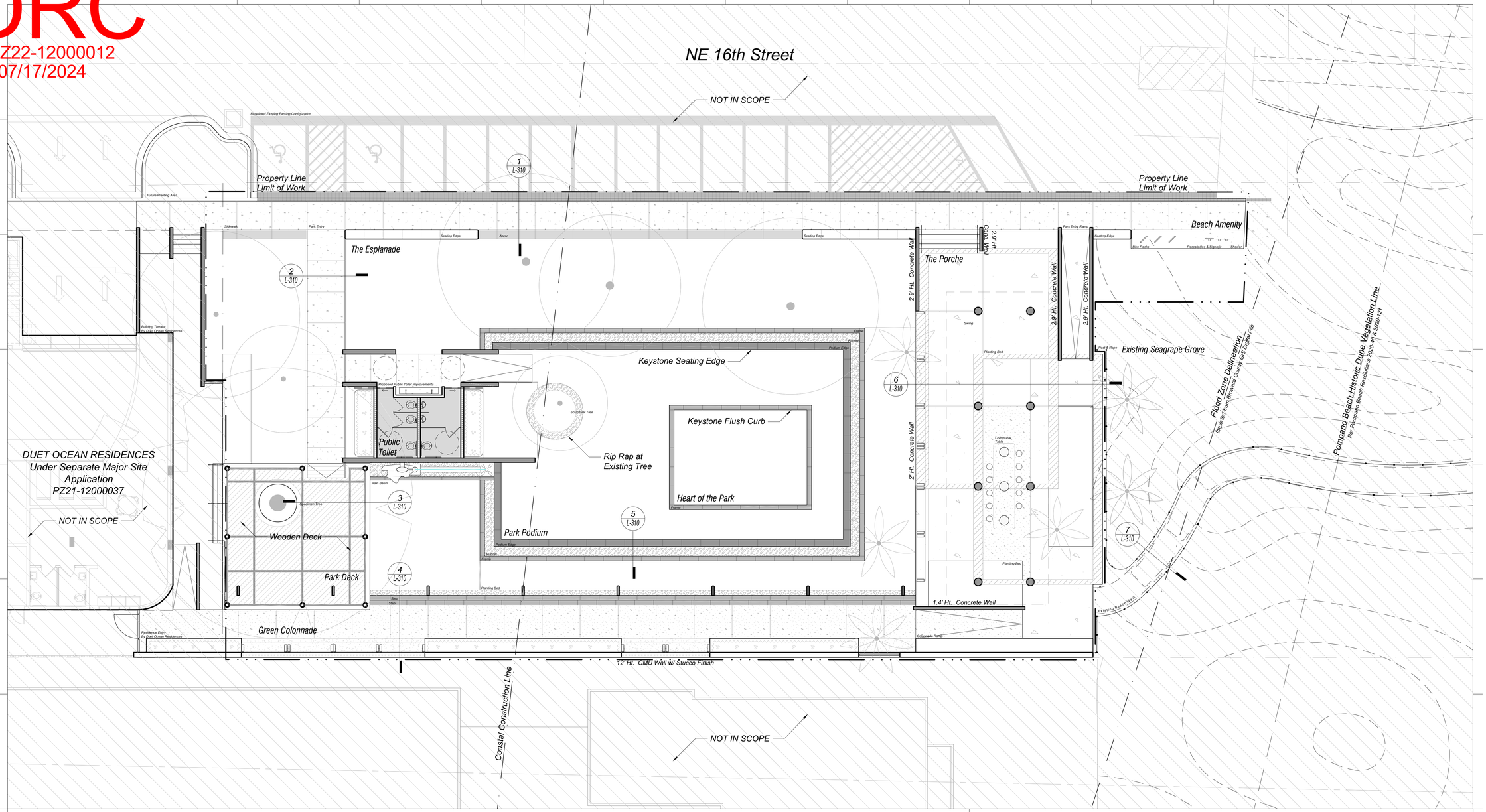
DRC
PZ22-12000012
07/17/2024



LEGEND

- PROPERTY LINE
- LIMIT OF WORK
- COASTAL CONSTRUCTION LINE
- FLOOD ZONE DELINEATION — IMPORTED FROM BROWARD COUNTY GIS DIGITAL FILE
- POMPANO BEACH HISTORIC DUNE VEGETATION LINE — PER POMPANO BEACH RESOLUTIONS 2020-40 & 2020-121
- EXISTING TREE TO REMAIN
- EXISTING PALM TO REMAIN
- PROPOSED PALM TREE
- HEDGE
- RAIN BASIN — KEYSTONE BOULDER
- CONCRETE PAVING - TYPE A — EXPOSED AGGREGATE
- CONCRETE PAVING - TYPE B — EXPOSED AGGREGATE & SEA SHELL
- CONCRETE PAVING - TYPE C — EXPOSED AGGREGATE & SEA SHELL
- PROPCONCRETE PAVING - TYPE C — SALT ROCK FINISH
- BONDED AGGREGATE PAVING
- HEART OF THE PARK FRAME — KEYSTONE SEATING EDGE & CURB, RIP RAP GUTTER
- COLUMNADE STEPS — KEYSTONE STEPS
- KEYSTONE CURB
- TREE OF LIFE DECK — WOODEN DECK
- CONCRETE CURB

HARDSCAPE PLAN NOTES:

1. WHERE CONCRETE PAVING DOES NOT INDICATE ANGLED CONTTROL JOINTS, ENSURE SAW CUT JOINTS ARE PROVIDED AT MIN 8' SPACING. CONTRACTOR TO VIF TO ENSURE EQUAL OFFSET AND SPACING FROM EDGES OF ADJACENT PAVING.
2. ALIGN ALL VERTICAL AND HORIZONTAL JOINTS WHERE NOTED.
3. WHERE CONTROL JOINTS ARE NOT SHOWN IN AREAS OF PAVING THAT EXCEED 8' MIN, CONTRACTOR TO PROVIDE CONTROL JOINTS PERPENDICULAR TO EDGE OF PAVING.
