



FLOOD DATA LEGEND	
HIGHEST CROWN OF ROAD =	+12.01' N.A.V.D.
LEV ELEVATION =	+10.81' N.A.V.D.
ADJACENT GRADE ELEVATION =	+12.50' N.A.V.D.
OUTSIDE EQUIPMENT ELEVATION =	+13.50' N.A.V.D.
FLOOD ZONE X	BASE FLOOD ELEV. = 13.75' N.A.V.D. OF 1988

WORK UNDER THIS PERMIT SHALL CONFORM TO THESE BUILDING CODES AS APPLICABLE:

FBC 2020 FLORIDA BUILDING CODE 7TH EDITION

FFPC FLORIDA FIRE PREVENTION CODE 6TH EDITION

NFPA 70 NATIONAL ELECTRICAL CODE (NEC) 2017 EDITION

LEGAL DESCRIPTION

PARCEL A OF RAYSON PLAT, ACCORDING TO THE MAP OR PLAT THEREOF IN PLAT BOOK 109 PAGE 33, PUBLIC RECORD OF BROWARD COUNTY, FLORIDA. AND LOT 6 OF THE GROOM AND GAYS SUBDIVISION IN THE CITY OF POMPANO, BROWARD COUNTY, FLORIDA SAME BEING A SUBDIVISION OF THE N 1/2 OF THE N 1/2 OF THE SE 1/4 OF THE NE 1/4 OF THE SW 1/4 OF SECTOR 35, TOWNSHIP 48 SOUTH, RANGE 42 EAST, SAID LOT BEING 50 FEET IN WIDTH AND 150 FEET IN LENGTH, SITUATED IN POMPANO, BROWARD COUNTY, FLORIDA WHICH PROPERTY IS ALSO KNOWN AND DESCRIBED AS: THAT PORTION OF THE N 1/2 OF THE OF THE SE 1/4 OF THE NE 1/4 OF THE SW 1/4 OF SECTOR 35, TOWNSHIP 48 SOUTH, RANGE 42 EAST, DESCRIBED AS FOLLOWS: COMMENCE AT THE NE CORNER OF THE SAID N 1/2 THENCE WESTERLY ALONG THE NORTH BOUNDARY OF THE SAID 1/2 A DISTANCE OF 216.44 FEET TO THE PORT OF BEGINNING THENCE CONTINUING WESTERLY ALONG SAID NORTH BOUNDARY OF SAID N 1/2 A DISTANCE OF 50 FEET. THENCE SOUTHERLY AND PARALLEL TO THE WEST BOUNDARY OF SAID N 1/2 A DISTANCE OF 161.58 FEET TO AN INTERSECTION WITH SOUTH BOUNDARY OF SAID N 1/2 THENCE EASTERLY ALONG SAID SOUTH BOUNDARY A DISTANCE 50 FEET. THENCE NORTHERLY AND PARALLEL TO THE WEST BOUNDARY OF SAID N 1/2 A DISTANCE OF 166.66 FEET POINT OF BEGINNING WHICH PROPERTY IS ALSO KNOWN AND DESCRIBED AS: LOT 9, ACCORDING TO A SKETCH OF THE N 1/2 OF THE N 1/2 OF THE SE 1/4 OF THE SW 1/4 OF SECTOR 35, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA PREPARED BY J.W. Mc LAUGHLIN, ENGINEER, DATED MAY 1941, AND RECORDED IN DEED BOOK 388, PAGE 428, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA ALSO KNOWN AS 320 N.W. 6th STREET, POMPANO BEACH, FLORIDA 33060

- GENERAL DEMOLITION NOTES**
- THE CONTRACTOR SHALL OBTAIN ALL PERMITS REQUIRED FOR HAULING AND LEGALLY DISPOSING OF MATERIAL REMOVED IN DEMOLITION WORK.
 - THE PROCEDURES PROPOSED FOR THE ACCOMPLISHMENT OF SALVAGE AND DEMOLITION WORK SHALL BE SUBMITTED FOR REVIEW. THE PROCEDURES SHALL PROVIDED FOR SAFE CONDUCT OF THE WORK, CAREFUL REMOVAL AND DISPOSITION OF MATERIALS, PROTECTION OF PROPERTY, COORDINATION WITH WORK OF OTHERS IN PROGRESS, AND TIMELY DISCONNECTION OF UTILITY SERVICES. THE PROCEDURES SHALL INCLUDE A DETAILED DESCRIPTION OF METHODS AND EQUIPMENT TO BE USED FOR EACH OPERATION AND SEQUENCE OF OPERATION.
 - TITLE TO MATERIALS: TITLE TO ALL MATERIALS AND EQUIPMENT TO BE DEMOLISHED AND REMOVED EXCEPTING ITEMS INDICATED TO BE TURNED OVER TO THE OWNER IS VESTED IN THE CONTRACTOR AT START OF PROJECT. ALL PLUMBING FIXTURES, LIGHTING FIXTURES, A/C EQUIPMENT, APPLIANCES, TRAYS, SPECIALTY ITEMS, ETC. SHALL BE EVALUATED BY A REPRESENTATIVE OF THE OWNER AS TO THE STATUS OF THEIR REMOVAL. THE OWNER WILL NOT BE RESPONSIBLE FOR THE CONDITIONS, LOSS OR DAMAGE OF SUCH PROPERTY AFTER NOTICE TO PROCEED.
 - THE CONTRACTOR SHALL VISIT THE SITE OF THE WORK AND EXAMINE THE PLANS AND IT WILL BE ASSUMED THAT THE CONTRACTOR HAS INVESTIGATED AND IS FULLY INFORMED OF THE CONDITIONS AND MATERIALS TO BE ENCOUNTERED AS TO CHARACTER, QUALITY AND QUANTITIES OF WORK TO BE PERFORMED AND MATERIALS TO BE FURNISHED AND AS TO THE REQUIREMENTS OF THE PLANS.
 - THE CONTRACTOR SHALL REMOVE ALL SPECIFIC ITEMS INDICATED ON THESE DRAWINGS AND ALSO REMOVE ANY OTHER ITEMS OR CONSTRUCTION.

