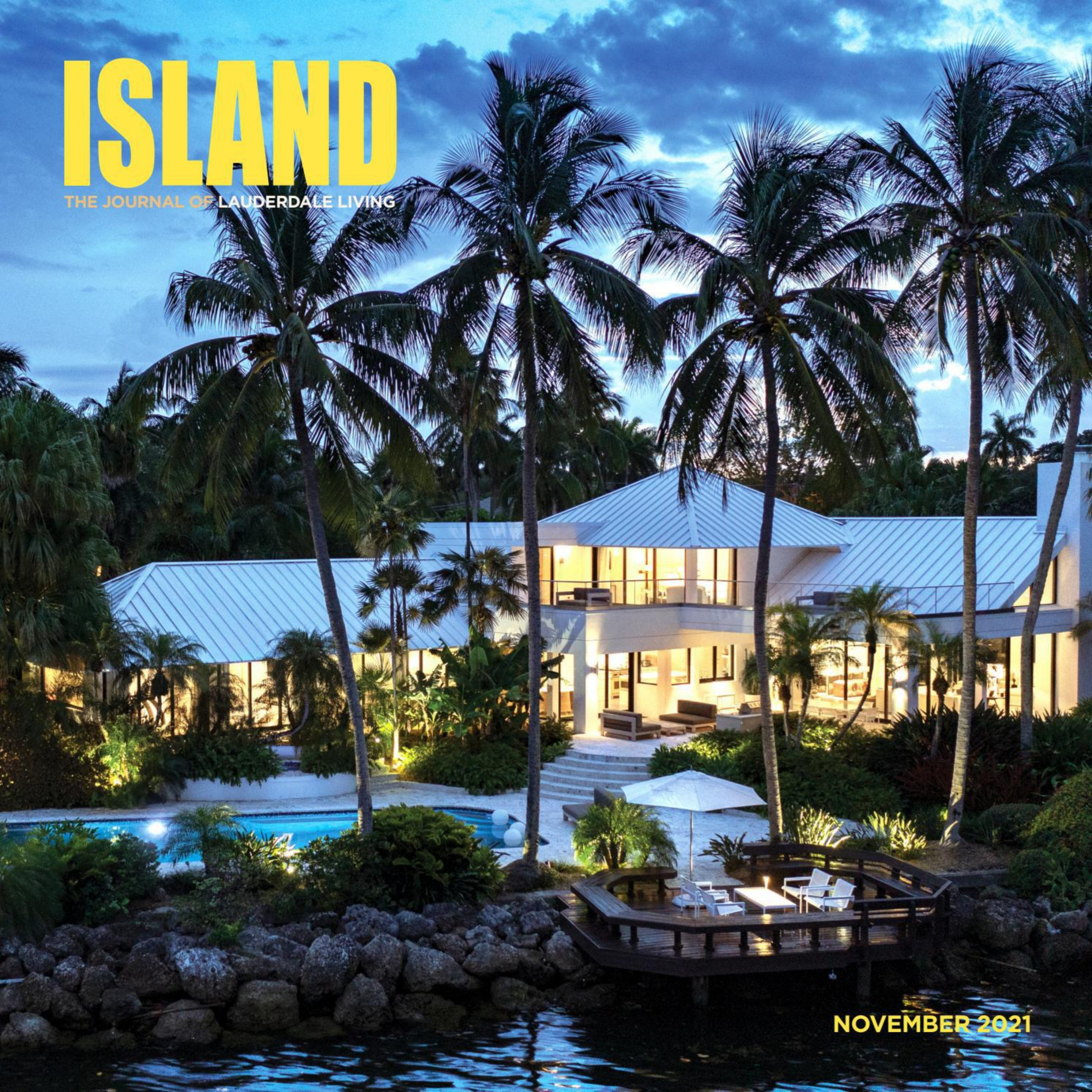


ISLAND

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15 RENOVATION + INTERIORS

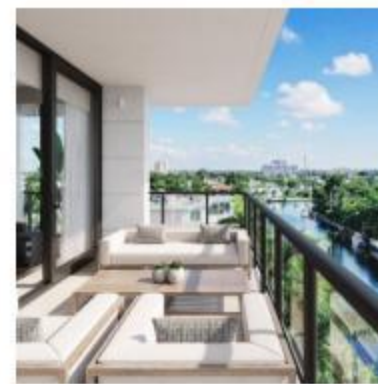
4 Florida Kitchens

Today's best Florida kitchens are like glorious sets from the Food Network. We look at five that suggest each homeowner is a fabulous chef.

URBAN DESIGN + PLANNING 37

A Century of Island Life

100 years ago, Lauderdale 's mangrove swamps were turned into a series of islands and peninsulas by developers... But that's just part of the story.



47 FIRST IMPRESSION

160 Marina Bay

Rising in a quiet spot near the end of the Isle of Venice, 160 Marina Bay looks over the Rio Cervantes and Rio Barcelona in the distance. We get an advance look.

MODERN ON THE MARKET 54

Perfection on the Isles

Every so often a house comes on the market that truly personifies everything that makes us love life in Fort Lauderdale. This one does just that.



60 LIVING WITH ART

A Well-Designed Life

Hilary Lewis gives us a personal recollection of Richard Schultz, the "form follows technique" designer who passed away in October at age 95.

ISLAND

IN THIS ISSUE:

Cover photo: New River Point residence. Photo: Aremac Photography
Photo at left: Original staircase at the 1200 Club, Fort Lauderdale Beach

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CREATING A SENSE OF PLACE

ACCORDING TO THE TATE MUSEUM IN LONDON, a site-specific work of art “is designed for a specific location, if removed from that location it loses all or a substantial part of its meaning.” In this issue of ISLAND, we look at a site-specific sculpture, created to exist in a certain environment, in this case, Fort Lauderdale. Wavelength, a monolithic, colorful sculpture

-- seen on page 34 -- hangs in Terminal A at the Fort Lauderdale, Hollywood International Airport. Created from multiple sheets of laser-cut aluminum, each painted from a spectrum of blues and greens, is meant to reflect a sense of place... to evoke the changing light and color of the surf off our stretch of Atlantic Ocean Beach.



This excited me. I thought: That is exactly what we are interested in giving you through the pages of ISLAND. Our goal is to discover and underscore what makes this place special, or, to be specific, what makes this place this place. The team that creates each issue of ISLAND with me knows this city can be a bear. Driving down Broward or Sunrise from I 95, overwhelmed by signage

and noise and general craziness. But it's also a candlelight dinner on the dock at The Secret Garden. Here, watching a few boats motor by in the late evening while we enjoy warm dates stuffed with Gorgonzola and wrapped in bacon. Enjoying the latter, in my humble opinion, makes the former, all but disappear.

Now departing from gate three...

Looking like a transmogrified sea creature, artist Emily White's sculpture, *Wavelength*, is suspended in a new, elliptical building at FLL's Terminal 1.

That's what we are about: not simply a search for the exceptional, but a search for what makes Fort Lauderdale the place we love to call home. In this issue we take a closer look at our famous canal system, reviewing its history while enjoying breathtaking shots by photographer James Dix. We also tour a quintessential Fort Lauderdale waterfront home in Rio Vista Isles... not a baroque chateau, but a newly renovated, Modern home. Why this home? It revels in its place and reflects the relaxed nature of the city it calls home. Beyond that, we discover a rapidly rising boutique-style development on the Isle of Venice, 160 Marina Bay, which comes full circle, embracing our system of waterways as they celebrate their centennial. We hope you enjoy our content, our way of seeing, as much as we do.

John T. O'Connor
Editor-in-Chief

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Photo Seaglass

DRINK PINK!

Seaglass: A Rosé Experience is held to benefit breast cancer research and awareness, this three day long festival features almost 30 rosé wines in a spectacular beach setting. Under a glass-ceilinged pavilion and multiple outdoor cabana-like spaces, guests can relax and sample various rosés and munch on all sorts of culinary delights. A joint effort with The Seaglass Group, Mercedes-Benz and AutoNation the January event is presented by Hilton and supported by Visit Lauderdale. Learn more and purchase tickets at seaglassexperience.com

Yes, we have no bananas

The Las Olas Oceanside Park Farmers Market, an al fresco venue that also includes an Antiques and Artisan Market, takes place every Saturday at Las Olas Oceanside Park. From 9am - 4pm you can find an eclectic array of traditional fare including fresh produce, cheese, baked items, plants, handmade goods, jewelry and more. Honestly, it's worth it simply to experience the new Oceanside Park in full swing. It's not only as a place to buy fresh, seasonal produce but also a space for organized yoga classes at the same time. Market is free, of course, and yoga is \$10 to join in. theloopflb.com



Photo The Loop

Eat, Papa... Eat!

Held in the evening just off Wilton Drive in Richardson Park, *A Taste of The Island*

lets visitors sample small bites from a panoply of Wilton Manors and Wilton Manors adjacent restaurants. Mixing and mingling under the stars, guests devour goodies from restaurants like Bubbles & Pearls, La Mexicana, Sea Salt Fish Market and Union Kitchen & Bar. Now in its 16th year and with no less than 30 participating restaurants, the team that manages to put this together really knows how to do it right. Tickets and info for this November 8th event at tasteoftheisland.org



Photo tasteoftheisland.org

“

If it wasn't for the Pirin tablets...”

Bring your lawn chairs, blankets, and favorite movie dates to *Movies by Moonlight* on the Main Lawn at Las Olas Oceanside Park as the LOOP teams up the 36th annual Fort Lauderdale International Film Festival for a special viewing on November 18th of *The Birdcage*. The movie, celebrating its 25th year release date is part of the PRIDE Fort Lauderdale schedule of events. Snacks and drinks are available to purchase onsite theloopflb.com



Photo IMDb

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3003 Terramar St. #1401 | Fort Lauderdale | \$525,000 | 2 BR, 2 BA | 1300 SF The magnificent Mid-Century Modern Birch Tower sits in the very heart of North Beach Village. On a high floor with beautiful ocean views, tastefully remodeled including new porcelain floors, new bathrooms & impact windows - floor to ceiling in the master bedroom. Large pool, roof top sky-gardens. Pets, leasing 1st year. **Web# F10294633**



524 Orton Ave, #201 | Fort Lauderdale | \$375,000 | 2 BR, 2 BA A few short blocks to the Beach in a lovely boutique building. This corner condo with floor to ceiling windows has been remodeled with an open kitchen, modern bathrooms and polished concrete floors. One or two Pets for a total weight of 50lbs, leasing 1st year and covered parking. **Web# F10280039**



561 Bayshore Dr. #4 | Fort Lauderdale | \$449,000 | 1 BR, 1 BA Incredible direct Intracoastal views. Terrazzo floors in a Mid-Century boutique complex only a few short blocks to the beach. Every day there is a boat parade in this North Beach Village gem. **Web# F10299799**

