

Carlos Hernandez
Mayor

Vivian Casáls-Muñoz
Council President

Jose F. Caragol
Council Vice President



Council Members
Katharine E. Cue-Fuente
Paul B. Hernandez
Lourdes Lozano
Isis Garcia-Martinez
Carl Zogby

City of Hialeah

August 28, 2018

Florida Department of Economic Opportunity
Attn: Ray Eubanks, Plan Processing Administrator
State Land Planning Agency
Caldwell Building
107 East Madison-0MSC 160
Tallahassee, Florida 32399-4120

RE: Amendment 18-1 ESR- ADOPTION PACKAGE for expedited State Review, Section 163.3184(3), Florida Statutes

City of Hialeah, FL Ordinance 2018-064 adopted on August 14, 2018

Dear Mr. Eubanks:

The City of Hialeah is hereby submitting the adopted comprehensive plan text amendment identified as 18-1 ESR by the State Planning agency. There are no changes that were made to the amendment that the State Land Planning Agency did not previously review.

The proposed amendment consists of one application for amendment to the Comprehensive Plan Future Land Use Element specifically to the Mixed Use Hialeah Heights Land Use Designation.

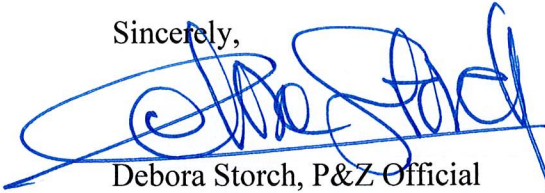
The adoption package includes the adopted amendment, and certified copy of the ordinance adopting the amendment (City of Hialeah, FL Ordinance 2018-064 adopted on August 14, 2018). One complete hard copy and two complete electronic copies, PDF on CD ROM are included in the package. Copies of this package are being concurrently emailed to the review agencies listed in this letter that provided timely comments.

The contact person regarding this amendment is as follows:

Debora Storch, Planning & Zoning Official
City of Hialeah
Planning & Zoning Division
501 Palm Avenue, 2nd Floor
Hialeah, FL 33010
Tel: 305-492-2012
dstorch@hialeahfl.gov

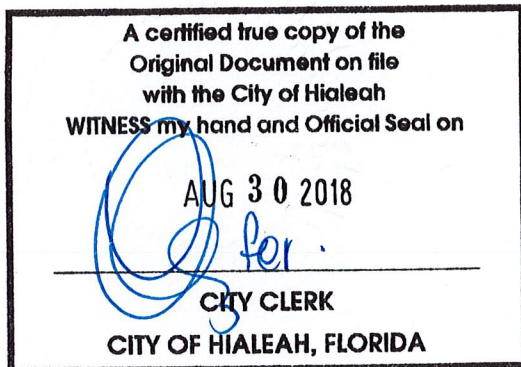
Thank you for your assistance in this matter. Please contact me if you have any questions or need additional information.

Sincerely,



Debora Storch, P&Z Official
City of Hialeah Planning & Zoning

Cc: Isabel Cosio Carballo, South Florida RPC: isabelc@sfrpc.com
Shereen Yee Fong, FDOT 6: shereen.yeefong@dot.state.fl.us
Jerry Bell, Miami-Dade County: Jerry.Bell@miamidade.gov
Terese Manning, South Florida WMD: tmanning@sfwmd.gov
Suzanne Ray, DEP: plan.review@dep.state.fl



ORDINANCE No. 2018-064

ORDINANCE OF THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HIALEAH, FLORIDA ADOPTING A TEXT AMENDMENT TO THE FUTURE LAND USE ELEMENT OF THE HIALEAH, FLA., COMPREHENSIVE PLAN TO INCORPORATE RESIDENTIAL USES AND CORRESPONDING POLICIES AND OBJECTIVES IN CONNECTION WITH THE PROPOSED REDEVELOPMENT OF THE MIXED USE HIALEAH HEIGHTS LAND USE CLASSIFICATION; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HERewith; PROVIDING PENALTIES FOR VIOLATION HEREOF; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Board on April 11, 2018 recommended the adoption of the text amendment to the Future Land Use Element of the City of Hialeah Comprehensive Plan to incorporate residential uses, and provide for development and redevelopment in connection with the mixed use Hialeah Heights Land Use Classification; and

