

NOTICE OF PUBLIC HEARING

All interested persons are hereby notified that the Historic Preservation Board of the City of Coral Gables, Florida, will conduct the following public hearing at a regular meeting scheduled for Wednesday, September 18, 2024, at the Coral Gables City Hall, 405 Biltmore Way, Coral Gables, Florida. The public hearing will begin at 4:00 p.m. in the Second Floor City Commission Chambers to consider the following matters:

LOCAL HISTORIC DESIGNATIONS:

1. CASE FILE LHD 2024-005: Consideration of the local historic designation of the property at 2530 (aka 2518) Ponce de Leon Boulevard, legally described as Lot 27, Block 7, Coral Gables Crafts Section, according to the Plat thereof, as recorded in Plat Book 10, at Page 40, of the Public Records of Miami-Dade County, Florida.
2. CASE FILE LHD 2024-003: Consideration of the local historic designation of the property at 1116 Alberca Street, legally described as Lot 19, Block 2, Coral Gables Granada Section Amended Plat, according to the Plat thereof, as recorded in Plat Book 13, at Page 51, of the Public Records of Miami-Dade County, Florida.
3. CASE FILE LHD 2024-002: Consideration of the local historic designation of the property at 3519 Toledo Street, legally described as Lots 18 & 19, Block 40, Coral Gables Country Club Section Part Three, according to the Plat thereof, as recorded in Plat Book 10, at Page 52, of the Public Records of Miami-Dade County, Florida.
4. CASE FILE LHD 2023-012: Consideration of the local historic designation of the property at 739 Aledo Avenue, legally described as Lot 19 & the East ½ of Lot 20, Block 125, Coral Gables Country Club Section Part Six, according to the Plat thereof, as recorded in Plat Book 20, at Page 1, of the Public Records of Miami-Dade County, Florida.
5. CASE FILE LHD 2024-009: Consideration of the local historic designation of the property at 1414 Galiano Street, legally described as Lots 12 & E15FT Lot 13, Block 32, Coral Gables Douglas Section, according to the Plat thereof, as recorded in Plat Book 25, at Page 69, of the Public Records of Miami-Dade County, Florida.

SPECIAL CERTIFICATES OF APPROPRIATENESS:

1. CASE FILE COA (SP) 2024-025: An application for the issuance of a Special Certificate of Appropriateness for the property at 236 Aledo Avenue, a Local Historic Landmark, legally described as Lots 4 to 7 inclusive, Block 18, Coconut Grove Section Part One, according to the Plat thereof, as recorded in Plat Book 14, at Page 25, of the Public Records of Miami-Dade County, Florida. The application requests design approval for additions and alterations to the residence and sitework. A variance is being requested from Section 2-101 D (4) (b.i.) of the Coral Gables Zoning Code for the minimum required side setback for the construction of the new addition.
2. CASE FILE COA (SP) 2024-024: An application for the issuance of a Special Certificate of Appropriateness for the property at 2622 Country Club Prado, a Local Historic Landmark, legally described as Lots 11 through 13, Block 14, Coral Gables Section "D," according to the Plat thereof, as recorded in Plat Book 25, at Page 74, of the Public Records of Miami-Dade County, Florida. A variance is being requested from Section 2-101 D (4) (b.i.) of the Coral Gables Zoning Code for the minimum side setback and the minimum overall side setback for the construction of a new pool.
3. CASE FILE COA (SP) 2024-028: An application for the issuance of a Special Certificate of Appropriateness for the property at 1407 Ferdinand Street, a Local Historic Landmark, legally described as Lot 1, Block 67, Coral Gables Granada Section, according to the Plat thereof, as recorded in Plat Book 8, at Page 113, of the Public Records of Miami-Dade County, Florida. The application requests design approval for additions and alterations to the residence and sitework.

Pursuant to Resolution No. 2021-118, the City of Coral Gables has returned to traditional in-person meetings. However, the Historic Preservation Board has established the ability for the public to virtually provide sworn testimony or public comments (non-sworn and without evidentiary value). Any individual who wishes to provide sworn testimony virtually must have their video on and must be sworn in. The meeting can be accessed via the following link: <https://us06web.zoom.us/j/88413827534>

Interested persons may express their views at the hearing or file them in writing with the undersigned on or before the date of the Historic Preservation Board meeting. Further information on the above hearing matters is available in the office of the Coral Gables Historical Resources & Cultural Arts Department, 2327 Salzedo Street, 2nd Floor, Coral Gables, Florida 33134.



THE CITY OF CORAL GABLES
HISTORIC PRESERVATION BOARD
ANNA PERNAS
HISTORIC PRESERVATION OFFICER

NOTE: Any person, who acts as a lobbyist pursuant to the City of Coral Gables, must register with the City Clerk, prior to engaging in lobbying activities before City Staff, Boards, Committees and/or the City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall. Any aggrieved party may appeal any decision of the Historic Preservation Board to the City Commission by filing a written Notice of Appeal and the applicable appeal fee with the City Clerk within ten (10) days from the date of the decision. The notice shall concisely set forth the decision appealed and the grounds for the appeal. If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, the aggrieved party will need a record of the proceedings. For such purpose the aggrieved party may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. Any person requiring special accommodations for participation in the meeting because of a disability should call Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management, at (305) 722-8686 no less than five (5) working days prior to the meeting.