



City of Coral Gables

2024 Legislative Priorities

PRESERVATION OF HOME RULE & PREEMPTION OF LOCAL REGULATIONS

- Oppose legislation that would preempt local governments from legislating, regulating, or acting on matters of local concern in the interest of the health, safety, and welfare of their communities.
- Oppose legislation that creates procedural hurdles to the exercise of home rule authority, such as enacting ordinances and conducting charter referendum.

BERT HARRIS ACT

- Oppose changes to the Bert J. Harris Jr. Private Property Rights Protection Act that would disadvantage local governments and limit the city's ability to quickly resolve claims.

SOVEREIGN IMMUNITY

- Oppose legislation that would increase the \$300,000 per-occurrence limit and/or eliminate the \$200,000-per-claimant limit contained in Section 768.28, F.S.

COMMUNICATIONS SERVICES TAX AND LOCAL BUSINESS TAX PROTECTION

- Support legislation that protects general revenues collected from the communications services tax and the local business tax.

VACATION RENTALS

- Oppose legislation that would further preempt local governments from regulating vacation rentals; which decrease available stock of affordable housing, decrease surrounding residential property values, and cause economic harm to the hotel industry.
- Preserve the grandfather clause in Section 509.032(7)(b), Florida Statutes, which allows local regulations adopted on or before June 1, 2011, to remain in effect.

ZONING AUTHORITY AND BUILDING DESIGN ELEMENTS

- Oppose legislation that would preempt a local government's authority to enact zoning regulations, including regulating building design elements for one-and two-family dwellings.
- Preserve the carve out in Section 163.3202, Florida Statutes for cities with architectural review boards established before January 1, 2020.

PROPERTY RESILIENCE AND PROPERTY INSURANCE RATES

- Support efforts to decrease homeowner's insurance rates in the State, including via the statewide adoption of the Florida Building Code's high velocity hurricane zone including the structural review criteria adopted by Miami-Dade County, to encourage more insurers to enter the market, increase competition and decrease claims exposure for insurers.

CARBON SEQUESTERED CONCRETE

- Support the creation of state incentives for use of carbon sequestered concrete. Carbon sequestered concrete decreases the quantity of cement needed in concrete and strengthens it. It also helps developers earn LEED credits and improves the public's perception of new development. Incentives could include funding grants to purchase carbon collection or injection equipment.

TRANSPORTATION

- Support legislation that preserves local control of transportation planning and provides for a more equitable transportation funding formula between municipalities and counties, including additional dedicated revenue options for municipal transportation infrastructure and transit projects.
- Support legislation that allows municipalities to receive transportation infrastructure funding directly from the State, regardless of population, and bypasses distribution at the County level.

SMALL CELL WIRELESS

- Support legislation that preserves the City's ability to exercise its home rule authority to control use of its rights-of-way for communications facilities, including small cell facilities.
- Support the City's ability to exercise authority over City-owned poles in its rights-of-way.
- Oppose legislation that would expand the preemption of home rule authority already within the Advanced Wireless Infrastructure Deployment Act.

REDUNDANT POLES

- Amend Section 366.97, Florida Statutes to require attaching entities to remove their pole attachments from redundant poles within 180 days after receipt of notice that pole is to be removed and mandate the elimination of redundant utility poles by the pole owner.

HOURLY RENTALS

- Amend Section, 509.098, Florida Statutes to clarify that public lodging establishments may not charge fractional rates for room rentals and establish specific penalties for violating this prohibition.

DEMOLITION OF HISTORIC HOMES

- Eliminate the preemptions in Section 553.79, Florida Statutes that prohibit the City from meaningfully reviewing, restricting, or denying demolition permits for historic homes in certain flood zones that are at or below base flood elevation.
- Urge the Florida League of Cities to advocate for the elimination of this preemption.

PROTECTION OF THE ENVIRONMENT

- Support legislation that prioritizes the health and protection of Biscayne Bay and allocates needed funding for the Bay's conservation.

- Support the establishment of a grant program for low-income residents to achieve septic-to-sewer conversion.
- Support legislation that would require inspections of residential septic tanks and sewer lines for real estate transactions.
- Urge the Florida Legislature to support the adoption of a national carbon border adjustment mechanism to provide a level playing field for American manufacturers to compete against foreign manufactured goods produced with cheaper higher polluting manufacturing processes.

LIVE LOCAL ACT

- Support collaborative solutions to address the statewide housing crisis; but oppose legislation that preempts the city's zoning code, circumvents its public hearing processes, and mandates development incentives related to use, height and density without consideration of compatibility with surrounding development or residential neighborhoods, or impacts to existing infrastructure.

STALKING STATUTE AMENDMENT:

- Expand stalking prohibitions to ensure application to third parties, drones, surveillance or security cameras or other recording devices, and add additional protections for law enforcement officers.

PROHIBITION ON INTIMIDATION OR COERCION OF PUBLIC SERVANT

- Amend Section 838.021, Florida Statutes to add language mirroring 18 U.S. Code Sec. 610, making it unlawful for any person to intimidate, threaten, command or coerce or attempt to intimidate, threaten, command or coerce a public official from engaging, or not engaging in, political activity.

Funding

\$900k for Golden Gate Stormwater Improvement Project
\$800k for Citywide Sidewalk Construction and Replacement
\$500k for Citywide Traffic Calming
\$300k for Coral Gables-FIU Water Quality Study
\$500k for Citywide Electric Vehicle Charging Infrastructure

Additional proposed funding requests

\$750k for City Hall Complex Storm Hardening
\$850k for Remediation of Yard Waste Diversion Site
\$600k Riviera Drive/Underline connectivity project