

February 5, 2026

Benjamin Restrepo, P.E.  
City of Fort Lauderdale  
700 NW 19th Avenue  
Fort Lauderdale FL 33311

**RE: International Swimming Hall of Fame Redevelopment  
Parking Study  
Bowman Project No. 314346-01-001**

Bowman Consulting Group, Ltd. (Bowman) has completed a parking study for the redevelopment of the International Swimming Hall of Fame site, located at the southwest corner of SR-A1A/Seabreeze Boulevard and SE 5 Street, in the City of Fort Lauderdale, Florida. The site currently includes 12,420 square feet of enclosed building space and 33,212 square feet of pool surface area for the aquatic center and has also previously included 26,600 square feet of museum space, with operations suspended for this proposed redevelopment. The proposed development, with an anticipated buildout year of 2028, will include the 12,420 square feet enclosed building and 33,212 square feet of pool surface area for the aquatic center, 4,989 square feet of fire and rescue station (Ocean Rescue Building), 97,406 square feet of aquarium, the new Swimming Hall of Fame Museum, and event space (West Building), and 7,027 square feet of restaurant (West Building). **Figure 1** graphically depicts the site location. The site plan and the existing Aquatic Center pools approximate dimensions are attached in **Attachment A**.

**Figure 1 Site Location**



A parking methodology letter was prepared based on several meetings with City staff. The parking methodology letter is attached in **Attachment B**. There have been slight modifications to the proposed land uses since the methodology was developed.

## Parking Supply

An existing surface parking supply of 106 parking spaces currently supports the aquatic center and has previously served the ocean rescue operations. During typical weekday and weekend conditions, the parking demand for the aquatic center is minimal. The construction of the West Building will result in a decrease of 27 parking spaces. Therefore, the proposed surface parking supply for the aquatic center and ocean rescue uses is 79 parking spaces. The site will also provide two levels of parking within a garage inside the west building to serve the west building's land uses. The total garage parking supply is 180 parking spaces. The total onsite parking supply is 259 parking spaces.

## Parking Requirement

The project site is located within the South Beach Marina and Hotel Area District (SBMHA) per the City of Fort Lauderdale Zoning Map, amended June 18, 2024. The parking requirement for the project site was based on the City of Fort Lauderdale Code of Ordinances, Section 47-20.2.-Parking and loading zone requirements. Section 47-20.2, Table 3 identifies the parking requirements for the SBMHA; however, it does not include aquarium, museum, event space, or public/private recreation uses. Therefore, the parking requirement for these specific uses was based on Section 47-20.2, Table 1. Excerpts of both tables are included in Attachment B with the methodology letter. The parking requirement for the site, summarized in **Table 1**, is 405 parking spaces.

**Table 1 Site Parking Requirement Summary**

LAND USE	SF FOR PARKING CALCULATION	PARKING REQUIREMENT	PARKING SPACES REQUIRED
<b>Aquatic Center</b>			
Public/Private Recreation (Pools)	33,212 SF	1 space/ 200 SF	166
<b>Ocean Rescue Building</b>			
Office	4,989 SF	1 space/ 500 SF	10
<b>TOTAL PARKING SPACES (AQUATIC CENTER AND OCEAN RESCUE)</b>			<b>176</b>
<b>West Building</b>			
Museum	24,440 SF	1 space/ 400 SF	61
Aquarium	17,052 SF	1 space/ 400 SF	43
Event Space (Public Assembly)	25,182 SF	1 space/ 400 SF	63
Restaurant (greater than 4,000 SF)	7,027 SF	1 space/ 114 SF	62
<b>TOTAL PARKING SPACES (WEST BUILDING)</b>			<b>229</b>
<b>TOTAL SITE PARKING SPACES</b>			<b>405</b>

## Las Olas Garage Parking Accumulation

The site parking requirement is expected to exceed the proposed site parking supply; therefore, a parking accumulation analysis was performed at the Las Olas Garage, located at 200 Las Olas Circle, Fort Lauderdale, FL, 33316, to determine the availability within the garage for usage by patrons to the project site.

The parking accumulation data collection was performed on Wednesday, January 21, 2026, and Saturday, January 24, 2026, between 11:00 AM and 9:00 PM in half-hour increments to capture weekday and weekend conditions. The parking garage includes five (5) floors of parking and includes regular spaces, handicap spaces, electric vehicle spaces, City employee spaces, and spaces designated for Marina Village. The total parking supply is 690 spaces, of which 190 are reserved for Marina Village. An agreement with Marina Village allots them with the with up to 215 parking spaces. The total available parking without including the 215 Marina Village reserved spaces is 475 spaces. The collected data, summarized by floor and by hour, is included in **Attachment C**.

**Table 2** includes a summary of the parking accumulation data based on the full day of data. During weekday conditions, the maximum number of vehicles parked at any one time was 133, without including the Marina Village reserved spaces. Therefore, the available parking supply was 342 spaces, without including the Marina Village reserved spaces. During weekend conditions, the maximum number of vehicles parked at any one time was 472, without including the Marina Village reserved spaces. Therefore, the available parking supply is three (3) spaces, without including the Marina Village reserved spaces.

**Table 2 Las Olas Garage Parking Accumulation Summary – Full Day**

Floor	Space Type	Parking Supply	Wednesday, January 21, 2026		Saturday, January 24, 2026	
			Maximum Parked Vehicles	Available Parking Spaces	Maximum Parked Vehicles	Available Parking Spaces
1st Floor	Regular	36	28	8	36	0
	Handicap	6	2	4	6	0
	FTL Electric Vehicle	6	2	4	6	0
	City Employee	6	6	0	6	0
	Marina Village	53	37	16	48	5
2nd Floor	Regular	101	20	81	101	0
	Handicap	2	0	2	2	0
	Marina Village	50	5	45	44	6
3rd Floor	Regular	101	63	38	101	0
	Handicap	2	0	2	2	0
	Marina Village	50	36	14	46	4
4th Floor	Regular	143	7	136	115	28
	Handicap	1	0	1	1	0
	Marina Village	37	6	31	23	14
5th Floor	Regular	95	5	90	95	0
	Handicap	1	0	1	1	0
<b>TOTAL</b>		<b>690</b>	<b>217</b>	<b>473</b>	<b>633</b>	<b>57</b>
<b>Additional parking reserved for the Marina Village *</b>		25		25		25
<b>TOTAL without Marina Village parking spaces</b>		<b>475</b>	<b>133</b>	<b>342</b>	<b>472</b>	<b>3</b>

Note: Data collection between 11:00 AM and 9:00 PM.