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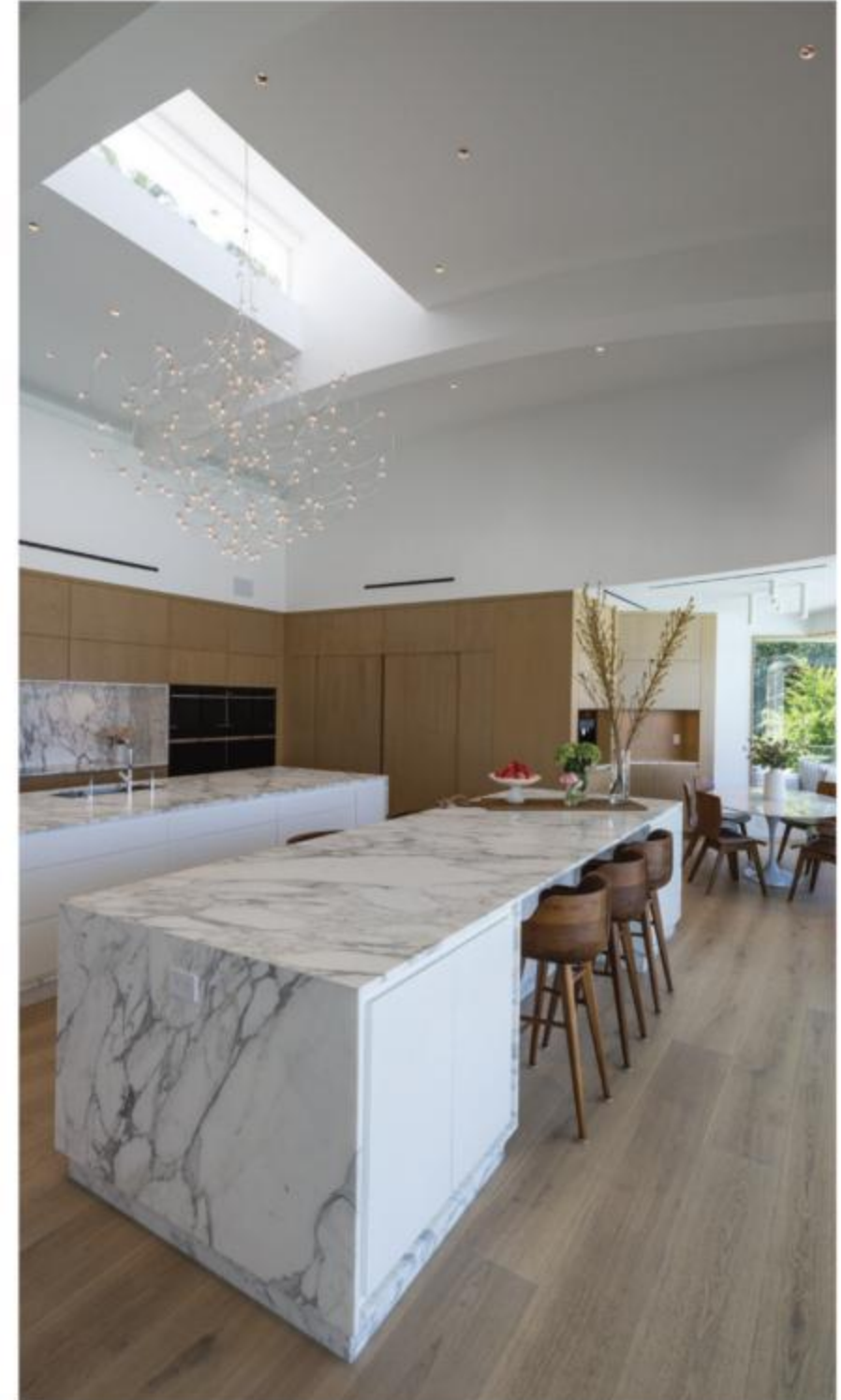
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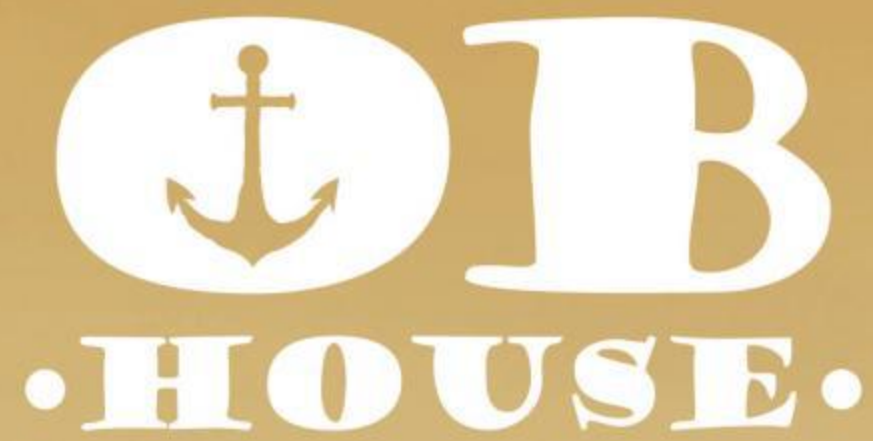
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Now Serving: 4 takes on the Florida Kitchen

text John T. O'Connor

THE ROOM IN FLORIDA HOMES that has seen the greatest change in 75 years is without a doubt, the kitchen. No longer the cramped scullery where an overworked maid carried out endless kitchen chores, it has morphed into the center of family life. Today's best Florida kitchens are like glorious sets from the Food Network. Long, perfectly lit workspaces and massive islands suggest every homeowner might be a fabulous chef. The four kitchens we've focused on here reflect that vibe perfectly, each — in their own way — creating the perfect place to set aside worries of the day and dive into creating the perfect fettuccine Carbonara or a mouth-watering shrimp scampi.





1 Shady character

THE OWNER OF THIS NEW, WATERFRONT, Dolphin Isles home wanted a home in harmony with its natural surroundings... The architect she hired, Ruben Jimenez of R Method, worked with Alessandro Potenti and Nick Terziev of Double P Construction to create just that. For the kitchen, the team went beyond the white box, opting for earthy tones and accent walls finished with rough stone, played up by tiny LED lights that create a moody, raking light. Floors are of a large format porcelain tile with a cement-like appearance. European cabinetry was fabricated with the Gola system to be handle-free. Its distinctive grain alternates with a custom, shadowy finish used to disguise a panel-ready refrigerator and freezer as well as surrounding walls.

For a similar pendant light, try the Archibald, by Kuzco Lighting. Matte black aluminum down shade can have a brushed nickel or gold-washed interior. Available through LBU Lighting, Oakland Park.



If you're looking for handle-free cabinetry, the Gola recessed pulls in satin-finished aluminum are available through Richelieu.com

2

Natural impact

STRANG ARCHITECTURE IS KNOWN for paying close attention to site, connecting a new home and its interior features back to what surrounds it. In the case of this Residence located on the water in Tarpon Bend, architect Max Strang says the final product was “the polar opposite of a stark, white box. Indeed, on its exterior, the house reaffirms its location with the generous use of coral stone, a feature which reappears in the expansive kitchen and dining room. Windows here frame views of the massive old oak trees which were protected, and which served as catalyst for the design of the home. Stone floors in a satin finish act to ground the space naturally, while a work island of engineered quartz drapes to meet this floor in a “waterfall” style. Cabinetry is handle-free, and appliances fairly disappear, completing a natural, yet minimalist appearance.

For a similar chandelier, try the *Fairfax* by Avenue Lighting, it’s one part nature, one part chemical compound and altogether handsome. Available at LBU Lighting in Oakland Park.



Keystone or coral stone and Florida oolitic limestone can be found locally at Keystone Products in Florida City. keystonecoralproducts.net







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**Dolphin Isles gut renovation.
Powers & Schram, architects.
Photographed for *Tropic* by Robin Hill.
Highend International Construction,
general contractors.**

Trick of the eye

3

WHEN ZAHN DEVELOPMENT was given the chance to renovate a waterfront home in Coral Ridge Country Club, they dove into it (as usual) with everything they've got. Architect Rita Sosa-Zahn completely transformed the entire house, morphing a 1972 structure with distressed brick and tiny windows into a true work of art. Soon to disappear were interior walls, six-panel Colonial doors and glossy saltilo tile, replaced with wide open spaces, glass doors and large format, satin finish porcelain flooring with a soft, limestone look. It is with the kitchen that this transformation reaches its pinnacle, with coultertops and waterfall-style island of Caesarstone Statuario Maximus engineered stone and Wolf appliances. The cabinetry is a vertical wood grain laminate and boasts a matching baseboard. The detailing by Zahn Development is the very definition of meticulous, from trimless recessed lighting to linear HVAC vents that do their best to disappear.



For a slightly different overhead light, try this double linear LED fixture, *Simplicity Black*, \$471 from Litfad.com

Available in a number of different tones, this large format, 48" X 48" porcelain tile has a matte or satin finish. Available at CLAD Tile & Stone, Fort Lauderdale.









4

In the altogether

AS THE JAMES BANTA RESIDENCE approached its sixtieth year, its striking ediface on the Middle River was due for a restoration and facelift. The home, designed by Chester Warren Trowbridge, Jr. was now in the hands of someone who understood exactly what it needed... and what it did not. The homeowners hired Alessandro Potenti and Nick Terziev of Double P Construction to carry out the extensive renovations, which included creating the wide open kitchen seen here.

Much of what was original to the home helped dictate just how far this renovation could go, for example, the clerestory windows were replaced, in kind, with impact glass versions, but the space was still flooded with indirect sun, thanks to wide overhangs. Custom cabinetry from Milian Carpentry was fabricated of natural birch, warming the space. A console was finished in the same material. Matte finish porcelain flooring, although brand new, somehow seems to work perfectly in this mid-century gem.



Rohl's Pirellone, 1.8 GPM pull-down kitchen faucet comes in brushed stainless, chrome or matte black. \$618 at Ferguson, Fort Lauderdale.



Thermador, 99-bottle capacity built-in wine cooler in brushed stainless steel. \$5,858 through Fuse Specialty Appliances, Oakland Park



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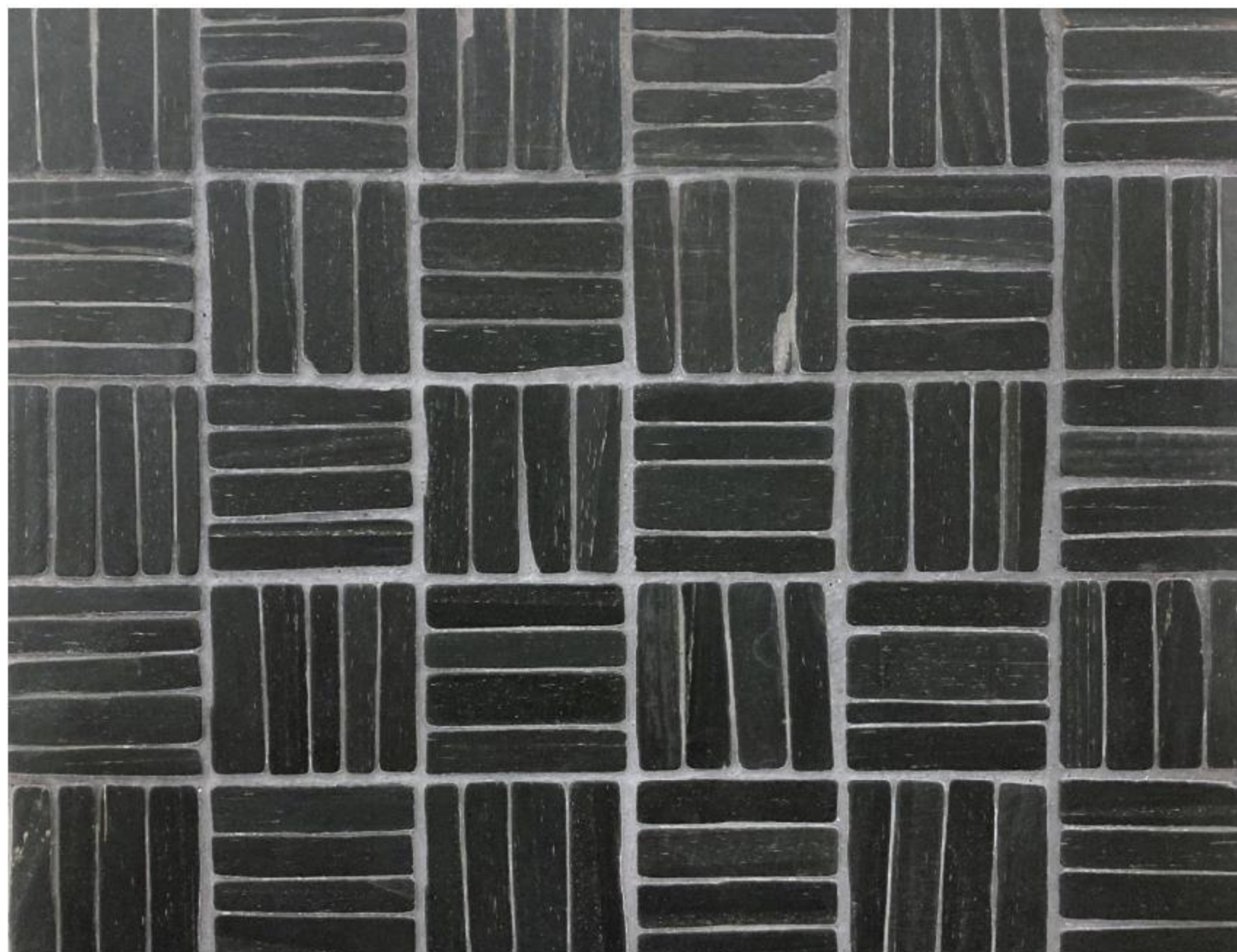


