

RESOLUTION NO.

1 A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD
2 COUNTY, FLORIDA, APPROVING SITE PLAN APPLICATION 02-SP-25 TO PERMIT
3 THE DEVELOPMENT OF A COMMERCIAL SELF-STORAGE FACILITY ON
4 PROPERTY LOCATED WITHIN THE BROWARD MUNICIPAL SERVICES DISTRICT;
5 PROVIDING FOR RECITALS, FINDINGS OF FACT, SITE PLAN APPLICATION
6 APPROVAL, CONDITIONS, VIOLATIONS OF CONDITIONS, AND EXPIRATION; AND
7 PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

8
9 WHEREAS, Rena Marie Moforis LLC (the "Applicant"), is the fee simple owner of
10 the property located within the Broward Municipal Services District and described in
11 Exhibit A (the "Property") and has filed Site Plan Application 02-SP-25, requesting site
12 plan approval from the County for the development of a commercial self-storage facility
13 on the Property (the "Site Plan Application");

14 WHEREAS, in conjunction with the Site Plan Application, the Applicant has
15 requested the allocation of 1.13 acres of industrial to commercial flexibility for the
16 Property, in accordance with the Broward County Land Use Plan and the Broward County
17 Comprehensive Plan Broward Municipal Services District Land Use and Community
18 Planning Element;

19 WHEREAS, pursuant to Section 39-413(b) of the Broward County Code of
20 Ordinances, proper notice of the Site Plan Application was posted on the Property;

21 WHEREAS, County staff has reviewed the Site Plan Application and recommends
22 approval subject to the allocation of 1.13 acres of industrial to commercial flexibility, as
23 set forth above;

24 WHEREAS, the Board of County Commissioners of Broward County (the "Board")
25 conducted a duly noticed public hearing in accordance with the applicable law to consider
26 the Site Plan Application;

27 WHEREAS, the Board finds that (i) the Site Plan Application is consistent with the
28 Broward County Land Use Plan (the "Plan"), provided 1.13 acres of industrial to
29 commercial flexibility is allocated to the Property; (ii) substantial competent evidence was
30 presented at the public hearing; and (iii) the Site Plan Application furthers the purpose,
31 goals, objectives, and policies of the Plan, and is in the best interest of the County to
32 approve the Site Plan Application, NOW, THEREFORE,

33 BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF
34 BROWARD COUNTY, FLORIDA:

35 Section 1. Recitals.

36 The foregoing recitals are confirmed, adopted, and incorporated herein and made
37 a part hereof.

38 Section 2. Findings of Fact.

39 The Board finds that the Site Plan Application is in compliance with the applicable
40 standards and the minimum requirements of Article XXVI of Chapter 39 of the Broward
41 County Code of Ordinances (the "Zoning Code").

42 Section 3. Site Plan Application Approval.

43 Pursuant to Section 39-413(c) of the Zoning Code, the site plan contained in the
44 Site Plan Application, and attached and incorporated by reference as Exhibit B, for the
45 development of a commercial self-storage facility on the Property is hereby approved (the
46 “Approval”) subject to the following conditions set forth in Section 4.

47 Section 4. Conditions.

48 The Approval granted herein is subject to the allocation of 1.13 acres of industrial
49 to commercial flexibility to the Property, in accordance with the County Land Use Plan
50 and the County Comprehensive Plan Broward Municipal Services District Land Use and
51 Community Planning Element.

52 Section 5. Violations of Conditions.

53 Failure to adhere to the terms and conditions of this Resolution shall be considered
54 a violation of this Resolution and the Zoning Code and persons found violating this
55 Resolution shall be subject to the penalties prescribed in the Zoning Code including, but
56 not limited to, the revocation of any of the approval(s) granted by this Resolution and any
57 other approvals conditioned on this approval. The Applicant understands and
58 acknowledges that it must comply with all other requirements of the Zoning Code before
59 construction may commence and that the foregoing Approval in this Resolution may be
60 revoked by the County at any time upon a determination that the Applicant is in
61 noncompliance with the Zoning Code.

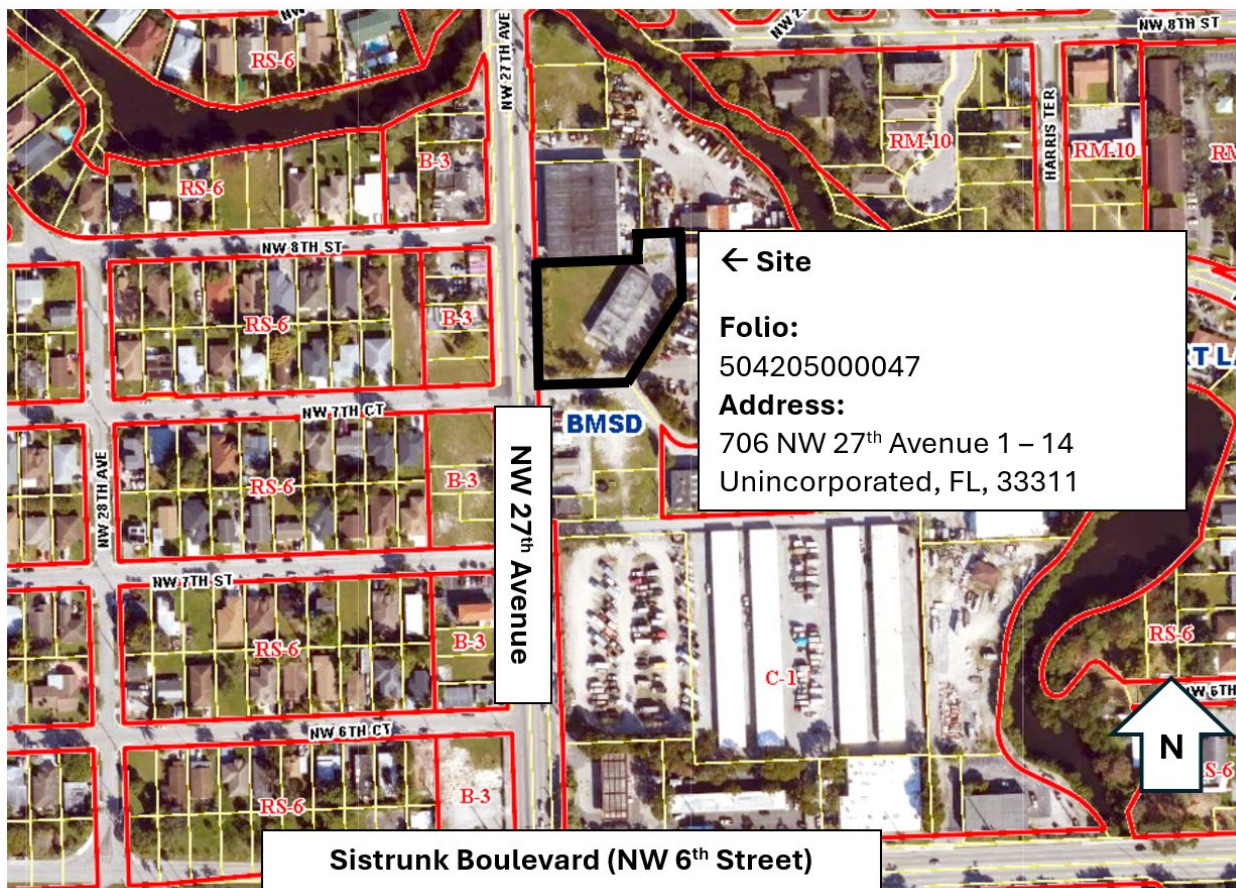
EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

A PORTION OF GOVERNMENT LOT 5, IN SECTION 5, TOWNSHIP 50 SOUTH, RANGE 42 EAST, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 5+/- THENCE NORTH 01°51'20" WEST ALONG THE WEST LINE OF THE SAID NORTHEAST 1/4 FOR 813.50 FEET+/-; THENCE NORTH 87°46'51" EAST 40.00 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE NORTH 87°46'51" EAST 13.00 FEET+/- THENCE SOUTH 31°54'52" WEST 15.10 FEET+/- THENCE NORTH 87°46'51" EAST 135.91 FEET+/- THENCE NORTH 31°54'52" EAST 127.63 FEET TO A POINT OF CURVATURE+/- THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 40.00 FEET, A CENTRAL ANGLE OF 34°38'37", FOR AN ARC DISTANCE OF 24.18 FEET+/- THENCE NORTH 02°02'03" WEST 115.26 FEET+/- THENCE SOUTH 87°57'57" WEST 59.61 FEET+/- THENCE SOUTH 02°02'03" EAST 39.23 FEET+/- THENCE SOUTH 87°45'55" WEST 170.15 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF NORTHWEST 27TH AVENUE+/- THENCE SOUTH 01°51'20" EAST ALONG SAID EAST RIGHT-OF-WAY LINE, 184.17 FEET TO THE POINT OF BEGINNING.

SAID LANDS LYING AND BEING IN BROWARD COUNTY, FLORIDA AND CONTAINING 41,581 SQUARE FEET (0.955 ACRES), MORE OR LESS.



PROJECT INFORMATION

PROPERTY INFORMATION

OWNER:
RENA MARIE MOFORIS, LLC
NEW SELF STORAGE WAREHOUSE

ADDRESS: 706 NW 27th AVE
FT. LAUDERDALE, FL. 33311

PROPERTY FOLIO: 5402-05-00-0047

LEGAL DESCRIPTION:

A PORTION OF GOVERNMENT LOT 5, IN SECTION 5, TOWNSHIP 50 SOUTH, RANGE 42 EAST, MORE FULLY DESCRIBED AS FOLLOWS:

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JURISDICTION
CITY OF FORT LAUDERDALE,
BROWARD COUNTY, FL.

ZONING: C-1 COMMERCIAL / WAREHOUSE DISTRICT

PROPOSED USE: SELF-STORAGE FACILITY

BUILDING CODES

- FLORIDA BUILDING CODE 2023, 8TH EDITION, BUILDING
- FLORIDA FIRE PREVENTION CODE, 8TH EDITION, w/ BROWARD COUNTY AMENDMENTS PLUS THE FOLLOWING
 - NFPA 101, 2021 EDITION
 - NFPA 1, 2021 EDITION & STATE STATUTES
- NFPA 101 LIFE SAFETY CODE 2021 EDITION
- FLORIDA ACCESSIBILITY CODE 2023, 8TH EDITION
- NATIONAL ELECTRICAL CODE 2020
- FLORIDA PLUMBING CODE 2023, 8TH EDITION
- FLORIDA MECHANICAL CODE 2023, 8TH EDITION

NOTE: IN ADDITION ALL WORKS TO CONFORM TO APPLICABLE TRADE CODES, LAWS & REGULATIONS

PROJECT DATA

OCCUPANCY: STORAGE

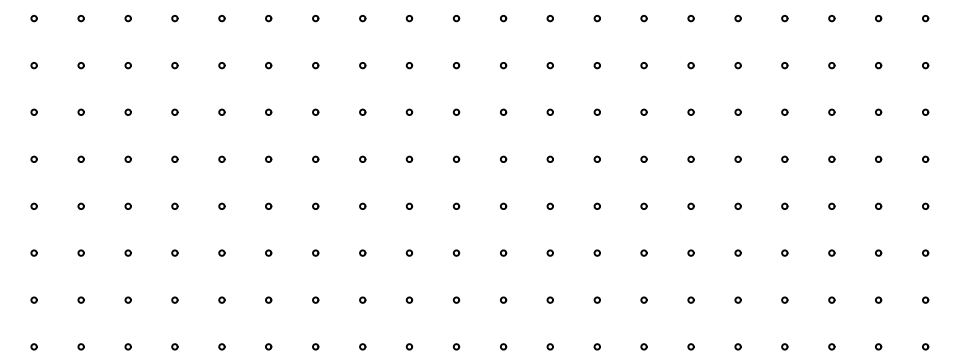
CONSTRUCTION TYPE: TYPE II B CONSTRUCTION, SPRINKLERED
AS PER TABLE 503, FBC 2023, 8TH EDITION

SCOPE OF WORK:

NEW 3 STORY SELF-STORAGE BUILDING OF APPROXIMATELY 41,457 SF

Exhibit B

RENA MARIE MOFORIS LLC
NEW SELF-STORAGE WAREHOUSE
SITE PLAN REVIEW
706 NW 27th AVE
FT. LAUDERDALE, FL. 33311



MOINO/FERNANDEZ ARCHITECTS INC.

15552 SW 15th Street
Davie, Florida 33326
Phone: (954) 554-0708
Phone: (954) 536-8235
Florida Registration #AR-11733 & #AR-13758

CIVIL

ACE ENGINEERING SOLUTIONS, INC.
1556 SW 141st AVENUE
MIAMI, FL 33184
CONTACT: ROBERTO PLANAS
EMAIL: iplanasr@outlook.com
PHONE: (786) 351-3852

LANDSCAPE

ENVIROSCAPE LANDSCAPE & DESIGN
4132 SW 51st STREET
DANIA BEACH, FL 33314
CONTACT: RAHIM VEDAEE
EMAIL: Rvedae1@yahoo.com
PHONE: (954) 868-4763

INDEX OF DRAWINGS

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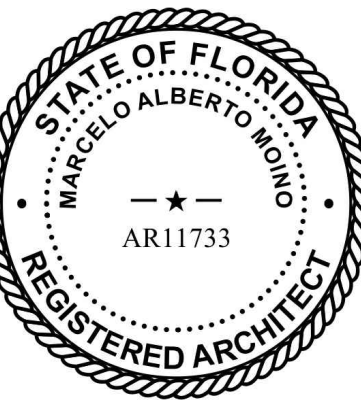
LANDSCAPE

- I-R IRRIGATION PLAN
- L-1 LANDSCAPE PLAN & CALCULATIONS
- L-2 LANDSCAPE DETAILS
- TD-1 TREE DISPOSITION PLAN

MOINO/FERNANDEZ ARCHITECTS, Inc.
ARCHITECTURE & INTERIOR DESIGN

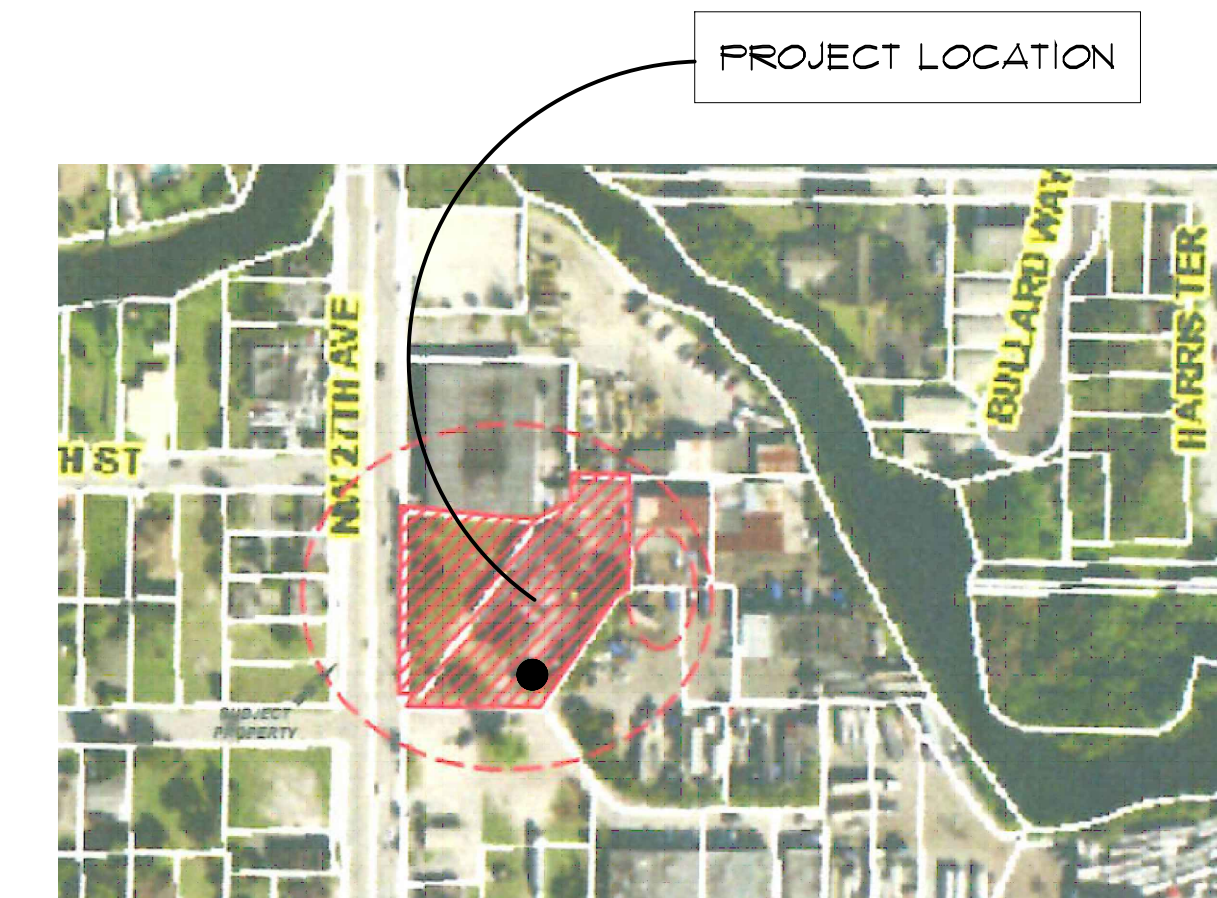
15552 SW 15th Street,
Weston, Florida 33326
Phone: (954) 536 8235
Phone: (954) 554 0708

Architect:
MARCELO A. MOINO
Florida Registration #AR-11733
Architect:
MARIA E. FERNANDEZ
Florida Registration #AR-13758



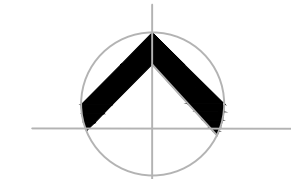
Project:
**RENA MARIE MOFORIS, LLC
NEW SELF-STORAGE WAREHOUSE**
706 NW 27th AVE
FT. LAUDERDALE, FL. 33311

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LOCATION MAP

SCALE: NTS.

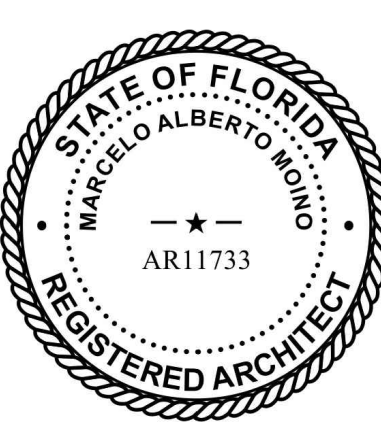


Date
JULY 2025
Commission

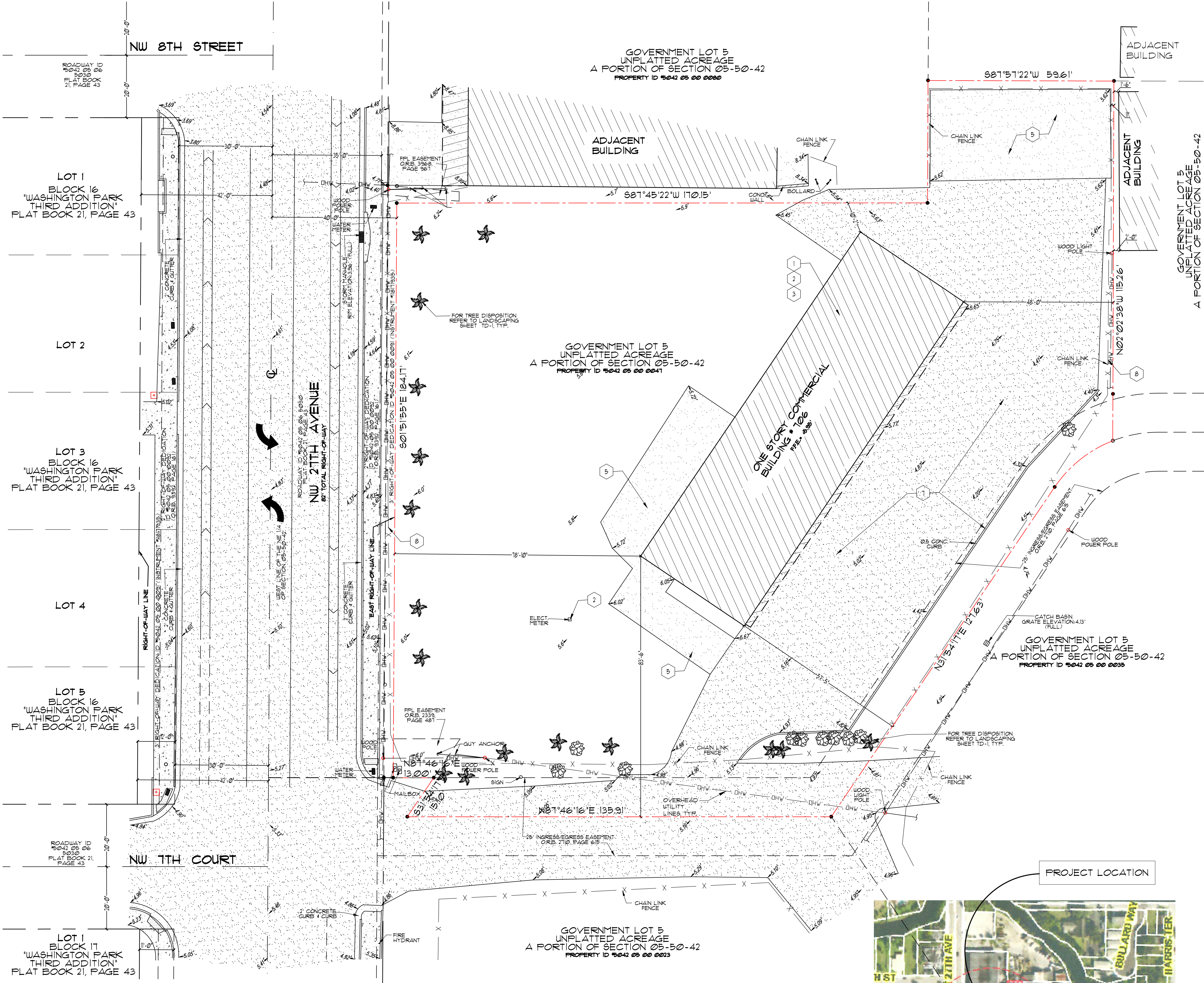
Revisions

Sheet

A-0



These documents are issued for the purposes of the project and are not to be used for any other purpose. Any unauthorized use of these documents is prohibited. The user of these documents is responsible for obtaining all necessary permits and approvals from the appropriate authorities. The user of these documents is also responsible for obtaining all necessary insurance coverage. The user of these documents is also responsible for obtaining all necessary professional liability insurance coverage. The user of these documents is also responsible for obtaining all necessary professional liability insurance coverage. The user of these documents is also responsible for obtaining all necessary professional liability insurance coverage.



DEMOLITION GENERAL NOTES :

- THE FOLLOWING NOTES APPLY AS REQUIRED TO THE SCOPE OF THIS PARTICULAR PROJECT.
- DASHED LINES ON THE DEMOLITION PLAN DENOTE EXISTING ELEMENTS TO BE REMOVED.
- ALL DEMOLITION WORK IS TO COMPLY WITH THE REQUIREMENTS OF THE 2023 FLORIDA BUILDING CODE, AND ALL OTHER APPLICABLE CODES AND REGULATIONS.
- CONTRACTOR TO COORDINATE DEMOLITION TO PREVENT INTERFERENCE WITH NEIGHBORS AND OWNER.
- PRIOR TO COMMENCING THE DEMOLITION WORK THE CONTRACTOR IS TO EXAMINE AND BE COMPLETELY FAMILIARIZED WITH THE EXISTING CONDITIONS.
- THE CONTRACTOR IS TO PROVIDE A DUMPSTER TO REMOVE AND DISPOSE PROPERLY FROM THE SITE ALL DEBRIS, RUBBISH, AND OTHER MATERIALS RESULTING FROM DEMOLITION OPERATIONS.
- THE GENERAL CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY QUERIES REGARDING THE DEMOLITION.
- THE GENERAL CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY ITEMS WHICH ARE NOT NOTED TO BE REMOVED, BUT WHICH IN DOING SO WOULD BE NON-ACCORDANCE WITH THESE CONSTRUCTION DOCUMENTS AND WITH THE INTENT OF THE PROJECT.
- CONTRACTOR TO PREVENT DESTRUCTION OF EXISTING AREAS FROM NEW CONSTRUCTION. IN THE EVENT OF DAMAGE, CONTRACTOR TO REPAIR OR REPLACE DAMAGED AREAS TO MATCH FINISH OF NEW CONSTRUCTION AT NO ADDITIONAL COST TO THE OWNER.
- THE GENERAL CONTRACTOR SHALL ENSURE THAT THE JOBSITE IS LEFT CLEAN AT THE END OF EACH DAY, AND THAT ALL DEBRIS IS DISPOSED OF LEGALLY.
- THE GENERAL CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS BEFORE COMMENCING DEMOLITION WORK, AND NOTIFY THE UTILITY COMPANIES AS REQUIRED IN CASE OF ANY RELOCATION OF EXISTING UTILITIES IS NEEDED. AFFECTED UTILITY LINES SHALL BE DISCONNECTED AND SEALED AS REQUIRED PRIOR TO COMMENCING ANY WORK.
- THE GENERAL CONTRACTOR IS TO REMOVE WALLS, CEILING FINISHES, FLOOR FINISHES AS WELL AS ELECTRICAL, PLUMBING, AND MECHANICAL FIXTURES AS PER INDICATED IN THE DRAWINGS. ALL INTERIOR FINISHES ARE TO BE REMOVED PRIOR TO REMOVING ANY STRUCTURAL MEMBERS. STRUCTURAL MEMBERS OR WALLS ARE NOT TO BE REMOVED UNTIL REQUIRED REINFORCING WORK IS COMPLETE.
- COORDINATE ALL DEMOLITION WORK WITH THE REQUIREMENTS OF THE MECHANICAL, PLUMBING, AND ELECTRICAL DRAWINGS. GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DEMOLITION WORK NOT SHOWN ON THIS PLAN BUT ASSOCIATED WITH THE ABOVE MENTIONED DISCIPLINES. REPAIR / REPLACE ANY ITEMS OR SURFACES DAMAGED BY THIS WORK.

SCOPE OF WORK:

- SITE DEMOLITION TO INCLUDE THE REMOVAL OF EXISTING BUILDING AS SHOWN
- EXISTING BUILDING STRUCTURE & INTERIOR LAYOUT TO BE DEMOLISHED COMPLETELY
- GC TO DISCONNECT EXISTING ELECTRICAL SERVICE AS REQUIRED PRIOR TO DEMOLITION
- ALL PLUMBING LINES TO BE CAPPED AS REQUIRED WATER SERVICE TO BE CANCELLED
- PROTECT STRUCTURE • ADJACENT LOT AS REQUIRED
- EXISTING CONCRETE SLABS TO BE REMOVED
- CATCH BASINS TO BE REMOVED. REFER TO CIVIL DRAWINGS
- ASPHALT PAVEMENT AND CURBS TO BE REMOVED
- CHAIN LINK FENCE TO BE REMOVED

APPLICABLE BUILDING CODES:

- FLORIDA EXISTING BUILDING CODE 2013, 8th EDITION.
- FLORIDA BUILDING CODE 2023, 8th EDITION.
- LIFE SAFETY CODE (NFPA 101) 2018 ED. W/ BROWARD COUNTY AMENDMENTS TO THE 2018 8th EDITION.
- FLORIDA FIRE PREVENTION CODE 2018, 8th EDITION.
- FLORIDA ACCESSIBILITY CODE 2010, 8th EDITION.
- NEC 2018
- FLORIDA PLUMBING CODE 2013, 8th EDITION.
- FLORIDA MECHANICAL CODE 2013, 8th EDITION.