\* Total parking spaces currently available or reserved for Marina Village = 215.

**Table 3** includes a summary of the parking accumulation data after 5:00 PM. During weekday conditions, the maximum number of vehicles parked at any one time was 121, without including the Marina Village reserved spaces. Therefore, the available parking supply was 354 spaces, without including the Marina Village reserved spaces. During weekend conditions, the maximum number of vehicles parked at any one time was 492, without including the Marina Village reserved spaces. Therefore, the available parking supply is 234 spaces, without including the Marina Village reserved spaces.

**Table 3 Las Olas Garage Parking Accumulation Summary – After 5:00 PM**

Floor	Space Type	Parking Supply	Wednesday, January 21, 2026		Saturday, January 24, 2026	
			Maximum Parked Vehicles	Available Parking Spaces	Maximum Parked Vehicles	Available Parking Spaces
1st Floor	Regular	36	28	8	35	1
	Handicap	6	2	4	5	1
	FTL Electric Vehicle	6	2	4	3	3
	City Employee	6	3	3	5	1
	Marina Village	53	37	16	48	5
2nd Floor	Regular	101	13	88	67	34
	Handicap	2	0	2	1	1
	Marina Village	50	5	45	44	6
3rd Floor	Regular	101	62	39	68	33
	Handicap	2	0	2	0	2
	Marina Village	50	32	18	43	7
4th Floor	Regular	143	6	137	34	109
	Handicap	1	0	1	0	1
	Marina Village	37	3	34	12	25
5th Floor	Regular	95	5	90	23	72
	Handicap	1	0	1	0	1
<b>TOTAL</b>		<b>690</b>	<b>198</b>	<b>492</b>	<b>388</b>	<b>302</b>
<b>Additional parking reserved for the Marina Village *</b>		<b>25</b>		<b>25</b>		<b>25</b>
<b>TOTAL without Marina Village parking spaces</b>		<b>475</b>	<b>121</b>	<b>354</b>	<b>241</b>	<b>234</b>

Note: Data collection between 5:00 PM and 9:00 PM.

\* Total parking spaces currently available or reserved for Marina Village = 215.

## Parking Evaluation

Aquatic Center/Ocean Rescue – Typical Operations: The parking requirement for the existing aquatic center and ocean rescue is 176 parking spaces. As previously stated, the aquatic center currently operates with a parking supply of 106 parking spaces. It is unclear how or when a parking reduction was previously obtained for the aquatic center and ocean rescue land uses as the Applicant for the proposed redevelopment was not involved with previous site redevelopment efforts. During typical weekday and weekend conditions,

# Bowman

the parking demand is minimal. Aerial photographs of the site for each month in year 2025, included in **Attachment D**, show site conditions with actual parking occupancy well below the current supply of 106 spaces. The most recent aerials also show that the current parking demand is still being accommodated with a further reduction in parking supply because of onsite construction activities. Therefore, we believe that the proposed parking supply of 79 parking spaces (106 spaces minus the 27 spaces because of the west building redevelopment) allocated for the aquatic center and ocean rescue operations will be sufficient to accommodate the parking demand for these uses under typical conditions.

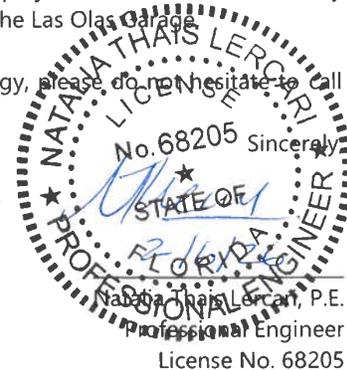
Aquatic Center/Ocean Rescue – Special Events: During special events, the surface parking area is typically reserved for volunteers, media personnel, and elected officials, while visitors and athletes park offsite at hotels and other venues. This mode of operation is expected to continue with the proposed redevelopment. Therefore, the proposed surface parking supply will continue to be sufficient to accommodate the aquatic center and ocean rescue demand during special events.

West Building: The aquarium and museum space will be open seven (7) days a week, mostly during daytime hours of operation. Event space will be subject to reservations and may or may not occur on a daily or even weekly basis, depending on demand. A total of 180 vehicles can be parked onsite in the west building garage. The parking requirement for the museum, aquarium, and restaurant is 166 spaces, which can be accommodated on site. The event space is expected to hold a combination of corporate events, which typically occur during the day on weekdays, and other types of events such as weddings, which typically occur during the evening (after 5:00 PM). The Aquatic Center surface parking, shown in the aerial provided in Attachment D, can be used for evening events. Given the available parking supply in the Las Olas Garage during weekday conditions (342 considering all hours of the day or 354 spaces after 5:00 PM) and on weekends after 5:00 PM (234 spaces), the 49 spaces that cannot park onsite are expected to park in the Las Olas Garage.

## Conclusion

Based on the information contained herein, the parking for the proposed project will be accommodated by utilizing onsite parking, as well as offsite hotels and available parking at the Las Olas Garage.

Should you have any questions or comments regarding this methodology, please do not hesitate to call me.



