



BOARD OF ADJUSTMENT MEETING NOTICE

Date: August 2nd, 2024

A Public Hearing will be held before the Board of Adjustment on: **Wednesday, August 14th, 2024 at 6:00 pm.**

This meeting will be held in-person at: Development Services Department (Lobby) 700 NW 19th Avenue, Fort Lauderdale, Florida 33311 to determine whether the following application should be granted. To view more information about this item, please visit: www.fortlauderdale.gov/government/BOA

CASE:	PLN-BOA-24050002
OWNER:	CITY OF FORT LAUDERDALE
AGENT:	FREDDY ANDRES ARGUDO
ADDRESS:	5900 HAWKINS ROAD, FORT LAUDERDALE, FL 33309
LEGAL DESCRIPTION:	A PORTION PF TRACTS "B" AND "C", "PALM AIRE VILLAGE 4 TH SECTION", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 96, PAGE 35, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA. (SEE SURVEY)
ZONING DISTRICT:	CC - COMMERCE CENTER DISTRICT
COMMISSION DISTRICT:	1
REQUESTING:	<u>Sec 47-21.13. B.1.a.- Landscape requirements for all zoned districts.</u>

- Requesting a variance to reduce the minimum tree requirement of one (1) tree per 1,000 square feet of net lot area to one (1) tree per 2000 square feet of net lot area, a total variance request of 46 trees.

Note: The Applicant is requesting to place the trees covered by this variance on adjacent property owned by the Applicant to the north of the development site.

Breakdown: Total required 93,000 sf /1000= 93 trees
 Total provided 93,000 sf/ 2000= 47 trees
 Total Reduction = 46 trees

This case was deferred from the July 10, 2024, BOA meeting agenda.

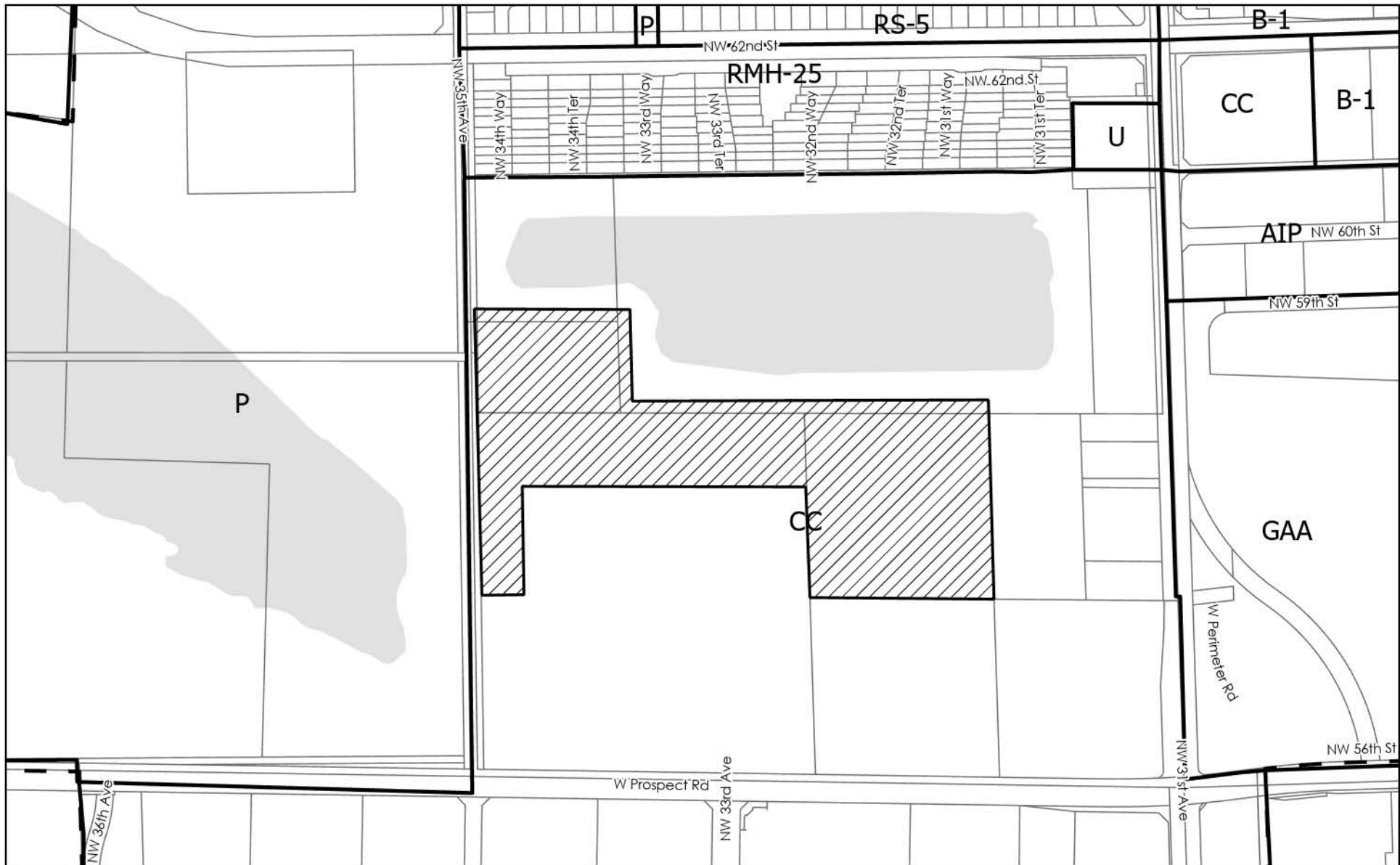
To watch and listen to the meeting, please visit:
<https://www.fortlauderdale.gov/government/BOA> OR
www.youtube.com/cityoffortlauderdale

If you have any questions, please feel free to contact me directly at 954-828-6342.

MOHAMMED MALIK
ZONING ADMINISTRATOR

Florida Statutes, Sec. 286.0105

NOTE: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings, and for such purpose, he/she may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is to be based.



PLN-BOA-24050002

LEGEND



Municipal Boundary



Subject Site (General Location)



0 200 400 US Feet



BOARD OF ADJUSTMENT MEETING NOTICE

Date: May 31st, 2024

A Public Hearing will be held before the Board of Adjustment on: **Wednesday, June 12th, 2024**

This meeting will be held in-person at: Development Services Department (Lobby) 700 NW 19th Avenue, Fort Lauderdale, Florida 33311 to determine whether the following application should be granted. To view more information about this item, please visit: www.fortlauderdale.gov/government/BOA

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OWNER:	CITY OF FORT LAUDERDALE
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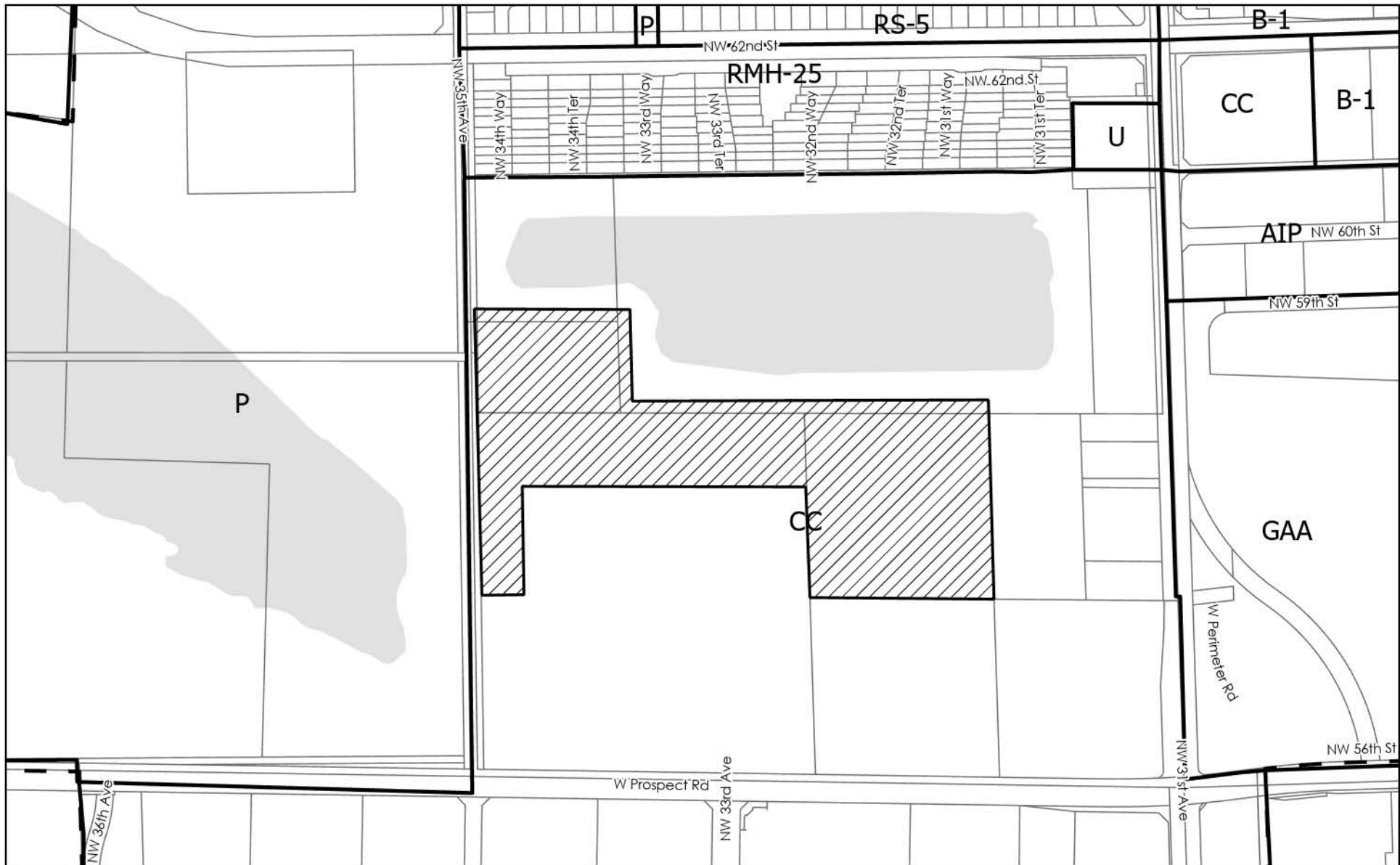
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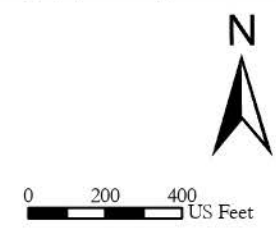
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PLN-BOA-24050002

LEGEND

- Municipal Boundary
- Subject Site (General Location)



PLN-BOA-24050002

Sec 47-21.13. B.1.a.- Landscape requirements for all zoned districts.

B. Landscape requirements.

1. Yards and other portions of a parcel of land not utilized for structures, required walks, vehicular use area including VUA required landscaping, decking, pool and other impervious areas, shall be covered with a lawn or ground cover and shall comply with the following:

a. There shall be at least one (1) tree for each one thousand (1,000) square feet of net lot area or portion thereof. This tree planting requirement is in addition to the VUA landscaping requirements. Twenty (20) percent of the trees shall be shade trees.

Record

Showing 1-40 of 56

☐	<u>Record_Permit_or_Account #</u>	<u>Record Description</u>	<u>Application Name</u>	<u>Record Type</u>	<u>Balance</u>	<u>Planner Name</u>	<u>Amount #</u>	<u>Draw</u>	<u>Project Name</u>	<u>Type</u>	<u>Unit # (start)</u>	<u>Status</u>
☐	BLD-GEN-24070683	Foundations included in Package #2 required for t...	Phase Permit	Structural Permit	0		5900		HAWKINS	RD		Plan Sheet
☐	BLD-GEN-24070392	Dutchland Foundations for the construction of a 5...	Phase Permit	Structural Permit	0		5900		HAWKINS	RD		In Review
☐	LND-INST-24070204 e	Lanscaping Permit for New 50 MGD Water Plant for ... e	Prospect Lake Civilian Water Construction ... e	Landscape Installation Permit e	0 e		5900 e		HAWKINS e	RD e		Open
☐	PLB-COM-24010401eR001	All revised underground piping drawings for the 5... e	PLB-COM-24010401 e	Plan Revision	0		5900		HAWKINS	RD		Completed
☐	BLD-CMIS-24050150.R001	Building Permit to include Sanitary Lift Station ... e	BLD-CMIS-24050150 e	Plan Revision e	0		5900		HAWKINS	RD		Completed
☐	MEC-COM-24060211	Nanofiltration Building mechanical scope for the ...	Mechanical Subpermit	Mechanical Permit	0		5900		HAWKINS	RD		Issued
☐	MEC-COM-24060209 e	Admin Control Warehouse Mechanical Scope of Work ...	Mechanical Subpermit e	Mechanical Permit e	0		5900		HAWKINS	RD		Issued
☐	BLD-ACC-24060551	Canopy G South Containment PRW Chemical Foundation Canopy 6... e	Accessory Structural Permit	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-ACC-24060546	Canopy F South Containment NaOH Canopy for the 50...	Accessory Structural Permit	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-ACC-24060545	Canopy E Neutralization Chemical Containment for ...	Accessory Structural Permit	Structural Permit e	0 e		5900 e		HAWKINS e	RD e		Issued
☐	BLD-ACC-24060539	Canopy D NF CIP for 50 MGD Water Treatment Plant ...	Accessory Structural Permit	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-ACC-24060536 e	Canopy B and C North Containment for 50 MGD Water ... e	Accessory Structural Permit e	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-CMIS-24060535	Canopy A MMF Chemical Containment for the 50 MGD ... e	Miscellaneous Permit e	Structural Permit e	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24060235 e	Plumbing for Nanofiltration building at PLCWC a 5...	Plumbing Subpermit	Plumbing Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24060234	Plumbing for Administration building at PLCWC a 5... e	Plumbing Subpermit e	Plumbing Permit e	0		5900		HAWKINS	RD		Issued
☐	ELE-COM-24060227	Electrical for Nanofiltration Building at PLCWC a...	Electrical Subpermit	Electrical Permit	0		5900		HAWKINS	RD		Issued e
☐	ELE-COM-24060225	Electrical for Administration Building for PLCWC ...	Electrical Subpermit	Electrical Permit	0 e		5900 e		HAWKINS e	RD		Issued
☐	ELE-COM-24060146 e	PLCWC - Embedded Conduit Package #1 - Underground... e	Electrical Subpermit	Electrical Permit	0		5900		HAWKINS	RD		Issued e
☐	UDP-EV24004	Easement Vacation - 50 foot by 2,151 foot utility...	Prospect Lake Civilian Water Construction ... e	DRC - Vacation of Easement e	0	Yvonne Redding e	5900		HAWKINS	RD		Open
☐	ELE-COM-24050382	Prospect Lake Civilian Water Construction grounding grid a... e	Electrical Subpermit	Electrical Permit	0		5900		HAWKINS	RD		Issued e
☐	PLB-GEN-24050334	Additional Overflow trail for 50 MGD water treatment a...	Plumbing Subpermit e	Plumbing Permit e	0		5900		HAWKINS	RD		Awaiting
☐	ELE-COM-24030099.R001	50 MGD Water Treatment Plant for the City of Fort...	ELE-COM-24030099 e	Plan Revision	0		5900		HAWKINS	RD		Awaiting
☐	ELE-GEN-24050156	Prospect Lake Civilian Water Construction Additional Overflow... e	Electrical Subpermit	Electrical Permit e	0		5900		HAWKINS	RD		Awaiting
☐	BLD-GEN-24050240	Prospect Lake Civilian Water Construction - Additional overflow ... e	Accessory Structural Permit e	Structural Permit	0		5900		HAWKINS	RD		Awaiting
☐	BLD-CMIS-24050150 e	Construction of slabs on grade for IX Multi-media...	Miscellaneous Permit	Structural Permit e	0 e		5900 e		HAWKINS e	RD		Issued
☐	PLN-BOA-24050002 e		Prospect Lake Civilian Water Construction ... e	Z-Board of Adjustment (BOA) e	0		5900		HAWKINS	RD		Open
☐	ELE-TEMP-24040437	TEMP POWER SERVICE - 13.2 KV TO 480V	Electrical Temporary Pole e	Electrical Permit	0		5900		HAWKINS	RD		Issued
☐	ELE-COM-24040254	(Package #3) Installation of Underground duct bank... e	Electrical Subpermit	Electrical Permit e	0		5900		HAWKINS	RD		Issued
☐	BLD-PHZ-24010549.R001	Prospect Lake Civilian Water Construction Plan Revisions	BLD-PHZ-24010549	Plan Revision	0		5900		HAWKINS	RD		Completed
☐	BLD-PHZ-24010549.R002	Prospect Lake Civilian Water Construction Plan Revisions	BLD-PHZ-24010549	Plan Revision	0		5900		HAWKINS	RD		Open
☐	BLD-PHZ-24010549.D001	Deferred submittal, per the building inspector. S...	Document Type : Permit Appl...	Deferred Submittal (Electronic Document Submittal)	0		5900		HAWKINS	RD		Void
☐	ELE-TEMP-24030392	Relocation of pole mounted transformer to slab mo...	Electrical Temporary Pole	Electrical Permit	0 e		5900 e		HAWKINS e	RD		Completed
☐	ELE-SRVIN-WT-24030001	Service Rack set to Switch from Pole Mounted Trans...	Online Walk-Thru-Service In... e	Walk-Thru - Service Inspection	0		5900		HAWKINS	RD		Void
☐	ELE-COM-24030099	#PACKAGE 2 Installation of Underground Duct Bank ... e	Electrical Subpermit e	Electrical Permit e	0		5900		HAWKINS	RD		Issued e
☐	BLD-CMIS-24030034 e	Construction and installation of Electrical manho...	Miscellaneous Permit e	Structural Permit e	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24010401	Construction of underground process piping	Plumbing Subpermit	Plumbing Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24010387	Construction of stormwater drainage system for Pr... e	Plumbing Subpermit	Plumbing Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24010332	Construction of Wastewater Collection Sump foundation.e	Plumbing Subpermit e	Plumbing Permit e	0		5900		HAWKINS	RD		Completed
☐	BLD-GEN-24010550 e	Construction of Wastewater Collection Sump foundation... e	New Construction Permit e	Structural Permit e	0 e		5900 e		HAWKINS e	RD e		Void e
☐	BLD-PHZ-24010549 e	Foundation for Nanofiltration Building at Prospect c... e	Phase Permit e	Structural Permit e	0 e		5900 e		HAWKINS e	RD e		Issued e

Record

Showing 41-56 of 56

☐	Record, Permit, or Account #	Record Description	Application Name	Record Type	Balance	Planner Name	Street #	Dir	Street Name	Type	Unit # (start)	Status
☐	ELE-COM-24010098	Prospect Lake - Installation of underground lighting	Electrical Subproject	Electrical Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-SIP-24010167	Prospect Lake - This project shall cover all soil erosion	Soil Improvement Project	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-23120050	Installation, hydro test and backfill of 1600 LF of pipe	Prospect Lake	Lumbing Commercial Project	0		5900		HAWKINS	RD		Issued
☐	ENG-MON-23120001	Drilling of 12 Monitoring Wells up to 20ft Depth	PROSPECT LAKE CLEAN WATER CE...	ROW Monitoring Well Permit	0		5900		HAWKINS	RD		Awaiting C...
☐	BLD-SITEWORK-23120002	Site work for the construction of Prospect Lake Catchment	Prospect Lake	Site Work Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-CNC-23110005	Engineer, procure and construct materials, labor and equipment	Prospect Lake Water Treatment Plant	Commercial New Construction Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-CNC-23110004	Engineer, procure and construct materials, labor and equipment	Prospect Lake Water Treatment Plant	Commercial New Construction Permit	0		5900		HAWKINS	RD		Issued
☐	LND-TREE-23100463	Specimen Tree Removal	Specimen Tree Removal	Landscape Tree Removal-Relocation Permit	0		6001		HAWKINS	RD		Completed
☐	LND-TREE-23100462	Tree Removal	Tree Removal	Landscape Tree Removal-Relocation Permit	0		6001		HAWKINS	RD		Issued
☐	ENG-SITE-23100002	Temporary construction, implementation and maintenance	Prospect Lake Clean Water Catchment	ROW Site Preparation and Erosion Control Permit	0		5900		HAWKINS	RD		Issued
☐	LND-TREE-23090426	Specimen tree removal and protection within driveway	Specimen Tree Removal	Landscape Tree Removal-Relocation Permit	0		5900		HAWKINS	RD		Completed
☐	LND-TREE-23090425	Tree removal- Total replacement to be 198 caliper trees	Tree Removal	Landscape Tree Removal-Relocation Permit	0		5900		HAWKINS	RD		Issued
☐	UDP-S23049	Site Plan Level III - Clean Water Treatment Plant	Prospect Lake Clean Water Catchment	DRC- Site Plan (Level III, IIII, IV)	0	Yvonne Redding	5900		HAWKINS	RD		Approved
☐	ELE-TEMP-23080008	Temporary electric service to power up rig.	City of Ft Lauderdale Temporary	Electrical Temporary Pole			5900		HAWKINS	RD		Issued
☐	UDP-P23004	Plat Review - Prospect Lake Clean Water Catchment plat	Prospect Lake - Clean Water Catchment	DRC- Plat	0	Yvonne Redding	5900		HAWKINS	RD		Approved
☐	BT-APP-23070103			New Business Tax Application	0		5900		HAWKINS	RD		Closed

Record

Showing 1-35 of 35

☐	Record, Permit, or Account #	Record Description	Application Name	Record Type	Balance	Planner Name	Street #	Dir	Street Name	Type	Unit # (start)	Status
☐	PLB-GEN-24050334	Additional Overflow trailer for 50 MGD water trea...	Prospect Lake Clean Water Ce...	Plumbing Permit	0		5900		HAWKINS	RD		Plan Set
☐	ELE-COM-24030099_R001	50 MGD Water Treatment Plant for the City of Fort...	ELE-COM-24030099	Plan Revision	0		5900		HAWKINS	RD		Awaiting
☐	ELE-GEN-24050156	Additional Overflow Trailer for 50 MGD Water Trea...	Prospect Lake Clean Water Ce...	Electrical Permit	0		5900		HAWKINS	RD		Awaiting
☐	BLD-GEN-24050240	Prospect Lake Clean Water Center - Additional ove...	Accessory Structure Permit	Structural Permit	0		5900		HAWKINS	RD		In Revie
☐	BLD-GEN-24050150	Construction of slabs on grade for IX Multi-media...	Miscellaneous Permit	Structural Permit	0		5900		HAWKINS	RD		In Revie
☐	PLN-BOA-24050002		Prospect Lake Clean Water Ce...	Z- Board of Adjustment (BOA)	0		5900		HAWKINS	RD		Open
☐	ELE-TEMP-24040437	TEMP POWER SERVICE - 13.2 KV TO 480V	Electrical Temporary Pole	Electrical Permit	0		5900		HAWKINS	RD		Issued
☐	ELE-COM-24040254	(Package #3) Installation of Underground duct ban...	Electrical Subpermit	Electrical Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-PHZ-24010549_R001	Prospect Lake Clean Water Center Plan Revisions	BLD-PHZ-24010549	Plan Revision	0		5900		HAWKINS	RD		In Proce
☐	BLD-PHZ-24010549_D001	Deferred submittal, per the building inspector. S...	Document Type: Permit Appl...	Deferred Submittal (Electronic Document Submittal)	0		5900		HAWKINS	RD		Void
☐	ELE-SRVIN-WT-24030001	Service Request to Switch from Pole Mounted Trans...	Online Walk-Thru- Service In...	Walk-Thru - Service Inspection	0		5900		HAWKINS	RD		Void
☐	ELE-TEMP-24030392	Relocation of pole mounted transformer to slab mo...	Electrical Temporary Pole	Electrical Permit	0		5900		HAWKINS	RD		Comple
☐	ELE-COM-24030099	#PACKAGE 2 Installation of Underground Duct Bank ...	Electrical Subpermit	Electrical Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-CMIS-24030034	Construction and installation of electrical manho...	Miscellaneous Permit	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24010401	Construction of underground process piping	Plumbing Subpermit	Plumbing Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-24010387	Construction of stormwater drainage system for Pr...	Plumbing Subpermit	Plumbing Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-PHZ-24010549	Foundation for Nanofiltration Building at Prospec...	Phase Permit	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-GEN-24010550	Construction of Waste Water Collection Sump found...	New Construction Permit	Structural Permit	0		5900		HAWKINS	RD		Void
☐	PLB-COM-24010332	Construction of Waste Water Collection Sump found...	Plumbing Subpermit	Plumbing Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-SIP-24010167	Prospect Lake - This permit shall cover all soil ...	Soil Improvement Permit	Structural Permit	0		5900		HAWKINS	RD		Issued
☐	ELE-COM-24010098	Prospect Lake- Installation of underground elect...	Electrical Subpermit	Electrical Permit	0		5900		HAWKINS	RD		Issued
☐	PLB-COM-23120050	Installation, hydro test and backfill of 1600 LF ...	Prospect Lake	Plumbing Commercial Permit	0		5900		HAWKINS	RD		Issued
☐	ENG-MON-23120001	Drilling of 12 Monitoring Wells up to 20ft Deep.	PROSPECT LAKE CLEAN WATER CE...	ROW Monitoring Well Permit	0		5900		HAWKINS	RD		Awaiting
☐	BLD-SITEWORK-23120002	Site work for the construction of Prospect Lake C...	Prospect Lake	Site Work Permit	0		5900		HAWKINS	RD		Issued
☐	BLD-CNC-23110004	Engineer, procure and construct materials, labor ...	Prospect Lake Water Treatmen...	Commercial New Construction Permit	0		5900		HAWKINS	RD		Awaiting
☐	BLD-CNC-23110005	Engineer, procure and construct materials, labor ...	Prospect Lake Water Treatmen...	Commercial New Construction Permit	0		5900		HAWKINS	RD		Awaiting
☐	LND-TREE-23100462	Tree removal	Tree Removal	Landscape Tree Removal-Relocation Permit	0		6001		HAWKINS	RD		Issued
☐	LND-TREE-23100463	Specimen Tree reoval	Specimen Tree Removal	Landscape Tree Removal-Relocation Permit	0		6001		HAWKINS	RD		Comple
☐	ENG-SITE-23100002	Temporary construction, implementation and mainte...	Prospect Lake Clean Water Ce...	ROW Site Prep and Erosion Control Permit	0		5900		HAWKINS	RD		Issued
☐	LND-TREE-23090425	Tree removal- Total replacement to be 198 caliper...	Tree Removal	Landscape Tree Removal-Relocation Permit	0		5900		HAWKINS	RD		Issued
☐	LND-TREE-23090426	Specimen tree removal and protection within devel...	Specimen Tree Removal	Landscape Tree Removal-Relocation Permit	0		5900		HAWKINS	RD		Comple
☐	UDP-S23049	Site Plan Level II - Clean Water Treatment Plant ...	Prospect Lake Clean Water Ce...	DRC- Site Plan (Level II, III, IV)	0	Yvonne Redding	5900		HAWKINS	RD		Issued
☐	ELE-TEMP-23080008	Temp electric service to power up rig.	Ciry of Ft Lauderdale Temp E...	Electrical Temporary Pole	0		5900		HAWKINS	RD		Issued
☐	UDP-P23004	Plat Review - Prospect Lake Clean Water Center plat	Prospect Lake - Clean Water ...	DRC- Plat	0	Yvonne Redding	5900		HAWKINS	RD		Open
☐	BT-APP-23070103			New Business Tax Application	0		5900		HAWKINS	RD		Closed



CITY OF FORT LAUDERDALE
PUBLIC NOTICE

BOARD OF ADJUSTMENT MEETING

DATE: August 14th, 2024

TIME: 6:00 P.M.

CASE: PLN-BOA-24050002

Sec 47-21.13. B.1.a.- Landscape requirements for all zoned districts.

• Requesting a variance to reduce the minimum tree requirement of one (1) tree per 1,000 square feet of net lot area to one (1) tree per 2000 square feet of net lot area, a total variance request of 46 trees.

Note: The Applicant is requesting to place the trees covered by this variance on adjacent property owned by the Applicant to the north of the development site.

Breakdown: Total required 93,000 sf /1000= 93 trees
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This case was deferred from the July 10, 2024, BOA meeting agenda

**MEETING LOCATION: DEVELOPMENT SERVICES DEPARTMENT
700 N.W. 19TH AVENUE (LOBBY)
FORT LAUDERDALE, FL., 33311
CONTACT: 954-828-6506**

TO WATCH AND LISTEN TO THE BOARD OF ADJUSTMENT MEETING VISIT:

<https://www.fortlauderdale.gov/government/BOA>

www.youtube.com/cityoffortlauderdale

To view more information about this item, please visit:

www.fortlauderdale.gov/government/BOA



This Notice is the property of the City of Fort Lauderdale. In accordance with City Code Section 16-29, It shall be unlawful for any person to injure, cut, break or destroy in any manner any building or other thing belonging to or under the control of the City. Persons marring or removing the Notice may be subject to fine and/or imprisonment.

In accordance with City Code Section 47-27.2A. H The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearing by another body. The sign information shall be changed as provided in subsection A.3.a





CITY OF FORT LAUDERDALE

PUBLIC NOTICE

BOARD OF ADJUSTMENT MEETING

DATE: June 12, 2024

TIME: 6:00 P.M.

CASE: PLN-BOA-24050002

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700 N.W. 19TH AVENUE (LOBBY)
FORT LAUDERDALE, FL., 33311
CONTACT: 954-828-6506

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SIGN NOTICE

Applicant must **POST SIGNS** (for Board of Adjustment) according to Sec. 47-27.2 Types of Public Notice and 47-27.9 Variance, Special Exception, Temporary Non-Conforming Use. Interpretation requires the following notice:

- Sign Notice shall be given by the applicant by posting a sign provided by the City stating the time, date, and place of the Public Hearing on such matter on the property which is the subject of an application for a development permit. If more than one (1) public hearing is held on a matter, the date, time, and place shall be stated on the sign or changed as applicable.
- The sign shall be posted at least fifteen (15) days prior to the date of the public hearing.
- The sign shall be visible from adjacent rights-of-way, including waterways, but excepting alleys.
- If the subject property is on more than one (1) right-of-way, as described above, a sign shall be posted facing each right-of-way.
- If the applicant is not the owner of the property that is subject of the application, the applicant shall post the sign on or as near to the subject property as possible subject to the permission of the owner of the property where the sign is located or, in a location in the right-of-way if approved by the City.
- If the sign is destroyed or removed from the property, the applicant is responsible for obtaining another sign from the City and posting the sign on the property.
- The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearings by another body. The sign information shall be changed as above to reflect any new dates.
- The applicant shall, five (5) days prior to the public hearing, execute and submit to the department an affidavit of proof of posting of the public notice sign according to this section. If the applicant fails to submit the affidavit the public hearing will be postponed until the next hearing after the affidavit has been supplied.

AFFIDAVIT OF POSTING SIGNS

STATE OF FLORIDA

BROWARD COUNTY

BOA CASE NO. PLN-BOA-24050002

APPLICANT: City of Fort Lauderdale

PROPERTY: 5900 Hawkins Road

PUBLIC HEARING DATE: August 14, 2024

BEFORE ME, the undersigned authority, personally appeared Janna P. Lhota, who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant in the above cited City of Fort Lauderdale Board or Commission Case.
2. The Affiant/Applicant has posted or has caused to be posted on the Property the signage provided by the City of Fort Lauderdale, which such signage notifies the public of the time, date and place of the Public Hearing on the application for relief before the Board or Commission.
3. That the sign(s) referenced in Paragraph two (2) above was posted on the Property in such manner as to be visible from adjacent streets and waterways and was posted at least **fifteen (15)** days prior to the date of the Public Hearing cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
4. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case before the Board or Commission. Should the application be continued, deferred, or re-heard, the sign shall be amended to reflect the new dates.
5. Affiant acknowledges that this Affidavit must be executed and filed with the Zoning & Landscaping Division **five (5)** calendar days prior to the date of Public Hearing and if the Affidavit is not submitted, the Public Hearing on this case shall be cancelled.
6. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties, therefore.

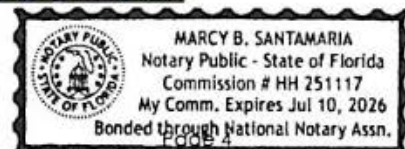
NOTE: I understand that if my sign is not returned within the prescribed time limit as noted in Sec. 47.27.2. of the City of Fort Lauderdale ULDR, I will forfeit my sign deposit. Janna P. Lhota (Initial here)

Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 30th day of July, 2024

(SEAL)

Marcy B. Santamaria
NOTARY PUBLIC
MY COMMISSION EXPIRES:





 CITY OF FORT LAUDERDALE
PUBLIC NOTICE

BOARD OF ADJUSTMENT MEETING
DATE: August 14th, 2024 TIME: 6:00 P.M. CASE: FIN-ROA-24050002

Sec. 47-21.13, B.1.a. - Landscape requirements for all zoned districts.

• Requesting a variance to reduce the minimum tree requirement of one (1) tree per 1,000 square feet of net lot area to one (1) tree per 2000 square feet of net lot area, a total variance request of 46 trees.

For more information, please visit the City of Fort Lauderdale website at www.fortlauderdale.gov.

FOR MORE INFORMATION, PLEASE VISIT THE CITY OF FORT LAUDERDALE WEBSITE AT www.fortlauderdale.gov.

FOR MORE INFORMATION, PLEASE VISIT THE CITY OF FORT LAUDERDALE WEBSITE AT www.fortlauderdale.gov.



CITY OF FORT LAUDERDALE
PUBLIC NOTICE
BOARD OF ADJUSTMENT MEETING
DATE: August 14th, 2024 TIME: 6:00 P.M. CASE: PLN-BOA-2400002
Sec. 47-21.12, 8.1.a.- Landscape requirements for all zoned districts.
• Recurring is variance to reduce the minimum tree requirement of one (1) tree per 1,000 square feet of net lot area to one (1) tree per 2000 square feet of net lot area. A total variance request of 44 trees.
For more information, please contact the Planning Department at (954) 350-6000 or visit our website at www.fortlauderdale.gov. A public hearing will be held on August 14, 2024, at 6:00 P.M. at the City of Fort Lauderdale, 1000 N. Andrews Avenue, Fort Lauderdale, FL 33309. The public is invited to attend and provide input. A public hearing will also be held on August 14, 2024, at 6:00 P.M. at the City of Fort Lauderdale, 1000 N. Andrews Avenue, Fort Lauderdale, FL 33309. The public is invited to attend and provide input.

PROSPECT LAKE
3501 W. PROSPECT RD
FORT LAUDERDALE, FL 33309
Kiewit



SIGN NOTICE

Applicant must **POST SIGNS** (for Board of Adjustment) according to Sec. 47-27.2 Types of Public Notice and 47-27.9 Variance, Special Exception, Temporary Non-Conforming Use, Interpretation requires the following notice:

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- If the applicant is not the owner of the property that is subject of the application, the applicant shall post the sign on or as near to the subject property as possible subject to the permission of the owner of the property where the sign is located or, in a location in the right-of-way if approved by the City.
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- The sign shall remain on the property until final disposition of the application. This shall include any deferral, rehearing, appeal, request for review or hearings by another body. The sign information shall be changed as above to reflect any new dates.
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AFFIDAVIT OF POSTING SIGNS

STATE OF FLORIDA

BROWARD

COUNTY

BOA CASE NO. PLN-BOA-24050002

APPLICANT: City of Fort Lauderdale

PROPERTY: 5900 Hawkins Road

PUBLIC HEARING DATE: July 10, 2024

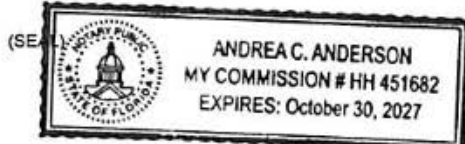
BEFORE ME, the undersigned authority, personally appeared Janna P. Lhota, who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant in the above cited City of Fort Lauderdale Board or Commission Case.
2. The Affiant/Applicant has posted or has caused to be posted on the Property the signage provided by the City of Fort Lauderdale, which such signage notifies the public of the time, date and place of the Public Hearing on the application for relief before the Board or Commission.
3. That the sign(s) referenced in Paragraph two (2) above was posted on the Property in such manner as to be visible from adjacent streets and waterways and was posted at least **fifteen (15)** days prior to the date of the Public Hearing cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
4. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case before the Board or Commission. Should the application be continued, deferred, or re-heard, the sign shall be amended to reflect the new dates.
5. Affiant acknowledges that this Affidavit must be executed and filed with the Zoning & Landscaping Division **five (5)** calendar days prior to the date of Public Hearing and if the Affidavit is not submitted, the Public Hearing on this case shall be cancelled.
6. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties, therefore.

NOTE: I understand that if my sign is not returned within the prescribed time limit as noted in Sec. 47.27 2. of the City of Fort Lauderdale ULD, I will forfeit my sign deposit. Janna P. Lhota (Initial here)

Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 27th day of June, 2024



Anderson
NOTARY PUBLIC
MY COMMISSION EXPIRES:



SIGN NOTICE

Applicant must **POST SIGNS** (for Board of Adjustment) according to Sec. 47-27.2 Types of Public Notice and 47-27.9 Variance, Special Exception, Temporary Non-Conforming Use, Interpretation requires the following notice:

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AFFIDAVIT OF POSTING SIGNS

STATE OF FLORIDA

BROWARD COUNTY

BOA CASE NO. PLN-BOA-24050002

APPLICANT: City of Fort Lauderdale

PROPERTY: 5900 Hawkins Road

PUBLIC HEARING DATE: June 12, 2024

BEFORE ME, the undersigned authority, personally appeared Janna P. Lhota, who upon being duly sworn and cautioned, under oath deposes and says:

1. Affiant is the Applicant in the above cited City of Fort Lauderdale **Board or Commission** Case.
2. The Affiant/Applicant has posted or has caused to be posted on the Property the signage provided by the City of Fort Lauderdale, which such signage notifies the public of the time, date and place of the Public Hearing on the application for relief before the **Board or Commission**.
3. That the sign(s) referenced in Paragraph two (2) above was posted on the Property in such manner as to be visible from adjacent streets and waterways and was posted at least **fifteen (15)** days prior to the date of the Public Hearing cited above and has remained continuously posted until the date of execution and filing of this Affidavit. Said sign(s) shall be visible from and within twenty (20) feet of streets and waterways, and shall be securely fastened to a stake, fence, or building.
4. Affiant acknowledges that the sign must remain posted on the property until the final disposition of the case before the **Board or Commission**. **Should the application be continued, deferred, or re-heard, the sign shall be amended to reflect the new dates.**
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6. Affiant is familiar with the nature of an oath or affirmation and is familiar with the laws of perjury in the State of Florida and the penalties, therefore.

NOTE: I understand that if my sign is not returned within the prescribed time limit as noted in Sec. 47.27.2. of the City of Fort Lauderdale ULDR, I will forfeit my sign deposit. PL (initial here)

Janna P. Lhota
Affiant

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 28 day of May, 2024

(SEAL)



[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES:

View from Prospect Road





NOTICE AFFIDAVIT

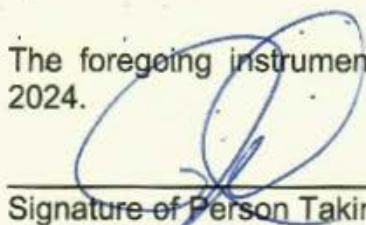
STATE OF FLORIDA, BROWARD COUNTY
CITY OF FORT LAUDERDALE

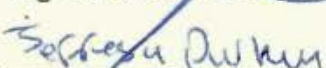
BEFORE ME THIS DAY PERSONALLY APPEARED CHRISTINA MATHEWS
WHO BEING DULY SWORN, DEPOSES AND SAYS:

1. The attached property owners list is, to the best of my knowledge, a complete and accurate list of all property owners, mailing addresses and property control numbers as recorded in the latest official tax rolls obtained from the Property Appraisers Office for all property within 300/500 feet of Portion of Tracts B & C of Palm Aire Village 4th Section Plat as recorded in Plat Book 96 Page 35 and Portion of Tracts 8 and 9 Block 96 of Palm Beach Farms Company Plat as recorded in Plat Book 2 Page 54 of the Public Records of Broward County, Florida, City of Fort Lauderdale. Prospect Lake Clean Water Center
2. The attached property owners list includes, to the best of my knowledge, all affected property owners, municipalities, counties, homeowner associations, and property owner associations in accordance with the requirements of the UDLR and the City of Fort Lauderdale.

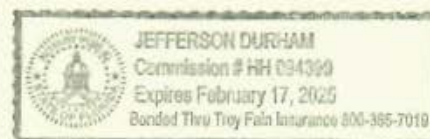

Signature

The foregoing instrument was acknowledged before me this 7th day of May, 2024.


Signature of Person Taking Acknowledgement


Notary Public

Notary's Seal



1025 Yale Drive
Hollywood, Florida 33021
954-920-2205

Email: cutroplanning@yahoo.com

..... ▼ ▼ ▼ ▼ ▼

DEVELOPMENT SERVICES DEPARTMENT

ZONING & LANDSCAPING DIVISION



BOARD OF ADJUSTMENT (BOA) APPLICATION FORM

REV: 03/18/2024 APPLICATION FORM: BOA

GENERAL INFORMATION BOARD OF ADJUSTMENT REVIEW PROCESS AND APPLICATION SUBMITTAL

BOARD OF ADJUSTMENT MEETING REQUEST: Prior to the submittal of the Board of Adjustment application, applicants are required to schedule a meeting request with Zoning and Landscaping Division staff to obtain feedback regarding the proposed variance, special exception, or other applications. The meeting includes general guidance on the submittal and process for the application type. To request a meeting with staff, [email request to the Board of Adjustment](#).

APPLICATION DEADLINE: Submittals must be received by 5:00 PM each business day. Pursuant to Section 47-24.12, the Department will review all applications to determine completeness within five (5) business days. Applicants will be notified via e-mail, if application, survey, plans and other documentation do not meet the submittal requirements and if changes are required. The applicable [Meeting Dates and Deadlines](#) can be found on the City's website at the Board of Adjustment webpage. Staff will provide guidance once an application has been submitted to the City.

ONLINE SUBMITTAL PROCESS: Submittals must be conducted through the [City's online citizen access portal and payment of fees LauderBuild](#). LauderBuild requires the creation of an online account to submit a complete application. To access submittal requirements and standards please visit the [LauderBuild Plan Room](#). Staff will provide guidance once an application has been submitted to the City.

DETERMINATION OF COMPLETENESS: Submittals are reviewed for completeness to ensure the application submittal contains all the required information including plans, survey, proof of ownership, narratives, and other pertinent documentation. The City will notify the applicant within five (5) business days from submittal with a determination of completeness. The notification will be sent via email and will indicate application completeness or incompleteness with required changes. [BOA Flow Chart](#).

PAYMENT OF FEES: All applications for development permits are established by the City Commission, as set forth by resolution and amended from time to time. In addition to the application fee, any additional costs incurred by the City including review by a consultant on behalf of the City, special advertising, re-advertising and any other costs associated with the application submittal shall be paid by the applicant. Any additional costs, which are unknown at the time of application, but are later incurred by the City, shall be paid by the applicant prior to the issuance of a development permit. Applicants will receive invoices electronically indicating the applicable fee(s). Note, there are fees at various stages of review depending on application type. All Fees are paid online.

PUBLIC SIGN NOTICE: Board of Adjustment (BOA) application, and certain applications are subject to public sign notice. Affidavits must be completed and submitted to the city stated compliance that such has been completed. The affidavit form can be found in this package on page 4 and on the City's website.

EXAMPLE VARIANCE SUBMITTAL

Click to access the Board of Adjustment (BOA) page to view previous [Board of Adjustment \(BOA\) agendas, case backup, minutes and results](#).

QUESTIONS: Questions regarding the Board of Adjustment process or LauderBuild, contact us by phone or email at: boardofadjustment@fortlauderdale.gov

Phone: 954-828-6520, Option 5.

INSTRUCTIONS: The following information is required pursuant to the City's Unified Land Development Regulations (ULDR). The Board of Adjustment application form must be filled out accurately and all applicable sections must be completed. Complete the sections indicated for application, type N/A for those section items not applicable. Select the application type below and complete entire application form.

Application Type	(Select the application type from the list below and complete pages 1-4 of the application)	FEES
☒	Requesting a Variance/Special Exception/Interpretation (Before)	\$2,332
☐	Requesting a Variance/Special Exception/Interpretation (After)	\$2,968
☐	Requesting Variance/Special Exception/Interpretation for Residential Accessory Structures & Existing Non-Conforming Structures (Homesteaded Only) (Before)	\$689
☐	Requesting a Variance/Special Exception/Interpretation for Residential Accessory Structures & Existing Non-Conforming Structures (Homesteaded Only) (After)	\$901
☐	Request for Continuance	\$954
☐	Request for Rehearing	\$318
☐	Rehearing Request before the board	\$1,219

Page 1: BOA - Applicant Information Sheet

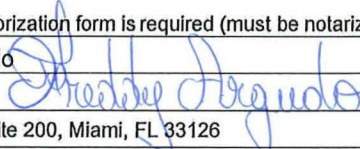
INSTRUCTIONS: The following information is required pursuant to the City's Unified Land Development Regulations (ULDR). While the information requested in this application is the minimum required to proceed please be aware additional information may be required to fully address the variance(s) and/or special exception(s) requested. The application form must be filled out accurately and all applicable sections must be completed. Please print or type and answer all questions. Do Not leave any sections Blank. Indicate N/A if a question does not apply.

Case Number	PLN-BOA-24050002
Date of complete submittal	05/03/2024

NOTE: For purpose of identification, the **PROPERTY OWNER** is the **APPLICANT**

Property Owner's Name	City of Fort Lauderdale
Property Owner's Signature	If a signed agent letter is provided, no signature is required on the application by the owner.
Address, City, State, Zip	100 N Andrews Ave Fort Lauderdale, FL, 33301
E-mail Address	dfisher@fortlauderdale.gov
Phone Number	(954) 828-5950
Proof of Ownership	☒ Warranty Deed or ☐ Tax Record

NOTE: If **AGENT** is to represent **PROPERTY OWNER**, an agent authorization form is required (must be notarized)

Applicant / Agent's Name	Kiewit - Freddy Argudo
Applicant / Agent's Signature	
Address, City, State, Zip	5757 Blue Lagoon Dr. Suite 200, Miami, FL 33126
E-mail Address	Freddy.Argudo@kiewit.com
Phone Number	(972) 342-9816
Agent Authorization Form Submitted	☒

Include ANY Related code case/permit #	UDP-S23049
Existing / New	Existing: ☐ New: ☒
Project Address	Address: 5900 Hawkins Rd
Legal Description	See Survey
Tax ID Folio Numbers (For all parcels in development)	4942-0700-0100, 4942-0700-0110, 4942-0706-1630, 4942-0706-1620
Variance/Special Exception Request (Provide a brief description of your request)	The Prospect Lake Clean Water Center project is seeking a landscape variance to reduce the number of planted trees required by ULDR Section 47-21.13.B.1.a from ninety-three to forty-seven, for a total variance of forty-six trees.
Applicable ULDR Sections (Include all code sections)	47-21.13.B.1.a

Current Land Use Designation	Employment Center
Current Zoning Designation	Commerce Center (CC)
Current Use of Property	Government - Vacant Land
Site Adjacent to Waterway	☐ Yes ☒ No

Setbacks (indicate direction N, S, E, W)	Required	Proposed
Front	(S) 40'-0"	Admin: 1,075', Nano: 1,530'
Side	(E/W) 15'-0"	Admin: 49'-7", Nano: 147'-1"
Side		
Rear	(N) 15'-0"	Admin: 390', Nano: 61'-10"

Page 2a: Board of Adjustment (BOA) Criteria for Variance Request

Answer All questions on this page only if you are applying for a **VARIANCE**. If additional space is needed, attach an additional page(s) to this page. If you are applying for a Special Exception, print or type N/A for the questions below and complete page 2b of this application form. Note: A narrative must be submitted in addition to this page.

SPECIFIC REQUEST: State the specific request according to the ULDR or other provisions of the Code.

ULDR Section 47-21.13.B.1 tree quantities. Please see attached page 2 for further Detail.

CRITERIA: Applicant must demonstrate a unique hardship attributable to the land by proving by a preponderance of the evidence for all of the following criteria. Please answer the following criteria completely. While some criteria may seem duplicative the response should be tailored specifically to each. Per section 47-24.12. A.4,

a. Special conditions and circumstances affect the property at issue which prevent the reasonable use of such property; and

Please see attached on page 2.

b. Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:

Please see attached on page 2.

c. Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and

Please see attached on page 2.

d. The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

Please see attached on page 2.

e. The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

Please see attached on page 2.

AFFIDAVIT: I, Freddy Argudo the Owner/Agent of said property ATTEST that I am aware of the following:

1. In order to be entitled to the relief requested in the application an affirmative vote of a majority plus one of the Board of Adjustment is required;
2. That in granting the relief requested, the Board of Adjustment is limited to the authority vested in the Board by the ULDR and that the Board may not grant the relief requested unless the applicant proves all the criteria specified in the ULDR have been met;
3. That the granting of relief by the Board does not exempt the applicant or owner of record from the responsibilities of obtaining all applicable permits or approvals as may be required by law for both new and existing structures;
4. That if the relief requested is granted by the Board, the applicant must secure a building permit to implement the relief requested within one hundred eighty (180) days of the entry of the final order or the Board, or within such lesser time as the Board may proscribe and that failure to procure the necessary permits within the time so proscribed shall render the variance or special exception null and void;
5. That if the Board denies the request for relief, then no additional application for the same or substantially the same relief may be entertained by the Board within two (2) years of the date of entry of the final order of denial.

Freddy Argudo
(Signature)

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 06 day of May, 2024

(SEAL)

Laura Zapata
NOTARY PUBLIC
MY COMMISSION EXPIRES: 12/8/2025



Page 2a: Board of Adjustment (BOA) Criteria for Variance Request Responses

- a. Special conditions and circumstances affect the property at issue which prevent the reasonable use of such property; and
 1. *The location for the PLCWC has a number of features associated with it that are special and unique. As noted previously, the Property is located adjacent to the City's wellfields, west of the FXE Airport and associated runways, south and west of a large existing lake (Gator Lake), east of an existing FP&L transmission line, and north of the existing sludge ponds that serve the existing Five Ash water treatment plant. These features taken together result in a very limited and compact area within which to construct the new water treatment facility. Given this limited footprint and the unique nature of the use, e.g. complex underground piping, the only available ground area within the site exists along the north, south, and east boundaries. This potential perimeter planting area encompasses or is in close proximity to critical underground piping serving the water treatment facility. As such, trees along the perimeter of the Facility are not being proposed to eliminate any risk of root intrusion, as well as eliminate any potential risk to above-ground structures during any severe weather event given the critical functions the Facility serves.*
- b. Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:
 1. *The circumstances are unique and peculiar to the Property. Given the nature of the use, a water treatment plant, any proposed sites are limited within the City. Any site must be owned or controlled by the City, of a certain size and in proximity to the wellfields and the existing Five Ash plant. The Property was identified through a long planning process and considering the surrounding features and uses noted above. As such, these circumstances are clearly marked exceptions to other properties similarly zoned.*
- c. Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and
 1. *The literal application of the requirements of Section 47-21.13 of the ULDR would deprive the Applicant of the ability to develop the Property for the new PLCWC to serve the residents and businesses of the City.*

d. The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

1. *As mentioned above, the hardship is not self-created, but rather a product of the limited sites available to the City for the construction of this critical infrastructure, the existing features associated with the Property, and the design and operational aspects of the Facility that mitigate against the placement of trees or other landscaping in close proximity to the Facility operations.*

e. The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

1. *The variance being requested is the minimum variance that will make possible the reasonable use of the Property. As the Landscape Plans demonstrate, the Applicant is proposing trees where possible given the Facility operations and to protect and ensure the integrity of the structures in the future. Trees are proposed within the associated parking lot and along the east side of Hawkins Road. Given the existing FP&L transmission line, trees cannot be planted along the west side of Hawkins Road. Due to the complex underground pipe design, as well as the pipes that deliver water to and from the Facility, coupled with the sensitive nature of the above-ground equipment, trees are not proposed around the boundary of the Facility. The requested variance is in harmony with the general purpose and intent of the ULDR and will not be incompatible with adjoining properties. The Applicant proposes to address the protection, preservation, and enhancement of the natural environment through the planting of mitigation trees, which include the 46 Code required trees the subject of this variance, outside the site area, namely along the north side of Gator Lake, which will not negatively impact the critical functions of the water treatment facility. As noted previously, the Facility is surrounded by land owned by the City to the west, east and north. The nearest neighborhood, Lofts of Palm Aire Village, is located north and will be visually separated from the Facility by the existing trees that surround Gator Lake, the lake itself, and the additional trees that are proposed to be planted north of the lake. For all these reasons, approval of the variance will not be incompatible with the adjoining properties or the surrounding areas or otherwise detrimental to the public welfare.*

Page 2b: Board of Adjustment (BOA) Criteria for Special Exception Request

Answer All questions on this page only if you are applying for a SPECIAL EXCEPTION. If additional space is needed, attach an additional page(s) to this page. If you are applying for a Variance, print or type N/A for the questions below and complete page 2a of this application form. Note: A narrative must be submitted in addition to this page.

SPECIFIC REQUEST: State the specific request according to the ULDR or other provisions of the Code.

N/A

CRITERIA: A special exception shall be granted upon demonstration by a preponderance of the evidence of all of the following criteria: Please answer the following criteria completely. While some criteria may seem duplicative the response should be tailored specifically to each. Per section 47-24.12. A.5,

a. Whether the proposed development or use meets the requirements for a special exception as provided by the ULDR; and

N/A

b. Granting of the special exception shall not be incompatible with adjoining properties or the surrounding neighborhood or otherwise contrary to the public interest.

N/A

AFFIDAVIT: I, _____ the Owner/Agent of said property ATTEST that I am aware of the following:

1. In order to be entitled to the relief requested in the application an affirmative vote of a majority plus one of the Board of Adjustment is required;
2. That in granting the relief requested, the Board of Adjustment is limited to the authority vested in the Board by the ULDR and that the Board may not grant the relief requested unless the applicant proves all the criteria specified in the ULDR have been met;
3. That the granting of relief by the Board does not exempt the applicant or owner of record from the responsibilities of obtaining all applicable permits or approvals as may be required by law for both new and existing structures;
4. That if the relief requested is granted by the Board, the applicant must secure a building permit to implement the relief requested within one hundred eighty (180) days of the entry of the final order of the Board, or within such lesser time as the Board may proscribe and that failure to procure the necessary permits within the time so proscribed shall render the variance or special exception null and void;
5. That if the Board denies the request for relief, then no additional application for the same or substantially the same relief may be entertained by the Board within two (2) years of the date of entry of the final order of denial.

(Signature)

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this _____ day of _____, 20__

(SEAL)

NOTARY PUBLIC
MY COMMISSION EXPIRES:

Page 3: Checklist for submittal and completeness:

The following information and checklist outlines the necessary items for submittal to ensure the application is deemed complete. Failure to provide the information/items below will result in your application being deemed incomplete. Note: Fourteen (14) Copy Sets of each item below will be DUE AFTER your application has been DEEMED COMPLETE. The applicant will need to meet with staff PRIOR to submitting the BOA application submittal via Lauderbuild.

*Meeting Request information and the link to schedule a meeting with staff can be found on the cover page of this BOA application.

■ Preliminary BOA Meeting - The applicant and/or agent met with staff on the following date: 04/19/2024

■ Board of Adjustment Application Form- The Board of Application form must be complete with the applicable information, signatures, and notarizations. *Submit the complete application form along with your submittal. Page 4 of the BOA application is due AFTER sign(s) are posted.

■ Proof of Ownership- Warranty deed or tax record including corporation documents and Sunbiz verification name.

■ Agent Authorization Form- Authorization from ALL Property owner(s) is required. If the Property is owned by an Entity, Sunbiz verification must be included with the authorized agent form.

■ Narrative- Include the applicable ULDR code sections, Date, specific request, and criteria as described in the specifications for submittal by application. The narrative must be titled "Narrative" and indicate the author(s).

■ Color Photographs- Color photos of the entire property and all surrounding properties dated and labeled and identified as to orientation.

■ Survey- The survey of the property must be digitally signed and sealed, showing existing conditions; survey must be As Built with Right-of-Way and Easement Vacations Excluded. The survey should consist of the proposed project site alone. Do not include adjacent properties or portions of land(s) not included in the proposed project unless specifically requested by the City. *Must be the most recent survey and the date on the survey should not exceed one (1) year. Copy sets of Survey must be at half-size scale 11x17".

■ Site Plan- A full set of plans must be submitted a survey may be substituted if the requested variance is clearly indicated. Cover sheet on plan set to state project name and table of contents. Copy sets of Plans must be at half-size scale 11x17".

□ Elevations- If applicable (Elevations may be required by staff upon application submittal).

■ Landscape Plans- If applicable (Landscape Plans may be required by staff upon application submittal).

□ Additional Plans- If applicable (Additional Plans may be required by staff upon application submittal).

□ Mail Notification Documents- Mail Notice shall be given to owners of land within three hundred (300) feet of the subject site ten (10) days prior to the date set for the public hearing. Please submit the following:

- **TAX MAP:** Applicant shall provide a tax map from the Broward County Property Appraiser of all property within a three hundred (300) foot radius, with each property clearly shown and delineated. Each property within the notice area must be numbered (by Folio ID) on the map to cross-reference with property owners notice list.
- **PROPERTY OWNERS NOTICE LIST:** Applicant shall provide a property owner notice list with the names, property control numbers (Folio ID) and complete addresses for all property owners within the required three hundred (300) foot radius. The list shall also include all homeowners' associations, condominium associations, municipalities and counties noticed, as indicated on the tax roll.
- **ENVELOPES:** The applicant shall provide business size (#10) envelopes with first class postage attached (stamps only, metered mail will not be accepted). Envelopes must be addressed to all property owners within the required three hundred (300) foot radius, and mailing addresses must be typed or labeled; no handwritten addresses will be accepted. The return address shall be listed on all envelopes as follows: City of Fort Lauderdale- Zoning Division (BOA, 700 N.W. 19TH Avenue, Fort Lauderdale, Florida 33311

City of Fort Lauderdale- Zoning Division (BOA)
700 N.W. 19th Avenue
Fort Lauderdale, Florida 33311

How To order a Tax Map and Notice List- To order a tax map and notice list, please contact Heather Hanson at hhanson@bcpa.net or call 954-357-6855 OR Kenny Gibbs at kgibbs@bcpa.net or call 954-357-5503. **Distribution:** The City of Fort Lauderdale, Zoning & Landscaping Division will mail all notices prior to the public hearing meeting date, as outlined in Section 47-27.

How to Submit Your Application submittal- Submittals must be conducted through the City's Online Citizen Access portal- LauderBuild. No hard copy application submittals are accepted. View plan and document requirements at [LauderBuild Plan Room](#). View file naming and Convention standards at [File Naming Convention Standards](#)

Please Note: All copy sets must be clear, accurate and legible. All non-plan documents should be 8 1/2" x 11". Plans must be folded to 8 1/2" x 11".



BOARD OF ADJUSTMENT (BOA) APPLICATION FORM

REV: 03/18/2024 APPLICATION FORM: BOA

GENERAL INFORMATION

BOARD OF ADJUSTMENT REVIEW PROCESS AND APPLICATION SUBMITTAL

BOARD OF ADJUSTMENT MEETING REQUEST: Prior to the submittal of the Board of Adjustment application, applicants are required to schedule a meeting request with Zoning and Landscaping Division staff to obtain feedback regarding the proposed variance, special exception, or other applications. The meeting includes general guidance on the submittal and process for the application type. To request a meeting with staff, [email request to the Board of Adjustment](#).

APPLICATION DEADLINE: Submittals must be received by 5:00 PM each business day. Pursuant to Section 47-24.12, the Department will review all applications to determine completeness within five (5) business days. Applicants will be notified via e-mail, if application, survey, plans and other documentation do not meet the submittal requirements and if changes are required. The applicable [Meeting Dates and Deadlines](#) can be found on the City's website at the Board of Adjustment webpage. Staff will provide guidance once an application has been submitted to the City.

ONLINE SUBMITTAL PROCESS: Submittals must be conducted through the [City's online citizen access portal and payment of fees LauderBuild](#). LauderBuild requires the creation of an online account to submit a complete application. To access submittal requirements and standards please visit the [LauderBuild Plan Room](#). Staff will provide guidance once an application has been submitted to the City.

DETERMINATION OF COMPLETENESS: Submittals are reviewed for completeness to ensure the application submittal contains all the required information including plans, survey, proof of ownership, narratives, and other pertinent documentation. The City will notify the applicant within five (5) business days from submittal with a determination of completeness. The notification will be sent via email and will indicate application completeness or incompleteness with required changes. [BOA Flow Chart](#).

PAYMENT OF FEES: All applications for development permits are established by the City Commission, as set forth by resolution and amended from time to time. In addition to the application fee, any additional costs incurred by the City including review by a consultant on behalf of the City, special advertising, re-advertising and any other costs associated with the application submittal shall be paid by the applicant. Any additional costs, which are unknown at the time of application, but are later incurred by the City, shall be paid by the applicant prior to the issuance of a development permit. Applicants will receive invoices electronically indicating the applicable fee(s). Note, there are fees at various stages of review depending on application type. All Fees are paid online.

PUBLIC SIGN NOTICE: Board of Adjustment (BOA) application, and certain applications are subject to public sign notice. Affidavits must be completed and submitted to the city stated compliance that such has been completed. The affidavit form can be found in this package on page 4 and on the City's website.

EXAMPLE VARIANCE SUBMITTAL

Click to access the Board of Adjustment (BOA) page to view previous [Board of Adjustment \(BOA\) agendas, case backup, minutes and results](#).

QUESTIONS: Questions regarding the Board of Adjustment process or LauderBuild, contact us by phone or email at: boardofadjustment@fortlauderdale.gov

Phone: 954-828-6520, Option 5.

INSTRUCTIONS: The following information is required pursuant to the City's Unified Land Development Regulations (ULDR). The Board of Adjustment application form must be filled out accurately and all applicable sections must be completed. Complete the sections indicated for application, type N/A for those section items not applicable. Select the application type below and complete entire application form.

Application Type	(Select the application type from the list below and complete pages 1-4 of the application)	FEES
☒	Requesting a Variance/Special Exception/Interpretation (Before)	\$2,332
☐	Requesting a Variance/Special Exception/Interpretation (After)	\$2,968
☐	Requesting Variance/Special Exception/Interpretation for Residential Accessory Structures & Existing Non-Conforming Structures (Homesteaded Only) (Before)	\$689
☐	Requesting a Variance/Special Exception/Interpretation for Residential Accessory Structures & Existing Non-Conforming Structures (Homesteaded Only) (After)	\$901
☐	Request for Continuance	\$954
☐	Request for Rehearing	\$318
☐	Rehearing Request before the board	\$1,219

Page 1: BOA - Applicant Information Sheet

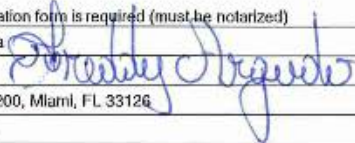
INSTRUCTIONS: The following information is required pursuant to the City's Unified Land Development Regulations (ULDR). While the information requested in this application is the minimum required to proceed please be aware additional information may be required to fully address the variance(s) and/or special exception(s) requested. The application form must be filled out accurately and all applicable sections must be completed. Please print or type and answer all questions. Do Not leave any sections Blank. Indicate N/A if a question does not apply.

Case Number	PLN-BOA-24050002
Date of complete submittal	05/03/2024

NOTE: For purpose of identification, the **PROPERTY OWNER** is the **APPLICANT**

Property Owner's Name	City of Fort Lauderdale
Property Owner's Signature	If a signed agent letter is provided, no signature is required on the application by the owner.
Address, City, State, Zip	100 N Andrews Ave Fort Lauderdale, FL, 33301
E-mail Address	dfisher@fortlauderdale.gov
Phone Number	(954) 828-5950
Proof of Ownership	☒ Warranty Deed or ☐ Tax Record

NOTE: If **AGENT** is to represent **PROPERTY OWNER**, an agent authorization form is required (must be notarized)

Applicant / Agent's Name	Kiewit Water Facilities Florida
Applicant / Agent's Signature	
Address, City, State, Zip	5757 Blue Lagoon Dr. Suite 200, Miami, FL 33126
E-mail Address	Freddy.Argudo@kiewit.com
Phone Number	(972) 342-9816
Agent Authorization Form Submitted	☒

Include ANY Related code case/permit #	
Existing / New	Existing: ☐ New: ☒
Project Address	Address: 5900 Hawkins Rd
Legal Description	See Survey
Tax ID Folio Numbers (For all parcels in development)	4942-0700-0100/0110, Portion of 4942-0706-1630/1620
Variance/Special Exception Request (Provide a brief description of your request)	The Prospect Lake Clean Water Center project is seeking a landscape variance to reduce the number of planted trees required by ULDR Section 47-21.13.B.1.a from ninety-three to forty-seven, for a total variance of forty-six trees.
Applicable ULDR Sections (Include all code sections)	47-21.13.B.1.a

Current Land Use Designation	Employment Center
Current Zoning Designation	Commerce Center (CC)
Current Use of Property	Government - Vacant Land
Site Adjacent to Waterway	☐ Yes ☒ No

Setbacks (indicate direction N, S, E, W)		Required	Proposed
Front		(S) 40'-0"	Admin: 1,075', Nano: 1,530'
Side		(EN) 15'-0"	Admin: 49'-7", Nano: 147'-1"
Side			
Rear		(N) 15'-0"	Admin: 390', Nano: 61'-10"

Page 2a: Board of Adjustment (BOA) Criteria for Variance Request

Answer **All** questions on this page only *if* you are applying for a **VARIANCE**. If additional space is needed, attach an additional page(s) to this page. *If* you are applying for a Special Exception, print or type N/A for the questions below and complete page 2b of this application form. Note: A narrative must be submitted in addition to this page.

SPECIFIC REQUEST: State the specific request according to the ULDR or other provisions of the Code.

ULDR Section 47-21.13.B.1 tree quantities. Please see attached page 2 for further Detail.

CRITERIA: Applicant must demonstrate a unique hardship attributable to the land by proving by a preponderance of the evidence for all of the following criteria. Please answer the following criteria completely. While some criteria may seem duplicative the response should be tailored specifically to each. Per section 47-24.12. A.4,

a. Special conditions and circumstances affect the property at issue which prevent the reasonable use of such property; and

Please see attached on page 2.

b. Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:

Please see attached on page 2.

c. Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and

Please see attached on page 2.

d. The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

Please see attached on page 2.

e. The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

Please see attached on page 2.

AFFIDAVIT: I, Freddy Argudo the Owner/Agent of said property ATTEST that I am aware of the following:

1. In order to be entitled to the relief requested in the application an affirmative vote of a majority plus one of the Board of Adjustment is required;
2. That in granting the relief requested, the Board of Adjustment is limited to the authority vested in the Board by the ULDR and that the Board may not grant the relief requested unless the applicant proves all the criteria specified in the ULDR have been met;
3. That the granting of relief by the Board does not exempt the applicant or owner of record from the responsibilities of obtaining all applicable permits or approvals as may be required by law for both new and existing structures;
4. That if the relief requested is granted by the Board, the applicant must secure a building permit to implement the relief requested within one hundred eighty (180) days of the entry of the final order of the Board, or within such lesser time as the Board may proscribe and that failure to procure the necessary permits within the time so proscribed shall render the variance or special exception null and void;
5. That if the Board denies the request for relief, then no additional application for the same or substantially the same relief may be entertained by the Board within two (2) years of the date of entry of the final order of denial.

(Signature)

SWORN TO AND SUBSCRIBED before me in the County and State above aforesaid this 06 day of May, 2024

(SEAL)

Laura Zapata
NOTARY PUBLIC

MY COMMISSION EXPIRES: 12/8/2025



Page 2a: Board of Adjustment (BOA) Criteria for Variance Request Responses

a) Special conditions and circumstances affect the property at issue which prevent the reasonable use of such property; and:

1. The location for the PLCWC has a number of features associated with it that are special and unique. As noted previously, the Property is located adjacent to the City's wellfields, west of the FXE Airport and associated runways, south and west of a large existing lake (Gator Lake), east of an existing FP&L transmission line, and north of the existing sludge ponds that serve the existing Five Ash water treatment plant. These features taken together result in a very limited and compact area within which to construct the new water treatment facility. Given this limited footprint, the only pervious ground area within the site exists along the north, south, and east boundaries. This potential perimeter planting area encompasses or is in close proximity to critical underground piping serving the water treatment facility. As such, trees along the perimeter of the Facility are not being proposed to eliminate any risk of root intrusion, as well as eliminate any potential risk to above-ground structures during any severe weather event given the critical functions the Facility serves.

b) Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:

1. The circumstances are unique and peculiar to the Property. Given the nature of the use, a water treatment plant, the proposed sites are limited within the City. Any site must be owned or controlled by the City and in proximity to the wellfields and the existing Five Ash plant. The Property was identified through a long planning process and considering the surrounding features and uses noted above. As such, these circumstances are clearly marked exceptions to other properties similarly zoned.

c) Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and

1. The literal application of the requirements of Section 47-21.13 of the ULDR would deprive the Applicant of the ability to develop the Property for the new PLCWC to serve the residents and businesses of the City.

d) The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

1. As mentioned above, the hardship is not self-created, but rather a product of the limited sites available to the City for the construction of this critical infrastructure, the existing features associated with the Property, and the design and operational aspects of the Facility that mitigate against the placement of trees or other landscaping in close proximity to the Facility operations.

e) **The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.**

1. The variance being requested is the minimum variance that will make possible the reasonable use of the Property. As the Landscape Plans demonstrate, the Applicant is proposing trees where possible given the Facility operations and to protect and ensure the integrity of the structures in the future. Trees are proposed within the associated parking lot and along the east side of Hawkins Road. Given the existing FP&L transmission line, trees cannot be planted along the west side of Hawkins Road. Due to the complex underground pipe design, as well as the pipes that deliver water to and from the Facility, coupled with the sensitive nature of the above-ground equipment, trees are not proposed around the boundary of the Facility. The requested variance is in harmony with the general purpose and intent of the ULDR and will not be incompatible with adjoining properties. The Applicant proposes to address the protection, preservation, and enhancement of the natural environment through the planting of mitigation trees outside the site area, namely along the north side of Gator Lake, which will not negatively impact the critical functions of the water treatment facility. As noted previously, the Facility is surrounded by land owned by the City to the west, east and north. The nearest neighborhood, Lofts of Palm Aire Village, is located north and will be visually separated from the Facility by the existing trees that surround Gator Lake, the lake itself, and additional mitigation trees that are proposed to be planted north of the lake. For all these reasons, approval of the variance will not be incompatible with the adjoining properties or the surrounding areas or otherwise detrimental to the public welfare.

Page 3: Checklist for submittal and completeness:

The following information and checklist outlines the necessary items for submittal to ensure the application is deemed complete. Failure to provide the information/items below will result in your application being deemed incomplete. Note: Fourteen (14) Copy Sets of each item below will be **DUE AFTER** your application has been **DEEMED COMPLETE**. The applicant will need to meet with staff **PRIOR** to submitting the BOA application submittal via Lauderbuild.

**Meeting Request information and the link to schedule a meeting with staff can be found on the cover page of this BOA application.*

- **Preliminary BOA Meeting** - The applicant and/or agent met with staff on the following date: 04/19/2024
- **Board of Adjustment Application Form**- The Board of Application form must be complete with the applicable information, signatures, and notarizations. *Submit the complete application form along with your submittal. **Page 4** of the BOA application is due **AFTER** sign(s) are posted.
- **Proof of Ownership**- Warranty deed or tax record including corporation documents and Sunbiz verification name.
- **Agent Authorization Form**- Authorization from **ALL** Property owner(s) is required. If the Property is owned by an Entity, Sunbiz verification must be included with the authorized agent form.
- **Narrative**- Include the applicable ULDR code sections, Date, specific request, and criteria as described in the specifications for submittal by application. The narrative must be titled "Narrative" and indicate the author).
- **Color Photographs**- Color photos of the entire property and all surrounding properties dated and labeled and identified as to orientation.
- **Survey**- The survey of the property must be digitally signed and sealed, showing existing conditions; survey must be As Built with Right-of-Way and Easement Vacations Excluded. The survey should consist of the proposed project site alone. Do not include adjacent properties or portions of land(s) not included in the proposed project unless specifically requested by the City. *Must be the most recent survey and the date on the survey should not exceed one (1) year. **Copy sets of Survey must be at half-size scale 11x17"**.
- **Site Plan**- A full set of plans must be submitted a survey may be substituted if the requested variance is clearly indicated. Cover sheet on plan set to state project name and table of contents. **Copy sets of Plans must be at half-size scale 11x17"**.
- **Elevations**- If applicable (Elevations may be required by staff upon application submittal).
- **Landscape Plans**- If applicable (Landscape Plans may be required by staff upon application submittal).
- **Additional Plans**- If applicable (Additional Plans may be required by staff upon application submittal).
- **Mail Notification Documents**- Mail Notice shall be given to owners of land within three hundred (300) feet of the subject site ten (10) days prior to the date set for the public hearing. Please submit the following:
 - **TAX MAP:** Applicant shall provide a tax map from the Broward County Property Appraiser of all property within a three hundred (300) foot radius, with each property clearly shown and delineated. Each property within the notice area must be numbered (by Folio ID) on the map to cross-reference with property owners notice list.
 - **PROPERTY OWNERS NOTICE LIST:** Applicant shall provide a property owner notice list with the names, property control numbers (Folio ID) and complete addresses for all property owners within the required three hundred (300) foot radius. The list shall also include all homeowners' associations, condominium associations, municipalities and counties noticed, as indicated on the tax roll.
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**City of Fort Lauderdale- Zoning Division (BOA)
700 N.W. 19th Avenue
Fort Lauderdale, Florida 33311**

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Please Note: All copy sets must be clear, accurate and legible. All non-plan documents should be 8 1/2" x 11". Plans must be folded to 8 1/2" x 11".

62- 97298

WARRANTY DEED
FROM CORPORATION TO CORPORATION
DEED'S FORM 8, 8-1-54Manufactured and for sale by The H. & W. S. Drew Company
Tampa, Florida

OFF. REC. 2486 PAGE 741

This Warranty Deed Made and executed the 29th day of October A. D. 1962 by
MAULE INDUSTRIES, INC.,a corporation existing under the laws of Florida, and having its principal place of
business at 5220 Biscayne Boulevard, Miami, Florida
hereinafter called the grantor, to CITY OF FORT LAUDERDALE, FLORIDAa corporation existing under the laws of the State of Florida, with its permanent postoffice
address at P. O. Drawer 1181, Fort Lauderdale, Florida
hereinafter called the grantee:(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and
the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)**Witnesseth:** That the grantor, for and in consideration of the sum of \$ 10.00 and other
valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell,
alien, remise, release, convey and confirm unto the grantee, all that certain land situate in
County, Florida, viz:

SCHEDULE "A" ATTACHED HERETO

62 NOV 2 PM 3:18

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any-
wise appurtenant.**To Have and to Hold,** the same in fee simple forever.**And** the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee
simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully war-
rants the title to said land and will defend the same against the lawful claims of all persons whomsoever;
and that said land is free of all encumbrances, except taxes for the year 1962.BROWARD COUNTY
STATE OF FLORIDA
DOCUMENTARY STAMP TAX
NOV-62 9900
FEB 1963**In Witness Whereof**the grantor has caused these presents to
be executed in its name, and its corporate seal to be hereunto affixed, by its
proper officers thereunto duly authorized, the day and year first above written.

(CORPORATE SEAL)

ATTEST: *E. T. Maule*
Secretary

Signed, sealed and delivered in the presence of:

George C. Riegger
E. T. Maule

MAULE INDUSTRIES, INC.

By: *George C. Riegger*
PresidentSTATE OF Florida
COUNTY OF DadeI HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments,
personally appeared **George C. Riegger and E. T. Maule**well known to me to be the President and Secretary respectively of the corporation named as grantor
in the foregoing deed, and that they severally acknowledged executing the same in the presence of me, and that they voluntarily
under authority duly vested in them by said corporation and that the said affiant thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 29th day of October A. D. 1962

My commission expires:

Notary Public, State of Florida at large
My commission expires Aug. 3, 1965
Bonded by Aetna Casualty & Surety Co.

Notary Public

PAGE 741

42
A parcel of land in Tract 7, Block 96, of PALM BEACH FARMS, according to the plat thereof recorded in Plat Book 2, Page 54, of the public records of Palm Beach County, Florida, more particularly described as follows:

OFF. REC. 2486 PAGE 742

Beginning at the Southwest corner of said Tract 7, thence Northerly along the West property line of said Tract 7, on an assumed bearing of North, a distance of 1019.28 feet to a point; thence Southeasterly on a bearing of South 79° 19' 54" East, a distance of 1301.53 feet to a point; thence Southerly on a bearing of South 02° 50' 18" West along the East property line of said Tract 7, a distance of 833.21 feet to the Southeast corner of said Tract 7; thence Westerly along the Southerly property line of said Tract 7, on a bearing of North 87° 32' 19" West, a distance of 1238.07 feet to the Point of Beginning, containin 27 acres, more or less;

Together with the S $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Tract 9 of said Block 96 of PALM BEACH FARMS, and all of the SW $\frac{1}{4}$ of Tract 9, of said Block 96 of Palm Beach Farms; containing 18.15 acres, more or less;

Together with all of Tract 10 of said Block 96 of PALM BEACH FARMS, LESS the following described Parcel: A parcel of land in Tract 10, Block 96 of Palm Beach Farms, according to the plat thereof recorded in Plat Book 2, Page 54 of the public records of Palm Beach County, Florida, more particularly described as follows: Beginning at the Southwest corner of said Tract 10; thence Easterly along the Southerly property line of said Tract 10, a distance of 249 feet to a point; thence Northerly on a line parallel to and 249 feet East of the West property line of said Tract 10, a distance of 350 feet to a point; thence Westerly on a line parallel to, and 350 feet North of the South property line of said Tract 10, a distance of 249 feet; thence Southerly along the West boundary line of said Tract 10, a distance of 350 feet to the Point of Beginning; containing 37.67 acres, more or less; AND

All of Tract 8; E $\frac{1}{4}$ of Tract 9 and NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Tract 9, all in Block 96 of Palm Beach Farms Company Plat #3 recorded in Plat Book 2 at page 54 of the public records of palm Beach County, Florida, LESS

A tract of land in Tract 7 of Block 96, Section 7, Township 49 South, Range 42 East, Palm Beach Farms Subdivision, Plat #3, according to the plat thereof recorded in Plat Book 2 at page 54 of the public records of Palm Beach County, Florida; said tract being more particularly described as follows:

Commence at the Southwest corner of said Tract 7 and run thence Northerly 83.82 feet along the Westerly boundary thereof to the Point of Beginning; continue thence Northerly 935.46 feet along said boundary to the Southerly boundary of the property of James M. Stoinoff; thence Easterly 666.5 feet along said Southerly boundary of James M. Stoinoff property; thence South $37^{\circ} 20' 31''$ West, 1060 feet, more or less to the Point of Beginning; containing 7.0 acres, more or less; And LESS the following described property:

From the Centre of Section 7, Township 49 South, Range 42 East, (a point that lies in Tract 8 of Block 96 of Palm Beach Farms) Westerly along the quarter section line of said Section 7, a distance of 260 feet to a point of Beginning; thence Southerly at right angles to the quarter section line of Section 7 a distance of 508.2 feet to a point; thence Westerly along a line parallel to the Quarter section line of Section 7 a distance of 600 feet to a point; thence Northerly at right angles a distance of 508.2 feet to a point on the quarter section line of Section 7; thence Easterly along the quarter section line of Section 7, a distance of 600 feet to the Point of Beginning; containing 7 acres, more or less; AND Subject to the following described Easement:

From a point established by the intersection of the center section line of Section 7, Township 49 South, Range 42 East, and the West boundary of Tract 7, Block 96 of Palm Beach Farms; proceed due South a distance of 16.40 feet; thence South $79^{\circ} 19' 54''$ East for a distance of 672.50 feet to a Point of Beginning of this Parcel of land referred to as an Easement; from this Point continue on the Southeasterly line described for a distance of 1,038 feet, more or less, to the West boundary line of the parcel of land owned or to be owned by the State Road Department; thence due South 25 feet, thence Northwesterly parallel to the Southeasterly line a distance of 1,038 feet more or less; thence Northeasterly 25 feet to a Point of Beginning of this parcel of land referred to as an Easement. And less easements and Rights-of-Way of record.

