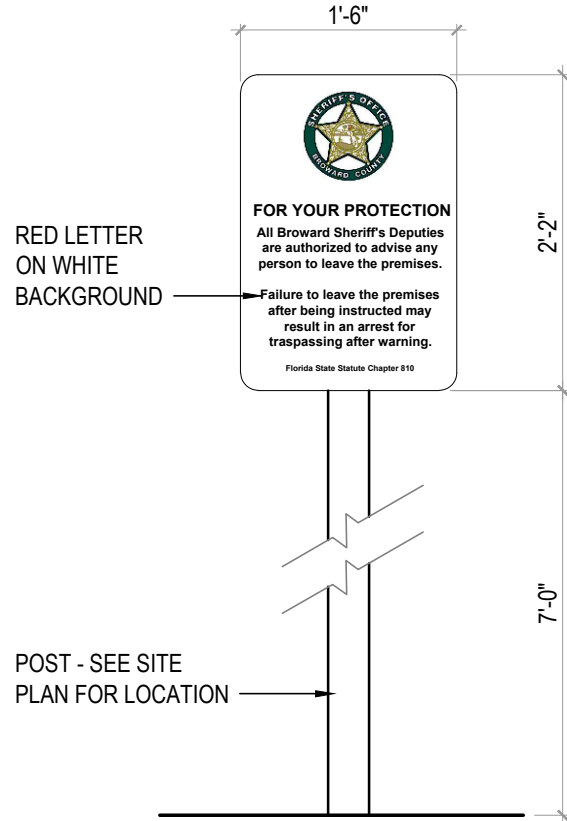


### BIKE PARKING SIGN DETAIL

10

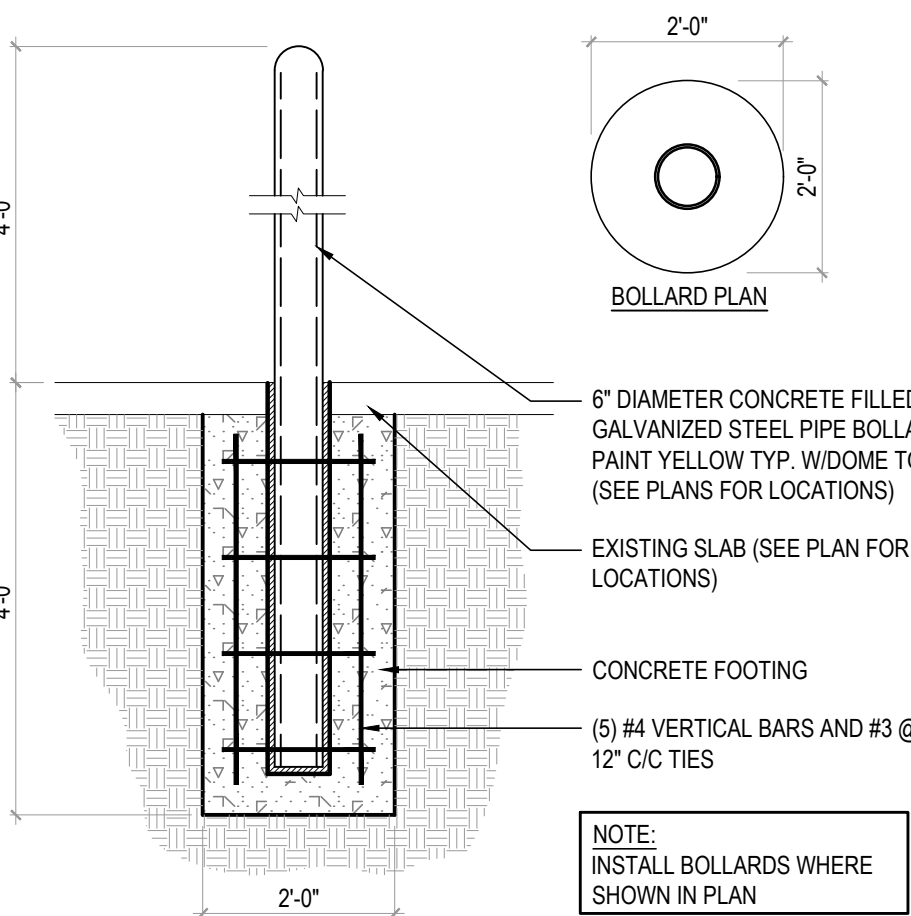
SCALE: 3/4" = 1'-0"



