



Marin Boat Slips

11093 MARIN STREET



ZONING CODE TEXT AMENDMENT
AND
CONDITIONAL USE AMENDMENT

CITY COMMISSION
DECEMBER 8, 2020

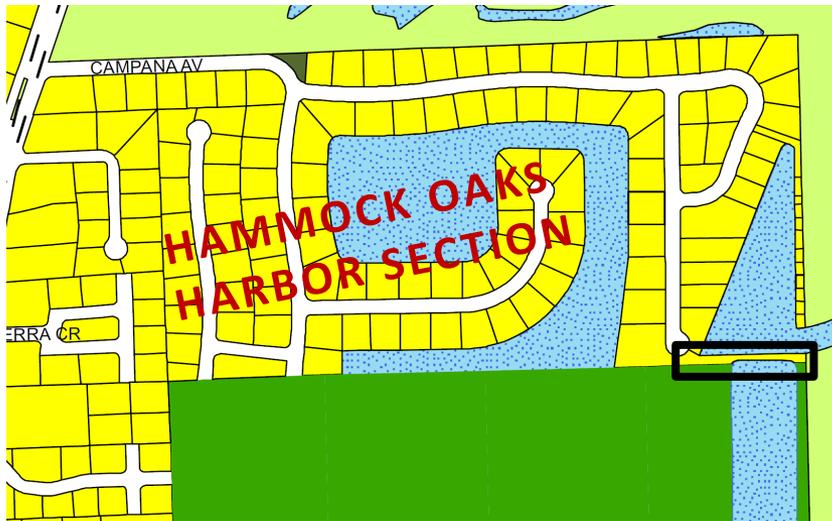




EXISTING LAND USE AND ZONING



EXISTING FUTURE LAND USE MAP

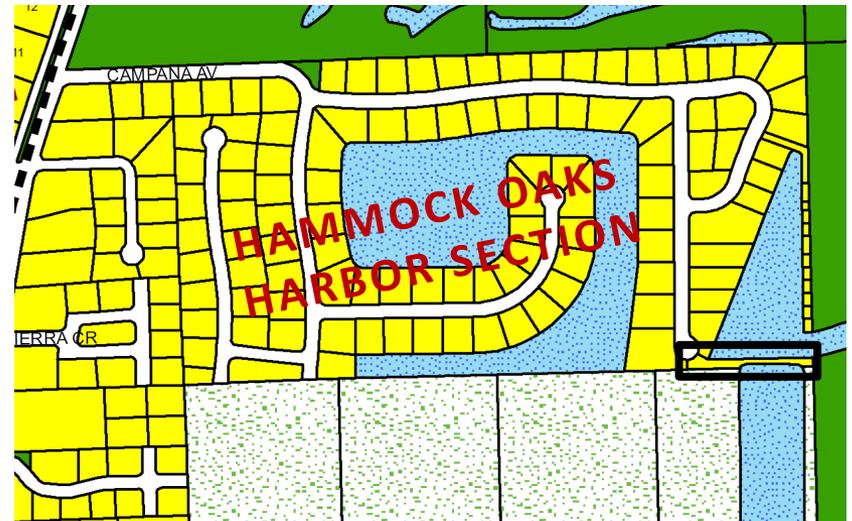


Future Land Use Map

Land Use Classifications

Residential Single-Family Low Density (6 Units/Acre)	Residential Multi-Family High Density (150 Feet; 60 Units/Acre)	University Campus	Conservation Areas
Residential Single-Family High Density (9 Units/Acre)	Commercial Low-Rise Intensity (50 Feet; 3.0 F.A.R.)	University Campus Multi-Use Area	Public Buildings and Grounds
Residential Multi-Family Duplex Density (9 Units/Acre)	Commercial Mid-Rise Intensity (70 Feet; 3.0 F.A.R.)	Education	Hospital
Residential Multi-Family Low Density (50 Feet; 20 Units/Acre)	Commercial High-Rise Intensity (150 Feet; 3.0 F.A.R.)	Parks and Recreation	Religious/Institutional
Residential Multi-Family Medium Density (70 Feet; 40 Units/Acre)	Industrial	Open Space	Community Services and Facilities

EXISTING ZONING MAP



Zoning Map

Zoning Districts

(SFR) Single-Family Residential District	(S) Special Use District
(MF1) Multi-Family 1 Duplex District	(P) Preservation District
(MF2) Multi-Family 2 District	(CL) Commercial Limited District
(MFSA) Multi-Family Special Area District	(C) Commercial District
(UCD) University Campus District	(I) Industrial District

REQUESTS:

1. ZONING CODE TEXT AMENDMENT
2. AMENDMENT TO CONDITIONAL USE
APPROVAL BY INCREASING THE NUMBER OF
DOCK SLIPS FROM EIGHT (8) TO NINE (9)