Natalia Thais Lercari, P.E.  
Professional Engineer  
License No. 68205  
State of Florida, Board of Professional Engineers

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2090 Palm Beach Lakes Boulevard, Suite 400, West Palm Beach, FL 33409

P: (561) 840-8650

[bowman.com](http://bowman.com)

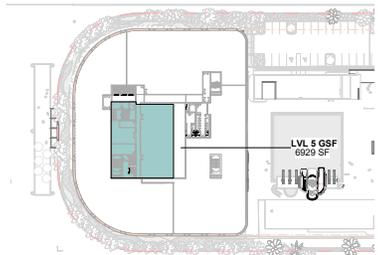
# Attachment A

## Site Plan

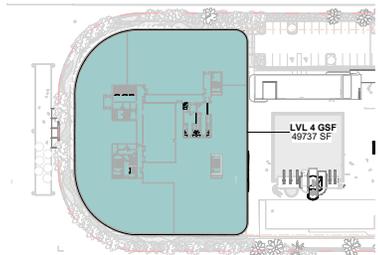
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**PROPOSED FLOOR AREA**

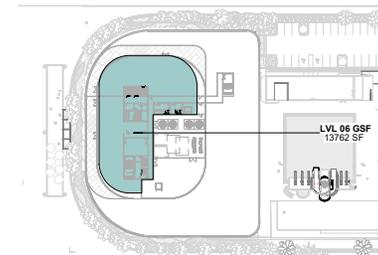
GROUND	27,545 SF
MEZZ.	6,460 SF
LVL 2	49,737 SF
LVL 3	49,737 SF
LVL 4	49,737 SF
LVL 5	6,929 SF
LVL 6	13,762 SF
TOTAL	203,907 SF



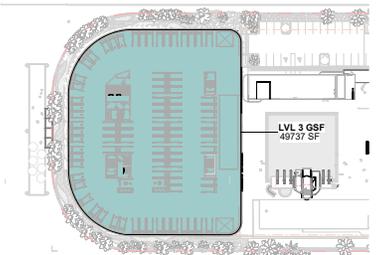
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1/8" = 1'-0"



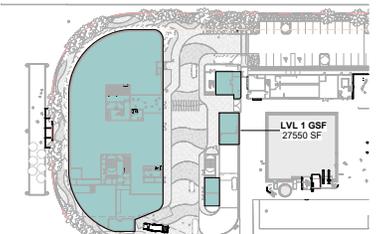
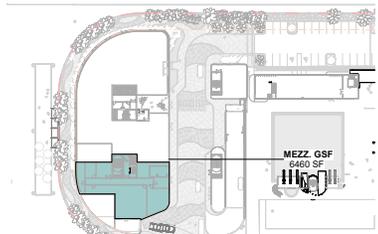
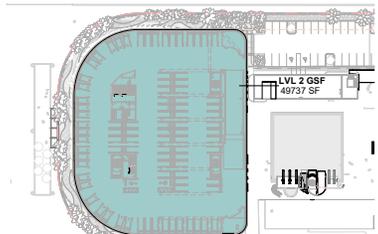
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1/8" = 1'-0"



**7 WEST BUILDING - LEVEL 06**  
1/8" = 1'-0"



**4 WEST BUILDING - LEVEL 03**  
1/8" = 1'-0"



**ARQUITECTONICA**

**OWNER:**  
CITY OF FORT LAUDERDALE  
505 NW 2 ST  
FORT LAUDERDALE, FL 33311  
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**DEVELOPER:**  
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BOCA RATON, FL 33432

**DESIGN BUILDER:**  
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880 SE 3RD AVENUE, SUITE 200  
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**CIVIL ENGINEER:**  
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**MEPP ENGINEER:**  
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1407 WEST NEWPORT CENTER DR  
DEERFIELD BEACH, FL 33442  
TEL: 954.948.2200

PROJECT  
**ISHOF - WEST BUILDING**  
501 Seabreeze Blvd., Fort Lauderdale, FL 33316

KEY PLAN:



DESCRIPTION DATE

NOT FOR CONSTRUCTION

SEAL & SIGNATURE

CAM #26-0027 PROJECT NORTH

01/18/23

Page 7 of 40 DRAWING TITLE FAR DIAGRAM

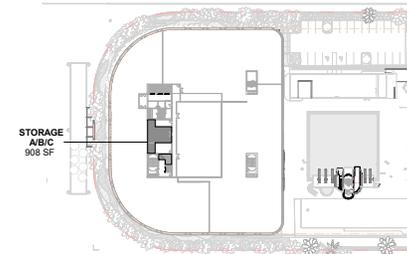
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**PROGRAM USE AREA**

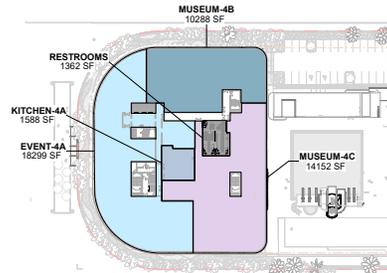
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MUSEUM (4B)	=	10,288 SF
MUSEUM (4C)	=	14,152 SF
EVENT (4A)	=	15,583 SF
EVENT (6B) INT/EXT SPACE	=	8,011 SF
KITCHEN (4A)	=	1,588 SF
KITCHEN (6A)	=	663 SF
STORAGE - GENERAL (4)	=	1,217 SF
STORAGE - GENERAL (5)	=	993 SF
<b>TOTAL BUILDING USE AREA</b>	<b>=</b>	<b>69,547 SF</b>
RESTAURANT (6A) INT/EXT	=	6,364 SF
<b>TOTAL INCLUDING RESTAURANT</b>	<b>=</b>	<b>75,911 SF</b>

**PROGRAM USE CALCULATED AS**

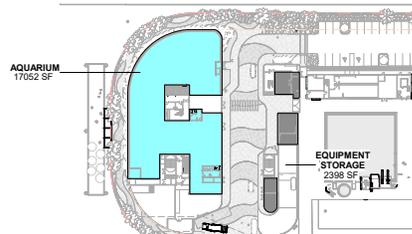
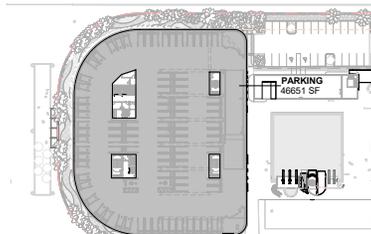
GROSS FLOOR AREA; MINUS;  
ELEVATOR, STAIRS, MECHANICAL, EQUIPMENT AREAS



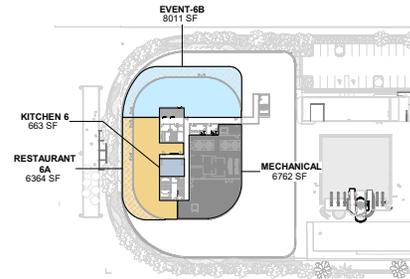
**6 WEST BUILDING - LEVEL 05 AREA**  
1/8" = 1'-0"