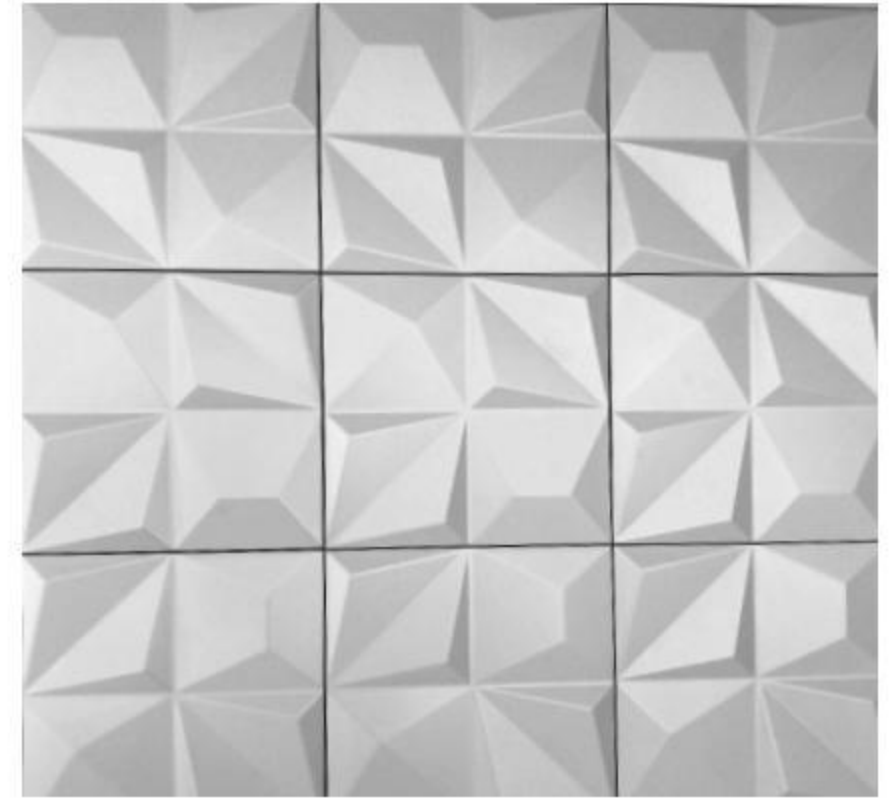
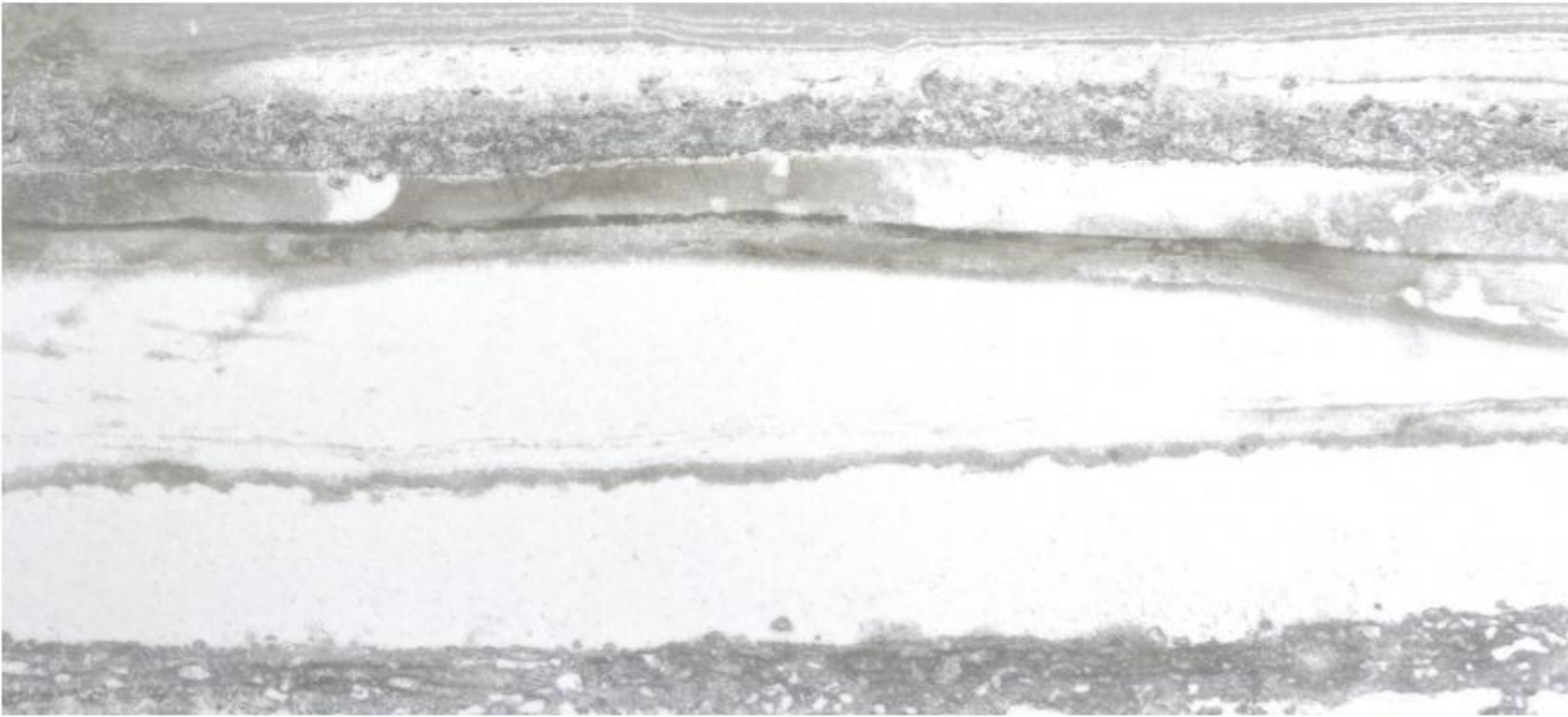
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IN THE DETAILS...
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FROM APPLIANCES TO
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CURSING AT THE VERY
SPACES YOU CALL HOME.**

**ON THESE PAGES:
A SELECTION OF MATERIALS
IN SHADES FROM HEAVENLY
WHITE TO ELEGANT GRAY TO
DECADENT BLACK!**

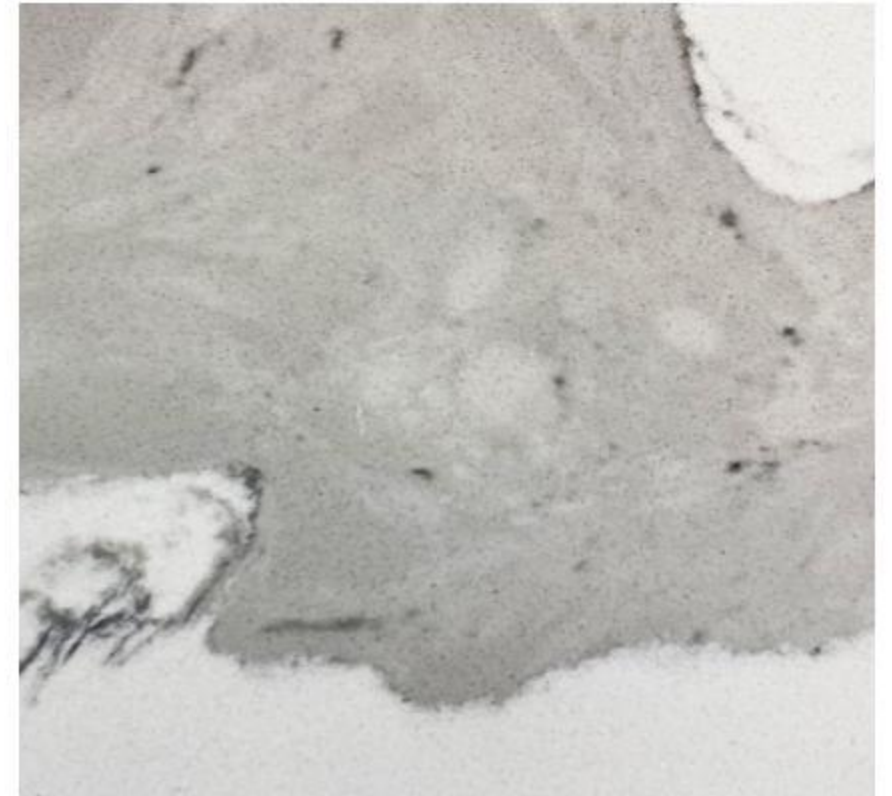


Clockwise from top left: **Brutalist**, matte glazed porcelain is sold in 18" X 48" size and runs \$12 per sq. ft. at CLAD Tile & Stone, Fort Lauderdale. **Hansen**, matte glazed, 4" X 5" field tile, \$20 per sq. ft. at AllModern.com. **Mosa 2" X 2" black** honed mosaic, sold in square foot sheets, about \$14 per sq. ft. at Opustone, Fort Lauderdale. **Grigio Montes** honed marble available in slab or seven smaller sizes, about \$11 per sq. ft. at Opustone, Fort Lauderdale.

