

**ORDINANCE NO. 2021-018**

ORDINANCE APPROVING A FINAL PLAT OF BEACON LOGISTICS, ACCEPTING ALL DEDICATION OF AVENUES, STREETS, ROADS OR OTHER PUBLIC WAYS, TOGETHER WITH ALL EXISTING AND FUTURE PLANTING OF TREES; 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. **PROPERTY LOCATED EAST OF NW 107 AVENUE AND NW 145 PLACE (WEST 91 PLACE), HIALEAH, FLORIDA.**

**WHEREAS**, the Planning and Zoning Board at its meeting of January 13, 2021 recommended approval of this ordinance.

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

**Section 1:** The final plat of Beacon Logistics submitted by Relp Beacon Logistics, LLC, a Delaware limited liability company is hereby accepted. Property located East of NW 107 Avenue and NW 145 Place (West 91 Place), Hialeah, Florida and legally described in Exhibit "A" attached.

**Section 2:** All dedication of avenues or other public ways together with all existing and future planting, trees, shrubbery and fire hydrants thereon are hereby accepted.

**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All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.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 assessed 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 prescribed 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 section of this ordinance.

**Section 6: Effective Date.**

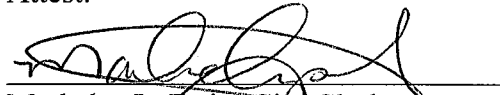
This ordinance shall become effective when passed by the City Council of the City of Hialeah, Florida, and signed by the Mayor of the City of Hialeah, Florida.

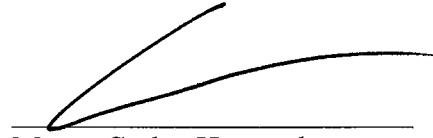
PASSED and ADOPTED this 23 day of February, 2021.

  
Jesus Tundidor  
Council President

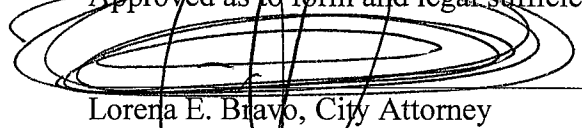
Approved on this 2 day of March, 2021.

Attest:

  
Marbelys L. Fatjo, City Clerk

  
Mayor Carlos Hernandez

Approved as to form and legal sufficiency:

  
Lorena E. Bravo, City Attorney

Ordinance was adopted by 6-0-1 vote with Councilmembers, De la Rosa, Garcia-Roves, Hernandez, Perez, Tundidor, and Zogby voting "Yes" and with Council Member Cue-Fuente absent.

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THE FOREGOING ORDINANCE  
OF THE CITY OF HIALEAH WAS  
PUBLISHED IN ACCORDANCE  
WITH THE PROVISIONS OF  
FLORIDA STATUTE 100.041  
PRIOR TO FINAL READING.

EXHIBIT "A"

LEGAL DESCRIPTION:

**FEE PARCEL ONE**

A PARCEL LYING AND BEING IN SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, IN MIAMI-DADE COUNTY, FLORIDA, AND WITHIN THE PLAT OF "CHAMBERS LAND COMPANY SUBDIVISION" AS RECORDED IN PLAT BOOK 2, PAGE 68, AND TRACT "A" OF "RINKER LAKE" AS RECORDED IN PLAT BOOK 82, PAGE 47, BOTH OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, ALSO BEING A PORTION OF THE VACATED RIGHT-OF-WAY AT N.W. 105TH AVENUE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE NORTH  $02^{\circ}34'51''$  WEST, ALONG THE WEST LINE OF SAID SECTION 20 FOR 3,072.28 FEET; THENCE NORTH  $89^{\circ}40'31''$  EAST FOR 10.01 FEET TO THE POINT OF BEGINNING OF THE HEREINAFTER DESCRIBED PARCEL 1; THENCE CONTINUE NORTH  $89^{\circ}40'31''$  EAST FOR 1,048.46 FEET; THENCE NORTH  $00^{\circ}19'29''$  WEST, AT RIGHT ANGLES TO THE PREVIOUS COURSE, FOR 67.17 FEET, THENCE NORTH  $52^{\circ}09'43''$  WEST FOR 1379.56 FEET TO A POINT ON A LINE BEING PARALLEL WITH AND TEN (10) FEET EAST OF, AS MEASURED AT RIGHT ANGLES, THE WEST LINE OF SAID SECTION 20, SAID LINE ALSO BEING THE EAST RIGHT OF WAY LINE OF N.W. 107TH AVENUE AS SHOWN ON SAID PLAT OF "CHAMBERS LAND COMPANY SUBDIVISION"; THENCE SOUTH  $02^{\circ}34'51''$  EAST, ALONG SAID PARALLEL LINE FOR 920.31 FEET TO THE POINT OF BEGINNING.