#	DIAMETER	HEIGHT	CANOPY	COMMON NAME	SCIENTIFIC NAME
1	1.4'	15'	12'	CABBAGE PALM	SABAL PALMETTO
2	1.3'	15'	12'	CABBAGE PALM	SABAL PALMETTO
3	0.5'	15'	10'	MASTIC	PISTACIA LENTISCUS
4	1'	15'	5'	BOTTLE PALM	HYOPHORBE LAGENICHAULIS
5	1'	15'	5'	BOTTLE PALM	HYOPHORBE LAGENICHAULIS
6	1'	30'	15'	MASTIC	PISTACIA LENTISCUS
7	0.7'	20'	18'	MASTIC	PISTACIA LENTISCUS
8	2.3'	45'	50'	ROYAL POINCIANA	DELONIX REGIA
10	0.4'	15'	8'	MASTIC	PISTACIA LENTISCUS
11	0.5'	20'	8'	ROYAL PALM	SABAL PALMETTO
12	0.4'	25'	12'	MASTIC	PISTACIA LENTISCUS
13	0.9'	40'	8'	ROYAL PALM	HYOPHORBE LAGENICHAULIS
14	0.5'	20'	8'	ROYAL PALM	HYOPHORBE LAGENICHAULIS
15	0.7'	10'	5'	PALM	ARECACEAE
16	3'	20'	15'	MANGO	MANGIFERA INDICA
17	2'	15'	10'	MANGO	MANGIFERA INDICA
18	3'	20'	10'	MANGO	MANGIFERA INDICA
19	2'	15'	10'	MANGO	MANGIFERA INDICA
20	3'	20'	15'	SAPODILLA	MANIKARA ZAPOTA
21	0.7'	10'	5'	PALM	ARECACEAE
22	2'	15'	10'	MANGO	MANGIFERA INDICA
23	3'	20'	15'	MANGO	MANGIFERA INDICA
24	2'	15'	10'	MANGO	MANGIFERA INDICA
25	1.5'	10'	30'	ROYAL POINCIANA	DELONIX REGIA

LEGEND & ABBREVIATION	
CL	CENTER LINE
C.L.F. - X - X	CHAIN LINK FENCE
CL	CLEAR
CONC.	CONCRETE
ELEV.	ELEVATION
FD.	FOUND IRON PIPE
(MEAS.)	MEASURED
O.H.P.	OVERHEAD ELECTRICAL LINE
P	PROPERTY LINE
R/W	RIGHT OF WAY
(TYP)	TYPICAL
U.E.	UTILITY EASEMENT
W.M.	WATER METER
W.F.	WOOD FENCE
P.P.	WOOD POWER POLE
- - -	ITEM TO BE DEMOLISHED

OWNER | DEVELOPER:



DESIGN + BUILD CONTRACTOR:



DESIGN CONSULTANT:

..ICREANDO LOGO.jpg

ARCHITECT OF RECORD:

RUBEN J. PUJOL
A R C H I T E C T
A.I.A. # 0010458
PHONE: (305) 968-2155
12237 S.W. 204 TERRACE
MIAMI, FLORIDA 33177

SIGN AND SEAL:



Ruben J Pujol
2023.03.0
2 20:23:27
-05'00'

REVISIONS/COMMENTS:

PROJECT:

324 HAUS

MIXED USE | FLEX BUILDING

324 NW 6TH STREET
POMPANO BEACH, FL 33060

PROJECT NO.: 22-031

DRAWN BY:

DATE: JULY- 2022

SHEET NAME:

SHEET NUMBER:

DRC
A-1.1
PZ22-12000032
07/19/2023