SITE DATA:

PROPERTY ADDRESS	706 NW 27th AVE FT. LAUDERDALE, FL. 33311
ZONING	C-1 COMMERCIAL / WAREHOUSE DISTRICT
GROSS / NET LOT AREA	41581 sf (0.955 acres)
FLOOD ZONE	- AE
PROPOSED USE	SELF-STORAGE FACILITY

FOLIO No.
5042-05-00-0041

LEGAL DESCRIPTION
A PORTION OF GOVERNMENT LOT 5, IN SECTION 5, TOWNSHIP 50 SOUTH, RANGE 42 EAST, MORE FULLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 5; THENCE NORTH 01°51'20" WEST ALONG THE WEST LINE OF THE SAID NORTHEAST 1/4 FOR 813.50 FEET; THENCE NORTH 81°46'51" EAST 40.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 81°46'51" EAST 13.00 FEET; THENCE SOUTH 21°54'51" WEST 15.00 FEET; THENCE NORTH 81°46'51" EAST 135.91 FEET; THENCE NORTH 31°54'52" EAST 127.63 FEET TO A POINT OF CURVATURE; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 40.00 FEET, A CENTRAL ANGLE OF 34°38'31" FOR AN ARC DISTANCE OF 24.8 FEET; THENCE NORTH 02°02'03" WEST 115.16 FEET; THENCE SOUTH 81°51'51" WEST 59.61 FEET; THENCE SOUTH 02°02'03" EAST 38.23 FEET; THENCE SOUTH 81°45'55" WEST 110.15 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF NORTHWEST 27TH AVENUE; THENCE SOUTH 01°51'20" EAST ALONG SAID EAST RIGHT-OF-WAY LINE, 184.11 FEET TO THE POINT OF BEGINNING.
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DEMOLITION SITE PLAN
SCALE: 1/16" = 1'-0"

ROADWAY ID #5042 05 00 006
FLAT BOOK 21, PAGE 43

LOT 1
BLOCK 16
'WASHINGTON PARK
THIRD ADDITION'
FLAT BOOK 21, PAGE 43

LOT 2

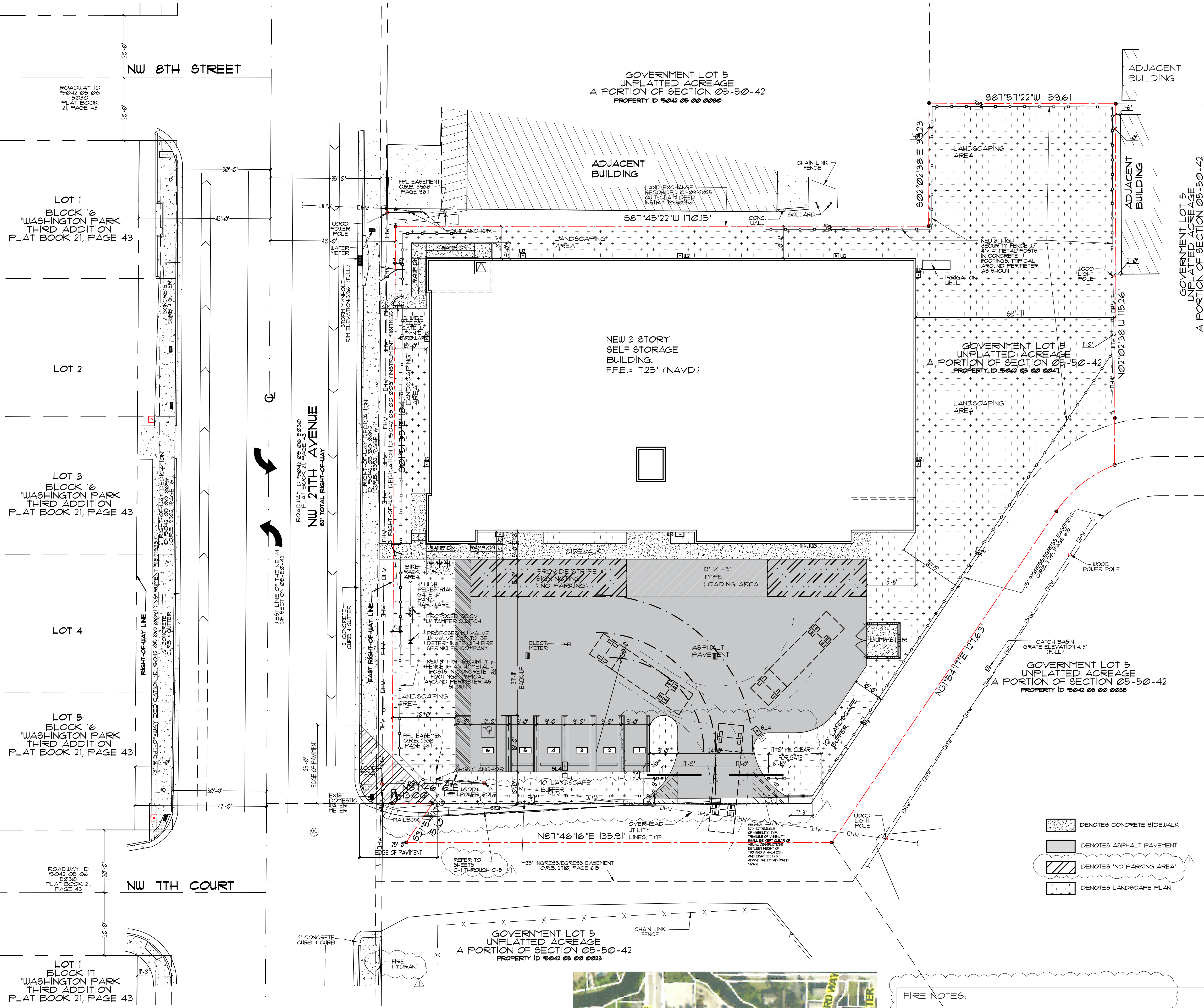
LOT 3
BLOCK 16
'WASHINGTON PARK
THIRD ADDITION'
FLAT BOOK 21, PAGE 43

LOT 4

LOT 5
BLOCK 16
'WASHINGTON PARK
THIRD ADDITION'
FLAT BOOK 21, PAGE 43

ROADWAY ID #5042 05 00 006
FLAT BOOK 21, PAGE 43

LOT 1
BLOCK 17
'WASHINGTON PARK
THIRD ADDITION'
FLAT BOOK 21, PAGE 43



SCOPE OF WORK:

NEW 3 STORY SELF STORAGE BUILDING.
14,251 SF PER FLOOR, TOTAL 42,753 SF

APPLICABLE BUILDING CODES:

- FLORIDA EXISTING BUILDING CODE 2013, 8th EDITION.
- FLORIDA BUILDING CODE 2013, 8th EDITION.
- LIFE SAFETY CODE (NFPA 101), 2018 ED. W/ BROWARD COUNTY AMENDMENTS TO THE FPCC, 8TH EDITION.
- FLORIDA FIRE PREVENTION CODE 2018, 8th EDITION.
- FLORIDA ACCESSIBILITY CODE 2013, 8th EDITION.
- NEC 2018.
- FLORIDA PLUMBING CODE 2013, 8th EDITION.
- FLORIDA MECHANICAL CODE 2013, 8th EDITION.

SITE DATA:

PROPERTY ADDRESS	706 NW 27th Ave Ft. Lauderdale, FL 33311
ZONING	C-1 COMMERCIAL / WAREHOUSE DISTRICT
GROSS / NET LOT AREA	41,581 sf (0.955 acres)
FLOOD ZONE	- X
PROPOSED USE	SELF-STORAGE FACILITY

FOLIO No.
5042-05-00-0041

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SAID LANDS LYING AND BEING IN BROWARD COUNTY, FLORIDA AND CONTAINING 41,581 SQUARE FEET (0.955 ACRES), MORE OR LESS.

	REQUIRED	PROVIDED
BUILDING HEIGHT	(120 ft.)	(35 ft.)
LOT COVERAGE	14,566 sf MAX	13,819 sf
35 % OF LOT NET ACRE)		33.2 %
MIN. LANDSCAPE (PERVIOUS AREA)	12,485 sf MIN	14,446
(30% OF LOT AREA)		34.7%

SETBACKS	REQUIRED	PROVIDED
PRINCIPAL FRONT (SOUTH SIDE INTERIOR)	0'-0" MIN	86'-6"
EAST SIDE (INTERIOR)	0'-0" MIN	63'-1"
WEST SIDE (STREET)	0'-0" MIN	10'-0"
REAR (NORTH SIDE INTERIOR)	0'-0" MIN	10'-3"

PROPOSED BUILDING AREAS

SELF STORAGE FACILITY	13,819 SF / FLOOR
3 FLOORS	41,451 SF TOTAL

PARKING REQUIREMENTS

	REQUIRED	PROVIDED
SELF STORAGE FACILITY		
1 PARKING SPACE PER 200 STORAGE UNITS	4	6
130 storage units x 2 floors plus 104 units ground floor = 288 + 132		
PLUS 2 MANAGER UNITS		

HC (INCLUSIVE)
LOADING (10' W X 25' L)

SITE PLAN NOTES:

NEW BUILDING SHALL BE PROVIDED WITH APPROVED ADDRESS NUMBERS OR LETTERS. EACH CHARACTER SHALL BE 6" HIGH AND 2" WIDE (100 MM HIGH AND MINIMUM OF 0.25 INCH (6.35 MM) WIDE PER NFPA 110(1)(J). THEY SHALL BE INSTALLED ON A CONTRASTING BACKGROUND AND BE PLAINLY VISIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY, WHERE ACCESS IS BY MEANS OF A PRIVATE ROAD AND THE BUILDING ADDRESS CANNOT BE VIEWED FROM THE PUBLIC WAY, A MONUMENT, POLE OR OTHER APPROVED SIGN OR MEANS SHALL BE USED TO IDENTIFY THE STRUCTURE.

AT LEAST ONE ACCESSIBLE ROUTE SHALL BE PROVIDED WITHIN THE SITE FROM ACCESSIBLE PARKING SPACES AND ACCESSIBLE PASSENGER LOADING ZONE(S) PUBLIC STREETS AND SIDEWALKS AND PUBLIC TRANSPORTATION STOPS TO THE ACCESSIBLE BUILDING OR FACILITY ENTRANCE THEY SERVE.

PARKING GENERAL NOTES:

1. THE CONTRACTOR MUST VISIT THE SITE AND BECOME FAMILIAR WITH ALL THE EXISTING CONDITIONS.
2. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY CONFLICT OR DISCREPANCIES BETWEEN THE ACTUAL SITE CONDITIONS AND THOSE SHOWN ON THE PLANS.
3. ALL WORK ON THESE DOCUMENTS SHALL CONFORM WITH THE ALL FBC 2013, 8TH EDITION, THE CITY OF FT. LAUDERDALE PUBLIC WORKS STANDARDS AND APPLICABLE ORDINANCES.
4. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY CONSTRUCTION BARRIERS AND SIGNS IN THOSE AREAS WHERE WORK IS BEING PERFORMED IN ORDER TO PROVIDE SAFETY TO STAFF, AND THE GENERAL PUBLIC.
5. CONTRACTOR SHALL FIELD VERIFY LOCATION OF EXISTING UNDERGROUND UTILITY LINES PRIOR TO EXCAVATION. USE EXTREME CARE WHEN TRENCHING OR DIGGING. SEE SURVEY LOCATION.
6. CONTRACTOR TO BE FAMILIARIZED WITH ALL UTILITY EASEMENTS WITHIN THE SITE. REFER TO THE LATEST SURVEY.
7. PROVIDE ANY CHAIN LINK FENCE AROUND SITE PERIMETER AS REQUIRED FOR SEPARATION OF THE WORK AREA AND THE ADJACENT PROPERTIES.
8. PROTECT TRENCHES WITH WELL SECURED TEMPORARY BARRIERS.
9. REFER TO CIVIL 4 LANDSCAPE DRAWINGS FOR ALL SITE WORK AREAS.

PARKING ACCESSIBILITY NOTES:

1. ALL ACCESSIBLE PARKING AND VAN SPACES MUST BE SIGNED AND MARKED IN ACCORDANCE WITH THE STANDARDS ADOPTED BY THE DEPT. OF TRANSPORTATION AND FBC 2013, 8TH EDITION, ACCESSIBILITY.
2. SIGNS ARE TO BE MOUNTED AT STANDARD HEIGHT, 1' FROM PAVEMENT TO BOTTOM OF SIGN.
3. THE MINIMUM WIDTH OF A CURB RAMP SHALL BE 44' EXCLUSIVE OF FLARED SIDES.
4. CURB LOCATED WHERE PEDESTRIANS MUST USE THEM AND ALL CURB RAMP WHICH ARE NOT PROTECTED BY HANDRAILS OR GUARDRAILS SHALL HAVE FLARED SIDES WITH A SLOPE NOT EXCEEDING A RATIO OF 1 TO 2.

FLOOD INFORMATION:

COMMUNITY NUMBER: 125093
FANEL: 120100368J
BASE FLOOD ZONE: AE
MADE DATE: 07-31-2014
DATE OF FIR: 02/01/2025

LEGEND:

- DENOTES CONCRETE SIDEWALK
- DENOTES ASPHALT PAVEMENT
- DENOTES 'NO PARKING AREA'
- DENOTES LANDSCAPE PLAN

FIRE NOTES:

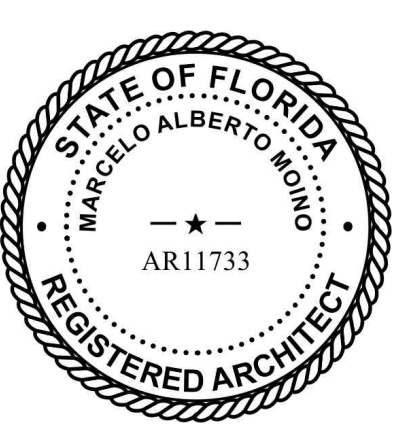
1. SELF-STORAGE BUILDING SHALL BE PROVIDED WITH A SPRINKLER SYSTEM PER NFPA 1133.2.21.
2. AS PER NFPA 1133.2.21, SECTIONS 18.2322.2 & 18.2322.1, ACCESS ROADS SHALL BE PROVIDED SUCH THAT ANY PORTION OF THE FACILITY OR ANY PORTION OF THE EXTERIOR WALL OF THE FIRST STORY OF THE BUILDING IS LOCATED NOT MORE THAN 150 FEET (450 FEET IF FULLY SPRINKLERED) FROM A FIRE DEPARTMENT ACCESS ROAD AS MEASURED BY AN APPROVED ROUTE AROUND THE EXTERIOR OF THE BUILDING OR FACILITY.
3. IF ANY AUTOMATIC FENCING OR AUTOMATIC GATES ARE PROVIDED, THESE MUST COMPLY WITH THE BROWARD COUNTY AMENDMENTS, SECTION F-108 AND SUCH ENTRY GATES SHALL BE PROVIDED WITH A UNIVERSAL ACCESS SYSTEM AS PER FPCC BROWARD COUNTY AMENDMENTS, SECTION F-108.3.
4. KNOX BOX SHALL BE PROVIDED AT FACILITY ENTRANCE.
5. HYDRANT FLOW TEST SHALL BE PROVIDED PER NFPA 1, TABLE 18.45.2.

MOINO/FERNANDEZ ARCHITECTS, Inc.
ARCHITECTURE & INTERIOR DESIGN

15552 SW 15th Street,
Weston, Florida 33326
Phone: (954) 536 8235
Fax: (954) 554 0708

Architect:
MARCELO A. MOINO
Florida Registration #AR-11733

Architect:
MARIA E. FERNANDEZ
Florida Registration #AR-13758



RENA MARIE MOFORIS, LLC
NEW SELF-STORAGE WAREHOUSE
706 NW 27th AVE
FT. LAUDERDALE, FL. 33311

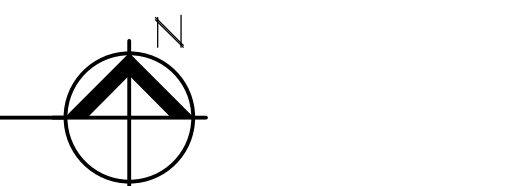
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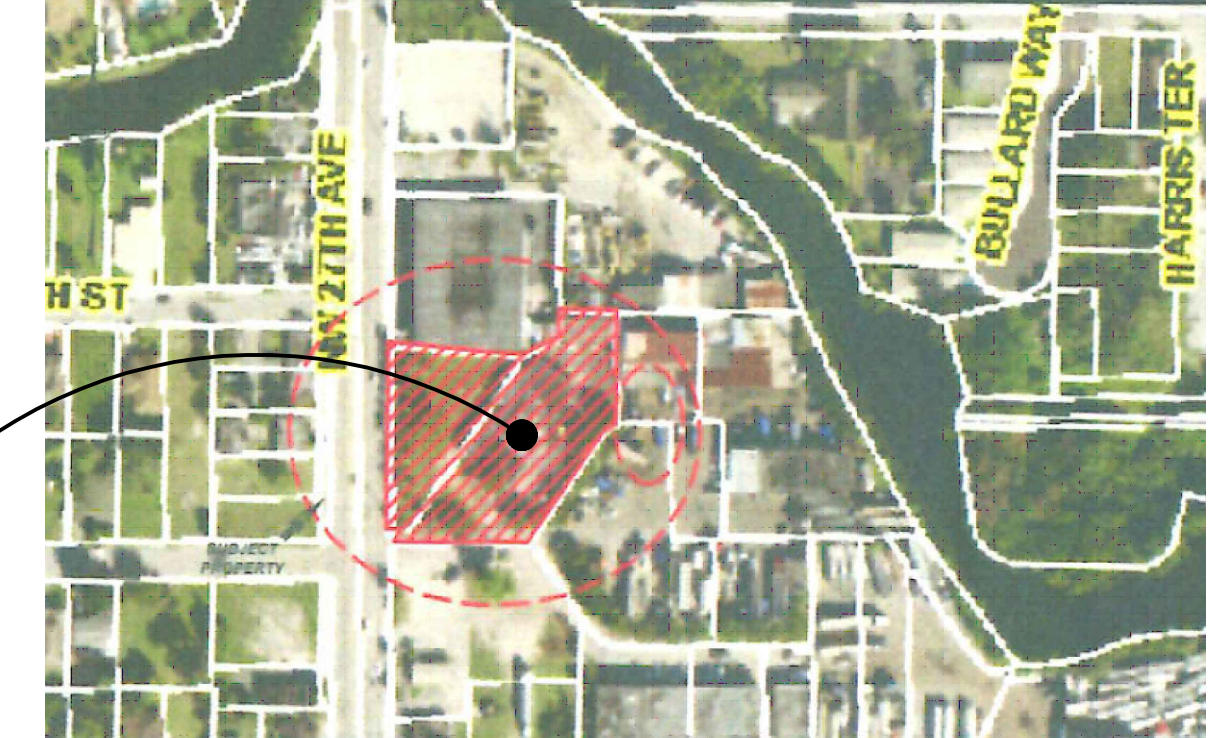
Revisions
SITE PLAN REVIEW
COMMENTS
12/5/2025

Sheet
A-1.1

PROPOSED ROOF SITE PLAN
SCALE: 1/16" = 1'-0"



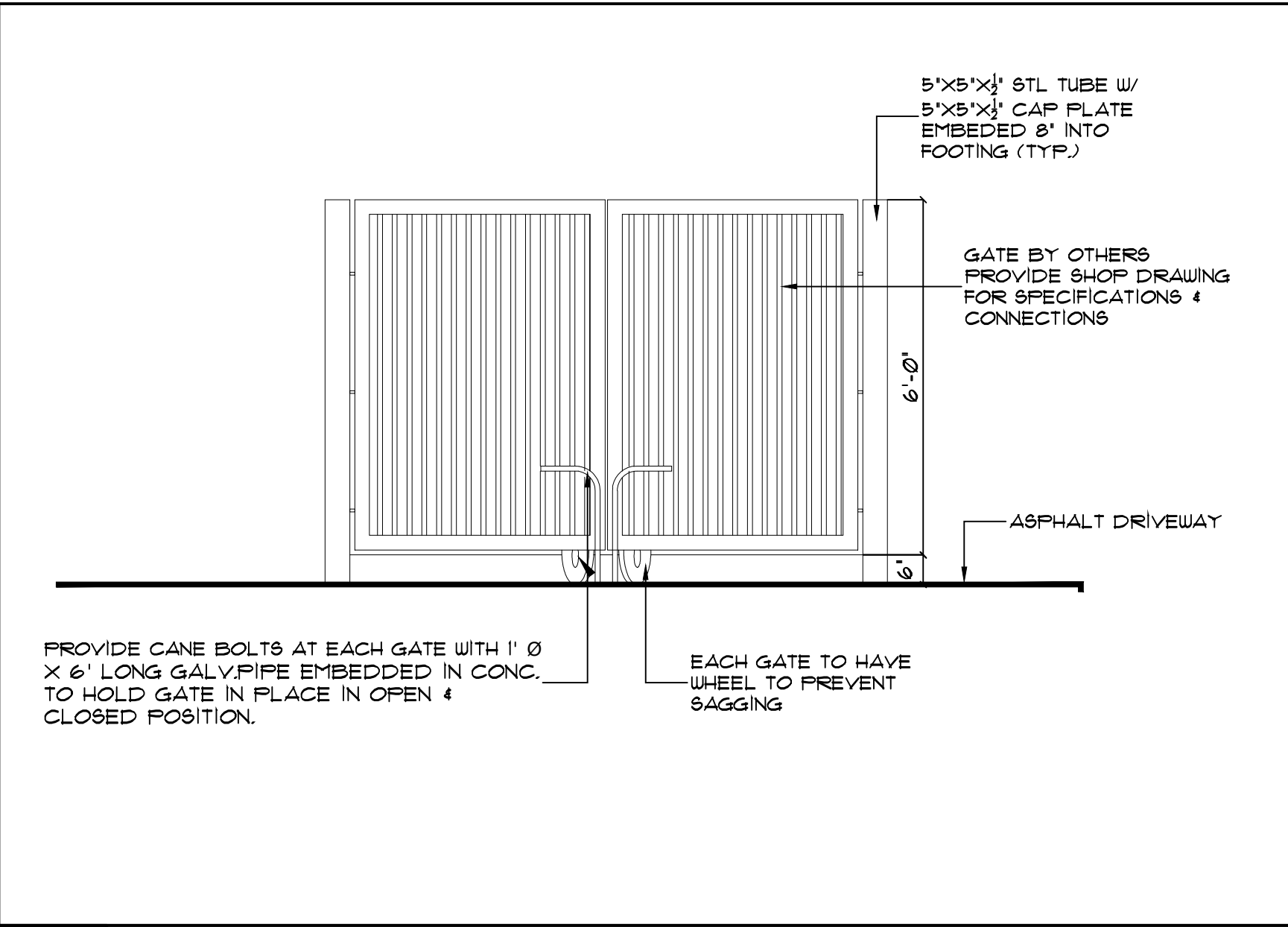
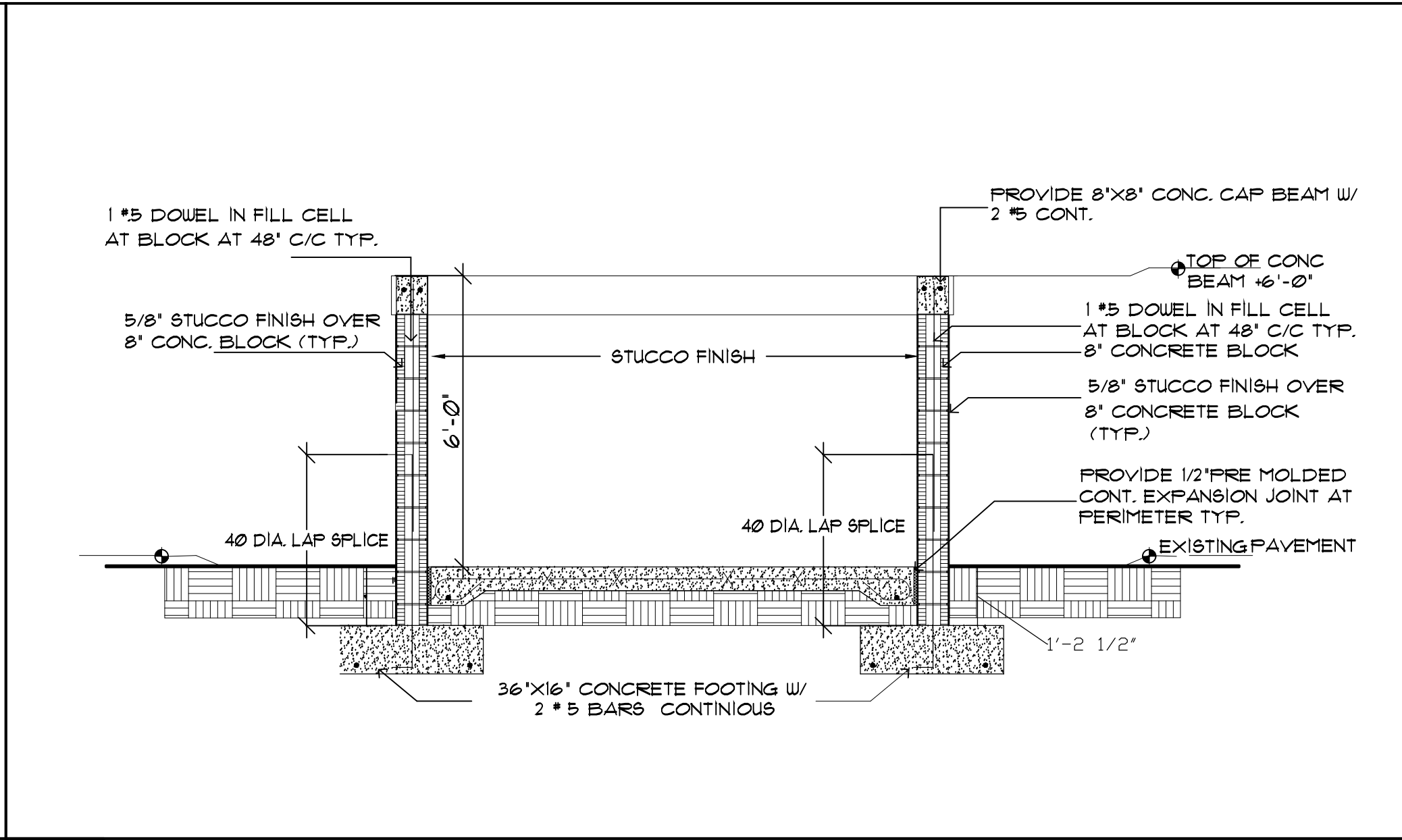
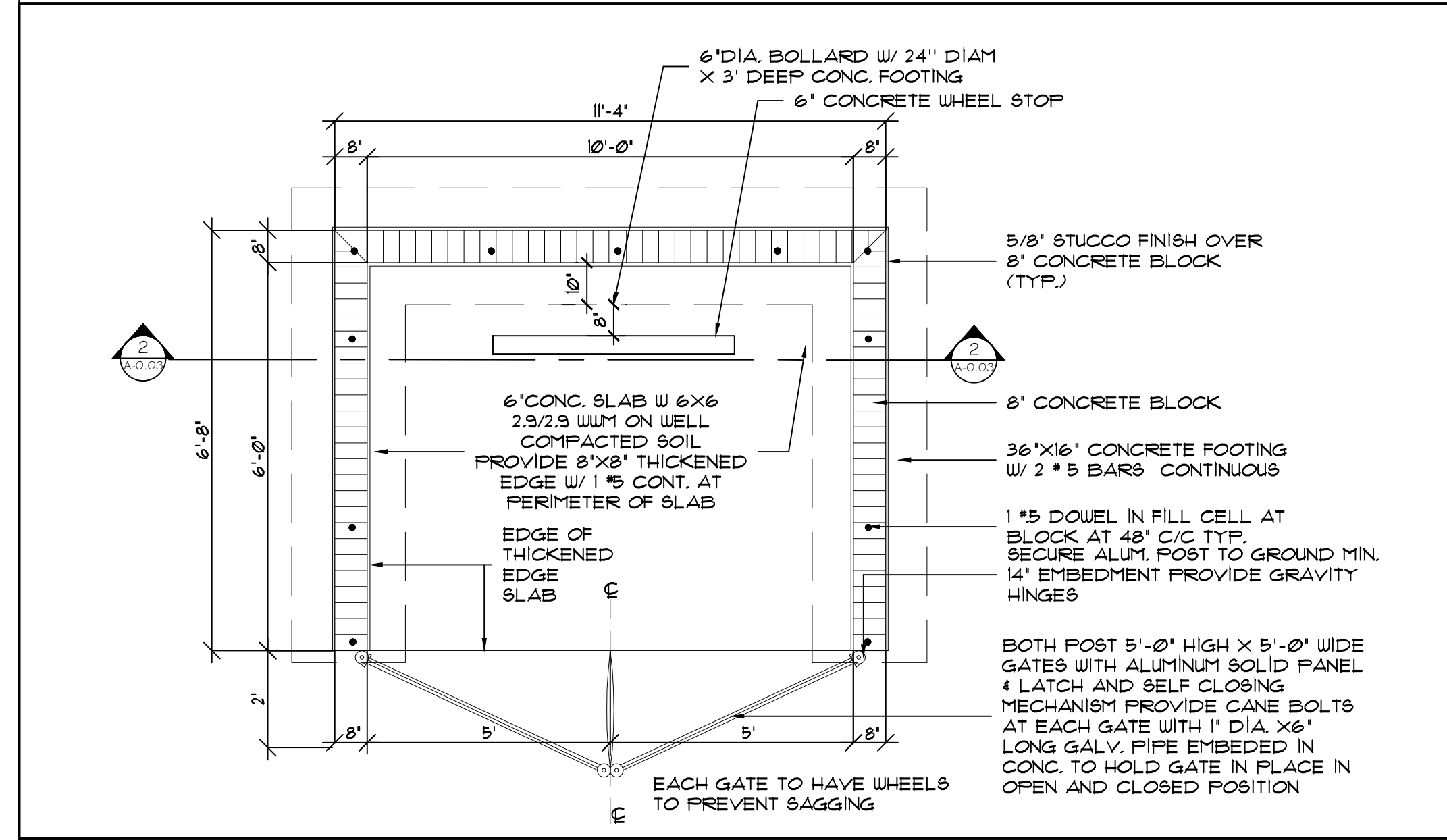
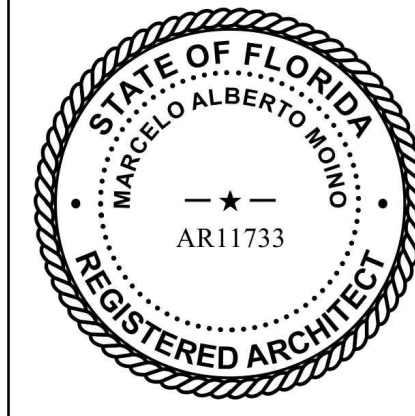
LOCATION MAP
N.T.S.