### BSO NO TRESPASS SIGN DETAIL

9

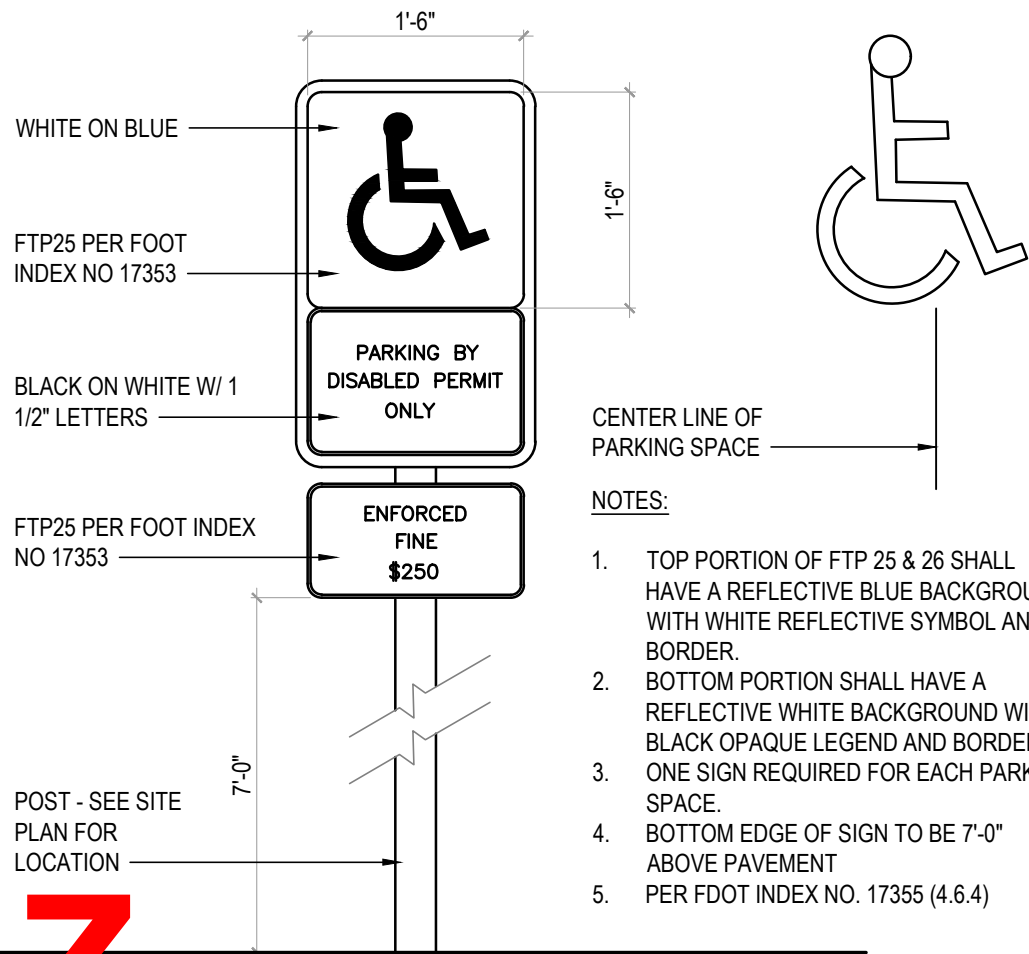
SCALE: 3/4" = 1'-0"



### BOLLARD DETAIL

8

SCALE: 1/2" = 1'-0"

