

City of Coral Gables
Local Planning Agency (LPA)/Planning and Zoning Board Meeting
Wednesday, September 11, 2013
Coral Gables City Commission Chambers
405 Biltmore Way, Coral Gables, Florida

MEMBERS	J9	F13	M13	A10	M8	J12	J10	A14	S11	O9	APPOINTMENT
	'13	'13	'13	'13	'13	'13	'13	'13	'13	'13	
Eibi Aizenstat - Chair	P	P	C	C	P	P	C	C	E		City Manager Patrick Salerno
Robert Behar	P	P	C	C	P	P	C	C	T		Commissioner Rafael Cabrera, Jr.
Jeffrey Flanagan - Vice Chair	P	P	C	C	P	P	C	C	P		Commissioner Pat Keon
Julio Grabiell	P	P	C	C	P	P	C	C	P		Mayor Jim Cason
Pat Keon	P	P	R	R	R	R	R	R	R		Planning and Zoning Board
Vince Lago	P	E	R	R	R	R	R	R	R		Commissioner Frank C. Quesada
Marshall Bellin									P		Commissioner Vince Lago
Javier Salman	E	E	C	C	P	E	C	C	P		Vice Mayor William H. Kerdyk, Jr.

P = Present
E = Excused
C = Meeting Cancelled
R = Resigned
X = Term Expired

City Staff and Consultants:

Ramon Trias, Director of Planning and Zoning Division
Walter Carlson, Asst. City Planner
Jill Menendez, Administrative Assistant
Craig E. Leen, City Attorney

Court Reporter:

Joan Bailey

(See attached minutes)

CITY OF CORAL GABLES
PLANNING DEPARTMENT

2013 SEP 13 PM 2:47

1 CITY OF CORAL GABLES
2 LOCAL PLANNING AGENCY (LPA)
3 PLANNING AND ZONING BOARD MEETING
4 VERBATIM TRANSCRIPT
5 CORAL GABLES CITY HALL
6 405 BILTMORE WAY, COMMISSION CHAMBERS
7 CORAL GABLES, FLORIDA
8 WEDNESDAY, SEPTEMBER 11, 2013, COMMENCING AT 6:00 P.M.

- 6 Board Members Present:
- 7 Jeffrey Flanagan, Vice-Chairperson
- 8 Marshall Bellin
- 9 Julio Grabiell
- 10 Javier Salman
- 11
- 12 City Staff and Consultants:
- 13 Ramon Trias, Planning & Zoning Director
- 14 Walter Carlson, Assistant City Planner
- 15 Craig E. Leen, City Attorney
- 16 Jill Menendez, Planning Administrative Assistant
- 17
- 18 Others Participating in Proceedings:
- 19 Laura Russo, Esq.
- 20 Russo & Baker
- 21 On behalf of the Applicant
- 22
- 23
- 24
- 25

1 item on the agenda tonight is approval of the
2 minutes of the Planning & Zoning Board meeting
3 of June 12th, 2013. Has everybody had a chance
4 to review the minutes? Any comments or
5 discussion?

6 MR. LEEN: If I may say, every time we've
7 had a new member, they've always -- I
8 anticipate you're going to say that you don't
9 feel comfortable voting on the minutes, but you
10 can. In fact, you're required to vote on the
11 minutes, I just want you to know that, unless
12 you see some issue with the minutes. We need
13 you to vote or else they won't pass, because
14 you need four.

15 VICE-CHAIRMAN FLANAGAN: Okay, thank you.
16 Comments, questions? If not, a motion to
17 approve the minutes?

18 MR. SALMAN: So moved.

19 MR. GRABIEL: Second.

20 VICE-CHAIRMAN FLANAGAN: A motion and
21 second. Jill?

22 MS. MENENDEZ: Julio Grabiell?

23 MR. GRABIEL: Aye.

24 MS. MENENDEZ: Javier Salman?

25 MR. SALMAN: Aye.

1 THEREUPON:

2 The following proceedings were had:

3 VICE-CHAIRMAN FLANAGAN: All right, we'll
4 call the meeting to order.

5 Jill, would you get started with us?

6 MS. MENENDEZ: Marshall Bellin?

7 MR. BELLIN: Here.

8 MS. MENENDEZ: Jeff Flanagan?

9 VICE-CHAIRMAN FLANAGAN: Here.

10 MS. MENENDEZ: Julio Grabiell?

11 MR. GRABIEL: Here.

12 MS. MENENDEZ: Javier Salman?

13 MR. SALMAN: Here.

14 MS. MENENDEZ: Eibi Aizenstat?

15 VICE-CHAIRMAN FLANAGAN: Mr. Trias, do we
16 need to go over -- My agenda doesn't have an
17 approval of the minutes or anything, of the
18 prior meeting? Do we need to do any of that
19 tonight?

