SECTION:
 86050000

 STATE ROAD:
 A1A

 COUNTY:
 Broward

 PERMIT:
 2024-L-491-00022

AMENDMENT NUMBER THIRTY-TWO (32) TO FLORIDA DEPARTMENT OF TRANSPORTATION DISTRICT 4 INCLUSIVE LANDSCAPE MAINTENANCE MEMORANDUM OF AGREEMENT

This is **AMENDMENT THIRTY-TWO (32)** to the Agreement dated December 5, 2007, made and entered into this _____ day of ______ 2025, by and between the **DEPARTMENT OF TRANSPORTATION**, a component agency of the State of Florida, hereinafter called the **DEPARTMENT**, and the **CITY OF POMPANO BEACH**, a municipal corporation of the State of Florida, hereinafter called the **AGENCY**.

WHEREAS, the parties entered into the Inclusive Landscape Maintenance Memorandum of Agreement dated December 5, 2007 (Original Agreement) for the purpose of the AGENCY maintaining the landscape improvements on various State Road (s) including State Road A1A (South Ocean Boulevard); and

WHEREAS, the DEPARTMENT and the AGENCY have agreed to amend the Original Agreement for the purpose of adding additional landscape improvements on A1A (South Ocean Boulevard in accordance with the Original Agreement; and

WHEREAS, the AGENCY seeks to install by permit and maintain certain landscape improvements within the right of way of A1A (South Ocean Boulevard) as described in Exhibit "B"; and

WHEREAS, the AGENCY is agreeable to maintaining those landscape improvements within the AGENCY'S limits, including plant materials, irrigation systems and/or hardscape (such as specialty surfacing, site furnishings, or other nonstandard items (if applicable), but excluding standard concrete sidewalk). The AGENCY agrees that such improvements shall be maintained by periodic mowing, fertilizing, weeding, litter pick-up, pruning, necessary replanting, irrigation repair and/or repair/replacement of the specialty surfacing, as needed; and

NOW THEREFORE, for and in consideration of mutual benefits that flow each to the other, the parties covenant and agree as follows:

- Pursuant to paragraph 1, page 1 of the Amendment Number Six (6) Landscape Inclusive Maintenance Memorandum of Agreement dated August 9, 2013, the DEPARTMENT will allow an adjacent property owner to construct additional landscape improvements or to modify an improvement located as indicated in Exhibit "A", State Road A1A (South Ocean Boulevard) from M.P. 9.031 to M.P. 9.072 in accordance with the plans attached as Exhibit "B".
- 2. The parties herein agree to modify the Original Agreement accordingly:
 - a. The following sentence is added to the end of section 4.A. MAINTENANCE OF FACILITIES:

 SECTION:
 86050000

 STATE ROAD:
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 PERMIT:
 2024-L-491-00022

The AGENCY shall be responsible for all maintenance and repairs to FDOT sidewalks directly attributable to tree roots or other AGENCY-maintained improvements.

b. AGREEMENT TERM shall be deleted in its entirety and replaced with:

The term of this Agreement commences upon execution by all parties and remains in effect so long as the improvements exist, or until this Agreement is terminated by either party in accordance with section 10.

c. The following section is hereby added:

21. DEPARTMENT ACCESS TO FACILITIES

The DEPARTMENT will periodically need access to various features within the limits of this Agreement. Upon request of the DEPARTMENT, the AGENCY will have 14 calendar days to provide access to the items noted by the DEPARTMENT. This may require temporary or permanent removal of improvements such as hardscape, landscape or other items conflicting with the items to which the Department needs access.

Should the AGENCY fail to remove or relocate items as requested, the Department may:

- (1) Remove conflicting improvements or any portion thereof.
- (2) Restore the area with any material meeting Department standards.
- (3) Restore the improvements at the request and funding of the AGENCY.
- 3 The AGENCY shall agree to maintain the additional landscape improvements according to Exhibit "F" Maintenance Plan of the Original Agreement, and Amendment #32, as follows:

PART II. SPECIFIC PROJECT SITE MAINTENANCE REQUIREMENTS AND RECOMMENDATIONS:

LANDSCAPE ARCHITECT MAINTENANCE REQUIREMENT

- 1. Landscape Design Intent to be simple yet elegant, utilizing drought tolerant, native and Florida friendly plant species.
- Canopy Trees are intended to be maintained at mature height and spread and shall be selectively pruned to maintain good character form and health. Shrubs and understory plants shall be maintained to their natural form and should not be sheared. (Refer to Part I Pruning, for clear sight window and vertical clear zone pruning requirements.)
- 3. Remove suckering growth from base and clear trunk areas for single trunked and/or multi-trunked) trees on a quarterly basis.

- To maintain the intended appearance of all palms, apply the latest palm fertilizer recommended by the University of Florida IFAS Extension per the manufacturer's specifications.
- 5. To maintain the intended appearance of all shrubs or turf grass, apply the latest fertilizer recommended by the University of Florida IFAS Extension per the manufacturer's specifications.
- 6. Groundcover and shrub horizontal growth shall be maintained to prevent foliage from growing beyond the limits of the planting areas shown on the plan. Maintain a 2" setback from the foliage to the edge of curb, pavement, sidewalk and/or other hardscape improvements.
- Maintain the vertical height of: (Ficus Microcarpa 'Green Island') 18"max, full to ground. (Monstera deliciosa) mature height, do not trim. (Tripsacum, floridanum) mature height, do not trim. (Carissa macrocarpa) maintained at 18"max, full to ground.
- 8. Inspect groundcovers and shrubs on a monthly basis for maintaining full ground coverage.
- Evaluate plant material on a monthly basis for pests, diseases, drought stress or general decline. If required, follow the integrated pest management program established by the Agency to ensure healthy plants.
- 10. Concrete pavers shall be inspected on a monthly basis for the aesthetic appearance and safety conditions. Address any issues identified by repairing or replacing those specific locations. To maintain the overall aesthetic appearance and safety of the concrete pavers they shall be cleaned on a twice-yearly bases to prevent mold, dirt, oil, and gum build up. Joints and cracks in concrete, patterned concrete or asphalt, concrete pavers, concrete curbs, expansion joints, catch basins, gutter areas, etc. shall be inspected monthly *t*o keep those areas free of weeds.
- 11. Inspect the irrigation system performance on a monthly basis and depending on the season, the irrigation system should be adjusted to ensure the system is providing 100% coverage, does not have sections of low pressure, heads and valves are clean and clear of debris and any damaged irrigation components (i.e., spray nozzles, spray heads, valve boxes, etc.) are repaired or replaced.

SECTION:	86050000
STATE ROAD:	A1A
COUNTY:	Broward
PERMIT:	2024-L-491-00022

CITY OF POMPANO BEACH

By: Chairperson / Mayor / Manager	Date:
Attest: City Clerk	(SEAL)
Legal Approval:	

FLORIDA DEPARTMENT OF TRANSPORTATION

Date:

By: _____ John P. Krane (or designee) Director of Transportation Development

Attest: Alia Chanel (or designee) Madeleine Young Executive Secretary

Legal Review:

Pamela G. Eidelberg (or designee) Office of the General Counsel

EXHIBIT A

LANDSCAPE IMPROVEMENTS MAINTENANCE BOUNDARIES

I. LANDSCAPE MAINTENANCE LIMITS FOR AMENDMENT #32:

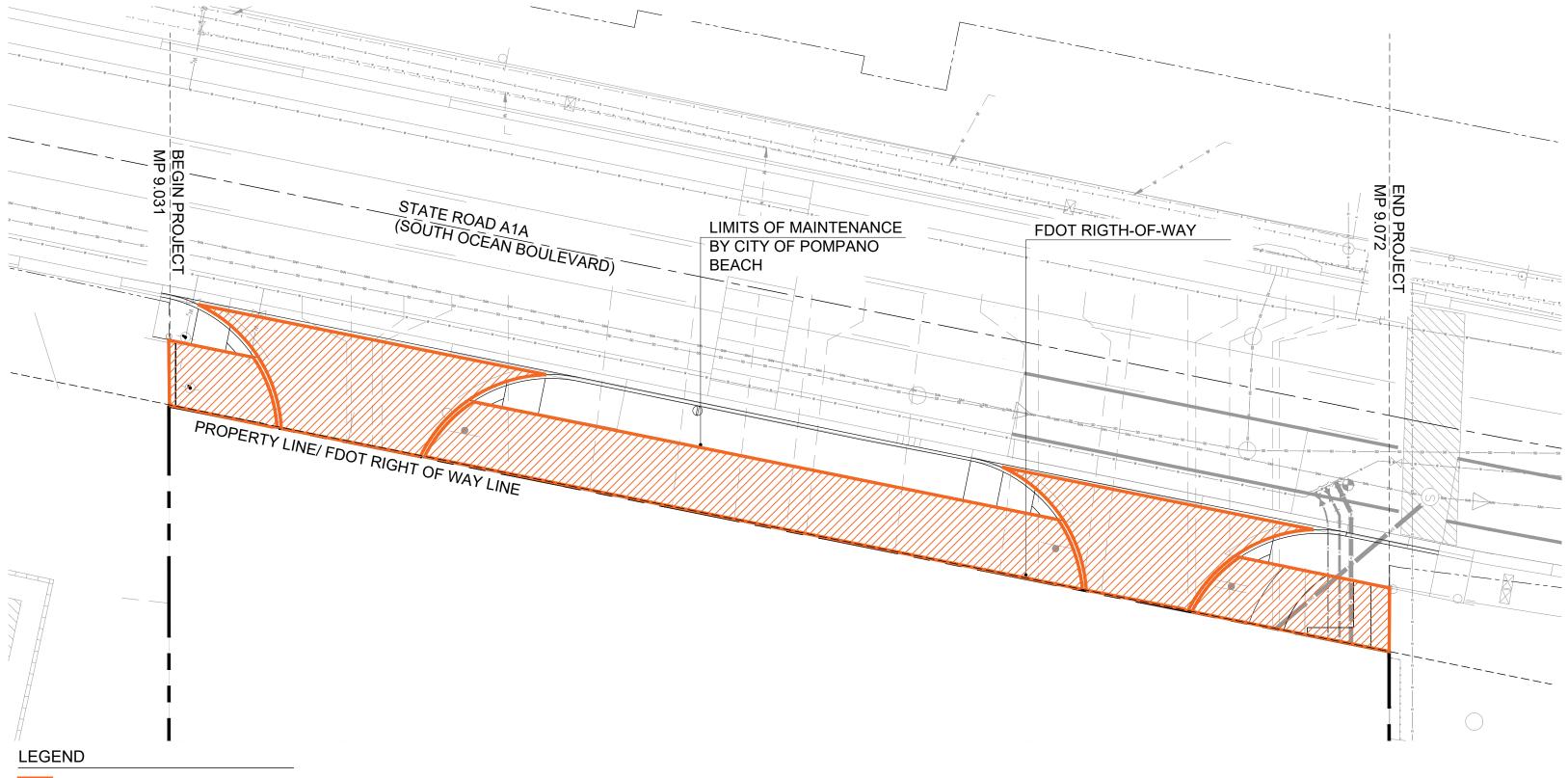
State Road A1A (South Ocean Boulevard) from M.P. 9.031 to M.P. 9.072

See Attached Map*

II. INCLUSIVE AGREEMENT LIMITS FOR STATE ROAD A1A (SO OCEAN BOULEVARD), PER THE ORIGINAL AGREEMENT:

State Road A1A (Ocean Boulevard) from M.P. 8.680 to 12.039 (Hillsboro Inlet)

*All limits of the Original Agreement and Amendments shall apply.



LIMIT OF MAINTENANCE BY //// CITY OF POMPANO BEACH

LANDSCAPE IMPROVEMENT MAINTENANCE BOUNDARY MAP

CITY OF POMPANO BEACH FDOT LANDSCAPE PERMIT # 2024-L-491-00022 A-1-A SOUTH OCEAN DRIVE STATE ROAD FEBRUARY 24, 2025

SCALE: N.T.S



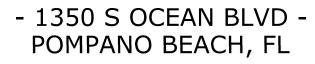
EXHIBIT B LANDSCAPE IMPROVEMENT PLANS

The AGENCY agrees to install the landscape improvements in accordance with the plans and specifications attached hereto and incorporated herein.