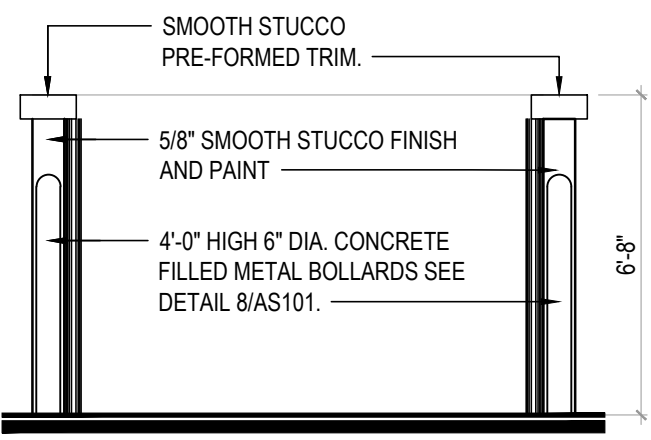


### HANDICAP SIGN DETAIL

4

SCALE: 3/4" = 1'-0"

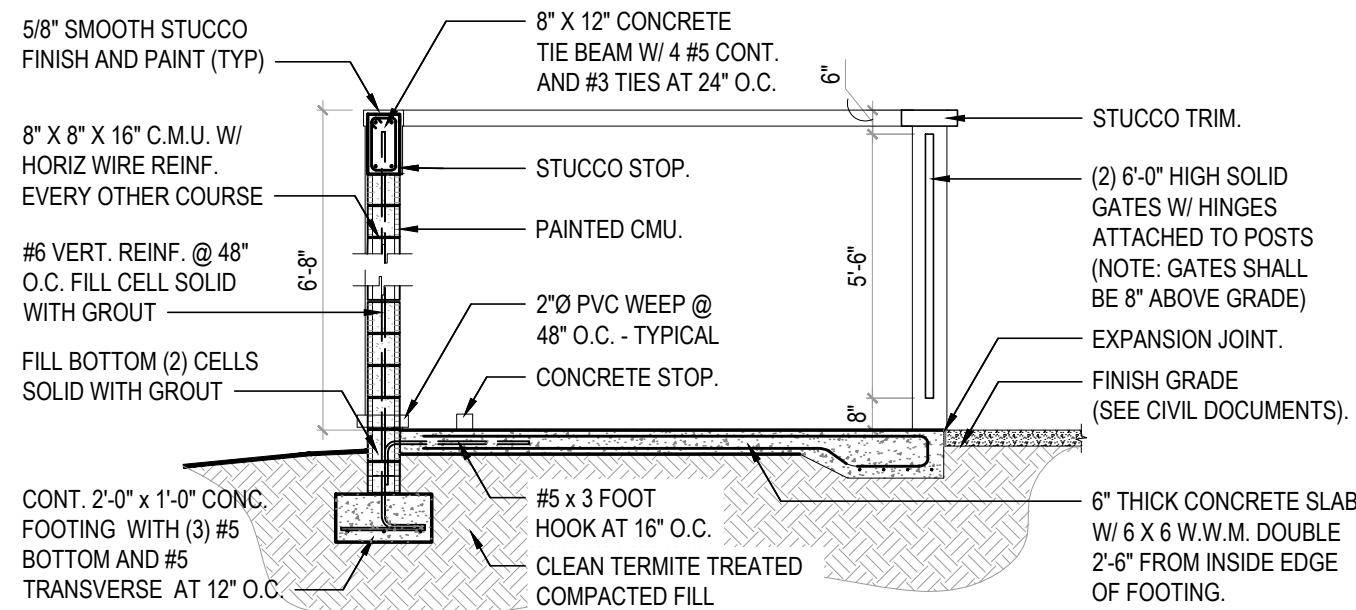
- DUMPSTER NOTES:**
- BOTTOM OF GATE CLEAR 8".
  - LOCKING MECHANISM.
  - MOTION SENSOR LIGHT (REFER TO ELECTRICAL DOCUMENTS).
  - VIDEO SURVEILLANCE