FIRE NOTES:

1. SELF-STORAGE BUILDING SHALL BE PROVIDED WITH A SPRINKLER SYSTEM PER NFPA 1133.2.21.
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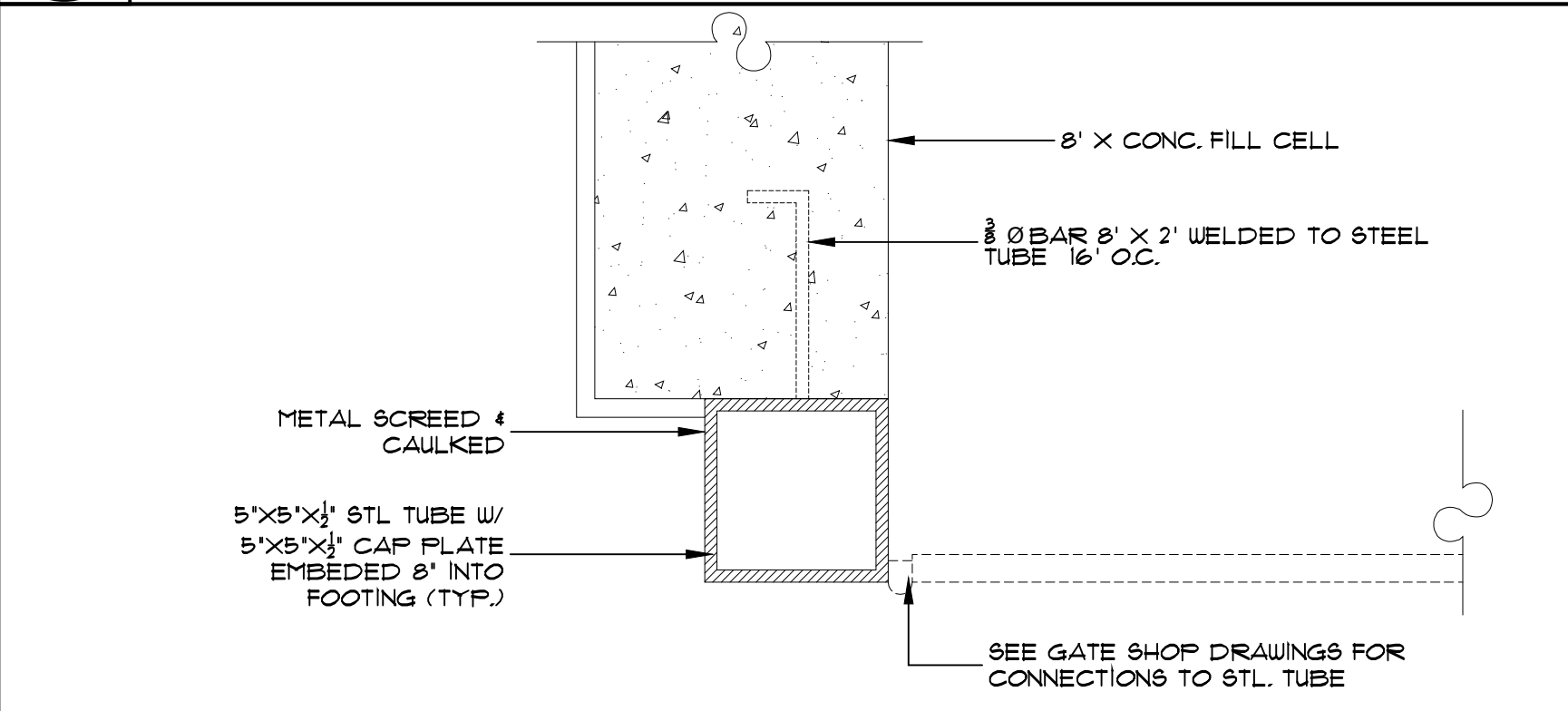
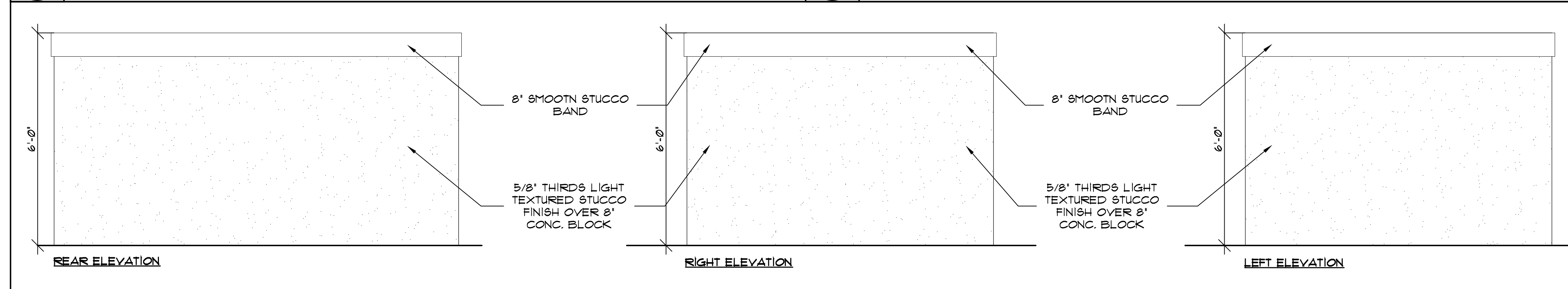
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Architect:
MARCELO A. MOINO
Florida Registration #AR-11733
Architect:
MARIA E. FERNANDEZ
Florida Registration #AR-13758



1 DUMPSTER ENCLOSURE PLAN
N.T.S.

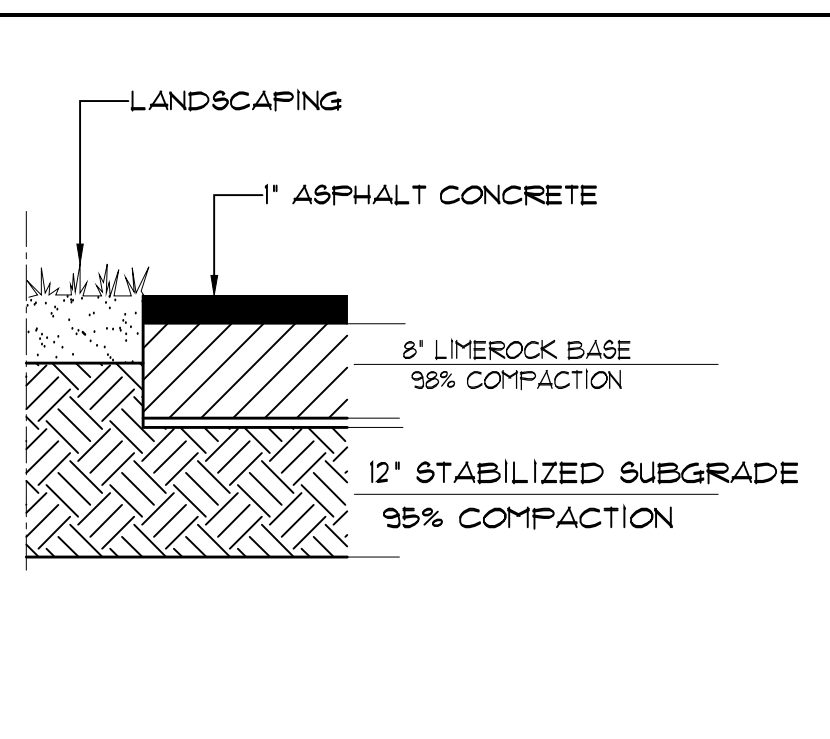
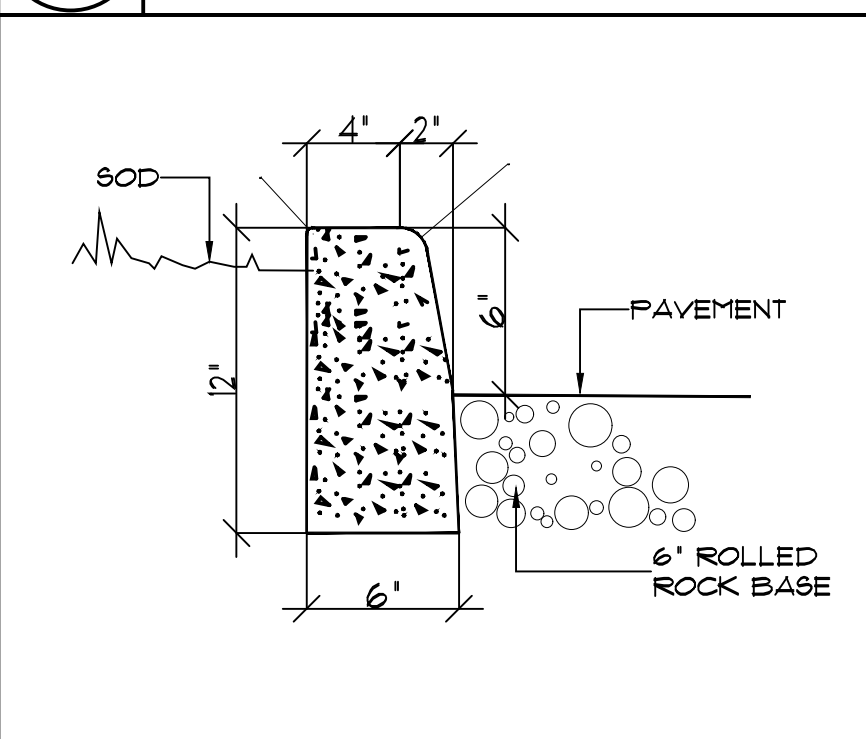
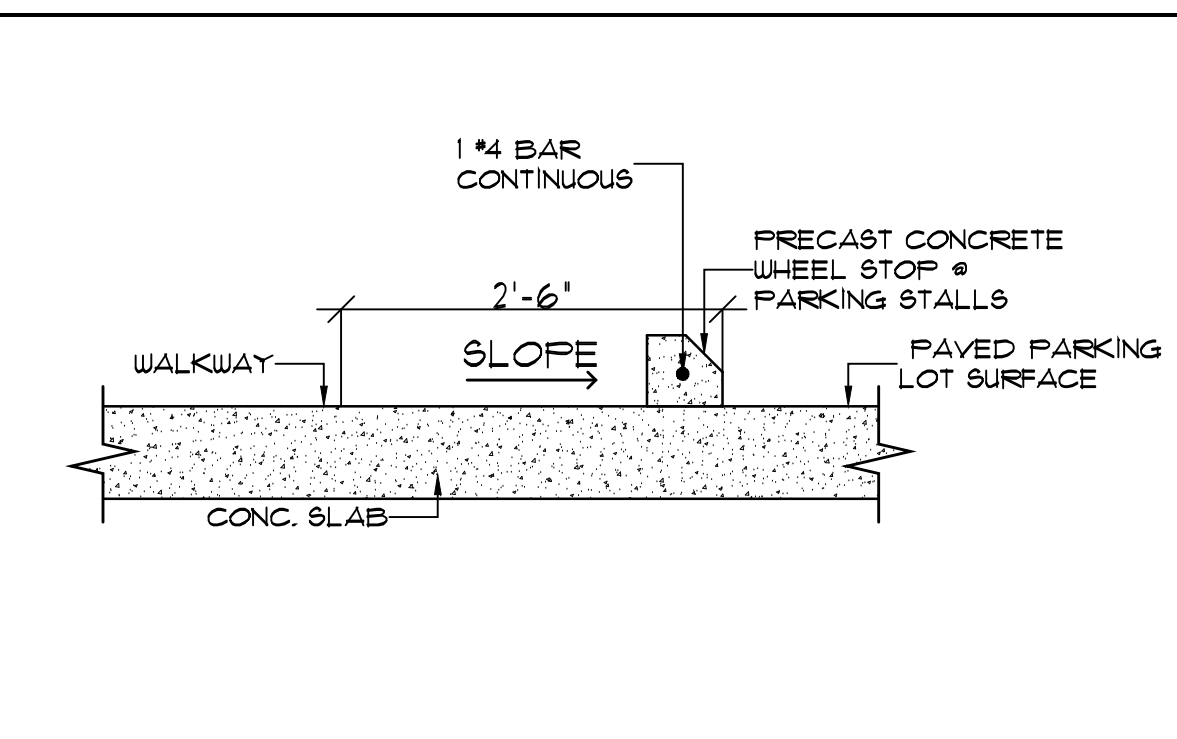
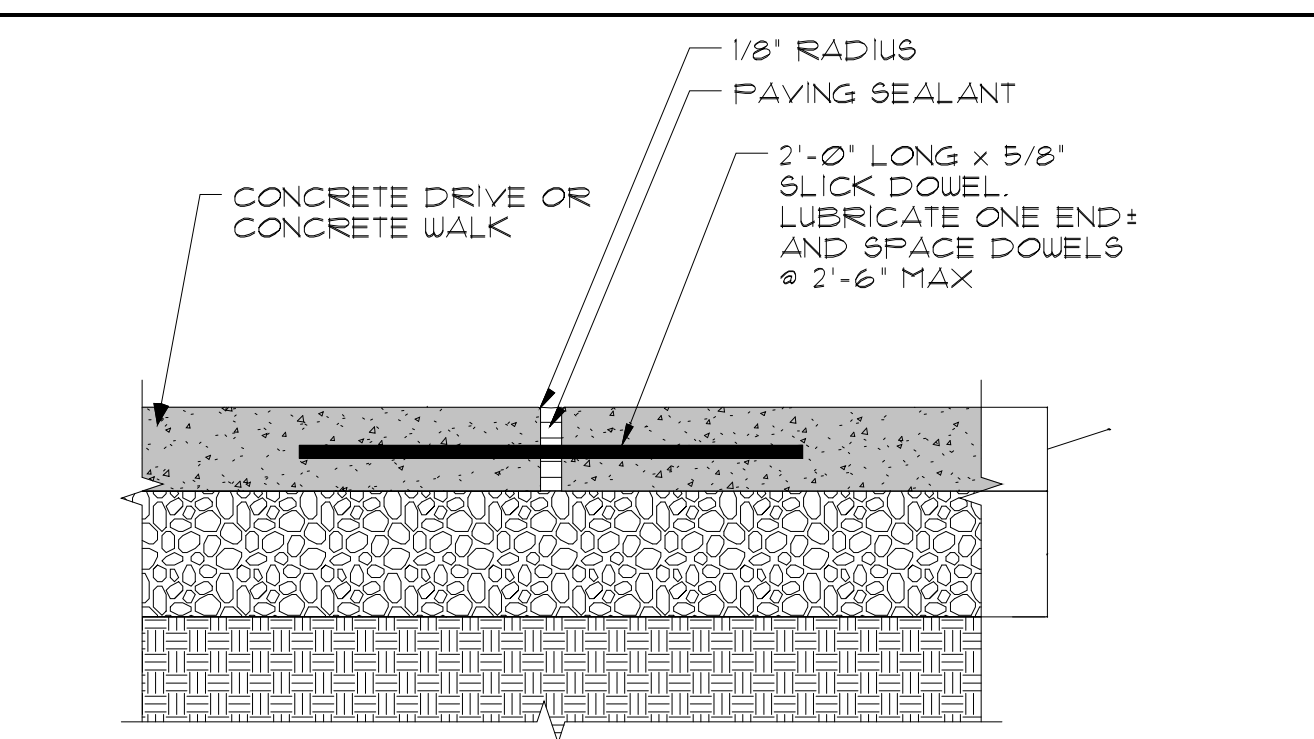
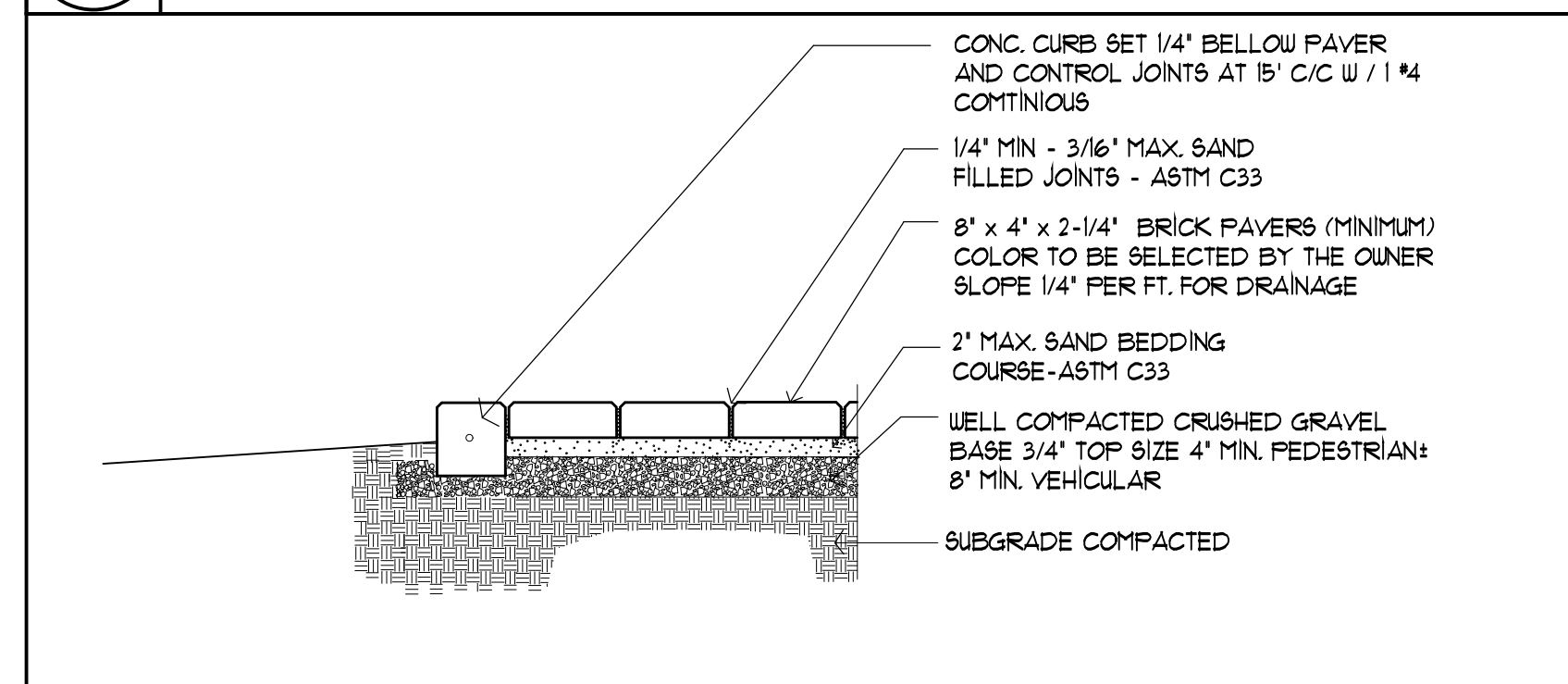
2 DUMPSTER ENCLOSURE TYPICAL SECTION
N.T.S.

3 DUMPSTER FRONT ELEVATION
N.T.S.



4 DUMPSTER ENCLOSURE ELEVATION DETAILS
N.T.S.

5 DUMPSTER GATE JAMB DETAIL
N.T.S.



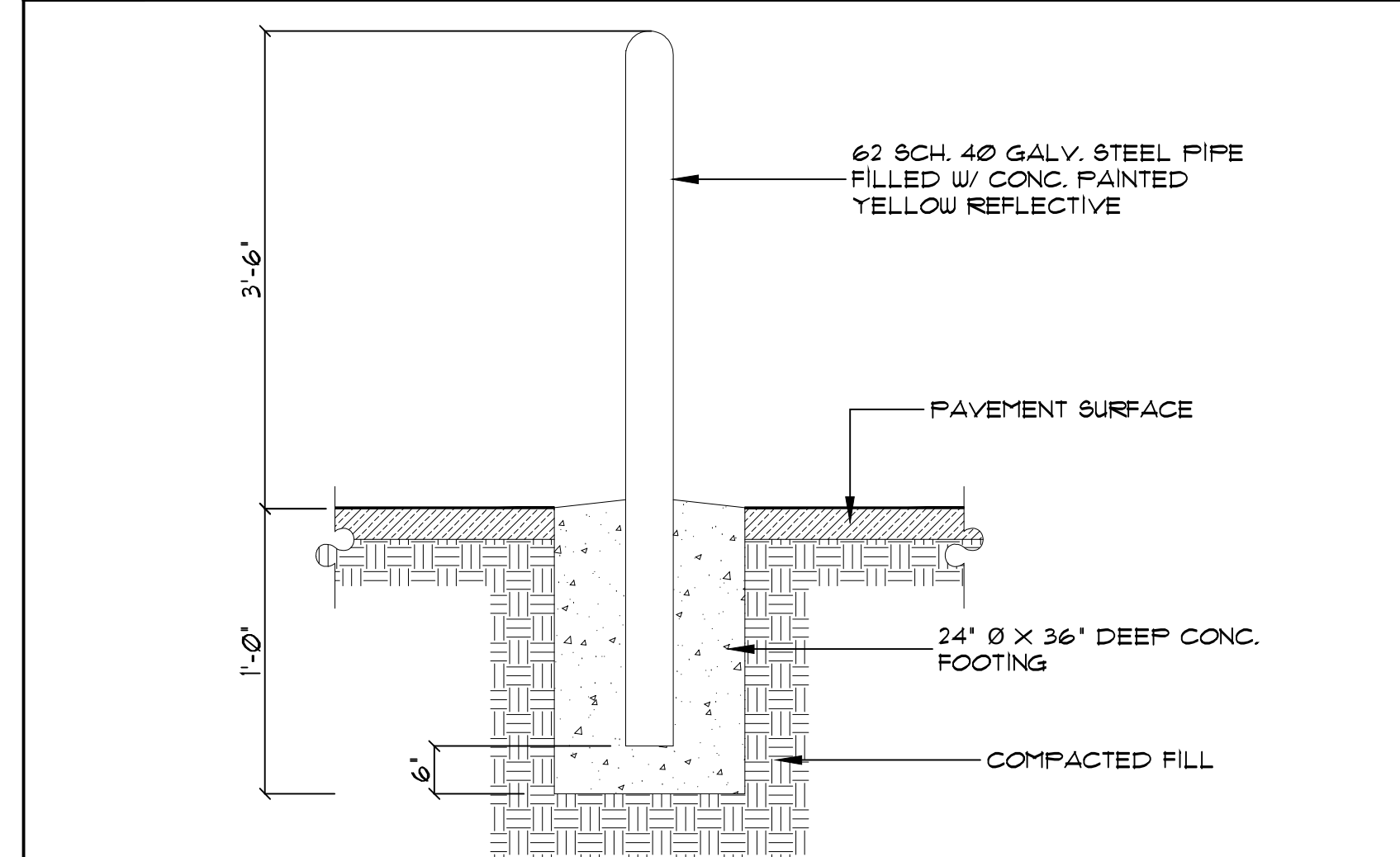
6 PAVER DETAIL
N.T.S.

7 CONSTRUCTION JOINT
N.T.S.

8 WHEEL STOP DETAIL
N.T.S.

9 6' CURB DETAIL
N.T.S.

10 TYP. PAVEMENT DETAIL
N.T.S.

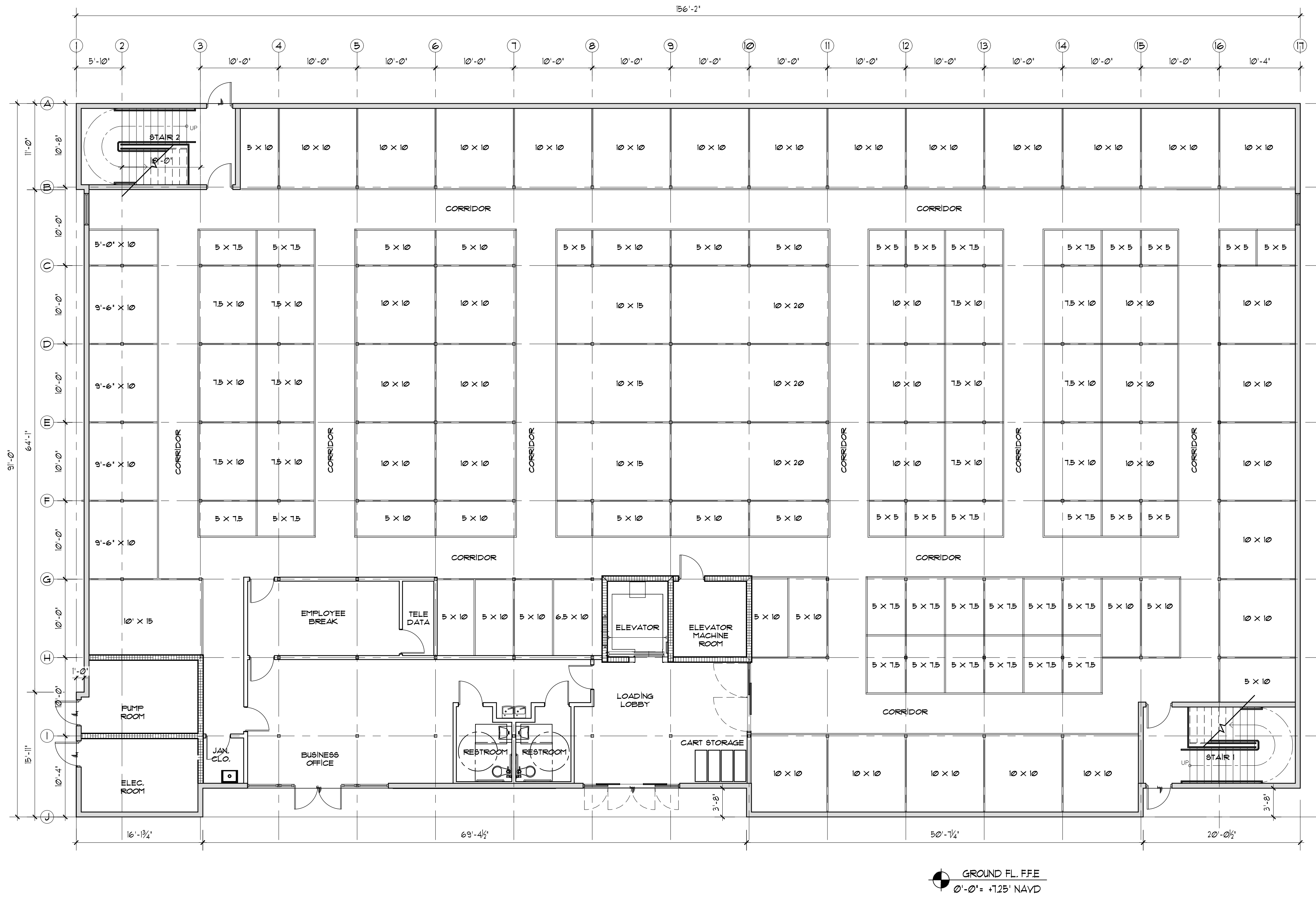
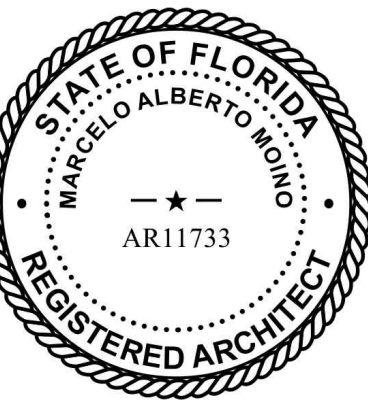


11 BOLLARD DETAIL
N.T.S.

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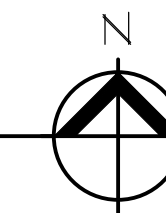
Date	JULY 2025
Commission	
Revisions	
Sheet	A-1.3



GROUND FL. F.F.E.
0'-0" = +1.25' NAVD

PROPOSED GROUND FLOOR

SCALE: 1/8" = 1'-0"