Please see attached plans prepared by:

Gerado J. Delgado, RLA ENEA Landscape Architecture

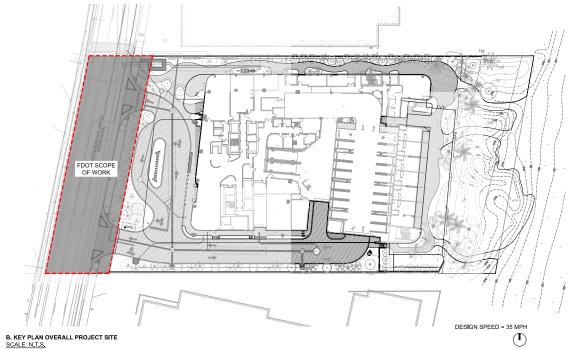
Date: 04-04-2025



SHEET INDEX

SHEET #	SHEET NAME	FDOT SUBMISSION	SUB	DOT MISSION 01.15.2025	SUBM	OT ISSION 2.14.2025	SUBM	DOT (ISSION (3.12.2025	SUBM	DOT IISSION 4.04.2025
L-0	COVER SHEET AND INDEX	x	X	•	X	•	X	1 . 2	X	•
L-1	LANDSCAPE NOTES	x	X	•	X		X		×	
L-2	TREE DISPOSITION PLAN & SCHEDULE	X	X	•	x		X		x	
L-3	OVERALL SITE PLAN & CANOPY PLAN - ROW	x	x	•	X	•	X	· (x	•
L-4	UNDERSTORY PLANTING PLAN & SCHEDULE - ROW	x	X	•	X	•	X	•	×	•
L-5	DETAILS	x	X	•	x		x		×	
L-6	IRRIGATION PLAN - GROUND FLOOR	X	X		x		X		X	•
L-7	IRRIGATION DETAIL - GROUND FLOOR	x	X		X		X		X	





1

Nichols Architects

1350 S OCEAN

1350 SOUTH OCEAN BLVD. POMPANO BEACH, FLORIDA | 33062 OWNER

POMPANO JV HOLDINGS, LP 2850 TIGERTAIL AVENUE, SUITE 800 MIAMI, FL | 33133

CONSULTANTS

ARCHITECT NICHOLS ARCHITECS 161 ALMERIA AVE CORAL GABLES, FL | 33134 305.443.5206 AAC 000680

STRUCTURAL ENGINEER YSRAEL A. SEINUK, P.E. 228 EAST 45th STREET, 2nd NEW YORK, NY | 10017-3303 212.687.2233

VEP & FP ENGINEE MG ENGINEERING D.P.C. 300 SOUTH PARK ROAD, HOLLYWOOD, FL | 33021 305-755-3833

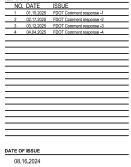
CIVIL ENGINEER KEITH 2312 SOUTH AND FORT LAUDERDAI 954.788.3400

LANDSCAPE ARCHITED ENESCAPE ARCHIT ENEA LANDSCAPE A 7500 NE 4TH COURT, STUDIO 104 MIAMI, FL | 33138 305.576.6702 REG.No: LC28000339 enea

INTERIOR DESIGNER BAMO 1000 BRANNAN STREET SAN FRANCISCO, CA | 94103 415.979.9880

	FLORIDA'S TKPE
	DIXIE HWY
	S FEDERAL HWY
	EAST ATLANTIC AVE
	STATE ROAD A1A (SOUTH OCEAN DRIVE)
	HWY A1A
	S POMPANO PKWY
	I-95
	E COMMERCIAL BLVD
•	

FDOT LANDSCAPE PERMIT #



PROJECT STATUS FDOT SET

8.16.24

Т

PERMIT SET

PROJECT NO.

MA22110

SEAL & SIGNATURE

FOR THE FIRM: GERARDO JAVIER DELGADO R.L.A. 0001574

L-0 COVER SHEET AND INDEX

LANDSCAPE NOTES 1. The work consists of furnishing all labor, materials, equipment, tools, transportation, and any other appurtenances necessary for and incidental to the completion of this project as shown on the drawings, as included in the plant list, and as herein specified. 2. Work shall include maintenance and watering of all planting areas of this drawing set until certification of acceptability by the owner and/or the Landscape Architect

Architect. 3. Protection of existing structures, all existing buildings, walks, walks, walks, paving, piping, and other items of construction and planting already completed or established shall be protected from damage by the contractor unless otherwise specified. All damage resulting from negligence shall be repaired or replaced to the satisfaction of the owner with costs by contractor. 4. All work shall be performed to specifications written in accordance with the most current version of the ANSI A-300, ANSI Z-133, government, and local repaired.

standards. 5. The contractor is responsible for obtaining all necessary permits prior to

The contractor is responsible for obtaining all necessary permits prior to the commencement of site work.
 All dimensions shall be verified in the field prior to construction. Written dimensions shall take precedence over scaled drawings.
 If discrepancy should arise between layout geometry and design intent, design intent shall take precedence.
 The location of all site when applicable are approximate and may be adjusted in field with owner and/or their presentatives approval. See plans for location of fixed amenities, all site elements (fotures, signage, furniture, ...)
 Protection of existing structures, all existing buildings, wells, paving, piping, and other items of construction and planting already completed or established shall be protected from dimage by the contractor unless otherwise specifica, All damage resulting from negligence shall be repaired or replaced to the satisfaction of the owner with costs by contractor.

The location of plants, as shown in these plans, are approximate. The final

Contractor of glants, as shown in these plans, are approximate. The final locations may be adjusted to accommediate unforesen field conditions to comp with safety criteria, to avoid creating unsafe sight conditions, or as otherwise directed by or approved by landscape architect or owners representative.
 The contractor shall be responsible for verifying all underground utilities prior to digging in any area. The contractor shall notify all necessary utility companies 4B hours minimum prior to digging for verification of all underground utilities, irrigation and all other obstructions and coordinate with womer's representative prior to initiating operations.
 General contractor shall be required to submit shop drawings, as well as professional calculations and/or who specializes and undertakes the design of said structural components or systems.
 Guyringstaking practices shall not permit nails, screws, wires, etc. to penetrate the outractor and contractor systems.
 All planting materials shall nee to exceed the inhimum requirements as shown in appropriate municipal codes.

All paning metrics statistics of a second seco

a Tree and plant selection

b. Site rough grading and soil preparation. Final grading as per Civil drawings.
 c. Tree and planting layout on site.

GENERAL GRADING NOTES

All grading information provided is intended for aesthetic purposes and to show elationships only. See Civil Engineering drawings for detailed grading information. Landscape Architect reserves the right to reject any work performed, plants uired, and planting installed without prior approval. This includes field adjustments of erials on site and planted per drawings

The contractor shall coordinate final location of all drainage structures with civil angineer and report any discrepancies or conflicts to Landscape Architect for review. void conflict with planting materials.

 Rough grading and site preparation shall be completed for review by Landscape Architect/or Owner's Representative prior to final grading as per civil drawings. Special attention should be given to the civil grading plans concerning the shapes formations of proposed slopes. Side slopes shall be smooth and even in transitions and void of depre

Finish grade all topsoil areas to a smooth non-compacted, even surface nsuring positive drainage away from the structures and eliminate any low areas xcept in retention areas where water may collect.

Grading and calculations for retention areas to be provided by Civil Engineers. Roadway grading and transition areas to be reviewed and approved by Civil/

raffic Engineers rame engineers. Contractors shall not substantially modify grading plan without the approval of esigner. All site aesthetic grading is subject to review and approval by the design tean

Contours for earth mounds shall be smooth, continuous arcs. Side slopes shall be smooth and even in transition and void of depressions. Careful attention should be given to the grading plane sconcerning the shapes and information of proposed slopes.
 ALL GRADES TO MEET ADA AND POOL CODE REQUIREMENTS.

TREE PROTECTION

Inter-protection with the second s It is the contractor's responsibility to note and protect the existing trees to remain

on-site and neighboring properties. or-site and neighboring properties. 3. All protective barriers shall be installed prior to the start of any construction or site development, including tree removal, demolition, or land-clearing activities, and shall remain in place throughout all phases of construction.

remain in place throughout all phases or construction.

 Mulch shall not be applied within 6° of any tree or palm trunks that are installed or incorporated into the project. Also note that all row mulch shall be amerigrow premium pine bark brown mulch or city approved equivalent. No mulch is permitted in the city of Pompano Beach right of way.

RFI AND SUBMITTALS 1. STANDARD RESPONSE TIME FOR RFI's IS 5 BUSINESS DAYS, 10 BUSINESS DAYS FOR SUBMITTALS.

DAYS FOR SUBMITTALS. 2. General Contractor shall be required to submit shop drawings, local municipality approvals, as well as professional calculations and/or certifications performance criteria of materials, systems, and equipment. Such specially submittals shall be signed and sealed by a Florida registered professional engineer who specializes and undertakes the design of said structural components or systems. 3. General samples of materials as listed below shall be submitted for approval, on the site or as otherwise determined by the owner or Landscape Architect, at least foruters (14) working days prior to its intended detivery to the site. Upon approval of submittals, delivery of materials may begin. Other samples as called for on hardscape materials schedule and detaile

terials schedule and details. a. Mulch - One (1) Cubic foot

b. Root Stimulator - One (1) containe

c. Fertilizer - One (1) Container
 d. Topsoil - One (1) Cubic Yard

- Entrest One (1) photograph wil clearly legible measuring rod of actual Landscape Contractor pre-tagged trees. Upon approval of tree submittal, Landscape Contractor shall provide at least one week notice to schedule tree tagging. f. Planting mix One (1) cubic Yard.

L. ramming time - Direct () CUBIC Tatu.
L. Landscape Architect shall be notified in advance of the following work items for review and approval: TREES AND PALMS NEED TO BE APPROVED AND TAGED A MINIMUM OF 1-2 WEEKS PRIOR TO INSTALLATION SCHEDULE TREES THAT REQUIRE ROOT PRUNING COMING FROM TREE BROKERS REQUIRE MIN. TAGGING/APPROVAL 3-4 MONTHS PRIOR TO INSTALLATION.
J. Tree and date telection.

- a. Tree and plant selection.
- b. Site grading and soil preparation
- c. Tree and planting layout on site
- d. Irrigation layout

Shop Drawings, Product data, Mock-ups, or Samples for the following a. Fence/Gates - Sample, 2' length with all members and connections b. Electrical Fixtures - Product Data, and foundation details (Shall be included presenting a smooth and even finish that is up to the required grade.

Prepare loose bed four (4) inches deep. Apply fertilizer at rate of twenty (20) pounds per one thousand (1000) square feet. Application shall be uniform, utilizing approved mechanical spreaders.

Mix fertilizer thoroughly with the soil to a depth of three (3) inches. Hand rake until all bumps and depressions are removed.

Water sod and soil to depth of 6" within four hours after rolling.

It is the contractor's responsibility to water all plant material

After first week, supplement rainfall to produce a total of 2" per day.

1. Trees and palms shall be freshly dug, balled and burlapped. All plant material shall be free of broken or damaged root balls, or root bound conditions. Plant materials shall be sound, healthy, vigorous, free from plant disease, insect pests or their eggs, and shall have healthy, normal root systems.

Trees are noted on plans and herein as approved by the Landscape Architect

3. Landscape Architect shall tag all trees. Tags shall not be removed. Absence of tag at delivery to project site will be grounds for rejection of the tree

5. The height and or width of trees shall be measured from the top of the root ball to the top of canopy. This measurement shall not include the immediate terminal growth. 6. Plants larger in size than those specified in the plant list may be used if approved

If the use of larger plants is approved, the ball of earth or spread of roots shall be eased in proportion to the size of the plant.

Increases in proportion to the size of the plant. 8. Plants shall be subject to inspection and approval at the place of growth, or upon delivery to the site, as determined by the Owner and/or Landscape Architect, for quality, size, and variety such approval shall not impair the right of inspection and rejection at the site during progress of the work or after completion for size and condition of balls or roots) latent defacts or inplues. Rejected plants shall be removed immediately from the site. Notice requesting inspection shall be submitted in writing at least one (1) week prior to balling at the site of the site of the submitted in writing at least one (1) week prior to balling at least of the site.

9. Caliper measurement (defined as Diameter at Breast Height (DBH), taken at 54" above crown of root ball, height and spread measurements, root ball dimensions, and container size when applicable, shall conform to the applicable shandards established within reference documents cited herein, and the requirements for this project.

a. Shop Drawings: Submit for approval, complete shop drawings showing fencing layout including all attachment methods and devices showing sizes, edge details and attachment details.

b. Manufacturer's literature: Submit for approval properly identified literature giving material specifications, gate hardware, and installation details.