**AND**

A PORTION OF RINKER LAKE, N.W. 102ND AVENUE, AND TRACT "A" OF "RINKER LAKE" ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 82, PAGE 47, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, ALL BEING IN SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE NORTH  $02^{\circ}34'51''$  WEST, ALONG THE WEST LINE OF SAID SECTION 20 FOR 3,072.28 FEET; THENCE NORTH  $89^{\circ}40'31''$  EAST FOR 760.01 FEET TO THE POINT OF BEGINNING OF THE HEREINAFTER DESCRIBED PARCEL 2; THENCE CONTINUE NORTH  $89^{\circ}40'31''$  EAST FOR 298.46 FEET; THENCE NORTH  $00^{\circ}19'29''$  WEST, AT RIGHT ANGLES TO THE PREVIOUS COURSE, FOR 67.17 FEET; THENCE NORTH  $79^{\circ}20'21''$  EAST FOR 697.68 FEET; THENCE NORTH  $68^{\circ}39'30''$  EAST FOR 210.18 FEET; THENCE NORTH  $48^{\circ}25'38''$  EAST FOR 100.17 FEET; THENCE SOUTH  $02^{\circ}36'37''$  EAST ALONG A LINE PARALLEL WITH AND 609.07 FEET WEST OF THE EAST LINE OF NORTHWEST 1/4 OF SAID SECTION 20 FOR 766.39 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST 1/4 OF SAID SECTION 20; THENCE NORTH  $89^{\circ}40'06''$  EAST ALONG SAID SOUTH LINE OF THE NORTHWEST 1/4 OF SECTION 20 FOR 574.53 FEET; THENCE SOUTH  $02^{\circ}36'37''$  EAST ALONG A LINE PARALLEL WITH AND 35 FEET WEST OF THE EAST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 20 FOR 562.46 FEET; THENCE SOUTH  $76^{\circ}19'13''$  WEST ALONG A LINE PARALLEL WITH AND 35 FEET NORTHWESTERLY OF THE SURVEY TIE LINE OF RINKER LAKE AS SHOWN ON SAID PLAT OF "RINKER LAKE" FOR 25.47 FEET; THENCE SOUTH  $89^{\circ}40'31''$  WEST ALONG THE TOP OF SLOPE OF RINKER LAKE AND ALSO BEING THE LIMITS OF PLAT OF SAID PLAT OF "RINKER

LAKE" FOR 440.36 FEET; THENCE SOUTH 02°36'37" EAST ALONG A LINE PARALLEL WITH AND 500.00 FEET WEST OF SAID EAST LINE OF THE SOUTHWEST 1/4 FOR A DISTANCE OF 541.66 FEET TO THE NORTHEAST CORNER OF TRACT "F" OF SAID "RINKER LAKE", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 82, AT PAGE 47 OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; THENCE SOUTH 89°40'31" WEST ALONG THE NORTH LINE OF SAID TRACT "F" FOR 211.97 FEET; THENCE NORTH 02°36'37" WEST FOR 542.34 FEET; THENCE SOUTH 89°40'31" WEST FOR 1167.35 FEET; THENCE NORTH 02°34'51" WEST FOR 999.93 FEET TO THE POINT OF BEGINNING.

