



Florida Department of Transportation

RON DESANTIS
GOVERNOR

3400 West Commercial Boulevard
Fort Lauderdale, FL 33309

KEVIN J. THIBAUT
SECRETARY

March 5, 2020

THIS PRE-APPLICATION LETTER IS **EXTENDED** UNTIL – **March 5, 2021**
THIS LETTER IS NOT A PERMIT APPROVAL

Martin Grinbank
Keith & Associates
301 E. Atlantic Boulevard
Pompano Beach, FL 33060

Dear Andres Mizrahi:

RE: **March 5, 2020** - Pre-application **Extension** for **Category C Driveway**, Date of Pre-Application Meeting: **March 14, 2019**
Broward- Deerfield Beach, Urban; SR A1A; Sec. # 86050; MP: 15.9
Access Class - 07; Posted Speed - 30; SIS - N; Ref. Project:

Request: Right-in/right-out driveway on SR A1A/NE 2nd Street.

SITE SPECIFIC INFORMATION
Project Name & Address: **7-Eleven – 1991 NE 2nd Street**
Deerfield Beach, FL 33441
Applicant/Property Owner: **7-Eleven, Inc.**
Parcel Size: **0.21 Acres** Development Size: **3,500 SF/Convenience Store**

WE APPROVE YOUR REQUEST

This decision is based on your presentation of the facts, site plan and survey - please see the **conditions** and **comments** below. You may choose to review this concept further with the District Access Management Review Committee (AMRC).

Conditions:

- **A minimum driveway length of 22 feet, as measured from the edge of pavement to the first conflict point shall be provided. If a gate is installed a minimum driveway length of 100 feet is required.**
- **A recorded cross access agreement or easement with the adjacent property to the west shall be provided before permit approval.**

Comments:

- All driveways not approved in this letter must be fully removed and the area restored.
- Drainage mitigation is required for any impacts within FDOT right-of-way (i.e. increased runoff or reduction of existing storage). A Storm Water Pollution Prevention Plan must be submitted with the application for more than one acre of "disturbed area" as defined by the Florida Department of Environmental Protection (FDEP).
- The applicant shall donate the right-of-way to the Department if right-of-way dedication is required to implement the improvements,
- Dimensions between driveways are measured from the near edge of pavement to near edge of pavement and for median openings are measured from centerline to centerline unless otherwise indicated.

The purpose of this Pre-Application letter is to document the conceptual review of the approximate location of driveway(s) to the State Highway system and to note required improvements, if any. This letter shall be submitted with any further reviews and for permitting. The Department's personnel shall review permit plans for compliance with this letter as well as current Department standards and/or specifications. Final design must consider the existing roadway profile and any impacts to the existing drainage system. **Note, this letter does not guarantee permit approval.** The permit may be denied based on the review of the submitted engineering plans. Be aware that any approved median openings may be modified (or closed) in the future, at the sole discretion of the Department. For right-of-way dedication requirements go to: <https://osp.fdot.gov>; click on Statewide Permit News; Scroll down to District 4; Scroll down to Additional Information and Examples and choose Right-of-way Donations/Dedications.

Please contact the Access Management Manager - Tel. # 954-777-4363 or e-mail: D4AccessManagement@dot.state.fl.us with any questions regarding the Pre-Approval Letter and Permits Office - Tel. # 954-777-4383 with any questions regarding permits.


Digitally signed by Roger Lemieux
DN: C=US,
E=roger.lemieux@dot.state.fl.us,
O=FDOT, OU="Permits Office",
CN=Roger Lemieux
Date: 2020.03.02 16:00:39-05'00'

Sincerely,

Digitally signed by:
Dalila Fernandez
Date: 2020.03.02 15:
27:16 -05'00'

Dalila Fernandez, P.E.
District Access Management Manager

cc: Roger Lemieux
File: S:\Transportation Operations\Traffic Operations\Access Management\1. Pre-Apps and Variance\2019-03-14\1. 86050 MP 15.9 SR A1A_7-Elven\86050 MP 15.9 SR A1A_7-Elven_Ext.docx