Samples: Submit sample of fencing component parts and manufacturer's fencing specification for Landscape Architect's approval.

Halfoware Froucca. a. Gates, posts and rails: As per details on drawings. 316 stainless steel bar bearing hinges size 4 ½" x 4 ½" min., minimum three (3) per gate. Self-closing stainless steel hardware; include stainless steel cane bolt as required. Brace gates as

Here the prevent isolation and a significant activity of the prevent isolation of adjunct to be working Hardware. As per details on drawings. Use all 316 stainless steel hardware, connectors, and fasteners. Minimum two (2) screws at each ipelwood connection, if applicable, #8 Deck screws, stainless steel 316, square drive, Head #2 by Simpson Strong Tie or approved equal.

All wood shall be Certified Wood: Fabricate with components produced from wood

obtained from forests certified by an FSC-accredited certification body to comply with FSC STD-01-001, "FSC Principles and Criteria for Forest Stewardship."

When specified, sealant for ipe wood shall be Messmers U.V. Plus Ipe Hardwood Deck Stain, natural color; applied per manufacturer's directions.

All materials shall be free from damage; physical or mechanical blemishes of any kind-such as, but not limited to, cracking, warping, or splitting; and free from staining due to rust, corrosion, mildew, rot, or any external source at the time of installation and prior to final

2. All stone material shall be grouted as per details and with grout specified within the

All stone materials shall be sealed with Miracle 511 Impregnator Sealer immediately following installation. Stone shall be grouted; brushed clean; free of dust, debris, or stains; and shall be 100% dry prior to application of sealer.

All workmanship shall be protected immediately upon installation. Stone used in exterior conditions shall be properly installed, stable, firm and

Stone used in pool deck conditions shall comply with code requirements and be properly installed, stable, firm, and slip-resistant. Manufacturer/supplier

to confirm that material is suitable for use in exterior pool environment and shal confirm whether or not material can be submerged in water.

CU-STRUCTURAL SOIL (WHEN APPLICABLE AND CALLED FOR ON DETAILS)

Submit physical Sample per manufacturer's product specifications.

Submit stone and lay loam analysis, and recommended amendments. If required at installation, project shall be certified as complying with facturer's specification.

Work to be performed by qualified installer per manufacturer's specification

At installation, provide test results for installation and the specification.
 Arise the stress of the str

a. In the event of discrepancy, immediately notify Landscape Architect in writing.

b. Do not proceed with installation of materials or plants in areas of discrepancy until all such discrepancies have been fully resolved to the satisfaction of the Owner and/or Landscape Architect.

anou canocape Actimed. C Verify locations of all utilities, conduits, supply lines and cables, including but not limited to: electrical, gas (lines and tanks), water, sanitary sever, storm water lines, cable and telephone. Properly maintain and protect existing utilities; liandscape materials shall adhere to required clearances. It is the responsibility of the contractor to coordinate with other trades.

a. Stake or mark with paint the proposed location of all trees and palms to be

a. Finish sub-grade: upon acceptance of rough grading elevations, establish fine sub-grade with smooth and even finish. Remove rocks exceeding one (1) inch diameter, sticks, debris, deleterious material, grass and soil clods, and vegetation

b. Cultivate all planting areas to a minimum depth of 6". Remove and dispose of all debris. Till into top 4" the planting soil mix, and as specified.

c. Provide plant materials, fertilizer, sod, planting mix, and incidental materials as

b. Excavate plant beds and ensure all planting areas are freely draining.

drawings. Substitutions shall require written approval of the Landscape Archited

slip-resistant with testing submitted, as noted.

Contractor shall submit shop drawings of pattern layou

required to prevent distortion and/or sagging.

Substitutions in plant species or sizes shall be made only after written orization by the Landscape Architect. All proposed changes prior to construction shall

e.b. Keep sod moist during first week after planting.

d. Soil Preparation:

e. Soil Watering:

be qualified in the landscape bid.

anticipated date

FENCING 1. Submittals:

Hardware Products:

2

WOOD

STONE

EXECUTION

Inspection

Preparation

Application:

3.

Plants larger in size than those spe by the owner and/or Landscape Architect.

d.a.

d.b.

e.d.

TREES

n contractor's bid) c. Furniture - Product Data and color/material swatches

d. Landscape Materials - Samples per documents hereir

- e. Landscape Irrigation Data Shop Drawings and Product Data
- f. Root Barriers Product Data g. Steel Edging Product Data and Sample
- h. Fertilizer Product Data Root Stimulators - Product Data
- Tree Bracing Details Shop Drawings
- k. Soil Mixture Documentation of testing for the project identifies job and Contractor, and includes: pH, key nutrients required for healthy plant growth, mineral concentrations, and recommendations of soil amendments
- or proposed landscape planting. 1 gal Sample.
- Fill Material for Rough and Fine Grading Testing as stated in "50" Soil Mixture above. 1 gal. Sample m.Concrete Mix and Colors Design Mix Sample and Product
- Sample. Create a 6'x6' mock-up on-site of the finished concrete slab. Do not destroy or remove from the job site until completion of all slabs on grade and acceptance by Owner and Landscape Architect.
- n, Geotextile Materials Sample and Product Data o. Sand Stabilizer Product Data p. Storm Drainage Materials Product Data and specification sheets
- Caulks and Sealants Product Data
- Stain and Paint Sample and Product Data
- s. Ipe Products, Ipe deck fasteners, and hardware Samples of each t. Stone Products Sample, For materials to be installed on exterior walking surfaces: Sip presistance testing of wet surface dynamic coefficient of friction to ANSI A326.3 standard using British Pendulum test method (STM From Standard S
- ASTM E303. All mock ups, samples, and shop drawings shall be included as part of the original contract cost.

MATERIALS Mulch:

a. Mulch type: pine bark mini nuggets

2

- b. Mulch material shall be moistened at the time of application.
- b.a. All rese, shrubs, and recurred record cover beds shall receive a minimum of 2° of mulch immediately after planting.
 c. Mulch shall be maintained below the elevation of adjacent finished surfaces and swept clear of paths.
- Fertilizer
- a. Commercial Fertilizer: Commercial fertilizer shall be a complete formula; it shall be uniform in composition, dry and free flowing. This fertilizer shall be delivered to the sile in the original unopened containers, each bearing the manufacturer's guaranteed statement of analysis.

 b. Fertilizer shall be organic in material containing nitrogen, phosphoric acid and potash in equal percentages of plant food by weight, in the following form: b.a.

- Containerized material (i.e. shrubs, vines, ground covers) shall receive a granular such as 'Tri-nite' or approved equal, Specimens shall receive time-released fertilizer, such as osmocote, or approved equal. d.b.
- e. This instruction shall supersede other notes regarding fertilizers on the drawings or details
- Plants: 3
- Plants. a, All plants not listed in Grades and Standards for Nursery Plants shall conform to a Florida #1, Florida Fancy or better as to: 1) health and vtality, 2) condition of foliage, 3) root system, 4) freedom from pest or mechanical damage, and 5) heavily branched and densely foliated according to the accepted normal shape of methods and the state of the sta the species
- the species, b. Plant species and size shall conform to those indicated on the drawings and cited herein. All sizes shown for plant material on the plan are to be considered as minimums, Any substitutions in size and/or plant species must be approved by the Landscape Architect of Owner's Representative prior to modification of the contract, purchasing and delivery of plants. All plants will be subject to approval by Landscape Architect and Orwer's Representative before planting can begin. All plant materials will not include any plants considered to be invasive by the municipality. municipality.
- municipality. c. All plants shall be Florida #1. Florida Fancy or better, graded in accordance with Grados and Standards for Nursery plants, published by the State of Florida. Department of Agriculture. Trees and shrubs shall have pronounced symmetry of foliar crown. Plants judged to be not in accordance with these standards will be rejected and shall be immediately removed from the site of the work and replaced at the contractor's expense.
- d. All quantities indicated on the plant list are intended as a guide for the bidders and does not relieve the bidder of their responsibility to do a comprehensive plant take off. Should a discrepancy occur between the bidder's take off and the plant list quantity, the Landscape Architect is to be notified for clarification prior to final bid
- Planting Mix:
- a. Unless otherwise noted, planting mix shall be 70/30 mix, 70% crushed oolitic limestone or sand, and 30% organic material (composed of 15% decomposed wood chips and 15% compost).
- b. Where lite weight soil is specified, soil mix to be as Rooflite intensive 700-weight class 70/80lbs per cubic foot.
- The Landscape Architect reserves the right to reject planting mix utilized that fails to meet the specification at any time during execution of work.
- d. Provide laboratory test results.
- 5. Sod:
- a. Selection

c.f

c.a.

c.h.

- Grass species: Zoysia spp., unless noted a.a. a.b. American Sod Producers Association Grade: Nursery grown or approved.
- Furnished in pads: 18" x 24" x 1" thick excluding top growth and thatch.
- a.d. Not stretched, broken or torn.
- Uniformly mowed height when harvested
- Inspected and found free of diseases, nematodes, pests, and pest larvae. a.f.
- Uniform in color, leaf texture, and density. Do not deliver more sod than can be installed within 24 hours.
- a.h. Begin installation of sod after completion of preceding work (i.e. earth work, underground sprinkler system, soil preparation, installation of trees, shrubs and ground covers, etc.).
- c. Installation:
- Transplant sod within 48 hours after harvesting. c.a. c.b.
- Contractor shall sod all areas that are not paved or planted as designated on the drawings herein. Begin sodding at bottom of slopes.

Roll sod, except pegged areas, with roller weighing no more than 100lbs per foot of roller width.

During rolling, all depressions caused by settlement of rolling shall be filed with additional soil, and the surface shall be re-graded and rolled until

Lay first row of sod in straight line with long dimension of pads parallel to slone contours c.d.

Do not stretch or overlap rows

Lay all rows with alternating and abutting joints.

shall be checked regularly

d. Set plants, backfill, and guy or brace plants as required and as noted in the

Excavations identified as having potential utility or service line conflicts shall be excavated with hand tools to determine the location of, and avoid damage to, such utilities.

such unatives. b Excavate tree and palm planting pits a minimum of 24° greater in diameter than the root ball, and minimum of 12° deeper than vertical depth of the root ball. Test soil for quality of percolation. If drainage is inadequate, create underground seepage/drainage layer with drainage media and non-woven geotexille filter fabric separation. Notify Landscape Archited for approval. Budget should allocate an allowance to cover this possibility and should be part of the original bid.

Barricade or mark excavations to prevent hazards to mechanical equipment vehicles, and pedestrians.

Set trees in vertical position with the top of the root ball flush with the adjacent, finish grade. After settlement, the root crown will stand one (1) to two (2) inches above grade.

b. Set plant in upright position in center of planting pit and place specified planting mix under and around the root ball. For burkspeed root balls, cut top 1/3 of burksp away from root ball, and turn down into the side of the planting pit, before placing planting mix around the root ball.

c. Proper "Jetting in" shall be assured to eliminate air pockets around the roots. 'Jet stick' or equal is recommended.

d. Prune trees, removing no more than 1/3 of twigs and branches, while maintaining the uniform character and shape of the tree. Remove all dead, diseased, rubbing, and dying branches. All plant material shall meet specifications after pruning.

e. Earth shall be banked at edge of each planting pit to form a watering saucer approximately 6° in depth. Flush planting soil into place with slow hose stream until air pockets are eliminated around root ball, and pit is filled with Planting Mib

Bace much in loose measure 2" min layer within each watering saucer. Keep mulch 6" away from root collar of tree.
 If planting is performed after sod placement, proper protection shall be provided and damage resulting from planting operations shall be repaired promptly.

and canage resulting form planning operations and the reparted planning.
h. Tree Guying: For materials up to 12' in height, a minimum of four woven anchor strap lines, each at ninely degrees from and connected to tree trunk, will be anchored below grade with pressure treated stakes. Secure tree against

Interventient in which. Three Bracing: For materials greater than 12' in height, a minimum of three 2'x4" appearance grade braces, set at 60 degrees to the ground plane, equidistant around the trunk of the tree, and secured into the ground plane with one, 12" H rebar or 5'' galvanized pipe passing through each such 2'x4" brace, driven into the ground, and set flush with the top of the brace. Secure each angled brace to

the ground, and get Xi-M which be top of the brace. Secure each angled brace one 12" min and get Xi-M vertical block over five layers of burda, Secure blocks with two metal or plastic straps, one 3" from the bottom of each block. National top the secure blocks with four 16d nails, he top of braces shall be made by a qualificat abronds. Refordic inspection of tree support systems shall be made by a qualified arbonds. Braces to be painted with Benjamin Moore 2116.10 Universal Black, fathmatte exterior.

k. Shrubs and ground covers shall be evenly spaced in accordance with the drawing and as indicated on the plant list.