### DUMPSTER ENCLOSURE ELEVATION

7

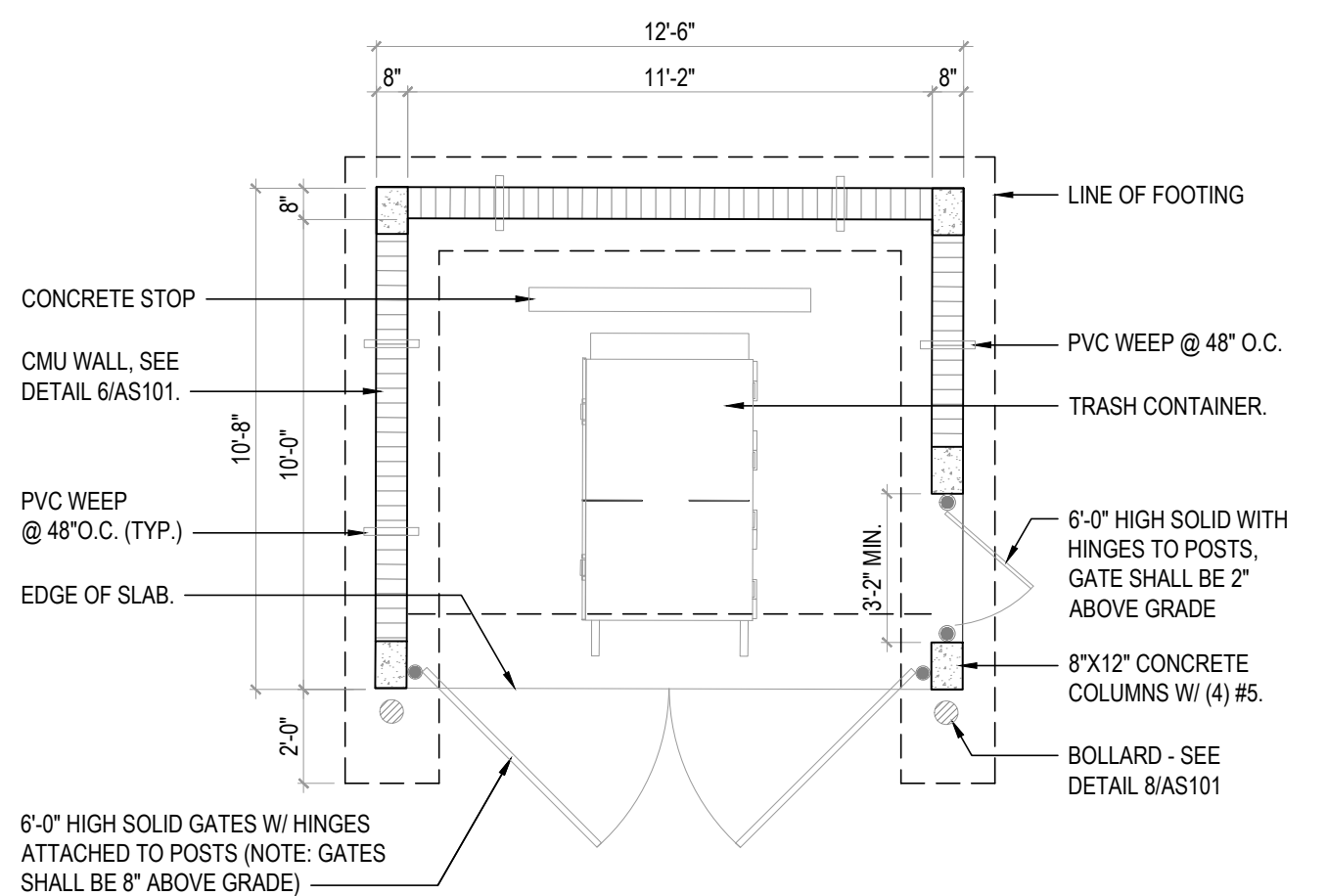
SCALE: 1/4" = 1'-0"



