

BROWARD COUNTY PUBLIC SCHOOLS
Demographics & Enrollment Planning Department

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2023/24

Status of Underway and Remaining Residential Developments in the City of Hallandale Beach												
TAZ	SBBC#	Subdivision	Total Units	Type of Unit	# of Bedrooms	Total COs Issued to Date	Forecasted Certificates of Occupancy					
							2023 (July-Dec)	2024	2025	2026	2027	2028
767	2436-2018	1651 DIPLOMAT PKWY	1	SF	3+	1	0	0	0	0	0	0
767	1488-2014	907 DIPLOMAT PARKWAY	1	SF	3	1	0	0	0	0	0	0
767	1798-2015	Diplomat Golf Course and Country Club	250	HR	1+	0	0	0	250	0	0	0
767	1798-2015	Diplomat Golf Course and Country Club	143	HR	2	0	0	0	143	0	0	0
768	1388-2013	2000 S. OCEAN DRIVE	28	HR	2	0	0	0	28	0	0	0
768	1388-2013	2000 S. OCEAN DRIVE	28	HR	3	0	0	0	28	0	0	0
768	1388-2013	2000 S. OCEAN DRIVE	7	HR	4	0	0	0	7	0	0	0
768	1388-2013	2000 S. OCEAN DRIVE	1	HR	5	0	0	0	1	0	0	0
770	1267-2012	112 Holiday Dr. Agihon Residence	1	SF	4	1	0	0	0	0	0	0
770	1267-2012	118 HOLIDAY DRIVE	1	SF	5	1	0	0	0	0	0	0
770	1633-2014	206 Holiday dr. - MENCHEL RES.	1	SF	5	1	0	0	0	0	0	0
770		330 HOLIDAY DR	1	SF	3+	1	0	0	0	0	0	0
770		391 HOLIDAY DR	1	SF	3+	0	0	0	1	0	0	0
770		406 TAMARIND DR	1	SF	3+	1	0	0	0	0	0	0

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							2023 (July-Dec)	2024	2025	2026	2027	2028
770	1892-2015	418 SUNSET DR	1	SF	3+	1	0	0	0	0	0	0
770	1913-2015	442 SUNSET DR	1	SF	3+	1	0	0	0	0	0	0
770	2334-2017	448 HOLIDAY DR	1	SF	3	1	0	0	0	0	0	0
770	1439-2013	455 TAMARIND DRIVE	1	SF	7	1	0	0	0	0	0	0
770	1577-2014	460 Sunset Dr. (Bassan Residence)	1	SF	6	1	0	0	0	0	0	0
770	1515-2014	466 ALAMANDA DRIVE	1	SF	6	1	0	0	0	0	0	0
770	1817-2015	466 HOLIDAY DR.- FREEDOM INV.	1	SF	5	0	0	0	0	1	0	0
770		466 POINCIANA DR	1	SF	3+	0	0	0	0	1	0	0
770		471 ALAMANDA DR	1	SF	3+	0	0	0	0	1	0	0
770		478 SUNSET DR	1	SF	3+	0	0	0	0	1	0	0
770		478 TAMARIND DR	1	SF	3+	0	0	0	0	1	0	0
770	2950-2020	485 SUNSET DR	1	SF	3+	0	0	0	0	1	0	0
770		493 HOLIDAY DR	1	SF	3+	0	0	0	0	1	0	0
770		501 PALM DR	1	SF	3+	0	0	0	0	1	0	0
770		508 HOLIDAY DR	1	SF	3+	0	0	0	0	1	0	0

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770		518 OLEANDER DR	1	SF	3+	0	0	0	1	0	0	0
770	1578-2014	521 Holiday Dr. (Bassan Residence)	1	SF	5	1	0	0	0	0	0	0
770		537 PALM DR	1	SF	3+	0	0	0	0	1	0	0
770	2082-2016	601 LAYNE BLVD	1	SF	4	0	0	0	1	0	0	0
770		606 HIBISCUS DR	1	SF	3+	0	0	0	0	1	0	0
770		606 PALM DR	1	SF	3+	0	0	0	0	1	0	0
770	1836-2015	612 PALM DR	1	SF	3+	1	0	0	0	0	0	0
770	1927-2015	619 PALM DR	1	SF	3+	1	0	0	0	0	0	0
770		630 HIBISCUS DR	1	SF	3+	0	0	0	0	1	0	0
770		654 HIBISCUS DR	1	SF	3+	1	0	0	0	0	0	0
770	1930-2015	654 OLEANDER DR	1	SF	3+	1	0	0	0	0	0	0
770		655 LAYNE BLVD	1	SF	3+	0	0	0	0	1	0	0
770	3349-2022	MATEO APARTMENTS 2524 E HALLANDALE BCH, BLVD.	6	MR	3	0	0	0	0	0	6	0
770	3349-2022	MATEO APARTMENTS 2524 E HALLANDALE BCH, BLVD.	1	MR	2	0	0	0	0	0	1	0
770	3349-2022	MATEO APARTMENTS 2524 E HALLANDALE BCH, BLVD.	14	MR	1	0	0	0	0	0	14	0

