

CITY OF CORAL GABLES, FLORIDA

RESOLUTION NO. 2009-48 (As Amended)

A RESOLUTION AUTHORIZING THE CITY MANAGER TO NEGOTIATE A FULL AND COMPLETE DEVELOPMENT PROPOSAL FOR A PUBLIC/PRIVATE PARTNERSHIP ON THE 200 BLOCK OF ANDALUSIA AVENUE WITH WILLY A. BERMELLO'S FIRM (BAP DEVELOPMENT) TO INCLUDE A PARKING GARAGE, OFFICE BUILDING AND GROUND FLOOR RETAIL TO BE CONSIDERED AND REVIEWED AT A LATER SCHEDULED CITY COMMISSION MEETING.

WHEREAS, the City of Coral Gables resolved on May 11, 2004 to allow the proposing developer for a potential project at 245 Andalusia Avenue to have preference in negotiating a development agreement on that site for a period of five (5) years should the City choose to develop a new garage on that site; and

WHEREAS, Willy Bermello, President of BAP Development, a principal in the development team that presented the proposal to the Commission in 2004, appeared before the City Commission on May 27, 2008 to propose a development that would include a public parking structure on the 245 Andalusia Avenue site; and

WHEREAS, the Commission referred the proposal to the City Manager to review and evaluate a development proposal to be submitted to the Commission for review at a later scheduled City Commission Meeting; and

WHEREAS, staff has reviewed the development proposal as well as the parking conditions in the area of 245 Andalusia and suggested several changes to the development proposal presented on May 27, 2008; and

WHEREAS, the City's Parking Advisory Board at a regularly-scheduled meeting considered the revised proposal and recommended that discussions move forward;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF CORAL GABLES:

SECTION 1. The foregoing "Whereas" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution upon adoption hereof.

SECTION 1. That the City Manager is authorized to negotiate a full and complete public/private development proposal for the 245 Andalusia site that includes lease, financing and operational terms for the development of a garage, office tower and retail space as presented by BAP Development and City staff at the February 24, 2009 City Commission Meeting.

SECTION 2. That this development plan be brought back to the City Commission for review and consideration at a later scheduled City Commission meeting.

SECTION 3. That this resolution shall become effective immediately upon the date of its passage and adoption herein.

PASSED AND ADOPTED THIS TWENTY-FOURTH DAY OF FEBRUARY, A.D.,
2009.

(Moved: Anderson / Seconded: Withers)

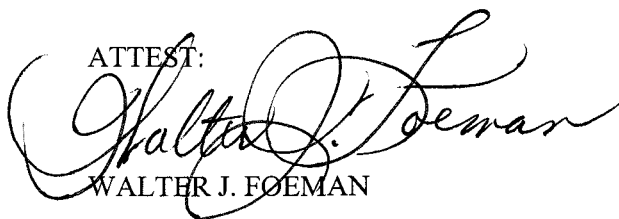
(Yeas: Withers, Anderson, Cabrera, Slesnick)

(Absent: Kerdyk)

(Majority (4-0) Vote)

(Agenda Item: H-4)

ATTEST:



WALTER J. FOEMAN

CITY CLERK

APPROVED:



DONALD D. SLESNICK II

MAYOR

APPROVED AS TO FORM

AND LEGAL SUFFICIENCY:



ELIZABETH M. HERNANDEZ

CITY ATTORNEY