RECORDED IN OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
J. P. HENDRICK
CLERK OF BROWARD COUNTY
APR 1938

RETURN TO CITY ATTORNEY
P. O. DRAWER 14250
FT. LAUDERDALE, FLA 33302

Prepared by and ~~returned to~~
Thomas E. Byrd, 524 South
Andrews Avenue, Suite 303,
Fort Lauderdale, Florida 33301

6300
2310
73-156517

WARRANTY DEED

THIS WARRANTY DEED made and entered into this 11th day of May,
1979 by GENERAL ELECTRIC CREDIT CORPORATION, a corporation existing
under the laws of the State of New York, and having its principal place
of business at 260 Long Ridge Road, Stamford, Connecticut 06904

hereinafter called the Grantor, to CITY OF FORT
LAUDERDALE, a Municipal Corporation of the State of Florida, with its
permanent post office address at P. O. Drawer 14250, Ft. Lauderdale,
Florida 33302 hereinafter called the Grantee:

WITNESSETH: That the Grantor, for and in consideration of the sum
of \$10.00 and other valuable considerations, receipt whereof is hereby
acknowledged, by these presents does grant, bargain, sell, alien,
remise, release, convey and confirm unto the Grantee, all that certain
land situate in BROWARD COUNTY, Florida, viz:

SEE EXHIBIT "A" ATTACHED HERETO.

Subject to:

1. Conditions, restrictions, limitations, reservations and
easements of record.
2. Zoning and/or restrictions and prohibitions imposed by
governmental authority.
3. Taxes for the year 1979 and subsequent years.

TOGETHER with all the tenements, hereditaments and appurtenances
thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor hereby covenants with said Grantee that it lawfully
seized of said land in fee simple; that it has good right and lawful
authority to sell and convey said land; that it hereby fully warrants
the title to said land and will defend the same against the lawful claims
of all persons whomsoever.

IN WITNESS WHEREOF the said Grantor has caused these presents to be
executed in its name, and its corporate seal to be hereunto affixed, by
its proper officer thereunto duly authorized, the day and year first
above written.

Signed, sealed and
delivered in the
presence of:

[Signature]
[Signature]

GENERAL ELECTRIC CREDIT CORPORATION,
a New York corporation

By

[Signature]
Ramon R. Cacique, Vice President

(CORPORATE SEAL)

73 MAY 23 AM 11:45

OFF 8227 REC 621

EXHIBIT "A" to the Warranty Deed of the 11th day of May, 1979;
GENERAL ELECTRIC CREDIT CORPORATION, Grantor; CITY OF FORT
LAUDERDALE, Grantee.

That portion of the South 1/2 of the SW 1/4 of the SW 1/4
of the SE 1/4 of Section 7, Township 49 South, Range 42 East,
lying to & of "PALM BEACH FARMS", as recorded in Plat Book 2,
at Page 54, of the Public Records of Palm Beach County,
Florida; and that portion of the South 1/2 of the SE 1/4 of
Section 7, Township 49 South, Range 42 East, lying East of
said "PALM BEACH FARMS", LESS: Road Right-of-Way for Prospect
Road, according to State of Florida State Road Department
Right-of-Way Map (DA-BR-17), and LESS: The East 1/2 of the
SW 1/4 of the SE 1/4 of the SE 1/4 of said Section 7, Broward
County, Florida.

EXHIBIT "A"

RECORDED IN THE OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
GRAHAM W. WATT
COUNTY ADMINISTRATOR

REC 8227 PAF 623

82-145625

This Quit-Claim Deed, Executed this 12th day of February
FPA CORPORATION

A.D. 1982 by

Examiner
Note:
Grantor
is the
Developer
of the plat
***a corporation existing under the laws of Delaware and having its principal place of
business at 2501 Palm Aire Drive North, Pompano Beach, Florida 33060
first party, toCITY OF FORT LAUDERDALE, a municipal corporation of the State
of Florida
whose postoffice address is P.O. Box 14250, Fort Lauderdale, Florida 33302
second partyWherever used here the terms "first party" and "second party" shall include singular and plural, legal
representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context
so admits or requires.**Witnesseth,** That the said first party, for and in consideration of the sum of \$ 10.00
in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, re-
lease and quit claim unto the said second party forever, all the right, title, interest, claim and demand which
the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being
in the County of Broward State of Florida to wit:Tracts "B" and "C", PALM AIRE VILLAGE 4TH SECTION,
according to the Plat thereof, as recorded in Plat
Book 96, Page 35 of the Public Records of Broward
County, Florida.**To Have and to Hold** the same together with all and singular the appurtenances thereto
belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim what-
soever of the said first party, either in law or equity, to the only proper use, benefit and behoof of the said
second party forever.**In Witness Whereof** the said first party has caused these pres-
ents to be executed in its name, and its corporate seal to be hereunto affixed,
by its proper officers thereunto duly authorized, the day and year first above
written.

CORPORATE SEAL

ATTEST

T. W. Gell

Secretary

Signed, sealed and delivered in the presence of

John A. [Signature]
*[Signature]*FPA CORPORATION,
a Delaware Corporation

By

Thor Amlic
Thor AmlicSTATE OF FLORIDA
COUNTY OF BROWARDI HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take and administer
personally appeared THOR AMLIE and T. W. GELL,well known to me to be true President and Secretary respectively of the corporation named as first party
in the foregoing deed, and that they severally acknowledged executing the same in the presence of two subscribing witnesses here and before me
under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 12th day of February, A.D. 1982.

Notary Public

My Commission expires:

This instrument prepared by
AddressDavid E. Todd
Osborne & Hankins
Attorneys at Law
4040 Palm Aire Drive West
Pompano Beach, Florida 33060NOTARY PUBLIC
MY COMMISSION EXPIRES JULY 25, 1984
BROWARD COUNTY, FLORIDA

REC 10221 PAGE 753



BOARD OF ADJUSTMENT -AGENT AUTHORIZATION FORM

Rev: 0 | Revision Date: 01/30/2024 | Print Date: 0/00/0000

I.D. Number: BOAAAF

AGENT AUTHORIZATION FORM

I Susan Grant, Acting City Manager/ City of Fort Lauderdale ("Owner") as the current title owner of the real
[Print First and Last Name of the title Owner OR Name of Corporation]
property located at 5900 Hawkins Road ("Property"), do hereby authorize
[Print Property Address]
Holland & Knight, LLP and Kiewitt ("Authorized Agent") to act as my agent regarding the submittal
[Print First and Last Name of Agent]
of a variance/special exception application to the City of Fort Lauderdale and appear at any and all
scheduled hearings before the Board of Adjustment for the City of Fort Lauderdale, on the date, time and
location specified on the Hearing Notice.

I authorize my agent to communicate with the City of Fort Lauderdale regarding my pending variance/special exception application and, by signing this authorization form, I hereby authorize the City of Fort Lauderdale to accept and rely on any and all communications from my Authorized Agent, whether written or oral, regarding all issues related to my pending variance/special exception application. I understand and agree that, as the Property Owner, I remain responsible for all terms and conditions outlined in the variance/special exception application, all required hearing appearances related to my variance/special exception application, and any request by the City of Fort Lauderdale and/or the Board of Adjustment to submit additional document(s) and or record(s) in support of my pending variance/special exception application.

Notwithstanding the City's receipt of my completed and executed Agent Authorization Form, I understand and agree, the City will mail or deliver all notices relating to my pending variance/special exception application to my property address, as listed on my variance/special exception application. I further understand and agree, the City of Fort Lauderdale and the Board of Adjustment assume no liability for my failure or my Authorized Agent's failure to comply with any terms or conditions outlined in my variance/special exception application, and/or my failure or my Authorized Agent's failure to appear on my behalf at any duly noticed hearings before the Board of Adjustment.

I further agree to INDEMNIFY AND HOLD HARMLESS and hereby RELEASE, WAIVE, DISCHARGE, HOLD HARMLESS AND FOREVER COVENANT NOT TO SUE the City of Fort Lauderdale, its elected officials, employees, servants, representatives, associates, officers, agents, guests, invitees, volunteers, partners, successors and assigns from any and all liability, claims, demands, action, judgments, costs, expenses, court costs, attorney fees and causes of action whatsoever arising out of or related to any loss or damage to property, and/or injury to any person, including death, WHETHER CAUSED BY, ALLEGEDLY CAUSED BY, OR CONTRIBUTED IN WHOLE OR IN PART by the action, failure to act, negligence, breach of contract or other misconduct by my me, my Authorized Agent, my employees, servants, representatives, associates, officers, agents, volunteers, partners, successors and assigns,



DEVELOPMENT SERVICES DEPARTMENT – ZONING & LANDSCAPING DIVISION

BOARD OF ADJUSTMENT -AGENT AUTHORIZATION FORM

Rev: 0 | Revision Date: 01/30/2024 | Print Date: 0/00/0000
I.D. Number: BOAAAF

relating in any way to the City of Fort Lauderdale's reliance of the authority granted to my Authorized Agent pursuant to this Form.

BY SIGNING THIS RELEASE AND HOLD HARMLESS AGREEMENT, I ATTEST, AFFIRM, AND REPRESENT THAT I AM THE TITLE OWNER/AUTHORIZED PERSON FOR THE PROPERTY AND THAT ALL OF THE FOLLOWING STATEMENTS ARE TRUE AND CORRECT: I am at least eighteen (18) years of age and of sound and competent state of mind at the time executed this Agent Authorization Form; I executed this Agent Authorization Form as an expression of my own free act and deed; There are no oral representations or statements, apart from this Agent Authorization Form and intend to be bound by its terms; and I was not induced by the City, its employees and/or agents, or anyone, to execute this

Agent Authorization Form. ***Please provide proof of ownership. If the property is owned by an Corporation, please submit Sunbiz Verification with this form.**

WITNESS:

Danna Varisco
Witness Signature

Danna Varisco
Print Name

May 13, 2024
Date

Susan Grant
Signature - Owner/Authorized Individual

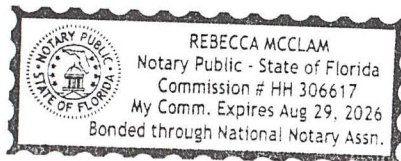
Susan Grant
Print Name - Owner/ Authorized Individual

Acting City Manager
Print Title - Authorized Individual

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 13th day of May, 2024, by Susan Grant,
Acting City Manager, an individual who is personally known to me ☒ or has produced _____ as identification

[NOTARY SEAL]



R. McClam
(Signature of Notary Public- State of Florida)

8/29/2026
My Commission Expires:

Print, Type, or Stamp Commissioned Name of Notary Public)

folio	name	add
494207000170	CITY OF FORT LAUDERDALE	528 NW 2
494207000180	CITY OF FORT LAUDERDALE	528 NW 2
494207000190	CITY OF FORT LAUDERDALE	528 NW 2
494207000110	CITY OF FORT LAUDERDALE	528 NW 2
494207000100	CITY OF FORT LAUDERDALE	528 NW 2
494207061630	CITY OF FORT LAUDERDALE	528 NW 2
494207010160	CITY OF FORT LAUDERDALE	528 NW 2
494207010280	BROWARD COUNTYBOARD OF COUNTY COMMISSIONERS	115 S ANDREWS AVE RM 501-RP
	AKF3 SF LIGHT INDUSTRIAL LLC%ADLER KAWA REAL	
494218160270	ESTATE ADVISORS	800 BRICKELL AVE #701
	BRE ALPHA INDUSTRIAL PROPERTYOWNER LLC %	
494218160310	GATEWAY	PO BOX A-3879
494207061510	MARKS,PATRICIA A	6101 NW 34 WAY
494207061520	YOUNG,KAREN BETH	6111 NW 34 WAY
494207061530	DRAULT,LAURA M	10221 SW 40 ST
494207061540	JEAN,ROGER ANTHONY JR	6131 NW 34 WAY
494207061550	SMITH,FLORENTA CLAUDIAWOOLERY,HUGH O	6141 NW 34 WAY
494207061560	PALMER, ALEXANDER	6151 NW 34 WAY
494207061570	VASSOR,JENNIFER	6161 NW 34 WAY
494207061580	BLY,LEO JRDINGAL,GENEROSA DAGOHOY	9080 TALWAY CIR
494207061590	MURPHY,MADELINE C	6181 NW 34 WAY
494207061640	THE LOFTS OF PALM AIRE VLGHOMEOWNERS ASSOC INC	3270 NW 62 ST
4942 07 06 1600	GLB LLC	6191 NW 34 WAY
494207061420	LAWRENCE,BELIKA	6180 NW 34 WAY
494207061430	RAMOUTAR,KANCHAND	6170 NW 34 WAY
494207061440	ROBERTS,STUART D & KATHLEEN R	6160 NW 34 WAY
494207061450	TAPIA,GENICETAPIA,LUIS A	6150 NW 34 WAY
494207061460	KEANE,BARBARA C	6140 NW 34 WAY
494207061470	ALBERT,WAYNE	6130 NW 34 WAY
	CARDWELL, GARRETT	
494207061480	QUIRINDONGO, VIANCA	730 NE 58 ST
494207061490	MIHOVCH,VICKI L	9 SAGE CIR
494207061500	WENGERT,TARAWENGERT,NICOLE	6100 NW 34 WAY
4942 07 06 1410	MILLER-ALMODOVAR, DAHLENE	6190 NW 34 WAY
494207061310	MANNING, NEVIN	6101 NW 34 TER
494207061320	BLANC,GREGORY T	6111 NW 34 TER
	SASSER, PRESTON P	
494207061330	SASSER, TIFFANY	7410 E CYPRESSHEAD DR
494207061340	QUINN,THOMAS P III	6131 NW 34 TER
494207061350	BOURDO,JONETTE	6141 NW 34 TER

494207061360	VERANO,DENISSE I	6151 NW 34 TER
494207061370	SCHWARZ,DAVID P	6161 NW 34 TER
494207061380	PRISCIANTELLI,MICHAEL T	6171 NW 34 TER
494207061390	MULLIN,JAMES & RACHEL	6181 NW 34 TER
4942 07 06 1400	GRIGORAKOS, DENISE	6191 NW 34 TER
494207061220	LBJGDD LLC	9080 TALWAY ST
494207061230	ESTIME,CHRISTLANDE	6170 NW 34 TER
494207061240	RUBIN,CRAIG	6160 NW 34 TER
494207061250	AVAKIAN,DAVID & ROXANNEAVAKIAN FAM REV LIV TR	6150 NW 34 TER
494207061260	ACRISTIB LLC	11111 BISCAYNE BLVD #807
494207061270	MURIEL,LUIS A & ELIZABETH L	6130 NW 34 TER
494207061280	PUIA,CARL A H/EPUIA,DEBORAH A	6120 NW 34 TER
494207061290	CARR,LAUREN G	6110 NW 34 TER
494207061300	GONZALEZ,MARISSA	6100 NW 34 TER
4942 07 06 1210	SPIHER, BARBARA D	6190 NW 34 TER
494207061110	COTS,MILAGROS EUGENIA	6101 NW 33 WAY
494207061120	SEGACOASTAL INVESTMENTS LLC	12864 BISCAYNE BLVD #397
494207061130	PEREIRA,TATIANE	6121 NW 33 WAY
494207061140	MARKS,LANETTA	6131 NW 33 WAY
4942 07 06 1670	PUBLIC LAND% CITY OF FORT LAUDERDALE	100 N ANDREWS AVE

city	state	zip	zip 4
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33311	
FORT LAUDERDALE	FL	33301	1801
MIAMI	FL	33131	
CHICAGO	IL	60690	
FORT LAUDERDALE	FL	33309	2221
FORT LAUDERDALE	FL	33309	
DAVIE	FL	33328	
FORT LAUDERDALE	FL	33309	2221
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	
BOYNTON BEACH	FL	33472	
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	2226
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	2222
FORT LAUDERDALE	FL	33309	2222
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	2222
OAKLAND PARK	FL	33334	
MIDDLEBORO	MA	2346	3448
FORT LAUDERDALE	FL	33309	2222
FORT LAUDERDALE	FL	33309	
FORT LAUDERDALE	FL	33309	2219
FORT LAUDERDALE	FL	33309	2219
PARKLAND	FL	33067	
FORT LAUDERDALE	FL	33309	2219
FORT LAUDERDALE	FL	33309	

FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	2219
FORT LAUDERDALE FL	33309	2219
FORT LAUDERDALE FL	33309	2219
FORT LAUDERDALE FL	33309	
BOYNTON BEACH FL	33472	
FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	

FORT LAUDERDALE FL	33309	2220
MIAMI FL	33181	
FORT LAUDERDALE FL	33309	2220
FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	
NORTH MIAMI FL	33181	
FORT LAUDERDALE FL	33309	
FORT LAUDERDALE FL	33309	

FORT LAUDERDALE FL	33301	
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legal

7-49-42W1/2 OF NE1/4 OF SE 1/4 OF SE1/4

7-49-42NW1/4 OF SE1/4 OF SE1/4

7-49-42SW1/4 OF SE1/4 OF SE1/4

7-49-42SW1/4 OF SE1/4 LESS PT IN PALM BEACH FARMS & LESS RD R/W

LESS RD R/W

PALM-AIRE VILLAGE 4TH SECTION 96-35 B TRACT C

PALM BEACH FARMS 2-54 PB TR 8 LESS PT AS DES IN OR 676/62 & LESS RD R/W & LESS PT OF TR 8 LYING IN N1/2 OF SEC & LESS PT DESC IN OR 9008/198 FOR RD R/W, TR 9 E1/2 LESS RD R/W & TR 9 N1/2 OF NW1/4

PALM BEACH FARMS 2-54 PB 7-49-42E 22.5 OF LOTS 8 & 9, BLK 96; AND W 22.5 OF THAT PT OF S1/2 OF SW1/4 OF NW1/4 OF SE1/4 OF SEC 7 LYING E OF 25' R/W LYING E OF TR 8 & 9, BLK 96 LESS POR IN OR 6411/294; AND TOG WITH W 22.5 OF THAT PT OF SW1/4 OF SE1/4 OF SEC 7 LYING E OF 25' R/W LYING E OF TR 8 & 9, BLK 96

PROSPECT IND & COMMERCIAL PARK 104-17 BLOT 1 BLK 4

PROSPECT IND & COMMERCIAL PARK 104-17 B PORTION OF LOT 3 BLK 5 DESC AS COMM AT NW COR OF NE1/4 OF SEC 18-49-42, E 96.13, SW 103.77, W 30 TO POB, SW 249.07, S 140.71, W 30, S 30, NW 345.92, NE 451.23, SE 338.18 SE 42.43 TO POB

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 151

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 152

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 153

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 154

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 155

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 156

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 157

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 158

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 159

PALM-AIRE VILLAGE 4TH SECTION 96-35 B TRACT D AKA: RACQUET BALL COURT

PALM-AIRE VILLAGE 4TH SECTION 96-35 B LOT 160

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 142

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 143

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 144

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 145

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 146

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 147

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 148

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 149

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 150

PALM-AIRE VILLAGE 4TH SECTION 96-35 B LOT 141

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 131

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 132

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 133

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 134

PALM-AIRE VILLAGE 4TH SECTION 96-35 BLOT 135

PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 136
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 137
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 138
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 139
PALM-AIRE VILLAGE 4TH SECTION 96-35 B LOT 140
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 122
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 123
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 124

PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 125
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PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 130
PALM-AIRE VILLAGE 4TH SECTION 96-35 B LOT 121
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 111
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 112
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 113
PALM-AIRE VILLAGE 4TH SECTION96-35 BLOT 114
PALM-AIRE VILLAGE 4TH SECTION 96-35 B ROAD RIGHT OF WAYS DEDICATED PER PLAT
LESS THOSE DESC IN OR 6411/294

312 80 1 4

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4205560	0	0	4205560	0	0	2798780	3078650	4205560	0	0	0	1450500	3078650	4205560
1658960	0	0	1658960	0	0	1104020	1214420	1658960	0	0	0	568500	1214420	1658960
26480	0	0	26480	0	0	26480	26480	26480	0	0	0	873860	26480	26480

3078650	3078650	0	0	0	0	100	14
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26480	26480	0	0	0	0	100	14

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8	Y	0	0	0.00	3	X	1
8	Y	0	0	0.00	3	X	1

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0.0000000000	0.00	0.0000000000	0.0000000000	10.00	165896.00 SF	0.00
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HAWKINS RD FL 33309

1658960 0 0 0 0

HAWKINS RD FL 33309

26480 0 0 0 0

2798780	3364450	0	0	0	0	2544350	0	0	0	0	0
1104020	1078320	0	0	0	0	1003660	0	0	0	0	0
26480	873860	0	0	0	0	873860	0	0	0	0	0

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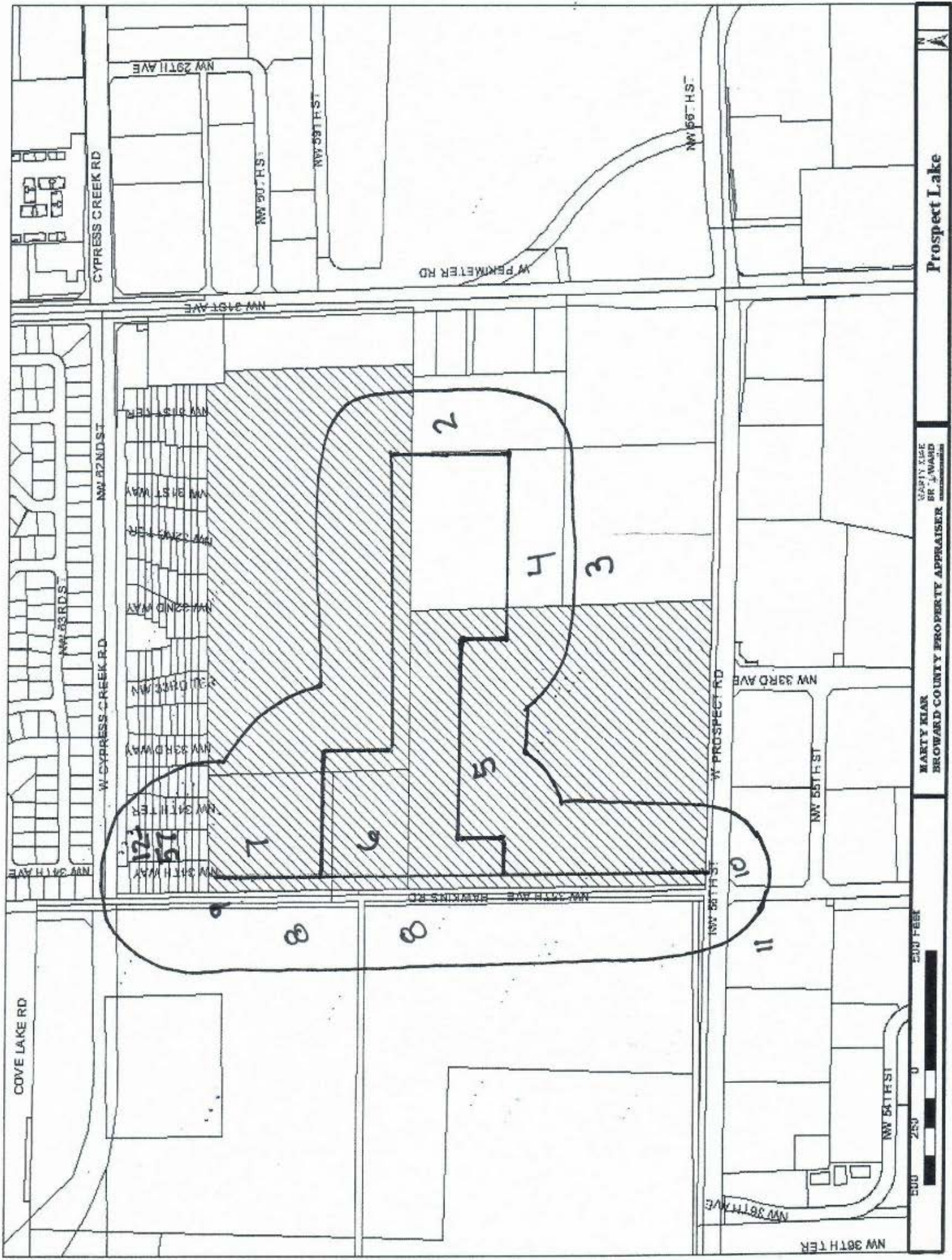
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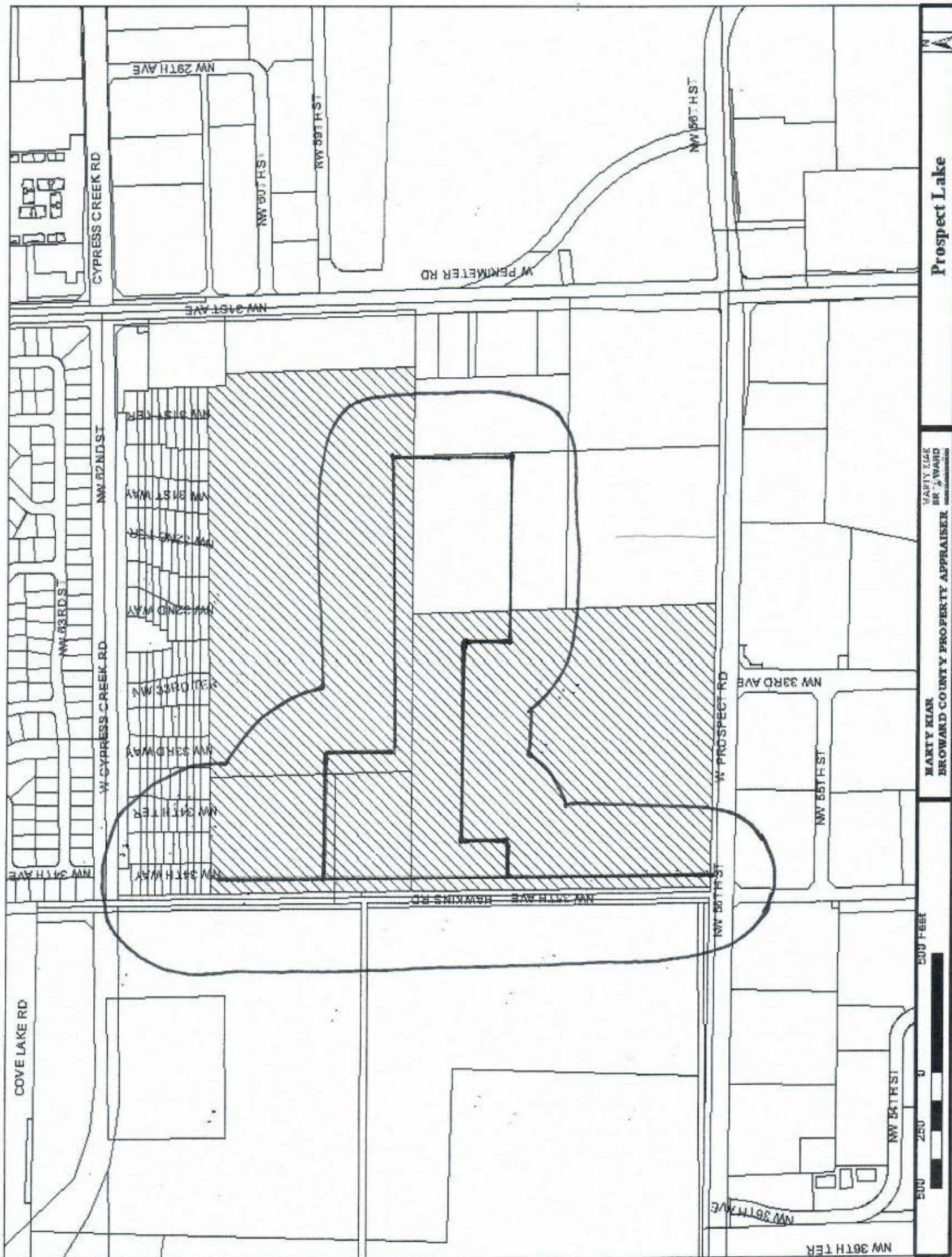
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Prospect Lake Clean Water Center

Board of Adjustment Narrative

May 3, 2024

Project Description: The Application seeks variance approval to allow the development of the Prospect Lake Clean Water Center (“PLCWC” or the “Facility”), which will replace the existing Five Ash Water Treatment plant currently serving the residents and businesses in the City of Fort Lauderdale. The PLCWC is a state-of-the-art facility that will utilize the technologies of ion exchange and nanofiltration with the objective of improving water supply reliability, water quality, and compliance with local and regional water standards. This Facility will be capable of treating 50 million gallons of well water per day to provide potable water for the City of Fort Lauderdale (the “City”).

PLCWC is located within a parcel of land owned by the City at 5900 Hawkins Road (the “Property”). The site is located west of the Fort Lauderdale Executive Airport and N.W. 31st Avenue, east of U.S. 441 and south of Cypress Creek Road and Gator Lake. The singular access to the Facility is from Prospect Road to the south. The site currently houses the City of Fort Lauderdale’s wellfield and various additional City facilities. The Facility will consist of a series of structures and equipment which include, but is not limited to, tanks, filters, pumps, an Admin/Control/Warehouse Building, and a Nano Filtration Building. Of particular importance to the instant application is the complex underground piping system that connects the various elements of the water treatment plant, including the above ground treatment and filtration systems. As a result, landscaping in and around the Facility is at a minimum and primarily consists of gravel and sod.

Land Use and Zoning: The Property has an underlying land use designation of Employment Center and is zoned Commerce Center (CC) District. The use of the Property for a water treatment plant is a permitted use within the CC District zoning. The Property subject to the underlying Site Plan approval is surrounded to the east, north and west by property owned by the City. The Facility is bounded to the south by Prospect Road, which will also provide the sole access to the Facility.

Concurrent Applications: The Applicant has previously submitted an application to plat the Property underlying the PLCWC (Application No. UDP-P23004) (“Plat Application”). The Plat Application also seeks to vacate a portion of the 50’ ingress/egress and utility easement dedicated by the Palm Aire Village 4th Section Plat (Plat Book 96, Page 35), as well as vacating a portion of Hawkins Road dedicated by the Palm Beach Farms Plat No. 3 Plat (Plat Book 2, Page 45). The Applicant is also processing two separate road vacation applications with the City to vacate the remainder of Hawkins Road previously dedicated by two separate deeds, as well as a separate utility easement vacation application with the City to vacate a portion of the 50’ ingress/egress, utility and well easement located south of Gator Lake (UDP-EV24004). With the road vacation applications, that portion of Hawkins Road located west of the Facility will become a private drive subject to a public utilities easement to serve the existing and future utilities serving the area. Finally, the Applicant has also submitted and received conditional approval of its application for Site Plan approval (Application No. UDP-S23049) for the development of the PLCWC.

Variance Request: The Applicant requests a favorable consideration by the Board of Adjustment of the following variance from Section 47-21 of the Unified Land Development Regulations (“ULDR”) to accommodate the development of the PLCWC, a critical infrastructure facility for the City:

- **Section 47-21.13.B.1.a – *Landscape Requirements for all Zoned Districts.***

B. Landscape requirements.

1. Yards and other portions of a parcel of land not utilized for structures, required walks, vehicular use area including VUA required landscaping, decking, pool and other impervious areas, shall be covered with a lawn or ground cover and shall comply with the following:

- a. There shall be at least one (1) tree for each one thousand (1,000) square feet of net lot area or portion thereof. This tree planting requirement is in addition to the VUA landscaping requirements. Twenty (20) percent of the trees shall be shade trees.

VARIANCE REQUEST: Requesting a variance from Section 47-21.13.B.1.a including a requirement to provide a total of ninety-three (93) trees within the yards and other portions of the Site Plan not utilized for structures, required walks and VUA, decking, pool and other impervious areas to be reduced to a total of **47** trees, for a total variance of **46** trees.

It is important to note, that while the Applicant is requesting a variance, the 46 trees will be planted on adjacent property owned by the City, i.e. north of Gator Lake south of the Lofts of Palm Aire. Thus, while the Applicant is asking for a variance as it is unable to plant all the trees on the property covered by the Site Plan due to the unique nature of the proposed use, these trees are being planted offsite at a location that will offer a greater buffer to the residential community to the north of Gator Lake.

Variance Criteria: Section 47-24.12.A.4 of the ULDR provides the following criteria that must be met for the granting of a variance:¹

- a. Special conditions and circumstances affect the property at issue which prevent the reasonable use of such property; and

The location for the PLCWC has a number of features associated with it that are special and unique. As noted previously, the Property is located adjacent to the City’s wellfields, west of the FXE Airport and associated runways, south and west of a large existing lake (Gator Lake), east of an existing FP&L transmission line, and north of the existing sludge ponds that serve the existing Five Ash water treatment plant. These features taken together result in a very limited and compact area within which to construct the new water treatment facility. Given this limited footprint and the unique nature of the use, e.g. complex underground piping, the only available ground area within the site exists along the north, south, and east boundaries. This potential perimeter planting area encompasses or is in close proximity to critical underground

¹ The Applicant’s responses to each of the stated criteria is noted in bold and italics.

pipings serving the water treatment facility. As such, trees along the perimeter of the Facility are not being proposed to eliminate any risk of root intrusion, as well as eliminate any potential risk to above-ground structures during any severe weather event given the critical functions the Facility serves.

- b. Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:

The circumstances are unique and peculiar to the Property. Given the nature of the use, a water treatment plant, any proposed sites are limited within the City. Any site must be owned or controlled by the City, of a certain size and in proximity to the wellfields and the existing Five Ash plant. The Property was identified through a long planning process and considering the surrounding features and uses noted above. As such, these circumstances are clearly marked exceptions to other properties similarly zoned.

- c. Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and

The literal application of the requirements of Section 47-21.13 of the ULDR would deprive the Applicant of the ability to develop the Property for the new PLCWC to serve the residents and businesses of the City.

- d. The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

As mentioned above, the hardship is not self-created, but rather a product of the limited sites available to the City for the construction of this critical infrastructure, the existing features associated with the Property, and the design and operational aspects of the Facility that mitigate against the placement of trees or other landscaping in close proximity to the Facility operations.

- e. The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

The variance being requested is the minimum variance that will make possible the reasonable use of the Property. As the Landscape Plans demonstrate, the Applicant is proposing trees where possible given the Facility operations and to protect and ensure the integrity of the structures in the future. Trees are proposed within the associated parking lot and along the east side of Hawkins Road. Given the existing FP&L transmission line, trees cannot be planted along the west side of Hawkins

Road. Due to the complex underground pipe design, as well as the pipes that deliver water to and from the Facility, coupled with the sensitive nature of the above-ground equipment, trees are not proposed around the boundary of the Facility. The requested variance is in harmony with the general purpose and intent of the ULDR and will not be incompatible with adjoining properties. The Applicant proposes to address the protection, preservation, and enhancement of the natural environment through the planting of mitigation trees, which include the 46 Code required trees the subject of this variance, outside the site area, namely along the north side of Gator Lake, which will not negatively impact the critical functions of the water treatment facility. As noted previously, the Facility is surrounded by land owned by the City to the west, east and north. The nearest neighborhood, Lofts of Palm Aire Village, is located north and will be visually separated from the Facility by the existing trees that surround Gator Lake, the lake itself, and the additional trees that are proposed to be planted north of the lake. For all these reasons, approval of the variance will not be incompatible with the adjoining properties or the surrounding areas or otherwise detrimental to the public welfare.

Prospect Lake Clean Water Center

Board of Adjustment Narrative

May 3, 2024

Project Description: The Application seeks variance approval to allow the development of the Prospect Lake Clean Water Center (“PLCWC” or the “Facility”), which will replace the existing Five Ash Water Treatment plant currently serving the residents and businesses in the City of Fort Lauderdale. The PLCWC is a state-of-the-art facility that will utilize the technologies of ion exchange and nanofiltration with the objective of improving water supply reliability, water quality, and compliance with local and regional water standards. This Facility will be capable of treating 50 million gallons of well water per day to provide potable water for the City of Fort Lauderdale (the “City”).

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Land Use and Zoning: The Property has an underlying land use designation of Employment Center and is zoned Commerce Center (CC) District. The use of the Property for a water treatment plant is a permitted use within the CC District zoning. The Property subject to the underlying Site Plan approval is surrounded to the east, north and west by property owned by the City. The Facility is bounded to the south by Prospect Road, which will also provide the sole access to the Facility.

Concurrent Applications: The Applicant has previously submitted an application to plat the Property underlying the PLCWC (Application No. UDP-P23004) (“Plat Application”). The Plat Application also seeks to vacate a portion of the 50’ ingress/egress and utility easement dedicated by the Palm Aire Village 4th Section Plat (Plat Book 96, Page 35), as well as vacating a portion of Hawkins Road dedicated by the Palm Beach Farms Plat No. 3 Plat (Plat Book 2, Page 45). The Applicant is also processing two separate road vacation applications with the City to vacate the remainder of Hawkins Road previously dedicated by two separate deeds. With the road vacation application, that portion of Hawkins Road located west of the Facility will become a private drive subject to a public utilities easement to serve the existing and future utilities serving the area. Finally, the Applicant has also submitted and received conditional approval of its application for Site Plan approval (Application No. UDP-S23049) for the development of the PLCWC.

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(“ULDR”) to accommodate the development of the PLCWC, a critical infrastructure facility for the City:

- **Section 47-21.13.B.1.a – *Landscape Requirements for all Zoned Districts.***

B. Landscape requirements.

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¹ The Applicant’s responses to each of the stated criteria is noted in bold and italics.

- b. Circumstances which cause the special conditions are peculiar to the property at issue, or to such a small number of properties that they clearly constitute marked exceptions to other properties in the same zoning district; and:

The circumstances are unique and peculiar to the Property. Given the nature of the use, a water treatment plant, the proposed sites are limited within the City. Any site must be owned or controlled by the City and in proximity to the wellfields and the existing Five Ash plant. The Property was identified through a long planning process and considering the surrounding features and uses noted above. As such, these circumstances are clearly marked exceptions to other properties similarly zoned.

- c. Literal application of the provisions of the ULDR would deprive the applicant of a substantial property right that is enjoyed by other property owners in the same zoning district. (It shall be of no importance to this criterion that a denial of the variance sought might deny to the owner a more profitable use of the property, provided the provisions of the ULDR still allow a reasonable use of the property; and

The literal application of the requirements of Section 47-21.13 of the ULDR would deprive the Applicant of the ability to develop the Property for the new PLCWC to serve the residents and businesses of the City.

- d. The unique hardship is not self-created by the applicant or his predecessors, nor is it the result of mere disregard for, or ignorance of, the provisions of the ULDR or antecedent zoning regulations; and

As mentioned above, the hardship is not self-created, but rather a product of the limited sites available to the City for the construction of this critical infrastructure, the existing features associated with the Property, and the design and operational aspects of the Facility that mitigate against the placement of trees or other landscaping in close proximity to the Facility operations.

- e. The variance is the minimum variance that will make possible a reasonable use of the property and that the variance will be in harmony with the general purposes and intent of the ULDR and the use as varied will not be incompatible with adjoining properties or the surrounding neighborhood or otherwise detrimental to the public welfare.

The variance being requested is the minimum variance that will make possible the reasonable use of the Property. As the Landscape Plans demonstrate, the Applicant is proposing trees where possible given the Facility operations and to protect and ensure the integrity of the structures in the future. Trees are proposed within the associated parking lot and along the east side of Hawkins Road. Given the existing FP&L transmission line, trees cannot be planted along the west side of Hawkins Road. Due to the complex underground pipe design, as well as the pipes that deliver water to and from the Facility, coupled with the sensitive nature of the above-ground

equipment, trees are not proposed around the boundary of the Facility. The requested variance is in harmony with the general purpose and intent of the ULDR and will not be incompatible with adjoining properties. The Applicant proposes to address the protection, preservation, and enhancement of the natural environment through the planting of mitigation trees outside the site area, namely along the north side of Gator Lake, which will not negatively impact the critical functions of the water treatment facility. As noted previously, the Facility is surrounded by land owned by the City to the west, east and north. The nearest neighborhood, Lofts of Palm Aire Village, is located north and will be visually separated from the Facility by the existing trees that surround Gator Lake, the lake itself, and additional mitigation trees that are proposed to be planted north of the lake. For all these reasons, approval of the variance will not be incompatible with the adjoining properties or the surrounding areas or otherwise detrimental to the public welfare.

NO CONNECTIONS FOR THE PURPOSE OF OBTAINING WATER SUPPLY DURING CONSTRUCTION SHALL BE MADE TO ANY FIRE HYDRANT OR BLOW-OFF STRUCTURE WITHOUT FIRST OBTAINING PERMISSION AND A CONSTRUCTION METER FROM THE CITY OF FORT LAUDERDALE.

THE CONTRACTOR MUST USE EXTREME CARE TO AVOID DAMAGE OR DISRUPTION TO ANY EXISTING UTILITIES, WHETHER SHOWN ON THE PLANS OR NOT. ALL PLAN LOCATIONS ARE APPROXIMATE AND SHALL BE FIELD VERIFIED. CONTRACTOR IS TO CONTACT SUNSHINE STATE ONE CALL OF FLORIDA AT 1-800-432-4770 AND ALL OTHER PARTICIPATING UTILITIES 2 FULL BUSINESS DAYS PRIOR TO CONSTRUCTION FOR FIELD MARKUP LOCATIONS OF EXISTING UTILITIES.

IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO NOTIFY THE UTILITIES DEPARTMENT OF THE CITY OF FORT LAUDERDALE AT LEAST TWO (2) BUSINESS DAYS IN ADVANCE TO COORDINATE ANY ACTIVITY TO BE PERFORMED BY THE CITY'S UTILITIES DEPARTMENT.

IN GENERAL, EXISTING STRUCTURES AND UTILITIES ARE NOTED AS EXISTING AND/OR SHOWN IN THIN LINES. NEW CONSTRUCTION IS IN HEAVY LINES AND/OR UNDERLINED.

ALL WORK WITHIN BROWARD COUNTY RIGHT-OF-WAYS SHALL BE IN CONFORMANCE WITH THE BROWARD COUNTY MINIMUM STANDARDS AND/OR REQUIREMENTS.

CONTRACTOR SHALL COMPLY WITH ALL LOCAL CITY, COUNTY AND STATE REGULATIONS PERTAINING TO THE CLOSING OF PUBLIC STREETS FOR USE OF TRAFFIC DURING CONSTRUCTION.

CONTRACTOR SHALL PREPARE AND SUBMIT MAINTENANCE OF TRAFFIC (MOT) PLANS TO CITY OF FORT LAUDERDALE, AND BROWARD COUNTY AS REQUIRED FOR WORK TO BE DONE WITHIN THEIR R/W PRIOR TO COMMENCEMENT OF WORK. SPECIFIC AGENCY MOT REQUIREMENTS ARE THE SOLE

CONTRACTOR SHALL MAINTAIN ACCESS TO PRIVATE PROPERTY AT ALL TIMES

ALL OPEN TRENCHES AND HOLES ADJACENT TO ROADWAY OR WALKWAY SHALL BE PROPERLY MARKED AND BARRICADED TO ASSURE THE SAFETY OF BOTH VEHICULAR AND PEDESTRIAN

CONTRACTOR SHALL PROMPTLY REPAIR AND RESTORE EXISTING PAVEMENT, SIDEWALKS, CURBS, DRIVEWAYS, PIPES, RESIDENTIAL AND COMMERCIAL SPRINKLER LINES, CONDUIT, CABLES, ETC. AND LANDSCAPE AREAS DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES.

CONTRACTOR SHALL PROVIDE TEMPORARY FENCING AS REQUIRED BY AGENCIES HAVING JURISDICTION OVER THE PROJECT AND/OR WHEN REQUIRED FOR PUBLIC SAFETY.

THE CONTRACTOR SHALL BE RESPONSIBLE AT ALL TIMES THROUGHOUT THE DURATION OF CONSTRUCTION AND UNTIL ACCEPTANCE OF WORK, FOR THE PROTECTION OF EXISTING AND NEWLY INSTALLED UTILITIES FROM DAMAGE OR DISRUPTION OF SERVICE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR TAKING SUCH MEASURES AS NECESSARY TO PROTECT THE HEALTH, SAFETY AND WELFARE OF THOSE PERSONS HAVING ACCESS TO THE WORK SITE.

LOCATION OF AIR RELEASE VALVES MAY BE FIELD ADJUSTED BY THE ENGINEER OR CITY OF FORT

CONTRACTOR SHALL ADJUST TO GRADE ALL EXISTING UTILITY CASTINGS INCLUDING VALVE BOXES, MANHOLES, HAND HOLES, PULL BOXES, INLETS AND SIMILAR STRUCTURES IN

CONTRACTOR SHALL RESTORE EXISTING PAVEMENT AND PAVEMENT MARKINGS/SIGNAGE TO ORIGINAL PRE-CONSTRUCTION CONDITION OR AS OTHERWISE SPECIFIED IN CONTRACT

CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS AND ELEVATIONS BEFORE STARTING

ELEVATIONS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM 1988 (NAVD

CONTRACTOR TO ENSURE THAT THE BEDDING MATERIAL FOR THE STABILIZATION IS FREE OF ORGANIC

GENERAL NOTES - TRAFFIC CONTROL PLAN

1. THE TRAFFIC CONTROL PLANS FOR THE PROJECT SHALL COMPLY WITH THE LATEST EDITION OF THE STANDARD PLANS FOR ROADWAY CONSTRUCTION, INDEX NO. 102-600 TO 102-660, MUTCD, AND THE STANDARD SPECIFICATIONS.
2. THE AGENCY RESPONSIBLE FOR MAINTENANCE OF ALL TRAFFIC DEVICES AND RELATED EQUIPMENT ON PROSPECT ROAD IS BROWARD COUNTY TRAFFIC ENGINEERING.
3. A REGULATORY SPEED OF 25 MPH SHALL BE POSTED WITHIN THE LIMITS OF THE WORK ZONE.
4. FOR WORK ON PROSPECT ROAD, EXISTING SIGNS AND PAVEMENT MARKINGS THAT CONFLICT WITH CONSTRUCTION SIGNS AND MARKINGS SHALL BE REMOVED DURING CONSTRUCTION. ALL EXISTING SIGNS THAT ARE REMOVED SHALL BE STOCKPILED IN A SECURE PLACE AND REINSTALLED AFTER CONSTRUCTION. REMOVE AND REPLACE ANY GROUND MOUNT SIGN BY USE OF INDEX NO. 611.
5. THE CONTRACTOR SHALL MAINTAIN EXISTING DRAINAGE PATTERNS AND PREVENT ADVERSE FLOODING OF THE TRAVEL LANES DURING CONSTRUCTION.
6. THE CONTRACTOR SHALL COMPLY WITH ALL WORKING HOURS AND RELEVANT REGULATIONS FROM THE CITY OF FORT LAUDERDALE, OR BROWARD COUNTY WHEN PERFORMING WORK. CONTRACTOR TO OBTAIN ANY REQUIRED AUTHORIZATION PRIOR TO PERFORMING WORK OUTSIDE OF SPECIFIED WORK HOURS.
7. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY COMPANY TWO (2) BUSINESS DAYS IN ADVANCE OF ANY EXCAVATION INVOLVING ITS UTILITIES SO THAT A COMPANY REPRESENTATIVE CAN BE PRESENT. THE LOCATION OF THE UTILITIES SHOWN IN THE PLANS ARE APPROXIMATE ONLY. THE EXACT LOCATION SHALL BE DETERMINED BY THE CONTRACTOR DURING CONSTRUCTION.
8. TRAFFIC CONTROL ON ALL COUNTY RIGHTS-OF-WAY SHALL MEET THE ADDITIONAL REQUIREMENTS OF THE BROWARD COUNTY ENGINEERING DEPARTMENT.
9. CONTRACTOR SHALL PREPARE AND SUBMIT MAINTENANCE OF TRAFFIC PLAN (MOT) WHERE REQUIRED BY FEDERAL, STATE, COUNTY, OR LOCAL AGENCIES HAVING JURISDICTION. CONTRACTOR SHALL OBTAIN ALL REQUIRED APPROVALS AND PERMITS ASSOCIATED WITH THE MOT'S.
10. CONTRACTOR TO CONSTRUCT WIDENING ON PROSPECT ROAD USING FDOT STANDARD PLAN 102-613. CONTRACTOR IS ALLOWED TO CLOSE LANES ON NON PEAK HOURS ONLY.

GENERAL NOTES-BROWARD COUNTY TRAFFIC ENGINEERING DEPT.

ALL PARTIES NOTE THE FOLLOWING:

1. DIRECTIONAL BORES, UTILITY CONNECTIONS, THE PLACEMENT OF MOT AND ADVANCE SIGNAGE MAY BY THEIR PLACEMENT, DAMAGE/DESTROY THE COMMUNICATIONS CABLE/CONDUIT LOCATED INSIDE AND OUTSIDE THE PROJECT AREA. ADDITIONALLY, CURB/GUTTER/SIDEWALK REMOVAL/PLACEMENT, RELOCATION OF TREES, LANDSCAPING ACTIVITIES AND IRRIGATION ACTIVITIES ARE POTENTIAL CAUSES FOR DAMAGE TO BCTED'S COMMUNICATION CABLE/CONDUIT. ALL PARTIES SHALL EXERCISE EXTREME CAUTION WHEN WORKING IN PROXIMITY TO THE COMMUNICATIONS CABLE/CONDUIT.

DRAINAGE NOTES

1. PRIOR TO BACKFILLING EXFILTRATION TRENCHES, DRAINAGE INLETS OR MANHOLES, THE CONTRACTOR SHALL NOTIFY THE ENGINEERING INSPECTOR FOR AN INSPECTION.
2. DRAINAGE STRUCTURES SHALL BE CLEANED PRIOR TO ACCEPTANCE BY CITY OR DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP).
3. ALL DRAINAGE PIPES SHALL BE LAID IN DRY TRENCH. ALL MUCK OR UNSUITABLE MATERIALS IN TRENCHES, INLETS OR MANHOLES SHALL BE REMOVED AND BACKFILLED WITH SELECTED MATERIAL APPROVED BY THE ENGINEER. SEE SPECIFICATIONS FOR BACKFILL DETAILS.
4. MINIMUM COVER FOR HDPE PIPE UNDER ASPHALT SHALL BE 24" COMPACTED LIMEROCK BASE. MINIMUM COVER FOR HDPE PIPE UNDER GRASS SHALL BE 18" COMPACTED SUBGRADE.
5. THE CONTRACTOR SHALL MAINTAIN EXISTING DRAINAGE PATTERNS AND PREVENT ADVERSE FLOODING OF THE TRAVEL LANES DURING CONSTRUCTION.
6. ALL EXFILTRATION SYSTEMS SHALL BE DESIGNED IN ACCORDANCE WITH SOUTH FLORIDA WATER MANAGEMENT DISTRICT'S (SFWMD) PERMIT INFORMATION MANUAL "MANAGEMENT AND STORAGE OF SURFACE WATER", LATEST EDITION.

B	100% SUBMITTAL	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL			
	MW/MG		JWC	08/25/2023
	DESIGN BY		CHECKED BY	DATE
CITY OF FORT LAUDERDALE PROSPECT LAKE CLEAN WATER CENTER (PLCWC)				
  CITY OF FORT LAUDERDALE This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.				
GENERAL NOTES				
ENGINEER/DESIGN ORIGINATOR 1st. Int. Name			DRAWING NUMBER	
LEAD ENG JOSEPH CAROTHERS			20036124-CN-002	
ENG MGR GORKY CHARPENTIER				
PROJ MGR JOSEPH CAROTHERS				

THE LOCATIONS, ELEVATIONS AND DIMENSIONS OF ALL EXISTING UTILITIES SHOWN ON THIS PLAN HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, THE CONTRACTOR SHALL VERIFY THE LOCATION, ELEVATIONS, AND DIMENSIONS OF ALL EXISTING UTILITIES AND OTHER FEATURES AFFECTING THE WORK PRIOR TO DEMOLITION. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY DISCREPANCIES WHICH

CHAPTER 553.851 OF THE FLORIDA STATUTES REQUIRES THAT AN EXCAVATOR NOTIFY ALL UTILITIES A MINIMUM OF TWO (2) WORKING DAYS

PRIOR TO REMOVAL OF ANY UNDERGROUND TANK AND OTHER COMPONENT, CONTRACTOR MUST COMPLETELY DRAIN THE SYSTEMS TO AN APPROVED SANITATION TANK FOR DISPOSAL TO AN APPROVED LOCATION, AS REQUIRED BY DISPOSAL PERMIT.

PROTECT AND SAVE ALL UTILITIES, UNLESS OTHERWISE NOTED.

ALL EXISTING STRUCTURES, PAVEMENTS, SLABS, FOUNDATIONS, STEPS AND OTHER ON-SITE EXISTING FEATURES INDICATED ON THE DRAWINGS TO BE REMOVED SHALL BE DEMOLISHED AND REMOVED BY THE CONTRACTOR (AS APPLICABLE TO PROJECT).

ALL EXISTING SEWERS, PIPING AND UTILITIES SHOWN ARE NOT TO BE INTERPRETED AT THE EXACT LOCATION, OR AS THE ONLY OBSTACLES THAT MAY OCCUR ON THE SITE. CONTRACTOR SHALL VERIFY EXISTING CONDITIONS AND PROCEED WITH CAUTION AROUND ANY ANTICIPATED FEATURES. GIVE NOTICE TO ALL UTILITY COMPANIES REGARDING DESTRUCTION AND REMOVAL OF ALL SERVICE LINES AND CAP ALL LINES

THE CONTRACTOR SHALL COORDINATE WITH THE APPROPRIATE UTILITY COMPANY PRIOR TO REMOVAL OR RELOCATION OF ANY ELECTRICAL, TELEPHONE, CABLE AND/OR GAS LINES. SUFFICIENT TIME SHALL BE PROVIDED FOR RELOCATION AND CLOSE COORDINATION WITH THE UTILITY COMPANY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE.

CONTRACTOR MUST STOP OPERATION AND NOTIFY THE OWNER/ENGINEER FOR PROPER DIRECTION IF ANY ENVIRONMENTAL OR HEALTH RELATED CONTAMINANT IS ENCOUNTERED DURING THE DEMOLITION/EXCAVATION PROCESS.

FILL FOR LOWER LEVELS OF DEMOLISHED STRUCTURES MAY INCLUDE CONCRETE OR MASONRY RUBBLE RESULTING FROM DEMOLITION, SUBJECT TO THE ENGINEER'S/ARCHITECT'S APPROVAL. RUBBLE SHALL NOT EXCEED SIX (6) INCHES IN LONGEST DIMENSION.

REMOVE AND LEGALLY DISPOSE OF ALL OTHER RUBBISH, RUBBLE, AND DEBRIS. COMPLY WITH ALL APPLICABLE LAWS AND REGULATIONS

CONTINUOUS ACCESS AND OPERATION SHALL BE MAINTAINED FOR THE SURROUNDING PROPERTIES AND BUILDINGS AT ALL TIMES DURING

PRIOR TO DEMOLITION OCCURRING ALL EROSION CONTROL DEVICES ARE TO BE INSTALLED.

ALL SIGNS OUTSIDE THE DEMOLITION AREA ARE TO REMAIN UNLESS OTHERWISE SPECIFIED.

ANY MUCK ENCOUNTERED UNDER PROPOSED STRUCTURES SHALL BE REMOVED TO 5 FT. BEYOND THE FOOTPRINT OF THAT STRUCTURE BACKFILL WITH APPROVED FILL MATERIAL SATISFYING ALL COMPACTION REQUIREMENTS.

ALL EXISTING UTILITIES WITHIN THE DEMOLITION SITE AREA SHALL BE ADJUSTED, REMOVED OR RELOCATED. ACTUAL WORK SHALL BE COORDINATED BY THE CONTRACTOR DIRECTLY W/ THE APPROPRIATE UTILITY COMPANY.

THE CONTRACTOR SHALL LOCATE ALL UNDERGROUND UTILITIES BEFORE EXCAVATION.

ALL TRASH, DEBRIS AND OTHER MATERIAL REMOVED FROM THE SITE SHALL BE PROPERLY DISPOSED OF BY THE CONTRACTOR IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS.

PRIOR TO DEMOLITION, THE CONTRACTOR SHALL BE REQUIRED TO SUBMIT A DEMOLITION SCHEDULE DEPICTING EACH PHASE OF THE WORK.

PRIOR TO BEGINNING DEMOLITION, THE CONTRACTOR SHALL VERIFY THE SIZE, LOCATION, ELEVATION, AND MATERIAL OF ALL EXISTING

EXISTING UTILITY LOCATIONS SHOWN ON THESE PLANS ARE APPROXIMATE. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF EXISTING UTILITIES SHOWN OR FOR ANY EXISTING UTILITIES NOT SHOWN. ALL EXISTING UTILITIES ARE TO BE LOCATED IN THE FIELD ACCORDING TO SUNSHINE 811 AND ALL OTHER JURISDICTIONAL STANDARDS AND REQUIREMENTS.

SUNSHINE STATE ONE CALL OF FLORIDA, INC. REQUIRES THE CONTRACTOR TO CALL TWO (2) FULL BUSINESS DAYS (BUT NOT MORE THAN FIVE) PRIOR TO BREAKING GROUND TO FIND OUT WHERE BURIED FACILITIES (ELECTRICAL, GAS, TELEPHONE, CABLE, WATER) ARE LOCATED.

ALL DEMOLITION SHALL BE DONE IN A SAFE MANNER, SPECIFICALLY, THE RULES AND REGULATIONS OF THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA), THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) AND THE MANUAL OF UNIFORM TRAFFIC CONTROL

PROVIDE ADEQUATE PROTECTION FOR PERSONS AND PROPERTY AT ALL TIMES. EXECUTE THE WORK IN A MANNER TO AVOID HAZARDS TO PERSONS AND PROPERTY AND PREVENT INTERFERENCE WITH THE USE OF AND ACCESS TO ADJACENT BUILDINGS, STREETS AND SIDEWALKS SHALL NOT BE UNNECESSARILY BLOCKED BY DEBRIS AND EQUIPMENT.

BUILDING MATERIALS SHALL BE TESTED FOR ASBESTOS IF THERE EXISTS REASON TO BELIEVE ASBESTOS IS PRESENT.

WHERE EXISTING PAVEMENT IS TO BE REMOVED, SAW-CUT THE SURFACE LEAVING A UNIFORM AND STRAIGHT EDGE WITH MINIMUM DISTURBANCE TO THE REMAINING ADJACENT SURFACE. IF DEMOLITION RESULTS IN RAVELING OF SAW CUT SURFACE , RECUT BACK FROM THE

WHERE EXISTING PAVEMENT, CURB, CURB AND GUTTER, SIDEWALK, DRIVEWAY, OR VALLEY GUTTER IS REMOVED FOR INLETS, MANHOLES, APPURTENANCES, FACILITIES OR STRUCTURES, SAID PAVEMENT, ETC., SHALL BE REPLACED AND RESTORED IN EQUAL OR BETTER CONDITION

IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN ANY REQUIRED PERMITS FOR DEMOLITION FROM RESPONSIBLE REGULATORY AGENCIES WHILE FULLY ACKNOWLEDGING AND COMPLYING WITH ALL REQUIREMENTS PRIOR TO COMMENCING DEMOLITION WORK.

ANY TREES FOR REMOVAL SHALL COMPLY WITH ALL TREE REMOVAL PERMIT REQUIREMENTS FROM ANY GOVERNING BODY WITH JURISDICTION

SHOULD REMOVAL AND/OR RELOCATION ACTIVITIES DAMAGE THE LIGHTING, STORM INLET STRUCTURES, OR OTHER STRUCTURES DESIGNATED TO BE SAVED, THEN THE CONTRACTOR SHALL PROVIDE NEW MATERIALS/STRUCTURES IN ACCORDANCE WITH THE CONTRACT DOCUMENTS OR REPAIRED WITH THE APPROVAL OF THE ENGINEER OF RECORD.

AN EROSION AND SEDIMENT CONTROL PLAN ENCOMPASSING THE PRINCIPALS AND THE REQUIREMENTS DESCRIBED HEREIN AND A SCHEDULE FOR THEIR IMPLEMENTATION AND MAINTENANCE FOR THE PROJECT DURATION SHALL BE SUBMITTED AS REQUIRED BY JURISDICTIONAL

DURING DEMOLITION, THE CONTRACTOR SHALL TAKE ALL REASONABLE MEASURES TO ENSURE AGAINST POLLUTING, SILTATION OR DISTURBANCE TO SUCH AN EXTENT AS TO CAUSE AN INCREASE IN TURBIDITY TO THE EXISTING DRAINAGE SYSTEMS AND ADJACENT WATER BODIES AND WETLANDS, IN COMPLIANCE WITH ALL PERMIT REQUIREMENTS RELATED TO SUCH MEASURES.

3. THROUGHOUT THE WORK PERIOD, THE CONTRACTOR SHALL INSPECT WEEKLY THE PROTECTIVE INSTALLATIONS FOR FAILURE OR SIGNS OF FAILURE OR MALFUNCTION AND EFFECT REPAIRS OR REPLACEMENT IMMEDIATELY UPON DISCOVERY.
4. ALL INLETS AND CATCH BASINS RECEIVING WATER FROM THE WORK AREA, SHALL BE PROTECTED FROM SEDIMENT STORM RUNOFF.
5. THE CONTRACTOR SHALL PROMPTLY REMOVE ALL MUD, DIRT OR OTHER MATERIALS TRACKED OR SPILLED ONTO EXISTING PUBLIC ROADS AND FACILITIES BY THE CONTRACTOR.
6. DEWATERING ACTIVITIES, IF REQUIRED TO COMPLETE THE WORK, WILL NOT RESULT IN ANY DISCHARGE OF TURBID WATER FROM THE PROJECT SITE WITHOUT PROPER EROSION AND SEDIMENT CONTROL AND APPROVAL FROM ENGINEER.
7. PHASING OF EROSION CONTROL DEMOLITION SHALL BE RECOMMENDED AS FOLLOWS:
 - 7.1. PLACEMENT OF PERIMETER PROTECTIVE MEASURES (SILT FENCE, HAY BALES, TURBIDITY BARRIERS, ETC.) AROUND ON-SITE FEATURES TO BE RETAINED, AT POINTS OF OFF-SITE DISCHARGE AND AROUND WORK AREAS TO BE EXCAVATED OR FILLED.
 - 7.2. REROUTE RUNOFF FROM AREAS OUTSIDE OF THE WORK AREA TO MINIMIZE FLOW THROUGH AREAS TO BE DISTURBED BY DEMOLITION. BERMS, SWALES AND OTHER MEANS USED FOR SUCH CONVEYANCE SHALL BE VEGETATED AND MEASURES TAKEN TO PROVIDE PROTECTION UNTIL STABILIZATION OCCURS (AS APPLICABLE TO THE PROJECT).
 - 7.3. SELECT LOCATIONS FOR PLACEMENT OF EXCAVATED MATERIAL, WHERE SUITABLE FOR FILL OR UNSUITABLE MATERIAL, AND CONSTRUCT CONTAINMENT BERMS AROUND THE AREA. THE USE OF STRIPING FOR THIS PURPOSE MAY ACCELERATE BERM REVEGETATION. CONSTRUCT TEMPORARY OUTLETS FOR CONTAINMENT AREAS WITH SCREENS, HAY BALES, SETTLING BASINS OR OTHER MEASURES TO PREVENT SILT TRANSPORT.
 - 7.4. SELECT / DESIGNATE ACCESS ROUTING FOR EQUIPMENT AND VEHICLES AND PROVIDE PERIMETER PROTECTIVE MEASURES WHERE EXISTING TERRAIN WILL BE SUBJECT TO DISRUPTION BY SUCH TRAFFIC.
 - 7.5. CONSTRUCT ABOVE GROUND OR OTHER CONTAINMENT AREAS FOR WORK AREA RUNOFF. PROVIDE SCREENS, HAY BALES, ETC. TO FILTER DISCHARGE FROM THOSE AREAS.
 - 7.6. GRASSING, SODDING, ETC. SHALL BE IN PLACE IMMEDIATELY UPON COMPLETION OF REGRADING, SWALE SLOPES AND THE CONSTRUCTED OR DISTURBED AREAS.
8. THE CONTRACTOR IS REQUIRED TO ADHERE TO THE REQUIREMENT OF THE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES). THE CONTRACTOR SHALL INSTITUTE BEST MANAGEMENT PRACTICES (BMPs) TO ENSURE COMPLIANCE WITH THE NPDES PROGRAM AND TO MINIMIZE THE IMPACT TO PUBLIC STORMWATER FACILITIES. A NOTICE OF INTENT (NOI) SHALL BE FILED PRIOR TO BEGINNING CONSTRUCTION ACTIVITIES.
9. PRIOR TO CONSTRUCTION, A SILT FENCE IN ACCORDANCE WITH CITY'S DETAIL SILT FENCE SHALL BE ERECTED AS NOTED ON PLANS. ALL PROPOSED CATCH BASINS WILL HAVE THEIR INLETS PROTECTED BY THE INSTALLATION OF FILTER FABRIC INTO THE FRAME AND GRATE. THIS SILT FENCE AND FILTER FABRIC WILL REMAIN IN PLACE DURING THE ENTIRE DURATION OF CONSTRUCTION.
10. ALL WASTE GENERATED FROM THE CONSTRUCTION SHALL BE DISCARDED IN ACCORDANCE WITH ALL APPLICABLE STATE, LOCAL AND FEDERAL REGULATIONS. CONTRACTOR IS TO OBTAIN ALL APPLICABLE CODES AND BECOME FAMILIAR WITH STATE, LOCAL AND FEDERAL REGULATIONS PRIOR TO BEGINNING CONSTRUCTION. REGULATIONS CAN BE FOUND, BUT NOT LIMITED TO, DEPARTMENT OF ENVIRONMENTAL RESOURCE MANAGEMENT AND DEPARTMENT OF ENVIRONMENTAL PROTECTION.
11. TO ENSURE THAT OFF-SITE VEHICLE TRACKING OF SEDIMENTS AND THE GENERATION OF DUST IS MINIMIZED, CONTRACTOR IS TO PUT INTO PRACTICE THE METHODS DETAILED IN FDOT INDEX 106 (2010 VERSION) AND BMPs.
12. DUST GENERATED FROM CONSTRUCTION WILL BE MINIMIZED BY WATERING OF THE SITE ACCORDING TO ALL APPLICABLE CITY STANDARDS.
13. AT ANY TIME DURING CONSTRUCTION THAT THE SILT FENCING IS DISTURBED, THE SILT FENCING SHALL BE RESTORED TO ITS ORIGINAL STATE WITHIN 24 HOURS. AT NO TIME DURING CONSTRUCTION SHALL WORK BE PERFORMED WITHOUT THE INTEGRITY OF THE SILT FENCING SECURED.
14. A QUALIFIED INSPECTOR, PROVIDED BY THE OPERATOR, SHALL INSPECT ALL POINTS OF DISCHARGE INTO NEARBY SURFACE WATER OF THE STATE AND SFWM. THE INSPECTION WILL OCCUR AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.5 INCHES OR GREATER. INSPECTION INCLUDES THE WRITTEN RECORDING OF THE CONDITION OF ALL DISCHARGE POINTS, INTEGRITY OF SILT FENCING, DUST CONTROL MEASURES, VEHICULAR TRAFFIC AND CONSTRUCTION MATERIAL STORAGE AND DISPOSAL. WRITTEN RECORD OF ALL INSPECTIONS WILL BE STORED BY THE OPERATOR DURING CONSTRUCTION.
15. THE INSPECTION REPORT WILL INCLUDE, BUT IS NOT LIMITED TO, THE FOLLOWING INFORMATION: NAME AND QUALIFICATION OF PERSONNEL MAKING THE INSPECTION, DATE OF INSPECTION, RAINFALL DATE, MAJOR OBSERVATIONS RELATING TO THE SWPPP, ACTIONS TAKEN BY CONTRACTOR AND ANY INCIDENT OF NONCOMPLIANCE WITH PERMIT. WHERE AN INSPECTION DOES NOT IDENTIFY ANY INCIDENT OF NONCOMPLIANCE, THE REPORT SHALL CONTAIN A CERTIFICATION THAT THE FACILITY IS IN COMPLIANCE WITH THE SWPPP AND THE PERMIT.
16. THE PERMITTEE SHALL RETAIN A COPY OF THE SWPPP AND ALL REPORTS, RECORDS AND DOCUMENTATION REQUIRED BY THE PERMIT AT THE CONSTRUCTION SITE, OR AN APPROPRIATE ALTERNATIVE LOCATION AS SPECIFIED IN THE NOTICE OF INTENT, FROM THE DATE OF PROJECT INITIATION TO THE DATE OF FINAL STABILIZATION. THE PERMITTEE SHALL RETAIN COPIES OF SWPPP AND ALL REPORTS REQUIRED BY THIS PERMIT, AND RECORDS OF ALL DATA USED TO COMPLETE THE NOTICE OF INTENT TO BE COVERED BY THE PERMIT, FOR A PERIOD OF AT LEAST THREE (3) YEARS FROM THE DATE THAT THE SITE IS FINALLY STABILIZED.
17. SEE LANDSCAPE PLANS FOR TREE REMOVAL AND LANDSCAPE DEMOLITION.

INTERRUPTION OF EXISTING UTILITIES

1. ANY WORK THAT REQUIRES INTERRUPTION OF SERVICE TO ANY CUSTOMER SHALL BE DONE SO WITH A MINIMUM OF SEVENTY-TWO (72) HOUR NOTICE TO, AND WRITTEN APPROVAL BY, THE APPROPRIATE UTILITY COMPANY. THE CONTRACTOR SHALL ARRANGE A MEETING WITH THE LOCAL JURISDICTIONAL AGENCIES AND OTHER GOVERNING AGENCIES, AND OTHER AFFECTED UTILITIES PRIOR TO SCHEDULING THE SHUT DOWN TO ASSESS THE SCOPE OF WORK. ALL SYSTEM SHUT DOWNS SHALL BE SCHEDULED BY THE CONTRACTOR AT SUCH TIME THAT SYSTEM DEMAND IS LOW. THIS GENERALLY REQUIRES NIGHT TIME WORK BY THE CONTRACTOR AND REQUIRES FULL TIME INSPECTION BY A REPRESENTATIVE OF THE UTILITY. EACH CUSTOMER AFFECTED BY THE SHUT DOWN SHALL BE PROVIDED, MINIMUM, FORTY-EIGHT (48) HOURS WRITTEN NOTIFICATION BY THE CONTRACTOR.

TEMPORARY FACILITIES

1. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ARRANGE OR SUPPLY TEMPORARY WATER SERVICE, SANITARY FACILITIES AND ELECTRICITY TO ITS EMPLOYEES AND SUBCONTRACTORS FOR THEIR USE DURING WORK.
2. MAINTENANCE OF TRAFFIC (MOT) IN THE PUBLIC RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE MUTCD AND FDOT.
3. ALL OPEN TRENCHES AND HOLES THAT ARE ASSOCIATED WITH THE INSTALLATION OF TEMPORARY EQUIPMENT FOR CONSTRUCTION AND ARE ADJACENT TO ROADWAYS OR WALKWAYS SHALL BE PROPERLY MARKED AND BARRICADED TO ASSURE THE SAFETY OF BOTH VEHICULAR AND PEDESTRIAN TRAFFIC.

WASTE MANAGEMENT PLAN

1. DESIGNATE A WASTE MANAGEMENT COORDINATOR TO BE RESPONSIBLE FOR IMPLEMENTING, MONITORING AND REPORTING STATUS OF WASTE MANAGEMENT WORK PLAN.
2. TRAIN WORKERS, SUBCONTRACTORS AND SUPPLIERS ON PROPER WASTE MANAGEMENT PROCEDURES, AS APPROPRIATE FOR THE WORK OCCURRING AT THE PROJECT SITE.
3. DISTRIBUTE A WASTE MANAGEMENT PLAN BEFORE WORK BEGINS. REVIEW PLAN PROCEDURES AND LOCATION ESTABLISHED FOR SALVAGE, RECYCLING AND DISPOSAL.

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



CITY OF FORT LAUDERDALE	
	This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.

GENERAL NOTES

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CN-003
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

GENERAL: EXCEPT FOR ITEMS OR MATERIALS TO BE SALVAGED, RECYCLED OR OTHERWISE REUSED, REMOVE WASTE MATERIALS FROM PROJECT SITE AND LEGALLY DISPOSE OF THEM IN A LANDFILL OR OTHER PERMITTED DISPOSAL FACILITY.

EXCEPT AS OTHERWISE SPECIFIED, DO NOT ALLOW WASTE MATERIALS THAT ARE TO BE DISPOSED OF TO ACCUMULATE ON-SITE.

REMOVE AND TRANSPORT DEBRIS IN A MANNER THAT WILL PREVENT SPILLAGE ON ADJACENT SURFACES AND AREAS.

- THE PAVEMENT DESIGN SHALL COMPLY WITH ALL FDOT STANDARDS REFERENCED WITHIN.

- UNLESS OTHERWISE SPECIFIED, SELECTED MATERIAL SHALL BE FREE OF STONES LARGER THAN 3/8" DIAMETER.

- NEW SURFACE WILL BE FDOT TYPE III ASPHALTIC CONCRETE.
- ASPHALT PAVEMENTS JOINTS (ASPHALTIC CONCRETE) SHALL BE MECHANICALLY SAWED.
- BASE MATERIAL SHALL HAVE A MINIMUM CARBONATE CONTENT OF 70%.

- ALL PAVEMENT IS TO BE INSTALLED WITHIN SPPROVED WORK HOURS.

ALL CONCRETE STANDARDS ARE TO BE IN ACCORDANCE WITH THE CITY OF FORT LAUDERDALE STANDARDS,

ALL CONCRETE SIDEWALKS ARE TO MEET ADA STANDARDS AND FDOT STANDARDS (INDEX 310).

ALL CURBS MUST HAVE AN 4" THICK LIMEROCK BASE, COMPACTED TO 98% MAX. DENSITY PER AAHSTO T-180.

ACCESSIBILITY REQUIREMENTS: THE WATER TREATMENT PROCESS AREAS (E.G., FILTERS, CHEMICAL HANDLING FACILITY, SODIUM HYPOCHLORITE FACILITIES, HIGH SERVICE PUMP STATION, BACKWASH PUMPS, TRANSFER PUMPS, LIME CONTACTOR, ETC.) INCLUDE MECHANICAL EQUIPMENT THAT CANNOT BE REASONABLY OPERATED BY DISABLED PERSONS. THE CITY OF FORT LAUDERDALE CERTIFIES THAT ONLY CITY UTILITY EMPLOYEES WILL WORK WITHIN THE WATER TREATMENT PLANT PROCESS AREAS. THE CITY OF FORT LAUDERDALE CERTIFIES THAT HANDICAPPED PERSONS CANNOT REASONABLY PERFORM THE WORK ASSOCIATED WITH THE WATER TREATMENT PROCESS AREAS. PURSUANT TO CHAPTER 553.504(1) OF THE FLORIDA STATUTES AND ARTICLE 203.5 OF THE "FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION", THE WATER TREATMENT PROCESS AREAS ARE NOT SUBJECT TO THE ACCESSIBILITY REQUIREMENTS OF THE AMERICANS

2. THE ADMINISTRATION BUILDING, PARKING LOT, AND ALL PATHWAYS TO THE ADMINISTRATION BUILDING WILL BE ADA COMPLAINT.

BAHIA OR ST. AUGUSTINE SOD SHALL BE REUSED IN THE RESTORATION OF ALL SODDED AREA.

