THE FOLLOWING ITEMS ARE NOT REVIEWED OR ACCEPTED BY BROWARD COUNTY:

1. BROWARD COUNTY TRAFFIC ENGINEERING DIVISION'S REVIEW DOES NOT INCLUDE A REVIEW AND ACCEPTANCE OF THE PROJECT'S DESIGN OR OPERATION. THESE ITEMS ARE TO BE REVIEWED AND APPROVED BY THE CITY ENGINEER.

2. BROWARD COUNTY TRAFFIC ENGINEERING DIVISION DOES NOT REVIEW AND APPROVE, OR INSPECT AND ACCEPT THE FOLLOWING ITEMS FOR MAINTENANCE: PAVEMENT MARKINGS ON OR ADJACENT TO PAVER BRICKS, PAINTED ASPHALT, STAMPED ASPHALT OR PAVEMENT MARKINGS MADE OF PAVER BRICKS, RAISED INTERSECTIONS AND RELATED MARKINGS AND SIGNING, UN-WARRANTED MID-BLOCK CROSSWALKS AND RELATED MARKINGS AND SIGNING, UN-WARRANTED CROSSWALKS AND RELATED MARKINGS AND SIGNING, PAINTED/DECORATIVE CROSSWALKS, RAISED CROSSWALKS AND RELATED MARKINGS AND SIGNING, BLINKER SIGNS, RECTANGULAR RAPID FLASHING BEACONS AND RELATED MARKINGS AND SIGNING, ON-STREET PARKING AND RELATED MARKINGS AND SIGNING, IN-ROAD LIGHTING AND RELATED MARKINGS AND SIGNING, GREEN BIKE LANES, FLEXIBLE DELINEATORS, DECORATIVE SIGNS AND DECORATIVE SIGN POSTS, PLANTERS, ON-SITE PAVEMENT MARKINGS AND SIGNING, OFF-SITE PAVEMENT MARKINGS AND SIGNING IN RIGHT-OF-WAY THAT IS NOT DEDICATED FOR PUBLIC USE, SIDEWALK WORK OR ASPHALT WORK.

3. THE CITY ENGINEER IS RESPONSIBLE FOR THE REVIEW AND APPROVAL OF THE DESIGN AND OPERATION OF THE PROJECT AND FOR THE INSPECTION AND ACCEPTANCE OF THE FOLLOWING ITEMS THAT WILL BE MAINTAINED BY THE CITY: PAVEMENT MARKINGS ON OR ADJACENT TO PAVER BRICKS, PAINTED ASPHALT, STAMPED ASPHALT OR PAVEMENT MARKINGS MADE OF PAVER BRICKS, PAVEMENT MARKINGS ON OR ADJACENT TO PAVER BRICKS, STAMPED ASPHALT OR PAVEMENT MARKINGS MADE OF PAVER BRICKS, RAISED INTERSECTIONS AND RELATED MARKINGS AND SIGNING, UN-WARRANTED MID-BLOCK CROSSWALKS AND RELATED MARKINGS AND SIGNING, UN-WARRANTED CROSSWALKS AND RELATED MARKINGS AND SIGNING, PAINTED/DECORATIVE CROSSWALKS, RAISED CROSSWALKS AND RELATED MARKINGS AND SIGNING, BLINKER SIGNS, RECTANGULAR RAPID FLASHING BEACONS AND RELATED MARKINGS AND SIGNING, ON-STREET PARKING AND RELATED MARKINGS AND SIGNING, IN-ROAD LIGHTING AND RELATED MARKINGS AND SIGNING, GREEN BIKE LANES, FLEXIBLE DELINEATORS, DECORATIVE SIGNS AND DECORATIVE SIGN POSTS, PLANTERS, ON-SITE PAVEMENT MARKINGS AND SIGNING, OFF-SITE PAVEMENT MARKINGS AND SIGNING IN RIGHT-OF WAY THAT IS NOT DEDICATED FOR PUBLIC USE, SIDEWALK WORK OR ASPHALT WORK.

4. ALL TRAFFIC CONTOL DEVICES THAT ARE MAINTAINED BY BROWARD COUNTY, THAT ARE REMOVED OR DAMAGED BY CONSTRUCTION, SHALL BE REPLACED BY CONTRACTOR USING CURRENT BROWARD COUNTY TRAFFIC ENGINEERING DESIGN STANDARDS.

OFF-SITE TURN LANE IMPROVEMENTS TO BE SUBMITTED UNDER FDOT PERMIT.