20 MR. TRIAS: Yes, you should go ahead and
21 approve the minutes, and then --

22 VICE-CHAIRMAN FLANAGAN: I'm sorry, it does
23 have that.

24 MR. TRIAS: Yes.

25 VICE-CHAIRMAN FLANAGAN: Okay. The first

1 MS. MENENDEZ: Jeff Flanagan?

2 VICE-CHAIRMAN FLANAGAN: Yes.

3 MS. MENENDEZ: Marshall Bellin?

4 MR. BELLIN: Yes.

5 VICE-CHAIRMAN FLANAGAN: All right. The
6 next item on the agenda, I guess, is the public
7 hearing.

8 MR. TRIAS: Mr. Chairman, the attorney for
9 the applicant spoke with me this morning and
10 said that the applicant was not able to come to
11 the meeting, so I believe they want to request
12 a deferment. So I would encourage you to let
13 the attorney speak.

14 VICE-CHAIRMAN FLANAGAN: Sure.

15 MS. RUSSO: Good evening, Mr. Chairman,
16 Members of the Board. For the record, my name
17 is Laura Russo, with offices at 2665 LeJeune
18 Road, Coral Gables.

19 My client and I were all prepared to move
20 forward this morning, when he called me,
21 letting me know he was fogged in, in Maine, and
22 wasn't going to be able to make it here.
23 Because this item is something that is personal
24 to him, it involves his future homestead and
25 it's in his neighborhood, he thought it was

1 incredibly important that he be here and be
2 part of the public process, hearing process, be
3 able to answer questions and assist in the
4 presentation.

5 So, because of that, I do apologize having
6 to let you all, you know, come out here,
7 unfortunately, but it was circumstances beyond
8 his control or my control. So I respectfully
9 request a deferral to the following meeting.

10 VICE-CHAIRMAN FLANAGAN: Okay, thank you.

11 Is there anybody from the public who's here
12 who would like to speak or has any objection to
13 deferring this application?

14 UNIDENTIFIED MAN: I'd like to hear the
15 reason again.

16 VICE-CHAIRMAN FLANAGAN: Ms. Russo, if you
17 would --

18 MS. RUSSO: Yes. The reason is that the
19 actual applicant, my client, was traveling to
20 be here and anticipated getting here in
21 mid-afternoon, and the flights were fogged in.
22 And so he is actually en route, and his flight
23 won't be in for a little while, so he would be
24 coming afterwards, and he felt that it was
25 important that he participate in the process.

1 So, it was circumstances -- There were no other
2 flights he could take. There was no way for
3 him to get here to meet the six o'clock hearing
4 date -- hearing time.

5 MR. TRIAS: They requested to defer the
6 item to the October 9th meeting.

7 VICE-CHAIRMAN FLANAGAN: Okay, defer to the
8 October 9th meeting.

9 Anybody else from the public?

10 All right, seeing none, any discussion from
11 the Board?

12 MR. SALMAN: No discussion.

13 VICE-CHAIRMAN FLANAGAN: All right.

14 Anybody want to move it?

15 MR. GRABIEL: I move to defer.

16 VICE-CHAIRMAN FLANAGAN: We have a motion.

17 MR. SALMAN: I'll second it.

18 VICE-CHAIRMAN FLANAGAN: Second. Any
19 other -- Any comments?

20 Jill, if you could take the roll.

21 MS. MENENDEZ: Javier Salman?

22 MR. SALMAN: Yes.

23 MS. MENENDEZ: Marshall Bellin?

24 MR. BELLIN: Yes.

25 MS. MENENDEZ: Julio Grabiell?

1 MR. GRABIEL: Yes.

2 MS. MENENDEZ: Jeff Flanagan?

3 VICE-CHAIRMAN FLANAGAN: Yes.

4 MS. RUSSO: Thank you very much, gentlemen.

5 VICE-CHAIRMAN FLANAGAN: You're welcome.

6 MS. RUSSO: And once again, I apologize for
7 the severe inconvenience.

8 VICE-CHAIRMAN FLANAGAN: So October 9th.

9 MR. TRIAS: Yes, which is the next
10 regularly scheduled meeting.

11 VICE-CHAIRMAN FLANAGAN: Perfect, and then
12 before we adjourn --

13 UNIDENTIFIED WOMAN: At six o'clock?

14 MR. TRIAS: At six o'clock.

15 UNIDENTIFIED WOMAN: What time?

16 VICE-CHAIRMAN FLANAGAN: Same time, six
17 o'clock.

18 VICE-CHAIRMAN FLANAGAN: Before we do
19 adjourn, I'd like to welcome Marshall Bellin --

20 MR. BELLIN: Thank you.

21 VICE-CHAIRMAN FLANAGAN: -- our newest
22 member of the Planning and Zoning Board. I
23 hope you enjoy being here, and we look forward
24 to working with you.

