

AGENDA
DANIA BEACH CITY COMMISSION
REGULAR MEETING
MONDAY, DECEMBER 11, 2017 - 7:00 PM

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDING IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION IS REQUIRED. PRIOR TO ENGAGING IN ANY LOBBYING ACTIVITIES, WHETHER OR NOT COMPENSATION IS PAID OR RECEIVED IN CONNECTION WITH THOSE ACTIVITIES, EACH LOBBYIST SHALL FILE WITH THE CITY CLERK AN ANNUAL REGISTRATION STATEMENT AND PAY AN ANNUAL ONE HUNDRED DOLLARS (\$100.00) REGISTRATION FEE FOR EACH PRINCIPAL OR EMPLOYER. REGISTRATION FORMS ARE AVAILABLE ON THE CITY WEBSITE: WWW.DANIABEACHFL.GOV. (ORDINANCE #2012-019)

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE CITY CLERK'S OFFICE, 100 W. DANIA BEACH BOULEVARD, DANIA BEACH, FL 33004, (954) 924-6800 EXTENSION 3624, AT LEAST 48 HOURS PRIOR TO THE MEETING.

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:

- A. PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.
 - B. IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.
-

1. CALL TO ORDER/ROLL CALL

2. MOMENT OF SILENCE AND PLEDGE OF ALLEGIANCE

3. PRESENTATIONS AND SPECIAL EVENT APPROVALS

- 1. Dania Beach Marina Restroom Renovation Design - Public Services and Cartaya and Associates Architects, P.A.

4. PROCLAMATIONS

- 1. Proclamation of anti-violence and memorial of Christopher Jordan and Rasheed Cunningham, Jr. - Mayor James

5. CITIZEN COMMENTS

Addressing the Commission: Comments by Dania Beach citizens, or other interested parties that are not part of the regular agenda, may be made during each Commission meeting during the period set aside for "citizen comments." A thirty (30) minute "citizen comments" period shall be designated on the agenda for citizens and interested persons to speak on matters not scheduled on that day's agenda. Each speaker shall be limited to 3 minutes for his or her comments. Persons desiring to speak during the citizen comment period shall inform the City Clerk prior to the beginning of the meeting of their intention to speak. If more than 10 speakers express a desire to speak, the Commission shall determine, on a meeting by meeting basis, whether to (a) extend the time allotted for citizen comments to accommodate all speakers, or (b) whether to limit the number of speakers or amount of time per speaker. A speaker's time shall not be transferable to another speaker.

6. PUBLIC SAFETY REPORTS

7. CONSENT AGENDA

1. Minutes:

Approve Minutes of the November 14, 2017 City Commission Meeting

2. Travel Requests: None

3. RESOLUTION NO. 2017-147

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY MANAGER TO PURCHASE CONSTRUCTION SERVICES FOR CONCRETE AND ASPHALT PAVEMENT REPAIRS AND RECONSTRUCTION INCLUDING BUT NOT LIMITED TO SIDEWALKS WITHIN CITY ROAD RIGHTS OF WAY, TO BE PERFORMED BY METRO EXPRESS, INC., UNDER THE SOUTHEAST FLORIDA GOVERNMENTAL COOPERATIVE GROUP INVITATION TO BID NO. ITB 15-16-039(A), IN AN AMOUNT NOT TO EXCEED ALLOCATED DEPARTMENTAL BUDGET APPROPRIATIONS WHICH WILL EXCEED THE ANNUAL VENDOR THRESHOLD OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00) IN FISCAL YEAR 2017-2018 WITH OPTIONS FOR RENEWALS UP TO FISCAL YEAR 2021-2022; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

4. RESOLUTION NO. 2017-148

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE COMMUNITY DEVELOPMENT DEPARTMENT FOR SCANNING SERVICES TO BE PROVIDED BY UPLAND FILE BOUND FOR FISCAL YEAR 2017-2018, INCLUSIVE OF EXISTING PURCHASES THAT EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES, THAT ARE TO BE MADE WITHIN THE RESPECTIVE DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

5. RESOLUTION NO. 2017-149

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN ENGAGEMENT LETTER WITH RON L. BOOK, P.A., FOR CONSULTING (LOBBYIST) SERVICES RELATED TO ISSUES OF CONCERN TO THE CITY OF DANIA BEACH INCLUDING MATTERS ASSOCIATED WITH BROWARD COUNTY AND WITH THE FORT LAUDERDALE-HOLLYWOOD INTERNATIONAL AIRPORT, AS WELL AS GENERAL LEGISLATION AND RELATED ISSUES AT THE STATE LEVEL IN AN AMOUNT NOT TO EXCEED FORTY ONE THOUSAND TWO HUNDRED FIFTY DOLLARS (\$41,250.00) FOR A NINE MONTH TERM TO BE CONSISTENT WITH THE CITY'S FISCAL YEAR; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

6. RESOLUTION NO. 2017-150

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY ADMINISTRATION TO PURCHASE SHADE SHELTERS FOR THE CHESTER BYRD PARK PLAYGROUND, IN AN AMOUNT NOT TO EXCEED THIRTY FIVE THOUSAND THREE HUNDRED DOLLARS (\$35,300.00) FROM SHADE SYSTEMS INC., USING AVAILABLE PRICING PROVIDED BY THE SCHOOL DISTRICT OF OSCEOLA COUNTY CONTRACT BID NO. SDOC-16-B-087-LH; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7. RESOLUTION NO. 2017-151

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AMENDMENT TO THE AGREEMENT FOR PROFESSIONAL AQUATIC FACILITIES MANAGEMENT SERVICES EXISTING BETWEEN THE CITY OF DANIA BEACH AND JEFF ELLIS MANAGEMENT LLC, RELATING TO THE INCREASE IN CONTRACT PRICE DUE TO THE MONDAY OPENING OF THE PARKS & RECREATION FACILITIES IN AN AMOUNT NOT TO EXCEED SEVENTY TWO THOUSAND SIX HUNDRED FORTY FOUR DOLLARS (\$72,644.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

8. RESOLUTION NO. 2017-152

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, SUPPORTING THE TRI-RAIL COASTAL LINK (TRCL) COMMUTER RAIL SERVICE AND EXPRESSING A COMMITMENT TO WORK WITH REPRESENTATIVES OF FLORIDA EAST COAST INDUSTRIES AND ITS AFFILIATES, THE FLORIDA DEPARTMENT OF TRANSPORTATION, BROWARD COUNTY, THE BROWARD METROPOLITAN PLANNING ORGANIZATION, AND THE SOUTH FLORIDA REGIONAL TRANSPORTATION AUTHORITY TO DEVELOP A COST EFFECTIVE RAIL SYSTEM WITH A SOUND FINANCIAL PLAN TO PROVIDE FOR CAPITAL AND OPERATING COSTS FOR THE EXTENSION OF THE PASSENGER RAIL SERVICE FROM NORTHEAST MIAMI-DADE COUNTY INTO SOUTHEAST BROWARD COUNTY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

9. RESOLUTION NO. 2017-153

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE COMMUNITY DEVELOPMENT DEPARTMENT FOR “GUARANTEED PARTIAL SERVICE BUILDING CODE SERVICES” TO BE PERFORMED BY THE BROWARD COUNTY PERMITTING, LICENSING AND CONSUMER PROTECTION DIVISION OF THE ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT UNDER THE CURRENT CITY CONTRACT DATED OCTOBER 1, 2014 THROUGH SEPTEMBER 30, 2019, INCLUSIVE OF EXISTING PURCHASES THAT MAY EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES MADE FROM THE BUILDING FUND APPROVED ANNUAL APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

8. BIDS AND REQUESTS FOR PROPOSALS

1. RESOLUTION NO. 2017-154

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO AWARD A BID RELATED TO INVITATION TO BID (“ITB”) NO. 17-007 TO HARTZELL CONSTRUCTION, INC FOR THE DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS IN AN AMOUNT NOT TO EXCEED SEVENTY THOUSAND FOUR HUNDRED FIFTY ONE DOLLARS (\$70,451.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

9. PUBLIC HEARINGS

1. ORDINANCE NO. 2017-037

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY DENNIS MELE, ESQ./GREENSPOON MARDER, P.A., AGENT FOR THE PROPERTY OWNERS SUNSHINE REO XI, LLC AND CF & A HILL FAMILY, LTD, TO REZONE PROPERTY GENERALLY LOCATED NORTH OF STIRLING ROAD, SOUTH OF SW 1ST STREET, EAST OF SW 11TH AVENUE AND WEST OF PHIPPEN ROAD IN THE CITY OF DANIA BEACH, FLORIDA; CHANGING THE CURRENT ZONING CLASSIFICATION OF THE PROPERTY FROM NEIGHBORHOOD RESIDENTIAL (NBHD-RES) DISTRICT TO GENERAL INDUSTRIAL DISTRICT (I-G), (APPLICATION NO. RZ-34-17) SUBJECT TO CERTAIN RESTRICTIONS, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)**

2. ORDINANCE NO. 2017-038

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY BCD DANIA OAKS, LLC, TO REZONE PROPERTY LOCATED AT 5501 AND 5525 SW 40TH AVENUE, IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT “A,” A COPY OF WHICH IS ATTACHED TO THIS ORDINANCE; CHANGING THE ZONING CLASSIFICATION OF THE PROPERTY FROM SINGLE FAMILY 6000 RESIDENTIAL DISTRICT (RS-6000) TO PLANNED RESIDENTIAL DEVELOPMENT DISTRICT (PRD-1), SUBJECT TO CERTAIN RESTRICTIONS, AND PROVIDING FOR THE ALLOCATION OF 22 RESIDENTIAL FLEX UNITS, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)**

3. RESOLUTION NO. 2018-001

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-24-17) SUBMITTED BY BCD DANIA OAKS, LLC, FOR PROPERTY LOCATED AT 5461 TO 5525 SW 40TH AVENUE IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT “A”, A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONDITIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

4. RESOLUTION NO. 2018-002

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE “OAKS PLACE PLAT” (PL-23-17) SUBMITTED BY BASELINE ENGINEERING AND SURVEYING., ON BEHALF OF BCD DANIA OAKS, LLC, FOR PROPERTY LOCATED AT 5461 TO 5525 SW 40TH AVENUE IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT “A”, A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

5. ORDINANCE NO. 2017-039

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA REPEALING ARTICLE II ENTITLED, “REQUIREMENTS FOR CITY EMPLOYMENT”, DIVISION 1. “GENERALLY”, SECTION 2-27, “DISQUALIFICATIONS FOR EMPLOYMENT”, OF THE CODE OF ORDINANCES OF THE CITY OF DANIA BEACH, FLORIDA; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)**

6. ORDINANCE NO. 2018-001

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF CITY FUNDS EXCEEDING ONE MILLION DOLLARS (\$1,000,000.00) FOR DEBRIS HAULING AND DISPOSAL SERVICES FROM BERGERON EMERGENCY SERVICES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)**

7. ORDINANCE NO. 2018-002

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28, OF THE “LAND DEVELOPMENT CODE,” OF THE CITY CODE OF ORDINANCES BY AMENDING ARTICLE 115, SECTION 115-40, SCHEDULE OF PERMITTED USES, IN COMMERCIAL DISTRICTS: PROVIDING FOR THE USE OF OUTDOOR SALES, LEASING, RENTAL, AND DISPLAY OF AUTOMOBILES, MOTORCYCLES OR TRUCKS, INCLUDING MAINTENANCE AND SERVICE THEREOF IN AN OPAQUE-COVERED FACILITY OR INDOORS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)**

8. RESOLUTION NO. 2017-155

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-107-17) SUBMITTED BY JOSEPH DENIS ON BEHALF OF DANIA LIVE 1748, LLC FOR PROPERTY GENERALLY LOCATED ON THE NORTH SIDE OF STIRLING ROAD BETWEEN BRYAN ROAD AND INTERSTATE 95 WITHIN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT “A,” A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

9. RESOLUTION NO. 2017-156

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE PLAT NOTE AMENDMENT DELEGATION REQUEST (DR-86-17) APPLICATION SUBMITTED BY RAHIL SANGHVI ON BEHALF OF THE PROPERTY OWNER DANIA RESORTS, LLC FOR PROPERTY GENERALLY LOCATED ON THE SOUTH SIDE OF STATE ROAD 84 AND NORTH OF I-595 WITHIN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT “A”, A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

10. DISCUSSION AND POSSIBLE ACTION

1. Athletic Director Position
2. Comprehensive 10-Year Master Plan for Parks and Recreation Department

11. COMMISSION COMMENTS

1. Commissioner Brandimarte
2. Commissioner Grace
3. Commissioner Salvino
4. Vice-Mayor Harris
5. Mayor James

12. APPOINTMENTS

1. Dania Beach Housing Authority

Mayor James - 1 appointment for a 4-year term of a resident who is current in rent in a housing project, or a person of low income who is receiving rent subsidy through a project administered by the Authority (Tiffany Carlisle's term expired October 31, 2017, and she has expressed a desire to remain on the board)

2. Green Advisory Board

Mayor James- 1 appointment

3. Marine Advisory Board

Vice-Mayor Harris - 1 appointment

Mayor James - 1 appointment

13. ADMINISTRATIVE REPORTS

1. City Manager

2. City Attorney

3. City Clerk - Reminders

January 9, 2018	-	6:00	p.m.	CRA	Board	Meeting
January 9, 2018	-	7:00	p.m.	City	Commission	Meeting
January 23, 2018	-	7:00	p.m.	City Commission Meeting		

14. ADJOURNMENT



CITY OF DANIA BEACH

CONCEPTUAL DESIGN

EXISTING PUBLIC RESTROOM RENOVATION
&
NEW PUBLIC SHOWERS



3401 E. COMMERCIAL BLVD. SUITE 201
FT. LAUDERDALE, FLORIDA 33308
(954) 771-2704

DATE: 10/11/2017
AA: 000000

CONCEPTUAL DESIGN
CITY OF DANIA BEACH
DANIA BEACH FL, 33004

TITLE PAGE
DATE: OCTOBER 11, 2017
DRAWN BY: JLM
CHECKED BY: TLM, JJ
JOB NO: 1756

A1
1 of 13

GOALS:

- MAXIMIZE FIXTURE COUNT FOR EXISTING PUBLIC RESTROOMS
- DESIGN OUTDOOR SHOWERS TO INTEGRATE SEAMLESSLY INTO THE EXISTING ENVIRONMENT
- IMPROVE OVERALL AESTHETIC AND THE BEACH EXPERIENCE
- DESIGN TO BE CONSISTENT WITH PHASE 1 REVITALIZATION OF OCEAN PARK
- COST EFFECTIVE SOLUTION



380 E. COMMERCIAL BLVD. SUITE 201
FT. LAUDERDALE, FLORIDA 33301
(954) 771-2704

DATE: 10/11/2017
A2 000006

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CITY OF DANIA BEACH
DANIA BEACH FL, 33004

PROJECT GOALS
DATE: OCTOBER 11, 2017
DRAWN BY: JLM
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JOB NO. 1756

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2 of 13

CITY OF DANIA BEACH



PHASE 1 REVITALIZATION OF OCEAN PARK by EDSA



340 E. COMMERCIAL BLVD. SUITE 201
FT. LAUDERDALE, FLORIDA 33301
(954) 771-2734

AA 000006

CONCEPTUAL DESIGN
CITY OF DANIA BEACH
DANIA BEACH FL, 33004

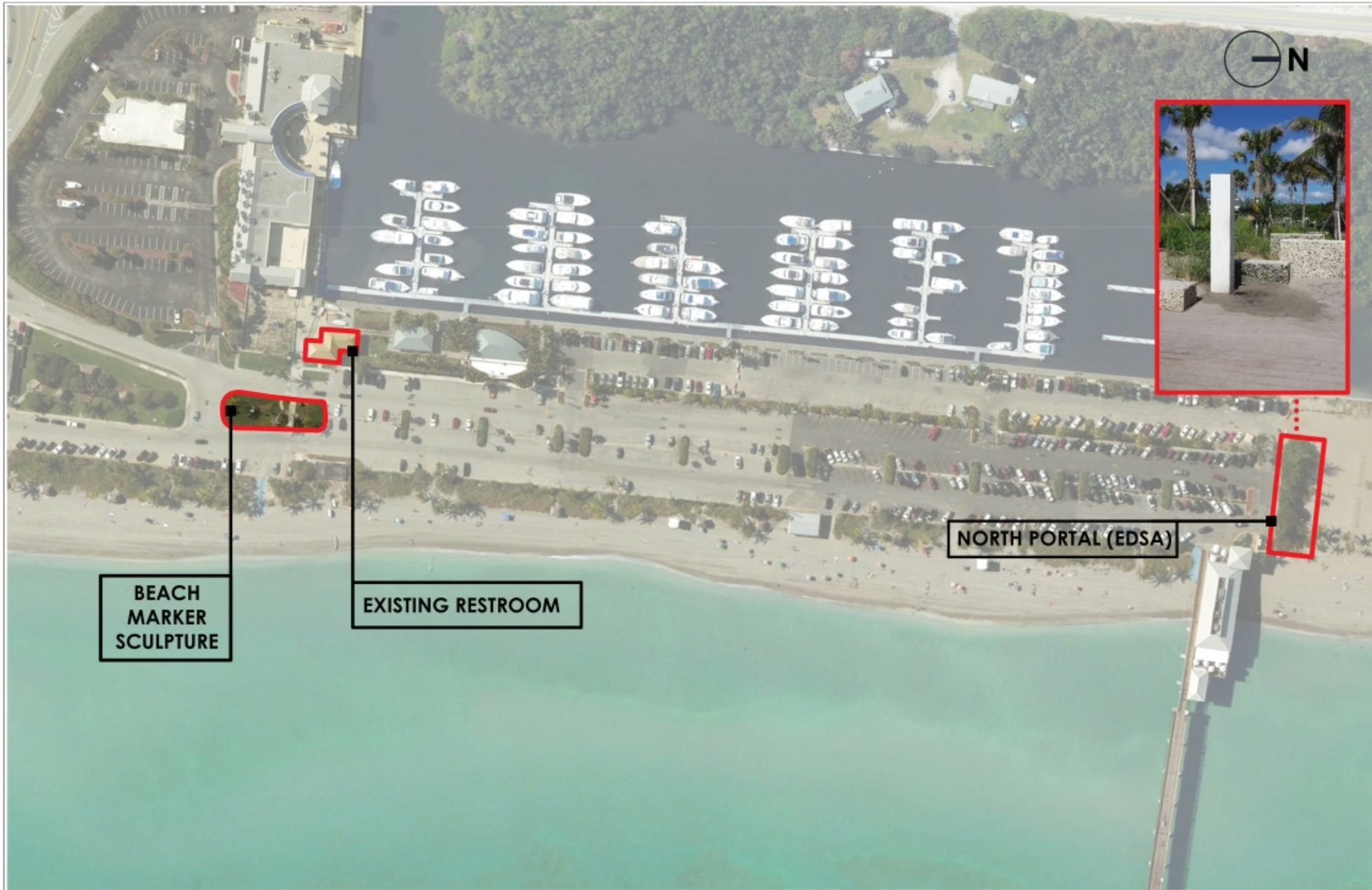
THE OCEAN PARK MASTER PLAN

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DATE: OCTOBER 11, 2017
DRAWN BY: [blank]
CHECKED BY: T.W. JI

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3 of 13



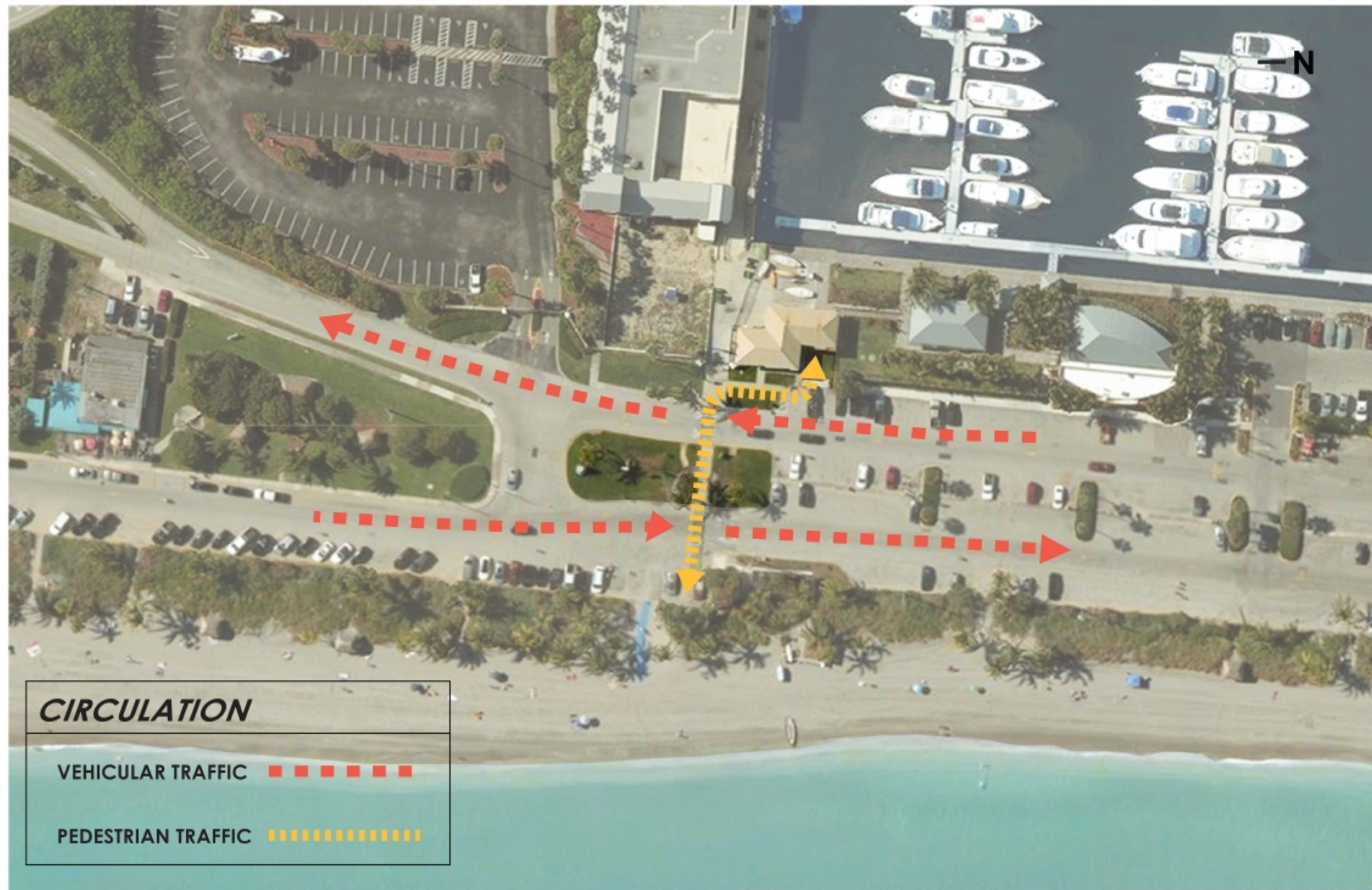
CARTAYA &
ASSOCIATES
ARCHITECTS P.A.
cartayaandassociates.com

340 E. COMMERCIAL BLVD. SUITE 201
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(954) 771-2704

CONCEPTUAL DESIGN
CITY OF DANIA BEACH
DANIA BEACH FL, 33004

LOCATION PLAN
DATE: OCTOBER 11, 2017
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340 E. COMMERCIAL BLVD. SUITE 201
FT. LAUDERDALE, FLORIDA 33301
(954) 771-2704

DATE: 10/11/2017
AA: 000006

PROJECT: CONCEPTUAL DESIGN
CITY OF DANIA BEACH
DANIA BEACH FL, 33004

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THIS PROPOSED SOUTH PORTAL

DATE: 10/11/2017
PROJECT: 1756
CITY: DANIA BEACH, FL



3401 E. COMMERCIAL BLVD. SUITE 201
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(954) 771-2734

AA 000086
DATE

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CITY OF DANIA BEACH
DANIA BEACH FL, 33004

PROJECT
DATE
REVISIONS

CONCEPTUAL PLAN 1

DATE: OCTOBER 11, 2017
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CHECKED BY: TIV, JJ

1756

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7 OF 13



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A.A. CONTINUED

PROJECT

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CITY OF DANIA BEACH
DANIA BEACH FL, 33004

JOB NO. 1756	DATE OCTOBER 11, 2017	REVISIONS
	CHARTER BY MP	
	CHECKED BY TW JJ	
TITLE CONCEPT PLAN 2		

A8
8 of 13

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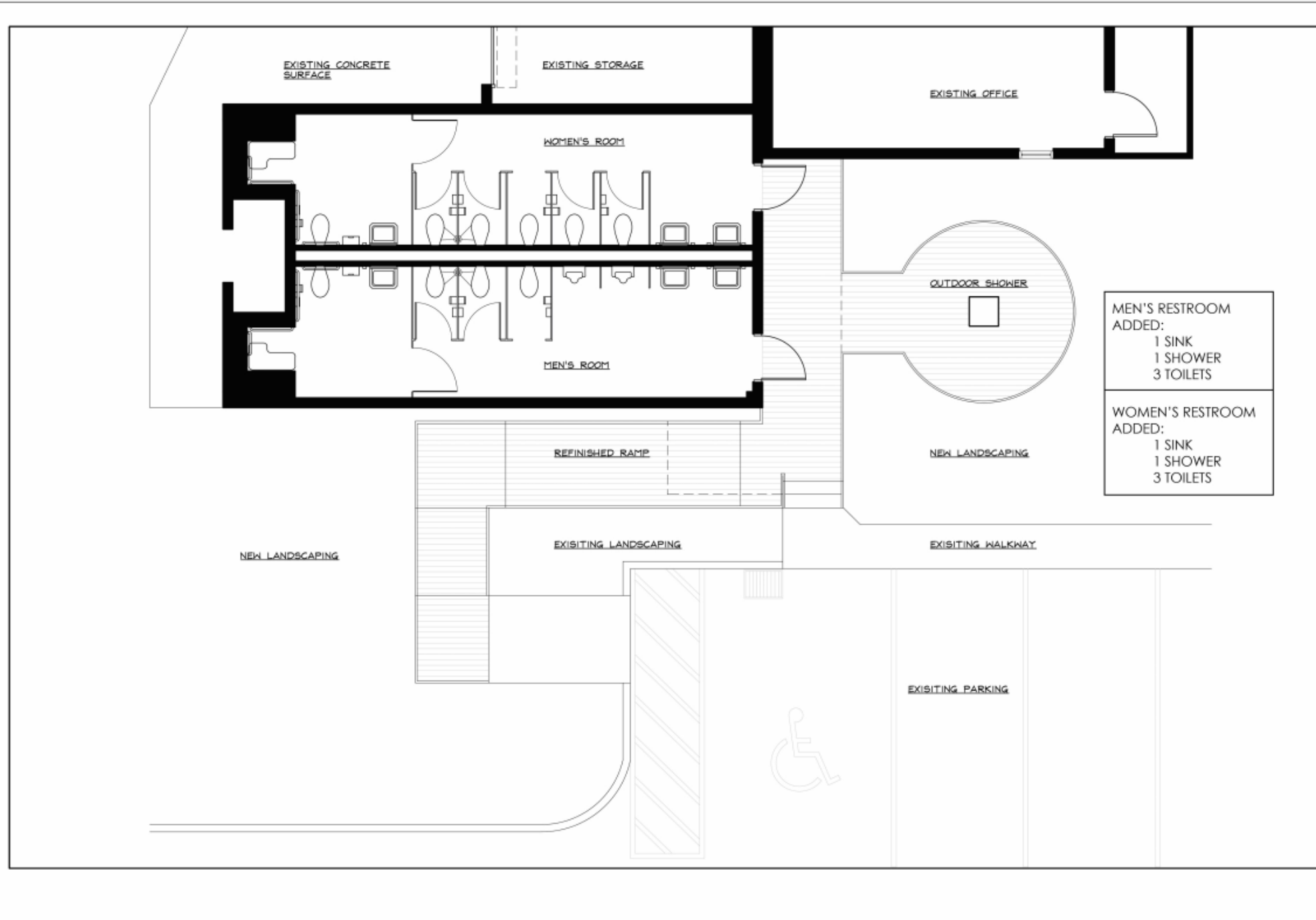
3401 E. COMMERCIAL BLVD. SUITE 201
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AA 000086
AA 000086

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CITY OF DANIA BEACH
DANIA BEACH FL, 33004

RESTROOM LAYOUT
DATE: OCTOBER 11, 2017
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1756
A9
9 OF 13





380 E. COMMERCIAL BLVD. SUITE 201
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DATE: 10/11/2017
PROJECT: A10

CONCEPTUAL DESIGN
CITY OF DANIA BEACH
DANIA BEACH FL, 33004

PROJECT: RESTROOM RENDERING
DATE: OCTOBER 11, 2017
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DATE: 10/11/2017
PROJECT: A10
10 OF 13



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(954) 775-2704

DATE: 10/11/2017
JOB NO: 1756

CONCEPTUAL DESIGN
CITY OF DANIA BEACH
DANIA BEACH FL, 33004

THIS IS A SOUTH PORTAL RENDERING

DATE: OCTOBER 11, 2017
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A11
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3401 E. COMMERCIAL BLVD., SUITE 201
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DATE: 10/11/2017
JOB: 1756

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CITY OF DANIA BEACH
DANIA BEACH FL, 33004

DATE: 10/11/2017
JOB: 1756
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DATE: 10/11/2017
JOB: 1756
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CHECKED BY: TLM, JJ

Order of Magnitude Cost Estimate for Conceptual Design			
	Unit	Price/Unit	Cost
Existing Restrooms Area			
Men's Restroom (SF)	300.00	200.00	60,000.00
Women's Restroom (SF)	300.00	200.00	60,000.00
Canopy (SF)	150.00	50.00	7,500.00
Shower Deck (SF)	140.00	50.00	7,000.00
Outdoor Shower	1.00	4,000.00	4,000.00
Railing (LF)	146.00	50.00	7,300.00
Exterior Painting	1,200.00	5.00	6,000.00
Exterior Lighting (Unit)	8.00	1,000.00	8,000.00
New Dania Beach Slogan	1.00	3,000.00	3,000.00
Contingency 20%			32,560.00
Sub Total			195,360.00
South Portal Area			
Pedestrian Pavement	1,000.00	20.00	20,000.00
Shower Deck	1,600.00	50.00	80,000.00
Outdoor Showers	2.00	4,000.00	8,000.00
Native Landscape	3,320.00		13,000.00
Irrigation	3,320.00		2,000.00
Concrete Sculpture	104.00	250.00	26,000.00
Contingency 20%			29,800.00
Sub Total			178,800.00



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ORDER OF MAGNITUDE

DATE: OCTOBER 11, 2017
DRAWN BY: JAC
CHECKED BY: TIV, JJ

1756

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13 OF 13



CARTAYA &
ASSOCIATES
ARCHITECTS P.A.

November 10, 2017

Ronnie Navarro
Deputy Director/City Engineer
Public Service Department
City of Dania Beach
1201 Stirling Road
Dania Beach, FL 33004

Re: Dania Beach Marina Restroom Renovation and Public Shower Project

Dear Mr. Navarro,

We are pleased to submit the following fee proposal for the Architectural and Engineering Services for the above referenced Public Restroom Renovation Project including public shower based on the previously approved Schematic Design.

We understand the renovation project scope of work includes the following:

Existing Restroom Area:

1. Men's and Women's Restroom complete renovation to include 3 sinks, 6 water closets (or combination of urinals), 1 shower and other typical accessories.
2. Outdoor Shower Column on circular deck connecting to the entrance of the restrooms.
3. Native landscape shall be integrated around the built up outdoor shower circular deck area.
4. Security lighting shall be provided and designed to avoid light pollution and sensitive to sea turtles.
5. A new lower entry canopy with signage at the entrance of the restrooms.
6. A new City of Dania Beach logo (designed provided by City) shall be prominently displayed and integrated on façade.

South Portal:

1. Pedestrian walkway shall connect the existing restrooms and the beach through South Portal.
2. Public outdoor showers (same design as above) shall be integrated into the South Portal. One of the two conceptual options shall be implemented.
3. Design contoured berms with native landscape and sculpture (benches) to physically separate and visually screen the shower areas.

Optional FPL Transformer (Underground Electrical Cable):

1. The City is working with FPL to have the exiting overhead powerline relocated to underground. Hence, there will be about 4 above ground transformers along the underground powerline. The City would like the design team to assist making the above ground transformer box visually not intrusive.
2. See below separate fee for exploring a solution.

AAC001388

QUALITY
ARCHITECTURE
AND SERVICE
SINCE 1979

2400 E COMMERCIAL BOULEVARD | SUITE 201
FORT LAUDERDALE | FLORIDA | 33308

PH. (954) 771-2724
WWW.CARTAYAANDASSOCIATES.COM



CARTAYA &
ASSOCIATES
ARCHITECTS P.A.

The following is the breakdown of our A/E Fee:

Architecture – Cartaya and Associates

Design Development:

Principal: 2 hours @ \$150.00/Hour	\$ 300.00
Project Manager: 40 hours @ \$110.00/Hour	\$ 4,400.00
CAD Operator: 40 hours @ \$70.00/Hour	\$ 2,800.00
Subtotal Design Development	\$ 7,500.00

Construction Documents:

Principal: 2hours @ \$150.00/Hour	\$ 300.00
Project Manager: 60 hours @ \$110.00/Hour	\$ 6,600.00
CAD Operator: 80 hours @ \$70.00/Hour	\$ 5,600.00
Subtotal Construction Documents	\$12,500.00

Permitting:

Principal: 2 hours @ \$150.00/Hour	\$ 600.00
Project Manager: 24 hours @ \$110.00/Hour	\$ 2,640.00
CAD Operator: 16 hours @ \$70.00/Hour	\$ 1,120.00
Subtotal Permitting	\$ 4,060.00

Bidding:

Principal: 4 hours @ \$150.00/Hour	\$ 600.00
Project Manager: 60 hours @ \$110.00/Hour	\$ 6,600.00
CAD Operator: 20 hours @ \$70.00/Hour	\$ 1,400.00
Subtotal Bidding	\$ 8,600.00

Construction Administration:

Principal: 4 hours @ \$150.00/Hour	\$ 600.00
Project Manager: 40 hours @ \$110.00/Hour	\$ 4,400.00
CAD Operator: 16 hours @ \$70.00/Hour	\$ 1,120.00
Subtotal Bidding	\$ 6,120.00

Subtotal Architecture.....\$34,240.00

Landscape/Irrigation – Duland Design

See attachment.....\$ 9,750.00

Structural Engineering – Thornton Tomasetti

See attachment.....\$ 7,600.00

Mechanical, Electrical and Plumbing Engineering – Delta G

See attachment.....\$15,250.00

Total A/E Fee\$66,840.00

AAC001388

QUALITY
ARCHITECTURE
AND SERVICE
SINCE 1979

2400 E COMMERCIAL BOULEVARD | SUITE 201
FORT LAUDERDALE | FLORIDA | 33308

PH. (954) 771-2724
WWW.CARTAYAANDASSOCIATES.COM



CARTAYA &
ASSOCIATES
ARCHITECTS P.A.

Optional Services (Hourly Basis)

The following is the breakdown of our A/E Fee to assist with FPL Transformer design solution:

Architecture – Cartaya and Associates

Design Development:

Principal: 4 hours @ \$150.00/Hour.....	\$ 600.00
Project Manager: 60 hours @ \$110.00/Hour.....	\$ 6,600.00
CAD Operator: 40 hours @ \$70.00/Hour.....	\$ 2,800.00
Total Architectural Fee – FPL Coordination	\$10,000.00

Reimbursable expenses for printing, courier service, etc. will be invoiced additionally at cost.

Items Not Included:

- Survey
- Geotechnical Report
- Civil Engineering
- Revit/BIM
- LEED Services
- Permit Fees
- Engineering (except as noted above)

We are looking forward to begin working on this project immediately upon your endorsement of this proposal.

If you have any inquiries regarding the above information, please do not hesitate to contact our office.

Sincerely,

Juan Justiniano
Vice President

Accepted by: _____ Date: _____

Printed Name: _____

AAC001388

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DULAND DESIGN

November 09, 2017

Mr. Teen Woon

Cartaya and Associates Architects, P.A.
2400 E. Commercial Blvd., Suite 201
Fort Lauderdale, FL33308

Email: twoon@cartayaassociates.com

Re: Dania Beach Ocean Park – South Portal Landscape Architectural Services

Dear Mr. Woon,

Thank you for the opportunity to present this proposal for the landscape architecture design services for the Dania Beach Ocean Park South Portal Project in Dania Beach, Florida. We are enthusiastic about working with your team to contribute to the aesthetic looks of the property and to conform to the City of Dania Beach' landscape requirements.

PROJECT DESCRIPTION

Based on our previous phone conversation with you, and the information provided, it is our understanding that project site consists of renovation of the existing public restroom and the South Portal to the Ocean Park. The extent of DULAND DESIGN services will cover the landscape design for all landscape areas on site.

SCOPE OF SERVICES

As part of the Design Development phase, we will work in coordination with you and your team to study in detail the configuration, scale and relationship between site elements and architecture and the approved Conceptual/Schematic Design to prepare a landscape plan for the property. Landscape design will conform to the City of Dania Beach' landscape requirements.

After we all agree on the direction of the landscape plan, DULAND DESIGN will prepare required number of copies of signed and sealed landscape permit set/Construction Documents for the submittal to the City of Dania Beach for Permitting. This set will also be sufficient for Bidding and Construction. This drawing set will include:

1. Tree Disposition Plan – identify and evaluation existing trees or palms in the project area. Propose necessary actions towards existing trees to retain or to be removed as per Schematic Design.
2. Planting Plans – massing, location and species of trees, shrubs and groundcovers. These plans will also reflect the location and basic dimensioning of hardscape elements, such as parking lot, special paving areas, walkways, walls, ramps, etc. DULAND DESIGN service excludes architectural, structural, mechanical, electrical and related engineering services for hardscape elements. Quantity, size and description of the following:
 - Trees, shrubs and groundcovers
 - Soil mixes
 - Planting details
 - Specifications
3. Conceptual Landscape Grading Plan – indication of water runoff for landscape areas such as earth mounds and slopes to retention areas. Hardscape area grading as well as subsurface drainage requirements and drainage structure specifications to be provided by the project engineer.
4. Irrigation Plans – these plans shall be used for bidding, permitting and construction to include the actual irrigation system layout, a list of materials, specifications and typical installation details.

Design Development

We will prepare one landscape plan concept for your review. Our focus will mainly be general landscape massing and character to compliment the building and to conform to the City of Dania Beach' landscape

requirements. We will also be collaborating with you on the concepts of the hardscape elements such as benches. Base on your feedback and comments, we will make necessary refinements to the concept and changes will be reflected in the next step of work.

We will attend meetings with you and the design team for review and coordination.

Additional data needed from you includes electronic survey document of the property with location of existing trees, existing utilities, existing perimeter walls in AutoCAD format, conceptual site plan of the proposed area in AutoCAD format any other additional information of the project that may be available.

Construction Documents/Landscape Permit Set

Following the acceptance of the landscape plan concept, we will prepare required number of copies of signed and sealed landscape permit set for the submittal to the City of Dania Beach for permit.

It is assumed that this set of drawings will be used to obtain development approvals as required.

Permitting & Bidding Assistance

DULAND DESIGN will be available during this phase to assist you with the permitting, bidding and negotiation of a Contract for Construction with qualified contractor(s). We will answer questions during the bid phase and issue addenda and clarifications as required. We can also assist in bid review and contractor interviews as necessary.

Construction Observation

The construction phase will commence with the award of the contract for construction. DULAND DESIGN services shall be oriented toward reviewing the progress of construction, specifically design and aesthetics of the site work described above, and preparing written documents advising the Owner of the items which appear to need correction. DULAND DESIGN will assist the Owner and contractor with the interpretation of the requirements of the Construction Documents and shall render interpretations necessary for the proper execution of the work with reasonable promptness.

DULAND DESIGN shall also review and take appropriate action upon the contractor's submittals, such as shop drawings, product data, and samples, but only for conformance with the design concept and with the information given in the Construction Documents. DULAND DESIGN will not be responsible for construction means, methods, techniques, sequences, or procedures, for safety precautions and programs in connection with the work, or for the acts or omissions of the contractor.

The Client will have a field supervisor to coordinate and administrate the construction. DULAND DESIGN will provide the following during this phase:

1. One (1) site visit at 25% landscape installation completion to observe construction progress and report to the Client.
2. One (1) substantial completion walk-through.
3. Prepare a punch list of items to be corrected and/or completed for final inspection.
4. One (1) final inspection of completed construction.
5. Issuance of Landscape Certification Letter once the final inspection is deemed satisfactory.

Additional Services

Additional services shall be considered for those services related to making revisions or additions to drawings, specifications, or other documents outlined when such revisions are inconsistent with instructions previously given, or those services which are in addition to the Scope of Services outlined in this Agreement. Time spent during the construction phase to correct, clarify, or redesign due to error or omissions of DULAND DESIGN shall be performed at no additional cost. Likewise, time spent to address program or design changes by the Owner or operator, or major field revisions caused by construction issues of other disciplines, shall be considered for additional services. Coordination meetings, permitting meetings and/or presentations shall be considered additional services. Additional services will be provided if requested and authorized by the Owner.

COMPENSATION

For the tasks above, we propose the following fees:

A. Landscape Design Development	\$ 3,500
B. 100% Landscape Permit Set/Construction Documents	\$ 4,000
C. Permitting / Bidding Assistance	\$ 750
D. Construction Observation	\$ 1,500
E. Additional Services	Time Card as per Billing Rate

PAYMENT SCHEDULE

In line with our standard practice of assignments of this type, the payment schedule is as follows:

Retainer	\$ 2,500
Payment at completion of Design Development	\$ 2,500
Payment at completion of 100% Permit Set	\$ 3,000
Payment at completion of Bidding & Permitting Assistance	\$ 750
Payment at completion of Construction	\$ 1,000

This proposal is valid for 30 days from date of issuance.

The above proposed fee includes three copies of signed and sealed landscape permit set for submittal. We can provide additional copies as necessary and production cost will be billed as reimbursable expenses as outlined in General Terms & Conditions. On projects of this nature, we request a retainer of \$ 2,500.

If the above meets with your understanding and approval, please sign a copy of this proposal and return with a deposit check, which will serve as our authorization to proceed. If you feel modifications to this proposal are required, please do not hesitate to call us. We very much look forward to working together on this project.

Sincerely,



Chang Du
Principal

Attachments: General Terms and Conditions and Rate Schedule

APPROVED and ACCEPTED on this _____ day of _____, 2017.

By: _____

Teen Woon

From: Wassink, Derek <DWassink@ThorntonTomasetti.com>
Sent: Tuesday, November 07, 2017 2:56 PM
To: Teen Woon
Cc: Juan Justiniano
Subject: RE: City of Dania Restroom Renovation, Public Shower, North Portal - Proposal for Design Development through Construction Administration

CDs \$3,300
CA \$500
Total \$3,800

Derek A. Wassink, P.E., R.A., S.I., LEED AP

Vice President
Thornton Tomasetti
101 NE Third Avenue, Suite 1170
Fort Lauderdale, FL 33301
T +1.954.903.9300 F +1.954.903.9301
D +1.1.954.903.9320 M +1.954.439.2218

1

DWassink@ThorntonTomasetti.com
www.ThorntonTomasetti.com

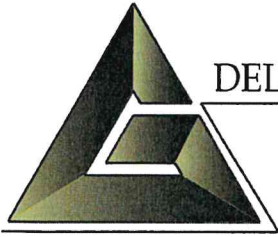
From: Teen Woon [mailto:twoon@cartayaandassociates.com]
Sent: Wednesday, November 01, 2017 9:12 AM
To: George SanJuan <gsanjuan@deltag.net>; Wassink, Derek <DWassink@ThorntonTomasetti.com>
Cc: Juan Justiniano <jjustiniano@cartayaandassociates.com>
Subject: City of Dania Restroom Renovation, Public Shower, North Portal - Proposal for Design Development through Construction Administration

Good afternoon George and Derek,

Please provide a proposal for MEP and Structural Engineering Services of your discipline of work for the above referenced project. Please refer to the approved Conceptual/Schematic Design attached which shall be used as the basis for our A/E services. The following Phases shall be included in our proposals:

1. Design Development Phase
2. Construction Documents Phase
3. Permitting/Bidding Phase
4. Construction Administration Phase.

2



Cartaya and Associates

1 November 2017

2400 E. Commercial Blvd. Suite 415
Fort Lauderdale, FL 33308
V:954.771.2724

Re: Proposal for professional engineering construction documents for the **Dania Beach Restrooms Renovation Project**. The following is a general overall description of the design intent and scope of work:

Existing Restroom Area:

1. Men's and Women's Restroom complete renovation to include 3 sinks, 6 water closets (or combination of urinals), 1 shower and other typical accessories.
2. The design of outdoor Shower Column on circular deck connecting to the entrance of the restrooms shall be consistent with that of the existing North Portal.
3. Security lighting shall be provided and designed to avoid light pollution and sensitive to sea turtles.
4. A new lower entry canopy with signage shall be implemented for the two restrooms.
5. A new City of Dania Beach logo shall be prominently displayed and integrated on façade.
6. Provision shall be made so that the shower and restroom drains and floor traps will not be clogged by the sand.

South Portal:

1. Pedestrian walkway shall connect the existing restrooms and the beach through the South Portal.
2. Public outdoor showers (same design as above) shall be integrated into the South Portal. One of the two conceptual options shall be implemented.
3. Design of shower drainage shall make provision to avoid clogging from the sand.

FPL Powerline:

1. The City is working with FPL to have the existing overhead power line relocated to underground. Hence, there will be about 4 above ground transformers along the underground power line. The City would like the design team to assist making the above ground transformer box not intrusive visually.
2. Cartaya will explore the options and can be provided as a separate fee item.

Dear Mr. Cartaya,

Thank you for considering us with regard to this project. Delta G Consulting Engineers, Inc. agrees to provide professional services to design systems for the above project as required for permit and code compliance. Services shall include detailed construction documents with electrical, plumbing, and mechanical systems with specifications and coordination with regulatory agencies and building departments for permit.

ELECTRICAL SYSTEMS

- Field documentation of existing conditions
- Set up of Power Distribution from new facilities with FPL Coordination
- Lighting – New Energy Efficient LED Illumination

HEATING VENTILATION AND AIR CONDITIONING

- Field documentation of existing conditions
- Ventilation Load Calculations and Florida State Energy Calculations
- Unit Sizing, selections and schedules for Fans as per code requirements
- Ductwork layout modifications

PLUMBING & PIPING SYSTEMS

- Field documentation of existing conditions
- Domestic Water Distribution
- Sanitary Collection

CONSTRUCTION ADMINISTRATION SERVICES

- Responses to building department comments for permit
- Responses to RFI's
- Processing of Shop Drawings

SERVICES NOT INCLUDED

- Solar Lighting
- Telephone and CTV Distribution
- Fire Alarm System Design
- Changes to documents after Design Development Phase is approved
- On site CA shall be additional

SPECIFICATIONS AND DOCUMENTS COMPLETE

- All coordination meetings with Design team as needed.
- All construction documents can be completed within your schedule

REIMBURSABLE EXPENSES

Additional Prints and Courier Fees

AMOUNT

Cost +10%

HOURLY SERVICES

Should additional service beyond the scope of those listed above be required, these services shall be separately negotiated at the time of the request. Typical hourly fees for services are:

Principal Time	\$225.00
Site Survey and Field Engineering Time and Project Manager Time	\$155.00
In Office Engineering Time for Engineers and Designers	\$135.00
AutoCad/Technician	\$ 85.00
Clerical Time- Administrative Time	\$ 65.00

TOTAL FEE FOR SERVICES**AMOUNT**

1) Design Development of MEP systems	\$ 3,300.00
2) 100% Construction Documents Signed and Sealed	\$ 7,950.00
3) Permitting/Bidding Services	\$ 900.00
4) Bidding:	\$ 900.00
5) Limited Construction Administration Services:	\$ 1,800.00
Total Fee	\$15,250.00

GENERAL CONTRACT TERMS AND CONDITIONS

Proposals:

As applicable, Delta G Consulting Engineers, Inc., (Delta G), extends this proposal to perform the services or invoices for having performed the services as identified in the proposal, invoice, or agreement, (written), for the stated fee arrangement. Proposals offered by Delta G to the Client shall be valid for 30 days. Invoices shall be payable upon receipt or as otherwise noted in this written agreement. If any part of this or related documents are deemed illegal or otherwise unsuitable, the remaining portions of the documents shall remain intact and enforced.

