



City of Coral Gables  
CITY COMMISSION MEETING  
December 9, 2025

**ITEM TITLE:**

**Resolution.**

A RESOLUTION OF THE CITY COMMISSION AMENDING RESOLUTION NO. 2024-107 WHICH APPROVED A MIXED-USE SITE PLAN FOR THE PROJECT REFERRED TO AS "PONCE PARK RESIDENCES" ON THE PROPERTY LEGALLY DESCRIBED AS LOTS 8 THROUGH 21, LESS THE WEST ½ OF LOT 8, BLOCK 29, CRAFTS SECTION, TOGETHER WITH THAT PORTION OF THE 20-FOOT PLATTED ALLEY LYING EAST OF LOTS 11 AND 19, OF SAID BLOCK 29 (3000 PONCE DE LEON BLVD, 216 & 224 CATALONIA, 203 UNIVERSITY DR., AND 225 MALAGA), CORAL GABLES, FLORIDA TO AMEND THE REQUIRED CONDITIONS REGARDING THE TIMING OF THE COMPLETION OF THE PONCE CIRCLE PARK PROJECT.

**BRIEF HISTORY:**

Pursuant to Resolution No. 2024-107, the City Commission approved a mixed-use site plan and encroachment review for a proposed mixed-use project referred to as Ponce Park Residences. The property owner has requested to amend condition 5(f) in Resolution No. 2024-107 regarding requirements for completion of the Ponce Circle Project and issuance of temporary certificates of occupancy and final certificates of occupancy.

The proposed resolution finds that given the uniqueness of the situation, the request to amend Resolution No. 2024-107 is reasonable and further authorizes City Manager and City Attorney to amend the Development Management Agreement with Ponce Park Residences, LLC consistent with this amendment.

**ATTACHMENT(S):** Resolution

**FINANCIAL INFORMATION:**

No.	Amount	Account No.	Source of Funds
1.			
Total:			

**Fiscal Impact:** N

**BUSINESS IMPACT:**

N/A