
From: RODRIGUEZ, IVAN M <IRodrigu@dadeschools.net>
Sent: Monday, May 10, 2021 2:47 PM
To: Machado, Kristofer (Ptnr-Mia); grace@clarocorp.com
Cc: Simon, Nathaly; EDENBURG, MATTHEW
Subject: Concurrency Determination for Ocean Terrace Holdings, LLC

Good afternoon,

This email is to advise you that your request for extending the school concurrency reservation on application SP0217080101195 (HPB 17—0150) has been granted. The extension certificate (Extension #4), expiring on 8/2/22, will be emailed to you before the end of this week. Thanks! IMR

Ivan M. Rodriguez, Director
Facilities Planning
1450 NE 2 Ave., Suite 523
Miami, Florida 33132
305.995.4501



Concurrency Management System (CMS)

Miami-Dade County Public Schools

Miami-Dade County Public Schools

Concurrency Management System School Concurrency Determination

MDCPS Application Number: **SP0217080101195** Local Government (LG): **Miami Beach**
Date Application Received: **8/1/2017 2:34:41 PM** LG Application Number: **HPB 17--0150**
Type of Application: **Site Plan** Sub Type: **Redevelopment**

Applicant's Name: **Ocean Terrace Holdings, LLC**
Address/Location: **7150 - 7400 Ocean Terrace & 7449 - 7409 Collins Ave**
Master Folio Number: **0232020030010**

Additional Folio Number(s): **0232020030020, 0232020030030, 0232020030040,**
0232020030050, 0232020030060, 0232020030070,
0232020030080, 0232020030090, 0232020030100,
0232020030110, 0232020030120.

PROPOSED # OF UNITS **42**
SINGLE-FAMILY DETACHED **0**
UNITS:
SINGLE-FAMILY ATTACHED **0**
UNITS:
MULTIFAMILY UNITS: **42**

CONCURRENCY SERVICE AREA SCHOOLS

CSA Id	Facility Name	Net Available Capacity	Seats Required	Seats Taken	LOS Met	Source Type
321	BISCAYNE BEACH ELEMENTARY	55	2	2	YES	Current CSA
6541	MIAMI BEACH NAUTILUS MIDDLE	7	0	0	YES	Current CSA
7201	MIAMI BEACH SENIOR	-362	0	0	YES	Current CSA

ADJACENT SERVICE AREA SCHOOLS

*An Impact reduction of **24.18%** included for charter and magnet schools (Schools of Choice).

MDCPS has conducted a public school concurrency review for this application and has determined that it **DOES MEET (Concurrency Met)** all applicable LOS Standards for a Final Development order as adopted in the local Government's Educational Element and incorporated in the Interlocal Agreement for Public School Facility Planning in Miami-Dade County.

Master Concurrency Number: **MA0217080101195** Total Number of Units: **42**
Extension Number: **3**
Issue Date: **8/2/2020 10:01:09 AM** Expiration Date: **8/2/2021 10:01:09 AM**
Capacity Reserved: **Elementary: 2 / Middle: 0 / Senior: 0**

MDCPS Administrator

MDCPS Authorized Signature



Concurrency Management System (CMS)

Miami-Dade County Public Schools

Miami-Dade County Public Schools

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 Master Folio Number: **0232020030010**
0232020030020, 0232020030030, 0232020030040, 0232020030050,
0232020030060, 0232020030070, 0232020030080, 0232020030090,
0232020030100, 0232020030110, 0232020030120,

Additional Folio Number(s):

PROPOSED # OF UNITS **42**
 SINGLE-FAMILY DETACHED UNITS: **0**
 SINGLE-FAMILY ATTACHED UNITS: **0**
 MULTIFAMILY UNITS: **42**



CONCURRENCY SERVICE AREA SCHOOLS

CSA Id	Facility Name	Net Available Capacity	Seats Required	Seats Taken	LOS Met	Source Type
321	BISCAYNE BEACH ELEMENTARY	55	2	2	YES	Current CSA
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ADJACENT SERVICE AREA SCHOOLS

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Master Concurrency Number: **MA0217080101195** Total Number of Units: **42**
 Extension Number: **4**
 Issue Date: **8/2/2021 10:01:09 AM** Expiration Date: **8/2/2022 10:01:09 AM**
 Capacity Reserved: **Elementary:2 / Middle:0 / Senior: 0**


 MDCPS Administrator


 MDCPS Authorized Signature