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Outside the Region: Related Cos. breaks ground on 360 Rosemary in West Palm Beach

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West Palm Beach, FL Mayor Keith James and the downtown business community today joined Related Cos. to celebrate the start of construction at 360 Rosemary, a 300,000/sf, class A office building designed to meet LEED Gold-certification, in the 72-acre Rosemary Sq. neighborhood.

Designed by Elkus Manfredi Architects and Leo Daly, 360 Rosemary brings connected and innovative workspaces to South Florida. The 20-story building will offer loft-style office space with floor-to-ceiling windows that maximize natural light and 10,000 s/f of outdoor amenity space including two terraces that allow for an indoor/outdoor workplace environment. The building is expected to be complete in early 2021.

Chamber of Commerce of the Palm Beaches president and CEO Dennis Grady attended alongside Related Urban president and CEO Kenneth Himmel, Related vice chairman Bruce Warwick, Related Cos. senior vice president Gopal Rajegowda, and vice president Jordan Rathlev.

“Related is committed to the economic resurgence of Downtown West Palm Beach led by exceptional spaces designed for the increasingly interconnected way people live and work today,” said Rajegowda. “Those who work at 360 Rosemary will have exceptional access and proximity to the suite of culinary, wellness, cultural, retail and transportation amenities in the neighborhood making it an ideal venue to foster great company culture, build new relationships and attract great talent.”

Business Development Board of Palm Beach County president and CEO Kelly Smallridge said, “Over the past five years, we have seen a tremendous amount of interest from firms who are looking to move their operations to West Palm Beach, specifically from Manhattan, Boston and Connecticut. Since the opening of CityPlace Tower 10 years ago, West Palm Beach has had the opportunity to increase its state-of-the-art, class A office space and 360 Rosemary fill that void, helping the city attract business leaders across all industries. Employers are always looking for locations that offer recreation, dining, entertainment and culture, and 360 Rosemary, with its proximity to Rosemary Square, offers just that.”

Located adjacent to the Virgin Trains USA, formerly Brightline, high-speed rail station which connects the city with Miami and Fort Lauderdale, on 10 local bus routes and three miles from the Palm Beach International airport, the building offers access to local transportation hubs. The building also features seven levels of parking, shared car parking, on-site bike racks, a fitness center

and on-site conference facility serving the needs of today's workforce. Committed to efficiency and innovation, 360 Rosemary is designed to reduce the environmental and economic impact associated with excessive energy use. Anticipated LEED Gold, 360 Rosemary will feature high-speed elevators with destination dispatch technology; roof-top satellite antenna pad; increased water efficiency to reduce the burden on municipal water supply and wastewater system; preferred parking for low-emitting vehicles and alternative fueling stations; and a 100% generator backup system program.

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