**TOGETHER WITH:**

**FEE PARCEL TWO**

A PARCEL OF LAND LYING IN SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA AND WITHIN THE PLAT OF CHAMBERS LAND COMPANY SUBDIVISION AS RECORDED IN PLAT BOOK 2, PAGE 68 AND TRACT "A" OF RINKER LAKE AS RECORDED IN PLAT BOOK 82, PAGE 47, BOTH OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, ALSO INCLUDING A PORTION OF THE VACATED RIGHTS-OF-WAY OF N.W. 146 STREET AND N.W. 105 AVENUE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE N02°34'51"W ALONG THE WEST LINE OF SAID SECTION 20 AND THE CENTERLINE OF N.W. 107 AVENUE FOR 2,072.37 FEET; THENCE N89°40'31"E FOR 10.01 FEET TO THE EAST RIGHT-OF-WAY LINE OF N.W. 107 AVENUE AND POINT OF BEGINNING OF THE HEREINAFTER DESCRIBED PARCEL; THENCE N89°40'31"E FOR 750.00 FEET; THENCE N02°34'51"W AND PARALLEL WITH THE WEST LINE OF SAID SECTION 20 FOR 999.93 FEET; THENCE S89°40'31"W FOR 719.98 FEET TO A POINT ON SAID EAST RIGHT-OF-WAY LINE OF N.W. 107 AVENUE; THENCE S02°34'51"E ALONG SAID EAST RIGHT-OF-WAY LINE OF N.W. 107 AVENUE WHICH LIES 40.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SAID SECTION 20 FOR 102.58 FEET TO A POINT ON THE NORTH LINE OF TRACT 20 OF THE NORTHWEST OF SAID SECTION 20 OF THE SAID CHAMBERS LAND COMPANY SUBDIVISION; THENCE S89°40'00"W ALONG THE NORTH LINE OF SAID TRACT 20 FOR 30.02 FEET TO A POINT ON SAID EAST RIGHT-OF-WAY LINE OF N.W. 107 AVENUE; THENCE S02°34'51"E ALONG THE SAID EAST RIGHT-OF-WAY LINE OF N.W. 107 AVENUE AND THE WEST LINE OF SAID CHAMBERS LAND COMPANY SUBDIVISION FOR 319.99 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 20; THENCE N89°40'06"E ALONG THE SOUTH LINE OF SAID TRACT 20 ALSO BEING THE NORTH RIGHT-OF-WAY LINE OF N.W. 146 STREET FOR 70.05 FEET; THENCE S02°34'51"E FOR 20.02 FEET TO A POINT ON THE NORTH LINE OF TRACT 13 OF THE SOUTHWEST 1/4 OF SAID SECTION 20 OF SAID CHAMBERS LAND COMPANY SUBDIVISION; THENCE S89°40'06"W ALONG THE NORTH LINE OF SAID TRACT 13 FOR 70.05 FEET TO THE NORTHWEST CORNER OF SAID TRACT 13; THENCE S02°34'51"E ALONG SAID EAST RIGHT-OF-WAY LINE OF N.W. 107 AVENUE AND THE WEST LINE OF SAID CHAMBERS LAND COMPANY SUBDIVISION FOR 557.34 FEET TO THE POINT OF BEGINNING.

**TOGETHER WITH:**

A PORTION OF TRACTS 13 AND 20 OF "CHAMBERS LAND COMPANY SUBDIVISION", LYING IN THE WEST 1/2 OF SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2 , AT PAGE 68, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; SAID PARCEL ALSO BEING A PORTION OF A 20 FOOT RIGHT OF WAY OF NW 146TH STREET, AS SHOWN ON THE PLAT OF "RINKER LAKE", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 82, AT PAGE 47, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE N02°34'51"W ALONG THE WEST LINE OF SAID SECTION 20 FOR 2,639.70 FEET TO THE WEST 1/4 CORNER OF SAID SECTION 20; THENCE N89°34'35"E ALONG THE CENTERLINE OF A 20 FOOT WIDE OF NW 146TH STREET RIGHT OF WAY, AS SHOWN ON SAID PLAT OF "RINKER LAKE", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 82, AT PAGE 47, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, TO THE POINT OF BEGINNING OF SAID CENTERLINE OF A 20 FOOT WIDE RIGHT OF WAY, LYING 10 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE (SHORTENING OR EXTENDING THE SIDE LINES THEREOF, SO AS TO CREATE A CONTINUOUS STRIP OF LAND); THENCE CONTINUE N89°34'35"E FOR 40.03 FEET TO THE POINT OF TERMINATION OF THE AFOREMENTIONED CENTERLINE.