Access to Site:

Unless otherwise stated, Delta G will have access to the site for activities necessary for the performance of the services noted herein. The firm will take or has taken precautions to minimize damage due to these activities, but has not included in the fee the cost of restoration of any resulting damages or repairs.

Indemnification:

The client shall, to the fullest extent permitted by law, indemnify and hold harmless Delta G, its officers, directors, employees, agents and sub-consultants from and against any damage, liability and cost, including all attorney's fees and defense costs, arising out of or in any way connected with the performance by any of the parties above named of the services under this agreement, excepting only those damages, liabilities or costs attributable to the sole negligence or willful misconduct of Delta G Consulting Engineers, Inc.

Dispute Resolution:

Any claim or dispute made during design, construction or post-construction between the Client and Delta G shall be submitted to non-binding mediation. Client and Delta G Consulting Engineers, Inc. agree to include a similar mediation agreement with all contractors, subcontractors, sub-consultants, suppliers and fabricators, thereby providing for mediation as the primary method for dispute resolution between all parties.

Billings/Payments:

Invoices for Delta G's services shall be submitted at Delta G's option, or per written project schedule; either upon completion of services or as agreed. Invoices shall be payable upon receipt. If the invoice is not paid within 15 days Delta G may, without waving any claim or right against the Client, and without liability whatsoever to the Client, suspend or terminated the performance of the service. Retainers shall be credited on final invoice.

Late Payment:

A lien for professional services may be filed if Delta G's invoices are not paid in full upon delivery. Accounts unpaid 30 days after the invoice date may be subject to a monthly service charge of 1.5%, (or the maximum legal rate in the state), on the unpaid balance. In the event any portion or all of an account remains unpaid 45 days after the billing, the Client shall pay all costs of collection, including Notices to Owner and all attorneys' fees.

Certifications:

Guarantees and Warranties: Delta G shall not be required to execute any document that would result in its certifying, guaranteeing, or warranting the existence of conditions whose existence Delta G cannot ascertain.

Limitation of Liability:

In recognition of the relative risks, rewards and benefits of the project to both Client and Delta G the risks have been allocated such that the Client agrees that, to the fullest extent permitted by the law, the Firm's total liability to the Client for any and all injuries, claims losses, expenses, damages or claim expenses arising out of this agreement from any cause or causes, shall not exceed one half of the fees actually paid under this invoice or contract as applicable. Such causes include, but are not limited to, Delta G's negligence, errors, omissions, strict liability, breach of contract or breach of warranty.

Termination of Services:

This agreement may be terminated by the Client or Delta G should the other fail to perform its obligation hereunder. In the event of termination, the Client shall pay for all services rendered to the date of termination, all reimbursable expenses, and reimbursable termination expenses.

Ownership of Documents:

All documents produced by Delta G Consulting Engineers, Inc. under this agreement shall remain the property of Delta G and may not be used by the Client for any endeavor without the written consent of Delta G.

Your signed acceptance of this proposal and an initial payment in the sum of \$3,300.00 shall constitute a binding agreement between us.

Accepted:

Cartaya and Associates

Delta G Consulting Engineers, Inc.

George San Juan, P. E., LEED AP, President

By _____

By *George San Juan*

Date _____

Date *1 November 2017*



**OFFICE OF THE MAYOR
CITY OF DANIA BEACH, FLORIDA**

PROCLAMATION

WHEREAS, many cities across the United States of America have been ravaged by violence in their streets, parks, schools and public spaces; and

WHEREAS, the City of Dania Beach and its people were aggrieved over the useless and senseless violence that shocked our City during the month of December last year that claimed the lives of residents Christopher Jordan, age 25, and Rasheed Cunningham Jr., age 8; and

WHEREAS, violence and violent crime takes an enormous economic toll on a community, and the intangible impacts on a community are greater, including pain and suffering of victims, distress of the families of the deceased, decreased quality of life and psychological distress; and

WHEREAS, the City of Dania Beach rejects violence in all its forms and is taking a stand against violence in our community;

NOW, THEREFORE, on behalf of the Dania Beach City Commission, I, Tamara James, Mayor of the City of Dania Beach, Florida, do hereby proclaim the month of December 2017 a month of memorial in honor of the lives of Christopher Jordan and Rasheed Cunningham Jr.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

MINUTES OF REGULAR MEETING
DANIA BEACH CITY COMMISSION
TUESDAY, NOVEMBER 14, 2017 – 7:00 P.M.

1. Call to Order/Roll Call

Mayor James called the meeting to order at 7:00 p.m.

Present:

Mayor:	Tamara James
Vice-Mayor:	Bill Harris
Commissioners:	Chickie Brandimarte
	Bobbie H. Grace
	Marco A. Salvino, Sr.
City Manager:	Robert Baldwin
City Attorney:	Thomas Ansbro
City Clerk:	Louise Stilson

2. Moment of Silence and Pledge of Allegiance

Mayor James called for a moment of silence followed by the Pledge of Allegiance to the United States Flag.

3. Presentations and Special Event Approvals

- 3.1 Presentation of recognition plaque to Bergeron Emergency Services for outstanding service to the community during the cleanup of Hurricane Irma

Brad Kaine, Director of Public Services, presented an award to Ron Bergeron, Sr., and his family.

- 3.2 Presentation of final branding concepts by Cima Georgevich, Redline Media Group

Cima Georgevich, Redline Media Group, presented three proposals for the Commission to decide upon, a copy of which is attached to and incorporated into these minutes.

On a 3-2 consensus, the Commission chose Concept #2, with Sea It, Live It, Love It.

Mr. Georgevich noted they would move forward with developing all the other ancillary assets, a style guide for brand usage and the plan for rollout.

Mayor James also wanted to change the City Seal to the same logo.

Commissioners Brandimarte and Grace want to keep the current City Seal.

Mayor James asked Mr. Georgevich to bring forward a design for a new City Seal.

- 3.4 Special Event request by Blue Ridge Farms to allow Christmas Tree sales from 11/17/2017 - 12/27/2017, at 4650 SW 30 Avenue, from 10:00 a.m. - 10:00 p.m. daily

Commissioner Grace motioned to approve the Special Event request for Christmas Tree Sales; seconded by Commissioner Salvino. The motion carried unanimously.

- 3.5 Special Event request by the City of Dania Beach and the Dania Beach Lions Club for the 12th Annual Antique Motorcycle Show, to be held at Frost Park on 1/27/2018 from 10:00 a.m. - 5:00 p.m.

Commissioner Grace questioned the parking arrangements with the Casino because of the trucks currently parking at the Casino. She also asked if the Casino had permission from the City for the parking.

Clive Taylor noted the Casino will be charging \$10.00 per car to park, and the Church will be charging \$5.00 per car.

Discussion ensued regarding the illegal parking arrangements at the Casino.

Commissioner Grace motioned to approve the Special Event request for the 12th Annual Antique Motorcycle Show; seconded by Commissioner Salvino. The motion carried unanimously.

- 3.6 Special Event request for the City of Dania Beach Holiday Tree Lighting Event to be held at 100 W Dania Beach Boulevard on 11/30/2017 from 6:00 p.m. - 9:00 p.m.

Commissioner Grace motioned to approve the Special Event request for the Holiday Tree Lighting Event; seconded by Commissioner Salvino. The motion carried unanimously.

- 3.7 Video from Family Fall Festival Event at C.W. Thomas Park - Commissioner Grace

A video of the activities from the Family Fall Festival event was presented.

- 3.3 City of Dania Beach Water Supply Presentation - Fred Bloetscher

Fred Bloetscher, President, PUMPS, presented a PowerPoint overview of the current issue with the water supply in Dania Beach, which is attached to and incorporated into these minutes. He noted the Brian Piccolo Agreement needs to be changed, and there will be ongoing conversations with the Commission on options. There needs to be a regional solution to the problem. He suggested multiple sources and noted cost is an issue.

4. Proclamations

There were no proclamations at this meeting.

5. Citizen Comments

Daryl Maxwell, 2275 NE 12 Street, #20, Pompano Beach, Florida, noted he is being evicted because Dania Beach Housing Authority appointed an unqualified Hearing Officer, who lives in Hollywood. This is not about the Housing Authority, it is about injustice.

Commissioner Grace clarified he was a prior resident of Dania Beach.

Mayor James asked Mr. Maxwell if he was interested in being on the Dania Beach Housing Authority Board. He responded in the affirmative. City Attorney Ansbro noted he needs to meet the requirements.

Emmanuel George, 17 NE 2nd Avenue, #106, suggested the City use a vacant property as an archive historical center.

Commissioner Grace noted three people in the audience can provide information on Black History in Dania Beach; Rodney Collins, Jimmy Peterman, and Cheryl Baker.

Mayor James noted we have surplus property and the Commission will make a decision.

Gloria Fernandez, 3831 SW 56 Street, addressed traffic concerns on SW 40th Avenue.

6. Public Safety Reports

Captain Daniel Marks, BSO Chief of Police, reported on recent activity in the City.

Sean Brown, Battalion Chief, BSO Fire Rescue, noted there is a recall of 37.8 million household Kidde fire extinguishers. He also cautioned on the use of deep fryers for holiday turkey preparation.

7. Consent Agenda

7.1 Minutes:

Approve Minutes of the October 24, 2017 City Commission Meeting
Approve Minutes of the October 25, 2017 City Commission Workshop

7.2 Travel Requests:

Request from Vice-Mayor Bill Harris to attend the Florida League of Cities 57th Annual Legislative Conference in Orlando, Florida on December 6-8, 2017 (Estimated cost \$913.00)

Request from Commissioner Bobbie Grace to attend the Florida League of Cities 57th Annual Legislative Conference in Orlando, Florida on December 6-8, 2017 (Estimated cost \$913.00)

7.3 Approve Auctioneer Licenses

Approve Auctioneer License for Kodner Estate Holdings, d/b/a J. Kodner Galleries, 15 S Federal Highway #13, Dania Beach, Florida 33004

Approve Auctioneer License for Whitley's Auctioneers, Inc., d/b/a Whitley Collection, 485 S Federal Highway, Dania Beach, Florida 33004

7.4 Approve Legislative Package

Resolutions

7.5 RESOLUTION #2017-136

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, SUPPORTING ROADWAY IMPROVEMENTS TO VARIOUS PUBLIC RIGHTS-OF-WAY AS DESCRIBED IN EXHIBIT "A", WHICH LISTS REVISIONS TO THE BROWARD METROPOLITAN PLANNING ORGANIZATION TRANSPORTATION IMPROVEMENT PROGRAM PRIORITIES LIST, AND AMENDMENT TO THE 2040 LONG RANGE TRANSPORTATION PLAN; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.6 RESOLUTION #2017-137

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FOR THE PURCHASE OF VARIOUS WATER TREATMENT PLANT CHEMICALS (INCLUDING BUT NOT LIMITED TO FLUORIDE, ANTISCALANT, ZINC ORTHOPHOSPHATE, SODIUM HYPOCHLORITE, POLYPHOSPHATE, SODIUM HYDROXIDE, SULFURIC ACID, CALCIUM OXIDE-QUICKLIME) TO BE PURCHASED FROM VARIOUS CHEMICAL SUPPLY VENDORS UNDER THE SOUTHEAST FLORIDA GOVERNMENT PURCHASING COOPERATIVE GROUP CONTRACT PRICING, FOR FISCAL YEAR 2017-2018, WHICH MAY EXCEED ANNUAL SINGLE VENDOR TOTALS OF TWENTY-FIVE THOUSAND DOLLARS (\$25,000.00), AND FURTHER PROVIDING THAT SUCH PURCHASES ARE TO BE MADE WITHIN THE WATER DEPARTMENT APPROVED CHEMICAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.7 RESOLUTION #2017-138

RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO PURCHASE A LIFEGUARD TOWER WITHOUT COMPETITIVE BIDDING AND WITHOUT ADVERTISEMENT FOR BIDS, FROM INDUSTRIAL DESIGN RESEARCH, INC. WHICH ITEM IS EXPECTED TO EXCEED THE ANNUAL VENDOR THRESHOLD OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00) FOR A SINGLE VENDOR IN A FISCAL YEAR; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.8 RESOLUTION #2017-139

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS BY THE PUBLIC SERVICES DEPARTMENT AND VARIOUS DEPARTMENTS TO PURCHASE ITEMS FOR REPAIR, OPERATING SUPPLIES, INDUSTRIAL SUPPLIES AND RELATED PRODUCTS FROM HOME DEPOT, UTILIZING THE MARICOPA COUNTY, ARIZONA GOVERNMENT PURCHASING ALLIANCE CONTRACT CO NO. 16154 (RFP AGREEMENT) FOR FISCAL YEAR 2017-2018, ENDING SEPTEMBER 30, 2018, FOR PURCHASES THAT EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES TO BE MADE WITHIN CITY DEPARTMENTS' APPROVED ANNUAL BUDGETS APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER PROVIDING FOR AN EFFECTIVE DATE.

7.9 RESOLUTION #2017-140

RESOLUTION OF THE CITY OF CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA AUTHORIZING THE EXPENDITURE OF VARIOUS WATER METER COMPONENT PARTS AND OTHER UTILITY PIPES AND RELATED APPURTENANCES TO BE PURCHASED FROM VARIOUS SUPPLY VENDORS UNDER THE SOUTHEAST FLORIDA GOVERNMENT PURCHASING COOPERATIVE GROUP CONTRACT PRICING FOR FISCAL YEAR 2017-2018, WHICH MAY EXCEED AN ANNUAL SINGLE VENDOR TOTAL AMOUNT OF TWENTY-FIVE THOUSAND DOLLARS (\$25,000.00), AND FURTHER PROVIDING THAT SUCH PURCHASES ARE TO BE MADE WITHIN THE RESPECTIVE DEPARTMENTS' APPROVED BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.10 RESOLUTION #2017-141

A RESOLUTION OF THE CITY COMMISSION OF THE CITY DANIA BEACH, FLORIDA, AUTHORIZATION THE PROPER CITY OFFICIALS TO PURCHASE GASOLINE AND DIESEL FUEL FROM PORT CONSOLIDATED, INC. UNDER SOUTHEAST FLORIDA GOVERNMENTAL PURCHASING CO-OP GROUP BID, RFP E-13-17, IN AN AMOUNT THAT EXCEEDS THE ANNUAL VENDOR THRESHOLD OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00) PER FISCAL YEAR; AUTHORIZATION SUCH PURCHASES TO BE MADE WITHIN THE RESPECTIVE DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.11 RESOLUTION #2017-142

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AGREEMENT WITH P.C. CONTROLS, INC. FOR REPAIR AND CALIBRATION OF FLOW METERS AND RELATED DEVICES FOR WATER TREATMENT PLANT AND SEWER FACILITIES USING AVAILABLE PRICING AVAILABLE UNDER RFP L-51-16 FROM THE CITY OF POMPANO BEACH CONTRACT WITH P.C. CONTROLS, INC. FOR FISCAL YEAR 2017-2018, FOR FUTURE REPAIRS THAT MAY EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00) WITHOUT COMPETITIVE BIDDING AND AUTHORIZING SUCH PURCHASES THAT ARE TO BE MADE WITHIN THE PUBLIC SERVICES DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.12 RESOLUTION #2017-143

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS BY THE PUBLIC SERVICES DEPARTMENT FOR

SERVICES PURCHASED FROM CHEN MOORE AND ASSOCIATES FOR PROFESSIONAL ENGINEERING SERVICES FOR FISCAL YEAR 2017-2018 ENDING SEPTEMBER 30, 2018, WHICH MAY EXCEED AN ANNUAL SINGLE VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES MADE WITHIN CITY DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

7.13 RESOLUTION #2017-144

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AND ACCEPT AN AGREEMENT FOR CONTINUATION OF THE CITY'S MEDICARE SUPPLEMENTAL INSURANCE COVERAGE PROCURED BY THE GEHRING GROUP AS BROKER OF RECORD FOR THE CITY OF DANIA BEACH WITH AETNA, FOR INSURANCE COVERAGE BEGINNING JANUARY 1, 2018 THROUGH DECEMBER 31, 2018 FOR MEDICARE ELIGIBLE RETIRED EMPLOYEES AND THEIR MEDICARE ELIGIBLE DEPENDENTS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Ordinances (Titles read by City Attorney)

7.14 ORDINANCE #2017-039

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA REPEALING ARTICLE II ENTITLED, "REQUIREMENTS FOR CITY EMPLOYMENT", DIVISION 1. "GENERALLY", SECTION 2-27, "DISQUALIFICATIONS FOR EMPLOYMENT", OF THE CODE OF ORDINANCES OF THE CITY OF DANIA BEACH, FLORIDA; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)**

Commissioner Grace motioned to adopt the Consent Agenda; seconded by Commissioner Salvino. The motion carried on the following 5-0 Roll Call vote:

Commissioner Brandimarte	Yes	Vice-Mayor Harris	Yes
Commissioner Grace	Yes	Mayor James	Yes
Commissioner Salvino	Yes		

8. Bids and Requests for Proposals

8.1 RESOLUTION #2017-145

A RESOLUTION OF THE CITY COMMISSION OF THE CITY DANIA BEACH, FLORIDA AWARDDING A CONTRACT TO CUSTOM CONTROLS TECHNOLOGY, INC. FOR A SUPERVISORY CONTROL AND DATA ACQUISITION (SCADA) SYSTEM (RFP NO. 17-002) FOR CITY PUMP STATIONS IN AN AMOUNT NOT TO EXCEED TWO HUNDRED FIFTY SEVEN THOUSAND SEVEN HUNDRED FOURTEEN DOLLARS AND EIGHTY EIGHT CENTS (\$257,714.88); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

City Attorney Ansbro read the title of Resolution #2017-145.

Commissioner Grace motioned to adopt Resolution #2017-145; seconded by Commissioner Salvino. The motion carried on the following 5-0 Roll Call vote:

Commissioner Brandimarte	Yes	Vice-Mayor Harris	Yes
Commissioner Grace	Yes	Mayor James	Yes
Commissioner Salvino	Yes		

9. Public Hearings and Site Plans

City Attorney Ansbro advised the remaining items were quasi-judicial hearings and swore-in those who would speak. He asked the Commission to disclose any communication they had on these matters.

9.1 ORDINANCE #2017-037

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY DENNIS MELE, ESQ./GREENSPOON MARDER, P.A., AGENT FOR THE PROPERTY OWNERS SUNSHINE REO XI, LLC AND CF & A HILL FAMILY, LTD, TO REZONE PROPERTY GENERALLY LOCATED NORTH OF STIRLING ROAD, SOUTH OF SW 1ST STREET, EAST OF SW 11TH AVENUE AND WEST OF PHIPPEN ROAD IN THE CITY OF DANIA BEACH, FLORIDA; CHANGING THE CURRENT ZONING CLASSIFICATION OF THE PROPERTY FROM NEIGHBORHOOD RESIDENTIAL (NBHD-RES) DISTRICT TO GENERAL INDUSTRIAL DISTRICT (I-G), (APPLICATION NO. RZ-34-17) SUBJECT TO CERTAIN RESTRICTIONS, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)**

City Attorney Ansbro read the title of Ordinance #2017-037.

Corinne Lajoie, Planning & Zoning Manager, explained the rezoning request.

Mayor James opened the Public Hearing. Seeing as there was no one to speak in favor or opposition, she closed the Public Hearing.

Attorney Steve Wherry, representing the applicant, was available to answer questions.

Commissioner Grace motioned to adopt Ordinance #2017-037, on first reading; seconded by Commissioner Salvino. The motion carried on the following 5-0 Roll Call vote:

Commissioner Brandimarte	Yes	Vice-Mayor Harris	Yes
Commissioner Grace	Yes	Mayor James	Yes
Commissioner Salvino	Yes		

9.2 ORDINANCE #2017-038

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY BCD DANIA OAKS, LLC, TO REZONE PROPERTY LOCATED AT 5501 AND 5525 SW 40TH AVENUE, IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS ORDINANCE; CHANGING THE ZONING CLASSIFICATION OF THE PROPERTY FROM SINGLE FAMILY 6000 RESIDENTIAL DISTRICT (RS-6000) TO PLANNED RESIDENTIAL DEVELOPMENT DISTRICT (PRD-1), SUBJECT TO CERTAIN RESTRICTIONS, AND PROVIDING FOR THE ALLOCATION OF 22 RESIDENTIAL FLEX UNITS,

PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)**

City Attorney Ansbro read the title of Ordinance #2017-038.

Corinne Lajoie, Planning & Zoning Manager, explained the rezoning and flex request.

Alicia Lewis, Greenspoon Marder, noted the request is now for 21 flex units, which is a reduction from the original request of 25 units. There would be a total of 60 townhomes constructed. 217 notices were sent out for each community meeting, however only 5-20 residents attended the three meetings.

Commissioner Salvino has several concerns with this project, and would like to see a better presentation.

Tom Hall, transportation planner and traffic engineer, noted the MPO has a project proposed for the roadway for pedestrian issues, not traffic issues. The developer has agreed to install traffic calming on the street.

Marc LaFerrier, Director of Community Development, responded the MPO project will not happen for another 2.5 to 3 years; this project would be as quickly as possible.

Vice-Mayor Harris questioned if everyone had seen the MPO plan.

Joel Bary, developer, noted he is willing to contribute to the traffic calming project. He also noted the area is 70% owner occupied.

Mayor James opened the Public Hearing.

Steve Goldberg, 4010 SW 54 Court, expressed his concerns with traffic with the development of this project and the new hotel construction at the Hard Rock Casino. Traffic congestion is the problem; he is not opposed to the project.

Robert Banks, 3831 SW 56 Street, spoke against the development.

Elizabeth Donate, 5631 SW 40 Avenue, spoke against the development.

Cathy Frawley, 3840 SW 56 Street, objected to the underhanded approval in 2015 because she never received notice; she is against the project.

Timothy Frawley, 3840 SW 56 Street, spoke against the development.

Grady Drake, 3901 Shady Ridge Road, spoke against the development.

Megan Emery, 3839 SW 56 Street, spoke against the development.

R. Marjorie Hodges, 3920 SW 56 Street, spoke against the development.

Pete Shaw, 3911 Shady Ridge Road, spoke against the development.

David Sorg, 3920 SW 56 Court, spoke against the development.

Dennis Marrone, 3951 SW 56 Court, spoke against the development.

Steve Hardee, 5500 Woodland Lane, suggested traffic control be installed at Mapleridge, and suggested a right turn only for the project.

David Steehler, 5501 Woodland Lane, spoke against the development.

Cindy Harris, 3910 SW 56 Street, spoke in opposition to the development.

Ms. Lewis noted they have taken a lot of notes and challenged the neighbors who did not attend the meeting to attend the next neighborhood meeting; then they could come back and answer the Commission's questions.

Mr. Banks came back to the podium and explained their issue with the developer's meetings.

Seeing as there was no one else to speak in favor or opposition, Mayor James closed the Public Hearing.

Commissioner Salvino noted the problems are density and traffic; we need to find alternate routes to get out of the neighborhood. The MPO is putting their project in whether or not the residents like it. He suggested building single family homes for a higher cost as opposed to townhomes with less cost. He will vote for the project tonight so that he can see what happens at the second reading.

Commissioner Brandimarte noted the people who are here have their minds made up no matter what. There is lack of interest from the community, and they are not willing to work with the developer. The City has to move ahead and it will.

Commissioner Grace spoke of previous projects, and said she will vote for this project on first reading.

Vice-Mayor Harris noted we all have the same problems living in an urban environment.

Mayor James thanked everyone for voicing their opinions, and said there is very little trust between homeowners and developers. She cannot support this project because the homeowners do not want it in their neighborhood, and she feels we are developing at an alarming rate.

Commissioner Grace motioned to adopt Ordinance #2017-038, on first reading; seconded by Commissioner Brandimarte. The motion carried on the following 4-1 Roll Call vote:

Commissioner Brandimarte	Yes	Vice-Mayor Harris	Yes
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Commissioner Grace	Yes	Mayor James	No
Commissioner Salvino	Yes		

9.3 RESOLUTION #2017-146

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AMENDED DEVELOPMENT AGREEMENT WITH DANIA LIVE 1748, LLC FOR THE DEVELOPMENT OF THE DANIA POINTE PROJECT; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

City Attorney Ansbro read the title of Resolution #2017-146.

Marc LaFerrier, Director of Community Development, reviewed the conditions of the amended development agreement.

Mayor James opened the Public Hearing. Seeing as there was no one to speak in favor or opposition, she closed the Public Hearing.

Commissioner Salvino motioned to adopt Resolution #2017-146; seconded by Commissioner Grace. The motion carried on the following 5-0 Roll Call vote:

Commissioner Brandimarte	Yes	Vice-Mayor Harris	Yes
Commissioner Grace	Yes	Mayor James	Yes
Commissioner Salvino	Yes		

10. Discussion and Possible Action

10.1 Review and approve City Commission meeting dates for 2018 – City Clerk

City Clerk Stilson suggested the Commission cancel the December 25, 2018 meeting.

Commissioner Salvino motioned to approve the Commission meeting dates for 2018, as amended; seconded by Commissioner Grace. The motion carried unanimously.

10.2 MLK Activities – Mayor James

Mayor James would like the Parks & Recreation Department to use the funds from the City for the MLK bash next year. Their organization, with our assistance, will still be hosting a parade, and they will still do their banquet and breakfast. She noted we also need to look for a more permanent solution to how we are going to run the MLK festivities.

Commissioner Grace thinks Parks & Recreation can help with planning the parade, and we should not divvy out money to the organization this year. Everything that needs to be paid for will be paid by Parks & Recreation, with receipts.

Commissioner Brandimarte commented the parade is poorly attended, and questioned why we cannot use the money for a big bash and celebrate MLK Day.

The consensus was to proceed as discussed.

10.3 Charitable Donations – Commissioner Grace

Commissioner Grace said she was disappointed after Hurricane Irma that certain organizations did not step up to provide assistance. She wants us to focus on giving money to organizations in Dania Beach. Below is her recommendation for Parks and Recreation:

Commission on Aging – \$7,000
Family Central – \$3,000
Jubilee – \$1,500
Tamara James Foundation – \$3,000
Women in Distress – \$3,000 - \$4,000
American Cancer Society Relay for Life – \$0
Friends of the Library – \$4,000
Broward 211 – \$2,000
Broward Children’s Center – \$3,000
Wellness Foundation – \$1,000
Liberia Economic Development Corporation – \$2,000
Prestige Club Broward County – \$4,000
Hollywood Florida Scholarship Foundation – \$3,000
Broward Regional Health Council – \$3,000
Large 530 (Morris Goldwire) – \$2,000
JA World Heizinga – \$0
House of Hope – \$0
Go Green Kids – \$0
Love Nation – \$2,000
Center for Hearing and Communication – \$0

The consensus was for everyone to come up with their own recommendations.

11. Commission Comments

11.1 Commissioner Brandimarte

Commissioner Brandimarte commented on the passing of a Dania Beach staff member, Jackie Beauzil.

11.2 Commissioner Grace

Commissioner Grace also shared her condolences on the passing of Jackie Beauzil.

Commissioner Grace extended Happy Thanksgiving wishes.

11.3 Commissioner Salvino

Commissioner Salvino wished everyone a Happy Thanksgiving.

Commissioner Salvino spoke of Veterans Day activities at CW Thomas Park and the American Legion.

Commissioner Salvino also spoke of Jackie Beauzil.

11.4 Vice-Mayor Harris

Vice-Mayor Harris noted he will be attending the NLC conference in Charlotte this week.

Vice-Mayor Harris asked about the bus stops. City Manager Baldwin noted bids are due Friday.

Vice-Mayor Harris thanked Public Services for an additional pick up of large debris that had been left behind.

Vice-Mayor Harris asked about the status of the Class and Compensation study. City Manager Baldwin responded the proposals are being reviewed.

Vice-Mayor Harris mentioned the traffic light at NW 1st and Bryan Road. He noted a director from MPO told him that we should void the ILA and put our own light up, and questioned if this is a possibility.

Vice-Mayor Harris asked about the Commission Conference Room story board. Colin Donnelly, Assistant City Manager, said he just got the samples today and will contact the Commissioners during the week.

Vice-Mayor Harris commented we need an upgrade to our AV technology in the Chamber.

Vice-Mayor Harris noted he had mentioned to the City Manager that we need solar powered traffic lights for the next hurricane; this is something to think about.

Vice-Mayor Harris spoke of the Post Office mailbox that was stolen on October 29th.

11.5 Mayor James

Mayor James commented that the new Pizza Hut will not deliver after 5:00 p.m. in certain neighborhoods. Someone had been robbed and they are no longer delivering to the NW section. A supervisor said the robbery actually happened on Charleston Street, but a BSO Officer told him not to service those communities. She is disgusted and will not stand for this, and is very hurt. According to Chief Marks, they have not gotten a police report about a robbery in the last

month from Pizza Hut. She said someone is lying and she is going to find out who it is. She suggested they get people from those neighborhoods to make the deliveries.

Mayor James spoke of the Oasis Veterans Day events.

Mayor James provided information on the various Thanksgiving Drives planned for this year.

Mayor James noted she will be going to Jackie Beauzil's service and not to the NLC conference. She asked staff to get a refund and cancel her airfare and reservations.

Mayor James welcomed Rickelle Williams, the new CRA Executive Director.

12. Appointments

12.1 Dania Beach Housing Authority

Mayor James - 1 appointment for a 4-year term of a resident who is current in rent in a housing project, or a person of low income who is receiving rent subsidy through a project administered by the Authority (Tiffany Carlisle's term expired October 31, 2017, and she has expressed a desire to remain on the board)

Mayor James noted the person she appointed at the last meeting does not fit the requirements. She will do her best to revamp the Housing Authority Board as there are a lot of residents who are not happy. She will not reappoint Ms. Carlisle; she will only appoint somebody that she knows.

There were no appointments at this meeting.

13. Administrative Reports

13.1 City Manager

City Manager Baldwin reported the service for Jackie Beauzil is Saturday at 10:00 a.m.

City Manager Baldwin commented the Oasis Program on Saturday was great, and thanked Frank Schnidman and Fred Bloetscher and the FAU engineering students.

13.2 City Attorney

City Attorney Ansbro commented on Jackie Beauzil.

Vice-Mayor Harris commented the City should forgive part of Carol Hemmis' water bill resulting from damage to her waterline caused by the hurricane. City Manager Baldwin noted

she is entitled to a sewer credit. Vice-Mayor Harris said he will meet with City Attorney Ansbro.

13.3 City Clerk - Reminders

Monday, December 11, 2017 - 6:00 p.m.

CRA Board Meeting

Monday, December 11, 2017 - 7:00 p.m.

City Commission Meeting

14. Adjournment

Mayor James adjourned the meeting at 10:30 p.m.

ATTEST:

CITY OF DANIA BEACH

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Consent Agenda

Continued from:

Requested Action (Identify appropriate Action or Motion)

TO APPROVE AND ADOPT A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY MANAGER TO PURCHASE CONSTRUCTION SERVICES FOR CONCRETE AND ASPHALT PAVEMENT REPAIRS AND RECONSTRUCTION INCLUDING BUT NOT LIMITED TO SIDEWALKS WITHIN CITY ROAD RIGHTS OF WAY, TO BE PERFORMED BY METRO EXPRESS, INC., UNDER THE SOUTHEAST FLORIDA GOVERNMENTAL COOPERATIVE GROUP INVITATION TO BID NO. ITB 5-16-039(A), IN AN AMOUNT NOT EXCEED ALLOCATED DEPARTMENTAL BUDGET APPROPRIATIONS WHICH WILL EXCEED THE ANNUAL VENDOR THRESHOLD OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00) IN FISCAL YEAR 2017-2018 WITH OPTIONS FOR RENEWALS UP TO FISCAL YEAR 2021-2022; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Memo, Resolution, Exhibit A-South Florida Governmental Cooperative Group Contract, Exhibit B-City of Miami Gardens Bid Sheet



City of Dania Beach

Department of Public Services

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6808 · (954) 923-1109 (Fax)

MEMORANDUM

TO: Honorable Mayor and Commissioners

FROM: Robert Baldwin, City Manager

BY: Brad Kaine, Director of Public Services
Ronnie S. Navarro, PE, City Engineer

DATE: December 11, 2017

RE: Approval of Agreement with Metro Express for Sidewalk Construction and Other Related Works on the Road Right of Way

Introduction and Background

The City has a need to replace/reconstruct public sidewalks, curbs and gutters, asphalt repair/replacement, swale improvements, and other related activities as needed. Funding is provided in the General Fund, Public Services, Streets Division-Repairs and Maintenance Streets Account No. 001-39-06-541-46-60. The Public Services Department is recommending approval to utilize the Southeast Florida Governmental Cooperative Bid ITB No. 15-16-039(A), to provide services from Metro Express not to exceed the allocated departmental budgeted appropriation. This will exceed the annual vendor threshold of \$25,000.00 for fiscal year 2017-2018, with options for renewals up to fiscal year 2021-2022. The Public Services Department is desirous to have an annual renewal clause as long the vendor remain in good standing and for as long as their agreement with the City of Miami Gardens as lead agency under the Southeast Florida Governmental Cooperative Group is in force and active.

The Director of Public Services further seeks approval to exceed the Twenty Five Thousand Dollar (\$25,000.00) vendor threshold for a single vendor for each year the contract is in place providing funding is available and appropriated in the annual budget and made in accordance with the City of Dania Beach Purchasing Policy.

Recommendation

Public Services are recommending the City Commission to approve a Resolution to authorize the City to enter into an agreement with Metro Express utilizing the Southeast Florida Governmental Cooperative Group ITB 15-16-0399(A) and authorize the City Manager and City Attorney to execute all necessary documents.

RESOLUTION NO. 2017-147

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY MANAGER TO PURCHASE CONSTRUCTION SERVICES FOR CONCRETE AND ASPHALT PAVEMENT REPAIRS AND RECONSTRUCTION INCLUDING BUT NOT LIMITED TO SIDEWALKS WITHIN CITY ROAD RIGHTS OF WAY, TO BE PERFORMED BY METRO EXPRESS, INC., UNDER THE SOUTHEAST FLORIDA GOVERNMENTAL COOPERATIVE GROUP INVITATION TO BID NO. ITB 15-16-039(A), IN AN AMOUNT NOT TO EXCEED ALLOCATED DEPARTMENTAL BUDGET APPROPRIATIONS WHICH WILL EXCEED THE ANNUAL VENDOR THRESHOLD OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00) IN FISCAL YEAR 2017-2018 WITH OPTIONS FOR RENEWALS UP TO FISCAL YEAR 2021-2022; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Charter of the City of Dania Beach, Part III, Article 3, Section 4, Subsection (j), authorizes the City Manager to purchase supplies, services, equipment and materials for the City government in amounts in excess of the established monetary threshold without competitive bidding and without advertisement for bids if he is authorized to do so in advance by a resolution adopted by the City Commission, and if such purchases are made pursuant to a competitive bid obtained within the last eighteen (18) months by other government agencies such as the federal government, state of Florida or a Florida municipality or county; and

WHEREAS, the Dania Beach Code of Ordinances, Chapter 2, Article 1, Section 2-10, "Monetary thresholds for certain purchases and payment disbursement authorizations", Subsection (a), sets the monetary threshold or limitation at Twenty Five Thousand Dollars (\$25,000.00); and

WHEREAS, the City has a need to replace and reconstruct public sidewalks, curbs and gutters, perform asphalt repair and replacement work, make swale improvements and perform other related activities as needed; and

WHEREAS, the scope of services for the project identified above also involves the purchase of sidewalk replacement materials and is intended to provide for related sidewalk construction services, including compliance with ADA access regulations; and

WHEREAS, the City Manager has determined that it is necessary to install sidewalks within portions of the City under the City's "50/50 Program" and the ADA Compliance Program; and

WHEREAS, the City of Miami Gardens as lead agency under the Southeast Florida Governmental Cooperative Group awarded the bid on February 8, 2017 to Metro Express, Inc. via Resolution 2017-28-313, a copy of which is attached as Exhibit A; and

WHEREAS, this contract is in force starting in 2017 with renewal options for the next four (4) years, that is, from 2018 to 2022; and

WHEREAS, the Public Services Department is desirous of having an annual renewal clause in the agreement for as long the vendor remains in good standing and for as long as its agreement with the City of Miami Gardens as lead agency under the Southeast Florida Governmental Cooperative Group is in force and active; and

WHEREAS, the Director of Public Services is seeking approval to exceed the Twenty Five Thousand Dollar (\$25,000.00) vendor threshold for a single vendor for each year the contract is in place, providing funding is available and appropriated in the annual budget and made in accordance with the City of Dania Beach Purchasing Policy; and

WHEREAS, the Director of the Public Services Department has determined that such services can be purchased at the least cost to the City from Metro Express, Inc., under the Southeast Florida Governmental Cooperative Group ITB No. 15-16-039 (A); a copy of the Bid Sheet is attached as Exhibit "B", and made a part of and incorporated into this Resolution by this reference;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing "Whereas" clauses are ratified and confirmed as being true and correct and they are made a specific part of and incorporated into this Resolution by this reference.

Section 2. That the City Manager is authorized to purchase construction services on an as needed basis in excess of the Twenty Five Thousand Dollars (\$25,000.00) dollar annual vendor threshold for each fiscal year the contract is in place not to exceed the allocated department budget appropriations, from Metro Express, Inc., using available pricing under Southeast Florida Governmental Cooperative Group ITB No. 15-16-039(A) and the proper City

officials are authorized to execute the contract and any contract amendments for the work; provided, however, that no contract will become effective unless and until City officials complete their execution of it.

Section 3. That funding for this purchase is planned and appropriated as part of the annual appropriation in the General Fund, Public Services, Streets Division - Repairs and Maintenance Streets Account, Account No. 001-39-06-541-46-60. Additional budgeted funds may also be utilized through various other accounts for City Commission approved citywide capital project or repairs.

Section 4. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 5. That this Resolution shall be in full force and take effect immediately upon its passage and adoption.

PASSED AND ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY



**Southeast Florida Governmental Purchasing
Cooperative Group**

CONTRACT AWARD

Please complete each of the applicable boxes and submit with bid documents, award notices and tabulations to lpiper@myboca.us for placement on the NIGP SEFL website Cooperative contract page.

BID/RFP No. ITB 15-16-039(A)

Description/Title: Sidewalk Replacement and Installation

Initial Contract Term: Start Date: 02/24/2017 End Date: 02/23/2018

Renewal Terms of the Contract: 4 (No. of Renewals) Renewal Options for 1 (Period of Time)

Renewal No. 1 Start Date: 02/24/2018 End Date: 02/23/2019

Renewal No. 2 Start Date: 02/24/2019 End Date: 02/23/2020

Renewal No. 3 Start Date: 02/24/2020 End Date: 02/23/2021

Renewal No. 4 Start Date: 02/24/2021 End Date: 02/23/2022

SECTION #1 VENDOR AWARD

Vendor Name: METRO EXPRESS INC.
Vendor Address: 9442 NW 109TH STREET
Contact: Delio Trasobares
Phone: (305) 885-1330 Fax: (305) 885-1327
Cell/Pager: _____ Email Address: delio@metroexpresscorp.com
Website: _____ FEIN: _____

SECTION #2 AWARD/BACKGROUND INFORMATION

Award Date: 02/08/2017 Resolution/Agenda Item No.: 2017-28-3133
Insurance Required: Yes X No _____
Performance Bond Required: Yes X No _____

SECTION #3 LEAD AGENCY

Agency Name: City of Miami Gardens
Agency Address: 18605 NW 27th Avenue, Miami Gardens, FL 33056
Agency Contact: Latora Francis Email: lfrancis@miamigardens-fl.gov
Telephone: 305-622-8000 Fax: 305-474-1285



City of Miami Gardens

Oliver Gilbert
Mayor

February 23, 2017

Erhabor Ighodaro, Ph.D.
Vice Mayor

Metro Express, Inc.
9442 NW 109th Street
Medley, FL 33178

Lisa C. Davis
Council Member

RE: Notice of award – ITB No.15-16-039(A) Sidewalk Replacement and Installation

Rodney Harris
Council Member

NOTICE OF AWARD

Lillie Q. Odom.
Council Member

This is to confirm that the City Council at its meeting held on February 8, 2017, under Agenda Item Number K-10, accepted your proposal response on the above-referenced solicitation.

Felicia Robinson
Council Member

Please forward to my office, within ten days per specifications, the following documents:

David Williams Jr.
Council Member

1. Signed Contract (3 copies are enclosed)
2. Certificate of Insurance naming the City of Miami Gardens as an additional insured.
3. Performance and Payment Bond

A copy of this Notice with a copy of your solicitation response, including all terms and conditions, is being forwarded to the Using Agency, who will contact you regarding your contract.

Cameron D. Benson
City Manager

Thank you for your interest in doing business with the City of Miami Gardens.

Ronetta Taylor, MMC
City Clerk

Sincerely,

Sonja K. Dickens
City Attorney

Latora Francis, Procurement Officer
Office of Procurement Management

RESOLUTION NO. 2017-28-3133

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS, FLORIDA, AWARDED A BID TO METRO EXPRESS, INC., FOR SIDEWALK REPLACEMENT & INSTALLATION; AUTHORIZING THE CITY MANAGER TO ISSUE PURCHASES ORDERS ON AN AS NEEDED BASIS NOT TO EXCEED THE ALLOCATED BUDGETED AMOUNT; PROVIDING FOR THE ADOPTION OF REPRESENTATIONS; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on October 17, 2016, ITB No. 15-16-039(A) was solicited via BidSync for sidewalk replacement and installation, and

WHEREAS, the ITB closed on November 28, 2016 and three (3) bids were received and publicly read at that time, and

WHEREAS, City Staff evaluated the bids for compliance with the specifications, and Metro Express, Inc., (the lowest bidder), and Providian Construction Group were deemed responsible and responsive to the requirements of the ITB, and

WHEREAS, Pioneer Construction Management Services, Inc., failed to submit mandatory documents and was deemed non-responsive to the requirements in the Invitation to Bid, and

WHEREAS, Metro Express, Inc., has provided services for the City in the past and their performance was deemed favorable by the Using Department, and

WHEREAS, Staff recommends the City Council award ITB No. 15-16-039(A), Sidewalk Replacement & Installation to Metro Express, Inc.,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS, FLORIDA AS FOLLOWS:

Section 1: ADOPTION OF REPRESENTATIONS: The foregoing Whereas paragraphs are hereby ratified and confirmed as being true, and the same are hereby made a specific part of this Resolution.

Resolution No. 2017-28-3133

Section 2: AUTHORIZATION: The City Council of the City of Miami Gardens hereby awards a bid to Metro Express, Inc., for Sidewalk Replacements & Installation, and authorizes the City Manager to issue purchase orders on an as needed basis not to exceed the allocated budgeted amount.

Section 3: EFFECTIVE DATE: This Resolution shall take effect immediately upon its final passage.

PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS AT ITS REGULAR MEETING HELD ON February 8, 2017.



OLIVER GILBERT, III, MAYOR

ATTEST:



RONETTA TAYLOR, MMC, CITY CLERK

PREPARED BY: SONJA KNIGHTON DICKENS, CITY ATTORNEY

SPONSORED BY: CAMERON D. BENSON, CITY MANAGER

Moved by: HARRIS

Second by: DAVIS

VOTE: 7-0

Mayor Oliver Gilbert, III	☒ (Yes)	☐ (No)
Vice Mayor Erhabor Ighodaro, Ph.D.	☒ (Yes)	☐ (No)
Councilwoman Lisa C. Davis	☒ (Yes)	☐ (No)
Councilman Rodney Harris	☒ (Yes)	☐ (No)
Councilwoman Lillie Q. Odom	☒ (Yes)	☐ (No)
Councilwoman Felicia Robinson	☒ (Yes)	☐ (No)
Councilman David Williams Jr	☒ (Yes)	☐ (No)



18605 NW 27 Avenue
Miami Gardens, Florida 33056

City of Miami Gardens Agenda Cover Memo

Council Meeting Date:	February 8, 2017		Item Type:	Resolution X	Ordinance	Other
Fiscal Impact:	Yes	No	Ordinance Reading:	1st Reading		2nd Reading
	X		Public Hearing:	Yes	No	Yes No
Funding Source:			Advertising Requirement:	Yes	No X	
Contract/P.O. Required:	Yes X	No	RFP/RFQ/Bid #:	ITB No. 15-16-039(A) Sidewalk Replacement and Installation Annual Contract Rebid		
Strategic Plan Related	Yes	No X	Strategic Plan Priority Area: Enhance Organizational ☐ Bus. & Economic Dev ☐ Public Safety ☐ Quality of Education ☐ Qual. of Life & City Image ☐ Communication ☐	Strategic Plan Obj./Strategy: <i>(list the specific objective/strategy this item will address)</i>		
Sponsor Name	Cameron Benson, City Manager		Department:	Public Works Department		

Short Title:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MIAMI GARDENS, FLORIDA,
AWARDING A BID TO METRO EXPRESS, INC., FOR SIDEWALK REPLACEMENT &
INSTALLATION; AUTHORIZING THE CITY MANAGER TO ISSUE PURCHASES ORDERS ON
AN AS NEEDED BASIS NOT TO EXCEED THE ALLOCATED BUDGETED AMOUNT;
PROVIDING FOR THE ADOPTION OF REPRESENTATIONS; PROVIDING FOR AN EFFECTIVE
DATE.

Staff Summary:

Background

The City's Public Works Department continues to install, repair and replace sidewalks throughout the City on an as needed basis. Part of the Citizen's Independent Transportation Trust (CITT), People's Transportation Plan – ½ Cents Transportation Tax (PTP) is to install new sidewalks to include the American Disability Act (ADA) required upgrades as roads are resurfaced throughout the community. In addition, the City has been receiving funds through the Florida Department of Transportation (FDOT) for the Safe Walk to School Program and Pedestrian Walking Trail Grants, which allows the installation of new sidewalks in the school's vicinity and the continuance of the City's Walking Trail Master Plan.

Current Situation

**AGENDA ITEM K-10
SIDEWALK REPLACEMENT**

On June 29, 2016, Invitation to Bid (ITB) No. 15-16-039, Sidewalk Replacements & Installation Annual Contract, was solicited via BidSync. The ITB closed on August 1, 2016. Three (3) bids were received. Bid submittals from Bannerman Landscaping, Inc., C & I Construction and Design, Inc., and SOFLA Landscaping, Inc., were received and publicly read.

After review of Invitation to Bid (ITB) No. 15-16-039, Sidewalk Replacements & Installation Annual Contract, City staff decided to include additional experience requirements for the vendor's qualifications and increased the amount of work expected annually, effectively changing the scope of services. The new scope of work addressed the City's sidewalk replacement needs more accurately. City staff recommended that all bids be rejected and a re-solicitation of services for sidewalk replacement and installation be advertised.

On September 28, 2016, City Council authorized the City Manager to reject all bids and resolicit a bid for the repair, replacement, and installation of sidewalks.

On October 17, 2016, Invitation to Bid (ITB) No. 15-16-039(A), Sidewalk Replacements & Installation Annual Contract Rebid was solicited via BidSync. The ITB closed on November 28, 2016. Three (3) bids were received and publicly read at that time.

The City staff evaluated the bids for compliance with the specifications. Metro Express, Inc., (the lowest bidder) and Providian Construction Group were deemed responsible and responsive to the requirements of the ITB. Pioneer Construction Management Services, Inc. failed to submit mandatory documents and was deemed non-responsive to the requirements in the Invitation to Bid.

Metro Express, Inc. has provided services for the City in the past and their performance was deemed favorable by the Using Department.

A copy of the proposal document and submittals are available at the Assistant to the Mayor and Council's Office for review.

Fiscal Impact

The FY 2017 budget provided a budget of \$300,000 for stand alone and improvement projects. Also included in the budget are three other projects that includes Sidewalks, Milling and Resurfacing at certain specific locations, therefore staff is recommending an amount of not to exceed \$600,000.

Proposed Action:

It is recommended that the City Council approve the City staff's Recommendation For Award of Invitation to Bid (ITB) No. 15-16-039(A), Sidewalk Replacement & Installation Annual Contract Rebid to Metro Express, Inc. authorizing the City Manager to issue purchase orders on an as needed basis not to exceed the allocated budget for the replacement and installation of sidewalk replacement.

