STANDARD OPEN ALUMINUM FENCE

CODE: FBC 2023, 8th EDITION

ADDRESS: _____

FENCE HEIGHT: _____ FT FENCE LENGTH: _____ FT DATE: _____

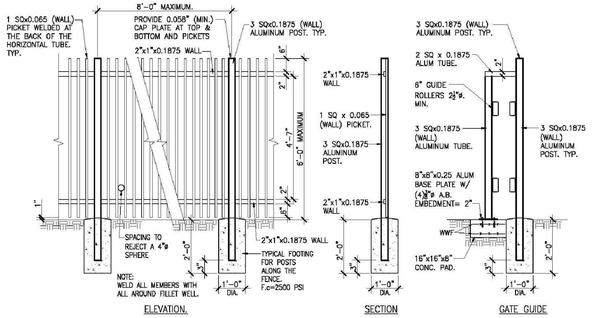
****** IMPORTANT FOR USE AS A POOL BARRIER ******

OUTDOOR SWIMMING POOLS SHALL BE PROVIDED WITH A BARRIER COMPLYING WITH FLORIDA BUILDING CODE SECTIONS 454.2.17.1.1 THROUGH 454.2.17.1.14.

ACCESS GATES SHALL BE EQUIPPED WITH A SELF-CLOSING SELF-LATCHING LOCKING DEVICE LOCATED NO LESS THAN 54 INCHES FROM THE BOTTOM OF THE GATE. THE DEVICE RELEASE MECHANISM SHALL BE LOCATED ON THE POOL SIDE OF THE GATE AND SO PLACED THAT IT CANNOT BE REACHED BY A YOUNG CHILD OVER THE TOP OR THROUGH ANY OPENING OR GAP. GATES THAT PROVIDE ACCESS TO THE SWIMMING POOL MUST OPEN OUTWARD AWAY FROM THE POOL.

THE TOP OF THE BARRIER SHALL BE AT LEAST 48 INCHES ABOVE GRADE MEASURED ON THE SIDE OF THE BARRIER WHICH FACES AWAY FROM THE SWIMMING POOL.

THE MAXIMUM VERTICAL CLEARANCE BETWEEN GRADE AND THE BOTTOM OF THE BARRIER SHALL BE 2 INCHES MEASURED ON THE SIDE OF THE BARRIER WHICH FACES AWAY FROM THE SWIMMING POOL. OPENINGS IN THE BARRIER SHALL NOT ALLOW PASSAGE OF A 4-INCH DIAMETER SPHERE.



NOTES:

1. ALUMINUM MEMBERS IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PROTECTED AS PER ADM-2015. (ALUMINUM DESIGN MANUAL AND SPECIFICATIONS). M-7 THRU M7.3.
2. THIS DETAIL DOES NOT COVER ELECTRICAL AND ZONING REQUIREMENTS.
3. MEMBER SIZES ARE MINIMUM VALUES.

2 SP-1 TYPICAL PICKET FENCE MIN 6'-0" HIGH

SCALE: NTS

PROPERTY DETAILS

Address:	2690 W SAMPLE RD. POMPANO BEACH , FL 33069
Owner(s):	FESTIVAL CENTRE LLC
Parcel ID:	484221070031/32/33

PLANNING & COMMUNITY DEVELOPMENT

Zoning Designation	B-3			
Zoning Description	B-3 GENERAL COMMERCIAL			
Designating Agency	POMPANO BEACH			
Future Land-Use Designation	COMMERCIAL			
LOT Size (Current)	48533	SF	1.114	Acres
LOT Size (Proposed)	48533	SF	1.114	Acres
Proposed Use: Sec 155-4219 (H)	Automatic dragline car wash with self service vacuums			

B-3 DIMENSIONAL REQUIREMENTS

REQUIREMENT	REQUIRED	EXISTING	PROPOSED	
MAX BUILDING HIEGHT	105'		35'	
MIN LOT SIZE	10,000	48533	48533	SF
MIN LOT WIDTH	100'	245.25'	243.25'	
MAX LOT COVERAGE	60%	29119.8	5066	10.4%
MIN PERVIOUS AREA	20%		15553	32.0%
BUILDING SETBACKS				
MINIMUM FRONT SETBACK (FT)	0'	W SAMPLE	N: 15'-5"	
MINIMUM SIDE YARD (FT)	0'	W 27TH AVE	W: 15'-4"	
MINIMUM REAR YARD (FT)	30'		S: 153'-7"	
INTERIOR SIDE YARD	0'		E: 102'-10"	

