



**City of Coral Gables
CITY COMMISSION MEETING
May 19, 2026**

ITEM TITLE:

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF CORAL GABLES, FLORIDA, APPROVING THE PRELIMINARY DESIGN FOR IMPROVEMENTS TO FRED B. HARTNETT PONCE CIRCLE PARK

BRIEF HISTORY:

Pursuant to Resolution No. 2024-107, later amended by Resolution No. 2025-463, the City Commission approved a mixed-use site plan for the project known as Ponce Park Residences, including conditions for completion of certain improvements to Fred B. Hartnett Ponce Circle Park (“Ponce Circle Park”). Pursuant to Resolution No. 2025-93, the City entered into a Development Management Agreement (“DM Agreement”) with Ponce Park Residences, LLC, the developer of Ponce Park Residences, regarding those required enhancements to Ponce Circle Park and the roadway improvements adjacent to Ponce Circle Park and Ponce Park Residences with a total estimated cost of \$8.9 million (“Ponce Park Project Cost”). Following the Commission’s approval of the DM Agreement, the City and Ponce Park Residences, LLC have continued to discuss the roadway improvements and have enhanced the preliminary design for the planned Ponce Circle Park improvements. The enhanced design proposal is now estimated at a cost of \$11.2 million and the City and Ponce Park Residences, LLC have discussed funding options for the additional cost which will require an amendment to the DM Agreement.

Ponce Park Residences will host community meetings to solicit public input on the initial park design, consistent with the development management agreement.

The proposed resolution approves the preliminary design and authorizes City Manager and City Attorney to negotiate amendments to the DM Agreement to be considered by the City Commission at a subsequent meeting.

ATTACHMENT(S):

1. Draft Resolution