

Office of Facilities Design & Construction  
Raul F. Perez, Chief Facilities Design & Construction Officer

**SUBJECT:                    AUTHORIZE THE SUPERINTENDENT TO EXPLORE ENTERING INTO A COLLABORATION WITH DACRA DESIGN 4141, LLC, A FOREIGN LIMITED LIABILITY COMPANY (“DACRA”), DEALING WITH POSSIBLE REDEVELOPMENT OR RELOCATION OF THE DESIGN AND ARCHITECTURE SENIOR HIGH SCHOOL (“DASH”), LOCATED AT 4001 N.E. 2 AVENUE, MIAMI, FLORIDA, AND TO NEGOTIATE AN EXTENSION OF THE EXISTING LEASE AGREEMENT WITH DACRA FOR USE BY DASH OF ANCILLARY CLASSROOM SPACE IN ADJACENT DACRA-OWNED FACILITIES, WITH A REPORT TO BE BROUGHT TO THE BOARD AT AN UPCOMING BOARD MEETING**

**COMMITTEE:                FACILITIES AND CONSTRUCTION**

**LINK TO STRATEGIC PLAN:                        EFFECTIVE & SUSTAINABLE OPERATIONAL PRACTICES**

Background Information

The Board currently leases 14,344 square feet of office space ("Lease Agreement") within the Mid II Office Building, located at 4141 NE 2 Avenue, Miami, from Dacra Design 4141, LLC, a foreign limited liability company ("Dacra"), for classrooms, an exercise room, and exhibit gallery for the adjacent Design and Architecture Senior High School ("DASH"). The current term of the Lease Agreement expires on June 30, 2023, and there are no additional renewal periods available under the Lease Agreement.

Given the critical need for the lease space to meet the ongoing educational requirements of DASH, Dacra and the District initiated preliminary discussions to address a collaboration, under which the parties would explore the possible redevelopment or relocation of the DASH facility. Due to the lack of suitable alternate Board-owned facilities, limited size of the school, high student demand and unique program offerings, it is anticipated that continued exploration of the potential collaboration would be beneficial to the District's mission and could lead to an expanded and/or renovated school campus.

Given the significant amount of time such discussions will take, it will be necessary to negotiate and enter into an extension of the current lease agreement, under terms and conditions acceptable to both parties.

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Proposed Board Action

It is recommended that the Superintendent be authorized to further explore a possible collaboration with Dacra, as set forth above. Should discussions with Dacra progress successfully, staff will present additional details and formulate recommendations to the Board at a subsequent Board meeting.

**RECOMMENDED:**

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

- 1) explore entering into a collaboration with Dacra Design 4141, LLC, a foreign limited liability company (“Dacra”), dealing with possible redevelopment or relocation of the Design and Architecture Senior High School (“DASH”), located at 4001 N.E. 2 Avenue, Miami, Florida, and to negotiate an extension of the existing lease agreement with Dacra for use by DASH of ancillary classroom space in adjacent Dacra-owned facilities; and
- 2) should discussions with Dacra progress successfully, present additional details and formulate recommendations to the Board at a subsequent Board meeting.