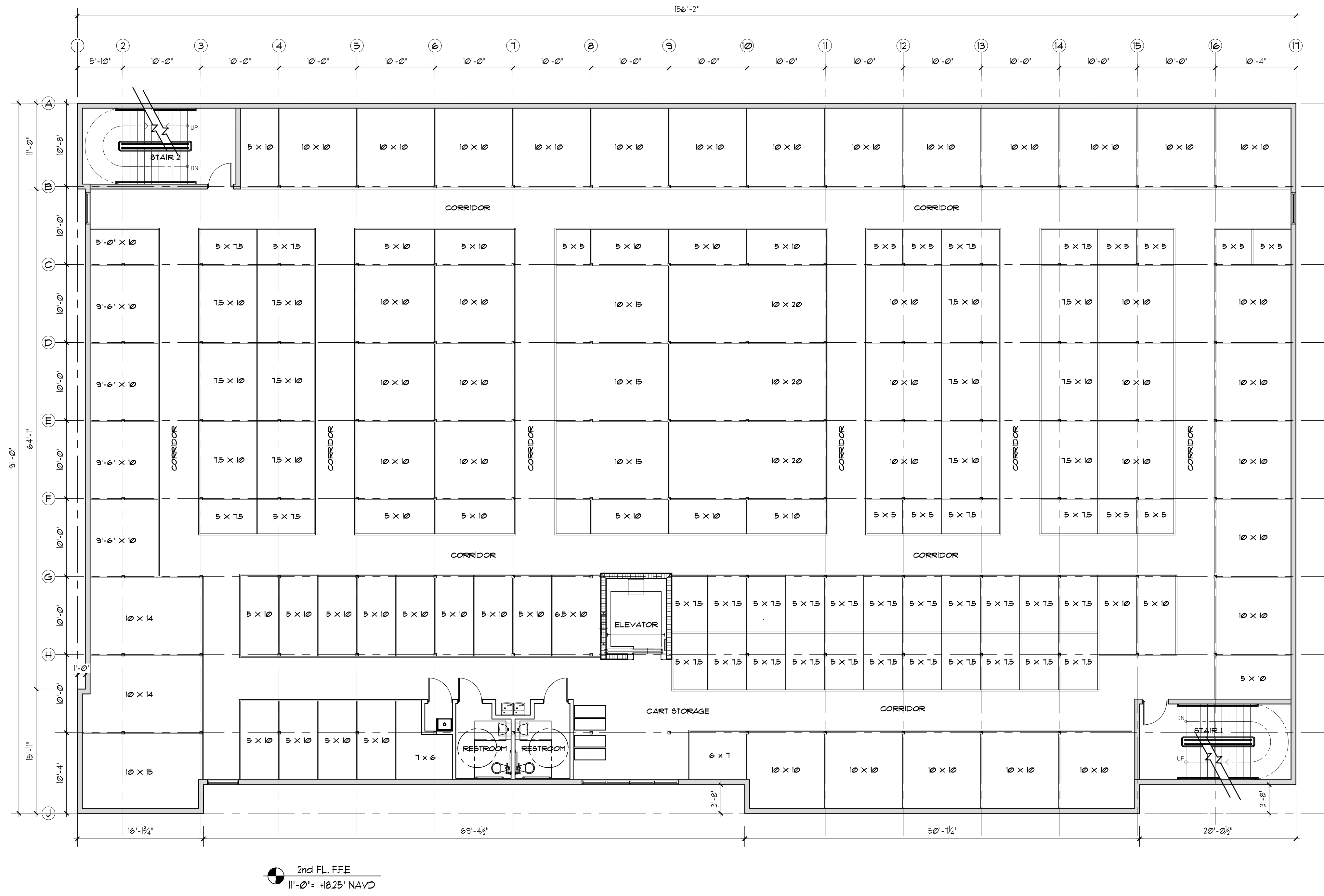
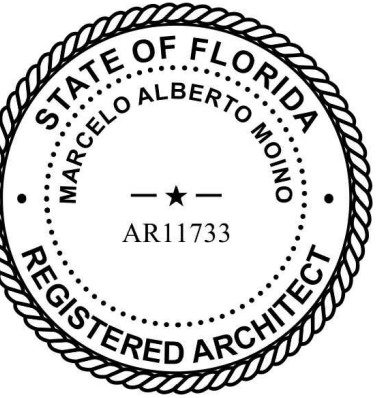
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NEW SELF-STORAGE WAREHOUSE
706 NW 27th AVE
FT. LAUDERDALE, FL. 33311

Date
JULY 2025
Commission

Revisions

Sheet
A-2.0

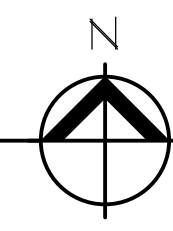
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2nd FL. FFE
11'-0" = +1025' NAVD

PROPOSED 2nd FLOOR

SCALE: 1/8" = 1'-0"



Project:

RENA MARIE MOFORIS, LLC NEW SELF-STORAGE WAREHOUSE

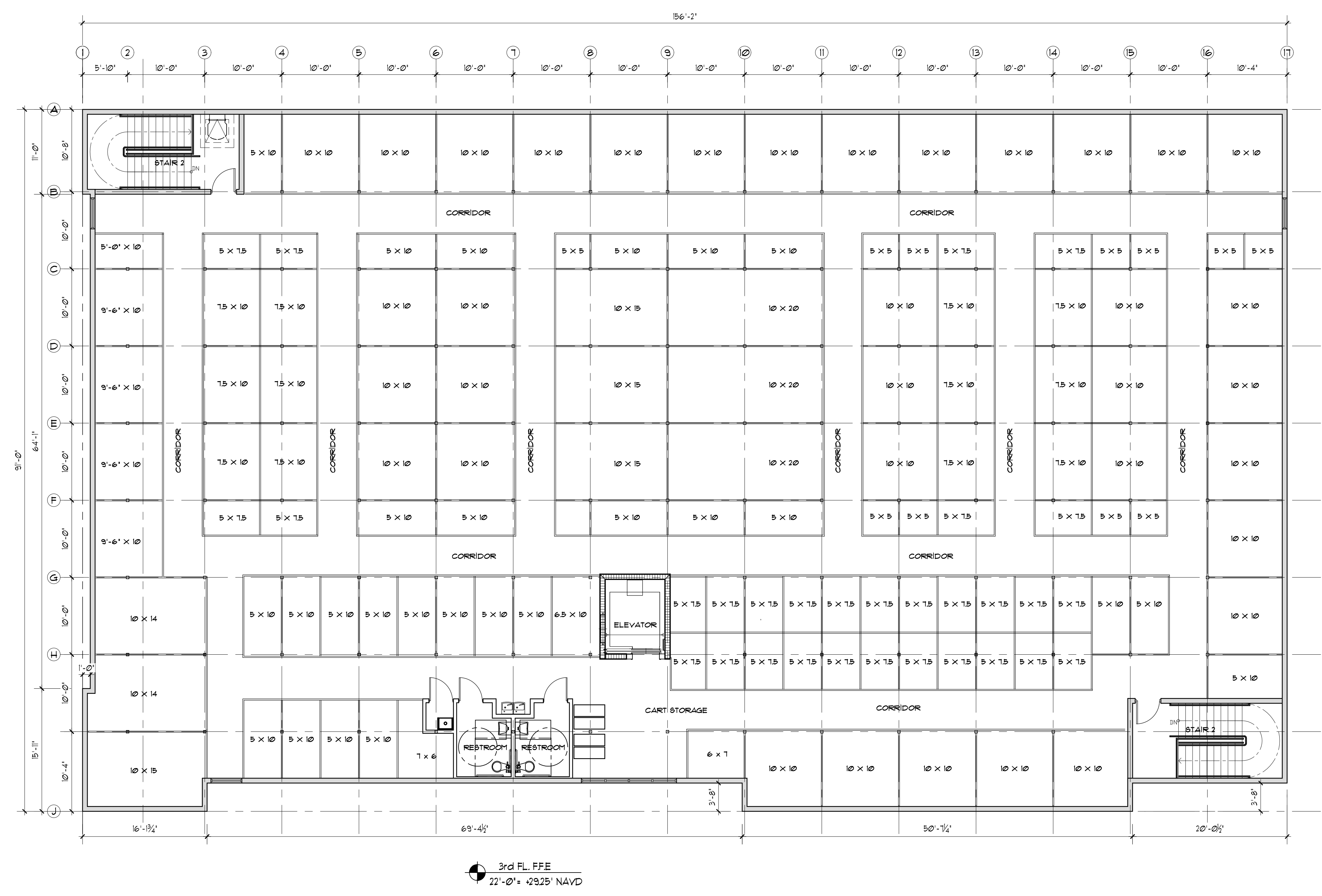
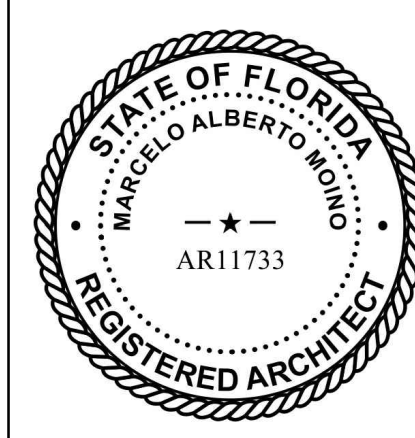
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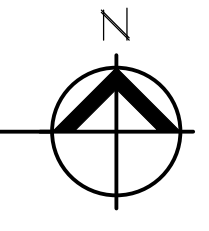
Date
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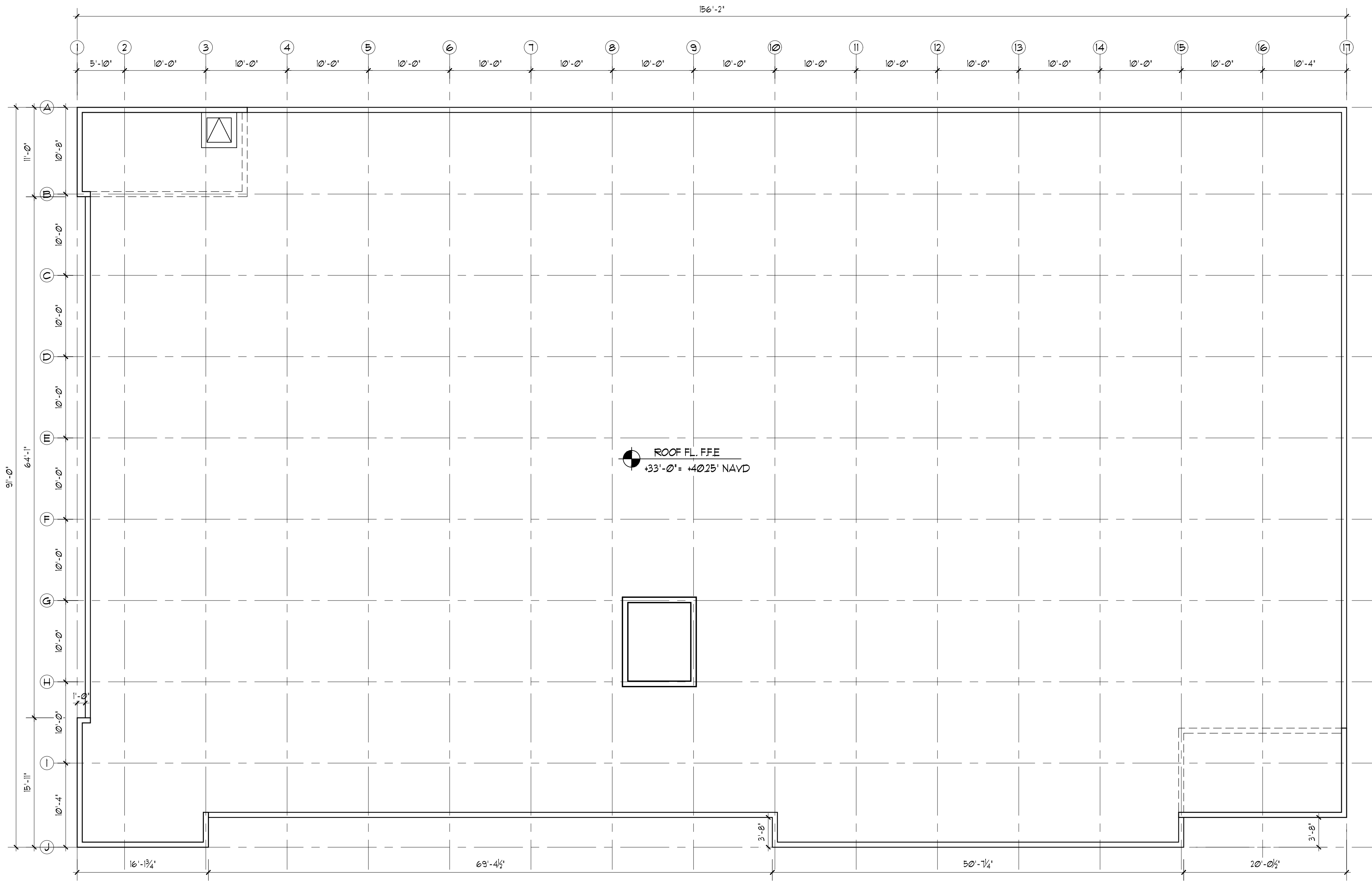
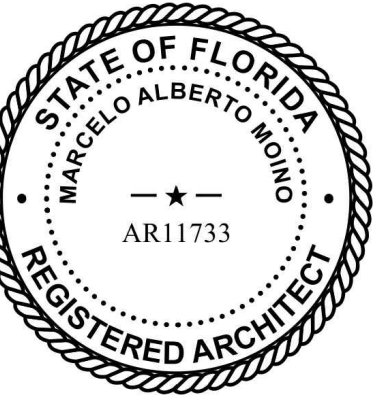
PROPOSED 3rd FLOOR
SCALE: 1/8" = 1'-0"



Project:
RENA MARIE MOFORIS, LLC
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706 NW 27th AVE
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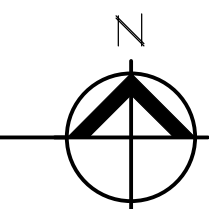
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PROPOSED ROOF FLOOR

SCALE: 1/8" = 1'-0"



Project:

RENA MARIE MOFORIS, LLC NEW SELF-STORAGE WAREHOUSE

706 NW 27th AVE
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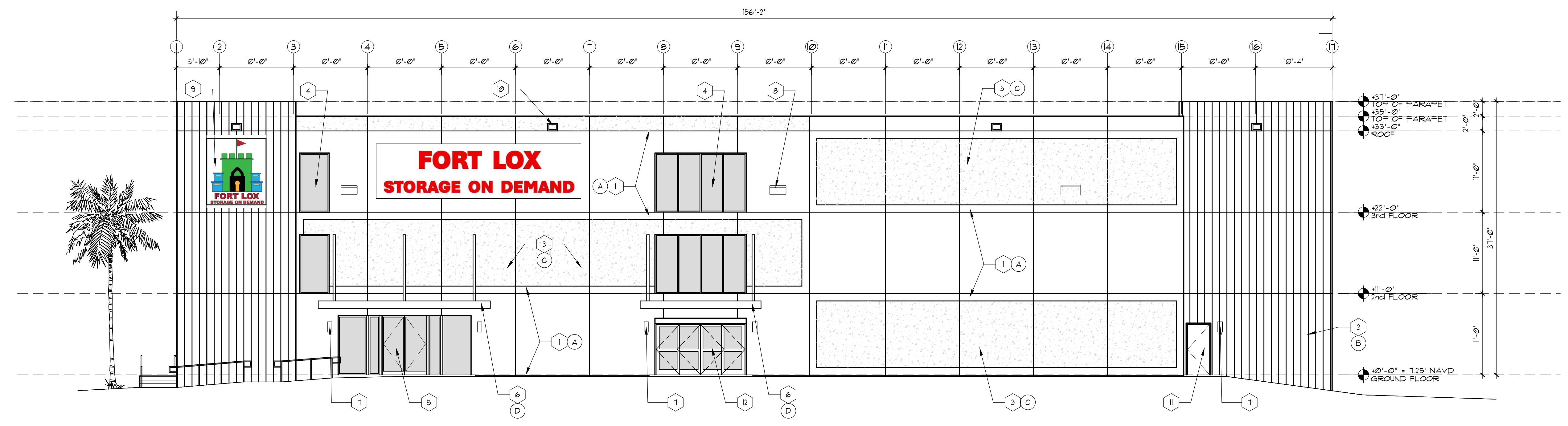
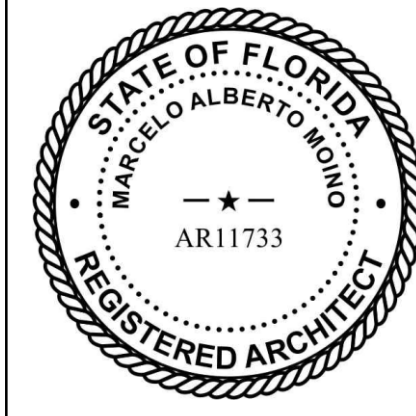
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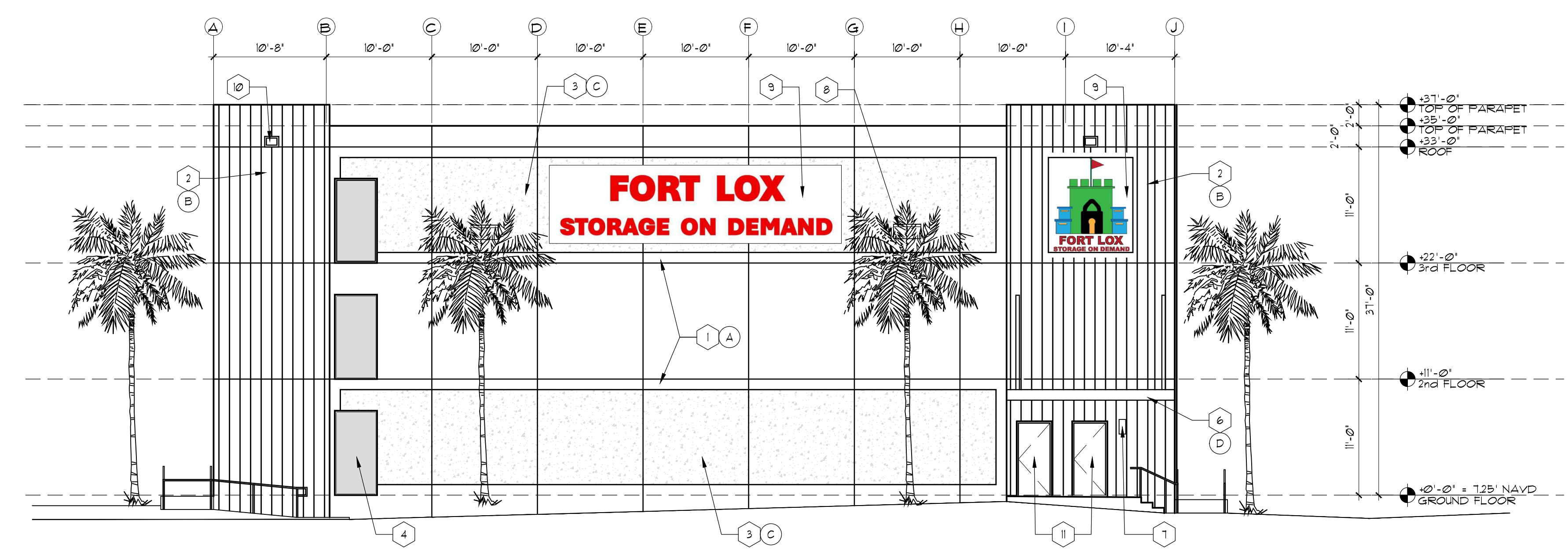
Revisions

Sheet

A-3.0



PROPOSED FRONT (SOUTH) ELEVATION
SCALE: 1/8" = 1'-0"



PROPOSED SIDE (WEST) ELEVATION
SCALE: 1/8" = 1'-0"

PAINT COLOR PALETTE			
GLIDDEN SILVER FEATHER PPG 1002-1	GLIDDEN ANTIQUE SILVER PPG 1002-5	GLIDDEN COOL SLATE PPG 1002-3	GLIDDEN RED GUMBALL PPG 1181-1

COLOR KEY NOTES	
(A) GLIDDEN SILVER FEATHER PPG 1002-1	
(B) GLIDDEN ANTIQUE SILVER PPG 1002-5	
(C) GLIDDEN COOL SLATE PPG 1002-3	
(D) GLIDDEN RED GUMBALL PPG 1181-1	

ELEVATION KEY NOTES	
(1) SMOOTH FINISH OVER CONCRETE TILT-UP PANEL	(8) FLOOD LIGHT FIXTURE TO ILLUMINATE PARKING AREA REFER TO PHOTOMETRIC DRAWINGS
(2) VERTICAL RIB FINISHED OVER CONCRETE TILT-UP PANEL	(9) FORT LOX CORPORATE SIGNAGE UNDER SEPARATED PERMIT
(3) BUSH HAMER OVER FINISHED OVER CONCRETE TILT-UP PANEL	(10) ALUMINUM OVERFLOW SCUPPER
(4) IMPACT RATED ALUMINUM STOREFRONT SYSTEM, WITH BLACK FRAME	(11) IMPACT RATED ALUMINUM METAL FLUSH DOOR COLOR GRAY
(5) IMPACT RATED ALUMINUM STOREFRONT DOOR WITH BLACK FRAME	(12) IMPACT RATED ALUMINUM AUTOMATIC SLIDING DOOR DOOR WITH BLACK FRAME
(6) PRE-ENGINEERED ALUM CANOPY COLOR RED AND BRONZE	
(7) SURFACE MOUNTED DECORATIVE EXTERIOR LIGHT FIXTURE, COLOR BLACK	

Project:

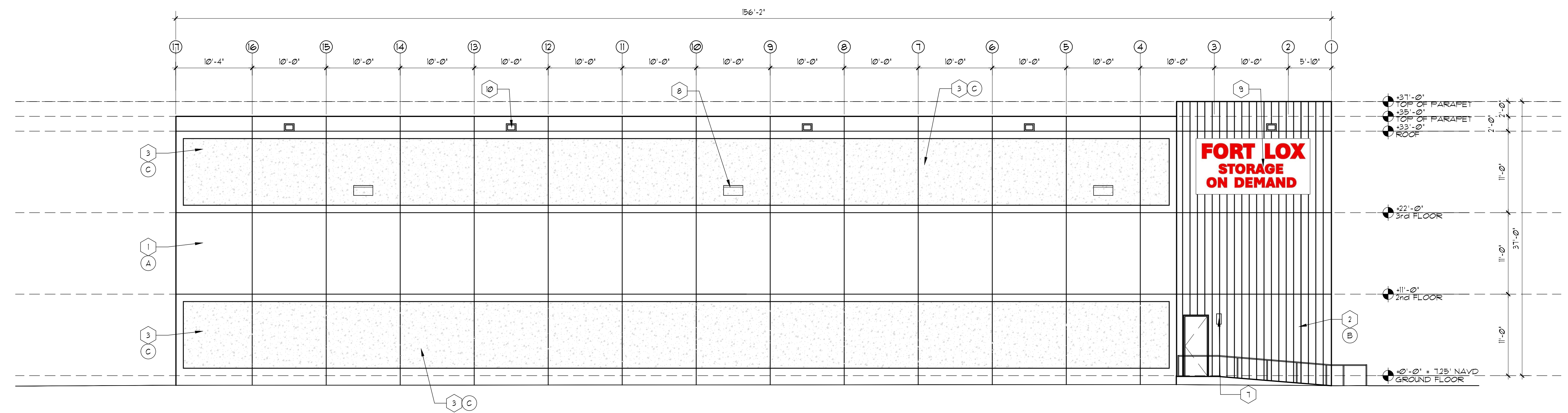
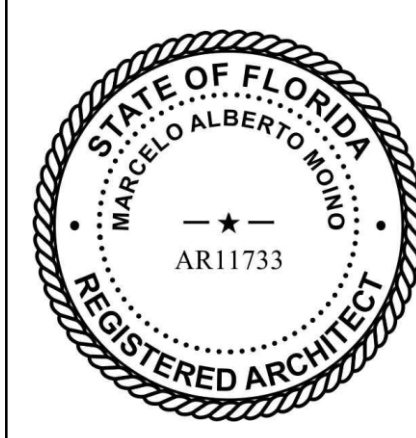
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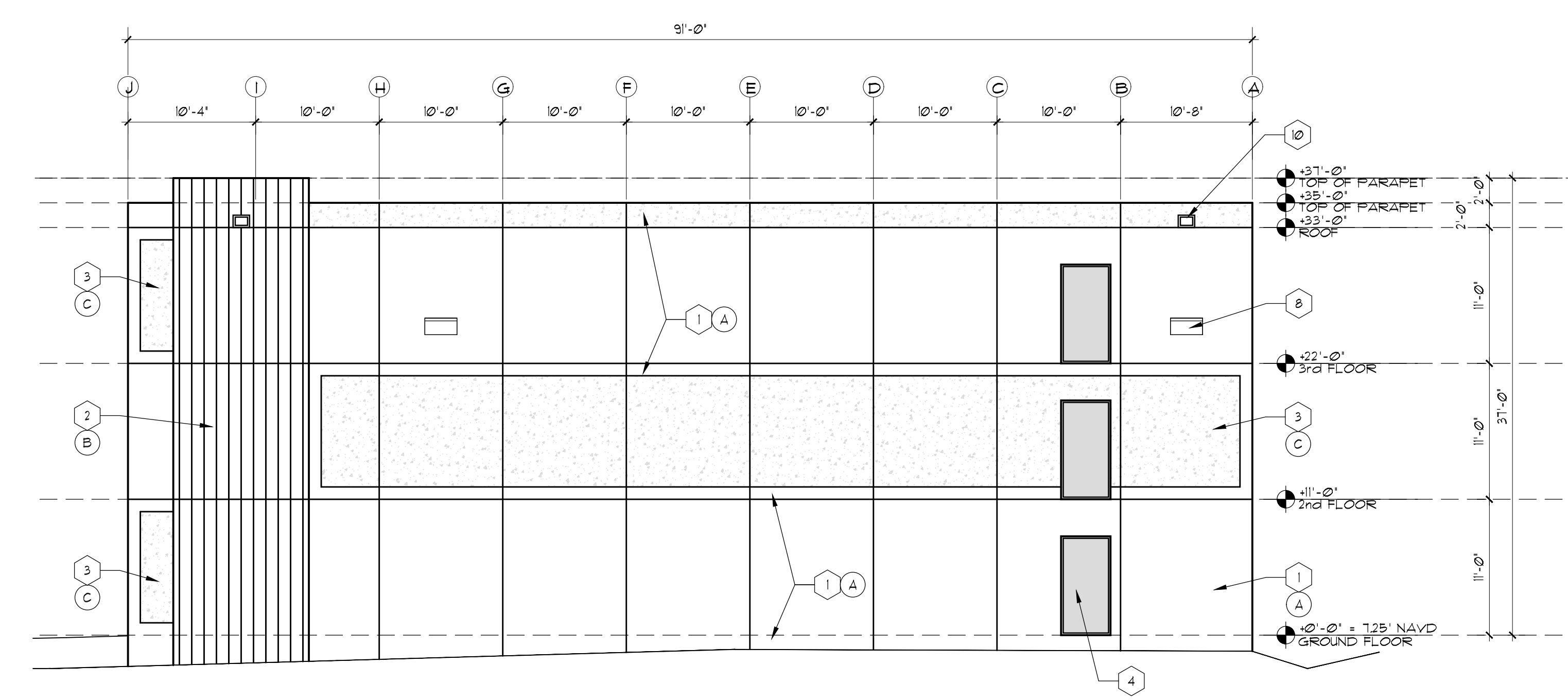
PROPOSED REAR (NORTH) ELEVATION

SCALE: 1/8" = 1'-0"

PAINT COLOR PALETTE			
GLIDDEN SILVER FEATHER PPG 1002-1	GLIDDEN ANTIQUE SILVER PPG 1002-5	GLIDDEN COOL SLATE PPG 1002-3	GLIDDEN RED GUMBALL PPG 1181-1

COLOR KEY NOTES	
(A)	GLIDDEN SILVER FEATHER PPG 1002-1
(B)	GLIDDEN ANTIQUE SILVER PPG 1002-5
(C)	GLIDDEN COOL SLATE PPG 1002-3
(D)	GLIDDEN RED GUMBALL PPG 1181-1

ELEVATION KEY NOTES			
(1)	SMOOTH FINISH OVER CONCRETE TILT-UP PANEL	(8)	FLOOD LIGHT FIXTURE TO ILLUMINATE PARKING AREA REFER TO PHOTOMETRIC DRAWINGS
(2)	VERTICAL RIB FINISHED OVER CONCRETE TILT-UP PANEL	(9)	FORT LOX CORPORATE SIGNAGE UNDER SEPARATED PERMIT
(3)	BUSH HAMER OVER FINISHED OVER CONCRETE TILT-UP PANEL	(10)	ALUMINUM OVERFLOW SCUPPER
(4)	IMPACT RATED ALUMINUM STOREFRONT SYSTEM, WITH BLACK FRAME	(11)	IMPACT RATED ALUMINUM METAL FLUSH DOOR COLOR GRAY
(5)	IMPACT RATED ALUMINUM STOREFRONT DOOR WITH BLACK FRAME	(12)	IMPACT RATED ALUMINUM AUTOMATIC SLIDING DOOR DOOR WITH BLACK FRAME
(6)	PRE-ENGINEERED ALUM CANOPY COLOR RED AND BRONZE		
(7)	SURFACE MOUNTED DECORATIVE EXTERIOR LIGHT FIXTURE, COLOR BLACK		



