



LLR Architects Inc.

Reganzani Warehouse Sustainability Narrative

Project Location: SW 3rd Street, Pompano Beach, FL 33069

Development Description:

Reganzani Warehouse is requesting approval of a Major Site Plan and Major Building Design application to allow a 4-bay warehouse project located at the Northeast corner of SW 14th Ave. & SW 3rd. Street and an alley to the East. The project is zoned Industrial and the surrounding neighbors are warehouse/Industrial as well.

The project expects to obtain 12 points as required by Article 5, Part 8 of the City of Pompano Beach Land Development Code

The project is generating points in the following categories:

- **2 Points** – Efficient Cooling – All air conditioners are Energy Star qualified
- **2 Points** – Efficient Water Heating – At least 75 percent of hot water on premises is heated via tankless water heaters or solar water heaters.
- **4 Points** – Hurricane Resistant Structure – 150 mph load minimum
- **2 Points** – Landscaped and Tree-Lined Street Median –Ingress and egress lanes of all non-service drives are separated by a landscaped median at least 5 feet wide and containing trees spaced no more than 40 feet apart.
- **2 Points** – White Roof -- All roof surfaces are painted white.

Total: 12 points required

Sincerely,

Luis LaRosa
Registered Architect
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