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							2023 (July-Dec)	2024	2025	2026	2027	2028
772	1759-2015	600 E. HALLANDALE BEACH BLVD	64	HR	3	0	0	0	0	0	0	64
772	1759-2015	600 E. HALLANDALE BEACH BLVD	236	HR	2	0	0	0	0	0	0	236
772	1759-2015	600 E. HALLANDALE BEACH BLVD	359	HR	1	0	0	0	0	0	0	359
772	1759-2015	600 E. HALLANDALE BEACH BLVD	61	HR	EFF	0	0	0	0	0	0	61
773	1621-2014	Oasis Phases I & II	44	HR	1	0	0	0	0	0	44	0
773	1621-2014	Oasis Phases I & II	122	HR	2	0	0	0	0	0	122	0
773	1621-2014	Oasis Phases I & II	84	HR	3	0	0	0	0	0	84	0
775	1910-2015	144 NE 1 AVE	1	SF	1	1	0	0	0	0	0	0
775	2869-2020	217 NE 4 ST	1	SF	3+	0	0	0	0	1	0	0
775		824 NE 6 ST	2	DPX	3	0	0	0	2	0	0	0
775	1609-2014	Art Square	268	MR	2+	268	0	0	0	0	0	0
775	1609-2014	Art Square	90	GA	3+	90	0	0	0	0	0	0
775	3125-2021	ASHWORTH APARTMENTS PEMBROKE ROAD & NE 1 ST	58	MR	3	0	0	0	0	0	0	58
775	3125-2021	ASHWORTH APARTMENTS PEMBROKE ROAD & NE 1 ST	197	MR	2	0	0	0	0	0	0	197
775	3125-2021	ASHWORTH APARTMENTS PEMBROKE ROAD & NE 1 ST*	161	MR	1	0	0	0	0	0	0	133

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							2023 (July-Dec)	2024	2025	2026	2027	2028
775	3125-2021	ASHWORTH APARTMENTS PEMBROKE ROAD & NE 1 ST*	161	MR	EFF	0	0	0	0	0	0	10
776	3081-2021	210 SE 10 ST	3	MR	3	0	0	0	0	3	0	0
776		211 SE 4 ST	5	TH	3	0	0	0	5	0	0	0
776	1819-2015	226 SE 10TH STREET- TWO TWO SIX	1	SF	5	0	0	0	1	0	0	0
776	3274-2022	526 NW 6 ST	2	DPX	3	0	0	0	0	2	0	0
776	3412-2022	BH HALLANDALE (DOMUS) 804 S FEDERAL HWY	48	HR	2	0	0	0	0	0	0	48
776	3412-2022	BH HALLANDALE (DOMUS) 804 S FEDERAL HWY	12	HR	1	0	0	0	0	0	0	12
776	3412-2022	BLUE SOUTH APARTMENTS 218-220 SE 7 ST	29	MR	2	0	0	0	0	0	29	0
776	3412-2022	BLUE SOUTH APARTMENTS 218-220 SE 7 ST	17	MR	1	0	0	0	0	0	17	0
776		HALLANDALE 8	8	TH	3	0	0	0	0	0	0	8
776	2860-2020	LEISURE APTS 215 SE 4 ST	6	MR	2	0	0	0	0	0	6	0
776	2860-2020	LEISURE APTS 215 SE 4 ST	18	MR	1	0	0	0	0	0	18	0
776		LEISURE TOWNHOMES 211 SE 4 ST	5	TH	3	0	0	0	5	0	0	0
776		NANA PRESCHOOL & APTS 116 SE 4 AVE	60	MR	2	0	0	0	0	0	0	60
776		NANA PRESCHOOL & APTS 116 SE 4 AVE	3	MR	1	0	0	0	0	0	0	3

