



Memo

To: Board of Adjustment

From: Ana Restrepo, Principal Planner

Date: April 5, 2021

Re: BA-21-01-5875 (deferred from the last February 1, 2021 meeting). Variance to allow a wood dock for a single-family residence to extend into the waterway thirty-five feet and six inches (35'-6") from the property line vs. no docks shall be constructed over or in any canal, waterway, lake or bay more than five (5) feet outward from the bank or seawall, whichever is most restrictive, pursuant to Article 3, "Uses", Section 3-702.A [formerly Section 5-802.A] of the Coral Gables Zoning Code.

At the last Board of Adjustment meeting, on February 1, 2021, the Board considered this item and voted with a motion to deny the request. The action resulted in a tie-vote (3-3).

Per Section 14-104.3.B of the Zoning Code, "a tie-vote shall result in the automatic continuance of the matter to the next meeting.

- B. Quorum; Required vote. Four (4) members of the Board shall constitute a quorum and the affirmative vote of four (4) members of the Board present shall be necessary to authorize a variance or grant an appeal. A tie-vote shall result in the automatic continuance of the matter to the next meeting, which shall be continued until a majority vote is achieved. If only four (4) members of the Board are present, an applicant shall be entitled to a postponement to the next regularly scheduled meeting of the Board. If a matter is postponed due to lack of a quorum, the Chairperson or the Secretary of the Board may set a special meeting to consider such matter.

The applicant requested to defer item to the April 5th meeting, instead of the March 1st due to lack of a full board.

Enclosed please find a summary of findings and information provided by the Applicant, regarding dock variances for residential waterfront properties particularly within the Journeys End Estates Section in the City of Coral Gables. Also enclosed is the staff report from the last meeting for you reference.

Enclosures:

- A. Summary of findings from the Applicant.
B. Staff report and attachments for reference.