

April 3, 2024

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Planner II
City of Pompano Beach
100 West Atlantic Blvd
Pompano Beach, FL 33060

RE: Sustainability Narrative (DRC Application No.: PZ23-12000046 - GLC 22nd)

Below is a table summarizing the sustainable design elements that will be incorporated into the 31 NE 22nd Avenue project to achieve the required eighteen (18) Sustainable Development Points ("SDP") and an additional 10 points to achieve a total of (28) Sustainable Development Points to comply with the requirements of Density Bonus Option #3 20 units/acre. *Development which achieves at least 28 points in accordance with Table 155.5802, Sustainable Development Options and Points.*

GREEN DESIGN FEATURE	FEATURE DESCRIPTION AND ACHIEVEMENTS	POINTS
Efficient Cooling	All air conditioners are Energy Star qualified. (Noted on General Notes on Sheets A100-108)	2
Efficient Water Heating	At least 75 percent of hot water on premises is heated via tankless water heaters or solar water heaters. (Noted on General Notes on Sheets A100-108)	2
Hurricane Resistant Structures	The principal building is constructed to meet increased wind loads: 150 mph load minimum (Noted on General Notes on Sheets A100-108)	4
Infill or Mixed Use Development	The development constitutes infill development and/or mixed-use development. (This is a mixed-use development with commercial space on the first floor and residential units above.)	4
Parking Structure	At least 75 percent of the development's total number of required off-street parking spaces is contained in a parking deck or garage. (Parking calculations on Sheet C101)	2
Overhangs	Overhangs are present on all south windows for energy efficiency purposes. (Shown on Exterior Elevations Sheet A200 and Sheet A201)	2
Rain Gardens (Bioretention System)	The development includes rain gardens where each has an area of at least 100 sf, is sized to hold stormwater runoff from between 5 and 10 percent of the impervious area draining to it, and consists of native plants planted in a sand/soil matrix solid bed with a mulch cover layer. (Landscape will provide +400sf of rain gardens) (Shown on Landscape Sheet L-2 and Civil Sheets C101, C104 and C106))	4
Solar Panels	A portion of the energy used by the primary building is generated using solar panels located onsite. (Project will provide solar panels for 15 percent of energy consumption) (Shown on Roof Plan Sheet A108) Note: For the solar panels credit, plans and calculations will be provided during building permit. Installation will be required prior to issuance of Certificate of Occupancy.	4
White Roof	All roof surfaces are painted white. (Noted on Roof Plan Sheet A108)	2
Other	EV Charging Parking Space (2 EV Parking spaces shown on Sheet A100)	2
TOTAL POINTS		28

Austin Fox



Austin Fox, RA, AIA, NCARB

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