There will be no plant material planted into root balls of trees and palms

b. Daily watering and monitoring shall be performed during the term of the construction contract and until final acceptance.

Water shall be dean and free of substances harmful to plant growth; objectionable odor or staining agents; and free of soil, debris, poisons, pesticides, contaminants, and any other material that is harmful or inhibits vigorous plant growth.

d. All landscaped areas within limits of work shall be irrigated with an automatic irrigation system which shall utilize well and/or domestic water supply. If domestic water is used, a backflow preventer shall be installed.

e. Irrigation system shall provide 100% coverage with minimum 50% overlap.

q. Installation of irrigation systems shall conform to specifications provided with

 Contractor is responsible for maintenance on all Landscape materials, including sod, for no less than ninety (90) days after acceptance by Owner. Social in the set of the set o

Mailmentator: a. Owner is responsible to ensure that landscaping required to be planted pursuant to the latest municipal and state codes is installed in compliance with the Landscape requirements; maintained as to present a healthy, vajorous, and near appearance free from refuse and debris; and sufficiently fertilized and watered to maintain the plant material in a healthy condition.

If any tree or plant nearing or plant shall be replaced with the same landscape code requirements, such tree or plant shall be replaced with the same landscape material or an approved substitute meeting code requirement.

rees snar ce pruned in the totowing matter:
 All cuts shall be clean, flush, and at junctions, laterals or crotches. All cuts shall be made as close as possible to the trunk or parent limb.
 Removal of dead wood, crossing branches, weak or insignificant branches, and sucker shall be eacompleted simultaneously without any reduction in crown, and shall be performed prior to final acceptance.

f. Cutting of lateral branches that results in the removal of more than one-third (1/3)

g. Lifting of branches or tree thinning shall be designed to distribute over half of the tree mass in the lower two-thirds (2/3) of the tree.

h. No more than one-third (1/3) of a tree's living canopy shall be removed within a

Trees and planting shall receive regular maintenance for a minimum of one (1) year following installation.

k. A contracted maintenance service shall be responsible for fertilization and pest

I. Check irrigation heads and lines for breaks and regular function. Check timer and

irrigation schedule, and adjust for seasonal water usage. Check and make sure that rain sensor is working at all times.

m Check all drains for proper drainage. Address clogs and resolve maintenance

Observe all plants to ensure that no abnormal yellowing or disfigurement occurs which indicates nutrient deficiencies.

deems appropriate for removal, so that tree has developed a substantial root mass and has natural stability. Do not remove during hurricane season

p. Trees shall be maintained in a firm position in the ground, and all stakes and guys

o. Replace or repair bracing as necessary. Maintain until landscape contractor

i. Trees shall be pruned according to the current ANSI A300 Standards and the

of all branches on one (1) side of a tree shall only be allowed if required fo hazard reduction or clearance pruning.

c. Trees shall be pruned in the following matter:

Thoroughly water all plants after installation

a. Contractor shall provide water from a legal source.

f. Irrigation system shall be equipped with a rain sensor.

andscape details. Co specified

to top of root ball.

novement in wind.

Water and Irrigation:

irrigation plans

WARRANTY OF WORK

Maintenance:

Landscape Manual

Excavation:

5. Planting:

- Provide mulch over roots to drip line of tree, if applicable or within tree planting ring/planter bed. Add fresh mulch as necessary per note herein. r Maintain all beds free of debris and deleterious material
- Landscape inspections shall occur after strong winds, tropical storms, hurricanes and other disturbances of nature. t. Landscape materials shall be maintained as noted, to local standards and
- ordinances, and to maintain clear vision corridors as required at intersections

CERTIFICATES REQUIRED

- Grass species, and location of Nursery from which sod is cut. Compliance with state and federal guarantine restrictions, if required.
- Manufacturer's certificate of fertilizer
- Certificates from suppliers stating that the delivered planting mix, delivered plant materials, and fertilizer comply with requirements specified. 4. Certificate of Registration for all Nursery vendors.

Nichols Architects

PROJECT

1350 S OCEAN

1350 SOUTH OCEAN BLVD. POMPANO BEACH, FLORIDA | OWNER

POMPANO JV HOLDINGS, LP 2850 TIGERTAIL AVENUE, SUITE 800 MIAMI, FL J 33133

CONSULTANTS

ICHOLS ARCHITECS 161 ALMERIA AVE CORAL GABLES, FL | 33134 305.443.5206 AAC 000680

STRUCTURAL ENGINEER STRUCTURAL ENGINEER YSRAEL A. SEINUK, P.E. 228 EAST 45th STREET, 2nd NEW YORK, NY | 10017-3303 212.687.2233

MED & ED ENGINEER IG ENGINEERING D.P.C. HOLLYWOOD, FL | 3302 305-755-3833

CIVIL ENGINEER

ANDSCAPE ARCHITECT ENEA LANDSCAPE ARC 7500 NE 4TH COURT STUDIO 104 MIAMI, FL | 33138 305.576.6702

INTERIOR DESIGNER BAMO 1000 BRANNAN STREET SAN FRANCISCO, CA | 9410'



DATE OF ISSUE 08.16.2024

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PROJECT STATUS FDOT SET

PROJECT NO

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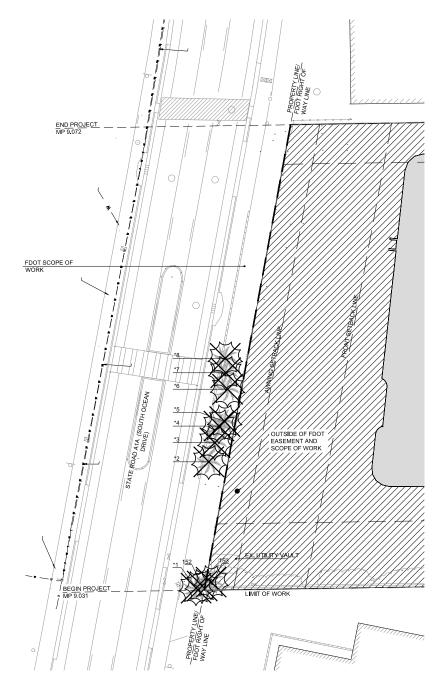
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FOR THE FIRM: GERARDO JAVIER DELGADO R.L.A. 0001574

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LANDSCAPE NOTES

FDOT LANDSCAPE PERMIT # 2024-L-491-00022



LEGEND:

EXISTING PALM TO BE REMOVED	PROPOSED BUILDING	OUTSIDE OF FDOT EASEMENT AND SCOPE OF WORK

TREE PROTECTION AND LANDSCAPE NOTES:

- AS PART OF THE REMOVAL OF PLANTS, THE CONTRACTOR IS RESPONSIBLE FOR REMOVING STUMPS AND ROOT SYSTEMS; UNLESS OTHERWISE NOTED.
 NO SUBSTITUTIONS ARE TO BE MADE WITHOUT PRIOR CONSENT OF THE LANDSCAPE ARCHITECT, CITY URBAN FORESTER AND OR CITY PLANNING DEPARTMENT STAFF, INCLUDING CITY ENGINEER.

- TREE REMOVAL NOTES: 1. REMOVAL OF ANY TREES OR PALMS WILL REQUIRE A WRITTEN "TREE REMOVAL PERMIT" FROM THE LOCAL GOVERNING AGENCY PRIOR TO REMOVAL. NON- NATIVE TREES CLASSIFIED AS NUISANCE TREES MAY BE EXEMPT FROM THE PERMIT. PREFER TO TREE DISPOSITION LIST AND ALSO CONFIRM WITH LOCAL GOVERNING AGENCY...
- EXISTING TREES TO REMAIN SHALL BE TRIMMED PER ANSI-A300 STANDARDS, REMOVING WEAKEST RUBBING BRANCHES AND DEAD BRANCHES, BUT RETAINING 80% OF FOLIAGE UNLESS OTHERWISE NOTED, LARGE TREES SHALL HAVE LOWER BRANCHES CLEARED UP TO 8".
- 3. REMOVAL OF ANY TREES OR PALMS WILL REQUIRE A WRITTEN "TREE REMOVAL PERMIT" FROM THE LOCAL GOVERNING AGENCY PRIOR TO REMOVAL. NON- NATIVE TREES CLASSIFIED AS NUISANCE TREES MAY BE EXEMPT FROM THE PERMIT. PREFER TO TREE DISPOSITION LIST AND ALSO CONFIRM WITH LOCAL GOVERNING AGENCY.

ALL TREE WORK WILL REQUIRE PERMITTING BY A REGISTERED BROWARD COUNTY TREE TRIMMER.

DROUGHT-RESISTANT SOD OR DROUGHT-RESISTANT GROUND COVER SHALL BE INSTALLED ON THE ENTIRE DISTURBED AREAS BEFORE CLOSE-OUT OF THE PERMIT AND THEREAFTER MAINTAINED.

ALL ASPHALT, ROCK, AND OTHER NON-NATURAL MATERIALS SHALL BE REMOVED AND REFILLED TO THE UNDISTURBED LOT LEVEL WITH CLEAN SOIL BEFORE ANY PLANTING OR INSTALLATION OF THE REQUIRED DROUGHT-RESISTANT SOD OR GROUND COVER.

TREE DATA, CONDITION AND NOTES PROVIDED BY ARBORIST REPORT JAMES (JIMI) LEGETTE CERTIFIED ARBORIST, ISA#SO-0502 REGISTERED CONSULTING ARBORIST, ASCA #617 POMPANO JV HOLDINGS NOVEMBER 16, 2022 REGISTERED CONSULTING ARBORIST, ASCA PRESIDENT, CHIEF ARBORIST LAUDERDALE TREE SERVICE, INC. 954-683-1888 WWW.LAUDERDALETREESERVICE, COM 4320 S.W. 74TH AVENUE DAVIE, FLORIDA 33314

	TREE DISPOSITION - 1350 S OCEAN BLVD POMPANO BEACH								
#	COMMON NAME	SCIENTIFIC NAME	HEIGHT (FT)	CONDITION	DISPOSITION	APPRAISED VALUE	NOTES		
152	Sabal palm	Sabal palmetto	12	55% FAIR	REMOVE	\$215			
*1	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
*2	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
*3	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
*4	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
•5	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
•6	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
•7	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
*8	Sabal palm	Sabal palmetto				\$215	TREE NOT INDICATED ON ARBORIST REPORT		
APPRAI	APPRAISED VALUE OF REMOVED TREES \$1,935 TOTAL LOT AREA: 74,537 SQ FT								
NOTES:	1. TREE DISPOSITION	PLAN AND SCHEDULE	PER TREE SURV	EY AND CORRES	PONDING IS A CE	RTIFIED ARBORIST	REPORT (DATED 11-16-22)		
	2. APPRAISED VALUE	IS ONLY AN ESTIMAT	E AND FOR REFE	RENCE ONLY.					
	3. ONLY TREES WITHIN THE R.O.W SHOWN ON TREE DISPOSITION SCHEDULE								

Nichols Architects

PROJECT

1350 S OCEAN

1350 SOUTH OCEAN BLVD. POMPANO BEACH, FLORIDA | 33062 OWNER

POMPANO JV HOLDINGS, LP 2850 TIGERTAIL AVENUE, SUITE 800 MIAMI, FL | 33133

CONSULTANTS

ARCHITECT NICHOLS ARCHITECS 161 ALMERIA AVE CORAL GABLES, FL | 33134 305.443.5206 AAC 000580

STRUCTURAL ENGINEER **YSRAEL A. SENUK, P.E.** 228 EAST 45th STREET, 2nd F NEW YORK, NY | 10017-3303 212.687.2233

MEP & FP ENGINEER MG ENGINEERING D.P.C. 300 SOUTH PARK ROAD, S HOLLYWOOD, FL 33021 305.755.3833

CIVIL ENGINEER KEITH 2312 SOUTH ANDREWS AVENU FORT LAUDERDALE, FL | 33316 954.788.3400

LANDSCAPE ARCHITEC ENER LANDSCAPE ARCHIT ENER LANDSCAPE A 7500 NE 4TH COURT, STUDIO 104 MIAMI, FL | 33138 305.576.6702 REG.No: LC28000339

INTERIOR DESIGNER BAMO 1000 BRANNAN STREET SAN FRANCISCO, CA | 94103 415.979.9880



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DATE OF ISSUE

08.16.2024

PROJECT STATUS FDOT SET

PROJECT NO.

