



DUET OCEAN RESIDENCES
Under Separate Major Site
Application
PZ21-12000037

NOT IN SCOPE

NE 16th Street

NOT IN SCOPE

NOT IN SCOPE

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

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

ALCOVE BENCH
MATERIAL: KEYSTONE SLAB ON KEYSTONE LEGS,
ATTACHED TO CMU WALL
TOTAL: 56 LINEAR FEET

PORCHE BENCH
MATERIAL: KEYSTONE SLAB ON KEYSTONE LEGS
TOTAL: 56 LINEAR FEET

ESPLANADE SEATING EDGE
MATERIAL: KEYSTONE MODULES
TOTAL: 60 LINEAR FEET

PORCHE TABLE
MATERIAL: PRECAST CONCRETE TABLE
TOTAL: 10 STOOLS X 2LF = 20 LINEAR FEET

PORCHE TABLE
MATERIAL: KEYSTONE
TOTAL: 440 LINEAR FEET

BIKE RACK
TOTAL: 4 RACKS (8 SPACES)

TRASH & RECYCLING RECEPTACLES
TOTAL: 4 SETS

SHOWER FIXTURE
TOTAL: 1 FIXTURE

SIGNAGE

LIFE PRESERVER STAND

ADIRONDACK CHAIRS
TOTAL: 8 CHAIRS X 2LF = 16 LINEAR FEET

BISTRO TABLE & CHAIRS
BY OTHERS

PORCHE SWING
TOTAL: 12 LINEAR FEET

FURNISHINGS PLAN NOTES:

- PLEASE NOTE THAT SPECIFIC MATERIALS AND FIXTURES SHOWN ARE SUBJECT TO CHANGE ON DRC REVIEW AND APPROVAL.
- ALL PAINTED STEEL SHALL BE HD GALVANIZED
- ALL PAINT SHALL PROVIDE A HIGH LEVEL OF PROTECTION AGAINST GRAFFITI AND VANDALISM. SHALL BE UV-RESISTANT, SHALL BE APPROPRIATE FOR APPLICATION IN COASTAL (HIGHLY SALINE) ENVIRONMENTS, AND COME WITH A MINIMUM 10-YEAR WARRANTY
- ALL SELECTED COLOURS SHALL BE MATT FINISH AND WITH LITTLE OR NO SHEEN
- REFER TO FURNISHINGS CATALOG FOR PRE-SELECTED COLORS
- THE CONTRACTOR SHALL PROVIDE COLOR SAMPLES OF EACH MATERIAL TO WEST 8 FOR APPROVAL AND FINAL SELECTION.

TOTAL SEATING: 660 LF

FIXED SEATING:	632 LF
FIXED SEATING W/ BACK:	56 LF (10%)
MOVABLE SEATING:	28 LF

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 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:
 G3
975 Arthur Godfrey rd., suite 401
Miami Beach, FL 33140
t 305-763-9471

IRRIGATION:
 GSA
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 WEST 8 URBAN DESIGN & LANDSCAPE ARCHITECTURE P.C.

DRAWING TITLE: SCALE: AS NOTED

FURNISHINGS PLAN
SHEET No.:
810-L-800
SEAL:

SIGNATURE:

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