



PARKING CALCULATIONS

EXISTING OFFICE BUILDING 2147 SF 1 SPACE / 300SF	= 8 REQ'D
EXISTING STORAGE WAREHOUSE 31,183 SF 1/750 FIRST 3000 SF	= 4 REQ'D
THEN 1 PER EACH 2500 SF THEREAFTER	= 12 REQ'D
EXISTING MANUFACTURING CEMENT INDUST.= 19,711SF 1 / 1000	= 20 REQ'D
<b>TOTAL REQUIRED</b>	<b>44 REQUIRED</b>
<b>TOTAL PROVIDED</b>	<b>47 PROVIDED</b>
(2 OF THESE SHALL BE ACCESSIBLE SPACES PER FBC ADA)	
<b>BICYCLE RACKS PROVIDED</b>	

Legal Description

Parcel "A" BONSAI AMERICAN PLAT, according to the plat thereof, as recorded in Plat Book 179, Page 3, of the Public Records of Broward County, Florida.

Said land situate, lying and being in the City of Pompano Beach, Broward County, Florida, and containing 594,902 square feet or 13.6571 acres, more or less.

SEE SURVEY BY MCLAUGHLIN ENGINEERING.

1 SITE PLAN IMPROVEMENTS  
SCALE 1" = 50'-0"



NOTE: REMOVE ALL EXISTING BARBED & RAZOR WIRE.

NOTE: ALL GATES REMAIN OPEN DURING HOURS OF OPERATION



AA26001731

SEAL

BRIAN P. HERBERT FL AR0015474  
PROJECT

**BONSAI SITE IMPROVEMENTS**  
1200 NW 18TH ST  
POMPAHO BEACH FL 33069

OWNER

REVISIONS

No.	Description	Date
1	OWNER REVIEW	4-17-24
2	OWNER REVIEW	4-18-24
3	DRC RESUBMIT	6-20-24
4	DRC RESUBMIT	10-09-24
5	DRC RESUBMIT	12-05-24
6	DRC APPROVAL COND	2-12-25
7	DRC RESUBMIT	2-18-25
8	DRC RESUBMIT	05-21-26

PROJECT STATUS

MINOR SITE PLAN SBMT

DATE

PROJECT NUMBER

2123

SCALE

AS SHOWN

DRAWN BY

O.H.

CHECKED BY

J.T.

DRAWING TITLE

OVERALL SITE PLAN

DRAWING NUMBER

AS-1.1