



1600 S FEDERAL HIGHWAY (MIXED-USE PROJECT)

ADDRESS : 1600 S FEDERAL HIGHWAY, POMPANO BEACH, FL33062
PROJECT NUMBER : 24-838
CLIENTS : NICK POLYUSHKIN & YURI KHARITONENKOV
DATE OF ISSUE : 08-15-2025

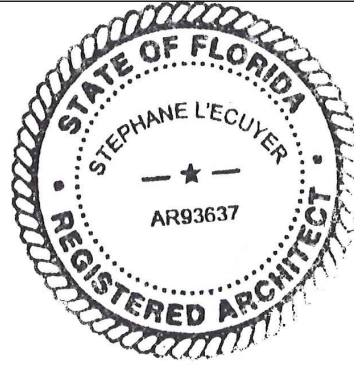
Issued for: **DRC (DEVELOPMENT REVIEW COMMITTEE)**

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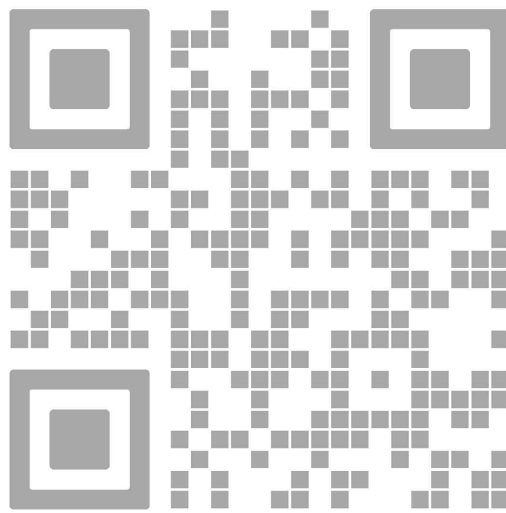
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CANAL PARK
3323 NE 163rd Street, Suite 200 North Miami Beach, FL 33160
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SEAL
TO THE BEST OF MY
KNOWLEDGE, THE PLANS
AND SPECIFICATIONS
COMPLY WITH THE
APPLICABLE MINIMUM
BUILDING CODES AND THE
APPLICABLE FIRE-SAFETY
STANDARDS AS DETERMINED
BY THE LOCAL AUTHORITY IN
ACCORDANCE WITH THIS
SECTION AND 633 FLORIDA
STATUTES.
STEPHANE L'ECUYER
AR 93637



ISSUE FOR:
DRC SUBMITTAL



REV.	DATE	DESCRIPTION
01	05-13-2025	D.R.C. SUBMITTAL

ALL MEASUREMENTS MUST BE VERIFIED BEFORE
BEGINNING THE WORKS. NO MEASUREMENTS ARE TO
BE SCALED DIRECTLY FROM THIS DRAWING.

Key section

Client
VERA FUND
NICK POLYUSHKIN
& YURI KHARITONENKOV
TEL: 305.833.3303

Project
**1600 S FEDERAL HIGHWAY
(MIXED-USE PROJECT)**
1600 SOUTH FEDERAL HIGHWAY,
POMPANO BEACH, FL 33062

COVER	
Drawn J. WU	Field ARCHITECTURE
Verified N. TREMBLAY	Scale as shown
Approved S. L'ECUYER	Date 08-15-2025
Project Manager J. WU	Dwg. no. A-000
Project 24-838	

CLIENT
VERA FUND
NICK POLYUSHKIN
& YURI KHARITONENKOV
305.833.3303

LAND
PLANNER
PLANW3ST LLC
PAOLA A. WEST
10152 INDIANTOWN ROAD, #159
JUPITER, FL 33478
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ARCHITECT
idea
Architect
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CIVIL
ENGINEER
FLYNN ENGINEERING
241 COMMERCIAL BLVD,
LAUDERDALE-BY-THE-SEA, FL 33333
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LANDSCAPE
ARCHITECT
GS&A DESIGN
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MIAMI, FL 33015
305.392.1016
AAC
PZ24- 12000027
09/10/2025

LIGHTING
CONSULTANT
GENESIS LIGHTING
TOM CAPETILLO
14101 NW 8TH STREET
SUNRISE, FL 33325
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