



City of Coral Gables  
CITY COMMISSION MEETING  
March 9, 2021 (not for consideration at this meeting)

**ITEM TITLE:**

**RESOLUTION.** A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF CORAL GABLES, FLORIDA, AMENDING RESOLUTION NO. 2018-171, WHICH APPROVED THE WAIVER OF PAYMENT OF THE PARK IMPACT FEES DUE ON THE PROJECT KNOWN AS “GABLES STATION,” LOCATED AT 211-237 SOUTH DIXIE HIGHWAY, CORAL GABLES, FLORIDA; PROVIDING FOR A REPEALER PROVISION, SEVERABILITY CLAUSE, AND PROVIDING FOR AN EFFECTIVE DATE.

**BRIEF HISTORY:**

In 2018, via Resolution No. 2018-171, the City Commission waived the payment of park impact fees for the Gables Station project in exchange for improvements to The Underline, in an amount equal to or greater to than the amount of the park impact fee due for the project. Due to unforeseeable circumstances, delays have occurred which will substantially affect the completion of improvements to The Underline by Gables Station. As a result, Gables Station is requesting to provide for payment of the previously waived park impact fees prior to the issuance of a Temporary Certificate of Occupancy, rather than complete the improvements.

This resolution travels along with the ordinance and two resolutions that are related. This resolution is anticipated to be considered by the City Commission at the March 23<sup>rd</sup> City Commission meeting, when the related ordinance is expected to be heard on second reading.

**Related Ordinance:**

An Ordinance of the City Commission of Coral Gables amending Ordinance No. 2016-43 (Amended), providing for Amended conditions of approval for the “Gables Station” project; providing for a repealer provision, severability clause, codification, and providing for an effective date.

**Related Resolutions:**

1. A Resolution of the City Commission amending Resolution No. 2016.172 (Amended) which approved a mixed-use site plan for the project known as “Gables Station,” providing for amended conditions of approval; providing for a repealer provision, severability clause, and providing for an effective date.
2. A Resolution of the City Commission authorizing an amendment to the Declaration of Restrictions entered into for the Gables Station Project, located at 211-237 South Dixie Highway, providing for a repealer provision, severability clause, and providing for an effective date.

**1. Draft Resolution**