WHEREAS, the City Council passed Hialeah, Fla., Resolution 2018-040 (April 24, 2018) and declared its intent to adopt the text amendment, and adopted the recommendation of the Planning and Zoning Board submitted to the Florida Department of Economic Opportunity for approval; and

WHEREAS, on June. 7, 2018 the Department reviewed the proposed text amendment (Department reference number: "18-1ESR") in accordance with the State of Florida expedited review process set for in section 163.3184 for consistency with the Hialeah, Fla., Comprehensive Plan, and Chapter 163, Part II, Florida Statutes, and the Department issued no objections, recommendations nor comments; and

WHEREAS, the City recognizes the necessity to develop and maintain ongoing City programs designed to encourage and facilitate the rehabilitation of neglected or underused structures, while addressing a strong demand for residential uses.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF HIALEAH, FLORIDA, THAT:

Section 1: The foregoing facts and recitations contained in the preamble to this ordinance are hereby adopted and incorporated by reference as if fully set forth herein.

Section 2: The Mayor and the City Council of the City of Hialeah; Florida hereby approve and adopt the text amendment to the mixed use Hialeah Heights land use classification to the Future Land Use Element of the City of Hialeah Comprehensive Plan to incorporate residential uses. This text amendment (Exhibit "A"), which is made a part hereof for all purposes, shall be on file in the Office of the City Clerk.

Section 3: Repeal of Ordinances in Conflict.

All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

Section 4: Penalties.

Every person violating any provision of the Code or any ordinance, rule or regulation adopted or issued in pursuance thereof shall be punished by a civil penalty not to exceed \$500.00 within the discretion of the court or administrative tribunal having jurisdiction. Each act of violation and each day upon which any such violation shall occur shall constitute a separate offense. In addition to the penalty described above, the City may pursue other remedies such as abatement of nuisance, injunctive relief, administrative adjudication and revocation of licenses or permits.

Section 5: Severability Clause.

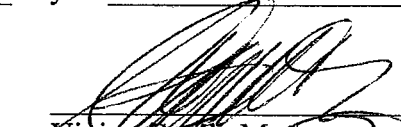
If any phrase, clause, sentence, paragraph or section of this ordinance shall be declared invalid or unconstitutional by the judgment or decree of a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs or sections of this ordinance.

Section 6: Effective Date.


Pursuant to Florida Statutes §163.3184(3)(c)4 the effective date of this plan amendment shall be thirty-one (31) days after the state land planning agency notifies the City that the plan amendment package is complete or if timely challenged, the date a final order is issued by the land planning agency or Administration Commission finding the amendment in compliance in accordance with section 163.3184, Florida Statutes, whichever occurs earlier.

PASSED and ADOPTED this 14 day of August, 2018.

THE FOREGOING ORDINANCE OF THE CITY OF HIALEAH WAS PUBLISHED IN ACCORDANCE WITH THE PROVISIONS OF FLORIDA STATUTE 166.041 PRIOR TO FINAL READING.

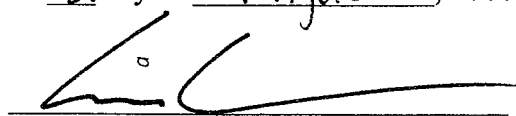


Vivian Casals-Munoz
Council President


Attest:


Marbelys Fatjo, City Clerk

Approved on this 20 day of August, 2018.



Carlos Hernandez, Mayor

Approved as to legal sufficiency and form:


Lorena E. Bravo, City Attorney

Ordinance was adopted by a 5-0-2 vote with Councilmembers, Zogby, Lozano, Casals-Munoz, Hernandez, and Cue-Fuente voting "Yes" and with Councilmembers Caragol and Garcia-Martinez absent.

