

**DEVELOPMENT ORDER
(20-12000040)**

A DEVELOPMENT ORDER ISSUED BY THE CHAIRMAN OF THE DEVELOPMENT REVIEW COMMITTEE, CITY OF POMPANO BEACH, BROWARD COUNTY, FLORIDA, PURSUANT TO SECTIONS 155.2407, CODE OF ORDINANCES; APPROVING THE APPLICATION FOR THE DEVELOPMENT PERMIT FOR SITE IMPROVEMENTS ON THE PROPERTY LOCATED AT 1501 NW 18 STREET.

WHEREAS, Sections 155.2407, Code of Ordinances, defines the project referenced above as a Minor Site Plan;

WHEREAS, Section 155.2207, Code of Ordinances, authorizes the Director of Development Services to conduct staff review for this project, which involves improvements to 1501 NW 18 Street by constructing a truck parking lot with a 464 sq ft gatehouse and bathroom.

WHEREAS, the application for development permit is in general compliance with the applicable standards and minimum requirements of this Code; and

WHEREAS, copies of the site plan and landscape plan are on file with the Department of Development Services, and referenced herein as **Exhibit "A"**.

The Application for Development Permit is hereby approved by the Development Services Director designee as Chairman of the Development Review Committee subject to the DRC comments from the meeting of January 20, 2021 and the following conditions:

1. Provide a "Type B" buffer along all property lines.
2. Provide a uniform fence/wall type along each property line.
3. Prior to building permit approval, provide a Photometric Plan that demonstrates a minimum of 1.0 foot candle is provided throughout the vehicular use areas, including the drive aisles.
4. A copy of the CPTED plan, approved by the Broward Sheriff's Office must be submitted for Zoning Compliance Permit approval.
5. Zoning Compliance permit plan subject to compliance with all applicable Code requirements, including but not limited to DRC comments issued for this site plan.
6. Substantial compliance with the plans, as submitted with this application.

EXPIRATION DATE IS 24 MONTHS FROM THE DATE OF SIGNING



Daniel T. Keester-O'Mills, Principal Planner

2/4/2021

Date

DRAWN	M.J.G.
CHECKED	G.J.C.
DATE	JULY 2020
SCALE	AS NOTED
JOB. NO.	20-023
SHEET	
SP-1	
OF	1 OF 3
SHEETS	

EXHIBIT A

Plant List

Sym	Qty	Botanical / Common Name	Size	Native	Drought Tolerance
BS	17	Bursera simaruba/ Gumbo Limbo	12' Ht x 5' Spr, 2" cal	Yes	High
TH	11	Tabebuia heterophylla/ Pink Tabebuia	12' Ht x 4' Spr, 2" cal	No	High
EF	16	Eugenia foetida/ Spanish Stopper	12' Ht. x 4' Spr., 2" cal.	Yes	High
QV	30	Quercus virginiana/ Live Oak	12' Ht. x 4' Spr., 2" cal.	Yes	High
LL	15	Lysiloma latissiliquum/ Wild Tamarind	12' Ht x 5' Spr, 2" cal	Yes	High
TA	16	Taxodium distichum/ Bald Cypress	12' Ht x 5' Spr, 2" cal	Yes	Medium
LI	14	Lagerstroemia indica 'Tuscarora'/ Crape Myrtle	12' Ht x 4' Spr, 2" cal single trunk	No	High
LJ	17	Ligustrum japonicum/ Japanese Privet	10' Ht x 5' Spr, multi trunk	No	Medium
RR	3	Roystonea regia/ Royal Palm	12' GW	Yes	Medium
Shrubs/ Groundcovers					
CI	396	Chrysobalanus icaco/ Cocoplum	24" x 24", 24" O.C.	Yes	Medium
CL	122	Clusia flava/ Small Leaf Clusia	24" x 24", 24" O.C.	No	High
IV	40	Ilex vomitoria 'Stokes Dwarf'/ Dwarf Ilex	10" x 10", 18" O.C.	Yes	High
TD	7	Tripsacum dactyloides / Fakahatchee Grass	24" x 24", 24" O.C.	Yes	High
IX	20	Ixora 'Nora Grant'/ Ixora	12" x 12", 18" O.C.	No	Medium
Sod		St. Augustine			
Mulch		Shredded Melaleuca or Eucalyptus			

Landscape Requirements

Description	Application	Calculation	Qty. Required	Qty. Provided
Site Trees	1 tree/ 3000 sf	179,775 sf/ 3000	60	60
Site Shrubs	5 shrubs/ 3000 sf	179,775 sf/ 3000	299	565
VUA Buffer				
North perimeter	1 tree/ 40 lf	285/ 40	8	8
East perimeter	1 tree/ 30 lf	640.53/ 30	22	22
West perimeter	1 tree/ 40 lf	640.71/ 40	16	16
South perimeter	1 tree/ 30 lf	284.91/30	10	10
Street Trees	1 tree/ 40 lf			
NW 18th Street		285/ 40	7	7
NW 15th Ave		640/ 40	16	16
Total trees			139	139
Native trees	50% of required trees	139 (.50)	70	97

LANDSCAPE PLAN

NOTES:

- SOD AND IRRIGATE TO EDGE OF ROAD.
- TREE REMOVAL PERMIT IS REQUIRED BY CITY PRIOR TO REMOVAL OF ANY TREES ON SITE.
- ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW WITH APPROPRIATE SHRUB MATERIAL.
- NO DOOR STORAGE WILL BE PERMITTED ON THIS SIDE

Scale: 1" = 30'-00"

North

811 KNOW WHAT'S BELOW ALWAYS CALL OR BEFORE YOU DIG

P220-12000040

2/20/2022

0' 15' 30' 60' 90'

OF L-1 SHEETS

REVISION	BY:
1 Planting Rev. 12/08/2020	K.M.

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DRAWN	CHECKED	DATE	SCALE	JOB. NO.	SHEET
	K.M.	09-28-2020		20-023	L-1
					OF SHEETS

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