Attachment:

Exhibit 1: Bid Tabulation

ITB No. 15-16-039A

Bid Title: Sidewalk Replacement & Installation Annual Contract Rebid

Dept.: Public Works, Engin. Division

Purchasing Agent: Scott Shaw



Date ITB Posted: 10/17/16

Date ITB Opened: 11/28/2016

Bid Submittals: 3

Declinations: 0

				Metro Express, Inc. Medley, FL		Pioneer Construction Management Services, Inc. Miami, FL		Providian Construction Group, Inc. Sunrise, FL		
Item No.	Description	Unit of Measure (UOM)	Estimated Annual Quantity	Unit Price (Price per UOM)	Total Price	Unit Price (Price per UOM)	Total Price	Unit Price (Price per UOM)	Total Price	
1	Furnish all materials, labor & equipment to Remove to be saw-cut & Replace 4" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes restoration-clean fill to avoid gaps) damaged sod replaced at Contractor's expense	Square Yd.	46000	\$35.50	\$1,633,000.00	\$35.55	\$1,635,300.00	\$49.20	\$2,263,200.00	
2	Furnish all materials, labor & equipment to Remove to be saw-cut & Replace 6" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes restoration-clean fill to avoid gaps) damaged sod replaced at Contractor's expense	Square Yd.	16000	\$42.75	\$684,000.00	\$44.55	\$712,800.00	\$51.60	\$825,600.00	
3	Furnish all materials, labor & equipment Install New 4" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes clearing & grubbing, removal & disposal of dirt, grass etc. & restoration at Contractor's expense) damaged sod replaced at Contractor's expense	Square Yd.	18000	\$35.50	\$639,000.00	\$40.05	\$720,900.00	\$51.84	\$933,120.00	
4	Furnish all materials, labor & equipment Install New 6" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes clearing & grubbing, removal & disposal of dirt, grass etc. & restoration at Contractor's expense) damaged sod replaced at Contractor's expense	Square Yd.	10000	\$42.75	\$427,500.00	\$49.05	\$490,500.00	\$56.70	\$567,000.00	
5	Furnish, Compact, & Install Lime Rock to min. 95% compaction to avoid settling. When elevation is too low. Fill any gaps between new sidewalk installation and existing elevation. Delivery ticket must be provided for payment	Cubic Yd.	200	\$12.00	\$2,400.00	\$30.00	\$6,000.00	\$156.00	\$31,200.00	

6	Furnish all materials, labor & equipment to Remove & Replace concrete Type "D" Curb including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	500	\$18.00	\$9,000.00	\$19.00	\$9,500.00	\$56.70	\$28,350.00
7	Furnish all materials, labor & equipment to Install New concrete Type "D" Curb including drop curb, transitions, & construction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of dirt, grass etc. & restoration at Contractor's expense) including fil. Damaged sod replaced at contractor's expense.	Linear Ft.	500	\$18.00	\$9,000.00	\$18.00	\$9,000.00	\$34.80	\$17,400.00
8	Furnish all materials, labor & equipment to Remove & Replace concrete Type "F" Curb including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	500	\$19.00	\$9,500.00	\$24.00	\$12,000.00	\$37.20	\$18,600.00
9	Furnish all materials, labor & equipment to Install New concrete Type "F" Curb including drop curb, transitions, & construction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	100	\$19.00	\$1,900.00	\$30.00	\$3,000.00	\$42.00	\$4,200.00
10	Furnish all materials, labor & equipment to Remove & Replace concrete "Valley-gutter" including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	200	\$19.00	\$3,800.00	\$25.00	\$5,000.00	\$57.60	\$11,520.00

11	Furnish all materials, labor & equipment to Install New concrete "Valley-gutter" including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of dirt, grass etc. & restoration at Contractor's expense.	Linear Ft.	500	\$19.00	\$9,500.00	\$21.00	\$10,500.00	\$59.00	\$29,500.00
12	Right-of- Way Survey (to establish property lines).	Linear Ft.	18000	\$0.50	\$9,000.00	\$0.70	\$12,600.00	\$2.70	\$48,600.00
13	Tree Removal Dia. @ breast hgt. 4.5' above grade Cont. (includes restoration -clearing & grubbing, removal of debris, excavation & backfilling) damaged sod replaced at Contractor's expense.	Each	4	\$100.00	\$400.00	\$200.00	\$800.00	\$780.00	\$3,120.00
		Each	4	\$200.00	\$800.00	\$450.00	\$1,800.00	\$1,320.00	\$5,280.00
		Each	4	\$500.00	\$2,000.00	\$700.00	\$2,800.00	\$2,280.00	\$9,120.00
		Each	3	\$1,000.00	\$3,000.00	\$1,000.00	\$3,000.00	\$3,840.00	\$11,520.00
14	Live Oak Fla. #1 10'-12' overall height (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling). Damaged grass to be replaced with sod at Contractor's expense.	Each	1	\$600.00	\$600.00	\$1,200.00	\$1,200.00	\$750.00	\$750.00
15	Mahogany Fla. #1 10'-12' overall height (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling). Damaged grass to be replaced with sod at Contractor's expense	Each	1	\$600.00	\$600.00	\$1,500.00	\$1,500.00	\$750.00	\$750.00
16	Crape Myrtle Fla. #1 10'-12' overall height (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling). Damaged grass to be replaced with sod at Contractor's expense.	Each	1	\$600.00	\$600.00	\$1,500.00	\$1,500.00	\$755.00	\$755.00
17	Curb Cuts (includes restoration).	Each	20	\$50.00	\$1,000.00	\$100.00	\$2,000.00	\$150.00	\$3,000.00
18	Furnish all materials, labor & equipment to Relocate Chain Link Fence (includes restoration). Damaged grass to be replaced with sod at Contractor's expense.	Linear Ft.	200	\$15.00	\$3,000.00	\$30.00	\$6,000.00	\$45.60	\$9,120.00
19	Furnish all materials, labor & equipment to Install New 4' Chain Link Fence, disposal of existing fence (includes restoration) damaged grass to be replaced with sod at Contractor's expense.	Linear Ft.	200	\$20.00	\$4,000.00	\$25.00	\$5,000.00	\$42.00	\$8,400.00
20	Furnish all materials, labor & equipment to construct 1.5" Type III Asphaltic Concrete surface including Tack Coat to repair existing driveway approaches. Damaged areas during installation replaced at Contractor's expense.	Square Ft.	1100	\$27.00	\$29,700.00	\$6.50	\$7,150.00	\$26.40	\$29,040.00

21	Furnish all materials, labor & equipment to place Detectable Warning Surface for pedestrian crossings/cast-in-place type/yellow.	Square Ft.	350	\$25.00	\$8,750.00	\$25.00	\$8,750.00	\$58.80	\$20,580.00	
22	Furnish all materials, labor & equipment to Relocate PVC Lines – 2" diameter.	Linear Ft.	100	\$10.00	\$1,000.00	\$10.00	\$1,000.00	\$25.00	\$2,500.00	
23	Furnish all materials, labor & equipment to Install new PVC Lines Sch. 40.	Linear Ft.	20	\$10.00	\$200.00	\$15.00	\$300.00	\$45.00	\$900.00	
24	Furnish all materials, labor & equipment to Install new Irrigation Heads (4" pop-up head w/max 15' spray radius).	Each	10	\$60.00	\$600.00	\$50.00	\$500.00	\$125.00	\$1,250.00	
25	Furnish all materials, labor & equipment to Relocate/reset existing Signs.	Each	20	\$100.00	\$2,000.00	\$50.00	\$1,000.00	\$135.00	\$2,700.00	
26	Furnish all materials, labor & equipment to Raise Utilities Access (includes sewer cleanouts, water meters, manholes, water valves).	Each	50	\$180.00	\$9,000.00	\$200.00	\$10,000.00	\$1,920.00	\$96,000.00	
27	Furnish and install concrete water meter boxes to replace existing broken boxes in sidewalk slabs being replaced.	Each	20	\$200.00	\$4,000.00	\$500.00	\$10,000.00	\$900.00	\$18,000.00	
28	Furnish all materials, labor & equipment to Pressure clean Brick Pavers & Paver Blocks.	Square Ft.	500	\$1.00	\$500.00	\$1.00	\$500.00	\$5.40	\$2,700.00	
29	Furnish all materials, labor & equipment to Pressure clean	Square Ft.	500	\$1.00	\$500.00	\$1.00	\$500.00	\$5.10	\$2,550.00	
30	Furnish all materials, labor & equipment to install St.	Square Ft.	4000	\$0.80	\$3,200.00	\$1.25	\$5,000.00	\$3.60	\$14,400.00	
31	12" Root Bio Barrier	Linear Ft.	200	\$18.00	\$3,600.00	\$12.00	\$2,400.00	\$7.20	\$1,440.00	
ESTIMATED ANNUAL TOTAL PRICE					\$3,516,650.00		\$3,699,800.00		\$5,022,165.00	(A)

Award

CITY OF MIAMI GARDENS
SIDEWALK REPLACEMENT AND INSTALLATION ANNUAL CONTRACT REBID
CONSTRUCTION CONTRACT

THIS CONTRACT made as of this 24th day of Feb, 2017, by and between METRO EXPRESS, INC., hereinafter referred to as the CONTRACTOR, and the CITY OF MIAMI GARDENS, FLORIDA, a Florida municipal corporation, hereinafter referred to as the CITY.

WITNESSETH, that whereas, the CITY has awarded to the CONTRACTOR the Work of performing certain construction:

NOW, THEREFORE, the CITY and the CONTRACTOR, for consideration hereinafter named, agree as follows:

ARTICLE 1 - CONTRACT DOCUMENTS

1.1 Enumeration of Contract Documents:

The Contract Documents comprise the entire agreement between CITY and CONTRACTOR and consist of the following:

- (1) This Agreement and General Conditions
- (2) Construction performance bond.
- (3) Construction payment bond.
- (4) Insurance certificate(s).
- (5) Notice of Award and Notice to Proceed.
- (6) Invitation to Bid and the Specifications prepared by the CITY
- (7) CONTRACTOR's Response to the CITY's Invitation to Bid No.15-16-039(A) dated November 28, 2016.

The aforementioned documents are hereby incorporated herein by reference, and made a part hereof

Any amendments executed by the CITY and the CONTRACTOR shall become part of this Agreement.

Documents not included in this Article do not, and shall not, form any part of this Agreement. In the event of any conflict between the documents or any ambiguity or missing specification or instruction, the following priority is established:

- a. Specific direction from the City Manager (or designee).
- b. This Agreement dated 2-24-17 and any attachments.
- c. Agreement & General Conditions
- d. Bid Document including all plans & drawings.
- e. Contractor's bid submittal

1.2 Conflict, Error or Discrepancy:

If, during the performance of the Work, CONTRACTOR finds a conflict, error or discrepancy in the Contract Documents, CONTRACTOR shall so report to the CITY in writing at once and before proceeding with the Work affected shall obtain a written interpretation or clarification from CITY.

1.3 Representation of CONTRACTOR:

Execution of the Contract by the CONTRACTOR is a representation that CONTRACTOR has visited the Work site and is familiar with the local conditions under which the Work is to be performed.

ARTICLE 2. SCOPE OF WORK

The CONTRACTOR hereby agrees to furnish all of the materials, tools, equipment, labor, services, incidentals and everything necessary to perform; and shall perform, all of the Work, herein referred to as Work in accordance with the Contract Documents. The City is the lead agent on this contract for the Southeast Florida Governmental Cooperative Group.

ARTICLE 3. CONTRACT TIME

- 3.1.1 CONTRACTOR shall be issued a Notice of Award by the CITY. CONTRACTOR shall commence scheduling activities and permit applications within five (5) calendar days after receipt of the Notice of Award. The Notice to Proceed and Purchase Order will not be issued until CONTRACTOR'S submission to CITY of all required documents including, but not limited to: Performance and Payment Bonds, Insurance Certificates fully executed Contract.
- 3.1.2 The receipt of all necessary permits by CONTRACTOR and acceptance of the full construction schedule in accordance with general terms and conditions section, submittal schedule and schedule of values is a condition precedent to the issuance of the Notice to Proceed to mobilize on the Project site and commence with the Work. The CONTRACTOR shall submit all necessary documents required by this provision within **fifteen** (15) calendar days of the issuance of Notice of Award.
- 3.2 The Work must begin within ten (10) calendar days from Notice to Proceed or the date fixed in the Notice to Proceed, whichever is later, and shall be carried on at a rate to insure its substantially completed within three hundred sixty-five (365) calendar days from the issuance of the Notice to Proceed, completed and ready for final payment in accordance with Article 6 within thirty (30) days from the date certified by CITY as the date of Final Completion.
- 3.3 Upon failure of CONTRACTOR to substantially complete the WORK, herein referred to as Substantial Completion, within the specified period of time, plus approved time extensions, if any, CONTRACTOR shall pay to CITY the sum of one hundred dollars (\$100) for each calendar day after the time specified in Section 3.2 above, plus any approved time extensions, for Substantial Completion. After Substantial Completion should CONTRACTOR fail to complete the remaining Work within the time specified in

Section 3.2 above, plus approved time extensions, if any, for completion and readiness for final payment, CONTRACTOR shall pay to CITY the sum of one hundred dollars (\$100) for each calendar day after the time specified in Section 3.2 above, plus any approved extensions, if any, for completion and readiness for final payment. These amounts are not penalties, but are liquidated damages to CITY for its inability to obtain full beneficial occupancy and/or use of the Project. Liquidated damages are hereby fixed and agreed upon between the parties, recognizing the impossibility of precisely ascertaining the amount of damages which the CITY will suffer as a result of the CONTRACTOR'S failure to perform and that will be obviate a formal resolution concerning the amount of said damages and the cost and effect of the failure of CONTRACTOR to complete the Contract as required hereunder.

The above-stated liquidated damages shall apply separately to each portion of the Project for which a time for completion is given.

- 3.4 CITY is authorized to deduct liquidated damages from monies due to CONTRACTOR for the Work under this Contract.
- 3.5 CONTRACTOR shall be responsible for reimbursing CITY, in addition to liquidated damages, for all costs incurred by the Architect/Engineer in administering the construction of the WORK beyond the completion date specified above, plus approved time extensions, if any. Architect/Engineer construction costs shall be pursuant to the contract between CITY and Architect/Engineer, a copy of which is available upon request of the CONTRACTOR. All such costs shall be deducted from the monies due CONTRACTOR for performance of WORK by means of unilateral credit change orders issued by CITY, as costs are incurred by Architect/Engineer and agreed to by CITY.

ARTICLE 4. COMPENSATION

CITY shall pay CONTRACTOR as full compensation for the all material, services, labor and performance, including overhead and profit, associated with completion of all the Work in full conformity with the requirements as stated or shown in the Contract Documents, in the sum of **three million, five hundred sixteen thousand, six hundred fifty (\$3, 516,650.00).**

ARTICLE 5. PROGRESS PAYMENTS

CONTRACTOR may make Application for Payment for Work completed, at intervals of not more than once a month. However, the CITY shall not pay more than ninety percent (90%) of the total Contract Price as progress payments. The CONTRACTOR'S application shall show a complete breakdown of the Project components as dictated by the CITY, including an updated Schedule of Values showing the quantities completed and the amount requested, together with such supporting evidence as may be required by the CITY. CONTRACTOR shall submit with each Application for Payment, an updated progress schedule acceptable to the CITY as required by the General Conditions and a release of liens relative to the Work

which is the subject of the Application. Each Application for Payment shall be submitted in triplicate to the CITY. The CITY shall make payment to the CONTRACTOR within thirty (30) business days after approval by the CITY of CONTRACTOR'S Application for Payment and submission of an acceptable updated progress schedule.

Ten percent (10%) of all monies earned by the CONTRACTOR shall be retained by the CITY until Final Completion and acceptance by the CITY in accordance with the terms and conditions stipulated in the Contract Documents. Upon Final Completion and acceptance one half (1/2) of the retainage will be returned to CONTRACTOR in accordance with the terms and conditions stipulated in the Contract Documents.

One half (1/2) of the retainage fee shall be held and shall be redeemable upon satisfactory completion of the twelve (12) months or six (6) months warranty period. The City shall select length of warranty period upon notice of award.

The CITY may withhold, in whole or in part, payment to such extent as may be necessary to protect itself from loss on account of:

- a) Defective Work not remedied.
- b) Claims filed or reasonable evidence indicating probable filing of claims by other parties against CONTRACTOR.
- c) Failure of CONTRACTOR to make payments properly to Sub-Contractors or for material or labor.
- d) Damage to another CONTRACTOR not remedied.
- e) Liquidated damages, as well as costs incurred by the CITY for extended construction administration.

When the above grounds are removed or resolved or CONTRACTOR provides a surety bond or a consent of Surety, satisfactory to the CITY which will protect the CITY in the amount withheld, payment may be made in whole or in part.

ARTICLE 6. ACCEPTANCE AND FINAL PAYMENT

Upon receipt of written notice from CONTRACTOR that the Work is complete and ready for final inspection and acceptance, CITY shall, within ten (10) calendar days, make an inspection thereof. The CONTRACTOR shall only receive payments If CITY finds the Work acceptable, the requisite documents have been submitted, the requirements of the Contract Documents fully satisfied, and all conditions of the permits and regulatory agencies have been met, the Architect/Engineer and CITY'S Representative will submit a statement stating such to the CITY Manager.

Before the Final Payment, CONTRACTOR shall deliver to CITY a complete waiver of lien(s) or release of all lien(s), as applicable, arising out of this Contract, or receipts in full for all Work; and an Affidavit

certifying that all suppliers and Sub-Contractors have been paid in full, and that all other indebtedness connected with the Work has been paid.

The CITY may withhold, in whole or in part, payment to such extent as may be necessary to protect itself from loss on account of:

- A. Defective Work not remedied.
- B. Claims filed or reasonable evidence indicating probable filing of claims by other parties against CONTRACTOR.
- C. Failure of CONTRACTOR to make payments properly to Sub-Contractors or for material or labor.
- D. Damage to another CONTRACTOR not remedied.
- E. Liquidated damages and costs incurred by CITY for extended construction administration.

When the above grounds are removed or resolved satisfactorily to the CITY, payment may be made.

Final payment constituting the entire unpaid balance of the Contract sum shall be paid by CITY to the CONTRACTOR within thirty (30) days after completion of all Work, Contract fully performed and a final certificate for payment has been issued by the CITY'S representative.

ARTICLE 7. MISCELLANEOUS

- 7.1 Conflict: Where there is a conflict between any provision set forth within the Contract Documents and a more stringent state or federal provision which is applicable to this Project, the more stringent state or federal provision shall control.
- 7.2 Independent Contractor: CONTRACTOR is an independent contractor under this Contract. Services provided by CONTRACTOR pursuant to this Contract shall be subject to the supervision of CONTRACTOR. In providing such services, neither CONTRACTOR nor its agents shall act as officers, employees, or agents or sub-contractors of the CITY and CONTRACTOR shall be responsible for any actions of its officer, employees, agent and subcontractors. This Contract shall not constitute or make the parties a partnership or joint venture.
- 7.3 Qualifications: CONTRACTOR, and the individual executing this Contract on behalf of the CONTRACTOR, warrants to the CITY that the CONTRACTOR is a Florida (corporation sole proprietorship, etc.) in good standing, and that the CONTRACTOR has all the required licenses and certifications of competency required by the State of Florida and the County of Miami-Dade to perform the Work herein described. CONTRACTOR shall insure that all Sub-Contractors have all required licenses

and certifications of competency required by the State of Florida and the County of Miami-Dade to perform the Work herein described.

7.4 Entire Contract – Modification: No statements, representations, warranties, either written or oral, from whatever source arising, except as expressly stated in this Contract, shall have any legal validity between the parties or be binding upon any of them. The parties acknowledge that this Contract contains the entire understanding of the parties. No modifications hereof shall be effective unless made in writing and executed by the parties hereto with the same formalities as this Contract is executed. If any term in the CONTRACTOR'S proposal appears to be in direct or apparent conflict with the Contract, then the terms of the Contract shall control.

7.5 Third Party Beneficiaries: Neither CONTRACTOR nor CITY intend to directly or substantially benefit a third party by this Contract. The parties expressly acknowledge that it is not their intent to create any rights or obligations in any third person or entity under this Contract. Therefore, the parties agree that there are no third-party beneficiaries to this Contract and that no third-party shall be entitled to assert a claim against either of them based upon this Contract.

7.6 Notices/Authorized Representatives: Any notices required or permitted by this Agreement shall be in writing and shall be deemed to have been properly given if transmitted by hand-delivery, by registered mail with postage prepaid return receipt delivery, by registered or certified mail with postage prepaid return receipt requested, or by Federal Express addressed to the parties at the following address:

City of Miami Gardens
Attn: City Manager
18605 NW 27th Avenue
Miami Gardens, FL 33056

Contractor: Metro Express, Inc.
Name: Angel Fernandez
Address: 9442 NW 109th Street
City, State & Zip: Medley, FL 33178

7.7 Assignment and Performance: Neither this Contract nor any interest herein shall be assigned, transferred, or encumbered by either party. In addition, CONTRACTOR shall not subcontract any portion of the Work required by this Contract except as authorized in the General Conditions. CONTRACTOR represents that all persons delivering the services required by this Contract have the knowledge and skills, either by training, experience, education, or a combination thereof, to adequately and competently perform the duties, obligations, and services set forth in the Scope of Work and to provide and perform such services to CITY'S satisfaction for the agreed compensation.

CONTRACTOR shall perform its duties, obligations, and services under this Contract in a skillful and respectable manner. The quality of CONTRACTOR'S performance and all interim and final product(s) provided to or on behalf of CITY shall be comparable to the best local and national standards.

7.8 Materiality and Waiver of Breach: CITY and CONTRACTOR agree that each requirement, duty, and obligation set forth in these Contract Documents is substantial and important to the formation of this

Contract and, therefore, is a material term hereof. CITY'S failure to enforce any provision of this Contract shall not be deemed a waiver of such provision or modification of this Contract. A waiver of any breach of a provision of this Contract shall not be deemed a waiver of any subsequent breach and shall not be construed to be a modification of the terms of this Contract.

- 7.9 Severance: In the event a portion of this Contract is found by a court of competent jurisdiction to be invalid, the remaining provisions shall continue to be effective, unless CITY or CONTRACTOR elects to terminate this Contract. An election to terminate this Contract based upon this provision shall be made within seven (7) days after the finding by the court becomes final.
- 7.10 Applicable Law and Venue: This Contract shall be enforceable in Miami-Dade County, Florida, and if legal action is necessary by either party with respect to the enforcement of any or all of the terms or conditions herein exclusive venue for the enforcement of same shall lie in Miami-Dade County, Florida. **By entering into this Contract, CONTRACTOR and CITY hereby expressly waive any rights either party may have to a trial by jury of any civil litigation related to, or arising out of the Project. CONTRACTOR shall specifically bind all Sub-Contractors to the provisions of this Contract.**
- 7.11 Enforcement Costs: If any legal action or other proceeding is brought for the enforcement of this Contract, or because of an alleged dispute, breach, default or misrepresentation in connection with any provisions of this Contract, the prevailing party or parties shall be entitled to recover reasonable attorney's fees, expenses and court costs, including appellate fees incurred in that action or proceeding, in addition to any other relief to which such party or parties may be entitled.
- 7.12 Amendments: No modification, amendment, or alteration in the terms or conditions contained herein shall be effective unless contained in a written document prepared with the same or similar formality as this Contract and executed by the CITY and CONTRACTOR.
- 7.13 Prior Contracts: This document incorporates and includes all prior negotiations, correspondence, conversations, Contracts, and understandings applicable to the matters contained herein and the parties agree that there are no commitments, Contracts or understandings concerning the subject matter of this Contract that are not contained in this document. Accordingly, the parties agree that no deviation from the terms hereof shall be predicated upon any prior representations or Contracts, whether oral or written. It is further agreed that no modification, amendment or alteration in the terms or conditions contained herein shall be effective unless set forth in writing in accordance with Section 6.11 above.

7.14 Future Litigation: Contractor certifies that it shall notify the City within five (5) days of the receipt of any claims, lawsuits, or actions filed against Contractor relating to any construction projects, work or tasks either performed by Contractor or to be performed by Contractor.

7.15 Indemnification: Subject to the limitations of Section 768.28 Florida Statutes, Contractor shall protect, defend, indemnify, and hold harmless the CITY and its officials, officers, members, agents, representatives and employees from any and all claims, liabilities, expenses, or damages of any nature, including attorney fees, for injury to or death of any person, and for injury to any property arising out of or in any way connected with the performance or non-performance of any provision of this Agreement required of the Contractor, by or on behalf of the Contractor, or resulting from any violation by the Contractor or its employees of any statute law, ordinance, regulation or other legal requirement pertaining to a safe place of employment for workers, minimum hours and wages, and fair employment practices. However, nothing herein shall be deemed to indemnify CITY for any liability or claim arising solely out of the negligent performance of CITY.

The City does hereby agree to indemnify and hold harmless Contractor, from any and all personal injury or property damage claims, liabilities, losses, and causes of action which may arise solely as a result of City's performance of this Agreement. This agreement is subject to the provisions of Section 768.28 Florida Statutes, such that the City shall not be held liable to pay a personal injury or property damage claim or judgment by any one person which exceeds the sum of \$200,000, or any claim or judgments or portions thereof, which, when totaled with all other occurrence, exceeds the sum of \$300,000 from any and all personal injury or property damage claims, liabilities losses and causes of action which may arise solely as a result of the performance of this Agreement. However, nothing herein shall be deemed to indemnify Contractor from any liability or claim arising out of the negligent performance or failure of performance of Contractor or any unrelated third party. Nothing contained herein shall be deemed a waiver of sovereign immunity. One percent (1%) of the contract amount shall represent the consideration to be provided for this indemnification.

7.16 Insurance: All insurance requirements must be met and evidenced to the City before delivery of goods and performance of services. The City reserves the right but not the obligation to revise any insurance requirement, or reject any insurance coverage which fail to meet the criteria stated herein at any time. The City reserves the right to require Contractor/Vendor to provide and pay for any other insurance coverage the City deems necessary, depending upon the possible exposure to liability or loss. These insurance requirements shall not limit the liability of the Contractor/Vendor. The City does not represent these types or amounts of insurance to be sufficient or adequate to protect the Contractor/Vendor's interests or liabilities, but are merely minimums.

Workers' Compensation: Coverage is to apply for all persons fulfilling this contract for statutory limits in compliance with the law of the State of Florida and any applicable federal laws. The policy must include Employer' Liability with a limit of \$1,000,000 each accident, \$1,000,000 each employee, \$1,000,000 policy limit for disease. The City will not accept certificates of exemption. Confirmation that Workers Compensation is provided for all persons fulfilling this contract, whether employed, contracted, temporary or subcontracted is required.

Commercial General Liability: Occurrence Form Required. Contractor shall maintain commercial general liability (CGL) insurance with limits of not less than:

- \$5,000,000 each occurrence for bodily injury and property damage
- \$5,000,000 general aggregate (must apply Per Project)
- \$5,000,000 products completed operations aggregate
- \$1,000,000 personal & advertising injury

No exclusion shall apply to: premises, independent contractors, contractual liability, or property damage resulting from explosion, collapse or underground (XCU) exposures.

Commercial Automobile Liability: Contractor shall maintain automobile liability insurance with a limit of not less than \$2,000,000 each occurrence for bodily injury and property damage liability. Such insurance shall cover liability arising out of any auto fulfilling duties under this agreement (including owned, hired, and non-owned autos). The policy shall provide contractual liability coverage.

Professional Liability/Malpractice/Errors or Omissions: Licensed design-build professional work such as that provided by architects, engineers, etc. shall maintain professional liability or malpractice or errors or omissions insurance with limits of \$2,000,000 per occurrence. If claims-made the retro date shall be prior or equal to the effective date of any contract with the City. The coverage shall be renewed or include a "tail" or Discovery, or continuous renewal of coverage for a period of 3 years following the completion of the project.

Pollution/Environmental Impairment Liability Coverage: Pollution/environmental impairment Liability insurance is to be purchased to cover pollution and/or environmental impairment which may arise from this agreement or contract. Coverage will be provided for to non-owned disposal sites utilized for this project. The recommended minimum coverage is \$5,000,000. The coverage period shall be extended beyond the date of the completed project, until the expiration date of the performance bond. If claims-made the retro date shall be prior or equal to the effective date of any contract with the County. The coverage shall include a "tail" or Discovery, or continuous renewal of coverage for a period of 3 years following the completion of the project.

Umbrella or Excess Liability insurance can be utilized to provide the required limits. Coverage shall be "following form" and shall not be more restrictive than the underlying insurance policy coverages, including all special endorsements and City as Additional Insured status.

Special Requirements: Certificate of Insurance shall confirm in writing that all applicable provisions apply.

Evidence of Insurance: A copy of the Contractor/Vendor's current certificate of insurance MUST be provided with the response to this bid. A formal certificate shall be provided upon announcement that a Contractor has been awarded the work. The Certificate(s) shall be signed by a person authorized by that insurer to bind coverage on its behalf. All Certificates of Insurance must be on file with and approved by the City before commencement of any work activities. The formal insurance certificate shall also comply with the following:

Additional Insured: "City of Miami Gardens and its Elected Officials, Agents, Representatives, Employees, and Volunteers" shall be named as an "Additional Insured" on all policies except Worker's Compensation and Professional Liability.

Additional Insured coverage shall be provided with the following ISO forms or similar policy provisions providing equal to or broader than coverage:

One of the following forms or its equivalent:

CG 2026 (Additional Insured–Designated Person or Organization) OR

CG 2010 (Additional Insured–Owners Lessees Contractors) OR

CG 2038 (Additional Insured–Automatic Status).

AND, if products or completed operations exposure:

CG 2037 (Additional Insured–Completed Operations). The Contractor/Vendor is required to continue to purchase products and completed operations coverage to satisfy this agreement for a minimum of three years beyond completion of the work.

Notification: The policy shall provide a 10-day notification clause in the event of cancellation, non-renewal, material modification, or any other lapse in coverage of the policy. In the event the insurance policy does not provide such notification, Contractor shall provide notification to the City.

In the event the insurance coverage expires prior to the completion of the project, a renewal certificate shall be delivered to the City 10 days prior to said expiration date.

Primary & Non Contributory

This Insurance shall be considered primary to any other insurance. Coverage shall be provided with the following ISO form or similar policy provision providing equal to or broader than coverage: CG 2001 (Primary and Noncontributory – Other Insurance Condition).

Waiver of Subrogation

All of Contractor's insurance policies, except Professional Liability, will waive rights of recovery against the City. Coverage shall be provided with the following CGL ISO form or similar policy provision providing equal to or broader than coverage: CG 2404 (Waiver of Transfer of Rights of Recovery Against Others to Us).

Subcontractors' Compliance: It is the responsibility of the contractor to insure that all subcontractors comply with all insurance requirements.

Financial Stability: The policies of insurance shall be written on forms acceptable to the City and placed with insurance carriers authorized by the Insurance Department in the State of Florida. All insurance carriers must meet a minimum financial AM Best company rating of no less than: "A- Excellent: FSC VII. City reserved the right but not the obligation to reject any insurer providing coverage due to poor or deteriorating financial condition.

- 7.17 Florida Public Records Act: All material submitted regarding this bid becomes the property of the City. Bids may be reviewed by any person ten (10) days after the public opening. Bidders should take special note of this as it relates to any proprietary information that might be included in their offer. Any resulting contract may be reviewed by any person after the contract has been executed by the City. The City has the right to use any or all information/material submitted in response to this bid and/or any resulting contract from same. Disqualification of a bidder does not eliminate this right.

To the extent required by law, Contractor shall comply with the public records laws in accordance with Chapter 119, Florida Statutes. Specifically, Contractor agrees to comply with Section 119.0701, Florida Statutes. Public records shall mean all documents, papers, letters, maps, books, tapes, photographs, films, sound recordings, data processing software, or other material, regardless of the physical form, characteristics, or means of transmission, made or received pursuant to law or ordinance or in connection with the transaction of official business by any agency, as defined in Section 119.011, Florida Statutes, as amended. The City shall make the sole determination of which records, if any, are exempt from inspection. Further, as pursuant to Section 119.0701, Florida Statutes, Contractor agrees to maintain the records until the completion of the contract. IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS CONTRACT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT 18605 Northwest 27th Avenue, Miami Gardens, Florida 33056.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed as follows:

WITNESSES:

Print Name:

Angel Fernandez

CONTRACTOR:

By:

Delia A. Trusobers

Print Name:

Delia A. Trusobers

Title:

President

ATTEST:

Roselee Lopez
City Clerk

Seal:

CITY OF MIAMI GARDENS

City Manager

APPROVED AS TO FORM:

CITY Attorney

Dated:



CERTIFICATE OF LIABILITY INSURANCE

METRO-7

OP ID: MZ

DATE (MM/DD/YYYY)

02/24/2017

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Kahn-Carlin & Company, Inc. 3350 S. Dixie Highway Miami, FL 33133-9984		CONTACT NAME: PHONE (A/C, No, Ext): 305-446-2271 FAX (A/C, No): 305-448-3127 E-MAIL ADDRESS: certificates@kahn-carlin.com		
INSURED Metro Express, Inc. 9442 NW 109th Street Suite 100 Medley, FL 33178		INSURER(S) AFFORDING COVERAGE		NAIC #
		INSURER A: Zurich-American Insurance Co		16535
		INSURER B: American Guarantee & Liab Ins		26247
		INSURER C: North River Insurance Co.		21105
		INSURER D: Bridgefield Employers Ins Co		10701
		INSURER E:		
INSURER F:				

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY	X	X	GLO0184185-01	09/12/2016	09/22/2017	EACH OCCURRENCE \$ 1,000,000
	☐ CLAIMS-MADE ☒ OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000
	☒ XCU Included						MED EXP (Any one person) \$ 10,000
	GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PROJECT ☐ LOC						PERSONAL & ADV INJURY \$ 1,000,000
	OTHER:						GENERAL AGGREGATE \$ 2,000,000
							PRODUCTS - COM/PO/AGG \$ 2,000,000
B	☒ AUTOMOBILE LIABILITY	X	X	BAP 0184184-01	09/12/2016	09/22/2017	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
	☒ ANY AUTO						BODILY INJURY (Per person) \$
	☐ ALL OWNED AUTOS						BODILY INJURY (Per accident) \$
	☒ HIRED AUTOS ☒ SCHEDULED AUTOS NON-OWNED AUTOS						PROPERTY DAMAGE (Per accident) \$
							\$
C	☒ UMBRELLA LIAB ☒ OCCUR	X	X	5811073434	09/12/2016	09/22/2017	EACH OCCURRENCE \$ 3,000,000
	☐ EXCESS LIAB ☐ CLAIMS-MADE						AGGREGATE \$ 6,000,000
	DED ☒ RETENTION \$ 0						\$
							\$
D	☒ WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	X	N/A	830-38388	09/22/2016	09/22/2017	☒ PER STATUTE ☐ OTHER
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						E.L. EACH ACCIDENT \$ 1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
							E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Project No: 15-16-039(A) Sidewalk Replacement and Installation.

SEE NOTEPAD

CERTIFICATE HOLDER**CANCELLATION**

MIAM-18 City of Miami Gardens 18605 NW 27th Avenue Miami Gardens, FL 33056	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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NOTEPAD:

HOLDER CODE **MIAM-18**
INSURED'S NAME **Metro Express, Inc.**

METRO-7
OP ID: MZ

PAGE 2
Date **02/24/2017**

The Certificate Holder and its Elected Officials, Agents, Representatives, Employees, and Volunteers are Additional Insured with respects to General Liability on a primary and non-contributory basis, including ongoing and completed operations. As well as, Additional Insured with respects to Auto Liability. Waiver of Subrogation is granted in favor of the Additional Insured with respects to General Liability, Auto Liability and Worker's Compensation. Umbrella follows form. 30 days' notice of cancellation applies, except 10 days' for non-payment.

WAIVER OF OUR RIGHT TO RECOVER FROM OTHERS ENDORSEMENT

We have the right to recover our payments from anyone liable for an injury covered by this policy. We will not enforce our right against the person or organization named in the Schedule. (This agreement applies only to the extent that you perform work under a written contract that requires you to obtain this agreement from us.)

This agreement shall not operate directly or indirectly to benefit anyone not named in the Schedule.

Schedule

Blanket Waiver of Subrogation Applies

This endorsement changes the policy to which it is attached and is effective on the date issued unless otherwise stated.

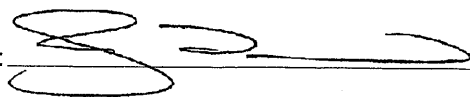
Date Prepared: July 7, 2016

Carrier: Bridgefield Employers Insurance Company

Effective Date of Endorsement: September 22, 2016

Policy Number: 830-38388

Countersigned by:

A handwritten signature in black ink, appearing to be "S. J. [unclear]", written over a horizontal line.

Insured: Metro Express Inc

WC 00 03 13 (Ed. 4-84)

Waiver Of Subrogation (Blanket) Endorsement

Policy No.	Eff. Date of Pol.	Exp. Date of Pol.	Eff. Date of End.	Producer	Add'l. Prem	Return Prem.
					\$	\$

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

This endorsement modifies insurance provided under the:

Commercial General Liability Coverage Part

The following is added to the **Transfer Of Rights Of Recovery Against Others To Us Condition**:

If you are required by a written contract or agreement, which is executed before a loss, to waive your rights of recovery from others, we agree to waive our rights of recovery. This waiver of rights shall not be construed to be a waiver with respect to any other operations in which the insured has no contractual interest.

ALL PERSONS AND/OR ORGANIZATIONS THAT ARE REQUIRED BY WRITTEN CONTRACT OR AGREEMENT WITH THE INSURED, EXECUTED PRIOR TO THE ACCIDENT OR LOSS, THAT WAIVER OF SUBROGATION BE PROVIDED UNDER THIS POLICY.

C. The following is added to Paragraph 2. Duties In The Event Of Occurrence, Offense, Claim Or Suit of Section IV – **Commercial General Liability Conditions:**

The additional insured must see to it that:

1. We are notified as soon as practicable of an "occurrence" or offense that may result in a claim;
2. We receive written notice of a claim or "suit" as soon as practicable; and
3. A request for defense and indemnity of the claim or "suit" will promptly be brought against any policy issued by another insurer under which the additional insured may be an insured in any capacity. This provision does not apply to insurance on which the additional insured is a Named Insured if the written contract or written agreement requires that this coverage be primary and non-contributory.

D. For the purposes of the coverage provided by this endorsement:

1. The following is added to the Other Insurance Condition of Section IV – **Commercial General Liability Conditions:**

Primary and Noncontributory insurance

This insurance is primary to and will not seek contribution from any other insurance available to an additional insured provided that:

- a. The additional insured is a Named Insured under such other insurance; and
- b. You are required by written contract or written agreement that this insurance be primary and not seek contribution from any other insurance available to the additional insured.

2. The following paragraph is added to Paragraph 4.b. of the Other Insurance Condition of Section IV – **Commercial General Liability Conditions:**

This insurance is excess over:

Any of the other insurance, whether primary, excess, contingent or on any other basis, available to an additional insured, in which the additional insured on our policy is also covered as an additional insured on another policy providing coverage for the same "occurrence", offense, claim or "suit". This provision does not apply to any policy in which the additional insured is a Named Insured on such other policy and where our policy is required by a written contract or written agreement to provide coverage to the additional insured on a primary and non-contributory basis.

- E. This endorsement does not apply to an additional insured which has been added to this policy by an endorsement showing the additional insured in a Schedule of additional insureds, and which endorsement applies specifically to that identified additional insured.

- F. With respect to the insurance afforded to the additional insureds under this endorsement, the following is added to Section III – **Limits Of Insurance:**

The most we will pay on behalf of the additional insured is the amount of insurance:

1. Required by the written contract or written agreement referenced in Paragraph A. of this endorsement; or
 2. Available under the applicable Limits of Insurance shown in the Declarations,
- whichever is less.

This endorsement shall not increase the applicable Limits of Insurance shown in the Declarations.

All other terms and conditions of this policy remain unchanged.



City of Miami Gardens

Office of Procurement Management
18605 NW 27th Avenue
Miami Gardens, FL 33056

NAME OF COMPANY:

Metro Express, Inc.

EXHIBIT I - BID SHEET

ALL LINE ITEMS MUST BE COMPLETED AND MUST REFLECT BALANCED BID AMOUNTS.
FAILURE TO COMPLETE THIS BID SHEET AS REQUESTED WILL RESULT IN BID REJECTION.

Failure to use the City's pricing sheet page and provide costs as requested in this ITB shall deem your proposal non-responsive. Contract will be awarded to responsive, responsible vendor(s). See Section "2.3 Method of Award" for award criteria.

ITEM NO.	DESCRIPTION	UNIT OF MEASURE (UOM)	ESTIMATED ANNUAL QUANTITY	UNIT PRICE (Price per UOM)	TOTAL PRICE (ESTIMATED ANNUAL QUANTITY X UNIT PRICE = TOTAL PRICE)
<u>1</u>	Furnish all materials, labor & equipment to <u>Remove to be saw-cut & Replace 4" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes restoration- clean fill to avoid gaps) damaged sod replaced at Contractor's expense</u>	Sq. Yd.	<u>46,000</u>	\$ <u>35.50</u>	\$ <u>1,633,000.00</u>
<u>2</u>	Furnish all materials, labor & equipment to <u>Remove to be saw-cut & Replace 6" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes restoration- clean fill to avoid gaps) damaged sod replaced at Contractor's expense</u>	Sq. Yd.	<u>16,000</u>	\$ <u>42.75</u>	\$ <u>684,000.00</u>
<u>3</u>	Furnish all materials, labor & equipment <u>Install New 4" thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes clearing & grubbing, removal & disposal of dirt, grass etc. & restoration at Contractor's expense) damaged sod replaced at Contractor's expense</u>	Sq. Yd.	<u>18,000</u>	\$ <u>35.50</u>	\$ <u>639,000.00</u>



City of Miami Gardens

Solicitation No. ITB 15-16-039(A)

Addendum No. 2

November 14, 2016

Office of Procurement Management

18605 NW 27th Avenue

Miami Gardens, FL 33056

ITEM NO.	DESCRIPTION	UNIT OF MEASURE (UOM)	ESTIMATED ANNUAL QUANTITY	UNIT PRICE (Price per UOM)	TOTAL PRICE (ESTIMATED ANNUAL QUANTITY X UNIT PRICE = TOTAL PRICE)
<u>4</u>	Furnish all materials, labor & equipment <u>Install New 6"</u> thick 3000 PSI min. un-reinforced sidewalk & compact base 95% min. (includes clearing & grubbing, removal & disposal of dirt, grass etc. & restoration at Contractor's expense) damaged sod replaced at Contractor's expense	Sq. Yd.	<u>10,000</u>	\$ <u>42.75</u>	\$ <u>427,500.00</u>
<u>5</u>	Furnish, Compact, & Install Lime Rock to min. 95% compaction to avoid settling. When elevation is too low. Fill any gaps between new sidewalk installation and existing elevation. Delivery ticket must be provided for payment	Cubic Yd.	<u>200</u>	\$ <u>12.00</u>	\$ <u>2,400.00</u>
<u>6</u>	Furnish all materials, labor & equipment to <u>Remove & Replace concrete Type "D" Curb</u> including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	<u>500</u>	\$ <u>18.00</u>	\$ <u>9,000.00</u>
<u>7</u>	Furnish all materials, labor & equipment to <u>Install New concrete Type "D" Curb</u> including drop curb, transitions, & construction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of dirt, grass etc. & restoration at Contractor's expense) including fil. Damaged sod replaced at contractor's expense.	Linear Ft.	<u>500</u>	\$ <u>18.00</u>	\$ <u>9,000.00</u>



City of Miami Gardens

Solicitation No. ITB 15-16-039(A)

Addendum No. 2

November 14, 2016

Office of Procurement Management

18605 NW 27th Avenue

Miami Gardens, FL 33056

ITEM NO.	DESCRIPTION	UNIT OF MEASURE (UOM)	ESTIMATED ANNUAL QUANTITY	UNIT PRICE (Price per UOM)	TOTAL PRICE (ESTIMATED ANNUAL QUANTITY X UNIT PRICE = TOTAL PRICE)
<u>8</u>	Furnish all materials, labor & equipment to <u>Remove & Replace concrete Type "F" Curb</u> including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	<u>500</u>	\$ <u>19.00</u>	\$ <u>9,500.00</u>
<u>2</u>	Furnish all materials, labor & equipment to <u>Install New concrete Type "F" Curb</u> including drop curb, transitions, & construction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	<u>100</u>	\$ <u>19.00</u>	\$ <u>1,900.00</u>
<u>10</u>	Furnish all materials, labor & equipment to <u>Remove & Replace concrete "Valley-gutter"</u> including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of existing curb, dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	<u>200</u>	\$ <u>19.00</u>	\$ <u>3,800.00</u>
<u>11</u>	Furnish all materials, labor & equipment to <u>Install New concrete "Valley-gutter"</u> including drop curb, transitions, & reconstruction of base (includes clearing, grubbing, & fill, sod to replace damaged grass, removal & disposal of dirt, grass etc. & restoration at Contractor's expense).	Linear Ft.	<u>500</u>	\$ <u>19.00</u>	\$ <u>9,500.00</u>



City of Miami Gardens

Office of Procurement Management
18605 NW 27th Avenue
Miami Gardens, FL 33056

ITEM NO.	DESCRIPTION	UNIT OF MEASURE (UOM)	ESTIMATED ANNUAL QUANTITY	UNIT PRICE (Price per UOM)	TOTAL PRICE (ESTIMATED ANNUAL QUANTITY X UNIT PRICE = TOTAL PRICE)
<u>12</u>	Right-of- Way Survey (to establish property lines).	Linear Ft.	<u>18,000</u>	\$ <u>0.50</u>	\$ <u>9,000.00</u>
<u>13</u>	Tree Removal Dia. @ breast hgt. 4.5' above grade Cont. (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling) damaged sod replaced at Contractor's expense.	0" to 8"	<u>4</u>	\$ <u>100.00</u>	\$ <u>400.00</u>
		8" to 18"	<u>4</u>	\$ <u>200.00</u>	\$ <u>800.00</u>
		18" to 30"	<u>4</u>	\$ <u>500.00</u>	\$ <u>2,000.00</u>
		30" +	<u>3</u>	\$ <u>1,000.00</u>	\$ <u>3,000.00</u>
<u>14</u>	Live Oak Fla. #1 10'-12' overall height (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling). Damaged grass to be replaced with sod at Contractor's expense.	Each	<u>1</u>	\$ <u>600.00</u>	\$ <u>600.00</u>
<u>15</u>	Mahogany Fla. #1 10'-12' overall height (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling). Damaged grass to be replaced with sod at Contractor's expense.	Each	<u>1</u>	\$ <u>600.00</u>	\$ <u>600.00</u>
<u>16</u>	Crape Myrtle Fla. #1 10'-12' overall height (includes restoration - clearing & grubbing, removal of debris, excavation & backfilling). Damaged grass to be replaced with sod at Contractor's expense.	Each	<u>1</u>	\$ <u>600.00</u>	\$ <u>600.00</u>



City of Miami Gardens

Solicitation No. ITB 15-16-039(A)

Addendum No. 2

November 14, 2016

Office of Procurement Management

18605 NW 27th Avenue

Miami Gardens, FL 33056

ITEM NO.	DESCRIPTION	UNIT OF MEASURE (UOM)	ESTIMATED ANNUAL QUANTITY	UNIT PRICE (Price per UOM)	TOTAL PRICE (ESTIMATED ANNUAL QUANTITY X UNIT PRICE = TOTAL PRICE)
<u>17</u>	Curb Cuts (includes restoration).	Each	<u>20</u>	\$ <u>50.00</u>	\$ <u>1,000.00</u>
<u>18</u>	Furnish all materials, labor & equipment to <u>Relocate Chain Link Fence</u> (includes restoration). Damaged grass to be replaced with sod at Contractor's expense.	Linear Ft.	<u>200</u>	\$ <u>15.00</u>	\$ <u>3,000.00</u>
<u>19</u>	Furnish all materials, labor & equipment to <u>Install New 4' Chain Link Fence, disposal of existing fence</u> (includes restoration) damaged grass to be replaced with sod at Contractor's expense.	Linear Ft.	<u>200</u>	\$ <u>20.00</u>	\$ <u>4,000.00</u>
<u>20</u>	Furnish all materials, labor & equipment to construct <u>1.5" Type III Asphaltic Concrete</u> surface including Tack Coat to repair existing driveway approaches. Damaged areas during installation replaced at Contractor's expense.	Sq. Ft.	<u>1100</u>	\$ <u>27.00</u>	\$ <u>29,700.00</u>
<u>21</u>	Furnish all materials, labor & equipment to place Detectable Warning Surface for pedestrian crossings/cast-in-place type/yellow.	Sq. Ft.	<u>350</u>	\$ <u>25.00</u>	\$ <u>8,750.00</u>
<u>22</u>	Furnish all materials, labor & equipment to Relocate PVC Lines – 2" diameter.	Linear Ft.	<u>100</u>	\$ <u>10.00</u>	\$ <u>1,000.00</u>
<u>23</u>	Furnish all materials, labor & equipment to Install new PVC Lines Sch. 40.	Linear Ft.	<u>20</u>	\$ <u>10.00</u>	\$ <u>200.00</u>
<u>24</u>	Furnish all materials, labor & equipment to Install new Irrigation Heads (4" pop-up head w/max 15' spray radius).	Each	<u>10</u>	\$ <u>60.00</u>	\$ <u>600.00</u>
<u>25</u>	Furnish all materials, labor & equipment to Relocate/reset existing Signs.	Each	<u>20</u>	\$ <u>100.00</u>	\$ <u>2,000.00</u>



City of Miami Gardens

Office of Procurement Management
18605 NW 27th Avenue
Miami Gardens, FL 33056

ITEM NO.	DESCRIPTION	UNIT OF MEASURE (UOM)	ESTIMATED ANNUAL QUANTITY	UNIT PRICE (Price per UOM)	TOTAL PRICE (ESTIMATED ANNUAL QUANTITY X UNIT PRICE = TOTAL PRICE)
<u>26</u>	Furnish all materials, labor & equipment to Raise Utilities Access (includes sewer cleanouts, water meters, manholes, water values).	Each	<u>50</u>	\$ <u>180.00</u>	\$ <u>9,000.00</u>
<u>27</u>	Furnish and install concrete water meter boxes to replace existing broken boxes in sidewalk slabs being replaced.	Each	<u>20</u>	\$ <u>200.00</u>	\$ <u>4,000.00</u>
<u>28</u>	Furnish all materials, labor & equipment to Pressure clean Brick Pavers & Paver Blocks.	Sq. Ft.	<u>500</u>	\$ <u>1.00</u>	\$ <u>500.00</u>
<u>29</u>	Furnish all materials, labor & equipment to Pressure clean Concrete Sidewalks.	Sq. Ft.	<u>500</u>	\$ <u>1.00</u>	\$ <u>500.00</u>
<u>30</u>	Furnish all materials, labor & equipment to install St. Augustine "Floritam" or Bahia sod on areas authorized by City. (includes grading, clearing, grubbing & disposal of material) This item is <u>not</u> for Damaged areas during installation by Contractor.	Sq. Ft.	<u>4,000</u>	\$ <u>0.80</u>	\$ <u>3,200.00</u>
<u>31</u>	<u>12" Root Bio Barrier</u>	<u>Linear Ft.</u>	<u>200</u>	\$ <u>18.00</u>	\$ <u>3,600.00</u>
ESTIMATED ANNUAL TOTAL LINE ITEMS NO. 1 – 31 BID PRICE (SUM OF TOTAL PRICE)				\$ <u>3,516,650.00</u>	

The above proposals and each line item includes the total cost to complete the Work detailed for each item including but not limited to materials (i.e. vegetation, concrete, asphalt, etc.), labor, equipment, bonds, etc. indicated in the drawings, specifications, addenda, and any other contract documents.