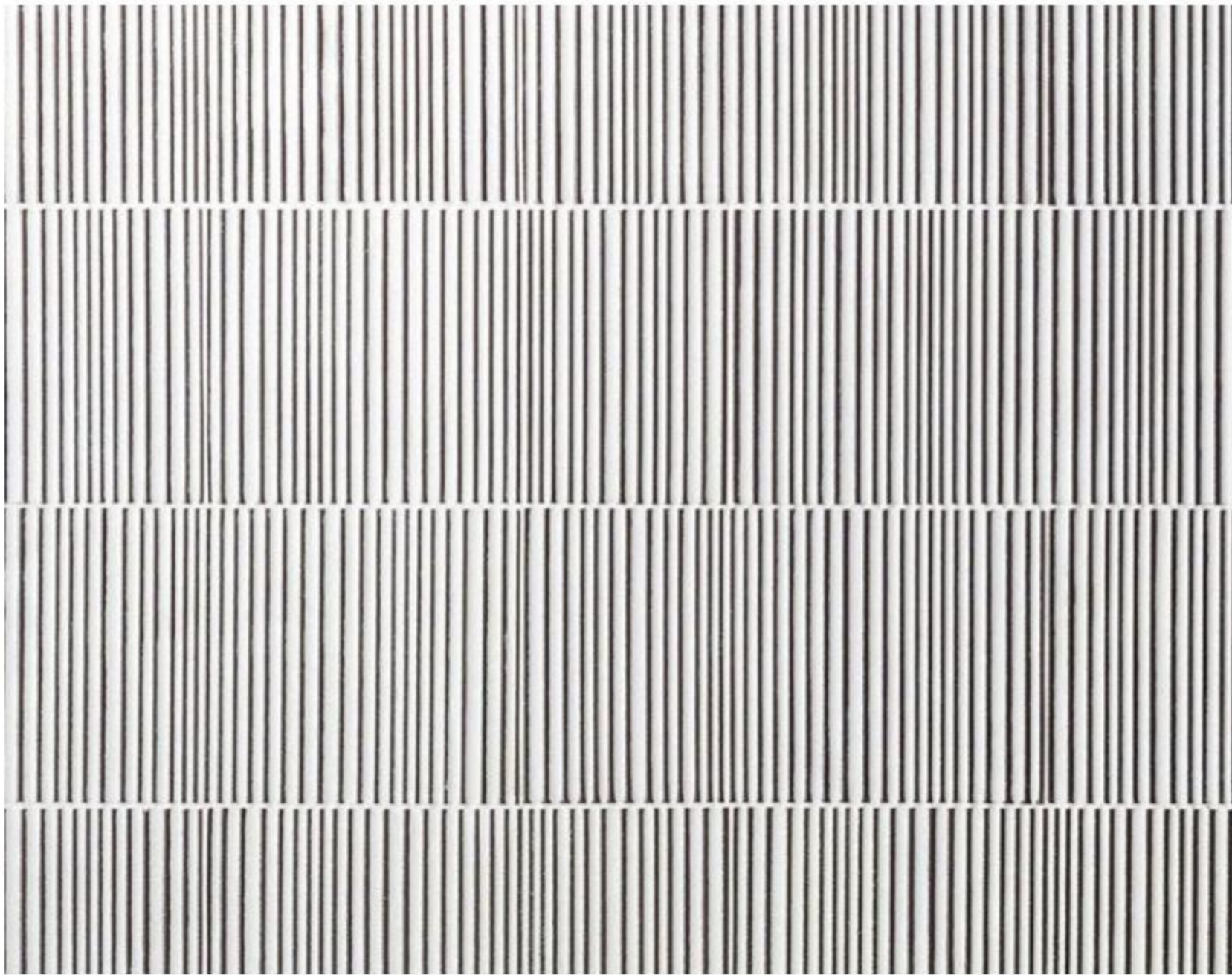




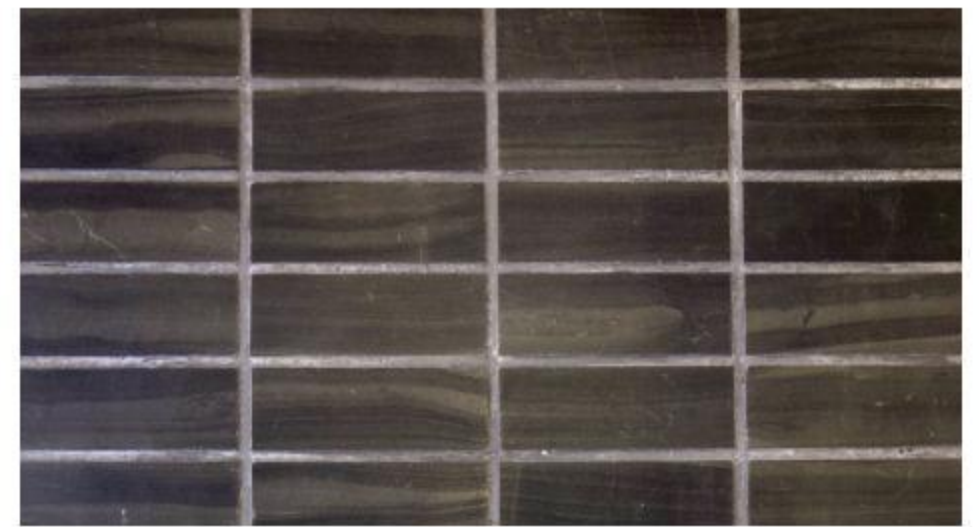
Clockwise from top left: 12"x24" *Exotic Stone Italian* porcelain tile in a matte finished, \$6.75 sq. ft. or 8"x47" sheets, \$7.50 sq. ft. at Kavana Fort Lauderdale. 10"x10" *Multishapes white* in silk finish, \$6 per piece at Kavana, Fort Lauderdale. *Oyster Vena Grigio* polished marble, 12" X 24", \$10.55 sq. ft. at CLAD Tile & Stone, Fort Lauderdale. 12x12 *Haisa marble micro basketweave* mosaic, \$24 sq. ft. at Kavana, Fort Lauderdale



Clockwise from top left: **Avalon Selva**, rough finished, glazed, 2" X 14" porcelain tile, \$33.57 per sq. ft. at Opustone, Fort Lauderdale. **Calacatta Leon** engineered quartz slabs, 2cm thick, run \$28 per sq. ft. at CLAD Tile & Stone, Fort Lauderdale. **Textural, Satin finish** porcelain tile comes in 18" X 48" sheets at \$12 per sq. ft. from CLAD Tile & Stone, Fort Lauderdale. **Idole Tear** white tile 12"X 24" in matte glazed ceramic, \$4 per sq. ft. at Floor & Decor, Pompano Beach



Clockwise from top left: **Arden Galao** porcelain subway tile, 6" X 10", each piece. \$60 per sq. ft. through TileBar.com **Quintessa** honed marble mosaic, \$11 per sq. ft. at [Opustone](http://Opustone.com), Fort Lauderdale. **Platinum terrazzo** honed finish, 24" X 48", \$20 per sq. ft. or 48" X 48", \$23 per sq. ft. at [CLAD Tile & Stone](http://CLAD Tile & Stone.com), Fort Lauderdale. Ivy Hill Tile's **Strait glazed creamie**, 3" X 12" subway tile with a mottled finish. \$7.49 per sq. ft. through Wayfair.com





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VISITING EMILY WHITE'S **WAVELENGTH** INSTALLATION AT FLL'S TERMINAL 1

text John T. O'Connor

IF YOU'VE NOT BEEN to Fort Lauderdale | Hollywood International Airport in a while, you're in for a very pleasant surprise. Nearly complete are a billion, yes *billion* with a *b* dollar's worth of renovations and expansion. About \$330 million went into expansion and rebuilding of Terminal A, including a spectacular, elliptical building sheathed in glass. This structure, designed by the architectural firm, Corgan, finally gives passengers with time between flights a beautiful, open space in which to work, rest or read. Thanks to artist Emily White, it has also become a place to contemplate the effects of light, color and movement on art. And by art we mean *Wavelength*, a massive sculpture of laser-cut and riveted aluminum panels suspended overhead by steel cables, floating over a sea of polished terrazzo.

Wavelength was commissioned by the Broward County Cultural Division in part-

nership with both the Broward County Aviation Department and Southwest Airlines as part of Broward County's progressive "Percent For Art" program.

White, who is an architect as well as an artist, holds degrees from both Barnard College at Columbia University as well as Southern California Institute of Architecture. For *Wavelength*, she was interested in reflecting the hues of water and light specific to Fort Lauderdale and how they transform at different times of the day or under specific conditions. White's separated aluminum panels allow for a sort of spectrum of colors, moving from shades of purple to blue to teal. Thanks to the glass walls that surround it as well as strategically placed LED lights, it is ever changing, mesmerizing and somehow calming... Perfect attributes to muse over when your connecting flight is delayed an hour.



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A CENTURY OF ISLAND LIFE IN LAUDERDALE

BELIEVE IT OR NOT, THERE IS A FASCINATING history to this place — a place we are lucky enough to call home. However, in contrast to cities like Boston, which various institutions have meticulously dissected, chronicled and archived every detail for some 390 years, Fort Lauderdale’s history is sometimes harder to pin down. The rich, interwoven stories about its dramatic development in the 20th century rest with a few knowledgeable authors and the richer than you might imagine collections of the Fort Lauderdale Historical Society, also known by its newer moniker, History Fort Lauderdale.

We’ve always been fascinated by this history, and have spent many an hour poring over 100 year old Sanborn Fire Insurance maps to find early street names. We’ve dug through 100 folders containing the occasional newspaper clipping or developer advertisements from the first set of boom years, the 1920s. We’ve even donned little white cotton gloves to handle negatives from the Gene Hyde photography collection at History Fort Lauderdale to find a glimpse of buildings long lost to the wrecker’s ball. Through reading and digging, we’ve been able to see how the development of Fort Lauderdale, during that first Florida land boom, may have been inspired by the successes of Coral Gables to the south and Palm Beach, to the north. But more importantly we learned the complex story that makes the hundreds of miles of romantic waterfront the heart and soul of today’s Fort Lauderdale.

text John T. O’Connor
photos Sublime Imagery

On the following eight pages is a little of that history, cobbled together for your perusal, along with James Dix of Sublime Imagery’s breathtaking photography of the islands and peninsulas that have become the fabric of this city and the key to what sets it apart. We find, whether on a yacht, water taxi or paddleboard, this city has always been, and will always be, best experienced from the water.





With the Rio Barcelona canal just beyond, the idyllic neighborhood of Sunrise Key is an island with five small peninsulas jutting out from its core.

WHEN HENRY FLAGLER BUILT his famed railroad down through Florida with the hope of creating a new “American Riviera,” the country was entranced by the dreamy visions coming to life in Palm Beach and Miami. Water was a major part of these visions, beginning with the dredging of the

Nowhere did this dreamy style of waterfront living take a stronger hold than in Fort Lauderdale. But our incredible canal system — like most things in life — was all about timing.

“Coast Line Waterway” — now Intracoastal Waterway — simply for commercial transport. After that, the pure romance of waterfront life swept developers up in a vision of communities built using the newly popular Mediterranean Revival style for homes and clubs and public buildings.

Nowhere did this style of waterfront living take a stronger hold than in Fort Lauderdale. But our incredible canal system — like most things in life — was all about timing. By the early 1920s, the public’s imagination about life in Florida was inexorably linked to tropical lushness and whimsical home designs seemingly drawn from sixteenth century Spain and Italy. What better vision for a new sun-drenched Florida village than the canal system of Venice, Italy?

The first glamorous, waterfront development in Fort Lauderdale began in 1921 with the neighbor-





Just to the east of Rio Vista, where the New River meets the Stranahan River, five islands make up the Rio Vista Isles.

hood now known as Idlewyld. Marking the start of the roaring '20s, Idlewyld's developer, M.A. Hott could not have timed it better. Prices on lots of land in sun-drenched South Florida were sometimes literally doubling in one week. "Clearing a title abstract took about 90 days," says Stuart McIver in his book, *Dreamers, Schemers and*

Neck and neck with Idlewyld's development was the first "finger islanding" project, christened in 1921 as Venice, meant to be a high-end development on the south side of Las Olas.

Scalawags, "And lots were selling and reselling two or three times a week."

Neck and neck with this development was the first, true, dredge-and-fill or "finger islanding" project, christened in 1921 as Venice. Charles Rodes began work using this canal building method in Venice, meant to be a high-end development on the south side of Las Olas. Not to be outdone, competing developer William F. Morang and his team began dredging and building Lauderdale Isles and Lauderdale Shores two separate developments that eventually became the Seven Isles neighborhood just north of Las Olas Boulevard. Clearing mangrove swamp and building finger isles, Morang was betting on the success Hott had had with Idlewyld, nearly all of its lots of which had sold out by 1923 according to Susan Gillis, author of *Fort Lauderdale: Venice of Amer-*





Islands like Laguna Terrace and Del Lago Drive in Harbor Beach epitomize the “car at your front door, boat at your back door” lifestyle promoted by developers.

