



Legislation Details

File #:	15-3840	Version:	1	Name:	Ordinance - Comprehensive Plan Text Change re: Mediterranean Village
Type:	Ordinance	Status:		Status:	Adopted
File created:	3/17/2015	In control:		In control:	City Commission
On agenda:	6/10/2015	Final action:		Final action:	6/10/2015
Enactment date:	6/10/2015	Enactment #:		Enactment #:	2015-11

Title: An Ordinance of the City Commission of Coral Gables, Florida requesting an amendment to the text of the City of Coral Gables Comprehensive Plan, Future Land Use Element, Policy FLU-1.1.3, "Table FLU-2. Commercial Land Uses," pursuant to expedited State review procedures (S.163.3184, Florida Statutes) and Zoning Code Article 3, "Development Review," Division 15, "Comprehensive Plan Text and Map Amendments;" amending the "Commercial High-Rise Intensity," "Commercial Mid-Rise Intensity," and "Commercial Low-Rise Intensity" Land Use Classifications to provide that (A) residential use shall be permitted and (B) intensity shall be controlled by a Planned Area Development plan instead of by Floor Area Ratio, in a project developed in accordance with the Mediterranean Village Form-Based Planned Area Development; and further amending the "Commercial High-Rise Intensity" and "Commercial Mid-Rise Intensity" Land Use Classifications to provide that, in such a Mediterranean Village project, additional height may be granted for specified uses or architectural embellishment; providing for a repealer provision, severability clause and providing for an effective date. (PZB Vote: 7-0, Recommended Approval) (Passed on First Reading March 25, 2015) (Staff is recommending a continuance to June 16, 2015)

Sponsors:

Indexes:

Code sections:

Attachments: 1. Signed Ordinance 2015-11.pdf, 2. E-1 through E-7 Signed Cover Memo 5-26-15, 3. E-2 thru E-8 Signed Cover Memo 3-25-15, 4. Exhibit A - Mediterranean Village Progress Reports, 5. Exhibit B - Applicant 11x17 Addendum Package 03.12.15, 6. Exhibit C - Public Notification and Comments for City commission 1st Reading 03 25 15, 7. Exhibit D - Draft Ordinance - Change of land use, 8. Exhibit E - Draft Ordinance - Comprehensive Plan text amendment, 9. Exhibit F - Draft Ordinance - Zoning Code text amendment, 10. Exhibit G - Draft Ordinance - Planned Area Development site plan, 11. Exhibit H - Draft Ordinance - Alley Vacation, 12. Exhibit I - Draft Ordinance - Development Agreement, 13. Exhibit J - Draft Ordinance - Revocation of Old Spanish Village Planned Area Development, 14. Exhibit K - 02 11 15 Planning and Zoning Board Meeting Minutes with Public Comments, 15. Exhibit L - City Commission PowerPoint Presentation, 16. Exhibit M - 02 11 15 Planning and Zoning Board Staff report and recommendation with attachments, 17. Exhibit M, Attachment A - Applicant's Summary Booklet dated 01.30.15_ Part 1, 18. Exhibit M, Attachment A - Applicant's Summary Booklet dated 01.30.15_ Part 2, 19. Exhibit M, Attachment B - Applicant Submittal - 1 Planning and Zoning Application, 20. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 2 Statement of Use, Cover Letter, and Exhibits, 21. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 3 Traffic and Parking Summary, 22. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 4 Survey, Legal Description, Plat, 23. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 5 Photographs of Property, Adjacent Uses and Streetscape, 24. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 6 Aerial, Site Plan and Requirements 11x17, 25. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 7 Landscape, Lighting, Civil, and Urban Design Drawings 11x17, 26. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 8 Building Floor Plans, 27. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 9 Architectural Building Elevations 11x17, 28. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 10 3D Renderings, 29. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 11 Ordinances, Resolutions, Covenants,

