

## Project Narrative

New Auto Toy Store (PZ 23-12000031)

929 SW 8th St, Pompano Beach, FL 33069

The following project is proposed on a lot with an existing structure. The property is currently flooding with heavy rainfall so the entire parking lot layout will change. New paving, customer parking, vehicle display areas, and driveways are proposed. Also, a new French drain system is proposed to retain stormwater on site. There will be (2) new approaches to the property with one being the entry and the other being the exit. **The business on site will be a used car dealership with a vehicle detailing and upkeep section inside the #941 address building.**

The façade of building #1 will be changed on 3 sides. The north side (back side) is a party wall with an abutting building. The East and South façade of building one will be renovated completely with a mix of decorative scored stucco and decorative metal siding. There will also be a “band” architectural feature running around the top of the building as show on the elevations in a brown color.

The façade of building #2 will only be receiving a façade update to the South elevation. An architectural “band” feature similar to the feature running along the top of building #1 will be done to building #2. Additionally, as shown on elevation A on sheet A-2, the “band” will drop down to the ground level on the left side of the building.

All other unmentioned sides of the façade will not be receiving updates. The North and East elevation of building #2 will remain unchanged except for new garage doors.