

City of Coral Gables

*405 Biltmore Way
Coral Gables, FL 33134
www.coralgables.com*



Agenda - Final Revised

Wednesday, September 10, 2025

9:00 AM

City Hall, Commission Chambers

City Commission

*Mayor Vince Lago
Vice Mayor Rhonda Anderson
Commissioner Melissa Castro
Commissioner Ariel Fernandez
Commissioner Richard D. Lara*

*Peter J. Iglesias, P.E., City Manager
Cristina M. Suárez, City Attorney
Billy Y. Urquia, City Clerk*

The City of Coral Gables will be holding its Regular Meeting on September 10, 2025 commencing at 9:00 a.m. Members of the public may participate in person, but are also able to participate via the Zoom platform. Members of the public may join the meeting via Zoom at (<https://zoom.us/j/3054466800>). In addition, a dedicated phone line will be available so that any individual who does not wish (or is unable) to use Zoom may listen to and participate in the meeting by dialing: (305) 461-6769 Meeting ID: 3054466800. To speak prior to the City Commission taking action on an Agenda Item, please "Raise your Hand" or send a message to one of the meeting hosts using the Zoom Platform. If you joined the meeting via telephone, you can "Raise your Hand" by pressing *9. The public may comment on an item on the agenda using the City's already-established e-comment function which may be found on the City's website at: www.coralgables.com/commissionmeetings) once the meeting's agenda is published or by sending an email to cityclerk@coralgables.com prior to the start of the meeting. The Meeting will also be broadcasted live for members of the public to view on the City's website www.coralgables.com/cgvtv) as well as Channel 77 on Comcast.

CALL TO ORDER**ROLL CALL****INVOCATION**

Rabbi Mendy Fellig - University of Miami

PLEDGE OF ALLEGIANCE**MERRICK MOMENT****A. PRESENTATIONS AND PROTOCOL DOCUMENTS**

- A.-1. [25-9444](#) Presentation of a Proclamation declaring September 10, 2025 as "Baruj Salinas Day" in Coral Gables.
- A.-2. [25-9618](#) Presentation of a Proclamation declaring September 12, 2025 as "90th Anniversary of Social Security Day" in Coral Gables.
- A.-3. [25-9726](#) Presentation of a Proclamation declaring September 13, 2025 as "Unitech Builders Corp Day" in Coral Gables.
- A.-4. [25-9643](#) Presentation of a Proclamation declaring September 17-23, 2025 as "Constitution Week" in Coral Gables.
- A.-5. [25-9637](#) Presentation of a Proclamation declaring September 2025 as "Childhood Cancer Awareness Month" in Coral Gables.

B. APPROVAL OF MINUTES

None

C. PUBLIC COMMENTS

During this portion of the meeting, an individual may address the City Commission on an item that is on the agenda or on a matter which is not on the agenda, but within the scope of the City Commission's jurisdiction. If the individual wishes to address the City Commission on an item that is on the agenda, the individual shall not be given an opportunity to speak again once the item is called. An individual who wishes to speak during a public hearing where the City Commission is sitting in a quasi-judicial capacity, must speak during the public hearing for that item.

Individuals who speak during the open public comment portion of the meeting shall be given three (3) minutes during which to address the City Commission. At the conclusion of one (1) hour, if the open public comment section of the meeting has not ended, it shall end automatically, in order to proceed with the rest of the agenda.

D. CONSENT AGENDA

All items listed within this section entitled "Consent Agenda" are considered to be self-explanatory and are not expected to require additional review or discussion, unless a member of the City Commission or a citizen so requests, in which case, the item will be removed from the Consent Agenda and considered along with the regular order of business. Hearing no objections to the items listed under the "Consent Agenda", a vote on the adoption of the Consent Agenda will be taken.

