



To: Coral Gables City Commission

Mayor Vince C. Lago  
Vice Mayor Michael Mena  
City Commissioner Rhonda Anderson  
City Commissioner Jorge L. Fors, Jr.  
City Commissioner Kirk R. Menendez  
City Manager Peter Iglesias  
City Clerk Billy Y. Urquia

**Board of Directors**

Re: Transfer of proceeds from unused development rights of the Coral Gables Museum

Jose Valdes-Fauli  
*Chair*

Dear City Commissioners,

Christopher Spuches  
*Vice-Chair*

We understand that the Commission intends to present the use of the funds gained from the transfer of the unused development rights of the Coral Gables Museum for the renovation of Phillips Park and other large parks, which is designated as item G-7 in the Agenda for the City Commission meeting of July 25th, 2022.

Joe Jackson  
*Treasurer*

Manuel Rodriguez  
*Secretary*

We are writing to respectfully plead that the proceeds obtained from the sale of the museum's unused development rights stay with the museum, to be used on the continued maintenance and repairs that are needed in the museum's historic buildings. The building is city property, and the funds would be used for the upkeep of city property.

Gonzalo Acevedo  
Alex Bucelo  
Carol Damian  
Eric Gros-Dubois  
Richard J. Heisenbottle, FAIA  
Adriana Meneses  
June Morris  
Harold (Ed) Patricoff, Jr.  
Brent Reynolds  
Raul R. Rodriguez  
Alirio Torrealba  
Mayor Raul Valdes-Fauli  
Chip Withers

The Zoning Code was established to preserve historic buildings in perpetuity by guaranteeing that any future incomes from the sale of development rights stay with the monument. We refer to the Current Zoning Code, Section 8-114, and Section 14-204, regarding the Transfer of Development Rights, which requires the approval of maintenance/preservation plan of the property by the Historic Preservation Board before any transfer takes place.

George Kakouris  
*Founding Chairman  
& Chair Emeritus*

The Coral Gables Museum's core structure at 285 Aragon Avenue was originally built in 1939, then renovated in 2011, when the museum opened with a new gallery added. After eleven years of continued use, we need a lot of work to be done, upgrades to the HVAC system in compliance with museum's standards, new energy-efficient features and LED lighting, and general maintenance and repairs for which we do not have the funds.

Elvis Fuentes  
*Executive Director*

Therefore, we request that a regular maintenance plan is developed and the proceeds from the sale of the unused development rights of the museum be earmarked for the implementation of said maintenance plan. We hope that you reconsider this item as we have attached several photographs showing the present conditions of the decay of the museum.

Respectfully,

Jose Valdés-Fauli  
Chairman

Elvis Fuentes  
Executive Director