MA22110

SEAL & SIGNATURE

FOR THE FIRM: GERARDO JAVIER DELGADO R.L.A. 0001574

D L-2 TREE DISPOSITION PLAN & SCHEDULE



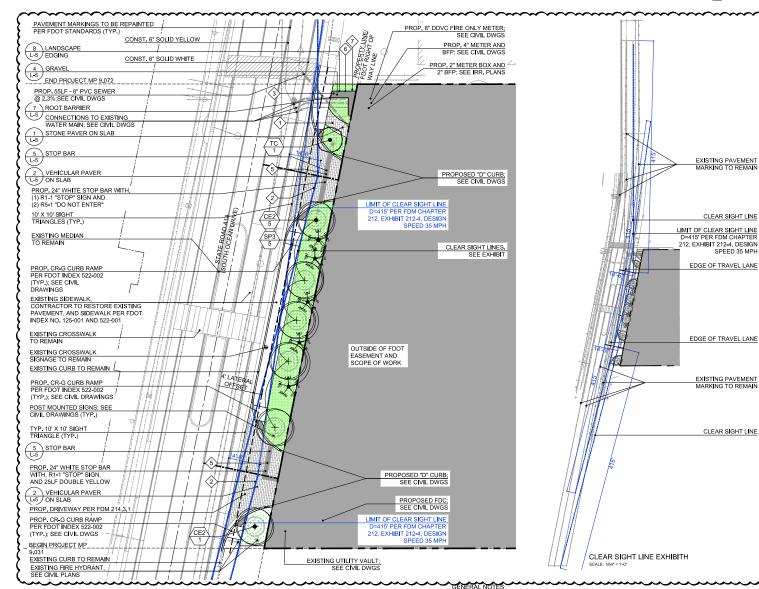
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16.

FDOT LANDSCAPE PERMIT # 2024-L-491-00022



8' 16'



NATIVE APPARAISED VALUE REMARKS

\$5,000.00

\$180.00

IN MIN.

10 IN. MIN. YES

12 FT GW 10 FT

LEGEND

(+)

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PLANTING (TYP.)

CANOPY PLANT SCHEDULE - GROUND FLOOR FDOT ROW

SYMBOL CODE QTY BOTANICAL NAME COMMON NAME CONTAINER HEIGHT SPREAD CAL

n Buttonwoo

abbage Palmetto

FG, B&B

LIMIT OF CLEAR SIGHT LINE D=415' PER FDM CHAPTER 212, EXHIBIT 212-4, DESIGN SPEED 35 MPH

Sabal palmetto

GENERAL NOTES: - REFERAL NOTES: - REFER TO SHEET L-5 AND L-6 FOR IRRIGATION PLANS, DETAILS AND NOTES. - CONTRACTOR TO COORDINATE AS-BUILT CONDITIONS. NOTIFY LA, IN WRITING, OF ANY PLAN DISCREPANCIES PRIOR TO INSTALLATION OF UNDERSTORY AND CANOPY. - CONTRACTOR TO PROVIDE ROOT BARRIER, 24* MIN, DEEP, ON PLANTING ADJACENT TO CIVIL UTILITIES. NOTIFICATION TO PAN MS ONLY UNDER TO THE ACTOR CONCECTED OF C

NO TREE OR PALMS SHALL BE PLANTED WITHIN MIN. 3-0" OF FACE OF CONCRETE CURB.
 PRE CONSTRUCTION MEETING WITH URBAN FORESTRY IS REQUIRED BEFORE ANY WORK IS PERFORMED ONSITE WHERE THERE IS TREE

PROTECTION AND/OR PLANT MATERIAL INSTALLED ON SITE.

PROTECTION AND/OR PLANT MATERIAL INSTALLED ON SITE. - ALL ROAD ROCK, CONCRETE, ASPHAIT AND OTHER NON NATURAL MATERIAL SHALL BE REMOVED FROM ALL PLANTING AREAS PRIOR TO LANDSCAPE INSTALLATION AND BE REPLACED WITH PLANTING SOIL PRIOR TO LANDSCAPE INSTALLATION. - ALL TREE WORK TO BE PERMITED BY A REGISTERED BROWARD COUNTY TREE TRIMMER. - ALL LANDSCAPE MATERIALS (EXCEPT FOR SOD) TO BE LOCATING MIN. 5' FROM ANY PORTION OF CITY OWNED UTILITIES WITHIN PUBLIC STREET RIGHT-OF-WAY INCLUDING METERS, HYDRANTS, SERVICE UNES ETC, ADDITIONALLY, NO TREES, SHRUBBERY OR OBSTRUCTION SHALL BE PLACED WITHIN 3' OF A CITY-OWNED SEWER LATERAL CLEANOUT OR WATER &/OR REUSE METER; SEE SURVEY AND CIVIL DRAWING'S MOLTING TO CATORY

WATER SHALL BE CLEAN AND FREE OF SUBSTANCES HARMFUL TO PLANT GROWTH, OBJECTIONABLE ODOR OR STANING AGENTS FREE OF SOIL, DEBRIS, POISONS, PESTICIDES, CONTAMINANTS, AND ANY OTHER MATERIAL THAT IS HARMFUL OR INHIBITS VIGOROUS PLANT GROWTH -ALL LAND/OR DOMESTIC WATER SUPPLY. IF DOMESTIC WATER IS USED, A BACKFLOW PREVENTER SHALL BE INSTALLED + RAIN SENSOR. - HRIGATION SYSTEM SHALL PROVIDE 100% COVERAGE WITH MINIMUM 50% OVERLAP. - INSTALLATION OF IRRIGATION SYSTEMS SHALL CONFORM TO SPECIFICATIONS PROVIDED WITH IRRIGATION PLANS, -ALL CANOPY TREES AND PAILOR STATEM SHALL CONFORM TO SPECIFICATIONS PROVIDED WITH IRRIGATION PLANS, -ALL CANOPY TREES AND PAILMS AT THE GROUND LEVEL SHALL BE MAINTAINED WITH AN 8 CLEAR TRUNK. - ALL TREES DESIGNATED AS SINGLE TRUNK SHALL HAVE A SINGLE, RELATIVELY STRAIGHT, DOMINANT LEADER, PROPER STRUCTURAL BRANCHING AND EVEN BRANCH DISTRIBUTION. TREES WITH BARK INCLUSION, TIPPED BRANCHES, AND CO-DOMINANT TRUNKS WILL NOT BE ACCEPTED THERES UND FLORE ONE ONE OFFICIENT ONE DEVELOPED WITH BARK INCLUSION, THE EFLICTED.

HURRICANE CUT ACCEPTED. TREES WITH GIRDLING, INTACT LEADER CIRCLING AND/OR PLUNGING ROOTS WILL BE REJECTED.

- PLANTING MIX:

A. PLANTING MIX AND GROUND LEVEL SHALL BE 70/30 MIX, 70% CRUSHED OOLITIC LIMESTONE OR SAND, AND 30% ORGANIC MATERIAL A PLANTING MIX AND GROUND LEVEL SHALL BE 70/30 MIX. 70% CRUSHED OOLITIC LIMESTONE OR SAND, AND 30% ORGANIC MATERIAL (COMPOSED OF 15% DECOMPOSED WOOD CHIPS AND 15% COMPOST). B. THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT PLANTING MIX UTILIZED THAT FAILS TO MEET THE SPECIFICATIONS AT ANY TIME DURING EXECUTION OF WORK. C. SUBMIT SOIL ANALYSIS AND PRODUCT DOCUMENTATION FOR REVIEW. - IRRIGATION PLANS SHALL BE SUBMITTED AND APPROVED AT TIME OF BUILDING PERMIT, DUNE IRRIGATION SHALL BE TEMPORARY, AND SHALL BE REMOVED ONCE PLANTING IS ESTABLISHED." - JANDSCAPE ARCHITECT TO TAG AND FACE IN PERSON ALL SPECIMEN TREES AND, SPECIMEN TREES/PALM TREES.PROVIDE PHOTOS DURINGTAL DEFCORE TACODOC

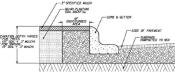
SUBMITTAL BEFORE TAGGING.

FDOT GENERAL NOTES:

- 1. GOVERNING STANDARD PLANS: FLORIDA DEPARTMENT OF TRANSPORTATION, FY 2024-25 STANDARD PLANS FOR ROAD AND BRIDGE CONSTRUCTION AND APPLICABLE I NTERIM REVISIONS (IRS)ARE AVAILABLE AT THE FOLLOWING WEBSITE
- BRIDGE CONSTRUCTION AND AFFECTADLET INTERIM REVISIONS (IRS)ARE AVAILABLE AT THE FOLLOWING WEBSITE: HTTPS://WWW.FDOT.GOV/DESIGN/STANDARDPLANS
 GOVERNING STANDARD SPECTIFICATIONS: FLORIDA DEPARTMENT OF TRANSPORTATION, JANUARY 2024-25 STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION AT THE FOLLOWING WEBSITE: HTTPS://WWW.FDOT.GOV/PROGRAMMANAGEMENT/IMPLEMENTED/SPECBOOKS
- CONTRACTOR SHALL REPAIR ALL DAMAGE DONE TO THE FDOT PROPERTY DURING DEMOLITION, RELOCATION &/OR INSTALLATION ACTIVITIES AT HIS SOLE EXPENSE.
- 4. ANY PLANT MATERIAL SUBSTITUTION WITHIN OR IMPACTING THE FDOT RIGHT OF WAY WHETHER REQUESTED BY THE CONTRACTOR, OWNER, LANDSCAPE ARCHITECT OR OTHER WILL NEED TO GET APPROVAL FROM THE FDOT DISTRICT
- LANDSCAPE ARCHITECT. 5. OWNERSHIP OF ALL SUITABLE EXCAVATED MATERIALS, AS DETERMINED BY THE DEPARTMENT, SHALL REMAIN IN THE
- DEPARTMENT UNTIL A FINAL ACCEPTANCE OF THE PERMITTED PROJECT IS FULFILLED. EXCAVATED MATERIALS SHALL BE HAULED BY THE PERMITTEE, AT THEIR COST & EXPENSE FROM THE SITE TO THE PALM BEACH OPERATIONS CENTER OR STOCKPILED IN THOSE AREAS AS DIRECTED BY THE DEPARTMENT, INCLUDING ASPHALT MILLINGS. ARCHITECTURAL PAVERS INSTALLATION FOR SIDEWALKS, MEDIANS, DRIVEWAYS, OR ROADWAYS WITHIN THE FDOT RIGHT
- AND THE OF THE ANEL OWNER WITH CURRENT FOOT STANDARD SPECIFICATION 526. HTTPS://FDOTWWW.BLOB.CORE.WINDOWS.NET/SITEFINITY/DOCS/DEFAULT-SOURCE/PROGRAMMANAGEMENT/IMPLEMENTED/ SPECBOOKS/FY2025-26/2025-26-EBOOK-COMPRESSED.PDF?SFVRSN=A07D3F95_1

FDOT PLANTING NOTES:

- LANDSCAPE INSTALLATION SHALL COMPLY WITH CURRENT APPLICABLE FDOT MAINTENANCE SPECIFICATION 580. ONLINE REFERENCE:
- ONLINE REFERENCE: https://fdotwwwi.bl.ob.core.windows.net/sitefinity/docs/default-source/programmanagement/ MAINTENANCE/JUL22SSM5800000WD-722-I17992.PDF3SEVRSN=1ABF91A1_2 FOR THE PORTION OF LANDSCAPE PLANT MATERIAL THAT WILL BE INSTALLED WITHIN THE FDOT RIGHT OF WAY 2.
- REFER TO THE FDOT STANDARD PLANS INDEX 580-001 LANDSCAPE INSTALLATION. HTTPS://FDOTWWW.BLOB.CORE.WINDOWS.NET/SITEFINITY/DOCS/DEFAULT-SOURCE/DESIGN/STANDARDPLANS/2024/ IDX/580-001.PDF?
- UNSUITABLE SOIL OR COMPACTED ROAD BASE. WILL NEED TO BE REPLACED WITH AMENDED PLANTING SOIL, AS FOLLOWS
- FOLLOWS: CONTRACTOR SHALL PRESERVE A CONTINUOUS BAND OF UNDISTURBED COMPACTED SUB-BASE 18" FROM THE BACK OF CURB (SEE DETAIL BELOW). CONTRACTOR SHALL INSURE THAT ALL UNSUITABLE SOIL INCLUDING CONCRETE, PAVEMENT, ROAD BASE, STONES
- OVER 3" DIAMETER AND ALL CONSTRUCTION DEBRIS, IS REMOVED FROM AREAS TO BE PLANTED AND REPLACED WITH SPECIFIED PLANTING SOIL, E.G., 60% SAND AND 40% MUCK. AREAS TO BE PLANTED WITH SHRUBS AND/OR GROUND COVERS: REMOVE COMPACTED SOIL TO A DEPTH OF 12"
- AND REPLACE WITH SPECIFIED PLANTING SOIL PLANTING SOIL SHALL COME UP TO 4" FROM TOP OF CURB,
- DEPTH OF 24" FROM THE TOP OF CURB, PLANTING SOIL SHALL COME UP TO 4" FROM TOP OF CURB, RESERVING SPACE FOR 3" COMPACTED MULCH, AND 1" CLEAR FROM TOP OF CURB



