

CPTED GENERAL NOTES:

1. LANDSCAPING SHALL BE MAINTAINED 2 FEET TO 2.5 FEET MAX. HEIGHT FOR ALL HEDGES, BUSHES, LOW PLANTS, AND GROUND COVER.
2. MAINTAIN AN 8" FOOT CLEAR TRUNK FOR CANOPY TREES AND TALL PLANTS WITHOUT ANY OBSTRUCTIVE LIMBS OR FOLIATE HANGING DOWN THAT WOULD OBSTRUCT NATURAL AND/OR ELECTRONIC SURVEILLANCE. NOTE: YOUNG IMMATURE TREES WITH 6" DIAMETER TRUNKS ARE EXCLUDED FROM THIS CONDITION ONLY WHITE MAT JUNGLE PER CODE.
3. LIGHTING & CAMERA SHALL BE STRATEGICALLY PLACED SO THEY WILL NOT BE OBSTRUCTED BY THE GROWTH OF EXISTING, OR INSTALLATION OF FUTURE LANDSCAPING.
4. SECURITY CAMERAS WILL BE IMPLEMENTED TO ME THE CITY OF POMPAÑO BEACH BUSINESS SECURITY CODE 115.26.
5. CAMERAS SHALL BE STRATEGICALLY LOCATED FOR MAXIMUM ACTIVE AND PASSIVE OBSERVATION.
6. SURVEILLANCE MONITORS DEPICTING REAL TIME SECURITY CAMERA VIEWS SHALL BE STRATEGICALLY LOCATED FOR MAXIMUM OVERLAPPING ACTIVE AND PASSIVE OBSERVATION.
7. CAMERAS SHALL HAVE A VIEW ALL PARKING AREAS, BUILDING ENTRANCES AND PEDESTRIAN PATHS OF TRAVEL ALONG AND UP TO THE BUILDING PERIMETERS.
8. INSTRUCTIONAL SIGNAGE SHALL BE PROMINENTLY DISPLAYED & POSTED WHERE NECESSARY.
9. SUFFICIENT "BROWARD SHERIFF'S OFFICE - NO TRESPASS" SIGNAGE WILL BE POSTED AT ALL GATES AND ACCESS TO THE PROPERTY.





KEYNOTES:

