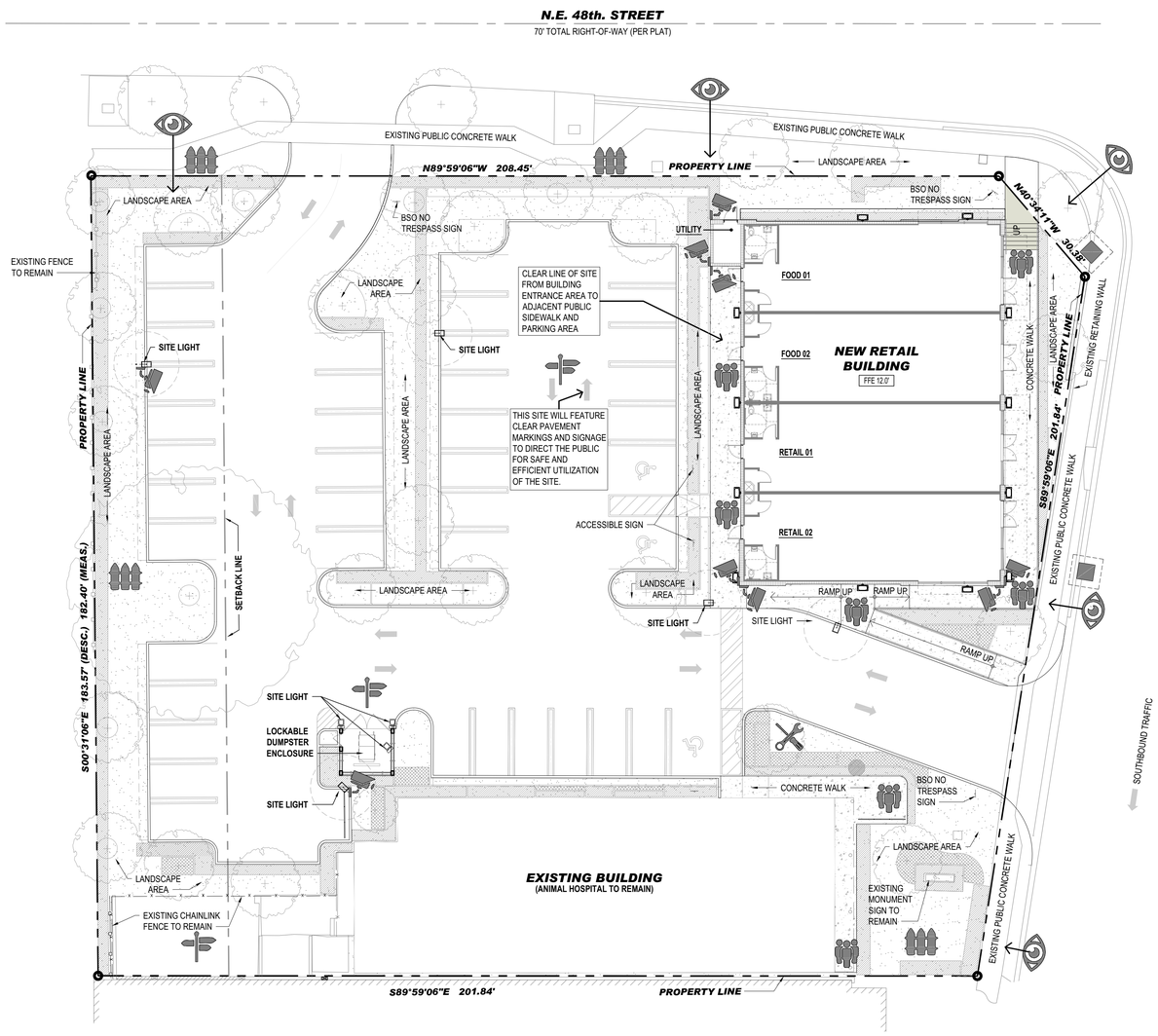

1 **CPTED SITE PLAN**
SCALE: 1/16" = 1'-0"

LIFE SAFETY LEGEND

- CONCRETE
- PROPOSED SOD
- PROPOSED SHRUBS TO BE MAINTAINED AT 24" HIGH
- NATURAL SURVEILLANCE SIGHT VIEW
- SURVEILLANCE ELECTRONIC
- SURVEILLANCE - NATURAL
- ACCESS CONTROL - NATURAL
- ACCESS CONTROL - PHYSICAL (BUILT)
- ACTIVITY SUPPORT
- TERRITORIAL REINFORCEMENT
- MAINTENANCE
- SITE LIGHT - WALL MOUNTED
- SITE LIGHT - WALL MOUNTED
- SITE LIGHT - POLE MOUNTED
- PROPOSED TREE PLANTED HEIGHT AT 14'-0" TO ALLOW MAXIMUM VISIBILITY
- VUA PERIMETER TREE
- PROPOSED SHRUBS TO BE MAINTAINED AT 24" HEIGHT
- PROPOSED GROUNDCOVER TO BE MAINTAINED AT 18" HEIGHT AND LOWER
- 15'-0" DIAMETER RADIUS AROUND LIGHT POLE

