

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

**SUBJECT:** THAT THE SCHOOL BOARD OF MIAMI-DADE COUNTY,  
FLORIDA AUTHORIZE THE SUPERINTENDENT TO:

1. EXPLORE WITH MIAMI-DADE COUNTY ("COUNTY") ITS POSSIBLE ACQUISITION OF THE SCHOOL BOARD-OWNED PROPERTY LOCATED AT 2780 N.W. 87 STREET, UNINCORPORATED MIAMI-DADE COUNTY, FLORIDA 33147 ("PROPERTY"), FOR USE BY THE COUNTY'S FIRE RESCUE DEPARTMENT AS A FLEET MAINTENANCE FACILITY;
2. OBTAIN APPRAISALS FOR THE PURPOSE OF ITS DISCUSSIONS WITH THE COUNTY; AND
3. FORMULATE AND PRESENT ADDITIONAL DETAILS WITH RECOMMENDATIONS TO THE BOARD AT A SUBSEQUENT MEETING, SHOULD DISCUSSIONS WITH THE COUNTY BE SUCCESSFUL

**COMMITTEE:** FACILITIES AND CONSTRUCTION

**LINK TO STRATEGIC BLUEPRINT:** EFFECTIVE AND SUSTAINABLE BUSINESS PRACTICES

The Fire Chief of the Miami-Dade Fire Rescue Department ("Fire Rescue Department") has advised the District of his interest in pursuing the possible acquisition by Miami-Dade County ("County") of the approximate 11-acre Board-owned site at 2780 N.W. 87 Street ("Property") for the Fire Rescue Department's fleet maintenance facility (see attached letter). This site, which provides access to two roadway corridors, would be ideally suited to service emergency vehicles housed at fire stations along the central and northeastern areas of the County, and reduce travel time and fuel consumption.

The Board-owned site was acquired by the District in 1986, and over the years has been used for various maintenance functions, including as an annex to the North Central Maintenance Office, which use has since been discontinued.

If the Board approves the present Item, the District will secure the requisite appraisals, following which discussions with the County can take place. If successful, a subsequent recommendation will be submitted for the Board's consideration at a future meeting.

**RECOMMENDED:**

That The School Board of Miami-Dade County, Florida authorize the Superintendent to:

1. Explore with Miami-Dade County ("County") its possible acquisition of the School Board-Owned Property located at 2780 N.W. 87 Street, Unincorporated Miami-Dade County, Florida 33147 ("Property"), for use by the County's Fire Rescue Department as a fleet maintenance facility;
2. Obtain appraisals for the purpose of its discussions with the County; and
3. Formulate and present additional details with recommendations to the Board at a subsequent meeting, should discussions with the County be successful

MAL:mal



# ATTACHMENT

Miami-Dade Fire Rescue Department  
Office of the Fire Chief  
9300 N.W. 41st Street  
Doral, Florida 33178-2414  
T 786-331-5000 F 786-331-5101

October 10, 2017

miamidade.gov

Mr. Jaime G. Torrens  
Chief Facilities Officer  
Office of School Facilities  
1450 NE 2<sup>nd</sup> Avenue, Suite 923  
Miami, FL 33132

Re: Parcel of land located on the SW corner of NW 27 Avenue and NW 87 Street  
(Parcel 383)

Dear Mr. Torrens:

The Miami-Dade Fire Rescue Department (MDFR) is seeking to acquire a parcel of land in northwest Miami-Dade County to construct a fleet maintenance facility (the "Facility"). The Facility will provide scheduled preventive maintenance and unscheduled repairs to its fire emergency vehicles.

MDFR operates a fleet of light and heavy emergency vehicles and strives to ensure proper maintenance and timely repair of all emergency vehicles. Preventive maintenance ensures that emergency vehicles are kept at optimal operating level and available to respond to emergencies in an efficient and timely manner.

MDFR recognizes that the School Board of Miami-Dade County owns an approximate 11-acre parcel of land located on the southwest corner of NW 27 Avenue and NW 87 Street in Miami-Dade County (the "Parcel"). The Parcel known as Parcel 383 is identified under the following folio numbers: 30-3109-000-0020, 0050 and 0060.

MDFR is interested in acquiring the Parcel. The Parcel will afford MDFR with the space required to construct a fleet maintenance facility while providing adequate mobility and storage space of its emergency vehicle fleet. The geographical location along two corridors will allow a Facility easily accessible by light and heavy emergency vehicles while minimizing impact to existing roadways and traffic flow in the area.

The Facility will allow emergency vehicles housed at fire stations along the central and northeastern areas of the County to utilize the Facility for scheduled maintenance and unpredicted repairs. It is anticipated that the Facility will reduce travel time along with fuel consumption providing for a safe and cost effective procedure.

MDFR emergency vehicles throughout the County travel to existing fleet maintenance facilities located at East Kendall and Medley. The proposed Facility will allow emergency vehicles to spend less time travelling for service or repairs and spend more time within assigned territories and able to respond to emergencies in an efficient manner.

*Delia... [Signature]*

Parcel of land located on the SW corner of NW 27 Avenue and NW 87 Street (Parcel 383)

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MDFR respectfully requests your review of the above proposal to determine availability of the Parcel. Availability of open land in the vicinity of the Parcel is limited and MDFR is hopeful that the School Board will consider the land as surplus and agree to enter negotiations with MDFR. Planning staff will work closely with School Board representatives during the initial negotiation process to achieve a smooth and successful transaction. Please note that MDFR staff will be available upon request to conduct detailed presentations before District members or Board.

For additional information, please contact Mr. Carlos Heredia, Planning Section Supervisor, at 786-331-4544.

Sincerely,

A handwritten signature in black ink, appearing to read "D. Downey", with a long horizontal flourish extending to the right.

Dave Downey, Fire Chief  
Miami-Dade Fire Rescue Department