

**NOTICE OF HEARING BEFORE THE BOARD OF ADJUSTMENT**  
**THE CITY OF CORAL GABLES BOARD OF ADJUSTMENT**  
**TO BE HELD ON NOVEMBER 5, 2007**  
**COMMENCING AT 8:00 A.M.**  
**CORAL GABLES YOUTH CENTER AUDITORIUM**  
**405 UNIVERSITY DRIVE, CORAL GABLES, FLORIDA**

1. Call to Order
  2. Roll Call
  3. Review of purpose, procedure, swearing-in of interested parties
  4. Changes to the Agenda
  5. Approval of the October 1, 2007 Recap
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**6. 8648-Z**                      Block(s): 12 and 14 and alley lying between closed per R-2396  
Coral Gables Industrial Section, PB/PG: 28-22  
(4425 Ponce de Leon Boulevard)

Guilford & Associates, P.A.- Applicant  
City of Coral Gables - Owner  
Tom Graboski - Architect/Engineer

**APPLICANT'S PROPOSAL:** In connection with the proposed awning signs for the existing commercial building at the subject property, the Applicant requests the following variance pursuant to the provisions of Ordinance No. 1525 as amended and known as the "Zoning Code."

1. Grant a variance to allow signage on awnings in addition to an existing tenant sign on the building vs. signs on awnings are prohibited if a tenant sign is existing as provided for by Section 5-1904 of the Coral Gables "Zoning Code."

All as shown on plans which have received Final approval from the Board of Architects. Such approval is for architectural design only and is not an endorsement of any variances being requested by the Applicant.

APPROVED \_\_\_\_\_ DENIED \_\_\_\_\_ DEFERRED \_\_\_\_\_

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**7. 8649-Z**                                      Lot(s): 21 and 22, Block: 4  
Coral Gables Country Club Section 1, PB/PG: 8-108  
(1531 Saragossa Avenue)

John Roberts Forbes - Applicant  
John Roberts Forbes - Owner  
John Roberts Forbes, Forbes Architects - Architect/Engineer

**APPLICANT'S PROPOSAL:** In connection with the proposed addition for the single-family residence at the subject property, the Applicant requests the following ruling pursuant to the provisions of Ordinance No. 1525 as amended and known as the "Zoning Code."

1. Consider a review and approval for a five percent bonus increase in floor area factor as provided for by Ordinance No. 2005-32, Section 3-1.1(k), 3. Table 1, Category 6. Special Cases.

All as shown on plans which have received Final approval from the Board of Architects. Such approval is for architectural design only and is not an endorsement of any variances being requested by the Applicant.

APPROVED \_\_\_\_\_ DENIED \_\_\_\_\_ DEFERRED \_\_\_\_\_

**8. 8650-Z**

Lot: 1, Block: 4  
Snapper Creek Lakes Subdivision, PB/PG: 57-86  
(10100 Old Cutler Road)

Jose A. Rodriguez - Applicant  
Jose A. Rodriguez and Deydre M. Reyes - Owner(s)  
Portuondo Perotti Architects - Architect/Engineer

**APPLICANT'S PROPOSAL:** In connection with the proposed new single-family residence, consider a ruling to determine the facing of the subject property, pursuant to the provisions of Ordinance No. 1525 as amended and known as the "Zoning Code."

1. Pursuant to Section 4-1 (b) of the Coral Gables "Zoning Code," consider a ruling to determine the facing of the subject property from Old Cutler Road to Oak Lane.

All as shown on plans which have received Final approval from the Board of Architects. Such approval is for architectural design only and is not an endorsement of any variances being requested by the Applicant.

APPROVED \_\_\_\_\_ DENIED \_\_\_\_\_ DEFERRED \_\_\_\_\_

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THE CITY OF CORAL GABLES  
BOARD OF ADJUSTMENT

Martha Salazar-Blanco  
Secretary

NOTE: If a person decides to appeal any decision made by a board/committee with respect to any matter considered at a meeting or hearing, that person will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (F.S. 286.0105).

Any person requiring special accommodations for participation in the meeting because of a special disability should call the City Manager's office at (305) 460-5204 no less than five working days prior to the meeting.

Any person, who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, 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.