


1. CPTED & SECURITY STRENGTHENING CONDITIONS REQUIRED FOR APPROVAL MUST EACH BE INCLUDED AND DESCRIBED IN DETAIL ON THE NARRATIVE AND DRAWING PLANS. ALSO, DEVELOPER AND/ OR LEGAL AGENT MUST INITIAL EACH INDIVIDUAL LISTED ITEM DECLARING ACKNOWLEDGEMENT AND COMPLIANCE.
2. EACH AND ALL OF THE CPTED SECURITY STRENGTHENING NARRATIVE PLAN CONDITIONS ARE PART OF AND INTEGRAL TO THE APPROVED DEVELOPMENT PLANS AND MUST BE COMPLETED FOR PROJECT APPROVAL.
3. THE SERVICES OF AN INDEPENDENT, AND HIGHLY EXPERIENCED, QUALIFIED, AND CERTIFIED SECURITY CRIME PREVENTION/ CPTED CONSULTANT ARE HIGHLY RECOMMENDED TO ACHIEVE AND MAINTAIN OBJECTIVE CREDIBLE SECURITY REVIEW INTEGRITY, AND TO EXPEDITE PROCESSING.
4. THIS SAFETY AND SECURITY PLAN, NARRATIVE, OR REVIEW DOES NOT GUARANTEE A CRIME WILL NEVER OCCUR; IT IS AN EFFORT TO MITIGATE OPPORTUNITIES FOR CRIME AND TO HELP AVOID ANY PRESENT AND FUTURE SECURITY DEFICIENCIES, CONFLICTS, THREATS, BREACHES, OR LIABILITIES THAT MIGHT OCCUR WITHOUT ANY REVIEW.
5. PLEASE NOTE THAT ALL COMMENTS MADE BY THE BROWARD SHERIFF'S OFFICE REGARDING YOUR PLAN ARE PRELIMINARY ONLY, AS ADDITIONAL SECURITY STRENGTHENING AND CPTED ATTRIBUTES MAY BE REQUIRED AS DEVELOPMENT PROGRESSES.
6. SITE PLAN REVIEW STANDARDS ALSO REQUIRES COMPLIANCE WITH CRIME PREVENTION SECURITY STRENGTHENING AND CPTED STANDARDS.
7. AS PER CODE 155.2407.E.9., AT THE TIME OF PERMIT SUBMITTAL, THE CPTED SECURITY STRENGTHENING DRAWING PLAN AND SEPARATE CPTED SECURITY STRENGTHENING DRAWING PLAN NARRATIVE SHALL BOTH BE SUBMITTED AS PART OF THE REQUIREMENTS FOR ZONING REVIEW AND APPROVAL.
8. REFER TO CPTED SHEET SP-202 FOR FULL LIST OF CPTED NOTES AND CPTED NARRATIVE

LEGEND:

- | | |
|---|---------------------------------------|
|  | M: MAINTENANCE |
|  | ACP: ACCESS CONTROL- PHYSICAL (BUILT) |
|  | ACP: ACCESS CONTROL- ELECTRONIC |
|  | ACN: ACCESS CONTROL- NATURAL |
|  | AC: ACTIVITY SUPPORT |
|  | TR: TERRITORIAL REINFORCEMENT |
|  | SE: SURVEILLANCE- NATURAL |
|  | SE: SURVEILLANCE- ELECTRONIC |



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Florida Engineering Business License: CA7928
Florida Surveyor and Mapper Business License: LB6860
Florida Landscape Architecture Business License: LC260004

[illegible]

**PRELIMINARY PLAN
NOT FOR CONSTRUCTION**

THESE PLANS ARE NOT FULLY PERMITTED
AND ARE SUBJECT TO REVISIONS MADE
DURING THE PERMITTING PROCESS.

RESPONSIBILITY FOR THE USE OF THESE PLANS PRIOR TO OBTAINING PERMITS FROM ALL AGENCIES HAVING JURISDICTION OVER THE PROJECT WILL FALL SOLELY UPON THE USER.

ISSUE DATE:	10/15/2025
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DESIGNED BY: _____ BE _____

DRAWN BY: JS

CHECKED BY: NW

BID-CONTRACT:	
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THOMAS F. DONAHUE, P.E.
FLORIDA REG. NO. 60529
(FOR THE FIRM)

CLIENT

**FIRST
INDUSTRIAL**

PROJECT

**FIRST 95 DISTRIBUTION
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1000-1041 NW 12th Ter.
Pompano Beach, FL**

SHEET TITLE

CPTED PLAN

SHEET NUMBER **SP-201**

PROJECT NUMBER	10607.14
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