Report of Scrivener's Error- Ordinance No. 18-64 approved during City Council meeting on August 14, 2018, was approved with the incorrect year, in the First WHEREAS clause of the ordinance the year 2017 should have been 2018. Additionally, in section 2 of the ordinance the words "commercial recreation" should be stricken and replaced with "Mixed Use Hialeah Heights This Ordinance is being amended to reflect: *the correct year of 2018 and Mixed use Hialeah.*

EXHIBIT "A"

**APPLICATION N° 1
CITY OF HIALEAH COMPREHENSIVE PLAN FUTURE LAND USE ELEMENT
TEXT AMENDMENT**

The following lists the Policies which shall be included in the City's adopted Comprehensive Plan.

The following revisions to this Element are recommended. Recommended additions are denoted by underline; deletions by ~~striketrough~~.

1. Amend Policy 1.1.1, *Land Use Categories*, of the Future Land Use Element as follows:

Policy 1.1.1: Land Use Categories: The City shall maintain regulations for land use categories and a Future Land Use Map to ensure the coordination of future land uses with existing and adjacent land uses. The adopted Future Land Use Map shall contain and identify appropriate locations for the following land use categories, as defined in the date and analysis of this element.

LAND USE CATEGORIES	INTENSITY STANDARDS
* * *	
Mixed Use Hialeah Heights	Approximately 63% to 68% Retail Approximately 15% Office Approximately 5% to 10% Hotel Approximately 12% <u>Residential Affordable Housing</u> (40 units/gross acre)
* * *	

Carlos Hernández
Mayor

Vivian Casáls-Muñoz
Council President

Jose F. Caragol
Council Vice President



Council Members
Katharine Cue-Fuente
Isis Garcia-Martinez
Paul B. Hernández
Lourdes Lozano
Carl Zogby

City Council Summary Agenda/Minutes
August 14, 2018
7:00 P.M.

Call to Order

REPORT: Council President Casáls-Muñoz called the meeting to order at 7:15 p.m.

Roll Call

REPORT: The following Council Members were present:

- Council President Vivian Casáls-Muñoz
- Councilwoman Lourdes Lozano
- Councilman Carl Zogby
- Councilwoman Katharine Cue-Fuente
- Councilman Paul Hernandez

REPORT: The following Council Members were absent:

- Council Vice-President Jose Caragol
- Councilwoman Isis Garcia-Martinez

REPORT: Also present were:

- Mayor Carlos Hernandez
- Lorena Bravo, City Attorney

Invocation given by Lisette Perez, Office Coordinator of the Office of the City Clerk

REPORT: The invocation was led by Lisette Perez, Office Coordinator, Office of the City Clerk.

Pledge of Allegiance to be led by Councilman Paul B. Hernandez

REPORT: The Pledge of Allegiance was led by Councilmember Paul B. Hernandez.

LAND USE AMENDMENTS

- LU 1.** Second reading and public hearing of proposed ordinance adopting a text amendment to the future land use element of the Hialeah, Fla., Comprehensive Plan to incorporate residential uses and corresponding policies and objectives in connection with the proposed redevelopment of the mixed use Hialeah Heights land use classification as set forth in exhibit "A", repealing all ordinances or parts of ordinances in conflict herewith; providing penalties for violation hereof; providing for a severability clause; and providing for an effective date. . **APPROVED 5-0-2 with Councilmembers Caragol and Garcia-Martinez absent.**

Item was approved on first reading by the City Council on June 26, 2018.

REPORT: Alejandro Arias, Esq, Holland & Knight, LLP, 701 Brickell Avenue, Miami, FL. 33131, addressed the City Council on behalf of this item.

REPORT: Deborah Storch, Director of Planning & Zoning, clarified the item to the City Council.

REPORT: Motion to Approve Item LU 1 made by Councilwoman Cue-Fuente and seconded by Councilwoman Lozano. Motion passed 5-0-2 with Councilmembers Caragol and Garcia-Martinez absent.

