


South Miami-Dade
WATERSHED STUDY AND PLAN
Planning for a sustainable, healthy environment and economy



Assessment Update
April 27, 2006


Michael Davis, Vice President
Keith and Schnars, P.A.



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Parameter Assessments

Stormwater Discharge Quality	Groundwater Supply
Surface Water Flows/Distribution	Flood Protection
Tidal Wetlands	Freshwater Wetlands
Remnant Natural Forests	Air Quality
Development Densities	Rural Land
Housing to Transit and Employment	Parks
Economic Base	Sustainable Agriculture
Cost of Housing	Mix of Wages
Transportation	Schools
Potable Water	Wastewater




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Assessment Schedule

- Present Results and Distribute Report – May 25, 2006
- Assessment Results Consensus – June 22, 2006



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Implementation Strategies **April 27, 2006**

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Implementation Strategies

- Transportation (Transit and Roadway)
- Infrastructure
- Land Use
- Natural and Water Resources



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Transit

- Busway Extension Cutler Ridge to Florida City - Under Construction
- Kendall Corridor Dadeland North to West Flagler planned to be funded between 2010 and 2015
- Metrorail extension Dadeland to Florida City currently planned for funding between 2012 and 2030



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Roadway Improvements

Examples of Improvements in the MPO Long Range Plan

- SW 120 Street – widen to 6 lanes
- SW 184 Street - widen to 4 lanes
- SW 328 Street – widen to 4 lanes
- SW 117 Avenue – widen to 4 lanes



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Infrastructure

- All new development must be connected to municipal water and sewer
- All existing buildings east of US should be connected to municipal water and sewer
- Graywater for irrigation, sewage conveyance and other non-potable uses
- All single family developments should have onsite stormwater treatment



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Land Use



- Amend municipal comprehensive plans and zoning districts to allow for densities recommended in Zones A and B
- Implement Charrette and Community Redevelopment Area Plans

Southwest Neighborhood Redevelopment Plan

Average Density of 15 dwelling units per acre



Conceptual Buildout of Neighborhood



Prepared by Kimley-Horn and Associates, Inc.-April, 2005
Prepared for the Miami Dade Empowerment Trust
and the City of Homestead, Florida

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Southwest Neighborhood Redevelopment Plan

Multi-family 3-4 stories



Southwest Neighborhood Redevelopment Plan

Mixed Use



Southwest Neighborhood Redevelopment Plan

Urban Transit Village



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Land Use

- Expedited approval and permitting for projects in Zone A (i.e., administrative site plan approval)
- Reduce set back requirements for multi-family developments
- Reduce parking requirements for multi-family developments
- Require shared parking and parking garages
- Adopt a purchase of development rights program
- Adopt a transfer of development rights program



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Natural and Water Resources

- Public awareness for protection of ecosystems and biodiversity
- Preservation of indigenous ecosystems
- Preservation of natural characters of natural environment



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Implementation Strategies Schedule

- Present Results and Distribute Report – June 22, 2006
- Assessment Results Consensus – July 27, 2006