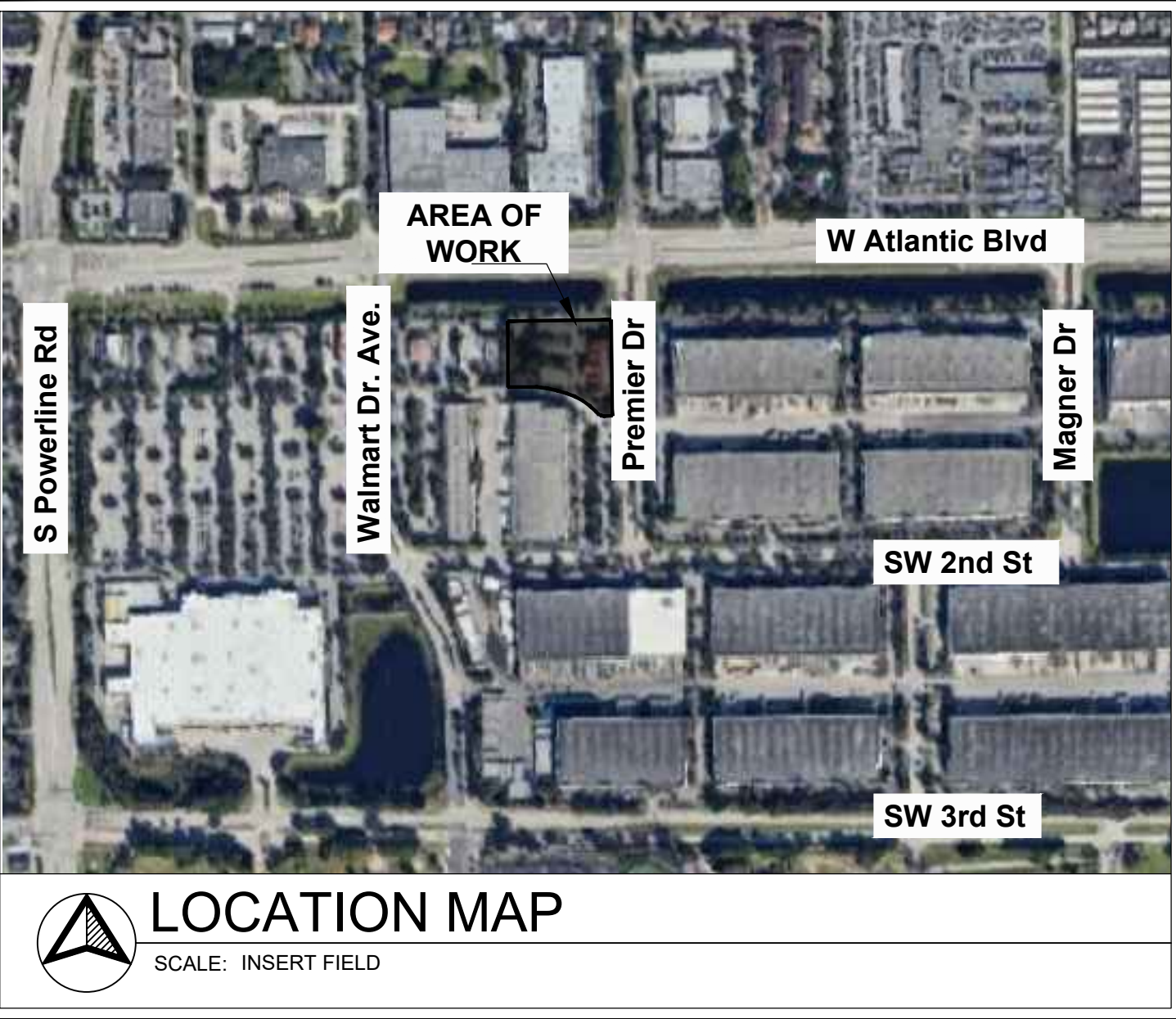
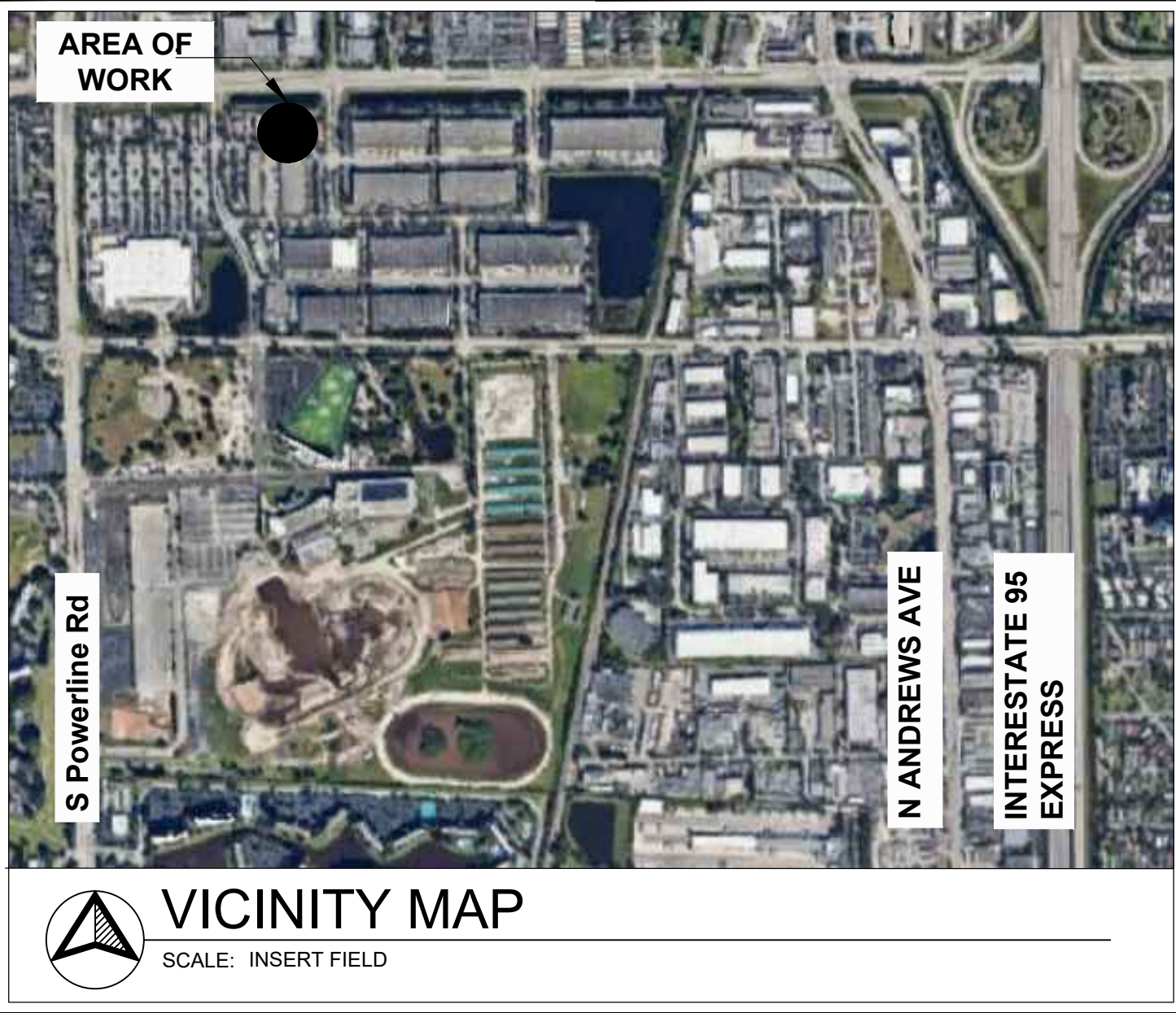