ORDINANCE NO. 2018-064

- ~~**LU 2.** First reading of proposed ordinance adopting a text amendment to the mixed use Hialeah Heights use category in the future land use element of the Hialeah FLA., comprehensive plan to incorporate residential uses and corresponding policies and objectives. As provided for in Exhibit A attached hereto and made a part hereof; repealing all ordinances or parts of ordinances in conflict herewith; providing penalties for violation hereof; providing for a severability clause; and providing for an effective date. **WITHDRAWN**~~

REPORT: Meeting was adjourned by Council President Casáls-Muñoz at 9:03 p.m.

NEXT CITY COUNCIL MEETING: Tuesday, August 28, 2018 at 7:00 p.m.

NEXT CHARTER SCHOOL OVERSIGHT COMMITTEE MEETING: Tuesday, August 28, 2018 at 6:30 p.m.

Anyone wishing to obtain a copy of an agenda item should contact the Office of the City Clerk

Carlos Hernández
Mayor

Vivian Casáls-Muñoz
Council President

Jose F. Caragol
Council Vice President



Council Members
Katharine Cue-Fuente
Isis Garcia-Martinez
Paul B. Hernández
Lourdes Lozano
Carl Zogby

City Council Summary Agenda/Minutes
June 26, 2018
7:00 P.M.

Call to Order

REPORT: Council President Casáls-Muñoz called the meeting to order at 7:15 p.m.

Roll Call

REPORT: The following Council Members were present:

- **Council President Vivian Casáls-Muñoz**
- **Council Vice-President Jose Caragol**
- **Councilwoman Isis Garcia-Martinez**
- **Councilwoman Lourdes Lozano**
- **Councilman Carl Zogby**
- **Councilwoman Katharine Cue-Fuente**
- **Councilman Paul Hernandez**

REPORT: Also present were:

- **Mayor Carlos Hernandez**
- **Lorena Bravo, City Attorney**

Invocation given by Lisette Perez, Office Coordinator of the Office of the City Clerk

REPORT: The invocation was led by Lisette Perez, Office Coordinator, Office of the City Clerk.

Pledge of Allegiance to be led by Councilwoman Isis Garcia-Martinez

REPORT: The Pledge of Allegiance was led by Councilmember Isis Garcia-Martinez.

Hialeah, according to the Plat thereof as recorded in Plat Book 18, at page 11, of the public records of Miami-Dade County, Florida, containing an area of approximately 4,243.63 square feet, more or less. **Property located at 4597 and 4599 Palm Avenue, Hialeah, Florida**, and more particularly described in the Surveyor's legal description and location sketch attached hereto and made a part hereof as exhibit "A" and providing for an effective date. **POSTPONED UNTIL AUGUST 14, 2018.**

REPORT: Motion to table Item PZ12 made by Councilwoman Cue-Fuente, and seconded by Councilman Hernandez. Motion passed 7-0. Item is postponed for August 14, 2018.

LAND USE AMENDMENTS

LU 1. First reading of proposed ordinance adopting a text amendment to the future land use element of the Hialeah, Fla., Comprehensive Plan to incorporate residential uses and corresponding policies and objectives in connection with the proposed redevelopment of the mixed use Hialeah Heights land use classification as set forth in exhibit "A", repealing all ordinances or parts of ordinances in conflict herewith; providing penalties for violation hereof; providing for a severability clause; and providing for an effective date. **APPROVED 7-0**

REPORT: Motion to Approve Item LU1 made by Councilwoman Garcia-Martinez, and seconded by Councilwoman Cue-Fuente. Motion passed 7-0. Second reading and public hearing is scheduled for August 14, 2018.

REPORT: Meeting was adjourned by Council President Casáls-Muñoz at 9:16 p.m.

NEXT CITY COUNCIL MEETING: Tuesday, August 14, 2018 at 7:00 p.m.