PROPOSED SIDE (EAST) ELEVATION

SCALE: 1/8" = 1'-0"

Project:

RENA MARIE MOFORIS, LLC
NEW SELF STORAGE WAREHOUSE
706 NW 27th AVE
FT. LAUDERDALE, FL. 33311

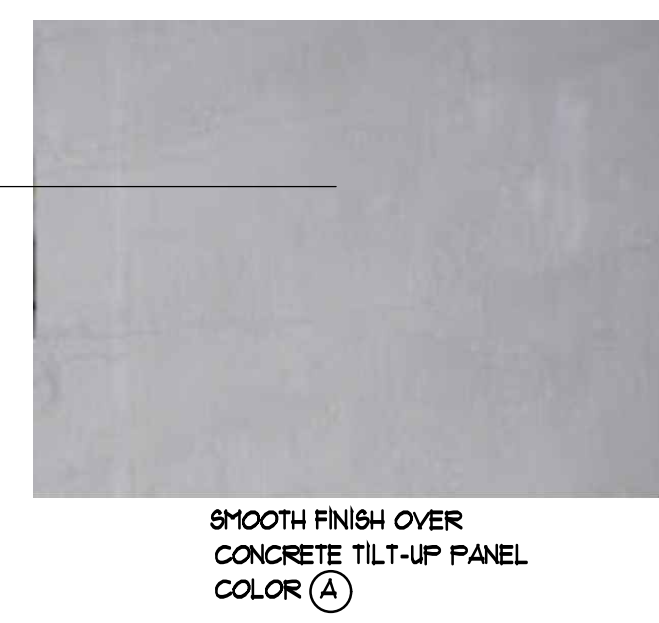
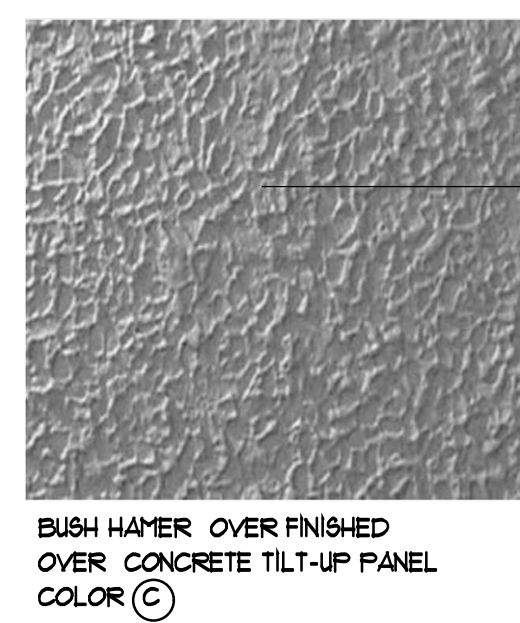
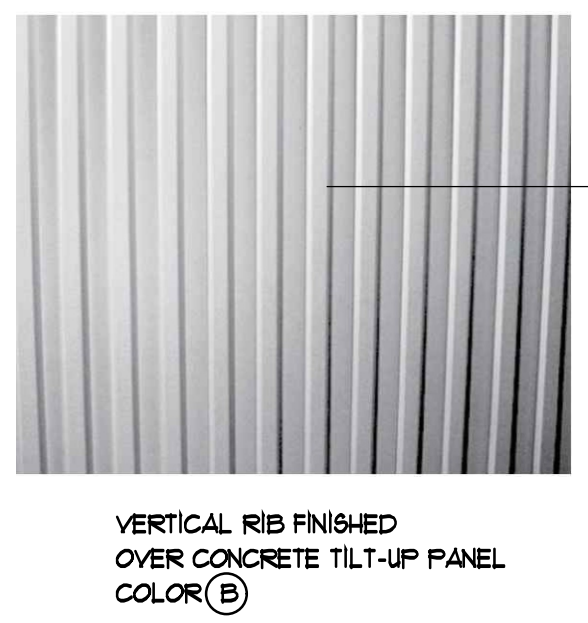
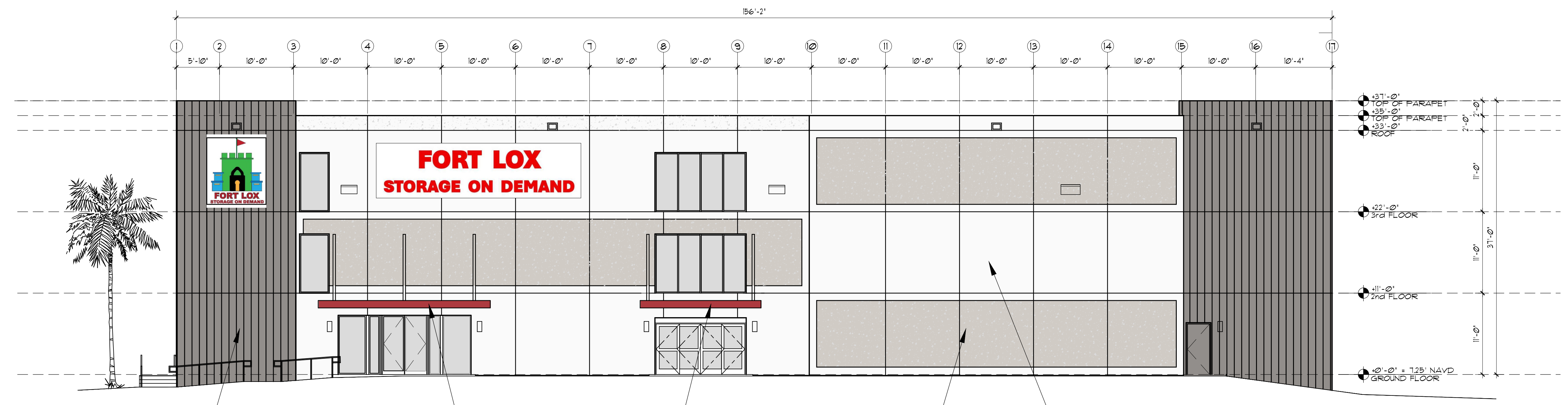
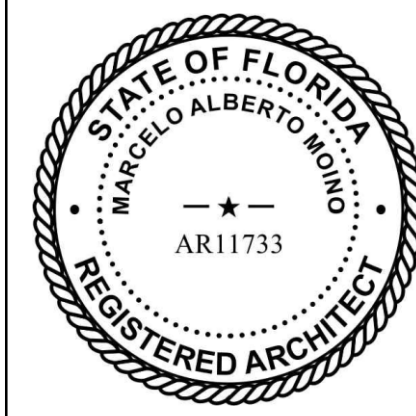
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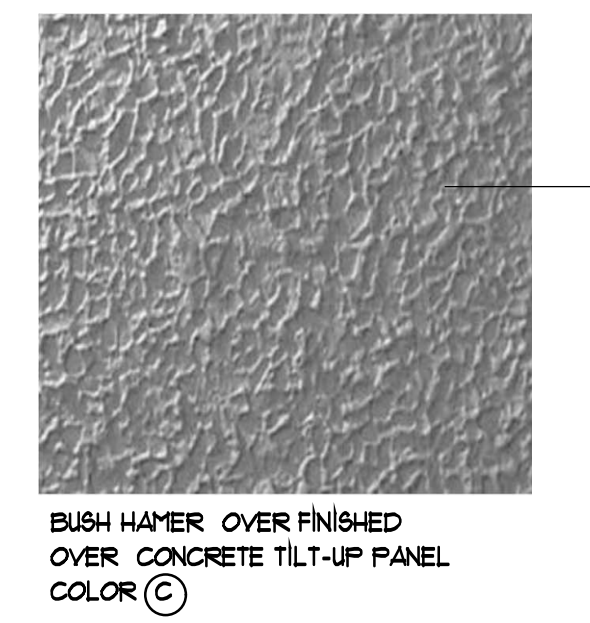
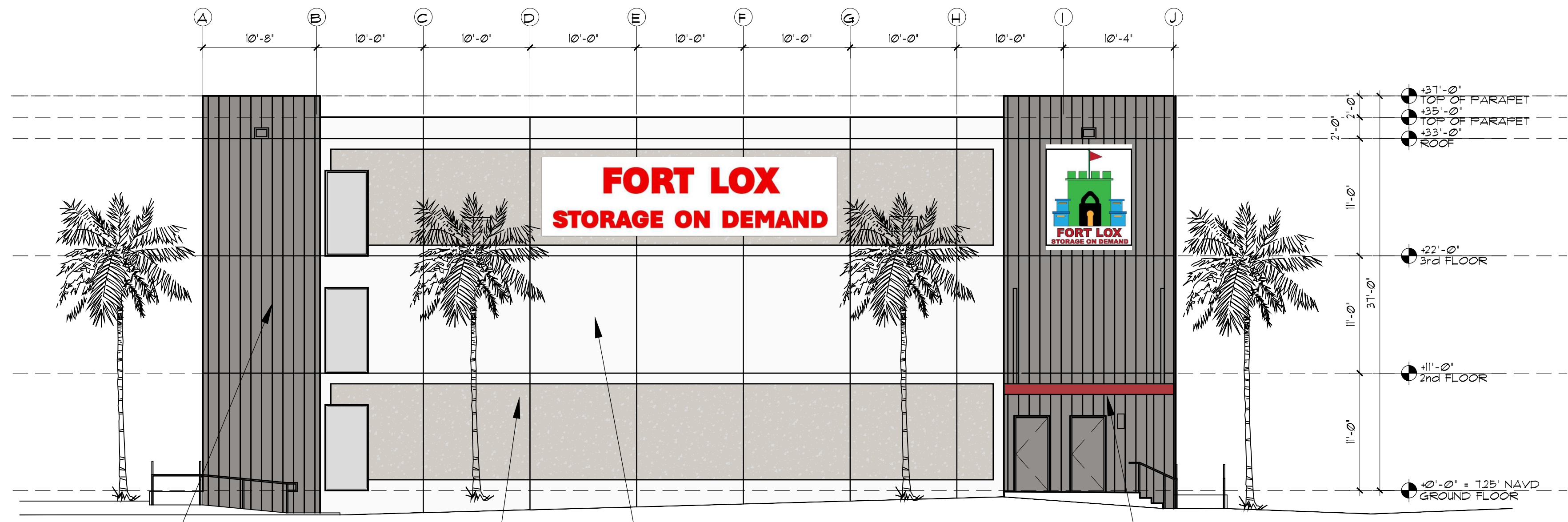
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Phone: (954) 554 0708
Architect:
MARCELO A. MOINO
Florida Registration #AR-11733
Architect:
MARIA E. FERNANDEZ
Florida Registration #AR-13758



PROPOSED FRONT (SOUTH) ELEVATION
SCALE: 1/8" = 1'-0"

PAINT COLOR PALETTE			
GLIDDEN SILVER FEATHER PFG 1002-1	GLIDDEN ANTIQUE SILVER PFG 1002-5	GLIDDEN COOL SLATE PFG 1002-3	GLIDDEN RED GUMBALL PFG 101-1

COLOR KEY NOTES	
(A)	GLIDDEN SILVER FEATHER PFG 1002-1
(B)	GLIDDEN ANTIQUE SILVER PFG 1002-5
(C)	GLIDDEN COOL SLATE PFG 1002-3
(D)	GLIDDEN RED GUMBALL PFG 101-1



PROPOSED SIDE (WEST) ELEVATION
SCALE: 1/8" = 1'-0"

Project:
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Commission
Revisions

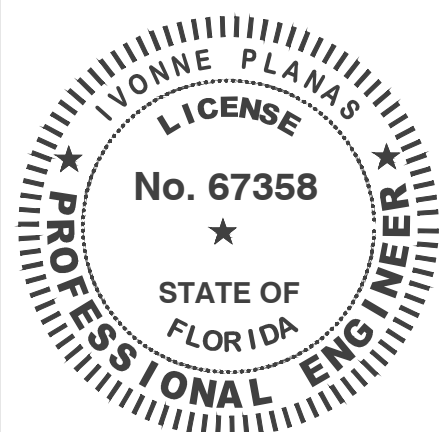


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DESIGN AND CONSULTING SERVICES
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REVISIONS	DATE	DESCRIPTION
1	12/15/2025	SITE PLAN REVIEW COMMENTS

706 NW 27th Avenue,
Fort Lauderdale, FL 33311
Paving, Grading, and Drainage Plan



IVONNE PLANAS, P.E.
FL. LICENSE 67358

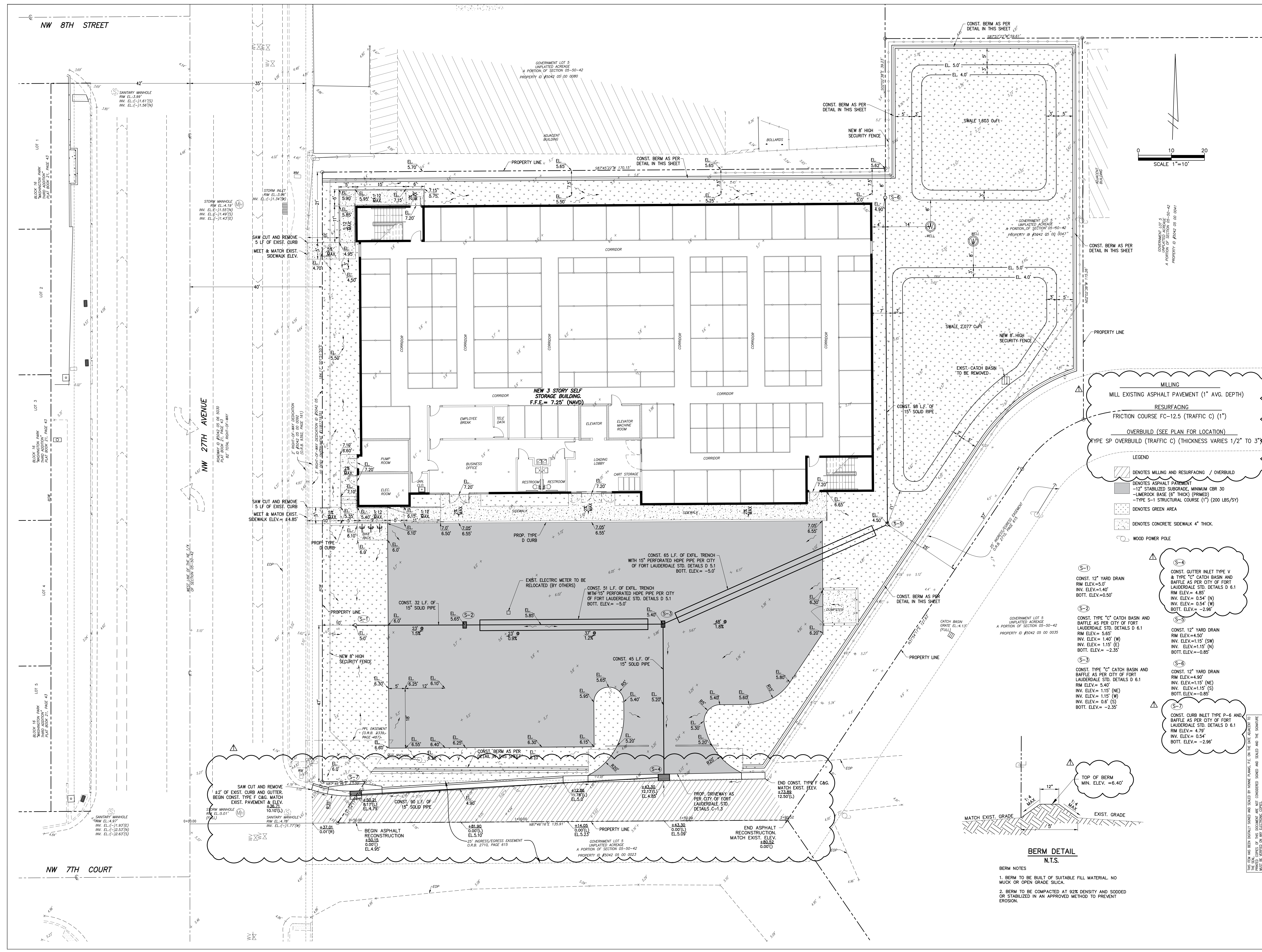
DATE 12-15-2025

SCALE AS SHOWN

DRAWN I.P.

SHEET No. 1 of 5

C-1



MILLING
MILL EXISTING ASPHALT PAVEMENT (1" AVG. DEPTH)

RESURFACING
FRICTION COURSE FC-12.5 (TRAFFIC C) (1")

OVERBUILD (SEE PLAN FOR LOCATION)
TYPE SP OVERBUILD (TRAFFIC C) (THICKNESS VARIES 1/2" TO 3")

LEGEND

- ▨ DENOTES MILLING AND RESURFACING / OVERBUILD
- ▨ DENOTES ASPHALT PAVEMENT
- ▨ 12" STABILIZED SUBGRADE, MINIMUM CBR 30
- ▨ LIMEROCK BASE (6" THICK) (PRIMED)
- ▨ TYPE S-1 STRUCTURAL COURSE (1") (200 LBS/SY)
- ▨ DENOTES GREEN AREA
- ▨ DENOTES CONCRETE SIDEWALK 4" THICK
- WOOD POWER POLE

S-1
CONST. 12" YARD DRAIN
RIM ELEV.=5.0'
INV. ELEV.=1.40'
BOTT. ELEV.=0.50'

S-2
CONST. TYPE "C" CATCH BASIN AND BAFFLE AS PER CITY OF FORT LAUDERDALE STD. DETAILS D 6.1
RIM ELEV.= 5.65'
INV. ELEV.=1.15' (W)
INV. ELEV.=1.15' (E)
BOTT. ELEV.= -2.35'

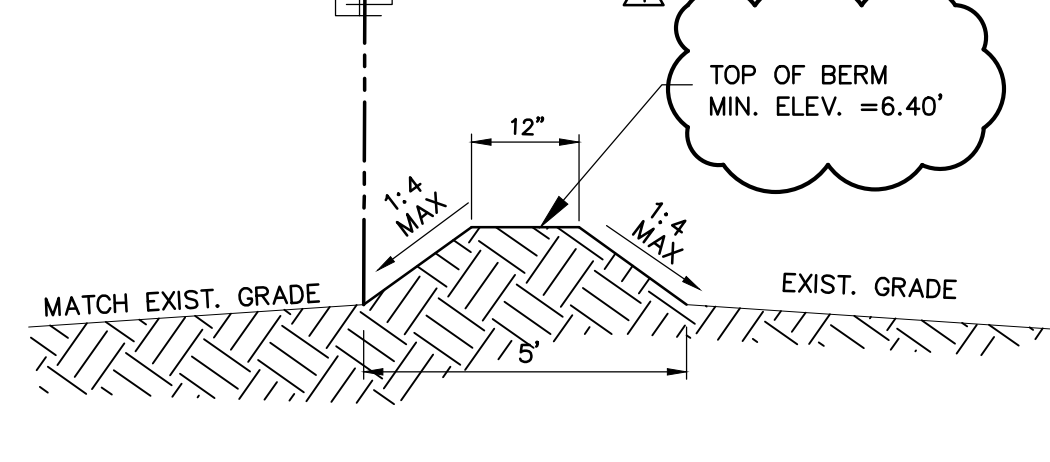
S-3
CONST. TYPE "C" CATCH BASIN AND BAFFLE AS PER CITY OF FORT LAUDERDALE STD. DETAILS D 6.1
RIM ELEV.= 5.40'
INV. ELEV.=1.15' (NE)
INV. ELEV.=1.15' (S)
BOTT. ELEV.= -2.35'

S-4
CONST. GUTTER INLET TYPE V & TYPE "C" CATCH BASIN AND BAFFLE AS PER CITY OF FORT LAUDERDALE STD. DETAILS D 6.1
RIM ELEV.= 4.85'
INV. ELEV.= 0.54' (N)
INV. ELEV.= 0.54' (W)
BOTT. ELEV.= -2.96'

S-5
CONST. 12" YARD DRAIN
RIM ELEV.=4.50'
INV. ELEV.=1.15' (SW)
INV. ELEV.=1.15' (N)
BOTT. ELEV.= -2.85'

S-6
CONST. 12" YARD DRAIN
RIM ELEV.=4.90'
INV. ELEV.=1.15' (NE)
INV. ELEV.=1.15' (S)
BOTT. ELEV.= -2.85'

S-7
CONST. CURB INLET TYPE P-6 AND BAFFLE AS PER CITY OF FORT LAUDERDALE STD. DETAILS D 6.1
RIM ELEV.= 4.79'
INV. ELEV.= 0.54'
BOTT. ELEV.= -2.96'



BERM DETAIL
N.T.S.

BERM NOTES

- BERM TO BE BUILT OF SUITABLE FILL MATERIAL, NO MUCK OR OPEN GRADE SILICA.
- BERM TO BE COMPACTED AT 92% DENSITY AND SODED OR STABILIZED IN AN APPROVED METHOD TO PREVENT EROSION.

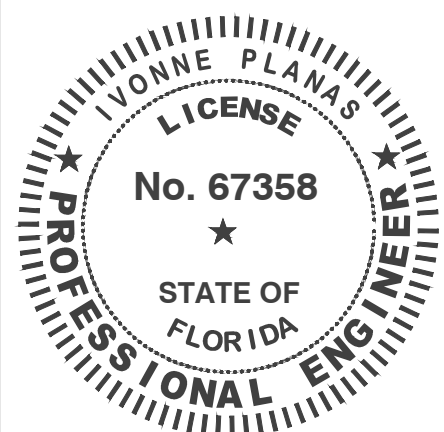


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REVISIONS	COMMENTS
1	SITE PLAN REVIEW
2	12/15/2025

706 NW 27th AVENUE. FORT LAUDERDALE, FL 33311 SIGNING AND PAVEMENT MARKINGS PLAN



IVONNE PLANAS, P.E.
FL. LICENSE 67358

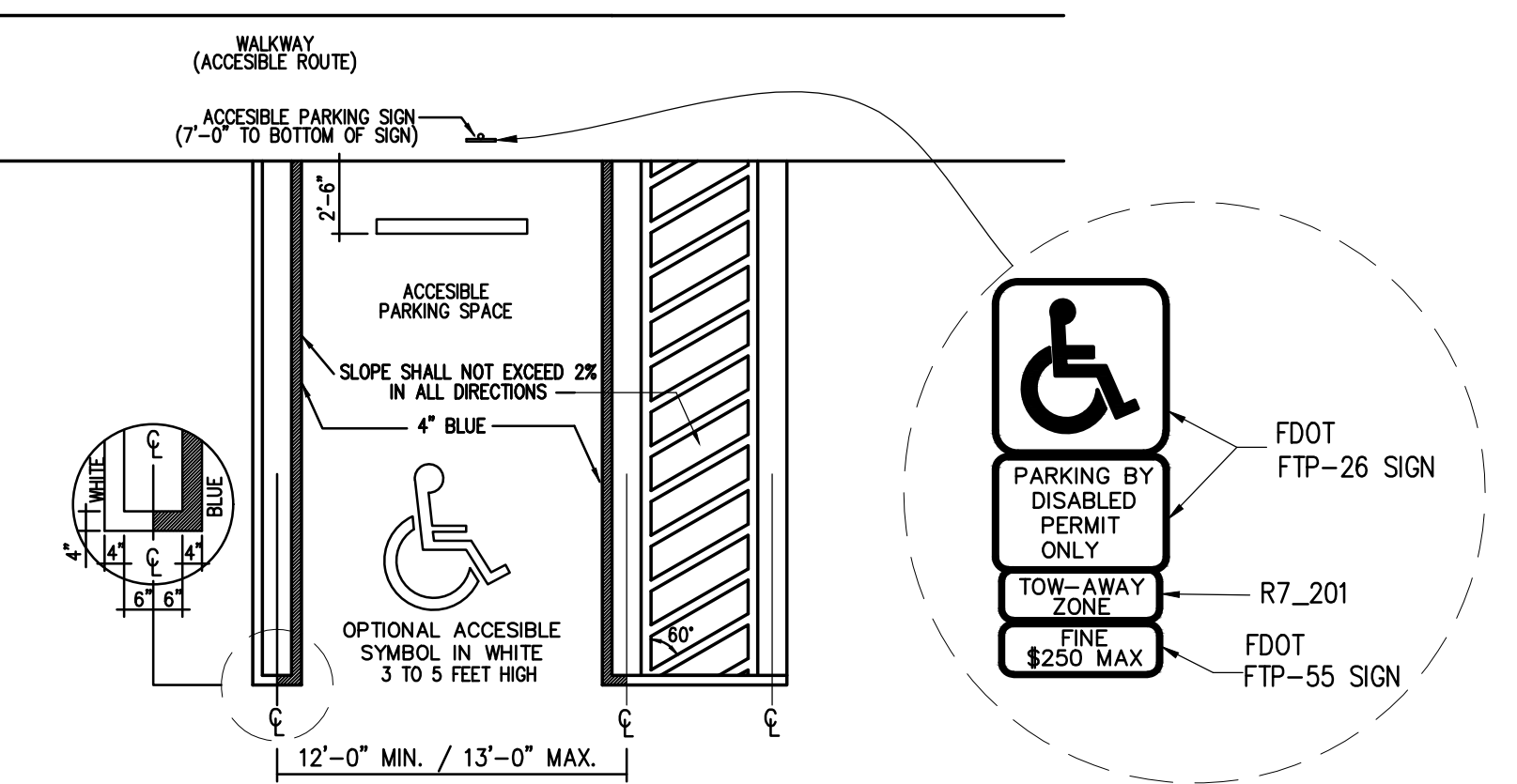
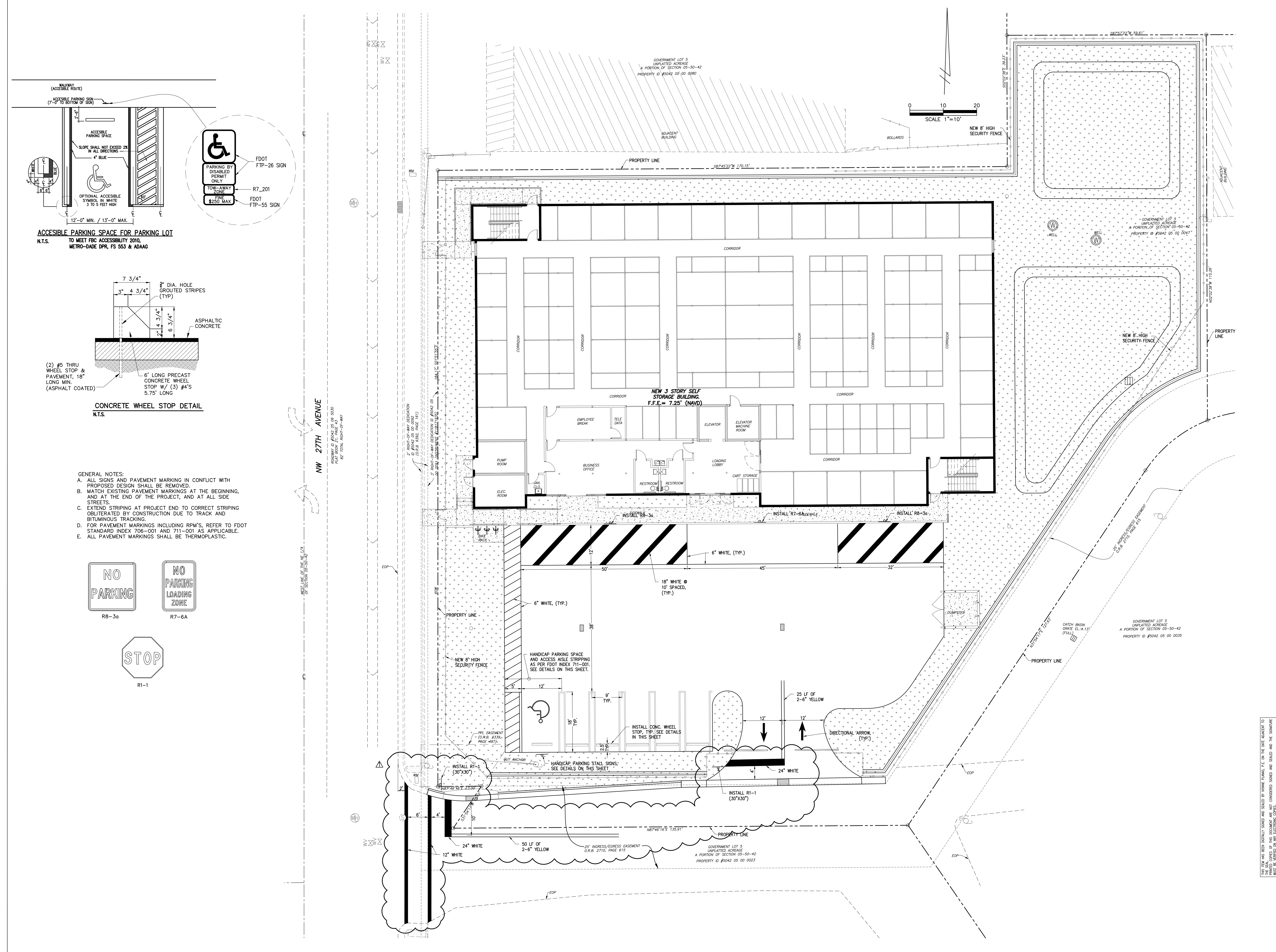
DATE 12-15-2025

SCALE AS SHOWN

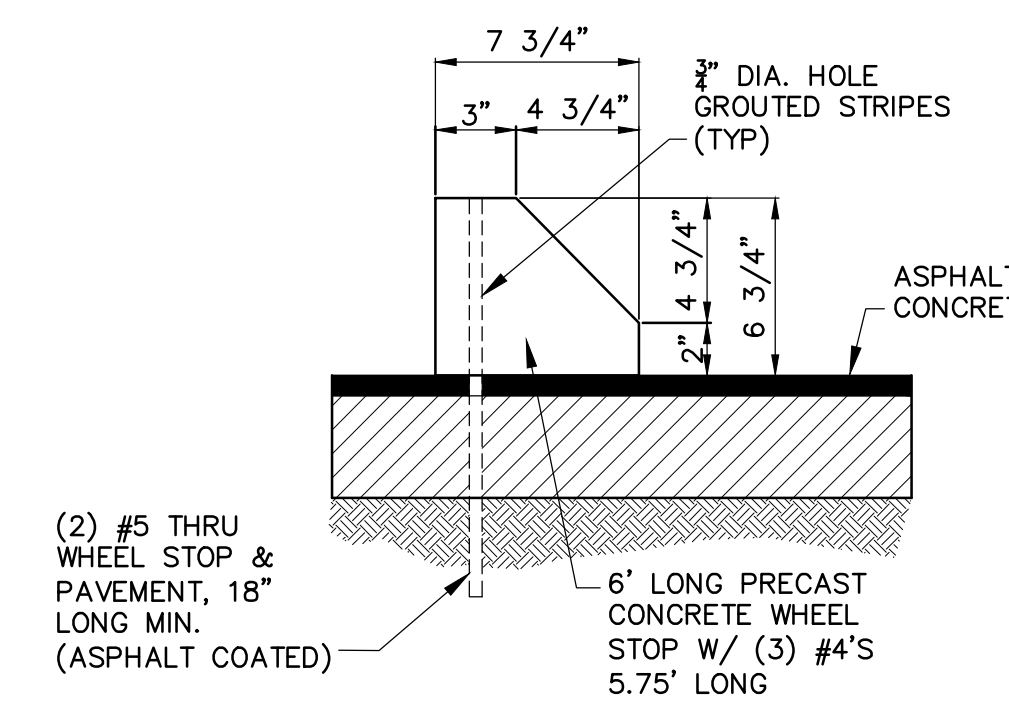
DRAWN I.P.

