



Environmental Protection and Growth Management Department  
**ENVIRONMENTAL ENGINEERING AND PERMITTING DIVISION**  
1 North University Drive, Mailbox 201, Plantation, Florida 33324 • 954-519-1483 • FAX 954-519-1412

## MEMORANDUM

**DATE:** 7/16/2021

**TO:** Josie P. Sesodia, Director, PDMD  
[PDMDInfo@broward.org](mailto:PDMDInfo@broward.org)

**FROM:** Lorenzo Fernandez, Assistant Director, EEPD

**SUBJECT:** Plat Review

The Environmental Engineering and Permitting Division (EEPD) has reviewed the application for modifications to the Development Review Report for the subject plat. Pursuant to the request by the applicant, staff reviewed the information contained in the request, the application, the property survey, the site plan (or conceptual access plan), the recorded plat, and the Development Review Report approved by the County Commission.

| <b>REVIEW OF PLAT APPLICATION</b><br>(please submit electronically) |                                                 |
|---------------------------------------------------------------------|-------------------------------------------------|
| <b>Plat Number:</b> 018-MP-21                                       | <b>Folio:</b> 514104010480                      |
| <b>Plat Name:</b> Sienna at Cooper City                             |                                                 |
| <b>Comments Due Date:</b> 7/15/2021                                 | <b>Return Comments To:</b> PDMDInfo@broward.org |
| <b>Applicant's Request:</b> New Plat Reviews                        |                                                 |
| <b>Division:</b> Environmental Engineering and Permitting           |                                                 |

Staff proposes the following disposition:

**Reviewer's Name: Yvel Rocher**

**Program: Domestic and Non-Domestic Wastewater  
And Surface Water Management**

Any objection to the plat as submitted.

Answer: No

This plat is subject to the comments noted below.

Answer: Yes

**Plat Comments, as needed:**

1. The Broward County Domestic Wastewater Licensing Program has no objection to the described plat. Nonetheless, should there be a significant flow generation from the site, advanced planning and upgrades to the downstream/off-site wastewater facilities may be warranted. Contact the Environmental Engineering and Permitting Division at 954-519-1483 or [WWLicense@broward.org](mailto:WWLicense@broward.org) for specific code requirements.
2. The Broward County Non-Domestic Wastewater Program has no objection to the described plat because no non-domestic wastewater discharge is anticipated for the site. Nonetheless, should there be proposed non-domestic wastewater discharges, these must meet the criteria under Chapter 27, Article V, Sections 27-193(b)(3)a, 27-193(b)(4)a, 27-194(b), and 27-198(c) of the Broward County Code of Ordinances. Contact the Environmental Engineering and Permitting Division at 954-519-1483 or [NDDLICENSE@broward.org](mailto:NDDLICENSE@broward.org) for specific code requirements.
3. This site does not require a Broward County Surface Water Management License because it is located outside of the jurisdiction of the Broward County Surface Water Management Licensing Program.

**Reviewer's Name: Linda Sunderland**

**Program: Aquatic and Wetland Resources**

Any objection to the plat as submitted.

Answer: No

This plat is subject to the comments noted below.

Answer: Yes

**Plat Comments, as needed:**

1. The Water and Environmental Licensing Section of the Environmental Engineering and Permitting Division conducted a site inspection on this project on January 30, 2020. That inspection plus aerial photographs and light detection and ranging data (LIDAR) indicates that this property contains approximately 6.4 acres of County jurisdictional wetlands. The owner was advised an Environmental Resource License will be required prior to any dredging, filling, or other alteration of wetlands. An application was submitted but was later withdrawn. Contact the Environmental Engineering and Permitting Division at 954-519-1483 or [AWRLicense@broward.org](mailto:AWRLicense@broward.org) for specific code requirements.
2. This proposed development contains or abuts water bodies or will be creating same. Excavation or filling of lakes or canals, or installation of headwalls, end walls, or outfalls is regulated under Chapter 27, Article XI of the Natural Resource Protection Code and may require an Environmental Resource License. Design criteria shall be in compliance with Section 27-337 which requires that lake slopes be a minimum of 4:1 (H:V) to a depth of two (2) feet below the average dry season low water elevation as demonstrated by water management district or county maps. Littoral areas should be constructed and designed to encourage the growth of native, aquatic vegetation to improve filtration of runoff and to increase biological productivity per South Florida Water Management District and Broward County surface water management requirements. Contact the Environmental Engineering and Permitting Division at 954-519-1483 or [AWRLicense@broward.org](mailto:AWRLicense@broward.org) for specific code requirements.
3. The Water and Environmental Licensing Section of the Environmental Engineering and Permitting Division encourages all invasive exotic vegetation including Melaleuca, Brazilian pepper, Australian pine and others as listed in the Exotic Pest Plant Council's List of Florida's Most Invasive Species to be removed during the development process, and a management plan may be necessary to control re-invasion of same. In addition, landscape material should not include any plants considered to be invasive of South Florida's native plant communities. The Exotic Pest Plant Council's List of Florida's Most Invasive Species is available at <https://www.fleppc.org/list/list.htm>. Prior to undertaking surface disturbing activities, contact the Environmental Engineering and Permitting Division at 954-519-1483 or [AWRLicense@broward.org](mailto:AWRLicense@broward.org) for specific code requirements.
4. Other activities regulated under Chapter 27, Article XI of the Natural Resource Protection Code (e.g., lake or canal excavation, installation of headwalls, end walls, or outfalls) may require an Environmental Resource License. Prior to undertaking surface disturbing activities, contact the Environmental Engineering and Permitting Division at 954-519-1483 or [AWRLicense@broward.org](mailto:AWRLicense@broward.org) for specific code requirements.

**Reviewer's Name: Peter Burke**

**Program: Tree Preservation**

Any objection to the plat as submitted.  
Answer: No

This plat is subject to the comments noted below.  
Answer: Yes

**Plat Comments, as needed:**

This site does not fall under the jurisdiction of the Broward County Tree Preservation and Abuse Ordinance.

**Reviewer's Name: David Vanlandingham**

**Program: Clean-Up and Waste Regulation**

Any objection to the plat as submitted.  
Answer: No

This plat is subject to the comments noted below.  
Answer: Yes

**Plat Comments, as needed:**

Not a contaminated site; not within one-quarter mile of a contaminated site; not a licensed waste regulation facility; not an abandoned dump or landfill.

**Reviewer's Name: Robert Wong**

**Program:** Air Program

Any objection to the plat as submitted.  
Answer: No

This plat is subject to the comments noted below.  
Answer: No

**Plat Comments, as needed:**