NEXT CHARTER SCHOOL OVERSIGHT COMMITTEE MEETING: Tuesday, August 28, 2018 at 6:30 p.m.

Anyone wishing to obtain a copy of an agenda item should contact the Office of the City Clerk at (305) 883-5820 or visit at 501 Palm Avenue, 3rd Floor, Hialeah, Florida, between the hours of 8:30 a.m. and 5:00 p.m.

Persons wishing to appeal any decision made by the City Council, with respect to any matter considered at the meeting, will need a record of the proceedings and, for such purposes, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

An ordinance or resolution shall become effective when passed by the City Council and signed by

Rick Scott
GOVERNOR



Cissy Proctor
EXECUTIVE DIRECTOR

June 7, 2018

The Honorable Carlos Hernandez
Mayor, City of Hialeah
501 Palm Avenue
Hialeah, Florida 33010

Dear Mayor Hernandez:

The Department of Economic Opportunity has completed its review of the proposed comprehensive plan amendment for the City of Hialeah (Amendment No. 18-1ESR), which was received on May 9, 2018. We have reviewed the proposed amendment pursuant to Sections 163.3184(2) and (3), Florida Statutes (F.S.), and identified no comment related to important state resources and facilities within the Department's authorized scope of review that will be adversely impacted by the amendment if adopted.

The City is reminded that pursuant to Section 163.3184(3)(b), F.S., other reviewing agencies have the authority to provide comments directly to the City. If other reviewing agencies provide comments, we recommend the City consider appropriate changes to the amendment based on those comments. If unresolved, such comments could form the basis for a challenge to the amendment after adoption.

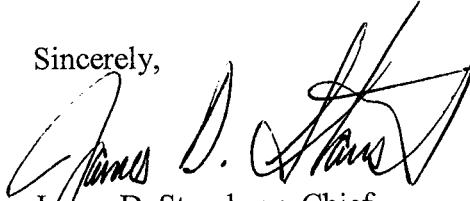
The City should act by choosing to adopt, adopt with changes, or not adopt the proposed amendment. Also, please note that Section 163.3184(3)(c)1, F.S., provides that if the second public hearing is not held within 180 days of your receipt of agency comments, the amendment shall be deemed withdrawn unless extended by agreement with notice to the Department of Economic Opportunity and any affected party that provided comment on the amendment. For your assistance, we have enclosed the procedures for adoption and transmittal of the comprehensive plan amendment.

Florida Department of Economic Opportunity | Caldwell Building | 107 E. Madison Street | Tallahassee, FL 32399
850.245.7105 | www.floridajobs.org
www.twitter.com/FLDEO | www.facebook.com/FLDEO

An equal opportunity employer/program. Auxiliary aids and service are available upon request to individuals with disabilities. All voice telephone numbers on this document may be reached by persons using TTY/TTD equipment via the Florida Relay Service at 711.

If you have any questions concerning this review, please contact Ed Zeno, at (850)-717-8511, or by email at Ed.Zeno-Gonzalez@deo.myflorida.com.

Sincerely,



James D. Stansbury, Chief
Bureau of Community Planning and Growth

JDS/ez

Enclosures: Procedures for adoption of comprehensive plan amendments

cc: Debora Storch, Planning and Zoning Officer, City of Hialeah
Isabel Cosio Carballo, AICP, Executive Director, South Florida Regional Planning Council

SUBMITTAL OF ADOPTED COMPREHENSIVE PLAN AMENDMENTS

FOR EXPEDITED STATE REVIEW

Section 163.3184(3), Florida Statutes

NUMBER OF COPIES TO BE SUBMITTED: Please submit three complete copies of all comprehensive plan materials, of which one complete paper copy and two complete electronic copies on CD ROM in Portable Document Format (PDF) to the State Land Planning Agency and one copy to each entity below that provided timely comments to the local government: the appropriate Regional Planning Council; Water Management District; Department of Transportation; Department of Environmental Protection; Department of State; the appropriate county (municipal amendments only); the Florida Fish and Wildlife Conservation Commission and the Department of Agriculture and Consumer Services (county plan amendments only); and the Department of Education (amendments relating to public schools); and for certain local governments, the appropriate military installation and any other local government or governmental agency that has filed a written request.

