



Sponsored by: Culture, Retail and Parks Committee

Coconut Grove Village Council

Miami, Florida

A RESOLUTION OF THE COCONUT GROVE VILLAGE COUNCIL ON THE COCONUT GROVE PLAYHOUSE.

WHEREAS, the Coconut Grove Village Council wishes to give its opinion and represent what it believes would be in the best interest of the community regarding the Coconut Grove Playhouse.

WHEREAS, the Coconut Grove Village Council passed a resolution on March 16, 2018 supporting a Miami-Dade County plan to begin restoration/renovation of the Playhouse and to build a new parking garage. This resolution included six conditions predicating the Village Council's support, including full-funding of the plan be in place prior to start of construction.

WHEREAS, the State of Florida considers the Coconut Grove Playhouse a Historic Resource

WHEREAS, on October 5, 2005 the City of Miami Historic and Environmental Preservation Board approved the Coconut Grove Playhouse as a historical site.

WHEREAS, in 2006 the Coconut Grove Playhouse discontinued operations.

WHEREAS, on October 13, 2013 Miami Dade County and Florida International University Board of Trustees entered into a lease of the Coconut Grove Playhouse Property with the State of Florida

WHEREAS, prior to signing the lease with the State of Florida, the County approved \$20 million in bond funding for the capital expenses of the Project.

WHEREAS, on October 16, 2018 the Coconut Grove Playhouse was listed on the National Register of Historic Places.

WHEREAS, on March 5, 2019 the City of Miami Historic and Environmental Preservation Board denied the Special Certificate of Appropriateness which would allow demolition of a portion of the Coconut Grove Playhouse historic structure.

WHEREAS, on May 8, 2019 the Miami City Commission, on appeal by Miami Dade County, voted to overturn the March 5, 2019 Historic and Environmental Preservation Board decision.

WHEREAS, on May 23, 2019 the City of Miami Mayor's veto of the Miami City Commission ruling to overturn the Historic and Environmental Preservation Board decision is upheld.

WHEREAS, full funding of the Miami Dade County plan lacks evidence, relies on third party support and demonstrates ambiguity of the financial information previously presented to the Council on January 19, 2018 by Miami-Dade County

NOW, THEREFORE, BE IT RESOLVED BY THE COCONUT GROVE VILLAGE COUNCIL, THAT:

Section 1. That the foregoing "Whereas" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution upon adoption hereof.

Section 2. That the Coconut Grove Village Council revokes its resolution supporting the County Plan for the Coconut Grove Playhouse passed on March 16, 2018.

Section 3. That the Coconut Grove Village Council shall support the veto issued by City of Miami Mayor Francis Suarez to oppose the Miami-Dade County's plan to proceed as presented.

Section 4. That the Coconut Grove Village Council shall support a plan that enhances and preserves the historical designation and character of the Playhouse and any proposed plan does not put at risk the listing on the National Park Service's National Register of Historic Places.

Section 5. That the Playhouse renovation takes into account the entire building footprint and considers the intent of the 2005 Historic Environmental Preservation Board resolution.

Section 6. That the Playhouse plan considers and be sensitive to the surrounding neighborhood with respect to exterior treatments, particularly the rear of the auditorium.

Section 7. That the Coconut Grove Village Council shall support the construction of a parking garage, so long as the garage height is no higher than Playhouse's historic entry façade and the number of parking spaces is no more than three hundred and fifty (350).

Section 8. That the Coconut Grove Village Council shall support a plan, as long as it is fully funded prior to commencement of construction and all financial support provided complies with the lease agreement between the lessor and lessees.

Section 9. That the Coconut Grove Village Council shall support a plan, as long as a local education aspect is included as part of the plan. "Local education aspect" means theatre-related education programs designed for and open to children from all schools in Coconut Grove.

Section10. That the Coconut Grove Village Council shall support a plan that has ancillary income streams to support the theatre, whether they come from onsite businesses and/or a trust/grant created for said purpose.

Section11. That the Coconut Grove Village Council shall support all efforts to facilitate a quick compromise between the City of Miami, Florida International University Board of Trustees, Miami-Dade County and the State of Florida to avoid any prolonged legal battle and begin work on the site as soon as possible.

Section 12. That the plan is supported so long as it continues to adhere to Section 2 through Section 11 of this Resolution. If any new proposed plan deviate and no longer adhere to Section 2 through Section 11, then this resolution shall be revoked by the Coconut Grove Village Council.

Section 13. That this Resolution shall be in force and take effect immediately upon passage and adoption.

PASSED AND ADOPTED by the Coconut Grove Village Council, this 24th day of June, 2019.

I acknowledge the undersigned executed the foregoing resolution.



S. Larissa Ozols
Secretary, Coconut Grove Village Council



Marcelo Fernandes
Chairman, Coconut Grove Village Council