

CITY OF CORAL GABLES, FLORIDA

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE OF THE CITY COMMISSION OF CORAL GABLES, FLORIDA PROVIDING FOR TEXT AMENDMENTS TO THE CITY OF CORAL GABLES OFFICIAL ZONING CODE, APPENDIX A, "SITE SPECIFIC ZONING REGULATIONS," BY AMENDING "SECTION A-58 – HAMMOCK OAKS HARBOR SECTION 2 (F)," AMENDING PROVISIONS GOVERNING THE USE OF THE PRIVATE YACHT BASIN FACILITY, INCREASING THE NUMBER OF DOCK SLIPS FROM EIGHT (8) TO NINE (9), ON PROPERTY LEGALLY DESCRIBED AS A PORTION OF TRACT E, BLOCK 4 OF HAMMOCK OAKS HARBOR SECTION TWO (11093 MARIN STREET), CORAL GABLES, FLORIDA; PROVIDING FOR SEVERABILITY, REPEALER, CODIFICATION, AND AN EFFECTIVE DATE.

**WHEREAS**, an Application for a text amendment to the Zoning Code has been submitted to amend the provisions governing the use of the private yacht basin facility by increasing the number of dock slips from eight (8) to nine (9); and,

**WHEREAS**, the proposed Zoning Code text amendments have been submitted in conjunction with an application, to amend Ordinance No. 2018-43, which granted the Conditional Use Approval for a private yacht basin on the subject site; and,

**WHEREAS**, after notice was duly published, a public hearing was held before the Planning and Zoning Board ("Board") on October 14, 2020, at which hearing all interested parties were afforded the opportunity to be heard; and,

**WHEREAS**, the Board was presented with the text amendments to the Zoning Code amending provisions governing the use of the private yacht basin facility, by increasing the number of dock slips from eight (8) to nine (9) and after due consideration, recommended approval (vote: 6-0) of the Zoning Code text amendments; and,

**WHEREAS**, public hearings have been completed by the Coral Gables City Commission in consideration of the request to amend provisions governing the use of the private yacht basin facility, by increasing the number of dock slips from eight (8) to nine (9), and including careful consideration of written and oral comments by members of the public.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF CORAL GABLES, FLORIDA:**

**SECTION 1.** The foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Ordinance upon adoption hereof.

**SECTION 2.** The Official Zoning Code of the City of Coral Gables is hereby

amended as follows<sup>1</sup>:

## **Appendix A – Site Specific Zoning Regulations**

### **Section A.58 – Hammock Oak Harbor Section 2.**

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F. The following provisions shall apply exclusively to Hammock Oak Harbor Section 2. Subdivision - A portion of Tract E, Block 4, except as specified in the following provisions, all requirements of this section and all other applicable requirements of the City of Coral Gables Zoning Code and City Code and federal, state, county governments shall apply.

1. Permitted use: Private yacht basin containing ~~8~~ 9 dock slips pursuant to Section 5-2501.

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3. Yacht basin. The number of dock slips shall be ~~8~~ 9. The private yacht basin shall satisfy all applicable local, county, state, and federal requirements for the operations permitted pursuant to the approvals granted by the City of Coral Gables. A dock as referenced herein is defined as that portion of a pier where a boat is moored for berthing, embarking or disembarking.

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**SECTION 3.** All ordinances or parts of ordinances inconsistent or in conflict with the provisions of this Ordinance are hereby repealed.

**SECTION 4.** If any section, part of section, paragraph, clause, phrase or word of this Ordinance is declared invalid, the remaining provisions of this Ordinance shall not be affected.

**SECTION 5.** It is the intention of the City Commission that the provisions of this Ordinance shall become and be made a part of Ordinance No. 2007-01 as amended and known as the “Zoning Code” of the City of Coral Gables, Florida, which provisions may be renumbered or re-lettered and the word ordinance be changed to “section”, “article”, or other appropriate word to accomplish such intention.

**SECTION 6.** If the Official Zoning Code of the City of Coral Gables Tables of Contents or other reference portions is affected by these provisions, then changes are approved as a part of this Ordinance.

**SECTION 7.** This ordinance shall become effective \_\_\_\_\_, 2020.

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<sup>1</sup> Deletions are indicated by ~~strike through~~. Insertions are indicated by underline.

PASSED AND ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2020.

APPROVED:

RAUL VALDES-FAULI  
MAYOR

ATTEST:

BILLY URQUIA  
CITY CLERK

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY:

MIRIAM SOLER RAMOS  
CITY ATTORNEY