



		5			
GRAPHIC SCALE					T / /
20 40				KEI	ΙΠ
SCALE: 1" = 20 '		E COPANS F	<u>.</u>	301 East Atlantic Bl	
OTE: PRINTED DRAWING SIZE				Pompano Beach, FL 3	
MAY HAVE CHANGED FROM RIGINAL. VERIFY SCALE USING		/		PH: (954) 788-340	0
BAR SCALE ABOVE.			ECRAILMAY	Florida Engineering Business Licens	
			RAI	Florida Surveyor and Mapper Business Lic Florida Landscape Architecture Business Lic	
OCK 4, POMPANO TERRACE, I THEREOF, AS RECORDED IN		PROJECT SITE	L EC	REVISIONS	
OF THE PUBLIC RECORDS OF				NO. DESCRIPTION	
RIDA, LESS ROAD	95			NO. DESCRIPTION	DATE
	ATE	Ş			
	NTERSTATE	N DIXIE HIMY			
OR FULL LEGAL DESCRIPTION. IS FOR GRADING DESIGN		<u>IIXI</u>			
TURAL PLANS FOR BUILDING	Ξ	ND			
IECHANICAL EQUIPMENT MUST	N				
ROM THE PROPERTY LINE AND ER A SOLID FENCE OR DENSE					
5.5301.A. MECHANICAL		F	ATLANTIC BLVD.		
ON THE ROOF OF A BUILDING BY A PARAPET WALL, ROOF					
DEVICE OF A HEIGHT EQUAL TO		LOCATION SKI			
REENED. NOTE THAT		(NOT TO SCAL	E)		
INT IS NOT PERMITTED TO BE					
CIT	E DATA TABLI				
311					
:					
XIE HIGHWAY POMPANO BEAG	CH, FL 33060				
0010				PRELIMINARY P	
0 RESIDENTIAL TOWNHOME U	INITS (FLEX ALLOCAT	ION REQUESTED)			
ΓΙΟΝ:				NOT FOR CONSTRUCT THESE PLANS ARE NOT FULLY	
ATION:	COMMERCIAL			AND ARE SUBJECT TO REVISI	ONS MADE
FION:	B-3 GENERAL BU	SINESS			
	<u>SQ. FT.</u>	ACREAGE		RESPONSIBILITY FOR THE USE PLANS PRIOR TO OBTAINING PE	
(PER BCPA)	23,783	0.55		ALL AGENCIES HAVING JURISDI	CTION OVER
,	3,100			THE PROJECT WILL FALL SOLEL USER.	Y UPON THE
=)	26,883	0.62			
/	20,000	0.02		ISSUE DATE:	03-01-23
AREA (SF INC. UPPER LEVEL)	10 207 85			DESIGNED BY:	NW
AREA (OF INC. OFFER LEVEL)	19,397 SF			DRAWN BY:	FA
				CHECKED BY:	TD
URAL PLANS FOR INTERIOR B	UILDING AREA			BID-CONTRACT:	
00.					
<u>'S:</u>			DEACH		
		CITY OF POMPANO			
		CITY OF POMPANO			
		ASTAL WASTE AND	RECYCLING		
EQUIREMENTS:	REQUIRED	PROVIDED			
	105'-0"	30'-6"			
	60%	57.10%			
	20%	34.60%			
MENTS:	REQUIRED (MIN)	PROVIDED		THOMAS F. DONAHU	
15TH PLACE)	0'	17.48'		FLORIDA REG. NO. 6 (FOR THE FIRM)	50529
D (N DIXIE HWY)	0'	18.3'			,
RD (WEST)	10'	27.9'		CLIENT	
5TH COURT)	30'	30'			
,					
ATIONS:				FD	
	en et	0/		CONSTRUCT	
	<u>SQ. FT.</u>	<u>%</u>	ACREAGE		
	26,883	100%	0.62	CONSULTIN	G
		PROVIDED			
	<u>SQ. FT.</u>	<u>%</u>	ACREAGE		
A (4 UNITS) = 3,925 SF				PROJECT	
B (6 UNITS) = 5,746 SF					
FOOTPRINT (A + B)	9,671	36.0%	0.22		
REA/PAVEMENT	3,252	12.1%	0.07		
RETE	4,669	17.4%	0.11	POMPANO	
	,			TOWNHOME	S
% MINIMUM)	9291	34.6%	0.21	1531-1537 N. Dix	ie Hwv
·······	3231	0 -1 .0 /0	0.21		-
	26,883	100%	0.62	Pompano Beac	11, FL
	20,000	10070	0.02		
IONS:					
	REQUIRED				
		PROVIDED		SHEET TITLE	
	0				
BEDROOM (6 - 2 BR DU)	9				
BEDROOM (4 - 3 BR DU)	8			SITE PLAN	
ISE UNITS (10 UNITS)	2				1
	19	30	STD. SPACES (9X18)		
ERY 10 PARKING SPACES	8	8			
				SHEET SP-10)1
				PROJECT 12411	_00
				NUMBER 12411	