3. MFR: LSI LIGHTING V-LOCITY MEDIUM (VALM) AREA LIGHT
NOTES: LED POLE MOUNTED FIXTURE WITH SEGMENTED ALUMINUM OPTICS AND HOUSE SIDE SHIELD. 20' TALL SQUARE STRAIGHT CONCRETE POLE. REFER TO PHOTOMETRICS PLAN FOR SPECIFICATIONS.
2. MFR: FPL LEASED STREET LIGHT @ 15' HEIGHT
NOTES: LED STREET LIGHT LEASED FROM FPL, MOUNTED ON POWER POLE @ 15' AFG.
3. THERE ARE NO PROPOSED THORNY SPECIES OF SHRUBS OR TREES INCLUDED. ALL PLAN MATERIALS SELECTED REQUIRE MINIMAL OR LOW MAINTENANCE.
4. THERE IS A PROPOSED CONTINUOUS HEDGE ACROSS THE PERIMETER BUFFER AS MANDATED BY CITY CODE THAT WILL REQUIRE PERIODIC CLIPPING TO MAINTAIN SIZE AND SHAPE.
5. SELECTIVE PLANT MATERIALS ARE EMPLOYED TO GUIDE AND ENHANCE PEDESTRIAN USE OF ENTRANCES AND EXITS. NO ENTRANCE OR EXIT IS IN ANY WAY BLOCKED BY PLANT MATERIAL. RATHER THAN SHRUBS, GRASS SOD IS TO BE PLANTED AT THE MAIN ENTRANCE FOR CLEAR VISIBILITY. SOD IS ALSO USED RATHER THAN SHRUBS IN SOME AREAS OF THE PARKING LOT FOR EASE OF PEDESTRIAN ACCESS FOR NATURAL ACCESS CONTROL.
6. THE OVERALL LANDSCAPE DESIGN IS BOTH COHESIVE AND DISTINCT, CHARACTERIZED BY INTERLOCKING BED SHAPES WITH A REPETITION OF FLOWING FORMS. PLANT MATERIALS ARE SELECTED FOR TEXTURAL INTEREST AND UNIQUENESS, AS WELL AS EASE OF MAINTENANCE. THUS, THE PROPERTY WILL EXPRESS A DISTINCT SENSE OF PLACE AND OWNERSHIP FOR TERRITORIAL REINFORCEMENT.
7. THE MAJORITY OF ALL SHRUBS PROPOSED ARE LOW GROWING. THE MAJORITY OF TREES ARE AWAY FROM THE BUILDING. THE COMBINATION OF WHICH WILL INDEED MAXIMIZE VISIBILITY TO AIDE IN NATURAL SURVEILLANCE.
8. OWNERSHIP WILL SUBMIT A BROWARD SHERIFF'S OFFICE NO TRESPASS PROGRAM AFFIDAVIT FOR THE PROPERTY.
9. LOCATION OF BSO NO TRESPASS SIGN, SIGNS TO BE PROMINENTLY DISPLAYED WITH BOTTOM EDGE OF SIGN AT A MIN. OF 6' HEIGHT ABOVE GROUND LEVEL FOR CLEAR UNOBSTRUCTED VIEWING THROUGHOUT THE PROPERTY AND FROM THE SITE PERIMETER LINES. TO BE ROBUSTLY SECURED USING STURDY FASTENERS AT ALL CORNERS TO HELP PREVENT VANDALISM.
10. CONSISTENT WITH THE SUBMITTED PLAN ALL APPLICABLE DIRECTIONAL WAY FINDING SIGNAGE SUCH AS "DO NOT ENTER", "CROSS TRAFFIC DOES NOT STOP", "WATCH FOR CARS EXITING DRIVE-THRU", AND "RIGHT-TURN ONLY" ARE POSTED THROUGHOUT THE SITE AS WELL AS THE USE OF ARROWS AND TRAFFIC MARKINGS IN THE DRIVE LANES.
11. CONSISTENT WITH THE SUBMITTED PLAN ALL APPLICABLE SIGNAGE SUCH AS "WATCH FOR PEDESTRIANS" AND DESIGNATED CROSSWALK ARE ELEMENTS THAT DIRECT DRIVERS TO BE ALERT WITH THEIR SURROUNDINGS.
12. EXTERIOR OUTLET AT SERVICE DOOR IS LOCKED TO DENY ANY UNAUTHORIZED USE BY THOSE WHO MAY TRESPASS AND LOITER OR CHARGE THEIR PHONES.
13. ALL PUBLICLY ACCESSIBLE EXTERIOR WATER OUTLET SPOIGOT HAVE WATER LOCKS TO DENY ANY UNAUTHORIZED USE BY VAGRANTS WHO MAY TRESPASS AND LOITER TO WASH THEMSELVES AND LEAVE LITTER BEHIND.

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CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN LEGEND

PRINCIPLE #1 - NATURAL SURVEILLANCE:
"SEE AND BE SEEN" IS THE OVERALL GOAL WHEN IT COMES TO CPTED AND NATURAL SURVEILLANCE. A PERSON IS LESS LIKELY TO COMMIT A CRIME IF THEY THINK SOMEONE WILL SEE THEM DO IT. LIGHTING AND LANDSCAPE PLAY AN IMPORTANT ROLE IN CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN.

-  -BUILDING WINDOWS TO OVERLOOK THE SITE
-  -MAXIMUM ALLOWABLE TREE SPACING TO MINIMIZE VISUAL OBSTRUCTIONS
-  -EXTERIOR LIGHT POLES AND BUILDING LIGHTS TO AVOID DARK OR BLACK SPOTS. MOTION SENSOR LIGHT AT SERVICE DOOR AND DUMPSTER AREA.
-  -VISIBLE EXTERIOR DOORS TO THE STREET AND NEIGHBORS ALLOW FOR PUBLIC SURVEILLANCE.





PRINCIPLE #2 - NATURAL ACCESS CONTROL:
NATURAL ACCESS CONTROL IS MORE THAN A HIGH BLOCK WALL TOPPED WITH BARBED WIRE. CRIME PREVENTION THROUGH ENVIRONMENTAL DESIGN, OR CPTED UTILIZES THE USE OF WALKWAYS, FENCES, LIGHTING, SIGNAGE, AND LANDSCAPE TO CLEARLY GUIDE PEOPLE AND VEHICLES TO AND FROM THE PROPER ENTRANCES. THE GOAL WITH THIS CPTED PRINCIPLE IS NOT NECESSARILY TO KEEP INTRUDERS OUT, BUT TO DIRECT THE FLOW OF PEOPLE WHILE DECREASING THE OPPORTUNITY FOR CRIME.

