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MIAMI-DADE COMMISSION WATCH

Meeting Summary

Board of County Commissioners · CDMP and Zoning Hearing of Thursday, April 23, 2026

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MDCW-MS-2026-0423	November 15, 2026	1.0	Policy Desk	Final official

SECTION 1

Executive Summary

The minutes list 12 agenda items. 5 were adopted, approved or accepted, 5 were deferred, 2 were withdrawn, and 2 were presentations or other items with no recorded vote. 1 item had at least one no vote.

Major Developments (Section 2) covers 1 item: 8A1.

The Appendix: All Results lists every one of the 12 items with its subject, sponsor, outcome and vote.

Every vote, mover, seconder and no vote in this summary comes from the Clerk's final official minutes (agenda key 5501). The meeting video is used for context only. MDCW does not take positions on agenda items.

5	0	7	None
Items passed	Items failed	Items deferred or withdrawn	Largest amount approved

SECTION 2

Major Developments

01 ITEM 8A1 · SPONSOR: NOT LISTED · ZONING

PH No: Z2021000031 -- District(s): 07 -- Applicant: Kendall Associates I, LLLP

OUTCOME	VOTE	VOTED NO	ABSENT	MOVED, SECONDED
Passed	8-5	Steinberg, Cohen Higgins, Rodriguez, Gonzalez, García	None	Regalado, Gilbert

WHAT IT DOES

The Board approved the staff recommendation on zoning application Z2021000031 by Kendall Associates I, LLLP; 9800 Calusa Club Drive, LLC; and Home at 9810, LLC, for property at 9400 SW 130 Avenue and 9800 and 9810 East Calusa Club Drive. The minutes record that 3,905 protests and 646 waivers of support were filed, that a full public hearing had been held at the February 19, 2026 meeting,

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and that the hearing was not reopened, though one representative each of the applicant and the objectors spoke on changes the applicant proposed.

WHY IT MATTERS

The application drew thousands of written protests.

EARLIER THIS YEAR

8A1: Earlier this year: Jan 22 (8C1): Deferred to February 19, 2026 (procedural vote, 11-0); Feb 19 (8A1): Deferred following a public hearing (procedural vote, 8-0).

SECTION 3

Item-by-Item Outcomes

Items with a no vote, an amendment, a deferral or withdrawal, a failed vote, a first reading or a headline. The other 4 items had the outcome and vote shown in the Appendix, with no no votes and no amendments recorded.

- **3A1** Resolution Pertaining to May 2023 Cycle Application No. CDMP20230018... Withdrawn.
- **3B1** Resolution Pertaining to May 2025 Cycle Application No. CDMP20250008... Withdrawn.
- **3C** Ordinance Relating to Miami-Dade County Comprehensive Development... Deferred, 13-0; moved by McGhee, seconded by Cohen Higgins.
- **3C1** Resolution Pertaining to May 2025 Cycle Application No. CDMP20250013... Deferred, 13-0; moved by McGhee, seconded by Cohen Higgins.
- **7A** Ordinance Relating to Miami-Dade County Comprehensive Development... Deferred, 13-0; moved by Gilbert, seconded by García.
- **8A1** PH No: Z2021000031 -- District(s): 07 -- Applicant: Kendall... Passed, 8-5; moved by Regalado, seconded by Gilbert; no: Steinberg, Cohen Higgins, Rodriguez, Gonzalez, García. See Major Developments.
- **8C1** PH No: Z2022000243 -- District(s): 02 -- Applicant: Acorn 27, LLC. --... Deferred, 11-0; moved by Lopez, seconded by Gilbert.
- **8C4** PH No: Z2025000130 -- District(s): 09 -- Applicant: John P. & Sosamma... Deferred, 13-0; moved by McGhee, seconded by Cohen Higgins.

SECTION 4

Public Comment

No agenda item was named by number during the public comment period of the meeting video.

SECTION 5

Sources and Method

1. Miami-Dade County Board of County Commissioners, Official Agenda, CDMP and Zoning Hearing of April 23, 2026 (agenda key 5501): https://www.miamidade.gov/govaction/commagenda.asp?cmbmeetdate=5501&file=true&changes=false&auditor=false
2. Clerk of the Board, minutes of the meeting (final official): https://www.miamidade.gov/govaction/legistarfiles/SourceCode/searchforpdf.asp?documentKey=5501&documenttype=minutes

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3. Miami-Dade TV, archived video of the meeting: https://miamidade.granicus.com/MediaPlayer.php?view_id=3&clip_id=8896
4. Miami-Dade County legislative file pages for the items described under Major Developments.

Outcomes, vote counts, movers, seconders, no votes and absences come only from the Clerk's final official minutes. The meeting video was transcribed by machine and used only for context and for the public comment counts; it never sets or changes a vote. Descriptions of what an item does come from the county's legislative file for that item. Where the minutes record no vote, none is shown. Text quoted from county records appears as the county published it; a "�" marks a character the county's website lost before publishing the page. Corrections are published at miamidadecommissionwatch.com.

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APPENDIX

Appendix: All Results

ITEM	SUBJECT	SPONSOR	OUTCOME	VOTE
3A	Miami-Dade County Comprehensive Development...	Not listed	PASSED	13-0
3A1	May 2023 Cycle Application No. CDMP20230018...	Not listed	WITHDRAWN	No vote
3B	Miami-Dade County Comprehensive Development...	Not listed	PASSED	13-0
3B1	May 2025 Cycle Application No. CDMP20250008...	Not listed	WITHDRAWN	No vote
3C	Miami-Dade County Comprehensive Development...	Not listed	DEFERRED	13-0
3C1	May 2025 Cycle Application No. CDMP20250013...	Not listed	DEFERRED	13-0
7A	Miami-Dade County Comprehensive Development...	Not listed	DEFERRED	13-0
8A1	PH No: Z2021000031 -- District(s): 07 --...	Not listed	PASSED	8-5
8C1	PH No: Z2022000243 -- District(s): 02 --...	Not listed	DEFERRED	11-0
8C2	PH No: Z2024000260 -- District(s): 03 --...	Not listed	PASSED	13-0
8C3	PH No: Z2025000125 -- District(s): 08 --...	Not listed	PASSED	13-0
8C4	PH No: Z2025000130 -- District(s): 09 --...	Not listed	DEFERRED	13-0

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