### DUMPSTER ENCLOSURE SECTION

6

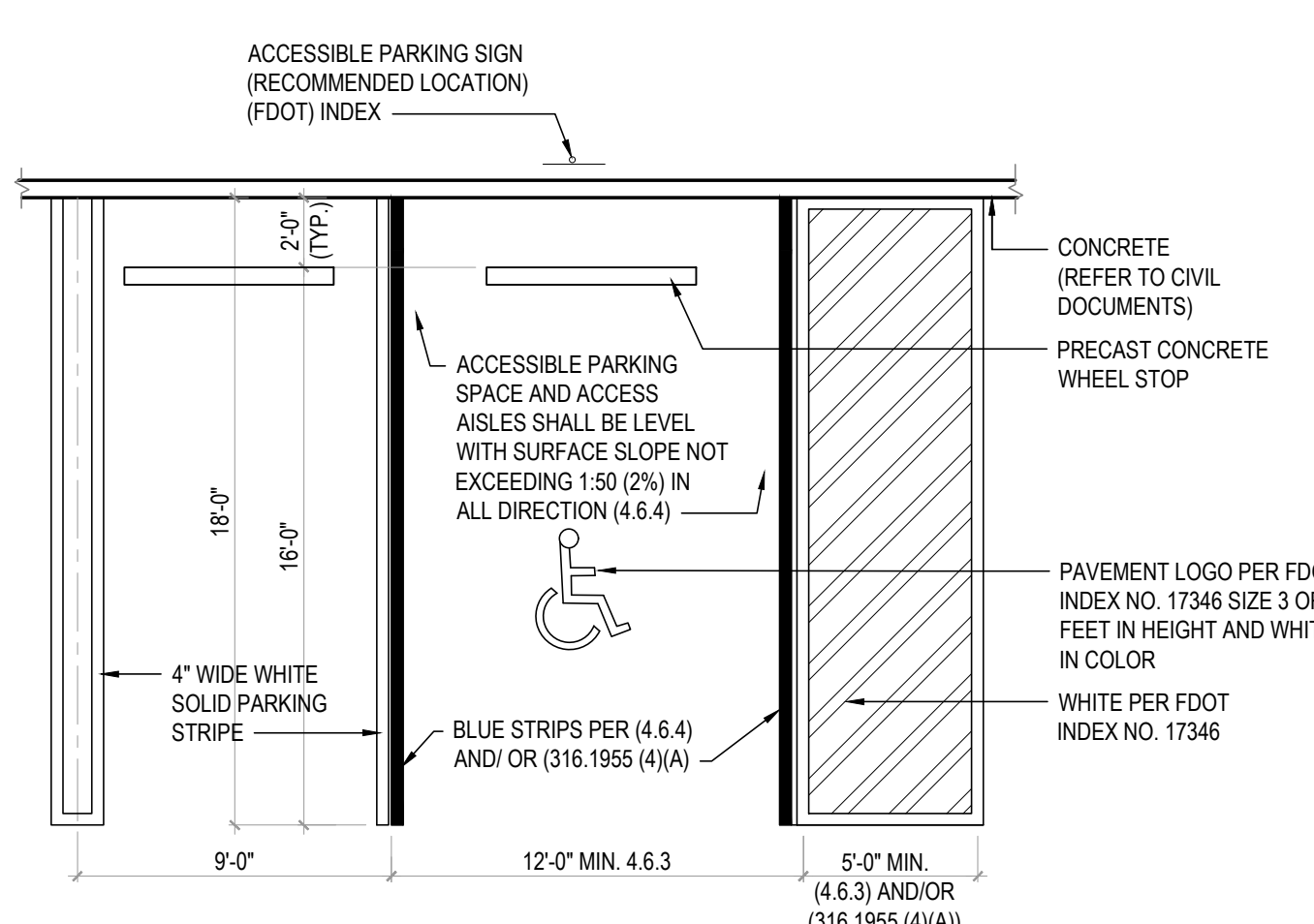
SCALE: 1/4" = 1'-0"