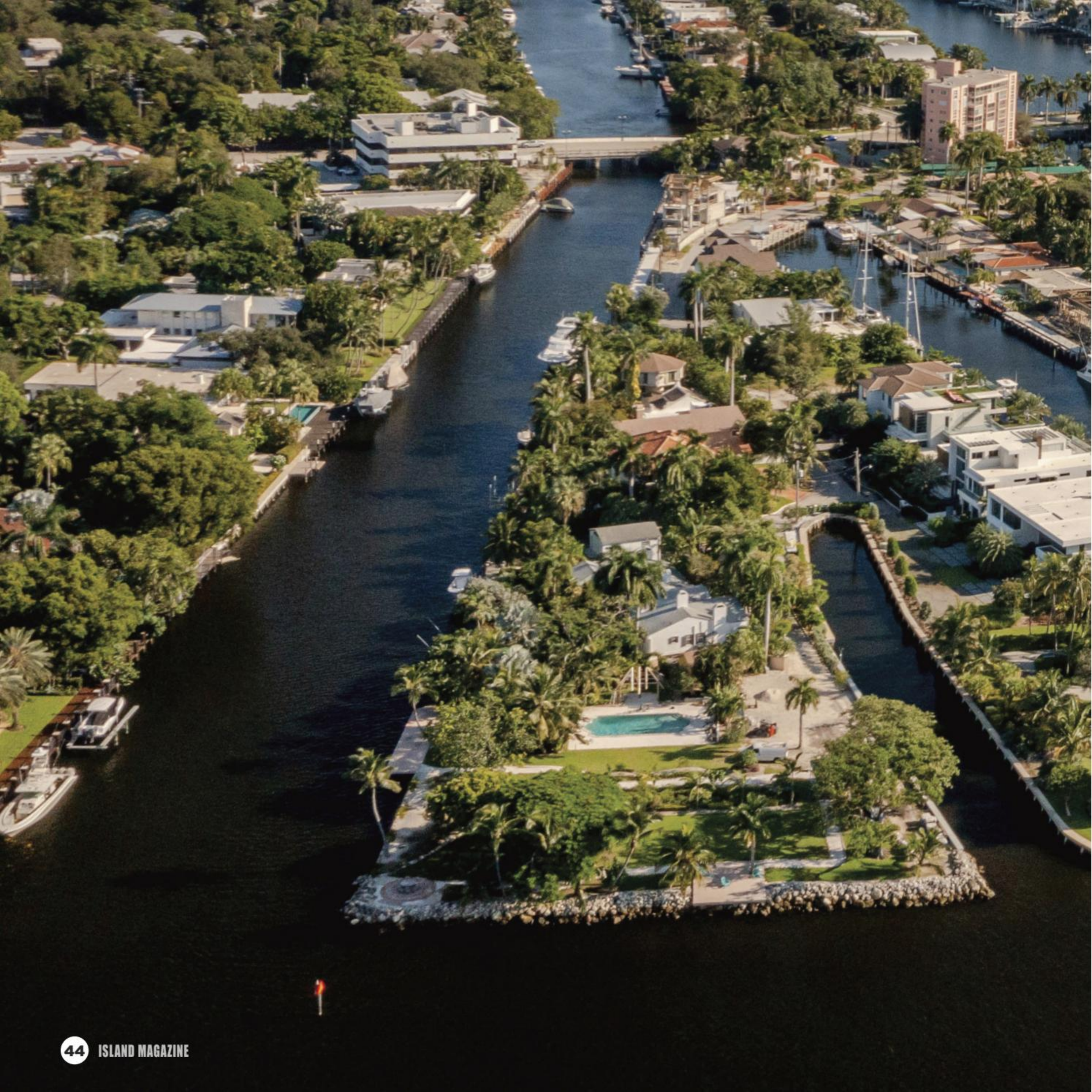
ica. Morang began work on the Rio Vista Isles at about this time, creating finger islands surrounded by languid canals conjuring up images of Spain with names like Rio Alcazar, Rio Granada

Why, you might ask yourself, aren't the canals of the Nurmi Isles, Venice, Coral Isles, or a dozen other waterfront neighborhoods lined with 1920s Italian *palazzi* or Spanish *castillos*?

and Rio Valencia. Buoyed by the land-boom results of developers up and down the state, Morang hired a team to sell this new Florida dream to visitors, a team that in 1925 allegedly employed a young Ray Kroc, later of McDonald's restaurants fame.

Just west of Seven Isles — now known as the Nurmi Isles for the developer who bought the land to redevelop much later — was originally a decidedly grand development — on paper anyway — boasting romantic street names like Boulevard Bolivar, canals with names like Rio Aragon and no less than 22 separate bridges.

Why, you might ask yourself, aren't the canals of the Nurmi Isles, Venice, Coral Isles, or a dozen other waterfront neighborhoods lined with 1920s Italian *palazzi* or Spanish *castillos*? Again, timing is everything. While a number of these actually rose, and a few survive to this day, three things prevented the early build-out: the land bust of





Mola, Isle of Capri and Bontona make up the original “Venice Isles” development, begun 100 years ago by developer Charles Rodes.

1925, the Great Hurricane of September 1926 and soon to follow, the Great Depression. That series of economic gut-punches smacked the last breath out of eager developers who had come to the game just a hair too late. The extended economic downturns turned dreams of isles lined with swirling, Spanish Revival mansions into desolate isles that looked – as one writer put it – as “*barren as a Kansas wheat field in winter.*” That ‘winter’ lasted until the late 1930s. So the miles and miles of tropical canals sat empty, except for a handful of homes for about two decades, only to see a boom again just after World War II.

Today, this magical system, with its estimated 300 miles of waterways in greater Fort Lauderdale, sets this section of the Gold Coast apart from all others. Properties along this system are by far the most sought after and command the highest prices. Depending on where you are in that system, you might find 150 foot yachts and water taxis with no fixed bridge access to the Intracoastal and open ocean beyond, or areas with fixed bridges, allowing for a more peaceful existence of small boats, kayaks, paddleboards or even gondolas. If you’ve never taken a leisurely afternoon floating down these liquid streets, then you’ve never seen this city the way it was truly meant to be experienced — *on water.*



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An artist's rendering of open plan entertaining space in one of the residences at 160 Marina Bay shows the Rio Cervantes just past a private terrace with Rio Barcelona in the background. Occupancy is set for next year.

ISLAND

160 MARINA BAY RISES ON THE ISLE OF VENICE

LIVING

text John T. O'Connor

WITH A FALSE START DURING the roaring '20s, Royal Palm, Nurmi Drive, Fiesta Way and the Isle of Venice were finally completed under a new name, The Nurmi Isles, in the 1950s. Victor Nurmi paid \$250,000 for all four islands, cleaned them up and developed three of the four for single family homes while reserving island 4, known as the Isle of Venice, exclusively for apartment homes and hotels. What made Nurmi's development different than other nearby developments? According to sales brochures, these were *true* islands, only accessible by bridge, with water circulating all around.

That dreamy, romantic vision continues to this day with a number of developments, including the latest to rise, 160 Marina Bay. Considered a boutique development with only 16 luxurious waterfront residences, 160 Marina Bay integrates nicely with its frontage along the Rio Cervantes, making

THE AMALFI MODEL'S OPEN-PLAN ENTERTAINING AREAS HAVE GLASS SLIDERS LEADING TO A WRAPAROUND TERRACE, OF ABOUT 550 SQUARE FEET.

way for a private marina with 14 boat slips for residents' watercraft. With no fixed bridges to the open ocean, the Isle of Venice has always been a boater's paradise, and 160 Marina Bay's working harbor will underscore that connection to the waterways permeating east Fort Lauderdale, extending to the open ocean beyond.

Where other developments on the Isle of Venice have been built with smaller units, that is not the case here. The residences offered here are expansive. For example, the Amalfi model offers three bedrooms, three and a half baths with 2,875 square feet. Its open-plan entertaining areas have extensive glass sliders that lead on two sides to a wraparound terrace, itself about 550 additional square feet. Glass rails are used building wide, to ensure unobstructed views.

Designed by FSMY Architects, known for other boutique-sized residential projects like Cimbrinas Cay and The Palms on Venice, 160 Marina Bay was a team effort, folding in the interior design and finishes work of Miami-based RS3 Designs. So





Clockwise from top right: A twenty-one foot wide kitchen in the Amalfi model is sleek and minimal, open to the dining room and living room beyond. Located towards the quiet end of Isle of Venice, the bilaterally symmetrical facade of 160 Marina Bay is elegance in built form. With all residences overlooking the Rio Cervantes with Rio Barcelona in the distance, this five-story development offers gorgeous water views of the boater's paradise that is east Fort Lauderdale.



while FSMY insured the project would get perks like ten foot ceiling heights with floor-to-ceiling doors and windows, it was up to RS3 Designs to suggest wide-plank wood flooring in all bedrooms and gorgeous, large-format, porcelain tile floors in the entertaining spaces of each residence. As part of the project's meticulous vision of what it truly needed to

THE DEVELOPER, GOLD KROWN VISTA, HAS SWEETENED THE DEAL WITH THESE SIXTEEN RESIDENCES, INTEGRATING SMART HOME TECHNOLOGY, CONTROLLING EVERYTHING FROM LOCKS TO LIGHTING.

be, details like interior doors fitted with hidden hinges, kitchens with sleek, Italian cabinetry and huge walk-in closets all became standard features. Bathrooms were designed with quartz countertops and replaced the overused polished chrome faucets and fittings with those in a contemporary, matte black finish.

The kitchens in these 16 residences are what the Fortune

Development sales team refers to as “chef-inspired.” That translates to top of the line appliances like Sub-Zero refrigerator/freezer, Wolf oven, cooktop and built-in microwave as well as a Miele dishwasher that disappears behind a panel matching the cabinetry.

The developer, Gold Krown Vista, has sweetened the deal with these residences, integrating Smart Home technology, controlling everything from locks to lighting, air conditioning and heating. All of the lighting is controlled by a Lutron system, and the developers have added a private, self-service package locker system that even has a refrigerated unit located just off the lobby.

With direct, keyed elevator access directly into each foyer, two garage parking spaces per unit and the ability to snag one of the 14 boatslips, this small-scale project is something Victor Nurmi could not have — even in his wildest dreams — conjured up. From every aspect, from overall design to livability, this project checks all the boxes.



2021 / 22

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Piazzolla: *The Four Seasons of Buenos Aires*
(*Las Cuatro Estaciones Porteñas*)
Featuring Siwoo Kim, violin

Mussorgsky: *Pictures at an Exhibition*

Berlioz: *Roman Carnival Overture*

HANDEL'S MESSIAH | WED., DEC. 1, 2021 | 7:30PM



Handel: *Messiah*

Featuring Neil Nelson, bass baritone; Martin Nusspaumer, tenor; Brittany Graham, soprano; Rehanna Thelwell, mezzo-soprano; and the South Florida Symphony Chorus

Bach: *Triple Concerto in A Minor*

MASTERWORKS III | WED., JAN. 19, 2022 | 7:30PM



Tchaikovsky: *Symphony No. 6 in B minor, Op. 74, "Pathétique"*

Gottsch: *Princess Yurievskaya*

World Premiere

MASTERWORKS IV | WED., MARCH 23, 2022 | 7:30PM



Mozart: *Concerto for Two Pianos in E-flat Major, K.365.* Featuring Catherine Lan & Tao Lin, piano

Mendelssohn: *Symphony No. 3 in A minor, Opus 56, "Scotch"*

Rossini: *The Italian Girl in Algiers Overture*

MASTERWORKS V | WED., APRIL 27, 2022 | 7:30PM



Beethoven: *Symphony No. 3 in E-flat Major, "Eroica"*

Copland: *Clarinet Concerto*
Featuring David Shifrin, Clarinet

Mahler: *Adagietto from Symphony No. 5*

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Paradise Found

A perfect reflection of Fort Lauderdale life, both inside and out.

TAKE A LOOK AT THE COVER OF THIS MAGAZINE again for just a second. Go on... I'll wait. What we saw when images of this exceptional, five bedroom home landed on our layout table, was a residence that reflected in design, layout, interior fittings and furnishings, the very best of Fort Lauderdale. We dare to say this home is Fort Lauderdale.

Perched on a point lot that looks over the New River to the north, the Intracoastal Waterway to the east, and Rio Alcazar to the south, the 5,278 square foot residence is wrapped by 348 linear feet of waterfront, reveling in the island life created here 100 years ago. Its architecture is welcoming from its street frontage with whitewashed walls, metal seamed roofs and sprawling, coral stone paved parking court. Nevertheless, it hits its high note with entertaining spaces facing the water. Perched high on its lot, the home erases the line between indoor and outdoor space via walls of stacking sliders that open the home to nature and lead to covered terraces and outside rooms, including an outdoor kitchen. Open to the sea breezes but sheltered from the rain, these spaces, in turn, spill down a curving set of coral stone steps to a resort-style pool and hot tub finished in an elegant French gray tone.

It's clear at every turn that this home is in love with its setting. Nothing takes precedence over nature here. The current owner has furnished exterior spaces with classic pieces like those from Richard Schultz' 1966 collection, augmenting them with contemporary pieces. A tropical landscape containing Coconut,



Huge expanses of glass, and an eye level view of boats cruising the waterways is coupled with deep, slipcovered furnishings, all of it suggesting the ideal, Floridian life.



Handle-free cabinetry and professional grade appliances work in tandem with engineered quartz countertops and discreet LED lighting in the home's kitchen.





Phoenix, Fan and Banana palm is bolstered by Bird of Paradise. A naturally flowing groundcover caresses the terraces and curving staircase with a mix that includes Foxtail Agave, Xanadu philodendron and more.

This “pride of place” extends to interior spaces as well. Instead of porcelain tiled floors or polished terrazzo, this home, currently offered by Julie Jones-Bernard of Florida Luxurious Properties, goes for a softer, warmer look with floors of European white oak throughout. The white background of each room seems to bow to the framed views of tropical foliage or rippling waters.