PARKING DIMENSIONS TABLE

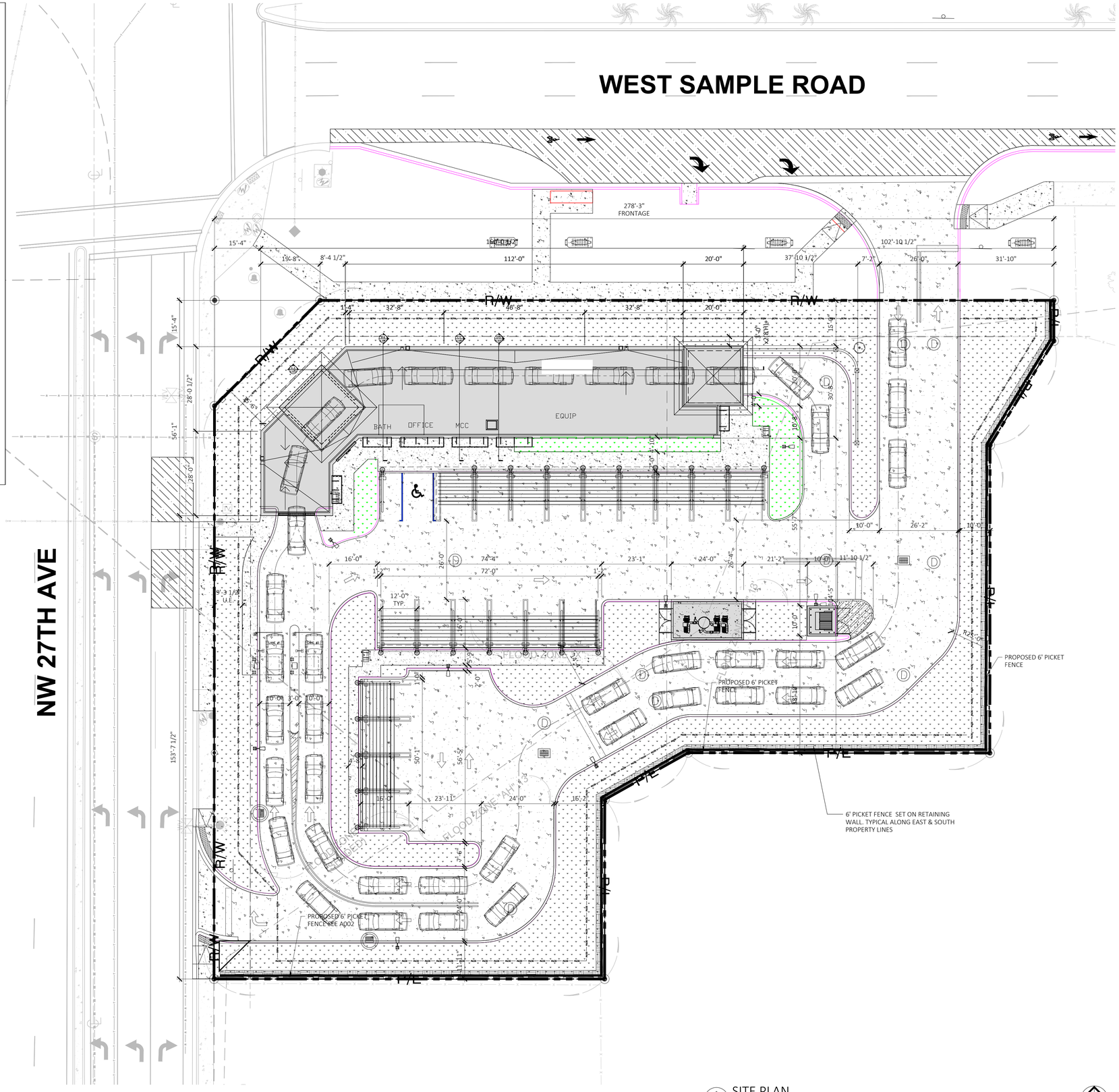
STANDARD	CODE SECTION	REQUIRED	PROPOSED
PARKING DIMENSIONS		9'-0" X 18'	12'X18'
MIN. DRIVE AISLE WITH 90 DEGREE		24'	26'
2 WAY DRIVE AISLE WIDTH		24'	MIN 24'
1 WAY DRIVE AILSE WIDTH		12'	MIN 12'

VEHICULAR PARKING REQUIREMENT

REQUIRED SPACES			
USE	AREA (SF)	RATIO	TOTAL REQUIRED
CARWASH, FULL SERVE AUTOMATIC	5066	1/500 SF	10
PROVIDED SPACES	STANDARD	ADA	TOTAL PROVIDED
PARKING SPACES	9	1	10
VACUUM STATIONS			10
AUTO WASH STACKING REQUIRMENTS			
USE	REQ. INBOUND	REQUIRED	PROVIDED
TICKET GATE (AUTO PAY KIOSK)	2 SPACES/EA	6	24 Car Capacity

MISCELLANEOUS SITE EQUIPMENT

ITEM	QTY
MAT BRUSHER & PAD - J-KO MODEL BB-X	4
MAT SINK	1
FLAG POLE - MODEL ECH-35	1
VACUUM ARCHES WITH AIR	23
OTT STANDS	2
XPT POINTS OF SALE	2
WAIT / GO SIGN & POST	1



1 SP-1 SITE PLAN

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

FANJUL & ASSOCIATES, LLC
ARCHITECTURE, PLANNING & INTERIOR DESIGN

AA26000725

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"A BETTER LIFE THROUGH DESIGN"

STATE OF FLORIDA · ARTURO G. FANJUL · AR0017585 · REGISTERED ARCHITECT

ARTURO G. FANJUL AR0017585
STATE OF FLORIDA REGISTERED ARCHITECT

This item has been electronically signed and sealed by: Arturo G Fanjul Date: 2025.09.17 11:02:24 -04'00' Adobe Acrobat version: 2017.012.30262

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DESIGN REVIEW

CAR WASH
WEST POMANO

2960 W SAMPLE ROAD
POMPANO BEACH, FL 33069
ID:48422107031/32/32

SITE PLAN

REVISION	NO.

DATE: 9/17/2025
SCALE: As Noted
DRAWN: AGF
CHECKED: AGF
JOB NO. 24-0704
PERMIT NO.

OWNERSHIP

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SP-1

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