### DUMPSTER ENCLOSURE PLAN

5

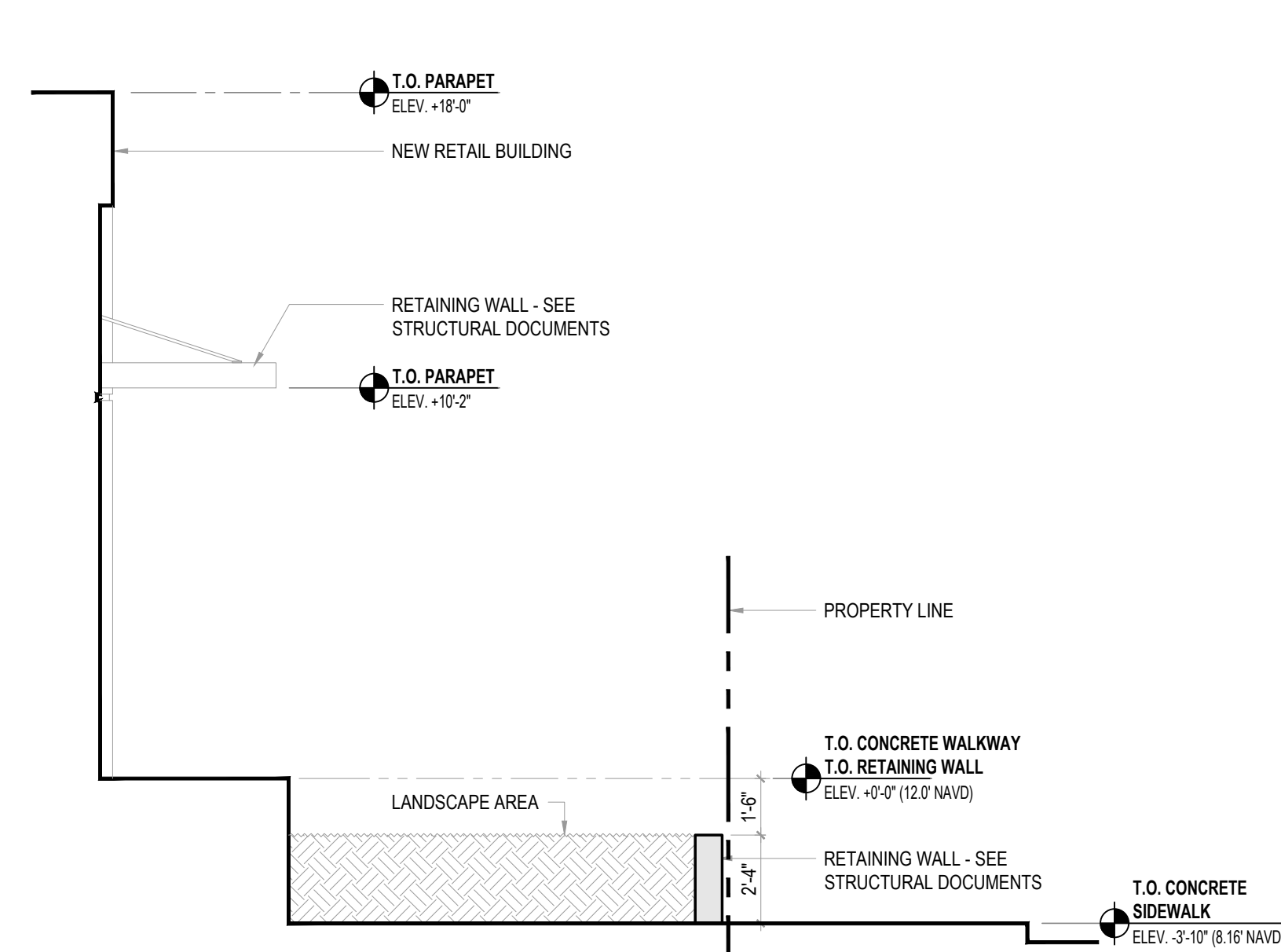
SCALE: 1/4" = 1'-0"