[illegible]

B	100% SUBMITTAL	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL	MW/MG	JWC	08/25/2023
REV	DESIGN BY		CHECKED BY	DATE

CITY OF FORT LAUDERDALE

PROSPECT LAKE CLEAN WATER CENTER (PLCWC)





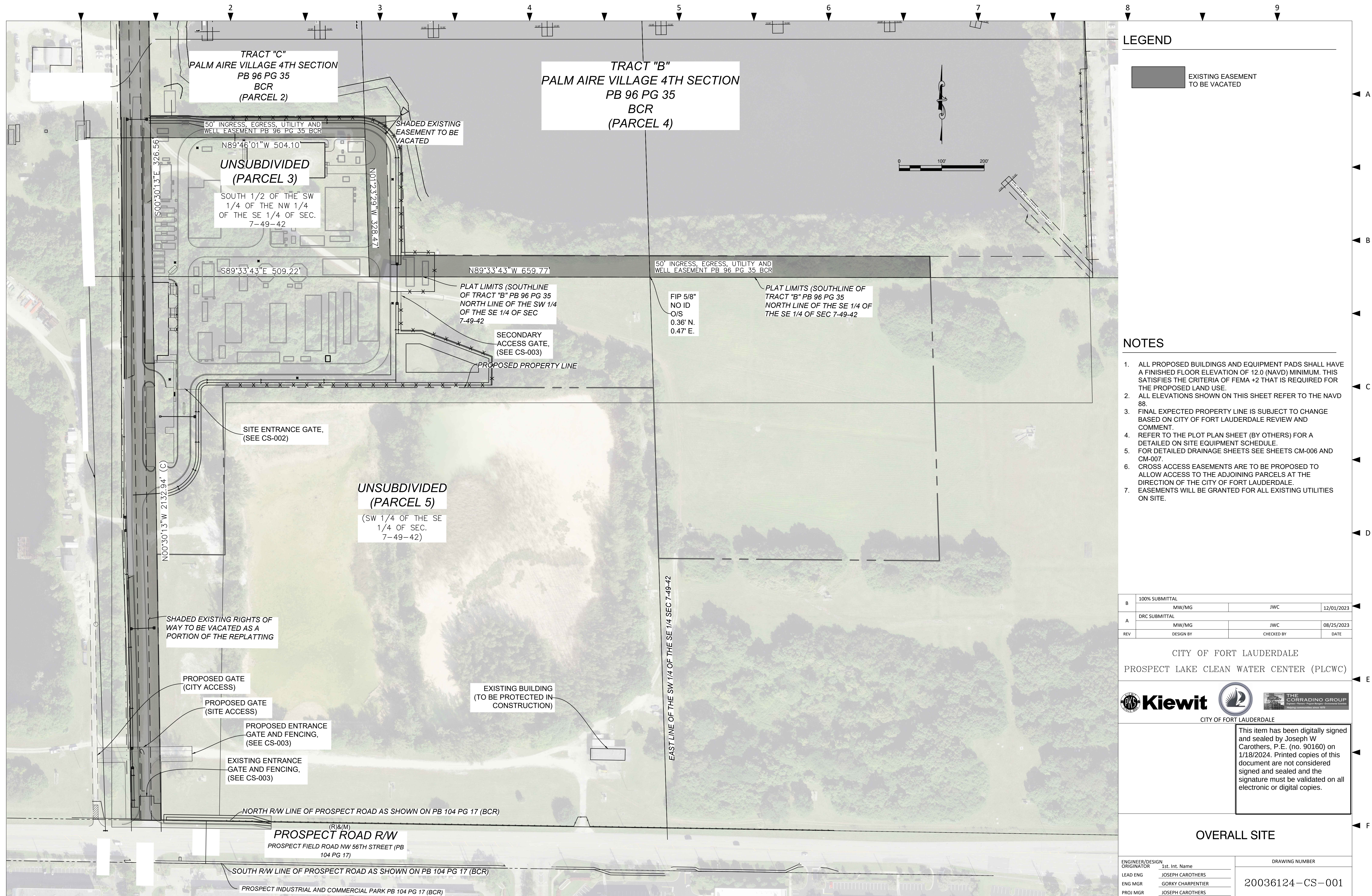


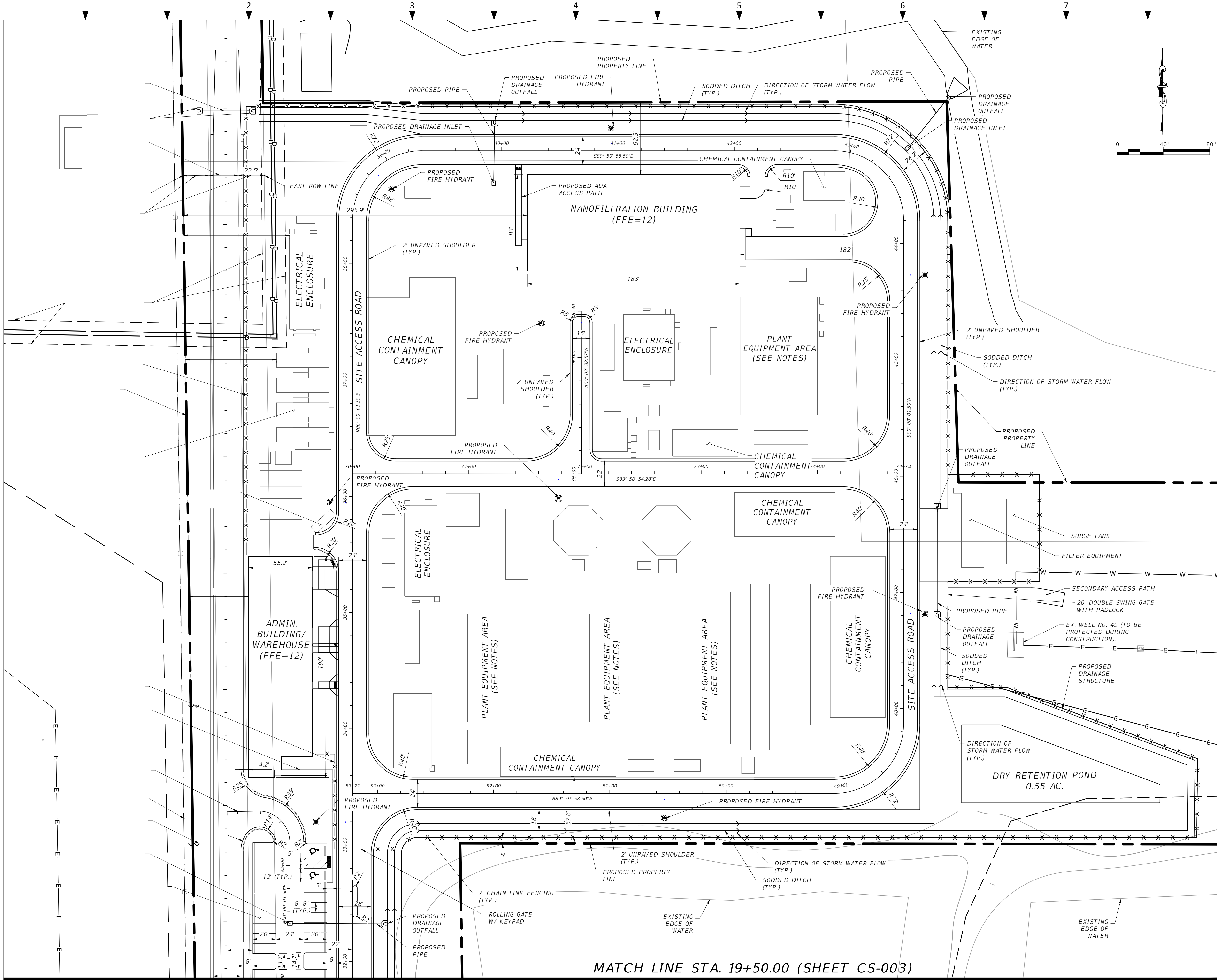

CITY OF FORT LAUDERDALE

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GENERAL NOTES

ENGINEER/DESIGN ORIGINATOR <u>1st. Int. Name</u> LEAD ENG <u>JOSEPH CAROTHERS</u> ENG MGR <u>GORKY CHARPENTIER</u> PROJ MGR <u>JOSEPH CAROTHERS</u>	DRAWING NUMBER 20036124-CN-004
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- NOTES
1.

ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD) MINIMUM. THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
2.

ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.
3.

FINAL EXPECTED PROPERTY LINE IS SUBJECT TO CHANGE BASED ON CITY OF FORT LAUDERDALE REVIEW AND COMMENT.
4.

REFER TO THE PLOT PLAN SHEET (BY OTHERS) FOR A DETAILED ON SITE EQUIPMENT SCHEDULE.
5.

FOR DETAILED DRAINAGE SHEETS SEE SHEETS CM-006 AND CM-007.
6.

CROSS ACCESS EASEMENTS ARE TO BE PROPOSED TO ALLOW ACCESS TO THE ADJOINING PARCELS AT THE DIRECTION OF THE CITY OF FORT LAUDERDALE.
7.

EASEMENTS WILL BE GRANTED FOR ALL EXISTING UTILITIES ON SITE.

SITE DATA

Future Land Use Designation:

Employment Center

Zoning:

Commerce Center (CC)

Property Control Numbers:

4942-0700-0100/0110
Portion of 4942-0706-1630/1620

Existing Use:

Government - Vacant Land

Proposed Use:

Employment Center

Water Provider:

City of Fort Lauderdale

Building Area (Total):

25,200 SF
Administrative Office: 8,878 SF (1 Story)
Warehouse/Storage: 6,227 SF
Warehouse/Storage: 3,094 SF
Nanofiltration Building: 557 SF
Nanofiltration Building: 15,322 SF (1 Story)

Proposed Building Dimensions:

Administrative Building: 25'-7"H, 189'-6"L x 54'-10"W
Nanofiltration Building: 35'-0"H, 183'-6"L x 83'-6"W

Setbacks:

	Required	Proposed
Front - South Prospect Road	40'	1,075'
Side - East West	15'	49.6'
Rear - North	15'	390'
Front - South Prospect Road	40'	1,530'
Side - East West	15'	147.1'
Rear - North	15'	61.8'

Parking:

Administrative Office (1/250 SF) 4 Spaces
Warehouse/Storage (1/800 SF) 2 Spaces
Nanofiltration Building (1/800 SF) 1 Space
Total Spaces: 2 Spaces

Parking Provided:

37 Spaces

Site Area:

28.68 ac

Floor Area Ratio:

0.02 (0.56ac/28.68ac)

Open Space:

N/A in this land use type

Vehicular Use Area:

3.81 ac

Landscape Area:

N/A (see landscaping plans)

Lot Coverage (70% req.):

10.85 ac (37.8%)

B	100% SUBMITTAL	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE

PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

Kiewit

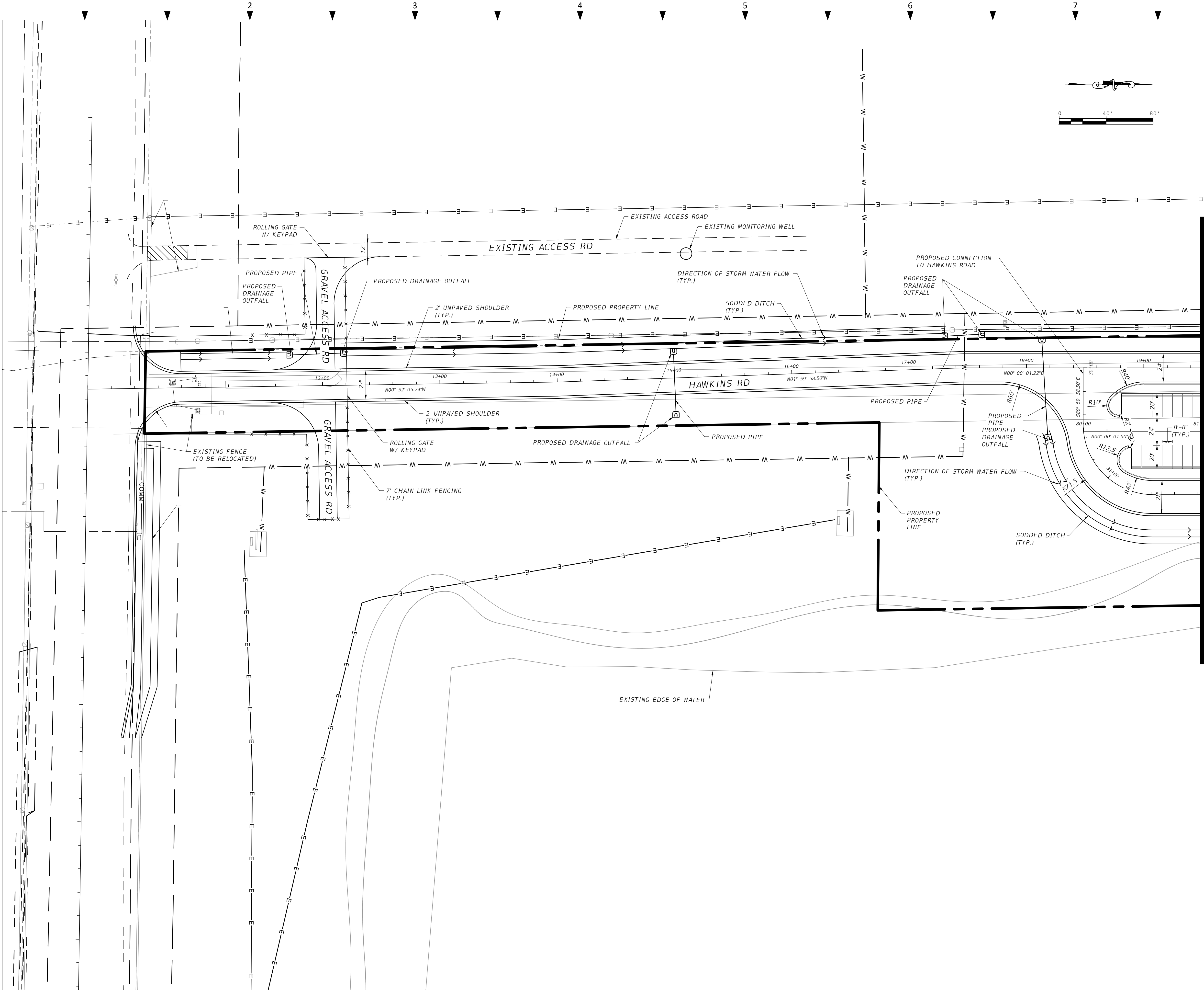
CITY OF FORT LAUDERDALE

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SITE PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CS-002
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

MATCH LINE STA. 19+50.00 (SHEET CS-003)



NOTES

- ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD) MINIMUM. THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
- ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.
- FINAL EXPECTED PROPERTY LINE IS SUBJECT TO CHANGE BASED ON CITY OF FORT LAUDERDALE REVIEW AND COMMENT.
- REFER TO THE PLOT PLAN SHEET (BY OTHERS) FOR A DETAILED ON SITE EQUIPMENT SCHEDULE.
- FOR DETAILED DRAINAGE SHEETS SEE SHEETS CM-006 AND CM-007.
- CROSS ACCESS EASEMENTS ARE TO BE PROPOSED TO ALLOW ACCESS TO THE ADJOINING PARCELS AT THE DIRECTION OF THE CITY OF FORT LAUDERDALE.
- EASEMENTS WILL BE GRANTED FOR ALL EXISTING UTILITIES ON SITE.

SITE DATA

Future Land Use Designation: Employment Center		
Zoning:	Commerce Center (CC)	
Property Control Numbers: (PCN)	4942-0700-0100/0110 Portion of 4942-0706-1630/1620	
Existing Use:	Government - Vacant Land	
Proposed Use:	Employment Center	
Water Provider:	City of Fort Lauderdale	
Building Area (Total):	25,200 SF	
Administrative Office:	9,678 SF (1 Story)	
Warehouse/Storage:	3,094 SF	
Nanofiltration Building:	557 SF	
Administration Building:	15,322 SF (1 Story)	
Proposed Building Dimensions:		
Nanofiltration Building:	25'-7"H, 189'-6"L x 54'-10"W	
Administration Building:	35'-0"H, 183'-6"L x 83'-6"W	
Setbacks		
Front (South) Prospect Road	Required	Proposed
Side (East) West	40'	1,075'
Rear - North	15'	49.6'
Front (South) Prospect Road	40'	390'
Side (East) West	15'	1,530'
Rear - North	15'	147.1'
Administration Building	15'	61.8'
Parking Requirements		
Administration Office (1/250 SF)	4 Spaces	
Warehouse/Storage (1/800 SF)	1 Space	
AB Parking (1/800 SF)	1 Space	
Total Spaces:	2 Spaces	
Parking Provided:	37 Spaces	
Site Area:		
Floor Area Ratio:	28.68 ac	
Open Space:	0.02 (0.56ac/28.68ac)	
Vehicular Use Area:	N/A in this land use type	
Landscape Area:	3.81 ac	
Lot Coverage (70% req.):	N/A (see landscaping plans)	
	10.85 ac (37.8%)	

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

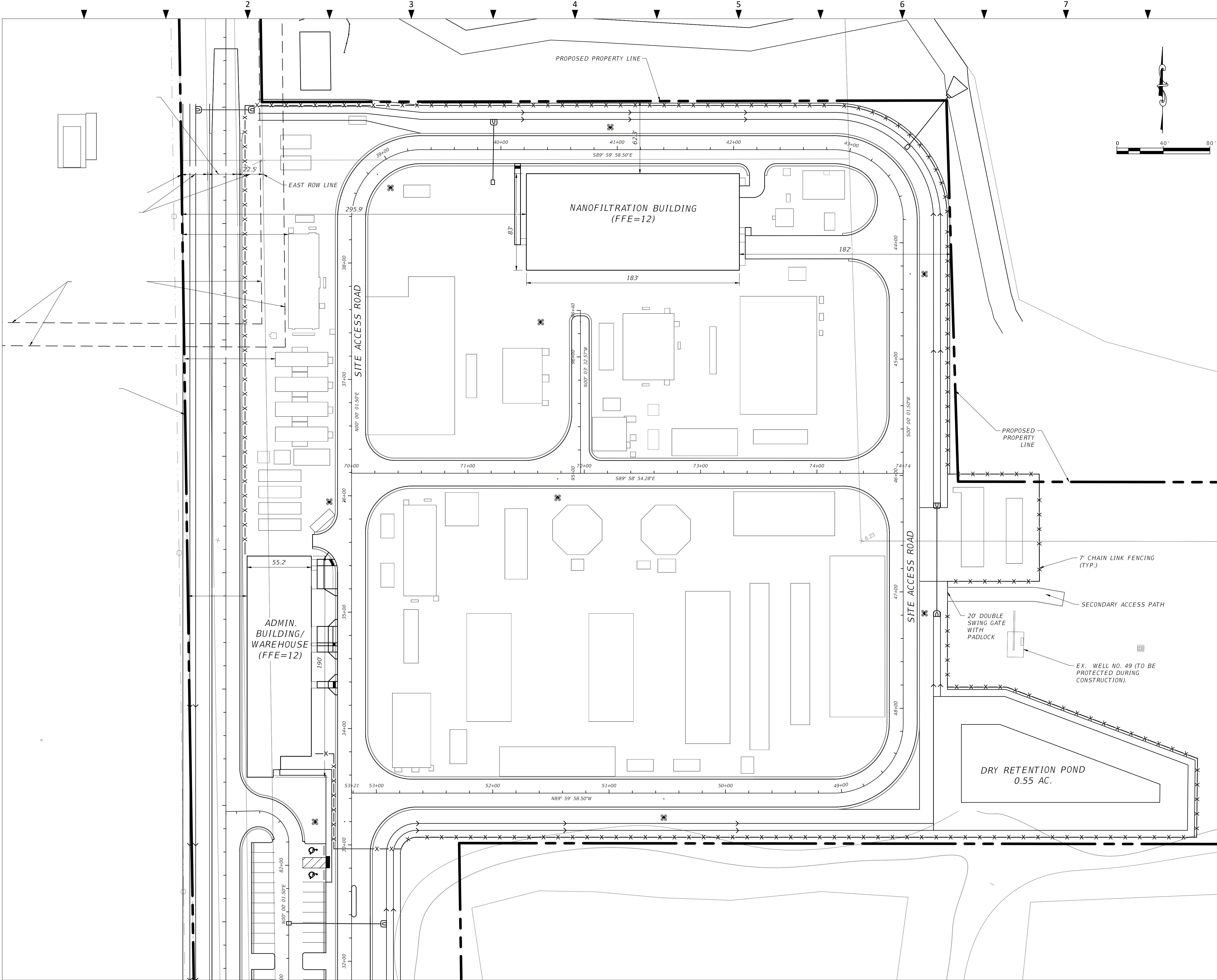
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.

SITE PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CS-003
ENG MGR	GOROKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



NOTES

- 1. ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD) MINIMUM. THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
- 2. ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.
- 3. FINAL EXPECTED PROPERTY LINE IS SUBJECT TO CHANGE BASED ON CITY OF FORT LAUDERDALE REVIEW AND COMMENT.
- 4. REFER TO THE PLOT PLAN SHEET (BY OTHERS) FOR A DETAILED ON SITE EQUIPMENT SCHEDULE.
- 5. FOR DETAILED DRAINAGE SHEETS SEE SHEETS CM-006 AND CM-007.
- 6. CROSS ACCESS EASEMENTS ARE TO BE PROPOSED TO ALLOW ACCESS TO THE ADJOINING PARCELS AT THE DIRECTION OF THE CITY OF FORT LAUDERDALE.
- 7. EASEMENTS WILL BE GRANTED FOR ALL EXISTING UTILITIES ON SITE.

SITE DATA

Future Land Use Designation: Employment Center

Zoning: Commerce Center (CC)

Property Control Numbers: 4942-0700-0100/0110
Portion of 4942-0706-1630/1620

Existing Use: Government - Vacant Land

Proposed Use: Employment Center

Water Provider: City of Fort Lauderdale

Building Area (Total): 25,200 SF
Administrative Office: 9,878 SF (1 Story)
Warehouse/Storage: 6,227 SF
Nanofiltration Building: 3,094 SF
Nanofiltration Building: 557 SF
Nanofiltration Building: 15,322 SF (1 Story)

Proposed Building Dimensions:
Administration Building: 25'-7"H, 189'-6"L x 54'-10"W
Nanofiltration Building: 35'-0"H, 183'-6"L x 83'-6"W

Setbacks	Required	Proposed
Front - South Prospect Road	40'	1,075'
Side - East-West	15'	49.6'
Rear - North	15'	390'
Front - South Prospect Road	40'	1,530'
Side - East-West	15'	147.1'
Rear - North	15'	61.8'

Parking Provided: 41 Spaces
Administration Office (1/250 SF) 4 Spaces
Warehouse/Storage (1/800 SF) 2 Spaces
Nanofiltration Building (1/800 SF) 1 Space
Total Spaces: 2 Spaces

Parking Provided: 41 Spaces

Site Area: 28.68 ac
Floor Area Ratio: 0.02 (0.56ac/28.68ac)
Open Space: N/A in this land use type
Vehicular Use Area: 3.81 ac
Landscape Area: N/A (see landscaping plans)
Lot Coverage (70% req.): 10.85 ac (37.8%)

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

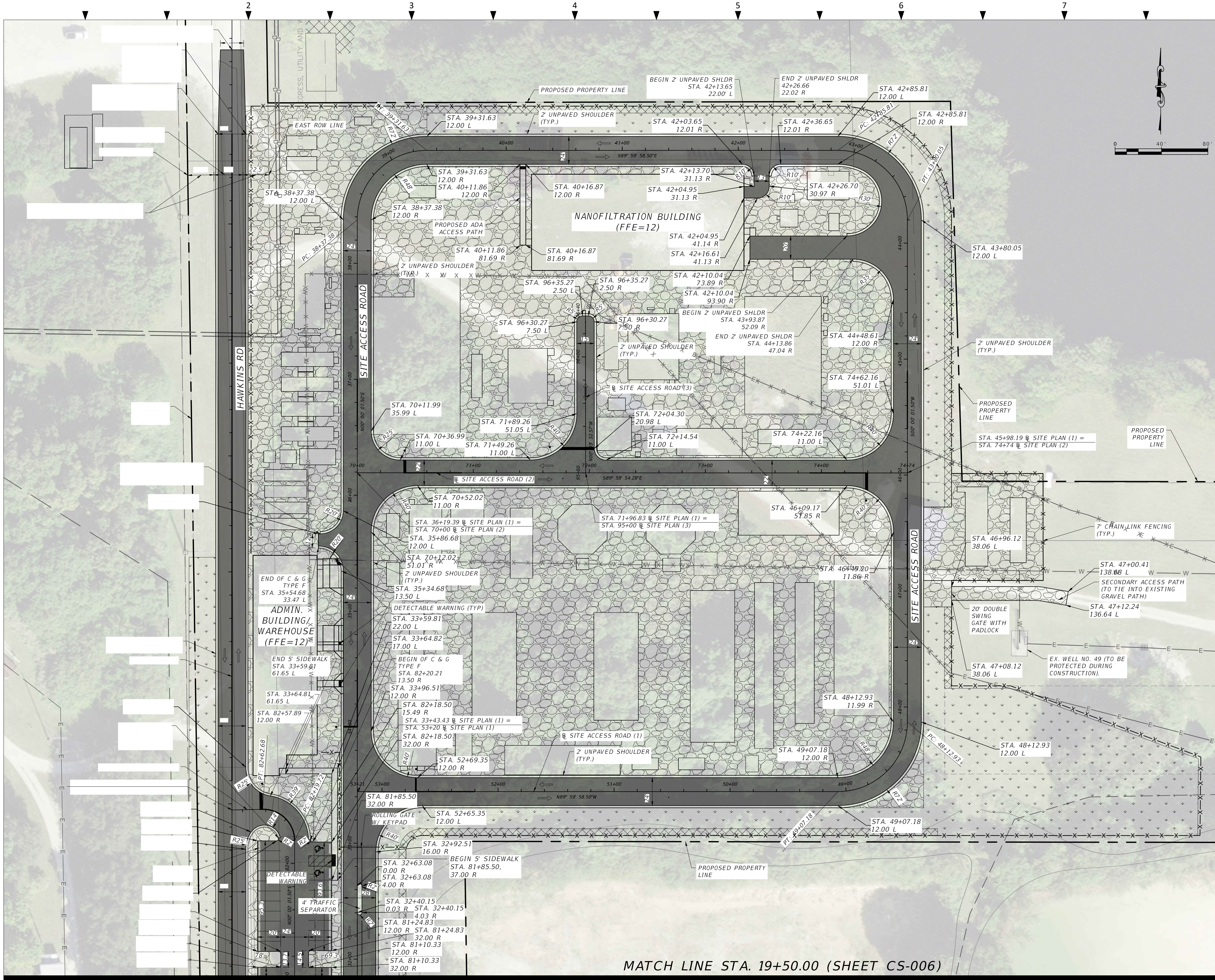


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SETBACK PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CS-004
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



LEGEND

SOD

GRAVEL

WIDENING

ASPHALT PAVEMENT

SLOPE STABILIZATION

- NOTES
1.

ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD) MINIMUM. THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
2.

ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.
3.

FINAL EXPECTED PROPERTY LINE IS SUBJECT TO CHANGE BASED ON CITY OF FORT LAUDERDALE REVIEW AND COMMENT.
4.

REFER TO THE PLOT PLAN SHEET (BY OTHERS) FOR A DETAILED ON SITE EQUIPMENT SCHEDULE.
5.

FOR DETAILED DRAINAGE SHEETS SEE SHEETS CM-006 AND CM-007
6.

CROSS ACCESS EASEMENTS ARE TO BE PROPOSED TO ALLOW ACCESS TO THE ADJOINING PARCELS AT THE DIRECTION OF THE CITY OF FORT LAUDERDALE.
7.

EASEMENTS WILL BE GRANTED FOR ALL EXISTING UTILITIES ON SITE.

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	MW/MG	JWC	12/01/2023	
A	DRC SUBMITTAL			
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CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

Kiewit

THE CORRADINO GROUP

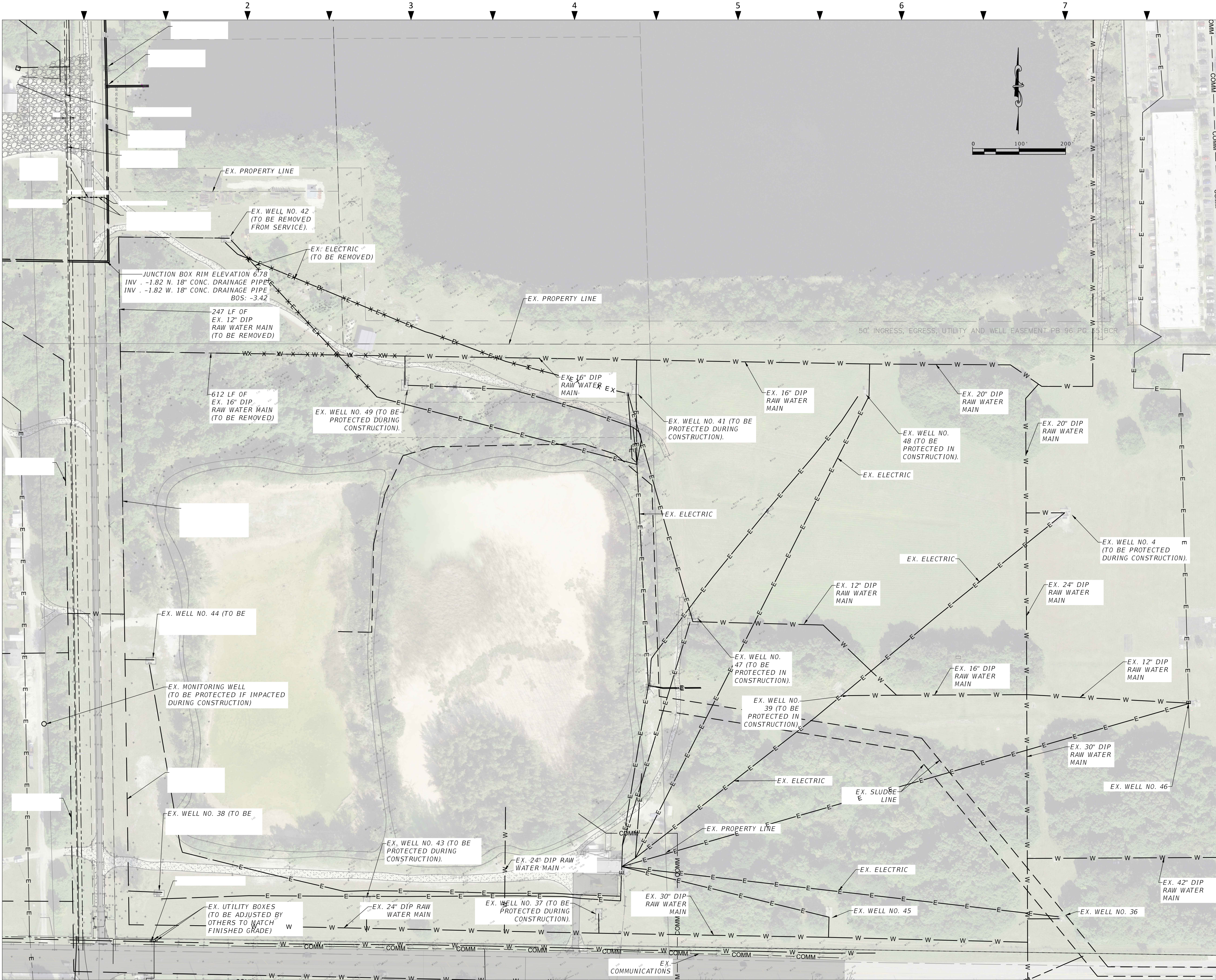
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ENGINEERING SITE PLAN

ENGINEER/DESIGN ORIGINATOR		1st. Int. Name	DRAWING NUMBER
LEAD ENG		JOSEPH CAROTHERS	20036124-CS-005
ENG MGR		GORKY CHARPENTIER	
PROJ MGR		JOSEPH CAROTHERS	

MATCH LINE STA. 19+50.00 (SHEET CS-006)



LEGEND

W

D

SS

COMM

E

X-X-X-X

ASPHALT PAVEMENT

EXISTING WATER MAIN

EXISTING STORM WATER PIPE

EXISTING FORCE MAIN

EXISTING UTILITIES

EXISTING UTILITY EASEMENT

EXISTING SLUDGE LINE

EXISTING TOP OF BERM

EXISTING TOE OF BERM

EXISTING TO BE REMOVED

GRAVEL

DIRT ROAD

ASPHALT PAVEMENT

- NOTES
1.

2.

3.

4.

5.

6.

7.

8.
- ALL UTILITY LOCATIONS ARE APPROXIMATE. CONTRACTOR TO FIELD VERIFY ALL CRITICAL UTILITY LOCATIONS.

THIS PLAN SHOWS UTILITY INFORMATION BASED ON PROVIDED AS BUILT AND ATLAS INFORMATION UPON REQUEST. ADDITIONAL UTILITIES MAY BE PRESENT.

CONTRACTOR TO PROTECT ALL EXISTING CITY INFRASTRUCTURE.

ALL SUNSHINE 811 PROCEDURES AND REQUIREMENTS MUST BE MET PRIOR TO EXCAVATION ON SITE.

ALL PLANS TO REMOVE OR DEMOLISH EXISTING INFRASTRUCTURE MUST BE APPROVED BY THE UTILITY OWNER PRIOR TO THE START OF WORK.

CONTRACTOR TO CLEAR AND GRUB THE SITE AS REQUIRED TO FACILITATE CONSTRUCTION.

ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.

UNLESS OTHERWISE NOTED, ALL EXISTING UTILITIES ARE TO REMAIN AND SHALL BE PROTECTED IF IMPACTED DURING CONSTRUCTION.

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A	DRC SUBMITTAL		
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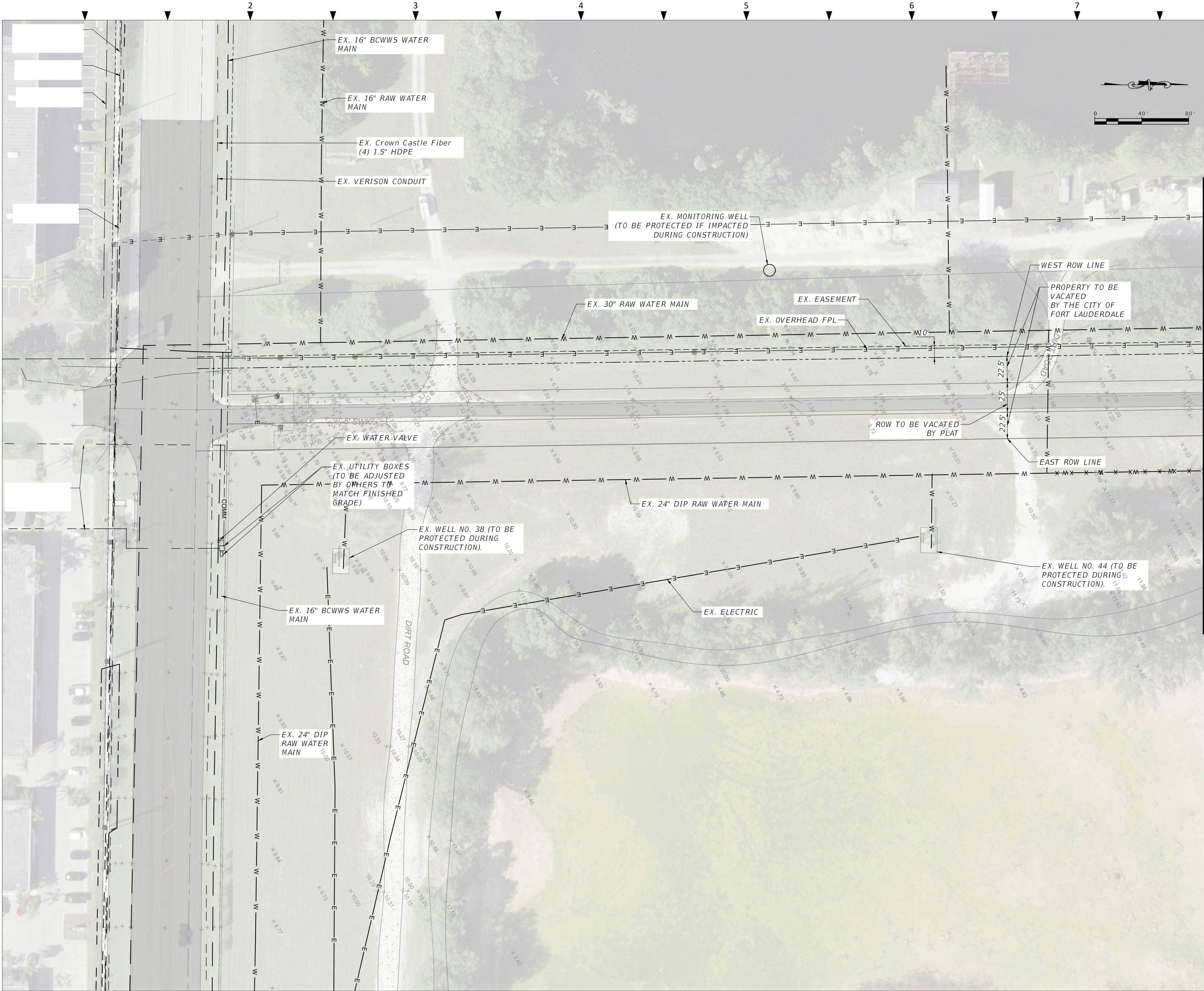


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OVERALL EXISTING CONDITIONS

ENGINEER/DESIGN ORIGINATOR		DRAWING NUMBER	
LEAD ENG	1st. Int. Name	20036124-CP-001	
ENG MGR	JOSEPH CAROTHERS		
PROJ MGR	GORKY CHARPENTIER		



LEGEND

- W EXISTING WATER MAIN
- D EXISTING STORM WATER PIPE
- SS EXISTING FORCE MAIN
- COMM EXISTING UTILITIES
- EXISTING UTILITY EASEMENT
- EXISTING SLUDGE LINE
- EXISTING TOP OF BERM
- EXISTING TOE OF BERM
- EXISTING TO BE REMOVED
- GRAVEL
- DIRT ROAD
- ASPHALT PAVEMENT

NOTES

- ALL UTILITY LOCATIONS ARE APPROXIMATE. CONTRACTOR TO FIELD VERIFY ALL CRITICAL UTILITY LOCATIONS.
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- CONTRACTOR TO CLEAR AND GRUB THE SITE AS REQUIRED TO FACILITATE CONSTRUCTION.
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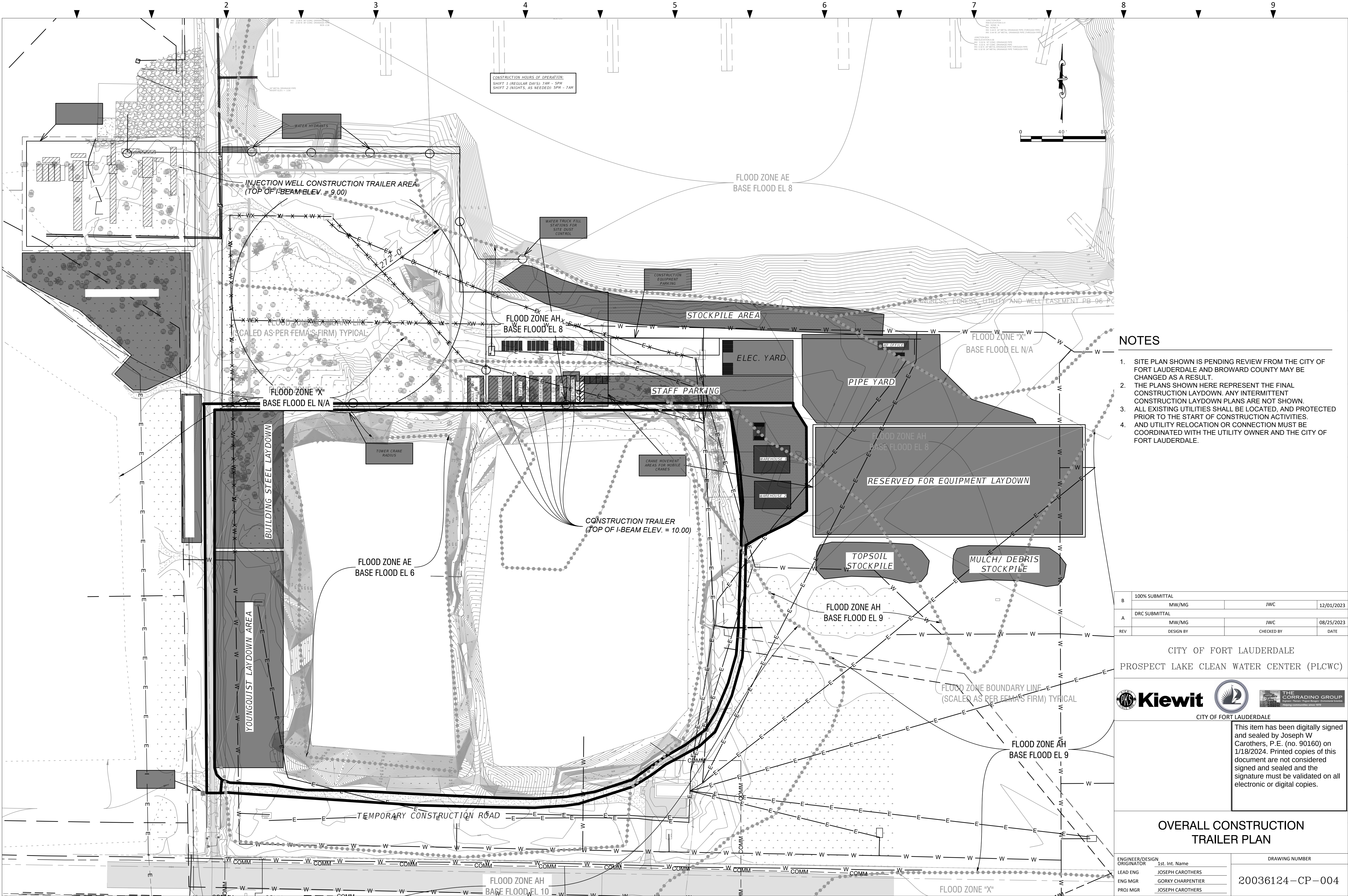
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EXISTING CONDITIONS PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CP-003
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



NOTES

1. SITE PLAN SHOWN IS PENDING REVIEW FROM THE CITY OF FORT LAUDERDALE AND BROWARD COUNTY MAY BE CHANGED AS A RESULT.
2. THE PLANS SHOWN HERE REPRESENT THE FINAL CONSTRUCTION LAYDOWN. ANY INTERMITTENT CONSTRUCTION LAYDOWN PLANS ARE NOT SHOWN.
3. ALL EXISTING UTILITIES SHALL BE LOCATED, AND PROTECTED PRIOR TO THE START OF CONSTRUCTION ACTIVITIES.
4. AND UTILITY RELOCATION OR CONNECTION MUST BE COORDINATED WITH THE UTILITY OWNER AND THE CITY OF FORT LAUDERDALE.

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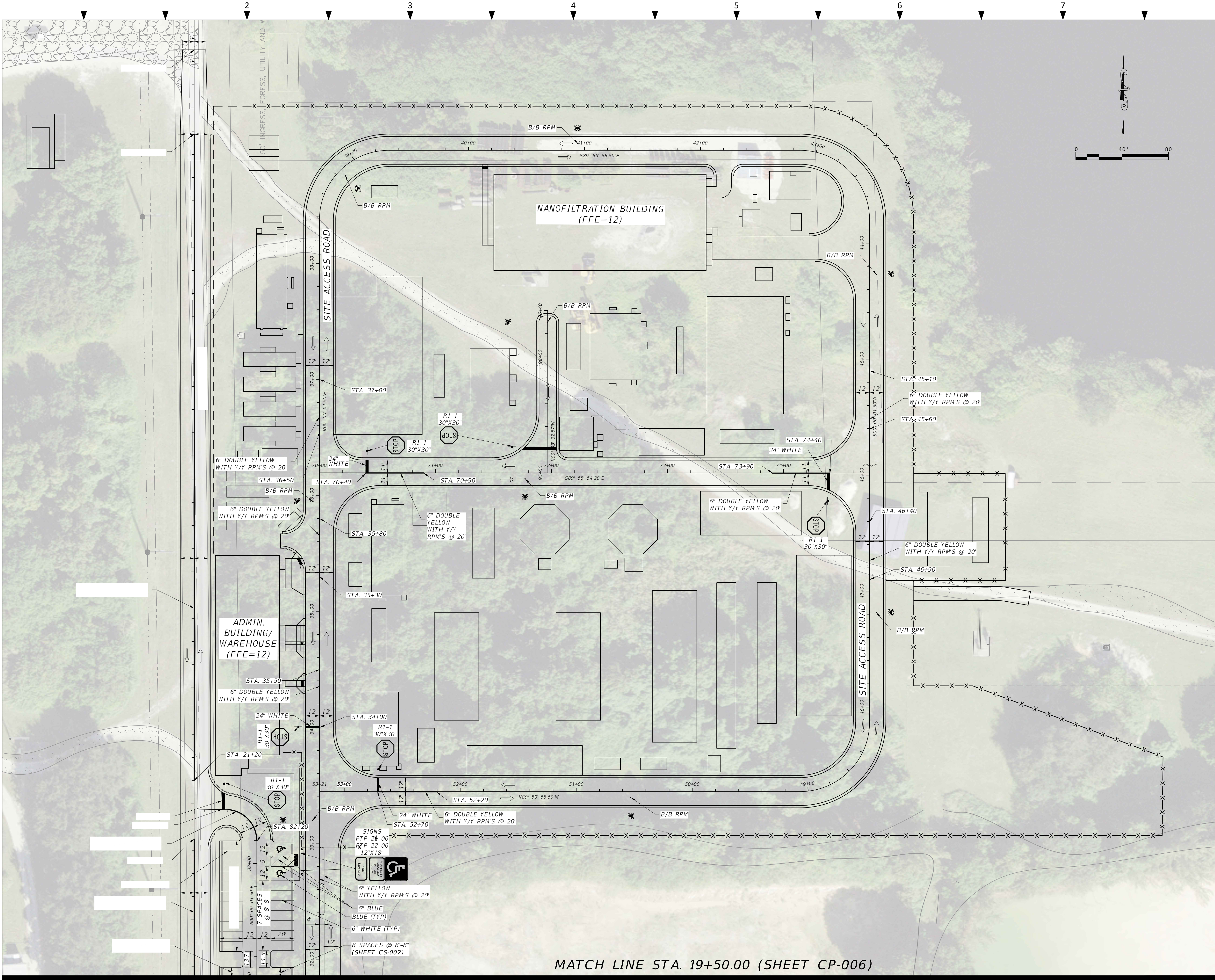
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OVERALL CONSTRUCTION
TRAILER PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
	JOSEPH CAROTHERS	
	GORKY CHARPENTIER	
	JOSEPH CAROTHERS	
LEAD ENG		20036124-CP-004
ENG MGR		
PROJ MGR		



LEGEND

FIRE HYDRANT

TRAFFIC FLOW ARROW

B/B RPM (BLUE/ BLUE)

PROPOSED FENCE

PROJECT BASELINE

- NOTES
1.

UNLESS OTHERWISE NOTED, EXISTING PAVEMENT MARKINGS ARE TO REMAIN.
2.

ALL PAVMENT MARKINGS SHOULD FOLLOW CITY OF FORT LAUDERDALE AND BROWARD COUNTY STANDARDS.
3.

ANY VARIATIONS FROM COUNTY OR CITY STANDARDS MUST BE APPROVED BY THE RELEVANT AUTHORITY.

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SIGNING AND PAVEMENT MARKING

ENGINEER/DESIGN ORIGINATOR		1st. Int. Name	DRAWING NUMBER
LEAD ENG		JOSEPH CAROTHERS	
ENG MGR		GORKY CHARPENTIER	
PROJ MGR		JOSEPH CAROTHERS	
20036124-CP-005			



LEGEND

- FIRE HYDRANT
- TRAFFIC FLOW ARROW
- B/B RPM (BLUE/ BLUE)
- PROPOSED FENCE
- PROJECT BASELINE

NOTES

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SIGNING AND PAVEMENT MARKING

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CP-006
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

[illegible]

THE LOCATIONS, ELEVATIONS AND DIMENSIONS OF ALL EXISTING UTILITIES SHOWN ON THIS PLAN HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, THE CONTRACTOR SHALL VERIFY THE LOCATION, ELEVATIONS, AND DIMENSIONS OF ALL EXISTING UTILITIES AND OTHER FEATURES AFFECTING THE WORK PRIOR TO DEMOLITION. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY DISCREPANCIES WHICH MAY EFFECT THE DEMOLITION WORK.

CHAPTER 553.851 OF THE FLORIDA STATUTES REQUIRES THAT AN EXCAVATOR NOTIFY ALL UTILITIES A MINIMUM OF TWO (2) WORKING DAYS

THE CONTRACTOR SHALL FURNISH ALL MATERIALS, LABOR, SUPERVISION, AND EQUIPMENT REQUIRED FOR THE ORDERLY DEMOLITION AND REMOVAL OF EXISTING STRUCTURES, PAVEMENT AND UTILITIES AS SHOWN ON THE DRAWINGS AND DESCRIBED HEREIN.

THE CONTRACTOR IS REQUIRED TO FAMILIARIZE HIMSELF WITH THE STRUCTURES TO BE DEMOLISHED.

THE FOLLOWING LIST OF STRUCTURES REQUIRING DEMOLITION IS INCLUDED FOR THE CONTRACTOR'S CONVENIENCE ONLY. THE DRAWINGS INDICATE THE SCOPE OF DEMOLITION WHERE DEMOLITION IS REQUIRED.

DEMOLITION AND REMOVAL OF A 5' MIN.± STRIP OF EXISTING ON-SITE ASPHALT, CONCRETE AND CURBING AROUND THE PERIMETER OF THE

REMOVAL OF EXISTING ON-SITE ABOVEGROUND AND UNDERGROUND UTILITIES, INCLUDING REMOVAL OR PLUGGING OF EXISTING UTILITIES

PRIOR TO REMOVAL OF ANY UNDERGROUND TANK AND OTHER COMPONENT, CONTRACTOR MUST COMPLETELY DRAIN THE SYSTEMS TO AN APPROVED SANITATION TANK FOR DISPOSAL TO AN APPROVED LOCATION, AS REQUIRED BY DISPOSAL PERMIT.

PROTECT AND SAVE ALL UTILITIES, UNLESS OTHERWISE NOTED.

ALL THE CONCRETE AND PAVEMENT TO BE REMOVED MUST BE SAW CUT CLEAN PRIOR TO REMOVAL

WET DOWN MASONRY WALLS AND DEBRIS DURING DEMOLITION AND LOADING OPERATIONS TO PREVENT THE SPREAD OF DUST (AS APPLICABLE)

ALL EXISTING STRUCTURES, PAVEMENTS, SLABS, FOUNDATIONS, STEPS AND OTHER ON-SITE EXISTING FEATURES INDICATED ON THE DRAWINGS TO BE REMOVED SHALL BE DEMOLISHED AND REMOVED BY THE CONTRACTOR (AS APPLICABLE TO PROJECT).

ALL EXISTING SEWERS, PIPING AND UTILITIES SHOWN ARE NOT TO BE INTERPRETED AT THE EXACT LOCATION, OR AS THE ONLY OBSTACLES THAT MAY OCCUR ON THE SITE. CONTRACTOR SHALL VERIFY EXISTING CONDITIONS AND PROCEED WITH CAUTION AROUND ANY ANTICIPATED FEATURES. GIVE NOTICE TO ALL UTILITY COMPANIES REGARDING DESTRUCTION AND REMOVAL OF ALL SERVICE LINES AND CAP ALL LINES

THE CONTRACTOR SHALL COORDINATE WITH THE APPROPRIATE UTILITY COMPANY PRIOR TO REMOVAL OR RELOCATION OF ANY ELECTRICAL, TELEPHONE, CABLE AND/OR GAS LINES. SUFFICIENT TIME SHALL BE PROVIDED FOR RELOCATION AND CLOSE COORDINATION WITH THE UTILITY COMPANY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE.

CONTRACTOR MUST STOP OPERATION AND NOTIFY THE OWNER/ENGINEER FOR PROPER DIRECTION IF ANY ENVIRONMENTAL OR HEALTH RELATED CONTAMINANT IS ENCOUNTERED DURING THE DEMOLITION/EXCAVATION PROCESS.

FILL FOR LOWER LEVELS OF DEMOLISHED STRUCTURES MAY INCLUDE CONCRETE OR MASONRY RUBBLE RESULTING FROM DEMOLITION, SUBJECT TO THE ENGINEER'S/ARCHITECT'S APPROVAL. RUBBLE SHALL NOT EXCEED SIX (6) INCHES IN LONGEST DIMENSION.

REMOVE AND LEGALLY DISPOSE OF ALL OTHER RUBBISH, RUBBLE, AND DEBRIS. COMPLY WITH ALL APPLICABLE LAWS AND REGULATIONS

CONTINUOUS ACCESS AND OPERATION SHALL BE MAINTAINED FOR THE SURROUNDING PROPERTIES AND BUILDINGS AT ALL TIMES DURING

PRIOR TO DEMOLITION OCCURRING ALL EROSION CONTROL DEVICES ARE TO BE INSTALLED.

ALL SIGNS OUTSIDE THE DEMOLITION AREA ARE TO REMAIN UNLESS OTHERWISE SPECIFIED.

ANY MUCK ENCOUNTERED UNDER PROPOSED STRUCTURES SHALL BE REMOVED TO 5 FT. BEYOND THE FOOTPRINT OF THAT STRUCTURE
BACKFILL WITH APPROVED FILL MATERIAL SATISFYING ALL COMPACTION REQUIREMENTS.

ALL EXISTING UTILITIES WITHIN THE DEMOLITION AREA SHALL BE ADJUSTED, REMOVED OR RELOCATED PRIOR TO START OF WORK. ALL UTILITY ADJUSTMENTS, REMOVALS, OR RELOCATION SHALL BE APPROVED BY THE CITY OF FORT LAUDERDALE, THE UTILITY OWNER, AND THE ENGINEER OF RECORD PRIOR TO ANY ACTIVITY ON THE UTILITIES. ALL WORK WITH EACH UTILITY OWNER SHALL BE COORDINATED BY THE

THE CONTRACTOR SHALL LOCATE ALL UNDERGROUND UTILITIES BEFORE EXCAVATION.

ALL TRASH, DEBRIS AND OTHER MATERIAL REMOVED FROM THE SITE SHALL BE PROPERLY DISPOSED OF BY THE CONTRACTOR IN ACCORDANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS.

PRIOR TO COMMENCING DEMOLITION WORK, THE CONTRACTOR SHALL ARRANGE A PRE-DEMOLITION CONFERENCE TO INCLUDE ALL INVOLVED GOVERNMENTAL AGENCIES, ALL AFFECTED UTILITY OWNERS, THE OWNER, THE ENGINEER AND THE CONTRACTOR.

PRIOR TO DEMOLITION, THE CONTRACTOR SHALL BE REQUIRED TO SUBMIT A DEMOLITION SCHEDULE DEPICTING EACH PHASE OF THE WORK.

PRIOR TO DEMOLITION, CONTRACTOR TO PROVIDE FOR THE OWNER A LISTING OF THE FACILITIES THE CONTRACTOR WILL UTILIZE FOR RECYCLING AND DISPOSAL OF SPECIFIC MATERIALS. CONTRACTOR TO SPECIFY THE MATERIALS INTENDED FOR RECYCLING AND THE

PRIOR TO DEMOLITION CONTRACTOR TO PROVIDE THE OWNER SKETCHES SHOWING PROPOSED HAULING ROUTES TO RECYCLING AND

PRIOR TO BEGINNING DEMOLITION, THE CONTRACTOR SHALL VERIFY THE SIZE, LOCATION, ELEVATION, AND MATERIAL OF ALL EXISTING

EXISTING UTILITY LOCATIONS SHOWN ON THESE PLANS ARE APPROXIMATE. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF EXISTING UTILITIES SHOWN OR FOR ANY EXISTING UTILITIES NOT SHOWN.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR DAMAGE TO ANY EXISTING UTILITIES FOR WHICH IT FAILS TO REQUEST LOCATIONS FROM THE UTILITY OWNER. THE CONTRACTOR IS RESPONSIBLE AS WELL FOR DAMAGE TO ANY EXISTING UTILITIES WHICH ARE PROPERLY LOCATED.

THE LOCATIONS OF EXISTING UTILITIES AND STORM DRAINAGE SHOWN ON THE PLANS HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. ENGINEER ASSUMES NO RESPONSIBILITY FOR INACCURACY. PRIOR TO THE START OF ANY DEMOLITION ACTIVITY, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO MAKE ARRANGEMENTS FOR THE FIELD LOCATIONS AND FOR ANY RELOCATIONS OF THE VARIOUS EXISTING UTILITIES WITH THE UTILITY OWNERS, WHICH SHALL BE DONE IN A TIMELY MANNER TO MINIMIZE IMPACT ON DEMOLITION SCHEDULE.

SUNSHINE STATE ONE CALL OF FLORIDA, INC. REQUIRES THE CONTRACTOR TO CALL TWO (2) FULL BUSINESS DAYS (BUT NOT MORE THAN FIVE) PRIOR TO BREAKING GROUND TO FIND OUT WHERE BURIED FACILITIES (ELECTRICAL, GAS, TELEPHONE, CABLE, WATER) ARE LOCATED.

DEMOLITION SAFETY

1. ALL DEMOLITION SHALL BE DONE IN A SAFE MANNER, SPECIFICALLY, THE RULES AND REGULATIONS OF THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA), THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) AND THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) SHALL BE STRICTLY OBSERVED.
2. PROVIDE ADEQUATE PROTECTION FOR PERSONS AND PROPERTY AT ALL TIMES. EXECUTE THE WORK IN A MANNER TO AVOID HAZARDS TO PERSONS AND PROPERTY AND PREVENT INTERFERENCE WITH THE USE OF AND ACCESS TO ADJACENT BUILDINGS, STREETS AND SIDEWALKS SHALL NOT BE UNNECESSARILY BLOCKED BY DEBRIS AND EQUIPMENT.
3. BUILDING MATERIALS SHALL BE TESTED FOR ASBESTOS.
4. IF PETROLEUM PRODUCTS ARE FOUND WHILE DEMOLISHING, PETROLEUM WASTE SHOULD BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL STATE AND FEDERAL REGULATIONS.

PAVEMENT DEMOLITION

1. WHERE EXISTING PAVEMENT IS TO BE REMOVED, SAW-CUT THE SURFACING LEAVING A UNIFORM AND STRAIGHT EDGE WITH MINIMUM DISTURBANCE TO THE REMAINING ADJACENT SURFACING. IF DEMOLITION RESULTS IN RAVELING OF SAW CUT SURFACE, RECUT BACK FROM THE RAVELED EDGE PRIOR TO RESTORATION.
2. WHERE EXISTING PAVEMENT, CURB, CURB AND GUTTER, SIDEWALK, DRIVEWAY, OR VALLEY GUTTER IS REMOVED FOR INLETS, MANHOLES, APPURTENANCES, FACILITIES OR STRUCTURES, SAID PAVEMENT, ETC., SHALL BE REPLACED AND RESTORED IN EQUAL OR BETTER CONDITION THAN THE ORIGINAL. CONTRACTOR SHALL PROVIDE ALL NECESSARY LABOR, MATERIALS, EQUIPMENT, TOOLS, SUPPLIES, AND OTHER EQUIPMENT AS REQUIRED.
3. CONTRACTOR MAY LIMIT SAW-CUT AND PAVEMENT REMOVAL TO ONLY THOSE AREAS WHERE IT IS REQUIRED AS SHOWN ON THIS PLAN; HOWEVER, IF ANY DAMAGE IS INCURRED ON ANY OF THE SURROUNDING PAVEMENT, SIDEWALK, BUILDINGS, UTILITIES, ETC., THEN THE CONTRACTOR SHALL BE RESPONSIBLE FOR ITS REMOVAL AND REPAIR TO EQUAL OR BETTER QUALITY.

DEMOLITION PERMITTING

1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN ANY REQUIRED PERMITS FOR DEMOLITION FROM RESPONSIBLE REGULATORY AGENCIES WHILE FULLY ACKNOWLEDGING AND COMPLYING WITH ALL REQUIREMENTS PRIOR TO COMMENCING DEMOLITION WORK.
2. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO DETERMINE THE EXTENT OF DEMOLITION, RECYCLING OR REUSE REQUIRED IN ORDER TO PERFORM THE CONTRACT WORK FOR THIS PROJECT. THE CONTRACTOR SHALL CONDUCT SITE VISITS AND SHALL EXAMINE ALL OF THE INFORMATION WITHIN THESE DOCUMENTS: ALL DISCREPANCIES AND/OR OMISSIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO BID SUBMITTAL.
3. THE CONTRACTOR SHALL COORDINATE WITH OWNER PRIOR TO COMMENCEMENT OF ANY WORK. ACTUAL REMOVAL AND/OR RELOCATION OF ALL EXISTING LANDSCAPING WITHIN DEMOLITION AREAS TO BE CONDUCTED BY A LANDSCAPE CONTRACTOR. IT IS THE RESPONSIBILITY OF THE SITESWORK DEMOLITION CONTRACTOR TO COORDINATE DEMOLITION ACTIVITIES WITH THE LANDSCAPE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING AND PRESERVING TREES AS INDICATED ON THE PLANS. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TREE REMOVAL PERMIT OR ANY OTHER APPLICABLE PERMIT TO REMOVE, RELOCATE, OR PRESERVE EXISTING LANDSCAPE & TREES.
4. ANY TREES FOR REMOVAL FOUND TO BE GREATER THAN OR EQUAL TO THREE (3) INCHES IN DIAMETER AT BREAST HEIGHT (DBH) WILL REQUIRE A PERMIT WITH THE BROWARD COUNTY ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT (BCEPGMD).
5. SHOULD REMOVAL AND/OR RELOCATION ACTIVITIES DAMAGE THE LIGHTING, STORM INLET STRUCTURES, OR OTHER STRUCTURES DESIGNATED TO BE SAVED, THEN THE CONTRACTOR SHALL PROVIDE NEW MATERIALS/STRUCTURES IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

DEMOLITION EROSION AND SEDIMENT CONTROL NOTES:

1. THE SCHEDULING, SEQUENCING AND CONTROL MEASURES, WHICH ARE OUTLINED HEREIN, ARE SUBJECT TO THE FINAL DEFINITION BY THE CONTRACTOR WHO WILL BE SELECTED TO PERFORM THE WORK AND WILL BE RESPONSIBLE FOR IMPLEMENTATION AND COMPLIANCE.
2. PRIOR TO DEMOLITION, THE CONTRACTOR SHALL BE REQUIRED TO SUBMIT A DEMOLITION SCHEDULE DEPICTING EACH PHASE OF THE WORK. THE CONTRACTOR SHALL ALSO BE REQUIRED TO SUBMIT AN EROSION AND SEDIMENT CONTROL PLAN ENCOMPASSING THE PRINCIPALS AND THE REQUIREMENTS DESCRIBED HEREIN AND A SCHEDULE FOR THEIR IMPLEMENTATION AND MAINTENANCE FOR THE PROJECT DURATION.
3. DURING DEMOLITION, THE CONTRACTOR SHALL TAKE ALL REASONABLE MEASURES TO ENSURE AGAINST POLLUTING, SILTATION OR DISTURBANCE TO SUCH AN EXTENT AS TO CAUSE AN INCREASE IN TURBIDITY TO THE EXISTING DRAINAGE SYSTEMS AND ADJACENT WATER BODIES AND WETLANDS, IN COMPLIANCE WITH ALL PERMIT REQUIREMENTS RELATED TO SUCH MEASURES.
4. METHODS MAY INCLUDE DEMOLITION OF TEMPORARY CONTROL STRUCTURES SUCH AS SEDIMENT BASINS, SEDIMENT CHECKS, SILT BARRIERS, SILT SCREENS, TURBIDITY BARRIERS OR THE BEST MANAGEMENT PRACTICES AVAILABLE TO THE INDUSTRY.
5. EROSION AND SEDIMENT CONTROL INSTALLATIONS SHALL BE MAINTAINED THROUGHOUT THE DEMOLITION PERIOD AND UNTIL NEW VEGETATIVE GROWTH HAS BEEN ESTABLISHED.
6. THROUGHOUT THE DEMOLITION PERIOD, THE CONTRACTOR SHALL INSPECT DAILY THE PROTECTIVE INSTALLATIONS FOR FAILURE OR SIGNS OF FAILURE OR MALFUNCTION AND EFFECT REPAIRS OR REPLACEMENT IMMEDIATELY UPON DISCOVERY.
7. INLETS AND CATCH BASINS, EXISTING ON-SITE AND OFF-SITE, SHALL BE PROTECTED FROM SEDIMENT STORM RUNOFF.
8. THE CONTRACTOR SHALL PROMPTLY REMOVE ALL MUD, DIRT OR OTHER MATERIALS TRACKED OR SPILLED ONTO EXISTING PUBLIC ROADS AND FACILITIES DUE TO DEMOLITION.
9. DEWATERING ACTIVITIES WILL NOT RESULT IN ANY DISCHARGE OF TURBID WATER FROM THE PROJECT SITE WITHOUT PROPER EROSION AND SEDIMENT CONTROL AND APPROVAL FROM ENGINEER.
10. PHASING OF EROSION CONTROL DEMOLITION SHALL BE RECOMMENDED AS FOLLOWS:
 - 10.1. PLACEMENT OF PERIMETER PROTECTIVE MEASURES (SILT FENCE, HAY BALES, TURBIDITY BARRIERS, ETC.) AROUND ON-SITE FEATURES TO BE RETAINED, AT POINTS OF OFF-SITE DISCHARGE AND AROUND WORK AREAS TO BE EXCAVATED OR FILLED.
 - 10.2. REROUTE RUNOFF FROM AREAS OUTSIDE OF THE DEMOLITION AREA TO MINIMIZE FLOW THROUGH AREAS TO BE DISTURBED BY DEMOLITION. BERMS, SWALES AND OTHER MEANS USED FOR SUCH CONVEYANCE SHALL BE VEGETATED AND MEASURES TAKEN TO PROVIDE PROTECTION UNTIL STABILIZATION OCCURS (AS APPLICABLE TO THE PROJECT).
 - 10.3. SELECT LOCATIONS FOR PLACEMENT OF EXCAVATED MATERIAL, WHERE SUITABLE FOR FILL OR UNSUITABLE MATERIAL, AND CONSTRUCT CONTAINMENT BERMS AROUND THE AREA. THE USE OF STRIPING FOR THIS PURPOSE MAY ACCELERATE BERM REVEGETATION. CONSTRUCT TEMPORARY OUTLETS FOR CONTAINMENT AREAS WITH SCREENS, HAY BALES, SETTLING BASINS OR OTHER MEASURES TO PREVENT SILT TRANSPORT.
 - 10.4. SELECT / DESIGNATE ACCESS ROUTING FOR DEMOLITION EQUIPMENT AND VEHICLES AND PROVIDE PERIMETER PROTECTIVE MEASURES WHERE EXISTING TERRAIN WILL BE SUBJECT TO DISRUPTION BY SUCH TRAFFIC.
 - 10.5. CONSTRUCT ABOVE GROUND OR OTHER CONTAINMENT AREAS FOR DEMOLITION AREA RUNOFF. PROVIDE SCREENS, HAY BALES, ETC. TO FILTER DISCHARGE FROM THOSE AREAS.
 - 10.6. SPOIL MOUNDS SHALL NOT BE LEFT FOR MORE THAN ONE WEEK PRIOR TO REPLACEMENT UNLESS PROTECTIVE CONTAINMENT MEASURES IN THE WORK AREA ARE APPLIED.
 - 10.7. GRASSING, SODDING, ETC. SHALL BE IN PLACE IMMEDIATELY UPON COMPLETION OF REGRADING, SWALE SLOPES AND THE CONSTRUCTED OR DISTURBED AREAS.
11. THE CONTRACTOR IS REQUIRED TO ADHERE TO THE REQUIREMENT OF THE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES). THE CONTRACTOR SHALL INSTITUTE BEST MANAGEMENT PRACTICES (BMPs) TO ENSURE COMPLIANCE WITH THE NPDES PROGRAM AND TO MINIMIZE THE IMPACT TO PUBLIC STORMWATER FACILITIES. A NOTICE OF INTENT (NOI) SHALL BE FILED PRIOR TO BEGINNING CONSTRUCTION ACTIVITIES.
12. PRIOR TO CONSTRUCTION, A SILT FENCE IN ACCORDANCE WITH CITY'S DETAIL SILT FENCE SHALL BE ERECTED AS NOTED ON PLANS. ALL PROPOSED CATCH BASINS WILL HAVE THEIR INLETS PROTECTED BY THE INSTALLATION OF FILTER FABRIC INTO THE FRAME AND GRATE. THIS SILT FENCE AND FILTER FABRIC WILL REMAIN IN PLACE DURING THE ENTIRE DURATION OF CONSTRUCTION.

B	100% SUBMITTAL	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE

PROSPECT LAKE CLEAN WATER CENTER (PLCWC)





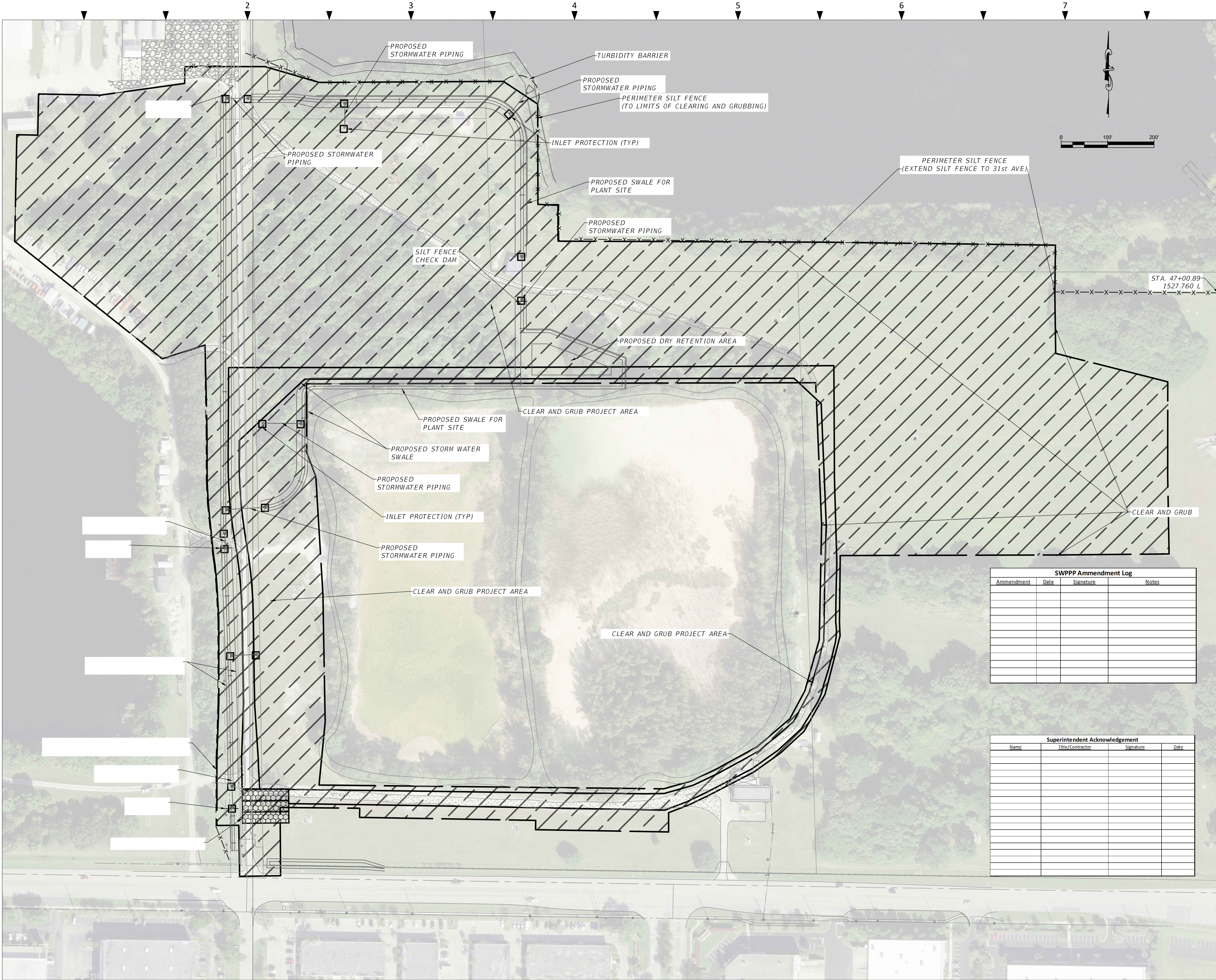


CITY OF FORT LAUDERDALE

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SWPPP NOTES

ENGINEER/DESIGN ORIGINATOR <u>1st. Int. Name</u> LEAD ENG <u>JOSEPH CAROTHERS</u> ENG MGR <u>GORKY CHARPENTIER</u> PROJ MGR <u>JOSEPH CAROTHERS</u>	DRAWING NUMBER 20036124-CM-002
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LEGEND

- SILT FENCE
- TURBIDITY BARRIER
- STORM DITCH
- INLET PROTECTION
- CLEAR AND GRUB
- GRAVEL CONSTRUCTION ENTRANCE
- GRAVEL
- ASPHALT PAVEMENT
- DIRT ROAD

NOTES

- ALL SWALES AND DRY RETENTION IS PROPOSED FOR THE FINAL OPERATING CONDITION OF THE SITE.

SWPPP Ammdement Log			
Ammdement	Date	Signature	Notes

Superintendent Acknowledgement			
Name	Title/Contractor	Signature	Date

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



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STORMWATER POLLUTION PREVENTION PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CM-003
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

20207 EROSION AND SEDIMENT CONTROL NOTES - Rev. 04/18/2017

EROSION AND SEDIMENT CONTROL:

1. CONTRACTOR TO EMPLOY BEST MANAGEMENT PRACTICES THROUGHOUT CONSTRUCTION IN ORDER TO ENSURE POLLUTION PREVENTION. CONTRACTOR TO COMPLY WITH ALL LOCAL, STATE AND OTHER GOVERNMENTAL ENVIRONMENTAL REGULATIONS THROUGHOUT CONSTRUCTION.

2. DURING CONSTRUCTION ALL CATCH BASIN INLETS SHALL BE PROTECTED TO PREVENT SEDIMENT AND DEBRIS FROM ENTERING THE CATCH BASIN.

3. SILT FENCES SHALL BE INSTALLED AS NECESSARY TO CONTROL OR PREVENT DISCHARGE OF SEDIMENT ONTO ADJACENT UNDISTURBED AREAS, OR OFF-SITE AREAS.

4. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE STABILIZED WITHIN A REASONABLE PERIOD OF TIME TO ASSURE MINIMUM EROSION OF SOILS.

5. NO LAND CLEARING OR GRADING SHALL BEGIN UNTIL ALL EROSION CONTROL MEASURES HAVE BEEN INSTALLED.

6. ALL EXPOSED AREAS SHALL BE SODDED AS SPECIFIED WITHIN 30 DAYS OF FINAL GRADING.

7. MAINTAIN EROSION CONTROL MEASURES AFTER EACH RAIN AND AT LEAST ONCE A WEEK.

8. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PREVENT SOIL SEDIMENT FROM LEAVING THE SITE.

9. CONTRACTOR SHALL COMPLY WITH ALL STATE AND LOCAL ORDINANCES THAT APPLY.

10. ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES WILL BE INSTALLED IF DEEMED NECESSARY BY CITY, COUNTY, AND STATE OF FLORIDA ON SITE INSPECTION, AT NO ADDITIONAL COST TO THE OWNER.

11. LAND DISTURBING ACTIVITIES SHALL NOT COMMENCE UNTIL APPROVAL TO DO SO HAS BEEN RECEIVED BY GOVERNING AUTHORITIES.

12. IF INSTALLATION OF STORM DRAINAGE SYSTEM SHOULD BE INTERRUPTED BY WEATHER OR NIGHTFALL, THE PIPE ENDS SHALL BE COVERED WITH FILTER FABRIC.

13. BURNING OF DEBRIS WILL NOT BE ALLOWED.

14. CONTRACTOR SHALL BE RESPONSIBLE TO TAKE WHATEVER MEANS NECESSARY TO ESTABLISH PERMANENT SOIL STABILIZATION.

15. CONTRACTOR IS TO PROVIDE EROSION CONTROL/SEDIMENTATION BARRIER (HAY BALES OR SILTATION CURTAIN) TO PREVENT SILTATION OF ADJACENT PROPERTY, STREETS, STORM SEWERS AND WATERWAYS. IN ADDITION CONTRACTOR SHALL PLACE STRAW, MULCH OR OTHER SUITABLE MATERIAL ON GROUND IN AREAS WHERE CONSTRUCTION RELATED TRAFFIC IS TO ENTER AND EXIT SITE IF IN THE OPINION OF THE ENGINEER AND/OR LOCAL AUTHORITIES IF EXCESSIVE QUANTITIES OF EARTH ARE TRANSPORTED OFF-SITE EITHER BY NATURAL DRAINAGE OR BY VEHICULAR TRAFFIC. THE CONTRACTOR IS TO REMOVE AND CLEAN SAID EARTH TO THE SATISFACTION OF THE ENGINEER AND/OR AUTHORITIES. EROSION CONTROL BARRIER SHALL BE ESTABLISHED AS THE FIRST ITEM OF WORK.

CITY of FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING DETAILS
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

EROSION AND SEDIMENT CONTROL NOTES
SHEET 1

ESC 001
20170709

20207 EROSION AND SEDIMENT CONTROL NOTES - Rev. 04/18/2017

EROSION AND SEDIMENT CONTROL:

16. THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION'S STORMWATER PERMITTING PROGRAM APPLIES TO ALL CONSTRUCTION ACTIVITY THAT: 1) CONTRIBUTE STORMWATER DISCHARGES TO SURFACE WATER OF THE STATE OR INTO A MUNICIPAL SEPARATE STORM SEWER SYSTEM (MS4); 2) DISTURBS ONE OR MORE ACRES OF LAND; OR 3) LESS THAN ONE ACRE IS INCLUDED IF THE ACTIVITY IS PART OF A LARGER COMMON PLAN OF DEVELOPMENT THAT WILL MEET OR EXCEED THE ONCE ACRE THRESHOLD. DISTURB INCLUDES CLEARING, GRADING AND EXCAVATING.

17. FOR CONSTRUCTION ACTIVITY THAT IS SUBJECT TO THE NPDES FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION'S STORMWATER PERMITTING PROGRAM, THE CONTRACTOR SHALL:

17.1. OBTAIN A GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION DOCUMENT 62-621.300(4)(A).

17.2. COMPLY WITH ALL REQUIREMENTS OF THE GENERIC PERMIT.

17.3. DEVELOP AND IMPLEMENT A STORMWATER POLLUTION PREVENTION PLAN (SWPPP).

17.4. COMPLETE A NOTICE OF INTENT (NOI) FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION FORM 62-621.300(4)(B) IN ITS ENTIRETY USING THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION'S WEBSITE.

18. SUBMIT COPIES OF THE SWPPP AND THE NOI TO THE ENGINEER AS INFORMATIONAL RECORDS. THESE SUBMITTALS WILL NOT BE REVIEWED BY THE ENGINEER.

19. CONTRACTOR TO CLEAN AND REPAIR ALL EXISTING STORMWATER INFRASTRUCTURE THAT IS IMPACTED BY CONSTRUCTION ACTIVITIES, BEFORE LEAVING THE JOBSITE.

20. CONTRACTOR TO REMOVE ALL FILTER FABRIC AND POLLUTION PREVENTION ITEMS BEFORE THE FINAL WALK-THROUGH.

CITY of FORT LAUDERDALE
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EROSION AND SEDIMENT CONTROL NOTES
SHEET 2

ESC 001
20170709

20206 DROP INLET PROTECTION - SEDIMENT BARRIER - Rev. 04/18/2017

CONTRACTOR'S RESPONSIBILITY

EROSION AND SEDIMENTATION CONTROLS ARE PERFORMANCE BASED CRITERIA. IF THE BARS PROVIDED DO NOT PREVENT SOILS FROM LEAVING A CONSTRUCTION SITE, THEN THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ADDITIONAL PROCEDURES TO PREVENT CLEAN RUNOFF FROM A SITE.

NOTES:

1. DROP INLET SEDIMENT BARRIERS ARE TO BE USED FOR NATURAL NEARLY LEVEL DRAINAGE AREAS (LESS THAN 5%).

2. BARS SHALL BE 2" MIN. THICKNESS, 2" MIN. SPACING, 3" MIN. LENGTH.

3. INSTALL 2"x4" WOOD TOP FRAME TO INSURE STABILITY.

4. THE BARS SHALL BE INSTALLED AT AN ANGLE OF 45 DEGREES BELOW THE GROUND ELEVATION DOWNSLOPE TO PREVENT RUNOFF FROM BYPASSING THE INLET.

5. A TEMPORARY DIRT MAY BE NECESSARY ON THE DOWNSTREAM SIDE OF THE BARRIERS TO PREVENT SOILS FROM WRAPPED AROUND GRATE.

6. BARRIERS SHALL BE INSTALLED PERPENDICULAR TO INLETS RECEIVING CONCENTRATED FLOWS, SUCH AS IN STREET OR HIGHWAY MEDIANS.