The open living room is a celebration of volumetric space, Ecru slipcovers wrap the sofa and lounge chairs, their soft, down-filled pillows urging visitors to toss their shoes and get comfortable. When the weather cooperates, this room and others are left open to the breezes. In this space and elsewhere, materials like unbleached linen and sisal convey the home’s relaxed aesthetic. No need for crystal chandeliers and baroque drapery here... Make no mistake, this tranquil dressed down look is — thankfully — representative of what Fort



ABOVE: With its floating staircase and indirect light, the entry hall was chosen as display space for a series of sculptures and *Circus*, a tapestry by Alexander Calder. **BELOW:** The primary bathroom is both luxurious and absolutely minimal. Natural stone used for the floating vanity is coupled with sinks and faucets from Waterworks.





Banana palm, Foxtail Agave and Xanadu philodendron frame a cascading, curved staircase of natural Caribbean Coralina, more commonly referred to as coral stone or keystone. Terraces on this island-inspired house are wrapped in glass railings.

Lauderdale — left to its own devices — wants to be. Even the home's kitchen, with its professional grade Wolf gas range, dual Sub-Zero refrigerators and expansive work island faces the open waters to the east. Recessed LED lighting and exceedingly simple, linear HVAC vents help keep the space clean and crisp. Continuing this uncluttered, almost minimalist connection between architecture and interior design, the current owners use the entry hall as a gallery space, its sculptural, sun-drenched staircase leading to the 2nd level, family quarters.

Sited on an oversized lot of nearly three quarters of an acre, this property also includes a tree-shaded and character-filled guest bungalow. Add to this a wooden terrace that juts out over the waterway and protected boatslip that is cut into the property and ready for a craft of up to 36 feet and you get the idea. It's all here. Just bring a toothbrush and some sunscreen and let your Fort Lauderdale life begin.



AubergePH1601.com | \$9.9M*
4 BR | 6.1 BA | Oceanfront



1715Southeast12thCourt.com | \$7.95M*
6 BR | 6.2 BA | WF: 80'±



2424AquaVistaBlvd.com | \$7.9M*
5 BR | 5.2 BA | WF: 97'±



2325Northeast27thStreet.com | \$5.695M*
6 BR | 5.3 BA | WF: 92'±



LasOlasBeach Club2901.com | \$4.895M*
4 BR | 4.1 BA | Oceanfront



Paramount1606.com | \$3.195M*
3 BR | 3.1 BA | Oceanfront

*Last List Price



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Designer Richard Schultz,
photographed next to his
1966 Collection for the Knoll
Always Modern ad campaign.



A Well-Designed Life

Richard Schultz 1926 - 2021

text Hilary Lewis

THE BEST-LOOKING CHAISES I HAVE EVER had the pleasure of living with were a set of white 1966 Collection Adjustables on loan from friends. They were not just gorgeous pieces of furniture, reminiscent of the most stylish poolside furniture at mid-century in Palm Springs or South Florida, these were direct reminders of the brilliance of Richard Schultz, the innovative and elegant designer who began his career at Knoll in 1951. This followed his education at Chicago's Institute of Design, as close to a Bauhaus education as a Midwestern man could get. At Knoll he would first assist Harry Bertoia and then go on to create his own own landmark pieces such as the Petal Table (1960) and the full suite of 1966 Collection chairs, tables and loungers.

Due to some good fortune, I got to know Dick Schultz via his son Peter, an architect who would run the firm Schultz formed following his departure from Knoll. (Knoll would eventually reacquire the line.) I met with Schultz and his wife Trudy a number of times, each extremely memorable. In 2016, after Trudy's passing and just as the famed Four Seasons Restaurant in New York was about to close its doors at the Seagram Building due to a change of ownership, I was lucky enough to have one more lunch with the ever delightful and energetic Schultz. At one of those wonderful round tables in the Grill Room, surrounded by sofas by

Florence Knoll, chairs by Ludwig Mies van der Rohe and tables by Eero Saarinen -- all now available at today's Knoll -- a group of us listened with rapt attention as Schultz, just shy of his 90th birthday, told marvelous tales of the early days at Knoll and about his current plans to produce a book about his ideas and design. That publication, *Form Follows Technique: A Design Manifesto*, would be released a few years later.

At Knoll he would first assist Harry Bertoia and then go on to create his own landmark pieces such as the Petal Table (1960) and the full suite of 1966 Collection chairs, tables and loungers.

In early October, Schultz passed away at 95. He left behind several generations of family and a beautiful legacy of design, much of which feels as fresh today as it was when he first presented those early collections. A modern force from the start, Schultz never lost his powerful eye nor his drive. But where is a restaurant filled with his pieces? Let's find that, book a table and raise a glass to Schultz and his gorgeous lines and form.

Hilary Lewis is the Chief Curator and Creative Director at The Glass House in New Canaan, Connecticut.

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SAVANNAH

A BEAUTIFUL WOMAN STEPS OUT

SPARED DESTRUCTION IN THE CIVIL WAR and urban development for nearly a century, Savannah, the original capital of Georgia, boasts 18th-century architectural riches including 22 gorgeous squares in the historic downtown, brimming with monuments, giant oak trees, and a Southern-Gothic feel. With an infusion of energy and capital starting in the 1980s through today, Savannah is evolving. Sure, you'll find horse-drawn carriages evoking past grandeur, but you'll also find SCAD, the Savannah College of Art and Design **scad.edu** which has meticulously restored scores of buildings to their original splendor and reinvigorated Savannah with a diverse, creative student body, thought-provoking art exhibits and numerous important cultural events — including the Savannah Film Festival **filmfest.scad.edu** held annually in late October. The “Hostess City of the South” is sashaying briskly forward, no longer gazing longingly back.

The landmarked Owens-Thomas house, one of the nation's finest examples of English Regency architecture, is open to the public courtesy of Telfair Museums.



Famously described as a “beautiful woman with dirt on her face” by the multi-hyphenate Lady Astor in 1946, Savannah is more New Orleans than Knoxville. You’re encouraged to walk along River Street and throughout the historic district and its famous parks, including Forsyth, the best known. And you’re permitted to drink alcohol openly while doing so.

ARCHITECTURE BUFFS: Skip the cartoonish outings, and book a fantastic, informative walkabout with Jonathan, the owner of Architectural Tours of Savannah architecturalsavannah.com who doesn’t shy away from contemporary design and controversies. On a historic note, with cotton and rice the main

crops that fueled Savannah’s early rise, visitors should consider the enslaved people whose uncompensated labor powered the antebellum economy. The Telfair Museums telfair.org tell part of this story.

The best times to visit are spring and fall. Avoid summers which are far too hot and crowded. This outdoor, walkable city remains temperate with camellias blossoming right through Christmas. Savannah Music Festival savannahmusicfestival.org/about-smf returns March 24-April 9, spread across numerous beautiful outdoor venues and restored performance spaces. It’s been growing every year and many nearby restaurants expand their hours and vary their menus to align with the schedule and spirit of the festival.

SLEEP WITH THE BEST Stay downtown within walking distance or an easy Uber/Lyft from most of our recommendations. Perry Lane Hotel, perrylanehotel.com a new property midway between River Street and Forsyth Park, offers superb service, free bikes, contemporary design, and the Peregrin rooftop bar with unrivaled views of the historic district. A few minutes away on foot also in the heart of the historic district, the more economical Desoto Hotel thedesotosavannah.com is a classically designed option with a large gym. A few minutes north, nearer the river: The Kimpton Brice bricehotel.com features chic, contemporary rooms (some with private balconies), a fitness center, outdoor pool, a rustic Italian restaurant, and a complimentary evening wine hour. The Drayton Hotel, thedraytonhotel.com a

The Peregrin rooftop lounge at the Perry Lane Hotel is the perfect spot for enjoying a charcuterie board, a drink, and a gorgeous view of the historic district.



Angélique Kidjo performs at the Savannah Music Festival in 2019. Photo: Elizabeth Leitzell.



boutique accommodation in a restored 19th-century mansion, features understated luxurious rooms with exposed wood floors and one of our top restaurant recommendations.

A SIZZLING DINING SCENE EVOLVES Though locals generally avoid downtown's touristy hubbub, they'll make an exception for St. Neo's Brasserie **saintneos.com** at the Drayton spotlighting steak, super fresh local seafood, and divine cocktails. Occupying a restored 1938 art deco Greyhound Bus Terminal, The Grey Restaurant **thegreyrestaurant.com** is helmed by Mashama Bailey, the first Black female executive chef to win a James Beard Award, and offers flavors that are "deep, layered, and soulful." Reservations are hard to obtain so book here once you finalize your trip. Experience consistently great Savannah dining at the

Olde Pink House. **theoldepinkhouserestaurant.com** It's not quite silver-dome service but it's high end, located in a gorgeous mansion full of fine antiques, with live music in the cellar tavern. Out of the way and tricky to find, the Wyld Dock Bar **thewylddockbar.com** rewards your effort with the best riverside dining and the freshest seafood in town. Reserve when the tides are rising; otherwise, you may be met with a swampy, buggy reception.

FRIENDLY AND MUSICAL To get a sense of the energy of contemporary nightlife, pop into the Savoy Society, **savoysociety.com** just around the corner from the Perry Lane Hotel. It's really hopping, and though it skews young (20s/30s), all ages are welcome. A block away Original Pinky Masters **originalpinkies.com** delivers an authentic dive-bar experience despite its recent renovation. For our LGBTQ readers (and allies) there is one gay bar, Club One **clubone-online.com** which was nearly ruined by hordes of looky-loo tourists and bachelorettes clamoring to see Lady Chablis look-alikes and other drag performers; however, it's being gradually reclaimed by a younger generation of queers returning to in-person venues, especially on Thursday nights. Find lots more up-to-date information at **VisitSavannah.com**.

NYC-based Ed Salvato is a freelance travel writer, instructor at NYU and the University of Texas at Austin's NYC Center, and a tourism marketing specialist.



Flounder Almondine from Wyld Dock Bar is finished with browned butter, almonds and thyme, and served on top of broccolini and grits.



The Grey Restaurant, located in a transformed Greyhound station, is one part Edward Hopper, two parts Jazz Age and three parts delicious.

The dance floor at Club One — Savannah's only multi-level, LGBTQ nightclub — still packs them in for both dance and cabaret performances.





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www.LRRoF.org



Miley, Adopted August 2017

FOR A QUICK HISTORY OF THE LIME RICKEY, venture over to Wikipedia. There, you'll see that the original drink has been around since 1883 when Colonel Joe Rickey

Hunters Nightclub: Where Brandon mixes up a mean Raspberry Lime Rickey

asked a bartender at Shoomaker's in Washington, D.C. to squeeze a lime into his "mornin's morning," a concoction of Bourbon, ice and soda water. The drink has morphed several times since those days, moving from Bourbon to gin to vodka, but always in a highball glass.

Fast forward 140 years and you'll find variations galore. We just discovered a cool, indulgent one at Hunters Nightclub in Wilton Manors. This long-established venue — with a twin in Palm Springs, California — has been a welcoming space celebrating diversity in the LGBTQ community for decades, and prides itself on skillful bartenders who really do rise to the level of mixologists. Our bartender Brandon is proud to be one of these, and at a recent happy hour was featuring his special take on the Rickey, in this case, conjuring up a raspberry lime variant made with vodka, raspberry purée, freshly squeezed lime juice, and a splash of soda to provide some bubbles. Poured over ice in a requisite Highball glass and

Hunters Nightclub garnished with a wedge of fresh
2232 Wilton Drive lime, it was heaven in a glass.
Wilton Manors, FL This one is a keeper.
954 630.3556



Fragrant with its garlic and butter, shrimp scampi is simmered in a sauce made with white wine that begs to be served over pasta.



GAMBERETTI SCAMPI SEMPLICI !

{SHRIMP SCAMPI MADE SIMPLE}

Up North, by the time November rolls around and leaves crunch under your feet, you await the first snowfall, and dream of meals like Shepherd's Pie or chili. In South Florida, where it's still a breezy 75 degrees, and that balmy, let's-eat-outside weather calls for something different.