SUBMITTAL LETTER: Please include the following information in the cover letter transmitting the adopted amendment:

- State Land Planning Agency identification number for adopted amendment package;
- Summary description of the adoption package, including any amendments proposed but not adopted;

_____ Identify if concurrency has been rescinded and indicate for which public facilities. (Transportation, schools, recreation and open space).

- Ordinance number and adoption date;
- Certification that the adopted amendment(s) has been submitted to all parties that provided timely comments to the local government;
- Name, title, address, telephone, FAX number and e-mail address of local government contact;
- Letter signed by the chief elected official or the person designated by the local government.

ADOPTION AMENDMENT PACKAGE: Please include the following information in the amendment package:

In the case of text amendments, changes should be shown in strike-through/underline format.

In the case of future land use map amendments, an adopted future land use map, **in color format**, clearly depicting the parcel, its future land use designation, and its adopted designation.

A copy of any data and analyses the local government deems appropriate.

Note: If the local government is relying on previously submitted data and analysis, no additional data and analysis is required;

Copy of the executed ordinance adopting the comprehensive plan amendment(s);

Suggested effective date language for the adoption ordinance for expedited review:

"The effective date of this plan amendment, if the amendment is not timely challenged, shall be 31 days after the state land planning agency notifies the local government that the plan amendment package is complete. If the amendment is timely challenged, this amendment shall become effective on the date the state land planning agency or the Administration Commission enters a final order determining this adopted amendment to be in compliance. No development orders, development permits, or development dependent on this amendment may be issued or commence before it has become effective. "

List of additional changes made in the adopted amendment that the State Land Planning Agency did not previously review;

List of findings of the local governing body, if any, that were not included in the ordinance and which provided the basis of the adoption or determination not to adopt the proposed amendment;

Statement indicating the relationship of the additional changes not previously reviewed by the State Land Planning Agency in response to the comment letter from the State Land Planning Agency.



MEMORANDUM

AGENDA ITEM #IV.C

DATE: MAY 21, 2018

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: LOCAL GOVERNMENT COMPREHENSIVE PLAN PROPOSED AND ADOPTED AMENDMENT
CONSENT AGENDA

Pursuant to Section 163.3184, Florida Statutes, Council review of amendments to local government comprehensive plans is limited to 1) adverse effects on regional resources and facilities identified in the *Strategic Regional Policy Plan for South Florida (SRPP)* and 2) extra-jurisdictional impacts that would be inconsistent with the comprehensive plan of any affected local government within the Region.

A written report containing an evaluation of these impacts, pursuant to Section 163.3184, Florida Statutes, is to be provided to the local government and the State Land Planning Agency within 30 calendar days of receipt of the amendment.

Council staff has not identified adverse effects to regional resources and facilities or extra-jurisdictional impacts that would result from the following map and text amendments.

Recommendation

Find the proposed and adopted plan amendments from the local governments listed in the tables below generally consistent with the *Strategic Regional Policy Plan for South Florida*.

Approve this report for transmittal to the local governments with a copy to the State Land Planning Agency.



South Florida Regional Planning Council
1 Oakwood Boulevard, Suite 221, Hollywood, Florida 33020
954-924-3653 Phone, 954-924-3654 FAX
www.sfregionalcouncil.org