### H.C. PARKING SPACE DETAIL

3

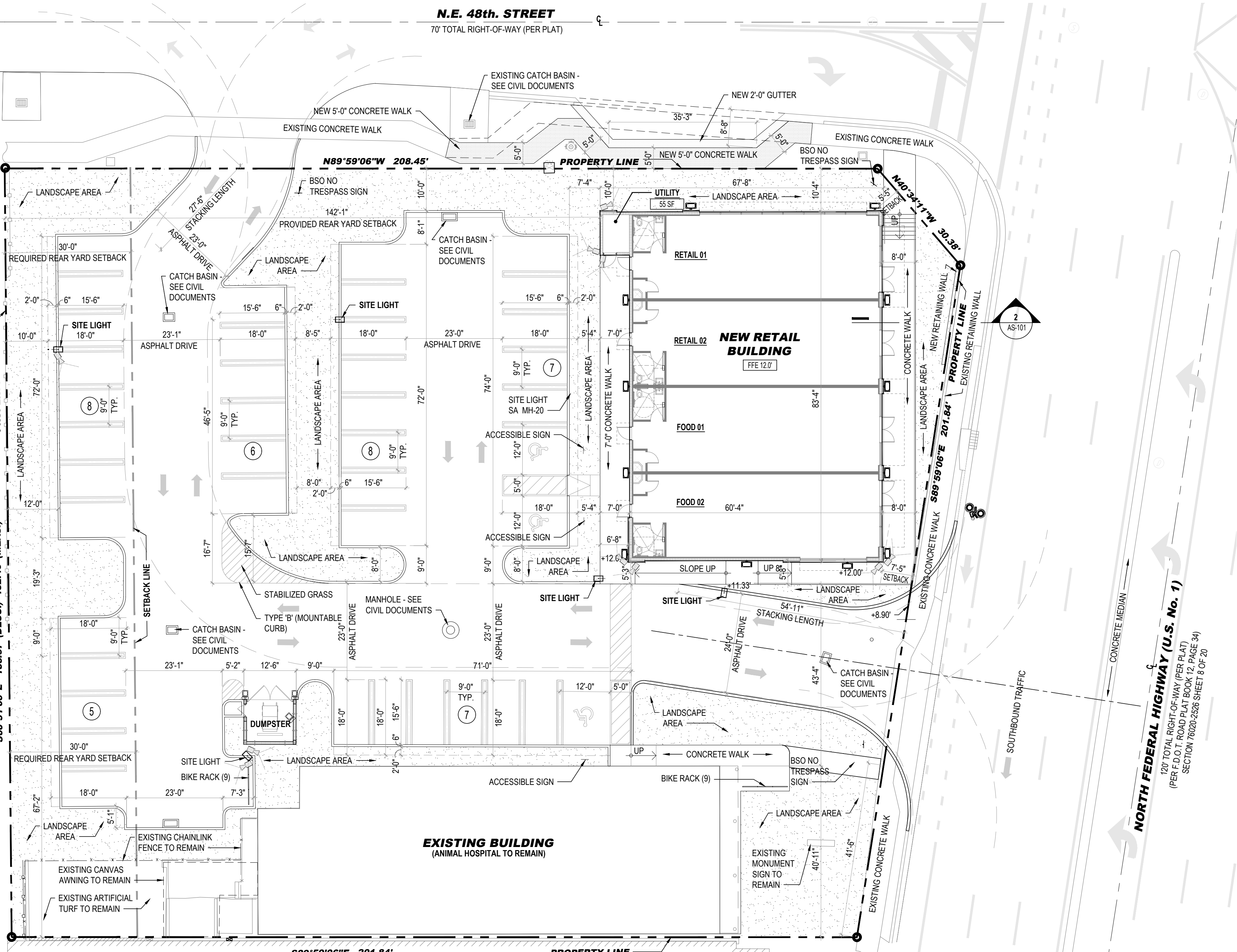
SCALE: 3/16" = 1'-0"



