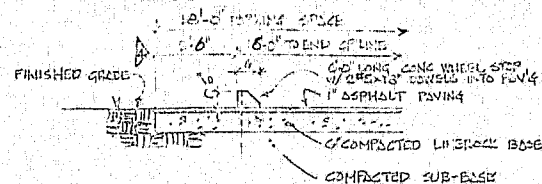


1. Sod shall be FLORATOP or POGONUM and is required in all unpaved areas within the site boundaries and adjacent R.O.W.s unless otherwise specified on the landscaping plan.
2. In all areas adjacent to the site where the existing vegetation has been disturbed by grading operations either seeding or sodding is required to foster a natural ground-cover and to prevent erosion.
3. Erosion control: all areas that are to be sodded or seeded shall be sodded or seeded immediately after grading. In areas of sufficient slope to cause erosion, the sod shall be secured to the soil by staking. Likewise measures must be taken to prevent the washout of seeded areas. There must be sufficient growth to prevent wash out or erosion of all grass areas ARJIS II opening day.
4. All work in the R.O.W. shall conform to the standards and specifications of local and/or state highway jurisdiction.



5. TREES: Caliper measurement shall be taken 6 inches above the ground level up to and including 4 inch caliper size. Minimum branching level for deciduous shade tree shall be 6'-8" for trees 12" and over and a minimum of 4'-0" for smaller trees. All other measurements such as number of canes, ball size, quality of growth, etc., shall be in accordance with the latest edition of "Horticultural Standards of the American Association of Nurserymen, Inc."
6. All planting beds to be covered with bark mulch shall be weeded free and shall be treated with a preemergent herbicide prior to bark installation.
7. MAINTENANCE: THE LANDSCAPE CONTRACTOR SHALL MAINTAIN ALL GROUND COVER (LAWNS AND/OR VINCS) TREES AND SHRUBS THROUGH ONE FULL GROWING SEASON (SEE NOTE 09) FOLLOWING PLANTING.
 - A) MAINTENANCE OF ALL GROUND COVERS BY THE LANDSCAPE CONTRACTOR SHALL CONSIST OF:

WEEDING	CUTTING
CULTIVATING	EDGING
FERTILIZING	WEEDING
 - B) MAINTENANCE OF ALL TREES, SHRUBS AND EVERGREENS BY THE LANDSCAPE CONTRACTOR SHALL CONSIST OF:

PRUNING	WEEDING AND EDGING BEDS
WATERING	RAISING GUYW TACKS
CULTIVATING	RAISING TREE BALLS WITH SETTLE BELOW GRADE
FURNISHING AND APPLYING "WCH" SPRAYS AS ARE NECESSARY TO KEEP THE PLANTINGS FREE OF INSECTS AND DISEASES.	
8. GUARANTEE: ALL GROUND COVERS (LAWNS, VINES, BARK, TREES AND SHRUBS) SHALL BE GUARANTEED FOR A PERIOD OF ONE (1) YEAR. ALL PLANTS, LAWNS AND GROUNDCOVERS PLANTED BY THE LANDSCAPE CONTRACTOR SHALL BE REMOVED AND REPLACED WITHIN PLANTING OF LIKE KIND AND SIZE BEFORE THE CLOSE OF THE NEXT PLANTING SEASON BY THE LANDSCAPE CONTRACTOR AT NO CHARGE TO THE LANDLORD OR TENANT.
9. GROWING SEASON: COMMENCES AS TREES BEGINS TO OPEN AND CONTINUES THROUGH SPRING SUMMER AND FALL UNTIL THE LEAVES OF DECIDUOUS TREES HAVE FALLEN. THIS LANDSCAPE CONTRACTOR SHALL MAINTAIN THE LANDSCAPING THROUGH THE REMAINDER OF THE GROWING SEASON WITHIN WHICH THE LANDSCAPING WAS INSTALLED AND THROUGH THE NEXT FULL GROWING SEASON FOLLOWING PLANTING. (EXAMPLES: GROWING SEASON APRIL 1 THROUGH OCTOBER. STOCK PLANTING OF JUNE SHALL BE MAINTAINED THROUGH OCTOBER OF THE FOLLOWING YEAR - A TOTAL OF SIXTEEN (16) MONTHS.

TREES		HEDGES / GROUND COVER
QUERCUS VIRGINICA LIVE OAK 5" HT 2" G. 4" PR 1 1/2" MIN		GOSS PLUM (ALT. NATAL PLUM) 2" HIGH MIN 2" G. 2" H 2 1/2" MAX SPACING
BRASSIA ACTINOPHYLLA BRELFIDA 20" HT 4" TRUNK MIN.		ST. AUGUSTINE FLORATAM 50D
TABESBIA ARGENTIA GOLD TABESBIA 5" HT 2" G. 4" PR 1 1/2" MIN.		

ANTI-ZONE: B-B
 FOUND SITE AREA: 43,474 SF (140,000 SQ. FT.) LESS R.O.W: 38,181 SF
 MIN. 1.2 ACRES (OR .87 AC)

BUILDING AREA: 9,972 SF.