ISOMETRIC VIEW

DETAIL OF STAKE & FABRIC ORIENTATION

SECTION A-A

CITY of FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING DETAILS
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DROP INLET PROTECTION - SEDIMENT BARRIER

ESC 004
2016/09/01

20206 DROP INLET PROTECTION - INLET INSERT - Rev. 04/18/2017

EXPLODED ISOMETRIC VIEW

SIDE VIEW INSTALLED

NOTES:

1. THE INLET INSERT SHALL BE A SEDIMENT CONTROL DEVICE DESIGNED FOR DROP INLETS OR COMBINATION DRAINS WHERE A DROP INLET IS COUPLED WITH A CURB INLET.

2. THE INLET INSERT SHALL BE MADE OF A PERMEABLE GEOTEXTILE THAT ALLOWS WATER TO PASS BUT PREVENTS SILT AND SEDIMENT FROM CLOGGING THE DRAIN SYSTEM.

3. THE CONTRACTOR SHALL CLEAN AND INSPECT REGULARLY AND AFTER EVERY MAJOR RAIN EVENT.

4. INLET INSERTS SHALL BE "SILTSACK" BY ACF ENVIRONMENTAL, OR EQUAL. SUBMIT SHOP DRAWINGS IN ACCORDANCE WITH THE SPECIFICATIONS.

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DROP INLET PROTECTION - INLET INSERT

ESC 005
20170712

20206 CURB INLET PROTECTION - CURB FILTER - Rev. 04/18/2017

CURB OPENING WITHOUT GRATE

OVERFLOW GAP

MANHOLE

AGGREGATE POUCH

CURB FILTER

NOTES:

1. INSTALL CURB FILTERS AT ALL INLETS WITHOUT GRATES TO KEEP SILT, SEDIMENT AND CONSTRUCTION DEBRIS OUT OF THE STORM SYSTEM

2. THE CURB FILTER SHALL BE DANDY CURB AS MANUFACTURED BY DANDY PRODUCTS INC., OR EQUAL. SUBMIT SHOP A SHOP DRAWING FOR THE CURB FILTERS.

3. THE CURB FILTER SHALL FORM OF A CYLINDRICAL TUBE PLACED IN FRONT OF AND EXTENDING BEYOND THE INLET OPENING ON BOTH SIDES.

4. THE CURB FILTER SHALL HAVE A POUCH ON THE STREET SIDE OF THE UNIT FOR STONE AGGREGATE TO HOLD THE FILTER IN PLACE.

5. THE CURB FILTER SHALL BE CONSTRUCTED OF A HIGH VISIBILITY ORANGE MONOFILAMENT FABRIC.

6. FILL POUCH WITH FDOT #57 STONE AGGREGATE TO A LEVEL (AT LEAST HALF-FULL) THAT WILL KEEP UNIT IN PLACE DURING A RAIN EVENT AND CREATE A SEAL BETWEEN THE CURB FILTER AND THE SURFACE OF THE STREET.

7. CENTER THE UNIT AGAINST CURB OR MEDIAN INLET OPENING SO THAT THE CURB SIDE OF THE UNIT CREATES A SEAL WITH THE CURB OR MEDIAN BARRIER AND INLET STRUCTURE. THERE WILL BE APPROXIMATELY TWELVE (12) INCHES OF THE INLET PROTECTION UNIT OVERHANGING ON EACH SIDE OF THE OPENING.

8. THE CONTRACTOR SHALL REMOVE ALL ACCUMULATED SEDIMENT AND DEBRIS FROM SURFACE AND VICINITY OF UNIT AFTER EACH RAIN EVENT.

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100 North Andrews Avenue, Fort Lauderdale, Florida 33301

CURB INLET PROTECTION - CURB FILTER

ESC 006
20170719

20206 SILT FENCE - SHEET 1 - Rev. 04/18/2017

CHART 1: SILT FENCE SPACING

POST OPTIONS:

SOFTWOOD 2 1/2" DIA.

SOFTWOOD 2"x4"

HARDWOOD 1 1/2" x 1 1/2"

STEEL 1.33 LBS / FT

FILTER FABRIC (IN CONFORMANCE WITH SEC. 985 FOOT SPEC.)

OPTIONAL POST POSITIONS

PRINCIPLE POST POSITION (CANTED 20° TOWARD FLOW)

FILTER FABRIC

SILT FLOW

ELEVATION

SECTION

TYPE III SILT FENCE

CITY of FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING DETAILS
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

SILT FENCE - SHEET 1

ESC 009
20170712

20206 SILT FENCE - SHEET 2 - Rev. 04/18/2017

SILT FENCE APPLICATIONS

PLAN VIEW

JOINING TWO SILT FENCES

NOTES:

1. WHERE USED IN DITCHES, THE SPACING FOR TYPE III SILT FENCE SHALL BE IN ACCORDANCE WITH CHART 1.

2. DO NOT CONSTRUCT SILT FENCES ACROSS PERMANENT FLOWING WATERCOURSES. SILT FENCES ARE TO BE AT UPLAND LOCATIONS AND TURBIDITY BARRIERS USED AT PERMANENT BODIES OF WATER.

3. WHERE USED AS SLOPE PROTECTION, SILT FENCE IS TO BE CONSTRUCTED ON 0% LONGITUDINAL GRADE TO AVOID CHANNELIZING RUNOFF ALONG THE LENGTH OF THE FENCE.

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SILT FENCE - SHEET 2

ESC 010
20170711

REUSABLE CONSTRUCTION ENTRANCE

Engineering Data Sheet

FODS TCM MODEL #1100 APPLICATION

The FODS Composite trackout control system is designed to be used as a temporary construction entrance that provides site access while minimizing sediment leaving the site. The top surface of the construction entrance mat is covered with pyramids that dislodge and collect mud. The mats are unidirectional and are meant to have the tapered and staggered pyramids in the direction of travel. Individual mats are connected together with hardware to form various configurations to fit your jobsite.

FEATURES

* Mat Size: 12'(w) x 7' (l) x 3 3/4" (t) (2 7/8" Pyramid Height)

* 3 Year Manufacture Warranty

* Certification and Compliance

- US Patent #US 8,061,927 B1

- CalTrans TC-1 - Alternative BMP

* 10% Post-Consumer Recycled

* Compression Molded HDPE

* Reusable

* Increased Effectiveness at Reducing Site Trackout

* Extreme Durability

* Crush Rating of 20,000 lbs Per Pyramid

* Highly Visible

* Easy and Efficient to Transport

* UV Stable

TAPERED PYRAMIDS FOR SMOOTHER TRANSITION

DIRECTION OF TRAVEL

FODS 1x4

FODS 2x4

FODS1x4T

FODS 1x7

FODS 1x7T

FODS LLC. | THE MUD STOPS HERE | GETFODS.COM | 1-844-200-3637

B	100% SUBMITTAL	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

Kiewit

THE CORRADINO GROUP

CITY OF FORT LAUDERDALE

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SWPPP DETAILS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CM-004
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

STRUCTURE NUMBER	DESCRIPTION	BARRELS	REINFORCED CONCRETE PIPE			DITCH BOTTOM INLETS			MITERED END SECTION		STRAIGHT CONCRETE ENDWALL	REMARKS
			ROUND			TYPE C	TYPE F	TYPE G				
			18"	24"	36"				18"	24"	36"	
S-1	INLET, PIPE	1	77			1						CLASS I RCP
S-2	INLET, PIPE	1	48				1					CLASS I RCP
S-3	INLET,PIPE	1			58			1				CLASS I RCP
MES-1A	MES, PIPE	1	42						1			CLASS I RCP
MES-1B	MES								1			
MES-2A	MES, PIPE	1	28						1			CLASS I RCP
MES-2B	MES								1			
MES-3A	MES, PIPE	1		78						1		CLASS I RCP
MES-3B	MES									1		
MES-4	MES								1			
MES-5A	MES, PIPE	1		88						1		CLASS I RCP
MES-5B	MES									1		
MES-6A	MES, PIPE	1		41						1		CLASS I RCP
MES-6B	MES									1		
MES-7	MES								1			
MES-8A	MES, PIPE	1	49						1			CLASS I RCP
MES-8B	MES								1			
EW-1	EW										1	
			LF	LF	LF	EA	EA	EA	EA	EA	EA	
TOTALS:			244	207	58	1	1	1	8	6	1	

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

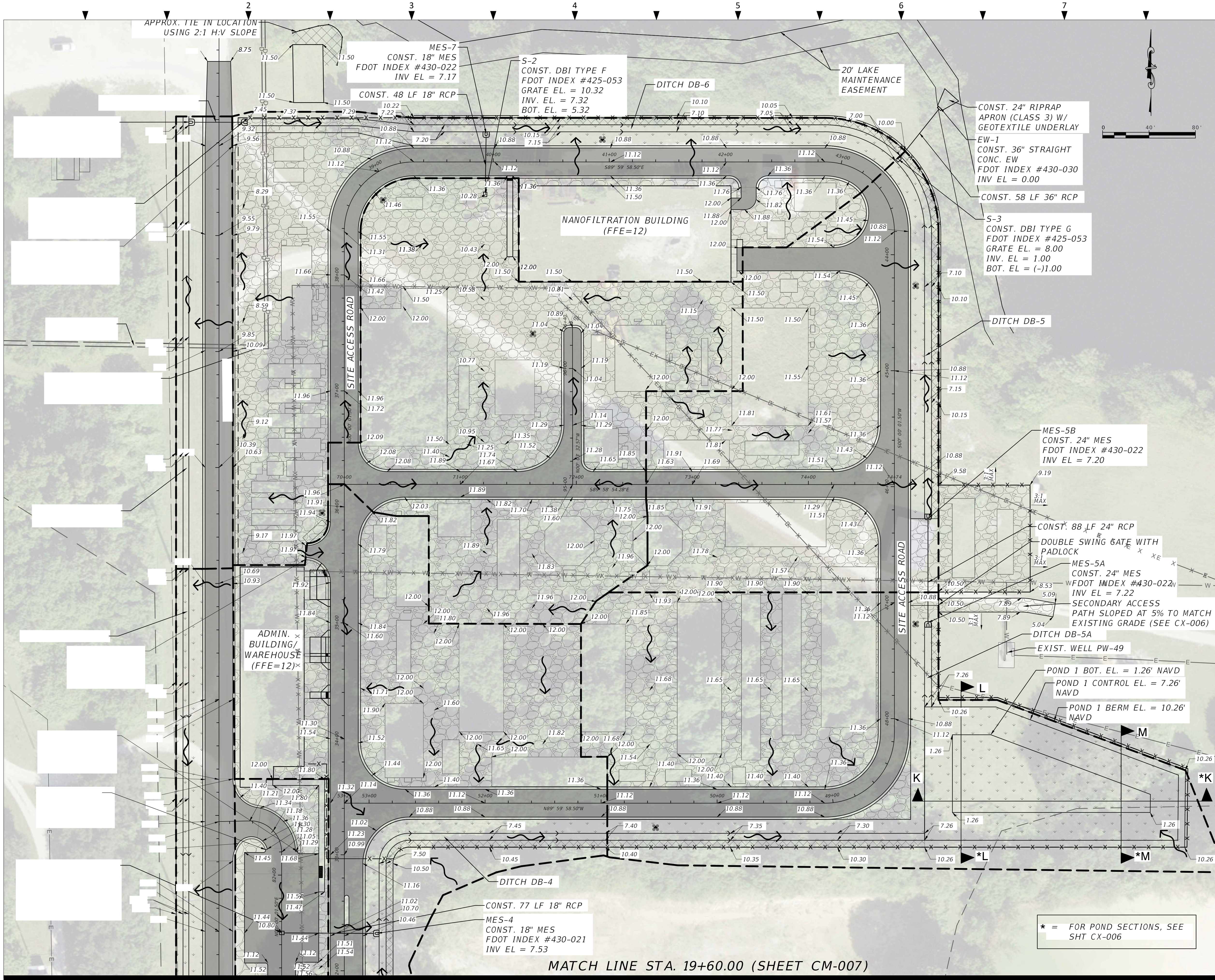
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



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SUMMARY OF DRAINAGE

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER 20036124–CM–005
LEAD ENG	JOSEPH CAROTHERS	
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



- LEGEND**
- W ——— EXISTING WATER MAIN
 - D ——— EXISTING STORM WATER PIPE
 - SS ——— EXISTING FORCE MAIN
 - COMM ——— EXISTING UTILITIES
 - — — — — EXISTING UTILITY EASEMENT
 - - - - - EXISTING SLUDGE LINE
 - - - - - EXISTING TOP OF BERM
 - - - - - EXISTING TOE OF BERM
 - - - - - EXISTING DRAIN DIVIDER

- GRAVEL
- DIRT ROAD
- ASPHALT PAVEMENT
- SOD
- SLOPE STABILIZATION
- DIRECTION OF FLOW

- NOTES**
- DRAINAGE STRUCTURES SHALL BE CONSTRUCTED USING FLORIDA DEPARTMENT OF TRANSPORTATION STANDARDS OR APPROVED EQUAL.
 - ALL STORM STRUCTURES SHALL HAVE A MINIMUM 24" SUMP.
 - THE CROSS SLOPE ON ALL ADA ACCESSIBLE ROUTES SHALL NOT EXCEED 2%. THE LONGITUDINAL SLOPE ON ADA ACCESSIBLE ROUTES SHALL NOT EXCEED 5%.
 - ALL PROPOSED CURB AND GUTTER SHALL COMPLY WITH FDOT INDEX 520-001.
 - MINIMUM COVER FOR RCP STORM PIPING SHALL BE 24" FROM TOP OF BASE FOR ASPHALT AND 24" UNDER GRASS AND COMPACTED SUBGRADE.
 - ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD). THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
 - ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.
 - REFER TO THE YARD PIPING PLAN FOR ALL PROPOSED YARD PIPING, POTABLE WATER, AND SANITARY SEWER INFRASTRUCTURE. THESE PROPOSED ITEMS ARE DESIGNED BY OTHERS AND ARE SHOWN FOR REFERENCE ONLY.

B	100% SUBMITTAL			
	MW/MG	JWC	12/01/2023	
A	DRC SUBMITTAL			
	MW/MG	JWC	08/25/2023	
REV	DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



CITY OF FORT LAUDERDALE

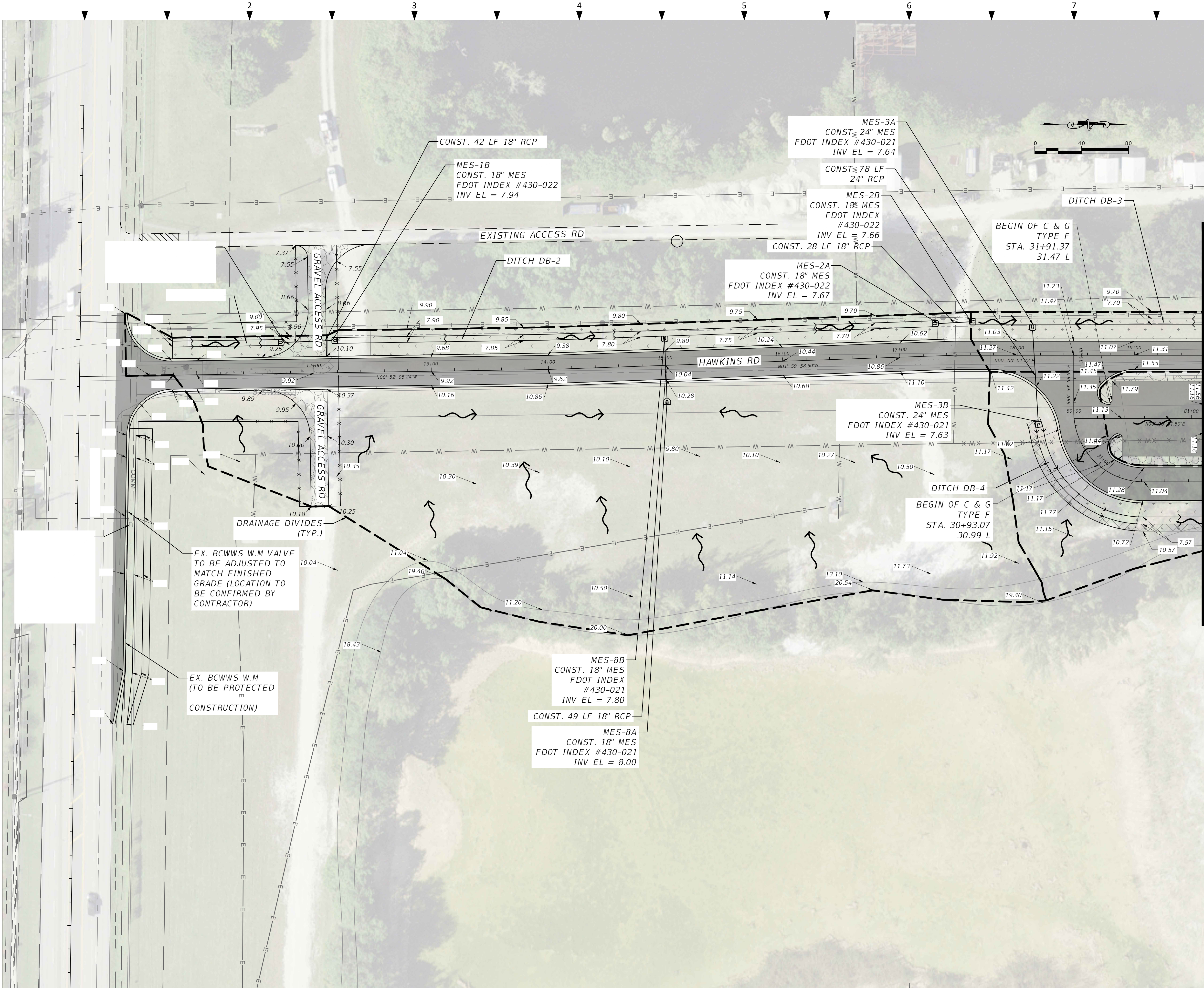
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PAVING GRADING AND DRAINAGE

ENGINEER/DESIGN ORIGINATOR		1st. Int. Name	DRAWING NUMBER
LEAD ENG		JOSEPH CAROTHERS	20036124-CM-006
ENG MGR		GORKY CHARPENTIER	
PROJ MGR		JOSEPH CAROTHERS	

MATCH LINE STA. 19+60.00 (SHEET CM-007)

* = FOR POND SECTIONS, SEE SHT CX-006



LEGEND

- W EXISTING WATER MAIN
- D EXISTING STORM WATER PIPE
- SS EXISTING FORCE MAIN
- COMM EXISTING UTILITIES
- EXISTING UTILITY EASEMENT
- EXISTING SLUDGE LINE
- EXISTING TOP OF BERM
- EXISTING TOE OF BERM
- EXISTING DRAIN DIVIDER
- GRAVEL
- DIRT ROAD
- ASPHALT PAVEMENT
- SOD
- SLOPE STABILIZATION
- DIRECTION OF FLOW

NOTES

- DRAINAGE STRUCTURES SHALL BE CONSTRUCTED USING FLORIDA DEPARTMENT OF TRANSPORTATION STANDARDS OR APPROVED EQUAL.
- ALL STORM STRUCTURES SHALL HAVE A MINIMUM 24" SUMP.
- THE CROSS SLOPE ON ALL ADA ACCESSIBLE ROUTES SHALL NOT EXCEED 2%. THE LONGITUDINAL SLOPE ON ADA ACCESSIBLE ROUTES SHALL NOT EXCEED 5%.
- ALL PROPOSED CURB AND GUTTER SHALL COMPLY WITH FDOT INDEX 520-001.
- MINIMUM COVER FOR RCP STORM PIPING SHALL BE 24" FROM TOP OF BASE FOR ASPHALT AND 24" UNDER GRASS AND COMPACTED SUBGRADE.
- ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD). THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
- ALL ELEVATIONS SHOWN ON THIS SHEET REFER TO THE NAVD 88.
- REFER TO THE YARD PIPING PLAN FOR ALL PROPOSED YARD PIPING, POTABLE WATER, AND SANITARY SEWER INFRASTRUCTURE. THESE PROPOSED ITEMS ARE DESIGNED BY OTHERS AND ARE SHOWN FOR REFERENCE ONLY.

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

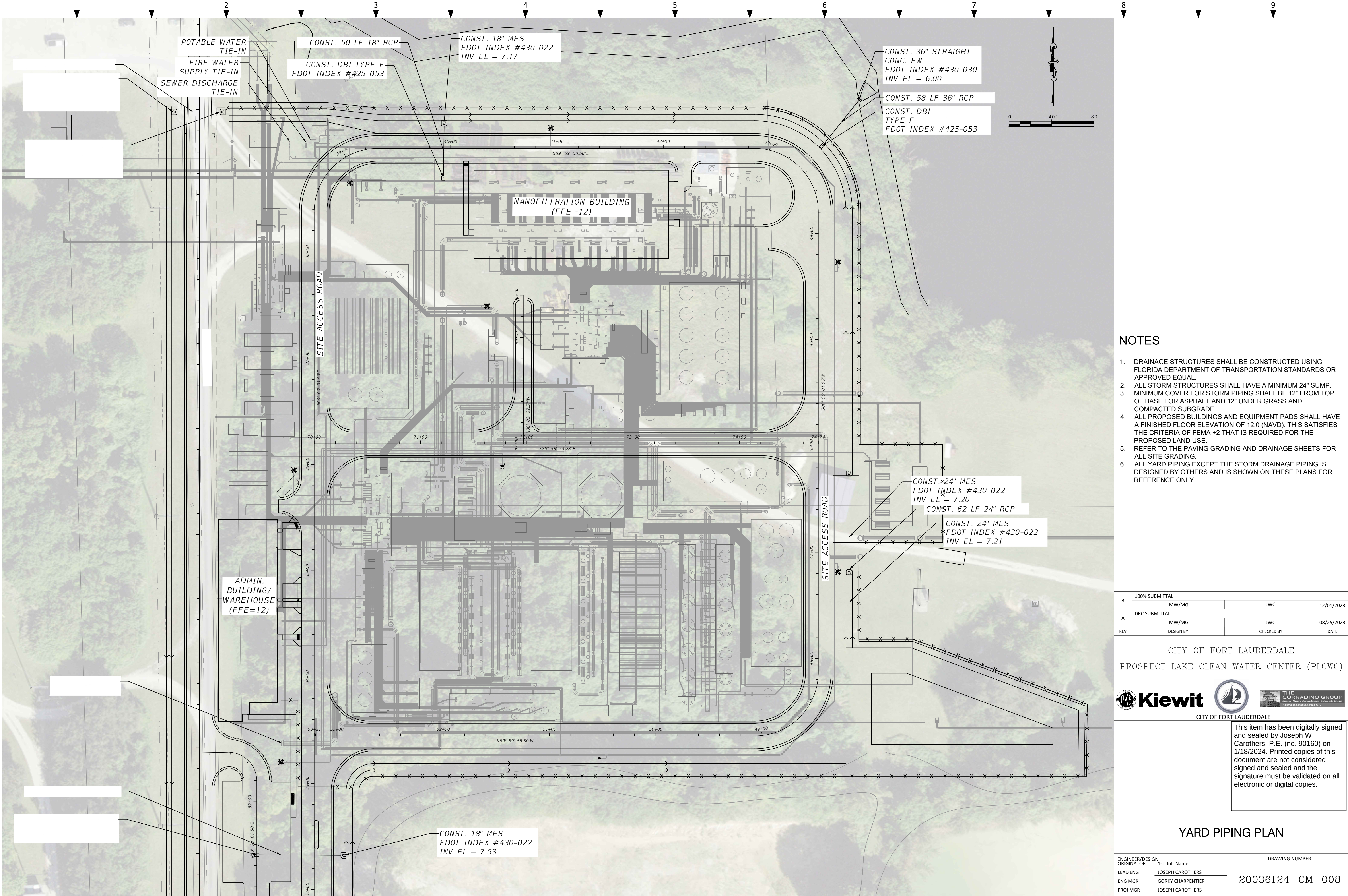
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



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PAVING GRADING AND DRAINAGE

ENGINEER/DESIGN ORIGINATOR 1st. Int. Name		DRAWING NUMBER	
LEAD ENG	JOSEPH CAROTHERS	20036124-CM-007	
ENG MGR	GORKY CHARPENTIER		
PROJ MGR	JOSEPH CAROTHERS		



NOTES

1. DRAINAGE STRUCTURES SHALL BE CONSTRUCTED USING FLORIDA DEPARTMENT OF TRANSPORTATION STANDARDS OR APPROVED EQUAL.
2. ALL STORM STRUCTURES SHALL HAVE A MINIMUM 24" SUMP.
3. MINIMUM COVER FOR STORM PIPING SHALL BE 12" FROM TOP OF BASE FOR ASPHALT AND 12" UNDER GRASS AND COMPACTED SUBGRADE.
4. ALL PROPOSED BUILDINGS AND EQUIPMENT PADS SHALL HAVE A FINISHED FLOOR ELEVATION OF 12.0 (NAVD). THIS SATISFIES THE CRITERIA OF FEMA +2 THAT IS REQUIRED FOR THE PROPOSED LAND USE.
5. REFER TO THE PAVING GRADING AND DRAINAGE SHEETS FOR ALL SITE GRADING.
6. ALL YARD PIPING EXCEPT THE STORM DRAINAGE PIPING IS DESIGNED BY OTHERS AND IS SHOWN ON THESE PLANS FOR REFERENCE ONLY.

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

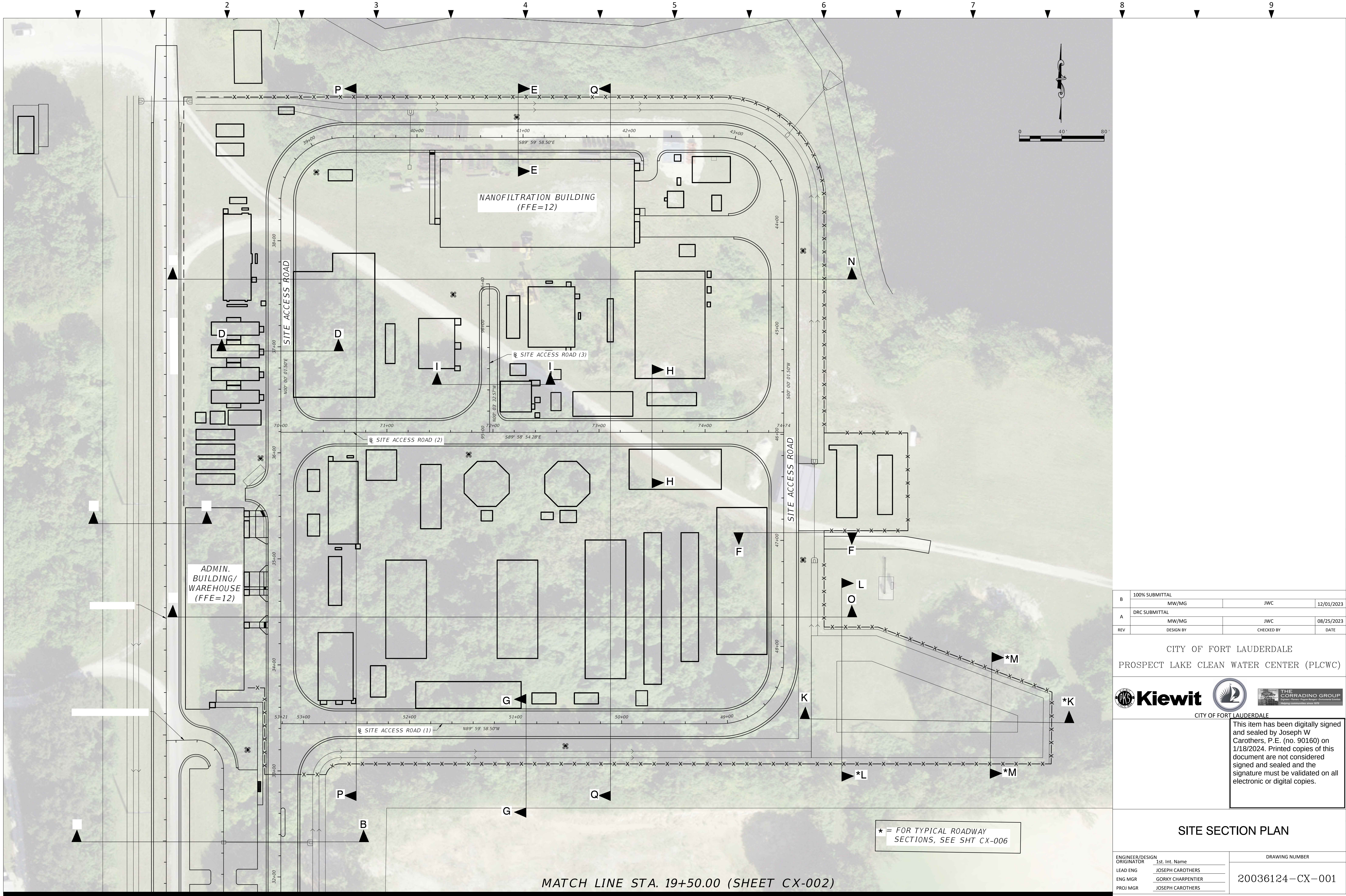


CITY OF FORT LAUDERDALE

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YARD PIPING PLAN

ENGINEER/DESIGN ORIGINATOR		DRAWING NUMBER	
LEAD ENG	JOSEPH CAROTHERS	20036124-CM-008	
ENG MGR	GORKY CHARPENTIER		
PROJ MGR	JOSEPH CAROTHERS		



B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



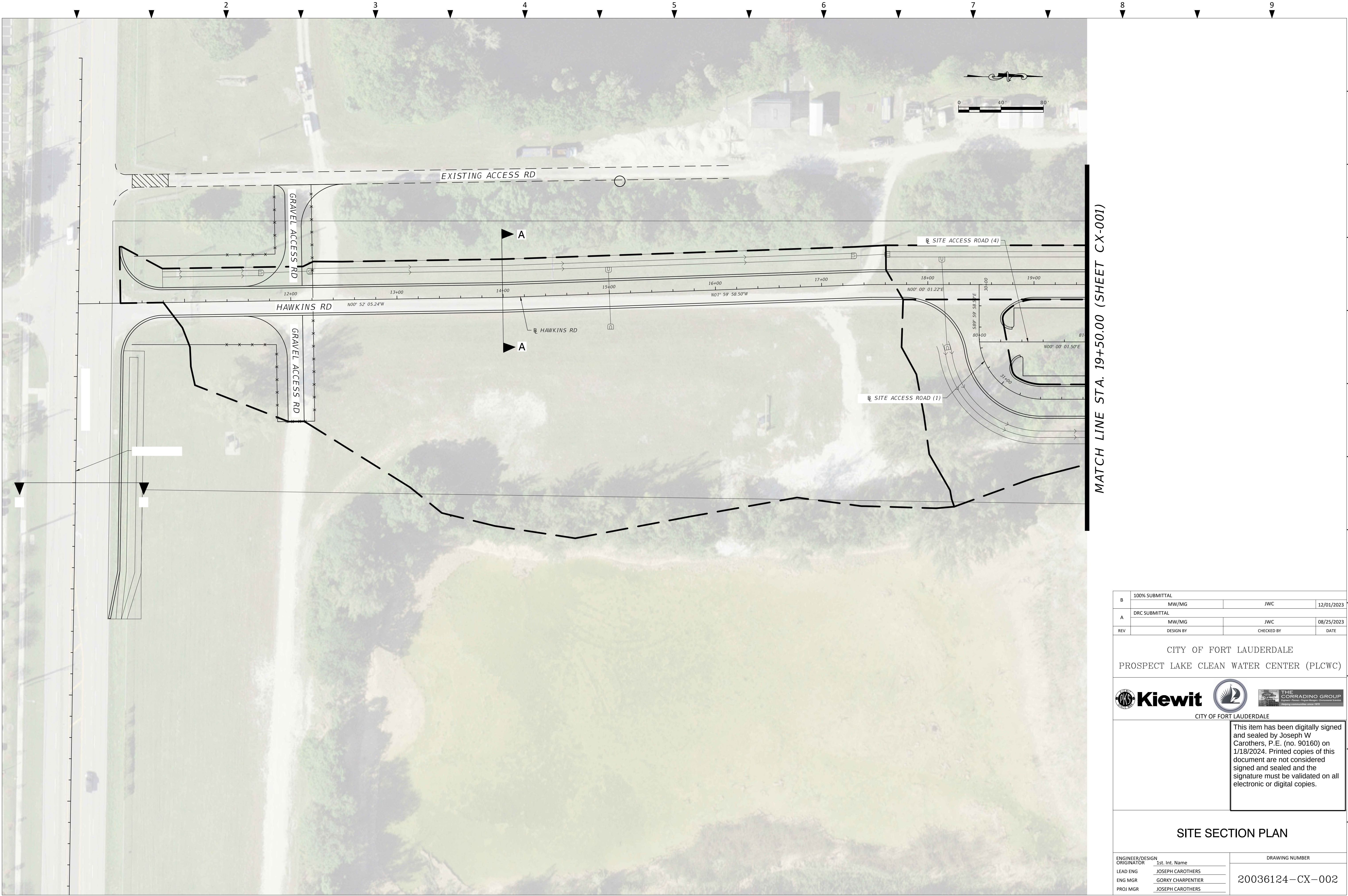
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SITE SECTION PLAN

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CX-001
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

* = FOR TYPICAL ROADWAY SECTIONS, SEE SHT CX-006

MATCH LINE STA. 19+50.00 (SHEET CX-002)



B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

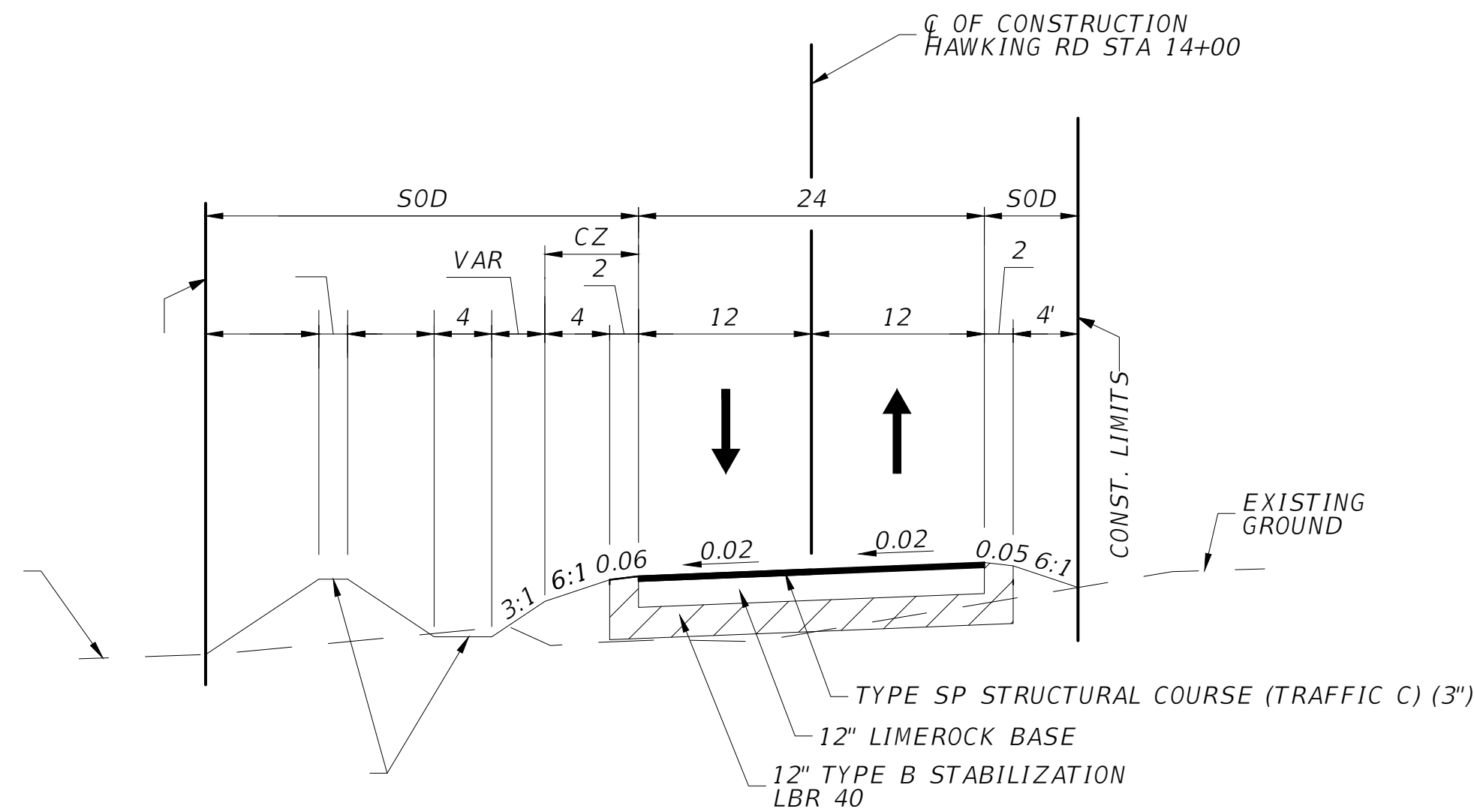
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



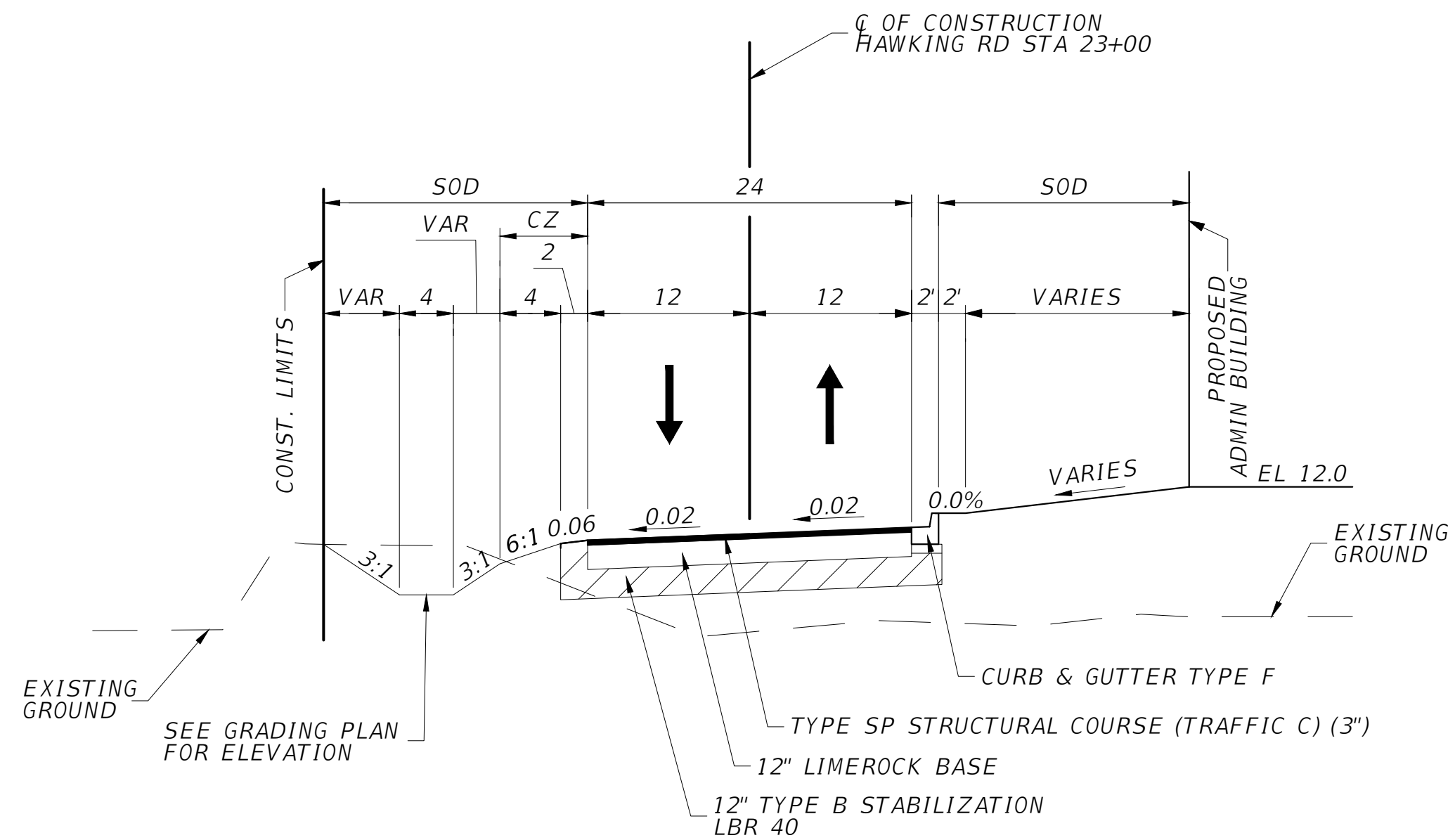
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SITE SECTION PLAN

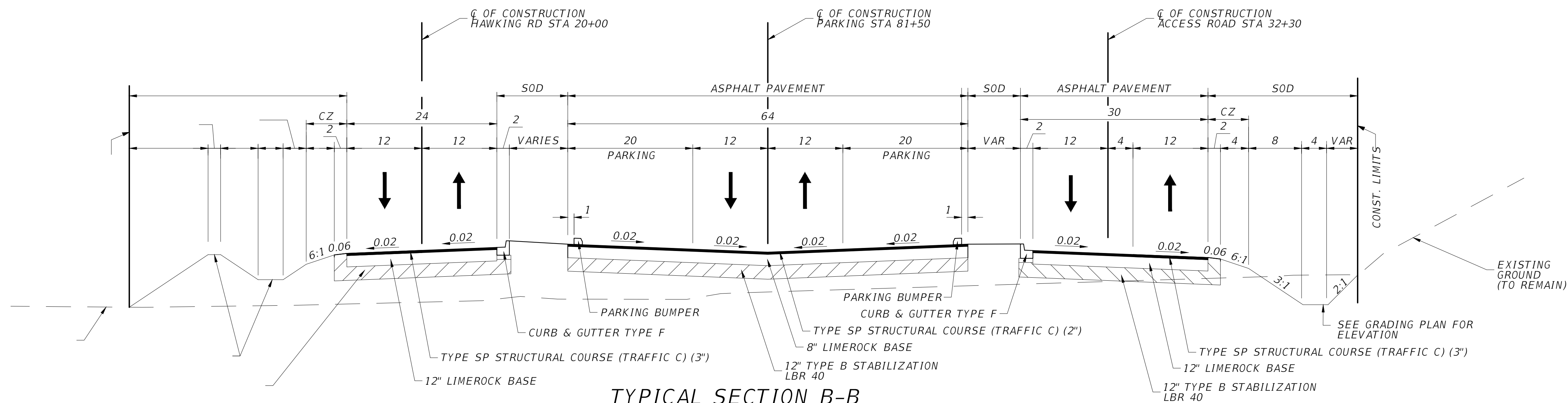
ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CX-002
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



TYPICAL SECTION A-A



TYPICAL SECTION C-C



TYPICAL SECTION B-B

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

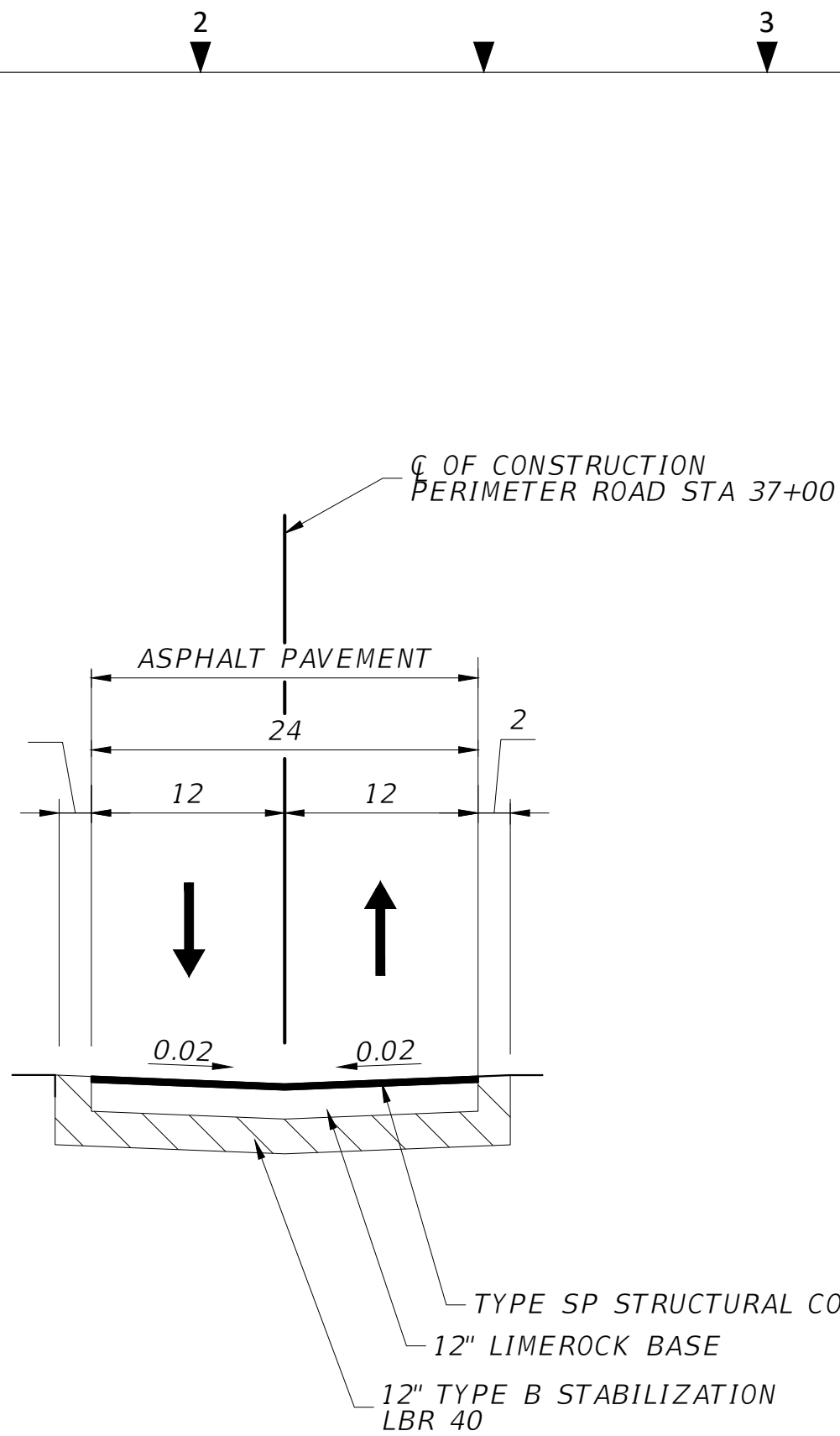
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



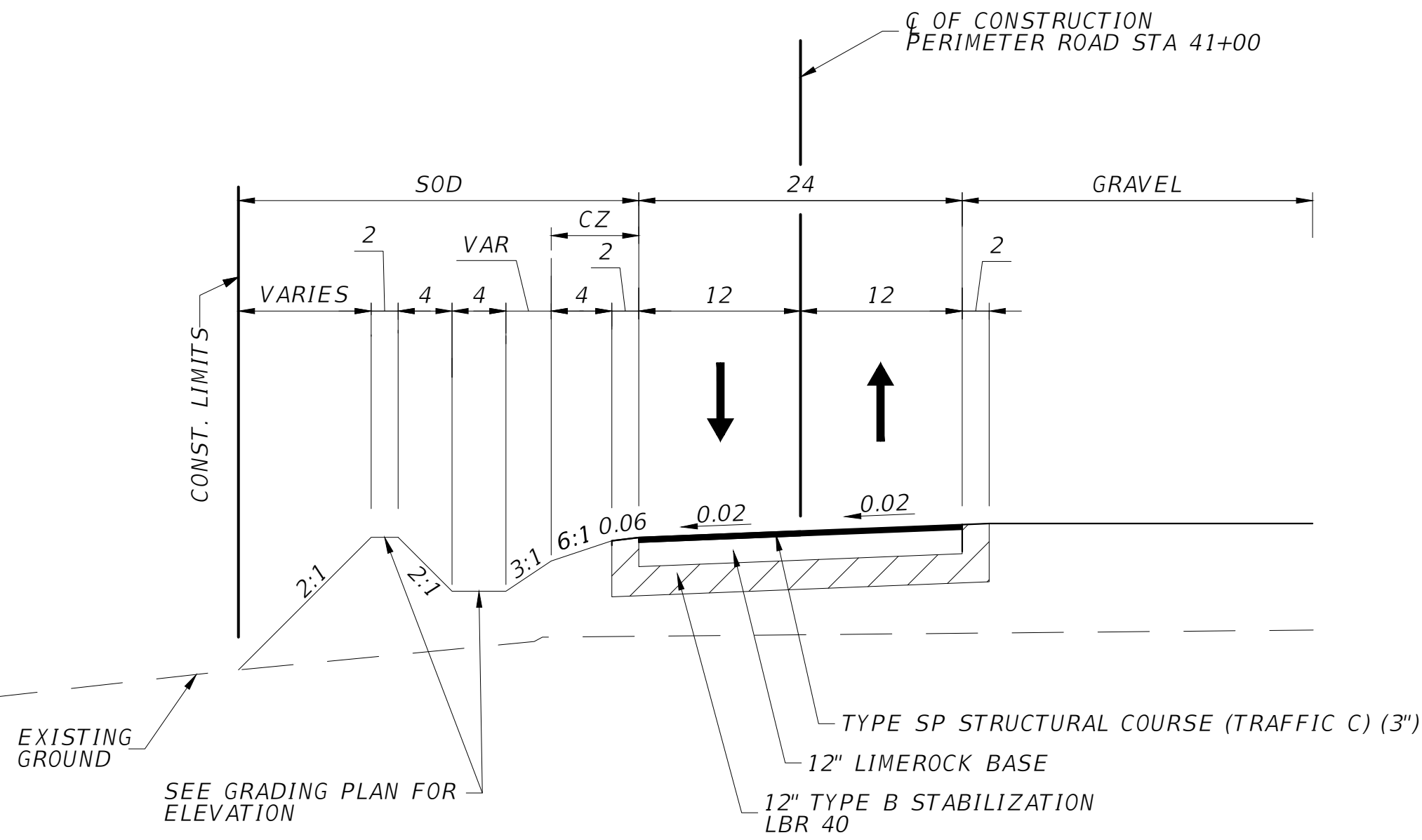
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TYPICAL ROADWAY SECTIONS

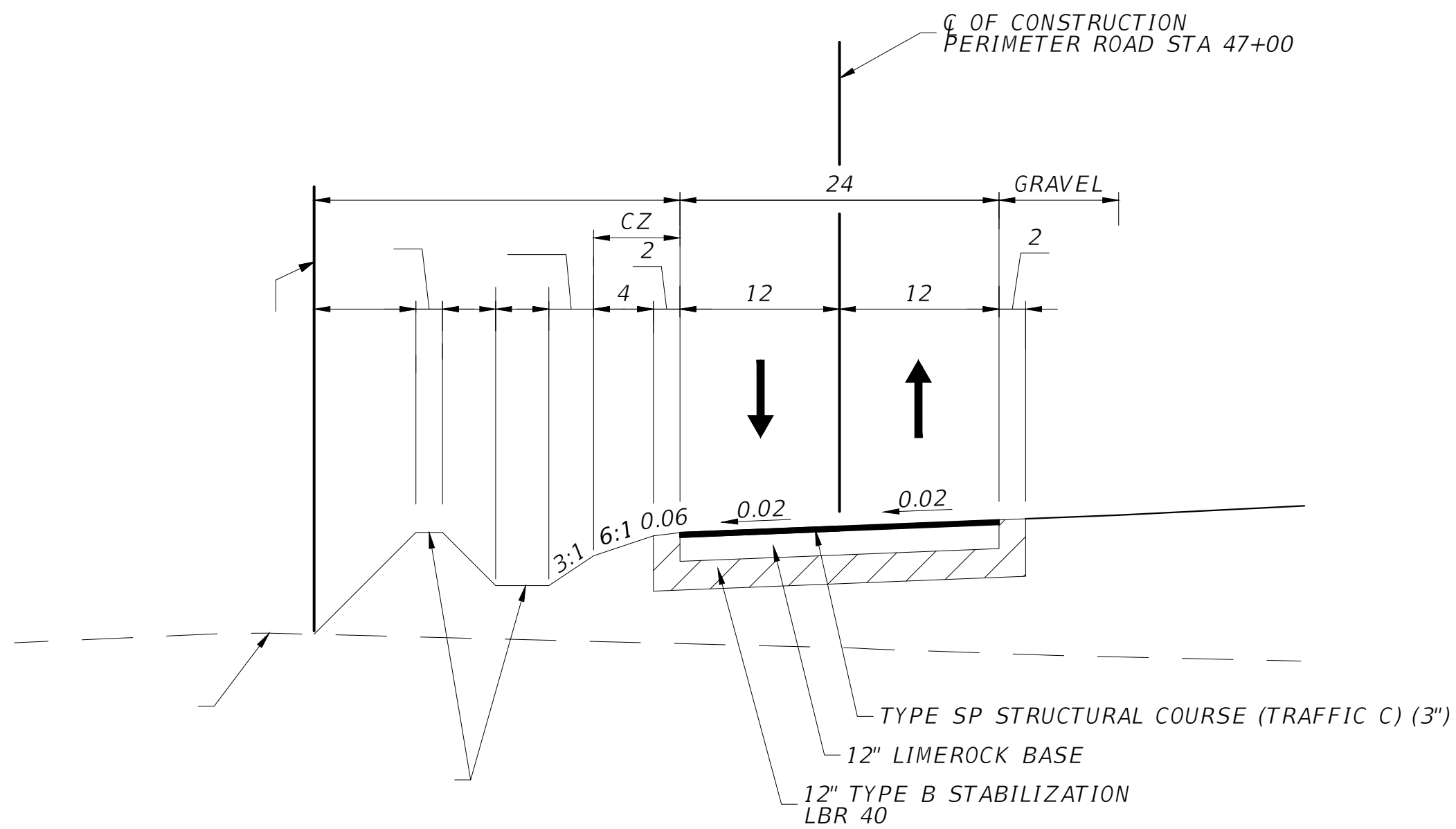
ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CX-003
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



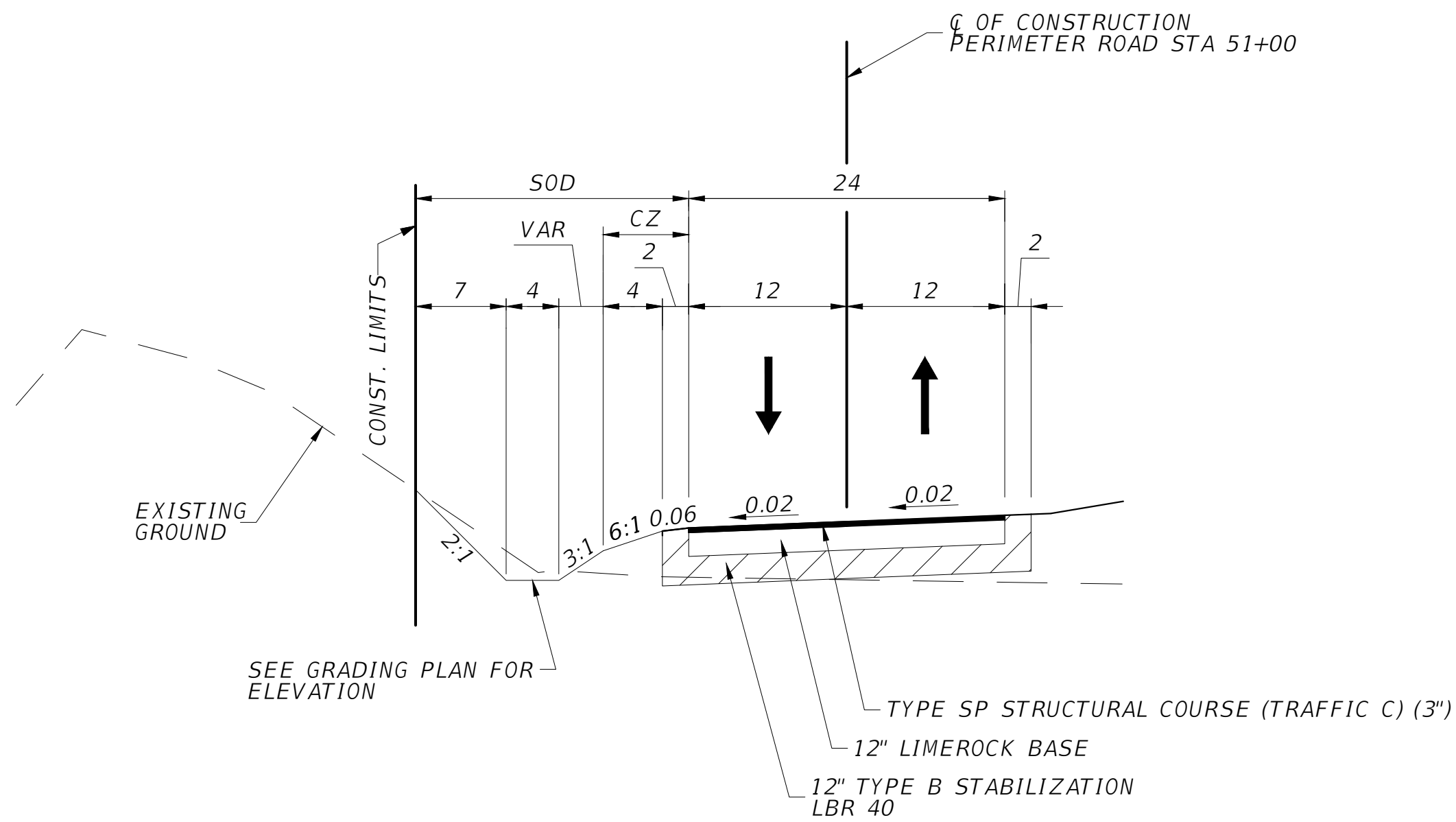
TYPICAL SECTION D-D



TYPICAL SECTION E-E



TYPICAL SECTION F-F



TYPICAL SECTION G-G

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

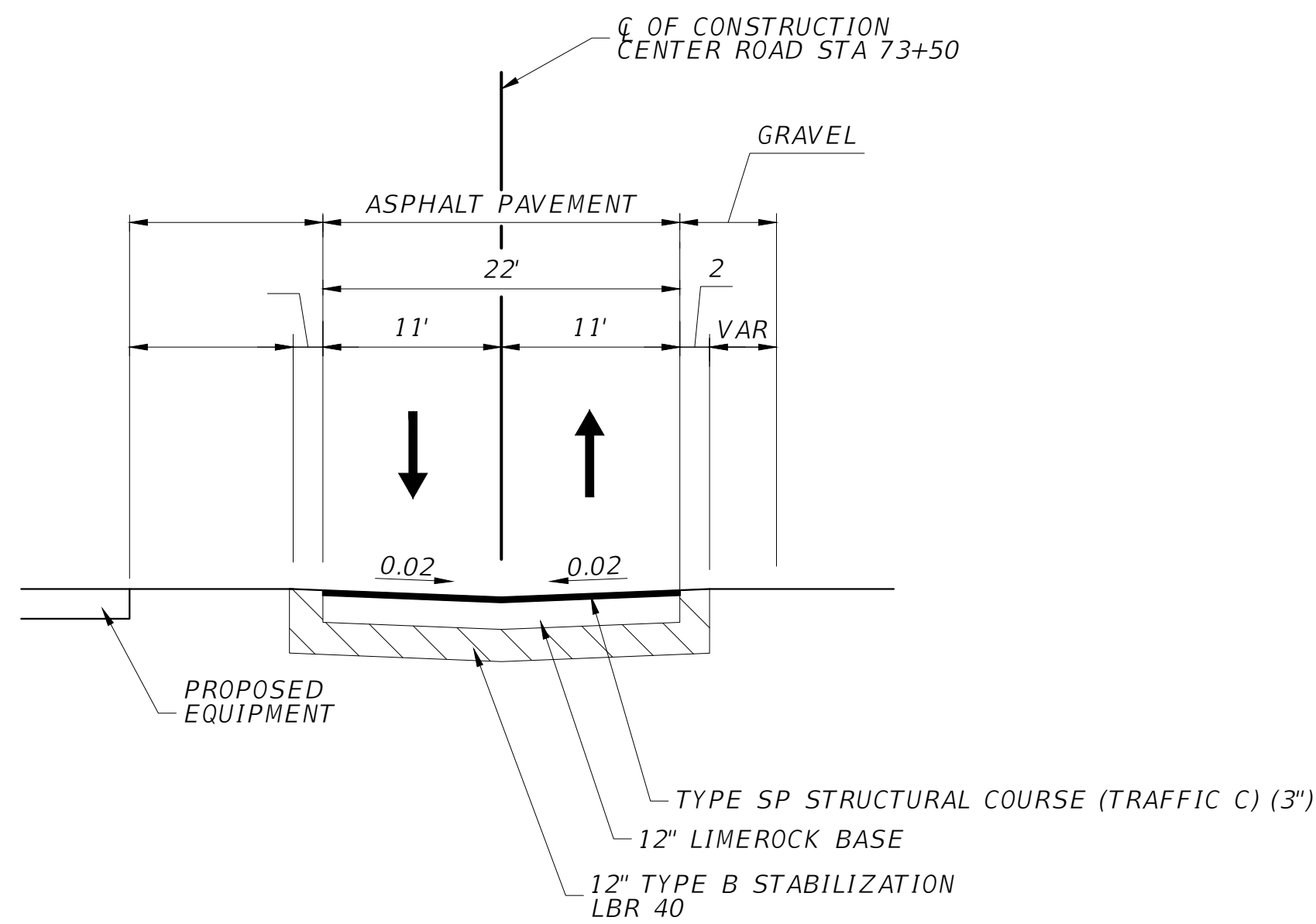
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



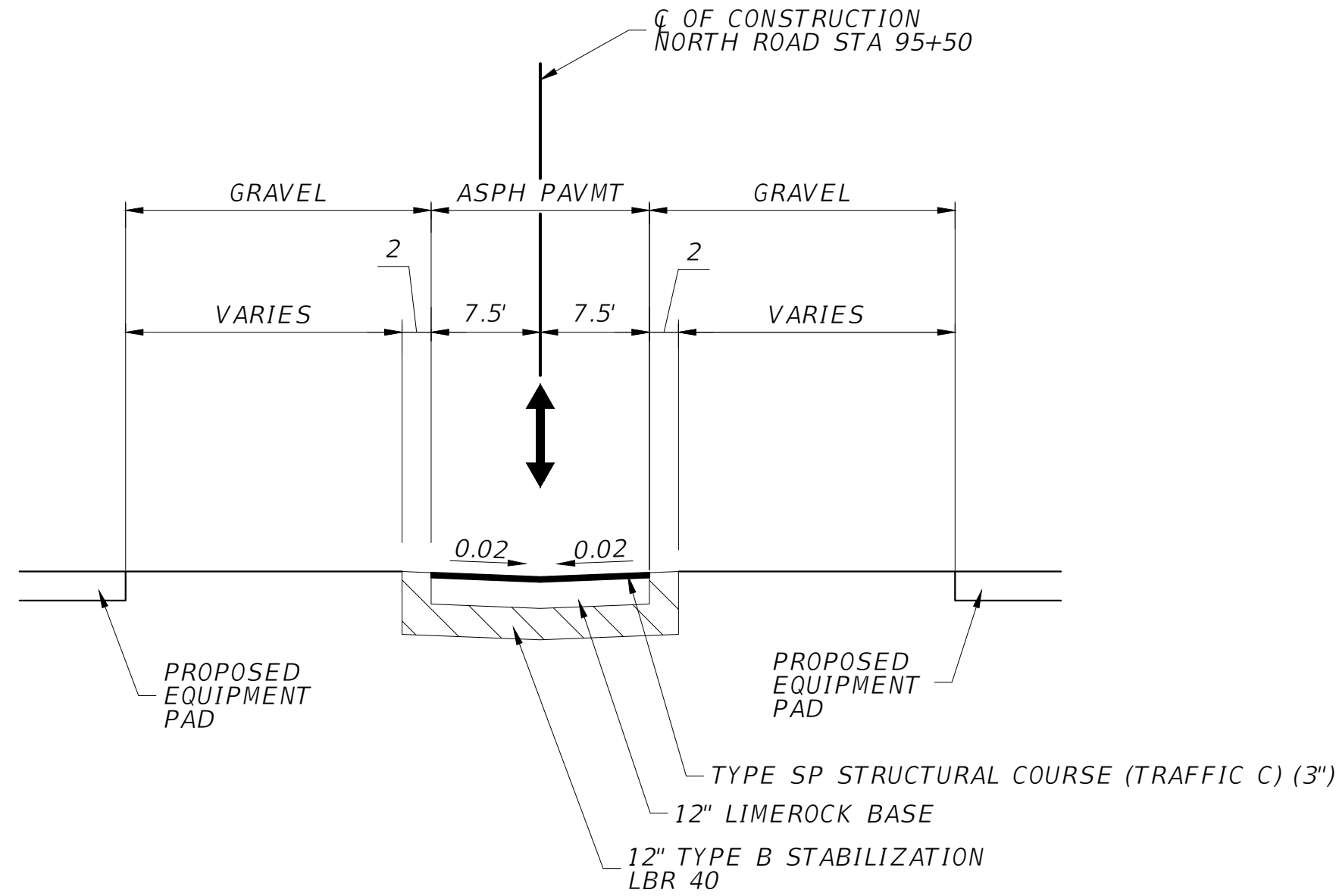
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TYPICAL ROADWAY
SECTIONS

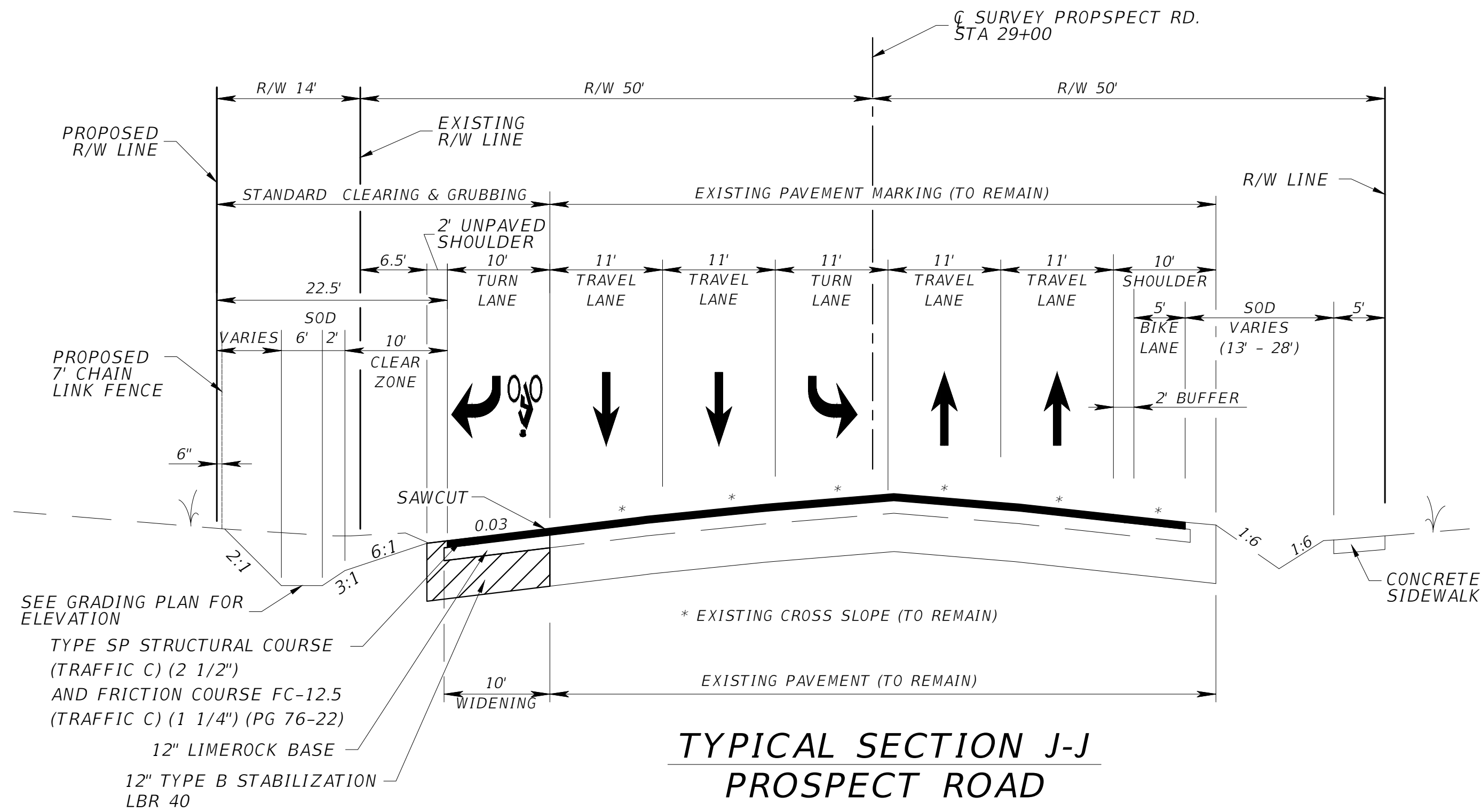
ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CX-004
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



TYPICAL SECTION H-H



TYPICAL SECTION I-I



TYPICAL SECTION J-J
PROSPECT ROAD

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

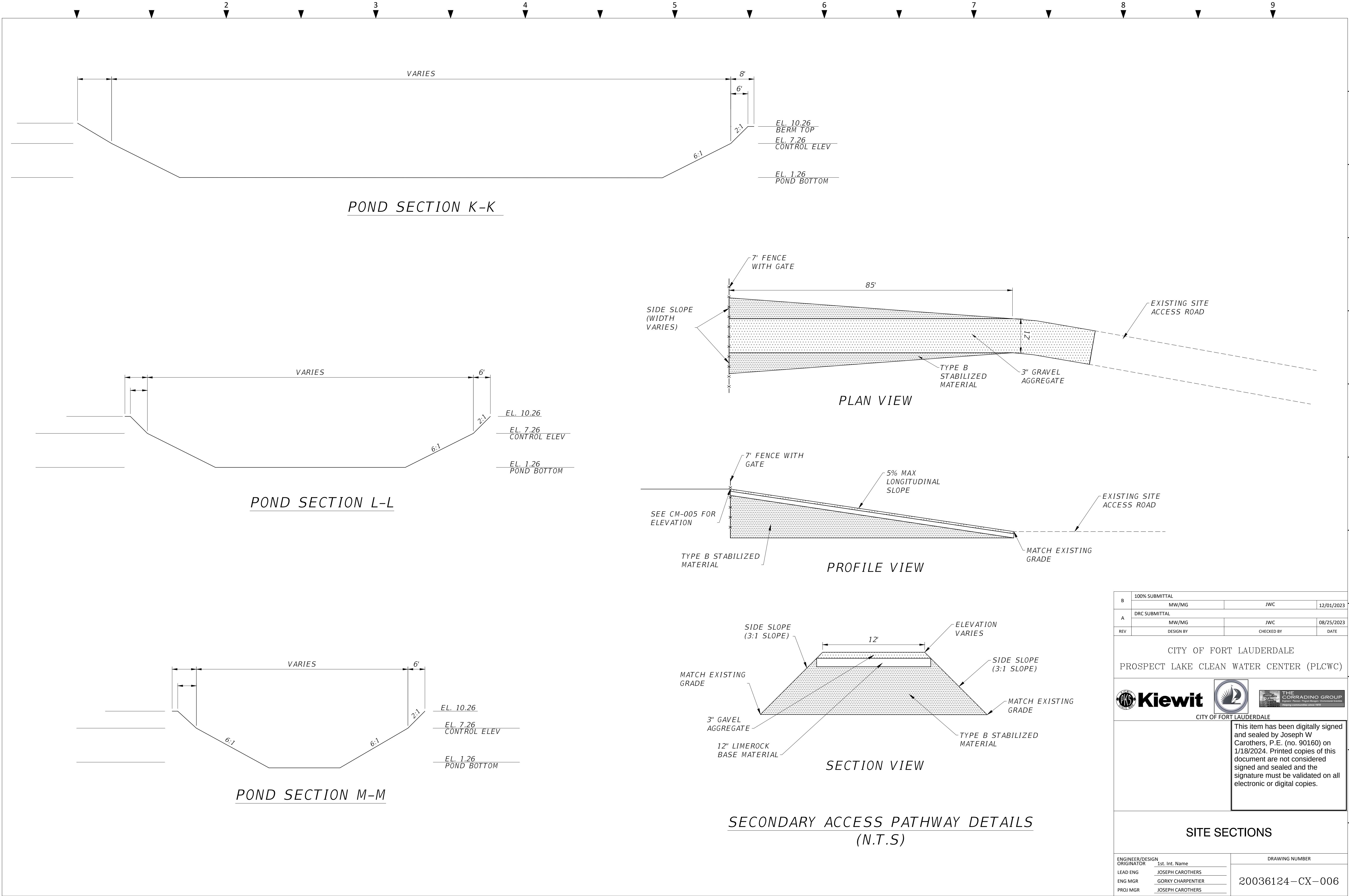


CITY OF FORT LAUDERDALE

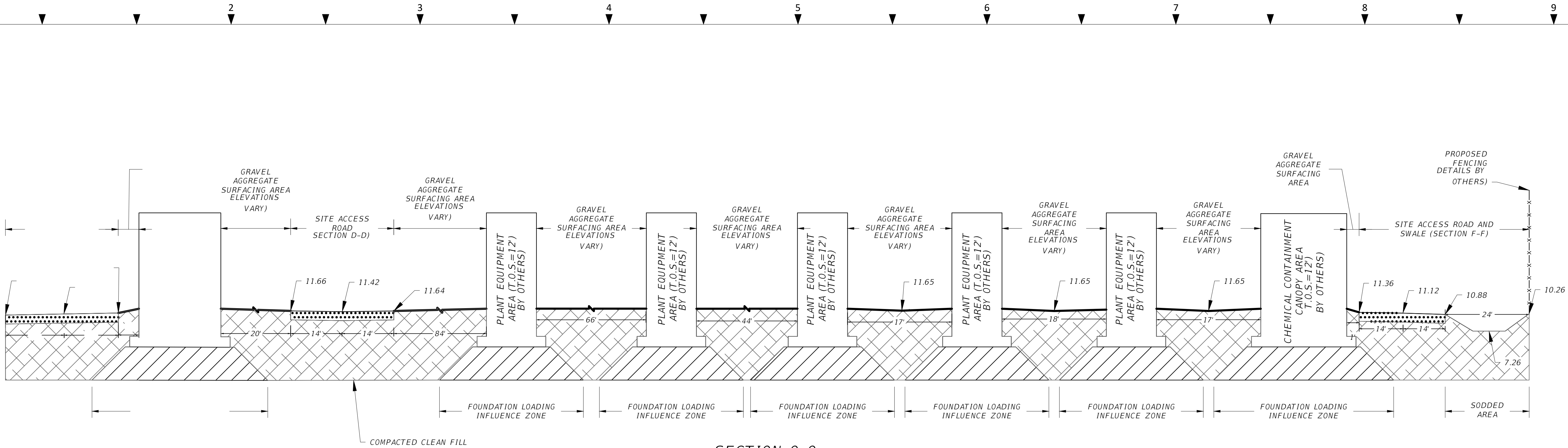
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TYPICAL ROADWAY
SECTIONS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CX-005
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

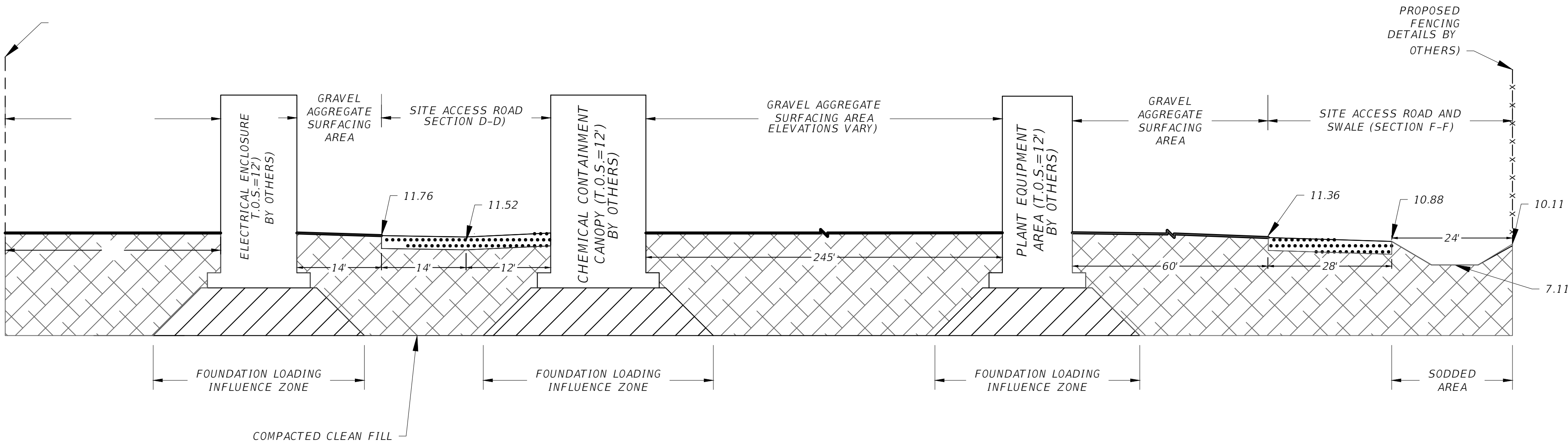


B	100% SUBMITTAL			
	MW/MG	JWC	12/01/2023	
A	DRC SUBMITTAL			
	MW/MG	JWC	08/25/2023	
REV	DESIGN BY	CHECKED BY	DATE	
CITY OF FORT LAUDERDALE PROSPECT LAKE CLEAN WATER CENTER (PLCWC)				
 Kiewit   CITY OF FORT LAUDERDALE This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.				
SITE SECTIONS				
ENGINEER/DESIGN ORIGINATOR		DRAWING NUMBER		
LEAD ENG		20036124-CX-006		
ENG MGR				
PROJ MGR				



SECTION 0-0
NTS

- NOTES:
1. FOUNDATION LOADING INFLUENCE ZONES ARE TO BE CONSTRUCTED PER THE SITE FILL AND BACKFILL DETAILS (SHEET CD.001.1)
 2. STRUCTURAL FILL TO BE COMPACTED TO 95% MAX DENSITY (ASTM D-1557)
 3. SEE REFERENCED SECTIONS FOR FURTHER DETAIL REGARDING SWALE AND EMBANKMENT SLOPES, ROADWAY DESIGN, AND ANY PAVEMENT MARKINGS.
 4. COMPACTED CLEAN FILL SHALL MEET ALL REQUIREMENTS SET FORTH IN THE PROJECT SPECIFICATIONS.



