 2008, the City of North Bay Village, Florida (City), under an Interlocal Agreement (Agreement) with the Board, has operated four City-owned trailers on a portion of the Treasure Island Elementary School (School) campus to provide certain police services to the community (see location map). The City Police Headquarters Building had previously been found to be untenable due to the presence of mold and mildew, and the City requested use of the portion of the School to relocate certain police personnel for the approximate 18-24 months originally anticipated as necessary to construct a new Headquarters Building. The functions located on the School campus include offices for the Chief of Police and other officers, roll-call facilities, conference rooms and general administration. The facility is used to house sworn officers and support staff, and is not intended for public access. Further, the Police Department may at no time bring individuals under Police custody onto the School campus. All operating costs associated with the trailer are the exclusive responsibility of the City. At the conclusion of Police Department use, the City will restore the School campus to a condition the same or better than prior to its use.

The initial term of the Agreement expired in March 2010, and a six month extension was granted to the City, as allowed for under the Agreement (September 2010). The City has advised that it has made every reasonable effort to relocate the trailers from the School campus, but is unable to do so due to forces beyond its reasonable control. Due to the continuing need for this facility, the City has requested that the Agreement be amended to extend the term to April 30, 2011.

**F - 3**

### Proposed Lease Amendment

Given the City's continuing need to operate the police services housed in the trailer, and imminent relocation to its new Headquarters Building, it is recommended that the Agreement be amended to provide for the term of the Agreement to be extended to April 30, 2011. The term of this Agreement may be further extended at the mutual option of the City and District for a period not to exceed six months, under the same terms and conditions, provided the City gives written notice to the District at least two months prior to the expiration of the term.

All other terms and conditions of the current Agreement will remain unchanged, including:

- use of the demised area shall be limited to sworn officers and support staff, and at no time will the Police Department bring individuals under Police custody onto the School campus;
- at the completion of Police Department occupancy, the City shall remove all improvements and restore the site;
- the City shall keep the demised area and all improvements located therein, in a state of good repair, and in a safe and clean condition at all times, and shall separately meter and pay for all utilities serving its operations;
- the City and Board shall indemnify and hold each other harmless from all actions that may arise due to the use and occupancy of the demised area; and
- the Superintendent of Schools shall be the party designated by the Board to grant or deny all approvals required under the Agreement, including a possible extension of the term for a period not to exceed six months, or to cancel the Agreement.

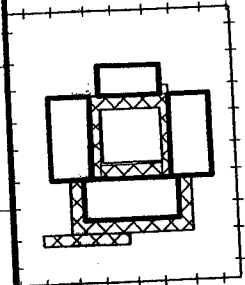
The School Principal and Regional Center II Superintendent recommend extending the Agreement. The Agreement will be reviewed by the School Board Attorney's Office and Office of Risk and Benefits Management prior to execution.

**RECOMMENDED:** That The School Board of Miami-Dade County, Florida, authorize the Superintendent to finalize negotiations and execute an amendment to the Interlocal Agreement with the City of North Bay Village, Florida, for use of a portion of the Treasure Island Elementary School campus to site certain City Police Department operations under, substantially, the terms and conditions noted above. All other terms and conditions of the Interlocal Agreement will remain unchanged.

MAL:

# LOCATION MAP

Treasure Island Elementary School



## Legend



Demised area includes four trailers

