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Press Release

FOR IMMEDIATE RELEASE

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Miami Beach to Hold Groundbreaking for New Senior Housing

— *The Vista Breeze development will feature 119 affordable rental units* —

Miami Beach, FL – The Miami Beach Office of Housing and Community Services in partnership with the Housing Authority of the City of Miami Beach and Atlantic Pacific Companies will hold a groundbreaking ceremony on **Monday, April 8 at 9:30 a.m.** at **280 South Shore Drive** to mark the start of construction on the island’s largest affordable housing community for seniors in 45 years.

Located in the Normandy Isles neighborhood of the city’s North Beach area, the development includes two, four-story buildings at 280 South Shore Drive and 185 South Shore Drive, a short walk away from the Normandy Shores Golf Course. The project will be constructed on vacant land with courtyard style housing. One building will be called Vista and the other Breeze.

The new studio units will be available to people 62 years of age or older who meet financial eligibility requirements based on 80% of the area median income. The 2023 area median income for Miami-Dade County is \$74,700. Monthly rents will range per year as determined by tenant income.

“It is nearly impossible to build affordable housing in a luxury real estate market like Miami Beach, but we are committed to creating housing for everyone,” shared Miami Beach Commissioner Kristen Rosen Gonzalez who also chairs the City’s Affordable Housing Advisory Committee. “Most seniors are on fixed incomes and cannot afford to pay market rents. This project offers an opportunity for seniors to focus on living their lives and aging gracefully in a home they can be proud of.”

In 2023, Miami Beach broke ground on the first-of-its kind Collins Park Artist Workforce Housing Project in the Collins Park Cultural District at 23 Street and Collins Avenue — steps away from the Miami City Ballet School and performance studio. The eight-story facility will include six dormitories on the second floor that can house as many as 30 ballet dancers and 80 apartments on higher floors that will be prioritized for Miami Beach artists, educators and employees who meet the building’s financial eligibility requirements at 120% area median income.

“The city has allocated more than \$1 million of our federal entitlement funds to alleviate a critical affordable housing shortage for seniors through the HOME Investment Partnerships Program,” explained Miami Beach City Manager Alina Hudak.

News organizations wishing to cover the groundbreaking should **RSVP via email to events@apcompanies.com**.

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