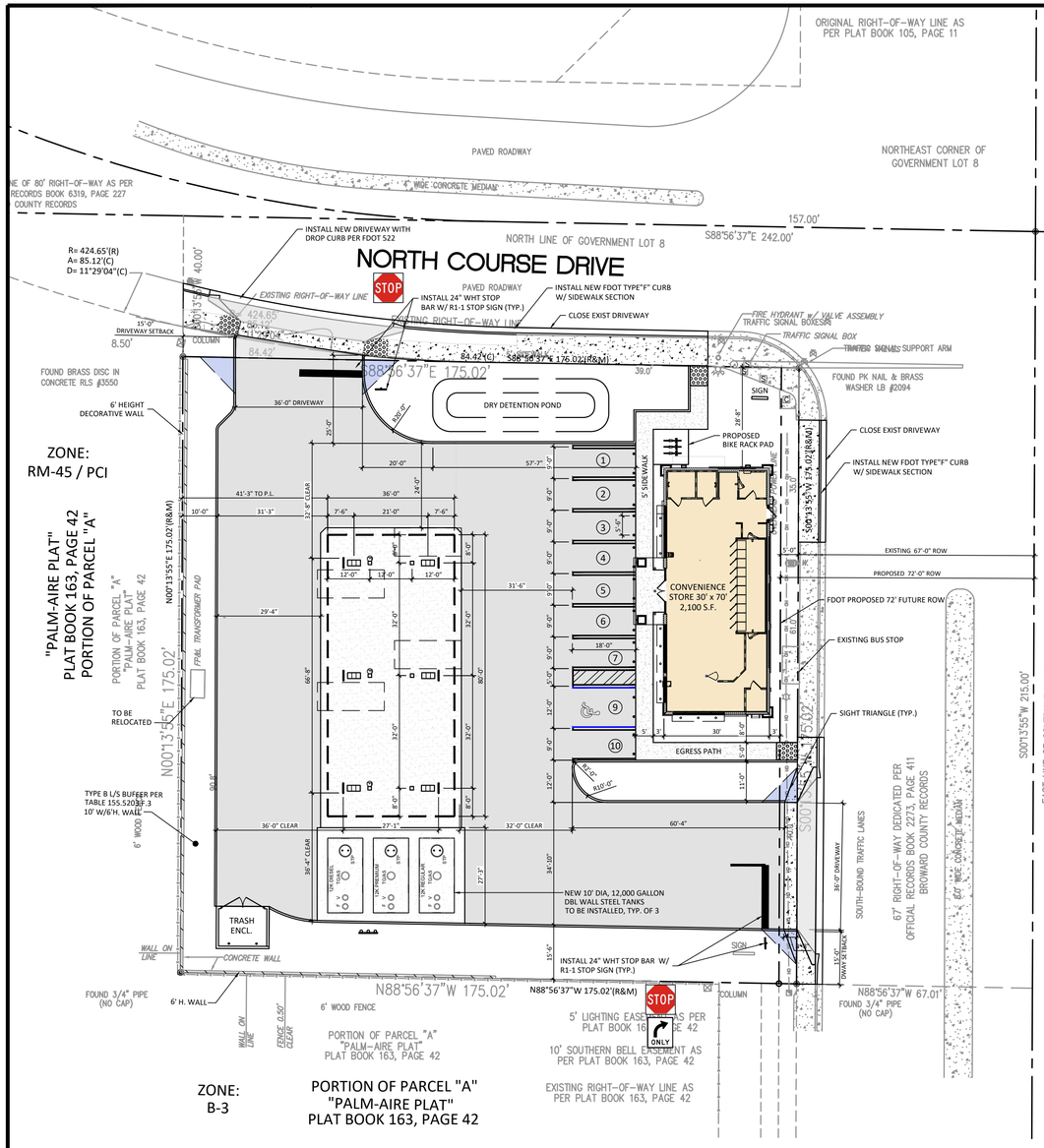


SITE PLAN

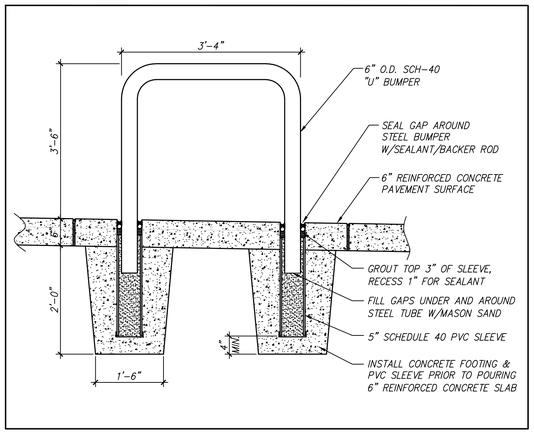
SCALE: 1" = 20'-0"