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776	949-2010	NINE HUNDRED S FEDERAL HWY 900	32	MR	3	0	0	0	0	0	0	32
776	949-2010	NINE HUNDRED S FEDERAL HWY 900	64	MR	2	0	0	0	0	0	0	64
776	949-2010	NINE HUNDRED S FEDERAL HWY 900	224	MR	1	0	0	0	0	0	0	224
776	2931-2020	Solaris - 118 SE 7th Street	25	MR	1	0	0	0	0	25	0	0
776	2931-2020	Solaris - 118 SE 7th Street	39	MR	2	0	0	0	0	39	0	0
776	2931-2020	Solaris - 118 SE 7th Street	14	MR	3	0	0	0	0	14	0	0
776	2349-2017	VILLAGE AT BLUESTEN PARK - 215 SE 5TH ST	12	HR	1	0	0	12	0	0	0	0
776	2349-2017	VILLAGE AT BLUESTEN PARK - 215 SE 5TH ST	27	HR	2	0	0	27	0	0	0	0
776	2349-2017	VILLAGE AT BLUESTEN PARK - 215 SE 5TH ST	6	HR	3	0	0	6	0	0	0	0
777		205 SW 10 ST	2	DPX	2	0	0	0	2	0	0	0
777	1678-2014	208 SW 3RD AVE- CHAPARRO	1	SF	3	1	0	0	0	0	0	0
777	2165-2016	220 SW 4TH AVE	1	SF	3	1	0	0	0	0	0	0
777	3017-2021	221 SW 3 AVE	1	SF	3	0	0	0	0	1	0	0
777	2143-2016	235 SW 4TH ST	1	SF	3	0	0	0	1	0	0	0
777	-	305 SW 5 ST	1	SF	3	0	0	0	1	0	0	0

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777	3307-2022	511 SW 1 AVE	4	MR	3	0	0	0	0	4	0	0
777		521 SW 5 AVE	1	SF	3	1	0	0	0	0	0	0
777		777 SW 7 AVE	3	TH	3	0	0	0	3	0	0	0
777		785 SW 7 AVE	2	SF	3	0	2	0	0	0	0	0
777	1837-2015	ADVENTURE TOWNHOUSES 106 SW 10 ST	9	MR	3+	0	0	0	0	9	0	0
778	3131-2021	1020 NW 2 AVE	4	MR	1	0	0	0	0	4	0	0
778	3131-2021	1020 NW 2 AVE	1	MR	2	0	0	0	0	1	0	0
778		108 NW 1 AVE	1	SF	3+	0	0	0	0	1	0	0
778	2211-2017	108 NW 1ST AVE	2	DPX	3	0	0	2	0	0	0	0
778	2942-2020	116 NW 10 ST	4	MR	3	0	0	0	0	4	0	0
778	2220-2017	116 NW 4TH AVE	1	SF	3	1	0	0	0	0	0	0
778	2074-2016	141 NW 7 AVE	1	SF	3	1	0	0	1	0	0	0
778		211 NW 7 CT	2	DPX	3	2	0	0	0	0	0	0
778		211 NW 7 CT	2	DPX	3	0	0	2	0	0	0	0
778	2683-2019	216 NW 9 ST	1	SF	3	0	0	0	0	1	0	0

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							2023 (July-Dec)	2024	2025	2026	2027	2028
778	2072-2016	219 NW 7 CT	2	TH	3	2	0	0	0	0	0	0
778	2682-2019	220 NW 9 ST	1	SF	3	0	0	0	0	1	0	0
778	1855-2015	221 NW 10 ST - MEGA DEV.	1	SF	3	1	0	0	0	0	0	0
778	2825-2020	309 NW 7 CT	3	TH	3	0	0	0	3	0	0	0
778	1579-2014	319 NW 4TH AVE- MANTILLA	1	SF	3	1	0	0	0	0	0	0
778	1562-2014	324 NW 4TH AVE- GROTH HOMES	3	TH	3	0	0	0	3	0	0	0
778	2954-2020	409 NW 4 AVE	2	DPX	3	0	0	2	0	0	0	0
778	1858-2015	411 NW 2ND STREET- MEGA DEV.	1	SF	3	1	0	0	0	0	0	0
778	2069-2016	414 FOSTER RD	2	GA	3	2	0	0	0	0	0	0
778	2070-2016	414 FOSTER RD	2	GA	3	2	0	0	0	0	0	0
778		508 NW 10 ST	2	DPX	2	0	0	2	0	0	0	0
778	1982-2016	510 FOSTER RD	3	GA	3	3	0	0	0	0	0	0
778	1981-2016	522 FOSTER RD	4	GA	3	4	0	0	0	0	0	0
778	2244-2017	600 NW 2ND AVE	4	TH	3	4	0	0	0	0	0	0
778	A2370566	604 NW 3 AVE	2	TH	3	2	0	0	0	0	0	0