**5 WEST BUILDING - LEVEL 04 AREA**  
1/8" = 1'-0"



**7 WEST BUILDING - LEVEL 06 AREA**  
1/8" = 1'-0"



**ARQUITECTONICA**

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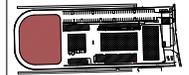
**CIVIL ENGINEER:**  
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301 E ATLANTIC BLVD  
FORTMYER BEACH, FL 33060  
TEL: 954.788.3400

**STRUCTURAL ENGINEER:**  
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331 NE THIRDS AVENUE, STE. 1170  
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**MEPP ENGINEER:**  
AARON CONLEY TRUB  
1407 WEST NEWPORT CENTER DR  
DEERFIELD BEACH, FL 33442  
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PROJECT  
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KEY PLAN:



DESCRIPTION DATE

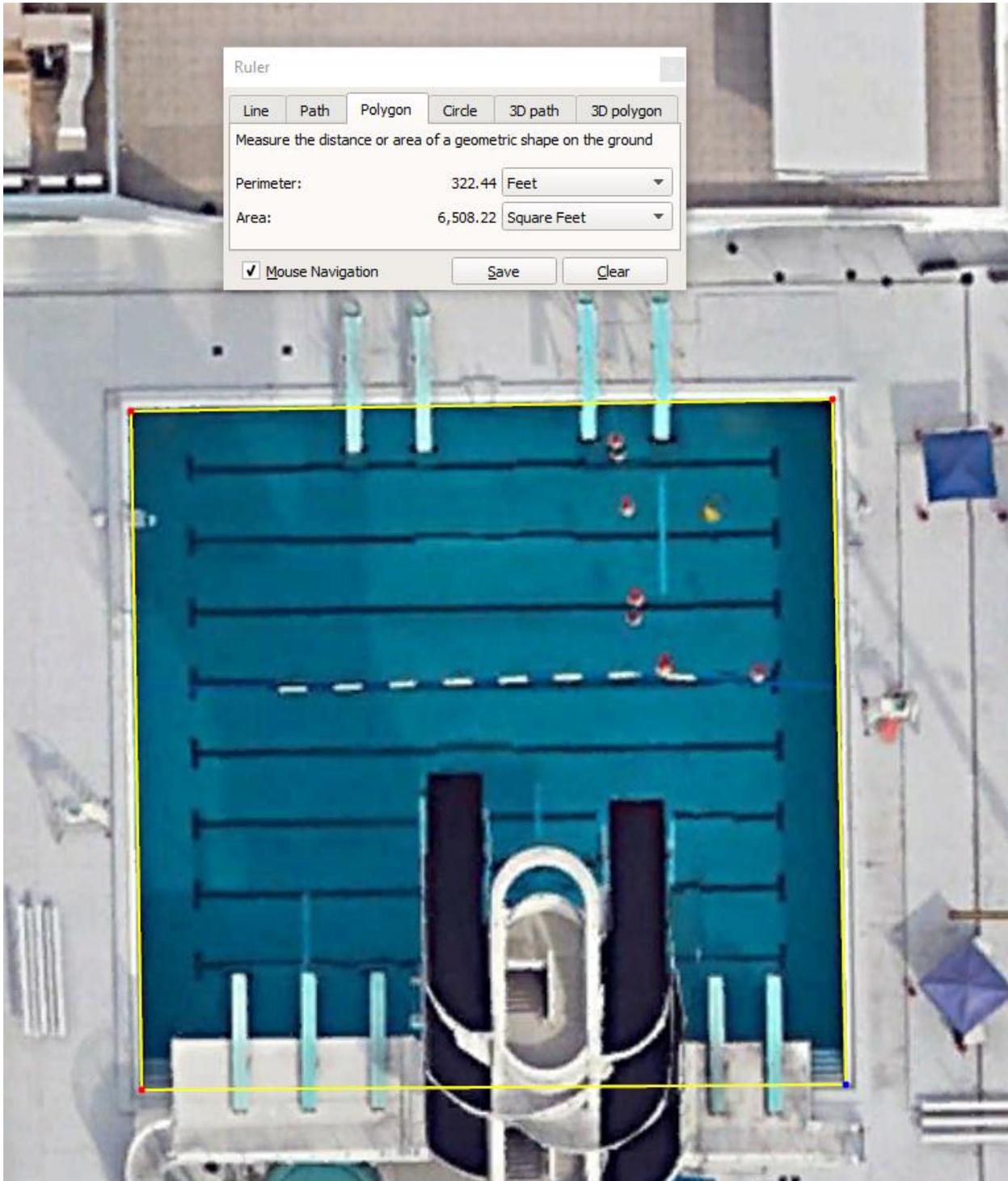
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CONSTRUCTION