P&Z SUBMITTAL FOR SHELL BUILDING AT FOLIO
4942-03-27-0012

2100 WEST ATLANTIC BLVD. POMPANO BEACH, FL 33069



**DIRECTORY:**  
**OWNER / DEVELOPER**  
COMPANY: RED LINK MANAGEMENT CORP.  
CONTACT: EDGAR HALAC  
ADDRESS: 2750 NE 185TH STREET #304  
AVENTURA, FL 33180  
EMAIL: edgarhalac@gmail.com  
PHONE: 305 610 5141  
**ARCHITECT:**  
DESIGN TECH INTERNATIONAL  
ASSOC., INC.  
CONTACT: CARLOS PIZARRO, R.A.  
AR-0013079  
ADDRESS: 14125 NW 80TH AVENUE SUITE #303  
MIAMI LAKES, FL 33016  
PHONE: 786.235.9097  
EMAIL: CPIZARRO@DTIARCHITECT.COM  
WEBSITE: WWW.DTIARCHITECT.COM

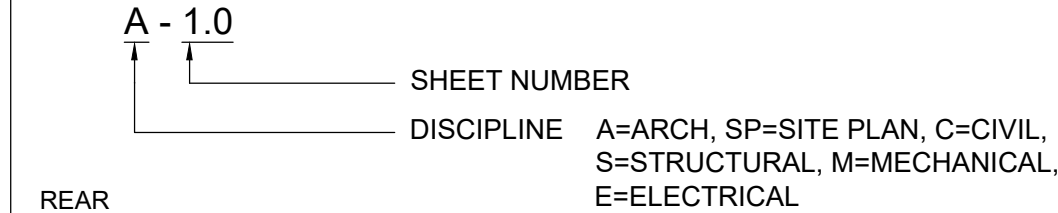
**LEGAL DESCRIPTION:**  
ATLANTIC BUSINESS CENTER 169-126 B PORTION OF TRACT A DESC  
AS:COMMAT NW COR TR A,E 371.50 ALG N/L TR A TO POB,CONT E  
325.23,SLY 306.81,W 33.65,NWLY 19.83,NWLY 105.84,NW 85.84,NWLY  
15.70,WLY 92.57,NLY 212.83 TO POB