Delivery MUST be FOB destination; freight included and shall be inclusive of all costs. Current and/or anticipated applicable fuel costs should be considered and included in the bid.



City of Miami Gardens

Office of Procurement Management
18605 NW 27th Avenue
Miami Gardens, FL 33056

Be sure to have the Invitation for Bid signed by an authorized representative of your firm or your bid will not be considered responsive.

BID SUBMITTED BY: Metro Express, Inc.
Company Name

Delio A. Trascorres
Proposer Representative Name

Delio A. Trascorres
Signature

Phone: 305-885-1330 Fax: 305-885-1327

Email: delio@metroexpresscorp.com

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE COMMUNITY DEVELOPMENT DEPARTMENT FOR SCANNING SERVICES TO BE PROVIDED BY UPLAND FILE BOUND FOR FISCAL YEAR 2017-2018, INCLUSIVE OF EXISTING PURCHASES THAT EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES, THAT ARE TO BE MADE WITHIN THE RESPECTIVE DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

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Exhibits Attached

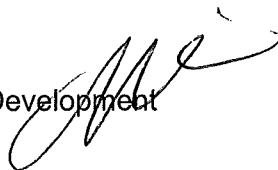
Signed Memo, Resolution, Quote



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

FROM: Marc LaFerrier, AICP, Director of Community Development 

SUBJECT: Upland File Bound, Scanning Services

BACKGROUND

Community Development is requesting approval to purchase scanning services from Advanced Processing and Imaging, INC (API) for the 2017-2018 fiscal year. The amount of the contract will not exceed \$34,860.00. However, because Upland currently provides the City the current Optiview and Agenda Maker programs for Finance, Parks and Recreation, Public Services, Administration, City Clerk and Community Development departments, this contract would put Upland File Bound over the \$25,000 annual vendor threshold set by the City Commission.

The scope of work includes scanning large and small format back logged permit applications and plans for the Building Division. Upon completion of scanning closed building permit files, the data will be uploaded into the cities OptiView Document Management system.

Community Development obtained three competitive written quotes as required by the City purchasing guidelines and has deemed Upland File Bound the most competitive vendor in both product and pricing.

The total cost for scan and uploading the backlog of building permit files will be \$34,860.00 (see attached). Funding for the Community Development scanning project will be made available and appropriated from the Building Fund Reserve Account No. 107-271-00-00 in the amount of Thirty Four Thousand Eight Hundred Sixty Dollars (\$34,860.00) to the Building Fund Contractual Services Account #107-15-02-524-34-10.

STAFF RECOMMENDATION

Approve the resolution to appropriate funds and enter into an agreement for scanning permit files from Upland File Bound.

RESOLUTION NO. 2017-148

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE COMMUNITY DEVELOPMENT DEPARTMENT FOR SCANNING SERVICES TO BE PROVIDED BY UPLAND FILE BOUND FOR FISCAL YEAR 2017-2018, INCLUSIVE OF EXISTING PURCHASES THAT EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES, THAT ARE TO BE MADE WITHIN THE RESPECTIVE DEPARTMENTS' APPROVED ANNUAL BUDGET APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Charter of the City of Dania Beach, Part III, Article 3, Section 4, Subsection (j), authorizes the City Manager to purchase supplies, services, equipment and materials for the City government in amounts in excess of the established monetary threshold without competitive bidding and without advertisement for bids if he is authorized to do so in advance by a resolution adopted by the City Commission; and

WHEREAS, the Dania Beach Code of Ordinances, Chapter 2, Article 1, Section 2-10, "Monetary thresholds for certain purchases and payment disbursement authorizations", Subsection (a), sets the monetary threshold at \$25,000.00 for a vendor each fiscal year; and

WHEREAS, the Community Development Department is requesting services from Upland File Bound. during the current fiscal year, which services will now exceed the annual Twenty Five Thousand Dollars (\$25,000.00) City purchase threshold for a single vendor and, therefore, requires City Commission approval; and

WHEREAS, the Community Development Department is seeking approval to enter into an agreement with Upland File Bound, in the amount of Thirty Four Thousand Eight Hundred Sixty Dollars (\$34,860.00) and for an appropriation of the necessary funding;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the above "Whereas" clauses are ratified and confirmed, and they are made a part of and incorporated into this Resolution by this reference.

Section 2. That the proper City officials are authorized to execute an agreement between the City of Dania Beach, Florida and Upland File Bound in the amount of Thirty Four Thousand Eight Hundred Sixty Dollars (\$34,860.00).

Section 3. That the City Manager and City Attorney are authorized to make minor revisions to the Agreement which are deemed necessary and proper and in the best interests of the City.

Section 4. That the City Commission authorizes the purchase of scanning services from Upland File Bound, in an amount exceeding the annual amount of Twenty Five Thousand Dollars (\$25,000.00) purchase threshold for a single vendor.

Section 5. That all Department purchases from Upland File Bound shall be subject to and made within the respective Departments' approved level of their annual budget appropriations.

Section 6. That funding for the Community Development scanning project will be made available and appropriated from the Building Fund Reserve Account No. 107-271-00-00 in the amount of Thirty Four Thousand Eight Hundred Sixty Dollars (\$34,860.00) to the Building Fund Contractual Services Account #107-15-02-524-34-10.

Section 7. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

PASSED and ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY



Price Quote #: 110317-1

Date: 11/3/2017

Rep: Laurie VanDoezelaar

Phone: 561-672-8350

Client Information

City of Dania Beach, Florida

Document Type: Building / Permit Files

City of Dania Beach

Contact: Eleanor Norena

Phone: 954-924-6805 X3645

Email: enorena@ci.daniabeachfl.gov

Estimated Project Quantity

- **SMALL FORMAT DOCUMENTS = N/A**
- **LARGE FORMAT BUILDING PLANS = 42,000 plans** (35 boxes @ 1,200 plans per box)

Job Description

- The files will be transported to our facility in stages and on a schedule determined by the client
- Prior to scanning all files will be prepped by removing any staples, paper clips, etc.
- Pages will be scanned at 300dpi, single-page TIFF Group IV
- Images will be visually inspected to ensure legibility
- Images will reside in folders named according to 10-digit Folio Number
- All scanned data will be uploaded to API via the secured FTP site

Service Rates

- **Paper Scanning (SMALL FORMAT):** \$0.07 per image
- **Plans Scanning (LARGE FORMAT):** \$0.83 per image
- **Transportation Charges:** *TBD*

Estimated Total (SMALL FORMAT) = N/A

Estimated Total (LARGE FORMAT) = \$ 34,860.00

Thank you for the opportunity to earn your business!

Acceptance and authorization

**CITY OF DANIA BEACH, FLORIDA,
a Florida municipal corporation**

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES, MAYOR

APPROVED AS TO FORM AND CORRECTNESS

THOMAS J. ANSBRO, CITY ATTORNEY

ROBERT BALDWIN, CITY MANAGER

For: Upland Software

Full name

Title

Signature

Date

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN ENGAGEMENT LETTER WITH RON L. BOOK, P.A., FOR CONSULTING (LOBBYIST) SERVICES RELATED TO ISSUES OF CONCERN TO THE CITY OF DANIA BEACH INCLUDING MATTERS ASSOCIATED WITH BROWARD COUNTY AND WITH THE FORT LAUDERDALE-HOLLYWOOD INTERNATIONAL AIRPORT, AS WELL AS GENERAL LEGISLATION AND RELATED ISSUES AT THE STATE LEVEL IN AN AMOUNT NOT TO EXCEED FORTY ONE THOUSAND TWO HUNDRED FIFTY DOLLARS (\$41,250.00) FOR A NINE MONTH TERM TO BE CONSISTENT WITH THE CITY'S FISCAL YEAR; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

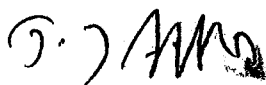
Fiscal Impact/Cost Summary

Exhibits Attached

Memo, Resolution, Engagement Letter

MEMORANDUM

TO: Tamara James, Mayor
Bill Harris, Vice Mayor
Chickie Brandimarte, Commissioner
Bobbie H. Grace, Commissioner
Marco A. Salvino, Sr., Commissioner

FROM: Thomas J. Ansbro, City Attorney 

CC: Robert Baldwin, City Manager
Nicki Satterfield, Director, Finance Department

DATE: December 11, 2017

SUBJECT: Renewal of Existing Consultant (Lobbyist) Agreement
with Ronald L. Book, P.A.

For the past several years, the City has had agreements with Ronald L. Book, P.A. for the firm's services, pertaining to areas of concerns associated with the Broward County Fort Lauderdale-Hollywood International Airport. Last year, the City expanded the firm's role to include general legislation at the state level. The current Agreement expires on December 31, 2017.

The City has requested the Consultant to submit a new Engagement Letter for the upcoming year; however, the City requested that the term begin on January 1, 2018 through September 30, 2018. This will allow the Agreement to run concurrently with the City's Fiscal Year as opposed to a calendar year, as it has been in previous years.

In keeping with the same cost and services as the current engagement, \$50,000.00 remains as the annual cost, but is being prorated to be consistent with the City's fiscal year. Therefore, the new agreement cost is Thirty Seven Thousand Five Hundred Dollars (\$37,500.00) and the \$5,000.00 expenses will also be prorated to Three Thousand Seven Hundred Fifty Dollars (\$3,750.00) for the term.

City Commission approval of renewal of the engagement letter with Mr. Book beginning January 1, 2018 through and including September 30, 2018 is ready for Commission consideration. The parties will continue to have the ability to terminate the engagement at any time without cause after thirty (30) days' written notice is provided.

TJA/la

Attachment: Engagement Letter

RESOLUTION NO. 2017-149

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN ENGAGEMENT LETTER WITH RON L. BOOK, P.A., FOR CONSULTING (LOBBYIST) SERVICES RELATED TO ISSUES OF CONCERN TO THE CITY OF DANIA BEACH INCLUDING MATTERS ASSOCIATED WITH BROWARD COUNTY AND WITH THE FORT LAUDERDALE-HOLLYWOOD INTERNATIONAL AIRPORT, AS WELL AS GENERAL LEGISLATION AND RELATED ISSUES AT THE STATE LEVEL IN AN AMOUNT NOT TO EXCEED FORTY ONE THOUSAND TWO HUNDRED FIFTY DOLLARS (\$41,250.00) FOR A NINE MONTH TERM TO BE CONSISTENT WITH THE CITY'S FISCAL YEAR; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Charter of the City of Dania Beach, Part III, Article 3, Section 4, Subsection (j), authorizes the City Manager to purchase supplies, services, equipment and materials for the City government in amounts in excess of the established monetary threshold without competitive bidding and without advertisement for bids if he is authorized to do so in advance by a resolution adopted by the City Commission; and

WHEREAS, the Dania Beach Code of Ordinances, Chapter 2, Article 1, Section 2-10, "Monetary thresholds for certain purchases and payment disbursement authorizations", subsection (a), sets the monetary threshold or limitation at \$25,000.00 for a vendor each fiscal year; and

WHEREAS, the City has retained Ronald L. Book, P.A. (the "Consultant") through an Engagement Letter, to provide services in connection with the Fort Lauderdale-Hollywood International Airport and governmental state related issues of concern to the City of Dania Beach; and

WHEREAS, the current agreement expires on December 31, 2017; and

WHEREAS, the City desires to continue to obtain the services of the Consultant, to provide services in connection with issues of concern to the City pertaining to matters associated with Broward County and the Airport, as well as general legislation and related issues at the state level; and

WHEREAS, the term shown on the Engagement Letter is for a nine (9) month period, which will expire on September 30, 2018, in order to have the term of the Agreement run concurrently with the City's fiscal year;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the above “Whereas” clauses are approved, and they are made a part of and incorporated into this Resolution by this reference.

Section 2. That the City Commission authorizes the proper City officials to execute an engagement letter with Ron L. Book, P.A., which will provide the City with consulting (lobbyist) services beginning January 1, 2018 through September 30, 2018, for a retainer of Thirty Seven Thousand Five Hundred Dollars (\$37,500.00), payable monthly, in payments of Four Thousand One Hundred Sixty Six Dollars and Sixty Six Cents (\$4,166.66) and further provide for reimbursables for expenses in a not to exceed amount of Three Thousand Seven Hundred Fifty Dollars (\$3,750.00) for the term. A copy of the Engagement Letter is attached as Exhibit “A”, and it is made a part of and is incorporated into this Resolution by this reference.

Section 3. That funding is planned and appropriated in the FY 2017-2018 Commission budget Professional Services Account #001-11-01-511-31-10.

Section 4. The City Manager and City Attorney are authorized to make minor revisions to such engagement letter as are deemed necessary and proper in the best interests of the City.

Section 5. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 6. That this Resolution shall be in full force and take effect immediately upon its passage and adoption.

PASSED and ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY



Ronald L. Book, P. A.

LAW OFFICES
PROFESSIONAL ASSOCIATION

October 16, 2017

Mr. Thomas J. Ansbro
City Attorney
City of Dania Beach
100 W Dania Beach Boulevard
Dania Beach, FL 33004

Dear Tom:

Thank you for the continued opportunity for the representation of the City of Dania Beach both locally and in Tallahassee. It is understood that my firm and I will again provide support on all governmental affairs matters, however with an emphasis on airport issues and any general city appropriations issues.

It would be our firm's responsibility to handle all traditional lobbying activities. This will include but not be limited to, working with local staff, Legislative Staff, and Executive Branch Staff as well as elected officials. We will, at all times, aggressively represent the City and its interests. You agree to fully educate us on all matters of interest and priority to the City. We agree to meet periodically, as requested.

In exchange for this representation, you agree to compensate our firm with a retainer of \$50,000 a year payable in monthly payments of \$4,166.66 a month, except the final month will be invoiced at \$4,166.72.

This agreement will be effective January 1, 2018 and will extend for nine (9) months, anticipating a renewal prior to the expiration of this agreement of September 30, 2018 for a twelve-month period, unless a written notice of discontinuation is received not less than 30 days prior to the end of the agreement. Expenses will be similarly prorated at a cap of \$5,000 a year, but for nine months only at a total not to exceed \$3,750 for the nine-month term. It is also understood that this agreement is cancellable by either party with 30 days written notice. Assuming this meets with your approval, please sign and return to my office.

Sincerely,

Ronald L. Book

Tamara James, Mayor
City of Dania Beach, Florida

Thomas J. Ansbro, City Attorney
City of Dania Beach, Florida

RLB/gf

REPLY TO:

- ☐ Harbour Centre - 18851 N.E. 29th Avenue, Suite 1010 - Aventura, Florida 33180 - Telephone (305) 935-1866 - Fax (305) 935-9737
- ☐ 104 West Jefferson Street - Tallahassee, Florida 32301 - (850) 224-3427

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY ADMINISTRATION TO PURCHASE SHADE SHELTERS FOR THE CHESTER BYRD PARK PLAYGROUND, IN AN AMOUNT NOT TO EXCEED THIRTY FIVE THOUSAND THREE HUNDRED DOLLARS (\$35,300.00) FROM SHADE SYSTEMS INC., USING AVAILABLE PRICING PROVIDED BY THE SCHOOL DISTRICT OF OSCEOLA COUNTY CONTRACT BID NO. SDOC-16-B-087-LH; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Funding appropriations were planned for and are available in the City General Fund, Parks and Recreation Department, Administrative Division in the Infrastructure Improvements Account, No. 001-7201-572-63-10. Purchase not to exceed \$35,300.00.

Exhibits Attached

Memo to Commission, Resolution, Contract - Osceola Schools, Agenda - Osceola Schools, Vendor Proposal



City of Dania Beach

Parks and Recreation

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6800 · (954) - 923-6813 (fax)

MEMORANDUM

TO: Honorable Mayor & Commissioners

THROUGH: Robert Baldwin, City Manager

FROM: Mark Felicetty, Director

DATE: December 11, 2017

SUBJECT: Purchase of Shade Covers for Parks from Shade Systems, Inc.

The FY2018 approved budget allocated funding for shade covers for Chester Byrd Park.

The Parks & Recreation Director has obtained quotations and is requesting to piggyback the School District of Osceola County, Florida Bid SDOC-16-B-087-LH, Playground Equipment, Surfacing, Installation and Repair.

The Parks and Recreation Director recommends purchasing the shade covers from Shade Systems Inc. in an amount not to exceed \$35,300.00.

Funding in the amount of \$35,300.00 is currently allocated in Parks and Recreation Department's Administration Account No. 001-72-01-572-63-10.

The Parks and Recreation Department recommends purchase of a shade covers from Shade Systems, Inc. in an amount estimated not to exceed \$35,300.00.

CC: Nicki Satterfield, Finance Director

RESOLUTION NO. 2017-150

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE CITY ADMINISTRATION TO PURCHASE SHADE SHELTERS FOR THE CHESTER BYRD PARK PLAYGROUND, IN AN AMOUNT NOT TO EXCEED THIRTY FIVE THOUSAND THREE HUNDRED DOLLARS (\$35,300.00) FROM SHADE SYSTEMS INC., USING AVAILABLE PRICING PROVIDED BY THE SCHOOL DISTRICT OF OSCEOLA COUNTY CONTRACT BID NO. SDOC-16-B-087-LH; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Charter of the City of Dania Beach, Part III, Article 3, Section 4, Subsection (j), authorizes the City Manager to purchase supplies, services, equipment and materials for the city government in amounts in excess of Twenty Five Dollars (\$25,000.00) without competitive bidding and without advertisement for bids if he is authorized to do so in advance by a resolution adopted by the City Commission and if such purchases are made pursuant to a competitive bid obtained within the last eighteen (18) months or as extended by other governmental agencies such as the federal government, State of Florida or a Florida county or municipality; and

WHEREAS, the Recreation Director has determined that it is appropriate to purchase shade shelters for improvements related to the existing playground at Chester Byrd Park; and

WHEREAS, the Recreation Director has determined that such purchases can be made at the least cost to the City by purchasing such items from Shade Systems Inc., using available pricing from the School District of Osceola County Contract Bid No. SDOC-16-B-087-LH, a copy of which is attached to this Resolution and made a part of it as Exhibit "A";

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the above "Whereas" clauses are ratified and confirmed, and they are made a part of and incorporated into this Resolution by this reference.

Section 2. That the City Manager is authorized to pay Shade Systems Inc. an amount not to exceed Thirty Five Thousand Three Hundred Dollars (\$35,300.00) for delivery, installation and warranty of a Shade Shelter for the Chester Byrd Park playground.

Section 3. That the funding appropriations were planned for and are available in the City General Fund, Parks and Recreation Department, Administrative Division in the Infrastructure Improvements Account, No. 001-7201-572-63-10.

Section 4. That all resolutions or parts of resolutions in conflict with this Resolution shall be repealed to the extent of such conflict.

Section 5. That this Resolution shall be in force and take effect immediately upon its passage and adoption.

PASSED AND ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

THE SCHOOL DISTRICT OF OSCEOLA COUNTY, FLORIDA

Purchasing/Property Records/Warehouse

817 Bill Beck Boulevard, Building 2000 • Kissimmee • Florida 34744-4492

Phone: 407-870-4630 • Fax: 407-870-4616 • www.osceolaschools.net

SCHOOL BOARD MEMBERS

- District 1 – Jay Wheeler
407-973-4141
- District 2 – Kelvin Soto
407-361-2462
- District 3 – Tim Weisheyer
407-361-0235
- District 4 – Clarence Thacker, Chair
407-361-7906
- District 5 – Ricky Booth, Vice Chair
407-818-9464



Superintendent

Dr. Debra Pace

Executive Director of Contract Services

Stacey McMillian

Supervisor of Purchasing

Cheryl M. Jessee, CPPB, FCCM

April 20, 2016

Ms. Margo Talbot
Shade Systems, Inc.
4150 SW 19th Street
Ocala, FL 34474

RECEIVED
APR 25 2016

BY: _____



RE: Bid # SDOC-16-B-087-LH, Playground Equipment, Surfacing, Installation and Repair

Dear Ms. Talbot:

The School Board of Osceola County, Florida, meeting in official session on April 19, 2016, voted to award the above mentioned solicitation to the following companies:

Advances Recreational Concepts, LLC
Florida Play Structures & Water Features, Inc.
Lanier Plans, Inc. dba Korkat
Legacy Construction Services, Inc. dba Pro Playgrounds
Miller Recreation Equipment & Design, Inc.
Miracle Recreation C/O Miller Recreation Equipment & Design, Inc
Play Space Services, Inc.
Playmore West, Inc.
Shade System, Inc.
Site Horizons, LLC
Top Line Recreation, Inc.
Xccent, Inc.

Melbourne, FL
Plant City, FL
Carrollton, GA
Tallahassee, FL
Bradenton, FL
Bradenton, FL
Melbourne, FL
Fort Myers, FL
Ocala, FL
Winter Garden, FL
Deltona, FL
Wyoming, MN

You may view the tab sheet for this bid on VendorLink.

This letter is ONLY notification of award of the solicitation. Purchase Orders shall be placed as needed.

Please send your certificate of insurance naming the School Board of Osceola County as additionally insured to the Senior Buyer listed below.

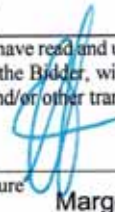
Should you have any questions, please feel free to call Linda Hysell, Senior Buyer at 407-343-8604 or by email at hysellli@osceola.k12.fl.us.

Sincerely,


Cheryl Jessee, CPPB, FCCM
Supervisor of Purchasing

CMJ/lh

CC: Sarah Graber, Chief Business and Finance Officer
Bid Folder

SUBMIT TO: The School District of Osceola County, Florida Purchasing Department, Building 2000 817 Bill Beck Blvd. Kissimmee, FL 34744		INVITATION TO BID AN EQUAL OPPORTUNITY EMPLOYER https://vendorlink.osceola.org/vendor/common/searchsolicitations.aspx Date issued: February 10, 2016
CONTACT PERSON: Linda Hysell		
Telephone #: 407.870.4630 Fax #: 407.870.4616		
TITLE: Playground Equipment, Surfacing, Installation & Repair	NUMBER: SDOC-16-B-087-LH	SUBMITTAL DEADLINE: March 17, 2016 at 2:00 PM
PRE PROPOSAL CONFERENCE - DATE, TIME AND LOCATION: February 24, 2016, 9:00 AM at 817 Bill Beck Blvd, Bldg 2000, Kissimmee, FL 34744		SUBMITTALS RECEIVED AFTER ABOVE DATE AND TIME WILL NOT BE CONSIDERED
FIRM'S "LEGAL" NAME (As described in the Section Titled "Florida Department of State, Division of Corporations Registration Requirements within this ITB.): Shade Systems, Inc.		Florida Division of Corporation Document Number: P03000006734
MAILING ADDRESS: 4150 SW 19th Street	I hereby certify that I have read and understand the requirements of this Invitation To Bid and that I, as the Bidder, will comply with all requirements of this offer and any contract(s) and/or other transactions required by this award. X	
CITY - STATE - ZIP: Ocala, FL 34474	Authorized Signature  Margo Talbot Typed	
TELEPHONE NO: (352) 237-0135	Name Customer Service Manager 03-15-2016	
FAX NO: (352) 2256	Title margo@shadesystemsinc.com	
FEDERAL ID NO. OR SOCIAL SECURITY NO. 42-1571783	Date Email Address	
THIS FORM MUST BE COMPLETED AND RETURNED WITH YOUR RESPONSE GENERAL CONDITIONS AND INSTRUCTIONS **** PLEASE READ CAREFULLY ****		
Individuals covered by the Americans with Disabilities Act of 1990 in need of accommodations to attend public openings or meetings sponsored by the School District of Osceola County Purchasing Department shall contact the Purchasing Department at 407.870.4630, at least five (5) days prior to the scheduled opening or meeting.		

- 1. SUBMISSION OF OFFERS:** All offers shall be submitted in a sealed envelope or package. The invitation number, title, and opening date shall be clearly displayed on the outside of the sealed envelope or package. The delivery of responses to the School District of Osceola County Purchasing Department prior to the specified date and time is solely and strictly the responsibility of the offeror. Any submittal received in the Purchasing Department after the specified date and time will not be considered.

Responses shall be submitted on forms provided by the School Board. Additional information may be attached to the submittal. Facsimile submissions are NOT acceptable. No offer may be modified after acceptance. No offer may be withdrawn after opening for a period of sixty (60) days unless otherwise specified.

- 2. EXECUTION OF OFFER:** Offer shall contain a manual signature in the space(s) provided for a representative authorized to legally bind the offeror to the provisions therein. All spaces requesting information from the offeror shall be completed. Responses shall be typed or printed in ink. Use of erasable ink or pencil is not permitted. Any correction made by the offeror to any entry must be initialed.

- 3. OPENING:** The bid/proposal shall be opened at the date, time and place mentioned in solicitation/invitation, as it may be amended in the sole discretion of the School Board. Pursuant to subsection 119.071(1)(b) Florida Statutes (2011) sealed bids, proposals or replies received by the School Board pursuant to a competitive solicitation are exempt from the Public Records Act (Chapter 119) and Section 24(a), Article I of the Florida Constitution until such time as the School Board provides notice of an intended decision or until thirty (30) days after opening the bids, proposals, or final replies, whichever is earlier.

If the School Board rejects all bids, proposals or replies submitted in response to a competitive solicitation, and the School Board concurrently provides notice of its intent to reissue the competitive solicitation, the rejected bids, proposals or replies remain exempt until such time as the School Board provides notice of an intended decision concerning the competitive procurement process or until it withdraws the reissued competitive solicitation. A bid, proposal or reply is not exempt for longer than twelve (12) months after the initial agency notice rejecting all bids, proposals or replies.

- 4. PUBLIC RECORD:** The School Board is governed by the Public Record Law, Chapter 119, Florida Statutes. Pursuant to Chapter 119 only trade secrets as defined in Section 812.081, Florida Statute shall be exempt from disclosure.
- 5. CLARIFICATION/CORRECTION OF ENTRY:** The School Board reserves the right to allow for the clarification of questionable entries and the correction of OBVIOUS MISTAKES.

- 6. INTERPRETATION/ADDENDA:** Any questions concerning conditions and specifications shall be directed to the designated contact person. Those interpretations which may affect the eventual outcome of the invitation/offer shall be furnished in writing to prospective offerors.

No interpretation shall be considered binding unless provided in writing by the School District Purchasing Department in the form of an addendum. Any addenda issued shall be acknowledged by signature and returned with offeror's response.

Failure to acknowledge addenda may result in the offer not being considered.

BID SUBMITTAL FORM

TO: The School District of Osceola County, Florida
Purchasing Department, Building 2000
817 Bill Beck Blvd.
Kissimmee, Florida 34744-4492

The undersigned hereby declare that [firm name] Shade Systems, Inc.
_____ has carefully examined the specifications to furnish:

PLAYGROUND EQUIPMENT, SURFACING, INSTALLATION & REPAIRS

for which Bid Submittals were advertised to be received **no later than 2:00 p.m., local time, on March 17, 2016** and further declare that will furnish the playground equipment, surfacing, installation & repairs according to specifications.

1. Playground Equipment (only)	Catalog Name	Date	Discount
a. Catalog - Shade Systems	Product Catalog	2015	25%
b. Catalog			
c. Catalog			
d. Catalog			
e. Catalog			
f. Catalog			
<i>If additional space is needed, attach additional pages on company letterhead in above format.</i>			
2. Installation of playground Equipment To be based on a firm fixed percentage of the equipment cost (the total cost after discount has been taken, but before freight has been added).		The firm, fixed percentage is <u>140</u> % (Shade Systems product only)	
3. Is your written factory certification for the installation of playground equipment attached?		<u> X </u> Yes <u> </u> No (We are the manufacturer)	
4. If you are using a subcontractor for the installation of playground equipment list the Certified Installer's Company Name:		Name: _____	
5. Does your company provide repair service		<u> </u> Yes <u> </u> <u> X </u> No \$ _____/hour	



4150 S.W. 19 Street - Ocala, FL 34474 - Tel: 1-800-609-6066 - FAX: 352-237-2256 - www.shadesystemsinc.com

PRICES FOR PRODUCTS WITH TURN-N-SLIDE

Price List No. TNS010116OS

1-800-609-6066

(eff. 01/01/16)

Model #	W x L	8' high	10' high	12' high	14' high	Ship Wt (lbs up to 10' high)	Ship Wt (lbs for 12')	Ship Wt (lbs for 14')
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SQUARES:

S1010	10 x 10	\$ 3,328.00	\$ 3,861.33	\$4,394.67	n/a	691	n/a	n/a
S1212	12 x 12	3,461.33	3,994.67	4,661.33	n/a	704	n/a	n/a
S1515	15 x 15	4,394.67	4,661.33	5,194.67	n/a	782	n/a	n/a
S2020	20 x 20	4,928.00	5,461.33	5,994.67	n/a	841	1,739	n/a
S2525	25 x 25	7,394.67	7,928.00	8,461.33	9,261	1,992	2,232	2,472
S3030	30 x 30	10,328.00	11,128.00	11,528.00	12,928	2,292	2,532	2,772
S3535	35 x 35	15,994.67	16,728.00	17,594.67	18,195	2,554	3,328	3,568
S4040	40 x 40	20,594.67	21,594.67	21,994.67	23,995	2,993	3,353	3,713
S4545	45 x 45	28,394.67	29,128.00	29,994.67	30,795	3,914	4,154	4,394
S5050	50 x 50	33,861.33	35,328.00	36,661.33	40,328	4,274	4,553	5,868
S6060	60 x 60	42,261.33	43,728.00	45,061.33	47,195	6,569	6,962	7,356

RECTANGLES:

R1015	10 x 15	\$ 3,928	\$ 4,461	\$ 5,328	n/a	755	n/a	n/a
R1020	10 x 20	4,461	4,728	5,528	n/a	782	n/a	n/a
R1520	15 x 20	4,728	5,200	5,995	n/a	810	1,708	n/a
R0830	8 x 30	6,261	6,888	n/a	n/a	746	n/a	n/a
R1530	15 x 30	6,661	6,996	7,461	n/a	1,582	1,774	n/a
R1225	12 x 25	4,728	4,966	5,795	n/a	827	918	n/a
R1425	14 x 25	4,861	5,596	6,661	n/a	838	929	n/a
R1825	18 x 25	5,595	6,296	7,061	n/a	1,566	1,758	n/a
R2025	20 x 25	5,995	6,596	7,461	n/a	1,577	1,769	n/a
R2030	20 x 30	6,861	7,546	7,995	8,861	1,610	1,802	1,994
R2035	20 x 35	10,661	11,196	11,861	12,395	1,644	1,836	2,028
R2040	20 x 40	12,395	12,996	13,461	14,261	1,682	1,874	2,066
R2530	25 x 30	12,395	12,996	13,461	14,261	1,653	1,865	2,056
R2535	25 x 35	13,061	13,715	14,261	15,061	2,134	2,326	3,295
R2540	25 x 40	13,061	13,715	14,261	15,061	2,134	2,326	3,295
R2738	27 x 38	15,156	15,956	16,796	18,476	2,196	2,486	3,055
R3035	30 x 35	13,061	13,715	14,261	15,061	2,134	2,326	3,295
R3040	30 x 40	14,528	15,596	16,795	17,595	2,200	3,083	3,361
R3045	30 x 45	17,661	18,896	19,995	20,995	2,274	3,157	3,436
R3050	30 x 50	18,528	19,896	20,461	21,328	2,953	3,232	3,510
R3550	35 x 50	19,861	20,856	21,595	22,928	3,024	3,302	3,581
R4050	40 x 50	23,795	24,296	24,795	26,928	4,018	4,296	4,574
R4055	40 x 55	26,595	27,996	29,128	30,395	4,154	4,433	4,711
R4060	40 x 60	31,528	33,196	34,328	39,928	4,292	4,571	5,886
R5060	50 x 60	37,995	39,996	41,328	44,395	4,532	5,732	6,126



4150 S.W. 19 Street - Ocala, FL 34474 - Tel: 1-800-609-6066 - FAX: 352-237-2256 - www.shadesystemsinc.com

PRICES FOR PRODUCTS WITH TURN-N-SLIDE

Price List No. TNS010116OS

1-800-609-6066

(eff. 01/01/16)

Model #	W x L	8' high	10' high	12' high	14' high	Ship Wt (lbs up to 10' high)	Ship Wt (lbs for 12')	Ship Wt (lbs for 14')
SHADE KITES:		7'/14' posts	8'/16' posts	9'/17' posts	10'/18' posts			
SK1515	15 x 15	\$ 6,261	\$ 6,661	n/a	n/a	962	n/a	n/a
SK1818	18 x 18	6,595	6,995	7,728	8,261	1,243	1,710	n/a
SK2020	20 x 20	6,995	7,595	8,128	8,661	1,443	1,736	1,928
SK2525	25 x 25	9,461	9,861	10,261	10,795	2,084	2,324	2,564
SK3030	30 x 30	11,995	12,728	13,461	14,328	2,392	2,632	2,872
HEXAGONS:								
H16	16 dia.	\$ 8,928	\$ 9,528	\$ 10,661	n/a	1,109	1,187	n/a
H20	20 dia.	9,128	9,661	10,861	n/a	1,152	1,289	n/a
H25	25 dia.	10,461	11,795	12,328	13,528	1,211	1,348	2,845
H27	27 dia.	11,128	12,595	13,261	14,595	1,235	1,372	2,869
H30	30 dia.	12,195	13,661	14,595	16,061	1,272	2,618	2,906
H35	35 dia.	14,661	15,995	16,461	17,928	2,395	2,683	2,971
H40	40 dia.	15,995	16,795	17,861	19,195	3,572	3,692	4,084
H45	45 dia.	25,795	27,261	28,128	29,728	4,684	5,020	5,260
H50	50 dia.	35,395	36,661	37,861	39,328	5,683	5,923	6,163
OCTAGONS:								
O25	25 dia.	\$ 12,595	\$ 13,461	\$ 14,328	\$ 15,128	1,598	1,781	1,963
O27	27 dia.	15,261	16,595	17,528	18,795	1,628	3,424	3,808
O30	30 dia.	15,461	16,795	17,728	19,061	3,085	3,469	3,853
O33	33 dia.	16,728	18,595	19,395	21,261	3,132	3,516	3,900
O35	35 dia.	18,061	20,461	21,395	22,328	3,164	3,548	3,708
O40	40 dia.	22,595	25,928	26,995	28,195	4,286	4,446	4,606
O45	45 dia.	28,728	32,461	34,061	38,661	5,620	5,940	6,260
O50	50 dia.	38,501	40,341	41,408	47,128	6,820	7,140	7,460
T-CANTILEVERS:								
TC0818	8 x 18	\$ 5,595	\$ 5,861	\$ 6,128	n/a	723	1,048	n/a
TC1218	12 x 18	6,128	6,395	6,661	n/a	1,048	1,128	n/a
TC1425	14 x 25	7,061	7,461	7,861	n/a	1,092	1,172	n/a
TC1430	14 x 30	7,461	7,861	8,261	n/a	1,120	1,200	n/a
TC1630	16 x 30	7,995	8,395	8,795	n/a	1,560	1,752	n/a
TC1830	18 x 30	8,661	9,061	9,461	n/a	1,610	1,802	n/a
OFFSET T-CANTILEVERS:								
OTC1020	10 x 20	\$ 6,128	\$ 6,395	\$ 6,661	n/a	1,048	1,128	n/a
OTC1220	12 x 20	6,528	6,795	7,195	n/a	1,098	1,178	n/a
OTC1420	14 x 20	6,928	7,195	7,595	n/a	1,148	1,178	n/a
OTC1025	10 x 25	6,661	6,928	7,328	n/a	1,048	1,128	n/a
OTC1225	12 x 25	7,061	7,328	7,728	n/a	1,098	1,178	n/a
OTC1425	14 x 25	7,461	7,728	8,128	n/a	1,142	1,192	n/a
OTC1030	10 x 30	7,328	7,595	7,995	n/a	1,098	1,178	n/a
OTC1230	12 x 30	7,728	7,995	8,395	n/a	1,142	1,192	n/a
OTC1430	14 x 30	8,128	8,395	8,795	n/a	1,192	1,242	n/a



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PRICES FOR PRODUCTS WITH TURN-N-SLIDE

Price List No. TNS010116OS

1-800-609-6066

(eff. 01/01/16)

Model #	W x L	8' high	10' high	12' high	14' high	Ship Wt (lbs up to 10' high)	Ship Wt (lbs for 12')	Ship Wt (lbs for 14')
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SINGLE CANTILEVERS:

SC1920	19 x 20	\$ 7,995	\$ 8,395	\$ 9,728	n/a	1,907	2,099	n/a
SC1925	19 x 25	8,661	9,061	10,928	n/a	1,934	2,126	n/a
SC1930	19 x 30	9,328	9,861	10,395	n/a	1,972	2,164	n/a
SC1940	19 x 40	18,766	19,750	20,790	n/a	2,634	2,826	n/a
SC2525	25 x 25	10,128	10,528	11,728	n/a	2,234	2,426	n/a
SC2530	25 x 30	11,461	11,861	13,061	n/a	2,334	2,526	n/a

DOUBLE CANTILEVERS:

DC3820	38 x 20	\$ 14,661	\$ 15,461	\$ 16,261	n/a	2,634	2,826	n/a
DC3825	38 x 25	15,995	16,795	17,595	n/a	2,677	2,869	n/a
DC3830	38 x 30	17,328	18,128	18,928	n/a	2,732	2,924	n/a

DOUBLE POST HIP CANTILEVER:

HC1422	14 x 22	\$ 4,395	\$ 4,661	n/a	n/a	686	n/a	n/a
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SHADE WALK:

SW0815	8 x 15	\$ 4,795	\$ 5,061	n/a	n/a	850	n/a	n/a
SW0830	8 x 30	6,661	6,928	n/a	n/a	1,140	n/a	n/a
SW1015	10 x 15	5,595	5,861	n/a	n/a	858	n/a	n/a
SW1030	10 x 30	7,461	7,728	n/a	n/a	1,290	n/a	n/a

SINGLE POST PYRAMIDS:

SP0808	8 x 8	\$ 3,728	\$ 3,861	n/a	n/a	404	n/a	n/a
SP1010	10 x 10	3,861	3,995	n/a	n/a	424	n/a	n/a
SP1212	12 x 12	3,995	4,128	n/a	n/a	446	n/a	n/a
SP1515	15 x 15	4,528	4,661	n/a	n/a	478	n/a	n/a
SP2020	20 x 20	7,328	7,595	n/a	n/a	940	n/a	n/a

OFFSET SINGLE POST PYRAMIDS:

OSP0808	8 x 8	\$ 4,395	\$ 4,528	n/a	n/a	424	n/a	n/a
OSP1010	10 x 10	4,528	4,661	n/a	n/a	444	n/a	n/a
OSP1212	12 x 12	4,661	4,795	n/a	n/a	466	n/a	n/a
OSP1515	15 x 15	5,328	5,461	n/a	n/a	498	n/a	n/a

SINGLE POST UMBRELLAS:

U16	16 dia.	\$ 4,795	\$ 4,928	n/a	n/a	720	n/a	n/a
U18	18 dia.	5,061	5,195	n/a	n/a	840	n/a	n/a
U20	20 dia.	5,328	5,461	n/a	n/a	960	n/a	n/a

TORNADO:

TN121612		\$ 7,955		n/a	n/a	720	n/a	n/a
TN152015		9,328		n/a	n/a	960	n/a	n/a

NOTES:

Prices are in U.S. dollars, F.O.B. Ocala, Florida, U.S.A., and are subject to change at any time without notice. Prices do not include any engineer-sealed drawings, installation, or taxes.

Weights are approximate and may vary. Heights shown are stated as entry height (height of eaves).

All prices include powder-coated finish on metal components in standard Shade

Systems colors as shown in our catalog. Add \$300.00 per special color.

Key to Models: S=Square, R=Rectangle, SK=Shade Kite, H=Hexagon, O=Octagon, TC=T-Cantilever,

SC=Single Cantilever, DC=Double Cantilever, HC=Double Post Hip Cantilever,

SP=Single Post Pyramid, U=Single Post Umbrella, Sngl U=Single Post Umbrella,

OSP=Offset Single Post Pyramid, SW=Shade Walk



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PRICES FOR SAILS, CAFÉ UMBRELLAS & MISC ITEMS

Price List No. MISC010116OC

1-800-609-6066

(eff. 01/01/16)

Model #	Description	\$\$
POST PADS:		
P400	Pad for 4" Column	448
P500	Pad for 5" Column	448
P600	Pad for 6" Column	501
P800	Pad for 8" Column	568
P1000	Pad for 10" Column	635
P1200	Pad for 12" Column	741
P1400	Pad for 14" Column	835
P1600	Pad for 16" Column	928

3-SIDED SAILS:

SAT2514	Up to 25' per side triangular canopy with 3 support columns -max. 14' high per column	14,218
SAT2514A	Add another triangular up to 25' per side with 1 column - max. 14'	8,531
SAT2520	Up to 25' per side triangular canopy with 3 support columns -max. 20' high per column	21,329
SAT2520A	Add another triangular up to 25' per side with 1 column - max. 20'	12,797
SAT3514	Up to 35' per side triangular canopy with 3 support columns max 14' high per column	16,588
SAT3514A	Add another triangular up to 35' per side with 1 column - max. 14'	9,953
SAT3520	Up to 35' per side triangular canopy with 3 support columns -max. 20' high per column	23,699
SAT3520A	Add another triangular up to 35' per side with 1 column - max. 20'	14,220
SAT4514	Up to 45' per side triangular canopy with 3 support columns -max. 14' high per column	18,959
SAT4514A	Add another triangular up to 45' per side with 1 column - max. 14'	11,375
SAT4520	Up to 45' per side triangular canopy with 3 support columns -max. 20' high per column	26,070
SAT4520A	Add another triangular up to 45' per side with 1 column - max. 20'	15,642
SAT5514	Up to 55' per side triangular canopy with 3 support columns -max. 14' high per column	21,329
SAT5514A	Add another triangular up to 55' per side with 1 column - max. 14'	12,797
SAT5520	Up to 55' per side triangular canopy with 3 support columns -max. 20' high per column	28,440
SAT5520A	Add another triangular up to 55' per side with 1 column - max. 20'	17,064

4-SIDED SAILS:

SAF2514	Up to 25' per side (4-sided) canopy with 4 support columns -max. 14' high per column	14,218
SAF2514A	Add another 4-sided canopy up to 25' per side with 2 column - max. 14' high	11,374
SAF2520	Up to 25' per side (4-sided) canopy with 4 support columns -max. 20' high per column	21,329



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PRICES FOR SAILS, CAFÉ UMBRELLAS & MISC ITEMS

Price List No. MISC010116OC

1-800-609-6066

(eff. 01/01/16)

Model #	Description	\$\$
4-SIDED SAILS (CONTINUED):		
SAF2520A	Add another 4-sided canopy up to 25' per side with 2 column - max. 20' high	17,063
SAF3514	Up to 35' per side (4-sided) canopy with 4 support columns max 14' high per column	22,117
SAF3514A	Add another 4-sided canopy up to 35' per side with 2 column - max. 14' high	13,270
SAF3520	Up to 35' per side (4-sided) canopy with 4 support columns -max. 20' high per column	23,700
SAF3520A	Add another 4-sided canopy up to 35' per side with 2 column - max. 14' high	18,960
SAF4514	Up to 45' per side (4-sided) canopy with 4 support columns -max. 20' high per column	18,959
SAF4514A	Add another 4-sided canopy up to 45' per side with 2 column - max. 14' high	15,167
SAF4520	Up to 45' per side (4-sided) canopy with 4 support columns -max. 20' high per column	26,070
SAF4520A	Add another 4-sided canopy up to 45' per side with 2 column - max. 20' high	20,856
SAF5514	Up to 55' per side (4-sided) canopy with 4 support columns -max. 14' high per column	21,329
SAF5514A	Add another 4-sided canopy up to 55' per side with 2 column - max. 14' high	17,063
SAF5520	Up to 55' per side (4-sided) canopy with 4 support columns -max. 20' high per column	28,440
SAF5520A	Add another 4-sided canopy up to 55' per side with 2 column - max. 20' high	22,752

CAFÉ UMBRELLAS:

CS1010W	Café Umbrella, 10'x10' Square, Single, WeatherNet™ Fabric w/standard portable base with weight stones	5,996
CS1212W	Café Umbrella, 12'x12' Square, Single, WeatherNet™ Fabric w/standard portable base with weight stones	6,496
CS1515W	Café Umbrella, 15'x15' Square, Single, WeatherNet™ Fabric w/standard portable base with weight stones	7,496
CD1020W	Café Umbrella, 10'x20' Square, Double, WeatherNet™ Fabric w/standard portable base with weight stones	10,996
CD1224W	Café Umbrella, 12'x24' Square, Double, WeatherNet™ Fabric w/standard portable base with weight stones	11,996
CD1530W	Café Umbrella, 15'x30' Square, Double, WeatherNet™ Fabric w/standard portable base with weight stones	13,996
CHS14W	Café Umbrella, 14' dia. Hexagon, Single, WeatherNet™ Fabric w/standard portable base with weight stones	6,996
CHD14W	Café Umbrella, 14' dia. Hexagons, Double, WeatherNet™ Fabric w/standard portable base with weight stones	12,996

CAFÉ UMBRELLAS BASE ALTERNATES:

BASESM	Permanent Base for surface mounting	No cost option
BASEIG	Permanent Base for in ground mounting w/sleeve (single	1,120

CAFÉ UMBRELLAS VALANCES:

CSVAL10	Set of Valances (plain) for Single Square – 10'x10'	396
CSVAL12	Set of Valances (plain) for Single Square – 12'x12'	496



4150 S.W. 19 Street - Ocala, FL 34474 - Tel: 1-800-609-6066 - FAX: 352-237-2256 - www.shadesystemsinc.com

PRICES FOR SAILS, CAFÉ UMBRELLAS & MISC ITEMS

Price List No. MISC010116OC

1-800-609-6066

(eff. 01/01/16)

Model #	Description	\$\$
CAFÉ UMBRELLAS VALANCES (CONTINUED):		
CSVAL15	Set of Valances (plain) for Single Square – 15'x15'	696
CDVAL10	Set of Valances (plain) for Double Square – 10'x20'	796
CDVAL12	Set of Valances (plain) for Double Square – 12'x24'	996
CDVAL15	Set of Valances (plain) for Double Square – 15'x30'	1,396
CHSVAL	Set of Valances (plain) for Single Hexagon	596
CHDVAL	Set of Valances (plain) for Double Hexagon	1,196
CSP1P10	Set of Valances with contrasting Piping for Sgl Square – 10'x10'	696
CSP1P12	Set of Valances with contrasting Piping for Sgl Square – 12'x12'	846
CSP1P15	Set of Valances with contrasting Piping for Sgl Square – 15'x15'	1,196
CDP1P10	Set of Valances with contrasting Piping for Dbl Square – 10'x20'	1,392
CDP1P12	Set of Valances with contrasting Piping for Dbl Square – 12'x24'	1,692
CDP1P15	Set of Valances with contrasting Piping for Dbl Square – 15'x30'	2,392
CHSP1P	Set of Valances with contrasting for Single Hexagon	996
CHDP1P	Set of Valances with contrasting for Double Hexagon	1,996
CSGUT10	Gutter for Single Square – 10'x10'	296
CSGUT12	Gutter for Single Square – 12'x12'	346
CSGUT15	Gutter for Single Square – 15'x15'	396
MISC CHARGES AND OPTIONS:		
PMT	Pier Mount Column -up to 6"	480
PMT6	Pier Mount Column -over 6"	640
ENGDWG	Professional Engineer Sealed Drawings	800
ENGCAL	Professional Engineer Sealed Calculations	800
SPCOL	Special Color charge	400
TWOTONESK	Two-tone fabric color charge -Shade Kite	640
TWOTONESP	Two-tone fabric color charge -Single Post	960
TWOTONEL	Two-tone fabric color charge -Other	1307

NOTES:

Prices are in U.S. dollars, F.O.B. Ocala, Florida, U.S.A., and are subject to change at any time without notice. Prices do not include any engineer-sealed drawings, installation, or taxes. Weights are approximate and may vary. Heights shown are stated as entry height (height of eaves). All prices include powder-coated finish on metal components in standard Shade Systems colors as shown in our catalog. Add \$300.00 per special color.