- D.-1. [25-9503](#) A Resolution of the City Commission approving the "Day of the Dead" event as one of five events of the International Cultural Events Program.
- D.-2. [25-9546](#) A Resolution of the City Commission authorizing the acceptance and execution of grant funds in the amount of \$7,970.00 allocated to the Coral Gables Police Department from the Edward Byrne Memorial Justice Assistance Grant Program (JAG); and authorizing an amendment to the Fiscal Year 2024-2025 annual budget to recognize the \$7,970.00 grant funds as revenue and to appropriate such funds to cover the grant expenditures.
- D.-3. [25-9645](#) A Resolution of the City Commission authorizing the acceptance of Grant Agreement No. PW006 with the Florida Department of Law Enforcement in the amount of \$250,000, allocated to the Coral Gables Police Department for the purchase of a High Water Rescue Vehicle; authorizing an amendment to the Fiscal Year 2024-2025 Annual Budget to recognize the grant funds as revenue; and authorizing the City Manager to execute the grant agreement for said financial assistance.

- D.-4. [25-9644](#) A Resolution of the City Commission approving the IT Department to purchase a GIS Enterprise License Agreement (ELA) from ESRI, the existing vendor of GIS applications, services, and support for Coral Gables for a total cost of \$49,000.00
- Lobbyist: N/A
- D.-5. [25-9657](#) A Resolution of the City Commission confirming the appointment of Aaron Casariego (nominated by Mayor Lago) to serve as a member of the Insurance and Risk Management Advisory Board, for a two (2) year term that began on June 1, 2025 and continues through May 31, 2027.
- D.-6. [25-9663](#) A Resolution of the City Commission confirming the appointment of Kirk Menendez (nominated by Commissioner Castro) to serve as a member of the Planning and Zoning Board, for a two (2) year term that began on June 1, 2025 and continues through May 31, 2027.
- D.-7. [25-9683](#) A Resolution of the City Commission confirming the appointment of Leyla Alfonso (nominated by Vice Mayor Anderson) to serve as a member of the Parks and Recreation Youth Advisory Board, for a two (2) year term that began on June 1, 2025 and continues through May 31, 2027.
- D.-8. [25-9720](#) A Resolution of the City Commission authorizing the acceptance of the City Manager to approve a modification to the Professional Service Agreement (PSA) 2024-030 with Robert Rionda Interiors in the estimated amount of \$74,000 for improvements at the George H. Fink Studio, pursuant to Section 2-764 of the City's Procurement Code entitled "Approval of Change Orders and Modifications".
- D.-9. [25-9723](#) A Resolution of the City Commission confirming the appointment of Preston G. Dickerson (nominated by Commissioner Castro) to serve as a member of the Landscape Beautification Advisory Board, for a two (2) year term that began on June 1, 2025 and continues through May 31, 2027.
- D.-10. [25-9724](#) A Resolution of the City Commission confirming the appointment of Fatima Perez (nominated by Commissioner Lara) to serve as a member of the Emergency Management Division, for a two (2) year term that began on June 1, 2025 and continues through May 31, 2027.
- D.-11. [25-9679](#) A Resolution of the City Commission accepting the appointment of Commissioner Castro to serve as Vice Chair of the 2025-2026 Florida League of Cities Legislative Development, Code Compliance and Redevelopment Policy Committee and authorizing Commissioner Castro to advocate for the City's legislative priorities.

D.-12. [25-9730](#) A Resolution of the City Commission confirming the appointment of Isis Arenas (nominated by the Board As A Whole) to serve as a member of the Coral Gables Golf and Country Club Advisory Board, for a two (2) year term that began on June 1, 2025 and continues through May 31, 2027.

D.-13. [25-9731](#) A Resolution of the City Commission authorizing the First Amendment to the Professional Services Agreement between the City of Coral Gables and Stantec Consulting Services, Inc., to extend services and allow for retroactive payment effective December 7, 2024, increasing the not to exceed amount to \$50,000; providing for implementation; and providing for an effective date.

D.-14. [25-9747](#) A Resolution of the City Commission authorizing a contract modification to FG Construction, LLC. Contract No. IFB 2024-027 Intersection Improvements – Coral Way & Granada project, pursuant to Section 2-764 (b) Approval of Change Orders and Contract Modifications, in the amount of \$50,000 to cover unforeseen items.

Lobbyist: N/A

1. Presentation of Boards and/or Committees minutes requesting no action from the City Commission:

1.-1. [25-9686](#) Coral Gables Golf and Country Club Advisory Board Meeting of August 27, 2025.