- LANDSCAPE INSPECTOR UPON INSPECTION.
- SODDED AREAS WILL BE IN ACCORDANCE WITH STANDARD PLANS INDEX 570-010 AND STANDARD SPECIFICATIONS SECTIONS 570, 981, 982, 983, 987 OF THE DEPARTMENT'S LATEST EDITION OF GOVERNING DESIGN STANDARDS AND
- STANDARD SPECIFICATIONS. ALL DISTURBED AREAS WILL BE SODDED WITHIN ONE (1) WEEK OF INSTALLATION OF SAID PERMITTED WORK
- PROVIDE A MINIMUM PLANTING VERTICAL CLEARANCE, AS REQUIRED BY THE FDOT MAINTENANCE RATING
- SIDEWALK =8.5' VERTICAL CLEARANCE
 - ROADWAY = 14.5' VERTICAL CLEARANCE e/MaintRatingProgram.shtr Online Reference: https://www.fdot.gov/

- DRAWINGS FOR UTILITIES LOCATIONS. WATER SHALL BE CLEAN AND FREE OF SUBSTANCES HARMFUL TO PLANT GROWTH, OBJECTIONABLE ODOR OR STAINING AGENTS FREE OF

N Nichols Architects

1350 S OCEAN

1350 SOUTH OCEAN BLVD. POMPANO BEACH, FLORIDA I

POMPANO JV HOLDINGS, LP 2850 TIGERTAIL AVENUE, SUITE 800 MIAMI, FL | 33133

CONSULTANTS

ARCHITEC NICHOLS ARCHITECS 161 ALMERIA AVE CORAL GABLES, FL | 33134 305.443.5206 AAC 000680

STRUCTURAL ENGINEER YSRAEL A. SEINUK, P.E. 228 EAST 45th STREET, 2r NEW YORK, NY | 10017-33

IG ENGINEERING D.P.

CIVIL ENGINEER

INTERIOR DESIGNE



FOR THE PORTION OF LANDSCAPE PLANT MATERIAL THAT WILL BE INSTALLED WITHIN THE FDOT RIGHT OF WAY,

IN ALL PLANTING AREAS, SOIL MATERIAL SHALL BE SUITABLE FOR PLANT GROWTH. THE ORGANIC MATTER CONTENT OF THE SOLL LAVER SHALL BE A MINIMUM OF 25%, A MAXIMUM OF 10% AND HAVE A PH VALUE OF 5.5 OR GREATER AND LESS THAN OR EQUAL TO 7.0. PLANTING AREAS WHERE THE EXISTING SUB-GRADE IS FOUND TO BE

RESERVING SPACE FOR 3" COMPACTED MULCH AND 1" CLEAR FROM TOP OF CURB. PLANTING PITS FOR TREES AND PALMS: REMOVE COMPACTED SOIL WITHIN THE AREA OF EACH PLANTING PIT TO A



CYPRESS MULCH IS NOT PERMITTED ON THE FDOT RIGHT OF WAY. MULCH PERMITTED TO BE USED ARE HARDWOC MULCH (CONTAINING NO CYPRESS PRODUCTS), RECYCLED MULCH OR APPROVED EQUAL, CERTIFIED BY THE MULCH AND SOIL COUNCIL (MSC), SUBMIT PROOF OF CERTIFICATION TO THE FDOT DISTRICT OPERATIONS PERMIT ິທ

Sunshine

8' 16'

FDOT LANDSCAPE PERMIT

NO. DATE DATE OF ISSUE

08,16,2024 PROJECT STATUS FDOT SET PROJECT NO.

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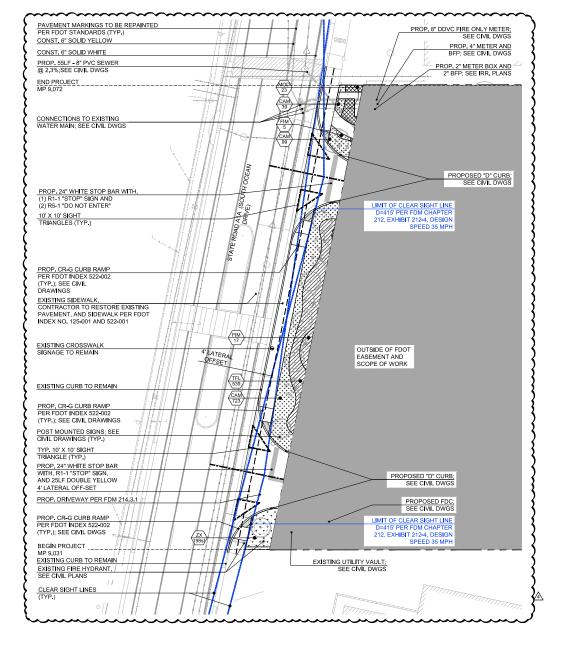
FOR THE FIRM: GERARDO JAVIER DELGADO R.L.A. 0001574

OVERALL SITE PLAN AND

CANOPY PLAN GROUND

L-3

FLOOR



LEGEND ------- PROPERTY LINE MOMMMM LIMIT OF CLEAR SIGHT LINE D=415' PER FDM CHAPTER 212. EXHIBIT 212-4, DESIGN SPEED 35 MPH PLANT SCHEDULE ROW SYMBOL CODE OTY BOTANICAL NAME CONTAINER HEIGHT SPREAD SPACING NATIVE REMARKS SHRUB AREAS 36 IN O.C. NO 36 IN FULL

pa Nana Dwarf Natal Plum

GROUND COVERS

CAM 861

NOTES: 1. PER FDOT DESIGN MANUAL (FDM) CHAPTER 212.11.6, FIGURE 212.11.2 SPECIAL AREAS LIMITED TO GROUND COVER. DO NOT PLACE TREES, PALMS, OR SHRUBS WITH A MATURE HEIGHT GREATER THAN 18' BELOW THE SIGHT LINE DATUM WITHIN THE HATCHED-OUT AREAS AS SHOWN IN FIGURE 212.11.2. THE HATCHED-OUT AREA IS FOR GROUND COVER ONLY.

3 GAL.

12 IN 18 IN 12 IN O.C. NO FULL

NOTES:

NOTES: - Pre Construction meeting with Urban Forestry is required before any work is performed onsite where there is tree protection and/or plant material installed on site. - All road rock, concrete, asphalt and other non natural material shall be removed from all planting areas prior to landscape installation and be replaced with planting soil prior to landscape installation. - All road rock, concrete, asphalt and other non natural material shall be removed from all planting areas prior to landscape installation and be replaced with planting soil prior to landscape installation. - All Inadscape materials (except for sod) to be locating min, 5' from any portion of City owned utilities within public street right-of-way including meters, hydrants, service lines etc. Additionally, no trees, shrubbery or obstruction shall be placed within 3' of a City-owned sever lateral deanout or water *kor* reuse meter; see survey and civil drawings for utilities locations. - Water shall be clean and free of substances harmful to plant growth, objectionable odor or staining agents free of soil, debris, poisons, pesticides, contaminants, and any other material that is harmful or inhibits where use meter. vigorous plant growth -All landscaped areas within limits of work shall be irrigated with an automatic irrigation system which shall utilize well and/or domestic water supply. If domestic water is used, a backflow preventer shall be installed +

rain sensor.

All landscaped areas within limits of work shall be irrigated with an automatic irrigation system which shall utilize well and/or domestic water supply. If domestic water is used, a backflow preventer shall be installed + rain sensor. -Irrigation system shall provide 100% coverage with minimum 50% overlap. Back flow preventor and rain sensor. -Installation of irrigation systems shall conform to specifications provided with irrigation plans. -Not pool shall be added seaward of the CCCL at ground level. -All canogy trees and palms at the ground level shall be maintained with an 8' clear trunk. - All trees designated as single trunk shall have a single, relatively straight, dominant leader, proper structural branching and even branch distribution. Trees with bark inclusion, tipped branches, and co-dominant trunks will not be accepted. Trees with Girdling, intact leader circling and/or plunging roots will be rejected. - Planting Mix: a. Planting Mix: a. Planting Mix: c. Planting Mix: c. Planting Mix: a. Planting mix: a. Planting mix: - All proposed beach demolition and construction, landscape mix utilized that flas to meet the specifications at any time during execution of work. c. Planting Mix: - All proposed beach demolition and construction, landscape acciment trees 700, weight class 70/80 or equal, Submit soil analysis and product documentation for review. - All proposed beach demolition and construction, landscape acciment trees proved by the State of Florid DEPC. Approved, stamped plans and permit must be submitted with the building permit. - Lindscape architect to lag and face in person all speciment trees plant mergain trees. Provide plotos submitted before tagging. - Drought-resistant sod or drough-resistant ground cover shal be installed on the entire disturbed areas before dose-out of the permit and after that maintained. - All apphase non-natural materials shall be removed and refilied to the undisturbed lot level with clean soil before west CCCL and sand only eastward of CCCL, any p

FDOT LANDSCAPE PERMIT #

2024-L-491-0002

Nichols Architects

PROJECT

1350 S OCEAN

1350 SOUTH OCEAN BLVD. POMPANO BEACH, FLORIDA | 33062 OWNER

POMPANO JV HOLDINGS, LP 2850 TIGERTAIL AVENUE, SUITE 800 MIAMI, FL | 33133

CONSULTANTS

ARCHITEC NICHOLS ARCHITECS 161 ALMERIA AVE CORAL GABLES, FL | 33134 305.443.5206 AAC 000680

STRUCTURAL ENGINEER YSRAEL A. SENVIK, P.E. 228 EAST 45th STREET, 2nd F. NEW YORK, NY | 10017-3303 212.687.2233

MEP & FP ENGINEER MG ENGINEERING D.P.C. 300 SOUTH PARK ROAD, S HOLLYWOOD, FL | 33021 305-755-3833

CIVIL ENGINEER KEITH 2312 SOUTH ANDREWS AVENU FORT LAUDERDALE, FL | 33316 954.788.3400

LANDSCAPE ARCHITEC ENADSCAPE ARCHIEC ENEA LANDSCAPE ARC 7500 NE 4TH COURT, STUDIO 104 MIAMI, FL | 33138 305.576.6702 REG.Na: LC28000339

INTERIOR DESIGNER INTERIOR DESIGNER BAMO 1000 BRANNAN STREET SAN FRANCISCO, CA | 94103 415.979.9880



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08.16.2024 4 PROJECT STATUS Ň FDOT SET Ö PROJECT NO

MA22110

FOR THE FIRM: GERARDO JAVIER DELGADO R.L.A. 0001574

O UNDERSTORY PLANTING

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PLAN & SCHEDUL GROUND FLOOR PLAN & SCHEDULE -

