

# CITY OF FORT LAUDERDALE

## Central Beach Regional Activity Center Development Projects

Updated July 2025

### IN REVIEW

Residential Units - 521  
Hotel Rooms - 448  
Retail/Restaurant Sq. Ft. - 24,618  
Office Sq. Ft. - 31,394  
Event Space Sq. Ft. - 29,377  
Museum Sq. Ft. - 18,512  
Aquarium Sq. Ft. - 18,254

### APPROVED

Residential Units - 333  
Hotel Rooms - 1,118  
Retail/Restaurant Sq. Ft. - 15,346

### UNDER CONSTRUCTION

Residential Units - 643  
Hotel Rooms - 256  
Retail/Restaurant Sq. Ft. - 104,381  
Public Parking Spaces - 120  
Office Sq. Ft. - 12,414  
Marina Slips - 222

### Completed

#### 33. 42 Hotel (UDP-S23035)

3001 Alhambra Street  
14 stories, 75 Hotel Rooms, 984 SF Retail/  
Restaurant  
Developer: Hariohm Realty, LLC.



#### 34. Las Olas Ocean (UDP-PDD23002)

225 S. Fort Lauderdale Beach Blvd  
29 stories (both towers), 500 Residential Units,  
373 Hotel Rooms, 23,634 SF Retail/Restaurant  
Developer: L & A Beach Holdings, LLC.



#### 35. International Swimming Hall of Fame (UDP-S25010)

501 Seabreeze Blvd  
6 stories, 31,394 SF Office, 29,377 SF Event  
Space, 18,512 SF Museum, and 18,254 SF  
Aquarium.  
Developer: City of Fort Lauderdale



#### 36. One North Birch (UDP-S25021)

1 N. Birch Road  
13 stories, 21 Residential Units  
Developer: Las Olas Harbor Club, LLC.



#### 2. Beach Boys Plaza (R18011)

401 S Fort Lauderdale Blvd  
16 stories, 205 Hotel Rooms  
5,310 SF Retail/Restaurant



#### 6. Residence Inn Hotel (R18054)

425 Seabreeze Blvd  
12 stories, 150 Hotel Rooms



#### 7. Bayshore Hotel (R18058)

3016 Bayshore Drive  
109 Residential Units, 168 Hotel Rooms  
3,600 SF Retail/Restaurant  
Developer: Bayshore Hotel LLC.



#### 10. Boutique (Dunes) Hotel (R16012)

451 S. Fort Lauderdale Beach Blvd  
13 stories, 213 hotel rooms  
1,738 SF Retail/Restaurant  
\$35 million construction value



#### 11. Elad Development North Tower (43-R-08)

2939 Banyan Street  
19 stories, 41 residential units, 256 Hotel  
Rooms



#### 22. 530 Birch (R18065)

530 Birch Road  
11 stories, 36 Residential Units



#### 25. Bahia Cabana Hotel (PLN-SITE-20040008)

3001-3007 Harbor Drive  
10 stories, 126 hotel rooms, 6 residential  
units



#### 26. The Edition Residences aka Olakino House (UDP-S20009)

551 Bayshore Drive  
11 stories, 65 residential units



#### 35. Ocean Park Residences (UDP-S24024)

2828 E Sunrise Blvd  
5 story Parking Garage (west), and 14  
story tower (east), 76 residential units,  
Developer: Sunrise FTL Ventures, LLLP



#### 1. The Terraces (Orton Place) (R18004)

527 Orton Ave  
10 stories, 18 Residential Units



#### 3. Alhambra PDD (Selene) (PDD19001)

3000 Alhambra Street  
26 stories (299 feet), 215 residential  
units, 5,150 SF retail and restaurant,  
120 public parking spaces



#### 4. Las Olas Marina (R18018)

200 Las Olas Circle  
3 stories, 11,231 SF  
Retail/Restaurant, 12,414 SF  
Marina Services Building (office)



#### 31. Bahia Mar (UDP-PDD22004)

801 Seabreeze Blvd  
23 stories, 410 residential units, 256 Hotel  
Rooms, 88,000 SF Retail/Restaurant,  
222 Slip Marina  
Developer: RAHN BAHIA MAR, LLC.



#### 9. 321 at Waters Edge



#### 12. Adagio



#### 14. Las Olas Park



#### 15. AC Marriott (R15013)



#### 16. Maren Hotel



#### 17. The Gale



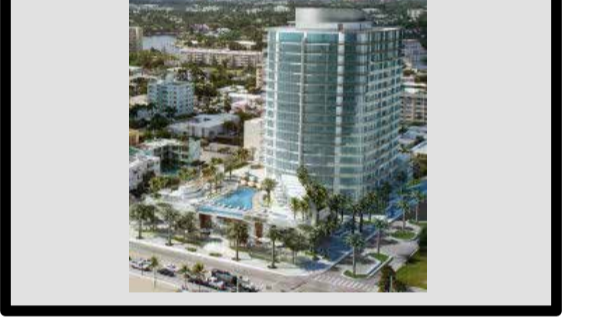
#### 18. Four Seasons (Ocean Wave) (122-R-07)



#### 19. Conrad Hotel



#### 20. Paramount



#### 21. The Wave on Bayshore (R14041)



#### 24. Temporary Fire House No. 13 (PLN-SITE-20020002)

