

## TABULAR SITE DATA

1. APPLICATION DATA			
PROPERTY ADDRESS		1401 SW 26 AVE. POMPANO BEACH 33069	
LEGAL DESCRIPTION		POWERGATE PLAZA 111-34 B TRACT A	
ZONING		B-3 (GENERAL BUSINESS)	
PROPERTY CONTROL NUMBER		494204-26-0010	
EXISTING USE		RESTAURANT	
PROPOSED USE		CAR WASH	
WATER / WASTEWATER SERVICE PROVIDER:		POMPANO BEACH	
2.	SITE DATA		
	GROSS SITE AREA	41,146 SF/ 0.9446 ACRES	
	PERVIOUS AREA	12,753 SF (31% OF LOT AREA)	
	IMPERVIOUS AREA	28,393 SF	
3.	BUILDING SQUARE FOOTAGE (SF)		
	CAR WASH TUNNEL / EQUIP.	3,211 SF	
	AIR CONDITIONED ELEC. ROOM, OFFICE AND RESTROOM	439 SF	
	BUILDING TOTAL S.F.	3,650 SF	
4.	BUILDING HEIGHT		
		MAX. ALLOWED	PROPOSED
		105'-0"	39'-5"
5.	SETBACKS		
	FRONT (EAST)	MIN. REQUIRED	PROPOSED
	REAR (WEST)	0'-0"	2'-10" MIN.
	SIDE (NORTH)	30'-0"	87'-10"
	SIDE (SOUTH)	0'-0"	2'-10" MIN.
		0'-0"	124'-4"
6.	PROPOSED LANDSCAPE BUFFERS		
	FRONT (EAST)	MIN. REQUIRED	PROPOSED
	REAR (WEST)	10'-0"	10'-0"
	SIDE (NORTH)	10'-0"	10'-0"
	SIDE (SOUTH)	10'-0"	10'-0"
7.	REQUIRED PARKING		
	CAR WASH (1 PER 500 SF) 3,650 SF / 500	MIN. REQUIRED	PROPOSED
		8 SPACES	22 SPACES
8.	ACCESSIBLE PARKING (1 PER 25 SPACES)		
		MIN. REQUIRED	PROPOSED
		1 SPACE	1 SPACE
9.	BICYCLE PARKING 4 PER 10 VEHICULAR SPACES)		
		MIN. REQUIRED	PROPOSED
		8 SPACES	8 SPACES

PROJECT NAME:

GRIGGS EXPRESS  
CAR WASHBUILDING NAME & ADDRESS  
1401 SOUTHWEST 26TH AVENUE  
POMPANO BEACH, FLORIDA 33069

ARCHITECT:

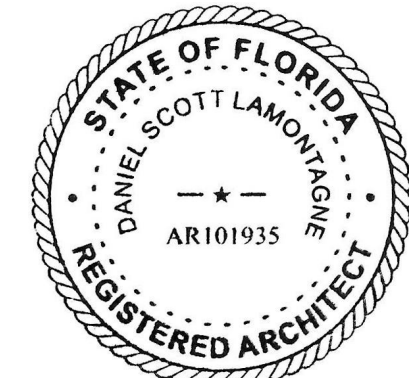


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CONSULTANTS:

STAMP AREA:



DIGITAL SIGNATURE:

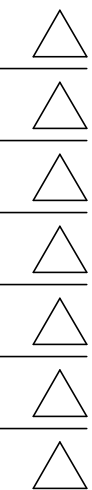
ISSUE:

SITE PLAN SUBMISSION  
11/12/2025

ARCHITECT PROJECT #:

25021

REVISIONS:

DRAWING TITLE  
CONCEPTUAL SITE PLAN

SCALE	DRAWN BY
As indicated	MG
CAD FILENAME	DATE
25021-ARCH-V2.RVT	11/12/2025
DRAWING NUMBER	

AS1.0