AMENDING APPENDIX A – SITE SPECIFICS



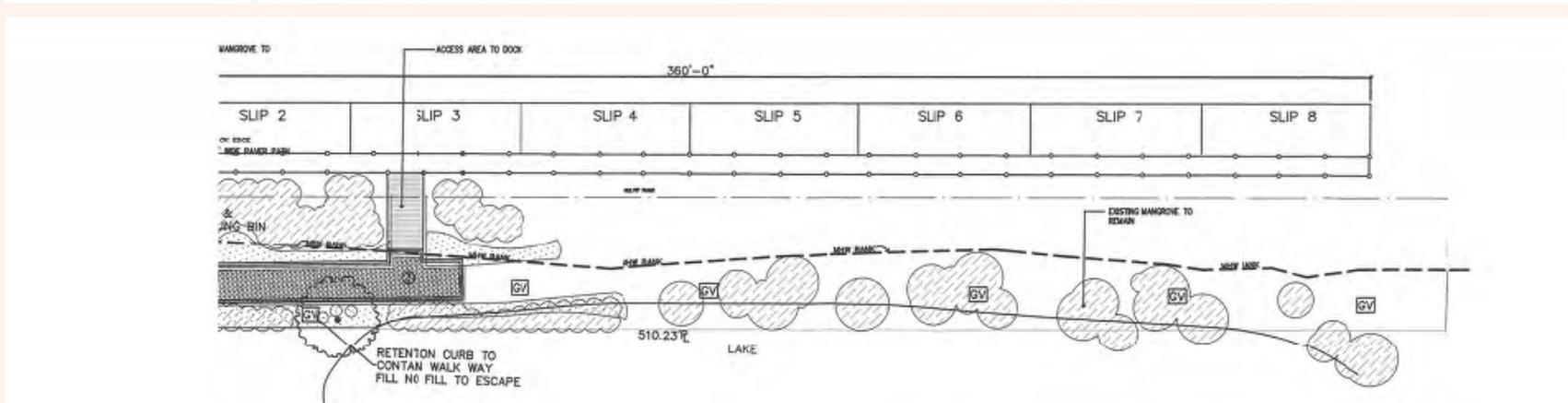
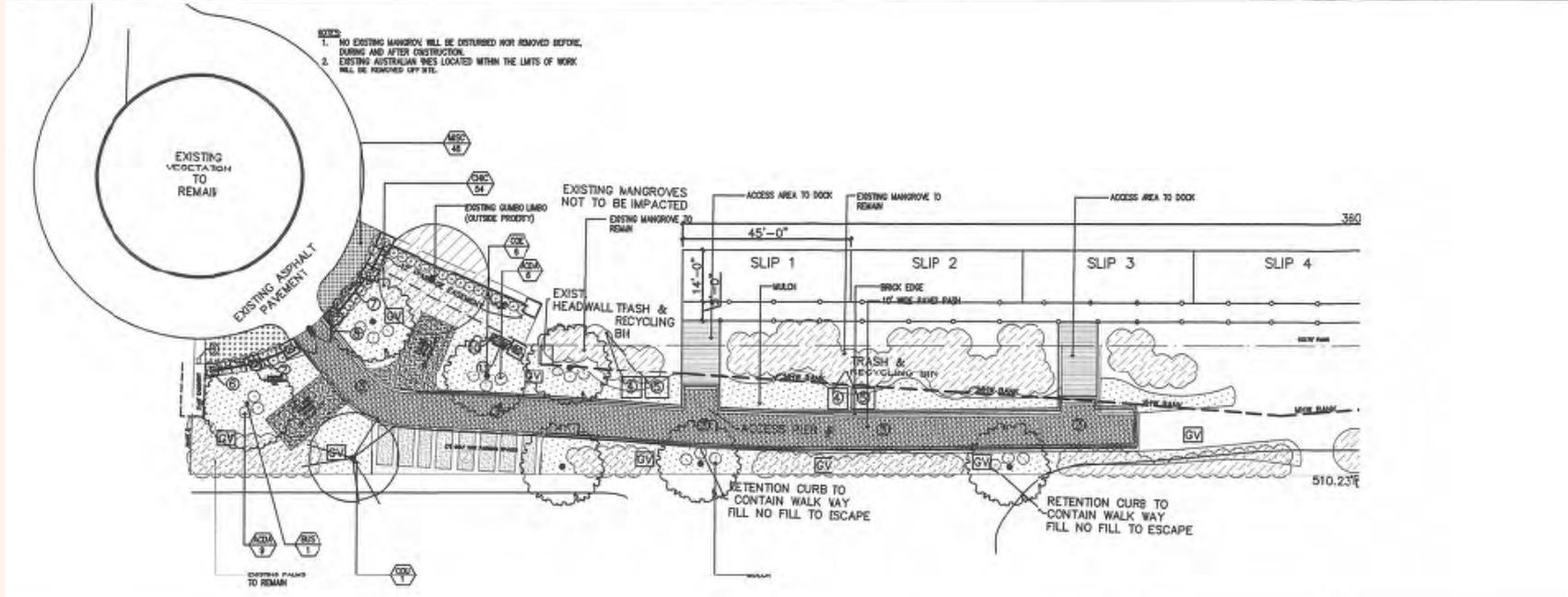
Section A.58 – Hammock Oak Harbor Section 2.