- ③ -PERIMETER LANDSCAPING WITH TREES AND A CONTINUOUS HEDGE DIRECT THE LOCATIONS INTENDED FOR PUBLIC ACCESS
- 🕒 -BUILDING LIGHTING PROVIDES WELL LIT WALKWAYS AND ENTRANCES
- ⬆ -LIMITED ACCESS POINTS WILL DIRECT THE PUBLIC TO THE ENTRANCE LOCATIONS INTENDED FOR PUBLIC ACCESS. ALL CARS LEAVING THE PROPERTY WILL PARK IN FRONT OF THE PUBLIC ENTRANCE TO THE BUILDING FOR ACCESS CONTROL.
- ④ -PRE-ESTABLISH SIGNAGE AND BUILDING SIGNAGE WILL CLEARLY IDENTIFY THE BUSINESS AND ASSIST IN DEFINING THE ENTRANCE LOCATION INTO THE BUILDING
- CONDUIT FOR SECURITY SYSTEM TO BE INSTALLED WITH SHELL PERMITS PROVIDED

PRINCIPLE #3 - TERRITORIAL REINFORCEMENT:
CREATING OR EXTENDING A "SPHERE OF INFLUENCE" BY UTILIZING PHYSICAL DESIGNS SUCH AS PAVEMENT TREATMENTS, LANDSCAPING AND SIGNAGE THAT ENABLE USERS OF AN AREA TO DEVELOP A SENSE OF PROPRIETORSHIP OVER IT IS THE GOAL OF THIS CPED PRINCIPLE. PUBLIC AREAS ARE CLEARLY DISTINGUISHED FROM PRIVATE ONES. POTENTIAL TRESPASSERS PERCEIVE THIS CONTROL AND ARE THEREBY DISCOURAGED.

- 500 - FREESTANDING SIGNAGE AND BUILDING SIGNAGE WILL CLEARLY IDENTIFY THE BUSINESS AND ASSIST IN DEFINING THE ENTRANCE LOCATION INTO THE BUILDING
- 000 - PERIMETER LANDSCAPING WITH TREES AND A CONTINUOUS HEDGE DIRECT THE LOCATIONS INTENDED FOR PUBLIC ACCESS
- BSO TRESPASS PROGRAM SIGNAGE WILL BE PROVIDED

PRINCIPLE #4 - MAINTENANCE:
 CPED and the "BROKEN WINDOW THEORY" SUGGESTS THAT ONE "BROKEN WINDOW" OR NUISANCE, IF ALLOWED TO EXIST, WILL LEAD TO OTHERS AND ULTIMATELY TO THE DECLINE OF AN ENTIRE NEIGHBORHOOD. NEGLECTED AND POORLY MAINTAINED PROPERTIES ARE BREEDING GROUNDS FOR CRIMINAL ACTIVITY. A FORMAL CPED BASED MAINTENANCE PLAN WILL HELP YOU PRESERVE YOUR PROPERTY VALUE AND MAKE IT A SAFER PLACE.

-  -ROUTINE MAINTENANCE OF LANDSCAPING, LIGHTING & TRASH PICK-UP
 -  -WINDOWS WILL BE KEPT CLEAN AND CLEAR.
- PRINCIPLE 45- ACTIVITY**
- ACTIVITY SUPPORT - INCREASE THE USE OF A BUILT ENVIRONMENT FOR SAFE ACTIVITY WITH THE INTENT OF INCREASING THE RISK OF DETECTION OF CRIMINAL AND UNDESIRABLE ACTIVITIES. NATURAL SURVEILLANCE BY THE INTENDED USERS IS CASUAL AND THERE IS NO SPECIFIC PLAN FOR PEOPLE TO WATCH OUT FOR CRIMINAL ACTIVITY.**
-  -OPERATING HOURS COINCIDE WITH NEIGHBORING BUSINESSES
 -  -CONDUIT TO BE INSTALLED TO FOR SECURITY SYSTEM COMPONENTS



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January 14, 2026
FLORIDA BUSINESS CERT. OF AUTH. No. 27528

ACCEPTED PLAN

SHEET NUMBER:

C-11