Local Government and Plan Amendment Number	Proposed	Adopted	Council Review Date	Local Government Transmittal or Adoption Public Hearing and Meeting	Governing Body Adoption Vote
City of Deerfield Beach 18-1ESR (received 04-30-18)	v	N/A	05-21-18	12-05-17	5-0
<p>1. The proposed amendment changes the City's Future Land Use designation of 82-99 gross acres from Recreation Commercial to: 1) 25.1 gross acres to Residential Moderate (10 du/ac), and: 2) 57.89 gross acres to Recreation Open Space. The request is also to remove the 25.1-acre parcel from the Century Village dashed line area on the Future Land Use Map.</p> <p>2. The subject property is a former golf course within the Century Village development. The intent is to redevelop the 25.1-acre parcel fronting Military Trail with 201 residential townhouse units, with the remaining 57.89 acres being conveyed to Century Village Master Management to utilize for recreation and open space purposes.</p> <p>3. This amendment does not create any adverse impact to state or regional resources/facilities.</p>					
City of Hialeah 18-1ESR (received 05-07-18)	v	N/A	05-21-18	04-24-18	5-0 (2 absent)
<p>1. The proposed amendment seeks to change a text amendment to the Future Land Use Element of the City of Hialeah Comprehensive Plan expand the scope of the uses in the mixed-use Hialeah Heights Land Use Classification to support residential development through expansion. This amendment does not make any changes on the percentage of each use within the mixed use category, or density and intensity.</p> <p>2. The subject property is bound on the north at NW 142nd Street (W 88th Street), on the West by NW 102nd Avenue (W 40th Avenue), on the south by NW 138th Street (W 84th Street) and on the east by NW 97th Avenue (W 36th Avenue).</p> <p>3. This amendment does not create any adverse impact to state or regional resources/facilities.</p>					
Town of Hillsboro Beach 18-1ER (received 05-10-18)	v	N/A	05-21-18	05-01-18	5-0
<p>1. This proposed amendment seeks to amend the Town's Comprehensive Plan and adopt the Evaluation and Appraisal Report (EAR) based amendments, various updates of Goals, Objectives and Policies and other portions of the Plan.</p> <p>2. The amendment does not create any adverse impacts to state or regional resources/facilities.</p>					



Florida Department of Transportation

RICK SCOTT
GOVERNOR

1000 NW 111 Avenue
Miami, FL 33172-5800

MIKE DEW
SECRETARY

May 14, 2018

Debora Storch
Planning and Zoning Department
City of Hialeah
501 Palm Avenue, 2nd Floor
Hialeah, FL 33010

**Subject: Comments for the City of Hialeah 2018 Comprehensive Plan
Text Amendment – Hialeah Heights Residential Land Use Designation
FDEO #18-1ESR**

Dear Mr. Storch:

The Florida Department of Transportation, District Six, completed a review of the proposed text amendment to the City of Hialeah's Comprehensive Plan concerning the Hialeah Heights residential land use designation. The area impacted by this text amendment is defined to NW 97th Avenue to the east, NW 138th street to the south, NW 102nd Avenue to the west, and NW 142nd Street to the north. It is located approximately 0.5 miles west of I-75, which is a Strategic Intermodal System (SIS) facility.

The District reviewed the amendment package per Chapter 163 Florida Statutes and found the proposed text amendment would not significantly impact transportation resources and facilities of state importance. Please contact me at 305-470-5393 if you have any questions concerning our response.

Sincerely,

Shereen Yee Fong
Transportation Planner

Ms. Debra Storch
May 14, 2018
Page 2

Cc: Harold Desdunes, P.E., Florida Department of Transportation, District 6
Dat Huynh, P.E., Florida Department of Transportation, District 6
Kenneth Jeffries, Florida Department of Transportation, District 6
Ray Eubanks, Department of Economic Opportunity
Isabel Moreno, South Florida Regional Planning Council



Department of Regulatory and Economic Resources
Planning Division, Metropolitan Planning Section
111 NW 1 Street • Suite 1250
Miami, Florida 33128-1902
305-375-2835 Fax: 305-375-2560
www.miamidade.gov/planning

June 1, 2018

Ms. Deborah Storch,
Planning and Zoning Official
City of Hialeah
501 Palm Avenue, 2nd Floor
Hialeah, Florida 33010-4719

Re: Transmittal of the City of Hialeah's 2018 Comprehensive Plan Text Amendment
(DEO No. 18-1ESR)

Dear Ms. Storch:

The Miami-Dade County Department of Regulatory and Economic Resources, Planning Division (Division) has reviewed the proposed text amendment to the City of Hialeah's Comprehensive Plan. Our review is conducted to identify points of consistency or inconsistency with the goals, objectives, policies and relevant provisions of the Miami-Dade County Comprehensive Development Master Plan (CDMP), and whether the proposed amendment will impact County public facilities and services.