SEAL & SIGNATURE

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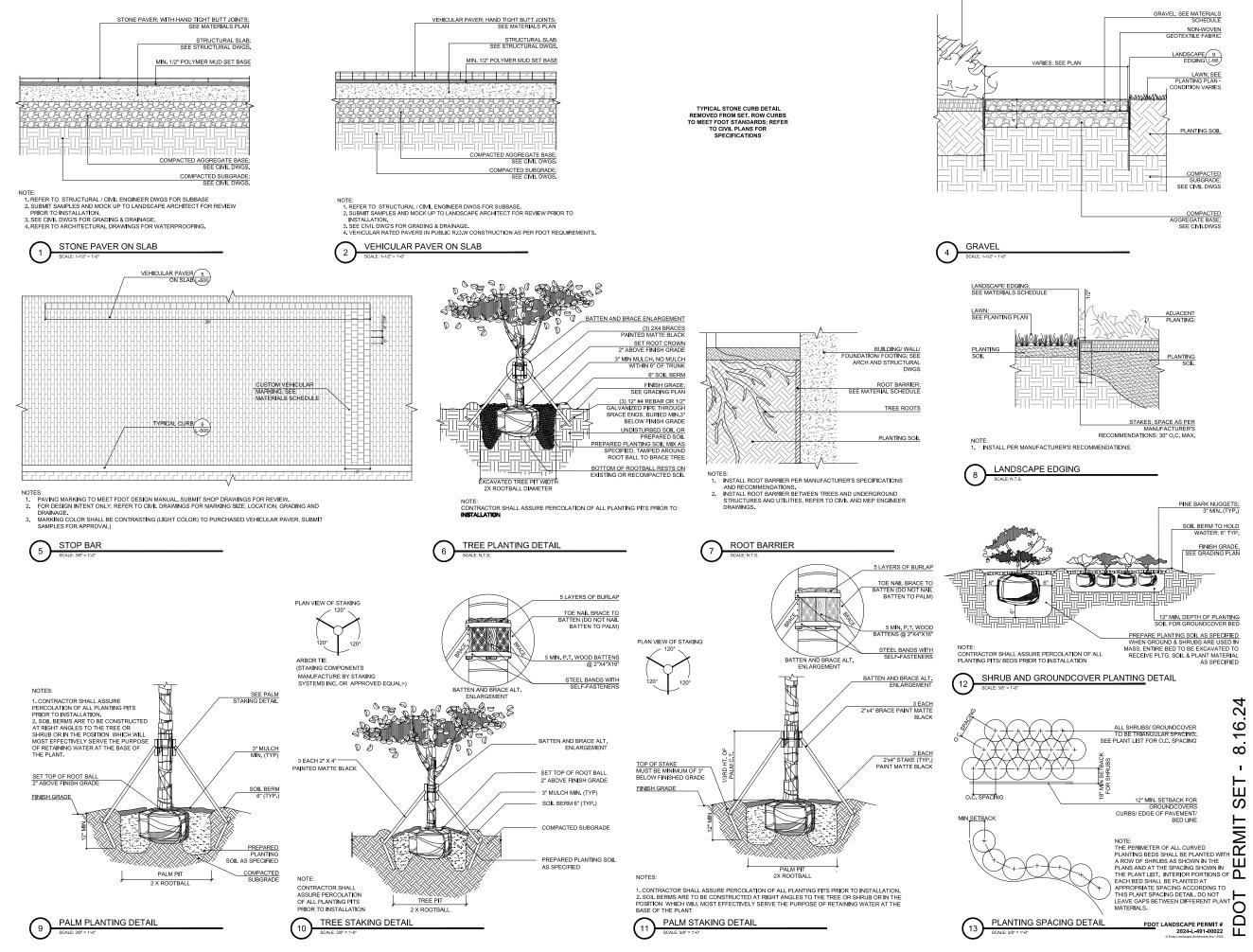
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Sunshing

8' 16'



PLANTING; SEE PLANTING PLAN

Nichols Architects

PROJEC

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STRUCTURAL ENGINEER STRUCTURAL ENGINEER YSRAEL A. SEINUK, P.E. 228 EAST 45th STREET, 2nd F NEW YORK, NY | 10017-3303 212.687.2233

MEP & FP ENGINEEI MG ENGINEERING D.P.C. 300 SOUTH PARK ROAD. 3 HOLLYWOOD, FL | 3302 305.755.3833

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INTERIOR DESIGNER INTERIOR DESIGNER BAMO 1000 BRANNAN STREET SAN FRANCISCO, CA | 94103 415.979.9880



DATE OF ISSUE 08.16.2024

PROJECT STATUS

FDOT SET PROJECT NO

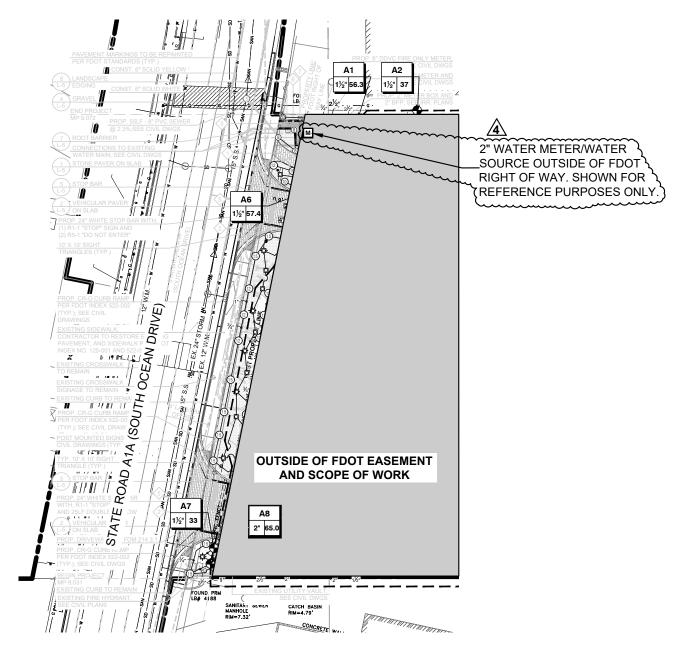
MA22110

SEAL & SIGNATURE

FOR THE FIRM: GERARDO JAVIER DELGADO R.L.A. 0001574

L-5

HARDSCAPE DETAILS



FDOT Irrigation Notes

- THE IRRIGATION SYSTEM SHALL USE THE LOWEST POSSIBLE QUALITY WATER AVAILABLE WHICH ADEQUATELY AND SAFELY MEETS THE WATER NEEDS OF THE SYSTEM. STORM WATER, RECLAIM WATER, OR GREY WATER IRRIGATION SHALL BE USED WHENEVER POSSIBLE.
- FDOT REQUIRES 24-HOUR EMERGENCY ACCESS TO THE WATER SOURCE.
- THE CONTRACTOR SHALL PROVIDE FDOT DISTRICT OPERATIONS MANAGER WITH A SET OF "AS-BUILT" IRRIGATION PLANS.

FDOT GENERAL NOTES:

- FOR THE PORTION OF LANDSCAPE PLANT MATERIAL THAT WILL BE INSTALLED WITHIN THE FDOT RIGHT OF WAY, LANDSCAPE INSTALLATION SHALL COMPLY WITH CURRENT APPLICABLE FOOT MAINTENANCE SPECIFICATION 580. ONLINE REFERENCE: HTTPS://FDOTWWW.BLOB.CORE.WINDOWS.NET/SITEFINITY/DOCS/DEFAULT-SOURCE/PROGRAMMANAGEMENT/ MAINTENANCE/JUL22SSM5800000WD-722-117992/PDF7SFVRSN=1ABF91A1_2 FOR THE PORTION OF LANDSCAPE PLANT MATERIAL THAT WILL BE INSTALLED WITHIN THE FDOT RIGHT OF WAY REFER TO THE FDOT STANDARD PLANS INDEX 580-001 LANDSCAPE INSTALLED INSTALLED WITHIN THE FDOT RIGHT OF WAY REFER TO THE FDOT STANDARD PLANS INDEX 580-001 LANDSCAPE INSTALLATION. HTTPS://FDOTWWW.BLOB.CORE.WINDOWS.NET/SITEFINITY/DOCS/DEFAULT-SOURCE/DESIGN/STANDARDPLANS/2024/ IDV/S60.004.DE52
- 2
- IDX/580-001 PDE? IDX/S80-001.PDF? IN ALL PLANTING AREAS, SOIL MATERIAL SHALL BE SUITABLE FOR PLANT GROWTH. THE ORGANIC MATTER CONTENT OF THE SOIL LAYER SHALL BE A MINIMUM OF 2.5%, A MAXIMUM OF 10% AND HAVE A PH VALUE OF 5.5 OR GREATER AND LESS THAN OR EQUAL TO 7.0. PLANTING AREAS WHERE THE EXISTING SUB-GRADE IS FOUND TO BE UNSUITABLE SOIL OR COMPACTED ROAD BASE, WILL NEED TO BE REPLACED WITH AMENDED PLANTING SOIL, AS FOLIOWS: CONTRACTOR SHALL PRESERVE A CONTINUOUS BAND OF UNDISTURBED COMPACTED SUB-BASE 18" FROM THE BACK OF CURB (FEE DETAIL DELOW).
- (SEE DETAIL BELOW).
- (SEE DETAIL BELOW). O. CONTRACTOR SHALL INSURE THAT ALL UNSUITABLE SOIL INCLUDING CONCRETE, PAVEMENT, ROAD BASE, STONES OVER 3" DIAMETER AND ALL CONSTRUCTION DEBRIS, IS REMOVED FROM AREAS TO BE PLANTED AND REPLACED WITH SPECIFIED PLANTING SOIL, E.G., 60% SAND AND 40% MUCK. A REAS TO BE PLANTED WITH SHRUBS AND/OR GROUND COVERS: REMOVE COMPACTED SOIL TO A DEPTH OF 12" AND REPLACE WITH SPECIFIED PLANTING SOIL. PLANTING SOIL SHALL COME UP TO 4" FROM TOP OF CURB, RESERVING SPACE FOR 3" COMPACTED MULCH AND 1" CLEAR FROM TOP OF CURB. 1. PLANTING PITS FOR TREES AND PALMS: REMOVE COMPACTED SOIL WITHIN THE AREA OF EACH PLANTING PIT TO A DEPTH OF 24" FROM THE TOP OF CURB. PLANTING SOIL SHALL COME UP TO 4" FROM TOP OF CURB, RESERVING SPACE FOR 3" COMPACTED MULCH, AND 1" CLEAR FROM TOP OF CURB. b.

Irrigation Notes

- LARGE TREES AND PALMS. SEE LANDSCAPE PLAN FOR PROPOSED TREES AND RELOCATED TREE LOCATIONS.
- CONTRACTOR IS RESPONSIBLE FOR ALL CONDITIONS AND SPECIFICATIONS ATTACHED 2. TO THIS PLAN.
- 3.
- THE BUILDING CODE.

- ECESSARY BY THE DEVELOPMENT SERVICES DIRECTOR
- 8.

Nichols Architects

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STRUCTURAL ENGINEER YSRAEL A. SEINUK, P.E. 228 EAST 45th STREET, 2r NEW YORK, NY | 10017-33 212.687.2233



ALL SOD AND LANDSCAPE TO RECEIVE 100% COVERAGE FROM AUTOMATIC IRRIGATION SYSTEM USING APPROVED WATER SOURCE. BUBBLERS ARE TO BE PROVIDED FOR

BUBBLERS WILL BE PROVIDED FOR ALL AND NEW RELOCATED TREES AND PALMS.

ALL IRRIGATION SHALL BE INSTALLED IN ACCORDANCE WITH THE REQUIREMENTS OF

THE IRRIGATION SYSTEM SHALL INCLUDE A RAIN SENSING CUT-OFF DEVICE THAT SHALL DE LOCATED AND INSTALLED SO THAT BUILDINGS EAVES, BALCONIES AND SIMILAR OVERHANDS DO NOT INTERFERE WITH THE EFFECTIVE OPERATION OF THE DEVICE.

THE IRRIGATION SYSTEM SHALL BE PROPERLY MAINTAINED IN GOOD WORKING ORDER AND PROVIDE A MINIMUM COVERAGE OF 100% WITH 50% OVERLAP.

WATER USED FOR IRRIGATION SHALL BE RUST FREE EXCEPT WHERE DEEMED

WATER USED FOR IRRIGATION SHALL BE REUSE WATER WHERE PRACTICABLE.

1/16"=1'-0" σ 8' 16' 32'

DATE OF ISSUE

08.16.2024

PROJECT STATUS

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PROJECT NO

MA22110

SEAL & SIGNATURE

FOR THE FIRM: DIEGOJOSE VANDERBIES R.L.A. 6667355

L-6

IRRIGATION PLANS -GROUND FLOOR

Irrigation Notes

LAYOUT

LAYOUT IRRIGATION SYSTEM MAINLINES AND LATERAL LINES. MAKE ALL NECESSARY ADJUSTMENTS AS REQUIRED TO TAKE INTO ACCOUNT ALL SITE OBSTRUCTIONS AND LIMITATIONS PRIOR TO EXCAVATING TRENCHES.

