City of Coral Gables
Local Planning Agency / Planning and Zoning Board Meeting

Commission Chambers, City Hall,
405 Biltmore Way, Coral Gables, Florida 33134
Wednesday, August 12, 2015, 6:00 p.m. to 9:00 p.m.

Agenda

1. **Local Planning Agency (LPA)/Planning and Zoning Board Member Roll Call:**

   Marshall Bellin
   Anthony Bello
   Jeffrey Flanagan, Vice Chairperson
   Julio Grabiel
   Maria A. Menendez
   Alberto Perez
   Frank Rodriguez

2. **Election:**
   - Election of Chairperson and Vice Chairperson.
   - Appointment of Planning and Zoning Board Member (Requires City Commission confirmation after Board appointment).

3. **Approval of the Minutes. Planning and Zoning Board/Local Planning Agency (LPA) Meeting Minutes of July 29, 2015.**

4. **Changes to the Agenda.**

5. **Public Hearing Procedures**
   a. **Swearing In of Interested Parties.**
   b. **Sign In of Interested Parties:** Those who wish to address the Board during the public hearing portion must legibly record their name and address on the sign-in sheet with the item(s) they wish to address.
   c. **Meeting Procedures:** The following format will be utilized; however, the Chairperson in special circumstances may impose variations.
      - Identification of Agenda items by Chairperson
      - Planning Staff Presentation
      - Applicant/Agent presentation
      - Public comments (2-3 minute limitations may be placed on time due to number of speakers)
      - Public comment closes
      - Board discussion
      - Motion and Vote (as applicable)

Public Hearing Items – LPA/Planning and Zoning Board

Items 6 through 9 are related.

6. An Ordinance of the City Commission of Coral Gables, Florida requesting review of a Planned Area Development (PAD) pursuant to Zoning Code Article 3, "Development Review," Division 5, "Planned Area Development (PAD)," for the proposed project referred to as "Paseo de la Riviera" on the property legally described as a Portion of Tract A, Riviera Section Part 8 (1350 South Dixie Highway), Coral Gables, Florida; including required conditions; providing for a repealer provision, providing for a severability clause, and providing for an effective date. (Legal description on file at the City) (This item was continued from the July 29, 2015 Planning and Zoning Board meeting)

7. An Ordinance of the City Commission of Coral Gables, Florida requesting an amendment to the Future Land Use Map of the City of Coral Gables Comprehensive Plan pursuant to Zoning Code Article 3, "Development Review," Division 15, "Comprehensive Plan Text and Map Amendments," and Small Scale amendment procedures (ss. 163.3187, Florida Statutes), from "Commercial Low-Rise Intensity" to "Commercial High-Rise Intensity" for the property legally described as a Portion of Tract A, Riviera Section Part 8 (1350 South Dixie Highway), Coral Gables, Florida; including required conditions; providing for a repealer provision, providing for a severability clause, and providing for an effective date. (Legal description on file at the City) (LPA review) (This item was continued from the July 29, 2015 Planning and Zoning Board meeting)

8. An Ordinance of the City Commission of Coral Gables, Florida providing for text amendments to the City of Coral Gables Official Zoning Code, by amending Appendix A, "Site Specific Zoning Regulations," Section A-83, "Riviera Section Part 8," by removing provisions restricting FAR, height and setbacks for the property legally described as Tract A, Riviera Section Part 8; including required conditions; providing for a repealer provision, providing for a severability clause, codification, and providing for an effective date. (Legal description on file at the City) (This item was continued from the July 29, 2015 Planning and Zoning Board meeting)

9. A Resolution of the City Commission of Coral Gables, Florida requesting Mixed-Use Site Plan Review pursuant to Zoning Code Article 4, "Zoning Districts," Division 2, "Overlay and Special Purpose Districts," Section 4-201, "Mixed Use District (MXD)," for the proposed project referred to as the "Paseo de la Riviera" on the property legally described as a Portion of Tract A, Riviera Section Part 8 (1350 South Dixie Highway), Coral Gables, Florida; including required conditions; providing for a repealer provision, providing for a severability clause, and providing for an effective date. (Legal description on file at the City) (This item was continued from the July 29, 2015 Planning and Zoning Board meeting)

10. Adjournment.

Ramon Trias
Director of Planning and Zoning

Next Meeting: September 9, 2015

Any person making impertinent or slanderous remarks or who become boisterous while addressing the Board, shall be barred from further audience before the Board by the Chair, unless permission to continue or again address the Board is granted by the majority vote of the Board Members present. Clapping, applauding, heckling or verbal outbursts or any remarks in support or opposition to a speaker shall be prohibited. Signs or placards shall not be permitted in Commission Chambers.

Any person, who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, as amended, must register with the City Clerk prior to engaging in lobbying activities before City Staff, Boards, Committees or City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall. If a person decides to appeal any decision made by a Board, Committee or City Commission with respect to any matter considered at a meeting or hearing, that person will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. 286.0105). Any meeting may be opened and continued and, under certain circumstances, additional legal notice will not be provided. Any person requiring special accommodations for participation in the proceedings or the materials in accessible format should contact Ernesto Pino, Assistant Public Works Director at 305.460.5004, no less than three working days prior to the meeting. All meetings are telecast live on Coral Gables TV Channel 77.