Florida Department of Transportation

RON DESANTIS
GOVERNOR

605 Suwannee Street
Tallahassee, FL 32399-0450

JARED W. PERDUE, P.E.
SECRETARY

January 19, 2024***

THIS PRE-APPLICATION LETTER IS VALID UNTIL – January 19, 2025
THIS LETTER IS NOT A PERMIT APPROVAL

John McWilliams, P.E.
Kimley-Horn and Associates, Inc.
8201 Peters Road, Suite 2200
Plantation, FL 33324

Dear John McWilliams:
RE: Pre-application Review for **Category E Driveway,** Pre-application Meeting Date: **May 5, 2022**
Broward County - Wilton Manors; SR 811; Sec. # 86170000; MP: 1.40; Access Class - 7;
Posted Speed - 30; SIS - Influence Area; Ref. Project: N/A

Request: Use existing signalized access point on the south side of SR 811/Wilton Drive at NE 6th Avenue and project driveway as part of redevelopment.

SITE SPECIFIC INFORMATION
Project Name & Address: **WilMa – 2262 Wilton Drive, Wilton Manors, FL 33305**
Property Owner: **2262 Wilton Drive Owner, LLC**; Parcel Size: **5.42 Acres**
Development Size: **31,000 SF Retail/Commercial (existing), 252 Multifamily DU, 25,000 SF Retail/Commercial (proposed).**

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 120 feet, as measured from the ultimate right-of-way line to the first conflict point shall be provided.**
- **If a gate is proposed, a minimum driveway length of 100 feet and a turnaround area before the gate are required.**
- **The existing driveway on the south side of SR 811 approximately 260 feet north of the existing signalized access shall be closed and the area restored. The existing SR 811 raised island shall be extended as part of the driveway closure.**
- **A traffic study is required to evaluate the impact of the proposed land use intensity increase.**

Comments:
- ***Letter revised on January 19, 2024 to update land use intensity.**
- **Letter revised on December 21, 2022 to update land use intensity.**
- **~~Coordination with Broward County Transit will be required for the~~ existing bus stop along the SR 811 frontage of the site.**
- All driveways not approved in this letter must be fully removed and the area restored.
- A Drainage Permit is required for any stormwater impacts within FDOT right-of-way (i.e. increased runoff or reduction of existing storage).
- The applicant shall donate property 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.

Sincerely,

Digitally signed by: Carina Harvey
Date: 2024.01.19 17:08:31 -05'00'

Carina Harvey
District Access Management Manager

cc: Anthony Beecher
File: \\dotsd4hqfs.dot.state.fl.us\shared\Transportation Operations\Traffic Operations\Access Management\1. Pre-Apps and Variance\2022-05-05 & AMRC\Pre-app - 01. 86170000 MP 1.4 SR 811_WilMa\86170 MP 1.4 SR 811_WilMa_Revised.docx