THE SCHOOL DISTRICT OF OSCEOLA COUNTY, FLORIDA

SCHOOL BOARD AGENDA ITEM



DATE: Apr 19, 2016

☐ Presentation

☐ Consent

TO: SCHOOL BOARD MEMBERS

☐ Information

☒ Regular

FROM: DR. DEBRA PACE, SUPERINTENDENT

**SUBJECT/
RECOMMENDATION:**

Approve Bid Award #SDOC-16-B-087-LH, Playground Equipment, Surfacing, Installation and Repair

FINANCIAL SOURCE:

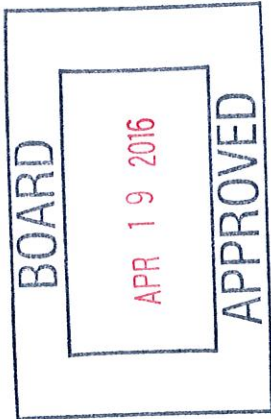
Funds are available through Internal and General Funds

EXECUTIVE SUMMARY:

The purpose of this Invitation to Bid is to establish a term contract for playground equipment, surfacing, installation and repair for District use. Staff recommends awarding this bid to the following twelve (12), responsive and responsible bidders listed below.

Advanced Recreation Concepts, LLC, Melbourne, FL; Florida Play Structures & Water Features, Inc., Plant City, FL; Lanier Plans, Inc. dba Korkat, Carrollton, GA; Legacy Construction Services, Inc. dba Pro Playgrounds, Tallahassee, FL; Miller Recreation Equipment & Design, Inc., Bradenton, FL; Miracle Recreation C/O Miller Recreation Equipment & Design, Inc., Bradenton, FL; Play Space Services, Inc., Melbourne, FL; Playmore West, Inc., Fort Myers, FL; Shade Systems, Inc., Ocala, FL; Site Horizons, LLC, Winter Garden, FL; Top Line Recreation, Inc., Deltona, FL; and Xccent, Inc., Wyoming, MN

This bid is for a three (3) year term, with one (1) optional, one (1) year renewal period.



SOLICITATION INFORMATION

Solicitation Type

Information

This bid replaces a 2014 bid.

Vendor Information

	Local	Other	Total
Vendors Notified:	3	210	213
Vendors Responded:	0	15	15
Vendors Awarded:	0	12	12

Vendorlink

For additional information regarding this solicitation, please visit Vendorlink at:
<https://vendorlink.osceola.org/vendor/common/searchsolicitations.aspx>.

Type in ID Number:

DISTRICT FOCUS AREA(S):

☐ **STUDENT ACHIEVEMENT:** Grow and strengthen instructional practices to increase the academic achievement of all students

☐ **CLIMATE:** Cultivate and sustain a safe and positive environment where students are engaged in their learning and the rights of all individuals are protected and respected.

☒ **FINANCE/EFFICIENT OPERATIONS:** Closely monitor and manage District finances and operations in order to sustain educational program priorities over the long term and provide transparency to the public.

DISTRICT GOAL(S):

☐ Establish a culture of continuous improvement.

☐ Ensure the education system is differentiated for each learner with the goal to reduce the achievement gap for each student.

☐ Instructional decisions will be based upon the analysis of student data.

☐ The District will reduce the number of students scoring at level 1 or 2 on the State Assessments in Reading and Writing.

☐ Increase the graduation rate at all high schools.

☐ Restructure the organization & leadership at the District Office to reduce administrative costs & provide direct supervision of schools by superintendent.

☒ Establish system of accountability to ensure appropriate management of resources at all levels to provide efficient & fiscally responsible practice.

☐ Build capacity in leadership for the future of the District.

☐ Implement a HR & professional development system that places an emphasis on high levels of performance & a system which supports employee improvement.

☐ Establish practice which is firm, fair and consistent in all dealings both internally and externally.

☐ Improve the quality, integrity and consistency of our communications with all stakeholders.

☐ Establish a climate of individual trustworthiness and trust among all stakeholders in the educational community.

☐ Enhance relationships with students, parents, employees, Board and community for the mutual benefit of the District.

☐ Ensure students and staff have a safe learning environment.

Submitted by: Stacey McMillian, Executive Director, Contract Services

Staff Recommended by: Sarah E. Graber, Chief Business & Finance Officer

Signature



4150 S.W. 19 St. • Ocala, FL 34474
1-800-609-6066 • FAX: 352-237-2256
E-mail: alan@shadesystemsinc.com
Web: www.shadesystemsinc.com

SALES ORDER

TO: Mr. Mark T. Felicetty
City of Dania Beach Parks Dept.
For: Chester Byrd Park- exercise
Tel.: 954-924-6800 x3730
954-651-0121 cell
Email: mfelicetty@ci.dania-beach.fl.us

FROM: Alan Bayman
Cell: 954-260-5339
DATE: February 20, 2017
PAGE: 1 of 1

Thank you for your interest in Shade Systems. We are happy to quote the following product(s):

QTY	DESCRIPTION	EACH	TOTAL
1	Model R304510 - 30'x45'x10' high Mega Span over exercise court	\$18,896.00	\$ 18,896.00
1	Model ENGDWG - Professional Engineer Sealed Drawings	800.00	800.00
1	Model ENGCAL - Professional Engineer Sealed Calculations	800.00	800.00
	Less: Osceola Schools contract #SDOC-16-B-087-LH disc @25%		- 5,124.00
	Shipping to jobsite		1,400.00
	Installation, including truck unloading and permitting to consist of approx. 8 cu yds concrete and (4) steel rebar cages		18,520.00
	COLORS: Fabric: _____ Metals: _____		

TOTAL \$ 35,292.00

IMPORTANT TERMS & CONDITIONS:

- All products quoted are per standard Shade Systems specifications per our brochure with in ground bury posts and **including our easy-to-use Turn-N-Slide™ fabric removal and re-attachment fastening system factory-installed at each rafter corner.** Includes polyester powder-coat finish on metal components in choice of standard colors shown on page 37 of our brochure.
- While we take care to protect property, no site work, landscaping, tree trimming, or replacement/repair of damaged hardscaping or resilient play surfacing is included. We are not responsible for any damages to underground utilities or irrigation lines, nor for replenishment of any damaged sod or landscaping due to heavy equipment access. Customer is responsible for identifying any underground utilities, and capping or re-routing same ahead of time. Customer must provide clear access to site for heavy machinery, including possible removal of certain fence sections. Does not include any concrete cutting.
- Customer to provide a current survey of the site for permitting purposes. Permitting submittals to include our standard professional engineer-sealed drawings and calculations only. Any additional building department requests such as soil borings, testing, spot survey, variance, etc., which require the services of a professional engineer are not included in this quotation.
- This quote assumes normal ground conditions; unusual underground conditions such as high water table, loose soil, underground boulders, or other unexpected underground obstacles which necessitate extraction or soil testing and/or re-design of footings are not included and will be quoted as an additional cost if encountered.
- Prices quoted are valid until May 31, 2017. Current shipping schedule is estimated at 4-6 weeks after issuance of permit. Terms are net 30 days with municipal purchase order.

ABOVE APPROVED AND ACCEPTED:

By signing below, Buyer accepts the terms and conditions of this Sales Order and directs Shade Systems to provide the products listed for the amounts shown. Buyer agrees this order is not cancelable.

BY: _____ TITLE: _____ DATE: _____

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Consent Agenda

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AMENDMENT TO THE AGREEMENT FOR PROFESSIONAL AQUATIC FACILITIES MANAGEMENT SERVICES EXISTING BETWEEN THE CITY OF DANIA BEACH AND JEFF ELLIS MANAGEMENT LLC, RELATING TO THE INCREASE IN CONTRACT PRICE DUE TO THE MONDAY OPENING OF THE PARKS & RECREATION FACILITIES IN AN AMOUNT NOT TO EXCEED SEVENTY TWO THOUSAND SIX HUNDRED FORTY FOUR DOLLARS (\$72,644.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

The total increase to the contract is \$72,644.00 for the remaining 15 months of the contract. The funding necessary for the FY 2018 budget is estimated at \$58,000.00. This amount is available and will be appropriated from General Fund Contingency 001-18-00-519-99-10 to 001-72-06-572-34-10 in an amount not to exceed \$58,000.00 leaving a remaining Contingency balance of \$90,894.00.

Exhibits Attached

Memorandum to Commission, Resolution



City of Dania Beach

Parks and Recreation

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6800 · (954) - 923-6813 (fax)

MEMORANDUM

TO: Honorable Mayor & Commissioners

THROUGH: Robert Baldwin, City Manager

FROM: Mark Felicetty, Director

DATE: December 11, 2017

SUBJECT: Jeff Ellis Management Contract Amendment

The Parks & Recreation Director recommends the City Commission authorize a Resolution to amend the agreement with Jeff Ellis Management for professional aquatic facilities retroactive to October 9, 2017. This amendment is necessary due to the City Commission approval to re-open the Parks and Recreation facilities on Mondays beginning in fiscal year 2018.

The total increase to the contract is \$72,644.00 for the remaining 15 months of the contract. The funding necessary for the FY 2018 budget is estimated at \$58,000.00. This amount is available and will be appropriated from General Fund Contingency 001-18-00-519-99-10 to 001-72-06-572-34-10 in an amount not to exceed \$58,000.00 leaving a remaining Contingency balance of \$90,894.00.

CC: Nicki Satterfield, Finance Director

RESOLUTION NO. 2017-151

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO EXECUTE AN AMENDMENT TO THE AGREEMENT FOR PROFESSIONAL AQUATIC FACILITIES MANAGEMENT SERVICES EXISTING BETWEEN THE CITY OF DANIA BEACH AND JEFF ELLIS MANAGEMENT LLC, RELATING TO THE INCREASE IN CONTRACT PRICE DUE TO THE MONDAY OPENING OF THE PARKS & RECREATION FACILITIES IN AN AMOUNT NOT TO EXCEED SEVENTY TWO THOUSAND SIX HUNDRED FORTY FOUR DOLLARS (\$72,644.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the proper City officials are authorized to execute an Amendment to the Agreement for Professional Aquatic Facilities Management Services dated December 11, 2014, existing between the City and Jeff Ellis Management, LLC, in accordance with the City Commission's directive that City park facilities be opened on Mondays, and also providing that the City's annual financial consideration paid to Jeff Ellis Management, LLC be increased by Seventy Two Thousand Six Hundred Forty Four Dollars (\$72,644.00) for the remaining contract term of fifteen months as reflected in the Amendment, which is attached and made a part of this Resolution, and for which the City's approved budget shall be adjusted as outlined in Section 3, below.

Section 2. That the City Manager and City Attorney are authorized to make minor revisions to the Amendment to the Agreement which are deemed necessary and proper and in the best interests of the City.

Section 3. That the cost of the Agreement for Fiscal Year 2017-2018 shall be appropriated from General Fund Commission Contingency Account 001-18-00-519-99-10 to the Recreation Contractual Services Account 001-72-06-572-34-10 in the amount of Fifty Eight Thousand Dollars (\$58,000.00) leaving a remaining contingency balance of Ninety Thousand Eight Hundred Ninety Four Dollars (\$90,894.00).

Section 4. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 5. That this Resolution shall be in force and take effect retroactive to October 9, 2017.

PASSED AND ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS ANSBRO
CITY ATTORNEY

**AMENDMENT TO AN EXISTING AGREEMENT BETWEEN THE CITY OF DANIA BEACH
AND JEFF ELLIS MANAGEMENT, LLC, RELATING TO MANAGEMENT AND
MAINTENANCE OF RECREATIONAL AQUATIC FACILITIES**

This is an Amendment (the "Amendment") to an Agreement (the "Agreement") existing between the City of Dania Beach, Florida, a Florida municipal corporation (the "City") and Jeff Ellis Management, LLC, a Florida limited liability company (the "Contractor") for management and maintenance of City recreational aquatic facilities. A copy of the Agreement dated December 11, 2014, and a copy of the Renewal to the Agreement, dated December 11, 2016 are attached as composite Exhibit "A", and made a part of and are incorporated into this Amendment by this reference.

In consideration of the mutual covenants, terms and conditions contained in the Amendment, and other good and valuable consideration, the adequacy and receipt of which are acknowledged, the parties agree as follows:

1. That beginning in January 2018, the City's aquatic facilities will be open to the public on Mondays; the cost to cover the additional services for that weekday that are needed from the Contractor for services is increased to an amount not to exceed Seventy Two Thousand Six Hundred Forty Four Dollars (\$72,644.00).
2. That in all other respects, the Agreement is ratified and reaffirmed, and remains in full force and effect.

IN WITNESS OF THE FOREGOING, the parties have executed this Amendment effective as of _____, 20__.

ATTEST:

CITY:
CITY OF DANIA BEACH, FLORIDA
a Florida Municipal Corporation

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES, MAYOR

APPROVED AS TO LEGAL FORM:

ROBERT BALDWIN
CITY MANAGER

THOMAS J. ANSBRO
CITY ATTORNEY

CONTRACTOR:

WITNESSES:

**JEFF ELLIS MANAGEMENT, LLC, a
Florida limited liability company**

Signature

Signature

PRINT Name

PRINT Name

Signature

Title

PRINT Name

Date

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me on _____, 20____,
by _____, as _____ of Jeff Ellis Management, LLC, a Florida
limited liability company, on behalf of company. He/she is personally known to me or has
produced _____ as identification and did (did not) take an oath.

NOTARY PUBLIC
State of Florida at Large

My commission expires:

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, SUPPORTING THE TRI-RAIL COASTAL LINK (TRCL) COMMUTER RAIL SERVICE AND EXPRESSING A COMMITMENT TO WORK WITH REPRESENTATIVES OF FLORIDA EAST COAST INDUSTRIES AND ITS AFFILIATES, THE FLORIDA DEPARTMENT OF TRANSPORTATION, BROWARD COUNTY, THE BROWARD METROPOLITAN PLANNING ORGANIZATION, AND THE SOUTH FLORIDA REGIONAL TRANSPORTATION AUTHORITY TO DEVELOP A COST EFFECTIVE RAIL SYSTEM WITH A SOUND FINANCIAL PLAN TO PROVIDE FOR CAPITAL AND OPERATING COSTS FOR THE EXTENSION OF THE PASSENGER RAIL SERVICE FROM NORTHEAST MIAMI-DADE COUNTY INTO SOUTHEAST BROWARD COUNTY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

--

Exhibits Attached

Staff Report, Resolution



MEMORANDUM

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

FROM: Marc LaFerrier, AICP, Director of Community Development 

SUBJECT: **Resolution in Support of the Tri-Rail Coastal Link Commuter Rail Service and a Related Southeast Broward Mobility Plan**

The Florida East Coast (FEC) Railroad is expanding rail service to increase freight and passenger service along the corridor. Related railway improvements include double tracking, new crossings, quiet zones, rail yards and passenger stations. Recently expanded passenger service involves the "Bright Line" which provides service from Miami to Orlando with stops in Orlando, West Palm Beach, Fort Lauderdale and Miami.

The recent railway improvements to the FEC tracks also provides an opportunity for local commuter service for passenger travel to cities along the FEC corridor. Planning and development of a South Florida commuter service on the FEC is underway and involves the Miami-Dade Metropolitan Planning Organization (MPO), Broward MPO, Palm Beach MPO, South Florida Regional Transportation Authority (RTA) and the various cities along the corridor, including Dania Beach. The plan in progress for local passenger service is the Tri-Rail Coastal Link Commuter Rail Service (TRCL). The Miami-Dade portion of the TRCL is progressing ahead of the Broward and Palm Beach portions of the plan.

The South Broward cities of Hallandale, Hollywood, Dania Beach and Fort Lauderdale are in a unique geographical location with future TRCL stations that can link Miami-Dade County with Broward and Palm Beach County. Therefore, the South Broward cities can directly expedite and coordinate planning and implementation of the TRCL with the various applicable agencies. A planning effort proposed by the South Broward cities can be conducted with the Broward MPO, and RTA that would produce a transit mobility study for the area. This plan would then be used as a basis to implement the TRCL for South Broward. The planning effort will be conducted by the Broward MPO with the City of Hollywood as the lead applicant with the Hallandale, Dania Beach and Fort Lauderdale.

The attached resolution provides the City of Dania Beach's support and involvement in the planning study. This resolution was prepared in coordination with the Broward MPO, Hallandale, Hollywood, Dania Beach and Fort Lauderdale. It is anticipated that the other City Commissions will approve the proposed resolution and transmit it to the Broward MPO by January 2018. Additional information and involvement will be provided to the City Commission as the plan process proceeds.

RECOMMENDATION

Approve the Resolution

RESOLUTION NO. 2017-152

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, SUPPORTING THE TRI-RAIL COASTAL LINK (TRCL) COMMUTER RAIL SERVICE AND EXPRESSING A COMMITMENT TO WORK WITH REPRESENTATIVES OF FLORIDA EAST COAST INDUSTRIES AND ITS AFFILIATES, THE FLORIDA DEPARTMENT OF TRANSPORTATION, BROWARD COUNTY, THE BROWARD METROPOLITAN PLANNING ORGANIZATION, AND THE SOUTH FLORIDA REGIONAL TRANSPORTATION AUTHORITY TO DEVELOP A COST EFFECTIVE RAIL SYSTEM WITH A SOUND FINANCIAL PLAN TO PROVIDE FOR CAPITAL AND OPERATING COSTS FOR THE EXTENSION OF THE PASSENGER RAIL SERVICE FROM NORTHEAST MIAMI-DADE COUNTY INTO SOUTHEAST BROWARD COUNTY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Florida East Coast (FEC) Railway historically operated passenger rail service along Florida's east coast, and many South Florida municipalities developed around its passenger stations; and

WHEREAS, large portions of the South Florida region's population and businesses are concentrated within those municipalities where roadway traffic congestion is now degrading the quality of their residents' lives and stifling the growth of trade and commerce; and

WHEREAS, commuter rail service would help mitigate the worsening traffic congestion, improve air quality and reduce fuel consumption in an environmentally sustainable manner; and

WHEREAS, the cities of southeast Broward County – namely Dania Beach, Hallandale Beach, and Hollywood are actively redeveloping their downtown centers which straddle the rail corridor and desire transit oriented development (TOD), which generally accompanies rail stations; and

WHEREAS, the representatives of Dania Beach, Hallandale Beach, and Hollywood have discussed and will continue to coordinate mobility improvements needed to alleviate traffic in the area; and

WHEREAS, commuter rail service would provide jobs, expand the tax base and increase revenues to strengthen the local and regional economies while providing improved access to job opportunities and greater mobility for the transit dependent members of the community; and

WHEREAS, Miami-Dade County's agencies have significantly advanced their participation level and commitment to funding for this project to move forward in Miami-Dade

County and it is now incumbent upon the various agencies in Broward County to develop cost feasible plans to, at a minimum, bring the service into southeast Broward County;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing “WHEREAS” clauses are ratified and confirmed as being true and correct, and they are made a specific part of this Resolution.

Section 2. That the City Commission of the City of Dania Beach, Florida supports:

- A. the Tri-Rail Coastal Link (TRCL) Commuter Rail Service and expresses a commitment to work with representatives of Florida East Coast Industries and its affiliates, Broward County, the Broward Metropolitan Planning Organization, the Florida Department of Transportation and the South Florida Regional Transportation Authority to develop a cost effective system with a sound financial plan providing for capital and operating costs for railroad service; and
- B. the continued joint coordination with the Cities of Hollywood/Hallandale Beach/Dania Beach as well as the Broward Metropolitan Planning Organization as it relates to mobility planning for southeast Broward and requests the MPO to initiate a planning process for this purpose; and
- C. the City of Hollywood as the lead applicant for an MPO initialed study of mobility improvement in southeast Broward County.

Section 3. That the City Manager of the City of Dania Beach is authorized to do all things necessary to carry out the aims of this Resolution.

Section 4. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 5. That this Resolution shall become effective immediately upon its passage and adoption by the City Commission.

Section 6. That the City Commission directs the City Clerk to transmit an executed copy of this resolution to the Cities of Fort Lauderdale, Hollywood and Hallandale Beach, and to Broward County Commission and to the Broward Metropolitan Planning Organization.

Section 7. That this Resolution shall become effective upon its passage and adoption.

PASSED and ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE COMMUNITY DEVELOPMENT DEPARTMENT FOR “GUARANTEED PARTIAL SERVICEBUILDING CODE SERVICES” TO BE PERFORMED BY THE BROWARD COUNTY PERMITTING, LICENSING AND CONSUMER PROTECTION DIVISION OF THE ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT UNDER THE CURRENT CITY CONTRACT DATED OCTOBER 1, 2014 THROUGH SEPTEMBER 30, 2019, INCLUSIVE OF EXISTING PURCHASES THAT MAY EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES MADE FROM THE BUILDING FUND APPROVED ANNUAL APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Signed Memo, Resolution



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

FROM: Marc LaFerrier, AICP, Director

SUBJECT: Resolution allowing Broward County, Building Code Services to exceed the City's \$25,000 annual threshold for vendors.

The action requested by staff is a regular and usual part of the annual budget and procurement processes. Upon the adoption of the new budget by the City Commission, staff requests City Commission approval in advance to procure goods and services whose annual expenditures are expected to exceed limits established in the City's Purchasing Policy.

Broward County provides building code services that include; plan review and inspections for mechanical, electrical, plumbing and structural disciplines. The current Interlocal Agreement (ILA) for Building Code Services between the City and Broward County was entered into on October 1, 2014 and extends through September 30, 2019.

The Community Development is seeking approval to exceed the Twenty Five Thousand Dollar (\$25,000.00) vendor threshold for a single vendor for each year the contract is in place provided funding is available and appropriated in the annual budget and made in accordance with the City of Dania Beach Purchasing Policy. The contract may be terminated by either party upon ninety (90) days written notice to the other party of such termination.

Funds for these services shall be subject to and made within the Building Fund approved level of annual budget appropriations from the Building Fund Professional Services Account, Account No. 107-15-02-524-31-10

STAFF RECOMMENDATION

Approve the resolution allowing Broward County to exceed the City's \$25,000 annual threshold for vendors.

RESOLUTION NO. 2017-153

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE COMMUNITY DEVELOPMENT DEPARTMENT FOR “GUARANTEED PARTIAL SERVICE BUILDING CODE SERVICES” TO BE PERFORMED BY THE BROWARD COUNTY PERMITTING, LICENSING AND CONSUMER PROTECTION DIVISION OF THE ENVIRONMENTAL PROTECTION AND GROWTH MANAGEMENT DEPARTMENT UNDER THE CURRENT CITY CONTRACT DATED OCTOBER 1, 2014 THROUGH SEPTEMBER 30, 2019, INCLUSIVE OF EXISTING PURCHASES THAT MAY EXCEED AN ANNUAL VENDOR TOTAL AMOUNT OF TWENTY FIVE THOUSAND DOLLARS (\$25,000.00); AUTHORIZING SUCH PURCHASES MADE FROM THE BUILDING FUND APPROVED ANNUAL APPROPRIATIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Charter of the City of Dania Beach, Part III, Article 3, Section 4, Subsection (j), authorizes the City Manager to purchase supplies, services, equipment and materials for the City government in amounts in excess of the established monetary threshold without competitive bidding and without advertisement for bids if he is authorized to do so in advance by a resolution adopted by the City Commission; and

WHEREAS, the Dania Beach Code of Ordinances, Chapter 2, Article 1, Section 2-10, “Monetary thresholds for certain purchases and payment disbursement authorizations”, Subsection (a), sets the monetary threshold at \$25,000.00 for a vendor each fiscal year; and

WHEREAS, the Community Development Department is requesting services from Broward County Permitting, Licensing and Consumer Protection Division of the Environmental Protection and Growth Management Department during the current fiscal year, which services will now exceed the annual Twenty Five Thousand Dollars (\$25,000.00) City purchase threshold for a single vendor and, therefore, requires City Commission approval; and

WHEREAS, the City of Dania Beach currently has an agreement with Broward County dated October 1, 2014 through September 30, 2019; and

WHEREAS, the Community Development Director is seeking approval to exceed the Twenty Five Thousand Dollar (\$25,000.00) vendor threshold for a single vendor for each year the contract is in place provided funding is available and appropriated in the annual budget and made in accordance with the City of Dania Beach Purchasing Policy;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the above “Whereas” clauses are ratified and confirmed, and they are made a part of and incorporated into this Resolution by this reference.

Section 2. That the City Commission authorizes the purchase of building code services from Broward County Permitting, Licensing and Consumer Protection Division of the Environmental Protection and Growth Management Department through September 30, 2019, in an amount exceeding the annual Twenty Five Thousand Dollars (\$25,000.00) purchase threshold for a single vendor.

Section 3. That the funds for these services shall be subject to and made within the Building Fund approved level of annual budget appropriations from the Building Fund Professional Services Account, Account No. 107-15-02-524-31-10.

Section 4. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 5. That this Resolution shall become effective immediately upon its passage and adoption.

PASSED and ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Bids and Proposals

Continued from:

Requested Action (Identify appropriate Action or Motion)

TO APPROVE AND ADOPT A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO AWARD A BID RELATED TO INVITATION TO BID ("ITB") NO. 17-007 TO HARTZELL CONSTRUCTION, INC FOR THE DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS IN AN AMOUNT NOT TO EXCEED SEVENTY THOUSAND FOUR HUNDRED FIFTY ONE DOLLARS (\$70,451.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Memo, Resolution, City Bid Tabulation Form #17-007 , Hartzell Construction, Inc.



City of Dania Beach

Department of Public Services

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6808 · (954) 923-1109 (Fax)

MEMORANDUM

TO: Honorable Mayor and Commissioners

FROM: Robert Baldwin, City Manager

BY: Brad Kaine, Director of Public Services
Ronnie S. Navarro, PE, City Engineer

DATE: December 11, 2017

RE: Award of the Design, Permitting, and Installation of Community Bus Shelters to Hartzell Construction, Inc. in the amount of \$70,451.00

Introduction and Background

The bids were advertised in October, 2017, and a mandatory pre-bid conference was held at City Hall on November 1, 2017. Bids were posted on the City's website, on Demand Star, and in the Sun-Sentinel.

The bids were received on November 17, 2017. The City received four responses; three of the four bidders did not return Exhibit "P" (acknowledgement of inspection) although all were present for the mandatory pre-bid and everyone was invited to take a look at the site at that time.

One bidder did not turn in enough copies and did not check the bid sheet (used EXCEL without checking the formulas); they were the second lowest bidder.

The lowest and most responsible bidder was Hartzell Construction, Inc.. Hartzell have done many of these shelters in southeast Florida including the ones in Boca Raton. Their bid is significantly lower than the other bidders.

That funding is planned and appropriated in the Capital Projects Bus Shelter Account 301-39-23-541-63-10 in the amount of \$90,500.00. Award of this bid leaves a remaining project balance of \$20,049.00. Public Services is seeking permission to utilize the remaining funds to improve adjacent sites near the bus shelters to tie in with existing conditions.

Recommendation

It is recommended that the City Commission award the bid to the Hartzell Construction, Inc. in the amount of \$70,451.00, and authorize and direct the City Manager to execute the same.

RESOLUTION NO. 2017-154

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE PROPER CITY OFFICIALS TO AWARD A BID RELATED TO INVITATION TO BID (“ITB”) NO. 17-007 TO HARTZELL CONSTRUCTION, INC FOR THE DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS IN AN AMOUNT NOT TO EXCEED SEVENTY THOUSAND FOUR HUNDRED FIFTY ONE DOLLARS (\$70,451.00); PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a City ITB No. 17-007, titled “Design, Permitting and Installation of Community Bus Shelters” was posted and advertised on the City’s website, on Demand Star and in the Sun-Sentinel newspaper in October 2017; and

WHEREAS, a mandatory pre-bid conference was held on November 1, 2017; and

WHEREAS, the City of Dania Beach opened bids for the project on Friday, November 17, 2017 at 10:30 a.m.; and

WHEREAS, four bidders submitted their respective bids; and

WHEREAS, the Bid Committee met on November 30, 2017 at 2:30 pm at City Hall to evaluate the bids received; and

WHEREAS, the lowest and most responsive bidder was Hartzell Construction, Inc., a company which has a proven track record of designing and installing bus shelters in southeast Florida; and

WHEREAS, the work, which consists of design, permitting and installation of bus shelters for the Dania Beach Community Bus, will include two (2) shelters located at City Hall and one (1) shelter to be located at C.W. Thomas Park; and

WHEREAS, the Bid Review Committee recommends awarding the bid to Hartzell Construction, Inc.; and

WHEREAS, the City Commission has available appropriated funding in the Capital Projects Bus Shelter Account No. 301-39-23-541-63-10 in the amount of Ninety Thousand Five Hundred Dollars (\$90,500.00), which after contract award will leave a remaining balance of Twenty Thousand Forty Nine Dollars (\$20,049.00); and

WHEREAS, the Director of the Public Services Department seeks permission to utilize the remaining funding to improve the adjacent sites (e.g. sidewalks, access ramps) to the bus shelters to tie in with existing conditions;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing “WHEREAS” clauses are ratified and confirmed as being true and correct, and they are made a part of and incorporated into this Resolution by this reference.

Section 2. That the City of Dania Beach, Florida awards ITB No. 17-007 “Design, Permitting and Installation of Community Bus Shelters” to Hartzell Construction, Inc., in an amount not to exceed Seventy Thousand Four Hundred Fifty One Dollars (\$70,451.00).

Section 3. That the City Commission further authorizes the Public Services Department to utilize the remaining funds to improve the adjacent sites located near the bus shelters to tie in with existing conditions.

Section 4. That the proper City officials are authorized to execute an agreement with Hartzell Construction, Inc. for the construction of the bus shelters; provided that the City Manager and City Attorney are authorized to make minor revisions to such documents that are deemed necessary and proper for the best interest of the City.

Section 5. That funding is planned and appropriated in the Capital Projects Bus Shelter Account 301-39-23-541-63-10.

Section 6. All resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 7. That this Resolution shall become effective immediately upon its passage and adoption.

PASSED AND ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS ANSBRO
CITY ATTORNEY

BID TABULATION FORM

BID OPENING DATE: FRIDAY, NOVEMBER 17, 2017 TIME: 10:30 A.M.

PROJECT NAME: ITB #17-007 “DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS”

PRESENT AT BID OPENING:
See sign-in sheet attached

THE FOLLOWING BIDS WERE OPENED BY:

Terre Hines, Records Specialist
Louise Stilson, City Clerk

- Exhibits: A = Bidder Qualifications
B = Bid Form
E = Bidder’s Questionnaire
F = Public Entity Crimes Statement
H = Non-Collusion Affidavit
I = Independence Affidavit
J = Bid Bond
K = Acknowledgment of Addenda
L = Certification to Accuracy of Bid
M = Trench Safety Act Conformance
N = Drug-Free Workplace Cert.
O = References
P = Acknowledgement of Inspection

	VENDOR	Attended Mandatory Meeting	1 Original 5 Copies 1 CD/ Digital	Ins. Agen t Stmt. & COI	Exh. A	Exh. B	Exh. E	Exh. F	Exh. H	Exh. I	Exh. J	Exh. K	Exh. L	Exh. M	Exh. N	Exh. O	Exh. P	Total	Total Plus Alt 1
1.	C & I Construction and Design, Inc. 14031 SW 143 rd Street, Unit 6 Miami, FL 33186 Contact:	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes, but not in copies	\$87,066.00	\$128,099.00
2.	Double Edged Construction 1918 Harrison Street, #205 Hollywood, FL 33020 Contact:	Yes	4 copies	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	\$84,048.00	\$125,902.00
3.	Hartzell Construction, Inc. 2301 N.W. 33 rd Court, Suite 113 Pompano Beach, FL 33069 Contact:	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	\$48,625.00	\$70,451.00

BID TABULATION FORM

BID OPENING DATE: FRIDAY, NOVEMBER 17, 2017 TIME: 10:30 A.M.

PROJECT NAME: ITB #17-007 “DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS”

PRESENT AT BID OPENING:
See sign-in sheet attached

THE FOLLOWING BIDS WERE OPENED BY:

Terre Hines, Records Specialist
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- Exhibits: A = Bidder Qualifications
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M = Trench Safety Act Conformance
N = Drug-Free Workplace Cert.
O = References
P = Acknowledgement of Inspection

	VENDOR	Attended Mandatory Meeting	1 Original 5 Copies 1 CD/ Digital	Ins. Agen t Stmt. & COI	Exh. A	Exh. B	Exh. E	Exh. F	Exh. H	Exh. I	Exh. J	Exh. K	Exh. L	Exh. M	Exh. N	Exh. O	Exh. P	Total	Total Plus Alt 1
4.	Stone Concept Miami, Inc. 1239 Robin Avenue Miami Springs, FL 33166 Contact:	Yes	1 copy No Digital	No	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	\$64,000.00	\$92,110.00

AFTER THE BID OPENING, THE BIDS WERE TURNED OVER TO THE FOLLOWING FOR FURTHER REVIEW AND TABULATION:

Brad Kaine, Public Services Director
Ronnie Navarro, Deputy Public Services Director/City Engineer
Tania Stevens, Senior Accountant/Purchasing Coordinator, Finance Department
Fred Bloetscher, Public Utility Management and Planning Services, Inc.

5% -
2 B. Dept.
1 Alt.

H2O - MAN@BELL SOUTH.NET

10:00 AM FRI 17

CITY OF DANIA BEACH, FLORIDA



DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS

VOLUME I

CITY INVITATION TO BID NO. 17-007

Prepared by:

City of Dania Beach, Florida
100 W. Dania Beach Boulevard
Dania Beach, Florida 33004

October, 2017

EXHIBIT "B"

BID FORM

**"Design, Permitting and Installation of Community Bus Shelters"
City Bid No. 17-007**

BID SHEET

Design, Permitting and Installation of Community Bus Shelters

Item	Number	Units	Unit Price	Price
Mobilization	1	ea	\$5,000	\$5,000
Shelter at City Hall - Design and Permits	2	ea	<u>21,826</u>	<u>43,652</u>
TOTAL				48,625 ✓
Alt 1 - CW Thomas Shelter	1	ea	<u>21,826</u>	<u>21,826</u> ✓
TOTAL Plus Alt 1				70,451.00 ✓
Seventy thousand four hundred fifty one and zero cents.				

END OF BID FORM

EXHIBIT "J"
BID BOND

BIDDER

Hartzell Construction, Inc.

Name 2301 NW 33rd Court, Suite 112;
Pompano Beach, FL 33069

Address

FLORIDA RESIDENT AGENT

Alter Surety Group, Inc.

Name
5979 N.W. 151 Street, #202, Miami Lakes, FL 33014

Address

(305) 517-3803
Phone

(305) 328-4838
Fax

SURETY

United States Fire Insurance Company

Name 305 Madison Avenue;
Morristown, NJ 07962

Address

OWNER

City of Dania Beach, Florida
100 West Dania Beach Boulevard
Dania Beach, Florida 33004
Telephone: (954) 924-6800
Facsimile: (954) 921-2604

PROJECT: Design, Permitting and Installation of Community Bus Shelters
At City Hall and C.W. Thomas Park - ITB No. 17-007

November 17th, 2017

Bid Due Date

00952429518

Bond Number

November 17th, 2017

Bond Date

\$ Five Percent (5%) of Amount Bid

Penal Sum

IN WITNESS OF THE FOREGOING, Surety and Bidder, intending to be legally bound, subject to the terms included in this section, do each cause this Bid Bond to be duly executed on its behalf by its respective, authorized officer, agent, or representative.

IDENTITY OF BIDDER

Hartzell Construction, Inc.

Corporate Name and Seal
(or other Full Legal Name)

Signature

Printed Name and Title

Attest

Attest

IDENTITY OF SURETY

(Attach Power of Attorney)

United States Fire Insurance Company

Corporate Name and Seal
(or other Full Legal Name)

Signature

Warren M. Alter, Attorney-in-Fact
Printed Name and Title

As Per Attached Power of Attorney

Attest

Attest

**POWER OF ATTORNEY
UNITED STATES FIRE INSURANCE COMPANY
PRINCIPAL OFFICE - MORRISTOWN, NEW JERSEY**

00952429518

KNOW ALL MEN BY THESE PRESENTS: That United States Fire Insurance Company, a corporation duly organized and existing under the laws of the state of Delaware, has made, constituted and appointed, and does hereby make, constitute and appoint:

Warren M. Alter, David T. Satine, Jonathan A. Bursevich

each, its true and lawful Attorney(s)-In-Fact, with full power and authority hereby conferred in its name, place and stead, to execute, acknowledge and deliver: Any and all bonds and undertakings of surety and other documents that the ordinary course of surety business may require, and to bind United States Fire Insurance Company thereby as fully and to the same extent as if such bonds or undertakings had been duly executed and acknowledged by the regularly elected officers of United States Fire Insurance Company at its principal office, in amounts or penalties not exceeding: **Seven Million, Five Hundred Thousand Dollars (\$7,500,000).**

This Power of Attorney limits the act of those named therein to the bonds and undertakings specifically named therein, and they have no authority to bind United States Fire Insurance Company except in the manner and to the extent therein stated.

This Power of Attorney revokes all previous Powers of Attorney issued on behalf of the Attorneys-In-Fact named above and expires on January 31, 2018.

This Power of Attorney is granted pursuant to Article IV of the By-Laws of United States Fire Insurance Company as now in full force and effect, and consistent with Article III thereof, which Articles provide, in pertinent part:

Article IV, Execution of Instruments - Except as the Board of Directors may authorize by resolution, the Chairman of the Board, President, any Vice-President, any Assistant Vice President, the Secretary, or any Assistant Secretary shall have power on behalf of the Corporation:

(a) to execute, affix the corporate seal manually or by facsimile to, acknowledge, verify and deliver any contracts, obligations, instruments and documents whatsoever in connection with its business including, without limiting the foregoing, any bonds, guarantees, undertakings, recognizances, powers of attorney or revocations of any powers of attorney, stipulations, policies of insurance, deeds, leases, mortgages, releases, satisfactions and agency agreements;

(b) to appoint, in writing, one or more persons for any or all of the purposes mentioned in the preceding paragraph (a), including affixing the seal of the Corporation.

Article III, Officers, Section 3.11, Facsimile Signatures. The signature of any officer authorized by the Corporation to sign any bonds, guarantees, undertakings, recognizances, stipulations, powers of attorney or revocations of any powers of attorney and policies of insurance issued by the Corporation may be printed, facsimile, lithographed or otherwise produced. In addition, if and as authorized by the Board of Directors, dividend warrants or checks, or other numerous instruments similar to one another in form, may be signed by the facsimile signature or signatures, lithographed or otherwise produced, of such officer or officers of the Corporation as from time to time may be authorized to sign such instruments on behalf of the Corporation. The Corporation may continue to use for the purposes herein stated the facsimile signature of any person or persons who shall have been such officer or officers of the Corporation, notwithstanding the fact that he may have ceased to be such at the time when such instruments shall be issued.

IN WITNESS WHEREOF, United States Fire Insurance Company has caused these presents to be signed and attested by its appropriate officer and its corporate seal hereunto affixed this 10th day of March, 2016.

UNITED STATES FIRE INSURANCE COMPANY



A. R. Slimowicz

Anthony R. Slimowicz, Senior Vice President

State of New Jersey }
County of Morris }

On this 10th day of March 2016, before me, a Notary public of the State of New Jersey, came the above named officer of United States Fire Insurance Company, to me personally known to be the individual and officer described herein, and acknowledged that he executed the foregoing instrument and affixed the seal of United States Fire Insurance Company thereto by the authority of his office.

**SONIA SCALA
NOTARY PUBLIC OF NEW JERSEY
MY COMMISSION EXPIRES 3/25/2019**

Sonia Scala

Sonia Scala

(Notary Public)

I, the undersigned officer of United States Fire Insurance Company, a Delaware corporation, do hereby certify that the original Power of Attorney of which the foregoing is a full, true and correct copy is still in force and effect and has not been revoked.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of United States Fire Insurance Company on the 17th day of November 2017

UNITED STATES FIRE INSURANCE COMPANY



Al Wright

Al Wright, Senior Vice President

Quality

Service

Integrity



CONSTRUCTION, INC.

11/15/2017

The City of Dania Beach
100 West Dania Beach Blvd
Dania Beach Florida 33004

Purchasing Department

RE: Transmittal Letter for Project 17-007

To the City of Dania Beach,

Hartzell Construction, as a local business, is honored for the opportunity to participate in a project that will give your City an immensely identifiable presence in South Florida.

Hartzell Construction fully understands the nature and iconic impact that this project will have on the community. This assurance is grounded in our prior experience and expertise managing the construction of the highly visible Bus Shelters in the City. Hartzell Construction offers the City of Dania Beach a complete understanding of what is necessary for a successful outcome.

As project director, I will be coordinating all work with the architect and Shelter Manufacturer, to make this a smooth operation and successful project.

Please find attached a complete list of members of our team who will play a vital part of this successful project. With Hartzell Construction, the City of Dania Beach and your citizens will have a shelter that they can enjoy and be proud of for years to come.

Regards,

Mike Goodwin

Project Director
mgoodwin@myhartzell.com
954-658-0515

Quality Service Integrity



CONSTRUCTION, INC.

Key Personnel List

Hartzell Construction and City of Dania Beach

Anderson Pinto
Chief of Operations
anderson@myhartzell.com
954-658-0510

Bill Butzbach
Operations Manager
bill@myhartzell.com
954-658-0526

Mark Conley
Supervisor
Mark@myhartzell.com
954-658-0504

Jorge Baltazar
Supervisor
jorge@myhartzell.com
954-658-3779

Daniel England
Project Administration
daniel@myhartzell.com
954-957-9762

Pre Bid Mandatory 11/1/17

CITY OF DANIA BEACH, FLORIDA



Design, Permitting and Installation of Community Bus Shelters

VOLUME II

City Bid No. 17-007

TECHNICAL SPECIFICATIONS

Prepared by:

**Public Utility Management
& Planning Services Inc.**

October, 2017

Quality

Service

Integrity



CONSTRUCTION, INC.

November 8, 2017

Reference List

- 1- Richard O'Neil
The Oaks Club
9950 Bridgebrook Dr.
Boca Raton Fl.**

**561-482-3230
roneil@oaksclub.net**

- 2. lisa littman
Lang management
6271 PGA Blvd. Ste 201
Palm Beach Gardens Fl**

**561-750-8800
lisap@langmanagement.com**

- 3- Mike Lungarini
Lakes @ Boca
10551 Lakes @Boca Raton
Boca Raton Fl 33498**

**561-289-1896
mlungarini@comcast.net**

- 4- Bob Bernhardt
Mission Bay
9900 A SW 18th st
Boca Raton, Fl 33428**

**561-789-5560
bbernhardt@campbellproperties.com**

**5- Ralph Skarecki
Quality Management Group
9045 La Fontana Blvd.
Boca Raton, FL 33434**

**561-239-3789
rvskarecki@qualitycompanies.cc**

***Michael Goodwin*
Project Director
Mobile: 954-658-0515**

Hartzell
2301 N.W. 33rd Court, Suite 12
Pompano Beach, FL 33069

City Reference List

City of Boca Raton:

Wayne Anderson – Municipal Services Supervisor – 561- 416-3391 wanderson@myboca.us
Kevin Beckman – Sugar Sand Athletic Director – 561-347-3908 kbeckman@myboca.us
Chrissy Biaggiotti- Mizner Amphitheater – 561- 239-4222 cbiaggiotti@myboca.us
Gary Gloris – Construction Manager – 561- 393-7846 ggloris@myboca.us
Greg Kuller – Facility Maintenance Supervisor – 561-239-0383 gkuller@myboca.us
Drew Leganik – Supervisor Parks District – 561-393-7840 dleganik@myboca.us
Diane Lopresti – Purchasing Agent – 561- 393-7869 dlopresti@boca-raton.fl.us
Ramy Maharaj – Utilities Supervisor -561- 239-4369 rmaharaj@myboca.us
Grant McGosh – Ocean Rescue Supervisor – 561- 393-7842 gmcgosh@myboca.us
Davis Palmer – Utilities Supervisor – 561- 338-7321 Dpalmer@myboca.us
Buddy Parks – Parks Department Supervisor- 561-239-0217 bparks@myboca.us
John Reilly – Transportation Supervisor – 561-416-3374 jreilly@boca-raton.fl.us
Greg Stevens – Superintendent of Parks – 561- 393-7859 gstevens@myboca.us
Susan Taylor – Racquet Club Supervisor -561- 395-0128 staylor@myboca.us
Jim Thomas – Recreation Supervisor – 561-367-7001 jthomas@myboca.us
Fernando Villalobos- Purchasing Agent- 561-393-7875 fvillalobos@myboca.us

City of Delray Beach:

Assistant Chief Ackerman – Fire Department – 561-243-7487 ackerman@mydelraybeach.com
Clayton Gilbert- Public Works – 561-243-7339 gilbert@mydelraybeach.com
Tom Kwiatek – Recreation Supervisor – 561- 243-7255 kwiatek@mydelraybeach.com
Ben Moses – Engineering Inspector – 561- 441-0711 moses@mydelraybeach.com
Patsy Nadel- Purchasing- 561-243-7161 nadal@mydelraybeach.com
Jacklyn Rooney – Purchasing Manager – 561-243-7193 rooney@mydelraybeach.com
Tim Simmons – Superintendent of Parks – 561- 243-7258 simmons@mydelraybeach.com
Milton Willingham – Utilities Supervisor – 561-243-7307 willingham@mydelraybeach.com

City of Boynton Beach:

Art Brode – Crew Supervisor – 561- 742-6585 BrodeA@bbfl.us
Glenda Hall – Grounds Manager – 561-742-6228 HallG@bbfl.us
James Hart – Utility Field Supervisor – 561-742-6422 HartJ@bbfl.us
Paula Leblanc – Facilities Management Supervisor – 561- 742-6205 Leblanc@bbfl.us
Melvin Pinkley – Utility Supervisor- 561-386-0644 PinkneyM@bbfl.us
Christine Roberts – Asst Public Works Director – 561- 742-6203 RobertsC@bbfl.us
Sharon Vicki – Civic Center Manager VickiS@bbfl.us

City of Miramar

Angelica Bueno – Public Works Supervisor – 954-268-5051 aibueno@ci.miramar.fl.us
Kirk Garcia- Public Works Supervisor – 954-802-5368 Kfhobson-garcia@ci.miramar.fl.us
Gene Pennetti- Utility Supervisor-954-548-0375 gpennetti@ci.miramar.fl.us

Page 2

Town of Jupiter

John Gaddis- Utility Water -561-262-6270 jgaddis@jupiter.fl.us

Chris McKensie- Utility Supervisor- 561-262-6812 chrism@jupiter.fl.us

Ray Snedeker – Former Utility Maintenance Supervisor – 561-746-1347 rsnedeker@jupiter.fl.us

City of West Palm Beach

Frank Fusiek – Grassy Waters Superintendent -561-644-7316 ffusiek@wpb.org

Jeff Halverson- Public Works -561-494-1040 jhalverson@wpb.org

Rolando Nigaglioni- Utility Superintendent – 561-835-7400 rnigaglioni@wpb.org

Daniel Robierge- Utility Supervisor- 561-835-7420 drobierge@wpb.org

Town of Lantana

Mike Greenstein- Director of Operations 561-540-5766 mgreenstein@lantana.org

Larry Mccollum –Projects Coordinator 561-662-2291 lmccollum@lantana.org

Jerry Darr - Utilities Director 561-540-5750 jdarr@lantana.org

Town of Greenacres

Linda DiPaolo 561-642-2110 ldipaolo@ci.greenacres.fl.us

City of Tamarac

Jim Nicotra- Senior Procurement Specialist- 954-597-3570 jimn@tamarac.org

Bill Lewis 954-597-3723 billl@tamarac.org

Robert Chalton Plant lead Operator 954-597-3784 robertc@tamarac.org

Main Fax Number (954) 957-9766 Main Phone Number (954) 957-9762

WSS Fax Number (561) 482-9078

WSS Cell Phone Number (561) 239-4711

Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

Print or type
See Specific Instructions on page 2

1 Name (as shown on your income tax return). Name is required on this line. do not leave this line blank Hartzell Construction, Inc.	
2 Business name/disregarded entity name, if different from above	
3 Check appropriate box for federal tax classification: check only one of the following seven boxes ☐ Individual/sole proprietor or single-member LLC ☐ Limited liability company Enter the tax classification (C=C corporation, S=S corporation, P=partnership) ▶ _____ Note: For a single-member LLC that is disregarded, do not check LLC, check the appropriate box in the line above for the tax classification of the single-member owner. ☐ Other (see instructions) ▶ _____	4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3) Exempt payee code (if any) _____ Exemption from FATCA reporting code (if any) _____ (Applies to accounts maintained outside the U.S.)
5 Address (number, street, and apt., or suite no.) 2301 NW 33 Court, Suite 112	Requester's name and address (optional)
6 City, state, and ZIP code Pompano Beach, FL 33029	
7 List account number(s) here (optional)	

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the Part I instructions on page 3. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN* on page 3.

