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FEBRUARY
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CITY OF MIAMI

FLORIDA

FEBRUARY 1962

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3. James W. Hilton, Director - Parks & Recreation Department.
4. C. F. Wertz, Director - Department of Water & Sewers.

City of Miami, Florida



3318 Pan American Drive
Miami 33, Florida

February 26, 1962

MEMBERS

City of Miami Planning & Zoning Board

Gentlemen:

The Comprehensive Planning Division Staff transmits herewith a PRELIMINARY PLANNING REPORT on VIRGINIA KEY. This study was initiated as an outgrowth of the City Commission action on February 8, 1962, Item No. 6 of their Agenda, which referred this matter to the City and Metro Planning Departments for study and report.

It is recommended that Virginia Key be used for certain day use activities including a Marine Stadium, a bathing beach, and an eighteen-hole golf course. The remainder of the area will be used for sewage treatment plant, road access to Fisher Island and a large conservation area - thus we allow amply for the future.

The formal recommendations on Virginia Key, will, of necessity, come later. The remaining elements of PHASE II, Part "B", (5), of the Planning Program must first reach a point of completion before Virginia Key can be the subject of a complete Master Plan, involving all predetermined uses. (See schedule for the 1960-70 edition of the Miami Comprehensive Plan).

As a part of the above mentioned Phase II portion of the Planning process, plans must be devised in cooperation with Metro Dade County on marinas, airports, convention facilities, and other miscellaneous facilities. Without these studies we cannot justify the inclusion of certain facilities in this report on Virginia Key. These considerations are area-wide in scope. Such studies may justify the use of areas designated "Conservation", as a part of this preliminary planning report, for other uses.

City of Miami, Florida



BOARD MEMBERS

-2-

February 26, 1962

Please note further that the investigations reveal that provision for hotel accommodations at Virginia Key are hard to justify as being in the public interest. Serious competitive factors arise. It is obvious that these facilities are built or may be built on nearby private land.

We urge your recognition of the proposals of this preliminary report. By your careful consideration of these proposals you will be in a position to set in motion steps leading to the clearance of necessary private and public actions and thus be in a position to properly exercise your responsibility in relation to the development of Virginia Key.

Sincerely,

DAVID SIMPSON, JR.
Executive Secretary
MIAMI PLANNING & ZONING BOARD

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