1.-2. [25-9722](#) Mayor's Advisory Council Meeting of August 21, 2025.

1.-3. [25-9466](#) Planning and Zoning Board Meeting of July 2, 2025.

1.-4. [25-9646](#) Retirement Board Meeting of June 12, 2025.

2. Presentation of Boards and/or Committees draft/final minutes requesting action from the City Commission [Note: A vote to accept the minutes does not mean approval of the substance within the minutes]:

2.-1. [25-9681](#) A Resolution of the Coral Gables Budget and Audit Advisory Board recommending that the City of Coral Gables Commission maintain the Millage Rate of 5.559 mills for Fiscal Year 2025-2026.

Time Certain 11:30am (Agenda Item 2-2)

- 2.-2. [25-9377](#) A Resolution of the Historic Preservation Board requesting that the City Commission adopt a Resolution authorizing Ad Valorem tax relief for the property located at 4125 Santa Maria Street, a Contributing Resource within the "Santa Maria Street Historic District," legally described as Lots 9 & 10, Block 96, Coral Gables Country Club Section Part Five, according to the Plat thereof, as recorded in Plat Book 23, at Page 55 of the Public Records of Miami-Dade County, Florida. (Historic Preservation Board Meeting of July 10, 2025, Vote: 8-0, one member absent).

E. PUBLIC HEARINGS

All Individuals testifying in a quasi-judicial proceeding shall be sworn in.

Presentations made to the City Commission are subject to the City's False Claims Ordinance, Ch. 39 of the City of Coral Gables Code.

ORDINANCES ON SECOND READING**Time Certain 10:00am (Agenda Item E-1 and E-8 are related)**

- E.-1. [25-9465](#) An Ordinance of the City Commission granting Conditional Use approval for a Building Site Determination, pursuant to Zoning Code Article 14, "Process," Section 14-202.6, "Building Site Determination," and Section 14-203, "Conditional Uses," to separate one (1) existing building site into two (2) single-family building sites on property zoned Single-Family Residential (SFR) District, legally described as ½ of Lot 9, all of Lots 10 and 11, and the west 25 feet of Lot 12, Block 223, Revised Plat of Coral Gables Riviera Section, Part 13 (1154 Alfonso Avenue), Coral Gables, Florida; one (1) building site consisting of the east 50 feet of Lot 9 and all of Lot 10 (west parcel), and the other (1) building site consisting of all of Lot 11 and the west 25 feet of Lot 12 (east parcel); including required conditions; providing for a repealer provision, severability clause, and an effective date. (08 13 25 PZB recommended approval with conditions, Vote 5-1)

Lobbyist: Laura Russo

- E.-2. [25-8787](#) An Ordinance of the City Commission providing for text amendments to the City of Coral Gables Official Zoning Code, Article 2, "Zoning Districts," Section 2-101, "Single-Family Residential (SFR) District" and Section 2-102 "Multi-Family 1 Duplex (MF1) District," and Article 16, "Definitions," to provide exception to the separation of accessory structures from the main structure under certain requirements and provide for open-air accessory structures with ground area coverage requirements; providing for repealer provision, severability clause, codification, and providing for an effective date. (03 12 25 PZB recommended approval with conditions, Vote 4-3)
(Sponsored by Commissioner Fernandez)

- E.-3. [25-9203](#) An Ordinance of the City Commission amending Section 2-54 "Attendance by members at meetings; resignation of members" of the City Code to revise the definition of excessive absences for the Board of Adjustment, Construction Regulation Board, Historic Preservation Board, Code Enforcement Board, and the Planning and Zoning Board; providing for severability clause, repealer provision, codification, and providing for an effective date.
(Sponsored by Vice Mayor Anderson)
- E.-4. [25-9206](#) An Ordinance of the City Commission amending Article IV, "Code Enforcement," Section 101-100, "creation; membership; statutes to govern board," of the City Code to revise the membership and attendance requirements for the Code Enforcement Board; providing for severability clause, repealer provision, codification, and providing for an effective date.
(Sponsored by Vice Mayor Anderson)
- E.-5. [25-9220](#) An Ordinance of the City Commission providing for a text amendment to the City of Coral Gables Official Zoning Code, amending Article 14 "Process" to revise attendance requirements for the Planning and Zoning Board, Board of Adjustment, the Historic Preservation Board and the Code Enforcement Board; providing for a repealer provision, severability clause, codification, and providing for an effective date. (08 13 25 PZB recommended approval with conditions, Vote: 6-0)
- E.-6. [25-9528](#) An Ordinance of the City Commission amending Chapter 86 of the City Code, entitled "Waterways" creating Section 86-62, entitled, "Coral Gables Overnight Anchoring Limitation Area"; and providing for repealer provision, severability clause, codification and providing for an effective date.
(Sponsored by Vice Mayor Anderson)