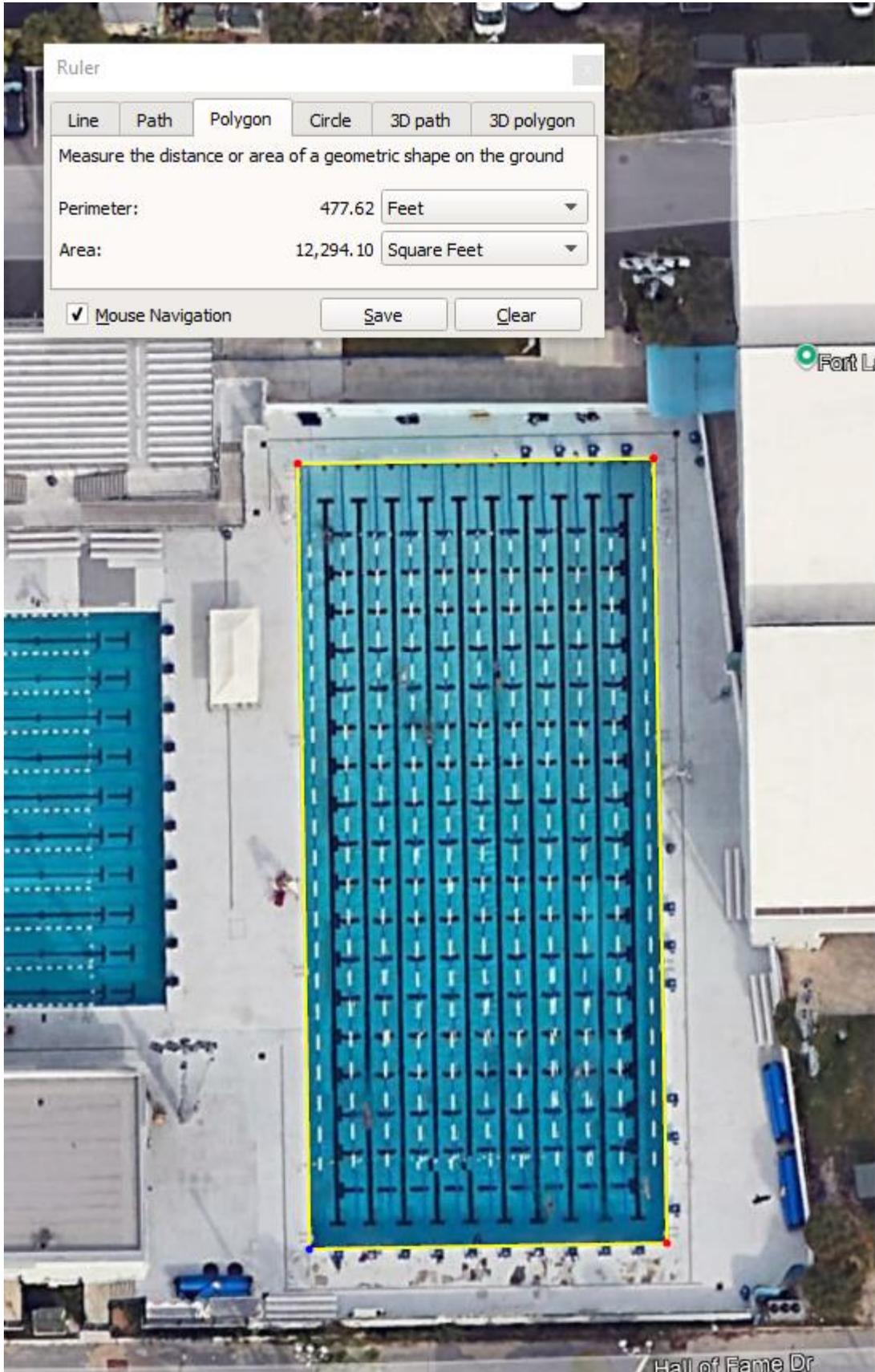
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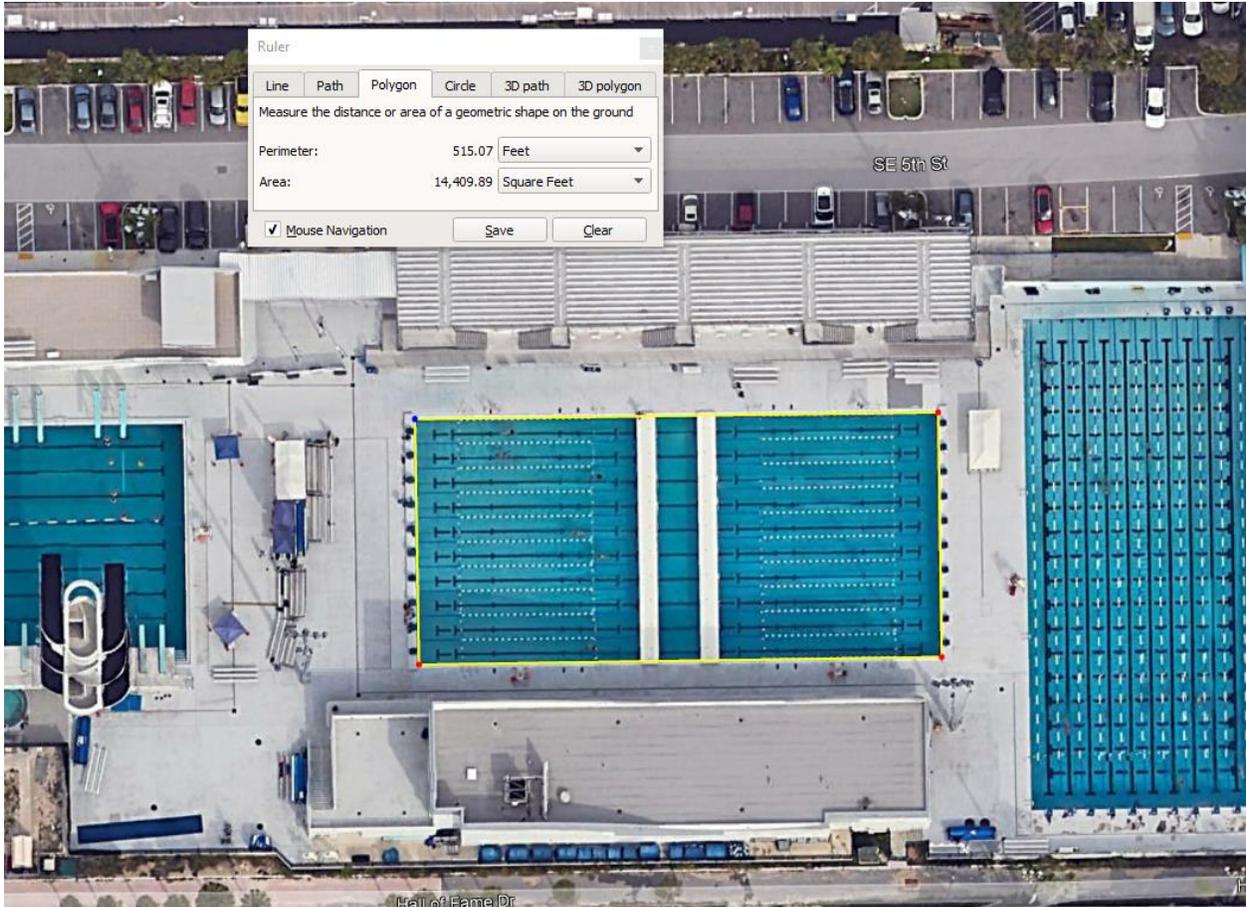
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**ORCISE 18**