### SECTION

2

SCALE: 1/4" = 1'-0"



### SITE PLAN

1

SCALE: 1/16" = 1'-0"

PARKING REQUIREMENTS				
DESCRIPTION	AREA	OCCUPANCY	PARKING REQUIRED	PARKING PROVIDED
EXISTING ANIMAL HOSPITAL	4,325 S.F.	VETERINARY HOSPITAL / CLINIC	4325 S.F. @ 1 PER 500 S.F. = 9	-
FOOD / DRINKS	2 x 1,180 S.F.	CUST. SERVICE AREA = 2x540 S.F. = 1,080 S.F. 1,080 S.F. / 15 S.F. PER PERSON = 72 MAX. OCC.	1 PARKING SPACE PER 4 PERSONS 72 / 4 = 18 PARKING SPACES MIN.	-
RETAIL	2 x 1,180 S.F.	2,360 S.F. / 300 S.F. PER PARKING SPACE	2,360 / 300 = 8 PARKING SPACES MIN.	-
ACCESSIBLE PARKING REQUIRED	-	-	2 PER 26-50 PARKING SPACES = 2	3
TOTAL PARKING REQUIRED	-	-	TOTAL MINIMUM REQUIRED PARKING 9 + 18 + 8 = 35 PARKING SPACES	PARKING PROVIDED = 41 (INCLUDING 3 ACCESSIBLE PARKING SPACES)
TOTAL MAXIMUM ALLOWED (125%)	-	-	35 x 125% = 43	-
STATEMENT OF COMPLIANCE		SITE DATA (B-3 ZONING DISTRICT)		
"TO THE BEST OF MY KNOWLEDGE, THESE DRAWINGS AND PROJECT MANUAL ARE COMPLETE AND COMPLY WITH THE FLORIDA BUILDING CODE 2020 SEVENTH EDITION, THE FLORIDA FIRE PREVENTION CODE, AND OTHER APPLICABLE FEDERAL CODES, STATE LAWS AND RULES, INCLUDING OTHER LOCAL ORDINANCES AND RULES AS DETERMINED BY THE AUTHORITY HAVING JURISDICTION."		DESCRIPTION	AREA	REQUIRED
		TOTAL SITE AREA	39,542 S.F.	-
		EXISTING ANIMAL HOSPITAL	4,325 S.F.	-
		PROPOSED BUILDING	5,124 S.F.	-
		TOTAL BUILDING AREA	9,449 S.F.	60% MAXIMUM
APPLICABLE CODES		BUILDING HEIGHT	-	MAXIMUM 105'-0"
		FRONT SETBACK (EAST)	-	0
		SIDE SETBACK (STREET SIDE NORTH)	-	0
		SIDE SETBACK (INTERIOR SIDE SOUTH)	-	0 (EXISTING)
		REAR SETBACK (WEST)	-	MINIMUM 30'-0"
NOTE: ALL EXISTING OVERHEAD WIRES WILL BE BURIED.		LANDSCAPE AREA (PERVIOUS AREA)	9,438 S.F.	MINIMUM 20%
		BIKE RACKS	-	4 BIKES / 10 PARKING
				18 BIKES



RETAIL DEVELOPMENT  
4791 N. FEDERAL HIGHWAY  
POMPANO BEACH, FLORIDA

PROJECT:

REVISIONS:

DATE: 07/22/2024

DRAWN BY: BH

CHECKED BY: CJ

JOB NO:

SITE PLAN, SITE DETAILS AND NOTES

SHEET:

AS-101

PERMIT DOCUMENTS

2304

JOB NO:

CHECKED BY: CJ

DRAWN BY: BH

REVISIONS:

PROJECT:

SEAL:

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