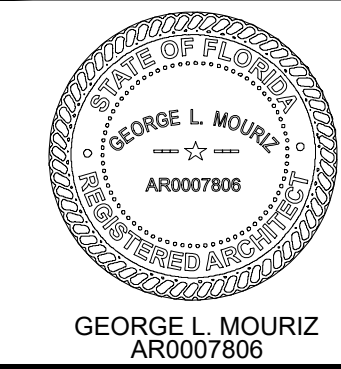


| REVISIONS: | |
|------------------|------------|
| DRC SUBMITTAL | 02/24/2025 |
| DRC RE-SUBMITTAL | 04/16/2025 |
| DRC RE-SUBMITTAL | 05/23/2025 |

DIGITAL SIGNATURE:



POMPANO BEACH APTS
LOCATED AT:
POMPANO BEACH
FOR:
PORTMAN HOLDINGS

ARCHITECT'S BUILDING CODE STATEMENT/
TO THE BEST OF THE ARCHITECT'S
KNOWLEDGE, THE PLANS AND SPECIFICATIONS
COMPLY WITH THE FLORIDA BUILDING CODE
(SEVENTH EDITION (2022)) AND THE
APPLICABLE FIRE SAFETY STANDARDS AS
DETERMINED BY THE LOCAL AUTHORITY
AND CHAPTER 633, FLORIDA STATUTES.

COPYRIGHT © 2024 MSA ARCHITECTS, INC.
THE ARCHITECTURAL DESIGN AND DETAIL
DRAWINGS FOR THIS BUILDING AND/OR
OVERALL PROJECT ARE THE LEGAL
PROPERTY OF AND ALL RIGHTS ARE
RESERVED BY THE ARCHITECT. THEIR USE
FOR REPRODUCTION, CONSTRUCTION, OR
DISTRIBUTION IS PROHIBITED UNLESS
AUTHORIZED IN WRITING BY THE ARCHITECT.

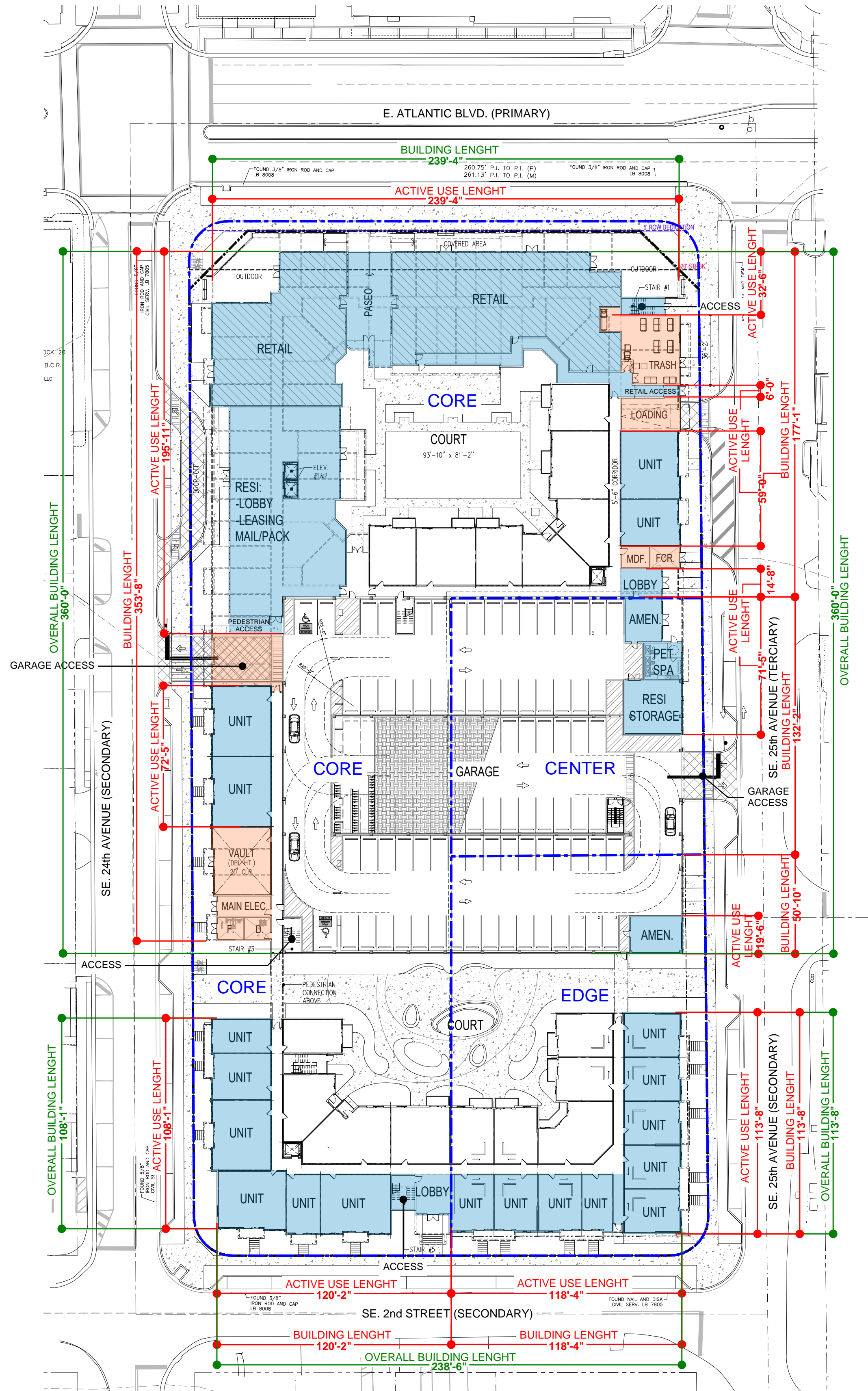


**MSA
ARCHITECTS, INC.**
8950 SW 74TH CT #1513
MIAMI, FL 33156
P: (305) 273-9911

**MSA
ARCHITECTS**
ARCHITECTURE & PLANNING

Project No: 2254 prj
Contract Date:
Scale:
TITLE:
EXHIBIT - ACTIVE USE/
BUILDING BREAK
SHEET:

EX-1



| BUILDING FRONTAGE / ACTIVE USE | | |
|--------------------------------|----------|----------|
| STREET TYPE | Required | Provided |
| Primary Street | | |
| E. Atlantic Boulevard (Core) | 90% | 100% |
| Secondary Street | | |
| S.E. 24th Avenue (Core) | 80% | 81% |
| S.E 2nd Street (Core) | 80% | 100% |
| S.E 2nd Street (Edge) | 60% | 100% |
| S.E. 25th Avenue (Edge) | 60% | 81% |
| S.E. 25th Avenue (Center) | 60% | 54%* |
| Terciary Street | | |
| S.E. 25th Avenue (Core) | 70% | 63%* |

* Applying for a 10% reduction of requirement.

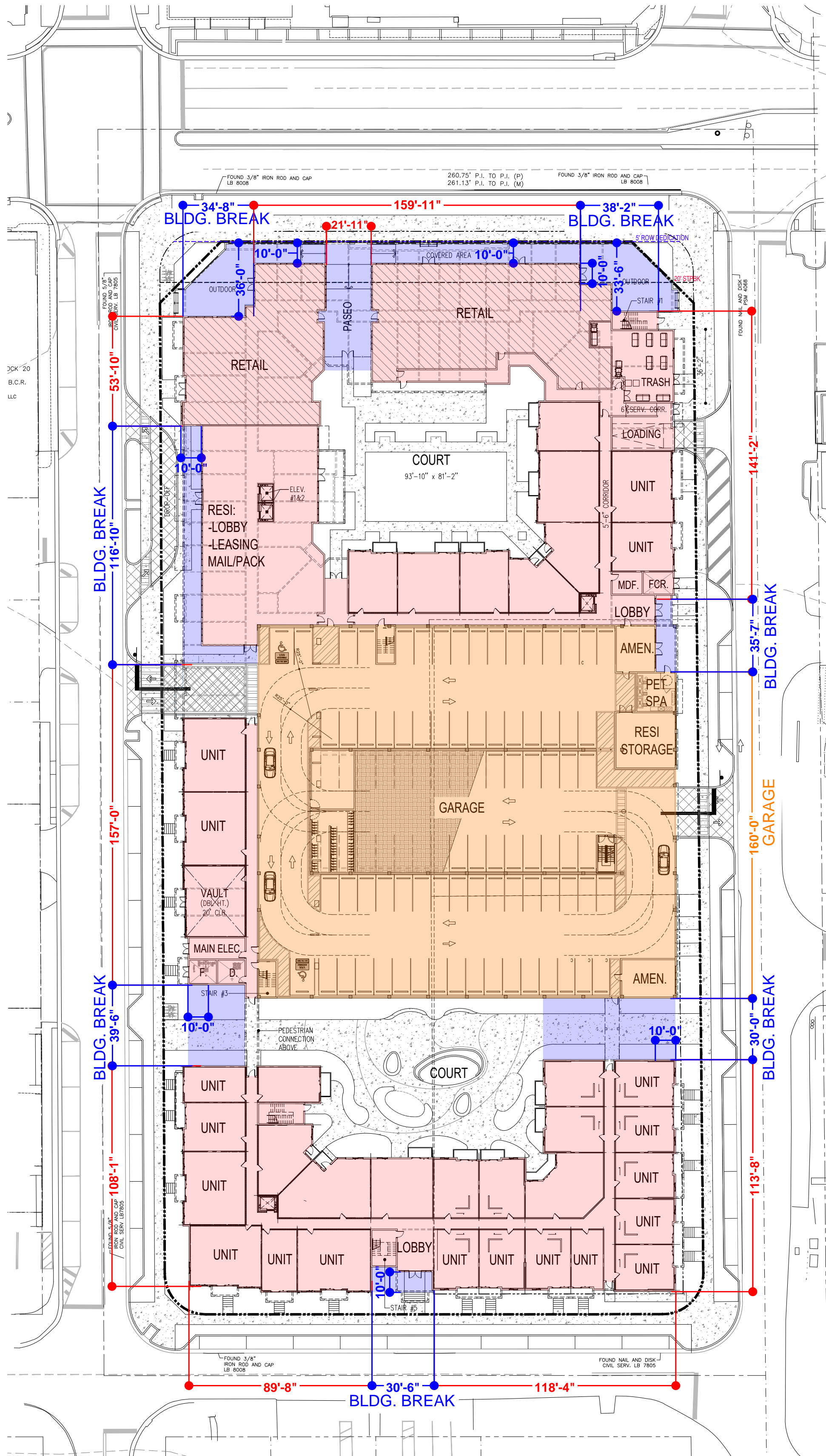


EXHIBIT - ACTIVE USE / BUILDING BREAK

SCALE: 1" = 40'-0"

PZ25-12000001

08/27/2025