

MEMORANDUM

DATE: 9/25/2024

TO: Josie P. Sesodia, Director, UPD
PDMDInfo@broward.org

FROM: Ali H. Younes, Environmental Program Manager, EPD *AHY*

SUBJECT: Plat Note Amendment

The Environmental Permitting Division (EPD) 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.

REVIEW OF PLAT APPLICATION (Please submit electronically)	
Plat Number: 044-MP-06-A	Folio: 504133410010
Plat Name: Lorson Plat	
Comments Due Date: 10/7/2024	Return Comments To: PDMDInfo@broward.org
Applicant's Request: Plat Note Amendments	
Division: Environmental 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 note amendment. 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 Permitting Division at 954-519-1483 or WWLicense@broward.org for specific code requirements.

2. The Broward County Non-Domestic Wastewater Program has no objection to the described plat note amendment 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 Permitting Division at 954-519-1483 or 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 Permitting Division conducted a site inspection (WD0608-007) on this property on 09-20-2006. That inspection was valid for two years. Also, aerial photographs and light detection and ranging data (LIDAR) indicate that this property may contain County jurisdictional wetlands. The applicant must request a wetland determination from the Water and Environmental Licensing Section prior to any land clearing or filling. If the site is determined to contain wetlands, an Environmental Resource License will be required prior to any dredging, filling, or other alteration of wetlands. Contact the Environmental Permitting Division at 954-519-1483 or AWRLicense@broward.org for specific code requirements.

2. The Water and Environmental Licensing Section of the Environmental 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 Florida Exotic Pest Plant Council's List of Florida's Most Invasive Species is available at Florida Exotic Pest Plant Council (invasive.org).

3. 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 Permitting Division at 954-519-1483 or 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: No

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: No

Plat Comments, as needed:

Not a known 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:

Since the subject plat relates to vacant land, there are no building demolition or asbestos renovation applicable requirements.