Page 8 of 40 DRAWING TITLE  
PROGRAM USE DIAGRAM







# Attachment B

## Parking Methodology Letter

February 14, 2025

Benjamin Restrepo, P.E.  
City of Fort Lauderdale  
700 NW 19th Avenue  
Fort Lauderdale FL 33311

**RE: International Swimming Hall of Fame Redevelopment – Phase 2 (West Building)  
Parking Methodology  
Bowman Project No. 314346-01-001**

Please accept this Parking Methodology Letter to be used for the Phase 2 redevelopment of the International Swimming Hall of Fame site, located at the southwest corner of SR-A1A/Seabreeze Boulevard and SE 5 Street, in the City of Fort Lauderdale, Florida. The site for the Phase 2 redevelopment is currently vacant land. The proposed development, with an anticipated buildout year of 2028, will include an aquarium, the new Swimming Hall of Fame Museum, and event space. Outdoor seating will also be provided for special event - dive shows. **Figure 1** graphically depicts the site location.

**Figure 1 Site Location**



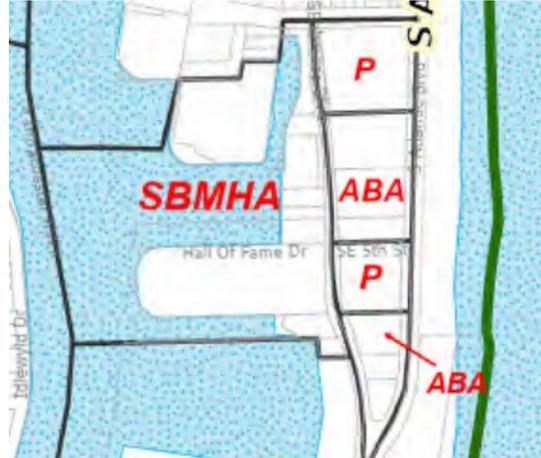
### Site Zoning

The project site is located within the South Beach Marina and Hotel Area District (SBMHA) per the City of Fort Lauderdale Zoning Map, amended June 18, 2024, as shown on **Figure 2**.

### Parking Requirement

The parking requirement for the project site will be based on the City of Fort Lauderdale Code of Ordinances, Section 47-20.2.-Parking and loading zone requirements. Section 47-20.2, Table 3 identifies the parking requirements for the SBMHA; however, it does not include the uses proposed for the site. Therefore, the parking requirement for the site will be based on Section 47-20.2, Table 1, excerpts of which are attached in **Appendix A**.

**Figure 2 Site Zoning**



### Site Parking Calculations

The site will include a variety of uses that will occur at different times of the day, and during weekday and/or weekend conditions as follows:

- Weekday daytime will include aquarium and museum land uses
- Weekday evening will include events
- Weekend daytime will include aquarium, museum, and event land uses
- Weekend evening will include events and dive shows

The parking requirement for the project site will be calculated for all uses and for each of the above-mentioned timeframes to determine the highest parking requirement need for the site. The proposed parking supply will also be documented.

### Report

The parking study methodology and findings will be summarized in a report.

Should you have any questions or comments regarding this methodology, please do not hesitate to call me.

Sincerely,

Natalia T. Lercari, P.E.  
Senior Project Manager

NTL/gm - Attachment

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# Appendix A

## City of Ft. Lauderdale Parking Code

Sec. 47-20.2. - Parking and loading zone requirements.

- A. The off-street parking and loading required by this section shall be provided and maintained on the basis of the minimum requirements in the Table of Parking and Loading Zone Requirements ("Table"). Table 1 identifies uses and the parking and Table 2 identifies loading requirements for each use in all zoning districts except Downtown Regional Activity Center (RAC) districts, Central Beach Districts and districts within the North Beach Area as defined in Section 47-20.2.D.
- B. For the purpose of calculating parking spaces, gross floor area shall not include: covered or enclosed parking areas; exterior unenclosed private balconies; floor space used for mechanical equipment for the building; and, elevator shafts and stairwells at each floor. Customer service area is the area of an establishment available for food or beverage service or consumption, or both, calculated by measuring all areas covered by customer tables and bar surfaces and any floor area within five (5) feet of the edge of said tables and bar surfaces, measured in all directions where customer mobility is permitted. Customer service area shall include any outdoor or patio floor area used or designed for food or beverage service or consumption, or both, measured as specified above. Areas between tables or bars which overlap in measurement with another table shall only be counted once.
- C. Table 3 identifies the parking and loading requirements for the RAC and Central Beach districts.
- D. Table 4 identifies the parking and loading requirements for the North Beach Area defined as the area north of Oakland Park Boulevard, west of A-1-A, east of the Intracoastal Waterway, and south of N.E. 34th Street.

TABLE 1. PARKING AND LOADING ZONE REQUIREMENTS

Use	Standard Requirements	
	Parking Space Requirement	Loading Zone Requirement
Adult bookstore, products, sales, entertainment establishments	See Section 15-154 of Volume I of the Code.	See Table 2.
Adult Gaming Center, stand alone	½ gaming machines	See Table 2

Adult Gaming Center, as part of a shopping center or shared parking	½ gaming machines (no more than 10% of total parking spaces)	See Table 2
Amphitheater, stadium	1/4 seats	NA
Affordable Housing Unit	1 per dwelling unit	NA
Aquarium	1/400 sf gfa	1 Type I loading zone
Art gallery, art studio	1/400 sf gfa	See Table 2.
Asphalt, paving and roofing material manufacture	1/800 sf gfa	See Table 2.
Automotive service station, marine service station, minor and major repair, with and without fuel	2/repair bay, for either, and where fuel is provided 1 per fuel island	1 Type I loading zone
Automotive rental	1/250 sf gfa	Vehicle storage area shall provide 1 Type II loading zone
Automotive, motorcycle, moped, recreational camper and trailers, truck, van, new and used	With 10,000 sf lot or less and building of less than 15,000 sf: 1/250 sf gfa of bldg. + 1/2,000 sf of outdoor display. With lot greater than 10,000 sf and bldg. greater than 15,000 sf: 1/500 sf gfa enclosed + 1/4,500 sf outdoor display. With service dept.: 2/service bay	Up to 50,000 sf of enclosed and outdoor display: 1 Type II loading zone. Greater than 50,000 sf of enclosed and outdoor display area: 2 Type II loading zones.

