

City of Coral Gables

Meeting Minutes

Board of Adjustment

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

Monday, July 7, 2025

9:00 AM

427 Biltmore Way, First Floor
Conference Room

The Board of Adjustment will be holding its regular board meeting on Monday, July 7, 2025 commencing at 9 a.m.

Pursuant to Resolution No. 2021-118, the City of Coral Gables has returned to traditional in-person meetings.

Members of the public may join the meeting in person or via Zoom at (<https://zoom.us/j/83783843261>). 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: 837 8384 3261. The public may comment on an agenda item using the City's E-comment function which may be found on the City's website at: (www.coralgables.com/boardofadjustment) once the meeting's agenda is published, or by sending an email to planning@coralgables.com. NOTE: The public comment period to send any E-comments and emails shall conclude by the close-of-business the day the Friday prior to the Board of Adjustment meeting.

A. CALL TO ORDER

Meeting called to order at 9:06 a.m.

B. ROLL CALL

Roll Call

Present - I. Alvarez, N. Cabrera, J. Cuddihy, S. Murado, A. Perez, E. Wolman and Chairperson G. Perez.

C. APPROVAL OF THE MINUTES

- C.-1. [25-9356](#) Approval of Board of Adjustment Action Minutes of March 3, 2025.

Motion to approve minutes made by N. Cabrera, 2nd by A. Perez. Vote: 7-0

Yays: I. Alvarez, N. Cabrera, J. Cuddihy, S. Murado, A. Perez, E. Wolman and Chairperson G. Perez.

Nays: None

D. CHANGES TO THE AGENDA**E. DISCUSSION ITEMS**

- Nomination of Board-As-A-Whole Member

Motion to nominate E. Wolman as Board-As-A-Whole appointee was made by N. Cabrera, 2nd by A. Perez. Vote 7-0.

Yays: I. Alvarez, N. Cabrera, J. Cuddihy, S. Murado, A. Perez, E. Wolman and Chairperson G. Perez.

Nays: None.

F. PUBLIC HEARING

NEW BUSINESS**F.-1. [25-9128](#)**

VARI-25-05-0021

Variance for proposed height change at 915 Palermo Avenue.

1. A request for a variance to increase the building height of a proposed townhouse project to forty feet (40') along the Palermo Avenue frontage, where the maximum allowable height is thirty-five feet (35'), pursuant to Section 2-104.D.8.(b) of the Coral Gables Zoning Code.

THIS ITEM WAS DEFERRED BY THE APPLICANT FROM THE JUNE 2nd MEETING.

Motion to Grant Variance was made by N. Cabrera, 2nd by A. Perez. Vote 6-1

Yays: I. Alvarez, N. Cabrera, J. Cuddihy, A. Perez, E. Wolman and Chairperson G. Perez.

Nays: S. Murado.

ADJOURNMENT

Meeting adjourned at 10:14 a.m.

NOTE