TRACT "A"
"REGENT BANK PLAT"
PLAT BOOK 178, PAGE 98
PARCEL ID #4942 12 34 0010
INSTRUMENT #115196694

10' X 10' UTILITY EASEMENT PLAT BOOK 171, PAGE 142

12.0' UTILITY EASEMENT PLAT BOOK 178, PAGE 98

INGRESS/EGRESS EASEMENT PLAT BOOK 178, PAGE 98

10' UTILITY EASEMENT O.R.B. 5737, PAGE 269

UTILITY EASEMENT O.R.B. 5359, PAGE 590

PARCEL ID #4943 07 05 0030 INSTRUMENT #116865942

N88°23'14"E 263.81' S89°46'54"E 264.47' (D)

40'x20' FIRE STAGING AREA

REFER TO ARCHITECT'S PLANS FOR DETAILS ON GARAGE STRIPING

N13°48'20"E 346.24' (D) N13°48'20"E 346.24' (M)

STOP SIGN (R1-1, 30"X30"), RIGHT TURN ONLY SIGN (R3-5R, 30"X30"), & 24" WHITE STOP BAR, W/ "DO NOT ENTER" (R5-1, 30"X30") EACH SIDE OF DRIVE. (ON SEPARATE POSTS)

R30.0'

R50.0'

"ONE WAY" SIGN (LEFT ARROW) (X-R6-1L, 6"X18")

STOP SIGN (R1-1, 30"X30"), RIGHT TURN ONLY SIGN (R3-5R, 30"X30"), W/ 24" WHITE STOP BAR, 4' BACK OF DRIVE (TYP)

40'x20' FIRE STAGING AREA

"DO NOT ENTER" SIGN (R5-1, 30"X30") EACH SIDE OF DRIVE.

STOP SIGN (R1-1, 30"X30"),, W/ 24" WHITE STOP BAR, 4' BACK OF DRIVE (TYP)

40'x20' FIRE STAGING AREA

R50.0'

16.0'

9.0' (TYP)

16.0'

R30.0'

"ONE WAY" SIGN (RIGHT ARROW) (X-R6-1R, 6"X18")

STOP SIGN (R1-1, 30"X30"), & 24" WHITE STOP BAR, W/ "DO NOT ENTER" (R5-1, 30"X30") EACH SIDE OF DRIVE. (ON SEPARATE POSTS)

ROOFTOP ANTENNA O.R.B. 19000, PAGE 264 O.R.B. 19966, PAGE 163

18.0' (TYP)

9.0' (TYP)

9.0' (TYP)

16.0'

R30.0'

R50.0'

"ONE WAY" SIGN (LEFT ARROW) (X-R6-1L, 6"X18")

EQUIPMENT ROOM O.R.B. 19000, PAGE 264 O.R.B. 19966, PAGE 163

"DO NOT ENTER" SIGN (R5-1, 30"X30") EACH SIDE OF DRIVE.

40'x20' FIRE STAGING AREA

9.0' (TYP)

16.0'

9.0' (TYP)

23.0'

30' DRAINAGE EASEMENT O.R.B. 2359, PAGE 808

STOP SIGN (R1-1, 30"X30"), & 24" WHITE STOP BAR, W/ "DO NOT ENTER" (R5-1, 30"X30") EACH SIDE OF DRIVE. (ON SEPARATE POSTS)

9.0' (TYP)

16.0'

18.0' (TYP)

REFER TO ARCHITECT'S PLANS FOR DETAILS ON GARAGE STRIPING

S01°49'29"E 335.95' 335.97' (D)

PARCEL ID #4943 07 05 0270 INSTRUMENT #116496216

PARCEL ID #4943 07 05 0060 INSTRUMENT #119347162

6' UTILITY EASEMENT PLAT BOOK 51, PAGE 40

BLOCK 1 "CORAL PARK REPLAT" PLAT BOOK 51, PAGE 40

PARCEL ID #4943 07 05 0961 O.R.B. 44601, PAGE 1118

10' UTILITY AND DRAINAGE EASEMENT PLAT BOOK 51, PAGE 40

PARCEL ID #4943 07 05 0080 O.R.B. 14102, PAGE 305

10' DRAINAGE EASEMENT PLAT BOOK 51, PAGE 40

FEDERAL HIGHWAY (U.S. N

STOP SIGN (R1-1, 30"X30"), & 24" WHITE STOP BAR, W/ "DO NOT ENTER" (R5-1, 30"X30") EACH SIDE OF DRIVE. (ON SEPARATE POSTS)

R50.0'

R60.0'

R50.0'

R30.0'

16.0'

TYPE "A" CURB

R50.0'

R30.0'

EXISTING 'MCNAB ROAD' SIGN TO BE RELOCATED ON BREAKAWAY POSTS PER FDOT STANDARDS.

FIRE TRUCK/EMERGENCY ACCESS ONLY

20.0' DRNG EASEMENT

S88°17'53"W 346.09' N89°52'38"W 347.09' (D)

20.0' DRNG EASEMENT

PARCEL "A" "BAR HARBOUR" PLAT BOOK 79, PAGE 16
PARCEL ID #4943 07 14 0110
INSTRUMENT #118014494

20.0' DRNG EASEMENT

O.R.B. 5969, PAGE 890

EASEMENT PLAT BOOK 51, PAGE 40

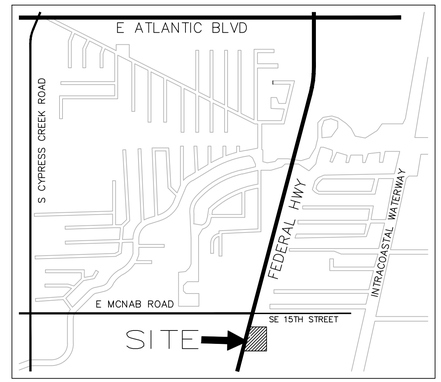
NOTES:

1) SIGN MUST BE POSTED AND THE BOTTOM OF THE SIGN MUST BE AT LEAST 7'-0" ABOVE FINISHED GRADE

2) LOCATE SIGN @ CENTERLINE AND HEAD OF EACH HANDICAP STALL WHERE APPLICABLE.

