



To: **Jim Galloway – Fire Prevention – Plans Reviewer**
City of Pompano Beach Fire Rescue Department

From: Giovanni Fernandez, P.E.
Kimley-Horn and Associates, Inc.

Date: February 10, 2026

Subject: Modera Pompano Beach – Fire Demand

FIRE FLOW CALCULATIONS

MODERA POMPANO BEACH MIXED-USED DEVELOPMENT AN 8-STORY MID RISE RESIDENTIAL BUILDING

These calculations are for an eight (8) story building, with a total ground floor square footage of 58,294 SF. The building is identified as Type 1B.

DRC

PZ25-12000028
06/03/2026

Fire Flow Area = 163,222 SF

Based on Type I (443) construction. Per NFPA 18.4.4.1 Fire Flow Area, the fire flow area is based on the total square footage of the three largest floors, which is a total of 163,222 square feet. The ground floor area (58,294 SF), 2nd floor area (52,464 SF), and 3rd floor area (52,464 SF) were selected for this fire demand calculation.

Per Table 18.4.5.2.1, the fire flow requirement is **4,250 gpm for 4 hours** (Type I, 145,901-164,200 SF).

NFPA 18.4.5.3.2 states that the required fire flow can be reduced by 75% and duration reduced to one hour if the building has automatic sprinklers.

$4,250 \text{ gpm} \times 75\% = 3,187.5 \text{ gpm}$ (fire flow credit)

$4,250 \text{ gpm} - 3,187.5 \text{ gpm} = 1,062.5 \text{ gpm}$

The minimum fire flow per NFPA 18.4.5.3.2 is 1,000 gpm

Fire flow required = 1,062.5 gpm

If you have any questions or need any additional information, please call me at 954-990-0229.

Sincerely,
KIMLEY-HORN & ASSOCIATES, INC.

Giovanni Fernandez, P.E.

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03/18/2026

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