



## VICINITY MAP

PROJECT ADDRESSES:  
929 S.W. 8TH STREET POMPAÑO BEACH FL. 33069  
941 S.W. 8TH STREET POMPAÑO BEACH FL. 33069

LAND USE DESIGNATION: INDUSTRIAL  
ZONING DESIGNATION: I-1 GENERAL INDUSTRIAL  
WASTEWATER CITY OF POMPAÑO  
SERVICE PROVIDER  
SITE AREA (NET) 30,909 S.F. 0.71( ACRES (BCPA)

## PLAN PROPOSAL

THIS PLAN IS FOR A SITE APPROVAL TO ALLOW FOR  
INDOOR/OUTDOOR VEHICLE DISPLAY AREA FOR EXISTING SITE

TOTAL PARKING REQUIRED:

BUILDING 1 PARKING VARIANCE 3 SPACES

BUILDING 2 PARKING 9 SPACES

PARKING RATIO 1/400 sq. ft.

TOTAL PARKING REQUIRED: 12 REQUIRED (9 + 3 = 12)

PROVIDED:	QTY.
H.C PARKING	1 SPACE (OUTDOOR)
STANDARD	12 SPACES (OUTDOOR)
TOTAL PROVIDED = 13 (12+1=13)	

BIKE PARKING PROVIDED: 12 (4 RACKS x 3 BIKES PER RACK)

## SITE STATS:

SITE AREA (NET) 30,909 Sq. ft	0.71 ( ACRES (BCPA)	100%
(BUILDING #1 AREA (FLOOR 1) VD	(4,091 square ft.) IMPERVIOUS	13%
(BUILDING #1 AREA (FLOOR 2) VD	(4,091 square ft.)	
(BUILDING #2 AREA (FLOOR 1) VD	(3,491 square ft.) IMPERVIOUS	11%

(TOTAL BUILDINGS FOOTPRINTS)	(7,582 square ft.)	IMPERVIOUS	24%
(TOTAL BUILDING AREA)	( 11,673 square ft)		
LANDSCAPE AREA (GREEN AREA)	(7,712 square ft.)	PERVIOUS	25%
ASPHALT	(15,615 square ft.)	IMPERVIOUS	51%
VD = VEHICLE DISPLAY			
THE ROLLING GATE WILL REMAIN OPEN DURING BUSINESS HOURS			

## REVISIONS:

A	ISSUED FOR REVIEW	10/17/25
B	ISSUED FOR REVIEW	01/16/26

DON ARPIN  
P.E. 28585

APPROVED: SAA/SIGNATURE

DON ARPIN MSPE PE #28585  
ASSOCIATED GENERAL KINETICS, LLC  
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THE NEW AUTO TOY STORE  
929 & 941 S.W. 8TH STREET  
POMPAÑO BEACH, FLORIDA 33069

DRAWN:

DATE:

7/29/2025

PROJECT NUMBER:

SHEET NUMBER:

SP-1

SP-1

SITE PLAN

SCALE: 3/32"=1'-0"