

## CORAL GABLES REDEVELOPMENT PROJECTS

Project	Address /Location	Development Program		Net New External Vehicle Trips					
		Land Use	Size / Units	AM			PM		
				In	Out	2-Way Total	In	Out	2-Way Total
Gables Station	US -1 btw Ponce de Leon Blvd. and Grand Ave.	Apartments Shopping Center	526 DU 75,294 SF	104	204	308	198	133	331
Plaza Coral Gables	Ponce de Leon Blvd between Sevilla Ave and Malaga Ave	Shopping Center Apartments Hotel Office Quality Restaurant Sit-down Restaurant	123,000 SF 170 DU 230 Rooms 500,000 SF 27,000 SF 10,000 SF	683	160	843	417	766	1,183
Venera	Yumuri St between Venera Ave and San Remo Ave	Apartments Office Retail	165 DU 15,495 SF 20,000 SF	40	27	67	27	40	67
Paseo de la Riviera	1350 S. Dixie Highway	Apartments Hotel Restaurant Retail	236 DU 252 Hotel 4,380 SF 14,094 SF	44	59	103	80	61	141
Merrick Hotel	Alta Ave / Aurora St intersection	Hotel Quality Restaurant	135 Rooms 10,000 SF	41	31	72	77	54	131
Residence Inn	Navarre Ave east of LeJeune Road	Hotel	166 Rooms	49	35	84	49	46	95
Aloft Hotel	Valencia Ave / LeJeune Road	Hotel Retail	167 Rooms 5,005 SF	55	39	94	57	57	114
Lennar Medical Center	Ponce de Leon Blvd / Dickinson Drive	Medical Office Clinic	114,580 SF 74,825 SF	447	120	567	187	494	681

NOTE: NET NEW EXTERNAL VEHICLE TRIPS = (GROSS TRIPS - INTERNALIZATION - PASS-BY TRIPS - TRANSIT/PED/BIKE TRIPS) LESS EXISTING USE TRIPS