ORDINANCES ON FIRST READING

- E.-7. [25-9555](#) An Ordinance of the City Commission repealing Ordinance No. 2025-08, which moved the date of the City's Elections from April of odd-numbered years to November of even-numbered years; providing for severability clause, repealer provision, codification, and providing for an effective date.
(Sponsored By Commissioner Castro)

RESOLUTIONS

Time Certain 10:00am (Agenda Item E-1 and E-8 are related)

- E.-8. [25-9678](#) A Resolution of the City Commission approving the release of the Declaration of Restrictive Covenant on the property located at 1154 Alfonso Avenue, recorded in official record of Miami- Dade County, book 11508, page 431, and providing for an effective date.

Lobbyist: Laura Russo

Time Certain 11:45am (Agenda Item E-9)

- E.-9. [25-9659](#) A Resolution of the City Commission approving the Final Plat entitled "Ponce Park Residences" pursuant to Zoning Code Article 14, "Process," Section 14-210, "Platting/Subdivision," being a re-plat of 42,543 square feet (0.977 acres) into a single tract of land on the property legally described as Lots 8 through 21, less the West ½ of lot 8, Block 29, Crafts Section, together with that portion of the 20-foot platted alley lying east of Lots 11 and 19, of said Block 29, together with a 1,318 square feet portion of University Drive that runs north of the Malaga Avenue right-of-way and west of the Ponce de Leon Boulevard right-of-way and dedication of 1,725 square feet; (3000 Ponce de Leon Blvd, 216 & 224 Catalonia, 203 University Dr, and 225 Malaga), Coral Gables, Florida; providing for a repealer provision, severability clause, and providing for an effective date. (LEGAL DESCRIPTION ON FILE)

Lobbyist: Javier Fernandez

F. CITY COMMISSION ITEMS**Time Certain 10:30am (Agenda Item F-1)**

- F.-1. [25-9660](#) Swale Package Update.
(Sponsored by Mayor Lago)
- F.-2. [25-9582](#) Discussion regarding the Live Local Act.
(Sponsored by Vice Mayor Anderson)
- F.-3. [25-9629](#) Discussion regarding permitting fees.
(Sponsored by Vice Mayor Anderson)
- F.-4. [25-9656](#) Discussion regarding safety regulations for the use of E-Bike and E-Scooters in the City.
(Sponsored by Mayor Lago)
- F.-5. [25-9661](#) Update on the Whiteway Lights that are still in use and those that have been collected.
(Sponsored by Mayor Lago)
- F.-6. [25-9673](#) Discussion regarding rules of decorum and public comment.
(Sponsored by Mayor Lago)
- F.-7. [25-9674](#) Discussion regarding Civility Code.
(Sponsored by Mayor Lago)
- F.-8. [25-9751](#) Discussion regarding the Mobility Hub.
(Sponsored by Commissioner Castro)

Time Certain 11:00am (Agenda Item F-9)

