City of Coral Gables City Commission Meeting
Agenda Items E-5 and E-8 are related
November 18, 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)
George Navarro

Agenda Items E-5 and E-8 are related [Start: 3:35 p.m.]

E-5: An Ordinance of the City Commission amending Ordinance No. 2022-14 which approved a Planned Area Development for the property legally described as Lots 1-12 and Lots 35-46, including the public alleyway lying in between, Block 10 and Lots 5 through 27, Block 28, Coral Gables Crafts Section (340, 330, 322, 314, 310, 300, Catalonia Avenue, 301, 309, 317, 323, 325, 333, 341 Malaga Avenue), Coral Gables, Florida to allow for certain work to be completed after the issuance of a temporary Certificate of Occupancy subject to the terms of a performance bond. Lobbyist: Jorge Navarro

E-8: A Resolution of the City Commission amending Resolution No. 2022-81 which approved a mixed-use site plan for the property legally described as Lots 1-12 And Lots 35-46, including the public alleyway lying in between, Block 10 and Lots 5 through 27, Block 28, Coral Gables Crafts Section (340, 330, 322, 314, 310, 300, Catalonia Avenue, 301, 309, 317, 323, 325, 333, 341 Malaga Avenue), Coral Gables, Florida to allow for certain work to be completed after the issuance of a temporary Certificate of Occupancy subject to the terms of a performance bond.

(This Resolution is not for consideration at this time and will be included with the above ordinance on Second Reading if approved on First Reading.) Lobbyist: Jorge Navarro

Mayor Lago: Can we have items E-5 and E-8 next please.

City Attorney Suarez: E-5 is an Ordinance of the City Commission amending Ordinance No. 2022-14 which approved a Planned Area Development for the property legally described as Lots 1-12 and Lots 35-46, including the public, there might be a typo here, but alleyway lying in between, Block 10 and Lots 5 through 27. I don't think this is the legal description Mayor, so I'm going to probably have to revise it, but it is essentially the addresses that are 340, 330, 322, 314, 310, 300 Catalonia Avenue, 301, 309, 317, 323, 325, 333, 341 Malaga Avenue, Coral Gables, Florida to allow for certain work to be completed after the issuance of a temporary Certificate of Occupancy subject to the terms of a performance bond.

Mayor Lago: I think we can correct that between first and second reading, correct.

City Attorney Suarez: Yes. Yes, I can do that. And E-8 would be considered at the next meeting if this one's approved today.

Mayor Lago: Okay. Sir.

Mr. Navarro: Mayor, Commissioners, this item is simply to allow us to post a bond to complete some of the pending outside improvements. They are substantially complete, but we've had a couple of issues with the utility companies. We expect to have this work done quickly, but we're going to be TCO-ing in the next couple of weeks, so this item allows us to post the bond.

Mayor Lago: Pretty self-explanatory – quick question.

Mr. Navarro: Yes.

Mayor Lago: We'll get a motion and a second on that. Can I get a motion and a second.

Vice Mayor Anderson: I'll move it.

Commissioner Castro: I'll second.

Mayor Lago: Mr. Clerk, do we have any public comment?

City Clerk Urquia: No, Mr. Mayor.

Mayor Lago: Alright. Before we move on, have we addressed the issue that's pending with the park, the conversations we were having with the Manager, and we've had multiple meetings.

Mr. Navarro: We are working through those, yes. We've had very good discussions with the Manager.

Mayor Lago: I'd like to have it on the December 9th agenda, if it requires it to be on the December 9th agenda. Does it require to be?

Mr. Navarro: It does not.

Mayor Lago: Okay. Mr. Manager, can we get that finalized before the end of the month?

City Manager Iglesias: We'll try Mayor.

Mayor Lago: Please.

Mr. Navarro: Thank you so much.

Mayor Lago: I think it's important. I want to get it done. That's one of the parks that we were able to do it a few years ago, and I want to have it under the control…

Mr. Navarro: That's the missing piece.

Mayor Lago: I want to have it under the control of the city, which I have full faith and confidence in you, but again, I think it's an asset that belongs in our coffers not yours.

City Manager Iglesias: Mayor.

Mayor Lago: Yes sir.

City Manager Iglesias: There might be a couple of issues here that have evolved, and we will work that out.

Mayor Lago: Bottom line – bottom line. I'm being very direct. He came to me that time with a property in front of Nordstrom's, he wanted to keep the park. I said, you keep the park, I'm a no vote. I want this park. We made the mistake – we made the mistake on this project, and you know we've got to correct that.

Commissioner Fernandez: He speaks clearly, there's no issues, right.

Mayor Lago: I want you to know where I'm coming from. Real simple. I want the land in the city's coffers, that's it.

Mr. Navarro: You've got a great City Manager, and we'll work to make it happen.

Mayor Lago: I want the land, and I know you are working with the Manager, but I want to get that done already, because things slip.

Mr. Navarro: See if we can get that before we come back in December.

Vice Mayor Anderson: I think the message is clear.

Mayor Lago: Mr. Clerk, we have a motion and a second. Do you have any public comment?

City Clerk Urquia: No, Mr. Mayor.

Mayor Lago: Alright.

City Attorney Suarez: Mayor.

Mayor Lago: Yes.

City Attorney Suarez: Can I just read the correct legal description into the record for this one.

Mayor Lago: Oh, you have the correct one.

City Attorney Suarez: I have the correct one. I want to just read it into the record, so we'll make sure we adjust the title for next time. It's the property legally described as Lots 5 through 27, Block 28 Coral Gables Craft Section.

Mayor Lago: Alright. We're good. Mr. Clerk, we have a motion and a second.

Commissioner Castro: Yes

Commissioner Fernandez: Yes

Commissioner Lara: Yes

Vice Mayor Anderson: Yes

Mayor Lago: Yes

(Vote: 5-0)

Mr. Navarro: Thank you all so much.

Mayor Lago: Thank you very much. We'll see you on second reading.