SHEET No. 2 of 5

C-2

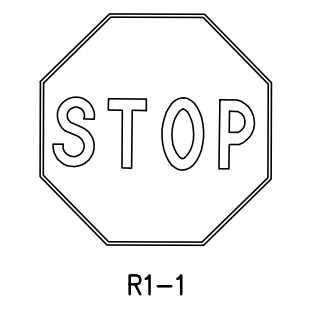


ACCESSIBLE PARKING SPACE FOR PARKING LOT
N.T.S.
TO MEET FBC ACCESSIBILITY 2010,
METRO-DADE DPR, FS 553 & ADAAG

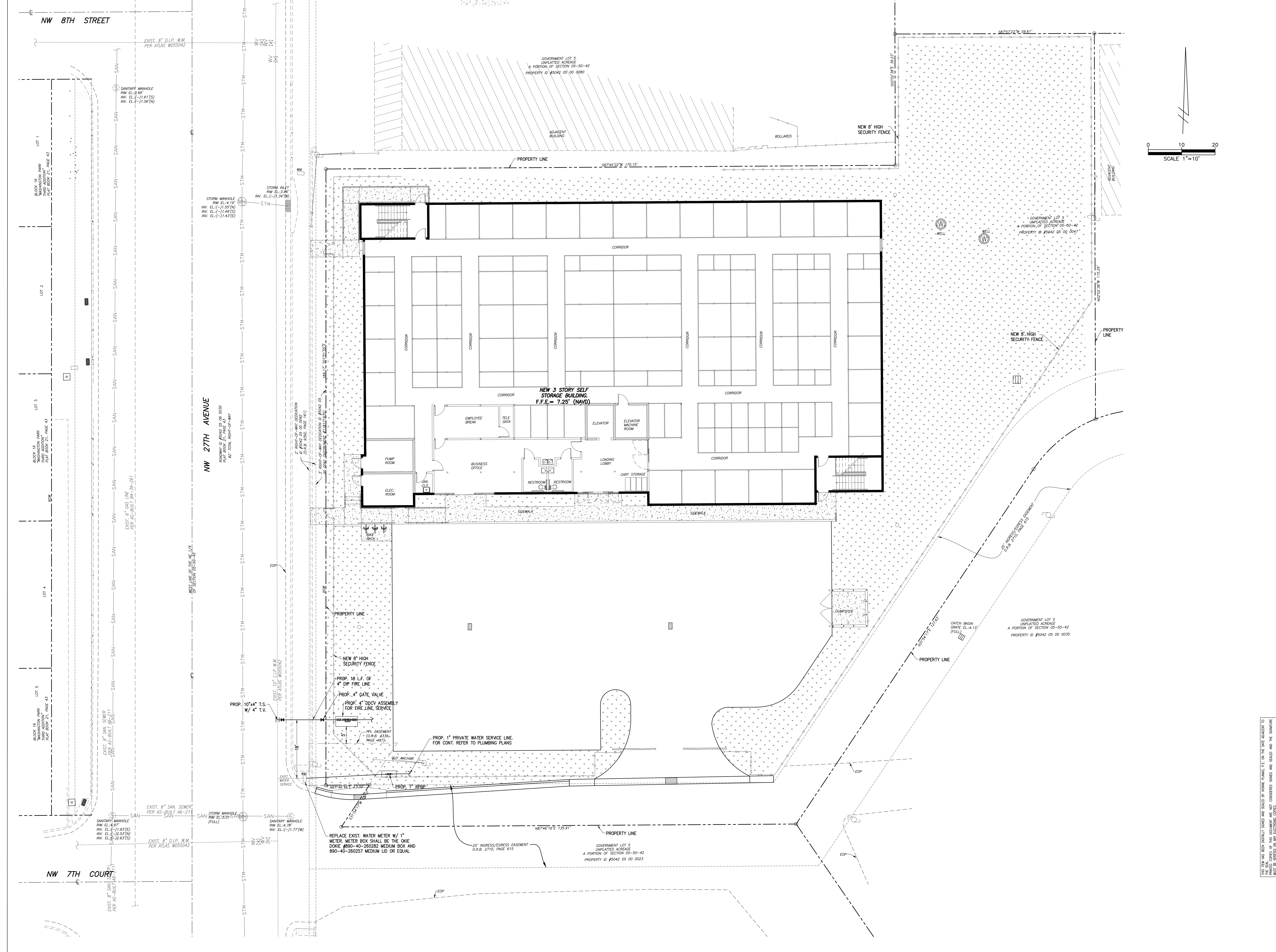


CONCRETE WHEEL STOP DETAIL
N.T.S.

- GENERAL NOTES:
- ALL SIGNS AND PAVEMENT MARKING IN CONFLICT WITH PROPOSED DESIGN SHALL BE REMOVED.
 - MATCH EXISTING PAVEMENT MARKINGS AT THE BEGINNING, AND AT THE END OF THE PROJECT, AND AT ALL SIDE STREETS.
 - EXTEND STRIPING AT PROJECT END TO CORRECT STRIPING OBLITERATED BY CONSTRUCTION DUE TO TRACK AND BITUMINOUS TRACKING.
 - FOR PAVEMENT MARKINGS INCLUDING RPM'S, REFER TO FDOT STANDARD INDEX 708-001 AND 711-001 AS APPLICABLE.
 - ALL PAVEMENT MARKINGS SHALL BE THERMOPLASTIC.



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REVISIONS
1. SITE PLAN REVIEW COMMENTS 12/15/2025

706 NW 27th AVENUE.
 FORT LAUDERDALE, FL 33311
 WATER CONNECTION PLAN



IVONNE PLANAS, P.E.
 FL. LICENSE 67358

DATE 12-15-2025

SCALE AS SHOWN

DRAWN I.P.

SHEET No. 3 of 5

C-3

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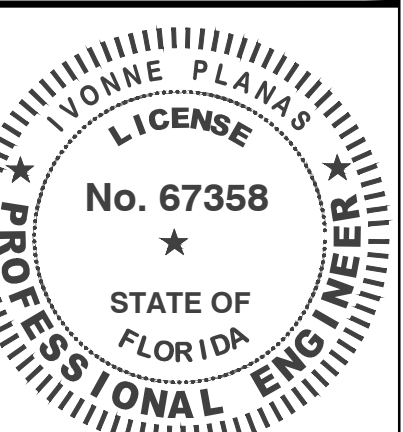


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REVISIONS	BY

706 NW 27th AVENUE.
FORT LAUDERDALE, FL 33311
STANDARD DETAILS



IVONNE PLANAS, P.E.
FL. LICENSE 67358

DATE 08-08-2025

SCALE AS SHOWN

DRAWN I.P.

SHEET No. 4 of 4

C-4

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

TYPE "C" CATCH BASIN (USP 3-3.0)

NOTES

- MINIMAL CONC. STRENGTH FOR ALL CATCH BASINS AND MANHOLE STRUCTURES SHALL BE 4000 PSI.
- CONTRACTOR IS RESPONSIBLE FOR FINAL ELEVATION AND LOCATION ADJUSTMENTS OF CATCH BASINS, GRATES, MANHOLES DUE TO FIELD CONSTRAINTS.
- THE 12" WEEP HOLE SHALL NOT BE USED IF THE BOTTOM OF THE INLET OR MANHOLE IS BELOW THE NORMAL WATER TABLE, UNLESS OTHERWISE SHOWN ON PLANS.

DATE: FEB.'06	SCALE: N.T.S.	POLLUTION RETARDANT BASIN & BAFFLE DETAIL FOR NEW STORM SEWERS	D
REVISED: MARCH '09	DRAWN BY: A.C.		6.1

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

BAFFLE DETAIL BRACKET DETAIL

NOTES

- BAFFLE SHALL BE C.M.P. OR C.A.P. SECTION (OUTFALL DIAMETER PLUS 6").
- 1/2" GALV. WEDGE ANCHORS (ULT. PULLLOU 6000, ULT. SHEAR 5900.)
- WELD OR 2-3/8" THRU BOLTS
- BOLTED TO WALL WITH TOP CAPPED. (WATER TIGHT)

DATE: FEB.'06	SCALE: N.T.S.	POLLUTION RETARDANT BASIN & BAFFLE DETAIL FOR NEW STORM SEWERS	D
REVISED: MARCH '09	DRAWN BY: A.C.		6.1

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

TRANSVERSE CROSS SECTION

NOTES

- CONTRACTOR MUST READ AND ABIDE THE CITY'S GENERAL CONSTRUCTION NOTES AND DRAINAGE DESIGN NOTES PRIOR TO STARTING CONSTRUCTION.
- THE STANDARD CROSS SECTION SHALL BE CONSTRUCTED UNLESS OTHER SECTIONS ARE DESCRIBED OR DETAILED ON PLANS.
- THE CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS TO PREVENT CONTAMINATION OF THE TRENCH WITH SAND, SILT AND FOREIGN MATERIALS.
- THE 12" WEEP HOLE SHALL NOT BE USED IF THE BOTTOM OF THE INLET OR MANHOLE IS BELOW THE NORMAL WATER TABLE, UNLESS OTHERWISE SHOWN ON PLANS.
- FRENCH DRAINS MUST BE INSPECTED BY THE ENGINEERING INSPECTOR PRIOR TO CONTRACTOR BACKFILLING.

DATE: FEB.'06	SCALE: N.T.S.	EXFILTRATION TRENCH SYSTEM	D
REVISED: MARCH '09	DRAWN BY: A.C.		5.1

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

LONGITUDINAL CROSS SECTION

DATE: FEB.'06	SCALE: N.T.S.	EXFILTRATION TRENCH SYSTEM	D
REVISED: MARCH '09	DRAWN BY: A.C.		5.1

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

DRIVEWAY WITH CURB

NOTE:

- 4" FLARED RADIUS OPTIONAL

DATE: JAN.'82	SCALE: N.T.S.	DRIVEWAY WITH CURB	C
REVISED: MARCH '09	DRAWN BY:		1.3

TYPICAL WATER SERVICE INSTALLATION (300)

NOTE:

- GROUND KEY ANGLE METER STOP, CONDUCTIVE COMPRESSION FOR CTS O.D. TUBING, X METER FLANGE 180° TURN CHECK-LOCK WING "MUELLER" H-14277, FOR 2-INCH INCLUDING THE STAINLESS STEEL LINER, "MUELLER" 506141 (FOR 2-INCH) OR APPROVED EQUAL, AND MUELLER 110 COMPRESSION CONNECTION.
- METER BOXES FOR 5/8, 3/4, AND 1 INCH METERS SHALL BE THE OKIE DOKIE #890-40-260282 MEDIUM BOX AND 890-40-260257 MEDIUM LID OR EQUAL.
- CONNECT ANGLE VALVE TO EXISTING METER WHERE APPLICABLE.

TYPICAL WATER SERVICE (301)

NOTE:

- KEEP 1/2" WYE AS CLOSE AS POSSIBLE TO METER BOX.

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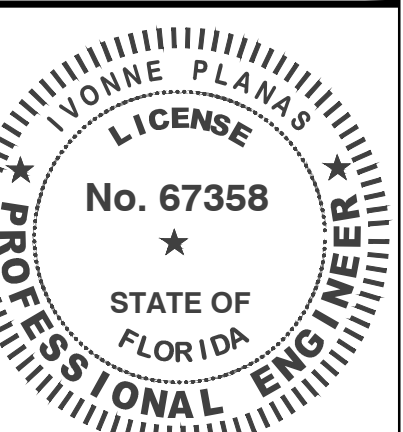


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REVISIONS
1 SITE PLAN REVIEW
COMMENTS
12/15/2025

706 NW 27th AVENUE,
FORT LAUDERDALE, FL 33311
STANDARD DETAILS AND GENERAL NOTES



IVONNE PLANAS, P.E.
FL. LICENSE 67358

DATE 12-15-2025

SCALE AS SHOWN

DRAWN I.P.

SHEET No. 4 of 5

C-4

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

TYPE "C" CATCH BASIN (USP 3-3.0)

NOTES

- 1) MINIMAL CONC. STRENGTH FOR ALL CATCH BASINS AND MANHOLE STRUCTURES SHALL BE 4000 PSI.
- 2) CONTRACTOR IS RESPONSIBLE FOR FINAL ELEVATION AND LOCATION ADJUSTMENTS OF CATCH BASINS, GRATES, MANHOLES DUE TO FIELD CONSTRAINTS.
- 3) THE 12" WEEP HOLE SHALL NOT BE USED IF THE BOTTOM OF THE INLET OR MANHOLE IS BELOW THE NORMAL WATER TABLE, UNLESS OTHERWISE SHOWN ON PLANS.

DATE: FEB.'06	SCALE: N.T.S.	POLLUTION RETARDANT BASIN & BAFFLE DETAIL FOR NEW STORM SEWERS	D
REVISION: MARCH '09	DRAWN BY: A.C.	6.1	1 OF 2

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

BAFFLE DETAIL BRACKET DETAIL

NOTES

- 1) BAFFLE SHALL BE C.M.P. OR C.A.P. SECTION (OUTFALL DIAMETER PLUS 6").
- 2) 1/2" GALV. WEDGE ANCHORS (ULT. PULLLOU 6000, ULT. SHEAR 5900.)
- 3) WELD OR 2-3/8" THRU BOLTS
- 4) BOLTED TO WALL WITH TOP CAPPED. (WATER TIGHT)

DATE: FEB.'06	SCALE: N.T.S.	POLLUTION RETARDANT BASIN & BAFFLE DETAIL FOR NEW STORM SEWERS	D
REVISION: MARCH '09	DRAWN BY: A.C.	6.1	2 OF 2

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

TRANSVERSE CROSS SECTION

NOTES:

1. CONTRACTOR MUST READ AND ABIDE THE CITY'S GENERAL CONSTRUCTION NOTES AND DRAINAGE DESIGN NOTES PRIOR TO STARTING CONSTRUCTION.
2. THE STANDARD CROSS SECTION SHALL BE CONSTRUCTED UNLESS OTHER SECTIONS ARE DESCRIBED OR DETAILED ON PLANS.
3. THE CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS TO PREVENT CONTAMINATION OF THE TRENCH WITH SAND, SILT AND FOREIGN MATERIALS.
4. THE 12" WEEP HOLE SHALL NOT BE USED IF THE BOTTOM OF THE INLET OR MANHOLE IS BELOW THE NORMAL WATER TABLE, UNLESS OTHERWISE SHOWN ON PLANS.
5. FRENCH DRAINS MUST BE INSPECTED BY THE ENGINEERING INSPECTOR PRIOR TO CONTRACTOR BACKFILLING.

DATE: FEB.'06	SCALE: N.T.S.	EXFILTRATION TRENCH SYSTEM	D
REVISION: MARCH '09	DRAWN BY: A.C.	5.1	1 OF 2

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

LONGITUDINAL CROSS SECTION

DATE: FEB.'06	SCALE: N.T.S.	EXFILTRATION TRENCH SYSTEM	D
REVISION: MARCH '09	DRAWN BY: A.C.	5.1	2 OF 2

CITY OF FORT LAUDERDALE
OFFICE OF THE CITY ENGINEER

DRIVEWAY WITH CURB

NOTE:

- 1) 4" FLARED RADIUS OPTIONAL

DATE: JAN.'82	SCALE: N.T.S.	DRIVEWAY WITH CURB	C
REVISION: MARCH '09	DRAWN BY:	1.3	2 OF 2

TYPICAL WATER SERVICE INSTALLATION (300)

NOTE:

1. GROUND KEY ANGLE METER STOP, CONDUCTIVE COMPRESSION FOR CTS O.D. TUBING, X METER FLANGE 180° TURN CHECK-LOCK WING "MUELLER" H-14277, FOR 2-INCH INCLUDING THE STAINLESS STEEL LINER, "MUELLER" 506141 (FOR 2-INCH) OR APPROVED EQUAL, AND MUELLER 110 COMPRESSION CONNECTION.
2. METER BOXES FOR 5/8, 3/4, AND 1 INCH METERS SHALL BE THE OKIE DOKIE #890-40-260282 MEDIUM BOX AND 890-40-260257 MEDIUM LID OR EQUAL.
3. CONNECT ANGLE VALVE TO EXISTING METER WHERE APPLICABLE.

TYPICAL WATER SERVICE (301)

NOTE:

1. KEEP 1/2" WYE AS CLOSE AS POSSIBLE TO METER BOX.

GENERAL NOTES:

1. ANY DAMAGE CAUSED WITHIN THE SITE OR TO ADJOINING PROPERTIES DURING CONSTRUCTION MUST BE CORRECTED BY THE GENERAL CONTRACTOR.
2. THE GENERAL CONTRACTOR SHALL CALL IN A LOCATION REQUEST TO SUNSHINE STATE ONE CALL OF FLORIDA, INC. PHONE NUMBER 1-800-432-4770, TWO WORKING DAYS BEFORE DIGGING.
3. ELEVATIONS SHOWN REFER TO N.A.V.D.
4. WET SEASON WATER TABLE = 2.50' N.A.V.D
5. FLOOD ZONE X
6. RECONSTRUCT SWALE/SOD ALONG THE ENTIRE PROPERTY.
7. DRIVEWAYS SHALL BE SLOPED TO DRAIN TO PEROUS AREA INSIDE PROPERTY AND NOT CITY'S ROW.
8. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING THE NATURE, SIZE, AND LOCATION OF ALL EXISTING UTILITIES PRIOR TO STARTING CONSTRUCTION.

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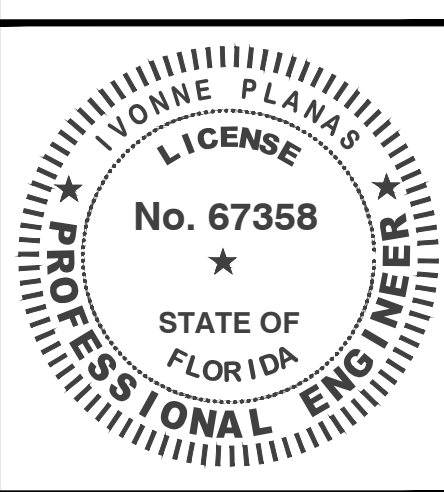


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REVISIONS
▲ SITE PLAN REVIEW COMMENTS 12/15/2025

706 NW 27th AVENUE. FORT LAUDERDALE, FL 33311 AUTOTURN SIMULATION PLAN



IVONNE PLANAS, P.E.
FL. LICENSE 67358

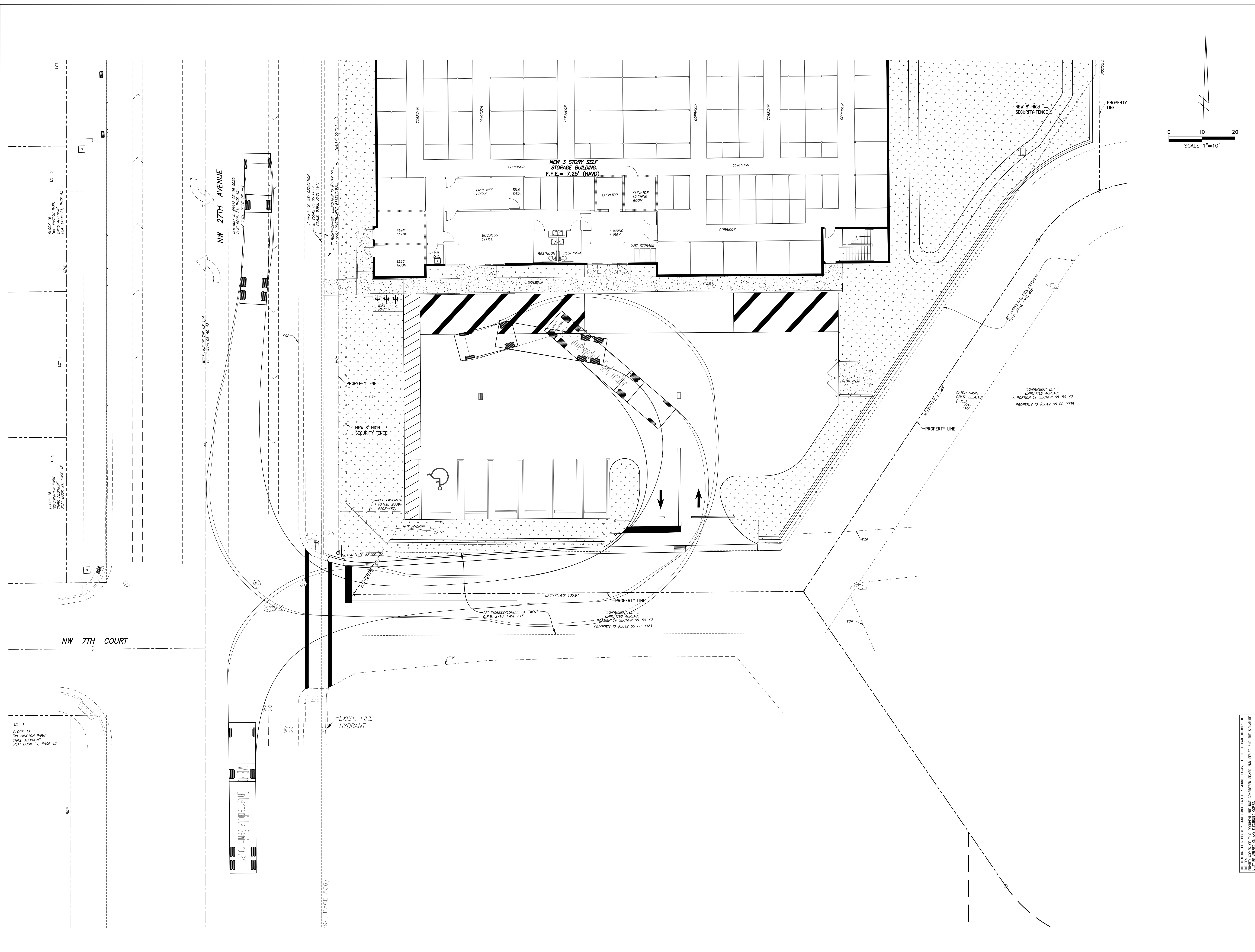
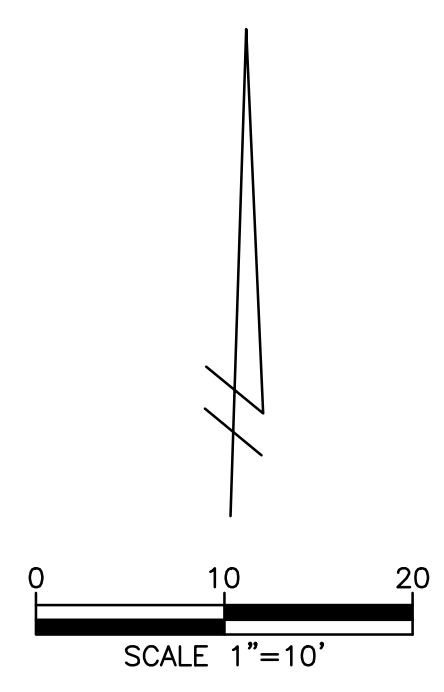
DATE 12-15-2025

SCALE AS SHOWN

DRAWN I.P.

