



MEMORANDUM

Miami-Dade Board of County Commissioner
Commissioner Raquel Regalado, District 7

TO: Honorable Daniella Levine Cava
Mayor
Miami-Dade County

DATE: Sept. 24, 2021

RE: Request for Addendum to the RFP for
Rickenbacker Causeway

FROM: Raquel Regalado
Commissioner - District 7

A handwritten signature in blue ink, appearing to be "RR", is written over the signature line.

As County Commissioner of District 7, which includes the Rickenbacker Causeway, I have engaged deeply over the past several months with residents in Key Biscayne and other stakeholders who have expressed apprehension with elements of the Rickenbacker Bridge RFP.

Some of the concerns stem from a lack of clarity as to the primary focus of the RFP, whether it be road and bridge maintenance, traffic flow, bicycle and pedestrian safety or park and open space amenities. There are also significant questions regarding the financial structure, impact on future tolls, and public oversight. While I believe that these questions can be answered through a full and transparent process that may or may not produce a project that resembles the concepts expressed in the RFP, I also believe that some immediate changes to the process may help to alleviate some of the concerns. This might also be an opportunity to consider changes to the unsolicited proposal ordinance that produced this RFP.

The first issue is that some of the details of the RFP have lead residents and stakeholders to conclude that this process lacks transparency. This belief is reinforced by the restrictions on communications with proposers that have led to many residents and stakeholders feeling excluded from the process.

Currently, a resolution to eliminate the Venetian Causeway from the scope of work is scheduled to come before the BCC on October 5, which would effectively remove items (j), (k) and (m). In addition to these eliminations, I am requesting that (h) be deleted entirely and that in (f) the words "iconic, state of the art" be deleted. These changes will reduce the focus of the RFP on entertainment amenities and more properly focus the potential project on the transportation and safety elements.

Further, while the respond date to the RFP has been extended to Dec. 13, 2021, I would respectfully request that the deadline be extended to March 1, 2022. A majority vote of the BCC would be required for this request and the other changes listed above.

This extension would provide all those interested, which may or may not include the Village of Key Biscayne, the opportunity to organize a bid based on the current RFP. Additionally, the developing plans of the City of Miami regarding the marina, Marine Stadium and other assets on Virginia Key will have a direct impact on traffic flow, emergency management, safety and design criteria. The County does not currently have sufficient information to determine how those plans will affect this RFP and that information should be gathered.

This extension would also allow all bidders to include in their proposals the detailed financial analysis that you have requested from County staff. As you know, the financial piece of this has been a major concern, rightfully so, of many residents, who want to know that this concept is financially viable in the long term, and how it would impact their rates and infrastructure maintenance.

While the causeways and bridges are a countywide asset for the benefit of all residents and visitors to our state, county and city parks, the Rickenbacker is also the only road in or out of Key Biscayne, home to 14,890 residents. Therefore, extra engagement and consideration should be given to their existential needs, balanced with the safety and access concerns of other users of the roadway.

To that end, I respectfully request that you immediately create an independent working group comprised of all key stakeholders to address questions and provide informed feedback to County staff and residents all the way through this process. And that their meetings be held in the Sunshine so that all interested parties may learn together and create a truly collaborative end result. I believe that such a group would give residents comfort that a maximum effort is being made to consider them on a project that would potentially impact their daily lives for years to come.

Thank you for your timely consideration.

c: The Honorable Jose "Pepe" Diaz, Chair and
Members of the Board of County Commissioners
The Honorable Michael W. Davey, Mayor, Village of Key Biscayne
The Honorable Francis Suarez, Mayor, City of Miami
Geri Bonzon-Keenan, County Attorney
Melissa Adames, Director, Clerk of the Board