



**City of Coral Gables**  
**CITY COMMISSION MEETING**  
**March 12, 2019**

**ITEM TITLE:**

**Ordinance on First Reading.** 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 Article 5, “Development Standards,” Section 5-1409, “Amount of Required Parking,” revising the existing electric vehicle charging requirements for new construction; providing for a repealer provision, providing for a severability clause, codification, and providing for an effective date.

**DEPARTMENT HEAD RECOMMENDATION:**

Approval.

**PLANNING AND ZONING BOARD RECOMMENDATION:**

The Planning and Zoning Board at their February 13, 2019 meeting recommended approval of an amended version of the text amendment (vote: 4 yes – 1 no).

**BRIEF HISTORY:**

In January of 2018, the City Commission adopted text amendments to the Zoning Code to require electric vehicle charging stations and infrastructure.

In fall of 2018, Tesla and other electric vehicle manufacturers approached the City to consider amending the Zoning Code to specify the appropriate electrical infrastructure. As directed by the City Commission, Staff has prepared Zoning Code text amendments to revise the existing electric vehicle charging requirements for new construction.

The Planning and Zoning Board on February 13, 2019 voted to approve an amended version of the text amendment, which expedited the requirement for EV chargers. The following table summarizes the proposed amendment.

Total No. of Required Parking Spaces	Number of Required Electronic Vehicle Charging		
	EV Reserve Parking Space	EV Infrastructure Readiness	EV Infrastructure Capability
0-20	0	0	
20 or more	2%	3% (Staff Recommendation) 18% (PZB Recommendation)	15% (Staff Recommendation)

The proposed text amendment drafted by staff is provided as Attachment A in strikethrough/underline format. Staff recommends approval of the original proposed Ordinance.

**OTHER ADVISORY BOARD/COMMITTEE RECOMMENDATION(S):**

Date	Board/Committee	Comments (if any)
02.13.19	Planning and Zoning Board	Recommended approval w/ changes (vote: 4-1).

**PUBLIC NOTIFICATION(S):**

Date	Form of Notification
02.01.19	Planning and Zoning Board legal advertisement and agenda posted at City Hall.
02.08.19	Planning and Zoning Board agenda, staff report, legal notice and all attachments posted on City web page.
03.08.19	City Commission meeting agenda posted on City web page (1 <sup>st</sup> reading).

**APPROVED BY:**

<b>Asst. Director of Development Services for Planning and Zoning</b>


**EXHIBIT(S):**

- A. Draft Ordinance
- B. 02.13.19 Planning Division Staff report and attachments.
- C. Excerpt of 02.13.19 Planning and Zoning Board Meeting Minutes.