

CFN 2016R0369094  
OR BK 30126 Pgs 3365-3368 (4Pgs)  
RECORDED 06/24/2016 10:52:05  
HARVEY RUVIN, CLERK OF COURT  
MIAMI-DADE COUNTY, FLORIDA

**RESOLUTION # 2016-31**

**A RESOLUTION OF THE MAYOR AND CITY COMMISSION OF THE CITY OF WEST MIAMI CONFIRMING THAT A PORTION OF THE ALLEY LOCATED BETWEEN SW 64TH AVENUE/CASA GRANDE BOULEVARD TO THE EAST AND SW 65TH AVENUE/SAN PEDRO BOULEVARD TO THE WEST, AS SHOWN IN THE PLAT OF FAIRLAWN SUBDIVISION SECTION B, AS RECORDED IN PLAT BOOK 13, PAGE 55, IN THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, IS A PRIVATE ALLEY AND THAT THE CITY OF WEST MIAMI POSSESSES NO OWNERSHIP OR USE RIGHT WHATSOEVER IN IT; INCORPORATING A SKETCH OF SUBJECT PORTION OF THE ALLEY; PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, Green Gables Investments, LLC ("GGI") owns property situated in the City of West Miami, specifically, Lots 19 through 24 and Lots 25 through 28 of the Fairlawn Subdivision Section B, according to the plat thereof as recorded in Plat Book 13, Page 55, in the Public Records of Miami-Dade County, Florida (the "Property").

**WHEREAS**, GGI obtained site plan approval from the City of West Miami for a Special Use Permit for Planned Development on the Property on April 20, 2016. See Resolution No. 2016-15.

**WHEREAS**, the plat of Fairlawn Subdivision Section B depicts a private alley located between SW 64th Avenue/Casa Grande Boulevard and SW 65th Avenue/San Pedro Boulevard, a portion of which runs through the Property.

**WHEREAS**, the City of West Miami wishes to confirm that the portion of the alley legally described in Exhibit A, attached hereto and incorporated herein (the "Alley") is not a public alley or street.

**WHEREAS**, the City of West Miami wishes to confirm that the Alley is private and neither the City nor the general public possesses a use or ownership right in the Alley.

**NOW THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF WEST MIAMI, FLORIDA AS FOLLOWS:**

**SECTION 1.** The above recitals are hereby adopted and incorporated as if fully stated herein.

**SECTION 2.** The City Commission hereby confirms that the Alley is private - not public.

**SECTION 3.** The City of West Miami claims no interest in the portion of the alley afore-described, either for itself or for the general public.

**SECTION 4.** The City Commission authorizes the City Manager to record this Resolution in the Official Records of Miami-Dade County.

**SECTION 5.** The procedure used in the adoption of this Resolution is expressly ratified and approved.

**SECTION 6.** This Resolution shall take effect immediately upon its adoption.

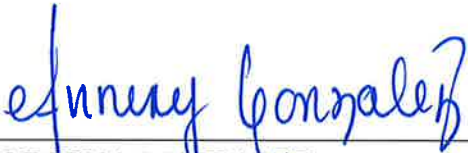
PASSED AND ADOPTED this 15<sup>th</sup> day of June 2016.

APPROVED:



EDUARDO H. MUÑINA, MAYOR

ATTEST:



ANNERY GONZALEZ, CMC  
CITY CLERK

APPROVED AS TO FORM AND SUFFICIENCY:

  
JOSE A. VILLALOBOS, CITY ATTORNEY

ROLL CALL:

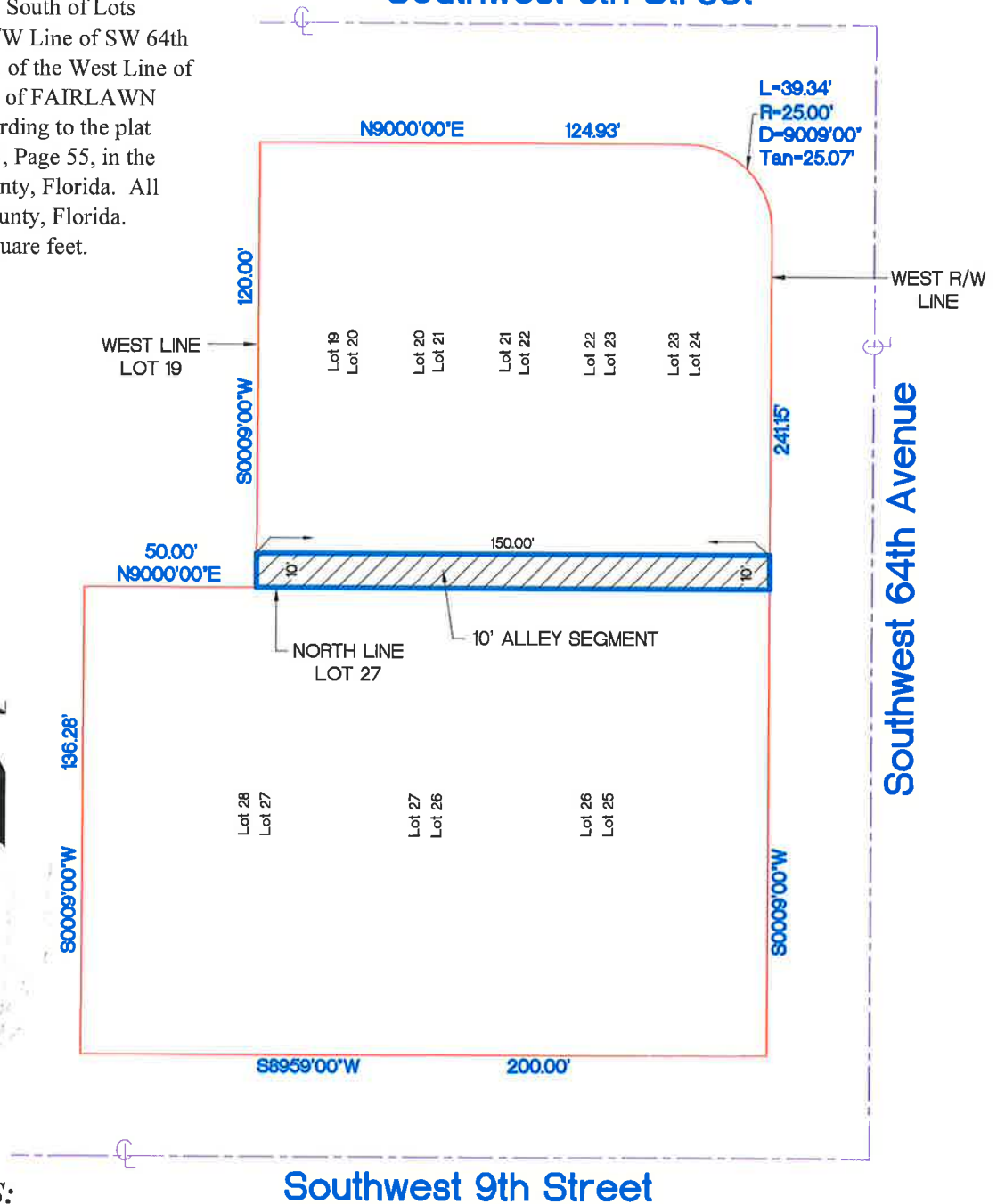
Mayor Eduardo H. Muñiña	<u>Y</u>
Vice -Mayor Candida Blanca	<u>Y</u>
Commissioner Juan M. Blanes	<u>Y</u>
Commissioner Rhonda A. Rodriguez	<u>Y</u>
Commissioner Luciano L. Suarez	<u>Y</u>

# SKETCH OF ALLEY SEGMENT

## LEGAL DESCRIPTION:

That portion of alley directly to the South of Lots 19-24, and bounded by the West R/W Line of SW 64th Ave. and bounded by the extension of the West Line of Lot 19 to the North Line of Lot 27, of FAIRLAWN SUBDIVISION SECTION B, according to the plat thereof as recorded in Plat Book 13, Page 55, in the public records of Miami-Dade County, Florida. All lying and being in Miami-Dade County, Florida. Containing approximately 1,500 square feet.

STATE ROAD 90 US 41  
**Southwest 8th Street**



DR BK 30126 PG 3368  
 LAST PAGE



## PROPERTY ADDRESS:

6400 Southwest 8th Street  
 West Miami, Florida 33144

JOB #	15-1185
DATE	11-19-2015
PB	13-55

### Surveyor Notes:

Survey is Incomplete without sheet 1 of 2  
 Scale of Drawing 1"=50'  
 Drawn By: A. Torres Date: 11-19-2015  
**AFA & COMPANY, INC. LB #7498**  
 Professional Land Surveyors and Mappers  
 13050 SW 133rd CT Miami, Florida 33186  
 PH: 305-234-0588 FX: 206-495-0778



Professional  
 Surveyors & Mappers LB 7498  
 13050 S.W. 133rd Ct., Miami, FL 33186  
 E-mail: afac@bellsouth.net  
 Ph: (305) 234-0588 / Fax: (206) 495-0778

The sketch hereon is a true and Accurate representation thereof to the best of my knowledge and belief, Subject to notes and Notations shown hereon.

*Armando F. Alvarez*  
 Armando F. Alvarez  
 Professional Surveyor & Mapper #5526  
 State of Florida  
 Not Valid unless Signed & Stamped with Embossed Seal