

CITY OF CORAL GABLES

-MEMORANDUM-

TO: MARIA MENENDEZ
ASSISTANT CITY MANAGER

DATE: DECEMBER 5, 2011

JANE K TOMPKINS, AICP
DEVELOPMENT SERVICES DIRECTOR

VIA: CARMEN OLAZABAL, P.E.
BUILDING & ZONING DIRECTOR 

FROM: MARTHA SALAZAR-BLANCO
ZONING OFFICIAL 

SUBJECT: DECEMBER 5, 2011
BOARD OF ADJUSTMENT
MEETING SUMMARY

Please see below a summary of the December 5, 2011, Board of Adjustment case(s).

Variance Request

- Grant a variance allowing freestanding shelter canopies for the playground vs. all shelter canopies shall be attached to the building and may be located on the front, sides or rear of said building and no self-supporting or freestanding shelter canopy, carport canopy or entrance canopy shall be erected as required by Sections 5-302 (F) (2) (3) of the Coral Gables "Zoning Code."

ADDRESS	CASE NO.	STAFF RECOMMENDATION	BOARD DECISION
155 Isla Dorada Boulevard	BA-11-11-5247	Approval Item No. 1	Deferred by Staff

Variance Request

- Grant a variance to allow the carport to be converted into a garage with a minimum interior dimension of 11'4" in width by 18'4" in length vs. Existing carports that were constructed before October 1, 1992 may be converted into enclosed garages if they have the minimum dimensions of 9'0" feet in width by 19'0" feet in length as required by Section 5-1402 (A) (5) (b) of the Coral Gables "Zoning Code."

ADDRESS	CASE NO.	STAFF RECOMMENDATION	BOARD DECISION
3516 Durango Street	BA-11-11-5279	Approval Item No. 1	Approved (6 - 0)

Variance Request

- Grant a variance to allow the proposed building sign on the North elevation to be mounted at a maximum height of twenty-nine feet and eleven inches (29'11") from adjacent grade vs. A maximum height of twenty-five feet (25'0") from adjacent grade for wall mounted building signs is allowed as required by Section 5-1904 of the Coral Gables "Zoning Code."

2. Grant a variance to allow the proposed building sign on the East elevation to be mounted at a maximum height of thirty feet and seven inches (30'7") and the logo at a maximum height of thirty-three feet and two inches (33'2") from adjacent grade vs. A maximum height of twenty-five feet (25'0") from adjacent grade for wall mounted building signs is allowed as required by Section 5-1904 of the Coral Gables "Zoning Code."

ADDRESS	CASE NO.	STAFF RECOMMENDATION	BOARD DECISION
310 Sevilla Avenue	BA-11-11-5359	Approval Item No. 1 and 2	Approved (6 - 0)

Cc: Elizabeth L. Gonzalez, Zoning Technician Lead