SECTION N-N
NTS

- NOTES:
1. FOUNDATION LOADING INFLUENCE ZONES ARE TO BE CONSTRUCTED PER THE SITE FILL AND BACKFILL DETAILS (SHEET CD.001.1)
 2. STRUCTURAL FILL TO BE COMPACTED TO 95% MAX DENSITY (ASTM D-1557)
 3. SEE REFERENCED SECTIONS FOR FURTHER DETAIL REGARDING SWALE AND EMBANKMENT SLOPES, ROADWAY DESIGN, AND ANY PAVEMENT MARKINGS.
 4. COMPACTED CLEAN FILL SHALL MEET ALL REQUIREMENTS SET FORTH IN THE PROJECT SPECIFICATIONS.

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

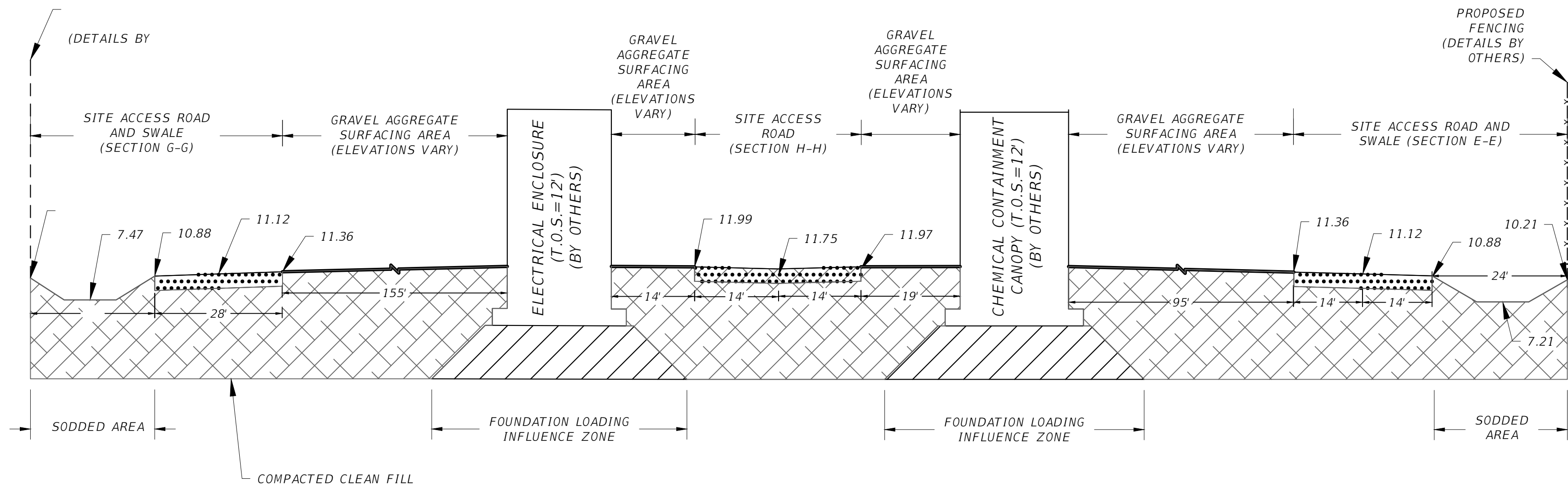
CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



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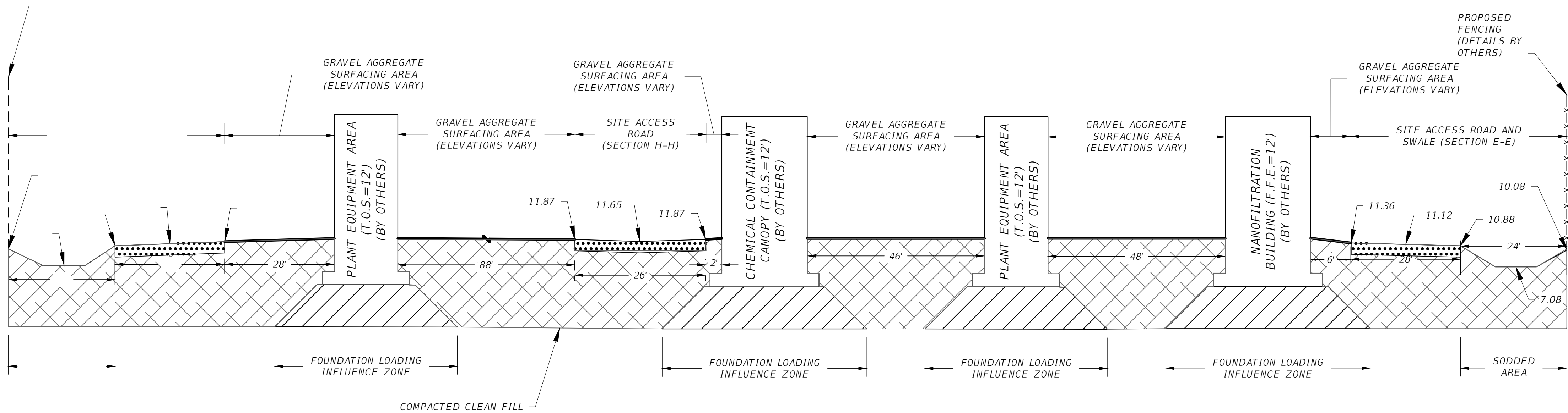
SITE SECTIONS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
	LEAD ENG JOSEPH CAROTHERS	
	ENG MGR GORKY CHARPENTIER	
	PROJ MGR JOSEPH CAROTHERS	
		20036124-CX-007



SECTION P-P
NTS

- NOTES:
1. FOUNDATION LOADING INFLUENCE ZONES ARE TO BE CONSTRUCTED PER THE SITE FILL AND BACKFILL DETAILS (SHEET CD.001.1)
 2. STRUCTURAL FILL TO BE COMPACTED TO 95% MAX DENSITY (ASTM D-1557)
 3. SEE REFERENCED SECTIONS FOR FURTHER DETAIL REGARDING SWALE AND EMBANKMENT SLOPES, ROADWAY DESIGN, AND ANY PAVEMENT MARKINGS.
 4. COMPACTED CLEAN FILL SHALL MEET ALL REQUIREMENTS SET FORTH IN THE PROJECT SPECIFICATIONS.



SECTION Q-Q
NTS

- NOTES:
1. FOUNDATION LOADING INFLUENCE ZONES ARE TO BE CONSTRUCTED PER THE SITE FILL AND BACKFILL DETAILS (SHEET CD.001.1)
 2. STRUCTURAL FILL TO BE COMPACTED TO 95% MAX DENSITY (ASTM D-1557)
 3. SEE REFERENCED SECTIONS FOR FURTHER DETAIL REGARDING SWALE AND EMBANKMENT SLOPES, ROADWAY DESIGN, AND ANY PAVEMENT MARKINGS.
 4. COMPACTED CLEAN FILL SHALL MEET ALL REQUIREMENTS SET FORTH IN THE PROJECT SPECIFICATIONS.

B	100% SUBMITTAL	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

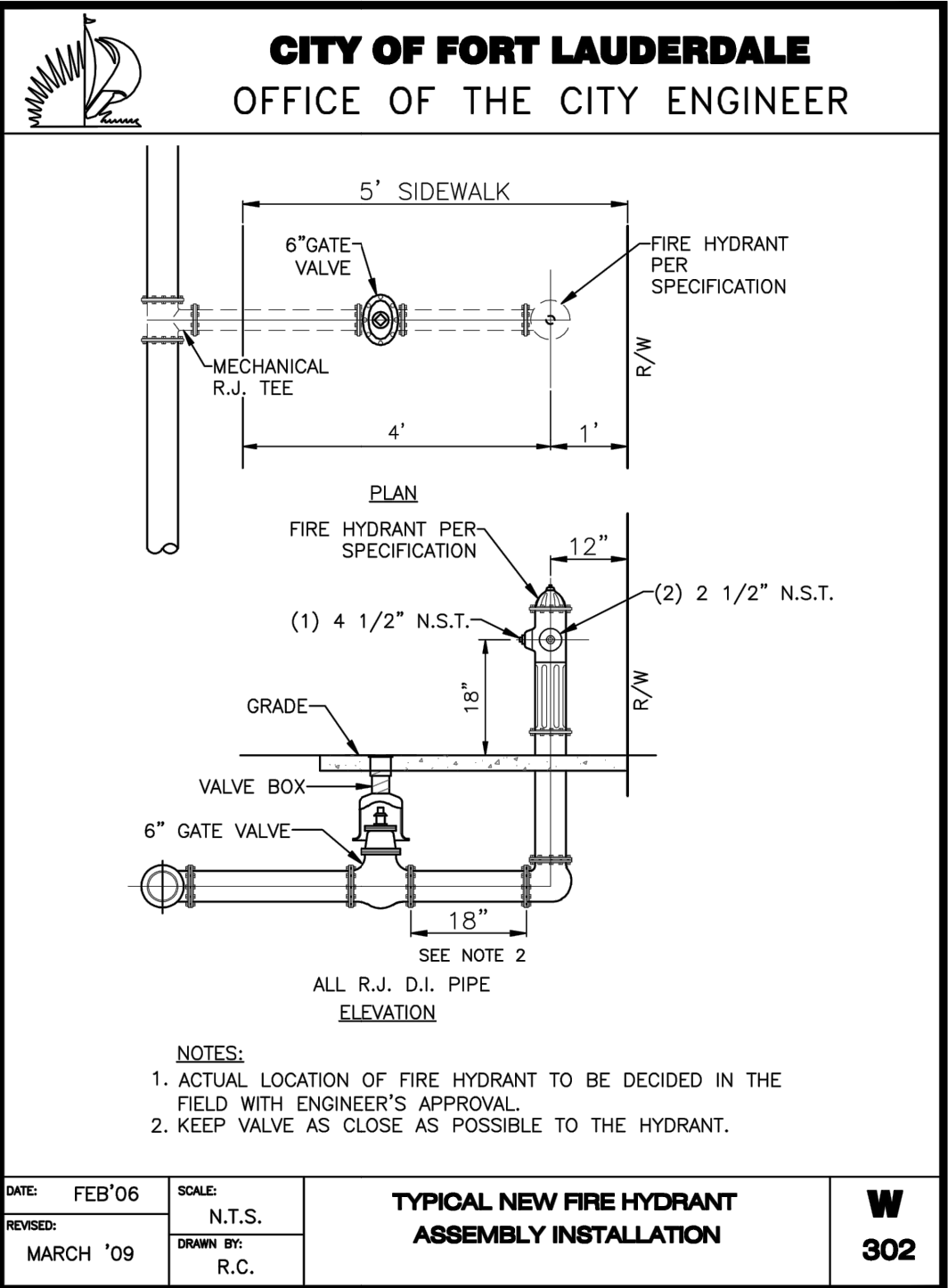
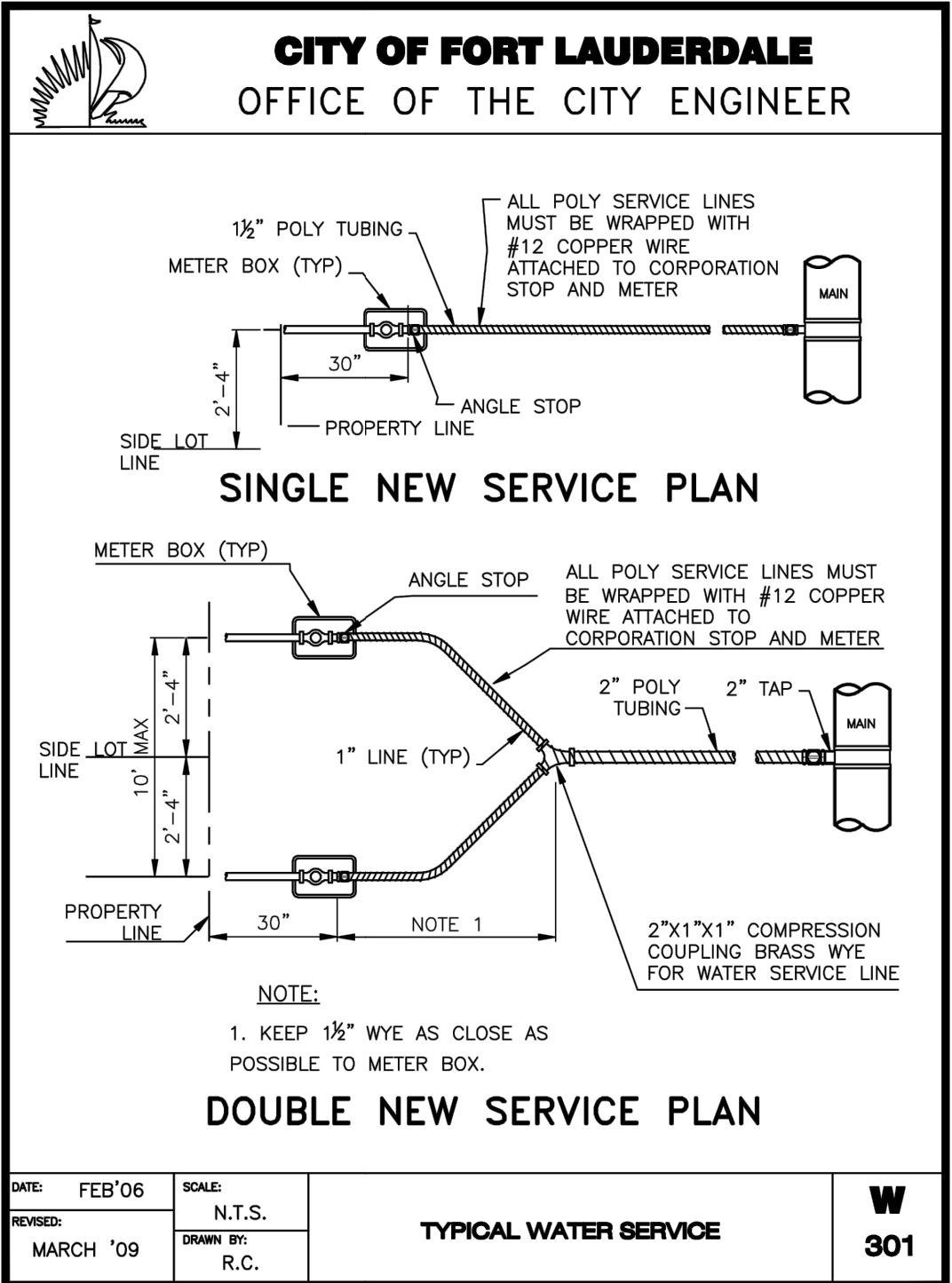
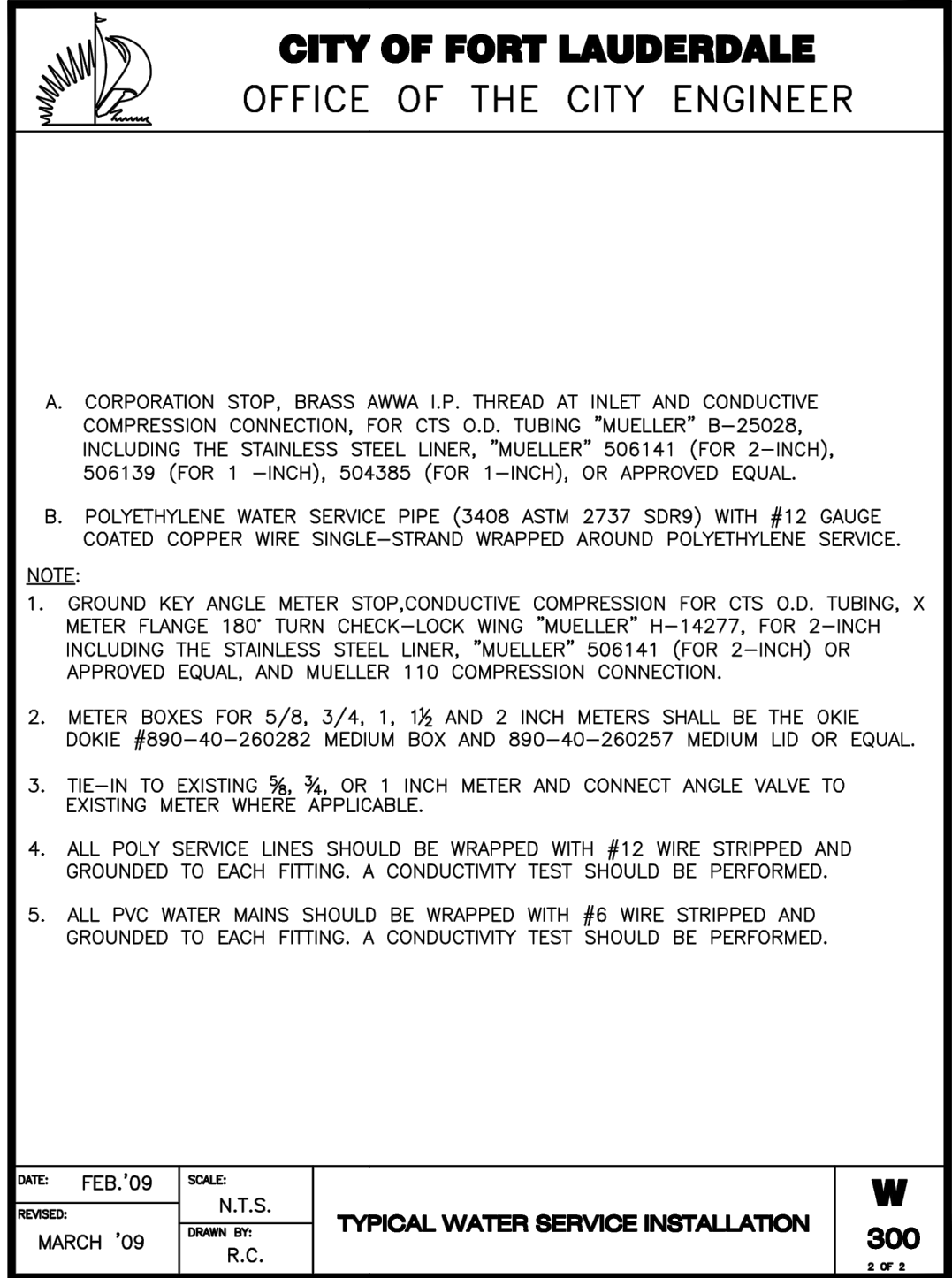
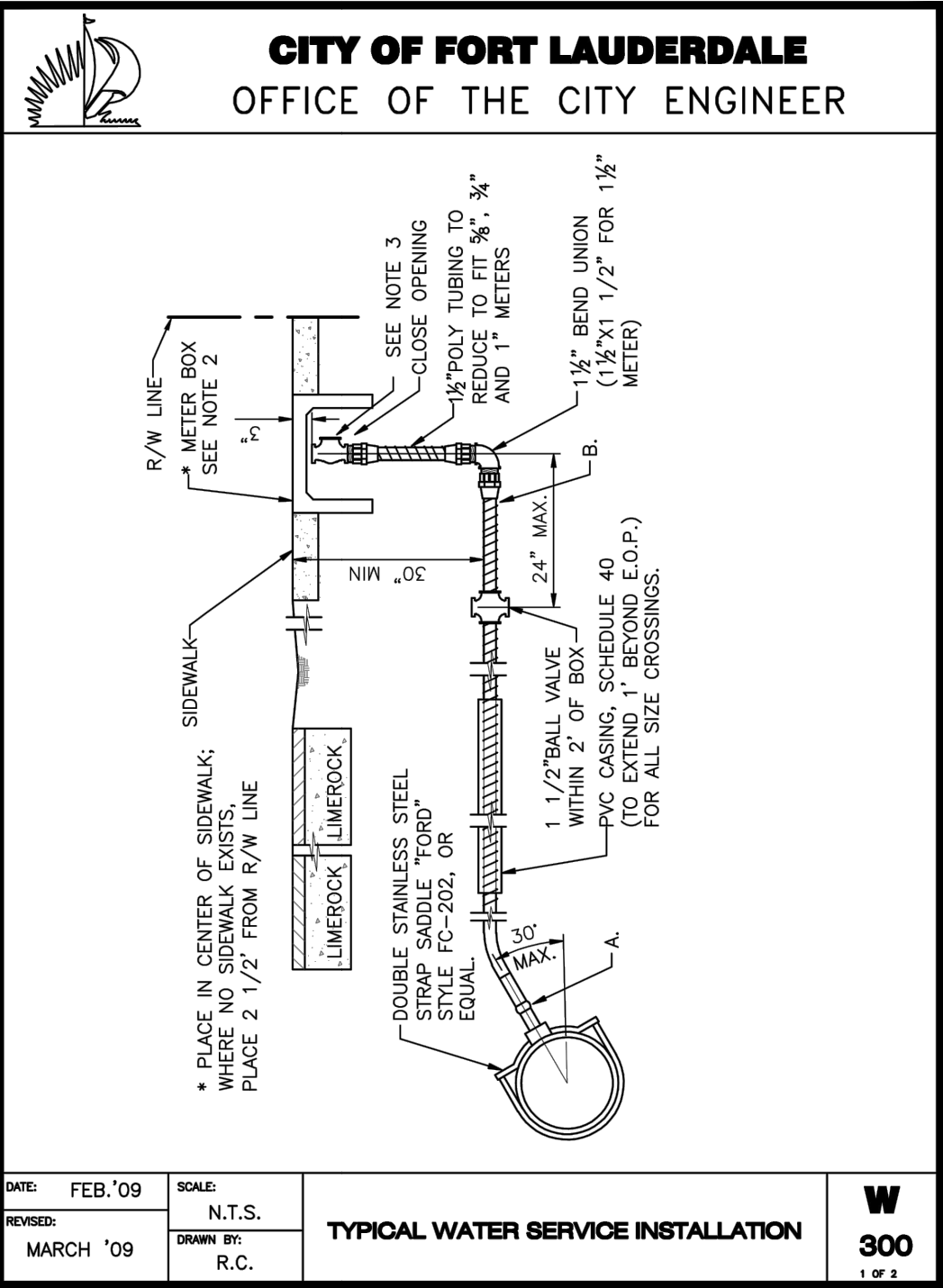


CITY OF FORT LAUDERDALE

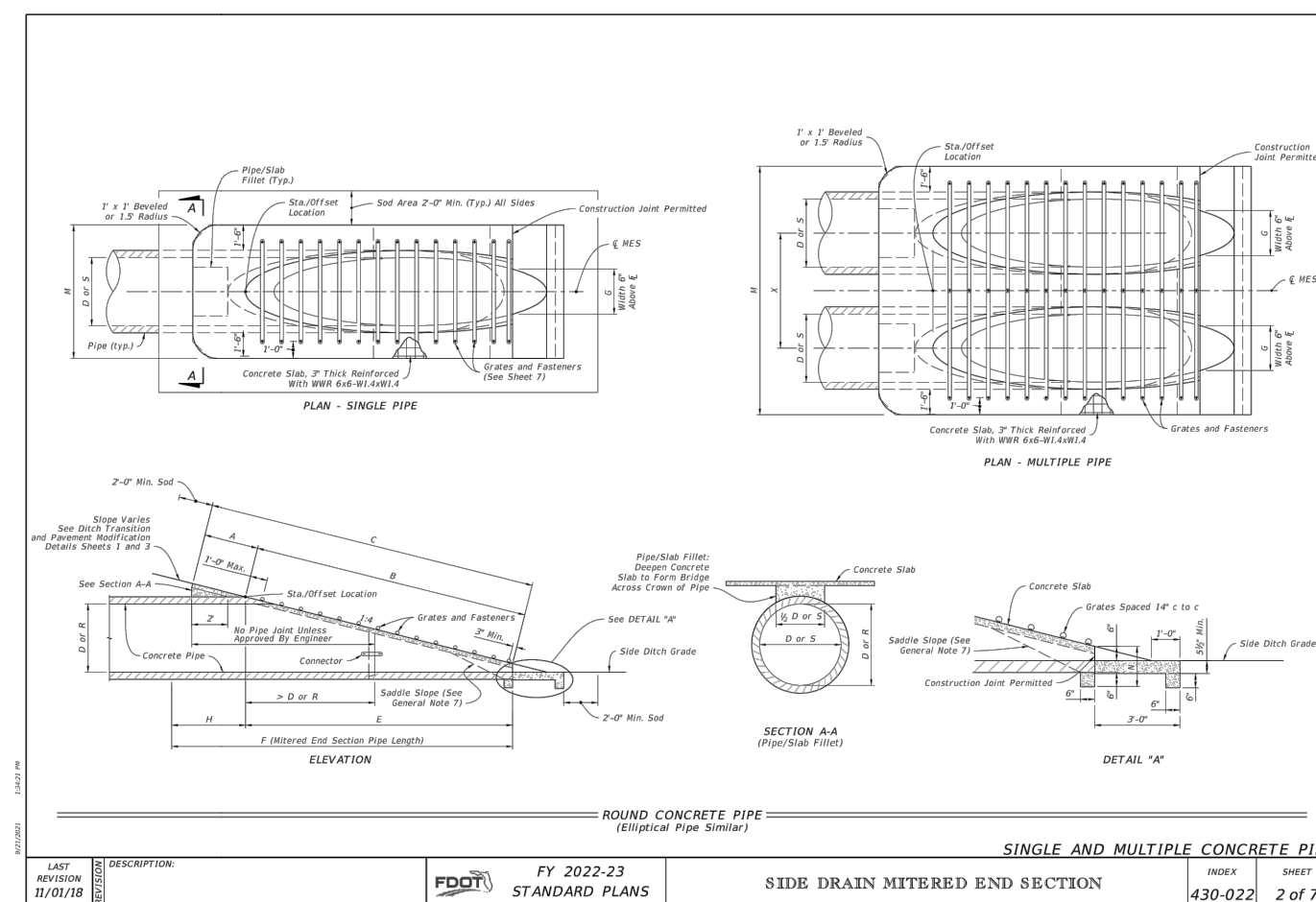
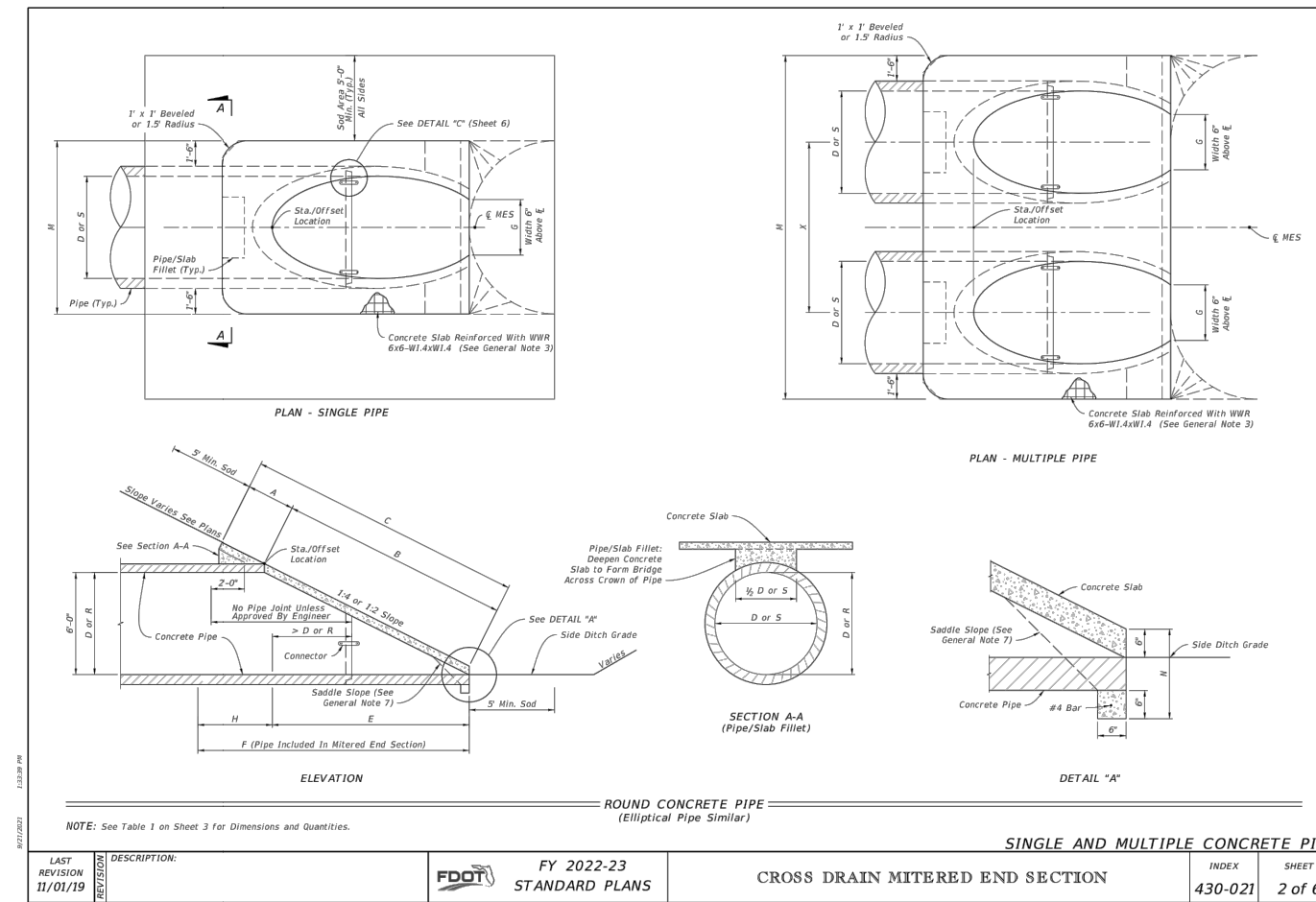
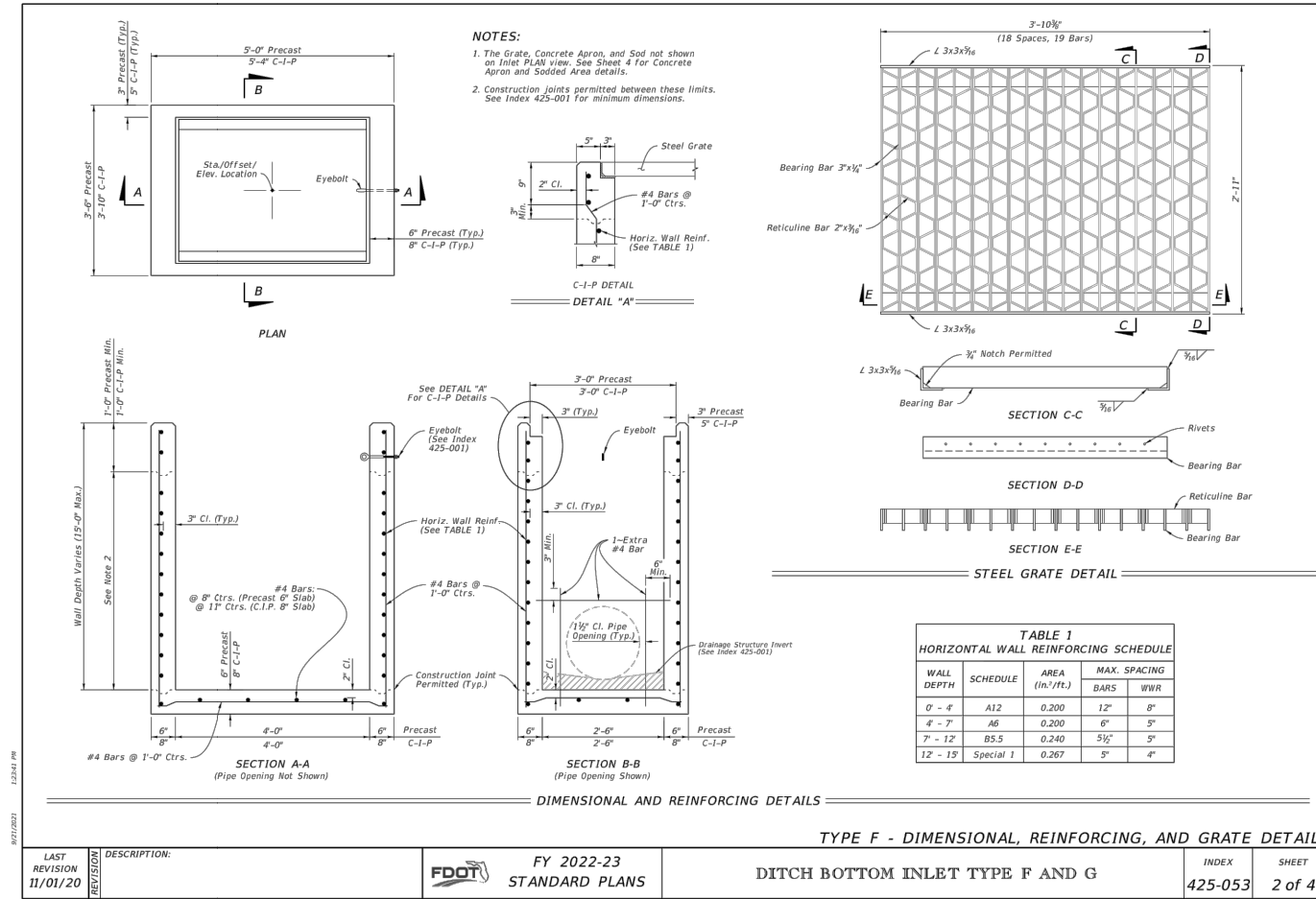
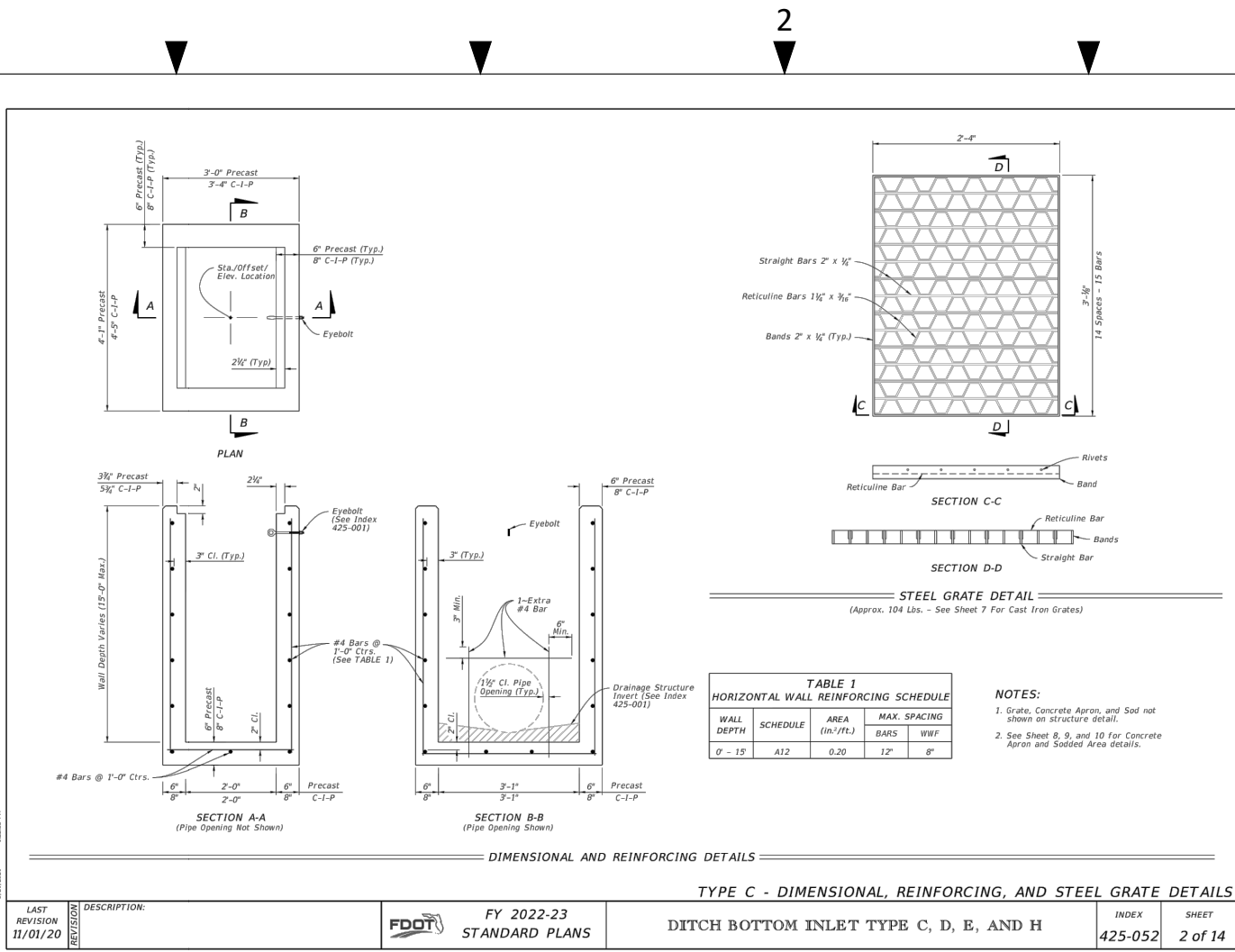
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SITE SECTIONS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124--CX--008
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

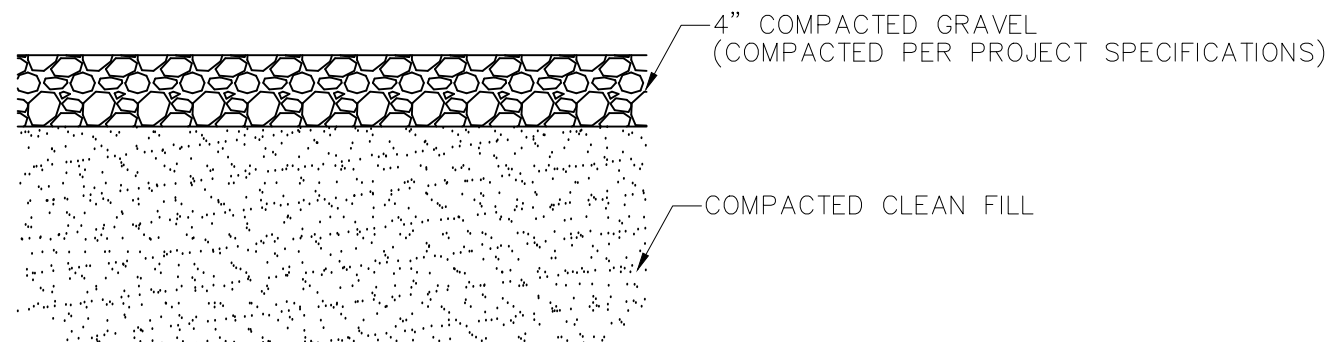
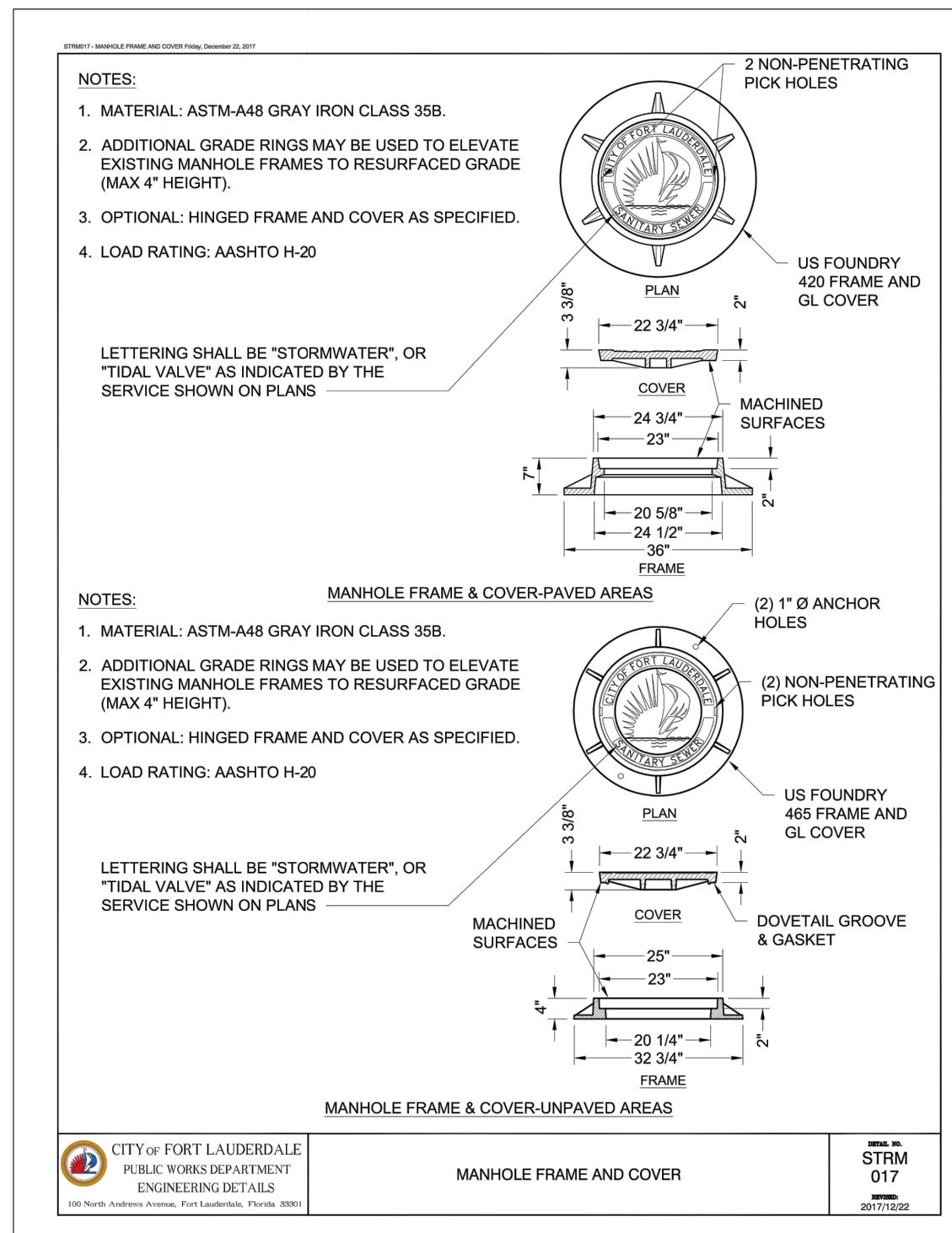
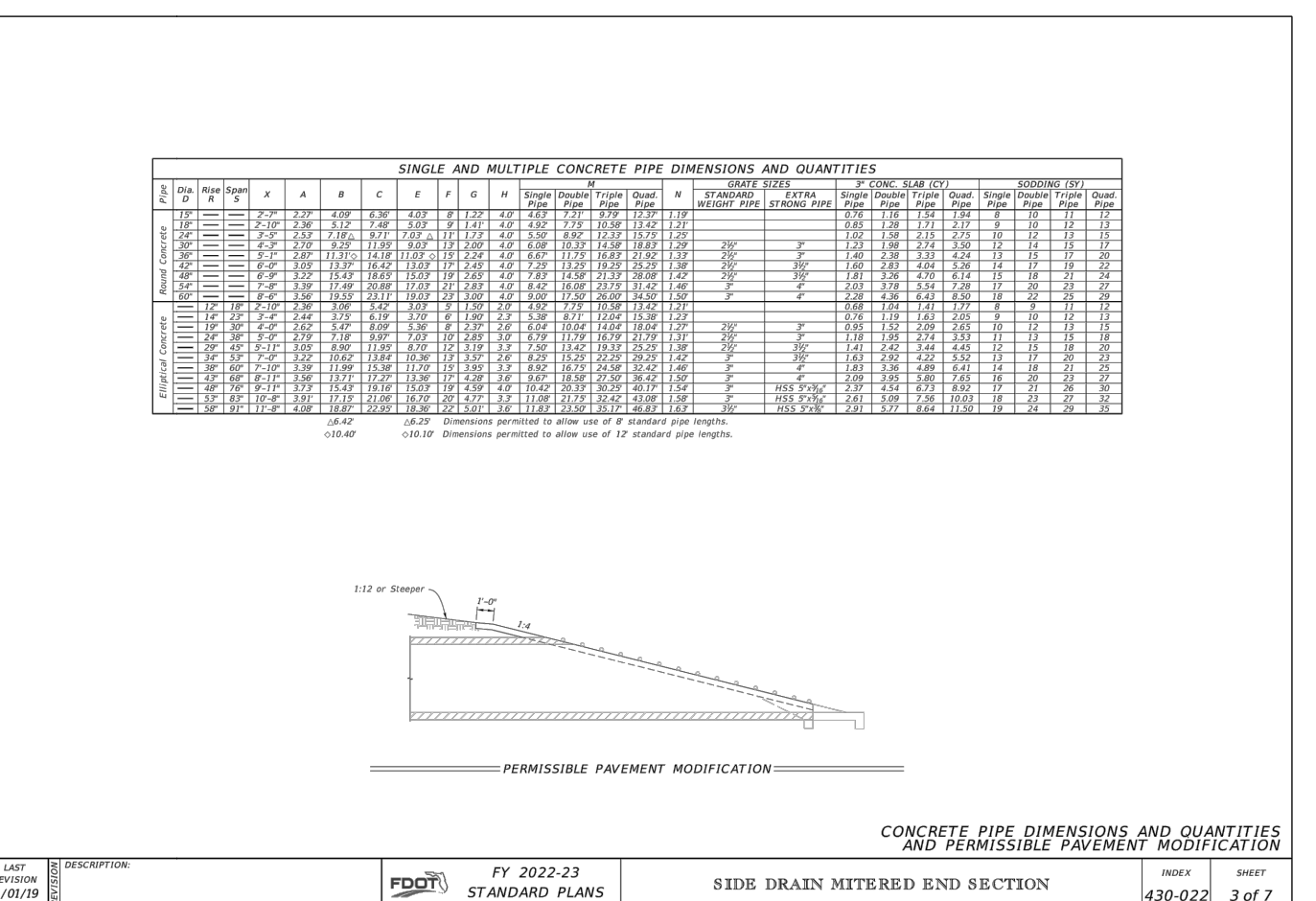
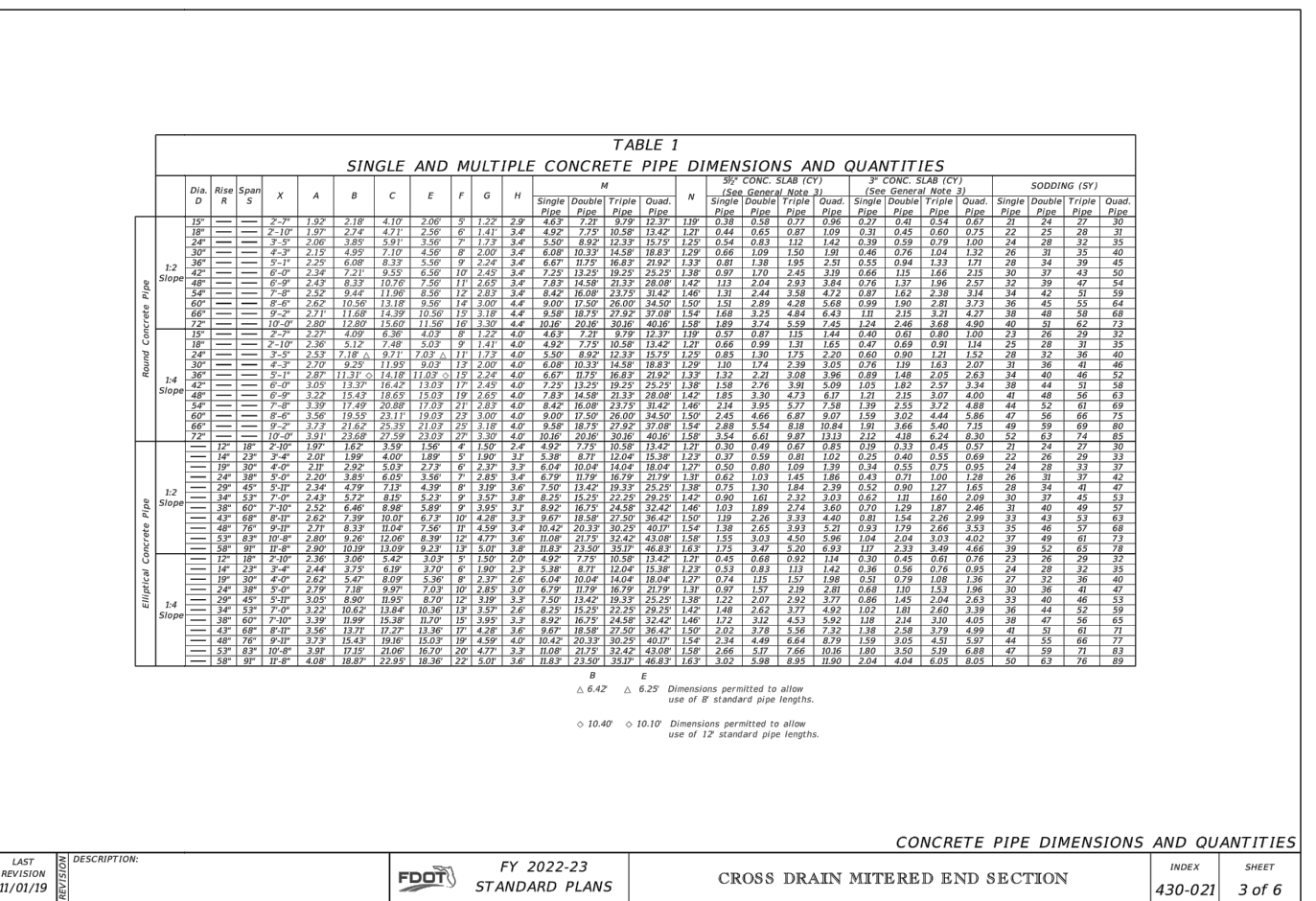
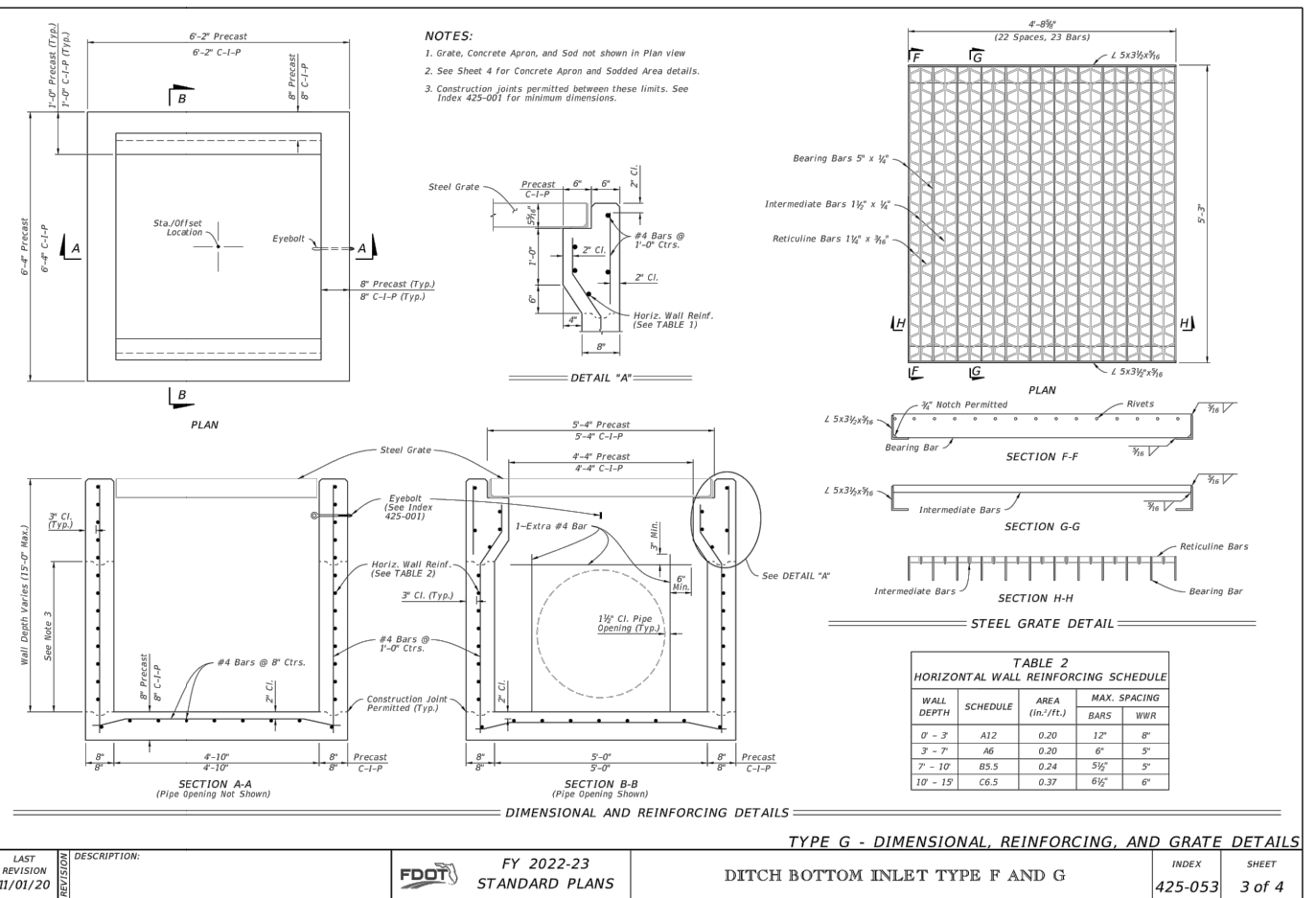
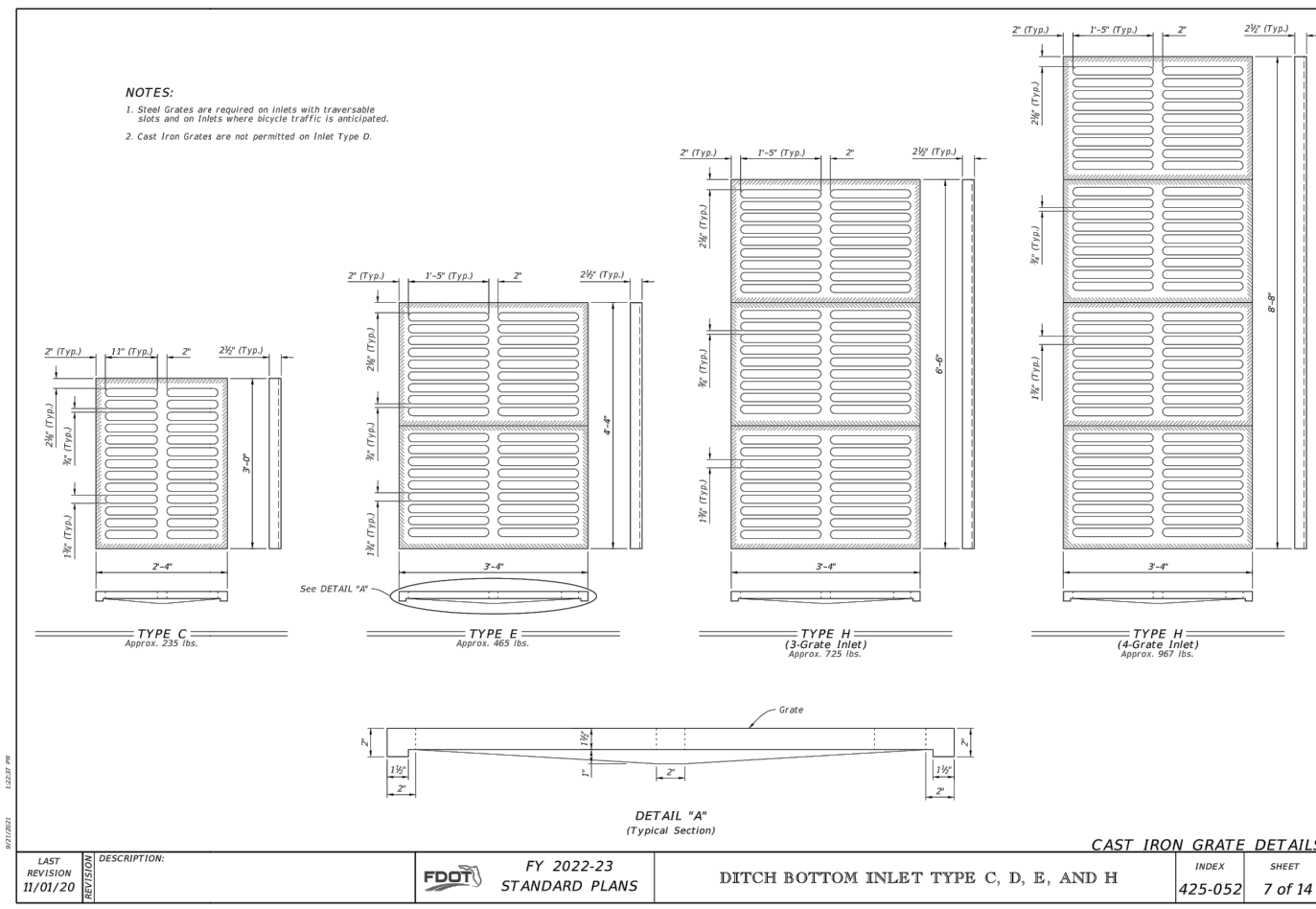


B	100% SUBMITTAL			
	MW/MG	JWC	12/01/2023	
DRC SUBMITTAL				
A	MW/MG	JWC	08/25/2023	
REV	DESIGN BY	CHECKED BY	DATE	
CITY OF FORT LAUDERDALE PROSPECT LAKE CLEAN WATER CENTER (PLCWC)				
 Kiewit THE CORRADINO GROUP CITY OF FORT LAUDERDALE This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.				
WATER AND SEWER DETAILS				
ENGINEER/DESIGN ORIGINATOR		DRAWING NUMBER		
1st. Int. Name				
LEAD ENG	JOSEPH CAROTHERS			
ENG MGR	GORKY CHARPENTIER			
PROJ MGR	JOSEPH CAROTHERS			



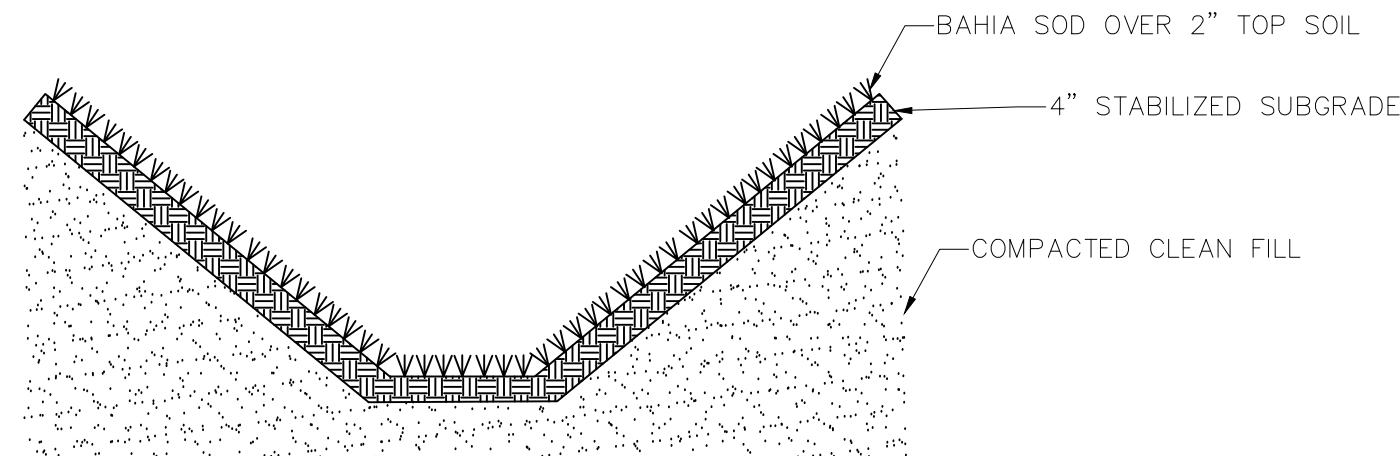
FDOT STANDARD INDEX DETAILS

NOTE: REFER TO FDOT STANDARD PLANS INDEX FOR ADDITIONAL DETAILS



SITE GRAVEL AREA

N.T.S.



NOTE: SEE SECTION VIEWS FOR TYPICAL SWALE DIMENSIONS

TYPICAL SWALE DETAIL

N.T.S.

B	100% SUBMITTAL			
	MW/MG	JWC	12/01/2023	
A	DRC SUBMITTAL			
	MW/MG	JWC	08/25/2023	
REV	DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

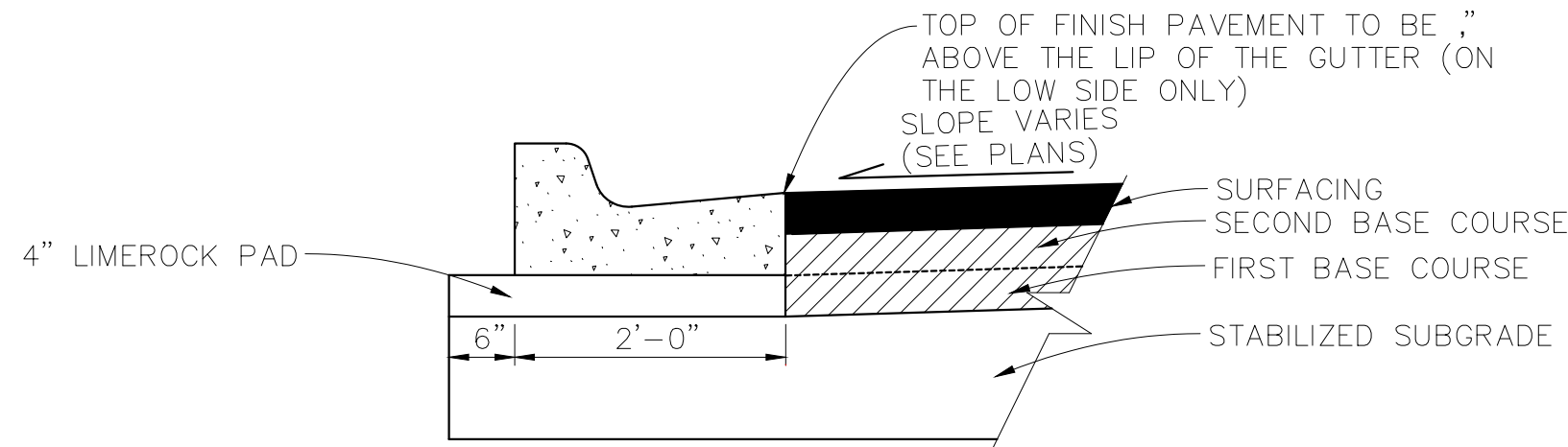
Kiewit

CITY OF FORT LAUDERDALE

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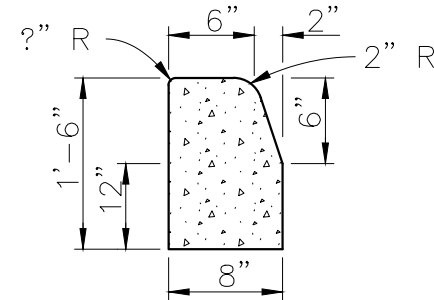
DRAINAGE DETAILS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CD-003
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

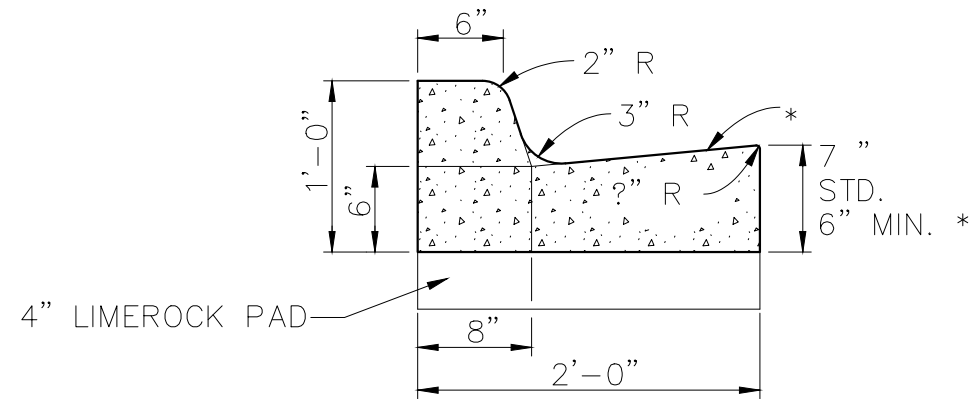
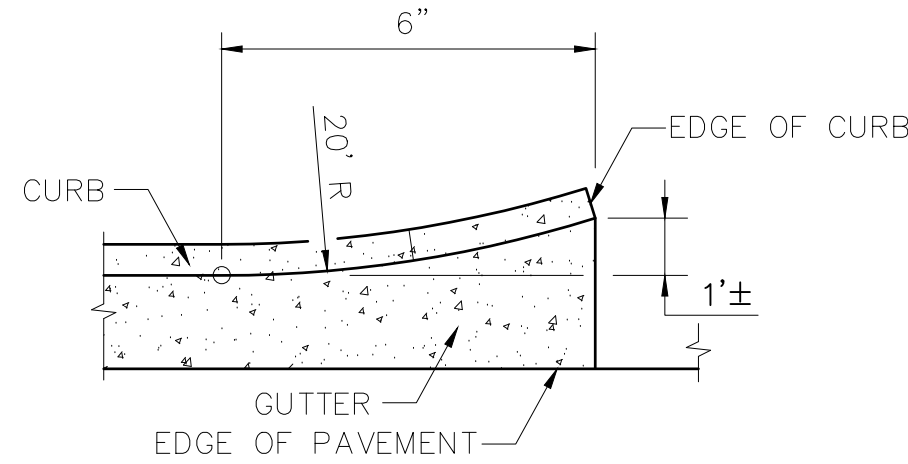


DETAIL OF CURB & GUTTER ADJACENT TO FLEXIBLE PAVEMENT
N.T.S.

CONCRETE CURB TYPE "D"
N.T.S.

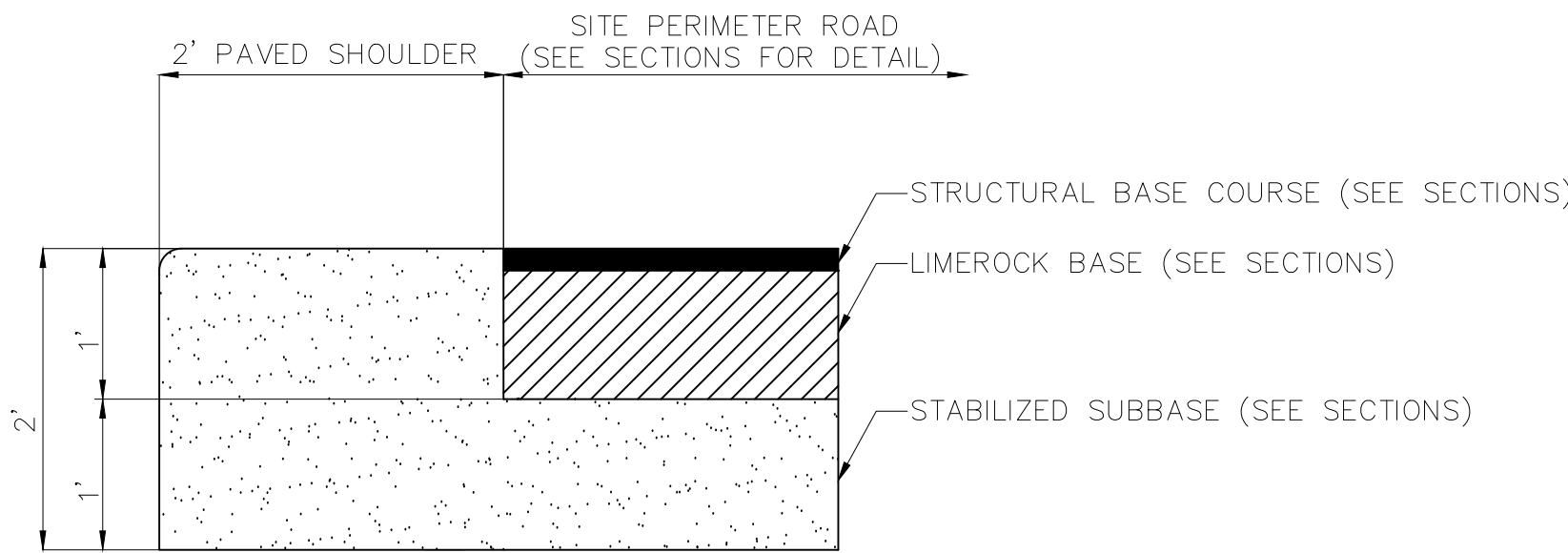


CONCRETE FLARED END
N.T.S.

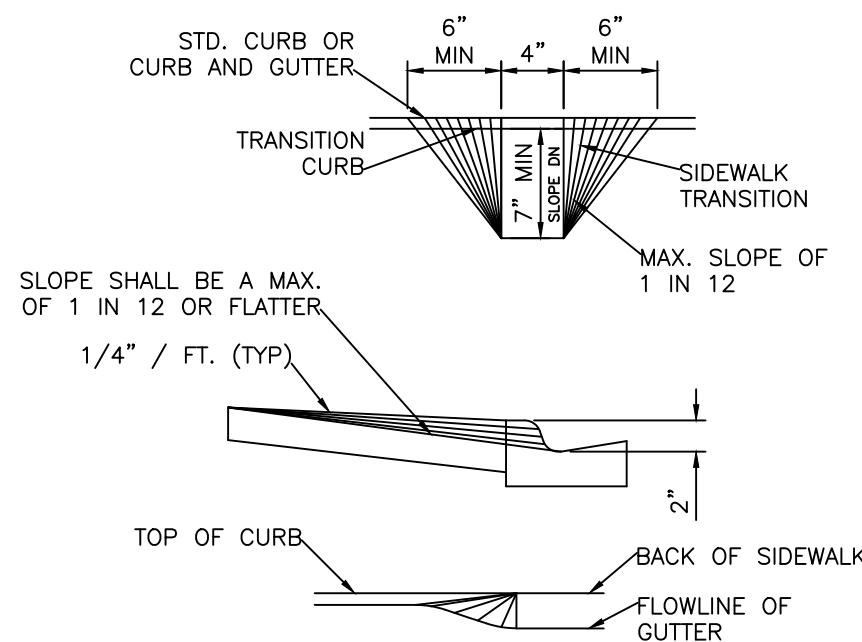


* WHEN USED ON HIGH SIDE OF ROADWAYS, THE CROSS SLOPE OF THE GUTTER SHALL MATCH THE CROSS SLOPE OF THE ADJACENT PAVEMENT. THE THICKNESS OF THE LIP SHALL BE 6".

CONCRETE CURB & GUTTER TYPE "F"
N.T.S.
(6" CURB - 1.5' GUTTER)



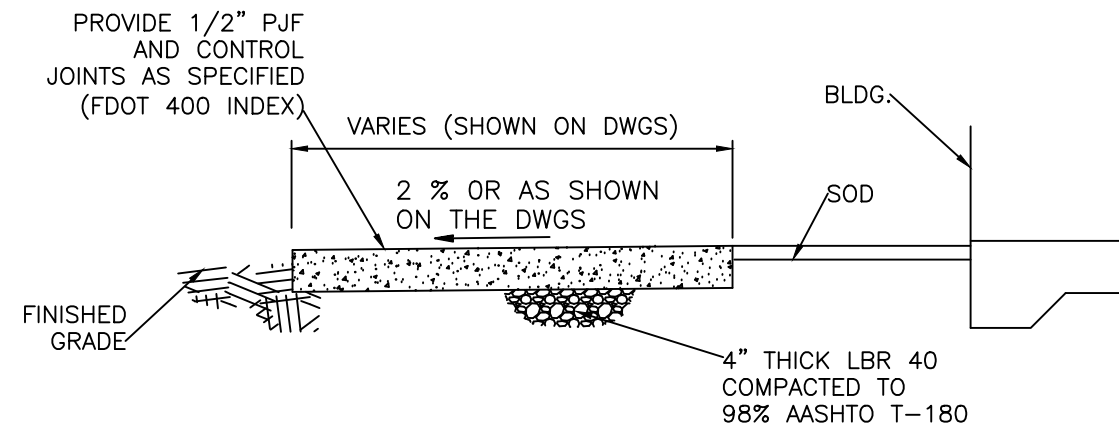
2' PAVED SHOULDER DETAIL
N.T.S.



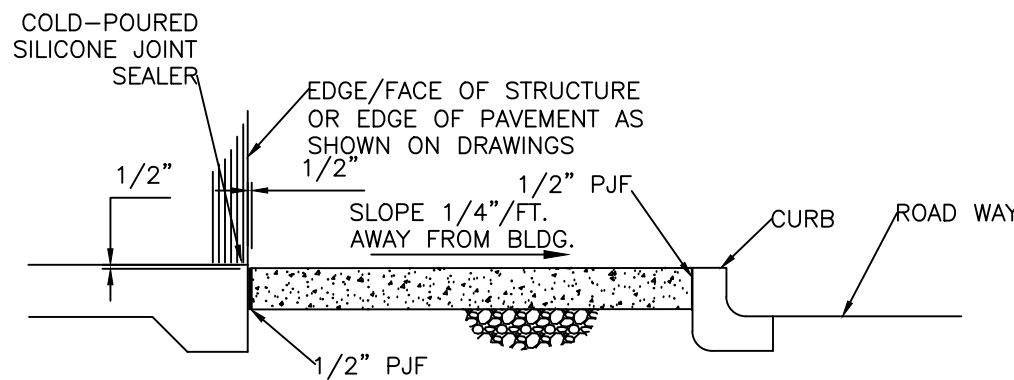
- NOTES:
1. RAMP PLACEMENT TO BE DETERMINED BY THE ENGINEER IN THE FIELD.
 2. WHERE RIGHT-OF-WAY DOES NOT ALLOW 7' RAMP, PROFILE AT BACK OF SIDEWALK MAY BE ADJUSTED TO MAINTAIN 1 IN 12 SLOPE ON RAMP.
 3. RAMP IN ACCORDANCE WITH FAC (FLORIDA ACCESSIBILITY CODE) FDOT INDEX #304.

CURB RAMP

104



TYPICAL SECTION



END CONDITION

TYPICAL SIDEWALK DETAILS

103

B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

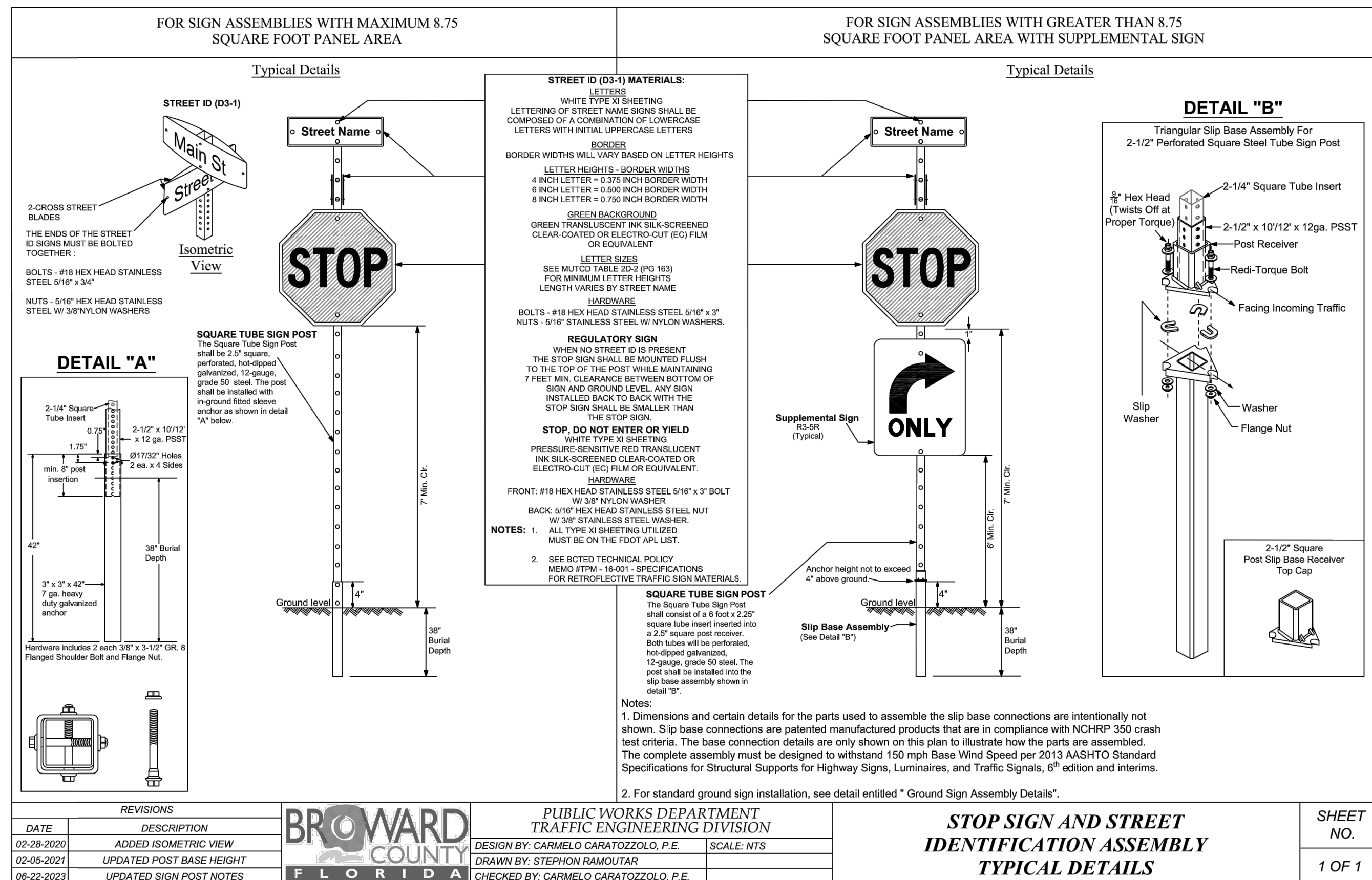
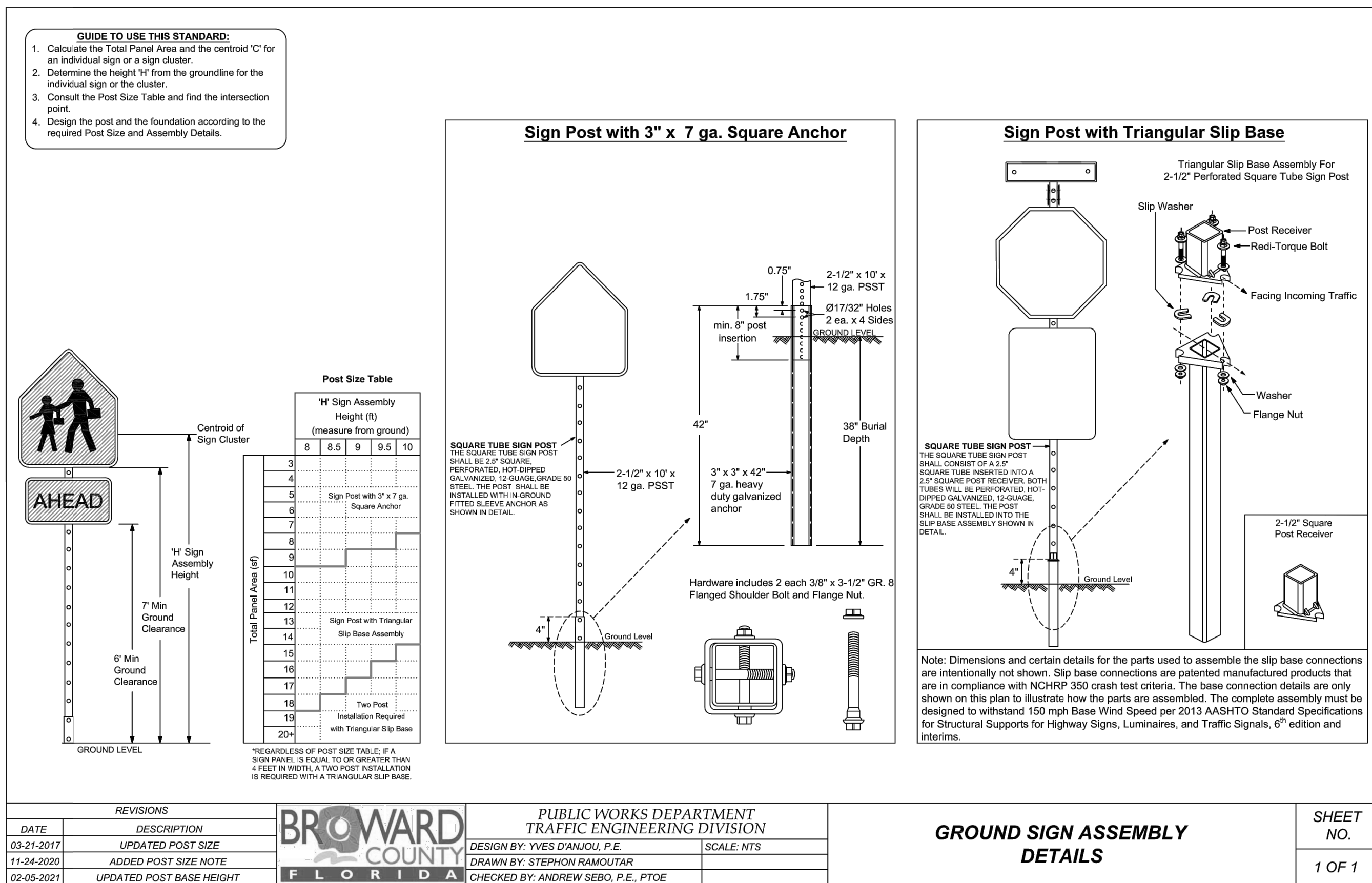


CITY OF FORT LAUDERDALE

This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.