4. ALL SAW CUT CONTROL JOINTS SHALL BE STRAIGHT, TRUE AND COMPLETE TO EDGE OF PAVED SURFACE.

PROJECT, ADDRESS AND OWNER:

NORTH OCEAN PARK

3424 NE 16th St.
POMPANO BEACH, FL | 33062

PROJECT NORTH: TRUE NORTH:

DEVELOPER:

Duet Property Development LLC
250 NE 25TH St. #203
Miami, FL 33128

LANDSCAPE ARCHITECT:
WEST 8 URBAN DESIGN & LANDSCAPE ARCHITECTURE P.C
2133 Arch St., Suite 101
Philadelphia, PA 19103
t 347-371-2252

CIVIL ENGINEER:
KEITH
301 East Atlantic Blvd.
Pompano Beach, FL 33060
t 954-788-3400

ARCHITECT:
G3ARC
975 Arthur Godfrey rd. suite 401
Miami Beach, FL 33140
t 305-763-8471

IRRIGATION:
GSLA DESIGN, INC.
17670 NW 78th Avenue, Suite 214
Miami, FL 33015
t 305-392-1016

No.	DESCRIPTION:	DATE:
1	DRC APPLICATION	06/11/2024

NOT FOR CONSTRUCTION

Discrepancies must be reported immediately to the Architect before proceeding.
Only figured dimensions are to be used.
Contractors must check all dimensions on site.

CONSULTANT:
WEST 8 URBAN DESIGN & LANDSCAPE ARCHITECTURE P.C

DRAWING TITLE:

HARDSCAPE PLAN

SHEET No.:

720-L-300

SEAL:

REGISTERED LANDSCAPE ARCHITECT
JOHN MAHONEY
LA 223
STATE OF FLORIDA

SIGNATURE:

All drawing and written materials herein constitute original work of the architect and may only be duplicated with their written consent.