



**City of Coral Gables  
CITY COMMISSION MEETING  
October 28, 2025**

**ITEM TITLE:**

**Resolution. Amendment to Resolution.**

A Resolution of the City Commission of Coral Gables, Florida pursuant to Zoning Code Article 1, "General Provisions," Section 1-104 "Jurisdiction and applicability," amending Resolution No. 2021-334 that granted Site Plan approval of the Mobility Hub, located at the site of Parking Garage 1, legally described as Lots 29 to 42, Block 2, Crafts Section, Coral Gables, Florida; providing for a repealer provision, severability clause, and providing for an effective date.

**DEPARTMENT HEAD RECOMMENDATION:**

Approval.

**PLANNING AND ZONING BOARD RECOMMENDATION:**

The Planning and Zoning Board is not required to review a modification to a Municipal Facility.

**BRIEF HISTORY:**

The City of Coral Gables is redeveloping the existing Parking Garage 1 into a new Mobility Hub, approved by the City Commission in 2021 per Resolution No. 2021-334. The City Commission is reviewing proposed changes to the approved Mobility Hub as an amendment to the city facility in accordance with Section 1-104 of the Zoning Code, which allows City Facilities to not be subject to the Zoning Code when it supports the needs of the community.

At the August 26, 2025, City Commission meeting, the Commission was presented with multiple design alternatives for the proposed Mobility Hub. At which time, the Commission directed the City Manager to proceed with option 2 "Carved by Nature." The revised design has been developed for the project to ensure compatibility with the surrounding area at the current Garage 1 site.

As proposed, the façade design includes varying solid and void elements on each elevation that filters sunlight to the interior of the parking garage. Organic voids in the facade incorporate laser-cut abstractions of coral rock, and horizontal green bands of vegetation are incorporated to reference tropical foliage.

The draft of the Resolution is provided as Exhibit A.

**LEGISLATIVE ACTION:**

Date:	Resolution/Ordinance No.	Comments
11.09.21	Reso. No. 2021-334	Approval of Mobility Hub.

08.26.25	Reso. No. 2025-270	Commission provides design direction to the City Manager.
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**OTHER ADVISORY BOARD/COMMITTEE RECOMMENDATION(S):**

Date	Board/Committee	Comments (if any)

**PUBLIC NOTIFICATION(S):**

Date	Form of Notification
10.15.25	Mailed notice for City Commission meeting.
10.17.25	City Commission legal advertisement.
10.17.25	Property Posted for City Commission meeting.
10.21.25	City Commission meeting agenda posted on City webpage.

**FINANCIAL INFORMATION:**

No.	Amount	Account No.	Source of Funds
1.	\$0		
2.	\$0		
Total:	\$0		

**Fiscal Impact:** The approval of the proposed new city garage may result in additional revenue generated by the additional parking spaces to the Parking Department.

**EXHIBITS:**

A. Draft Resolution.