**LESS AND EXCEPT THE FOLLOWING DESCRIBED PARCELS OF LAND:**

THAT PORTIONS OF NW 107TH AVENUE RIGHT OF WAY DEEDED TO MIAMI-DADE COUNTY AS SHOWN ON A CERTAIN RIGHT OF WAY DEED TO MIAMI-DADE COUNTY, FLORIDA, FOR HIGHWAY PURPOSES, RECORDED IN OFFICIAL RECORDS BOOK 31662, AT PAGE 4135, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**PARCEL "A":**

A PORTION OF TRACTS 13 AND 14, OF "CHAMBERS LAND COMPANY SUBDIVISION", LYING IN THE SW 1/4 OF SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, AT PAGE 68, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE N02°34'51"W ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 20, FOR 2,072.37 FEET; THENCE N89°40'31"E FOR 10.01 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREINAFTER DESCRIBED; THENCE N02°34'51"W, ALONG A LINE PARALLEL WITH AND 10 FEET EAST OF THE WEST LINE OF SAID SECTION 20, FOR 557.34 FEET; THENCE N89°40'06"E FOR 30.02 FEET; THENCE S02°34'51"E ALONG A LINE PARALLEL WITH AND 40 FEET EAST OF THE WEST LINE OF SAID SECTION 20, FOR 557.34 FEET; THENCE S89°40'31"W FOR 30.02 FEET TO THE POINT OF BEGINNING.

**PARCEL "B":**

A PORTION OF TRACT 20, OF "CHAMBERS LAND COMPANY SUBDIVISION", LYING IN THE NW 1/4 OF SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, AT PAGE 68, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE N02°34'51"W ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 20, FOR 2,649.71 FEET; THENCE N89°40'06"E FOR 10.01 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREINAFTER DESCRIBED; THENCE N02°34'51"W, ALONG A LINE PARALLEL WITH AND 10 FEET EAST OF THE WEST LINE OF SAID SECTION 20, FOR 319.99 FEET; THENCE N89°40'00"E FOR 30.02 FEET; THENCE S02°34'51"E ALONG A LINE PARALLEL WITH AND 40 FEET EAST OF THE WEST LINE OF SAID SECTION 20, FOR 319.99 FEET; THENCE S89°40'06"W FOR 30.02 FEET TO THE POINT OF BEGINNING.

**PARCEL "C":**

A PORTION OF TRACTS 16, 17, 18 AND 19, OF "CHAMBERS LAND COMPANY SUBDIVISION", LYING IN THE NW 1/4 OF SECTION 20, TOWNSHIP 52 SOUTH, RANGE 40 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, AT PAGE 68, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 20; THENCE N02°34'51"W ALONG THE WEST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 20, FOR 3,072.28 FEET; THENCE N89°40'31"E FOR 10.01 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREINAFTER DESCRIBED; THENCE N02°34'51"W, ALONG A LINE PARALLEL WITH AND 10 FEET EAST OF THE WEST LINE OF SAID SECTION 20, FOR 920.31 FEET; THENCE S52°09'43"E FOR 39.40 FEET; THENCE S02°34'51"E ALONG A LINE PARALLEL WITH AND 40 FEET EAST OF THE WEST LINE OF SAID SECTION 20, FOR 895.95 FEET; THENCE S89°40'31"W FOR 30.02 FEET TO THE POINT OF BEGINNING.