Note. If the account is in more than one name, see the instructions for line 1 and the chart on page 4 for guidelines on whose number to enter.

Social security number

--	--	--	--	--	--	--	--	--	--

or

Employer identification number

6	5		1	0	6	9	5	8	9
---	---	--	---	---	---	---	---	---	---

Part II	Certification
----------------	----------------------

Under penalties of perjury, I certify that:

- 1 The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- 2 I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- 3 I am a U.S. citizen or other U.S. person (defined below); and
- 4 The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions on page 3.

**Sign
Here**

Signature of
U.S. person ►

Date ▶

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. Information about developments affecting Form W-9 (such as legislation enacted after we release it) is at www.irs.gov/fw9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following:

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)

- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See *What is backup withholding?* on page 2.

By signing the filled-out form, you:

1. Certify that the TIN you are giving is correct (or you are waiting for a number to be issued).
2. Certify that you are not subject to backup withholding, or
3. Claim exemption from backup withholding if you are a U.S. exempt payee. If applicable, you are also certifying that as a U.S. person, your allocable share of any partnership income from a U.S. trade or business is not subject to the withholding tax on foreign partners' share of effectively connected income, and
4. Certify that FATCA code(s) entered on this form (if any) indicating that you are exempt from the FATCA reporting, is correct. See *What is FATCA reporting?* on page 2 for further information.



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

CONSTRUCTION INDUSTRY LICENSING BOARD
1940 NORTH MONROE STREET
TALLAHASSEE FL 32399-0783

(850) 487-1395

PINTO, ANDERSON M
HARTZELL CONSTRUCTION INC
2301 NW 33RD COURT
POMPANO BEACH FL 33069

Congratulations! With this license you become one of the nearly one million Floridians licensed by the Department of Business and Professional Regulation. Our professionals and businesses range from architects to yacht brokers, from boxers to barbeque restaurants, and they keep Florida's economy strong.

Every day we work to improve the way we do business in order to serve you better. For information about our services, please log onto www.myfloridalicense.com. There you can find more information about our divisions and the regulations that impact you, subscribe to department newsletters and learn more about the Department's initiatives.

Our mission at the Department is: License Efficiently, Regulate Fairly. We constantly strive to serve you better so that you can serve your customers. Thank you for doing business in Florida, and congratulations on your new license!



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND
PROFESSIONAL REGULATION

CGC1520258

ISSUED: 05/26/2016

CERTIFIED GENERAL CONTRACTOR
PINTO, ANDERSON M
HARTZELL CONSTRUCTION INC

IS CERTIFIED under the provisions of Ch 489 FS
Expiration date: AUG 31, 2018 L1605260001007

DETACH HERE

RICK SCOTT, GOVERNOR

KEN LAWSON, SECRETARY

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
CONSTRUCTION INDUSTRY LICENSING BOARD

LICENSE NUMBER

CGC1520258

The GENERAL CONTRACTOR
Named below IS CERTIFIED
Under the provisions of Chapter 489 FS
Expiration date: AUG 31, 2018

PINTO, ANDERSON M
HARTZELL CONSTRUCTION INC
2301 NW 33TH COURT STE 113
POMPANO BEACH FL 33069





HARTZ-2

OP ID: SP

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
07/18/2017

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER INNOVATIVE INSURANCE CONSULTANTS, INC. 5461 UNIVERSITY DRIVE, #103 CORAL SPRINGS, FL 33067 THOMAS J. DEFRANCO	954-340-9551	CONTACT NAME: THOMAS J. DEFRANCO PHONE: 954-340-9551 FAX: 954-340-9456 E-MAIL: TOM@INNOVATIVE-INSURANCE.COM ADDRESS:
INSURED HARTZELL CONSTRUCTION, INC. 2301 NW 33RD COURT, STE 112 POMPAÑO BEACH, FL 33069		INSURER(S) AFFORDING COVERAGE INSURER A: WILSHIRE INSURANCE CO. NAIC # 13234 INSURER B: AMERICAN BUILDERS INS. CO. 11240 INSURER C: WESTCHESTER SURPLUS LINES INS INSURER D: INSURER E: INSURER F:

COVERAGES			CERTIFICATE NUMBER:		REVISION NUMBER:	
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.						
INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR ☒ BLANKET A/I ☒ BLANKET WAIVER GEN'L AGGREGATE LIMIT APPLIES PER ☐ POLICY ☒ PRO JECT ☐ LOC ☐ OTHER		LB00138808	07/25/2017	07/25/2018	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/PROP AGG \$ 2,000,000
	AUTOMOBILE LIABILITY ☐ ANY AUTO OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY					COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
A	☐ UMBRELLA LIAB ☒ EXCESS LIAB DED RETENTION \$	☒ OCCUR ☐ CLAIMS-MADE	XL00006886	07/25/2017	07/25/2018	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) ☐ Y/N ☐ N/A If yes, describe under DESCRIPTION OF OPERATIONS below		WCV0168482-03	04/01/2017	04/01/2018	☒ PER STATUTE ☒ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	POLLUTION LIAB		G46792427 001 DEDUCTIBLE: \$2,500	07/25/2017	07/25/2018	AGGREGATE \$ 2,000,000 EACH COND \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
FOR BIDDING PURPOSES

CERTIFICATE HOLDER

HARTZ-1

HARTZELL CONSTRUCTION, INC.
2301 NW 33RD CT, SUITE 112
POMPAÑO BEACH, FL 33069

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



Florida's Warmest Welcome

**CITY OF POMPANO BEACH
BUSINESS TAX RECEIPT
FISCAL YEAR: 2017 - 2018**

THIS IS NOT A BILL

Business Tax Receipt Valid from: October 1, 2017 through September 30, 2018

9/19/2017

4428254
HARTZELL CONSTRUCTION INC
2301 NW 33 CT, UNIT # 112

POMPANO BEACH FL 33069

THIS IS YOUR BUSINESS TAX RECEIPT. PLEASE POST IN A CONSPICUOUS PLACE AT THE
BUSINESS LOCATION.

BUSINESS OWNER: HARTZELL CONSTRUCTION INC
BUSINESS LOCATION: 2301 NW 33 CT 112 POMPANO BEACH FL

RECEIPT NO: **CLASSIFICATION**
18-00049020 **CONTRACTOR GENERAL (GC)**

NOTICE: A NEW APPLICATION MUST BE FILED IF THE BUSINESS NAME, OWNERSHIP OR ADDRESS IS CHANGED. THE ISSUANCE OF A BUSINESS TAX RECEIPT SHALL NOT BE DEEMED A WAIVER OF ANY PROVISION OF THE CITY CODE NOR SHALL THE ISSUANCE OF A BUSINESS TAX RECEIPT BE CONSTRUED TO BE A JUDGEMENT OF THE CITY AS TO THE COMPETENCE OF THE APPLICANT TO TRANSACT BUSINESS. THIS DOCUMENT CANNOT BE ALTERED.

BUSINESS TAX RECEIPTS EXPIRE SEPTEMBER 30TH OF EACH YEAR

CITY OF DANIA BEACH, FLORIDA

INVITATION TO BID FOR
Design, Permitting and Installation of Community Bus Shelters
City's Invitation to Bid ("ITB") No. 17-007

NOTICE TO BIDDERS

NOTICE IS GIVEN that the City of Dania Beach, Florida will be accepting sealed Bids for its **"Design, Permitting and Installation of Community Bus Shelters", City Bid No. 17-007"**.

The work shall generally consist of design, permits and installation of bus shelters for the Dania Beach Community Bus. Two (2) shelters will be located at City Hall and one (1) shelter will be at C.W. Thomas Park.

Sealed Bids will be received by the City Clerk until 10:00 A.M., on Friday, November 17, 2017, at the City of Dania Beach, City Hall, in the NW Conference Room located at 100 West Dania Beach Boulevard, Dania Beach, Florida 33004. Bids received after this time will be returned to the Bidder unopened.

Project Documents

Documents may be obtained from www.demandstar.com, or from the City Website at www.daniabeachfl.gov.

Mandatory Pre-Bid Conference

A **MANDATORY Pre-Bid meeting** will be held on Monday, October 30, 2017, at 10:00 A.M. at City of Dania Beach, Florida, City Hall, in the NW Conference Room, located at 100 West Dania Beach Boulevard, Dania Beach, Florida 33004. All Bidders and interested persons are required to attend the meeting, which will outline the Project as described in the bid, and provide an opportunity for questions and answers for all interested persons. Any interpretations, clarifications or additional information not disclosed in this Bid and determined to be necessary by the Owner in response to questions, will be issued by means of addendum or addenda, which addendum or addenda will be posted to the City website, www.daniabeachfl.gov, and www.demandstar.com, for all interested persons identified by the Owner as having received the Bid Documents. The Bidder is required to check the site to see if there has been any addendum or addenda posted for this Bid. Only questions answered and information supplied by means of such addendum or addenda will be considered as binding. Oral interpretations, clarifications or other information will have no legal and binding effect. **Bidders must allow sufficient time to insure arrival prior to the stated time for the pre-bid meeting. Bids from those who have failed to attend will not be opened. Bidders arriving past the indicated time will not be eligible to submit a Bid.**

CITY OF DANIA BEACH, FLORIDA



DESIGN, PERMITTING AND INSTALLATION OF COMMUNITY BUS SHELTERS

CITY INVITATION TO BID NO. 17-007

ADDENDUM #1

Prepared by:

City of Dania Beach, Florida
100 W. Dania Beach Boulevard
Dania Beach, Florida 33004

October 13, 2017

The Mandatory pre-bid meeting scheduled for 10:00 a.m. on Monday, October 30, 2017 has been changed to Wednesday, November 1, 2017 at 11:00 a.m. This meeting will be held in the NW Conference Room at Dania Beach City Hall, 100 W. Dania Beach Boulevard, Dania Beach, Florida. All Bidders are required to attend the meeting.

EXHIBIT "K"

ITB NO. 17-007

ACKNOWLEDGMENT OF ADDENDA

The Bidder acknowledges the receipt of the following addenda issued by the City and incorporated into and made part of the ITB or the Agreement. In the event the Bidder fails to include any such addenda in the table below, submission of this form shall constitute acknowledgment of receipt of all addenda, whether or not received by the Bidder.

ADDENDUM NUMBER	DATE RECEIVED	PRINT NAME	TITLE	SIGNATURE (BLUE INK ONLY)
# 1	10/13/17	Mike Goodwin	P.D	
# 2	11/	Mike Goodwin	P.D	

EXHIBIT "L"

ITB NO. 17-007

CERTIFICATION TO ACCURACY OF BID

The Bidder, by executing this form, certifies and attests that all forms, affidavits and documents related to the document that it has enclosed in the Bid in support of its Bid are true and accurate. Failure by the Bidder to attest to the truth and accuracy of such forms, affidavits and documents shall result in the Bid being deemed non-responsive and such Bid will not be considered.

By submitting a Bid to do the work, the Bidder certifies that a careful review of the ITB and the Agreement has taken place and that the Bidder is fully informed and understands the requirements of the ITB and the expected Agreement and the quality and quantity of services to be performed.

The undersigned individual, being duly sworn, deposes and says that:

- A. He/She is President of Hartzell Construction, the Bidder that has submitted the attached Bid;
- B. He/She is fully informed respecting the preparation and contents of the attached Bid and of all forms, affidavits and documents submitted in support of such Bid;
- C. All forms, affidavits and documents submitted in support of this Bid and included in this Bid are true and accurate;
- D. No information that should have been included in such forms, affidavits and documents has been omitted; and
- E. No information that is included in such forms, affidavits or documents is false or misleading.

EXHIBIT "M"

ACKNOWLEDGMENT OF CONFORMANCE

WITH

FLORIDA TRENCH SAFETY ACT

To the City of Dania Beach, Florida:

Edward Holman / Hartzell, Contractor, acknowledges and agrees that as Contractor for the City of Dania Beach, Florida, which may or will be working within the limits of the City of Dania Beach, Florida, it has the sole responsibility for compliance with all requirements of the Florida Trench Safety Act, Section 553.60 *et seq.* Florida Statutes, and it agrees to indemnify and hold harmless the City of Dania Beach, Florida, its officials, employees, and its agents against any and all legal liability or loss which the City of Dania Beach, Florida may incur due to the Contractor's failure to comply with such Act. **The cost of compliance with all such requirements has been included in the Bid.**

CONTRACTOR:

Mike Goodwin
Witness

Mike Goodwin
PRINT Name

[Signature]
Witness

Wilma Trama
PRINT Name

Hartzell Construction
Name of Contractor

[Signature]
Signature

Edward Holman
PRINT Name, Title

11/15, 2017
Date

(CORPORATE SEAL)

EXHIBIT "N"
ITB NO. 17-007

DRUG-FREE WORKPLACE CERTIFICATION FORM

Whenever two (2) or more bids/proposals, which are equal with respect to price, quality, and service, are received by the CITY OF DANIA BEACH for the procurement of commodities or contractual services, a bid/proposal received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. In order to have a drug-free workplace program, a business shall:

1. Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession or use of controlled substances is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.
2. Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. Give each employee engaged in providing the commodities or contractual services that are under bid a copy of the statement specified in number(1).
4. In the statement specified in number (1), notify the employees that as a condition for working on the commodities or contractual services that are under bid, the employee will abide by the terms of the statement and will notify the employer of any conviction on or plea of guilty or no contest to any violation of Chapter 893, Florida Statutes or of any controlled substance law of the United States or any singular state, for a violation occurring in the workplace no later than five (5) days after such conviction.
5. Impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community by any employee who is so convicted.
6. Make a good faith effort to continue to maintain a drug-free workplace through implementation of Section 287.087, Florida Statutes.

This Certification is submitted by Edward Holman the
Pres (PRINT Name of Authorized Agent)
of Hartell Construction

(Title)

(Proposer Name)

who does certify that said Company has implemented a drug-free workplace program, which meets the requirements of Section 287.087, Florida Statutes, which are identified in numbers (1) through (6) above.

11/15/17

Date

Edward Holman

Signature

EXHIBIT "O"

ITB NO. 17-007

REFERENCES

Bidder shall provide a minimum of three references.

Name of company: The Oaks

Address: 9950 Bridgebrook Dr
Boca Raton

Telephone number: 561-482-3230

Email address: RONEIL@oaksclub.net

Principal contact person(s): Richard Oneil

Year contract initiated and terminated: May 2014

Name of company: Lang Management

Address: 6271 PGA Blvd STE 201
Palm Beach Gardens, FL

Telephone number: 561-750-8800

Email address: ~~LISA.P@langmanagement.com~~ LISA.P@langmanagement.com

Principal contact person(s): Lisa Littman

Year contract initiated and terminated: 2016

Name of company: City of Boca Raton

Address: 201 W Palmetto Park Rd
Boca Raton, FL

Telephone number: 561-416-3410 / 561-416-3424

Email address: ETellerz@myboca.us

Principal contact person(s): Sohn Riley / Mike Rigetti / E/sa Tellerz

Year contract initiated and terminated: 2012 - 2017

5.4 The Bidder, prior to submitting its bid, shall ascertain that it has received any Addendum or Addenda issued by the City for this Project, and that it shall be acknowledged by an authorized representative.

5.5 Costs for those matters not questioned and not addressed in an Addendum or Addenda, shall be the responsibility of the Bidder, and Bidder shall be responsible to include such costs within the submitted Bid.

5.6 Bidders shall use the Bid Document Forms furnished in the ITB and MUST return one (1) original and four (4) copies and one (1) CD or digital format of Exhibits labeled as part of the submitted bid. Below is a list of each Exhibit found in the ITB.

EXHIBIT "A"	BIDDER QUALIFICATION	EXHIBIT "H"	NON-COLLUSION AFFIDAVIT
EXHIBIT "B"	BID FORM	EXHIBIT "I"	INDEPENDENCE AFFIDAVIT
EXHIBIT "C"	PERFORMANCE BOND	EXHIBIT "J"	BID BOND
EXHIBIT "D"	PAYMENT BOND	EXHIBIT "K"	ACKNOWLEDGEMENT OF ADDENDA
EXHIBIT "E"	BIDDER'S QUESTIONNAIRE	EXHIBIT "L"	CERTIFICATION TO ACCURACY OF BID
EXHIBIT "F"	PUBLIC ENTITY CRIMES FORM	EXHIBIT "M"	FLORIDA TRENCH SAFETY ACT
EXHIBIT "G"	PREVAILING WAGE ORDINANCE	EXHIBIT "N"	DRUG FREE WORK PLACE
		EXHIBIT "O"	REFERENCES

5.7 Bid Base Amounts shall be furnished in both words and numerals, and in case of a discrepancy between the two, the amount written in words shall govern.

5.8 In the event of a mathematical error in the extension of any unit price, or addition of total price, the unit price shall prevail.

5.9 Bidders who are responding to the Invitation to Bid ("ITB") **MUST** comply with all of the **INSURANCE REQUIREMENT** specified in Section 30.0 ("Insurance Requirements") of the Bid Documents and the Agreement upon award to the successful Bidder.

SECTION 6.0

SPECIAL CONDITIONS

6.1 PURPOSE

6.1.1 The purpose of the Invitation to Bid is to establish between the City and the Contractor an agreement to perform the project work, consisting of design, permitting and installation of community bus shelters within the Project area as required under the terms and conditions proposed by the City in the ITB, and such terms and conditions shall be agreed upon in writing by both parties. The successful Bidder shall provide a Performance Bond for One Hundred Ten percent (110%) of the contract price made payable to the City of Dania Beach, Florida, within fourteen (14) days of notification of the award of the agreement. A copy of the Performance Bond form is attached as Exhibit "C"; it is made a part of and is incorporated into the ITB by this reference.

6.2 DOCUMENTATION

EXHIBIT "A"
BIDDER QUALIFICATIONS

ITB NO. 17-007

The Bidder, as a result of this Bid, MUST hold a county or municipal business tax receipt in its area of its fixed business location. The following information MUST be completed and submitted with the Bid to be considered:

1. Legal Name and Address:

Name: Hartzell Construction Inc

Address: 2301 NW 33rd St STE 112

City, State, Zip: Pompano Beach Telephone/Fax: 954/658 0515
FL 33069 954 957-9764

2. Specify type of entity Check One: Corporation ☒ Partnership () Individual ()
Other () _____

SPECIFY

3. If Corporation, state:
Date of Incorporation: 10/4/2000 State in which Incorporated: Florida

4. If an out-of-state Corporation or entity, must be currently authorized to do business in Florida by the Office of the Florida Secretary of State:

5. Name and Title of Principal Officers

Date Elected:

Edward Holman

10/2000

Anderson Pinto

10/2008

6. The length of time in business: 17 years

7. The length of time (continuous) in business in Florida:
17 years

8. Provide a list of at least five commercial or government references that the successful Bidder has supplied service/commodities meeting the requirements of the City of Dania Beach specifications, within the last five (5) years (see attached).

9. A copy of a county or municipal Business Tax Receipt.

SIMILAR PROJECTS WITHIN THE LAST FIVE (5) YEARS

City of Boca Raton - Contract.

Project Title

201 W Palminto Park Rd

Address

Mike Rigetti

Owner

561-416-3410

Owner's Telephone Number

85,000

Contract Value

100

Percent Complete

2017

Completion Date

City of Boca Raton - Camino Real

Project Title

201 W Palminto Park Rd

Address

Elsa Teller

Owner

561-416-3424

Owner's Telephone Number

93,000

Contract Value

100

Percent Complete

2017

Completion Date

The Oaks

Project Title

9950 Bridgebrook Dr

Address

Richard Oweil

Owner

561-482-3230

Owner's Telephone Number

\$97,500

Contract Value

100%

Percent Complete

2014

Completion Date

Quality Management

Project Title

9045 Via Fontana Blvd

Address

Ralph Skarbeck

Owner

561-239-3789

Owner's Telephone Number

\$73,000

Contract Value

100% 2013

Percent Complete

Completion Date

10. Have you ever failed to complete any work awarded to you?

Yes

No

If yes, attach a separate sheet of explanation.

11. Within the last five years, has any officer or partner of your organization ever been an officer or partner of another organization that failed to complete an Agreement? **no**

Yes

No

If yes, attach a separate sheet of explanation.

12. Within the last five years, have you ever had a performance, payment or bid bond called?

Yes

No

If yes, attach a separate sheet of explanation.

13. Have you, any officer or partner of your organization, or the organization been involved in any litigation or arbitration against the City?

Yes

No

If yes, attach a separate sheet of explanation.

14. Within the last five years, have you, any officer or partner of your organization, or the organization or parent company or its subsidiaries been involved in any litigation or arbitration against any other Florida public entity?

Yes

No

If yes, attach a separate sheet of explanation.

15. Within the last five years, have you, any officer or partner of your organization, or the organization or parent company or its subsidiaries been involved in any litigation or arbitration against any private entity for an amount greater than \$100,000?

Yes

No

If yes, attach a separate sheet of explanation.

16. Has your organization or any of its partners, officers, or key personnel, or its subsidiaries or parent company been charged or indicted for any criminal activity within the last five years?

Yes

No

If yes, attach a separate sheet of explanation.

17. Has your organization or any of its partners, officers, or key personnel, or its subsidiaries or parent company been convicted and/or fined for any criminal activity within the last five years?

Yes

No

If yes, attach a separate sheet of explanation.

18. Within the last five years, have you, any officer or partner of your organization, or the organization been investigated by any local, state, or federal law enforcement agency, criminal justice agency or inspector general office?

Yes

No

If yes, attach a separate sheet of explanation.

19. Within the last five years, have you, any officer or partner of your organization, or the organization communicated with any local, state, or federal law enforcement agency, criminal

justice agency or inspector general office relating to goods or services provided or performed for any governmental entity?

Yes

☒ No

If yes, attach a separate sheet of explanation.

20. Within the last five years, have there been any reports or audits relating to you, any officer or partner of your organization, or the organization issued by any local, state, or federal law enforcement agency, criminal justice agency or inspector general office.

Yes

☒ No

If yes, attach a separate sheet of explanation.

21. Within the last five years, have you, any officer or partner of your organization, or the organization failed to disclose or made misrepresentations to any governmental entity regarding conflicts of interest or potential or apparent conflicts of interest.

Yes

☒ No

If yes, attach a separate sheet of explanation

Note: Information requested in the ITB and submitted by the Bidders will be analyzed by the City of Dania Beach and will be a factor considered in awarding any resulting contract. The purpose is to insure that the successful Bidders in the sole opinion of the City of Dania Beach can sufficiently and efficiently perform all the required services in a timely and satisfactory manner as will be required by the subject contract. If there are any terms or conditions that are in conflict, the most stringent requirement shall apply.

END OF BIDDER QUALIFICATIONS

EXHIBIT "F"

Sworn Statement Under Section §287.133(3)(a), Florida Statutes
on Public Entity Crimes

(This form must be signed in the presence of a Notary Public or other officer authorized to administer oaths.)

1. This sworn statement is submitted with Invitation to Bid No. 17-007.

2. This sworn statement is submitted by: Hartzell Construction
(name of entity submitting sworn statement)
its business address is: 2301 NW 33rd St, STE 112
Pompano Beach FL 33069

Federal Identification Number
(FEIN) is:

65-1069589
(if applicable)

Social Security Number:

(if the entity has no FEIN, include the Social Security Number
of the individual signing this sworn statement)

3. My name is:

Edward Holman
(PRINT NAME of individual signing this document)

and my relationship to the entity is:

Pres
(President, General Partner, etc. as applicable)

4. I understand that a "public entity crime" as defined in Section 287.133(1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or with the United States, including, but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.
5. I understand that "convicted" or "conviction" as defined in Section 287.133(1)(b), Florida Statutes, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment or information after July 1, 1989, as a result of a jury verdict, non-jury trial, or entry of a plea of guilty or nolo contendere (also known as "No Contest").

6. I understand that an "affiliate" as defined in Section 287.133(1)(a), Florida Statutes, means:

- (a) A predecessor or successor of a person or a corporation convicted of a public entity crime; or
- (b) An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. The term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment or income among persons when not for fair market value under an arm's length agreement, shall be a prima-facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

7. I understand that a "person" as defined in Section 287.133(1)(e), Florida Statutes, means any natural person or any entity organized under the laws of any state or of the United States with the legal power to enter into a binding agreement and which bids or applies to bid on contracts let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.

8. Based on information and belief, the statement which that I have marked below is true in relation to the entity submitting this sworn statement. (Please indicate which statement applies):

☒ Neither the entity submitting the sworn statement, nor any officers, directors, executives, partners, shareholders, employees, members or agents who are active in management of the entity nor any affiliate of the entity have been charged with and convicted of a public entity crime subsequent to July 1, 1989.

☐ The entity submitting this sworn statement, or one or more of the officers, directors, executives, partners, shareholders, employees, members or agents who are active in management of the entity or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 1, 1989 and

EXHIBIT "E"
BIDDER'S QUESTIONNAIRE

The undersigned guarantees the truth and accuracy of all statements and answers contained below:

1. How many years has your organization been in business? 17
2. List below (or on an attached sheet, if necessary) the names, addresses and telephone numbers of organizations, governmental, private or both located in Broward, Miami-Dade or Palm Beach Counties, for which you are now, or have within the past five (5) years, provided services similar to that called for in the Invitation to Bid.
SEE ATTACHED LIST
3. List below (or on an attached sheet, if necessary) all pertinent information and data that would indicate the ability of your organization and management personnel to perform satisfactorily.
We have been installing Repairing and doing year round Maintenance on Bus shelters since 2010. In Cities like Boca, Miami Beach, West Palm, Weston. We have a Term Contract in Boca for All Repairs.
4. Have you personally completed a plan for performance of the work?
yes
5. Have you ever failed to complete work awarded to you? If so, when, where and why?
NO
6. What equipment do you own that is available for work?
All General Tools
Thomas Bob Cat
7. Has your company ever been debarred or held in default in Broward, Miami-Dade, or Palm Beach Counties or elsewhere by any other governmental entity? NO
8. How many employees (Contractors only) will be assigned to perform the services? 8
9. How many supervisors will be assigned to perform the services? 2

10. Will personnel be part of a regular crew assigned to perform the services?

Yes ☒ No ☐

11. Will you be able to provide service for emergency situations? Yes ☒ No ☐

If so, how much notice is required? 24 hrs

12. What equipment do you own that is available to complete the Project?

Thomas Bob Cat

Please attach copies of any licenses, awards, certificates, etc., that you may have.

END OF BIDDER'S QUESTIONNAIRE

(Please now indicate which additional statement below applies):

_____ There has been a proceeding concerning the conviction before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer did not place the person or affiliate on the convicted vendor list. (Please attach a copy of the final order)

_____ The person or affiliate was placed on the convicted list. There has been a subsequent proceeding before a hearing officer of the State of Florida, Division of Administrative Hearings. The final order entered by the hearing officer determined that it was in the public interest to remove the person or affiliate from the convicted vendor list. (Please attach a copy of the final order)

_____ The person or affiliate has not been placed on the convicted vendor list. (Please describe any action taken by or pending with the Florida Department of General Services)

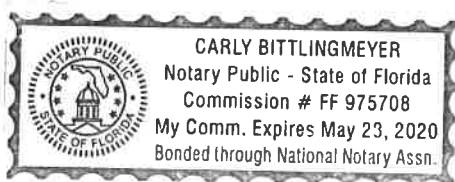
Edward Holman
SIGNATURE (of person whose name
first appears above)

11/15/17
Date

STATE OF FLORIDA)

COUNTY OF Broward)

Sworn to and subscribed before me on Nov 15, 2017, by
Edward Holman, as Pres of
Hantzell Construction, a _____ corporation/partnership, on behalf of
the corporation/partnership who (check one) [] is personally known to me or [] has produced
_____ as identification.



Carly Bittlingmeyer
Signature of Notary Public
Carly Bittlingmeyer
PRINTED Name of Notary

My commission expires:

EXHIBIT "G"
PREVAILING WAGE ORDINANCE

The following Ordinance is applicable to the Agreement:

CITY OF DANIA BEACH PREVAILING WAGES ORDINANCE,
SECTION 8-141, CITY CODE OF ORDINANCES

Sec. 8-141. Rate of wages, fringe benefits on city construction contracts.

- (a) ***Establishment of minimum wages.*** Every construction contract in excess of Fifty Thousand Dollars (\$50,000.00) to which Dania Beach is a party shall include a provision that the rate of wages and fringe benefits, or cash equivalent, for all laborers, mechanics and apprentices and similar jobs (i.e., non-office), listed by the department of labor, employment standards administration, wage and hour division and employed by any Contractor or subcontractor on the work covered by the contract shall not be less than the prevailing rate of wages and fringe benefit payments or cash equivalent for similar skills or classifications of work as established by the general wage determinations issued under the Davis-Bacon and Related Acts, U.S. Department of Labor, Employment Standards Administration, Wage and Hour Division, for Broward County, Florida.
- (b) ***Implementation of the department of labor general wage determinations.*** The prevailing wage rate and fringe benefit payments to be used in the implementation of this section shall be those last published by the U.S. Department of Labor as noticed in the federal register and reported in the general wage determinations issued under the Davis-Bacon and Related Acts prior to the date of issuance of specifications by Dania Beach in connection with its invitation for bids.
- (c) ***Notice requirement.*** On the date an employee commences work on a construction contract to which this section applies, the Contractor shall be required to post a notice in a prominent place at the work site stating the requirements of this section.
- (d) ***Preemption by federal funding.*** When construction contracts involve federal funding or are otherwise subject to the provisions of the Davis-Bacon Act (40 U.S.C. 276(a)), this section shall not apply; and the minimum wages to be paid the various classes of laborers, mechanics and apprentices shall be based upon the wages determined by the secretary of labor in accordance with the Davis-Bacon Act (40 U.S.C. 276(a)).
- (e) ***Exceptions.*** The provisions of this section shall not apply to any existing contract or construction project in which a notice for bids or Invitation to Bid has been advertised in the public media prior to the effective date of this section or to any developer agreement whereby Dania Beach is requiring the construction of certain improvements including, but not limited to, road construction, as condition of the issuance of a development permit or to any construction project performed by Dania Beach utilizing its own employees.
(Ord. No. 23-98, § 1, 12-8-98)

ITB NO. 17-007

INDEPENDENCE AFFIDAVIT

The undersigned individual, being duly sworn, deposes and says that:

I am Pres of Hartzell Construction, the Bidder that has submitted the attached Bid;

I hereby certify to the best of my knowledge that neither I nor any of those persons residing in my household have or have had during the past five years, any relationships (professional, financial, familial or otherwise) with the City (or any of its districts), its elected or appointed officials, its employees or agents, or any member or alternate member of the Selection Committee.

A "relationship" for the purpose of this affidavit shall include but not be limited to employer/employee, consultant, contractor, subcontractor, associate, officer, partnership, joint venture, ownership greater than one percent, landlord/tenant, or creditor/debtor, gift donor/recipient (in excess of \$100.00), past or on-going personal relationships, or joint involvement with charitable/voluntary activities. **Relationship includes having a prior or current contract with the City.**

Except as set forth below, I hereby certify to the best of my knowledge that neither I nor any of those persons residing in my household have received any promise of compensation, remuneration, gift, discount, or other gratuity in exchange for my Bid.

I understand and agree that I shall give the City written notice of any other relationships (as defined above) that I enter into with the City (or any of its districts), its elected or appointed officials, its employees or agents, or any member or alternate member of the Selection Committee during the period of the Agreement.

I set forth below any exceptions to the aforementioned (if none, write "None"):

None

EXHIBIT "I"

INDEPENDENCE AFFIDAVIT
(continued)

Edward Holman
Signature (Blue ink only)

Edward Holman
Print Name

Pres
Title

11/15/17
Date

STATE OF FLORIDA)
COUNTY OF Brow)

Sworn to and subscribed before me on 15, 2017, by Edward Holman who (check one) ☒ is personally known to me or ☐ has produced _____, as identification.



Carly Bittlingmeyer
Notary Public
Carly Bittlingmeyer
PRINT Name of Notary Public

My commission expires:

EXHIBIT "H"

NON-COLLUSION AFFIDAVIT

The undersigned Bidder has not divulged to, discussed, or compared his/her/its Bid with any other Bidders and has not colluded with any other Bidder or parties to the Bid whatsoever.

Name of City Project: Design, Permitting and Installation of Community Bus Shelters

City's Invitation to Bid No.: 17-007

Hartzell Construction
Name of Bidder

Edward Holman

SIGNATURE of Bidder or Authorized
Agent of Bidder

Edward Holman

PRINT Name of Bidder or Authorized
Agent of Bidder

PRES
Title

11/15, 2017.
Date

STATE OF FLORIDA)

COUNTY OF Browd) ss:

Sworn to and subscribed before me on Nov 15, 2017, by
Edward Holman, as PRES of
Hartzell Construction, a corporation/partnership, on behalf of
the corporation/partnership, who [] is personally known to me or [] has produced
as identification.



Carly Bittlingmeyer
Signature of Notary Public

Carly Bittlingmeyer
PRINTED Name of Notary

My commission expires:

EXHIBIT "I"

EXHIBIT "L"
CERTIFICATION TO ACCURACY OF BID
(continued)

Edward Holman
Signature (Blue ink only)

Edward Holman
Print Name

Pres
Title

11/15/17
Date

STATE OF FLORIDA)
COUNTY OF BROWARD)

Sworn to and subscribed before me on 15, 2017, by Edward Holman who (check one) ☒ is personally known to me or ☐ has produced _____, as identification.



Carly Bittlingmeyer
Notary Public
Carly Bittlingmeyer
PRINT Name of Notary Public

My commission expires:

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Ordinance

Continued from:

Requested Action (Identify appropriate Action or Motion)

ADOPT ORDINANCE APPROVING THE REQUEST MADE BY DENNIS MELE, ESQ./GREENSPOON MARDER, P.A., AGENT FOR THE PROPERTY OWNERS SUNSHINE REO XI, LLC AND CF & A HILL FAMILY, LTD, TO REZONE PROPERTY GENERALLY LOCATED NORTH OF STIRLING ROAD, SOUTH OF SW 1ST STREET, EAST OF SW 11TH AVENUE AND WEST OF PHIPPEN ROAD IN THE CITY OF DANIA BEACH, FLORIDA; CHANGING THE CURRENT ZONING CLASSIFICATION OF THE PROPERTY FROM NEIGHBORHOOD RESIDENTIAL (NBHD-RES) DISTRICT TO GENERAL INDUSTRIAL DISTRICT (I-G), (APPLICATION NO. RZ-34-17) SUBJECT TO CERTAIN RESTRICTIONS

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

--

Exhibits Attached

Staff Report- 2nd Reading, Ordinance, Application and Supporting Documents



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director

FROM: Anne-Christine Carrie, Planner
Corinne Lajoie, AICP, Planning and Zoning Manager, LEED G.A.

SUBJECT: **RZ-34-17:** The applicant, Dennis Mele, Esq./Greenspoon Marder, P.A., on behalf of the property owner, Sunshine Reo XI, LLC., and CF & A Hill Family, LTD, is requesting a rezoning for the property located north of Strling Rd, south of SW 1 Street, east of SW 12 Avenue and west of Phippen Road.

REQUEST

To change the zoning designation of the subject property from Neighborhood Residential (NBHD-RES) to General Industrial (IG).

PROPERTY INFORMATION

EXISTING ZONING:	Neighborhood Residential (NBHD-RES)
PROPOSED ZONING:	General Industrial (IG)
LAND USE DESIGNATION:	Regional Activity Center (RAC)

VIOLATIONS ON PROPERTY

No violations on the property at this time.

PUBLIC HEARING NOTICE

This item was duly advertised, posted and noticed pursuant to Article 610 of the Land Development Code (LDC.)

The subject property is over an acre (1.24) and located south of SW 1 Street, between SW 12 Avenue and Phippen Road. The land is currently vacant. The properties to the east of the site are currently zoned NBHD-RES and developed with multi-family residential uses. The properties to the west are currently zoned IG and have industrial uses such as warehouses and loading docks.

REZONING

The applicant is requesting to rezone the site in preparation for a new development. The current Neighborhood Residential (NBHD-RES) zoning designation would be changed to the General Industrial (IG). The requested change would incorporate the site into the adjacent IG zoning district to the west, thereby extending current privileges afforded to properties in the same area. The conceptual site plan and justification statement submitted by the applicant indicate that the rezoning would allow for a self-storage facility. Per Section 115-50 of the LDC, buildings with a self-storage use shall resemble that of an

office building. Per the applicant, the proposed use does not generate a great deal of traffic and the property would serve as an aesthetically pleasing buffer zone between the industrial and residential districts. Per the applicant's letter, the request is consistent with the rezoning criteria outlined in Section 645-40 (A). The criteria are identified below.

- 1) "That the request is consistent with the city's comprehensive plan; and"
- 2) "The request is consistent with all applicable redevelopment plans, corridor plans, neighborhood plans, and master plans approved by the city commission; and"
- 3) "The request would not give privileges not generally extended to similarly situated property in the area, or result in an isolated district unrelated to adjacent or nearby districts; and
 - a. The request furthers the city's adopted community redevelopment plan, if applicable; or
 - b. An error or ambiguity must be corrected; or
 - c. There exists changed or changing conditions which make approval of the request appropriate; or
 - d. Substantial reasons exist why the property cannot be used in accordance with the existing zoning; or
 - e. The rezoning is appropriate for the orderly development of the city and is compatible with existing (conforming) adjacent land uses, and planned adjacent land uses".

Per the applicant, meetings were held with the neighbors on June 26, July 7 and July 27, 2017. The applicant's request now includes a Declaration of Restrictive Covenants limiting the uses permitted on this property to the following:

- 1) Assembly of products from prefabricated parts.
- 2) Assembly, repair and fabrication of furniture, home furnishings, art objects, clothing, leather goods, and jewelry.
- 3) Self-storage facility.
- 4) Warehousing facilities with up to twenty (20) percent ancillary office space.
- 5) Watchman or caretaker dwelling unit as an accessory use to a primary marine use or storage facility (subject to Sections 110-30, 230-20 of the LDC).
- 6) Business office.
- 7) Data processing and computer centers, including service and maintenance of electronic data processing equipment.

- 8) City of Dania Beach governmental administrative, community, service, or office facilities.
- 9) Athletic training facility (indoors) including, but not limited to a facility offering gymnastics, fitness training, boxing, yoga, or dance with no spectator seating.
- 10) Copy or printing shop.
- 11) Repair of bicycles in an enclosed building.

As stated in the Declaration, the uses listed above are subject to the same conditions, restrictions and limitation as all other uses in the IG zoning district.

This is the first of two (2) readings by the City Commission for approval. In addition to this rezoning request, the applicant will have to submit a Site Plan for Development Review Committee (DRC) review and will require approval by the City Commission prior to the development of the site.

CITY COMMISSION PREVIOUS ACTION

On November 14, 2017, the City Commission approved this item on first reading.

On June 27, 2017, the City Commission withdrew this item at the applicant's request.

On June 13, 2017, the City Commission continued this item at the applicant's request.

PLANNING AND ZONING BOARD RECOMMENDATION

On May 17, 2017, the Planning and Zoning Board sitting as the Local Planning Agency heard this item and failed to recommend approval.

RECOMMENDATION

Staff recommends approval of the requested rezoning.

ORDINANCE NO. 2017-037

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY DENNIS MELE, ESQ./GREENSPOON MARDER, P.A., AGENT FOR THE PROPERTY OWNERS SUNSHINE REO XI, LLC AND CF & A HILL FAMILY, LTD, TO REZONE PROPERTY GENERALLY LOCATED NORTH OF STIRLING ROAD, SOUTH OF SW 1ST STREET, EAST OF SW 11TH AVENUE AND WEST OF PHIPPEN ROAD IN THE CITY OF DANIA BEACH, FLORIDA; CHANGING THE CURRENT ZONING CLASSIFICATION OF THE PROPERTY FROM NEIGHBORHOOD RESIDENTIAL (NBHD-RES) DISTRICT TO GENERAL INDUSTRIAL DISTRICT (I-G), (APPLICATION NO. RZ-34-17) SUBJECT TO CERTAIN RESTRICTIONS, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Chapter 28, the “Land Development Code,” Part 6, “Development Review Procedures And Requirements,” Article 645, “Rezoning” of the City Code of Ordinances (the “City Code”), Dennis Mele, Greenspoon Marder, P.A., agent for the property owners Sunshine REO XI, LLC and CF & A Hill Family, LTD (the “Applicants”), has applied to the City of Dania Beach, Florida (the “City”) for approval of a rezoning for property legally described in Exhibit “A” (Application RZ-34-17); and

WHEREAS, the City Planning and Zoning Board, sitting as the Local Planning Agency (the “LPA”), held a duly advertised public hearing on May 17, 2017 and did not recommend approval of the request for a rezoning; and

WHEREAS, the City Commission conducted two (2) duly noticed public hearings in accordance with law; and

WHEREAS, the Applicants have voluntarily proffered to restrict the square footage of the proposed self-storage facility and permitted uses on the property pursuant to a declaration of restrictive covenants (the “Declaration”) as set forth in the attached Exhibit “B;” and

WHEREAS, the City Commission finds that the approval of the proposed rezoning will protect the public health, safety, and welfare of the residents of the City, and furthers the purpose, goals, objectives and policies of the Comprehensive Plan;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. The foregoing “WHEREAS” clauses are ratified and confirmed as being true and correct and they are made a specific part of this Ordinance.

Section 2. Pursuant to Chapter 28 “Land Development Code,” Part 6, “Development Review Procedures And Requirements,” Article 645, “Rezoning” of the City Code, the rezoning request (RZ-34-17) from Neighborhood Residential District (NBHD-RES) classification to the General Industrial District (I-G) classification, for the property generally located north of Stirling Road, south of SW 1st Street, east of SW 11th Avenue and west of Phippen Road as legally described in Exhibit “A,” is approved subject to the Applicant’s proffered Declaration attached as Exhibit “B.”

Section 3. Issuance of a development permit by a municipality does not in any way create any right on the part of an applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the municipality for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law.

Section 4. That if any section, clause, sentence or phrase of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

Section 5. That all ordinances or parts of ordinances in conflict with the provisions of this Ordinance are repealed to the extent of such conflict.

Section 6. That this Ordinance shall be effective upon (i) the passage and adoption on second reading, and (ii) the execution and recordation of the Declaration.

PASSED on first reading on November 14, 2017.

PASSED AND ADOPTED on second reading on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

EXHIBIT "A"
LEGAL DESCRIPTION:

LOTS 2, 4, 6, 8, 10 AND 12, BLOCK "B", TOGETHER WITH THE TWENTY FOOT WIDE ALLEY LYING ADJACENT TO THE WEST LINES OF SAID LOTS OF "GEORGE M. PHIPPEN'S SUBDIVISION", ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 90, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA.



EXHIBIT “B”

DECLARATION OF RESTRICTIVE COVENANTS

Carrie, Anne-Christine

From: Cynthia Pasch <cynthia.pasch@gmlaw.com>
Sent: Wednesday, October 25, 2017 10:06 AM
To: Carrie, Anne-Christine
Cc: Lajoie, Corinne
Subject: RE: Stirling Square

Thanks for catching that typo. The meetings were held on June 26, July 7 and July 27.

GreenspoonMarder

Cynthia A. Pasch, AICP
Land Planner
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Telephone: 954-527-6266
cynthia.pasch@gmlaw.com

From: Carrie, Anne-Christine [<mailto:ACarrie@daniabeachfl.gov>]
Sent: Wednesday, October 25, 2017 9:54 AM
To: Cynthia Pasch
Cc: Lajoie, Corinne
Subject: RE: Stirling Square

Good morning Cynthia:

Your email below states that community meetings for this project were held on June 26, June 27 and July 7. The notices you provided however indicate meetings on July 7, July 27. Please clarify or revise your e-mail to me.

Please let me know if you have any questions.

Anne-Christine Carrie

Planner
City of Dania Beach
100 W. Dania Beach Blvd.
Dania Beach, Florida 33004
(954)924-6800 Ext. 3654
ACarrie@daniabeachfl.gov

"Established in History, Preparing for Tomorrow"



Please Note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

Carrie, Anne-Christine

From: Cynthia Pasch <cynthia.pasch@gmlaw.com>
Sent: Monday, October 23, 2017 4:27 PM
To: Carrie, Anne-Christine
Subject: Stirling Square Rezoning Application
Attachments: Declaration regarding use restrictions -Stirling Square (2).pdf

Anne-Christine,

I would like to confirm, on the behalf of the Applicant, we would like to proceed with our zoning application on November 14, 2017.

Since we last appeared before the City Commission meeting, the Applicant has agreed to limit development on the property to those uses listed in the attached Declaration. The attached Declaration will be recorded after final approval of the rezoning application.

Since the last meeting, the Applicant has developed a site plan. This site plan was shared with the neighborhood associations in the area. The neighborhood representatives are now in support of the Applicant's plan.

GreenspoonMarder

Cynthia A. Pasch, AICP

Land Planner

200 East Broward Boulevard, Suite 1800

Fort Lauderdale, Florida 33301

Telephone: 954-527-6266

cynthia.pasch@gmlaw.com

The information contained in this transmission may be attorney/client privileged and confidential. It is intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by reply e-mail.

