



VILLAGE OF KEY BISCAINE

Village Council

Joe I. Rasco, Mayor
Oscar Sardinas, Vice Mayor
Michael F. Bracken
Franklin H. Caplan
Edward London
Nancy Stoner
Fernando A. Vazquez

SPECIAL COUNCIL MEETING

THURSDAY, SEPTEMBER 10, 2026
6:15 PM

1. CALL TO ORDER/ROLL CALL OF MEMBERS

2. PLEDGE OF ALLEGIANCE

3. PUBLIC COMMENTS:

If you would like to speak during public comments, please fill out a blue request form available at the Council Chamber entrance and submit it to the Village Clerk prior to the start of the meeting. When your name is called, please come forward to the podium and state your name and address. (If applicable, please state if you are a hired consultant or Village employee and/or engaged in lobbying activities and/or representing an organization.) Unless otherwise provided by Council, members of the public will have three (3) minutes to speak.

4. SITE PLAN REVIEW WORKSHOP PRESENTATION:

4.A. PRESENTATION ON 303 GALEN DRIVE PRESENTED BY GALEN DRIVE MW, LLC (BUILDING, ZONING, AND PLANNING DIRECTOR JEREMY CALLEROS GAUGER)

TAB 1

5. ORDINANCES:

5.A.

AN ORDINANCE OF THE VILLAGE OF KEY BISCAINE, FLORIDA, AMENDING THE VILLAGE'S COMPREHENSIVE PLAN BY PROVIDING DEVELOPMENT PARAMETERS AND DEVELOPMENT INCENTIVE BONUSES IN THE HIGH

DENSITY MULTIFAMILY RESIDENTIAL FUTURE LAND USE CATEGORY; PROVIDING FOR TRANSMITTAL; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.(BUILDING, ZONING, AND PLANNING DIRECTOR JEREMY CALLEROS GAUGER)

FIRST READING
PUBLIC HEARING REQUIRED

TAB 2

5.B.

AN ORDINANCE OF THE VILLAGE OF KEY BISCAYNE, FLORIDA, AMENDING SECTION 30-105 OF THE VILLAGE CODE OF ORDINANCES RELATING TO DEVELOPMENT REGULATIONS AND DEVELOPMENT INCENTIVE BONUSES WITHIN THE RM-30 MULTIPLE FAMILY DISTRICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.(BUILDING, ZONING AND PLANNING DIRECTOR JEREMY CALLEROS GAUGER)

FIRST READING
PUBLIC HEARING REQUIRED

TAB 3

6. OTHER BUSINESS/GENERAL DISCUSSION

7. SCHEDULE OF FUTURE MEETINGS/EVENTS:

2ND BUDGET HEARING

TUESDAY, SEPTEMBER 22, 2026, 6:30 P.M., COUNCIL CHAMBER

COUNCIL WORKSHOP-RIAP UPDATE & ZORC RECOMMENDATIONS

TUESDAY, SEPTEMBER 29, 2026, 6:00 P.M., COUNCIL CHAMBER

REGULAR COUNCIL MEETING

TUESDAY, OCTOBER 13, 2026, 6:30 P.M., COUNCIL CHAMBER

8. ADJOURNMENT

I. ANY PERSON WISHING TO ADDRESS THE VILLAGE COUNCIL ON AN ITEM ON THIS AGENDA IS ASKED TO REGISTER WITH THE VILLAGE CLERK PRIOR TO THAT ITEM BEING HEARD. PRIOR TO MAKING A STATEMENT, PLEASE STATE YOUR NAME AND ADDRESS FOR THE RECORD.

II. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT OF 1990, ALL PERSONS WHO ARE DISABLED AND WHO NEED SPECIAL ACCOMMODATIONS TO PARTICIPATE IN THIS PROCEEDING BECAUSE OF THAT DISABILITY SHOULD CONTACT THE OFFICE OF THE VILLAGE CLERK, 88 WEST MCINTYRE STREET, KEY BISCAYNE, FLORIDA 33149, TELEPHONE NUMBER (305) 365-5506, NOT LATER THAN

TWO BUSINESS DAYS PRIOR TO SUCH PROCEEDINGS.

III. IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE VILLAGE COUNCIL WITH RESPECT TO ANY MATTER CONSIDERED AT A MEETING OR HEARING, THAT PERSON WILL NEED A RECORD OF THE PROCEEDINGS AND, FOR SUCH PURPOSE, 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 TO BE BASED (F.S.286.0105).

IV. IN ACCORDANCE WITH VILLAGE CODE SECTION 2-161, ADOPTING SECTION 2-11.1(s) OF THE MIAMI-DADE COUNTY CODE, ANY PERSON ENGAGING IN LOBBYING ACTIVITIES, AS DEFINED THEREIN, MUST REGISTER AT THE VILLAGE CLERK'S OFFICE BEFORE ADDRESSING THE COUNCIL ON THE ABOVE MATTERS OR ENGAGING IN LOBBYING ACTIVITIES.

THE ABOVE MEETINGS ARE HELD IN THE COUNCIL CHAMBER, 560 CRANDON BOULEVARD AND ARE SUBJECT TO CHANGE. ZONING MEETINGS AND SPECIAL COUNCIL MEETINGS WILL BE SCHEDULED ON AN AS NEEDED BASIS. PLEASE VISIT www.keybiscayne.fl.gov TO VIEW THE MEETING SCHEDULE.