SHEET No. 5 of 5

C-5



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Hydrant Flow Test

Date: 11.21.25

Address: 706 NW 27th Ave

Hydrant #: 8646

Static Pressure: 66

Residual Pressure: 60

Hydrant #: 9019

Flow @: 1130

Hydrant #: 9014

Flow @: 920

Tester Name: Jamae Wilker

Tester Signature: Jamae Wilker

Note: Scan Document into QAlert

PUBLIC WORKS DEPARTMENT

949 N.W. 38 STREET, FORT LAUDERDALE, FLORIDA 33309

TELEPHONE (954) 328-3000 FAX (954) 328-7897

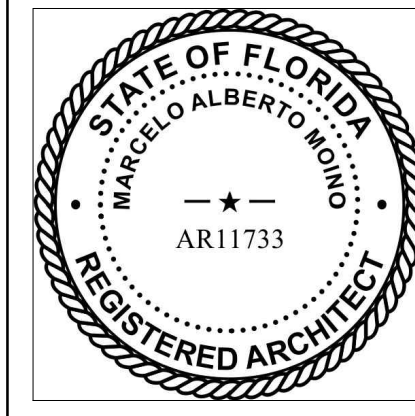
WWW.FORTLAUDERDALE.GOV



MOINO/FERNANDEZ ARCHITECTS, Inc.
ARCHITECTURE & INTERIOR DESIGN

15552 SW 15th Street,
Weston, Florida 33326
Phone: (954) 536 8235
Phone: (954) 554 0708

Architect:
MARCELO A. MOINO
Florida Registration #AR-11733
Architect:
MARIA E. FERNANDEZ
Florida Registration #AR-13758



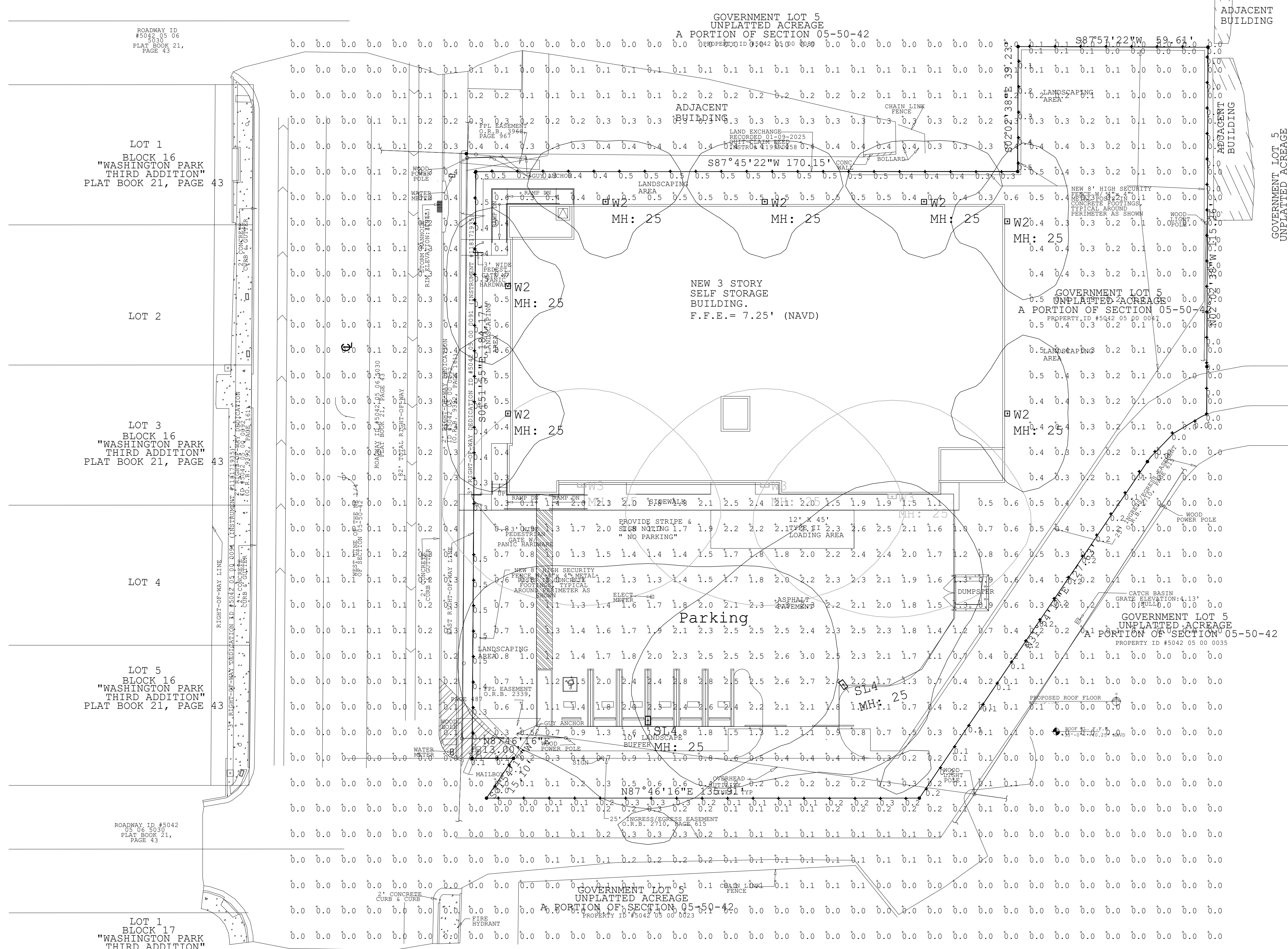
Project:
RENA MARIE MOFORIS, LLC
NEW SELF STORAGE WAREHOUSE
706 NW 27th AVE
FT. LAUDERDALE, FL. 33311

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Date
JULY 2025
Commission

Revisions

Sheet
PH-1



Label	Qty	Symbol	Arrangement	[MANUFAC]	Description	LLF	Watts	Luminaire Lumens
W2	7		Single	LSI	XWS-LED-01L-SIL-2-40-70CRI	0.900	10	1524
W3	3		Single	Linmore	LL-SLW-025WD-40K-T3-[UNV.HV]	0.900	27	4950
SL4	2		Single	Linmore	LL-SL-SM-50WD-40K-T4-[UNV.HV]-G2-xxx-xx-[SN.PC]	0.900	50	8598

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
All Values	Illuminance	Fc	0.40	3.0	0.0	N.A.	N.A.
Property Line East	Illuminance	Fc	0.00	0.0	0.0	N.A.	N.A.
Property Line North	Illuminance	Fc	0.32	0.5	0.0	N.A.	N.A.
Property Line South	Illuminance	Fc	0.14	0.3	0.0	N.A.	N.A.
Property Line West	Illuminance	Fc	0.43	0.5	0.1	4.30	5.00
Parking	Illuminance	Fc	1.91	3.0	1.0	1.91	3.00

- NOTES:
- The calculated results of this lighting simulation represent a prediction of system performance and are not guaranteed.
 - Actual measured results may vary from the anticipated performance and are subject to means and conditions which are beyond the control of DB Lighting Consultation.
 - Illumination values shown (in foot-candles) are horizontal at grade level based on Mounting Height 25'-0"
 - Calculation points are on an 8' x 8' spacing
 - Per fixture isolines shown represent 0.25 fc and is for reference only

ROADWAY ID #5042 05 06 5036 01, PLAT BOOK 21, PAGE 43

LOT 1
BLOCK 16
"WASHINGTON PARK THIRD ADDITION"
PLAT BOOK 21, PAGE 43

LOT 2

LOT 3
BLOCK 16
"WASHINGTON PARK THIRD ADDITION"
PLAT BOOK 21, PAGE 43

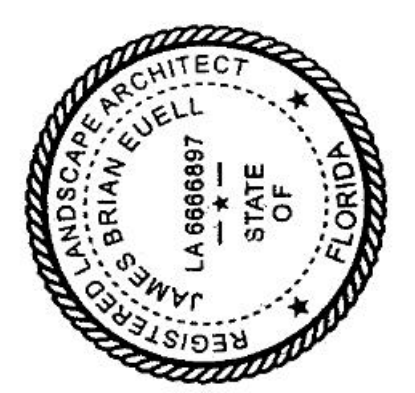
LOT 4

LOT 5
BLOCK 16
"WASHINGTON PARK THIRD ADDITION"
PLAT BOOK 21, PAGE 43

ROADWAY ID #5042 05 06 5036 01, PLAT BOOK 21, PAGE 43

LOT 1
BLOCK 17
"WASHINGTON PARK THIRD ADDITION"
PLAT BOOK 21, PAGE 43

LOT 2



SEAL

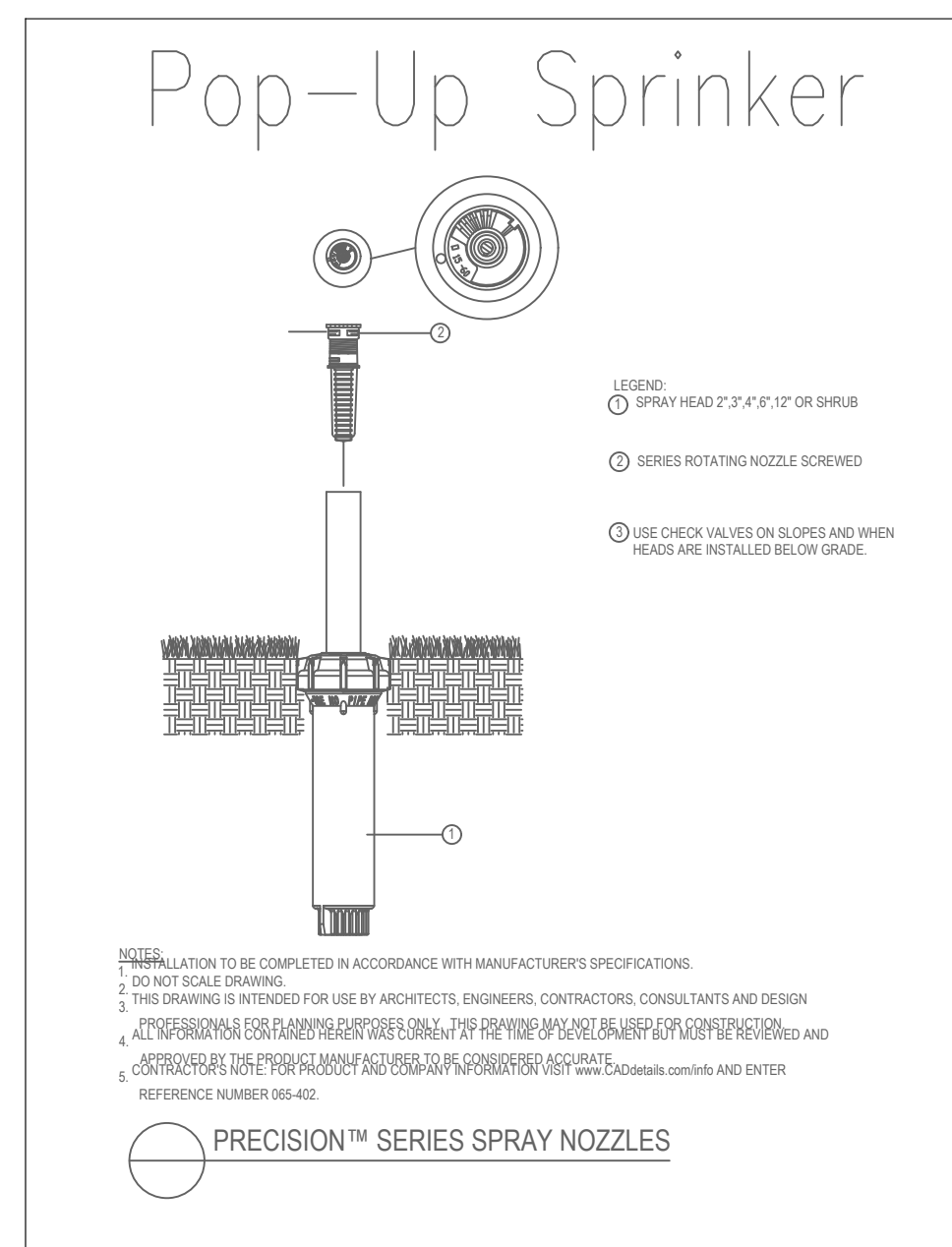
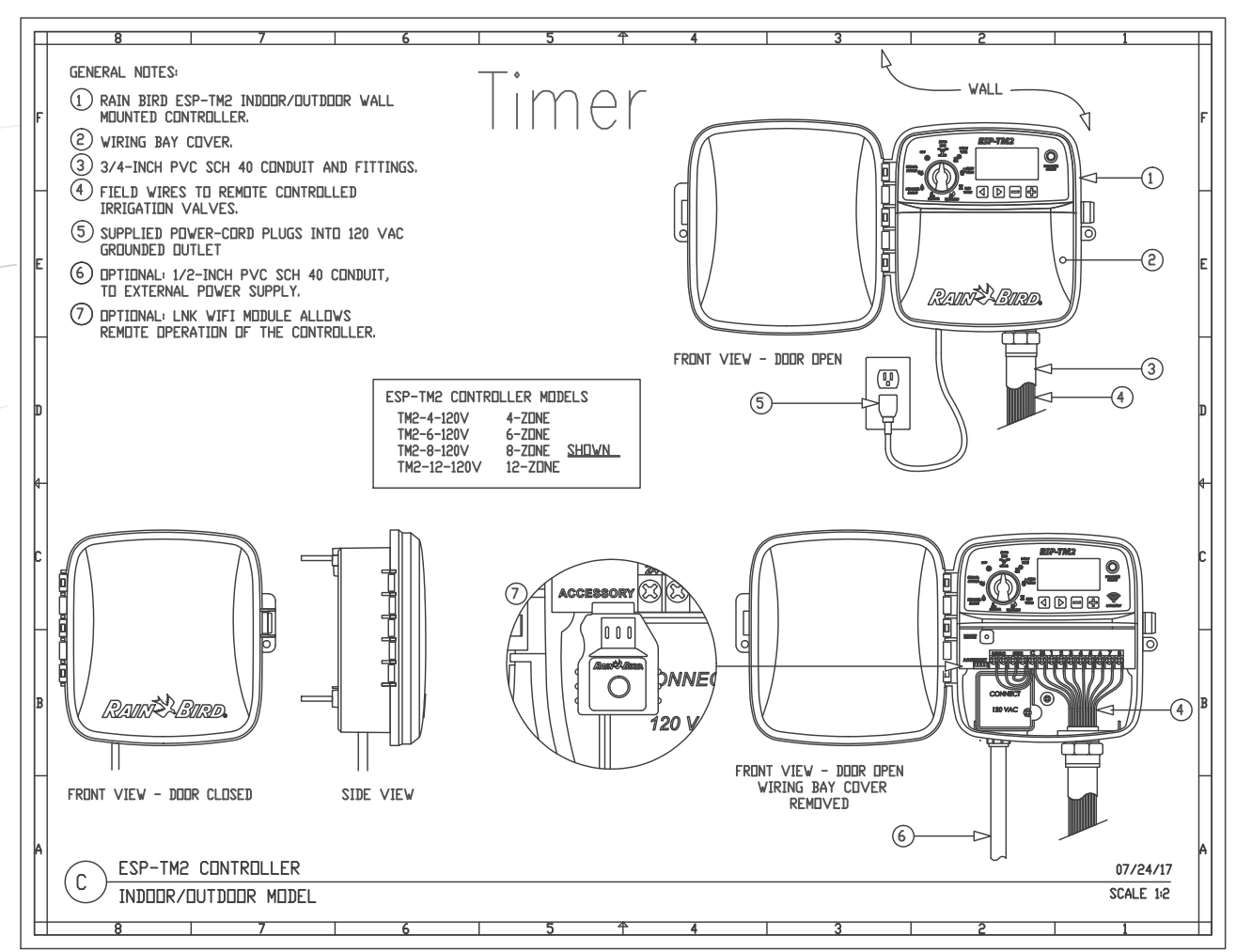
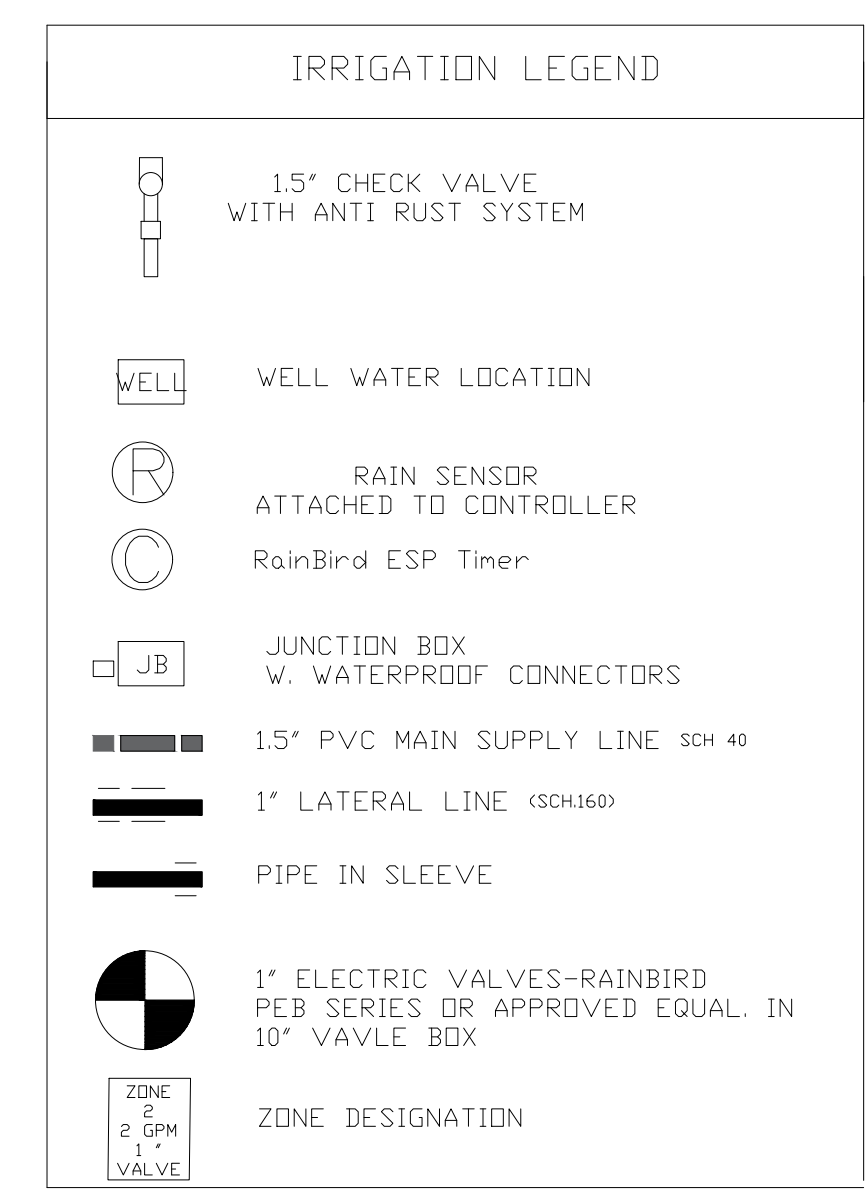
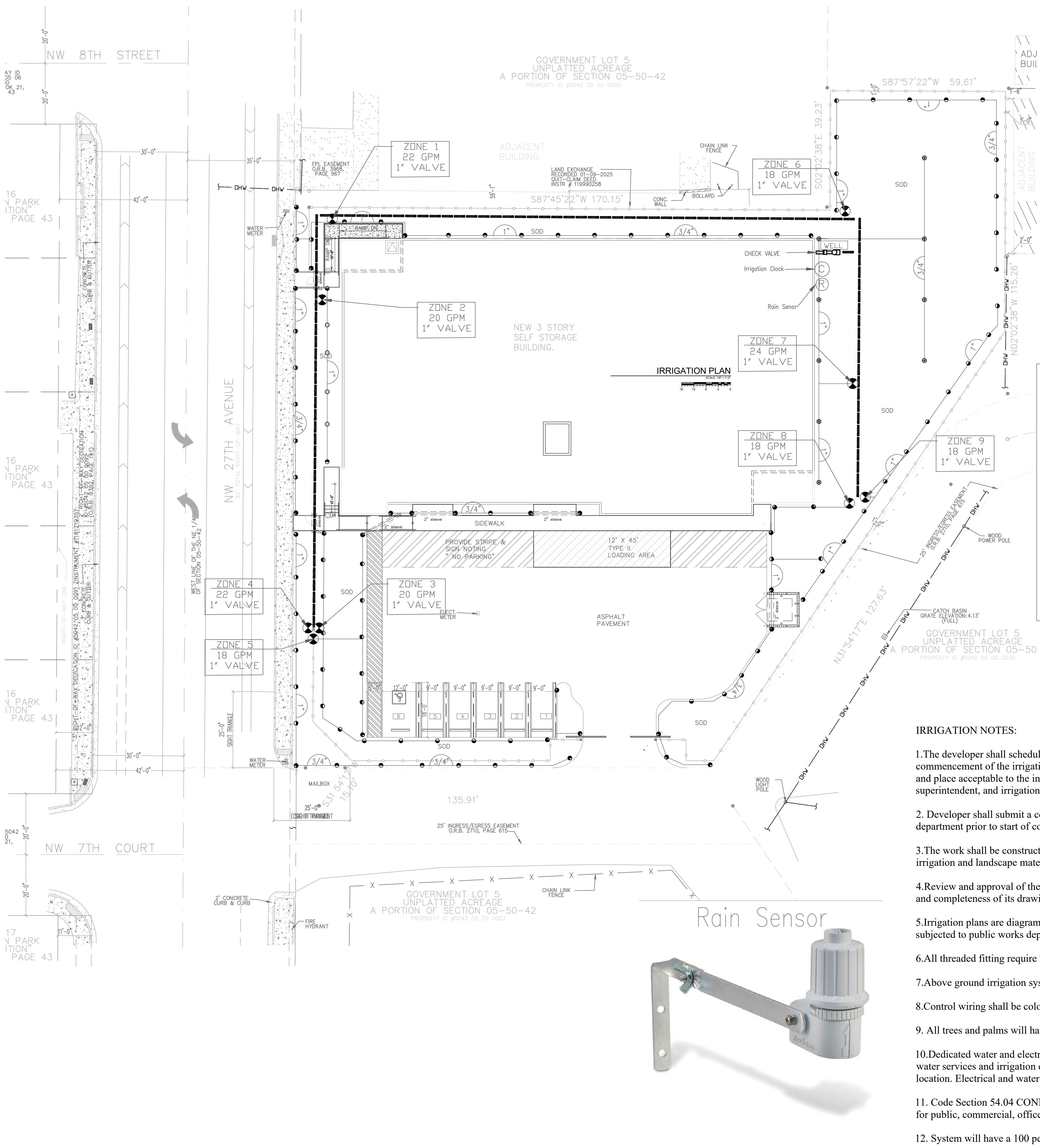
Project:
RENA MARIE MOFORIS, LLC
NEW SELF STORAGE WAREHOUSE
706 NW 27th Ave
FT. LAUDERDALE, FL. 33311

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Date
JULY 2024
Commission

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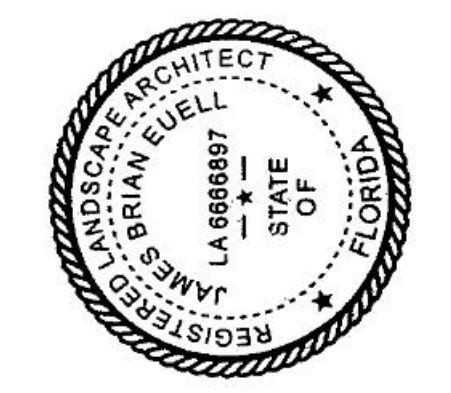
Sheet
IR-1



IRRIGATION NOTES:

- 1. The developer shall schedule a preconstruction meeting with the public works department plumbing inspector via the engineering department inspector prior to the commencement of the irrigation work. The developer, its Landscape architect, and its landscape contractor shall attend the meeting. The meeting shall be at a time and place acceptable to the inspector. The developer shall provide the landscape inspector with the contact information for its landscape architect, project manager, superintendent, and irrigation and landscape contractor at the meeting.
- 2. Developer shall submit a complete materials list and associate catalogue cuts for all manufactured materials to be incorporated in the work to the public works department prior to start of construction. The submittal shall be in bound form.
- 3. The work shall be constructed in accordance with the developers city approved plans, the city's irrigation and landscape standard drawings, the city approved irrigation and landscape materials list, the standard specification for public works construction, and these standards irrigation notes.
- 4. Review and approval of the developers plans by the city does not warrant that the plans are accurate and complete. The developer is solely responsible for accuracy and completeness of its drawing.
- 5. Irrigation plans are diagrammatic. The actual location of irrigation improvements shall be in planted areas where possible. Location of irrigation improvements are subjected to public works department approval prior to installation. Irrigation controllers shall be installed "outside" of irrigation coverage.
- 6. All threaded fitting require Teflon tape.
- 7. Above ground irrigation system are not permitted.
- 8. Control wiring shall be color coded and labeled at the controller and all junctions.
- 9. All trees and palms will have bubblers.
- 10. Dedicated water and electrical services shall be provided for all irrigation systems and controllers. Contractor shall verify and coordinate locations of irrigation water services and irrigation controller electrical service location with other trades to ensure they correspond with irrigation water points of connection and controller location. Electrical and water feeds from private source are not allowed.
- 11. Code Section 54.04 CONNECTION REQUIRED. (A) Where available, the owner of every lot or parcel of land within the city utility service district developed for public, commercial, office, industrial, warehousing and/or multifamily use(s) shall connect or cause to be connected, with the reclaimed water distribution system
- 12. System will have a 100 percent coverage with 50 percent over lap.





SEAL

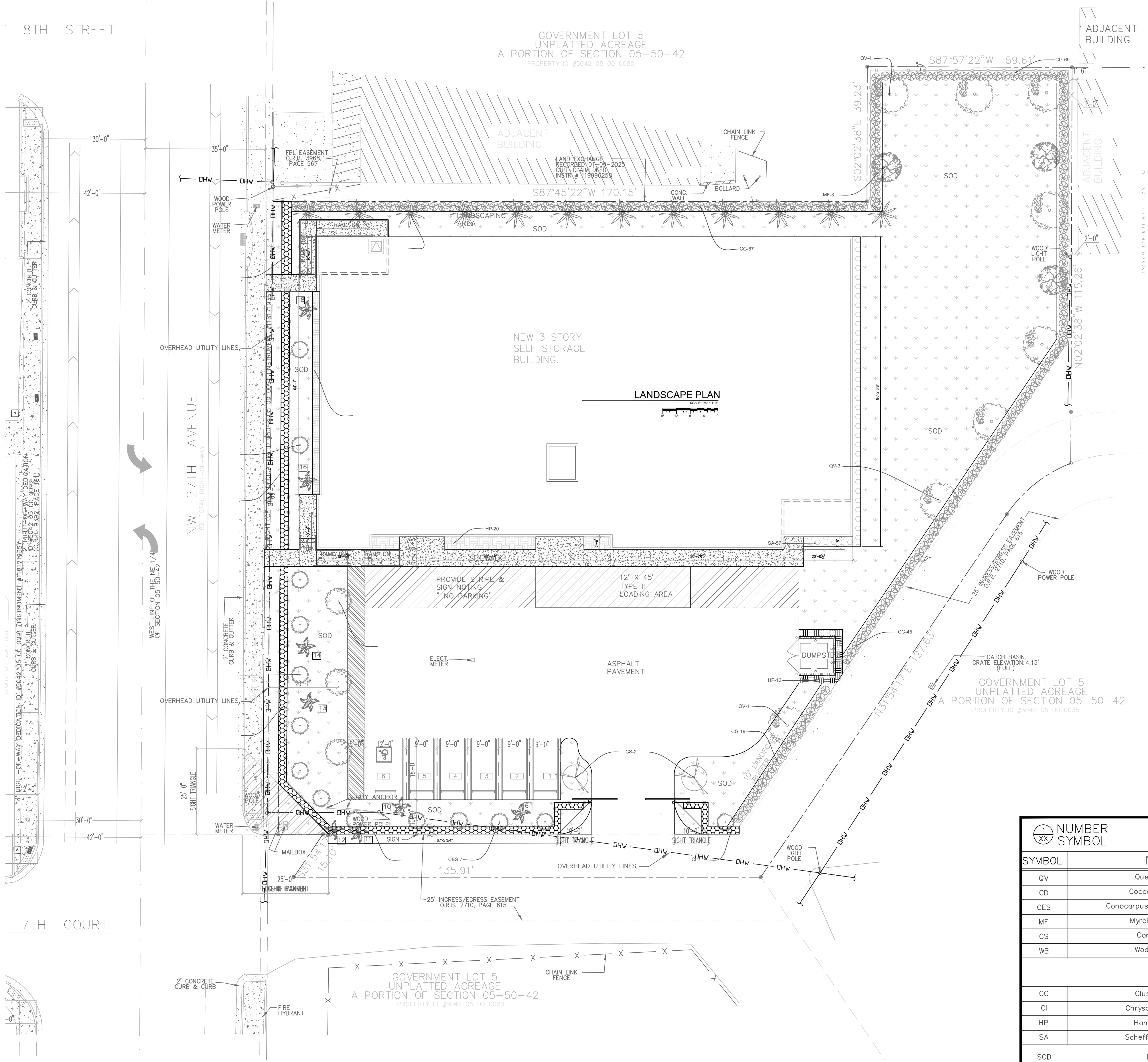
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Sheet
L-1



LANDSCAPE NOTES:	
SITE CALCULATIONS	
TOTAL LOT AREA	41,581 SQFT
TOTAL PERVIOUS AREA	14,446 SQFT
BROWARD COUNTY LANDSCAPE REQUIREMENTS	
SITE TREES: Sec. 39-87.	
One (1) trees Per 2,000 SQFT of Lot area = (21) TREES REQUIRED / (23) TREES PROVIDED (8) Live Oaks, (3) Pigeon Plums (3) Simpson Stopper (3) Silver Buttonwoods, (2) Orange Geigers (12) Foxtail Palms	
One (1) trees Per 30 L.F. abutting a public thoroughfare = (11) TREES REQUIRED / (11) SILVER BUTTONWOOD TREES PROVIDED	
SITE Shrubs: Site Shrubs requirement (10) shrubs per 2,000 SQFT Of Lot area = (420) SHRUBS REQUIRED / (422) SHRUBS PROVIDED	
50% TREES TO BE NATIVE 33 TREES PROVIDED- REQUIRED (17) PROVIDED (33) PROVIDED.	
50% Shrubs TO BE NATIVE 442 SHRUBS PROVIDED - REQUIRED (221) PROVIDED (385) PROVIDED.	
TOTAL SOD AREA 18%	