Unless specifically indicated otherwise, any discussion of tax issues contained in this e-mail, including any attachments, is not, and is not intended to be, "written advice" as defined in Section 10.37 of Treasury Department Circular 230.

A portion of our practice involves the collection of debt and any information you provide will be used for that purpose if we are attempting to collect a debt from you.

Carrie, Anne-Christine

From: Cynthia Pasch <cynthia.pasch@gmlaw.com>
Sent: Tuesday, October 24, 2017 10:40 AM
To: Carrie, Anne-Christine
Subject: FW: Stirling & Phippen road project

GreenspoonMarder

Cynthia A. Pasch, AICP
Land Planner
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Telephone: 954-527-6266
cynthia.pasch@gmlaw.com

From: Leon [<mailto:leonjc@comcast.net>]
Sent: Wednesday, July 26, 2017 3:30 PM
To: undisclosed recipients:
Subject: Stirling & Phippen road project

**Tomorrow evening at 6:00 pm at C.W. Thomas Park
please try to attend for more open discussion on the
Project at Stirling and Phippen Rd. to bring you up to
date as to what's happening.**

Sorry for the late notices.

The information contained in this transmission may be attorney/client privileged and confidential. It is intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by reply e-mail.

Unless specifically indicated otherwise, any discussion of tax issues contained in this e-mail, including any attachments, is not, and is not intended to be, "written advice" as defined in Section 10.37 of Treasury Department Circular 230.

A portion of our practice involves the collection of debt and any information you provide will be used for that purpose if we are attempting to collect a debt from you.

Carrie, Anne-Christine

From: Cynthia Pasch <cynthia.pasch@gmlaw.com>
Sent: Tuesday, October 24, 2017 10:40 AM
To: Carrie, Anne-Christine
Subject: Meeting Invitation

See below. Others to follow.

GreenspoonMarder

Cynthia A. Pasch, AICP
Land Planner
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Telephone: 954-527-6266
cynthia.pasch@gmlaw.com

From: "Leon" <leonjc@comcast.net>
Date: October 23, 2017 at 5:21:59 PM EDT
To: "Tammie James" <tammiejames@aol.com>, "James, Tammie" <tjames@ci.dania-beach.fl.us>
Subject: FW: Special Call Meeting

From: Leon [<mailto:leonjc@comcast.net>]
Sent: Friday, July 07, 2017 2:28 PM
To: undisclosed recipients:
Subject: Special Call Meeting

Remember tonight at 6:00 pm our Mayor has call for all resident to attend for an open discussion on the Project at Stirling and Phippen. She would like to hear your input.

Remember 6:00 PM at C.W. Thomas Park

The information contained in this transmission may be attorney/client privileged and confidential. It is intended only for the use of the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by reply e-mail.

Unless specifically indicated otherwise, any discussion of tax issues contained in this e-mail, including any attachments, is not, and is not intended to be, "written advice" as defined in Section 10.37 of Treasury

This Instrument prepared by and return to:

Mark J. Lynn, Esq.
Greenspoon Marder, P.A.
200 E. Broward Boulevard
Suite 1800
Fort Lauderdale, FL 33301

Space above this line for processing data

Space above this line for processing data

DECLARATION OF RESTRICTIVE COVENANTS

This **Declaration of Restrictive Covenants** ("Covenant") executed this ____ day of _____, 2017 by **SUNSHINE REO XI, LLC**, a Florida limited liability company and **CF & A HILL FAMILY, LTD**, a Florida limited partnership, having an address of _____ (collectively "Owner"), shall be for the benefit of **CITY OF DANIA BEACH**, a political subdivision of the State of Florida, with a post office address at _____, ("City").

WHEREAS, Owner is the fee simple owner of approximately 1.24 acres of land generally located at the intersection of SW 8th Avenue and SW 1st Street and in the City of Dania Beach, Florida, and more particularly described in in the attached **Exhibit "A"** attached hereto and made a part hereof ("Property"); and

WHEREAS, Owner has made an application to City for plat approval for Stirling Hills Plat (PL-030-17) (the "Plat"); in conjunction with development to be located on the Property (collectively, "Application"); and

WHEREAS, the Plat is restricted to 125,000 square feet of self-storage use; and

WHEREAS, Owner has offered to enter into this Covenant in order to limit the permitted uses of the proposed property to self-storage and otherwise uses that are compatible with the property uses in the surrounding area; and

WHEREAS, Owner agrees to grant this Covenant to the City, and the City agrees to accept this Covenant in order to place certain restrictions on the development of the Property upon final approval; and

NOW, THEREFORE, in consideration of the promises and covenants herein contained, Owner hereby declares that the Property specifically referenced herein shall be owned, held, used, transferred, sold, conveyed, demised and occupied subject to the covenants, restrictions,

and regulations hereinafter set forth, all of which shall run with such property and any part thereof and which shall be binding upon all parties having any right, title or interest in such property or any part thereof, their heirs, successors and assigns.

NOW, THEREFORE, City agrees and covenants to the following:

1. Recitals. The foregoing recitals are true and correct and are incorporated herein by reference.
2. Future Land Uses. The uses on the Property shall be limited to the following (subject to conditions, limitations and restrictions on such uses as set forth in the City Code of Ordinances ("Code")):
 1. Assembly of products from prefabricated parts
 2. Assembly, repair and fabrication of furniture, home furnishings, art objects, clothing, leather goods, and jewelry
 3. Self-storage facility
 4. Warehousing facilities with up to twenty (20) percent ancillary office space
 5. Watchman or caretaker dwelling unit as an accessory use to a primary marine use or storage facility
 6. Business office
 7. Data processing and computer centers, including service and maintenance of electronic data processing equipment
 8. City of Dania Beach governmental administrative, community, service, or office facilities
 9. Athletic training facility (indoors) including, but not limited to a facility offering gymnastics, fitness training, boxing, yoga, or dance with no spectator seating
 10. Copy or printing shop
 11. Repair of Bicycles in an enclosed building

For purposes of this Declaration, the term "Self Storage" shall mean a system whereby space is available for rent within a building for purposes of storage of residential and commercial goods (excluding warehousing), where all such space is accessible only from the inside of the building, and such spaces are climate controlled, with secure access and, at a minimum, security cameras installed at the main building entrance and exit points.

THESE RESTRICTIONS ON USES SHALL BE CONSIDERED A RESTRICTIVE COVENANT RUNNING WITH AND BINDING THE LAND.

3. Recordation and Effective Date. This instrument shall not become effective until recorded in the Public Records of Broward County, Florida. Once recorded this Covenant shall run with the land and shall remain in full force and effect and binding upon the undersigned, its

heirs, legal representatives, estate successors, grantees and assigns to the title of the Property.

4. Severability. If any court of competent jurisdiction shall declare any section, paragraph or part thereof invalid or unenforceable, then such judgement or decree shall have no effect on the enforcement or validity of any other section, paragraph or part thereof, and the same shall remain in full force and effect.
5. Amendment. This Covenant may be amended only with the prior written consent of the City, not to be unreasonably withheld, delayed or conditioned.
6. Enforcement. City is the beneficiary of this Covenant and may enforce the provisions herein by action at law or in equity against any person or persons, entity or entities, violating or attempting to violate the terms of this Covenant. This Covenant shall not give rise to any other cause of action by any parties other than City, and no parties other than City shall be entitled to enforce this Covenant. Any failure by City to enforce this Covenant shall not be deemed a waiver of the right to do so thereafter.

[SIGNATURES ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the undersigned has executed this Declaration of Restrictive Covenants on this ____ day of _____, 2017.

SUNSHINE REO XI, LLC, a Florida limited liability company

By: _____

Name: _____

Title: _____

CF & A FAMILY HILL, LTD., a Florida limited partnership

BY: _____, General Partner

EXHIBIT "A"

PROPERTY LEGAL DESCRIPTION

Carrie, Anne-Christine

From: Walton, Eric
Sent: Friday, May 26, 2017 3:06 PM
To: LaFerrier, Marc
Cc: Carrie, Anne-Christine; Lajoie, Corinne; Urow, Barbara; Wray, Macee
Subject: RE: Lien Settlement: Vacant Lot West of 801 SW 1 Street: CEB 09-1510

Importance: High

I inspected the site today and the trash has been removed. No issue on property at this time. I advised Steve Wherry and also suggested they fill out the BSO no trespassing affidavit.

Eric Walton
Code Compliance Manager
City of Dania Beach
ewalton@daniabeachfl.gov
954-924-6810 x 3703

"Established in History, Preparing for Tomorrow"



Please Note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

From: Walton, Eric
Sent: Wednesday, May 24, 2017 3:47 PM
To: Carrie, Anne-Christine
Subject: FW: Lien Settlement: Vacant Lot West of 801 SW 1 Street: CEB 09-1510

FYI

Eric Walton
Code Compliance Manager
City of Dania Beach
ewalton@daniabeachfl.gov
954-924-6810 x 3703

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From: Eric Abend [<mailto:eabend@ryanlawfl.com>]
Sent: Wednesday, May 24, 2017 3:35 PM
To: Walton, Eric
Cc: LaFerrier, Marc; Lunkins, Angel; Wray, Macee
Subject: Lien Settlement: Vacant Lot West of 801 SW 1 Street: CEB 09-1510

Hi Eric,

My office received a wire for the full settlement amount today from the attorney for Sunshine Lenders, LLC regarding the above referenced property. I will prepare and forward the Release and Satisfaction next week as I will be out of the office tomorrow and Friday. Please have case CEB 09-1510 closed out and have it reflect that the fines on the property have been satisfied. Please contact me with any questions or concerns.

Best regards,

Eric W. Abend, Esq.
Ryan & Ryan, LLC
700 East Dania Beach Boulevard, Third Floor
Dania Beach, FL 33004
Tel: 954-920-2921
Fax: 954-921-1247
eabend@ryanlawfl.com

ATTENTION: THE INFORMATION CONTAINED IN THIS E-MAIL MESSAGE IS ATTORNEY-PRIVILEGED AND CONFIDENTIAL INFORMATION INTENDED ONLY FOR THE USE OF THE INDIVIDUAL(S) NAMED ABOVE. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT, YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION OR COPY OF THIS COMMUNICATION IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS COMMUNICATION IN ERROR, PLEASE IMMEDIATELY CONTACT THE SENDER BY REPLY E-MAIL AND DESTROY ALL COPIES OF THE ORIGINAL MESSAGE. THANK YOU.

Carrie, Anne-Christine

From: Lunkins, Angel
Sent: Wednesday, May 24, 2017 4:17 PM
To: Lajoie, Corinne
Cc: Carrie, Anne-Christine; Walton, Eric
Subject: 5042-34-05-0100
Attachments: Case Info Report_09-1510.pdf

Good Afternoon,
Case has been closed in New World. Thanks

Angel Lunkins
Code Compliance Coordinator
City of Dania Beach
100 W. Dania Beach Blvd.
Dania Beach, Florida 33004
(954)924-6810 Ext. 3790

"Established in History, Preparing for Tomorrow"



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REZONING JUSTIFICATION

Sunshine REO XI, LLC and CF & A Hill Family, LTD ("Applicants") are the current owners of properties generally located on the south side of SW 1st Street and east of SW 12th Avenue within the City of Dania Beach ("Property"). The Property is currently under contract to be purchased by Master Development Inc., who proposes to develop the self-storage facility along SW 1st Street. The parcels are identified as folio numbers: 5042-34-05-0110, 5042-34-05-0102, 5042-3-05-0101 and 5042-34-05-0100.

The Applicants are requesting to rezone approximately 1.24 acres from the Dania Beach Neighborhood Residential (NBHD-RES) District to the General Industrial (IG) District. The underlying land use designation for the Property is Dania Beach Regional Activity Center ("RAC"). In addition to rezoning the subject properties the Applicants wish to incorporate an unused 20 foot wide right-of-way which runs along the west side of all the properties into the development through the Broward County platting process. The plat application is subject to a separate application process.

The NBHD-RES does not allow for the proposed self-storage use on the property. The Applicants propose to construct a 4-story, self-storage facility ("Proposed Development"). The IG zoning district allows self-storage facilities provided the architectural treatment of the facility complies with Sec. 115-50 Conditions of Use. The site plan and the conditional use requirements will be reviewed by the Development Review Committee through a separate application process.

The properties to the east of the subject site are currently zoned NBHD-RES and developed with multi-family residential uses. The properties to the west are currently zoned IG and are industrial, warehouses and truck terminal uses, they are in operation on-site. The proposed rezoning to IG will allow for the development of a free-standing self-storage facility which will provide low intensity use and buffer between the residential uses and the higher industrial use of the warehouses and truck terminals. The IG zoning district requires additional setbacks when adjacent to residential zoned property which will also provide additional buffer for the development.

Per the Dania Beach Code of Ordinances the intent of the IG zoning district is to *"provide for light- and medium-intensity industrial, research, assembly, fabrication and repair uses within a completely enclosed building"*. Manufacturing uses are permitted if they meet additional requirements necessary to protect existing adjacent residential areas.

REZONING REVIEW CRITERIA

Section 645-40 of the City's Code requires that an application for a rezoning be reviewed in accordance with the following criteria: This narrative is intended to describe how this request addresses those criteria.

FILE COPY

(1) *The request is consistent with the city's comprehensive plan*

The subject sites are located within the Dania Beach Regional Activity Center which was created to provide for development of a mix of land uses of regional significance. The General Industrial District (IG) was created to facilitate development of light- and medium-intensity industrial, research, assembly, fabrication and repair uses within this City. The proposed use categories, density and intensity established in the Dania Beach IG zoning district are consistent with those established for the RAC.

The proposed rezoning will expand the existing boundaries of the IG zoning district. The IG zoning district has been determined to forward the goals, objectives and policies of the City's comprehensive plan intended to encourage revitalization and economic development, compatible and compact development, as well as efficient and coordinated transportation and pedestrian mobility. The Proposed Development will provide an active use on the property while introducing a new use into this area of the City.

(2) *The request is consistent with all applicable redevelopment plans, corridor plans, neighborhood plans, and master plans approved by the city commission*

The subject sites are located within the City's Community Redevelopment Area. The mission of the CRA is to create and implement economically sound redevelopment and revitalization activities within the City. The IG district is intended to not only be consistent with but to forward the intent of the City's redevelopment plans and contribute to the overall improvement and revitalization of this targeted area.

(3) *The request would not give privileges not generally extended to similarly situated property in the area, or result in an isolated district unrelated to adjacent or nearby districts; and*

The subject property will be added to the existing IG zoning to the west of the site and will be subject to the development regulations and standards set forth in the Dania Beach Code. Approval of the proposed rezoning would in no way impair the ability of other sites meeting the criteria from being rezoned to IG nor other abutting land to be added to the IG, as appropriate, and being extended the same "privileges" associated with this zoning district.

a. *The request furthers the city's adopted community redevelopment plan, if applicable; or*

Refer to (2) above.

b. *An error or ambiguity must be corrected; or*

c. *There exists changed or changing conditions which make approval of the request appropriate; or*

The site is adjacent to existing IG zoning to the west and to existing C-3 to the south. The rezoning will allow for the development of a self-storage facility which by its operational category will protect the adjacent residential area to the east and provide the appropriate buffer between multi-family to the east and the more industrial uses to the west.

- d. Substantial reasons exist why the property cannot be used in accordance with the existing zoning; or***
- e. The rezoning is appropriate for the orderly development of the city and is compatible with existing (conforming) adjacent land uses, and planned adjacent land uses.***

Self-storage facilities are generally considered lot traffic generating uses. The facility is environmentally clean and does not produce adverse noxious effects common with other types of IG uses. The proposed self-storage facility will be aesthetically pleasing with high-quality architectural detailing similar to a multi-family or office development.

Mr. Marc LaFerrier, Director
Development of Community Development
100 W. Dania Beach Boulevard
Dania Beach, FL 33004

RE: Permitting with the City of Dania Beach

Dear Mr. LaFerrier:

We, Sunshine REO XI, LLC a Florida Limited Liability Company are owners of the properties located SW 1st Street which are located within the City of Dania Beach.

Legal Description:

GEO M PHIPPENS SUB 2-90 D LOT 2, 4 and 6 BLK B

Folio Numbers:

5042-34-05-0100

5042-34-05-0101

5042-34-05-0102

We hereby authorize Master Development Partners, LLC and Greenspoon Marder, P.A. to act as agents in connection with all land use applications and processes in Dania Beach, Florida.

Sincerely,

Sunshine REO XI, LLC.



Stephen Enriquez, Manager

By:

Mr. Marc LaFerrier, Director
Development of Community Development
100 W. Dania Beach Boulevard
Dania Beach, FL 33004

RE: Permitting with the City of Dania Beach

Dear Mr. LaFerrier:

We, CF & A Hill Family, LTD, a Florida Limited Partnership are owners of the properties located SW 1st Street which are located within the City of Dania Beach.

Legal Description:

GEO M PHIPPENS SUB 2-90 D LOT 8, 10 and 12 BLK B

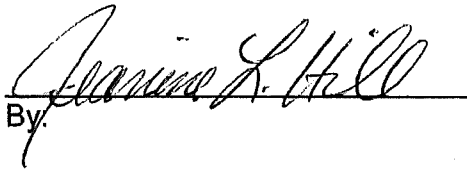
Folio Number:

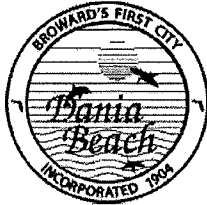
5042-34-05-0110

We hereby authorize Master Development Partners, LLC and Greenspoon Marder, P.A. to act as agents in connection with all land use applications and processes in Dania Beach, Florida.

Sincerely,

CF & A Hill Family, Ltd.

By: 



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division
(954) 924-6805 X3643
(954) 922-2687 Fax

Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☒ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☐ Other: _____

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

Date Rec'd: _____

Petition No.: Q2-34-17

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application.

For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: _____

Lot(s): 2,4,6,8,10,12 Block: _____ Subdivision: _____

Recorded Plat Name: GEO M. PHIPPENS SUB-DIVISION 2-90 D

Folio Number(s): See attached list Legal Description: See attached legal description

Applicant/Consultant/Legal Representative (**circle one**) Dennis Mele / Greenspoon Marder, P.A.

Address of Applicant: 200 East Broward Boulevard, Suite, 1800, Fort Lauderdale, FL 33301

Business Telephone: 954-649-7711 Home: _____ Fax: _____

E-mail address: dennis.mele@gmlaw.com

Sunshine REO XI, LLC. and CF & A Hill Family, LTD.
Name of Property Owner: _____

Address of Property Owner: See attached

Business Telephone: _____ Home: _____ Fax: _____

Rezone from NBHD-RES to IG

Explanation of Request:

*For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per **Section 625.40 of the Land Development Code.***

Prop. Net Acreage: 1.24 Gross Acreage: _____ Prop. Square Footage: _____

Existing Use: vacant / nursery Proposed Use: Self-storage facility

Is property owned individually, by a corporation, association, or a joint venture? a corporation _____

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Dennis Mele c/o Greenspoon Marder, P.A. (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

By: [Signature]
(Owner / Agent signature*)

BEFORE ME THIS 21st DAY OF March, 2017

By:

Terry Salzman
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public – State of Florida)



KRYSTAL MICHELLE RODRIGUEZ
NOTARY PUBLIC
STATE OF FLORIDA
Comm# FF127140
Expires 8/2/2018

Personally known X or Produced Identification _____

Type of identification produced: _____ or Drivers License _____

***If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.***

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Ordinance

Continued from:

Requested Action (Identify appropriate Action or Motion)

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY BCD DANIA OAKS, LLC, TO REZONE PROPERTY LOCATED AT 5501 AND 5525 SW 40TH AVENUE, IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS ORDINANCE; CHANGING THE ZONING CLASSIFICATION OF THE PROPERTY FROM SINGLE FAMILY 6000 RESIDENTIAL DISTRICT (RS-6000) TO PLANNED RESIDENTIAL DEVELOPMENT DISTRICT (PRD-1), SUBJECT TO CERTAIN RESTRICTIONS, AND PROVIDING FOR THE ALLOCATION OF 22 RESIDENTIAL FLEX UNITS, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(SECOND READING)**

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Staff Report, Ordinance, Application and Backup, Amendment request



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director *[Signature]*

FROM: Corinne Lajoie, AICP, Planning and Zoning Manager, LEED GA *[Signature]*

SUBJECT: **RZ-70-17/OT-72-17:** The applicant, Greenspoon Marder, on behalf of the property owner BCD Dania Oaks, LLC., is requesting rezoning and flex allocation for the property located at 5501 and 5525 SW 40th Avenue (SECOND READING).

**REQUEST
REZONING**

To allow the rezoning of an entire property from Single Family Residential (RS-6000) to Planned Residential District (PRD-1).

FLEX

To assign twenty-one (21) flex units to the property.

PROPERTY INFORMATION

EXISTING ZONING:	Single Family Residential (RS-6000)
PROPOSED ZONING:	Planned Residential Development (PD-1)
LAND USE DESIGNATION:	Low (5) residential

VIOLATIONS

There are no open violations on this property.

PUBLIC HEARING NOTICE

This item was duly advertised, posted and noticed pursuant to Article 610 of the Land Development Code (LDC.)

The subject property is located on the south side of SW 54 Court, and immediately west of SW 40 Avenue. The property is made up of two (2) parcels; each currently has a single family home on the property, both of which will be demolished. In preparation of developing the site, the applicant has also submitted applications for plat, site plan, and variance for a larger development site, which includes the two subject parcels.

REZONING

The applicant is requesting to rezone the two parcels to be combined with the development site to the north to ultimately construct a residential townhouse development on the property. Currently the property has a Single Family (RS-6000) zoning designation. The applicant is requesting to rezone the entire property to Planned Residential District (PRD-1), which allows residential developments with greater flexibility.

Per the City's Land Development Code (LDC), the requested rezoning must be reviewed in accordance with the criteria identified in Section 645-40 as shown below in order for the City Commission to approve the request.

- (1) "That the request is consistent with the city's comprehensive plan."
- (2) "The request is consistent with all applicable redevelopment plans, corridor plans, neighborhood plans, and master plans approved by the city commission."
- (3) "The request would not give privileges not generally extended to similarly situated property in the area, or result in an isolated district unrelated to adjacent or nearby districts; and
 - a. the request furthers the city's adopted community redevelopment plan, if applicable; or
 - b. An error or ambiguity must be corrected; or
 - c. There exists changed or changing conditions which make approval of the request appropriate; or
 - d. Substantial reasons exist why the property cannot be used in accordance with the existing zoning; or
 - e. The rezoning is appropriate for the orderly development of the city and is compatible with existing (conforming) adjacent land uses, and planned adjacent land uses."

The applicant has provided a written justification statement identifying how the requested rezoning is consistent with these criteria.

Additionally, the LDC requires the City Commission to review the site development plan when rezoning to PRD-1 and it "shall consider the location, size, height, spacing, appearance, character and utilization of any building, structure or use and their appurtenances, access and circulation for vehicles and pedestrians, streets, parking areas, yards, open spaces and relationships to adjacent property. More specifically:

- (1) The site development plan shall be consistent with the comprehensive plan and where applicable, the community redevelopment area plan.
- (2) The site development plan shall provide for an effective and unified treatment of the development possibilities on the project site.
- (3) Application of the principles of new urbanism is encouraged where appropriate with respect to the location of parking, building orientation and open space.
- (4) The design of buildings and parking facilities shall take advantage of the natural features and topography of the project site, where appropriate.
- (5) All buildings shall be arranged so as to be accessible to emergency vehicles.
- (6) Existing specimen trees shall, to the greatest extent possible, be preserved or relocated on site and integrated into the landscape plan.
- (7) Roads, pedestrian walks and open space shall be designed as integral parts of an overall site design.
- (8) Parking areas shall be landscaped and screened from public view to mitigate their visual impact.

(9) Parking areas shall be designed with careful regard to orderly arrangement, landscaping and ease of access, and shall be developed as an integral part of an overall site design.

(10) The site development plan shall be designed to be compatible with existing and conforming development, and proposed development in the area surrounding the project site."

The applicant has provided a written justification statement identifying how the proposed project is consistent with these criteria.

On October 5, 2017 the applicant provided a traffic study for this project. The City Engineer has provided staff with his analysis of the traffic study and had indicated that the study is complete and accepted. The approved traffic study identifies the existing level of service for the roadway as "C". The capacity of the road is identified in the traffic study as "D". The project will add 41 PM peak hour trips which will not affect the "C" level of service on the road.

At the November 14, 2017 City Commission meeting, the applicant agreed to contribute money toward traffic calming improvements on SW 40 Avenue.

FLEX ALLOCATION

In order to develop the project with the proposed sixty (60) townhouse units, the applicant is requesting allocation of twenty-one (21) units from Flex Zone eighty-one (81). The allocation will result in a density of twelve (12) units per acre. If approved, forty-six (46) flex units will remain in Flex Zone 81.

On September 8, 2015, the City Commission approved Rezoning, Site Plan and Flex Units for the northern portion of the site, which assigned fourteen (14) Flex Units for a total of twenty-five (25) dwelling units. Since then the applicant has purchased additional property to the south (the subject property) and wishes to incorporate it into one cohesive development project, which is reflected in the site plan currently proposed.

At the Planning and Zoning Board's request, the applicant held three (3) neighborhood meetings in June, August, and October to discuss this project with the neighboring residents.

The City has received multiple letters, emails and phone calls of objection to this project. Copies of the letters and emails are attached to this document.

CITY COMMISSION PREVIOUS ACTION

On November 14, 2017 the City Commission recommended approval of this rezoning and flex request on first reading.

On September 8, 2015 the City Commission approved the Rezoning, allocation for fourteen (14) Flex Units (O-2015-019), and Site Plan for a total of twenty-five (25) units (R-2015-96) for the property immediately to the north.

PLANNING AND ZONING BOARD PREVIOUS ACTION

On October 18, 2017 the Planning and Zoning Board heard this item where the motion for conditional approval failed.

This item was continued from the July 19, 2017 and the September 20, 2017 Planning and Zoning Board meeting.

STAFF RECOMMENDATION

Approve the applicant's request to continue the item to the January 9, 2018 City Commission meeting.

Lajoie, Corinne

From: Sarah Stewart <Sarah.Stewart@gmlaw.com>
Sent: Wednesday, December 06, 2017 1:08 PM
To: Lajoie, Corinne; Dennis Mele
Cc: Cynthia Pasch; Steven Wherry; LaFerrier, Marc
Subject: RE: Dania Oaks [IWOV-ACTIVE.FID10196245]

Corinne:

Please defer the hearing on the applications regarding Dania Oaks/Oaks Place now scheduled for the December 11, 2017 City Commission meeting to the January 9, 2017 City Commission meeting.

Thanks
Sarah

GreenspoonMarder

Sarah Stewart, AICP
Land Planner
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
Telephone: 954-214-8952
Sarah.stewart@gmlaw.com

From: Lajoie, Corinne [<mailto:cchurch@daniabeachfl.gov>]
Sent: Wednesday, December 06, 2017 12:49 PM
To: Dennis Mele; Sarah Stewart
Cc: Cynthia Pasch; Steven Wherry; LaFerrier, Marc
Subject: FW: Dania Oaks

Can you please provide me with your request to continue the Dania Oaks site plan from the December 11th City Commission meeting in writing (response to this email is sufficient).
Thank you.

From: Lajoie, Corinne
Sent: Monday, December 04, 2017 11:28 AM
To: 'dennis.mele@gmlaw.com' (dennis.mele@gmlaw.com)
Cc: 'Sarah Stewart'
Subject: Dania Oaks

Marc told me that he received a verbal request for continuance of the Site Plan from the December 11th City Commission meeting. I need this request made in writing (email is fine) for the file.
Thank you.

The information contained in this transmission may be attorney/client privileged and confidential. It is intended only for the use of the individual or entity named above. If the reader of this message is not the intended

ORDINANCE NO. 2017-038

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE REQUEST MADE BY BCD DANIA OAKS, LLC, TO REZONE PROPERTY LOCATED AT 5501 AND 5525 SW 40TH AVENUE, IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS ORDINANCE; CHANGING THE ZONING CLASSIFICATION OF THE PROPERTY FROM SINGLE FAMILY 6000 RESIDENTIAL DISTRICT (RS-6000) TO PLANNED RESIDENTIAL DEVELOPMENT DISTRICT (PRD-1), SUBJECT TO CERTAIN RESTRICTIONS, AND PROVIDING FOR THE ALLOCATION OF 21 RESIDENTIAL FLEX UNITS, PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Chapter 28, the "Land Development Code," Part 6, "Development Review Procedures And Requirements," Article 645, "Rezoning" of the City Code of Ordinances (the "City Code"), BCD Dania Oaks, LLC, (the "Applicant"), has applied to the City of Dania Beach, Florida (the "City"), for approval of a rezoning (RZ-25-17) and a related residential flex unit allocation (OT-72-17) for property legally described in Exhibit "A"; and

WHEREAS, the City Planning and Zoning Advisory Board, sitting as the Local Planning Agency (the "LPA"), held a duly advertised public hearing on July 19, 2017, and determined that the proposed rezoning and related residential flex unit allocation is consistent with the City of Dania Beach Comprehensive Plan (the "Comprehensive Plan"), and therefore, recommended approval of the requested applications; and

WHEREAS, the City Commission conducted two (2) duly noticed public hearings in accordance with law; and

WHEREAS, the City Commission finds that the approval of the rezoning and related residential flex unit allocation will protect the public health, safety, and welfare of the residents of the City, and furthers the purpose, goals, objectives and policies of the Comprehensive Plan and City Code;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. The foregoing "**WHEREAS**" clauses are ratified and confirmed as being true and correct and they are made a specific part of this Ordinance.

Section 2. Pursuant to Chapter 28 “Land Development Code,” Part 6, “Development Review Procedures and Requirements,” Article 645, “Rezoning” of the City Code, the rezoning request (RZ-25-17) from Single Family 6000 Residential District (RS-6000) to Planned Residential Development District (PRD-1), for the property located at 5501 and 5525 SW 40th Avenue, as legally described in Exhibit “A,” is approved.

Section 3. Concurrent with the approved rezoning to Planned Residential Development District (PRD-1), the assignment of twenty-one (21) residential flex units from Flex Zone 81 (OT-72-17), for the property located at 5501 and 5525 SW 40th Avenue, as legally described in Exhibit “A,” is approved.

Section 4. Issuance of a development permit by a municipality, does not in any way, create any right on the part of an applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the municipality for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law.

Section 5. That if any section, clause, sentence or phrase of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

Section 6. That all ordinances or parts of ordinances in conflict with the provisions of this Ordinance are repealed to the extent of such conflict.

Section 7. That this Ordinance shall be effective immediately upon its passage and adoption on second reading.

PASSED on first reading on November 14, 2017.

PASSED AND ADOPTED on second reading on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO, CITY ATTORNEY

EXHIBIT "A"

LEGAL DESCRIPTION

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

AND:

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2. Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

YOU'RE INVITED TO A FOLLOW-UP NIEGHBORHOOD MEETING

Monday, October 30, 2017 – 7:00 pm
PJ Meli Park Community Center
2901 SW 52nd Street – Dania Beach

October 17, 2017

RE: *Property located at 5471-5521 SW 40th Avenue*

Dear Neighbor:

You are invited to attend a Citizen Participation meeting regarding a proposed development on the property at 5471-5521 SW 40th Avenue, which is currently being processed at the City of Dania Beach.

At our last two meeting we discussed many topics – traffic being the main issue. We look forward to following up with all of you who have attended before, and also seeing some new faces.

If you would like more information about this meeting, please feel free to contact:

Sarah Stewart, AICP
Greenspoon Marder, PA
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
954-214-8952

We hope to see you there!



YOU'RE INVITED TO A FOLLOW-UP NIEGHBORHOOD MEETING

AMENDED

**Tuesday, August 1, 2017 – 7:00 pm
PJ Meli Park Community Center
2901 SW 52nd Street – Dania Beach**

July 18, 2017

RE: *Property located at 5471-5521 SW 40th Avenue*

Dear Neighbor:

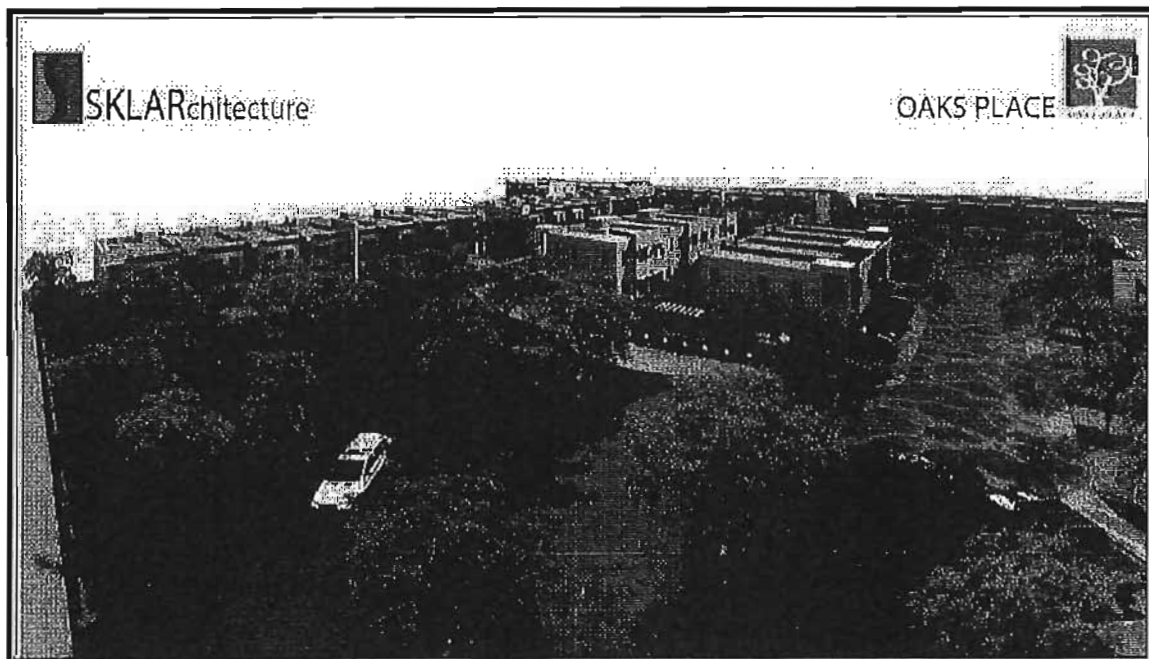
You are invited to attend a Citizen Participation meeting regarding a proposed development on the property at 5471-5521 SW 40th Avenue, which is currently being processed at the City of Dania Beach.

At our last meeting we discussed many topics – traffic being the main issue. We look forward to following up with all of you and seeing some new faces.

If you would like more information about this meeting, please feel free to contact:

Sarah Stewart, AICP
Greenspoon Marder, PA
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
954-214-8952

We hope to see you there!



YOU'RE INVITED TO A NIEGHBORHOOD MEETING

**Wednesday, June 28, 2017 – 7:00 pm
PJ Meli Park Community Center
2901 SW 52nd Street – Dania Beach**

June 20, 2017

RE: *Property located at 5471-5521 SW 40th Avenue*

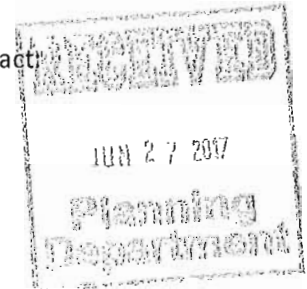
Dear Neighbor:

You are invited to attend a Citizen Participation meeting regarding a proposed development on the property at 5471-5521 SW 40th Avenue, which is currently being processed at the City of Dania Beach.

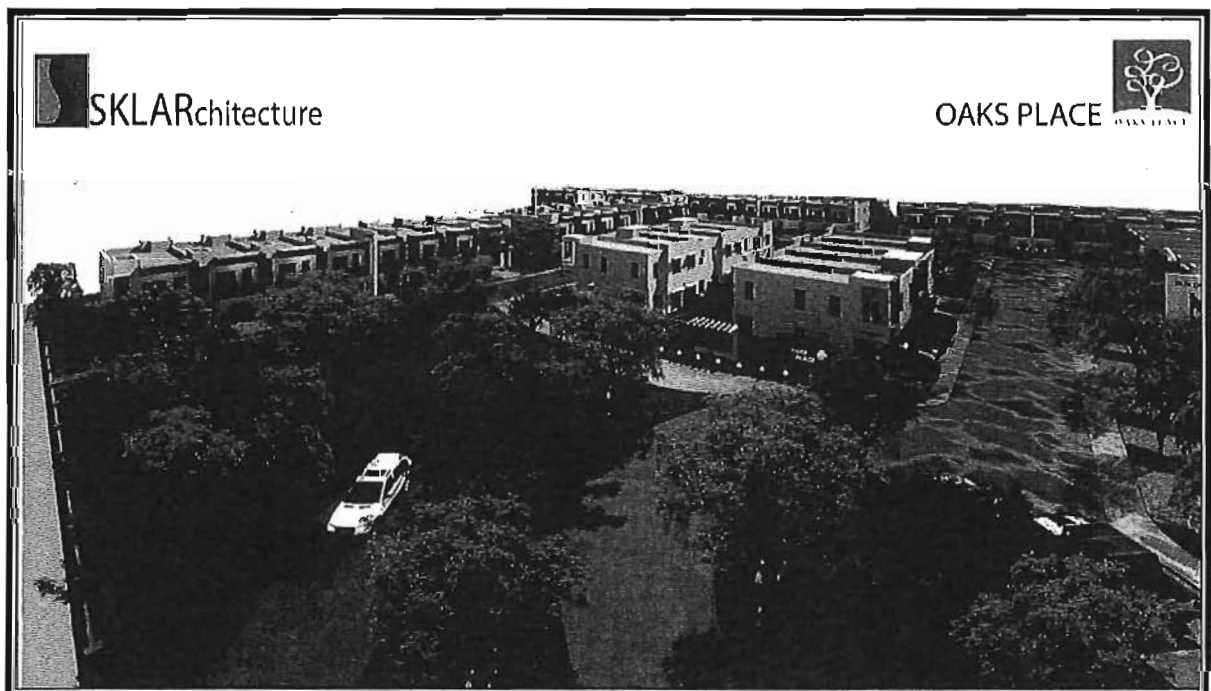
The project will consist of 61 luxury townhomes, a clubhouse and pool, surrounded by abundant open space. The townhomes will be 3 bedrooms and 2.5 baths - each townhome will provide approximately 1,600 sf of living space. We will be preserving as many existing trees as possible to ensure an environment in keeping with the surrounding neighborhood.

If you would like more information about this meeting, please feel free to contact:

Sarah Stewart, AICP
Greenspoon Marder, PA
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
954-214-8952



We hope to see you there!



Wray, Macee

From: Lajoie, Corinne
Sent: Wednesday, October 18, 2017 9:49 AM
To: Wray, Macee
Subject: FW: Zoning change on properties west of SW 40th Avenue to allow higher density housing
Attachments: IMG_1760.JPG; IMG_1761.JPG

Please print, date stamp, and provide copied to the P&Z Board tonight and attached a copy to the file.
Thank you.

Corinne Lajoie, AICP, LEED GA
Planning and Zoning Manager
City of Dania Beach, FL

From: Rosalind Hodges [<mailto:puddyhodges@gmail.com>]
Sent: Wednesday, October 18, 2017 8:10 AM
To: Lajoie, Corinne; James, Tamara
Subject: Zoning change on properties west of SW 40th Avenue to allow higher density housing

Mayor James and Ms. Lajoie,

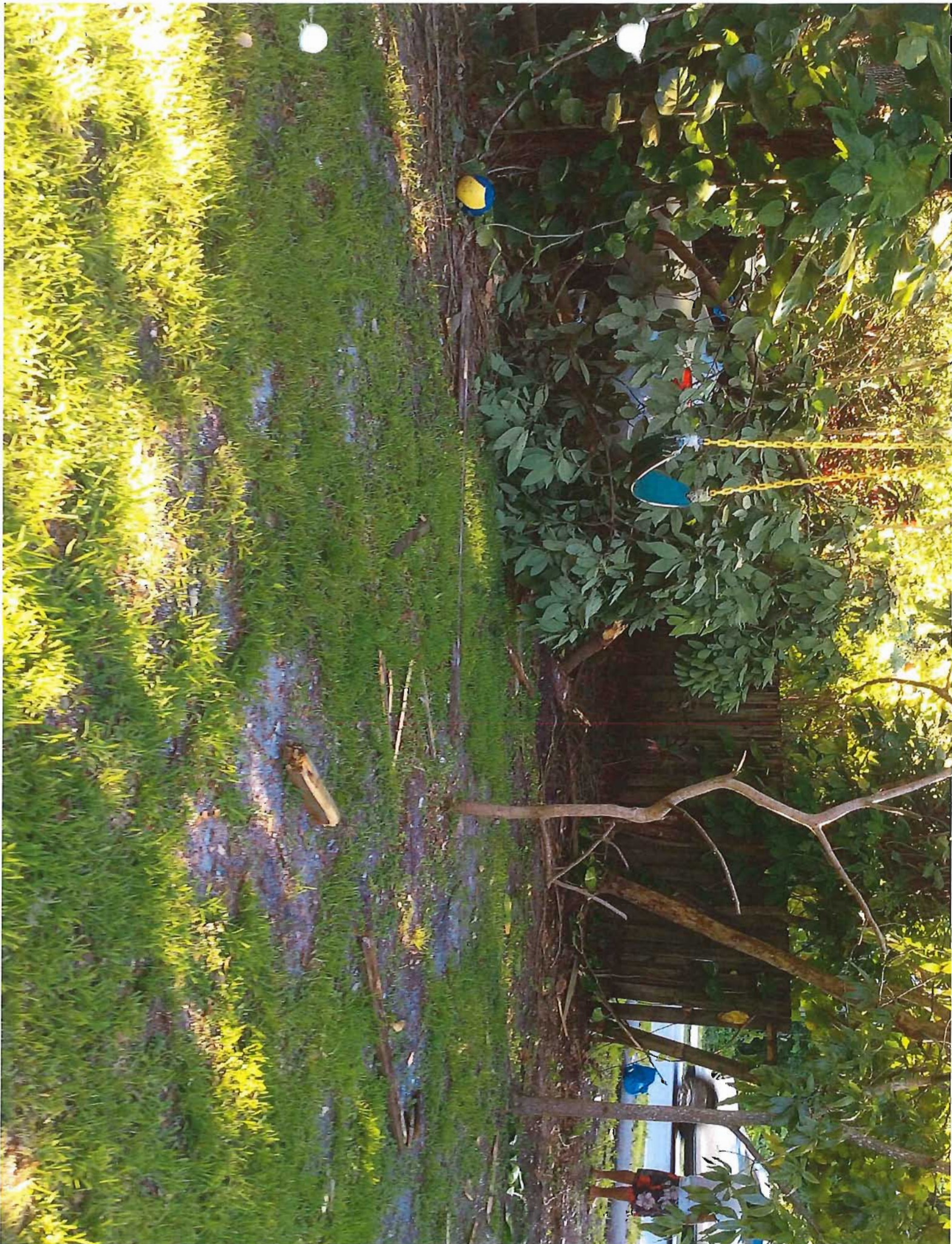
We (Perry and I) continue to be opposed to any and all zoning changes along SW 40th Avenue between Stirling and Griffin Road if those changes allow for higher density housing than what is already permitted by current zoning. As thirty-four year residents of 3920 SW 56th Street we are seriously concerned about the traffic danger along 40th Avenue that exists already. The traffic is a hazard to cars and pedestrians. I have attached photos of the July accident which took down my neighbors' fence with the car crossing the backyard play space of her children.

No amount of information provided by the developer can change our minds on this subject. The city and county already need to take action to mitigate the dangerous situation. Helpful actions include removing passing lanes along all two lane sections of SW 40th Avenue and reinstalling signs saying "no through trucks" that were removed several years ago. The unnecessary trucks damage road and trees as well as contributing to the traffic dangers. Regular law enforcement presence would be a help as well.

Please do not make zoning changes that allow higher density housing in neighborhood.

Thank you for your attention to this important matter.

Rosalind Marjorie Hodges





Wray, Macee

From: Lajoie, Corinne
Sent: Tuesday, July 25, 2017 9:25 AM
To: Wray, Macee
Subject: FW: rezoning at 5501/5525 SW 40th

Please print and add to the Dania Oaks rezoning file.
Thank you.

Corinne Lajoie, AICP, LEED GA
Planning and Zoning Manager
City of Dania Beach, FL

From: kim265@comcast.net [<mailto:kim265@comcast.net>]
Sent: Tuesday, July 25, 2017 8:59 AM
To: Lajoie, Corinne
Subject: rezoning at 5501/5525 SW 40th

This is to let you know that I am opposed to any rezoning of these properties for more units.

Kim Christiansen
3861 SW 56 Ct.
Dania Beach, Fl. 33312
954-985-6782

SHADY RIDGE HOME OWNERS ASSOCIATION

JULY 22, 2017

Hon. Bill Harris
100 Dania Beach Blvd.
Dania Beach, FL.

Dear Commission Harris,

The Shady Ridge Home Owners Association wishes to go on record urging the Dania Beach Commission to give serious and prolonged thought when considering the request for rezoning parcels along South West Fortieth Avenue. This is roughly an area designated an OASIS project. We believe the requested zoning, if granted, would have results inconsistent with Oasis goals. We believe it would decrease the feeling of "neighborliness" as well as "lessening the property value" of the remaining homes.

Please consider the impact on *aesthetics*:

There are many manicured areas in Dania Beach but very few areas that come up with the bucolic ambiance that this section of Fortieth Avenue provides—a simple, unashamed, rural honesty. Almost the entire stretch is canopied with venerable oaks. The mandatory widening of the street would totally destroy this desirable and positive addition to the area. North from 54th Court on Fortieth Avenue you can see the negative blight of condominium entrenchment. Do we really need more of this?

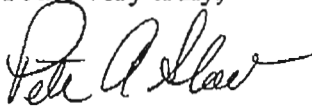
Please also consider the *health and safety* aspects:

For many years Dania Beach has been known as a tree friendly city. (Yes, Broward's oldest.) Trees are well known to lessen harmful vapors in the atmosphere. Students attending the two public and one private school in the area use Fortieth Avenue to attend classes. The increased housing proposed by the change in zoning automatically increases the population density and the local number of cars.. Fortieth Avenue will have to be widened and no doubt turning lanes will have to be added—all to the peril of these young and exuberant children going to, and coming home from, school. Do you want to be responsible for an increase in the likelihood of auto/children accidents?

Incidentally, in the 2000s when many unincorporated areas were forced to join an existing municipality, a team of our home owners organization went door to door in this area urging voters to choose Dania Beach over Hollywood in part because Dania Beach was a

smaller entity and likely a more responsive city to its citizens' wishes. Our door to door efforts prevailed. In this representative governance, the Shady Ridge Home Owners Association trusts you will reflect in a positive manner to the concerns we briefly enumerated.

Yours very truly,

A handwritten signature in cursive script, appearing to read "Pete Shaw".

Pete Shaw,
President
954 296-9115

FILE COPY

Wray, Macee

From: Lajoie, Corinne
Sent: Friday, July 21, 2017 12:01 PM
To: Wray, Macee
Subject: FW: FW: 40th ave Proposed town house development discussed at P&Z hearing on July 19th, 2017

Please print and add to the Dania Oaks rezoning file.
Thank you.

Corinne Lajoie, AICP, LEED GA
Planning and Zoning Manager
City of Dania Beach, FL

From: Bob Banks [<mailto:rwbanksre@bellsouth.net>]
Sent: Thursday, July 20, 2017 10:21 PM
To: Lajoie, Corinne
Subject: FW: FW: 40th ave Proposed town house development discussed at P&Z hearing on July 19th, 2017

At the P&Z hearing last night, about a dozen property owners from the SW 40 Ave neighborhood clearly and unanimously expressed our concern to the Board that increasing the density of the area would have a negative effect on safety, traffic, property values, and the (natural, rare and precious hammock we live in.

While the northern property adjacent to 5501 & 5525 SW 40 Ave was rezoned in 2015, no one I spoke to had been aware of that change before the meeting last night. (Mr. Mele did mention that the notification area has been expanded recently.) The proposed rezoning of 5501 & 5525 would allow for 22 new townhouses. However, combined with the northern property, 61 new townhouses would be added on about 5 acres where previously four homes stood or stand.

Every resident and homeowner along the SW 40th Ave corridor and connecting streets will be affected, not just those families within the notification area. The question is by how much?