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							2023 (July-Dec)	2024	2025	2026	2027	2028
778	2402-2018	605 NW 3RD AVE	2	DPX	3	2	0	0	0	0	0	0
778		613 NW 10 ST	1	SF	3	0	0	0	0	1	0	0
778	2410-2018	620 NW 4TH AVE	1	SF	3	1	0	0	0	0	0	0
778	3042-2021	620 NW 5 AVE	1	SF	3	0	0	0	1	0	0	0
778		628 NW 5 AVE	1	SF	3	0	0	0	0	1	0	0
778	2553-2018	645 NW 4TH CT	1	SF	3	0	0	1	0	0	0	0
778		725 NW 7 ST	1	SF	3	0	0	0	0	1	0	0
778		725 NW 7 ST	1	SF	3	0	0	0	0	1	0	0
778		727 NW 7 ST	1	SF	3	0	0	0	0	1	0	0
778		729 NW 7 ST	1	SF	3	1	0	0	0	0	0	0
778		737 NW 4 ST	1	SF	2	0	0	0	1	0	0	0
778	2212-2017	740 NW 6TH ST	2	DPX	2	2	0	0	0	0	0	0
778		745 NW 6 ST	1	SF	3	1	0	0	0	0	0	0
778		753 NW 5 CT	1	SF	3	0	0	0	0	1	0	0
778	2356-2017	802 NW 5TH TER	1	SF	3	1	0	0	0	0	0	0

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							2023 (July-Dec)	2024	2025	2026	2027	2028
778	2581-2019	806 NW 5 AVE	1	SF	3	1	0	0	0	0	0	0
778		808 NW 5 TER	1	SF	3	0	0	0	0	1	0	0
778		808 NW 5 TER	1	SF	3	0	0	0	0	1	0	0
778	1906-2015	813 NW 4 TER	1	SF	3	1	0	0	0	0	0	0
778		819 NW 3 TER	1	SF	3	0	0	0	1	0	0	0
778	2822-2020	821 NW 3 AVE	1	SF	3	0	0	0	1	0	0	0
778		823 NW 4 TER	1	SF	3	0	0	0	0	1	0	0
778		823 NW 4 TER	1	SF	3	0	0	0	1	0	0	0
778		823 NW 4 TER	1	SF	3	0	0	0	1	0	0	0
778		913 NW 2 AVE	1	SF	3	0	0	0	1	0	0	0
778		916 NW 2 AVE	1	SF	3	0	0	0	1	0	0	0
778		916 NW 2 AVE	1	SF	3	0	0	0	1	0	0	0
778	2236-2017	EIGHT AVENUE COMMONS - 660 NW 2ND ST	126	HR	2	0	0	0	0	0	126	0
778	2236-2017	EIGHT AVENUE COMMONS - 660 NW 2ND ST	72	HR	3	0	0	0	0	0	72	0
778		GREEN HOUSE PEMBROKE RD 219	32	MR	2 & 3	0	0	0	0	0	0	32

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778		GREEN HOUSE 219 PEMBROKE RD	30	MR	1	0	0	0	0	0	0	30
778		GREEN HOUSE 219 PEMBROKE RD	12	MR	EFF	0	0	0	0	0	0	12
778	2485-2018	HALLANDALE CITY CENTER 501 N DIXIE HWY LOTS A, B, C	89	MR	2	0	0	0	0	0	89	0
778	2225-2017	HALLANDALE COMMONS - 323 FOSTER RD	10	TH	2	0	0	0	10	0	0	0
778	2613-2019	MARGO 401 PEMBROKE ROAD	6	MR	1	0	0	0	0	0	6	0
779		231 SW 10 TER	1	SF	3+	0	0	0	0	1	0	0
779	1857-2015	926 NW 10TH STREET- MEGA DEV.	1	SF	3	1	0	0	0	0	0	0
781	2667-2019	932 SW 10 ST	3	TH	3	0	0	0	3	0	0	0
781	2093-2016	932 SW 9TH STREET	2	DPX	2	0	2	0	0	0	0	0
781	943-2010	Hallandale Townhomes 99	20	TH	2	0	0	0	0	0	20	0
Total			3,593			417	4	54	509	134	654	1,643

* Includes units forecasted to be completed after 2028.