



SITE DATA TABLE			
PROJECT ADDRESS: 1660 SW 13TH COURT, POMPAÑO BEACH			
FOLIO No. 494203000646			
PROJECT INFORMATION:			
LAND USE DESIGNATION:	I - INDUSTRIAL		
ZONING DESIGNATION:	I-1 GENERAL INDUSTRIAL		
	<u>SQ. FT.</u>	<u>ACREAGE</u>	
NET SITE AREA (SF)	127,523 SF	2.93	
GROSS BUILDING AREA (SF)	18,036 SF		
SERVICE PROVIDERS:			
POTABLE WATER		CITY OF POMPAÑO BEACH	
SANITARY SEWER		CITY OF POMPAÑO BEACH	
SOLID WASTE		COASTAL WASTE AND RECYCLING	
<u>ZONING DISTRICT REQUIREMENTS:</u>	<u>REQUIRED / ALLOWED</u>	<u>PROVIDED</u>	
BUILDING HEIGHT (FT)	45 FT (MAX)	19.2 FT	EXISTING
LOT COVERAGE (MAXIMUM)	65% (MAX)	14.9%	EXISTING
PERVIOUS AREA	20% (MIN)	31.5%	EXISTING
VUA PERVIOUS AREA (% OF VUA)	15% (MIN)	15% (3,720 SF)	EXISTING
<u>SETBACK REQUIREMENTS:</u>	<u>REQUIRED (MIN)</u>	<u>PROVIDED</u>	
FRONT YARD	25 FT	43 FT	EXISTING
INTERIOR SIDE YARD	10 FT	202 FT	EXISTING
INTERIOR SIDE YARD	10 FT	3 FT	EXISTING NON-CONFORMING
REAR YARD	30 FT	0 FT	EXISTING NON-CONFORMING
<u>SITE AREA CALCULATIONS:</u>			
	<u>SQ. FT.</u>	<u>%</u>	<u>ACREAGE</u>
NET SITE AREA:	127,523	100%	2.93
	<u>SQ. FT.</u>	<u>PROVIDED</u>	<u>ACREAGE</u>
IMPERVIOUS AREA			
BUILDING FOOTPRINT (INCL. OVERHANG)	18,956	14.9%	0.44
VEHICULAR USE AREA	24,800	19.4%	0.57
OUTDOOR STORAGE	34,500	27.1%	0.79
CONCRETE	1,500	1.2%	0.03
PAVEMENT	7,282	5.7%	0.17
PERVIOUS AREA (20% MINIMUM)	40,485	31.7%	0.93
TOTAL	127,523	100%	2.93
<u>PARKING CALCULATIONS:</u>			
	<u>REQUIRED</u>	<u>PROVIDED</u>	
USE			
OUTDOOR STORAGE			
1 SPACE PER 5,000 SF (36,800 SF)	7.4		STD. SPACES (9X18)
INDOOR STORAGE			
1 SPACE PER 1,000 SF (1000 SF)	1.0		
WAREHOUSE DISTRIBUTION (17,036 SF)			
OFFICE (3,600 SF)	0		20% EXEMPT PER CODE SECTION 155.5102.D.1 (NOTE 5)
1 SPACE PER 750 SF (3,000 SF)	4.0		
1 SPACE PER 2,500 SF (10,436 SF)	4.2		
TOTAL PARKING	17	17	
ADA SPACES	1	1	ADA SPACES (12X18)
LOADING ZONE	1	2	(12'X55') EXISTING

NOTES:

1. MANUAL SWING GATE TO BE OPEN DURING BUSINESS HOURS.
2. ALL AREAS USED FOR OUTDOOR STORAGE SHALL HAVE A SURFACE THAT AVOIDS DUST AND SAFEGUARD GROUNDWATER.

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