ROADWAY DETAILS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER
LEAD ENG	JOSEPH CAROTHERS	20036124-CD-004
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	



B	100% SUBMITTAL		
	MW/MG	JWC	12/01/2023
A	DRC SUBMITTAL		
	MW/MG	JWC	08/25/2023
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



This item has been digitally signed and sealed by Joseph W Carothers, P.E. (no. 90160) on 1/18/2024. Printed copies of this document are not considered signed and sealed and the signature must be validated on all electronic or digital copies.

PAVEMENT MARKING AND SIGNAGE DETAILS

ENGINEER/DESIGN ORIGINATOR	1st. Int. Name	DRAWING NUMBER 20036124-CD-005
LEAD ENG	JOSEPH CAROTHERS	
ENG MGR	GORKY CHARPENTIER	
PROJ MGR	JOSEPH CAROTHERS	

81- 90933

EASEMENT

KNOW ALL MEN BY THESE PRESENTS that The City of Fort Lauderdale,
a municipal corporation

of the County of Broward and State of Florida
in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the Florida Power & Light Company, a corporation organized and existing under the laws of the State of Florida, whose address is P.O. Box 529100, 9250 West Flagler Street, Miami, Florida 33152, and to its successors and assigns (the term "assigns" meaning any person, firm or corporation owning by way of assignment all rights under this Agreement or a portion of such rights with the Grantee or its other assigns retaining and exercising the other rights), an easement forever for a right-of-way, 10 feet in width, to be used for the construction, operation and maintenance of one or more overhead and underground electric transmission and distribution lines, including, but not limited to, wires, poles, "H"-frame structures, towers, cables, conduits, anchors, guys and roads and trails and equipment associated therewith, attachments and appurtenant equipment for communication purposes and one or more pipelines, and appurtenant equipment for the transmission of substances of any kind (all of the foregoing hereinafter referred to as "facilities"); over, under, in, on, upon and across the lands of the Grantor situated in the County of Broward and State of Florida and being more particularly described as follows:

The West 10 feet of the East 32.5 feet of the South 738.24 feet of Tract 8; and the West 55 feet of the East 87.5 feet of the North 10 feet of the South 661.24 feet of said Tract 8;

ALSO the West 10 feet of the East 32.5 feet of Tract 9; all in Block 96, Palm Beach Farms Co. Plat No. 3 as recorded in Plat Book 2 at Page 45 of the Public Records of Palm Beach County, Florida; said lands situate, lying and being in Broward County, Florida,

This instrument prepared by:

J. A. Adams
c/o Florida Power & Light Co.
P. O. Box 8248
Fort Lauderdale, Florida 33310

RETURN TO:

A. A. Walton
R/W & Land Manager
Florida Power & Light Company
P. O. Box 8248
Fort Lauderdale, FL 33310

together with the right and privilege from time to time to reconstruct, inspect, alter, improve, enlarge, add to, change the nature or physical characteristics of, replace, remove or relocate such facilities or any part of them upon, across, over or under the above-described right-of-way with all rights and privileges necessary or convenient for the full enjoyment or the use thereof for the herein described purposes, including, but not limited to, the right to cut and keep clear all trees and undergrowth and other obstructions within said right-of-way and on lands of Grantor adjoining said right-of-way that may interfere with the proper construction, operation and maintenance of such facilities or any part of them, the right to mark the location of any underground facilities by above ground and other suitable markers and the right of ingress and egress for personnel and equipment of Grantee, its contractors, agents, successors or assigns, over the adjoining lands of the Grantor, for the purpose of exercising and enjoying the rights granted by this easement and any or all of the rights granted hereunder.

The Grantor, however, reserve the right and privilege to use the above-described right-of-way for agricultural and such other purposes except as herein granted or as might interfere or be inconsistent with the use, occupation, maintenance or enjoyment thereof by Grantee or its successors or assigns, or as might cause a hazardous condition; provided, however, and by the execution and delivery hereof Grantor, expressly agree that no portion or the right-of-way shall be excavated, altered, obstructed, improved, surfaced or paved without the prior written permission of the Grantee, or its successors or assigns, and no building, well, irrigation system, structure, obstruction or improvement (including any improvements for recreational activities) shall be located, constructed, maintained or operated over, under, upon or across said right-of-way by the Grantor or the heirs personal representatives, successors or assigns of Grantor.

By the execution hereof, Grantor covenant that it has the right to convey this easement and that the Grantee and its successors and assigns shall have quiet and peaceful possession, use and enjoyment of this easement and the rights granted hereby.

IN WITNESS WHEREOF, the Grantor has executed this Agreement this 10 day of March, 1981

Signed, sealed and delivered in the presence of:

Joan Ball
Elizabeth A. Witherspoon

THE CITY OF FORT LAUDERDALE

By: Virginia S. Guenz (SEAL)
Mayor-Commissioner

By: City Manager (SEAL)

Attest: City Clerk (SEAL)

Approved: City Attorney (SEAL)

REC 9494 MAR 16 1981

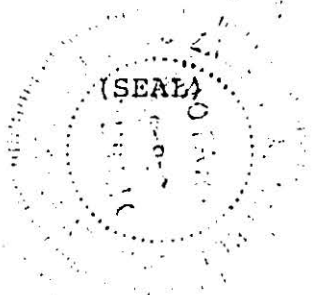
7 28

STATE OF FLORIDA :

COUNTY OF BROWARD :

BEFORE ME, an officer duly authorized by law to administer oaths and take acknowledgments, personally appeared VIRGINIA S. YOUNG, CONSTANCE HOFFMANN, and MARGUERITE DOCEN, Mayor-Commissioner, City Manager, and City Clerk, respectively, of the City of Fort Lauderdale, Florida, a municipal corporation of Florida, and acknowledged they executed the foregoing agreement as the proper officials of the City of Fort Lauderdale, and the same is the act and deed of the said City of Fort Lauderdale.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal at Fort Lauderdale, in the State and County aforesaid, this 13 day of March, 1981.



Elizabeth O. Johnson
Notary Public

My Commission Expires:

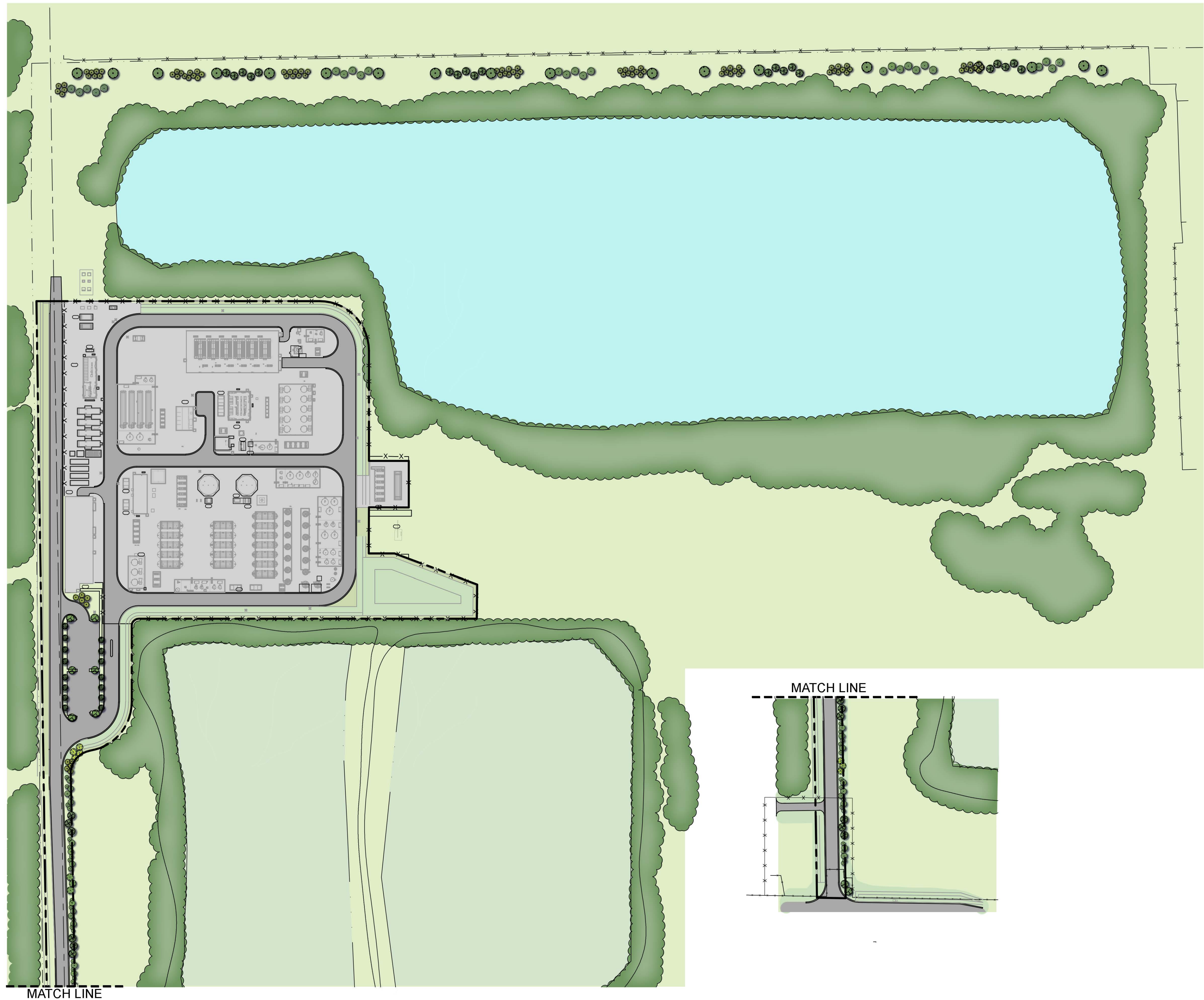
NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COM. EXPIRES 1-1-1982
BONDED \$100,000.00

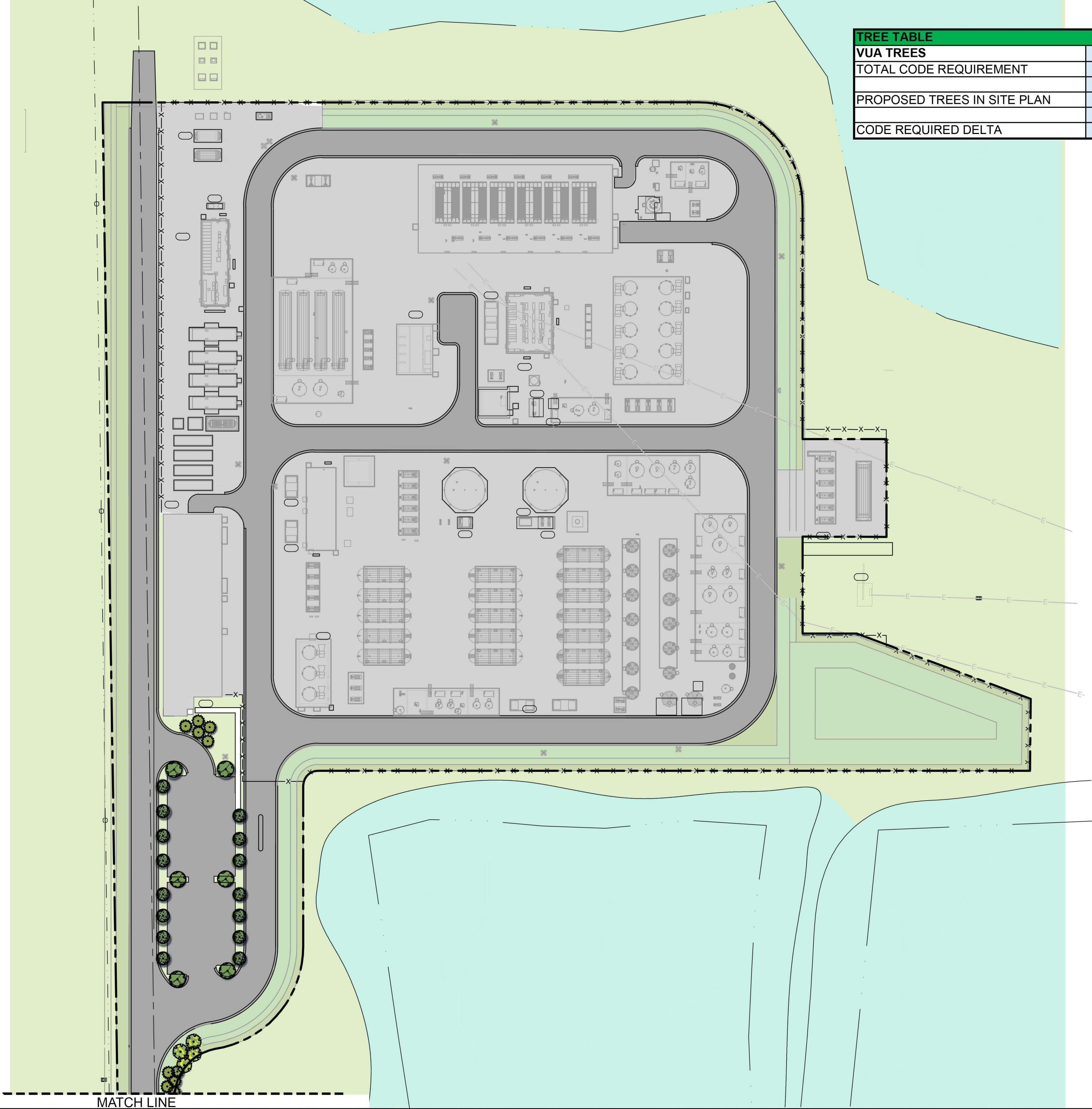


RETURN TO:
A. A. Walton
R/W & Land Manager
Florida Power & Light Company
P. O. Box 8248
Fort Lauderdale, FL 33310

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
ELIZABETH O. JOHNSON
COMMISSION EXPIRES 1-1-1982
BONDED \$100,000.00

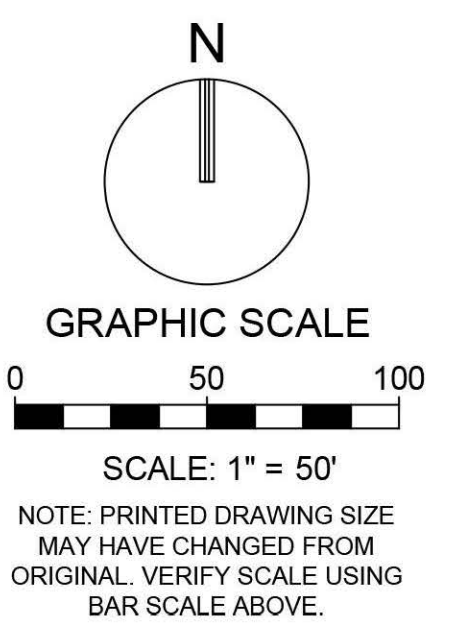
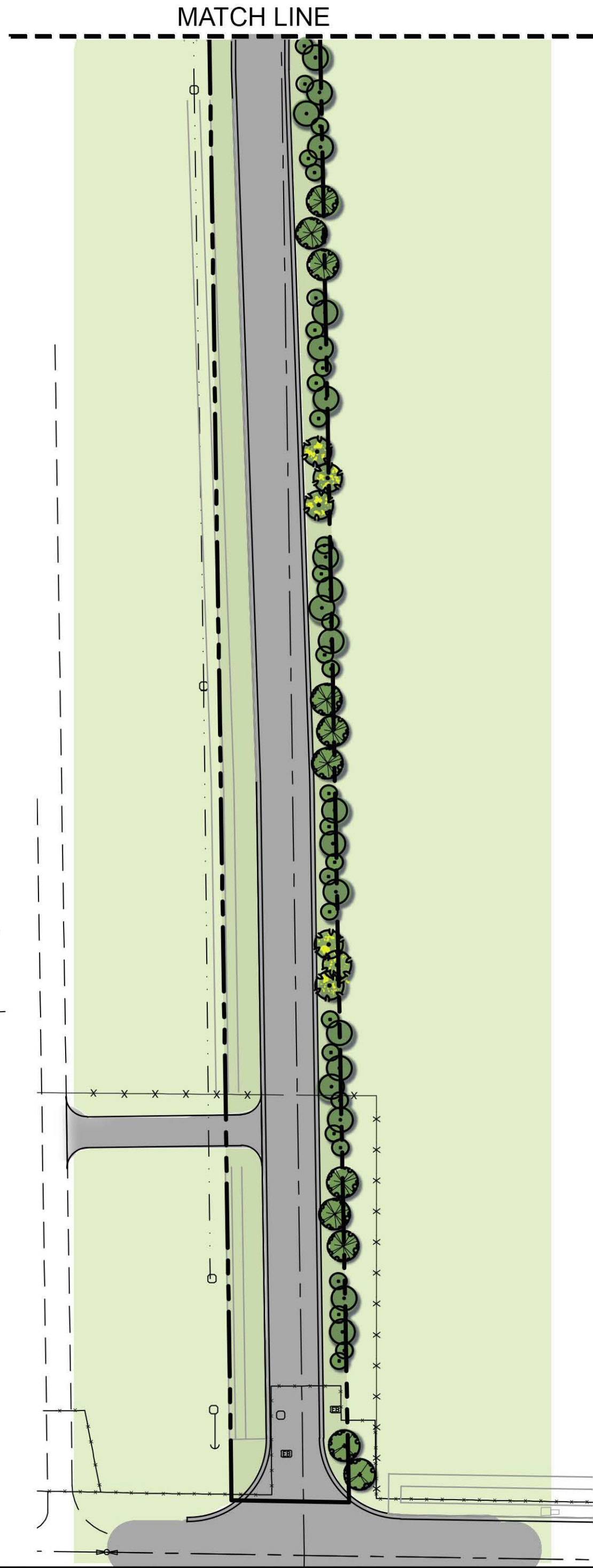
SEP 9494 PAGE 168

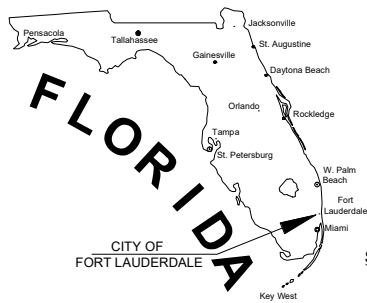




TREE TABLE							
VUA TREES							
TOTAL CODE REQUIREMENT	13 3" Trees	13 2" Trees	10 Palms	10 Flowering Trees	5 Other Trees		
PROPOSED TREES IN SITE PLAN	13 3" Trees	19 2" Trees	10 Palms	10 Flowering Trees	0 Other Trees		
CODE REQUIRED DELTA	0 3" Trees	-6 2" Trees	0 Palms	0 Flowering Trees	5 Other Trees		

TREE TABLE			
SITE TREES			
TOTAL CODE REQUIREMENT	19 3" Trees	74 2" Trees	0 Palms
PROPOSED TREES IN SITE PLAN	19 3" Trees	28 2" Trees	0 Palms
CODE REQUIRED DELTA	0 3" Trees	46 2" Trees	0 Palms

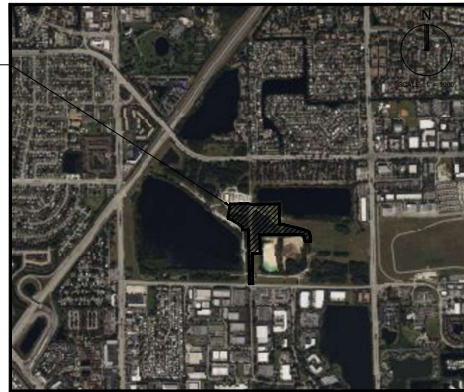




PROSPECT LAKE CLEAN WATER CENTER

3317 NW 56TH STREET
CITY OF FORT LAUDERDALE, BROWARD
COUNTY, FLORIDA

SITE LOCATION



LOCATION MAP
SECTION 7, TOWNSHIP 49 S, RANGE 42 E
FOLIO #4942 07 00 0110 & # 4942 07 00 0100

INDEX OF SHEETS	
SHEET IDENTIFICATION	SHEET TITLE
CS-000	COVER SHEET
LC-100	OVERALL SHEET
LP-001	LANDSCAPE NOTES
LP-002	LANDSCAPE SCHEDULE
LP-101	LANDSCAPE PLAN
LP-102	LANDSCAPE PLAN
LP-103	LANDSCAPE PLAN
LP-104	LANDSCAPE PLAN
LP-105	LANDSCAPE PLAN
LP-106	LANDSCAPE PLAN
LP-107	LANDSCAPE PLAN
LP-108	LANDSCAPE PLAN
LP-109	LANDSCAPE PLAN
LP-110	LANDSCAPE PLAN
LP-111	LANDSCAPE PLAN
LP-601	LANDSCAPE DETAILS

THESE PLANS MAY HAVE BEEN
REDUCED IN SIZE BY REPRODUCTION.
THIS MUST BE CONSIDERED WHEN
OBTAINING SCALED DATA.



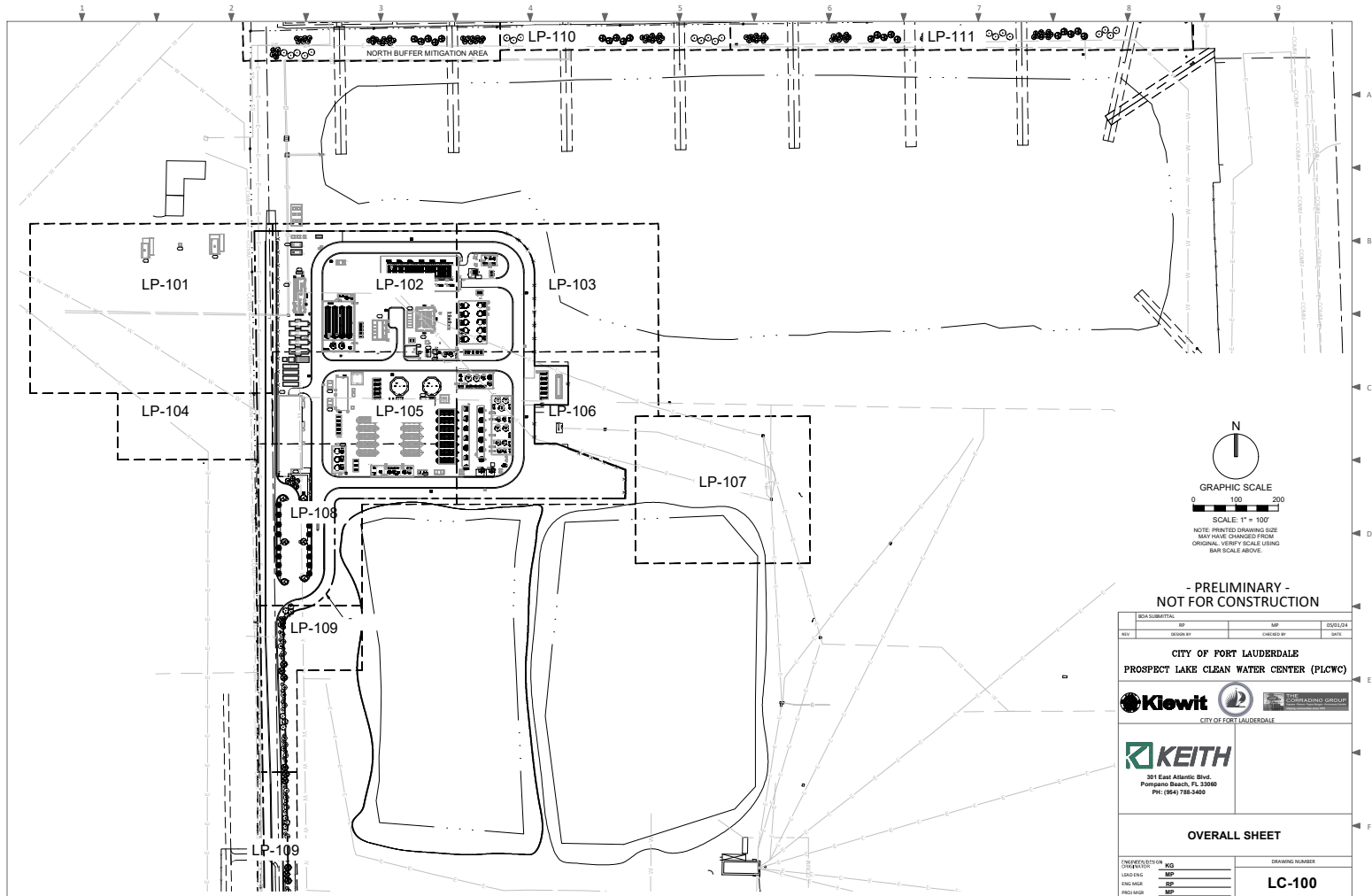
PREPARED FOR:
THE CORRADINO GROUP
5200 NW 33RD AVE, SUITE 203
FORT LAUDERDALE, FL 33309



This form has been
digitally signed and
sealed by Michael J.
Keith, on the date
below using a
Digital Signature.
Printed copies
of this document
are not considered
valid unless they are
electronically signed
and the signature
is verified on any
electronic copy.
08/25/2023 09:53:00-0500



PROJECT No. 13701.00 08/25/2023



[illegible]

**CITY OF FORT LAUDERDALE
TREE PROTECTION BARRICADE**

1 PLAN/SECTION **NOT TO SCALE**

NO.	TREE SPECIES	DBH	HT	RM	REMARKS	NO.	TREE SPECIES	DBH	HT	RM	REMARKS
1307	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	15	30	NA	REMOVE	NA			GAT 1 INVASIVE
1308	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	15	5	NA	REMOVE	NA			GAT 1 INVASIVE
1309	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	20	5	NA	REMOVE	NA			GAT 1 INVASIVE
1310	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	30	20	NA	REMOVE	NA			GAT 1 INVASIVE
1311	TRINIDADAL FIG	"Ficus aurea"	19	50	40	75%	REMOVE	\$5,000.50			UPROOT, FLEW AERIAL ROOTS
1312	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	25	15	NA	REMOVE	NA			GAT 1 INVASIVE
1313	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	25	15	NA	REMOVE	NA			GAT 1 INVASIVE
1314	ABUTILON TREE	"Schiffelia octophylla"	10	18	7	NA	REMOVE	NA			GAT 1 INVASIVE
1315	LEVE OAK	"Quercus virginiana"	14	35	30	60%	REMOVE	3.50			ONE BRACH SPANNED DB, POOR BRANCHING
1316	CAROLWOOD	"Cupressus araneoides/leucodermis"	10	35	30	NA	REMOVE	NA			GAT 1 INVASIVE
1317	CAROLWOOD	"Cupressus araneoides/leucodermis"	10	20	30	NA	REMOVE	NA			GAT 1 INVASIVE
1318	CAROLWOOD	"Cupressus araneoides/leucodermis"	18	35	40	75%	REMOVE	NA			BOV 7/20/20/20
1319	CAROLWOOD	"Cupressus araneoides/leucodermis"	4	25	10	NA	REMOVE	NA			GAT 1 INVASIVE
1320	CAROLWOOD	"Cupressus araneoides/leucodermis"	7	35	15	NA	REMOVE	NA			GAT 1 INVASIVE
1321	TRINIDADAL FIG	"Ficus aurea"	13	15	15	NA	REMOVE	NA			BRANDED
1322	CAROLWOOD	"Cupressus araneoides/leucodermis"	12	35	30	NA	REMOVE	NA			GAT 1 INVASIVE
1323	CAROLWOOD	"Cupressus araneoides/leucodermis"	12	40	30	NA	REMOVE	NA			GAT 1 INVASIVE
1324	ABUTILON TREE	"Schiffelia octophylla"	7	20	15	NA	REMOVE	NA			GAT 1 INVASIVE
1325	ABUTILON TREE	"Schiffelia octophylla"	4	20	5	NA	REMOVE	NA			GAT 1 INVASIVE
1326	ABUTILON TREE	"Schiffelia octophylla"	4	20	5	NA	REMOVE	NA			GAT 1 INVASIVE
1327	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	25	20	NA	REMOVE	NA			GAT 1 INVASIVE
1328	ABUTILON TREE	"Schiffelia octophylla"	5	15	15	NA	REMOVE	NA			GAT 1 INVASIVE
1329	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	20	15	NA	REMOVE	NA			GAT 1 INVASIVE
1330	ABUTILON TREE	"Schiffelia octophylla"	5	25	10	NA	REMOVE	NA			GAT 1 INVASIVE
1331	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	25	30	NA	REMOVE	NA			GAT 1 INVASIVE
1332	ABUTILON TREE	"Schiffelia octophylla"	14	25	10	NA	REMOVE	NA			GAT 1 INVASIVE
1333	CABBAGE PALM	"Sabal palmetto"	12	5	10	75%	REMOVE	PALM			GAT 1 INVASIVE
1334	BRAZILIAN PEPPER	"Schinus molle/leucodermis"	NA	20	25	NA	REMOVE	NA			GAT 1 INVASIVE

TREE REMOVAL SUMMARY
(1/prepare rich required per TCBH rich removed, Non-Specimen) TOTAL DBH TO BE REMOVED 422
TOTAL MITIGATION VALUE \$119,100.00
TOTAL COLLAR VALUE OF SPECIMENS TO BE REMOVED \$119,100.00
TOTAL QTY OF PALMS TO BE REMOVED 00

PROPOSED TREE SUMMARY
TOTAL CALIPER INCHES OF MITIGATION TREES PROPOSED 276.8
TOTAL NUMBER OF PALMS PROPOSED 00



ABBREVIATIONS LEGEND	
B/CAY	BRANCH CAVITY
B/DAG	BRANCH/DAMAGE
CO-D	CO-DOMINANT
CON	CONSTRUCTION
D	DECAY
DB	DEBARK
DL	DUAL LEADER
FB	FUNGUS BOOIES
IB	INCLUDED BARK
L	LEADER
MT	MULTI-TRUNK
T CAV	TRUNK CAVITY
T/DAG	TRUNK/DAMAGE
W/CPY	WIDE CANOPY
ONE	OVERHEAD LITTLE

- PRELIMINARY -
NOT FOR CONSTRUCTION

BGA SUBMITTAL			
RF		MF	DESIGN
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE

PROSPECT LAKE CLEAN WATER CENTER (PLWC)



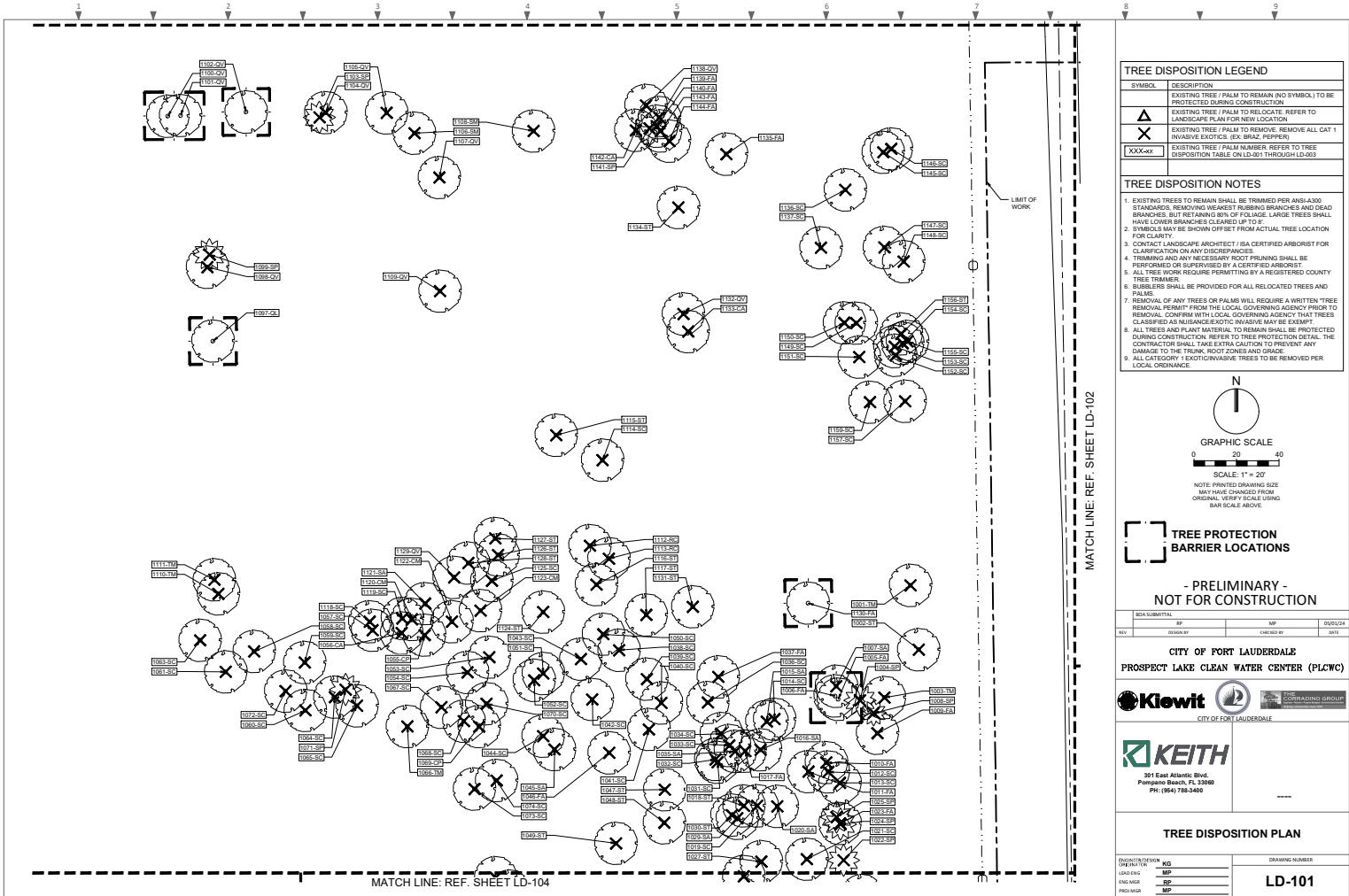


CITY OF FORT LAUDERDALE



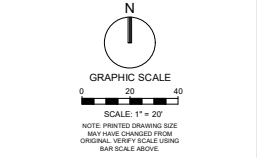
301 East Atlantic Blvd.
Pompano Beach, FL 33060
PH: (954) 788-5400

TREE REMOVAL SUMMARY		TREE DISPOSITION TABLE	
(Total caliper inches required per (TCIBH) inch removed. Non-Specimen) TOTAL DBH TO BE REMOVED		823	
TOTAL MITIGATION VALUE		319	
TOTAL DOLLAR VALUE OF SPECIMEN TREES TO BE REMOVED		\$188,958.00	
TOTAL QTY OF PALMS TO BE REMOVED		80	
TOTAL CALIPER INCHES OF MITIGATION TREES PROPOSED		374.0	
TOTAL NUMBER OF PALMS PROPOSED		51	
IS SUFFICIENT FOR MITIGATION		YES	
PROPOSED TREE SUMMARY		ENGINEER'S DESIGN OR DRAWING	DRAWING NUMBER
		LOADING	LD-00
		ENG. NUMBER	
		DATE	



TREE DISPOSITION LEGEND	
SYMBOL	DESCRIPTION
	EXISTING TREE / PALM TO REMAIN (NO SYMBOL) TO BE PROTECTED DURING CONSTRUCTION
	EXISTING TREE / PALM TO RELOCATE. REFER TO LANDSCAPE PLAN FOR NEW LOCATION
	EXISTING TREE / PALM TO REMOVE. REMOVE ALL CAT 1 INVASIVE EXOTICS (EX. BRAZ. PEPPER)
	EXISTING TREE / PALM NUMBER. REFER TO TREE DISPOSITION TABLE ON LD-101 THROUGH LD-103

- TREE DISPOSITION NOTES**
- EXISTING TREES TO REMAIN SHALL BE TRIMMED PER ANSI-A300 STANDARDS, REMOVING WEAKEST RUBBING BRANCHES AND DEAD BRANCHES. BUT NOT ANNOYING BOX OF FOLIAGE. LARGER TREES SHALL HAVE LOWER BRANCHES CLEARED UP TO 8'.
 - SYMBOLS MAY BE SHOWN OFFSET FROM ACTUAL TREE LOCATION FOR CLARITY.
 - CONTACT LANDSCAPE ARCHITECT / ISA CERTIFIED ARBORIST FOR CLARIFICATION ON ANY DISCREPANCIES.
 - TRIMMING AND ANY NECESSARY ROOT PRUNING SHALL BE PERFORMED OR SUPERVISED BY A CERTIFIED ARBORIST.
 - ALL TREE WORK REQUIRE PERMITTING BY A REGISTERED COUNTY TREE TRIMMER.
 - SUBSILERS SHALL BE PROVIDED FOR ALL RELOCATED TREES AND PALMS.
 - REMOVAL OF ANY TREES OR PALMS WILL REQUIRE A WRITTEN "TREE REMOVAL PERMIT" FROM THE LOCAL GOVERNING AGENCY PRIOR TO REMOVAL. CONFIRM WITH LOCAL GOVERNING AGENCY THAT TREES CLASSIFIED AS NUISANCE/EXOTIC INVASIVE MAY BE EXEMPT.
 - ALL TREES AND PLANT MATERIAL TO REMAIN SHALL BE PROTECTED DURING CONSTRUCTION. REFER TO TREE PROTECTION DETAIL. THE CONTRACTOR SHALL TAKE EXTRA CAUTION TO PREVENT ANY DAMAGE TO THE TRUNK, ROOT ZONES AND GRADE.
 - ALL CATEGORY 1 EXOTIC/INVASIVE TREES TO BE REMOVED PER LOCAL ORDINANCE.



TREE PROTECTION BARRIER LOCATIONS

- PRELIMINARY -

NOT FOR CONSTRUCTION

DESIGNED BY	SP	DATE	02/25/24
CHECKED BY	MP	DATE	

CITY OF PORT LAUDERDALE

PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

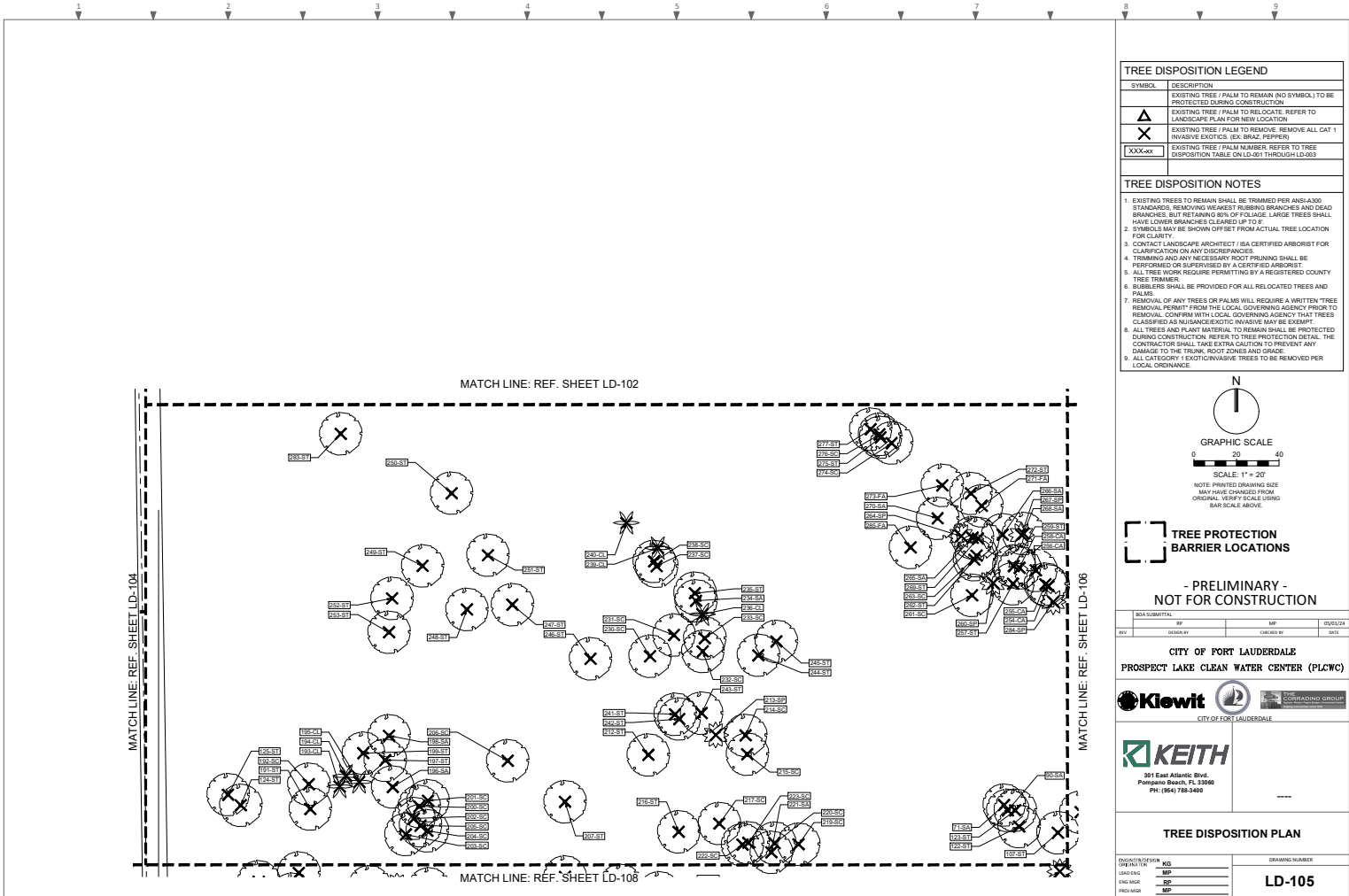
CITY OF PORT LAUDERDALE

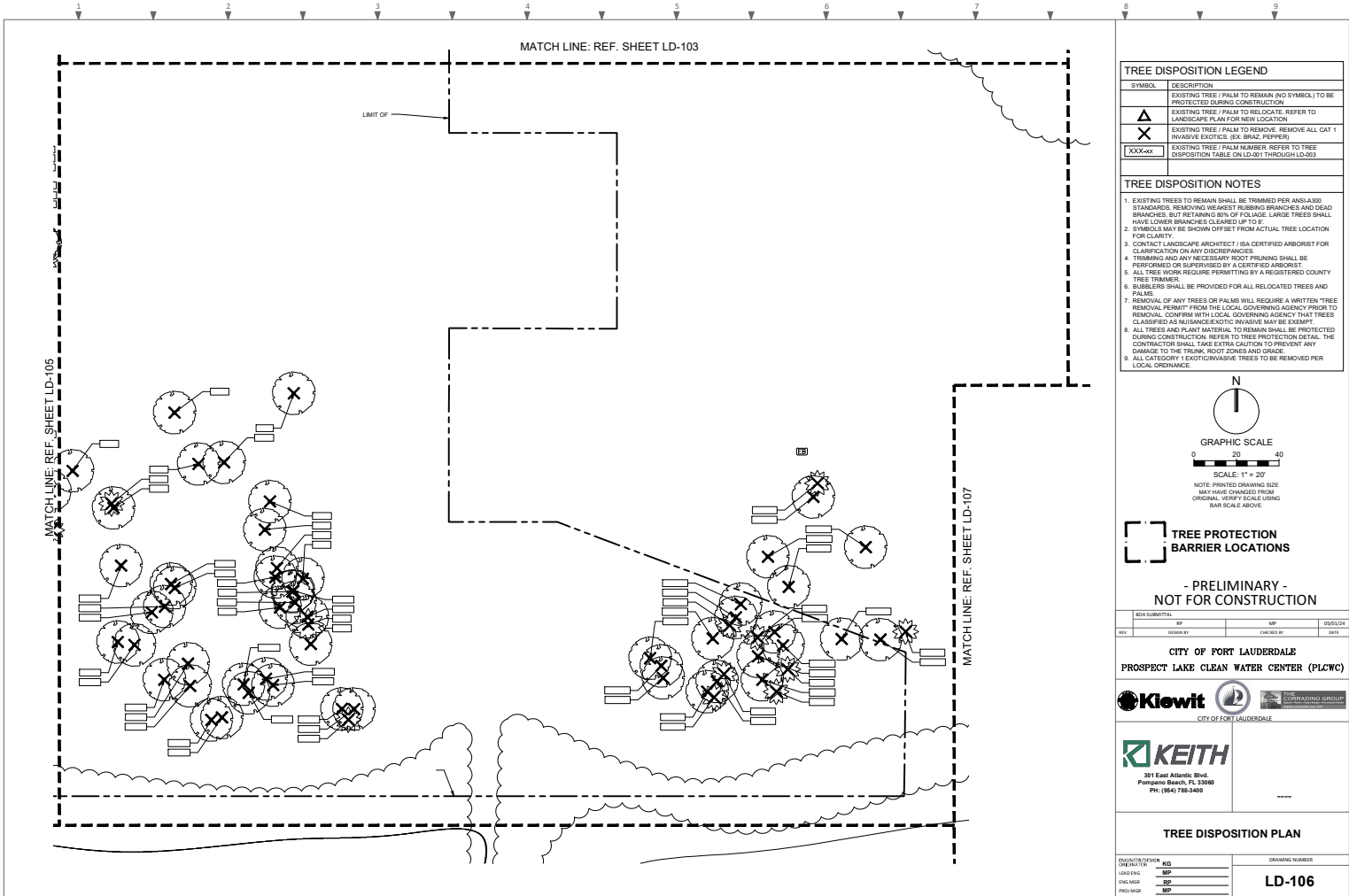
KEITH

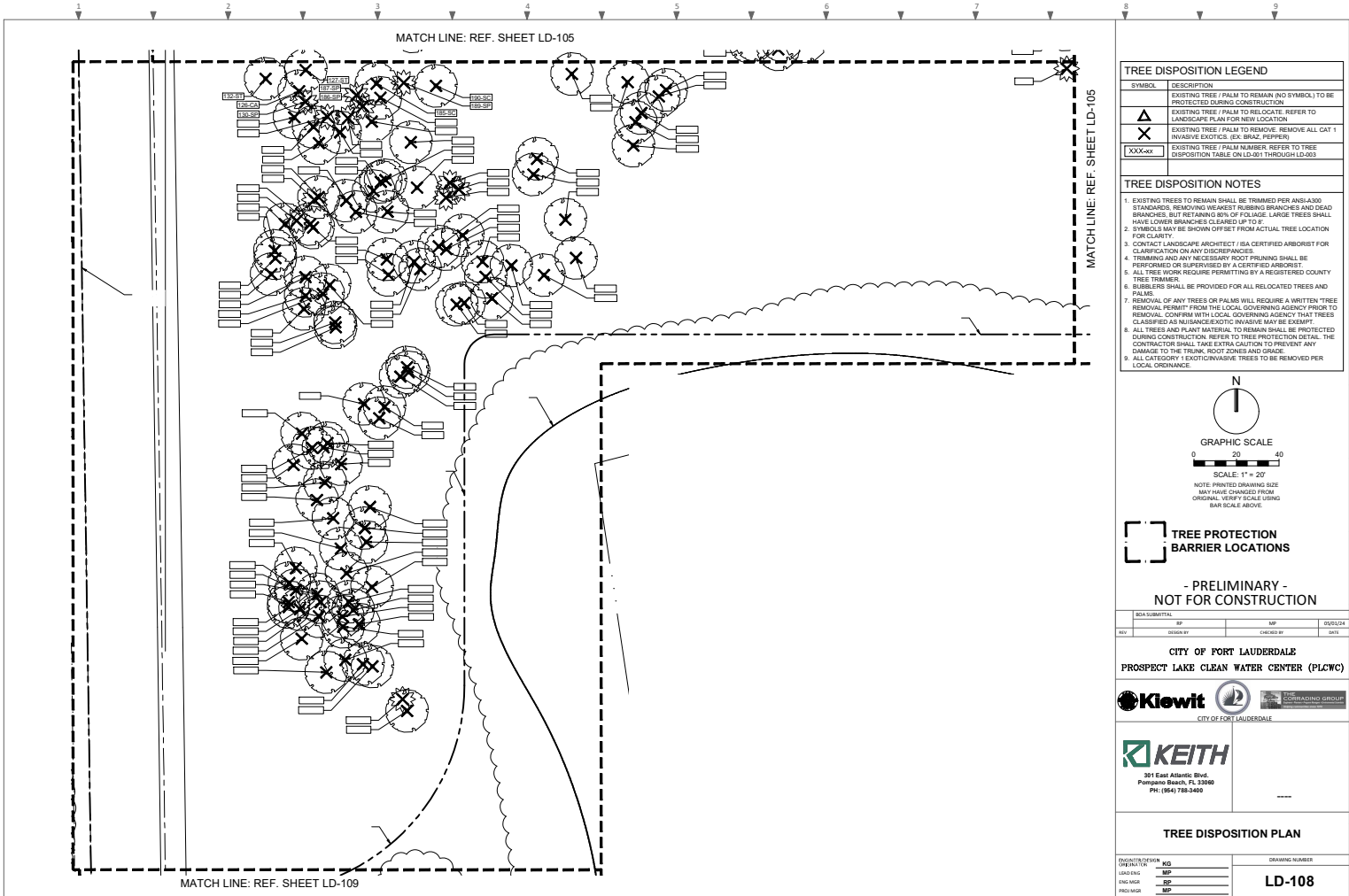
301 East Atlantic Blvd.
Pompano Beach, FL 33060
PH: (954) 785-5400

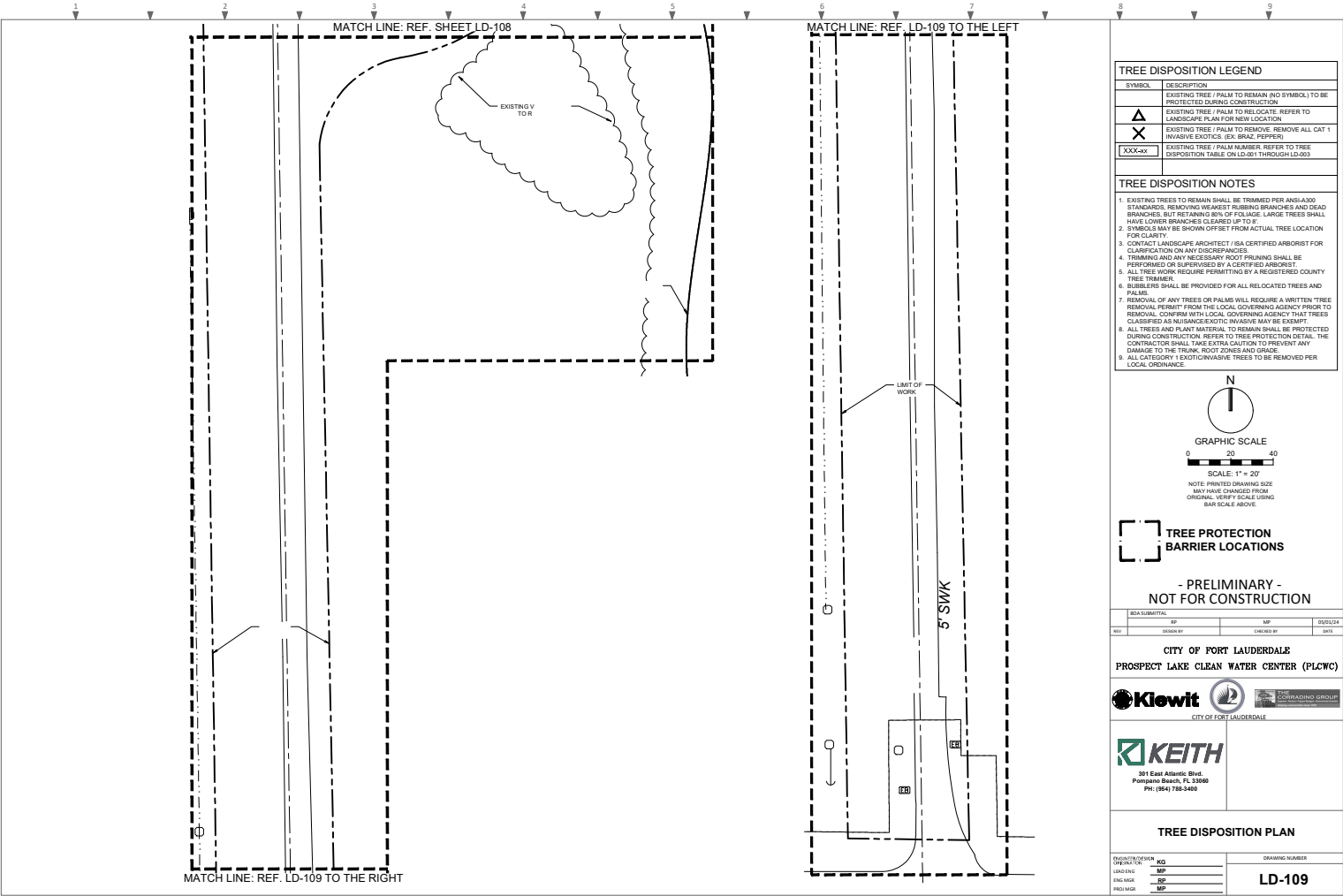
TREE DISPOSITION PLAN	
ENGINEER OF RECORD	KG
DESIGNED BY	MP
CHECKED BY	MP
DATE	02/25/24
DRAWING NUMBER	LD-101











[illegible]

CITY OF FORT LAUDERDALE - LANDSCAPE REQUIREMENTS									
LIMITED LAND DEVELOPMENT REGULATIONS, CHAPTER 47, ARTICLE III, SECTION 47-21 LANDSCAPE AND TREE PRESERVATION REQUIREMENTS									
PROPOSED VEHICULAR USE AREA: (SEE 47-21 LANDSCAPE AND TREE PRESERVATION REQUIREMENTS FOR VEHICULAR USE AREA)									
REQUIRED									
PROVIDED									
TOTAL SITE AREA:	526,803	S.F.	=	12.08	ACRES				
NET LOT AREA:	83,106	S.F.	=	2.14	ACRES				
VIA AREA:	52,285	S.F.	=	1.20	ACRES				
(RECEIVED BY SEC. 47-21.2)									
VIA LANDSCAPE REQUIRED (20% OF VIA)									
PERIMETER LANDSCAPE AREA:				10,457	S.F.		27,475	S.F.	
ADJUTING STREET	17	L.F.		171	S.F.		264	S.F.	
NOT ADJUTING STREET	293	L.F.		733	S.F.		2,351	S.F.	
INTERIOR LANDSCAPE AREA (20% S.F. PARKING SPACE)	39	SPACES		1,370	S.F.		117,861	S.F.	
REQUIRED LANDSCAPE:									
1 TREE REQUIRED PER 1,000 S.F. VIA AREA				52	TREES		52	TREES	
1 SHRUB REQUIRED PER 1,000 S.F. VIA AREA				314	SHRUBS		314	SHRUBS	
* INCLUDES EXISTING TREES (IN TREES), 1 FLOWERING TREE (IN PALMS)									
SITE LANDSCAPE REQUIREMENTS (SEE 47-21 LANDSCAPE REQUIREMENTS FOR ALL ZONED DISTRICTS)									
REQUIRED									
PROVIDED									
LOT ZONING DESIGNATION	CC								
NET LOT AREA	83,104	S.F.							
REQUIRED LANDSCAPE:									
1 TREE PER 100 S.F. OF NET LOT AREA (IN ADDITION TO VIA LANDSCAPE)				83	TREES		83	TREES	
SHADE SPECIES (20% MIN)				19	SHADE TREES		19	SHADE TREES	
PROPOSED BROADLEAF:				0	TREES		0	TREES	
EXISTING BROADLEAF:				0	TREES		0	TREES	
EXISTING PALM TREES:				0	TREES		0	TREES	
PROPOSED PALM TREES:				26	TREES		26	TREES	
PROPOSED PALM TREES:				0	TREES		0	TREES	
PROPOSED PALM TREES:				46	TREES		46	TREES	
15 SHRUBS PER 1,000 S.F. OF NET LOT AREA (IN ADDITION TO VIA LANDSCAPE)				1117	SHRUBS		1117	SHRUBS	
STREET TREES:									
1 SMALL TREE (2' LT. OF STREET FRONTAGE (WHEN PRESENT))	70	L.F.		2	TREES		2	TREES	
PROPOSED BROADLEAF:				0	TREES		0	TREES	
EXISTING BROADLEAF:				0	TREES		0	TREES	
EXISTING PALM TREES:				0	TREES		0	TREES	
PROPOSED PALM TREES:				2	TREES		2	TREES	
PROPOSED PALM TREES:				0	TREES		0	TREES	
SHADE SPECIES (20% MIN)				1	SHADE TREES		2	SHADE TREES	

- NOTES:
1. SOO TO BE BAHIA (PASPALUM NOTATUM), CONTRACTOR TO DETERMINE QUANTITY.
 2. ALL PLANTS TO BE FLORIDA NO. 1 OR BETTER PER FLORIDA GRASSES AND STANDARDS FOR NURSERY PLANTS.
 3. ALL LANDSCAPE TO RECEIVE 100% COVERAGE WITH 100% OVERLAP FROM AN AUTOMATIC IRRIGATION SYSTEM USING AN APPROVED WATER SOURCE PER CODE SECTION 47-21.10.
 4. BUBBLERS TO BE PROVIDED FOR NEW AND RELOCATED TREES AND PALMS.
 5. CONTRACTOR IS RESPONSIBLE FOR ALL CONDITIONS AND LANDSCAPE SPECIFICATIONS ATTACHED TO THIS PLAN AND PLANT LIST. PLAN AND SPECIFICATIONS SHALL BE CONSIDERED CONTRACT DOCUMENTS.
 6. PRE-CONSTRUCTION MEETING IS REQUIRED BEFORE ANY PLANT MATERIAL IS INSTALLED ON SITE.
 7. ALL ROAD ROCK, CONCRETE, ASPHALT AND OTHER NON-NATURAL MATERIAL BE REMOVED AND BE REPLACED WITH PLANTING SOIL PRIOR TO LANDSCAPE INSTALLATION.
 8. NO TRENCHING ALLOWED WITHIN ROOT ZONES OF EXISTING TREES.
 9. ALL CATEGORY 1 INVASIVE EXOTIC TREES TO BE REMOVED PER LOCAL ORDINANCE.

PLANT SCHEDULE									
CODE	QTY	BOTANICAL / COMMON NAME	HEIGHT	SPREAD	DBH/CAL	NATIVE	REMARKS	MITIGATION TREES	TOTAL INCHES FOR MITIGATION
TREES									
BB	9	BUCIDA BUCERAS' SHADY LADY	14' HT	7' SPR	3" CAL	N*		9	27
BS	8	BURSERIA SUMATRANA	12' HT	6' SPR	3" CAL	N**		8	24
CE	15	CONOCARPUS ERECTUS	12' HT	5' SPR	2.5" CAL	N**		15	38
PE2	29	PIRUS ELLIOTTI	10' HT	5' SPR	2" CAL	N**		29	58
PE	20	PIRUS ELLIOTTI	14' HT	6' SPR	3" CAL	N**		20	60
QV	20	QUERCUS VIRGINIANA	12' HT	6' SPR	3" CAL	N**		20	60
SM	26	SWEETENED MAHOGANY	12' HT	6' SPR	3" CAL	N		26	78
TC	10	TABESBIA CARIBAEA	12' HT	6' SPR	2.5" CAL	**		10	25
PALMS									
SP	89	SABAL PALMETTO	12', 16', 20' CT			N*		137	370
SHRUB AREAS									
CHH	566	CHRYSOBALANUS ICACO	18' HT	20' SPR	24" OC	N**			
FGI	1,320	FICUS M. GREEN ISLAND	12' HT	18' SPR	18" OC	**			
SRC	141	SERENGA REPENS CINEREA	18' HT	18' SPR	N/A	N*			
N DENOTES NATIVE SPECIES									
** DENOTES HIGH DROUGHT TOLERANT SPECIES									
* DENOTES MODERATE DROUGHT TOLERANT SPECIES									
TREE REMOVAL SUMMARY									
(Total inch required per (1) DBH inch removed, Non-Specimen) TOTAL DBH TO BE REMOVED									
								523	
								219	
								1105.198.50	
								20	
PROPOSED TREE SUMMARY									
								3719.9	
								65	
								31	

- PRELIMINARY -
NOT FOR CONSTRUCTION

DESIGNER	SP	MP	SSS/2024
REV	DESIGN BY	CHECKED BY	DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

Kiewit   

CITY OF FORT LAUDERDALE

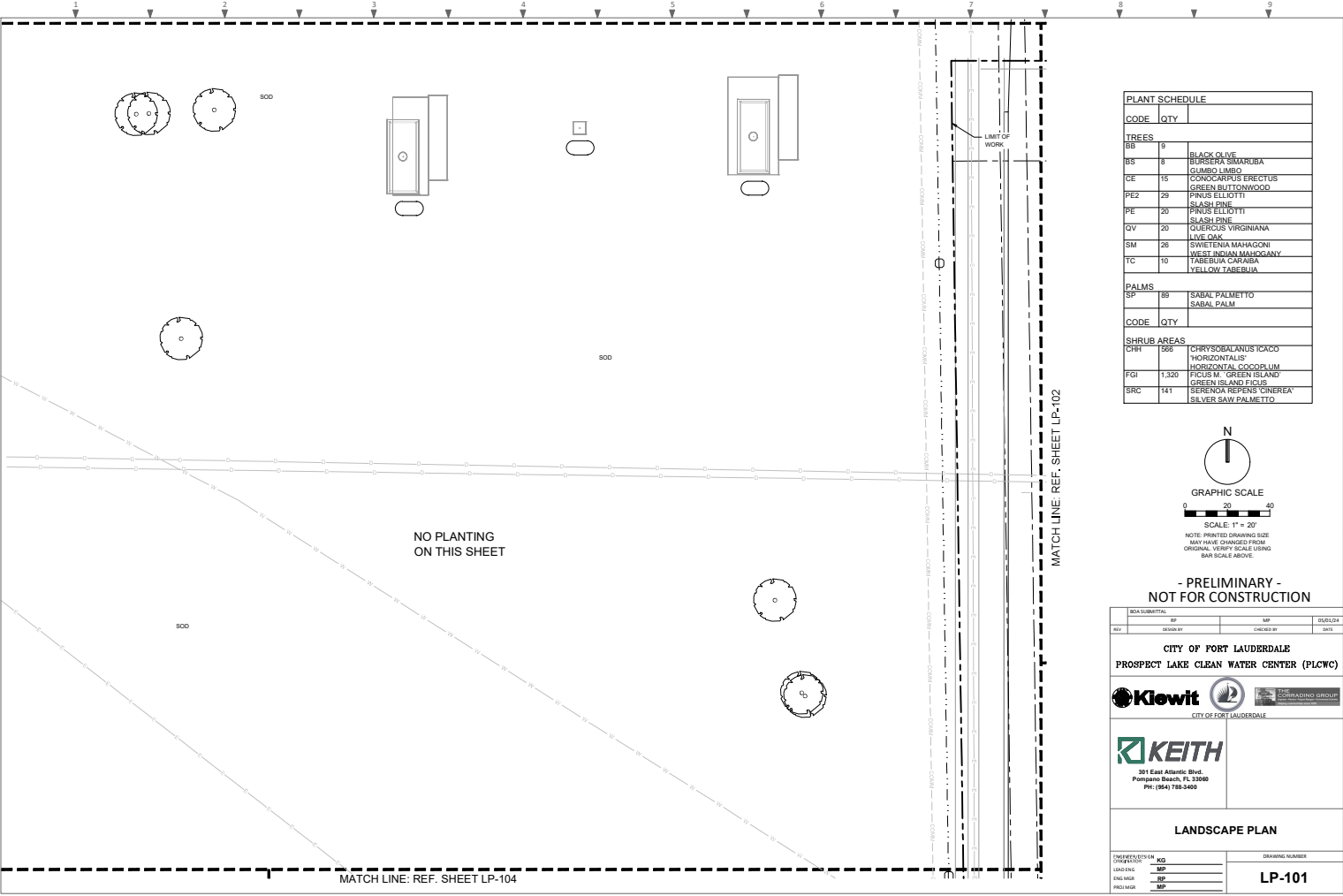
KEITH

301 East Atlantic Blvd.
Pompano Beach, FL 33060
PH: (954) 785-5400

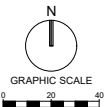
LANDSCAPE SCHEDULE

ENGINEER/OWNER	NO	DRAWING NUMBER
LANDING	MP	
ENCLOSURE	SP	
PROPOSAL	MP	

LP-002



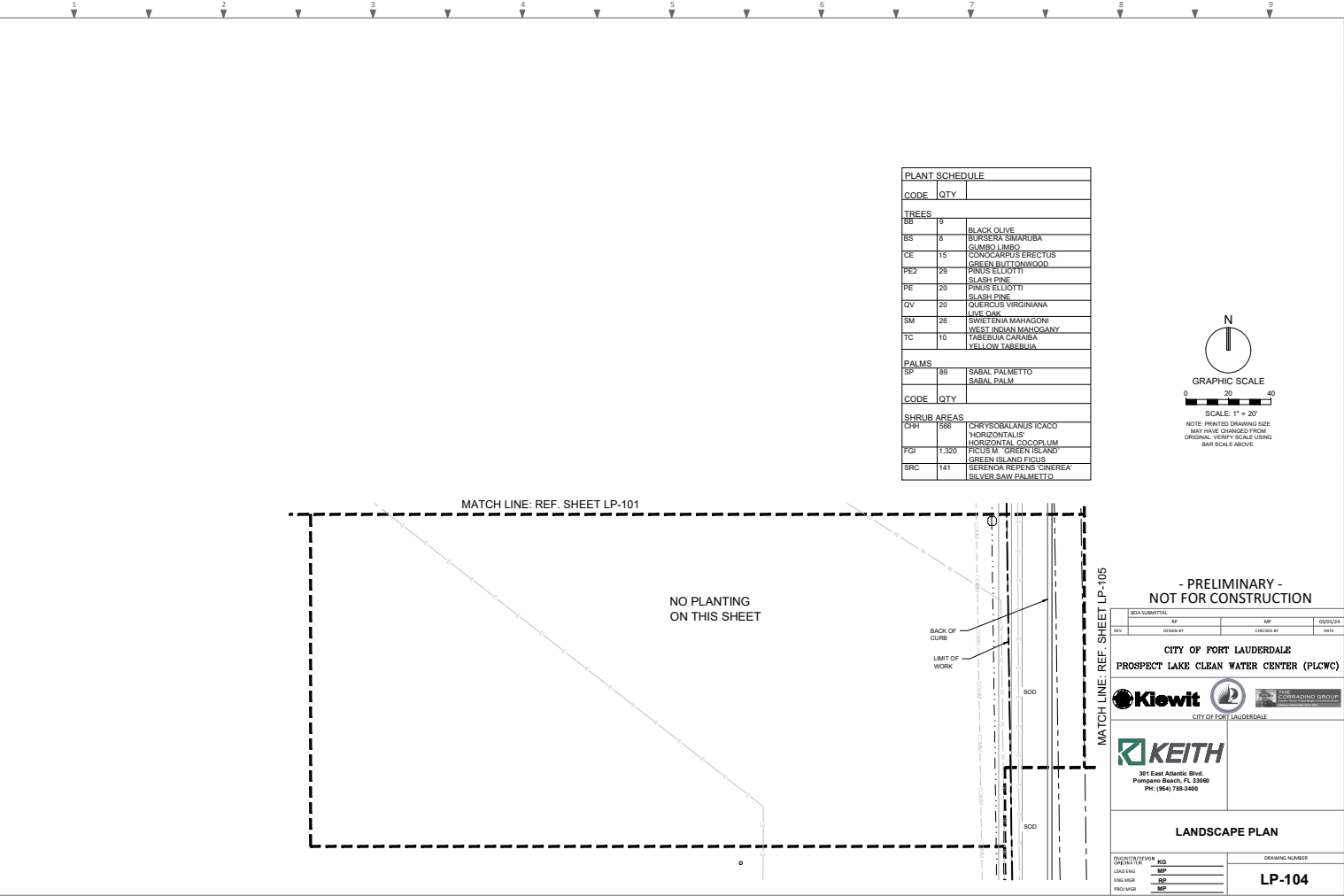
PLANT SCHEDULE		
CODE	QTY	
TREES		
BB	9	BLACK OLIVE
BS	8	BURSERA SIMARUBA
CE	15	CONOCARPUS ERECTUS
FE2	20	GREEN BUTTOWOOD
PE2	20	PINUS ELLIOTTI
PE	20	SLASH PINE
QV	20	QUERCUS VIRGINIANA
SM	26	SWIETENIA MAHAGONI
TC	10	WEST INDIAN MAHOGANY
		YELLOW TABERNA
PALMS		
SP	88	SABAL PALMETTO
		SABAL PALM
SHRUB AREAS		
CH1	156	CHRYSOBALANUS ICACO
		HORIZONTALIS
FGI	1,320	FICUS M. GREEN ISLAND
		GREEN ISLAND FICUS
SRC	141	SERENOK REPENS CINEREA
		SILVER SAW PALMETTO



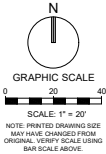
SCALE: 1" = 20'
NOTE: PRINTED DRAWING SIZE
MAY HAVE CHANGED FROM
ORIGINAL. VERIFY SCALE USING
BAR SCALE ABOVE.

