

**CITY OF CORAL GABLES, FLORIDA**

**ORDINANCE NO. 2025-\_\_\_\_\_**

AN ORDINANCE OF THE CITY COMMISSION OF CORAL GABLES, FLORIDA, APPROVING THE VACATION OF A PUBLIC RIGHT-OF-WAY PURSUANT TO ZONING CODE ARTICLE 14, “PROCESS,” SECTION 14-211, “ABANDONMENT AND VACATIONS” AND CITY CODE CHAPTER 62, ARTICLE 8 “VACATION, ABANDONMENT AND CLOSURE OF STREETS, EASEMENTS AND ALLEYS BY PRIVATE OWNERS AND THE CITY; APPLICATION PROCESS,” PROVIDING FOR THE VACATION OF THE REMAINING PORTION OF KENMARE STREET LYING EAST OF HARLANO STREET, CORAL GABLES, FLORIDA; PROVIDING FOR A REPEALER PROVISION, SEVERABILITY CLAUSE, AND PROVIDING FOR AN EFFECTIVE DATE. (LEGAL DESCRIPTION ON FILE)

**WHEREAS**, an Application was submitted by the City of Coral Gables Public Works Department (the “Applicant”) requesting approval to vacate the remaining portion of Kenmare Street lying east of Harlano Street, Coral Gables, Florida; and

**WHEREAS**, the purpose of the proposed vacation is solely to release the original plat dedication to the City for the right-of-way which was never built or used as a right-of-way, without determining ownership or control of the underlying property; and

**WHEREAS**, in accordance with City Code Chapter 62, Article VIII, “Vacation, Abandonment and Closure of Streets, Easements and Alleys by Private Owners and the City; Application Form” requires that the Public Works Department shall review all applications for the vacation of a public right-of-way; and

**WHEREAS**, after notice of a public hearing being duly published and a public notice was mailed to all property owners of record within a one thousand (1,000) foot radius from the said property, a public hearing was held before the Planning and Zoning Board on December 17<sup>th</sup>, 2024, at which hearing all interested persons were afforded the opportunity to be heard; and

**WHEREAS**, at the Planning and Zoning Board’s December 17<sup>th</sup>, 2024 meeting, the Board recommended approval of the proposed public right-of-way vacation (vote: 7 - 0); and

**WHEREAS**, after notice of public hearing duly published and notifications of all property owners of record within one thousand (1,000) feet, the City Commission held a public hearing on January 14<sup>th</sup>, 2025 at which hearing all interested persons were afforded an opportunity to be heard and this application was approved on first reading;

**WHEREAS**, public hearings have been completed by the Coral Gables City Commission in consideration of a request to vacate a public right-of-way as required by the Zoning Code, and

including careful consideration of written and oral comments by members of the public.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF CORAL GABLES:**

**SECTION 1.** The foregoing “WHEREAS” clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of the Ordinance upon adoption hereof.

**SECTION 2.** The remaining portion of Kenmare Street lying east of Harlano Street, Coral Gables, Florida is vacated.

**SECTION 3.** That all ordinances or part of ordinances inconsistent or in conflict herewith shall be and they are hereby repealed insofar as there in conflict of inconsistency.

**SECTION 5.** This ordinance shall become effective \_\_\_\_\_, 2025.

PASSED AND ADOPTED THIS \_\_\_\_ DAY OF \_\_\_\_\_ A.D., 2025.

APPROVED:

VINCE LAGO  
MAYOR

ATTEST:

APPROVED AS TO FORM  
AND LEGAL SUFFICIENCY:

BILLY URQUIA  
CITY CLERK

CRISTINA SUAREZ  
CITY ATTORNEY