FLAG ALL SPRINKLER HEAD LOCATIONS. ADJUST LOCATION AND MAKE THE NECESSARY MODIFICATIONS TO NOZZLE TYPES ETC. AS REQUIRED TO INSURE 100% COVERAGE AND 50% OVERLAP.

LOW ANGLE TRAJECTORY NOZZLES SHALL BE USED WHEN ALL SPRINKLERS AND ROTORS ARE LOCATED WITHIN 100' OF POOLS OR PUBLIC GATHERING AREAS.

PIPE

PIPE LOCATIONS SHOWN ON PLAN ARE SCHEMATIC ONLY AND SHALL BE ADJUSTED IN THE FIELD. WHEN LAYING-OUT MAINS AND LATERALS, LOCATE PIPE NEAR EDGES OF PAVEMENT OR AGAINST BUILDINGS WHEREVER POSSIBLE TO ALLOW SPACE FOR PLANT ROOT BALLS

PIPING UNDER HARDSCAPES SUCH AS ROADS, WALKS, AND PATIOS ARE TO BE SLEEVED USING SCH 40 PIPE

ALL PIPES TO BE IN ACCORDANCE WITH APPENDIX F OF THE 2017 FLORIDA BUILDING CODE.

PIPES 4" AND UNDER TO BE SOLVENT WELD. LARGER PIPES TO BE GASKETED 'O' RING PIPES AND USE THRUST BLOCKS OR MEGA LUGS AND DUCTILE IRON FITTINGS AT TURNING LOCATIONS.

*SIZE ALL PIPE SO NOT TO EXCEED 5' PER SECOND *INSTALL RAIN SENSOR AS PER LOCAL CODE

PIPES CONVEYING RECLAIM WATER SHALL HAVE A 3' HORIZONTAL DISTANCE SEPARATION FROM OTHER PIPING OR UTILITY SERVICES. AN 18" VERTICAL SEPARATION SHALL BE MAINTAINED WHEN APPLICABLE.

AIR RELEASE VALVES TO BE USED AT THE END OF ALL MAINLINE RUNS.

WIRES

LOW VOLTAGE WIRE TO BE INSTALLED ALONG MAINLINE INSTALLATION. USE 2" SCH. 40 PVC WITH SWEEP ELBOWS AT TURNING LOCATIONS WHEN SLEEVING IS REQUIRED. ALL SPLICES SHALL BE ENCLOSED WITHIN A VALVE/SPLICE BOX.

WIRE SIZED AND COLORED AS FOLLOWS #12 WHITE FOR COMMON #12 SPARE BLACK COMMON (1 SPARE NEEDED PER 10 HOT WIRES)

#14 RED HOT WIRES #14 SPARE YELLOW HOT WIRE (1 SPARES NEEDED PER 10 HOT WIRES, 3 SPARE MINIMUM)

WHEN WIRE RUNS EXCEEDS 3,500 LINEAR FEET, USE #10 FOR COMMON WIRES AND #12 FOR HOT/SPARE WIRES

ALL IRRIGATION CONTROLLERS TO BE PROPERLY GROUNDED IN ACCORDANCE WITH MANUFACTURE'S RECOMMENDATIONS.

FLUSHING

PRIOR TO PLACEMENT OF HEADS FLUSH ALL LINES UNTIL LINES ARE COMPLETELY CLEAN OF DEBRIS.

TRENCHING

TRENCH BOTTOM TO BE UNIFORM AND FREE OF DEBRIS. NATIVE EXCAVATED MATERIAL USED TO BACKFILL TRENCH SHALL BE FREE FROM ROCKS OR STONES LARGER THAN 1" IN DIAMETER

MISC.

PRESSURE TEST MAINLINE AS PER FLORIDA BUILDING CODE. INSTALL IRRIGATION SYSTEM AS PER LATEST EDITION OF THE FLORIDA BUILDING CODE, APPENDIX F., AND ALL PERTINENT LOCAL CODES

SPRAY HEADS INSTALLED IN SHRUB AREAS TO BE 12 INCH POP-UPS OR INSTALLED ON RISERS.



THE IRRIGATION CONTRACTOR IS RESPONSIBLE TO FAMILIARIZE THEMSELVES WITH THE SCOPE OF WORK, INCLUDING BUT NOT LIMITED TO GRADE DIFFERENCES, LOCATION OF WALLS, STRUCTURES, UTILITIES AND EXISTING IRRIGATION EQUIPMENT. THE IRRIGATION CONTRACTOR IS RESPONDED, BLE SHALL REPAIR AND/OR REPLACE ANY DAMAGE CREATED BY THEIR WORK. THEY SHALL COORDINATE HIS WORK WITH OTHER CONTRACTOR OR MUNICIPAL AUTHORITIES FOR THE LOCATION AND INSTALLATION OF IRRIGATION EQUIPMENT UNDER ROADWAYS AND PAVING, SLEEVES THROUGH WALLS AND FLOORS, ETC.

INSTALL ALL IRRIGATION EQUIPMENT PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS. SUBSTITUTIONS FOR IRRIGATION EQUIPMENT TO BE APPROVED BY THE IRRIGATION DESIGNER. EQUIPMENT CHANGES TO INCLUDE BUT NOT LIMITED TO PUMP, CONTROLLER, SPRAY HEADS, ROTORS, AND VALVES.

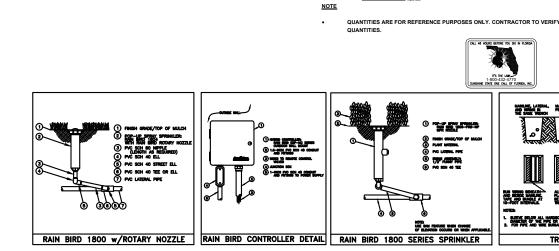
DO NOT INSTALL IRRIGATION EQUIPMENT AS SHOWN ON THE DRAWINGS WHEN FIELD CONDITIONS DIFFER. OBSTRUCTIONS OR DIFFERENCES TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT. IN THE EVENT THIS NOTIFICATION IS NOT PERFORMED, THE IRRIGATION CONTRACTOR TO ASSUME FULL RESPONSIBILITY.

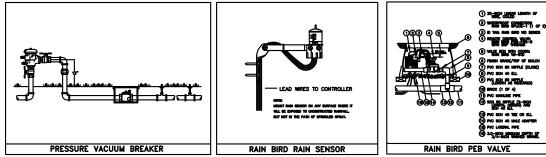
ELECTRIC

DESIGN

POSSIBLE.

POWER TO BE PROVIDED TO THE CONTROLLER BY ELECTRICIAN.





- C	CHEDULE		
0	SCHEDOLE		
_	MANUFACTURER/MODEL/DESCRIPTION Rain Bird 1806-U 15 Strip Series	QTY	PSI
	Rain Bird 1806-U 15 Strip Series Shrub Spray, 6in. Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2in. NPT Female Threaded Inlet. Rain Bird 1806-U HE-VAN Series	29	30
	Shrub Spray, 6in. Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2in. NPT Female Threaded Inlet.	271	30
	Rain Bird 1806-1400 Flood Flood Bubbler 6.0in. popup	150	30
_	MANUFACTURER/MODEL/DESCRIPTION Rain Bird XCZ-075-PRF 3/4"	QTY	
	Low Flow Drip Control Kit, 3/4/n. Low Flow Valve, 3/4/n. Pressure Regulating RBY Filter, and 30psi pressure regulator. 0.2GPM-SGPM. Rain Bird XCZ-100-PRF 1*		
	Medium Flow Drip Control Kit, 1in. DV valve, 1in. pressure regulating filter, 40psi pressure regulator. 5 GPM-20 GPM. Area to Receive Dripline	3	
	Artes to Receive Unpinne Rain Bird XPD-09-18 XFD On-Surface Part Compensating Landscape Dripline. 0.9 GPH emitters at 16° O.C. Dripline laterals spaced at 16° apart, with emitters offset for triangular pattern. UV Resistant. Specify XF insert fillings.	4,582 l.f.	
	MANUFACTURER/MODEL/DESCRIPTION	QTY	
	Rain Bird PEB 1* 1in., 1-1/2in., 2in., 3in. Plastic Industrial Remote Control Valve. Low Flow Operating Capability, Globe Configuration.	9	
	Rain Bird PEB 1-1/2" 1in., 1-1/2in., 2in., 3in. Plastic Industrial Remote Control Valve. Low Flow Operating Capability, Globe Configuration.	4	
	Rain Bird PEB 2* 1in., 1-1/2in., 2in., 3in. Plastic Industrial Remote Control Valve. Low Flow Operating Capability, Globe Configuration.	1	
	Zum 720A 2" Pressure Vacuum Breaker	1	
	Zum 975XL 1* Reduced Pressure Backflow device	1	
	Zum 975XL 1* Reduced Pressure Backflow device	1	
	Rain Bird ESP4ME3 4 Station, Hybrid Modular Outdoor Controller. For Residential or Light Commercial Use. LNK WIFI Module and Flow Sensor Ready.	1	
	Rain Bird ESP4ME3 with (1) ESP-SM3 7 Station, Hybrid Modular Outdoor Controller. For Residential or Light Commercial Use. LNK WiFi Module and Flow Sensor Ready.	1	
	Rain Bird ESP4ME3 with (2) ESP-SM3 10 Station, Hybrid Modular Outdoor Controller. For Residential or Light Commercial Use. LNK WiFi Module and Flow Sensor Ready.	1	
	Rain Bird RSD-BEx Rain Sensor, with metal latching bracket, extension wire. Rain Bird WR2-BC	1	
	Wireless Rain Sensor Combo, includes 1 receiver and 1 rain sensor transmitter.	2	
	Water Meter 2"	1	
	Point of Connection 1 1/2" Amenity Level Point of Connection	1	
	Point of Connection 1 1/2" PoolLevel Point of Connection	1	
-	Irrigation Lateral Line: PVC Class 160 SDR 26 3/4*	4,926 l.f.	
-	Irrigation Lateral Line: PVC Class 160 SDR 26 1*	793.5 l.f.	
-	Irrigation Lateral Line: PVC Class 160 SDR 26 1 1/4*	696.5 I.f.	
-	Irrigation Lateral Line: PVC Class 160 SDR 26 1 1/2*	306.8 I.f.	
-	Irrigation Lateral Line: PVC Class 160 SDR 26 2*	157.3 l.f.	
-	Irrigation Lateral Line: PVC Class 160 SDR 26 2 1/2*	75.1 l.f.	
•	Irrigation Mainline: PVC Schedule 40	58.2 l.f.	
-	Irrigation Mainline: PVC Schedule 40 1*	311.2 l.f.	
•	Irrigation Mainline: PVC Schedule 40 1 1/4*	123.4 l.f.	
•	Irrigation Mainline: PVC Schedule 40 2 1/2*	530.3 I.f.	
=	Pipe Sleeve: PVC Schedule 40 2*	287.0 l.f.	
-	Pipe Sleeve: PVC Schedule 40 3*	28.0 I.f.	
-	Pipe Sleeve: PVC Schedule 40 4*	66.5 I.f.	
v	alve Callout		

IRRIGATION SCHEDULE

Irrigation Mainline: PVC Schedule 40

Irrigation Mainline: PVC Schedule 40 1

 Irrigation Mainline: PVC Schedule 40 - Irrigation Mainline: PVC Schedule 40 2

Pipe Sleeve: PVC Schedule 40 2*

Pipe Sleeve: PVC Schedule 40 3*

Valve Numbe

Valve Flow

Irrigation Lateral Line: PVC Class 160 Irrigation Lateral Line: PVC Class 160 S

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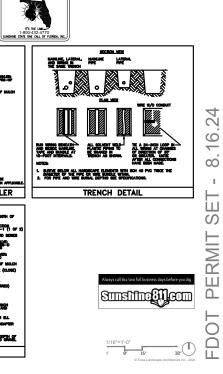
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Nichols **ZN** Architects

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NO. DATE ISSU 1 01.15.2025 FD0 2 02.18.2025 FD0 4 04.04.2025 FD0 DATE OF ISSUE 08.16.2024 PROJECT STATUS

FDOT SET

PROJECT NO

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SEAL & SIGNATURE

FOR THE FIRM: DIEGOJOSE VANDERBIEST R.L.A. 6667355

L-7

IRRIGATION DETAILS -GROUND FLOOR

EXHIBIT C RESOLUTION

This Exhibit forms an integral part of the LANDSCAPE MAINTENANCE MEMORANDUM OF AGREEMENT between the FLORIDA DEPARTMENT OF TRANSPORTATION and the AGENCY.

Please see attached