3) SIGNS IN CONCRETE AREAS ARE TO BE EMBEDDED FOR A DEPTH OF 3'

HANDICAPPED PARKING SIGN
FTP-25 W/ SUPPLEMENTAL
12"X6" 'FINE $250 MAX' SIGN
N.T.S.



LOCATION MAP
NTS

NORTH

LEGEND:

0.00 PROPOSED ELEVATION (NAVD)	PROPOSED MANHOLE
+5.32 EXISTING ELEVATION (NAVD)	W WATER MAIN
PROPOSED CATCH BASIN	FM SANITARY FORCE MAIN
PROPOSED PLUG	VALVE
TEE	FIRE HYDRANT
M WATER METER	SIAMESE CONNECTION
DOUBLE DETECTOR CHECK W/ WAFER CHECK VALVE ON DOWNSTREAM SIDE	CLEANOUT
REDUCED PRESSURE BACKFLOW PREVENTOR	EDGE OF PROPOSED PAVEMENT (ASPHALT)
DIRECTIONAL FLOW ARROW AND GRAVITY SEWER	DIRECTION OF SURFACE DRAINAGE
	SAMPLE POINT
	EXIST. WATER MAIN
	EXIST. UTILITY LINE TO BE ABANDONED IN PLACE

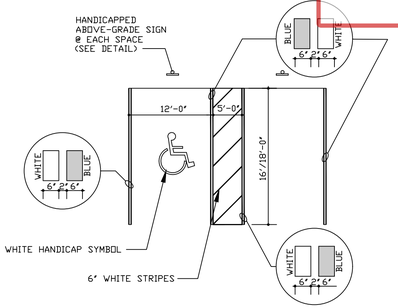
SIGNAGE AND MARKING NOTES:

1. ALL SIGNAGE AND PAVEMENT MARKINGS SHALL CONFORM TO THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES, (MUTCD) AND B.C.T.E.D. STANDARDS (CURRENT EDITION).

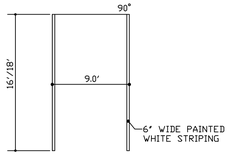
2. ALL PAVEMENT MARKING AND SIGNAGE DAMAGED DURING CONSTRUCTION, SHALL BE RESTORED TO BROWARD COUNTY TRAFFIC ENGINEERING STANDARD (CURRENT EDITION).

3. REMOVAL OF PAVEMENT MARKINGS SHALL BE BY SAND OR HYDROBLASTING AS REQUIRED BY B.C.T.E.D.

4. ALL PAVEMENT MARKINGS ON ASPHALT SHALL BE THERMOPLASTIC WITH THE EXCEPTION OF PARKING STALL STRIPING WHICH SHALL BE REGULAR PAINT.



TYPICAL HANDICAP PARKING LAYOUT
N.T.S.



TYPICAL PARKING LAYOUT
N.T.S.

DRC
PZ24-12000027
04/15/2026

Blake M Kidwell

Digitally signed by Blake M Kidwell
DN: c=US, o=Unaffiliated, dnQualifier=A01410C000001 8E75F903E100026EDE, cn=Blake M Kidwell
Date: 2026.03.11 17:25:29 -04'00'

This document has been digitally signed and sealed by Blake M. Kidwell on 03/11/2026.

Printed copies of this document are not considered signed and sealed.

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IT'S THE LAW!
811
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

VERTICAL DATUM CONVERSION
GRADING SHOWN UTILIZES N.A.V.D. 88
N.G.V.D. 29
1.51'
N.A.V.D. 88
N.A.V.D. 88 = N.G.V.D. 29 - 1.51'
N.G.V.D. 29 = N.A.V.D. 88 + 1.51'

FLYNN ENGINEERING
241 COMMERCIAL BLVD., LAUDERDALE-BY-THE-SEA, FL. 33308
PHONE (954) 522-1004 | WWW.FLYNNENGINEERING.COM
EB# 6578

Sheet Title: PAVEMENT MARKING & SIGNAGE PLAN

Job Title: 1600 S FEDERAL HIGHWAY (MIXED-USE PROJECT)
1600 S FEDERAL HIGHWAY
POMPANO BEACH, FLORIDA 33062

NORTH

Revisions

1		
2		
3		
4		
5		
6		
7		
8		

Phase: PERMIT DOCUMENTS

BLAKE M. KIDWELL LICENSE No 91488 STATE OF FLORIDA PROFESSIONAL ENGINEER

Scale: 1"=20'	Date 12/18/24
Job No. 24-1832.00	Plot Date 03/11/26
Drawn by BMK	Sheet No. C1
Proj. Mgr. BMK	
Appr. by BMK	1 of -