CPTED NOTES

1. THIS PLAN DEPICTS THE CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN ELEMENTS FEATURED IN THIS PROJECT.
2. REFER TO THE SUBMITTED CPTED NARRATIVE FOR DISCUSSION ON HOW THE (5) CPTED PRINCIPLES ARE ACHIEVED FOR THIS PROJECT.
3. THE PROPOSED DEVELOPMENT WILL NOT FEATURE LATE NIGHT BUSINESS.
4. THE PROJECT WILL INCORPORATE CCTV / SENSOR ALARM SECURITY SYSTEM. CAMERA LOCATIONS WILL BE DETERMINED BASED ON THE RECOMMENDATIONS OF THE SECURITY CONSULTANT AND CONSULTATION WITH THE BSO DURING BUILDING PERMIT REVIEW.
5. SECURITY CAMERA LOCATIONS AND DIRECTION ARE APPROXIMATE AND ARE SUBJECT TO CHANGE. BUILDING PERMIT APPLICATION WILL BE SUBMITTED FOR INSTALLATION OF SECURITY SYSTEM. DETAILED PLANS SHOWING "CONE OF COVERAGE" SHALL BE PROVIDED AT THE TIME OF BUILDING PERMIT.
6. ELECTRONIC SURVEILLANCE WILL BE IN OPERATION AT ALL TIMES.
7. CLEAR SIGHT VIEWS, ACTIVITY NODES, AND PROPERTY MAINTENANCE WILL PROVIDE NATURAL SURVEILLANCE AND POLICING OF THE ADJACENT AREAS, INCLUDING PUBLIC SIDEWALKS.
8. EMERGENCY ACCESS WILL BE PROVIDED TO LAW ENFORCEMENT. THERE IS NO GATED ACCESS.
9. REFER TO LANDSCAPE PLANS FOR PROPOSED LANDSCAPE SPECIES QUANTITIES, AND MAINTENANCE NOTES.
10. ALL EXTERIOR ELECTRICAL POWER OUTLETS WILL HAVE A LOCK AND/OR POWER SECURED INTERNAL CUTOFF SWITCH TO DENY UNAUTHORIZED USE.
11. BROWARD SHERRIF'S OFFICE NO TRESPASS SIGNAGE WILL BE LOCATED THROUGHOUT THE SITE.
12. SIGNAGE INDICATING TOW AWAY AREA FORBIDING VEHICLES OTHER THAN OWNERS AUTHORIZED GUEST TO PARK POSITIONED THROUGHOUT THE PARKING AREA.
13. THE LIGHTING STRATEGY COMPLIES WITH THE ILLUMINATING ENGENEERING SOCIETY OF NORTH AMERICA IESNA G-1-2016 GUIDE FOR SECURITY LIGHTING FOR PEOPLE, PROPERTY, AND CRITICAL INFRASTRUCTURE.
14. ALL EXTERIOR WATER OUTLET SPIGOTS WILL BE RESTRICTED WITH A LOCKING CAP TO DENY UNAUTHORIZED USE.
15. SOLID WALLS USED AS PERIMETER / PRIVACY BOUNDARIES TO HAVE BEVELED TOP TO DETER EASY CLIMBING OVER, SITTING, LOITERING, SKATEBOARDING, ROLLER BLADING, AND BICYCLING. CLEATS TO BE PROVIDED AT INTERMITTENT SPACING.
16. DUMPSTER TO HAVE MOTION SENSOR LIGHTING TO ILLUMINATE THE AREA WHEN IN USE BETWEEN SUNSET AND SUNRISE WITH VIDEO SURVEILLANCE, AND A ROBUST LOCKING MECHANISM.
17. ALL SHRUBS NEAR PEDESTRIAN CIRCULATION AND VUA AREA ARE PLANTED AND TO BE MAINTAINED BELOW 24" IN HEIGHT TO ALLOW CLEAR LINE OF SIGHT AND TO AVOID POTENTIAL HIDEOUTS.

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ALL DESIGNS AND RELATED DRAWINGS AND RENDERINGS AS INSTRUMENTS OF SERVICE ARE AND SHALL REMAIN THE PROPERTY OF JUSTIN ARCHITECTS, P.A. THIS IS THE SPECIFIED PROJECT. THIS IS THE FIRST OF BE USED FOR THE EXACT PROJECT AND SITE FOR WHICH THEY WERE CREATED AND SHALL NOT BE USED IN WHOLE OR IN PART FOR ANY OTHER PROJECT WITHOUT THE WRITTEN AGREEMENT OF JUSTIN ARCHITECTS, P.A. ALL EXISTING CONDITIONS AND DIMENSIONS SHOWN ON THESE PLANS ARE TO BE VERIFIED ON THE JOB BY THE CONTRACTOR. THE CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS IN THE FIELD AND NOTIFY THE ARCHITECT OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK.

PROJECT:
REVISIONS:
DATE: 01/03/2024
DRAWN BY: BH
CHECKED BY: CJ
JOB No: 2304

TITLE: CPTED SITE PLAN
SITE PLAN REVIEW SUBMITTAL
SHEET: AS-102

DRC
PZ23-12000049
02/21/2024

Drawing name: P:\2023 Projects\2304 - 4791 N Fed Hwy Pompano\ARCH\011 - 2304_AS-102 - CPTED SITE PLAN.dwg Layout1 Jan 03, 2024 4:14pm by: cjustiniano