- F.-9. [25-9725](#) Presentation by Junior Orange Bowl Committee Executive Director Mimmi Balaam.
(Sponsored by Commissioner Lara)
- F.-10. [25-9536](#) A Resolution of the City Commission rescinding Resolution No. 2025-163 which called for a Special Election to be held for approval or disapproval of a ballot questions prohibiting future amendments to the date of the City's Election via ordinance and cancelling the Special Election for that question.
(Sponsored by Commissioner Castro)
- F.-11. [25-9544](#) A Resolution of the City Commission directing City Staff to prepare a 0.25 percent reduction to the tentative Millage Rate adopted in Resolution No. 2025-265, and directing staff to prepare the City's 2025-2026 Fiscal Year Budget to reflect that reduced Millage Rate and further directing City Staff to plan for additional 0.25 percent reductions to the Millage Rate in the following three fiscal years, through 2028-2029 Fiscal Year Budget.
(Sponsored by Commissioner Castro)
- F.-12. [25-9570](#) A Resolution of the City Commission rescinding Resolution No. 2025-246 which directed that the City Commission may consider whether to participate in particular lawsuits by filing an Amicus Curiae Brief or intervening an action already pending.
(Sponsored by Commissioner Castro)
- F.-13. [25-9633](#) A Resolution of the City Commission calling a Special Election on the proposed ballot question and City Charter Amendment to be held on April 13, 2027; providing for submission to the electors for approval or disapproval of a ballot question asking if the Charter should be amended to align the City's General Election and associated dates with state and national elections and amending all subsequent elections; providing for notice; providing for inclusion in the City Charter; providing for related matters; and providing for an effective date.
(Sponsored by Commissioner Castro)
- F.-14. [25-9675](#) A Resolution of the City Commission directing City Staff to establish a permit fee incentive program to encourage the installation of living seawalls, providing a twenty percent (20%) discount in City permit fees for qualifying projects.
(Sponsored by Vice Mayor Anderson)
- F.-15. [25-9680](#) A Resolution of the City Commission urging the Florida Legislature to amend Florida Statutes, specifically Section 163.05 to impose civil and criminal penalties for fraudulent or false statements in arborist or landscape architect reports; to establish a clear process to protect the health, safety and welfare of individuals and property during tree removal and stump grinding; and to provide definitions clarifying when permits are not required for emergency tree pruning or removal of dangerous trees that pose an immediate risk; and directing that such legislative amendment be included among the City's legislative priorities for the 2025-2026 legislative session.
(Sponsored by Vice Mayor Anderson)

- F.-16. [25-9737](#) A Resolution of the City Commission adopting a Civility Code for all City Board and Committee Members.
(Sponsored by Mayor Lago)

- F.-17. [25-9746](#) A Resolution of the City Commission directing the raising of the Flag of the State of Israel at City Hall on October 7, 2025 in mourning and honor of the victims of the October 7, 2023 terrorist attack on Israel.
(Sponsored by Mayor Lago)

G. BOARDS/COMMITTEES ITEMS

None

H. CITY MANAGER ITEMS

- H.-1. [25-9477](#) Commission Offices Discussion.

- H.-2. [25-9478](#) Traffic Calming Update.

- H.-3. [25-9721](#) A Resolution of the City Commission to authorize a Bid Waiver for holiday decorations on Miracle Mile and Giralda Plaza and authorizing the City Manager to enter into a contract with Joy by for Custom Decorations for a period of one year in the estimated amount of \$298,926.50 as a "Special Procurement/Bid Waiver", pursuant to Section 2-691 of the Procurement Code.

I. CITY ATTORNEY ITEMS

None

J. CITY CLERK ITEMS

None

K. DISCUSSION ITEMS

This time is for informal discussion among the City Commissioners, the City Manager and the City Attorney

ADJOURNMENT**NOTE**

Any person who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, must register with the City Clerk, prior to engaging in lobbying activities before city staff, boards, committees and/or the City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall.

Any person, or persons, wishing to appeal any decision made by the City Commission with respect to any matter considered at this meeting or hearing, will require a verbatim record of the proceeding upon which the appeal is based. Interested persons should, therefore, take the necessary steps to ensure that a verbatim record of the proceedings is made which contains the testimony and evidence upon which the appeal is based.

Any person making impertinent or slanderous remarks or who become boisterous while addressing the Commission, shall be barred from further audience before the Commission by the Chair, unless permission to continue or again address the Commission is granted by the majority vote of the Commission 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 needs assistance in another language in order to speak during the public hearing or public comment portion of the meeting should contact the City's ADA Coordinator Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.