F. The following provisions shall apply exclusively to Hammock Oak Harbor Section 2. Subdivision - A portion of Tract E, Block 4, except as specified in the following provisions, all requirements of this section and all other applicable requirements of the City of Coral Gables Zoning Code and City Code and federal, state, county governments shall apply.

1. Permitted use: Private yacht basin containing **8 9** dock slips pursuant to Section 5-2501.

3. Yacht basin. The number of dock slips shall be **8 9**. The private yacht basin shall satisfy all applicable local, county, state, and federal requirements for the operations permitted pursuant to the approvals granted by the City of Coral Gables. A dock as referenced herein is defined as that portion of a pier where a boat is moored for berthing, embarking or disembarking.

PREVIOUSLY APPROVED SITE PLAN



PUBLIC NOTIFICATION



4 TIMES

LETTERS TO PROPERTY OWNERS
NEIGHBORHOOD MEETING, PZB

2 TIME

PROPERTY POSTING
PZB

2 TIME

WEBSITE POSTING
PZB

2 TIME

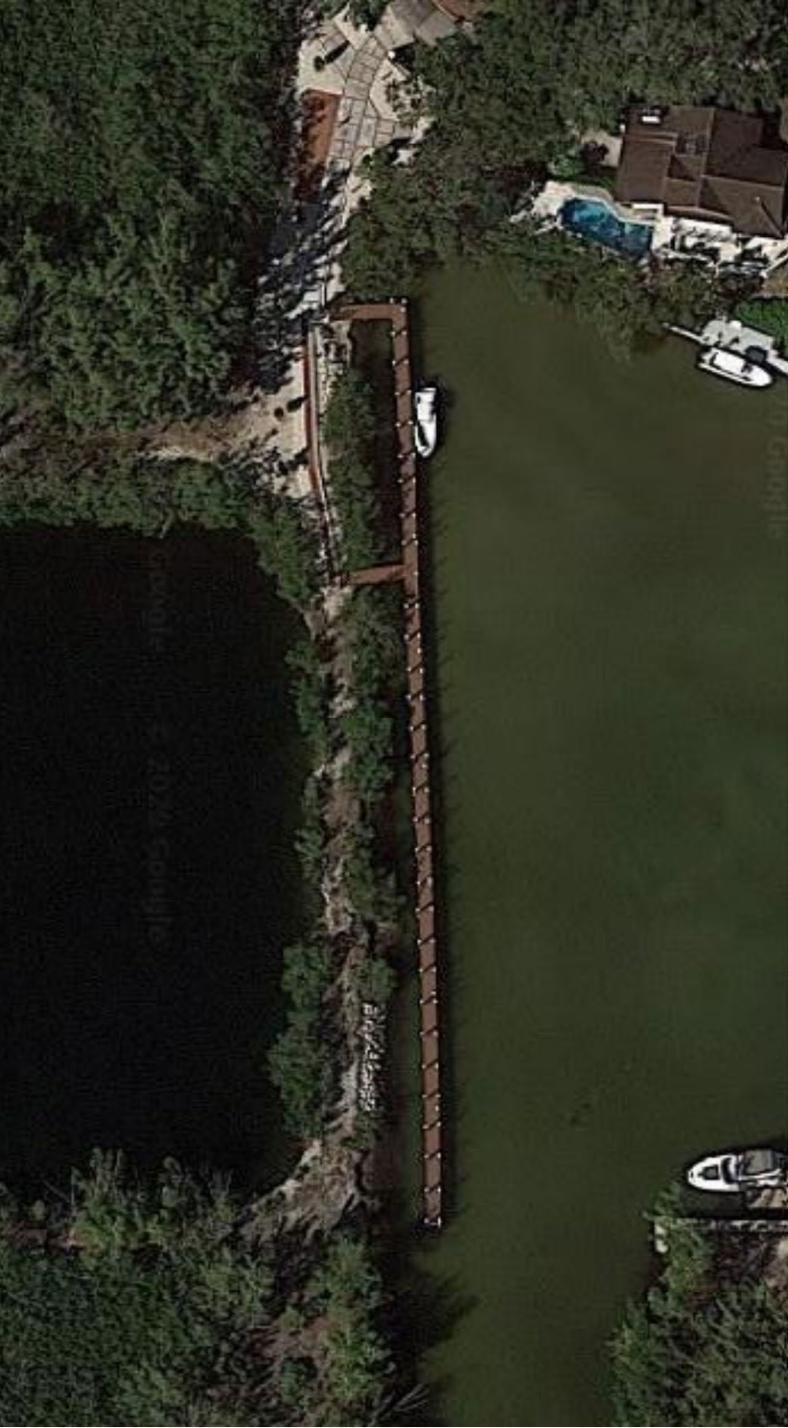
NEWSPAPER ADVERTISEMENT
PZB

REQUEST: TEXT AMENDMENT



STAFF RECOMMENDATION:

STAFF RECOMMENDS APPROVAL OF THE APPLICATION.



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