- PRELIMINARY -
NOT FOR CONSTRUCTION

DESIGNED BY	SP	CHECKED BY	MP	DATE	05/01/24
REV					
CITY OF FORT LAUDERDALE PROSPECT LAKE CLEAN WATER CENTER (PLCWC)					
 					
CITY OF FORT LAUDERDALE					
 301 East Atlantic Blvd. Pompano Beach, FL 33069 PH: (954) 785-5400					
LANDSCAPE PLAN					
DESIGNED BY	KG	DRAWING NUMBER			
LEAD ENG.	MP	LP-101			
ENCL. NO.	SP				
PROJECT NO.	MP				



PLANT SCHEDULE		
CODE	QTY	
TREES		
BL	9	BLACK OLIVE
BS	8	BURSERA SIMARUBA
CE	15	CLUMBO LIMBO
PEZ	29	CONOCARPUS ERECTUS
PE	20	GREEN BUTTOWOOD
QV	20	SLASH PINE
SM	28	PINUS ELLIOTTI
TC	10	QUERCUS VIRGINIANA
		LIVELAK
		SWIETENIA MAHAGONI
		WEST INDIAN MAHOGANY
		TABEBUIA CANADA
		YELLOW TABEBUIA
PALMS		
SP	89	SABAL PALMETTO
		SABAL PALM
SHRUB AREAS		
CHR	566	CHRYSOBALANUS ICACO
		HORIZONTALIS
FGI	1,320	HORIZONTAL COCOPLUM
		PROCES N GREEN ISLAND
		GREEN ISLAND FICUS
SRC	141	SERENOA REPENS CINEREA
		SILVER SAW PALMETTO



- PRELIMINARY -
NOT FOR CONSTRUCTION

SUBMITTAL		REV	
SP	DESIGN BY	MP	CHECKED BY
			DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLWC)

Kiewit  

CITY OF FORT LAUDERDALE

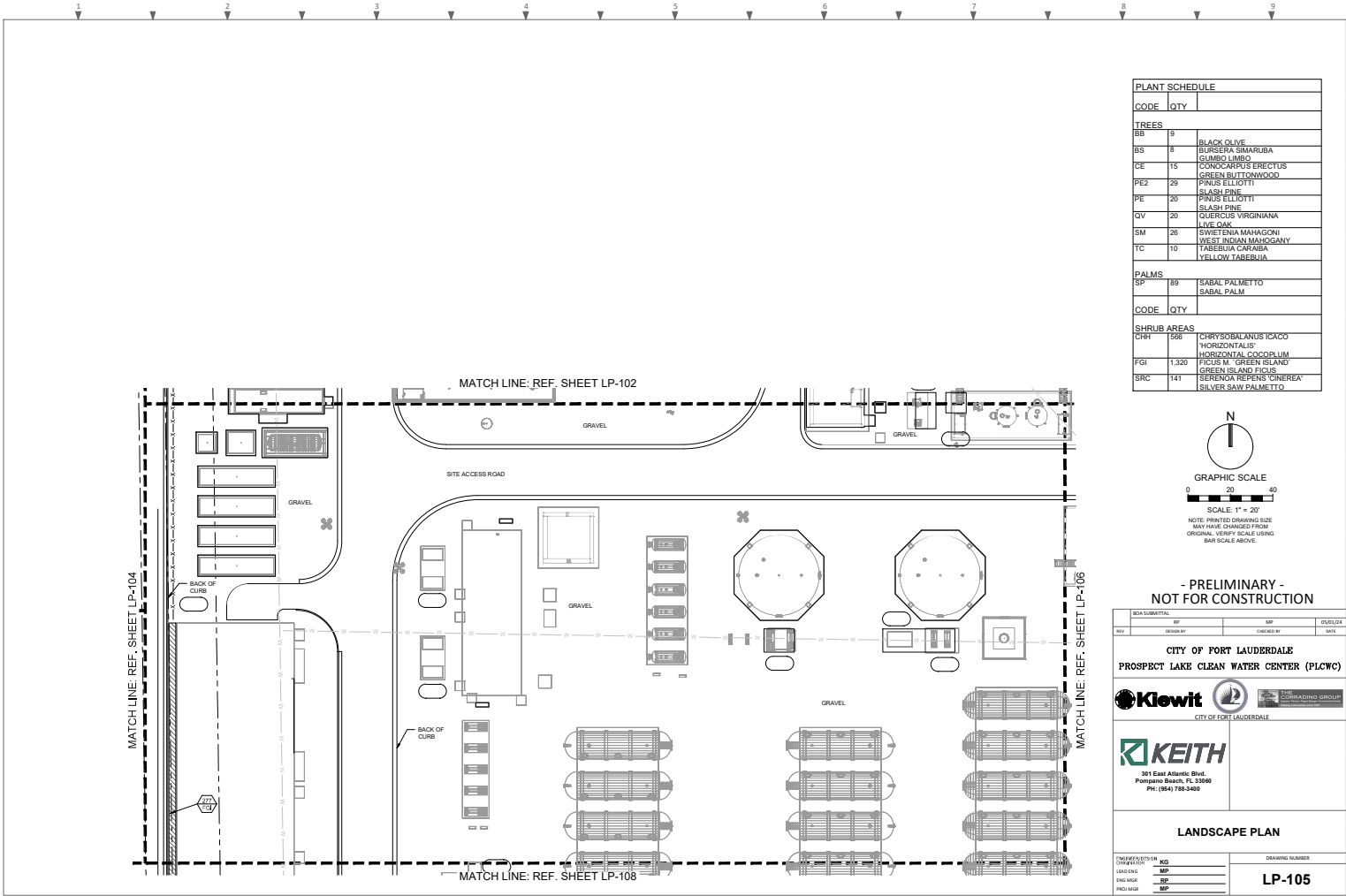
KEITH

301 East Atlantic Blvd.
Pompano Beach, FL 33069
PH: (954) 785-5400

LANDSCAPE PLAN

ENGINEER OF WORK	KG	DRAWING NUMBER
DESIGNER	MP	
LAND ENG.	MP	
ENCL. MGR.	MP	
PROJ. MGR.	MP	

LP-104



PLANT SCHEDULE		
CODE	QTY	
TREES		
BB	9	BLACK OLIVE
BS	8	BURSERIA SIMARUBA
CE	15	CONDORPUS ERECTUS
PE2	29	GREEN BUTTWOOD
PE	20	SLASH PINE
PE	20	SLASH PINE
QV	20	SLASH PINE
SM	26	SWIETENIA VIRGINIANA
TC	10	WEST INDIAN MAHOGANY
TC	10	YELLOW TABERNA
PALMS		
SP	85	SABAL PALMETTO
SP	85	SABAL PALM
SHRUB AREAS		
CH	156	CHRYSOBALANUS ICADO
FGI	1,320	HORIZONTALIS
SRC	141	GREEN ISLAND FICUS
SRC	141	SILVER SAW PALMETTO

- PRELIMINARY -
NOT FOR CONSTRUCTION

DESIGNER	DATE
DESIGN BY	CHECKED BY
DATE	DATE

CITY OF PORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)

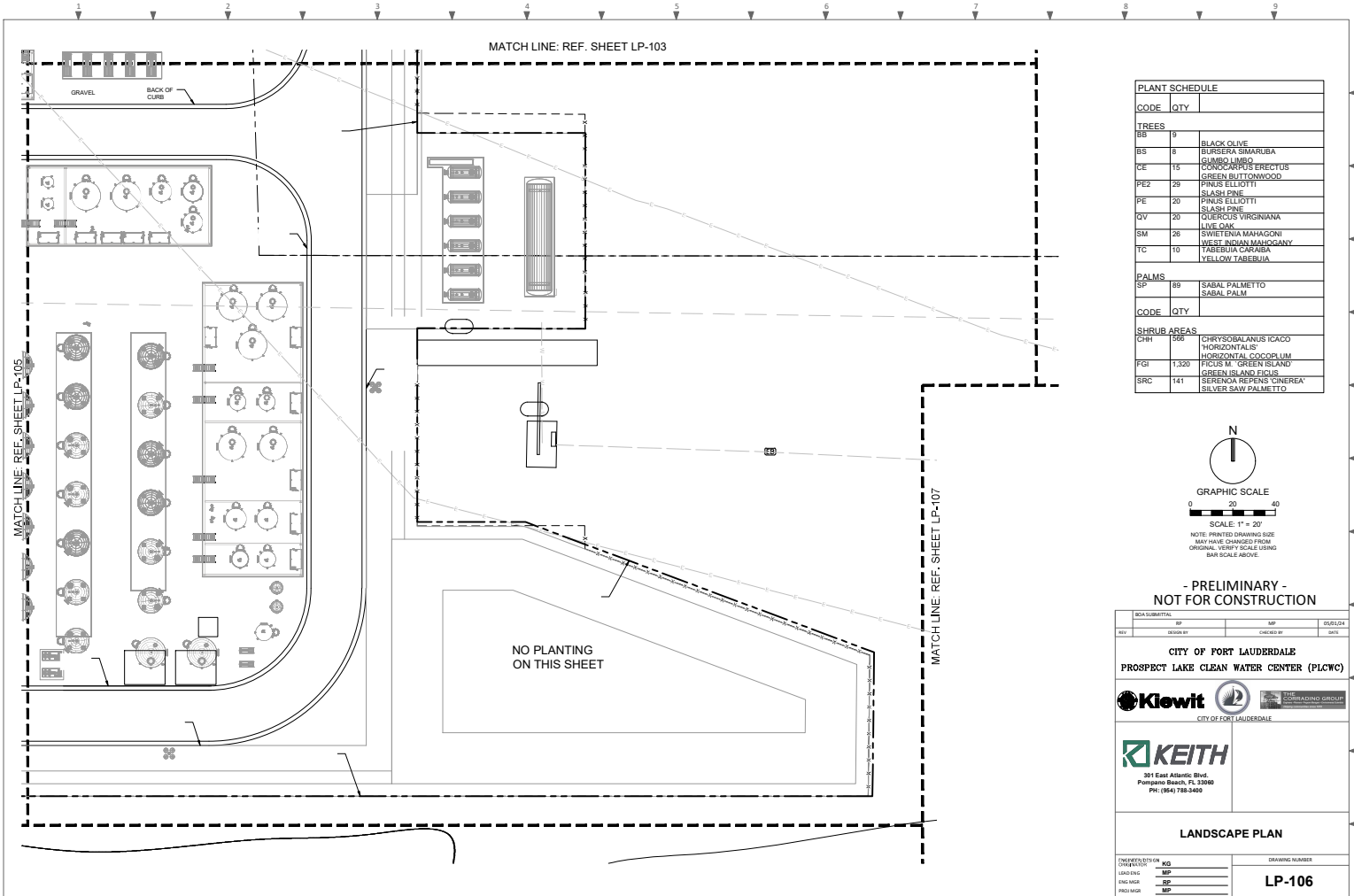
Kiewit **KEITH**

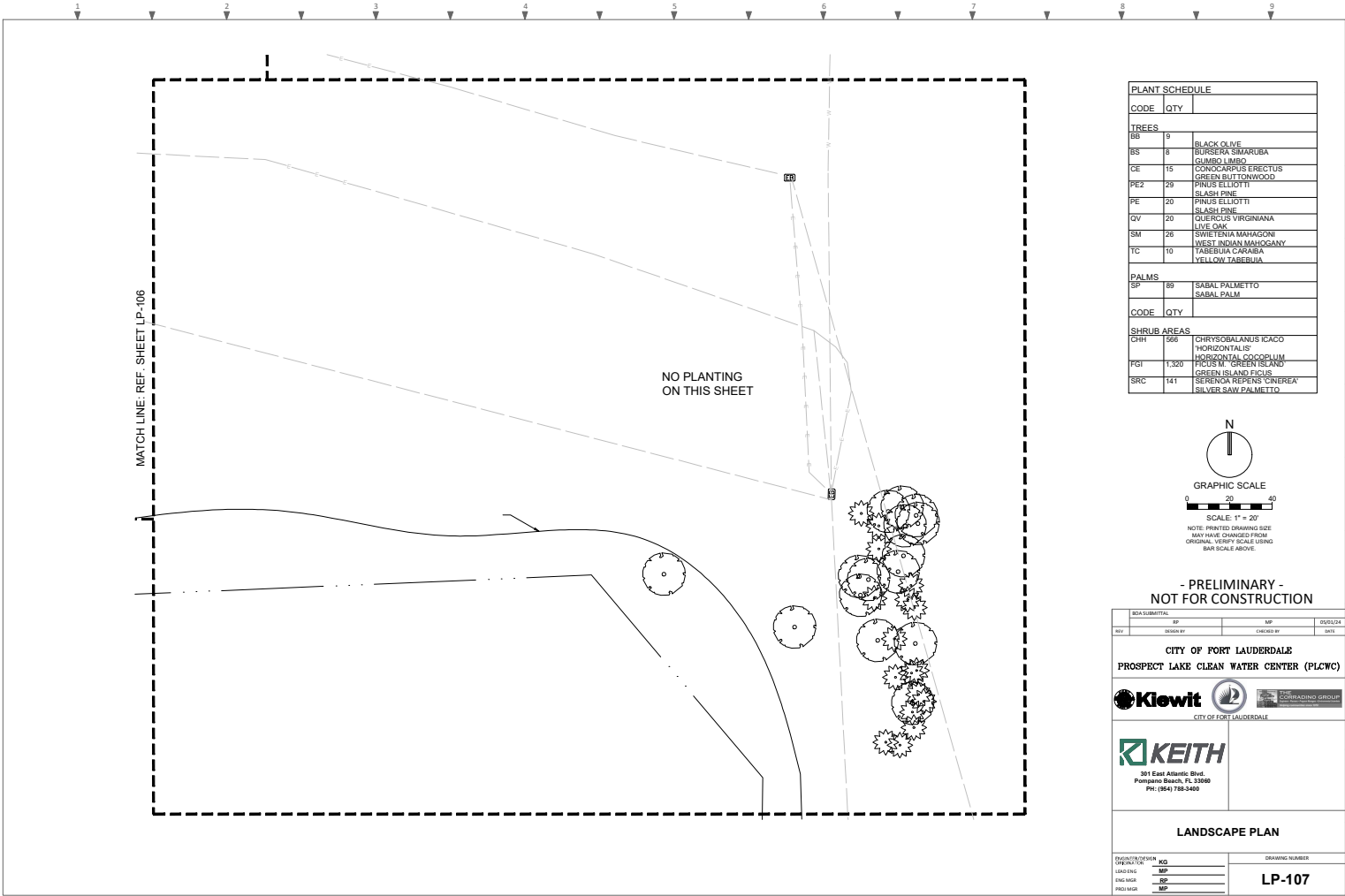
CITY OF PORT LAUDERDALE

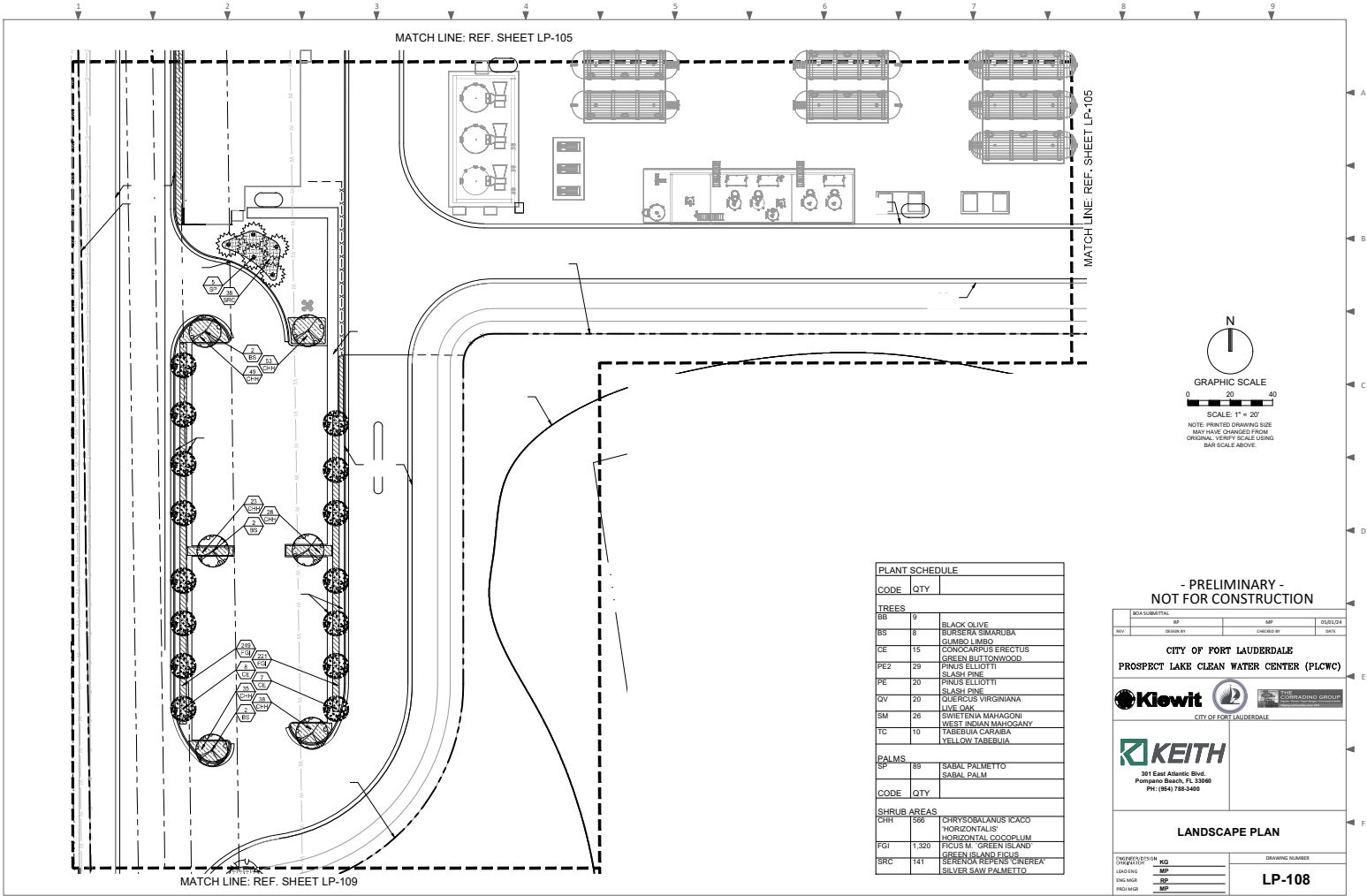
301 East Atlantic Blvd.
Pompano Beach, FL 33069
PH: (954) 785-5400

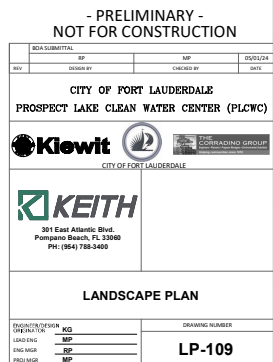
LANDSCAPE PLAN

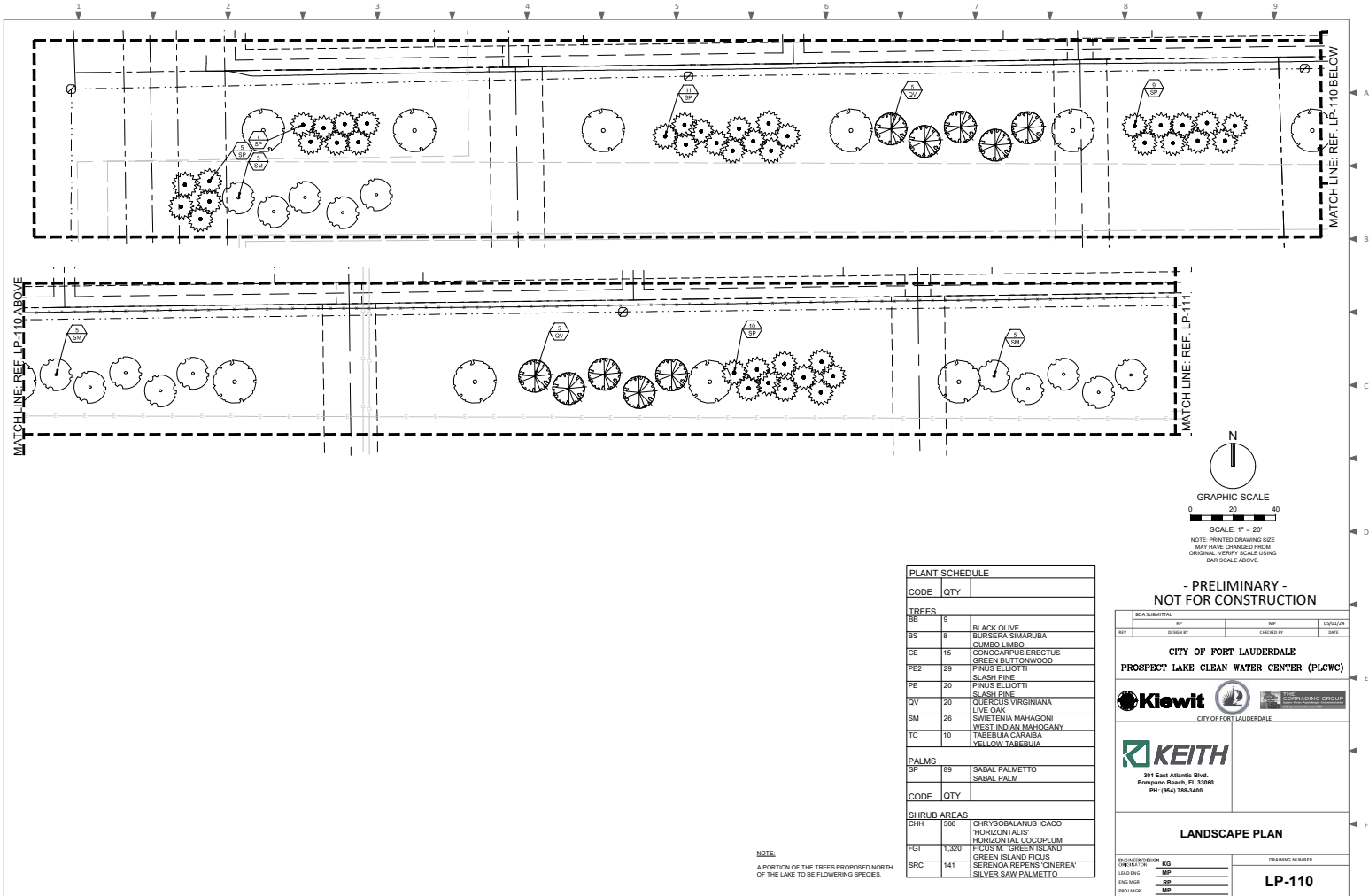
DRAWING NUMBER
LP-105

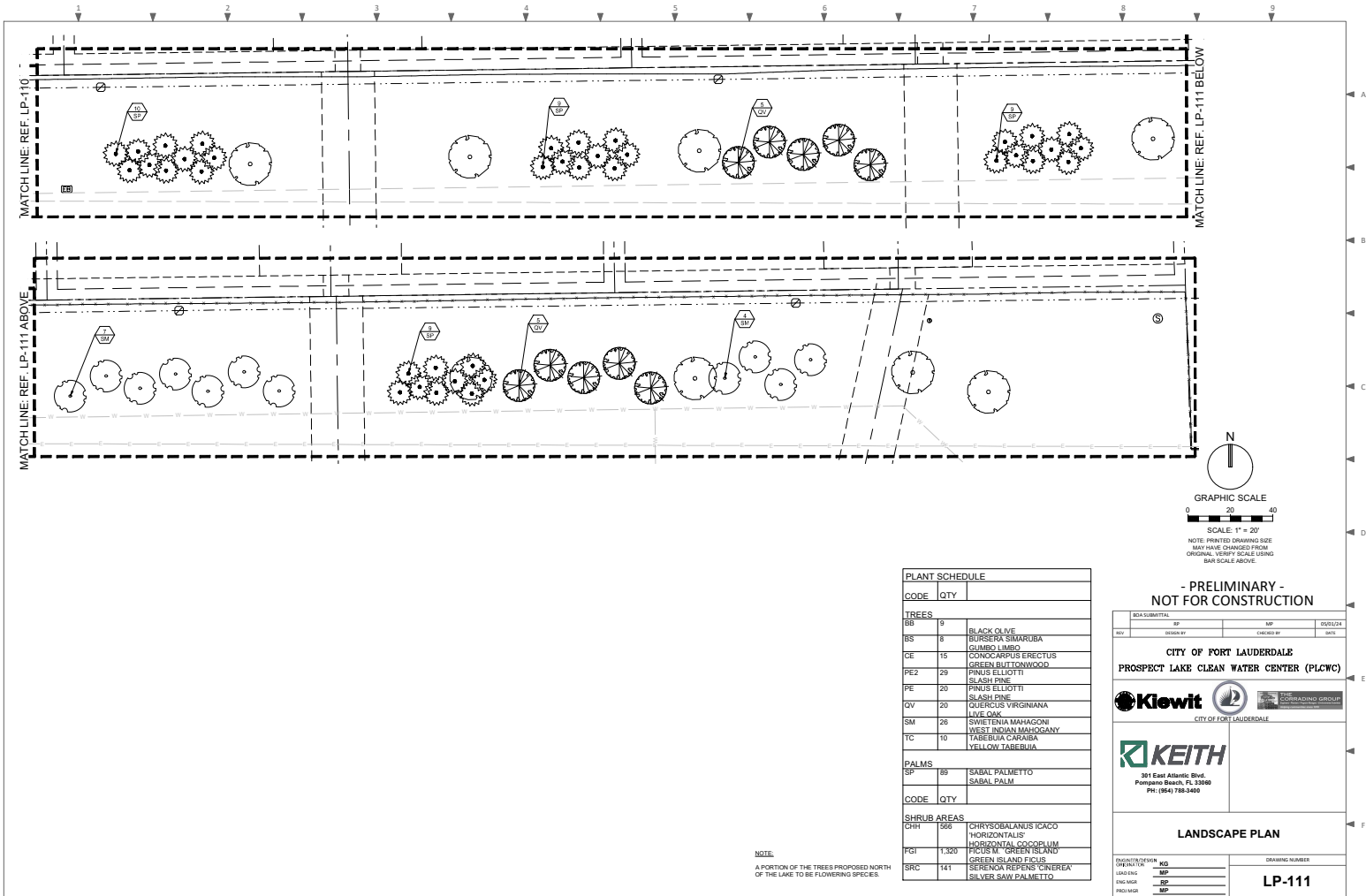










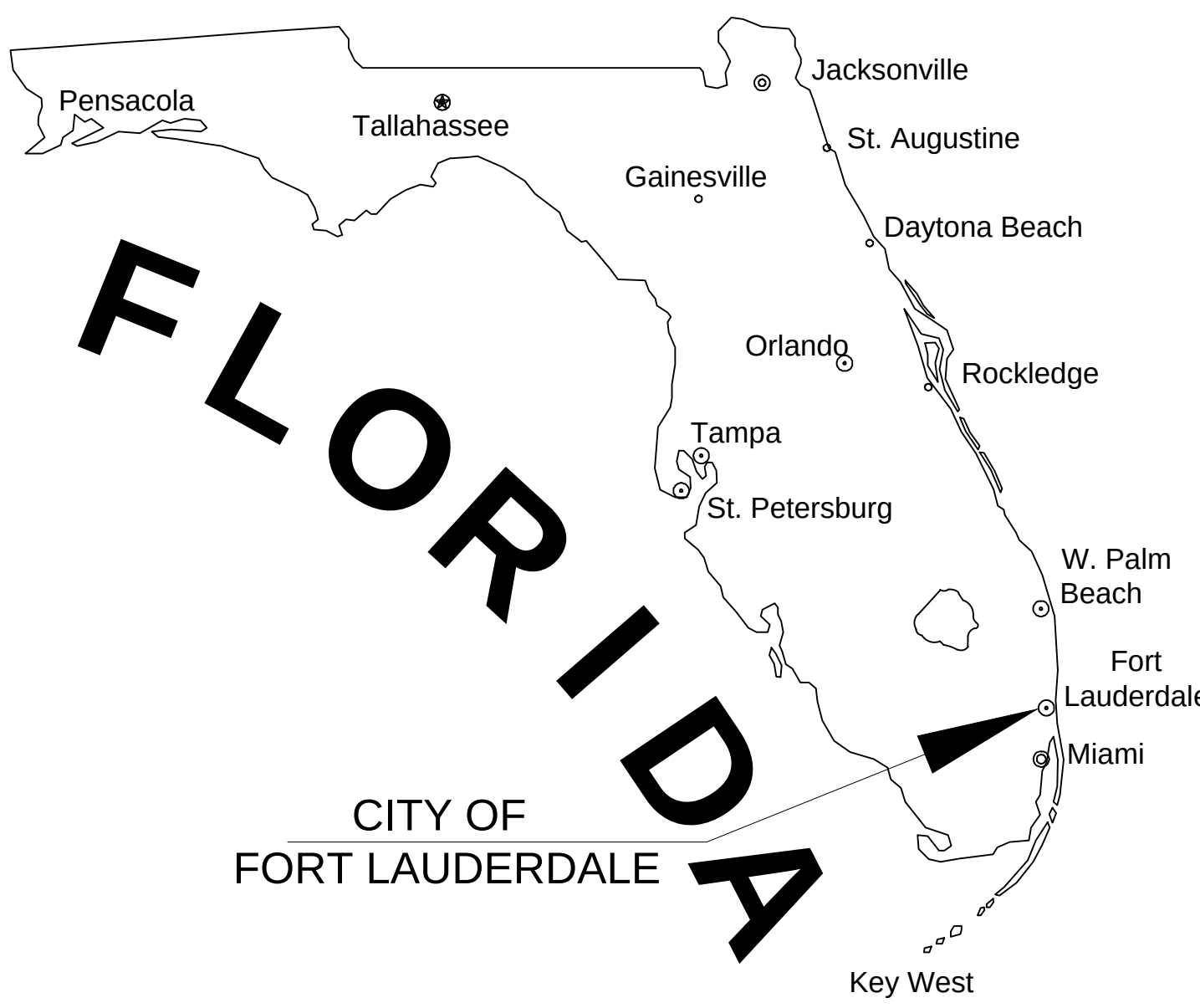


- PRELIMINARY - NOT FOR CONSTRUCTION			
PCA SUBMITTER		SOLID	
SEP		SAP	
REV	DESIGN BY	CHECKED BY	DATE
CITY OF FORT LAUDERDALE PROSPECT LAKE CLEAN WATER CENTER (PLCWC)			
 Kiewit		 CITY OF FORT LAUDERDALE	
 KEITH		 PROFESSIONAL ENGINEERING	
351 East Atlantic Drive Pompano Beach, FL 33060 PH: (954) 783-5400			
LANDSCAPE DETAILS			
DRAWING/SECTION CHAIRMAN: <u> </u> KJD ARCHITECT: <u> </u> WSP CIVIL/MECH: <u> </u> SP		DRAWING NUMBER LP-501	

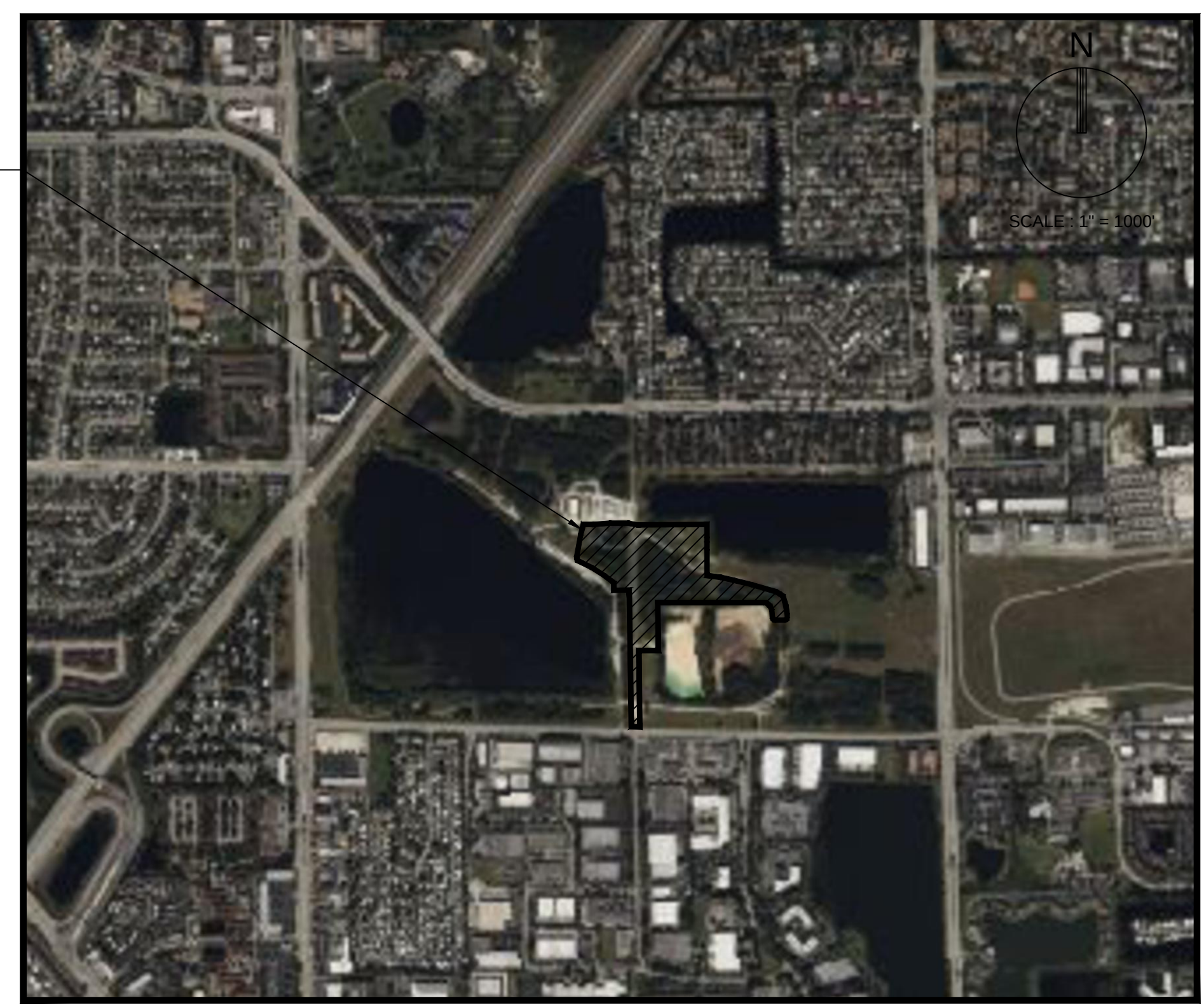
PROSPECT LAKE CLEAN

WATER CENTER

3317 NW 56TH STREET
CITY OF FORT LAUDERDALE, BROWARD
COUNTY, FLORIDA



SITE LOCATION



LOCATION MAP
SECTION 7, TOWNSHIP 49 S, RANGE 42 E
FOLIO #4942 07 00 0110 & # 4942 07 00 0100

INDEX OF SHEETS	
SHEET IDENTIFICATON	SHEET TITLE
GI-000	COVER SHEET
LC-100	OVERALL SHEET
LP-001	LANDSCAPE NOTES
LP-002	LANDSCAPE SCHEDULE
LP-101	LANDSCAPE PLAN
LP-102	LANDSCAPE PLAN
LP-103	LANDSCAPE PLAN
LP-104	LANDSCAPE PLAN
LP-105	LANDSCAPE PLAN
LP-106	LANDSCAPE PLAN
LP-107	LANDSCAPE PLAN
LP-108	LANDSCAPE PLAN
LP-109	LANDSCAPE PLAN
LP-501	LANDSCAPE DETAILS

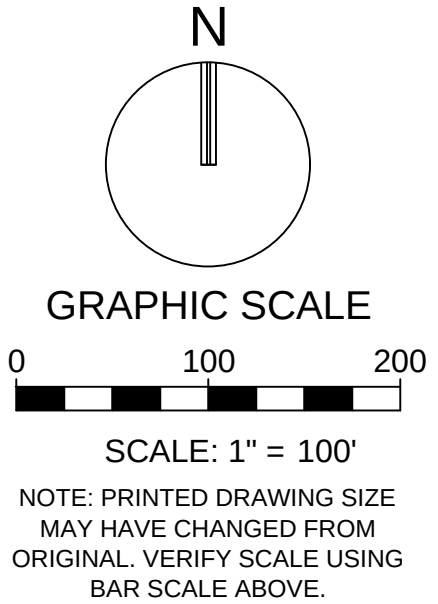
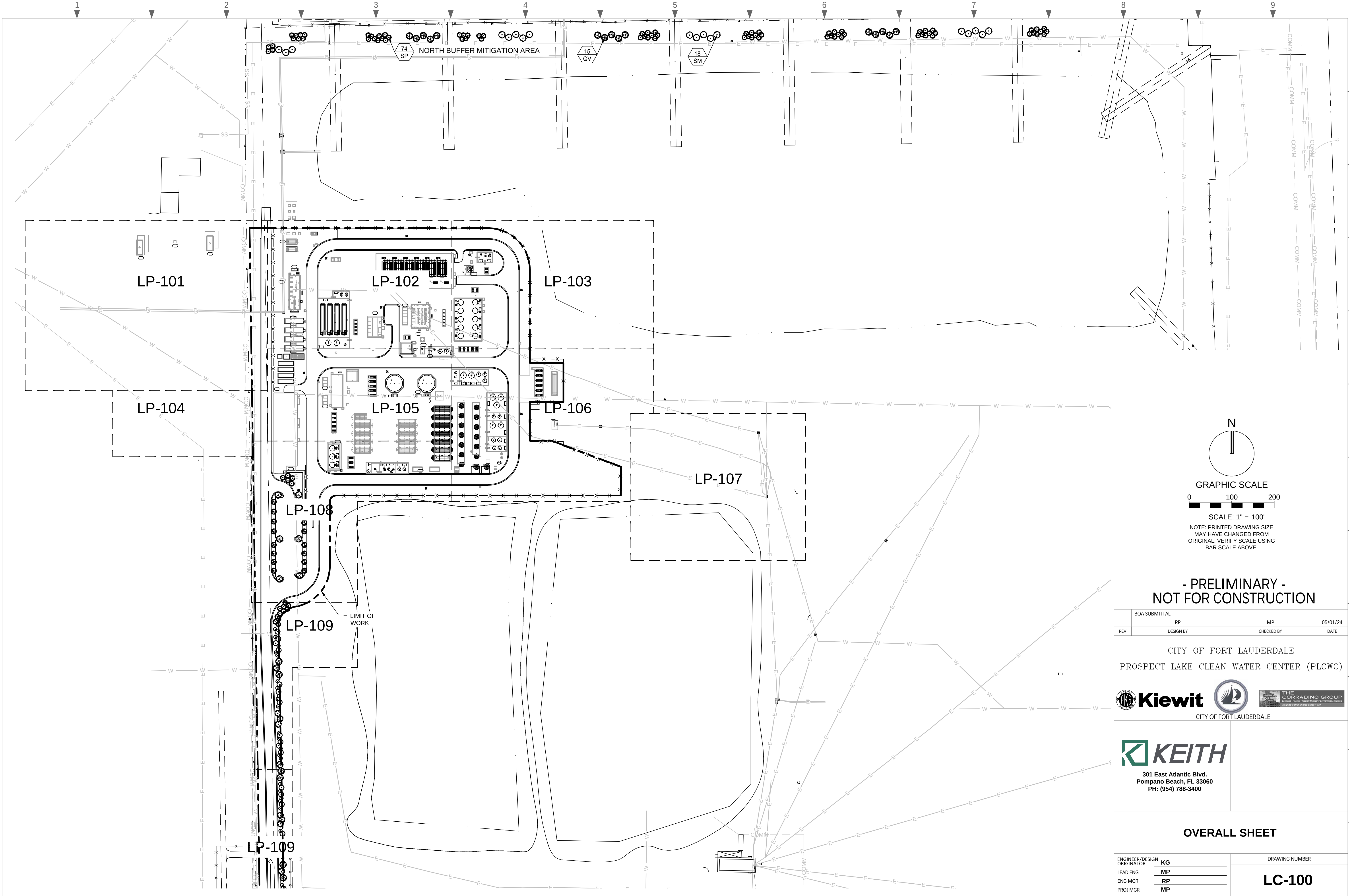
THESE PLANS MAY HAVE BEEN
REDUCED IN SIZE BY REPRODUCTION.
THIS MUST BE CONSIDERED WHEN
OBTAINING SCALED DATA.



PREPARED FOR:
THE CORRADINO GROUP
5200 NW 33RD AVE, SUITE 203
FORT LAUDERDALE, FL 33309



PROJECT No. 13701.00 08/25/2023



- PRELIMINARY -
NOT FOR CONSTRUCTION

BOA SUBMITTAL			
REV	RP DESIGN BY	MP CHECKED BY	05/01/24 DATE

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



CITY OF FORT LAUDERDALE

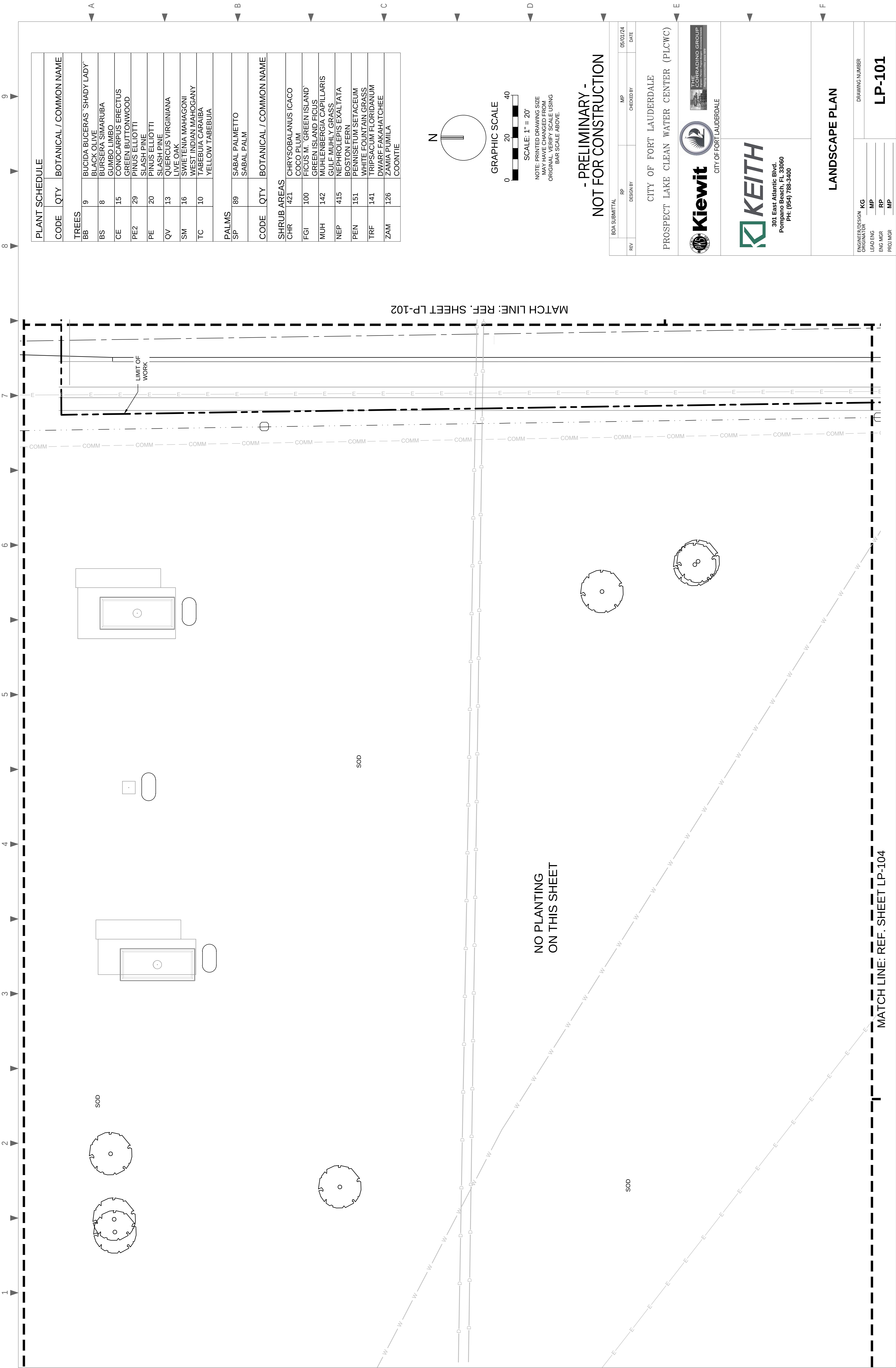


301 East Atlantic Blvd.
Pompano Beach, FL 33060
PH: (954) 788-3400

OVERALL SHEET

ENGINEER/DESIGN ORIGINATOR	DRAWING NUMBER
KG	LC-100
MP	
RP	
MP	

	1	2	3	4	5	6	7	8	9
A.	SCOPE								
	1.	The location of plants, as shown on the plans, is approximate. The final locations may be adjusted slightly to accommodate unforeseen field conditions, to comply with safety setback criteria, to avoid creating unsafe sight conditions, or as otherwise directed or approved by the Landscape Architect / owner in writing. All other location adjustments to the layout are to be approved in advance in writing by the Landscape Architect and owner.							
	2.	Contractor understands that an important element of the design of this project is meeting landscape ordinances with a design flare that includes symmetry, alignment, focal points and / or smooth curvilinear forms where applied and contractor shall follow and instruct the working crews accordingly. In the event of any doubt as to how to execute the plans, Contractor shall immediately consult with Architect and/or Owner.							
	3.	Landscape Contractor shall prepare site plan as outlined in the following notes and per plans; furnish and install all plants, shrubs, trees and / or palms meeting minimum requirements and brace them per details provided. Furnish and install soil, gravel, boulders, sod and mulch as specified in plans and notes below.							
	4.	Landscape contractor shall furnish and install all trees, palms, shrubs, groundcover, sod, planting soil, fertilizer, herbicide, pre-emergence herbicide, seed, and mulch.							
B.	BIDDING								
	1.	Contractor to have liability insurance including Owner and Landscaper as insured's in excess of \$10,000 as well as Worker's Compensation.							
	2.	Contractors and Subs must ensure they are doing take offs from Bldg Dept.. Revised sets and / or Bid Set documents. Verify with this Office you are bidding from latest available plans.							
	3.	Read ALL notes and typical planting details sheets prior to submitting RFIs and prior to bidding.							
	4.	When submitting an RFI reference sheet number, detail number and/or note category and number.							
	5.	Landscape contractor shall verify all estimated quantities of material shown on the drawings prior to submitting their bid. Plant list pricing (if shown) is for permitting / mitigation comparison purposes only, any prices shown are to be disregarded by Landscape Contractor.							
	6.	All Plant Material shall meet or exceed height and spread requirement. Heights are local code requirement and / or design intent related and always governs over container size. Container size given for reference only and must be sized-up to meet height requirements of plant list. Plant material available with excessive height beyond specifications must be consulted with Landscape Architect for design intent.							
	7.	All landscape material was confirmed to be available at time of design. Landscape contractor understands that some material may not be available locally, however is available in Tri-County Region. Plant material supply is the responsibility of the Landscape Contractor that is awarded the contract and he/she shall take steps to ensure availability at the time of installation. Bring to the attention of Landscape Architect if specific material is no longer available at the time of bidding and / or prior to actual construction. Substitutions must be approved prior to construction.							
	8.	Pre-inspections of site required prior to bidding.							
	9.	The plant list is intended only as an aid to bidding. Any discrepancies found between the quantities on the plan and the quantities on the plant list shall be brought to the attention of the Landscape Architect for clarification.							
	10.	All labor and material for soil amendments and fertilizer that is required to ensure the successful establishment and survival of the proposed vegetation, as well as all the cost for the removal of unsuitable or excess backfill material from plant beds, in addition to fine grading and mulching all plant beds and individual trees shall be included in the contractor's bid to perform the work represented in this plan set.							
	11.	Bid shall be itemized for possible value engineering.							
	12.	Sod and Rocks (if specified) shall be estimated by scaling plans. Include price per square foot for sod. Sod Rocks (include price per ton). Small rocks and gravel beds shall have landscape fabric material and minimum 4" depth. Boulders to be bid by unit.							
	13.	All S.F. if noted is approximate and shall not be considered all inclusive; it is the contractor's responsibility to do his or her take off, submit price per S.F. and in the end, sod all areas that are not covered either by plants, mulch and/or rocks. It shall be the responsibility of the contractor to include in the bid, the repair of any existing sod which may be damaged during construction.							
	14.	Final payment to the Contractor shall be for actual plants installed on the project.							
	15.	Contractor shall be responsible for obtaining and paying for costs of all permits described in bid whether permit costs are reimbursable by owner or included in bid. Research permit status and research all permits and additional documentation and conditions required for each as separate tree removal permit for example, and consider prior to bidding.							
	16.	General / Landscape Contractor shall leave a 5% unforeseen conditions allowance such as for additional root barriers determined to be needed on site and as job progresses.							
	17.	Refer to Section T, Watering, for supplemental watering requirement.							
	18.	Landscape contractor is responsible for verifying all plant quantities prior to bidding and within 7 calendar days of receipt of these plans shall notify the landscape architect in writing of any and all discrepancies. In case of discrepancies, planting plans shall take precedence over plant list. No substitutions are to be made without prior consent of the Landscape Architect.							
C.	GENERAL LANDSCAPE NOTES								
	1.	Plants grown in containers prior to installation shall be removed from their containers before they are planted in the ground and have circling roots removed. All screening shrubs shall be planted for proper operation of equipment being screened and/or per the requirements of the utility as necessary. All hedge material required for screening purposes shall be planted with branches touching. Adjust spacing as necessary and/or provide additional plants to provide an adequate screen as required by code. Leave access to utility or clearance as required.							
	2.	All landscaping shall be installed according to sound nursery practices. Contractor shall comply with federal, state and local laws and regulations pertaining to the inspection for plant disease and insect infestation.							
	3.	All ideas, designs and plans indicated or represented by this drawing are owned by and are the exclusive property of Keith and Associates and may not be duplicated without authorization or used for other projects than the intended.							
	4.	The Landscape Contractor shall exercise caution to protect any existing sod, electrical and irrigation. Any damage to the sod, electrical or irrigation shall be replaced or repaired to the original state by the Landscape Contractor at no additional cost to the owner.							
	5.	Tree, palm, accent shrubs and bed lines are to be located in the field and approved by the Landscape Architect / owner prior to planting. Landscape Contractor acknowledges that material planted without approval of location may be subject to relocation by Landscape Architect to maintain design intent if not followed properly.							
	6.	All trees must be pruned as per Landscape Architect's direction.							
	7.	In areas where asphalt is removed in order to receive landscape material, the lime rock sub-base material must also be removed and replaced with approved planting soil mix.							
	8.	Landscape contractor is responsible for sending photographs to the landscape architect to pre-approve all trees, palms, and shrubs prior to delivery to project site.							
	9.	Landscape contractor shall coordinate his or her work with that of the irrigation, landscape lighting, and hardscape contractor if different.							
	10.	The landscape contractor shall treat plant areas with pre-emergence herbicide after weeds and grass have been removed. Landscape contractor shall wait 7 days after pre-emergence treatment prior to planting.							
D.	PERMITS & REGULATIONS								
	1.	Contractor(s) must obtain separate landscape, irrigation and tree relocation/removal permits from the governing authority prior to the issuance of the first building permit for the project.							
	2.	Landscape contractor to call the local Landscape Inspector to schedule a pre-construction meeting prior to installation if required.							
	3.	All mandatory requirements by local Landscape Departments and their inspectors shall govern and landscape contractor commits by accepting contract to comply promptly for builder/owner to obtain C.O.							
E.	TREE REMOVAL								
	1.	Removal of any trees or palms will require a written "tree removal permit" from the local governing agency prior to removal. Non-native trees classified as "prohibited" trees may be exempt from the permit if listed as Category 1 by Florida Exotic Pest Plant Council. Confirm with Local Municipality.							
	2.	Landscape Contractor is responsible to remove ALL invasive nuisance trees such as Brazilian Pepper, Melaleuca, Australian Pine and all invasive trees as categorized by the governing agencies, whether listed on plans or not.							
	3.	The Landscape Contractor is responsible for coordinating tree and palm removals and transplants shown on the tree/palm Disposition Plan. The Landscape Contractor is to remove and discard from site existing unwanted trees, palms, shrubs, ground covers, sod and weeds within landscape areas.							
F.	EXISTING TREES								
	1.	Existing trees designated to remain shall be protected during all construction phases. Any trees or shrubs designated to remain that are scarred or destroyed will be replaced at the contractor's expense, per the appraised value.							
	2.	Existing plant material not shown on the plan and in conflict with new planting shall be evaluated at the time of new planting installation by the Landscape Architect. Trees and plant material indicated to be relocated with no new location provided in plans shall be moved to a location on site designated as a nursery holding area with the root ball protected from direct sunlight, maintained and irrigated until new location is determined.							
	3.	Prune trees to remove damaged branches and improve natural shape and thin out structure. Do not remove more than 15% of branches. Do not prune back terminal leader.							
	4.	Prune existing shrubs to remove damaged branches and improve natural shape.							
	5.	Existing trees to remain shall be trimmed per ANSI-A300 standards. Supervision of the trimming shall be performed by an ISA Certified Arborist to ensure quality work.							
	6.	All existing trees shall be "lifted and thinned" to provide an 8' minimum clearance for sidewalks and pedestrian walkways and a 14' minimum clearance for roadways, driveways and all vehicular use areas.							
	7.	Selective canopy and root pruning of existing trees can be conducted (only as necessary and in no event more than 35%) to accommodate for new approved construction. Pruning shall be conducted / supervised by an ISA Arborist.							
	8.	If plans call for relocation of trees, palms or plants. High level of care should be exercised to assure that they are not damaged in the process and that they are promptly replanted upon being dug up.							
	9.	All underground utilities and drain or irrigation lines shall be located outside the tree protection zone. If lines must traverse the protection area, they shall be tunneled or bored under the tree.							
	10.	Erosion control devices such as silt fencing, debris basins, and water diversion structures shall be installed to prevent siltation and/or erosion within the tree protection zone.							
	11.	Roots shall be cut manually by digging a trench and cutting exposed roots with a saw, vibrating knife, rock saw, narrow trencher with sharp blades, or other approved root pruning equipment.							
G.	TREE RELOCATION (These notes for relocation trees only and if applicable)								
	1.	Flag all trees and palms to be transplanted with differentiating color than those to be saved or removed.							
	2.	Tree Relocation process must be performed or supervised by ISA Certified Arborist.							
	3.	Water the root zones to field capacity for 5 continuous days before root pruning. At a minimum soak the soil to a 4'-0" depth within a 6' radius.							
		Root prune a minimum of six weeks before relocation. Prune away all dead or damaged limbs or fronds. For trees, prune							
		out 1/3 of the existing canopy by selectively trimming small internal branches. For palms, gather fronds above the bud and tie them loosely with jute twine to avoid damage.							
		4. Brace root pruned trees awaiting relocation.							
		5. Root prune 1/3 of the root system, irrigate daily for 2 weeks then root prune another 1/3 rd, irrigate daily and prune last 1/3 rd on actual relocation date, no less than two weeks (six weeks total minimum root pruning by stages). ISA Arborist on staff shall observe for intense shock. Canopy pruning may be deemed necessary by Arborist on staff to balance for intense root ball loss, canopy shall be trimmed only as necessary to increase survival.							
		6. Root prune with proper clean equipment to sever roots. Ensure roots are not torn or pulled apart.							
		7. With hand tools, dig a 2'-0" wide by 3'-0" deep trench at a minimum distance as determined by the consulting arborist to expose roots. Cut all roots 1.5' and larger in diameter with a clean, sharp pruning saw. Treat all cuts with a fungicidal barrier. Backfill the trench, within 4 hours of digging, with a 1:1 mixture of site soil and sawdust or other fine organic material. Do not compact.							
		8. Form a rootball size in compliance with Florida grades and Florida standards number 1 or better.							
		9. Maintain the soil moisture at field capacity throughout the six weeks.							
		10. Allow the plant to regenerate roots over a period of six weeks.							
		11. At the end of six weeks, prepare the planting pit at the new location. Overdig the hole diameter a minimum of 2' beyond the root ball, with the recipient hole to be at least 1/3 larger than the area that was trenced for transplanting.							
		12. With the consulting arborist present, undercut the entire root ball of the plants to be transplanted at a depth specified by the arborist. The undercutting method may be a choker cable drawing through the root ball with heavy equipment.							
		13. At the direction of a professional rigger, assemble slings, padding, guiding ropes and cables for attachment to the crane or backhoe. The professional rigger shall determine the size of machinery necessary to execute the lifting and moving operation.							
		14. Install trees within 24 hours of removal from their original location to locations provided by Landscape Architect or Developer with approval of municipal / Landscape Inspector.							
		15. Recipient site to be within 4" of finished grade. Tree pit excavation to match the size of root ball. Top of root ball to match the finished grade							
		16. Maintain trees in a healthy and vigorous condition during installation and throughout the plant establishment period. Replace trees that do not meet this requirement with the same species, size, and quality or per mitigation requirements specific to the governing authority with jurisdiction.							
		17. Fertilize the plant as directed by the consulting arborist.							
		18. When the plant is placed in the new location, backfill the planting pit with topsoil and water thoroughly to eliminate air pockets and compact the soil. Set the tree no deeper than its original condition.							
		19. Cover the root ball area with 3" depth of organic mulch.							
		20. Provide fungicide and fertility applications at the direction of the consulting arborist.							
		21. Post transplant watering to provide moisture and reduce any excessive stress due to root desiccation. Watering to be adjusted according to conditions and at the supervision and direction of the ISA certified arborist.							
		22. The diameter of the root-pruning or transplanting circle shall be at a distance away from the trunk equal to 12 times each inch of trunk diameter at breast height.							
		23. For all palms except Sabal palmetto, the lower fronds shall be pruned leaving 9-11 fronds that can be tied without an extensive amount of weight that may damage the heart of the palm. The Sabal palmetto shall have all fronds cut without damaging the bud.							
		24. Digging and preparation of the new hole for the transplant shall be done prior to removing the tree from the existing location.							
		25. The Landscape Contractor is to verify that all new holes have appropriate percolation.							
		26. Over the guarantee period the Landscape contractor shall be responsible for resetting any trees or palms that are not in a vertical position.							
		27. After transplanting trees and palms, the landscape contractor shall be responsible for obtaining water and watering to maintain soil moisture during the guarantee period at a minimum of: First-month- daily, Second month - three times per week, Third and Fourth months - two times per week, Last eight months - one time per week.							
		H. SITE PREPARATION & GRADING							
		1. Landscape contractor shall loosen and till compacted soils that are overly compacted in all planting areas of the project to provide for proper soil aeration for plant establishment.							
		2. Planted areas shall be cleared of underground rocks, construction debris and other materials detrimental to the health of the plants. Lime rock base material shall be removed within planting pits and adjacent to pavement. The planting areas should be clean to a depth equal to the root ball of the trees/palms proposed for the area. Planting area soils shall be tested for pH before planting. Soils showing high (alkaline) pH (over 7.5) shall be amended or replaced with native soil having a pH range of 6.5 - 7.5, as approved by Landscape Architect.							
		3. All planting areas and planting pits shall be tested for sufficient percolation prior to final planting and irrigation installation to ensure proper drainage. Plant beds in parking lots and in areas compacted by heavy equipment shall be de-compacted so that drainage is not impeded.							
		4. Landscape Contractor shall treat plant areas with pre-emergence herbicide after weeds and grass have been removed. Landscape Contractor shall wait (7) seven days after pre-emergence treatment prior to planting.							
		5. Site preparation shall include the eradication and removal of any weeds, clean-up of any dead material, debris, and rubbish.							
		6. General site and berm grading to +/- 1 inch (1") shall be provided by the general contractor. All finished site grading shall be provided by the Landscape Contractor. All planting beds shall be free of all rocks 1/2" or larger, sticks, and objectionable material including weeds and weed seeds. All lime rock shall be removed/cleaned down to the native soils.							
		7. The Landscape contractor shall ensure the planting areas are at finish grade prior to installing plant materials.							
		8. All trees and plant material to remain shall be protected during construction. Contractor shall install protective barriers such as "Tenax" orange safety fencing or similar, to be installed before the beginning of the project. Barriers shall be located to include the drip line of the trees, palms and plant material. The contractor shall take extra caution to prevent any damage to the trunk, root zones and grade.							
		9. Final grade within planting areas to be 4" below adjacent paved areas or top of curb. Sod areas to be 2" below.							
		10. All planting beds shall be shaped and sloped to provide proper drainage away from building and structures and to swales, if applicable.							
		I. IRRIGATION							
		1. Any Irrigation Notes and specifications included in Irrigation Sheets govern over the following Irrigation Notes.							
		2. The Landscape Contractor shall coordinate with the irrigation contractor if not the same and leave provisions for all individual trees in turf areas and all planting beds.							
		3. Irrigation / Landscape contractor to guarantee 100% coverage and 50% overlap (head to head coverage) to all landscaped areas and furnish and install a rain sensor.							
		4. Irrigation Contractor to adapt design to onsite conditions adjusting heads and changing nozzles as required to avoid overspray onto buildings or paved areas.							
		5. The contractor shall ensure that the irrigation system is operational and free of leaks prior to any planting being finalized. Plant material that is installed prior to the irrigation system being operational shall be watered by the contractor at his or her expense. Water for plant establishment should be included in the cost of the plant.							
		6. All guidelines as outlined by the South Florida Water Management District (SFWMD) or water management district with jurisdiction shall be strictly adhered to.							
		7. Irrigation water whether pumped from a lake or a well shall be treated for algae, rust, etc. to provide clean treated irrigation water that will not clog or stain property or components.							
		8. Any existing irrigation system shall be retrofitted to comply with the specifications as outlined above.							
		J. HARDSCAPE & OTHER MATERIALS							
		1. Face of trees and palms to be located a minimum of 2' setback from all fences, walkways, walls, and paved surfaces, unless otherwise indicated on the plans. Refer to details.							
		K. UTILITIES / CLEARANCES							
		1. The contractor shall be responsible for determining the location of and avoid and protect utility lines, buried cables, and other utilities. The owner / Landscape Architect shall not be responsible for damage to utility or irrigation lines.							
		2. Trees shall be placed a minimum of 5 ft. from underground utilities, unless otherwise approved in writing by Landscape Architect and Owner.							
		3. All canopy trees to be planted min. of 15' from light source/poles. Unless otherwise approved by the governing authority / Landscape Architect and Owner.							
		4. Landscape contractor shall contact the county, governing authority and/or utility companies to locate all underground utilities or structures prior to digging. Landscape contractor shall repair all damage to underground utilities, and/or construction caused by utility damage, at no cost to the owner.							
		5. All plant material symbols shown on landscape plan shall be considered diagrammatic and should be adjusted in the field by contractor to avoid all utilities, and all other obstructions.							
		6. If/ When digging in right of way needed: Two (2) full business days before digging, call toll free 1-800-432-4770, or 811, Sunshine State One Call of Florida, inc. Notification Center. In addition, call the Governing Agency's Utilities/Public Works Department. Contractors are responsible for coordinating with the owners and appropriate public agencies to assist in locating and verifying all underground utilities prior to excavation. All existing utilities shown on the plans are to be considered approximate and should be verified by the contractor prior to the start of work operations.							
		7. Above and below ground utilities shall be verified and located in the field by the contractor prior to commencing work in the project area. The contractor shall examine available utility plans and confirm conflicts between indicated or located utilities and landscape work. The contractor shall then notify the Project Engineer of said conflicts and the Engineer will coordinate any necessary adjustments with the utility provider. Tree locations will be adjusted as necessary when in conflict with existing utilities.							
		8. The final plant locations may be adjusted, as approved / directed by the Landscape Architect in writing, to accommodate utilities compliance. Excavations within 5' of known utilities should be done by hand.							
		9. Contractor shall familiarize himself with the location of and avoid and protect utility lines, buried cables, and all other utilities, noted or not, on plans.							
		10. Leave clearance and access to all above ground or at grade meters and equipment.							
		11. Landscape planting shall be in conformance with FPL guidelines for setbacks from overhead utility lines.							
		12. Landscaping shall not interfere with light poles, fire hydrants, electrical/mechanical equipment access, signs, drainage structures, etc. Bring to the attention of Landscape Architect any conflicts.							
		L. ROOT BARRIERS							
		1. Root barriers will be installed to protect building foundations, curbing, walkways, paved areas, roadway base material and utilities from existing large trees or proposed new trees that are within 5' of existing or new approved construction or as may be deemed necessary as job progresses.							
		2. Mechanical Root barriers will be used for large existing Canopy Trees and chemical type barriers will be used for new trees.							
		3. Mechanical Root barriers will be "DeepRoot" and Chemical Root barriers will be "Biobarrier". Substitutions must be of approved equal or better quality.							
		4. Root barriers will be installed per manufacturer specifications.							
		5. Root barrier depths will be determined by the manufacturer recommended depth chart and as required by on-site conditions in a case by case basis as deemed necessary by Landscape Architect / ISA Arborist and Landscape							
		Inspector.							
		M. LANDSCAPE BACKFILL & SOIL AMENDMENT							
		1. All existing construction material and form material shall be removed from the planting areas and replaced with 70/30 mix (70% sand / 30% organic compost) or amend existing soils per section H.2.							
		2. Planting soil mix shall be delivered to the site in a clean loose and friable condition and is required around the root ball of all trees and shrubs, the top 6" of all shrubs and ground cover beds and top 2" of all grassed areas. This soil shall be tilled into the existing soil after the existing soil has been cleaned of all undesirable foreign materials. Recycled compost is encouraged as a soil amendment alternative. Planting soil to be weed free.							
		3. Planting backfill for palms shall be clean coarse native sand unless specified elsewhere.							
		4. Do not allow air pockets to form when backfilling. All trees shall be watered-in utilizing water probe or a tree bar.							
		N. PLANT SIZE & QUALITY							
		1. All plant material must meet or exceed the minimum size requirements as specified on the plant list. Height specification governs over container size and plant specifications govern over specifications for specific shape or effect as noted on the plant list shall also be required for acceptance.							
		2. Material specified as Balled and Burlapped (B&B) can be accepted in container if not available as B&B at the discretion of Landscape Architect; if so, root bound and/or circling roots shall be removed and root ball must be proportionate to Tree / Palm.							
		3. U.O.N., All trees designated as single trunk shall have a single, relatively straight, dominant leader, proper structural branching and even branch distribution. Trunks on palms shall be uniform in thickness for the entire length of the palm and shall not taper off to disproportionate thinness towards the crown. Trees with bark inclusion, tipped branches, and co-dominant trunks will not be accepted. Trees with girdling, circling and/or banking roots will be rejected.							
		4. Use nursery grown plant materials that complies with all required inspection, grading standards, and plant regulations in accordance with the latest edition of Florida Department of Agriculture, "Grade & Standards for Nursery Plants".							
		5. All trees and palms shall be free of open wounds and unsightly visible scars.							
		6. All substitutions must be approved by the governing authority if it is required Canopy and by Landscape Architect / Owner if supplementary accent material.							
		7. Contractor shall comply with Federal, State, and Local laws and regulations pertaining to the inspection for plant disease and insect infestation.							
		8. Trees, palms, shrubs, ground covers:							
		Plant species and sizes shall conform to those indicated on the drawings. All nursery stock shall be in accordance with grades and standards for nursery plants parts 1 and 2, latest edition published by the Florida Department of Agriculture and Consumer Services, unless specified otherwise. All plants shall be Florida grade number 1 or better as determined by the Florida Division of Plant Industry and tightly knit plant, so trained or favored in its development that first appearance is unquestionable and it is outstandingly superior in form, number of branches, compactness and symmetry. All plants shall be freshly dug, sound, healthy, vigorous, well branched and free of disease and insect eggs and larvae and shall have adequate root systems. Trees and palms shall be uniform in size and shape. All materials shall be subject to approval by the Landscape architect. Plants shall be pruned prior to delivery only upon the approval of the Landscape Architect.							
		9. All container grown material shall be healthy, vigorous, well-rooted plants and established in the container in which they are sold. The plants shall have tops of good quality and be in a healthy growing condition. An established container grown plant shall be transplanted and shall be grown in that container sufficiently long enough for the new fibrous roots to have developed so that the root mass will retain its shape and hold together when removed from the container.							
		10. Field grown trees and palms previously root pruned shall obtain a root ball with sufficient roots for continued growth without resulting shock.							
		11. Root suckers on any tree are not acceptable and must be properly pruned.							
		12. Contractor shall coordinate with Landscape Architect and Owner to obtain prior approval for the selection of the specific specimens of all palms and any trees of more than six feet in height. Contractor to supply photograph of trees prior to purchase and installation.							



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Pompano Beach, FL 33060
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LANDSCAPE PLAN

ENGINEER/DESIGN ORIGINATOR	KG	DRAWING NUMBER
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ENG MGR	RP	
PROJ MGR	MP	

MATCH LINE: REF. SHEET LP-101

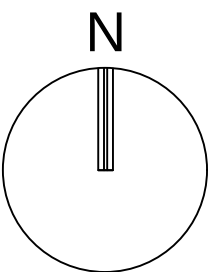
MATCH LINE: REF. SHEET LP-103

MATCH LINE: REF. SHEET LP-105

PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS 'SHADY LADY'
BS	8	BLACK OLIVE
CE	15	BURSERA SIMARUBA
PE2	29	GUMBO LIMBO
PE	20	CONOCARPUS ERECTUS
QV	13	GREEN BUTTONWOOD
SM	16	PINUS ELLIOTTI
TC	10	SLASH PINE
		PINUS ELLIOTTI
		SLASH PINE
		QUERCUS VIRGINIANA
		LIVE OAK
		SWIETENIA MAHAGONI
		WEST INDIAN MAHOGANY
		TABEBUIA CARAIBA
		YELLOW TABEBUIA

PALMS		
SP	89	SABAL PALMETTO
		SABAL PALM
CODE	QTY	BOTANICAL / COMMON NAME

SHRUB AREAS		
CHR	421	CHRYSOBALANUS ICACO
		COCO PLUM
FGI	100	FICUS M. 'GREEN ISLAND'
		GREEN ISLAND FICUS
MUH	142	MUHLENBERGIA CAPILLARIS
NEP	415	GULF MUHLY GRASS
		NEPHROLEPIS EXALTATA
		BOSTON FERN
PEN	151	PENNISETUM SETACEUM
		WHITE FOUNTAIN GRASS
TRF	141	TRIPSACUM FLORIDANUM
ZAM	126	DWARF FAKAHATCHEE
		ZAMIA PUMILA
		COONTIE



SCALE: 1" = 20'

NOTE: PRINTED DRAWING SIZE
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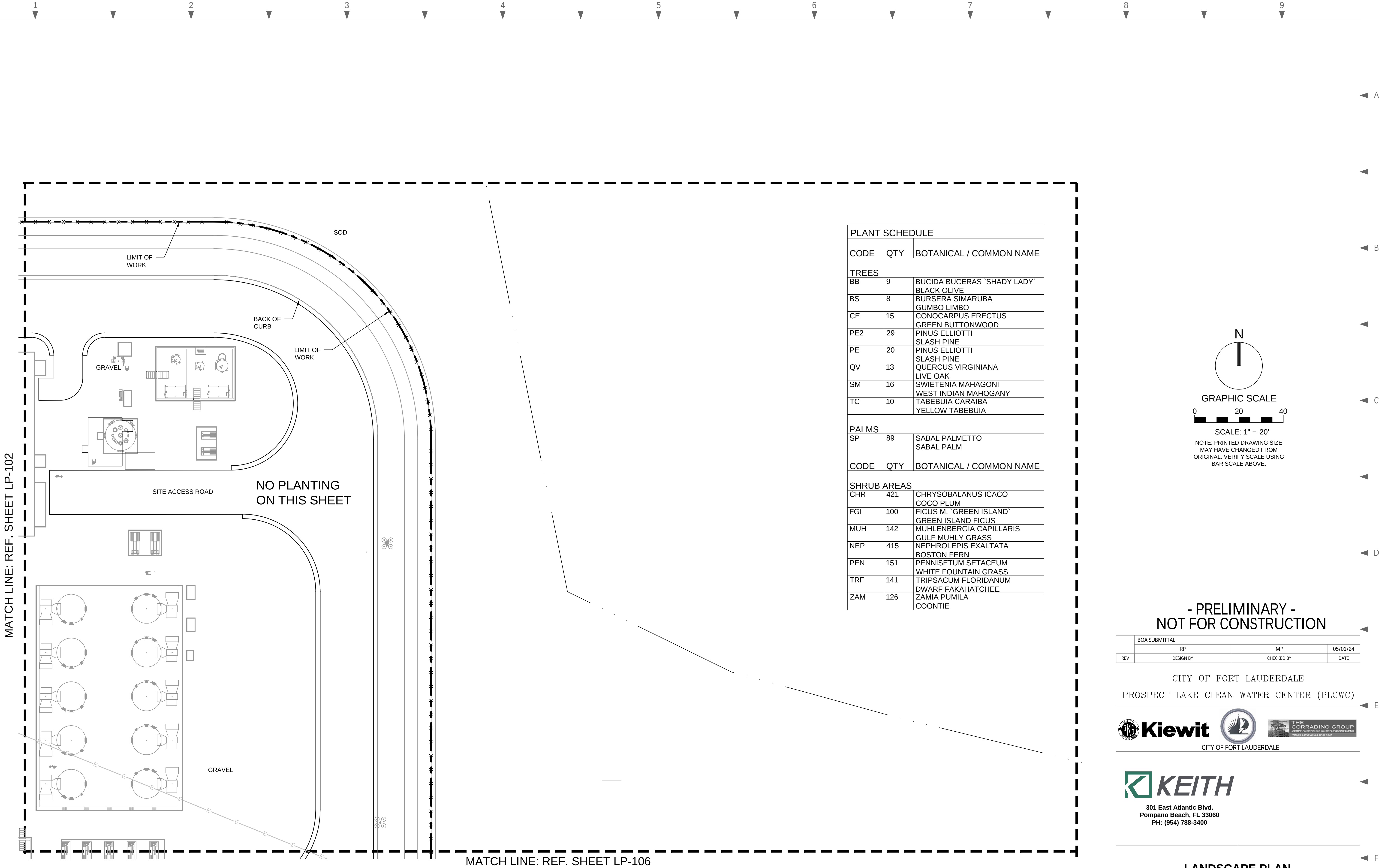
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LANDSCAPE PLAN

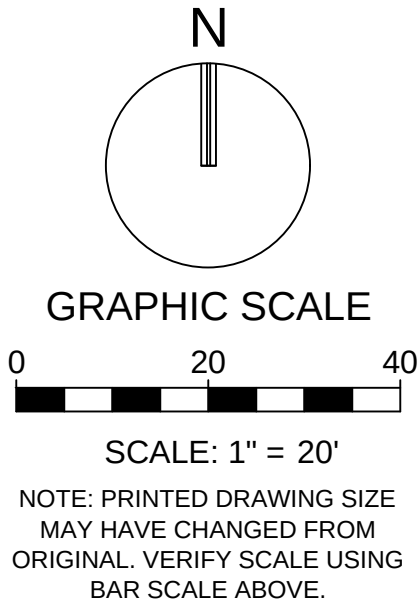
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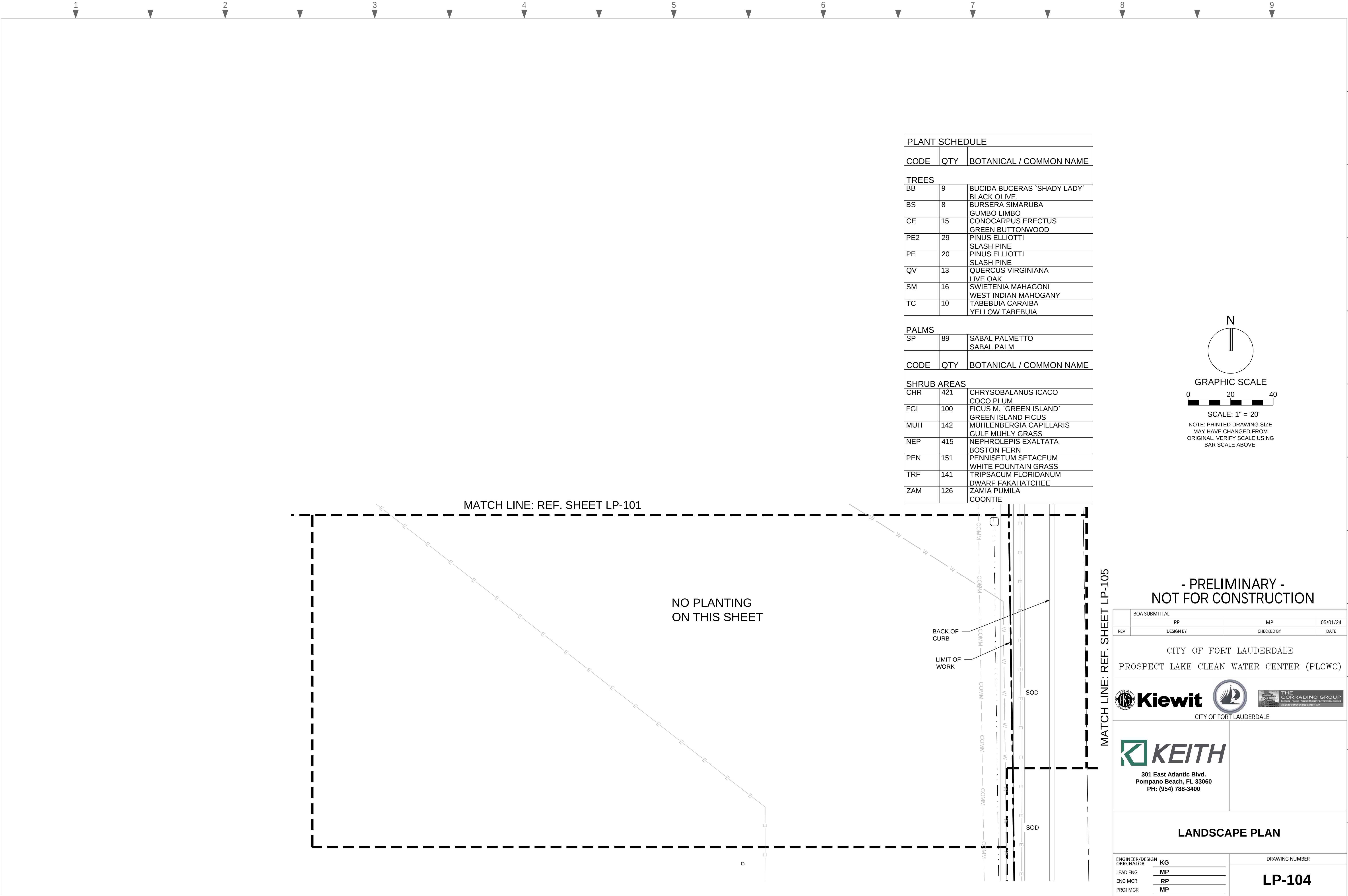


PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS 'SHADY LADY' BLACK OLIVE
BS	8	BURSERA SIMARUBA GUMBO LIMBO
CE	15	CONOCARPUS ERECTUS GREEN BUTTOWOOD
PE2	29	PINUS ELLIOTTI SLASH PINE
PE	20	PINUS ELLIOTTI SLASH PINE
QV	13	QUERCUS VIRGINIANA LIVE OAK
SM	16	SWIETENIA MAHAGONI WEST INDIAN MAHOGANY
TC	10	TABEBUIA CARAIBA YELLOW TABEBUIA
PALMS		
SP	89	SABAL PALMETTO SABAL PALM
CODE	QTY	BOTANICAL / COMMON NAME
SHRUB AREAS		
CHR	421	CHRYSOBALANUS ICACO COCO PLUM
FGI	100	FICUS M. 'GREEN ISLAND' GREEN ISLAND FICUS
MUH	142	MUHLENBERGIA CAPILLARIS GULF MUHLY GRASS
NEP	415	NEPHROLEPIS EXALTATA BOSTON FERN
PEN	151	PENNISETUM SETACEUM WHITE FOUNTAIN GRASS
TRF	141	TRIPSACUM FLORIDANUM DWARF FAKAHATCHEE
ZAM	126	ZAMIA PUMILA COONTIE

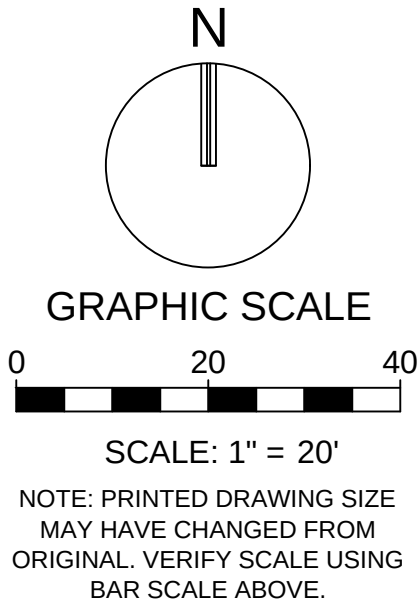


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PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS `SHADY LADY` BLACK OLIVE
BS	8	BURSERA SIMARUBA GUMBO LIMBO
CE	15	CONOCARPUS ERECTUS GREEN BUTTONWOOD
PE2	29	PINUS ELLIOTTI SLASH PINE
PE	20	PINUS ELLIOTTI SLASH PINE
QV	13	QUERCUS VIRGINIANA LIVE OAK
SM	16	SWIETENIA MAHAGONI WEST INDIAN MAHOGANY
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PALMS		
SP	89	SABAL PALMETTO SABAL PALM
CODE	QTY	BOTANICAL / COMMON NAME
SHRUB AREAS		
CHR	421	CHRYSOBALANUS ICACO COCO PLUM
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MUH	142	MUHLENBERGIA CAPILLARIS GULF MUHLY GRASS
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TRF	141	TRIPSACUM FLORIDANUM DWARF FAKAHATCHEE
ZAM	126	ZAMIA PUMILA COONTIE



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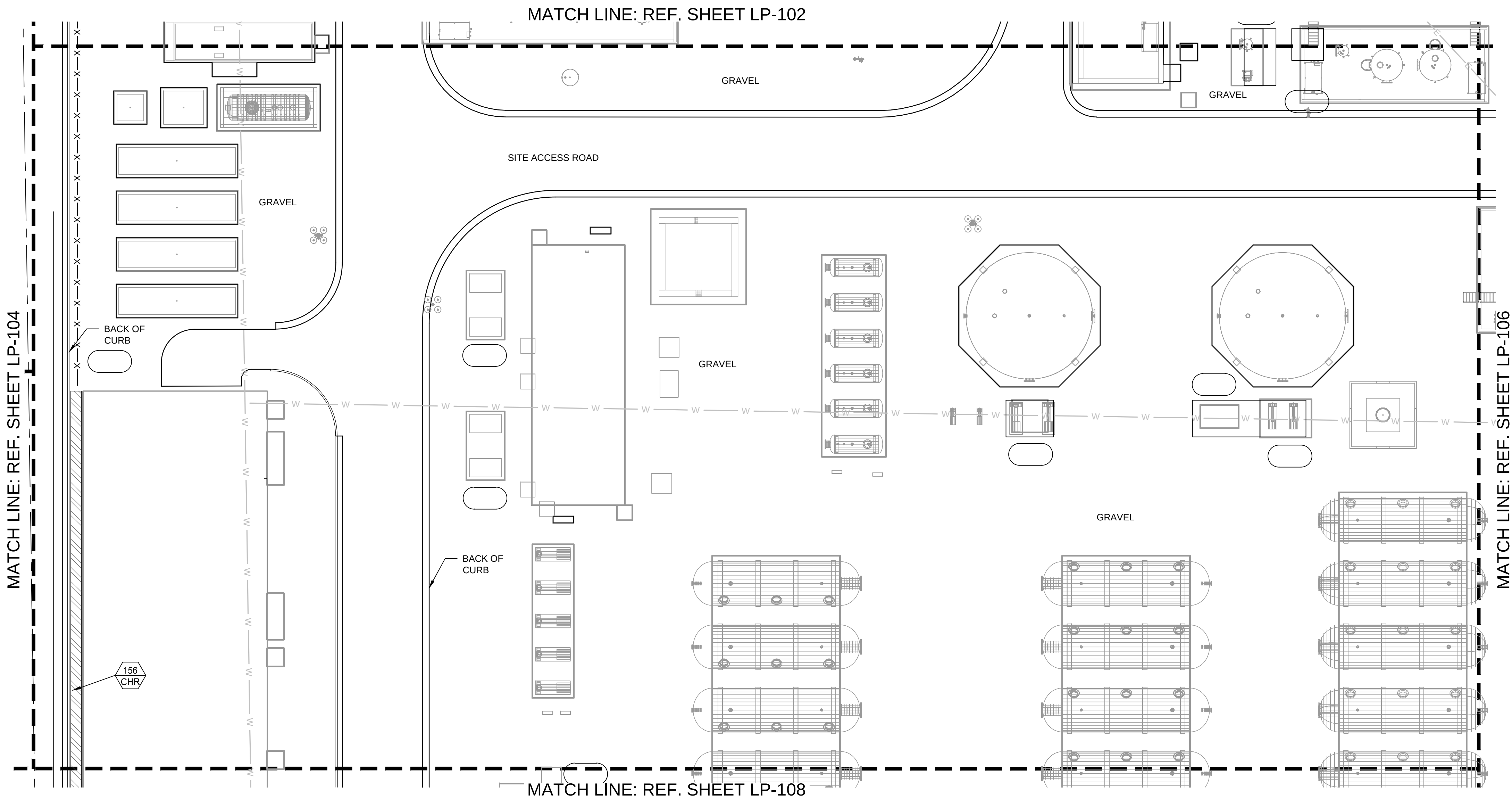
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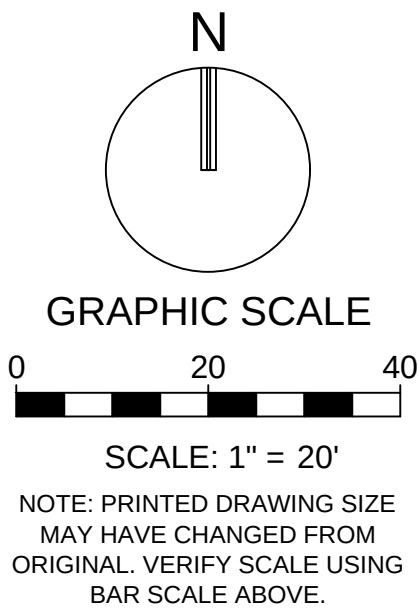
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ENGINEER/DESIGN ORIGINATOR	KG	DRAWING NUMBER
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ENG MGR	RP	
PROJ MGR	MP	



PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS 'SHADY LADY' BLACK OLIVE
BS	8	BURSERA SIMARUBA GUMBO LIMBO
CE	15	CONOCARPUS ERECTUS GREEN BUTTONWOOD
PE2	29	PINUS ELLIOTTI SLASH PINE
PE	20	PINUS ELLIOTTI SLASH PINE
QV	13	QUERCUS VIRGINIANA LIVE OAK
SM	16	SWIETENIA MAHAGONI WEST INDIAN MAHOGANY
TC	10	TABEBUIA CARAIBA YELLOW TABEBUIA
PALMS		
SP	89	SABAL PALMETTO SABAL PALM
CODE	QTY	BOTANICAL / COMMON NAME
SHRUB AREAS		
CHR	421	CHRYSOBALANUS ICACO COCO PLUM
FGI	100	FICUS M. 'GREEN ISLAND' GREEN ISLAND FICUS
MUH	142	MUHLENBERGIA CAPILLARIS GULF MUHLY GRASS
NEP	415	NEPHROLEPIS EXALTATA BOSTON FERN
PEN	151	PENNISETUM SETACEUM WHITE FOUNTAIN GRASS
TRF	141	TRIPSACUM FLORIDANUM DWARF FAKAHATCHEE
ZAM	126	ZAMIA PUMILA COONTIE



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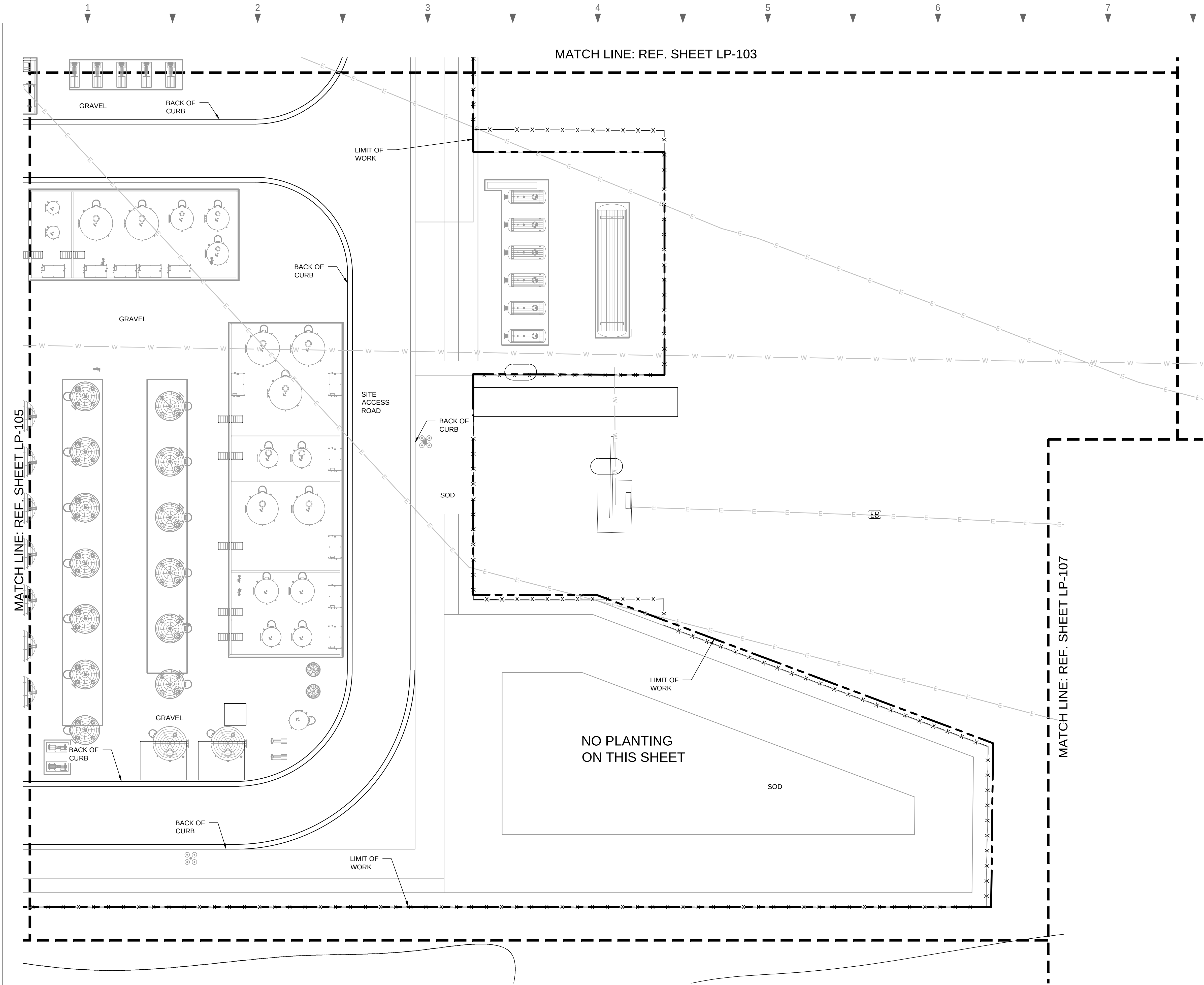
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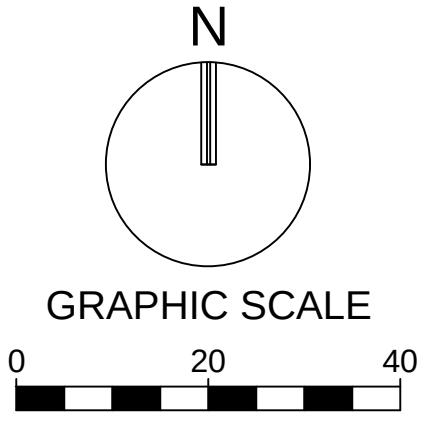
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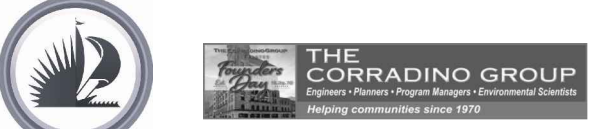


PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS 'SHADY LADY'
BS	8	BURSERIA SIMARUBA
CE	15	CONOCARPUS ERECTUS
PE2	29	PINUS ELLIOTTI
PE	20	PINUS ELLIOTTI
QV	13	QUERCUS VIRGINIANA
SM	16	SWIETENIA MAHAGONI
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PALMS		
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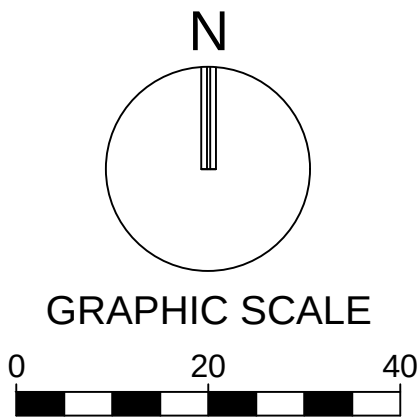
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RP	MP	05/01/24
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LANDSCAPE PLAN		
ENGINEER/DESIGN ORIGINATOR KG LEAD ENG MP ENG MGR RP PROJ MGR MP		DRAWING NUMBER LP-106



PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS `SHADY LADY` BLACK OLIVE
BS	8	BURSERA SIMARUBA GUMBO LIMBO
CE	15	CONOCARPUS ERECTUS GREEN BUTTONWOOD
PE2	29	PINUS ELLIOTTI SLASH PINE
PE	20	PINUS ELLIOTTI SLASH PINE
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PALMS		
SP	89	SABAL PALMETTO SABAL PALM
CODE	QTY	BOTANICAL / COMMON NAME

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MUH	142	MUHLENBERGIA CAPILLARIS GULF MUHLY GRASS
NEP	415	NEPHROLEPIS EXALTATA BOSTON FERN
PEN	151	PENNISETUM SETACEUM WHITE FOUNTAIN GRASS
TRF	141	TRIPSACUM FLORIDANUM DWARF FAKAHATCHEE
ZAM	126	ZAMIA PUMILA COONTIE



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REV	RP	MP	05/01/24
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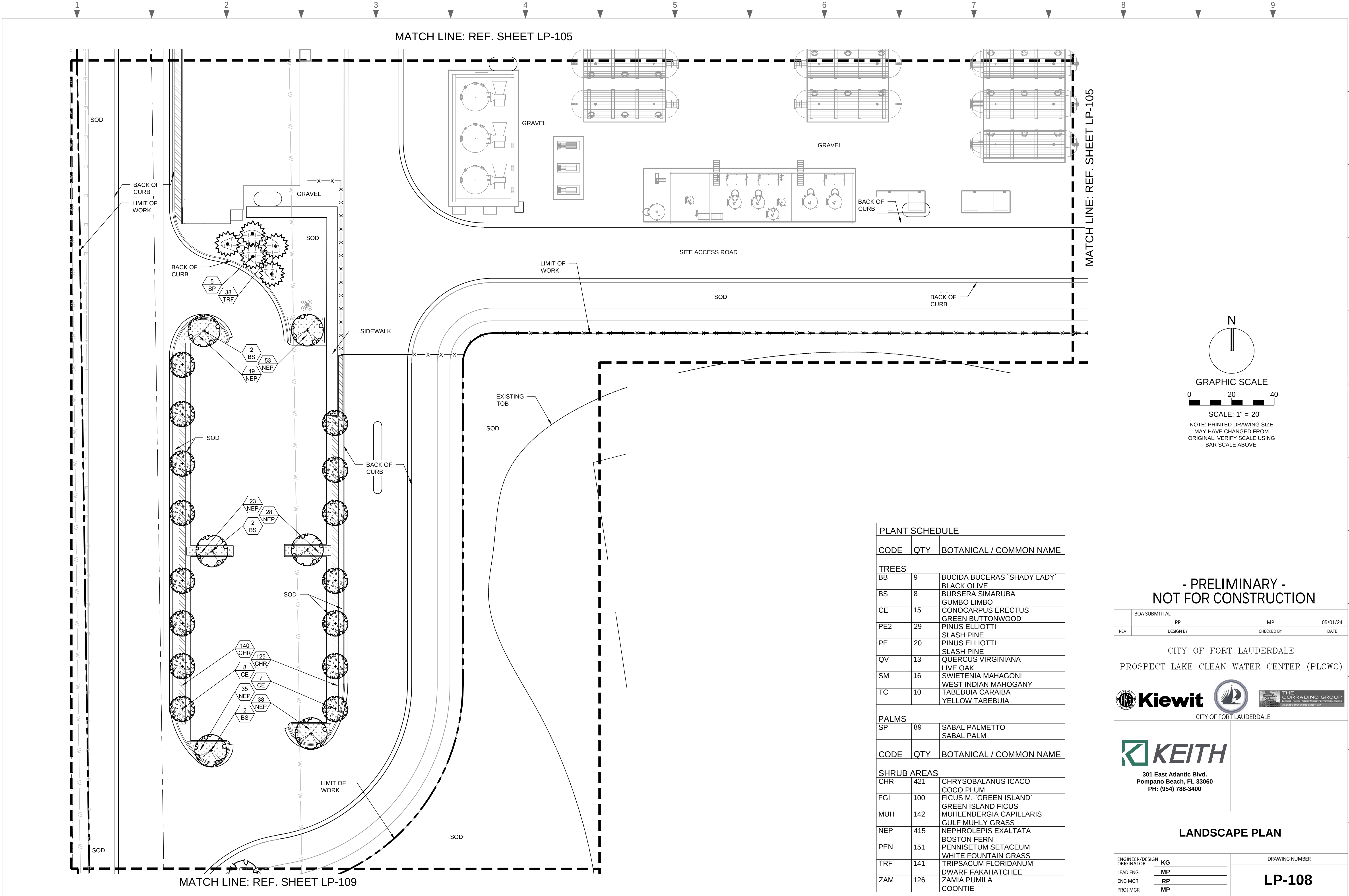
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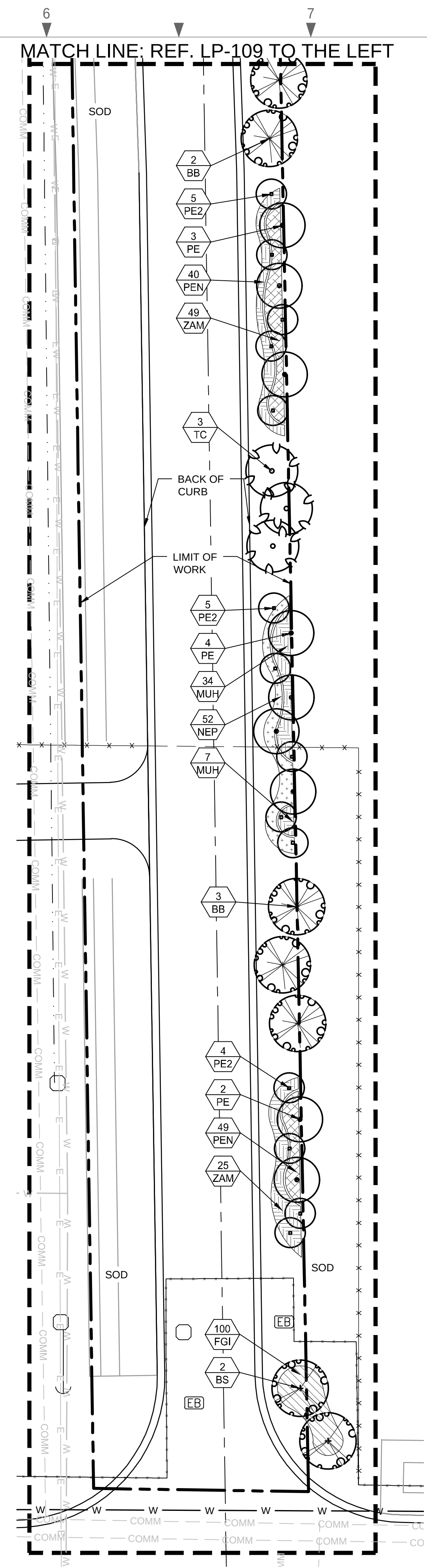
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ENGINEER/DESIGN ORIGINATOR	KG
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ENG MGR	RP
PROJ MGR	MP

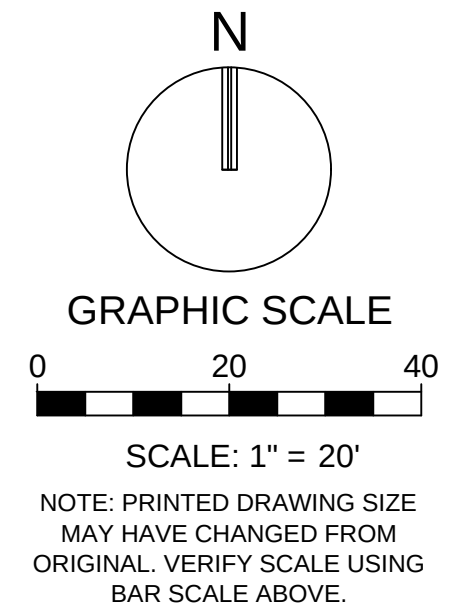
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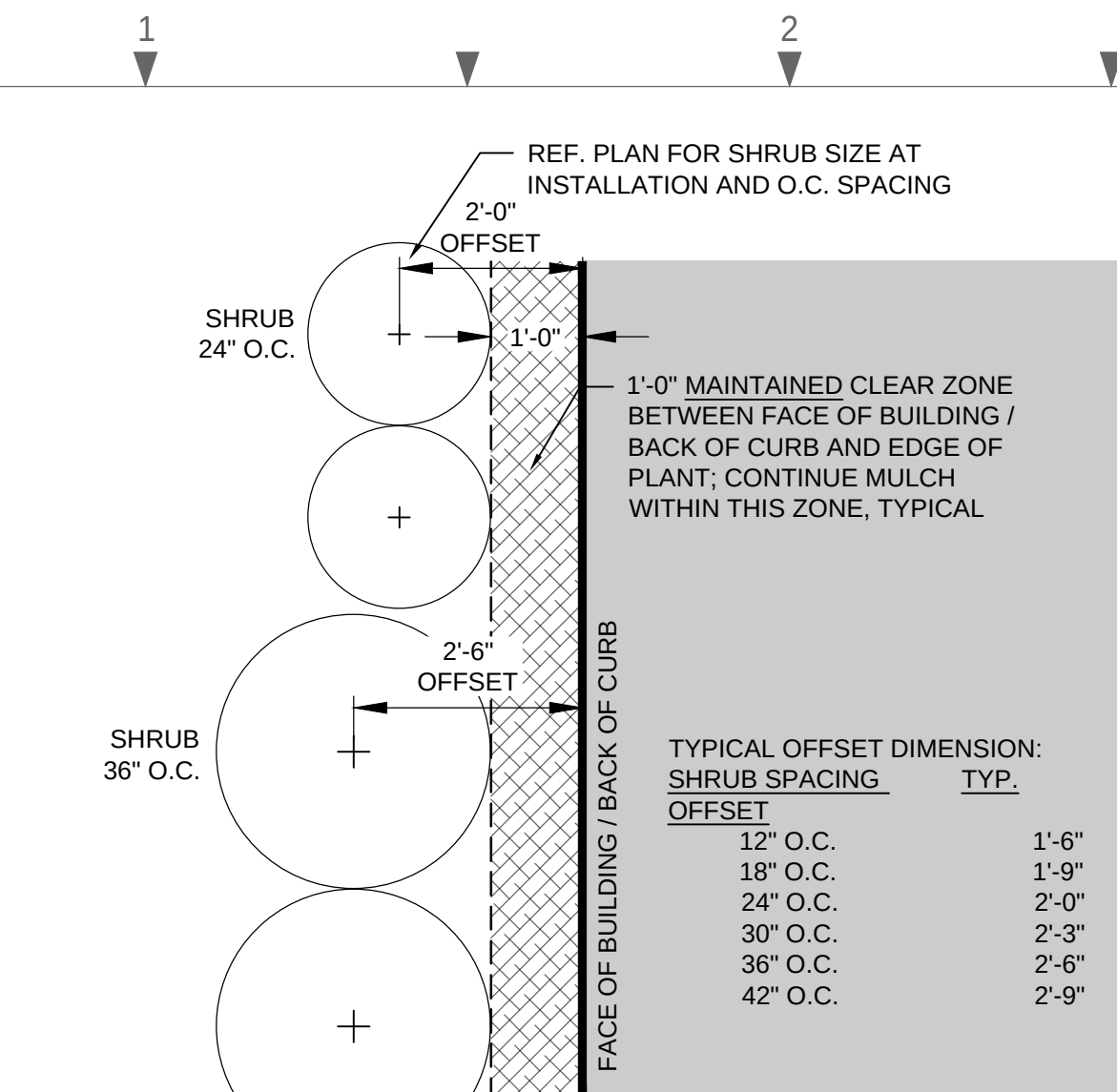




PLANT SCHEDULE		
CODE	QTY	BOTANICAL / COMMON NAME
TREES		
BB	9	BUCIDA BUCERAS 'SHADY LADY' BLACK OLIVE
BS	8	BURSERIA SIMARUBA GUMBO LIMBO
CE	15	CONOCARPUS ERECTUS GREEN BUTTWOOD
PE2	29	PINUS ELLIOTTI SLASH PINE
PE	20	PINUS ELLIOTTI SLASH PINE
QV	13	QUERCUS VIRGINIANA LIVE OAK
SM	16	SWIETENIA MAHAGONI WEST INDIAN MAHOGANY
TC	10	TABEBUIA CARAIBA YELLOW TABEBUIA
PALMS		
SP	89	SABAL PALMETTO SABAL PALM
CODE	QTY	BOTANICAL / COMMON NAME
SHRUB AREAS		
CHR	421	CHRYSOBALANUS ICACO COCO PLUM
FGI	100	FICUS M. 'GREEN ISLAND' GREEN ISLAND FICUS
MUH	142	MUHLENBERGIA CAPILLARIS GULF MUHLY GRASS
NEP	415	NEPHROLEPIS EXALTATA BOSTON FERN
PEN	151	PENNISSETUM SETACEUM WHITE FOUNTAIN GRASS
TRF	141	TRIPSACUM FLORIDANUM DWARF FAKAHATCHEE
ZAM	126	ZAMIA PUMILA COONTIE

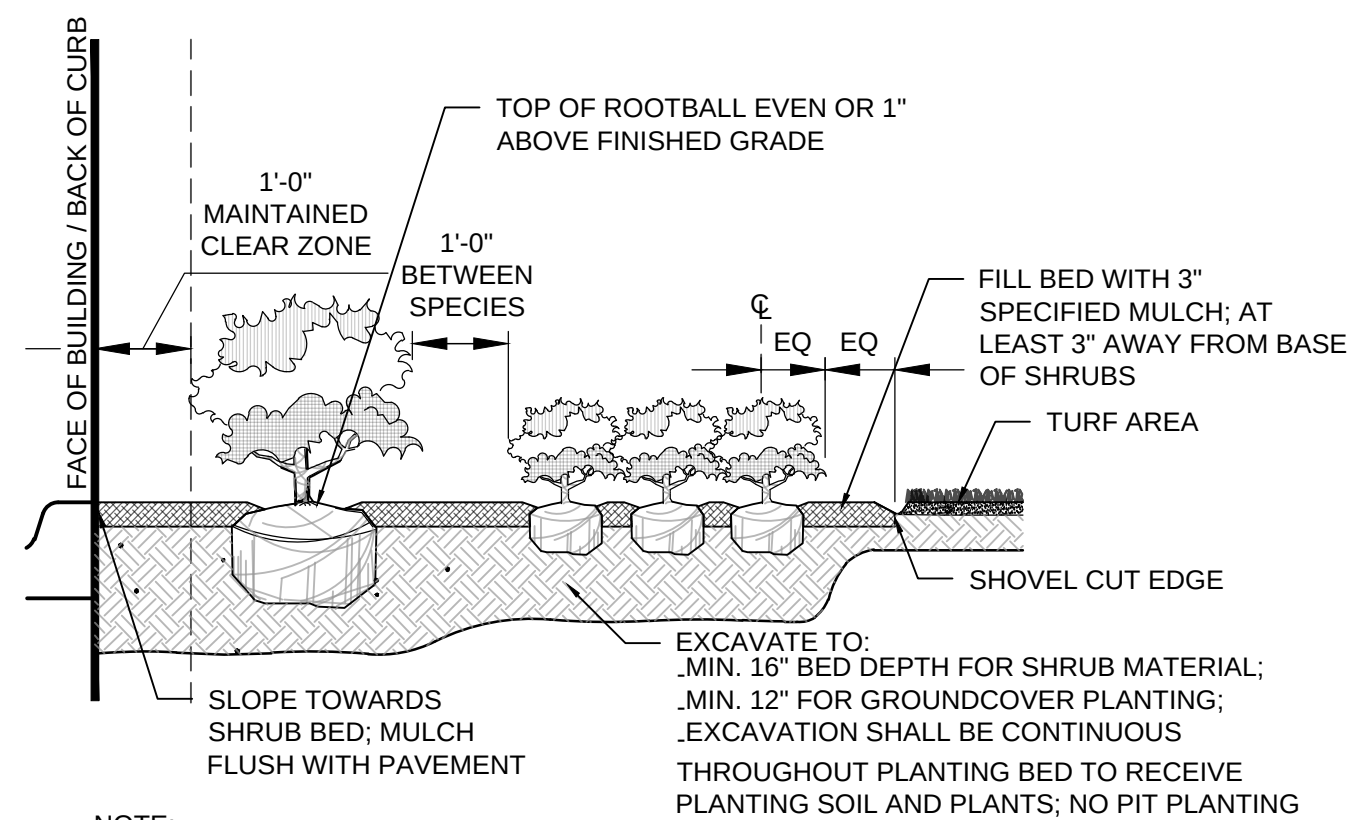


- PRELIMINARY - NOT FOR CONSTRUCTION			
BOA SUBMITTAL			
	RP	MP	05/01/24
REV	DESIGN BY	CHECKED BY	DATE
CITY OF FORT LAUDERDALE PROSPECT LAKE CLEAN WATER CENTER (PLCWC)			
  			
CITY OF FORT LAUDERDALE			
 KEITH 301 East Atlantic Blvd. Pompano Beach, FL 33060 PH: (954) 788-3400			
LANDSCAPE PLAN			
ENGINEER/DESIGN ORIGINATOR KG LEAD ENG MP ENG MGR RP PROJ MGR MP		DRAWING NUMBER LP-109	



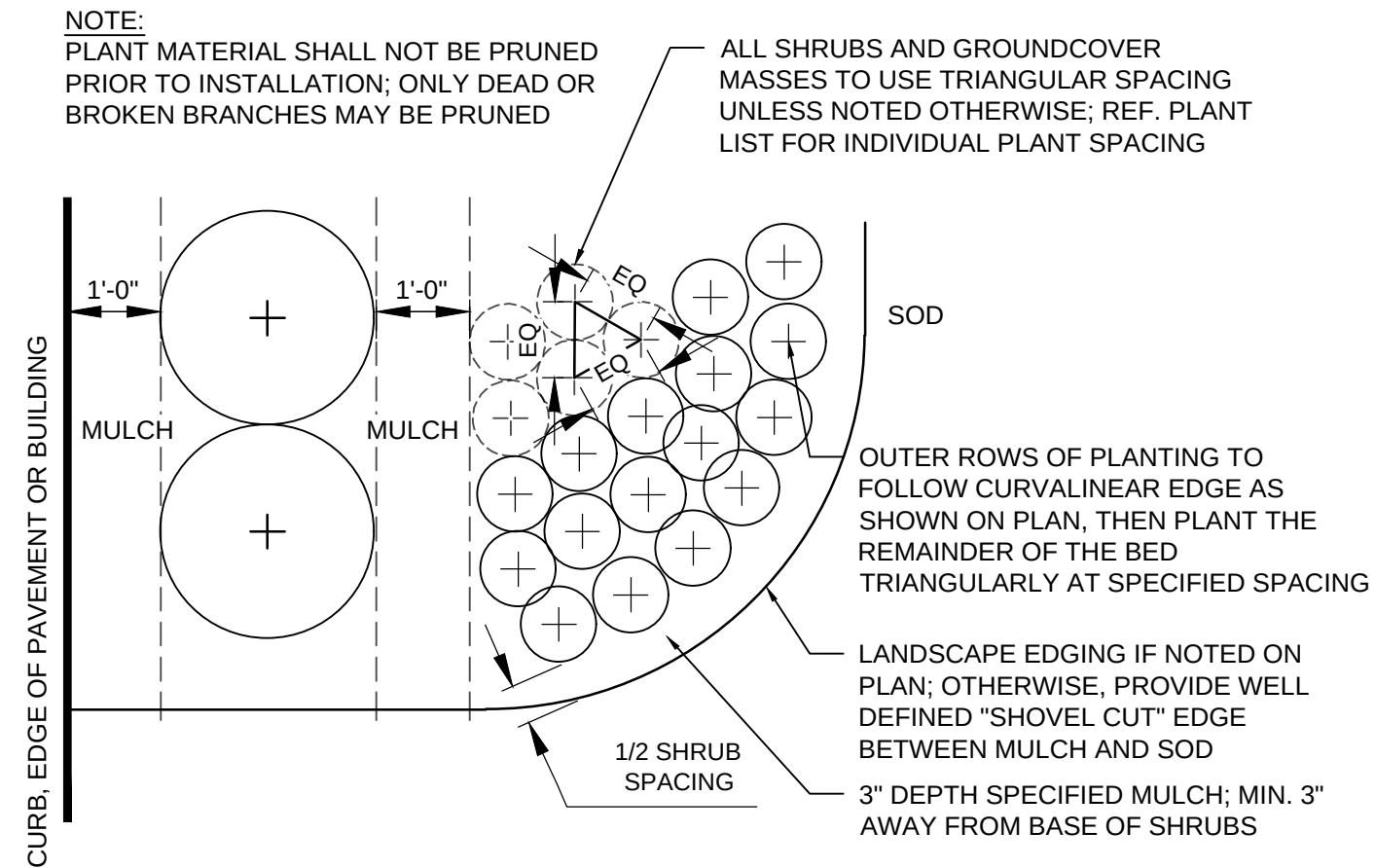
TYPICAL SHRUB OFFSET AT BUILDING / CURB

8 PLAN NOT TO SCALE



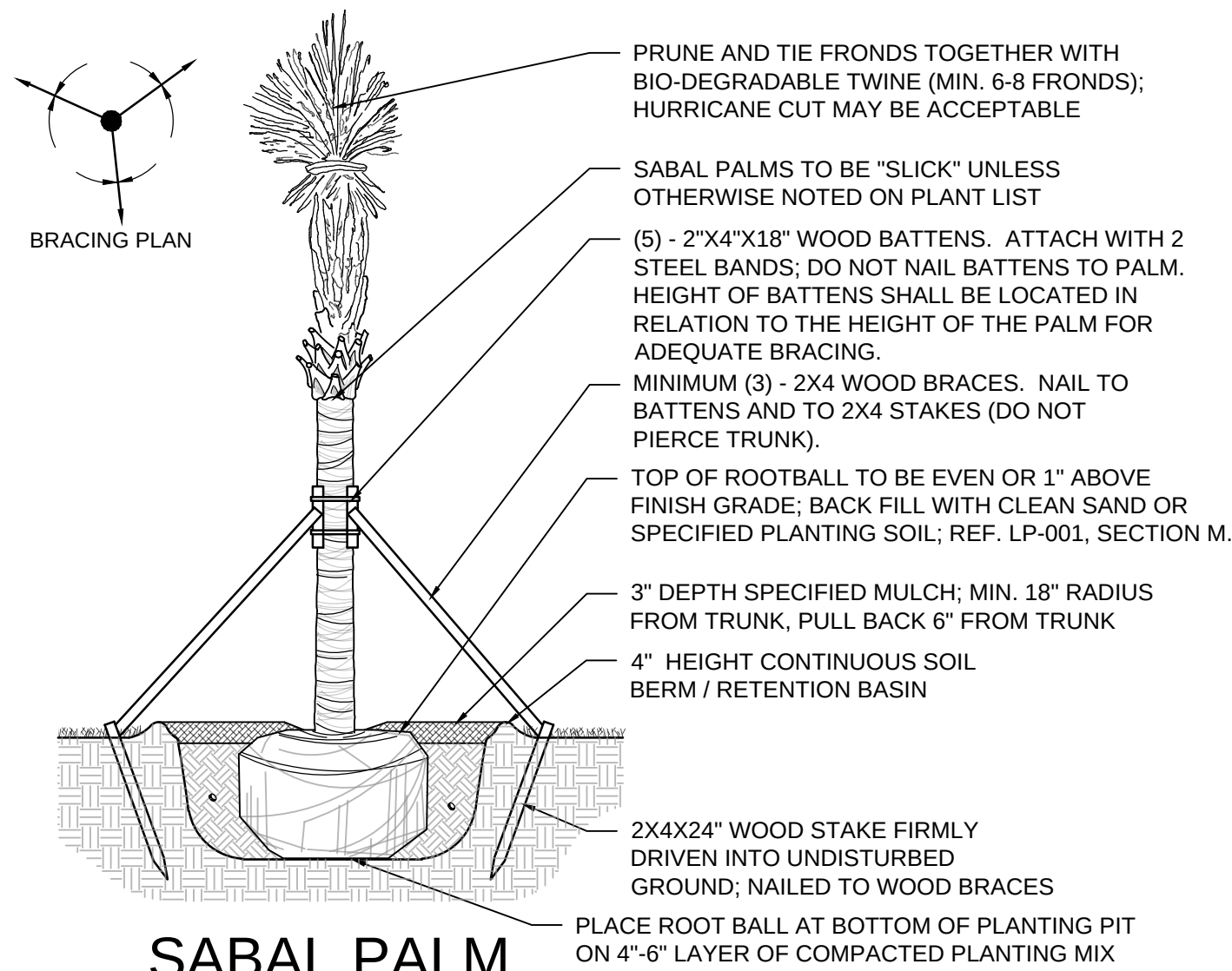
SHRUB AND GROUNDCOVER PLANTING

7 SECTION NOT TO SCALE



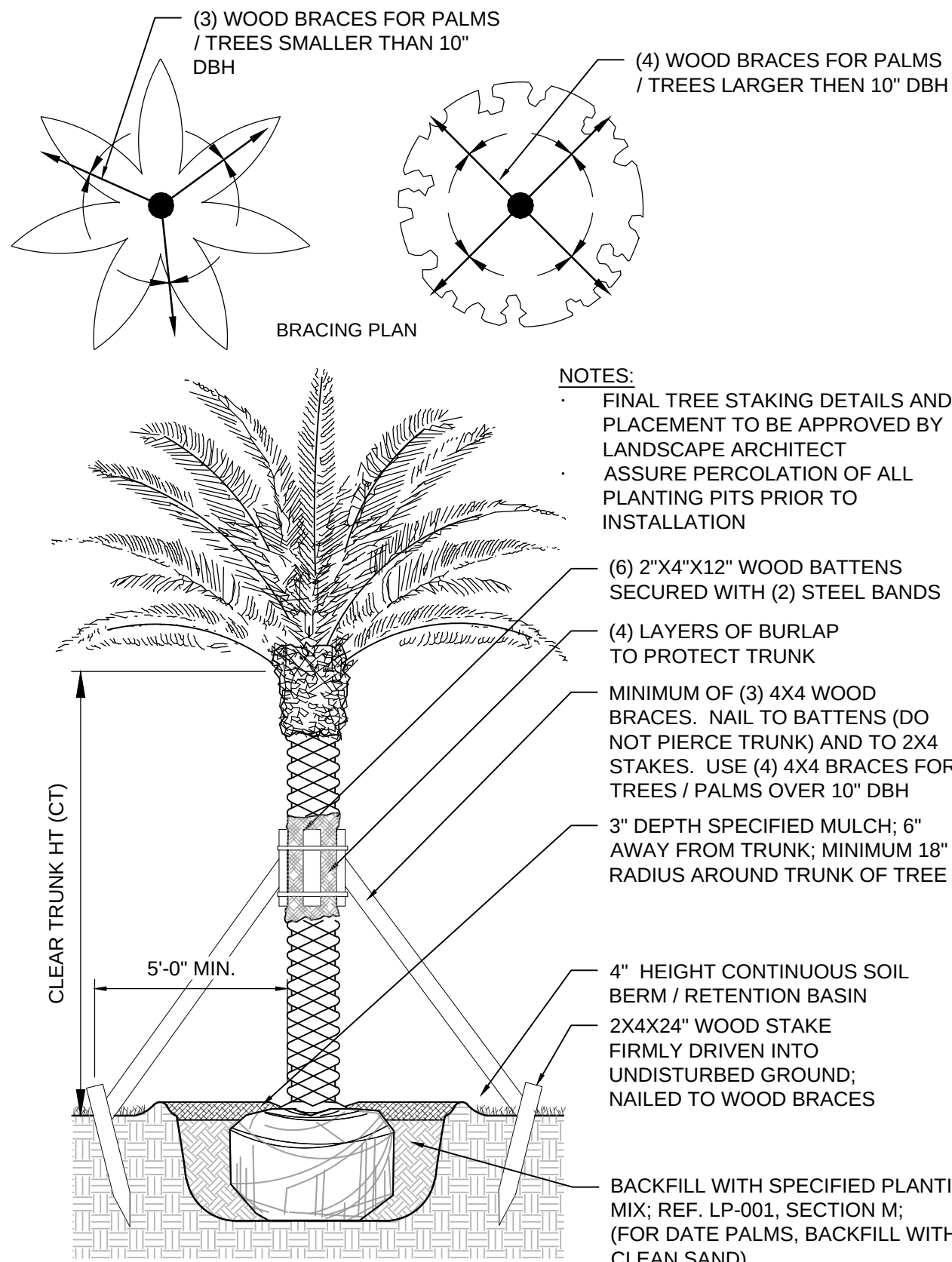
SHRUB AND GROUNDCOVER PLANTING

6 PLAN NOT TO SCALE



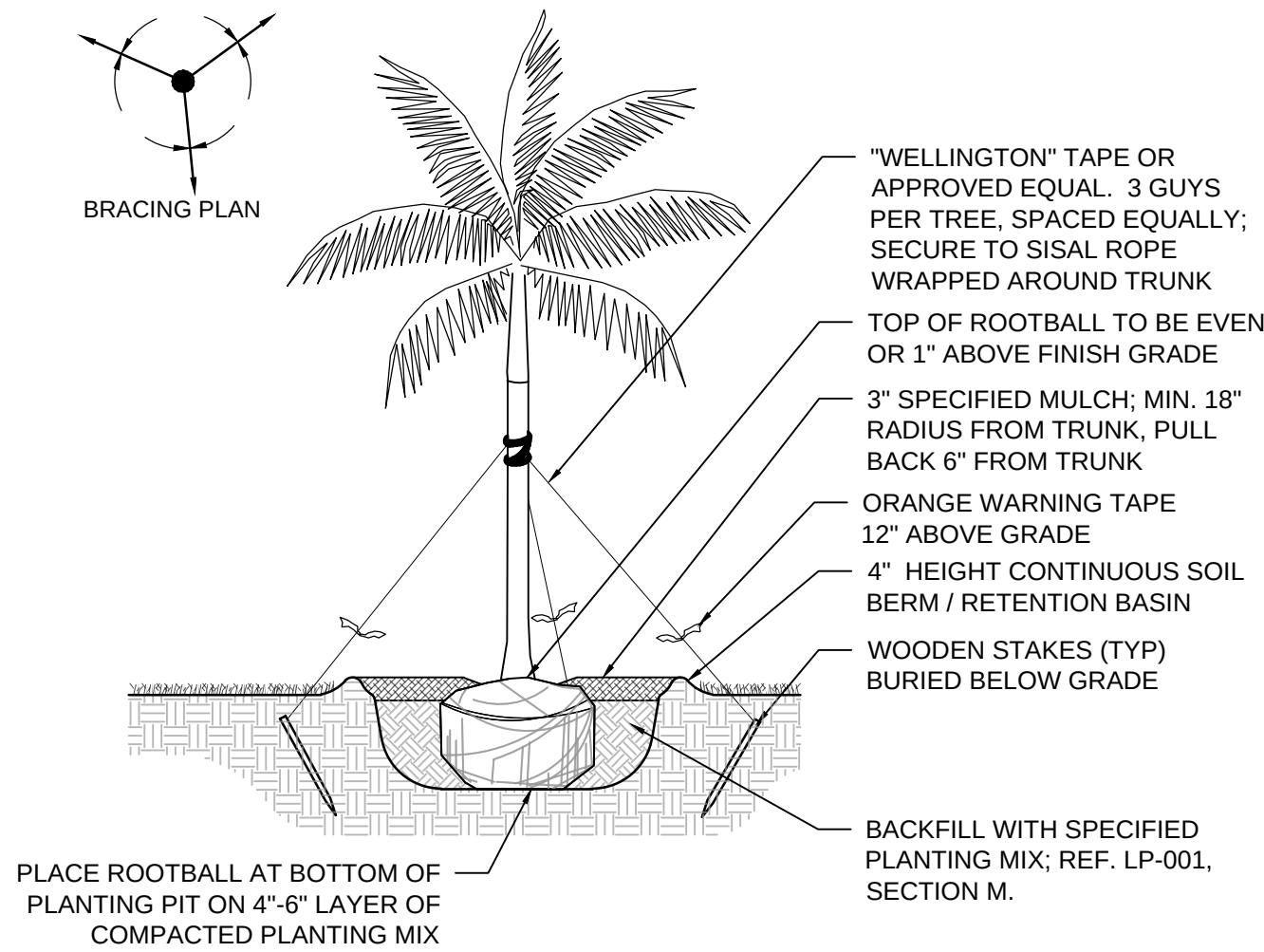
SABAL PALM PLANTING DETAIL

5 SECTION NOT TO SCALE



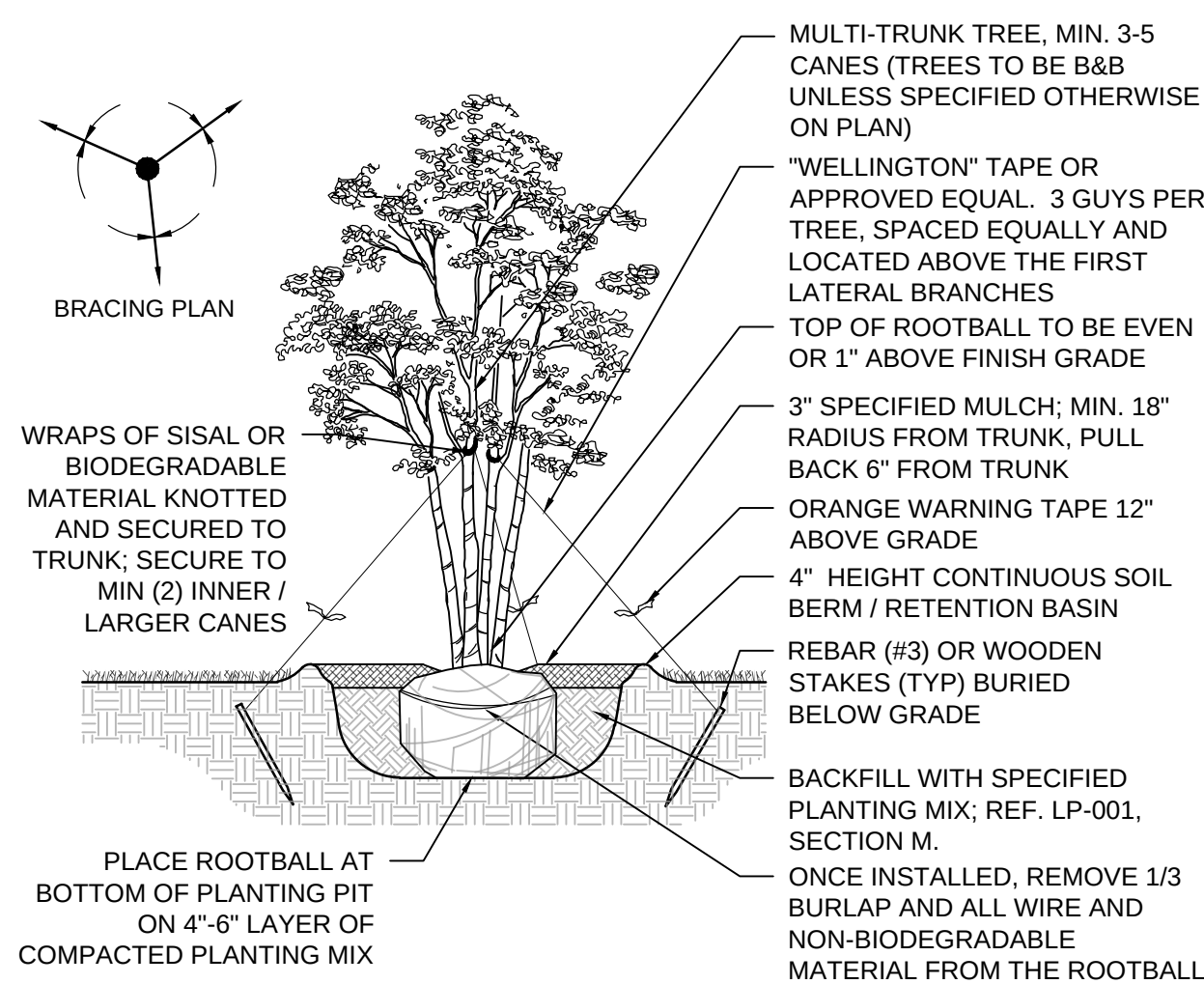
LARGE PALM / TREE PLANTING DETAIL

4 SECTION NOT TO SCALE



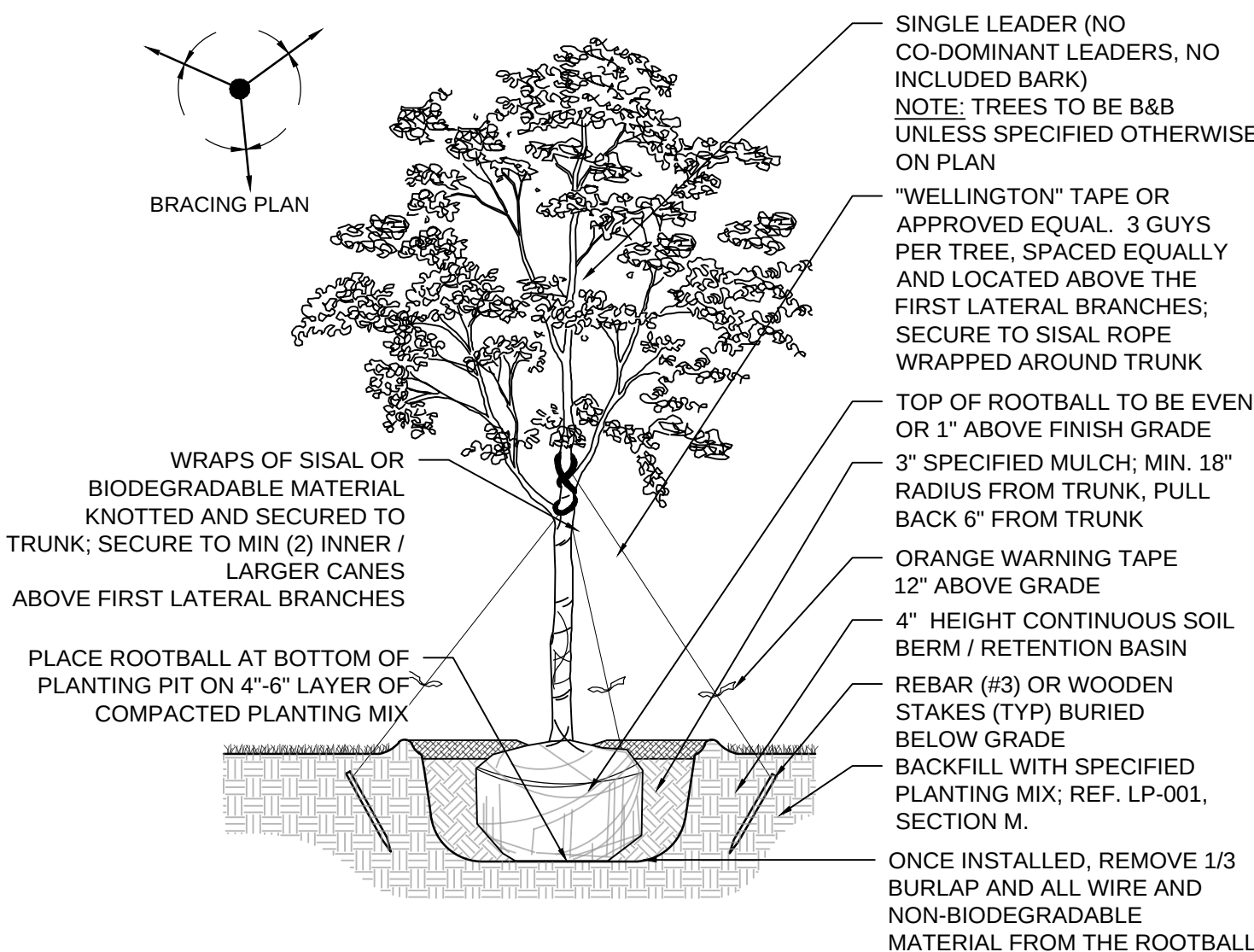
SMALL / MEDIUM TREE PALM PLANTING DETAIL

3 SECTION NOT TO SCALE



MULTI-TRUNK TREE PLANTING DETAIL

2 SECTION NOT TO SCALE



SINGLE TRUNK TREE PLANTING DETAIL

1 SECTION NOT TO SCALE

- PRELIMINARY - NOT FOR CONSTRUCTION

BOA SUBMITTAL			
RP	MP	05/01/24	
DESIGN BY	CHECKED BY	DATE	

CITY OF FORT LAUDERDALE
PROSPECT LAKE CLEAN WATER CENTER (PLCWC)



KEITH
301 East Atlantic Blvd.
Pompano Beach, FL 33060
PH: (954) 788-3400

LANDSCAPE DETAILS

ENGINEER/DESIGN ORIGINATOR	KG
LEAD ENG	MP
ENG MGR	RP
PROJ MGR	MP

DRAWING NUMBER

LP-501



11/01/2023



11/01/2023



11/01/2023



11/01/2023





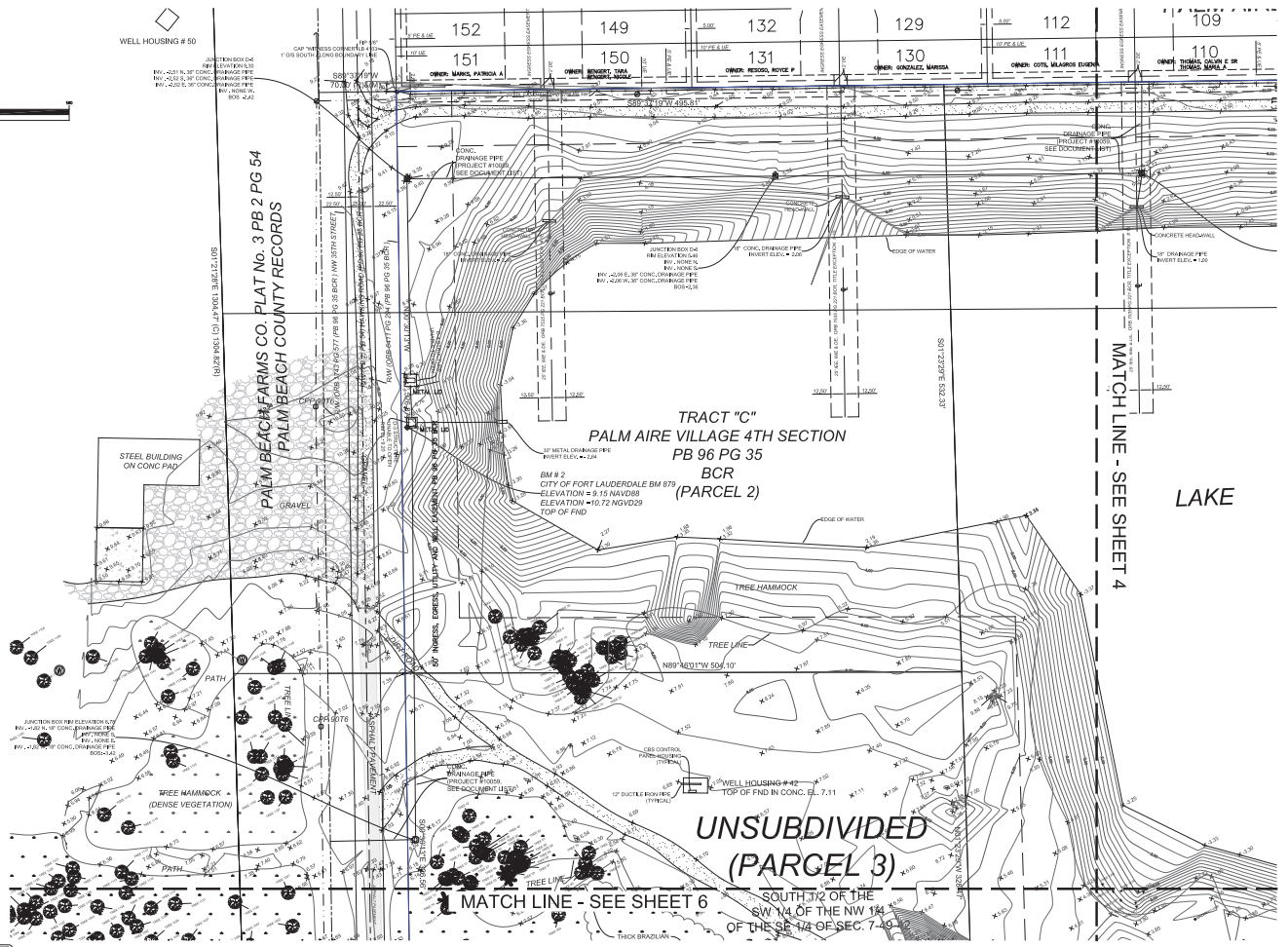
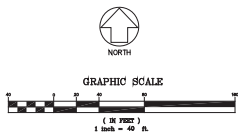
11/01/2023



11/01/2023



11/01/2023

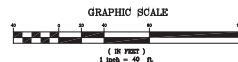
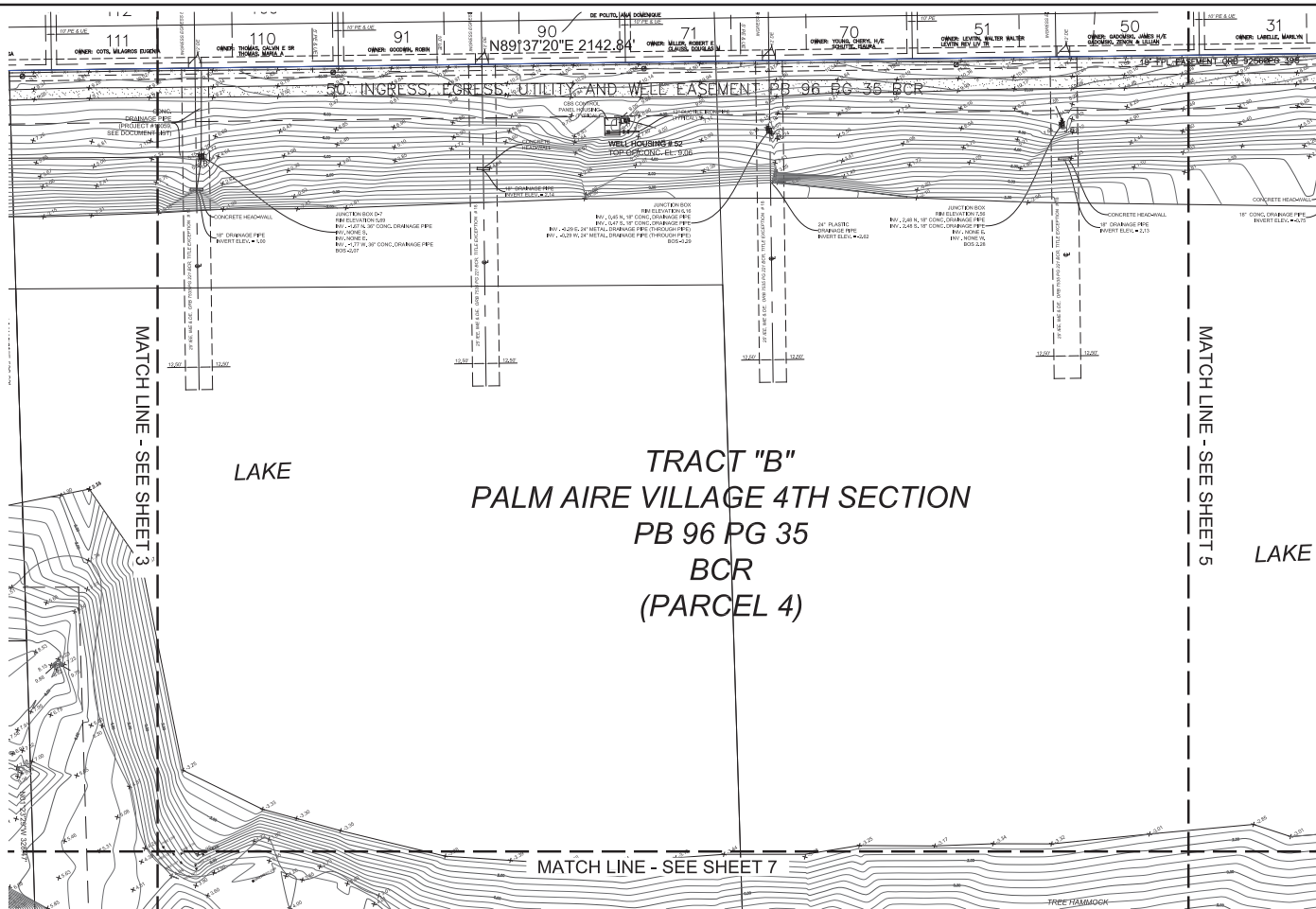


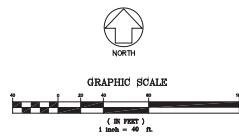
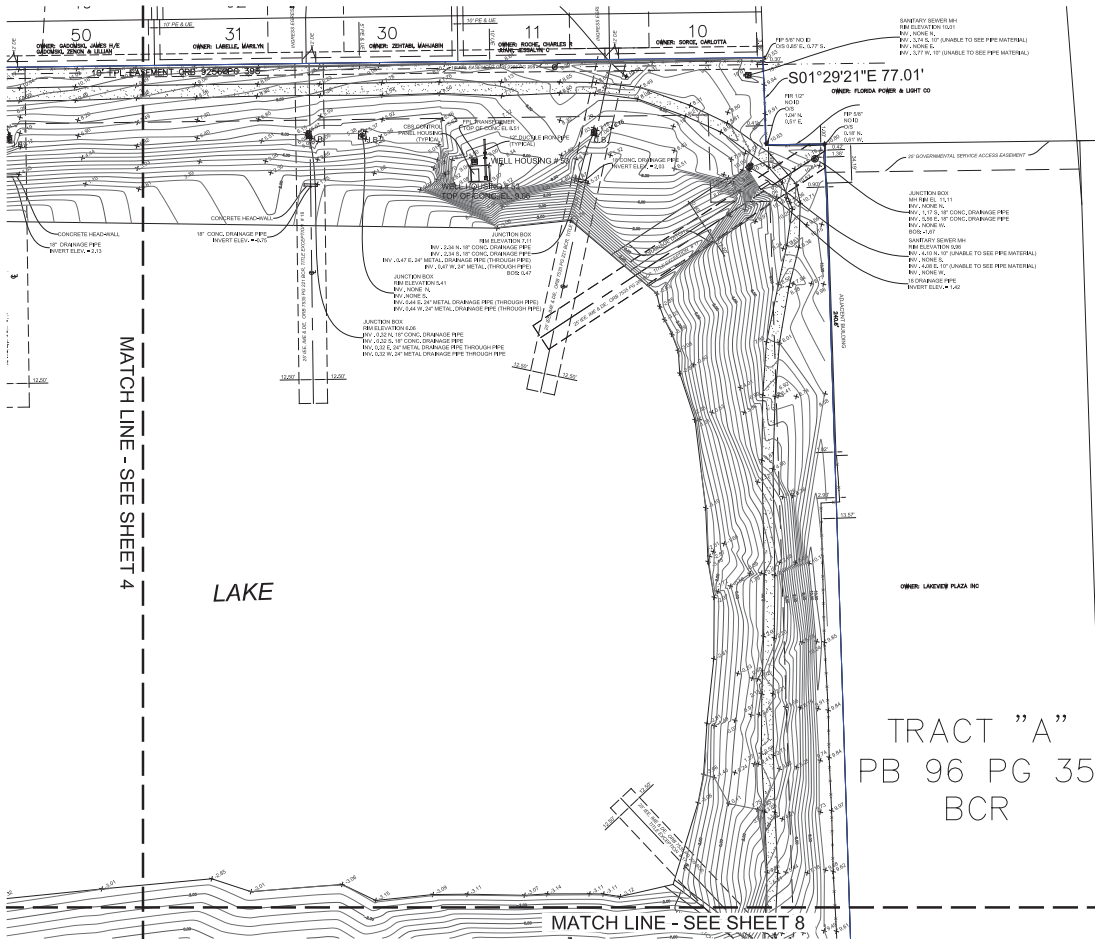
ALTA/NSPS LAND TITLE SURVEY
11000 SW 10th Street, Suite 110, Miami, Florida 33155
www.altaandsps.com

ALTA/NSPS LAND TITLE SURVEY
(MAP OF BOUNDARY, TOPOGRAPHIC AND PARTIAL TREE SURVEY)
OF TRACTS 8 AND 1 OF PALM AIRE VILLAGE 4TH SECTION PLAT BOOK 96, PAGE 35 (BCR)
PORTIONS OF THE SE 1/4 OF SECTION 7, TOWNSHIP 68 SOUTH, RANGE 42 EAST
LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

SHEET 3 OF 13 NOT FULL OR COMPLETE
WITHOUT ALL SHEETS

NOTES
1. THIS IS A FIELD SURVEY.
2. ALL DISTANCES ARE IN FEET AND INCHES.
3. ALL ANGLES ARE IN DEGREES, MINUTES AND SECONDS.
4. ALL CURVES ARE FULL CIRCLES.
5. ALL CURVES ARE IN THE HORIZONTAL PLANE.
6. ALL CURVES ARE IN THE VERTICAL PLANE.
7. ALL CURVES ARE IN THE HORIZONTAL PLANE.
8. ALL CURVES ARE IN THE VERTICAL PLANE.
9. ALL CURVES ARE IN THE HORIZONTAL PLANE.
10. ALL CURVES ARE IN THE VERTICAL PLANE.



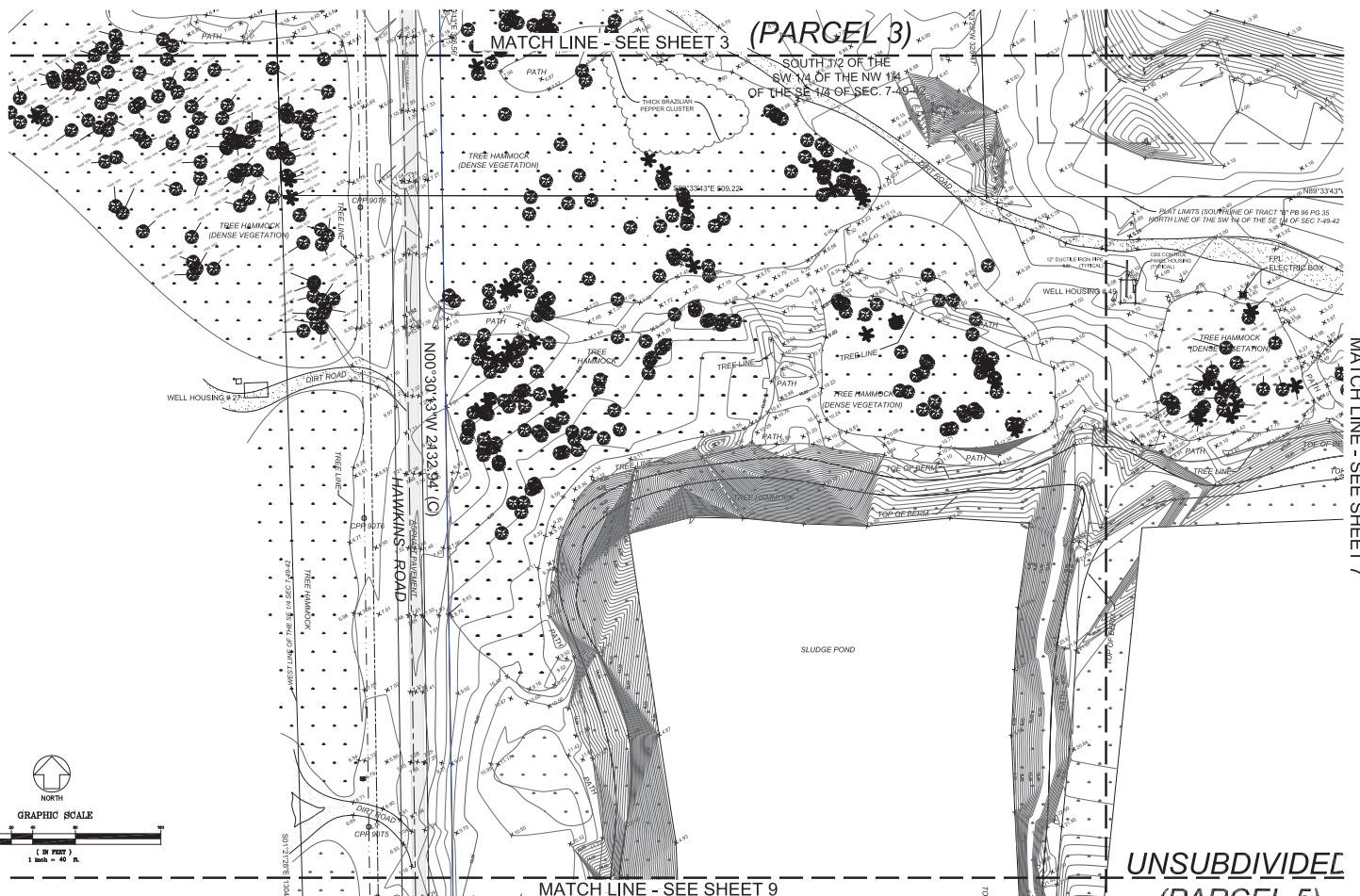


SHAW & SHAW, P.A.
SURVEYORS
13335 SW 15th Street, Suite 101, Miami, FL 33186
TEL: 305.556.1700
WWW.SHAWSURVEYING.COM

ALTA/NSPS LAND TITLE SURVEY
(MAP OF BOUNDARY, TOPOGRAPHIC AND PARTIAL TREE SURVEY)
OF TRACTS 8 AND 10 OF TOWN AND RANGE 44N SECTION 14E RANGE 42E
PORTIONS OF THE SE 1/4 OF SECTION 7, TOWNSHIP 49 SOUTH, RANGE 42 EAST
LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

SHEET 5 OF 13 NOT FULL OR COMPLETE
WITHOUT ALL SHEETS

LEGEND
BORDER OF FIELD
SURVEY IN PLANNED
FUTURE LOTS
EXISTING LOTS
PARTIAL LOTS
PARTIAL LOTS
PARTIAL LOTS

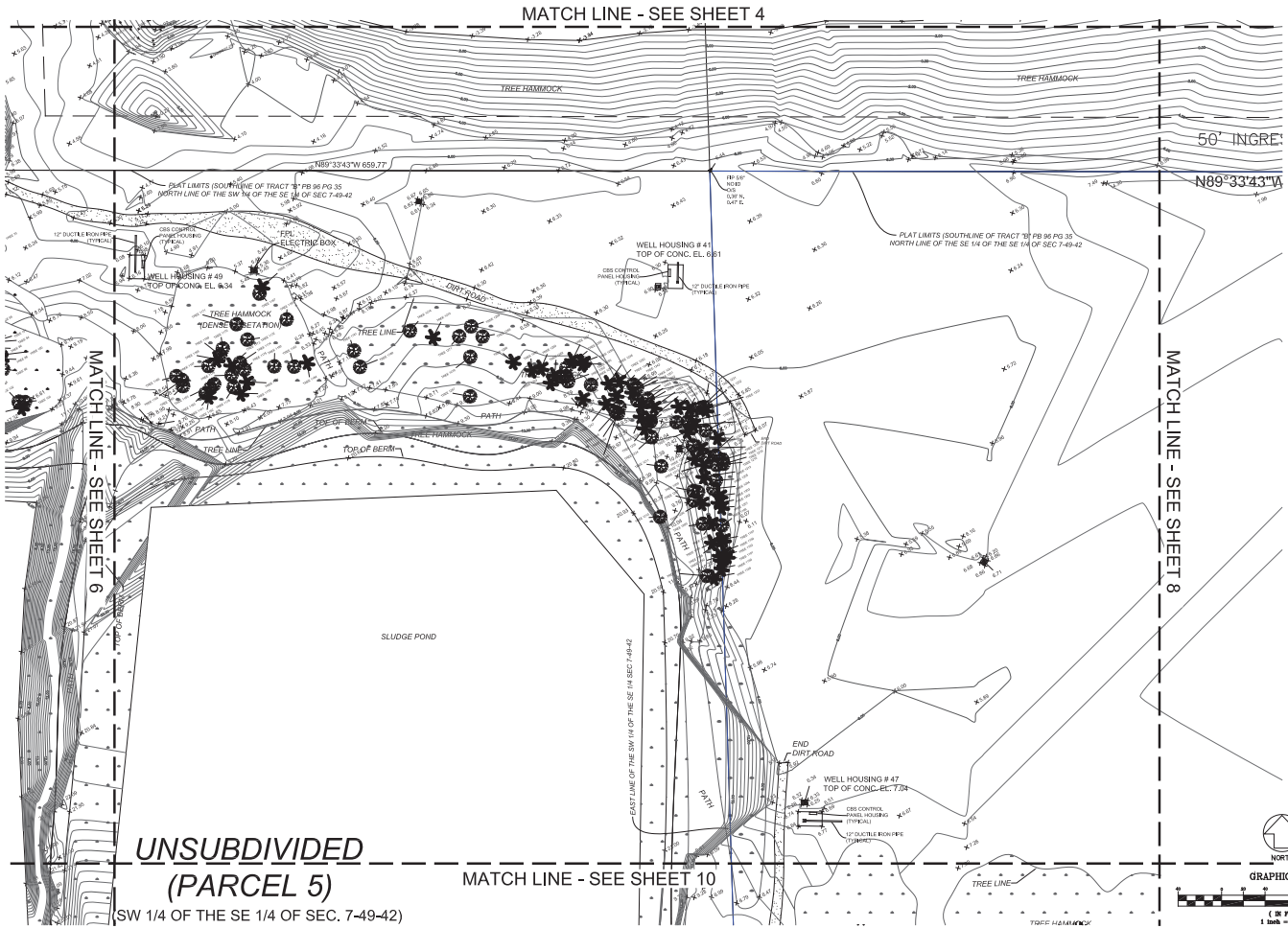


ALTAINSPS LAND TITLE SURVEY
(MAP OF BOUNDARY, TOPOGRAPHIC AND PARTIAL TREE SURVEY)
OF TRACTS 8 AND 10 OF TOWN AND RANGE 40N, RANGE 40E, SECTION 14, TOWNSHIP 40N, RANGE 40E, EAST
LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA.

UNSUBDIVIDED
(PARCEL 5)

SHEET 6 OF 13 NOT FULL OR COMPLETE
WITHOUT ALL SHEETS

DATE OF FIELD
WORK: 04/10/2024
FILE # 1000000000
PROJECT NAME
ALTAINSPS LAND
TITLE SURVEY
PARTY: SURVEYOR
1:50' = 1" = 40'

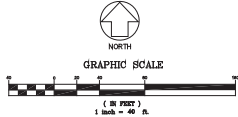
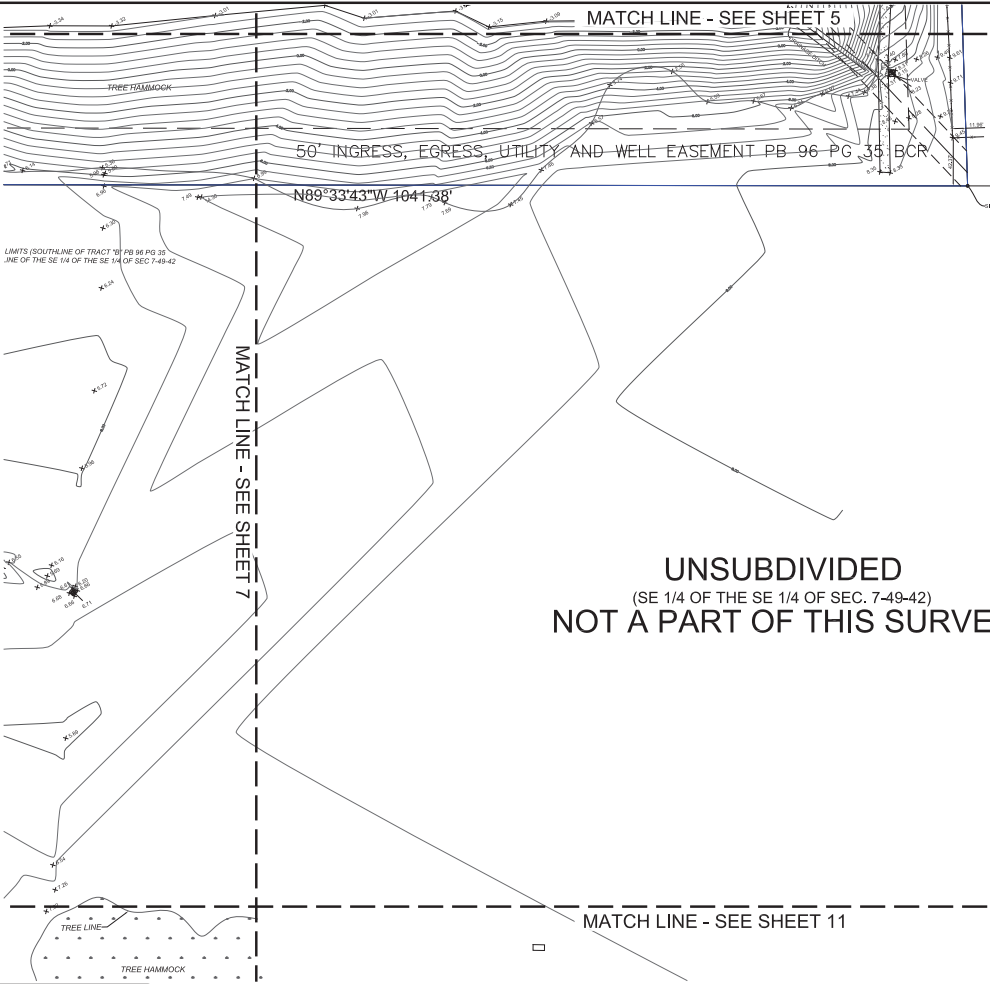


SURVEYING & MAPPING, INC.
 13350 SW 15TH AVE, SUITE 100, FORT LAUDERDALE, FL 33309
 (954) 341-1111
 www.surveymappinginc.com

ALTA/NSPS LAND TITLE SURVEY
 (MAP OF BOUNDARY, TOPOGRAPHIC AND PARTIAL TREE SURVEY)
 OF TRACTS 8 AND 12 OF TOWNSHIP 48 SOUTH, RANGE 40 EAST
 PORTIONS OF THE SE 1/4 OF SECTION 7, TOWNSHIP 48 SOUTH, RANGE 40 EAST
 LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

SHEET 7 OF 13 NOT FULL OR COMPLETE
 WITHOUT ALL SHEETS

PROJECT
 NAME OF FIELD
 DATE OF FIELD
 DRAWN BY
 CHECKED BY
 PROJECT NAME
 DATE OF SURVEY
 PARTIAL TREE SURVEY
 C&G - PG 10



UNSUBDIVIDED
(SE 1/4 OF THE SE 1/4 OF SEC. 7-49-42)
NOT A PART OF THIS SURVEY

NW 31st AVENUE
R/W

S01°29'21\"/>

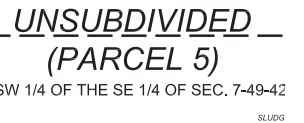
MATCH LINE - SEE SHEET 11

S
SUNSHINE SURVEYING & CONSULTING, INC.
13300 SW 11th Street, Suite 101, Fort Lauderdale, FL 33309
TEL: 305.394.1171
WWW.SUNSHINESURVEYING.COM

ALTA/NSPS LAND TITLE SURVEY
(MAP OF BOUNDARY, TOPOGRAPHIC AND PARTIAL TREE SURVEY)
OF TRACTS 8 AND 9 OF THIRTIETH WILSONVILLE SECTION (PLAT BOOK 86, PAGE 38, 39, 40)
PORTIONS OF THE SE 1/4 OF SECTION 7, TOWNSHIP 38 SOUTH, RANGE 40 EAST,
LYING AND BEING IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA.

SHEET 8 OF 13 NOT FULL OR COMPLETE
WITHOUT ALL SHEETS

PROJECT
NAME OF FIELD
DATE OF FIELD
JOB NO.
PROJECT NAME
PROJECT LINE
PARTY DESCRIPTION
DATE - 1/15/11



SHEET 9 OF 13 NOT FULL OR COMPLETE
WITHOUT ALL SHEETS

PROSPECT LAKE CLEAN WATER CENTER
FORT LAUDERDALE, FLORIDA

BOA Application Annex A
by Kiewit Water Facilities Florida
MAY 03, 2024

Per the BOA – Applicant Information Sheet, a legal description is required for parcels part of this project. The descriptions are provided below. For more detailed legal descriptions, see the attached surveys.

1. Folio 4942-0700-0100
 - a. Legal: 7-49-42 PT OF S1/2 OF SW1/4 OF NW1/4 OF SE1/4 LYING E OF PALM BEACH FARMS
LESS RD R/W
2. Folio 4942-0700-0110
 - a. 7-49-42 SW1/4 OF SE1/4 LESS PT IN PALM BEACH FARMS & LESS RD R/W
3. Folio 4942-0706-1630
 - a. PALM-AIRE VILLAGE 4TH SECTION 96-35 B TRACT C
4. Folio 4942-0706-1620
 - a. PALM-AIRE VILLAGE 4TH SECTION 96-35 B TRACT B

Holland & Knight

515 E. Las Olas Boulevard, Suite 1200 | Fort Lauderdale, FL 33301 | T | F 954.463.2030
Holland & Knight LLP | www.hklaw.com

Janna P. Lhota
+1 954-468-7841
Janna.Lhota@hklaw.com

June 27, 2024

Via Electronic Mail

Mr. Howard Elfman, Chair
Board of Adjustment
City of Fort Lauderdale
Development Services Department
700 N.W. 19th Avenue
Fort Lauderdale, Fl. 33311

Re: BOA Case No. PLN-BOA-24050002

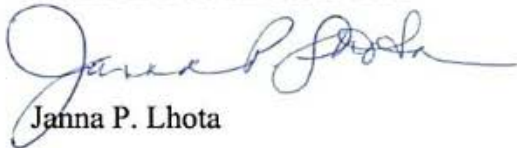
Dear Chairman Elfman and Members:

As you may be aware, Holland & Knight LLP represents Kiewit Water Facilities Florida CO, the design/builder of the new Prospect Lake Clean Water Plant to be located at 5900 Hawkins Road in the City of Fort Lauderdale. We respectfully request a deferral of our item scheduled to be considered by the Board of Adjustment on Wednesday, July 10, 2024, to August 14, 2024.

If you have any questions or require any additional information, please do not hesitate to contact my office. Thank you.

Sincerely yours,

HOLLAND & KNIGHT LLP



Janna P. Lhota

JPL:jjk

Holland & Knight

515 E. Las Olas Boulevard, Suite 1200 | Fort Lauderdale, FL 33301 | T | F 954.463.2030
Holland & Knight LLP | www.hklaw.com

Janna P. Lhota
+1 954-468-7841
Janna.Lhota@hklaw.com

June 11, 2024

Via Electronic Mail

Mr. Howard Elfman, Chair
Board of Adjustment
City of Fort Lauderdale
Development Services Department
700 N.W. 19th Avenue
Fort Lauderdale, Fl. 33311

Re: BOA Case No. PLN-BOA-24050002

Dear Chairman Elfman and Members:

As you may be aware, Holland & Knight LLP represents Kiewit Water Facilities Florida CO, the design/builder of the new Prospect Lake Clean Water Plant to be located at 5900 Hawkins Road in the City of Fort Lauderdale. We respectfully request a deferral of our item (Agenda Item No. 5) scheduled to be considered by the Board of Adjustment on Wednesday, June 12, 2024, to July 10th, 2024.

If you have any questions or require any additional information, please do not hesitate to contact my office. Thank you.

Sincerely yours,

HOLLAND & KNIGHT LLP



Janna P. Lhota

JPL:jjk