Multifamily/rowhouse 3 bedroom + den or 4 bedroom and greater	2.2/dwelling unit	NA
Museum	1/400 sf gfa	1 Type I loading zone
Music recording studios	1/800 sf gfa	See Table 2.
Nail salon	1/250 sf gfa	See Table 2.
Newspapers, magazines store	1/250 sf gfa	See Table 2.
Nurseries, retail and garden stores	1/250 sf gfa	See Table 2.
Nursing home	1/4 residents + 1/employee as defined by state license	NA
Oil change shop, drive-thru	2/service bay	NA
Open space, public/private natural area, conservation area, hiking trail, park	Space equivalent to 1% of total land area in square feet. There shall be no minimum parking requirement when located within a Regional Activity Center. Parking requirements shall only be required for an area greater than one-half (½) acre and shall be calculated only for that portion of land area over one-half (½) acre.	NA

Pain management clinic	1/10 sf gfa of waiting area 1/100 sf of examination room 1/150 sf gfa of remainder	See Table 2.
Performing arts theater, cultural facility	1/3 seats	NA
Pet boarding, domestic animals only	1/400 sf gfa	NA
Photographic studio	1/250 sf gfa	NA
Photo processing laboratory, film processing plant, wholesale, publishing plant	1/800 sf gfa	See Table 2.
Post office, main shipping facility	1/400 sf gfa	Free standing building from 15,000—50,000 sf, 1 Type II loading zone; building greater than 50,000 sf, see Table 2.
Post office, substation or neighborhood branch	1/250 sf gfa	NA
Printing and publishing plant	1/800 sf gfa	See Table 2.
Professional office (not including medical, dental offices)	1/250 sf gfa	See Table 2.
Public assembly place (auction house, auditorium, civic and convention centers)	1/400 sf gfa or outdoor space used for activity	See Table 2.

Public facilities (ballfields, ball courts, pools)	1/3 seats where grandstands provided 3/court for court sports 1/200 sf pool surface	NA
Rail terminal	See Commuter airport, rail, bus transit terminal	
Repair shops and services	1/250 sf gfa	See Table 2.
Restaurant equipment sales	1/800 sf gfa	See Table 2.
Restaurant with or without drive-thru, less than or equal to 4,000 sf	1/100 sf gfa; including outdoor dining area on the site	See Table 2.
Restaurant with or without drive-thru greater than 4,000 sf	1/30 sf of customer service area including outdoor dining area on the site + 1/250 sf gfa Customer service area, see <u>Section 47-2</u> and Section 47-20.2.B.	See Table 2.
Restaurant, take-out or delivery only	1/250 sf gfa, including outdoor dining area, if any	See Table 2.
Retail sales, retail service, unless otherwise provided for herein	1/250 sf gfa	
Sailcloth manufacture, canvas and related products (boat sails, covers)	1/800 sf gfa	See Table 2.

Central Beach Districts - Planned Resort; A-1-A Beachfront Area; Intracoastal Overlook Area; North Beach Residential Area; and South Beach Marina and Hotel Area Districts

	Standard Requirements	
Use	Parking Space Requirements	Loading Zone Requirements
Bars, Cocktail Lounge, Nightclub	1/76 sf gfa	See Table 2
Hotel	0.67/Room	See Table 2
Mixed Use	1/333 sf gfa	See Table 2
Personal Services (may include spa, hair salon, nail saloon, and the like)	1/400 sf gfa	See Table 2
Professional Office	1/500 sf gfa	See Table 2
Restaurant with or without drive-thru (less than 4,000 sf)	1/140 sf gfa	See Table 2
Restaurant with or without drive-thru (over 4,000 sf)	1/114 sf gfa	See Table 2
Retail Sales, retail service, unless otherwise provided herein	1/500 sf gfa	See Table 2

# Attachment C

## Parking Accumulation Data Collection – Las Olas Garage

Prepared by Nationwide Traffic Data, LLC

**Parking Study**

Location: Las Olas Parking Garage - 200 Las Olas Cir  
City: Fort Lauderdale, FL

Date: 1/21/2026  
Day: Wednesday

Lot	Floor	Space Type	Inventory	11:00 AM	11:30 AM	12:00 PM	12:30 PM	1:00 PM	1:30 PM	2:00 PM	2:30 PM	3:00 PM	3:30 PM	4:00 PM	4:30 PM	5:00 PM	5:30 PM	6:00 PM	6:30 PM	7:00 PM	7:30 PM	8:00 PM	8:30 PM		
PKG-001	1st Floor	Regular	36	18	22	25	26	25	26	26	28	27	23	21	22	23	21	20	27	27	28	26	24		
		Standard Accessible	5	0	0	0	0	0	0	0	0	0	0	0	1	2	2	1	1	0	0	0	0	0	
		Van Standard Accessible	1	1	1	1	1	0	0	0	0	0	0	0	0	0	0	0	1	0	0	0	0	0	
		FTL Electric Vehicle	6	0	0	0	0	0	0	0	0	1	1	2	1	2	1	1	1	1	2	1	1	1	
		City Employee	6	3	4	4	4	4	6	6	4	4	5	5	4	3	3	3	3	3	3	3	3	3	
		Marina Valet Parking Only	52	5	4	6	7	9	10	10	11	7	5	5	7	11	15	16	25	29	36	34	29		
		Marina Valet Parking Only Standard Accessible	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	1	1	1	
	Illegal	-	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	
	2nd Floor	Regular	101	13	11	15	18	17	18	19	20	15	12	9	10	10	8	6	7	11	13	12	10		
		Standard Accessible	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
		Marina Valet Parking Only	50	3	2	2	2	2	2	3	4	4	4	4	4	5	5	5	5	5	5	5	5	5	5
	3rd Floor	Regular	101	61	61	61	47	48	49	56	55	57	61	63	61	62	61	54	55	53	49	47	47		
		Standard Accessible	2	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
		Marina Valet Parking Only	50	29	31	29	27	27	28	30	28	32	30	36	33	32	32	32	31	30	31	30	32	32	
	4th Floor	Regular	115	2	3	4	4	4	4	3	3	4	3	2	2	4	3	3	3	3	3	3	3	3	
		Standard Accessible	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
		Las Olas Marina Reserved Marina Tenant Parking Only	36	6	6	6	2	6	2	3	3	4	4	4	4	3	3	2	2	2	2	2	2	2	
		Las Olas Marina Reserved Marina Tenant Parking Only Standard Accessible	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	1	1	0	0	
		Handicap	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	
	5th Floor	Regular	95	1	0	1	2	1	1	1	1	3	2	0	0	1	1	1	1	1	1	1	5	2	
		Handicap	1	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	