The text amendment proposes to amend the Future Land Use Element, Policy 1.1.1: Land Use Categories, by replacing the words "affordable housing" with "residential" within the Mixed Use Hialeah Heights land use category. Based on the information provided and the County CDMP's goals, objectives and policies, the proposed text amendment is consistent with the County's CDMP.

Thank you for the opportunity to comment on the City's proposed text amendment. If you or any member of your staff have any questions, please contact me or Kimberly Brown, AICP, Section Supervisor, at 305-375-2835.

Sincerely,

A handwritten signature in black ink, appearing to read "Jerry Bell". The signature is written in a cursive, somewhat stylized script.

Jerry Bell, AICP
Assistant Director for Planning

JB:GR:KB:smd

c: Ray Eubanks, Administrator, Florida Department of Economic Opportunity

Storch, Debora

From: Manning, Terese <tmanning@sfwmd.gov>
Sent: Thursday, May 24, 2018 4:11 PM
To: Storch, Debora
Cc: Ray Eubanks (DCPexternalagencycomments@deo.myflorida.com); James Stansbury (james.stansbury@deo.myflorida.com); Isabel Cosio Carballo (isabelc@sfrpc.com); Isabel Moreno (imoreno@sfrpc.com); Jerry Bell (Jerry.Bell@miamidade.gov)
Subject: City of Hialeah, DEO #18-1ESR Comments on Proposed Comprehensive Plan Amendment

Dear Ms. Storch:

The South Florida Water Management District (District) has completed its review of the proposed amendment from the City of Hialeah (City). The amendment proposes to revise the Hialeah Heights Mixed Use Land Use Category to include residential uses. There appear to be no regionally significant water resource issues; therefore, the District has no comments on the proposed amendment package.

The District offers its technical assistance to the City and the Department of Economic Opportunity in developing sound, sustainable solutions to meet the City's future water supply needs and to protect the region's water resources. Please forward a copy of the adopted amendments to the District at the address below. Please contact me if you need assistance or additional information.

Sincerely,

Terry Manning, Policy and Planning Analyst
South Florida Water Management District
Water Supply Implementation Unit
3301 Gun Club Road
West Palm Beach, FL 33406
Phone: 561-682-6779
Fax: 561-681-6264
E-Mail: tmanning@sfwmd.gov

Storch, Debora

From: Plan_Review <Plan.Review@dep.state.fl.us>
Sent: Tuesday, June 05, 2018 3:37 PM
To: Storch, Debora; DCPexternalagencycomments
Cc: Plan_Review
Subject: Hialeah 18-1ESR Proposed

To: Debora Storch, Planning

Re: Hialeah 18-1ESR – Expedited State Review of Proposed Comprehensive Plan Amendment

The Office of Intergovernmental Programs of the Florida Department of Environmental Protection (Department) has reviewed the above-referenced amendment package under the provisions of Chapter 163, Florida Statutes. The Department conducted a detailed review that focused on potential adverse impacts to important state resources and facilities, specifically: air and water pollution; wetlands and other surface waters of the state; federal and state-owned lands and interest in lands, including state parks, greenways and trails, conservation easements; solid waste; and water and wastewater treatment.

Based on our review of the submitted amendment package, the Department has found no provision that, if adopted, would result in adverse impacts to important state resources subject to the Department's jurisdiction.

Please submit all future amendments by email to plan.review@dep.state.fl.us. If your submittal is too large to send via email or if you need other assistance, contact Suzanne Ray at (850) 717-9037.

