

**RESOLUTION Z05-25**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DORAL, FLORIDA APPROVING THE REZONING OF  $\pm$  10 ACRES IN SECTION 17, GENERALLY LOCATED AT THE SOUTHEAST CORNER OF NW 102 AVENUE AND NW 62 STREET FROM THE GU DISTRICT TO THE IU-1 DISTRICT; AND PROVIDING FOR AN EFFECTIVE DATE**

**WHEREAS**, Archbishop John Favalora ("Applicant") has requested approval of a rezoning of  $\pm$  10 acres in Section 17, generally located at the southeast corner of NW 102 Avenue and NW 62 Street from the GU District to the IU-1 District; and

**WHEREAS**, the IU-1 District permits light industrial uses on the property; and

**WHEREAS**, the Miami-Dade County Department of Planning and Zoning has reviewed the proposed application and did not issue any objections to same; and

**WHEREAS**, the Applicant has proffered a restrictive covenant outlining the proposed uses which would be permitted and restricting uses such as nightclubs, adult uses and entertainment, aircraft assembly, armories, automobile repair related facilities, blacksmith and boat building, among others; and

**WHEREAS**, the Comprehensive Development Master Plan designates this property as Industrial and Office uses, which allows light industrial uses such as the proposals made by the Applicant; and

**WHEREAS**, after careful review and deliberation, the City Council finds that the proposed request for rezoning from GU to IU-1 is in the best interests of the citizens of the City of Doral;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF  
THE CITY OF DORAL, FLORIDA THAT:**

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

**Section 2.** A rezoning of ± 10 acres in Section 17, generally located at the southeast corner of NW 102 Avenue and NW 62 Street from GU to IU-1 as depicted in the attached Exhibit "A," is hereby approved, subject to the following conditions:

1. The Applicant shall comply with the restrictive covenants dated November 12, 2004, attached hereto as Exhibit "B."
2. The Applicant or future owners of this property shall apply for site plan approval to the City Council consistent with the City's Code.

**Section 3.** This resolution shall become effective upon its passage and adoption by the City Council and is binding on all successors and assigns.

WHEREAS, a motion to approve the Resolution was offered by Councilman DiPietro, who moved its adoption. The motion was seconded by Councilwoman Ruiz and upon being put to a vote, the vote was as follows:

Mayor Juan Carlos Bermudez	yes
Vice Mayor Peter Cabrera	yes
Councilmember Michael DiPietro	yes
Councilwoman Sandra Ruiz	yes
Councilmember Robert Van Name	yes

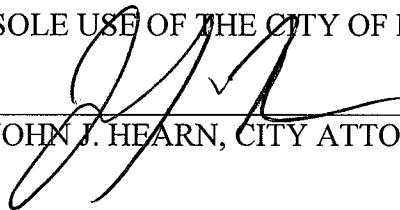
PASSED AND ADOPTED this 26th day of January, 2005.

  
\_\_\_\_\_  
JUAN CARLOS BERMUDEZ, MAYOR

ATTEST:

  
\_\_\_\_\_  
MERCY ARCE, ACTING CITY CLERK

APPROVED AS TO FORM AND  
LEGAL SUFFICIENCY FOR THE  
SOLE USE OF THE CITY OF DORAL:

  
\_\_\_\_\_  
JOHN J. HEARN, CITY ATTORNEY