



### ***The Oaks at Hidden Harbour Dania Beach, Florida***

Contact: Mr. Michael A. Shiff  
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Construction Cost: \$25,000,000.00

The Oaks at Hidden Harbour is a mixed-use residential development located in Dania Beach, Florida. The proposed development consists of single family homes and luxury townhomes, along with marina facilities. The Oaks at Hidden Harbour is located along the Dania Cutoff Canal, and provides direct access to the Intracoastal Waterway. The proposed development is designed as an authentic Mediterranean Village, with facilities including interlocking paver streets and sidewalks, a luxurious pool and deck, and each unit being either directly waterfront or including views of the marina and site amenities. The marina itself consists of a basin excavated from the surrounding uplands, and includes a landscaped entrance and fixed finger piers to accommodate vessels up to 35' in length.

The Chappell Group, Inc. was responsible for all environmental services related to the design and permitting of the proposed marina and development through the local, state and federal environmental regulatory agencies. Environmental services provided to the developer included benthic resource surveys, marina layout and design, ingress, egress and navigational functionality.