**SCOPE OF WORK:**  
THE SCOPE OF WORK IS FOR A NEW MULTI-TENANT SHELL BUILDING  
INTENDED FOR RETAIL AND RESTAURANT USES. THE BUILDING WILL BE  
PLACED ON A SITE THAT HAS AN EXISTING BUILDING ON THE SITE. THE  
EXISTING BUILDING WAS A RESTAURANT AND IS CURRENTLY VACANT  
AND PLANS ARE TO DEMOLISH THE INTERIOR SPACE TO CREATE A  
SHELL BUILDING (UNDER SEPARATE PERMIT) THAT WILL BE  
MULTI-TENANT BUILDING WITH RETAIL AND RESTAURANT. THAT  
BUILDING IS SCHEDULED TO HAVE A FACADE MODIFICATION  
(SEPARATE PERMIT) AND REFERENCE IMAGES HAVE BEEN ATTACHED  
TO THIS PLAN SET. WITH THE NEW BUILDING THE PARKING HAS BEEN  
MODIFIED, SITE LIGHTS, LANDSCAPE AND THE DRAINAGE ARE BEING  
MODIFIED TO BRING THE SITE UP TO CODE

INDEX OF DRAWINGS:

SHEET #	DESCRIPTION	SUBMITTAL SET (04/22/2026)	REV - 1	REV - 2	REV - 3
CS-0.0	COVER SHEET	●			
SURVEY					
		●			
ARCHITECTURE					
SP-1.0	EXISTING SITE PLAN	●			
SP-1.1	PROPOSED SITE PLAN	●			
SP-1.2	SITE LIGHTING PHOTOMETRIC	●			
SP-1.3	DUMPSTER DETAILS	●			
SP-1.4	DUMPSTER DETAILS	●			
SP-1.5	SITE DETAILS	●			
SP-1.6	SITE DIAGRAM	●			
SP-1.7	SITE DIAGRAM	●			
SP-1.8	SITE PLAN CPTD	●			
SP-1.9	LIFE SAFETY SITE PLAN	●			
RETAIL					
A-1.0	PROPOSED FLOOR PLAN BLDG 2	●			
A-1.1	PROPOSED ROOF PLAN BLDG 2	●			
A-2.0	PROPOSED ELEVATIONS BLDG 2	●			
A-2.1	COLOR ELEVATIONS BLDG 2	●			
A-2.2	PROPOSED REFERENCE ELEVATIONS OF ADJACENT BUILDING 1 (NORTH & WEST)	●			
A-2.3	PROPOSED REFERENCE ELEVATIONS OF ADJACENT BUILDING 1 (SOUTH & EAST)	●			
A-2.4	PROPOSED COLOR ELEV.OF REF. BLDG 1 (NORTH & WEST)	●			
A-2.5	PROPOSED COLOR ELEV.OF REF. BLDG 1 (SOUTH & EAST)	●			
A-3.0	RENDERING	●			
A-3.1	RENDERING	●			
A-3.2	RENDERING	●			
A-3.3	RENDERING	●			

SHEET NUMBER INDEX:



**DTI**  
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Associates, Inc. AA26001933  
ARCHITECTURE | PLANNING | INTERIOR DESIGN  
14125 NW 80th Avenue Suite 303  
Miami Lakes - Florida - 33016  
info@dtiarchitect.com  
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STATE OF FLORIDA  
CARLOS PIZARRO  
AR0013079  
REGISTERED ARCHITECT  
Carlos Pizarro, R.A.  
AR - 0013079

Revisions:

OWNER / DEVELOPER:  
**RED LINK MANAGEMENT CORP**  
2750 NE 185TH ST. #304  
AVENTURA, FLORIDA 33180

PROJECT:  
**P&Z FOLIO 4942-03-27-0012  
PROPOSED SHELL BLDG @  
2100 WEST ATLANTIC BLDG**  
2100 W ATLANTIC BLVD  
POMPANO BEACH, FLORIDA 33069

Job Number: 24109.01
File name:
Issued Date: 04-22-2026
Drawn by: S.G
Checked by: T.R.

SHEET NAME  
**COVER SHEET**  
SHEET NUMBER  
**A-0.0**

**PZB**  
PZ25-1200002  
05/27/2026