PARKING REQUIRED:

RENTAL (7575 SF) 1 SP/250 SF	30 SPACES
SPEEDY TRANS. (2400 SF) SP/400 SF	6 SPACES
TOTAL REQUIRED	36 SPACES

TOL. 36 SPACES

OR SHALL 4 SPACES TOTAL

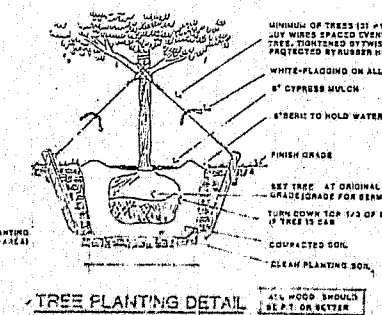
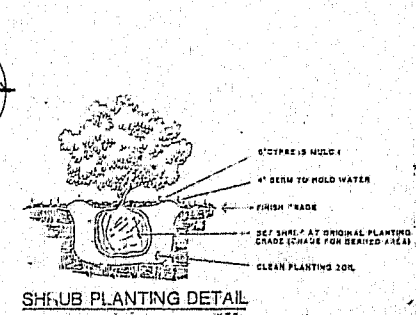
PARKING PROVIDED:

HANDICAPPED (15' x 30')	2 SPACES
6' OFFICE PER 100 SQ. FEET:	3 SPACES
PROVIDED	3 SPACES
COMPACT CAR SPACES (8' x 15') PRVD	30 SPACES
STANDARD CAR SPACES (12' x 15') PRVD	10 SPACES
PAVED AREA	50% OF SITE COVERAGE OR 11,457 SF
LANDSCAPED AREA: REQUIRED	1,500 SF

SCALE 1"=30'-0"

LOTS 12, 13, 4/4, BLOCK 7 FIRST ADDITION TO THE HIGHLANDS PLAT BOOK 26,
PAGE 7
LOTS 4, 5, 4/6, BLOCK 4, THE HIGHLANDS, PLAT BOOK 24 PAGE 40
BROWARD COUNTY, FLORIDA

SURVEY INFORMATION TAKEN FROM SURVEY PREPARED BY
CRAIG A SMITH & ASSOCIATES DATED 1-30-97



3385 P 85-4182

BROWARD COUNTY BUILDING AND ZONING ENFORCEMENT DIVISION BUILDING PERMIT APPLICATION

FOLIO NO. 8224-03-011

SEC. 24 TWP. 48 RGE. 42 ZONE B-3

OWNERS: ARUR ASSOCIATES

OWNERS ADDRESS: 1100 N.W. 53rd Street

CITY: Ft. Lauderdale

MAIL ADDRESS: 1100 N.W. 53rd St.

CITY: Ft. Lauderdale

JOB ADDRESS: 3341 N. Dixie Hwy

LOT: 4.56 BLOCK 4

SUBDIVISION: 1st Addition to the Highlands

CITY: Pompano

PRESENT USE: Vacant

PROPOSED USE: Retail

NUMBER OF STORES: 5 OFFICES: 4

FAMILIES: 0 BEDROOMS: 0 BATHS: 6

TYPE OF WORK: ADD NEW ALTER REPAIR

DESCRIPT: Retail

Application is hereby made to obtain a permit to do the work and installation as herein described. I certify that the work will be done in accordance with the provisions of the Building Code of Broward County and the rules and regulations of the Building Department of Broward County.

Signature: [Signature] Date: 2/15/84

Notary: [Signature] State Reg. No. 06166

APPROVED BY: [Signature] DATE: 2/15/84

INSPECTOR'S REPORT

APPROVED: [Signature] DATE: 2/15/84

REMARKS: [Text]

RECORDS SECTION

Form No. 503-144

APPROVED: [Signature] DATE: 2/15/84

REMARKS: [Text]

CERTIFICATE OF OCCUPANCY

BOARD OF COUNTY COMMISSIONERS

BROWARD COUNTY, FLORIDA

AUDIT: # 50183

2-11-84

CHECK ONE

FINAL REPEAT PARTIAL TEMPORARY

OWNER NAME: [Text]

LOT: [Text] BLOCK: [Text] SUBDIVISION: [Text]

ADDRESS: [Text] APT: [Text] CITY: [Text]

CONTRACTOR: [Text] COMP. NO.: [Text]

PERMIT NO.: [Text] DATE OF C.O.: [Text]

PROVED

VOID UNLESS SIGNED BY BUILDING OFFICIAL

FOR ENG. DEPT. DRAIN SWALES OK DATE BY

FOR RECORDS CLERK. BLDG. PLUMB. ELEC. FIRE ALFERS LANDS ACFT

GROUP OCC. NO. DWELLING UNITS APPROX. TOTAL SQ. FT. (FOR GROUP ABFG) ZONING PARKING TYPE CONST. OCC. LOAD

INFORMATION REQUIRED FOR OTHER AGENCIES Form #503-144

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3385 P 85-4182