GRAPHIC SCALE

20 0 10 20 40 80

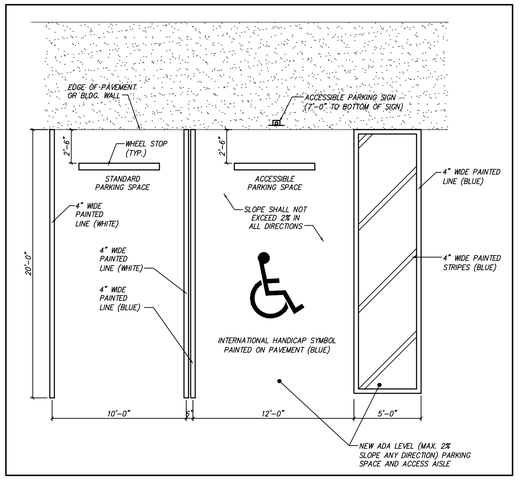
(IN FEET)

1 inch = 20 ft.



TYPE BUMPER POST DETAIL

SCALE: ¾" = 1'-0"



ACCESSIBLE PARKING SPACE DETAIL

SCALE: 3/16" = 1'-0"

LEGEND

PROPOSED 8" THICK CONC PAVEMENT OF 3500 PSI REINFORCED CONC W/ 1 LAYER W6 X W6 - W2.9 X w2.9wwm

PROPOSED 6" THICK CONC PAVEMENT OF 3500 PSI REINFORCED CONC W/ 1 LAYER W6 X W6 - W2.9 X w2.9wwm

LOCATION MAP

1" = 100'

zoning information:

ZONING DATA
(CITY OF POMPANO BEACH)

SITE ADDRESS:	301 S. POMPANO PARKWAY, POMPANO BEACH
FOLIO NO:	4942-040-001-42
LEGAL DESCRIPTION:	4-49-42 A POR OF GOV LOT 8 OF NE1/4 DESC AS S 175 OF N 215 OF W 175OF E 242
PROPERTY OWNER:	SUNSHINE GASOLINE DISTRIBUTORS INC
MAILING ADDRESS:	1650 NW 87 AVE MIAMI FL 33172
GROSS LOT AREA:	30,622 SF = 0.70 ACRE
BASE FLOOD ELEV.:	FLOOD ZONE "X"
FUTURE LAND USE:	C - COMMERCIAL
ZONING DISTRICT:	B-3 GENERAL BUSINESS

		PROVIDED	REQUIRED / ALLOWED
GROSS ACREAGE (Table 155.3304C)		30,622 SF = 0.70 ACRES	10,000 SF
MIN. LOT DEPTH (Table 155.3304C)		175.02 FT	100 FT
MAX BUILDING COVERAGE (Table 155.3304C)		6.2% (1890 SF)	60% (18,373 SF)
OVERALL HEIGHT DIMENSION (GRADE TO ROOF SLAB) (Table 155.3304C)		21 FT 4 IN	105 FT MAX.
MIN SETBACK (Table 155.3304C)	FRONT	138 FT (NORTH COURSE DRIVE)	0 FT
	REAR	10 FT	30 FT
	SIDES	59'-0" (POMPANO PKWY) 40'-8" (WEST SIDE)	0 FT 0 FT
PARKING (Table 155.5102.D.1)		8 SPACES (15% BUS STOP) = 7 SPACES	C-STORE 1890 SF / 300 SF = 6 SPACES GAS STATION 2 SP + 1 PER PUMP = 2 SPACES

CLIENT:

SUNSHINE GASOLINE DISTRIBUTORS,INC.

DESIGN TEAM TITLE:

MDM SERVICES, INC.
engineering • environmental • construction
2151 W. HILLSBORO BLVD, DEERFIELD BEACH, FLORIDA 33442
Phone: (954) 427-3076
FLORIDA CA #4857

NO.	DATE	REVISION DESCRIPTION

DAIMIAN DWIGHT LESLIE LICENSE No. 73113 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Daimian D Leslie
Date: 2025.05.14 14:24:37-04'00'

DAIMIAN D. LESLIE
FL REG # 73113

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY DAIMIAN D. LESLIE ON THE DATE ADJACENT TO THE SEAL. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

PROJECT DESCRIPTION:

NEW C-STORE

SITE DESIGNATION:

SUNSHINE GASOLINE DISTRIBUTORS CHEVRON GAS STATION #010

SITE ADDRESS:

301 POMPANO PKWY, POMPANO BEACH, FL 33069

SCALE: AS NOTED	MDM JOB # 21119
DATE: 08-11-2022	
DESIGNED BY:	
DRAWN BY:	FILE NAME: 21119 CD.DWG
CHECKED BY:	

DRAWING TITLE:

SITE PLAN

SHEET NO:

C-2.0

DRG

PZ25-12000017

07/02/2025

Know what's below. Call before you dig.

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Y:\Shared\Documents\001 Engineering\Sunshine Gasoline Distributors\21119 - SGD #010 Chev 301 Pompano Pkwy re-opened Nov 2024\02 - Dwg Files\000 - Civil\002 21119 CD.dwg, 5/14/2025 1:16:09 PM