As luck would have it, November is peak season for small and delicious gulf shrimp. Harvested just off the Florida coast, these are the perfect size for Scampi. These local delicacies are available fresh, at the Sea Salt Fish Market in Fort Lauderdale. So then, why not serve up a fabulous Shrimp Scampi, redolent of garlic, white wine and butter, and served over linguine? While you're at it, break out a good, crisp, chilled pinot grigio. You've just whipped together, in about ten minutes, a mouthwatering regionally inspired meal. As Lidia Bastianich would implore, "*Tutti a tavola a mangiare!*"

INGREDIENTS

2 tablespoons olive oil
 4 tablespoons butter
 6 garlic cloves, minced
 1 1/4 pounds small Gulf shrimp
 {these are sold at Sea Salt Fish Market
 shelled, with the tails taken off}
 1/3 cup dry white wine
 Salt and freshly ground pepper (to taste)
 1/4 teaspoon peperoncino flakes (to taste)
 3 tablespoons freshly squeezed lemon juice
 2 tablespoons chopped parsley
 8 ounces fettucine, linguine or spaghetti

COOKING INSTRUCTIONS

In a large pasta pot, boil 2 quarts salted water and, when boiling, start your pasta. Simultaneously, heat olive oil and 2 tablespoons of butter in a large skillet. Add the shrimp, season with salt and pepper to taste and sauté for 1-2 minutes on one side (until just beginning to turn pink), then flip. Add the minced garlic and sauté another 30 seconds to 1 minute.

Pour in wine, add peperoncino flakes and simmer for about 90 seconds or until liquid is reduced by half. Stir in the rest of the butter, the fresh lemon juice and most of the parsley, reserving a few pinches to sprinkle over the plated scampi. Shrimp should be just opaque and firm, and then take the skillet off the heat.

Drain the pasta, place back in the pasta pot, pour the shrimp and its sauce over the pasta and gently mix. Serve in pasta bowls and sprinkling the remaining parsley over each. Traditional or not, we like freshly grated Parmigiano Reggiano with this dish.

LOOKING AHEAD



Colee Hammock | 1308 SE 2 Street
Under Construction | 3509 Total SF
Roof Top Terrace | 3BR/3.5BA | Elevator
Covered Porch | Street Side Location | 2-CG | Pool



Colee Hammock | 1310 SE 2 Street
Under Construction | 3198 Total SF | Roof Top Terrace
3BR/3.5BA | Elevator | Covered Porch
Lane Side Location | 2-CG | Pool



Victoria Park | 1765 NE 6 Ct
Under Construction | Classic Design | 5BR/5.5BA
Den | 1st Floor BR Suite | Side Porch | Pool | 2-CG



Victoria Park | 629 NE 18 Avenue
Under Construction | Modern | 5BR/5.5BA
6054 Total SF | Wine Room | Den
1st Floor BR Suite | 2-CG
Covered Terrace w/Waterfall Wall Feature - Pool



Las Olas | 215 SE 10 Terr | Under Construction
The Industrial | 2967 Total SF | 3BR/3.5BA | Den
Elevator | Pool | 2-CG | Roof Terrace



Las Olas | 1011 SE 2 CT | Under Construction
The Industrial | Las Olas | 2967 Total SF
3BR/3.5BA + Den + Elevator
Roof Top Terrace | Pool | 2-CG



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The Coral Isles: From mangrove swamp to glamour central.

WALK EAST FROM DOWNTOWN ON LAS OLAS Boulevard and eventually you come to what is truly quintessential Fort Lauderdale. On your left and on your right a series of islands and peninsulas that are home to some of the finest homes in the city. Over the decades,

THE ISLES FLANKING E. LAS OLAS BETWEEN THE BRIDGE AND THE MOLA CANAL WERE DEVELOPED IN GROUPS, EACH BECOMING ITS OWN LITTLE ENCLAVE YEARS AGO.

locals have blurred the history of this area, referring to all 25 or so isles and peninsulas as The Las Olas Isles. Truth be told, the isles flanking Las Olas Boulevard between the bridge and the Mola

Canal were several developments that each became their own little enclave. On the north side of Las Olas, Lauderdale Isles and Lauderdale Shores, (now known as Seven Isles) were joined on the south side of Las Olas by Venice, Riviera Isles and the Coral Isles, rising from what had been a mangrove swamp.

Using a dredge and fill technique to quickly create these individual finger-islands, developers of the 1920s must have been aware of the success of the romantic visions rising in Coral Gables to the south and Palm Beach island to the north. The visions they dreamt up and toiled to create here were also decidedly grand... that is, before the land bust and subsequent Great Depression smacked the last

Above: With no fixed bridges between the Coral Isles and the open ocean, this neighborhood has become a yachting paradise.

On The Market in The Coral Isles



Address: **541 San Marco Drive**
 Description: **4 bed, 5.5 bath, pool, waterfront**
 Size: **5,189 Square Feet**
 Asking Price: **\$3,750,000**
 Listing Agent: **Liz Caldwell**
 Company: **Compass**
 Contact: **954.210.7040**



Address: **628 Coral Way**
 Description: **6 bed, 7.5 bath, pool, waterfront**
 Size: **8,365 Square Feet**
 Asking Price: **\$7,895,000**
 Listing Agent: **Che Nelson**
 Company: **Fidelity Real Estate, Llc**
 Contact: **786.715.8180**



Address: **511 San Marco Drive**
 Description: **5 bed, 4.5 bath, pool, waterfront**
 Size: **6748 Square Feet**
 Asking Price: **\$5,100,000**
 Listing Agent: **Solomon Bendayan**
 Company: **Virtue Realty, Llc.**
 Contact: **305.925.0233**

breath out of eager developers. Those two economic blows turned dreams of isles lined with swirling, Spanish Revival mansions into desolate isles that looked — as one writer put it — as “barren as a Kansas wheat field in winter.” That ‘winter’ lasted until the late 1930s.

The Coral Isles, although dredged and filled during the 1920s, lay fallow until 1937. The development’s new principal, Tom Stilwell, held onto the Mediterranean theme of earlier proposals, albeit with an Italian accent. As part of Coral Isles’ marketing, its canals were named Lido, Luna, Venezia and San Marco, and by November of 1937, its lots were once again readied to hit the market, priced from about \$3000. The first home was begun that month, designed by Miami architect Carlos Schoeppl. Advertising materials waxed on poetically about “stately, symmetrical Royal Palms” and a waterway Stilwell rechristened (in a bit of marketing genius) as the “Intracoastal Yacht Waterway.” Homes were restricted to have a minimum cost of \$8500, and plans were available for homes ranging from \$10,000 to \$20,000 — very high end for 1937.

Today, it’s easy to spot which peninsulas make up the Coral Isles, as massive coral stanchions surmounted by cast eagles mark the

entries to Coral Way, San Marco Drive and Lido Drive along E. Las Olas Boulevard. And, as far as Stilwell’s original Mediterranean vision, a lot of that eventually did happen, although not until the turn of the 21st century.

Architecturally, the Coral Isles are like a survey of the decades. There are gorgeous, well-preserved homes dating from the 1930s, a few mid-century ranch-style homes that have somehow escaped demolition, and of course the massive, Mediterranean Revival homes that were all the rage around the turn of this century. In the past five years or so, some spectacular Modernist homes have also made the Coral Isles their home.

On the market as we go to press were only a small handful of properties. These range from a four bedroom, five and a half bath home with 140 linear feet of deep water frontage asking \$3,750,000, to an under construction point lot home with six bedrooms, seven and a half baths, and weighing in at a whopping 10,160 square feet. That property offers 277 linear feet of deep water frontage, and comes complete with mega yacht dockage... but with an asking price of \$29,000,000, we’d say that’s pretty much to be expected.

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Recently Sold in The Coral Isles



Address: **530 San Marco Drive**
Description: **6 bed, 6.5 bath, pool, waterfront**
Size: **6,494 Square Feet**
Asking Price: **\$5,895,000**
Sale Price: **\$6,000,0000**
Listing Agent: **Alicia Walker**
Company: **Walker Realty & Investments**



Address: **620 Coral Way**
Description: **6 bed, 7.5 bath, pool, waterfront**
Size: **4,984 Square Feet**
Asking Price: **\$3,995,000**
Sale Price: **\$3,500,000**
Listing Agent: **Tim Elmes**
Company: **Compass**



Address: **319 Coral Way**
Description: **6 bed, 5.5 bath, pool, waterfront**
Size: **5,774 Square Feet**
Asking Price: **\$2,875,000**
Sale Price: **\$2,875,000**
Listing Agent: **Tim Elmes**
Company: **Compass**

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One of the original models offered to buyers in the early 1960s was “The Ambassador”. This example has recently undergone a meticulous renovation.

Imperial Point: The British Invasion... 60 years later

text Maria Sanchez

IN FEBRUARY OF 1962, FIRST LADY Jacqueline Kennedy took television viewers on the first televised tour of the White House. By 1963, a loaf of bread cost 20 cents and new-fangled seat belts made their first appearance in cars. And, although The Beatles wouldn't become an American obsession until 1964, the invasion of all things hinting of the British had hit Fort Lauderdale with the marketing of a new neighborhood, suggestively named Imperial Point. Located just north of NE 56th Street and west of N. Federal Highway, Imperial Point was the brainchild of developers Jack Gaines and Burt Haft, who were also responsible for dreaming up The Landings, a neighborhood along the Intra-coastal to the east. Model homes for The Landings were com-

pleted along N. Federal at 55th Street in 1962, resulting, no doubt, in interest in both neighborhoods.

BUYERS IN THE MID-1960S SPENT BETWEEN AROUND \$25,000 FOR A NEW POOL HOME HERE, ABOUT HALF OF WHAT THEY WOULD HAVE HAD TO PAY TO BUY INTO THE LANDINGS.

Marketing materials for the original homes offered to Imperial Point buyers — while boasting of interiors with every modern convenience — show exteriors that were moving away from Modernism towards more picturesque arrangements that in-

On The Market in Imperial Point



Address: **5850 NE 22nd Avenue**
 Description: **2 bed, 2 bath, pool**
 Size: **1,541 Square Feet**
 Asking Price: **\$748,000**
 Listing Agent: **Ryan Critch**
 Company: **Ryan Critch Real Estate**
 Contact: **561.886.7476**



Address: **5990 NE 22nd Way**
 Description: **4 bed, 2 bath, pool**
 Size: **2,266 Square Feet**
 Asking Price: **\$849,900**
 Listing Agent: **Gille Rais**
 Company: **Coldwell Banker Realty**
 Contact: **954.304.1579**



Address: **6230 NE 19th Avenue**
 Description: **3 bed, 2 bath, pool, waterfront**
 Size: **1,664 Square Feet**
 Asking Price: **\$959,000**
 Listing Agent: **Leonardo Fernandez**
 Company: **Platinum Properties Intl.**
 Contact: **954.914.5149**

cluded pitched roofs, mullioned windows with shutters and gentle arches. In keeping with their decidedly upscale approach, the marketing team gave the models names like The Bristol, The Parliament, The Victoria and The Cambridge. Buyers at that time spent between around \$25,000 for a new pool home here, about half of what they would have had to pay to buy at The Landings, Haft & Gaines' premium project on the Intracoastal.

Today, residents of this meticulously maintained enclave are within walking distance of top schools, restaurants, and shopping, and are but a short drive to Lauderdale by the Sea. At its northeast corner is a Whole Foods, the sprawling Broward Health Imperial Point Medical Center, and the 1.2 acre Dottie Mancini Park tucked just behind. Streets here, unlike most other neighborhoods in Fort Lauderdale, were planned from the very start with sidewalks, and in many spots, a mature tree canopy shades homes and creates peaceful streetscapes.

Homes here continue to increase in value with 1,500 square foot pool homes now often bringing in north of \$700,000. If you are

lucky enough to snag one of Imperial Point's handful of waterfront homes in its northwest quadrant, the price could be over the \$1,000,000 mark.