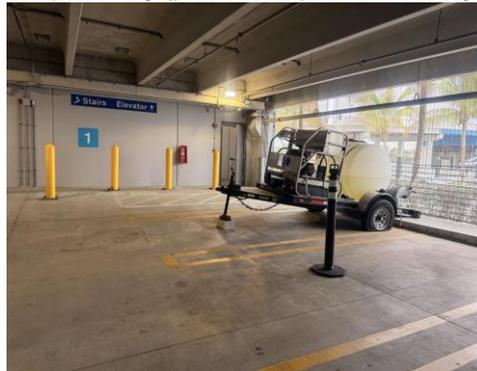
**Note:** 1st Floor (Regular) - 1 space was blocked by a cone from 11 AM to 9 PM and it was counted in the occupancy counts as 1.



**1st Floor (City Employee)** - A police car (red) was observed illegally parked from 11 AM to 9 PM and it is counted under "illegal"



**1st Floor (Marina Valet Parking Only)** - A trailer with a hot water pressure washer in the Marina Parking lot was observed from 11 AM to 9 PM and was included in the occupancy count.



\* 4th floor (No Sign) - there are 28 spaces on the northside part of regular spaces that have no signs but these are included as part of the 115 regular spaces and are counted separately for the occupancy counts.

Prepared by Nationwide Traffic Data, LLC  
**Parking Study**

Location: Las Olas Parking Garage - 200 Las Olas Cir  
 City: Fort Lauderdale, FL

Date: 1/24/2026  
 Day: Saturday

Lot	Floor	Space Type	Inventory	11:00 AM	11:30 AM	12:00 PM	12:30 PM	1:00 PM	1:30 PM	2:00 PM	2:30 PM	3:00 PM	3:30 PM	4:00 PM	4:30 PM	5:00 PM	5:30 PM	6:00 PM	6:30 PM	7:00 PM	7:30 PM	8:00 PM	8:30 PM	
PKG-001	1st Floor	Regular	36	36	36	36	36	36	36	36	36	36	36	36	33	32	35	34	28	26	26	32	31	
		Standard Accessible	5	3	5	5	5	5	5	5	5	5	5	5	4	3	4	4	3	2	1	0	0	0
		Van Standard Accessible	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	0	0	1	0	0	1	0
		FTL Electric Vehicle	6	3	5	6	5	6	6	6	6	6	6	4	3	2	3	1	1	1	1	2	2	3
		City Employee	6	2	2	2	3	6	6	5	5	5	5	6	4	4	4	5	5	5	5	3	3	3
		Marina Valet Parking Only	52	3	4	6	13	26	28	34	33	31	30	23	25	27	32	36	37	41	40	47	47	
		Marina Valet Parking Only Standard Accessible	1	0	0	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	0	1	1	
	Illegal	-	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1		
	2nd Floor	Regular	101	88	101	101	101	101	101	101	101	99	101	99	80	67	62	60	58	55	39	36	36	
		Standard Accessible	2	1	1	2	2	2	2	2	2	2	2	2	2	1	0	0	0	0	0	0	0	
		Marina Valet Parking Only	50	2	2	2	4	4	4	6	5	9	9	10	10	11	18	29	37	43	44	33	26	
	3rd Floor	Regular	101	60	89	101	101	101	101	101	101	99	99	89	73	68	60	52	46	40	41	43	43	
		Standard Accessible	2	0	0	2	2	2	2	2	2	1	2	0	0	0	0	0	0	0	0	0	0	
		Marina Valet Parking Only	50	19	19	21	25	29	31	40	42	44	44	46	43	42	43	42	42	41	41	38	39	
	4th Floor	Regular	115	5	43	67	87	87	87	87	87	80	75	55	35	26	24	21	18	14	13	9	9	
		Standard Accessible	1	1	1	27	28	28	28	28	28	24	18	12	9	8	8	5	5	5	5	6	4	
		Las Olas Marina Reserved Marina Tenant Parking Only	36	0	0	1	2	7	13	19	22	21	18	15	13	12	10	8	8	8	7	7	7	
		Las Olas Marina Reserved Marina Tenant Parking Only Standard Accessible	1	0	0	0	1	1	1	1	1	1	1	0	0	0	0	0	0	0	0	0	0	
		Regular	95	2	2	3	85	95	95	95	95	74	64	45	27	23	20	16	14	15	12	9	9	
	5th Floor	Handicap	1	0	0	0	1	1	1	1	1	1	0	0	0	0	0	0	0	0	0	0	0	
		Illegal	-	0	0	0	0	3	1	1	1	1	1	0	0	0	0	0	0	0	0	0	0	

Note: 1st Floor (Regular) - 1 space was blocked by a cone from 11 AM to 9 PM and it was counted in the occupancy counts as 1.



1st Floor (City Employee) - A police car (red) was observed illegally parked from 11 AM to 9 PM and it is counted under 'illegal'



1st Floor (Marina Valet Parking Only) - A trailer with a hot water pressure washer in the Marina Parking lot was observed from 11 AM to 9 PM and was included in the occupancy count.



**5th Floor (No Parking Area)** - There were cars parked in 'No Parking' zones and is counted under 'Illegal'



**There was an event that occurred during the weekend collection**



**\* 4th floor (No Sign)** - there are 28 spaces on the northside part of regular spaces that have no signs but these are included as part of the 115 regular spaces and are counted separately for the occupancy counts.

Attachment D

Site Aerials -  
Existing Parking Conditions



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