

In The News

Akerman Secures Unanimous Approval for Continuum Waterfront District Special Area Plan in North Bay Village

August 6, 2025

Akerman is proud to announce its representation of The Continuum Company in securing unanimous approval from the North Bay Village Commission for the Continuum Waterfront District Special Area Plan and Master Plan.

The transformative, multi-acre waterfront development represents a bold new vision for North Bay Village, master-planned by Continuum to deliver a dynamic blend of residential, hospitality, retail, and public green space along Biscayne Bay. The approval marks a major milestone in the creation of what is poised to become one of Miami-Dade's most iconic waterfront destinations.

The Akerman team was led by land use and development lawyer [Christopher Penelas](#). Miami Office Co-Managing Partner [Neisen Kasdin](#) and Florida Land Use and Entitlements Practice Chair [Dennis Kerbel](#) also advised Continuum with Christopher through the regulatory and entitlement process, working closely with the Village staff, leadership, and community stakeholders to shape a plan aligned with the NBV100 Master Plan and North Bay Village's long-term goals for sustainable growth, walkability, and public access to the waterfront.

Anchored by Continuum Club & Residences, the first phase of the District is already under construction;

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the broader master plan envisions a pedestrian-friendly enclave featuring two residential towers, a Continuum-branded boutique hotel, new restaurants and bars, a renovated marina, wellness-focused public spaces, and curated lifestyle amenities. The project is set to redefine bayfront living while honoring the area's unique maritime character and vibrant culture.

The development plans for Continuum's 40-story tower were featured in *South Florida Business Journal* and *PROFILE Miami*.

This approval adds to Akerman's long-standing track record of guiding transformative real estate projects across South Florida from vision to reality.