TREE DISPOSITION LIST Rahim Vedaae: Certified Arborist FL-9609A

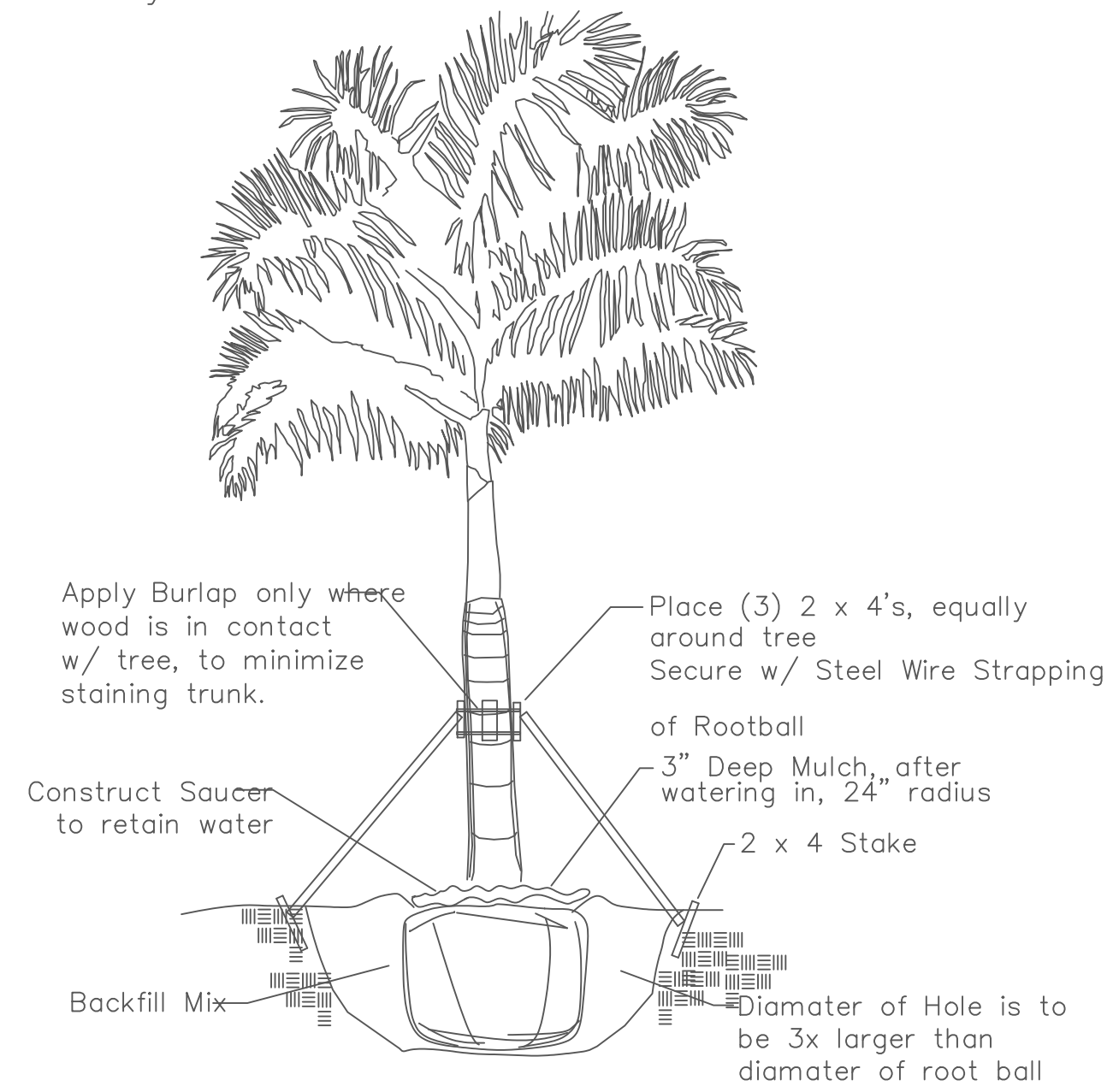
KEY	COMMON NAME	BOTANICAL NAME	DIAMETER (INCHES)	HEIGHT (FT)	SPREAD (FT)	CANOPY (S.F.)	CLEAR TRUNK	CONDITION (%)	DISPOSITION
6	Coconut Palm	<i>Cocos nucifera</i>	6	30	15	176.6	20	Fair	Remain
7	Gumbo Limbo	<i>Bursera simaruba</i>	6	20	13	132.7		Fair	Remove
8	Coconut Palm	<i>Cocos nucifera</i>	6	30	15	176.6	20	Fair	Remove
10	Coconut Palm	<i>Cocos nucifera</i>	6	30	15	176.6	20	Fair	Remain
11	sabal Palm	<i>Sabal Palmetto</i>	18	13	13	132.7	6	Fair	Remain
12	sabal Palm	<i>Sabal Palmetto</i>	18	13	13	132.7	6	Fair	Remain
13	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
14	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
16	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
18	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain

NUMBER SYMBOL		PLANT MATERIAL SCHEDULE				
SYMBOL	NAME	COMMON NAME	SPECIFICATIONS	NATIVE	QUAN	Drought Tolerant
QV	Quercus virginiana	Live Oak	14" HT. 5' SPR. MIN. 3" Cal	Yes	8	Medium
CD	Coccoloba diversifolia	Pigeon Plum	12" HT. 5' SPR. MIN. 2" Cal	No	3	Medium
CES	Conocarpus erectus var. sericeus	Silver buttonwood	12" HT. 5' SPR. MIN. 2" Cal	Yes	14	Low
MF	Myrcianthes fragrans	Simpson Stopper	10" HT. 5' SPR. MIN. 2" Cal	Yes	3	Medium
CS	Cordia sebestena	Orange Geiger	12" HT. 5' SPR. MIN. 2" Cal	Yes	2	Medium
WB	Wodyetia bifurcata	Foxtail Palms	18" HT X 10' CT Min.	No	12	Low
Shrubs and Groundcover						
CG	Clusia guttifera	Small Leaf Clusia	36" HT X 24" SPRD.	Yes	200	Medium
CI	Chrysobalanus icaco	Cocoplum	36" HT X 24" SPRD.	Yes	123	Medium
HP	Hamelia patens	Fire Bush	24" HT. X 24" SPR. 30" O.C	Yes	62	Medium
SA	Scheffera arboricola	Trinette	24" HT X 24" SPRD. 30" O.C.	No	57	Medium
SOD	Palmetto	ON SITE SODDED AREA	CONTRACTOR SHALL VERIFY QUANTITY		APPROX. 11,073 S.F.	
SOD	Palmetto	OFF SITE SODDED AREA	CONTRACTOR SHALL VERIFY QUANTITY		APPROX. 675 S.F.	

NOTE: 2" OF SOIL SHALL BE ADDED UNDER ALL SOD

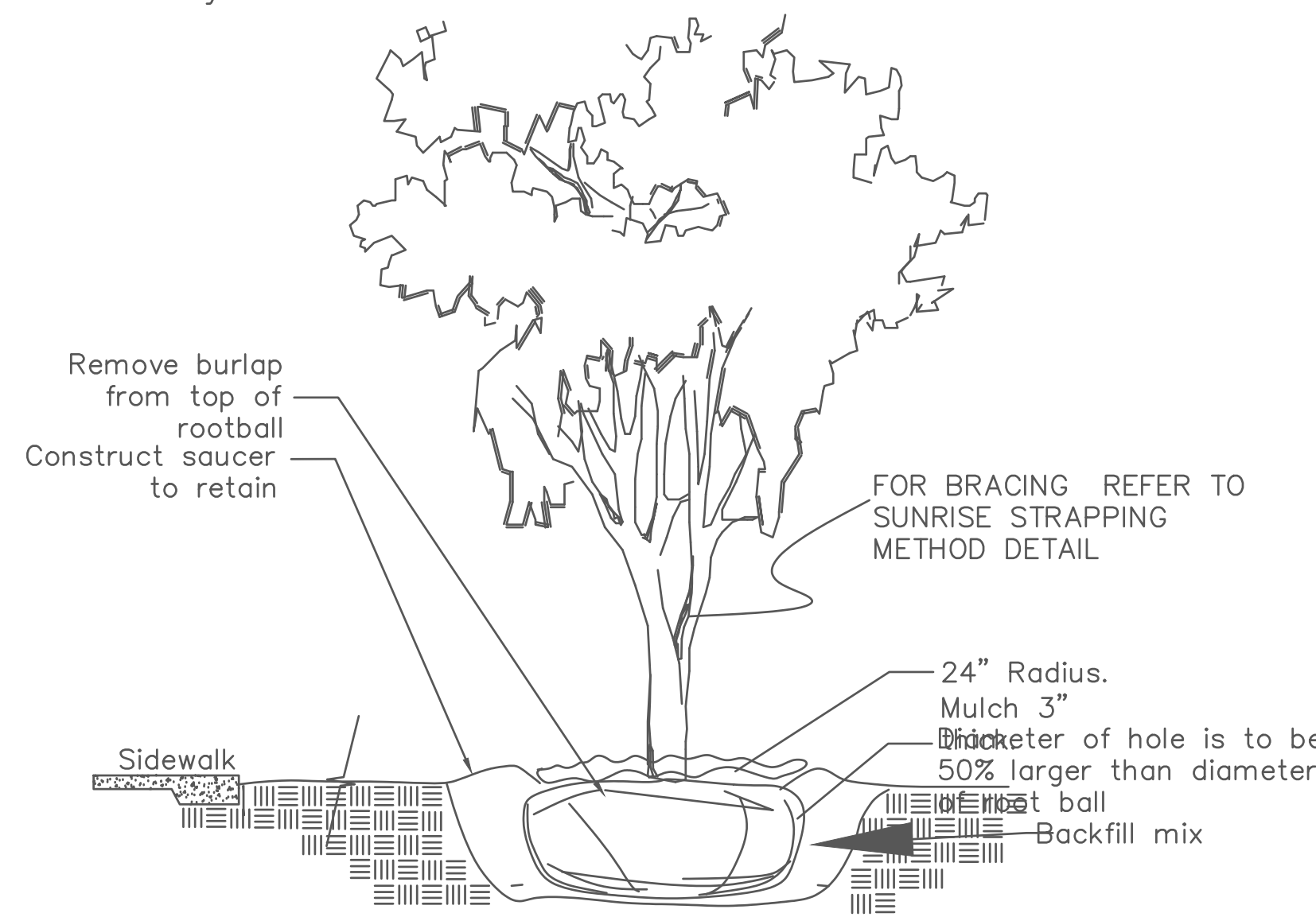
Palm Planting Detail

Tree Stakes are to be removed between 6-12 months by the Owner.



Tree Planting Detail

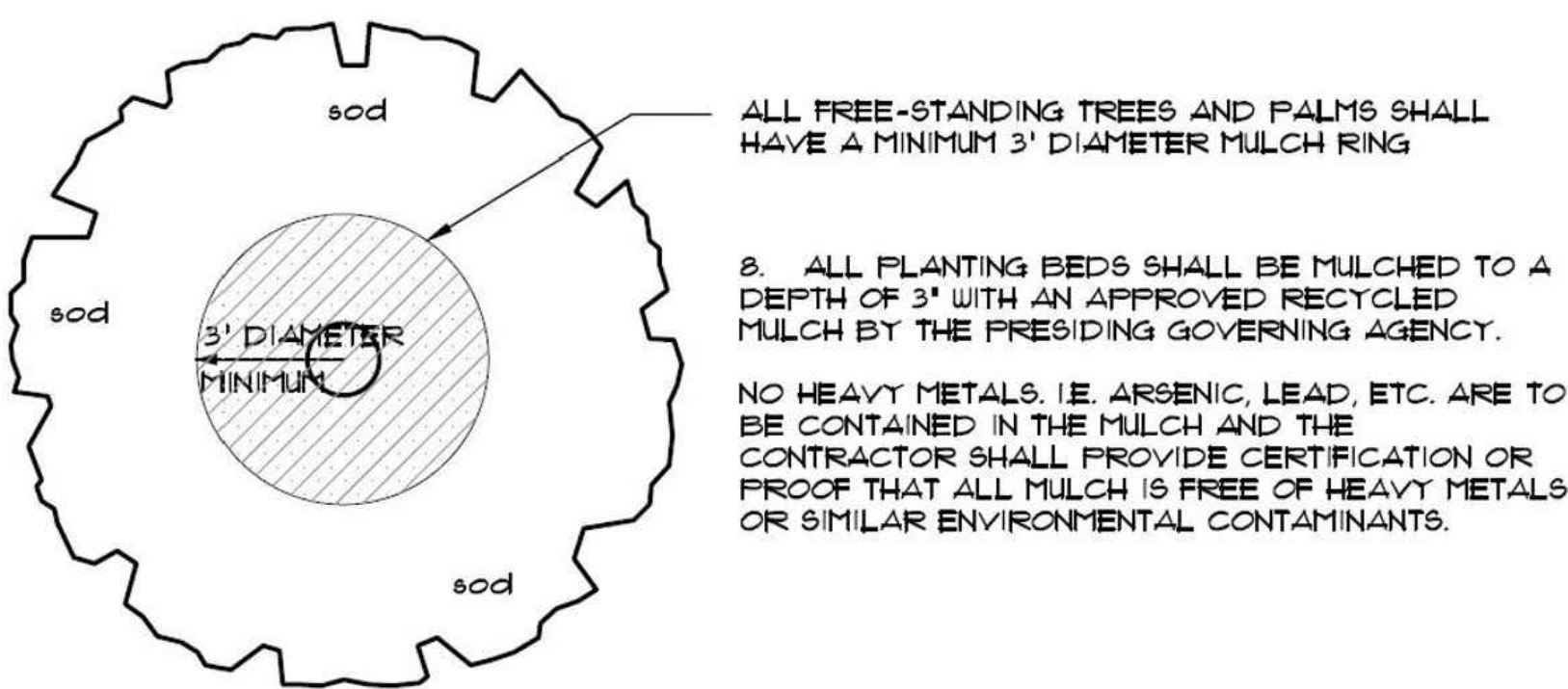
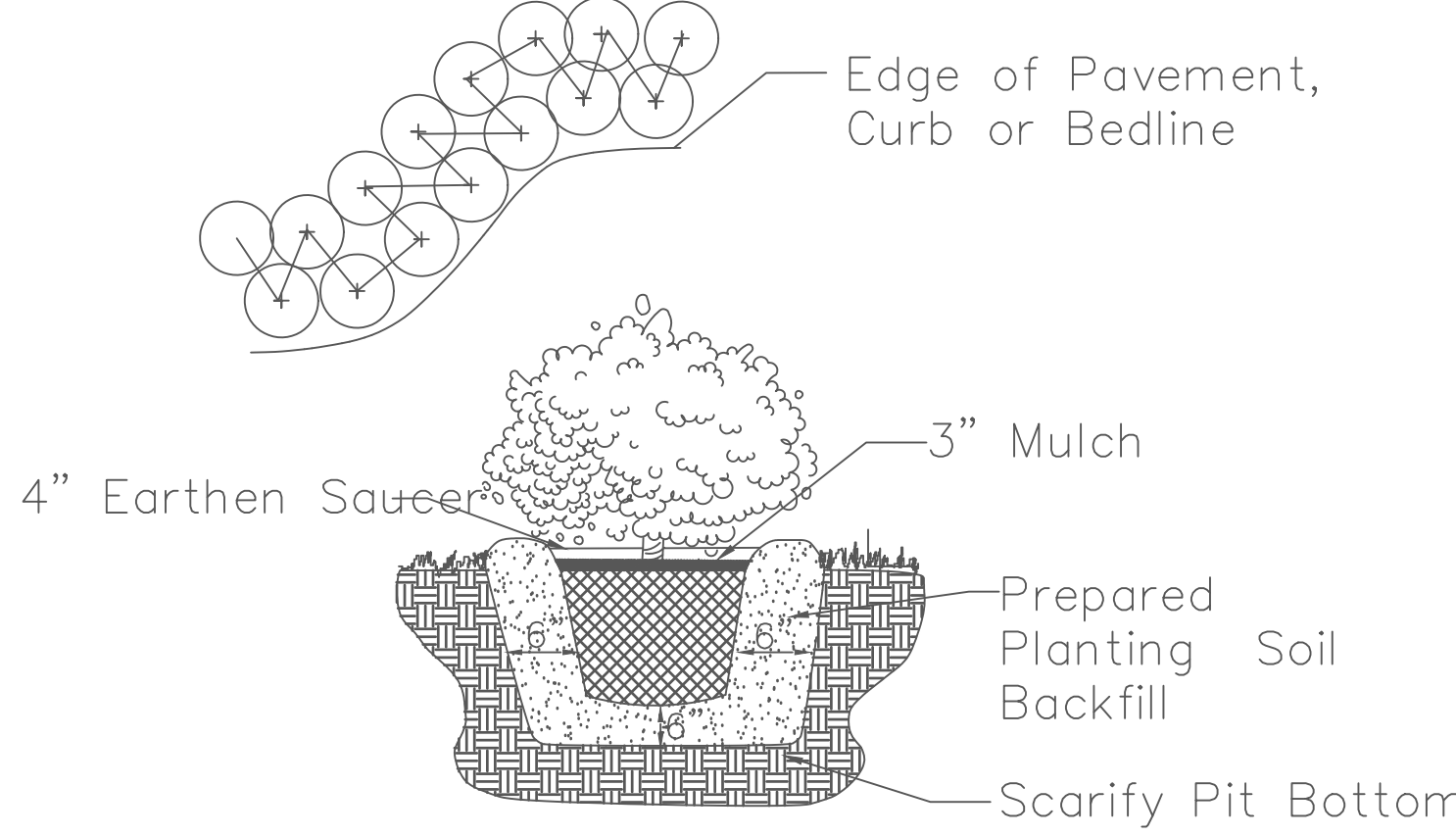
Tree Stakes are to be removed between 6-12 months by the Owner. NTS



- 1.A pre-construction meeting with the County Arborist is required prior to landscaping activities including removal of trees and/or installation of plant material. Call 954.545.7766 a minimum of 5 days prior to desired start date to schedule pre-construction meeting.
2. All existing trees proposed to remain are to be separated from the limits of disturbance of the construction area by tree protection fencing and signage. The tree protection fencing shall be located at the edge of the tree protection zone as depicted on the plan or at the edge of the drip-line(s) if a tree protection zone is not designated. No material storage or construction access is permitted within the tree protection zone.
3. All existing trees shall be pruned to ANSI A-300 standards to correct potential hazards.
4. A tree removal permit is required prior to removal or relocation of any tree or palm. Contact the Pompano Beach City Arborist at 954.545.7766 to obtain permit information.
5. Landscape contractor shall notify Sunshine One Call of Florida, Inc. at 1-800-432-4770 a minimum of 2 full business days prior to digging. Landscape contractor is responsible for avoiding damage to utilities from plant installation.
6. Tree relocations:
 - a. Existing trees to be relocated shall be root pruned a minimum of 120 days prior to relocation
 - b. Minimum root ball sizes shall be in accordance with ANSI standards as follows:
Caliper Minimum Root Ball Diameter
1 16
2 24
3 32
4 42
5 54
6 60
7 70
8 80
> 8 12 inches per inch of trunk diameter Transplanted trees with undersized root balls may be rejected by the City Arborist and replacement trees may be required.
7. A temporary irrigation system shall be provided during and for the first 40 days after root pruning.
8. All planting must follow planting specifications and details shown on the plan.
9. Substitutions of plant species or specifications must be approved in writing by the County Arborist prior to use.
10. All plant material planted per this landscape plan shall be Florida Grade #1 or better, as specified in the current edition of the Florida Department of Agriculture's Grades and Standards for Nursery Plants. Damaged plant material shall be rejected and replaced prior to installation.
11. All sizes shown for plant material are to be considered minimums.
12. Where quantities and/or species differ between the planting plans and plant lists, the plans shall take precedence.
13. All new plant material shall be warranted by the landscape contractor for a minimum period of one year. The warrantee period shall begin after acceptance of the plants by the County Arborist.
14. All plant beds to be treated with pre-emergent herbicide prior to planting.
15. All tree and palm staking and support shall be removed one year after installation.
16. No fertilizer shall be applied to newly planted trees and palms.
17. All landscape material shall be thoroughly watered at the time of planting, no dry planting permitted.
18. Landscape contractor shall be responsible for providing temporary water provisions until such time as the irrigation system is operational.
19. All wire guys and/or fabric straps shall be flagged with florescent colored tape.
20. Mulching:
 - a. All landscape areas not covered by sod shall be covered by a minimum 3-inch layer of mulch.
 - b. A mulch ring with a minimum radius of 24 inches (48 inch diameter), is required around all newly installed trees and palms.
 - c. Cypress mulch shall not be used.
21. All new landscaped areas shall be excavated down to a depth of 24 inches below final grade and back filled with clean debris-free soil. Construction access shall be restricted from the landscape area after excavation and backfill is complete.
22. All landscape areas shall be finish graded such that they are a minimum of 3.5 inches below surrounding paved surfaces so as not to impede the flow of drainage into landscaped areas and to allow for a 3-inch mulch layer.
23. All hedges abutting City Rights of way are maintained at a height no greater than 24".
24. Penalties would be incurred by the contractor for damages to the existing trees on site from the contractor, the subcontractors, or employees. Any encroachment within the tree protection zone, failure to maintain the tree protection zone, or any damage to the tree(s) or critical root zones will result in mitigation. The cause of damages would include, but not be limited to, storage of materials, placing fill or debris, disposal of paint or solvents, parking of machines under trees or tree protection zone encroachment. An example of this would be: Violations of this will result in a fine of \$1000.00 for the first offense, \$1500.00 for the second, and \$2000.00 for the third, etc. If physical damage is done to the tree, an appraisal of the damages and related fees will be determined by an ASCA Registered Consulting Arborist, and be based on all, or a percentage of, the established value assigned to the tree.
25. Root barrier will be installed anywhere trees will be planted within 10' of parking area or sidewalk.
26. All Shrubbery abutting City Rights of way to be maintained at a height no greater than 24"
27. All road rock, concrete, asphalt and other non natural material be removed from all planting areas prior to landscape installation and be replaced with planting soil prior to landscape installation
28. No trees, shrubbery or obstruction shall be placed within a 3' radius of a City owned sewer lateral cleanout or water &/or reuse meter
29. Irrigation system to provide 100% coverage with 50% overlap.

Shrub & Groundcover Planting Detail

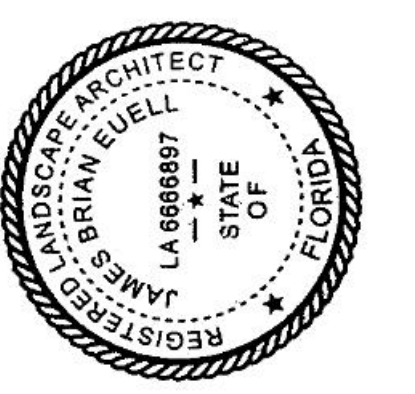
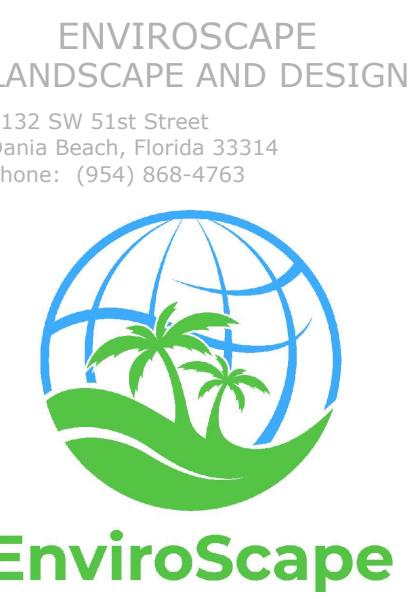
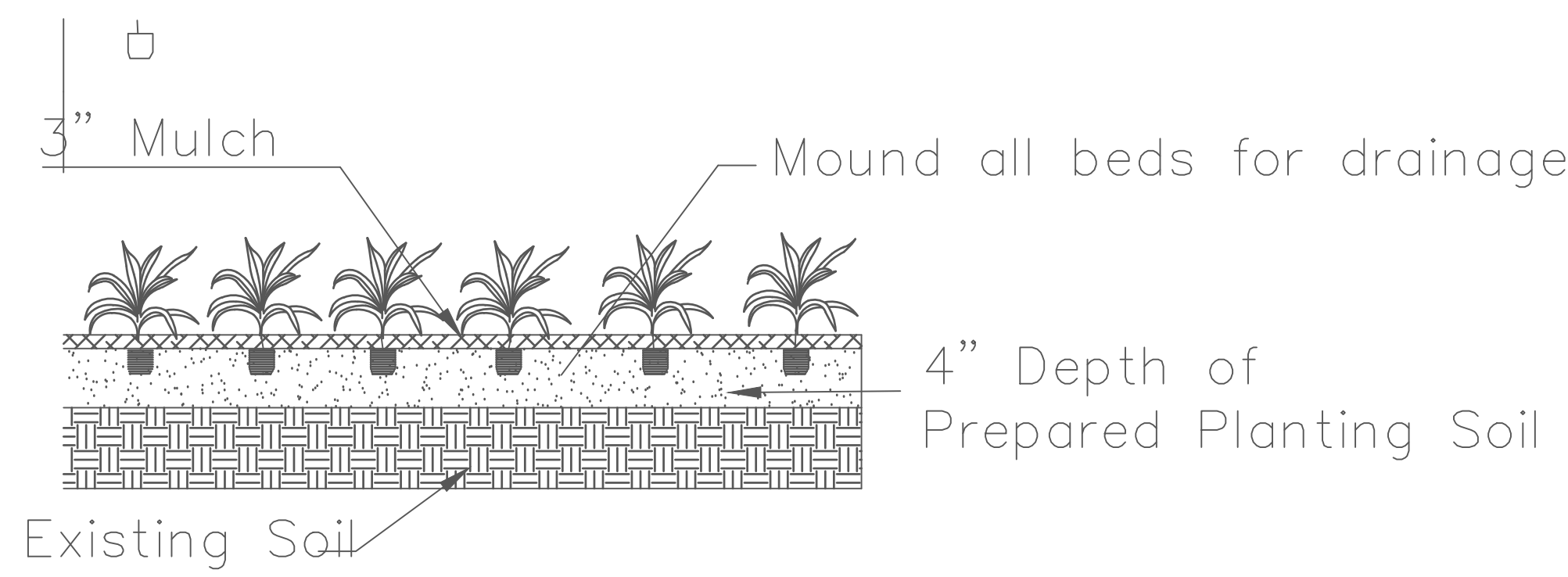
Note: All Shrubs And Groundcover Shall Be Triangularly Spaced Along Straight Edges And Will Be Planted In Parallel Rows Along Curved Edges.



TYPICAL MULCH RING FOR FREE-STANDING TREES AND PALMS

N.T.S.

- Tree relocation.
- (A)[Relocation plan.] Before the city issues a tree removal license that allows the replacement of any tree, the applicant must demonstrate that relocation is not a viable alternative. Relocation shall occur either within the site or off site with the concurrence of the city, where the site is public property, or with the concurrence of the property owner, where the site is private property. The site shall be in reasonable proximity to the original site and have physiographic conditions similar to the original site. If any tree is to be located either onsite or offsite, a relocation plan shall be submitted. Relocation plans, as required by this section, must first be reviewed and approved prior to granting the tree removal license. Before a license is issued for tree relocation, performance bonds may be required to be posted.
- (B)Methods for relocation. The following guidelines shall be utilized to ensure successful transplanting of trees designated for transplanting:
- (1)Any tree being relocated shall not be unnecessarily damaged during removal, transport or replanting of that tree.
 - (2)Trees should be transplanted at an appropriate time based on climate and species requirements. Transplantations should be avoided during periods where irrigation is restricted to the extent that it may have a negative impact on tree survival. The city may approve an extension of the tree removal license in this situation.
 - (3)Adequate spaces for root and crown development shall be provided.
 - (4)Trees shall be root and canopy pruned according to ANSI A-300 standards a minimum of thirty (30) days prior to transplanting.
 - (5)During and following transplanting, the root ball and trunk shall be protected. The root ball must be kept moist at all times.
 - (6)Transplanted trees shall be braced for at least one (1) year.
 - (7)Transplanted trees shall not be fertilized at planting time, but shall be watered sufficiently until the tree growth is re-established.
 - (8)All crown pruning shall be done in accordance with the American National Standards Institute (ANSI A-300) as amended.



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EnviroScape



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Sheet

TD-1

TREE DISPOSITION LIST Rahim Vedae: Certified Arborist FL-9609A

KEY	COMMON NAME	BOTANTICAL NAME	DIAMETER (INCHES)	HEIGHT (FT)	SPREAD (FT)	CANOPY (S.F.)	CLEAR TRUNK	CONDITION (%)	DISPOSITION
1	sabal Palm	<i>Sabal Palmetto</i>	14	16	13	132.7	6	Fair	Remove
2	Mahogany	<i>Swietenia mahagoni</i>	7	28	17	226.9		Poor	Remove
3	sabal Palm	<i>Sabal Palmetto</i>	16	25	13	132.7	18	Fair	Remove
4	sabal Palm	<i>Sabal Palmetto</i>	16	25	13	132.7	18	Fair	Remove
5	Mahogany	<i>Swietenia mahagoni</i>	7	12	6	28.3		Poor	Remove
6	Coconut Palm	<i>Cocos nucifera</i>	6	30	15	176.6	20	Fair	Remain
7	Gumbo Limbo	<i>Bursera simaruba</i>	6	20	13	132.7		Fair	Remove
8	Coconut Palm	<i>Cocos nucifera</i>	6	30	15	176.6	20	Fair	Remove
9	Mahogany	<i>Swietenia mahagoni</i>	3	11	4	12.6		Poor	Remove
10	Coconut Palm	<i>Cocos nucifera</i>	6	30	15	176.6	20	Fair	Remain
11	sabal Palm	<i>Sabal Palmetto</i>	18	13	13	132.7	6	Fair	Remain
12	sabal Palm	<i>Sabal Palmetto</i>	18	13	13	132.7	6	Fair	Remain
13	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
14	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
15	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remove
16	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
17	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remove
18	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remain
19	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remove
20	Coconut Palm	<i>Cocos nucifera</i>	6	25	15	176.6	15	Fair	Remove
21	Mahogany	<i>Swietenia mahagoni</i>	22	45	28	615.4		Fair	Remove