For those who fall in love with this neighborhood, but for whom a \$700,000 residence is an intangible dream, fear not. Located on the perimeter of Imperial Point are numerous co-op and con-

1,500 SQUARE FOOT POOL HOMES OFTEN BRING IN NORTH OF 700K WHILE IMPERIAL POINT'S HANDFUL OF WATERFRONT HOMES CAN BE OVER THE \$1,000,000 MARK.

dominium buildings where a typical one-bedroom, one-bath unit is often still listed at under \$100,000. These communities too, often follow the aesthetic path of Imperial Point's original design team, boasting pediment topped entries, decorative shutters and Sporting names like "The Georgian Court" and "Imperial Point Colonnades" we're certain, they too would be approved by Mr. Haft and Mr. Gaines.



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Recently Sold in Imperial Point



Address: **1840 NE 59th Court**
 Description: **3 bed, 2 bath, pool**
 Size: **1,911 Square Feet**

Asking Price: **\$645,000**
 Sale Price: **\$655,000**
 Listing Agent: **Ralph Harvey**
 Company: **List With Freedom**



Address: **2167 NE 58th Street**
 Description: **4 bed, 2 bath, pool**
 Size: **2,353 Square Feet**

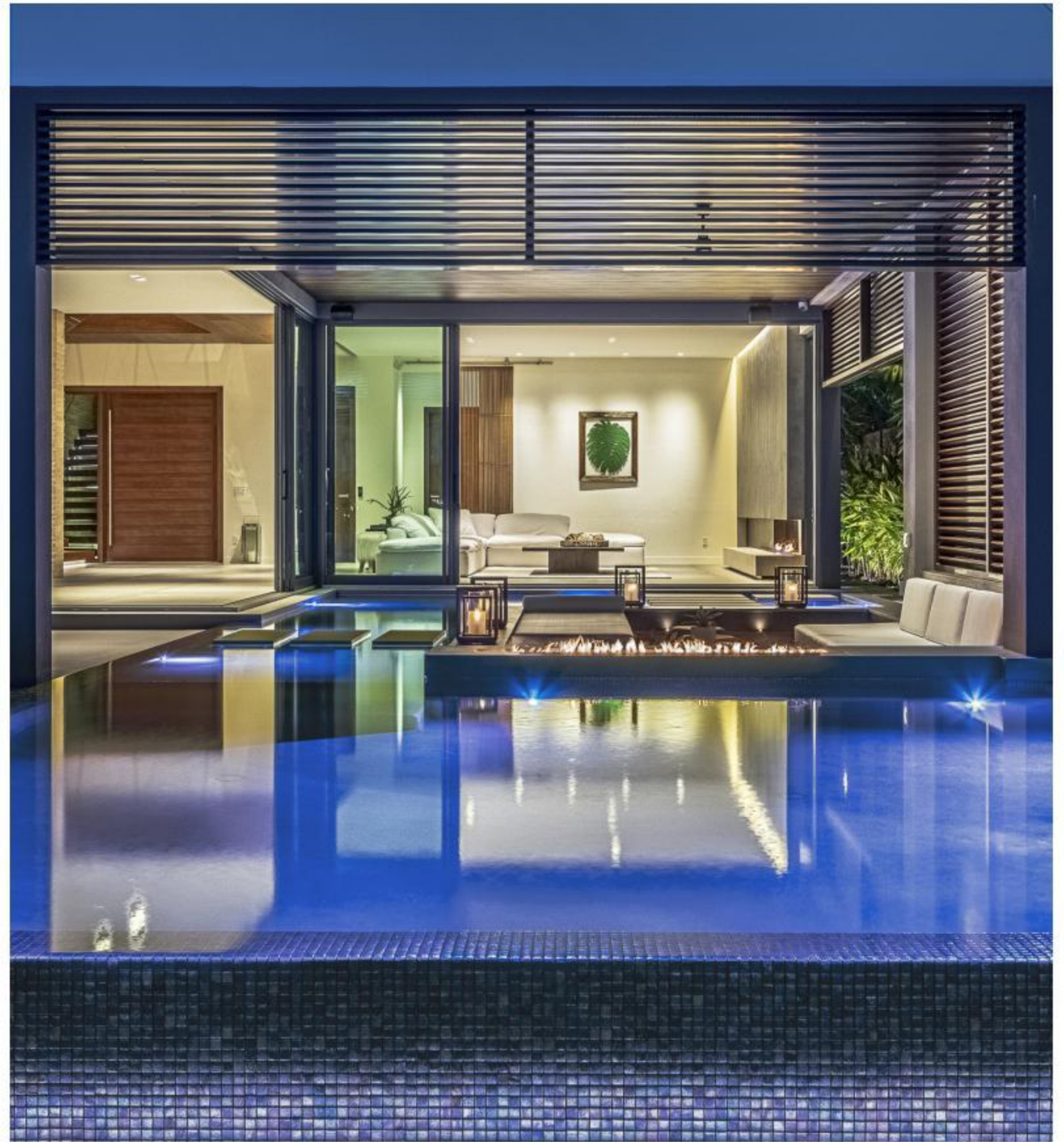
Asking Price: **\$785,000**
 Sale Price: **\$800,000**
 Listing Agent: **Gayle Borden**
 Company: **Coldwell Banker Realty**



Address: **2040 NE 65th Street**
 Description: **4 bed, 3 bath, pool, waterfront**
 Size: **2,393 Square Feet**

Asking Price: **\$1,500,000**
 Sale Price: **\$1,275,000**
 Listing Agent: **Aaron F. Buchbinder**
 Company: **Compass**





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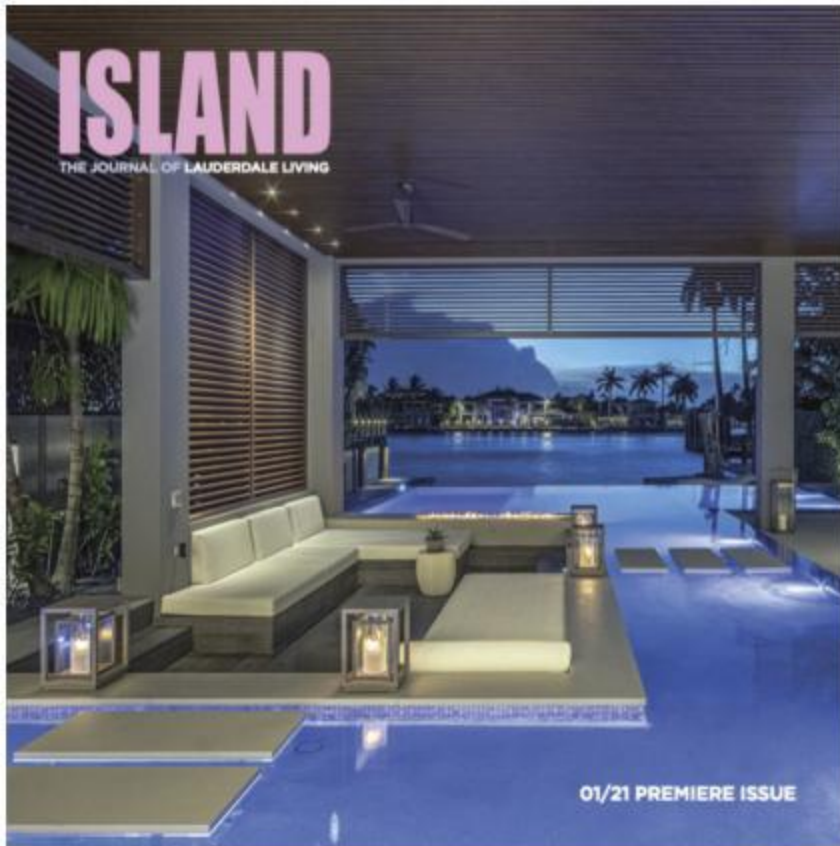
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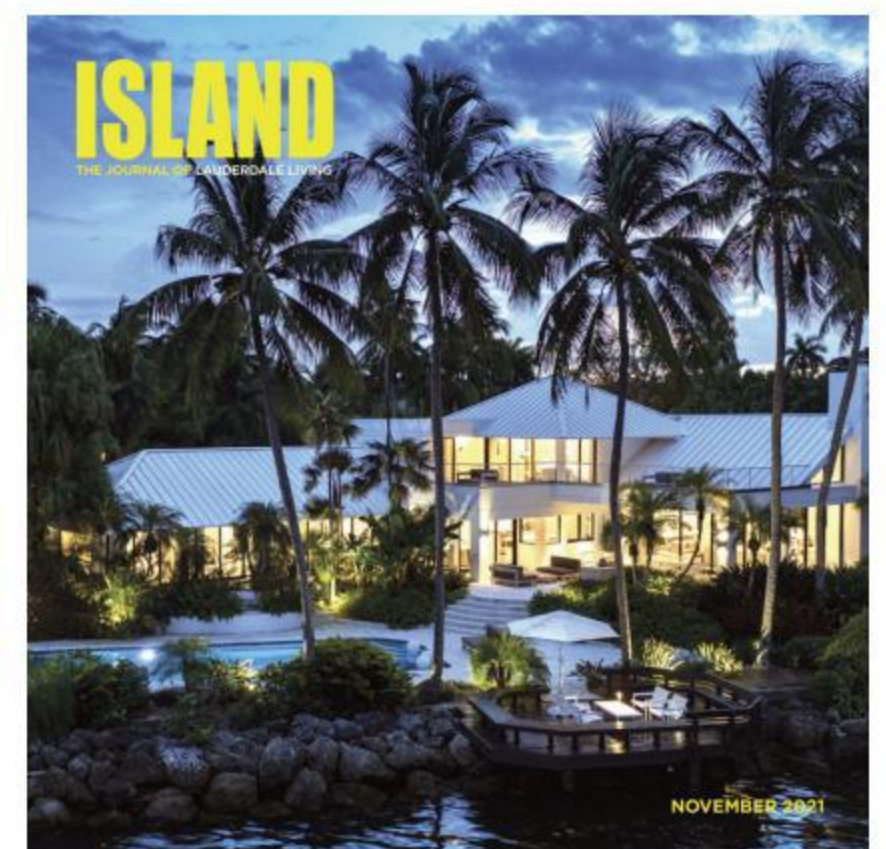


LONG A BASTION OF CLASSICISM, with imposing columns and heavy-handed detailing, the American bank building underwent a rapid evolution after WWII, reflecting massive changes to the institution of banking itself. Nowhere was that change made clearer than in Florida during in the 1950s and '60s. In a land that embraced modernity, the heavy-handed architecture usually associated with the American bank — a language meant to embody strength and trust — seemed especially out of place.

Reflecting this futuristic vision in Fort Lauderdale was the Everglades Bank on S. Andrews Avenue, designed by Herbert Anson and David Kerr and completed in 1961. A sleek rectangular volume, the bank building was sliced through by an oscillating sine wave roofline that extended south of the building to cover teller stations for the new concept of “drive-thru” banking. The thin, undulating concrete shell roof Anson & Kerr employed had been introduced on the world stage at the time in projects by Spanish architect Félix Candela, Italian engineer Pier Luigi Nervi and locally by architect Charles McKirahan.



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Point of Americas 1 - #1712

Totally renovated, Northeast corner, 2-bedroom, 2-bath residence with views that wrap around more than 180 degrees — Ocean, Intracoastal, Downtown and North to the Hillsboro Lighthouse! \$1,345,000



Just Sold

Point of Americas 1 - #2205

Come to the beach! This 22nd floor, 2-bedroom, 2-bath residence has direct Southeast Ocean and Beach views from the floor-to-ceiling windows in all rooms! \$785,000



Just Sold

Point of Americas 1 - #1403

This 2/2 split bedroom ocean view model is completely renovated for open spacious use, ready for the most discerning buyer. It features floor to ceiling impact windows/doors, hurricane shutters, Roberto Cavalli flooring, custom cabinetry, electric blinds, stainless Steel appliances. \$792,000



Just Sold

Point of Americas 1 - #2212

22nd floor, 2-bedroom, 2-bath, total contemporary renovation, large NE corner beauty offers direct eastern beach views that wrap around more than 180 degrees and showcase the ocean, Intra-coastal, downtown and north to the Hillsboro lighthouse. \$1,395,000



Point of Americas 1 - #2306

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