

**City of Coral Gables City Commission Meeting**  
**Agenda Items E-2 and E-3 are related**  
**October 28, 2025**  
**City Commission Chambers**  
**405 Biltmore Way, Coral Gables, FL**

**City Commission**

**Mayor Vince Lago**

**Vice Mayor Rhonda Anderson**

**Commissioner Melissa Castro**

**Commissioner Ariel Fernandez**

**Commissioner Richard D. Lara**

**City Staff**

**City Attorney, Cristina Suárez**

**City Manager, Peter Iglesias**

**City Clerk, Billy Urquia**

**Public Speaker(s)**

---

Agenda Items E-2 and E-3 are related [Start: 1:08 p.m.]

E-2: An Ordinance of the City Commission amending the Future Land Use Map of the City of Coral Gables Comprehensive Plan pursuant to Zoning Code Article 14, “Process,” Section 14-213, “Comprehensive Plan Text and Map Amendments,” and small scale amendment procedures (SS. 163.3187, Florida Statutes), from “Religious or Institutional” to “Multi-Family Low Density” for Lots 15, 16, 17 and 18, Block 33, Coral Gables Biltmore Section (627 and 635 Anastasia Avenue), Coral Gables, Florida; providing for a repealer provision, severability clause, and providing for an effective date. (09 17 25 PZB recommended approval with conditions, Vote 5-1) Lobbyist: Joe Jimenez

E-3: An Ordinance of the City Commission making zoning district boundary changes pursuant to Zoning Code Article 14, “Process,” Section 14-212, “Zoning Code Text and Map Amendments,” from “Special Use(s)” to “Multi-Family 3 (MF3)” for Lots 15, 16, 17 and 18, Block 33, Coral Gables Biltmore Section (627 and 635 Anastasia Avenue), Coral Gables, Florida; including required conditions; providing for a repealer provision, severability clause, and providing for an

*City Commission Meeting*

---

[Date]

1

*October 28, 2025*

*Agenda Items E-2 and E-3 are related – Ordinance amending the Future Land Use of the Coral Gables Comprehensive Plan pursuant to Zoning Code Article 14, “Process”*

effective date. (09 17 25 PZB recommended approval with conditions, Vote 5-1)  
Lobbyist: Joe Jimenez

Mayor Lago: Moving on. Item E-2 and E-3.

City Attorney Suarez: E-2 is an ordinance of the City Commission amending the future land use map of the City of Coral Gables Comprehensive Plan pursuant to Zoning Code Article 14, Process Section 14-213, Comprehensive Plan Text and Map Amendments and Small Scale Amendment Procedures from Religious or Institution to Multifamily Low Density for Lots 15, 16, 17, and 18, Block 33, Coral Gables-Biltmore Section, Coral Gables, Florida, providing for Repealer Provision, Severability Clause, and providing for an Effective Date. E-3 is an ordinance of the City Commission making zoning district boundary changes pursuant to Zoning Code Article 14, Process Section 14-212, Zoning Code Text and Map Amendments from Special Use to Multifamily 3 for Lots 15, 16, 17, and 18, Block 33, Coral Gables-Biltmore Section, Coral Gables, Florida, including Required Conditions, providing for Repealer Provision, Severability Clause, and providing for an Effective Date. This is a quasi-judicial hearing item, so I would ask the Clerk to please swear in anyone who will be testifying today and Mayor if we can consolidate E-2 and E-3 for purposes of the public hearing.

Mayor Lago: Thank you.

City Clerk Urquia: Those who will be testifying on this item please stand and raise your right hand. Do you swear or affirm the testimony you'll provide today will be the truth and nothing but the truth? Thank you.

Mayor Lago: Has there been any changes from first reading? No changes both on E-2 and E-3?

City Attorney Suarez: Correct.

Mayor Lago: Okay, one second. Mr. Clerk, do you have any public comment? No, Mr. Mayor. I'll close the public comment. Do my colleagues need to see any presentations?

Vice Mayor Anderson: No.

Mayor Lago: Okay. I'll entertain a motion.

Vice Mayor Anderson: I'll move it.

Commissioner Fernandez: I'll second.

Commissioner Lara: Yes.

Vice Mayor Anderson: Yes.

*City Commission Meeting*

Commissioner Castro: Yes.

Commissioner Fernandez: Yes.

Mayor Lago: Yes.

(Vote: 5-0)

Mayor Lago: Moving on to the next item. We're good? We need to take a second vote, right? E-3?

City Attorney Suarez: Yes.

Mayor Lago: E-3. Motion?

Vice Mayor Anderson: Move it.

Commissioner Fernandez: Second.

Mayor Lago: Mr. Clerk, no public comment?

City Clerk Urquia: No, Mr. Mayor.

Mayor Lago: All right, we have a motion and a second.

Vice Mayor Anderson: Yes.

Commissioner Castro: Yes.

Commissioner Fernandez: Yes.

Commissioner Lara: Yes.

Mayor Lago: Yes.

(Vote: 5-0)

Mayor Lago: Thank you very much.