Development Agreements, and Site Specific Agreements, 30. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 12 Historical Significance Letter, Concurrency, and Neighborhood Correspondence, 31. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 13 Contact Information and Proof of Licensure, 32. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 14 Lobbyist Forms, 33. Exhibit M, Attachment B - Applicant Submittal - Planning and Zoning Application - 15 Warranty Deed, 34. Exhibit M, Attachment C - Traffic Impact Analysis, Shared Parking Analysis, and Valet Operations, 35. 05 26 15 CC Cover Memo - Mediterranean Village 2nd Reading, 36. 05 26 15 Exhibit A - Draft Ordinance - Change of land use, 37. 05 26 15 Exhibit B - Draft Ordinance - Comprehensive Plan text amendment, 38. 05 26 15 Exhibit C - Draft Ordinance - Zoning Code text amendment, 39. 05 26 15 Exhibit D - Draft Ordinance - Planned Area Development site plan, 40. 05 26 15 Exhibit E - Draft Ordinance - Alley Vacation, 41. 05 26 15 Exhibit F - Draft Ordinance - Development Agreement, 42. 05 26 15 Exhibit G - Draft Ordinance - Revocation of Old Spanish Village Planned Area Development, 43. 06 10 15 Table of Contents, 44. 06 10 15 CC Cover Memo 2nd Reading, 45. 06 10 15 Exhibit A.1 Applicant's Submittal - Second Reading 06.02.15 - Summary set - Part 1.pdf, 46. 06 10 15 Exhibit A.1 Applicant's Submittal - Second Reading 06.02.15 - Summary set - Part 2.pdf, 47. 06 10 15 Exhibit A.1 Applicant's Submittal - Second Reading 06.02.15 - Summary set - Part 3.pdf, 48. 06 10 15 Exhibit A.1 Applicant's Submittal - Second Reading 06.02.15 - Summary set - Part 4.pdf, 49. 06 10 15 Exhibit A.1 Applicant's Submittal - Second Reading 06.02.15 - Summary set - Part 5.pdf, 50. 06 10 15 Exhibit A.2 Applicant's Submittal - Second Reading 06.02.15 - Full Binder - Part 1.pdf, 51. 06 10 15 Exhibit A.2 Applicant's Submittal - Second Reading 06.02.15 - Full Binder - Part 2.pdf, 52. 06 10 15 Exhibit A.2 Applicant's Submittal - Second Reading 06.02.15 - Full Binder - Part 3.pdf, 53. 06 10 15 Exhibit A.2 Applicant's Submittal - Second Reading 06.02.15 - Full Binder - Part 4.pdf, 54. 06 10 15 Exhibit B Traffic Impact, Valet Operations, and Shared Parking Analysis Updates 05.28.15, 55. 06 10 15 Exhibit C Full Traffic Analysis dated 05.28.15, 56. 06 10 15 Exhibit D Development Agreement 06.02.15, 57. 06 10 15 Exhibit E - Memo Mediterranean Village Public Comments from March 25, 2015 City Commission meeting June 2nd 2015 Staff Update, 58. 06 10 15 Exhibit E.1 Memo Re Mediterranean Village Review 14153 Traffic Impact Study Parking Analysis and Valet Operations Analysis, 59. 06 10 15 Exhibit F Memo Public Benefits Matrix Updated June 2nd 2015, 60. 06 10 15 Exhibit G Comprehensive Plan Amendment Jurisdiction Responses, 61. 06 10 15 Exhibit H PAD Conditions of Approval, 62. 06 10 15 Exhibit I Draft Ordinance Change of Land Use, 63. 06 10 15 Exhibit J Draft Ordinance Comprehensive Plan Text Amendment, 64. 06 10 15 Exhibit K Draft Ordinance Zoning Code Text Amendment, 65. 06 10 15 Exhibit L Draft Ordinance Planned Area Development site plan, 66. 06 10 15 Exhibit M Draft Ordinance Alley Vacation, 67. 06 10 15 Exhibit N Draft Ordinance Development Agreement, 68. 06 10 15 Exhibit O Draft Ordinance Revocation of Old Spanish Village Planned Area Development, 69. 06 10 15 Exhibit P City Commission Powerpoint Presentation for June 10 2015, 70. Verbatim Transcript - March 25th, 2015 Meeting - Mediterranean Village, 71. Verbatim Transcript - April 2, 2015 - Mediterranean Village Continuation, 72. Verbatim Transcript - June 10 Special City Commission Meeting

Date	Ver.	Action By	Action	Result
6/10/2015	1	City Commission	adopted as amended by Ordinance Number	Pass
5/26/2015	1	City Commission	Continued	
3/25/2015	1	City Commission	approved as an Ordinance on First Reading as Amended	Pass