25 MR. BELLIN: So far, it's been wonderful.

1 VICE-CHAIRMAN FLANAGAN: Don't get too
2 comfortable. They're not all like this.

3 I think we do, though -- Should we do it
4 now or do you want to wait until --

5 MR. LEEN: Do what now?

6 VICE-CHAIRMAN FLANAGAN: -- the rest of the
7 Board is here? I think new members usually
8 state or give a little self-introduction, as we
9 put Marshall in the spotlight.

10 MR. LEEN: That's up to you, Mr. Chair.

11 VICE-CHAIRMAN FLANAGAN: Marshall, do you
12 want to -- Usually a new member, at their first
13 meeting, just kind of says hi, gives a little
14 quick introduction about maybe themselves and
15 their history and their experience in the
16 Gables.

17 MR. BELLIN: Well, my name is Marshall
18 Bellin. I've been in Coral Gables probably for
19 about 45 years, an architect, practicing here,
20 most of my career, in the Gables. We've done a
21 number of buildings throughout those years.

22 (Background noise from the audience)

23 VICE-CHAIRMAN FLANAGAN: I'm sorry, we're
24 still --

25 MR. BELLIN: Is it working?

1 MR. LEEN: Is this turned on? Is yours
 2 turned on?
 3 MR. SALMAN: Push the little red button.
 4 And you have to speak up.
 5 VICE-CHAIRMAN FLANAGAN: Marshall, you have
 6 to speak into --
 7 MR. BELLIN: I'm very soft-spoken. That's
 8 briefly, you know, my introduction.
 9 VICE-CHAIRMAN FLANAGAN: Perfect. Well,
 10 thank you, and welcome, again.
 11 Any other comments from anybody on the
 12 Board?
 13 MR. SALMAN: Through the Chair?
 14 VICE-CHAIRMAN FLANAGAN: Yes.
 15 MR. SALMAN: Jeff, Julio, Marshall,
 16 gentlemen and ladies, I've always gone to the
 17 trouble of saying, saying, "Through the Chair,"
 18 to make sure our court reporter always gets all
 19 the proper quotes in place, and today is my
 20 last meeting as a member of the Board, and I
 21 wanted to thank you all for allowing me to
 22 participate. It's been my honor and my
 23 privilege to have been here through the rewrite
 24 of our Code, which was a monumental task, and I
 25 know that I leave it with Marshall and the rest

1 objection? All right, the meeting is
 2 adjourned. Thank you.
 3 (Thereupon, the meeting was adjourned at
 4 6:10 p.m.)
 5
 6
 7
 8
 9
 10
 11
 12
 13
 14
 15
 16
 17
 18
 19
 20
 21
 22
 23
 24
 25

1 of you in very good hands, and I look forward
 2 to being on that side of the dais --
 3 MR. GRABIEL: You will be.
 4 MR. SALMAN: -- and be presenting to you,
 5 hopefully soon, on some projects. Things are
 6 really getting -- well, it's been kind of quiet
 7 here on this Board for the last couple of
 8 years, a lot of meetings deferred for lack of
 9 agenda, as a symptom of the economy that we
 10 have. But it's getting better, and I'm looking
 11 forward to participating, and again, looking
 12 for other opportunities to serve my neighbors
 13 and the citizens of the City, when they present
 14 themselves.
 15 So this isn't the last you'll see of me.
 16 So I look forward to seeing you all again, and
 17 around. Thank you very much.
 18 VICE-CHAIRMAN FLANAGAN: And thank you.
 19 I've served with you since I got on the Board,
 20 many years ago, and it's been a pleasure, and I
 21 look forward to having you back in a different
 22 capacity.
 23 MR. SALMAN: Move to adjourn.
 24 MR. GRABIEL: Second.
 25 VICE-CHAIRMAN FLANAGAN: Bingo. Any

1 CERTIFICATE
 2
 3 STATE OF FLORIDA:
 4 SS.
 5 COUNTY OF MIAMI-DADE:
 6
 7 I, JOAN L. BAILEY, Registered Diplomate
 8 Reporter, Florida Professional Reporter, and a Notary
 9 Public for the State of Florida at Large, do hereby
 10 certify that I was authorized to and did
 11 stenographically report the foregoing proceedings and
 12 that the transcript is a true and complete record of my
 13 stenographic notes.
 14
 15 DATED this 13th day of September, 2013.
 16
 17
 18
 19 SIGNED COPY ON FILE
 20
 21 JOAN L. BAILEY, RDR, FPR
 22 Notary Commission Number EE 083192.
 23 My Notary Commission expires 6/14/15.
 24
 25