Traffic Safety

Traffic patterns have changed thanks to GPS apps that are routing traffic to SW 40th Ave from 441 and even from I-95 when those roads are jammed. This is a new phenomenon exacerbated by the change of SW 35 Ave from a city street to a practically exclusive neighborhood road with circles, speed bumps, etc created to accommodate Maple Ridge and Oakridge. As a result, SW 40 Ave

already carries more traffic than it was intended for. What was a once neighborhood street, SW 40 Ave has become a main artery where 45 mph or more is common, and cars passing is a hazard to residents turning onto it.

Additionally, the Hardrock Hotel & Casino is an evolving entity with another 300-room hotel currently under construction plus hundreds of acres just south of Stirling Rd with unknown plans and impacts.

With that understanding of the traffic volume, please consider that scores of children walk to and from three schools along two-lane 40th Ave, which has no curb, barely a swale in some places and on the east side it has no actual sidewalk.

As these changes continue, 122 cars from 61 new townhouses would add to the congestion. Traffic accidents and injuries to children, walkers, bicyclists would increase. Perhaps the City can get accident rate information from the county Sheriff's department to determine if SW 40th Ave is already a high accident rate street.

Loss of Property Value

There may easily be millions of dollars of reduced property value, perhaps enough for the city to have a net tax loss even when the new townhouses come onto the tax rolls. Clearly with the approval of the expanded townhouse project, current property owners may lose millions of dollars so a developer can make millions of dollars. This developer would score big by purchasing two single-family homes and replacing them with 25 townhouses. Meanwhile, neighboring City of Dania homeowners grow their investment year-by-year, remodel-by-remodel, and are likely to lose value. How is that just?

Pandora's Box

Granting the requested change in density will encourage the same requests. That trend should be stopped now before townhouses and condo complexes choke SW 40 Ave to Stirling Rd.

Please let me know if this email constitutes receipt of a letter concerning this matter. If a hard copy is required, I will be glad to send it.

Robert Banks

3831 SW 56 Street

Dania Beach, fl 33312

954 401 8689

FILE COPY

Wray, Macee

From: Lajoie, Corinne
Sent: Wednesday, September 20, 2017 8:57 AM
To: Wray, Macee
Subject: FW: Planning & Zoning: SW 40th Ave

Please print and add a copy to the rezoning file and provide a copy to each Board member this evening.
Thank you.

Corinne Lajoie, AICP, LEED GA
Planning and Zoning Manager
City of Dania Beach, FL

-----Original Message-----

From: Patio Furniture Supplies Customer Service [<mailto:megan@patiofurnituresupplies.com>]
Sent: Tuesday, September 19, 2017 5:52 PM
To: Lajoie, Corinne
Subject: Planning & Zoning: SW 40th Ave

To whom it may concern:

My husband and I chose our single-family home two years ago amid other single-family homes in a single-family neighborhood. The developer also bought into this single-family neighborhood but only to build multi-family townhouses. Surely, they can be built where zoning already allows.

A few streets north of ours, apartments, townhouses and duplexes mix side-by-side with single-family homes in an unattractive hodge-podge disconnected from the majesty of the 150-year old trees that tower above them.

Rezoning more single-family properties is unnecessary as demonstrated on a property on the east side of SW 40th Ave just north of Stirling.

Construction of new single-family homes is providing development with a higher density than existed, but I believe it's still within the five units per acre allowed. I would not object to new construction of this sort on the property in question.

To allow the requested rezoning will be to let increased density seep even further south on SW 40th Ave. A For Sale sign large enough to imply "Investment" already stands south of the requested change. If the current developer's request is granted, changes to current zoning will be more easily obtained by other developers. And these 22 proposed townhouses will be 100s.

The fact that SW 40th Ave divides our home from the proposed development does not separate us into to different neighborhoods. SW 40th Ave is a modest two-lane street, not a six-lane Stirling Road, and we would reasonably expect mingling townhouses with existing single-family homes would cause values to drop. And in that case, the developer's profit would literally be at our expense.

Also, we are sympathetic to our neighbor whose property will be abutted on two sides by this new development.

I presume the petitioning developer purchased the properties knowing the allowed density, and he is entitled to ask for a zoning change. However, he is not a neighbor and will not be a resident of our community. We live here in part

because these are single-family homes. We didn't change the rules of the game when he bought into the neighborhood. I would be offended if he is allowed to do so.

Sincerely,

Megan Emery
3839 SW 56 Street
Dania Beach, FL 33312

FILE COPY

Wray, Macee

From: Lajoie, Corinne
Sent: Tuesday, September 19, 2017 4:32 PM
To: Wray, Macee
Subject: FW: Request for rezoning on SW 40th Avenue, 5471-5521
Attachments: IMG_1760.JPG; IMG_1761.JPG

Please print this email. Add to the Dania Oaks rezoning file and make copies to hand out to the Planning and Zoning Board members tomorrow night.

Thank you.

Corinne Lajoie, AICP, LEED GA
Planning and Zoning Manager
City of Dania Beach, FL

From: Rosalind Hodges [<mailto:puddyhodges@gmail.com>]
Sent: Tuesday, September 19, 2017 4:16 PM
To: Lajoie, Corinne; James, Tamara
Cc: TIM RYAN
Subject: Request for rezoning on SW 40th Avenue, 5471-5521

Mayor James and Dania Zoning Board,

My husband, Perry Hodges, and I have lived at 3920 SW 56th Street, 33312, for thirty-four years. I spoke at a recent zoning board meeting against the request for rezoning the above mentioned property. We continue to oppose this rezoning request. There is no amount of information that will change our position on rezoning this property. Evidently the adjacent property was rezoned without notification to us and we are most disappointed about this.

We do not wish to live near multiple family housing. The traffic on 40th Avenue is already dangerous to pedestrian (including children walking to and from school) and vehicle traffic. I am attaching photos of a recent accident on 40th Avenue showing where a car entered my neighbor's yard, took down the fence, and crossed the area where her children play, disappearing into the foliage and fence on the back line. Fortunately the neighbors were in the house at the time. You can read the police report to see day, date, and time (July 27). The accident occurred during what is a regular backup of traffic on 40th Avenue.

At the last zoning meeting the developer agreed to do a traffic study after school started to get a realistic traffic picture. This study took place Labor Day week when many on our street and in the neighborhood were away for the holiday and/or evacuating for the hurricane. If the study included September 4th, 7th and 8th these were days school was not in session. It was not a usual traffic week.

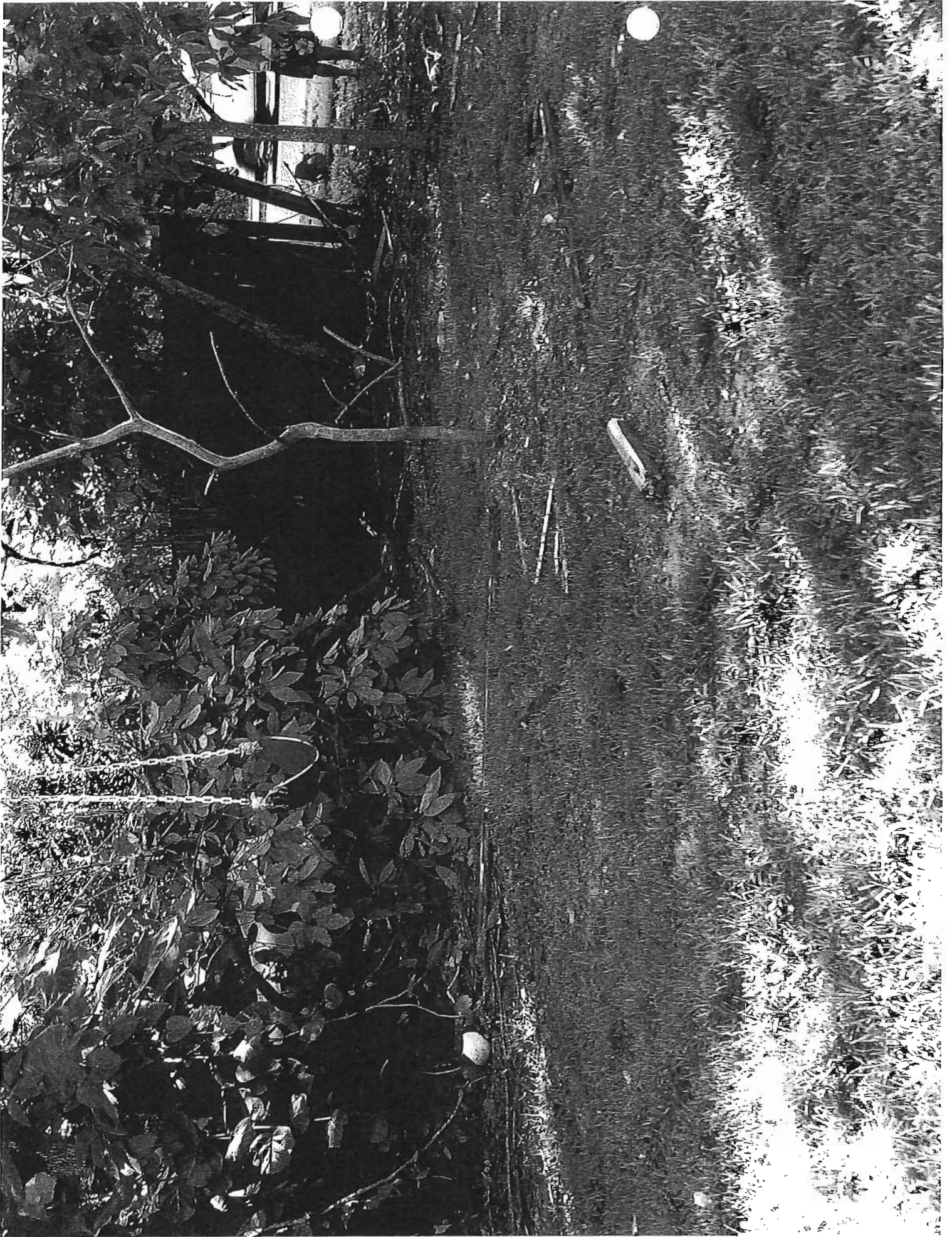
The traffic on 40th Avenue has increased dramatically over recent years with the addition of the casino and multiple new traffic lights on 441. It is difficult many times to leave our street; adding excess housing will make it worse! Dania needs to work with Broward County to mitigate the traffic danger we already have. Passing zones between Griffin and Stirling should be eliminated. Greater law enforcement presence is needed. Eliminating unnecessary heavy trucks and equipment that are just passing through to avoid lights on 441 is a must! Years ago there were signs on the north and south ends of SW 40th between Griffin and Stirling that said NO THROUGH TRUCKS. Those signs should return. Traffic

safety precautions should be taken to help lessen the danger we have already but they will not eliminate additional danger created by adding excess housing access on this stretch of 40th Avenue.

By the way, I have received no written notice of the next zoning meeting to consider this issue. I believe the meeting is tomorrow night.

Marjorie Hodges
954-599-6866



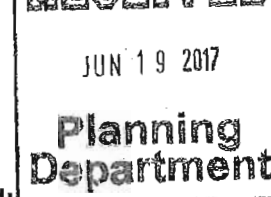




City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division

(954) 924-6805 X3643

(954) 924-2687 Fax



Standard Development Application

- ☐ Administrative Variance
☐ Land Use Amendment
☐ Plat
☒ Rezoning
☐ Site Plan
☐ Special Exception
☐ Variance
☐ Other: _____

Date Rec'd: _____

Petition No.: RZ-070-17

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESARRY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: 5501 and 5525 SW 40th Avenue

Lot(s): Por Tract 9 Block: _____ Subdivision: Newman's Survey

Recorded Plat Name: Newman's Survey

Folio Number(s): 504136010400 and 0410 Legal Description: See attached

Applicant/Consultant/Legal Representative (circle one) Greenspoon Marder

Address of Applicant: 200 E. Broward Blvd., Ste 1800, Fort Lauderdale, FL 33301

Business Telephone: 954-491-1120 Home: _____ Fax: _____

E-mail address: dennis.mele@gmlaw.com copy to sarah.stewart@gmlaw.com

Name of Property Owner: BCD Dania Oaks, LLC

Address of Property Owner: 20900 NE 30th Avenue, Unit 200, Aventura, FL

Business Telephone: 305-749-0900 Home: _____ Fax: _____

Explanation of Request: Rezoning from RS-6000 to PRD-1 with allocation of 22 Flex units
For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per **Section 625.40 of the Land Development Code.**

Prop. Net Acreage: 2.47 Gross Acreage: 2.61 Prop. Square Footage: 107,752 sf

Existing Use: SFR Proposed Use: 36 townhouses

Is property owned individually, by a corporation, association, or a joint venture? Florida limited liability company

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Greenspoon Marder (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

BCD DANIA OAKS, LLC

By: [Signature]
(Owner / Agent signature*)

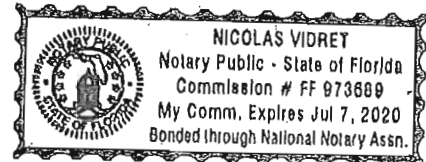
BEFORE ME THIS 23 DAY OF 03, 2016

By:

JOEL BARR
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public - State of Florida)



Personally known + or Produced Identification _____

Type of identification produced: _____ or Drivers License _____

***If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

**ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.**

LEGAL DESCRIPTION:

THE SOUTH 85.00 FEET OF THE NORTH 714.50 FEET OF THE EAST 512.50 FEET OF TRACT 9, AND THE WEST 125 FEET OF THE SOUTH 712.50 FEET OF THE NORTH 927.00 FEET OF THE EAST 512.50 FEET OF TRACT 9, IN SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, OF NEWMAN'S SURVEY AS RECORDED IN PLAT BOOK 2, PAGE 26, PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; EXCEPTING THEREFROM THE EAST .35 FEET FOR ROAD RIGHT OF WAY.

AND

THE SOUTH 85.01 FEET OF THE NORTH 629.05 FEET OF THE EAST 512.5 FEET OF TRACT 9, IN SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, OF NEWMAN'S SURVEY AS RECORDED IN PLAT BOOK 2, PAGE 26, PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA EXCEPTING THEREFROM THE EAST .35 FEET FOR ROAD RIGHT OF WAY.

SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division

(954) 922-6805 x3648
(954) 922-2687 Fax



Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☒ Other: Allocation of 22 Flexibility Units (SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

Date Rec'd: _____

Petition No. OE-072-17

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESARRY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: 5501 and 5525 SW 40th Avenue

Lot(s): Por Tract 9 Block: _____ Subdivision: Newman's Survey

Recorded Plat Name: Newman's Survey

Folio Number(s): 504136010400 and 0410 Legal Description: See attached

Applicant/Consultant/Legal Representative (circle one) Greenspoon Marder

Address of Applicant: 200 E. Broward Blvd., Ste 1800, Fort Lauderdale, FL 33301

Business Telephone: 954-491-1120 Home: _____ Fax: _____

E-mail address: dennis.mele@gmlaw.com copy to sarah.stewart@gmlaw.com

Name of Property Owner: BCD Dania Oaks, LLC

Address of Property Owner: 20900 NE 30th Avenue, Unit 200, Aventura, FL

Business Telephone: 305-749-0900 Home: _____ Fax: _____

Explanation of Request: Rezoning from RS-6000 to PRD-1 with allocation of 22 Flexibility units
*For Plats please provide proposed Plat Name for Variances please attach **Criteria Statement** as per Section 625.40 of the Land Development Code.*

Prop. Net Acreage: 2.47 Gross Acreage: 2.61 Prop. Square Footage: 107,752 sf

Existing Use: SFR Proposed Use: 36 townhouses

Is property owned individually, by a corporation, association, or a joint venture? Florida limited liability company

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Greenspoon Marder (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

BCD DANIA OAKS, LLC

By: [Signature]
(Owner / Agent signature*)

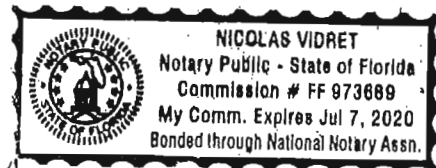
BEFORE ME THIS 08 DAY OF JUNE, 20 ~~16~~ 17

By:

JOEL BARY
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public – State of Florida)



Personally known _____ or Produced Identification PL

Type of identification produced: _____ or Drivers License PL

***If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.***

South Parcels

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

AND:

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2. Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.



Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Phone: 954.491.1120
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

May 25, 2017

City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33304

Re: Oaks Place Rezoning to PRD-1 with allocation of 22 Flexibility Units

Oaks Place is a proposed development of 61 townhomes on 4.67 acres of land located at 5471-5521 SW 40th Avenue in the City of Dania Beach. THB, Inc. is submitting this Application for Rezoning to the City of Dania Beach together with applications for Site Plan Approval and for approval of the Oaks Place Plat.

The Rezoning is being requested on a parcel of land which contains 2.47 acres. This parcel is being developed with an adjacent parcel which is currently zoned PRD-1. The combined parcel contains 4.67 acres net, 5.13 acres gross.

This Development meets the criteria outlined in Paragraph E of Section 105-220 of the Dania Beach Code of Ordinances outlined below:

1. The site development plan shall be consistent with the comprehensive plan and where applicable, the community redevelopment area plan.

Objective I

Land development regulations shall be maintained which promote orderly growth, development and placement of land uses, which will encourage a mix of residential types and provide good quality of life for the residents of the City of Dania Beach.

Policy 1.1 Provide for a mix of residential communities which will promote a diverse population and a healthy environment.

Policy 3.3 Dania Beach shall provide for a minimum of three (3) acres of Community level parks for every 1,000 existing and projected permanent residents.

Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

In New York, Greenspoon Marder, P.A. practices under the name Greenspoon Marder, P.A. P.C.
In California, Greenspoon Marder LLP practices using the fictitious name and trademark Greenspoon Marder under license from Greenspoon Marder, P.A.

The proposed Oaks Place will provide quality moderate income housing to the area. Also, the applicant will be paying park impact fees in order to satisfy the park requirements.

OBJECTIVE VIII

New growth and development will only be permitted where services are available and meet the level of service standards of the Comprehensive Plan thereby eliminating urban sprawl.

Policy 8.1 Adequate drainage and stormwater management shall be provided for all development.

The proposed Oaks Place is located in a residential area where services are available and meet the level of service standards of the Comprehensive Plan. Adequate drainage and stormwater management has been provided on the site plan for the development.

2. The site development plan shall provide for an effective and unified treatment of the development possibilities on the project site.

This development will be a unified community of residential units with amenities such as open space, clubhouse, and pool for residents.

3. Application of the principles of new urbanism is encouraged where appropriate with respect to the location of parking, building orientation and open space.

New urbanism is an urban design movement which promotes environmentally friendly habits by creating walkable neighborhoods. With the ever diminishing land area in South Florida, a compact townhouse development, with amenities located within the development, encourages the residents to enjoy their surroundings. Many of the existing trees will be preserved making Oaks Place a desirable community for the citizens of Dania Beach.

4. The design of buildings and parking facilities shall take advantage of the natural features and topography of the project site, where appropriate.

The design of Oaks Place takes advantage of the tree canopy that exists on the property. The neighborhood is designed to preserve as many of the existing trees and other vegetation as possible. Also existing specimen trees are being relocated where possible.

5. All buildings shall be arranged so as to be accessible to emergency vehicles.

The site has been designed so that every structure is accessible to emergency vehicles.

6. Existing specimen trees shall, to the greatest extent possible, be preserved or relocated on site and integrated into the landscape plan.

The design of Oaks Place takes advantage of the tree canopy that exists on the property. The neighborhood is designed to preserve as many of the existing trees and other vegetation as possible. Also existing specimen trees are being relocated where possible.

7. Roads, pedestrian walks and open space shall be designed as integral parts of an overall site design.

This development has been designed as a cohesive development, with roads, pedestrian walks and open space easily accessible to the residents.

8. Parking areas shall be landscaped and screened from public view to mitigate their visual impact

Oaks Place has been designed so that all surface parking is interior to the site and will be screened from public view with landscape features.

9. Parking areas shall be designed with careful regard to orderly arrangement, landscaping and ease of access, and shall be developed as an integral part of an overall site design.

Parking for Oaks Place is a mixture of garage and surface parking. Most of the parking is included in the individual units. Parking areas have been designed to be accessible, and an integral part of the site plan.

10. The site development plan shall be designed to be compatible with existing and conforming development, and proposed development in the area surrounding the project site.

City of Dania Beach
March 2, 2017
Page No. 4

Oaks Place will be a quality development for Dania Beach. With diminishing land availability in South Florida, this townhouse development will be an asset to the community.

We are requesting the allocation of 25 flexibility units to the site. As stated above, this parcel is being developed as part of a combined site which includes an adjacent parcel which is currently zoned PRD-1. The combined parcel contains 4.67 acres net, 5.07 acres gross. The combined site will include 61 townhouse units for a combined density of 12 du/ac. The zoning Code allows for a maximum density of 16 du/ac for townhouse developments.

Very truly yours,

GREENSPOON MARDER, P.A.



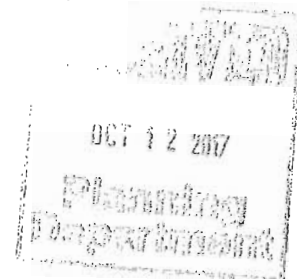
Sarah Stewart, AICP

GreenspoonMarder

Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

October 12, 2017

City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33304



Re: Oaks Place Rezoning to PRD-1 with allocation of 22 Flexibility Units

Oaks Place is a proposed development of 61 townhomes on 4.67 acres of land located at 5471-5521 SW 40th Avenue in the City of Dania Beach. THB, Inc. is submitting this Application for Rezoning to the City of Dania Beach together with applications for Site Plan Approval and for approval of the Oaks Place Plat.

The Rezoning is being requested on a parcel of land which contains 2.47 acres. This parcel is being developed with an adjacent parcel which is currently zoned PRD-1. The combined parcel contains 4.67 acres net, 5.13 acres gross.

This Development meets the criteria outlined in Section 645-40 (A) of the Dania Beach Code of Ordinances outlined below:

1. The request is consistent with the City's Comprehensive Plan.

Objective 1

Land development regulations shall be maintained which promote orderly growth, development and placement of land uses, which will encourage a mix of residential types and provide good quality of life for the residents of the City of Dania Beach.

Policy 1.1 Provide for a mix of residential communities which will promote a diverse population and a healthy environment.

Policy 3.3 Dania Beach shall provide for a minimum of three (3) acres of Community level parks for every 1,000 existing and projected permanent residents.

Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

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In California, Greenspoon Marder LLP practices using the fictitious name and trademark Greenspoon Marder under license from Greenspoon Marder, P.A.

The proposed Oaks Place will provide quality moderate income housing to the area. Also, the applicant will be paying park impact fees in order to satisfy the park requirements.

OBJECTIVE VIII

New growth and development will only be permitted where services are available and meet the level of service standards of the Comprehensive Plan thereby eliminating urban sprawl.

Policy 8.1 Adequate drainage and stormwater management shall be provided for all development.

The proposed Oaks Place is located in a residential area where services are available and meet the level of service standards of the Comprehensive Plan. Adequate drainage and stormwater management has been provided on the site plan for the development.

2. The request is consistent with all applicable redevelopment plans, corridor plans, neighborhood plans, and master plans approved by the City Commission.

There are no existing redevelopment plans, corridor plans, neighborhood plans, and master plans approved by the City Commission in the area of the property that is the subject of this Application.

3. The request would not give privileges not generally extended to similarly situated property in the area, or result in an isolated district unrelated to adjacent or nearby districts; and

Quite the contrary – there are 8 developments on or near the east boundary of SW 40th Street and within ½ mile of the property being rezoned, that have an average of 18.5 dwelling units per acre. The established single family community is on the east side of SW 40th.

a. The request furthers the City's Adopted community redevelopment Plan, if applicable;

There is no adopted community redevelopment plan for this area.

b. An error or ambiguity must be corrected; or

There is no error or ambiguity to be corrected.

c. There exists changed or changing conditions which make approval of the request appropriate; or

As stated above, there are there are 8 developments on or near the east boundary of SW 40th Street and within ½ mile of the property being rezoned, that have an average of 18.5 dwelling units per acre. The established single family community is on the east side of SW 40th. Our development is a reasonable use of this site.

d. Substantial reasons exist why the property cannot be used in accordance with existing zoning; or

With the predominance of multi-family communities on the west side of SW 40th Avenue, it is unlikely that this property would be appealing to single family ownership.

e. the rezoning is appropriate for the orderly development of the city and is compatible with existing (conforming) adjacent land uses, and planned adjacent land uses.

Again, there are there are 8 developments on or near the east boundary of SW 40th Street and within ½ mile of the property being rezoned, that have an average of 18.5 dwelling units per acre. The established single family community is on the east side of SW 40th. This new development will be the highest (tax revenue) and best use of this property.

Oaks Place will be a quality development for Dania Beach. With diminishing land availability in South Florida, this new townhouse development will an asset to the community.

We are requesting the allocation of 22 flexibility units to the site. As stated above, this parcel is being developed as part of a combined site which includes an adjacent parcel which is currently zoned PRD-1. The combined parcel contains 4.67 acres net, 5.07 acres gross. The combined site will include 61 townhouse units for a combined density of 12 du/ac. The zoning Code allows for a maximum density of 16 du/ac for townhouse developments.

Very truly yours,

GREENSPOON MARDER, P.A.



Sarah Stewart, AICP
Land Planner

Thomas A. Hall, Inc.
1355 Adams Street
Hollywood, FL 33019
954-288-4447
tomhall1234@gmail.com



October 2, 2017

Joel Bary
20900 NE 30th Avenue
Miami, FL 33180

RE: Oaks Place Additional Traffic Services
Project No. 201649.02

Dear Mr. Bary:

As requested, Thomas A. Hall, Inc. has completed a review of existing traffic conditions along SW 40th Avenue, SW 54th Court, and SW 56th Street in the City of Dania Beach, Florida. The basis of the traffic review was 24-hour traffic counts collected on SW 40th Avenue, on SW 54th Court and on SW 56th Street. The traffic counts collected on SW 40th Avenue also included measurement of vehicle speeds.

Study Purpose

At a meeting with area residents on August 1, 2017 it was learned that residents were very concerned with traffic on SW 40th Avenue in particular, as well as other neighborhood roadways. It was their contention that SW 40th Avenue and, to a lesser extent, SW 54th Court, are being used by traffic from the Hard Rock Casino that wished to avoid SR 7. With the addition of the traffic to be generated by the proposed Dania Oaks project, residents believed that delays, traffic intrusion and hazardous driving conditions would merely increase. This study was commissioned to determine the existing conditions and what might be done to reduce the attractiveness of SW 40th Avenue as an alternative route for Hard Rock Casino traffic.

Data Collection

Twenty-four-hour, bi-directional, machine counts were collected on Tuesday, September 5, 2017, at the following three locations:

1. SW 40th Avenue between SW 54th Court and SW 56th Street
2. SW 54th Court west of SW 40th Avenue
3. SW 56th Street east of SW 40th Avenue.

Copies of the traffic counts are enclosed.

A field review of the studied roadways was conducted on September 18, 2017 to obtain roadway characteristics such as lane widths, pavement markings and signing.

Existing Roadway Conditions

SW 56th Street is a two-lane, median-divided, east-west local street with no posted speed limit. It forms a "T" intersection with SW 40th Avenue to the west and ends in a cul-de-sac to the east.

SW 54th Court is a two-lane, undivided, east-west local street with a posted speed limit of 30 mph. It connects to SR 7 to the west where the intersection is traffic signal controlled. West of SR 7, it is the entrance/exit to the Hard Rock Casino's parking garage.

SW 40th Avenue is a two-lane, undivided, north-south local collector roadway with a posted speed limit of 30 mph. It widens to the north to include a left-turn lane and a median.

Traffic Volumes

As the enclosed traffic counts demonstrate, traffic volumes on the studied roadways are typical of each roadway's use. SW 56th Street has extremely low traffic volumes, which is to be expected of a one-to-two-block-long residential street. In the morning peak hour, the two-way traffic volume was merely 14 vehicles. In the afternoon peak hour, the two-way volume was only 21 vehicles. This roadway segment will be minimally affected by the proposed development.

SW 54th Court, which connects SR 7 to SW 40th Avenue, had moderately higher traffic volumes with a morning peak-hour, two-way volume of 159 vehicles. The afternoon peak-hour, two-way volume was 162 vehicles. These traffic volumes are approximately ten times the volumes found on SW 56th Street and reflect the heightened profile of the roadway.

SW 40th Avenue, as a collector roadway, would be expected to carry the highest volume of the three studied roadways and, in fact, it does. The morning peak hour occurred between 7:30 a.m. and 8:30 a.m. and the afternoon peak hour occurred between 5:00 p.m. and 6:00 p.m. The two-way traffic on SW 40th Avenue was 1,066 vehicles in the morning peak hour and 1,237 vehicles in the afternoon peak hour.

It isn't surprising that SW 40th Avenue has much higher traffic volumes. As a parallel facility to SR 7 running from Miami-Dade County north to Griffin Road, it is a relatively significant collector roadway. Portions of the roadway have been widened and even had a median added to increase roadway capacity. However, the studied roadway link has had none of these capacity improvements.

Project Trip Generation

Tables 1, 2 and 3 provide the trip generation estimates for the proposed Oaks Place development. Table 1 shows the daily trip generation, Table 2 shows the morning peak-hour trip generation and Table 3 shows the afternoon peak-hour trip generation. Oaks Place is expected to generate 430 daily trips, 36 morning peak-hour trips and 41 afternoon peak-hour trips.

The Oaks Place project trips were distributed to the three studied roadways as follows: 100% of the project trips were assumed to be on SW 40th Avenue between SW 56th Street and SW 54th Court, 40% of the project trips were assumed to be on SW 54th Court west of SW 40th Avenue, and 1% were assumed to be on SW 56th Street east of SW 40th Avenue. Note that, even with 100% of the project trips on SW 40th Avenue, the project trips are equivalent to a mere three (3) percent of the existing traffic on SW 40th Avenue whether considering the daily total volume or just the peak hours of the day.

Capacity Analysis

Table 4 – Morning Peak Hour Roadway Link Capacity Analysis shows the roadway link capacity of each of the three studied roadways. As the table reveals, all of the studied roadways currently operate well below their Level of Service (LOS) "D" maximum service volume in the morning peak hour. As the table shows, the addition of Oaks Place project trips doesn't change the roadway link capacity.

Table 5 – Afternoon Peak Hour Roadway Link Capacity Analysis shows the roadway link capacity of the three studied roadways in the afternoon peak hour of the day. The roadway link capacity analysis remains at a good LOS "C" for all studied roadways. Notice again that the addition of Oaks Place traffic has no effect upon roadway levels of service.

SW 40th Avenue Travel Speeds

As a review of the enclosed traffic counts for SW 40th Avenue will show, travel speeds were measured for 24 hours. The two most accepted methods for determining “appropriate” travel speeds are the 85th Percentile and the Ten-Mile Pace.

The 85th Percentile method simply assumes that the travel speed adopted by 85 percent of the drivers on a roadway is representative of the travel speed that generally fits the roadway conditions. The two-way 85th Percentile speed along SW 40th Avenue was determined to be 38.3 mph, which is well above the posted speed limit of 30 mph.

The Ten-Mile Pace is that ten mph range of travel speeds that contains the highest number of vehicles. In the case of SW 40th Avenue, the two-way Ten-Mile Pace occurred between 25 and 34 mph. Many speed limits around the country are set on the basis of the upper limit of the Ten-Mile Pace, which in this case would be 34 mph. this, again, is well above the posted speed limit of 30 mph.

Based on the speed study data contained in the traffic counts for SW 40th Avenue, it is apparent that a significant percentage of vehicles are traveling well above the posted speed limit. This is an indication that drivers perceive the roadway, with its open shoulders and straight alignment, to be safe at these higher speeds.

Traffic Calming Measures

There is no speed limit on SW 40th Avenue between SW 54th Court and SW 56th Street—signs posting the acceptable speed for this right of way would be helpful in controlling the speed of vehicles.

The Federal Highway Administration (FHWA) has been a leader in testing traffic calming devices over the last 25 years. Common traffic calming devices include: roundabouts, traffic circles, chicanes, speed tables (humps), lane narrowing, etc. Speed humps have been used widely in South Florida to encourage lower travel speeds on local streets. Horizontal curves, such as those introduced by chicanes, seem less discomforting to many drivers.

In our field review of SW 40th Avenue, it was noted that there are relatively wide, open shoulders on both sides of the roadway and no curb and gutter. Such wide open spaces encourage higher travel speeds because drivers don't feel much “friction” from objects near their travel lanes.

It is recommended that two traffic calming measures be considered as first steps for implementation along SW 40th Avenue in the study area. First, a small lane narrowing could be created using a slight chicane at one or more locations. Since SW 40th Avenue is 22 feet wide, it is recommended that the road be narrowed another two (2) feet for a total roadway width of 20 feet. Second, shrubbery that grows no higher than 30 inches could be planted along both sides of the roadway to further narrow the roadway visually. The enclosed **Figure 1 – Traffic Calming Measures** provides a graphic sample of how these traffic calming measures might be installed along SW 40th Avenue.

Conclusion and Recommendations

Based on the data and analyses discussed above, it is concluded that SW 40th Avenue currently carries traffic volumes in the afternoon peak hour that are substantially higher than the other studied roadways. Further, both 85th Percentile and Ten-Mile Pace vehicular travel speeds along SW 40th Avenue exceed the posted speed limit. For these reasons, it is recommended that traffic calming devices such as lane narrowing chicanes, constructed of simple pavement markings and shrubbery planted along the roadway edge should be considered for implementation. It is further recommended that a follow-up speed study should be conducted at least six weeks after the installation of the recommended traffic calming measures

Joel Bary
October 2, 2017
Page 4 of 4

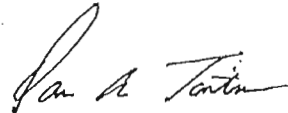
to determine whether the traffic calming is working. If it is not, a further step, the installation of Broward County standard design speed humps should also be considered for installation in the study area.

Should you have any questions or comments regarding this study or its findings, please do not hesitate to contact this office.

Very truly yours,

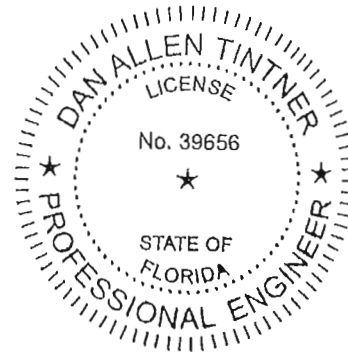


Thomas A. Hall
President


10-3-17

Dan A. Tintner, P.E.
FL Registration No. 39656
814 S. Military Trail
Deerfield Beach, FL 33442

TAH/kh



Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 54th Court West of SW 40th Avenue

Comments: Danla Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
00:00 - 00:14	8	5	13
00:15 - 00:29	2	0	2
00:30 - 00:44	2	2	4
00:45 - 00:59	5	3	8
01:00 - 01:14	0	1	1
01:15 - 01:29	2	1	3
01:30 - 01:44	3	2	5
01:45 - 01:59	0	1	1
02:00 - 02:14	1	3	4
02:15 - 02:29	6	2	8
02:30 - 02:44	1	5	6
02:45 - 02:59	0	0	0
03:00 - 03:14	0	0	0
03:15 - 03:29	0	0	0
03:30 - 03:44	1	0	1
03:45 - 03:59	0	0	0
04:00 - 04:14	1	0	1
04:15 - 04:29	0	0	0
04:30 - 04:44	1	1	2
04:45 - 04:59	0	0	0
05:00 - 05:14	3	0	3
05:15 - 05:29	3	1	4
05:30 - 05:44	6	2	8
05:45 - 05:59	2	3	5
06:00 - 06:14	6	3	9
06:15 - 06:29	6	0	6
06:30 - 06:44	8	13	21
06:45 - 06:59	16	3	19
07:00 - 07:14	13	11	24
07:15 - 07:29	19	16	35
07:30 - 07:44	17	20	37
07:45 - 07:59	20	26	46
08:00 - 08:14	17	22	39
08:15 - 08:29	15	11	26
08:30 - 08:44	22	10	32
08:45 - 08:59	26	14	40
09:00 - 09:14	21	12	33
09:15 - 09:29	26	13	39
09:30 - 09:44	5	7	12
09:45 - 09:59	13	14	27
10:00 - 10:14	13	13	26
10:15 - 10:29	15	5	20
10:30 - 10:44	18	2	20
10:45 - 10:59	6	2	8
11:00 - 11:14	6	10	16
11:15 - 11:29	10	7	17
11:30 - 11:44	15	16	31
11:45 - 11:59	10	13	23
12:00 - 12:14	16	12	28
12:15 - 12:29	10	2	12
12:30 - 12:44	13	14	27
12:45 - 12:59	9	8	17

Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 54th Court West of SW 40th Avenue

Comments: Dania Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
13:00 - 13:14	10	14	24
13:15 - 13:29	14	9	23
13:30 - 13:44	18	5	23
13:45 - 13:59	12	11	23
14:00 - 14:14	17	15	32
14:15 - 14:29	12	22	34
14:30 - 14:44	21	13	34
14:45 - 14:59	23	13	36
15:00 - 15:14	13	15	28
15:15 - 15:29	22	14	36
15:30 - 15:44	25	19	44
15:45 - 15:59	19	16	35
16:00 - 16:14	22	19	41
16:15 - 16:29	15	14	29
16:30 - 16:44	27	13	40
16:45 - 16:59	17	15	32
17:00 - 17:14	24	16	40
17:15 - 17:29	21	21	42
17:30 - 17:44	24	15	39
17:45 - 17:59	18	14	32
18:00 - 18:14	23	26	49
18:15 - 18:29	23	13	36
18:30 - 18:44	23	12	35
18:45 - 18:59	16	14	30
19:00 - 19:14	19	11	30
19:15 - 19:29	10	7	17
19:30 - 19:44	10	12	22
19:45 - 19:59	10	13	23
20:00 - 20:14	14	12	26
20:15 - 20:29	10	8	18
20:30 - 20:44	9	7	16
20:45 - 20:59	9	6	15
21:00 - 21:14	10	6	16
21:15 - 21:29	17	9	26
21:30 - 21:44	12	7	19
21:45 - 21:59	10	5	15
22:00 - 22:14	10	5	15
22:15 - 22:29	6	3	9
22:30 - 22:44	4	1	5
22:45 - 22:59	2	6	8
23:00 - 23:14	2	3	5
23:15 - 23:29	6	3	9
23:30 - 23:44	10	3	13
23:45 - 23:59	7	3	10
Totals	1084	819	1903
AM Peak Time	08:30 - 09:29	07:12 - 08:11	07:14 - 08:13
AM Peak Volume	95	86	159
PM Peak Time	16:23 - 17:22	17:15 - 18:14	16:39 - 17:38
PM Peak Volume	92	76	162

Traffic Survey Specialists, Inc.
Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 54th Court West of SW 40th Avenue

Comments: Dania Beach, Florida

Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 56th Street East of SW 40th Avenue

Comments: Dania Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
00:00 - 00:14	0	0	0
00:15 - 00:29	0	0	0
00:30 - 00:44	0	0	0
00:45 - 00:59	0	0	0
01:00 - 01:14	0	0	0
01:15 - 01:29	0	0	0
01:30 - 01:44	0	0	0
01:45 - 01:59	0	0	0
02:00 - 02:14	0	0	0
02:15 - 02:29	0	0	0
02:30 - 02:44	0	0	0
02:45 - 02:59	0	0	0
03:00 - 03:14	0	0	0
03:15 - 03:29	0	0	0
03:30 - 03:44	0	0	0
03:45 - 03:59	0	0	0
04:00 - 04:14	0	0	0
04:15 - 04:29	0	0	0
04:30 - 04:44	0	0	0
04:45 - 04:59	0	0	0
05:00 - 05:14	0	0	0
05:15 - 05:29	0	0	0
05:30 - 05:44	0	0	0
05:45 - 05:59	2	2	4
06:00 - 06:14	0	0	0
06:15 - 06:29	0	0	0
06:30 - 06:44	0	2	2
06:45 - 06:59	0	1	1
07:00 - 07:14	1	2	3
07:15 - 07:29	0	3	3
07:30 - 07:44	0	0	0
07:45 - 07:59	0	2	2
08:00 - 08:14	2	1	3
08:15 - 08:29	2	5	7
08:30 - 08:44	1	1	2
08:45 - 08:59	0	0	0
09:00 - 09:14	1	0	1
09:15 - 09:29	1	1	2
09:30 - 09:44	2	1	3
09:45 - 09:59	0	3	3
10:00 - 10:14	1	0	1
10:15 - 10:29	0	1	1
10:30 - 10:44	1	0	1
10:45 - 10:59	1	1	2
11:00 - 11:14	3	0	3
11:15 - 11:29	2	0	2
11:30 - 11:44	1	3	4
11:45 - 11:59	1	2	3
12:00 - 12:14	1	2	3
12:15 - 12:29	2	2	4
12:30 - 12:44	1	3	4
12:45 - 12:59	0	0	0

Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 56th Street East of SW 40th Avenue

Comments: Danla Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
13:00 - 13:14	1	0	1
13:15 - 13:29	0	0	0
13:30 - 13:44	2	0	2
13:45 - 13:59	1	1	2
14:00 - 14:14	0	1	1
14:15 - 14:29	1	1	2
14:30 - 14:44	2	0	2
14:45 - 14:59	3	0	3
15:00 - 15:14	2	2	4
15:15 - 15:29	0	2	2
15:30 - 15:44	1	2	3
15:45 - 15:59	2	1	3
16:00 - 16:14	2	5	7
16:15 - 16:29	2	4	6
16:30 - 16:44	0	0	0
16:45 - 16:59	2	2	4
17:00 - 17:14	3	0	3
17:15 - 17:29	4	3	7
17:30 - 17:44	3	1	4
17:45 - 17:59	1	1	2
18:00 - 18:14	2	5	7
18:15 - 18:29	3	1	4
18:30 - 18:44	1	0	1
18:45 - 18:59	1	0	1
19:00 - 19:14	1	1	2
19:15 - 19:29	6	4	10
19:30 - 19:44	6	0	6
19:45 - 19:59	0	1	1
20:00 - 20:14	0	1	1
20:15 - 20:29	0	0	0
20:30 - 20:44	1	2	3
20:45 - 20:59	1	2	3
21:00 - 21:14	1	1	2
21:15 - 21:29	0	0	0
21:30 - 21:44	2	0	2
21:45 - 21:59	0	3	3
22:00 - 22:14	1	0	1
22:15 - 22:29	1	0	1
22:30 - 22:44	0	0	0
22:45 - 22:59	1	1	2
23:00 - 23:14	0	0	0
23:15 - 23:29	0	0	0
23:30 - 23:44	0	0	0
23:45 - 23:59	0	0	0
Totals	86	86	172
AM Peak Time	10:21 - 11:20	07:28 - 08:27	07:43 - 08:42
AM Peak Volume	7	9	14
PM Peak Time	18:45 - 19:44	16:27 - 16:26	17:16 - 18:15
PM Peak Volume	14	13	21

Traffic Survey Specialists, Inc.
Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 56th Street East of SW 40th Avenue

Comments: Dania Beach, Florida

Traffic Survey Specialists, Inc. Daily Northbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

NB: There is no posted speed. A resident supplied this information.

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
00:00 - 00:14	0	0	0	0	1	3	0	1	2	0	0	0	0	0	0	7
00:15 - 00:29	0	0	0	0	2	2	1	1	3	2	0	1	0	0	0	12
00:30 - 00:44	0	0	0	0	1	0	1	3	0	1	0	0	0	0	0	6
00:45 - 00:59	0	0	0	0	0	3	0	1	2	3	0	0	0	0	0	9
01:00 - 01:14	0	0	0	0	0	4	2	1	0	1	0	0	0	0	0	8
01:15 - 01:29	0	0	0	0	0	1	1	2	3	1	0	0	0	0	0	8
01:30 - 01:44	0	0	0	0	1	2	2	0	0	1	0	0	0	0	0	6
01:45 - 01:59	0	0	0	0	0	2	2	3	2	0	0	0	0	0	0	9
02:00 - 02:14	0	0	0	0	0	0	0	2	0	1	1	0	0	0	0	4
02:15 - 02:29	0	0	0	0	1	2	1	1	1	2	0	0	0	0	0	8
02:30 - 02:44	0	0	0	0	1	2	1	1	2	2	0	1	0	0	0	10
02:45 - 02:59	0	0	0	0	0	0	1	1	0	2	0	0	0	0	0	4
03:00 - 03:14	0	0	0	0	0	1	2	1	1	0	0	0	0	0	0	5
03:15 - 03:29	0	0	0	0	0	1	0	1	1	2	1	1	0	0	0	7
03:30 - 03:44	0	0	0	0	1	0	2	1	1	0	0	0	0	1	0	6
03:45 - 03:59	0	0	0	0	0	1	0	1	2	1	1	0	0	0	0	6
04:00 - 04:14	0	0	0	0	0	0	1	1	0	4	0	2	0	0	0	8
04:15 - 04:29	0	0	0	0	0	2	2	2	2	0	1	0	0	0	0	9
04:30 - 04:44	0	0	0	0	0	2	0	1	3	0	2	0	0	0	0	8
04:45 - 04:59	0	0	0	0	0	1	1	4	5	2	0	1	0	0	0	14
05:00 - 05:14	0	0	0	0	0	2	2	1	2	4	1	1	0	0	2	15
05:15 - 05:29	0	0	0	0	1	1	4	3	2	0	3	1	1	0	0	16
05:30 - 05:44	0	0	0	0	0	1	7	7	3	0	2	0	0	1	0	21
05:45 - 05:59	0	0	1	0	0	7	4	4	5	1	0	0	0	0	0	22
06:00 - 06:14	0	0	0	3	4	3	3	3	1	1	0	0	0	0	0	18
06:15 - 06:29	0	0	1	0	13	15	9	11	5	1	0	2	0	0	0	57
06:30 - 06:44	0	0	0	0	15	23	9	14	3	0	0	0	0	1	0	65
06:45 - 06:59	0	0	3	4	24	17	3	3	0	0	0	0	0	0	0	54
07:00 - 07:14	0	2	10	13	22	12	3	1	0	0	1	0	0	0	0	64
07:15 - 07:29	1	18	31	20	11	2	1	0	0	0	0	0	0	0	0	84
07:30 - 07:44	3	20	32	33	22	2	1	0	1	0	0	1	0	0	0	115
07:45 - 07:59	5	9	45	58	31	12	0	0	0	0	1	0	0	0	1	162
08:00 - 08:14	4	17	16	58	50	35	3	3	1	0	0	1	0	0	1	189
08:15 - 08:29	0	0	4	14	36	40	17	5	5	1	0	0	0	0	0	122
08:30 - 08:44	0	3	1	8	30	25	10	8	3	0	0	0	0	0	0	88
08:45 - 08:59	4	12	7	11	41	26	10	6	1	0	2	0	0	0	1	121
09:00 - 09:14	0	2	3	2	21	33	20	13	7	1	0	1	0	0	0	103
09:15 - 09:29	3	0	0	4	34	46	12	4	5	2	1	1	0	0	0	112
09:30 - 09:44	0	0	4	8	23	47	14	8	2	1	1	0	0	0	0	108
09:45 - 09:59	0	0	1	10	20	42	6	10	5	1	1	0	0	0	0	96
10:00 - 10:14	0	0	0	3	22	47	18	11	4	0	0	0	0	0	0	105
10:15 - 10:29	0	0	0	0	33	33	15	6	2	0	0	0	0	0	0	89
10:30 - 10:44	1	0	1	0	32	29	15	7	4	5	1	0	0	0	0	95
10:45 - 10:59	2	0	0	0	23	28	15	9	5	2	0	0	0	0	0	84
11:00 - 11:14	0	0	0	9	12	19	14	10	2	1	0	1	0	0	0	68
11:15 - 11:29	0	1	1	6	20	32	10	9	1	2	0	0	0	0	0	82
11:30 - 11:44	0	3	4	9	16	49	9	16	2	2	0	0	0	0	0	110
11:45 - 11:59	0	0	0	3	13	44	17	17	4	0	0	0	0	0	0	98
12:00 - 12:14	0	0	0	1	14	34	23	15	5	2	0	0	0	0	0	94
12:15 - 12:29	0	0	0	1	5	37	21	14	5	1	0	0	0	1	1	86
12:30 - 12:44	0	1	1	3	21	41	13	6	1	0	0	0	0	0	2	89

Traffic Survey Specialists, Inc. Daily Northbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Danla Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
12:45 - 12:59	0	0	0	0	20	48	9	7	5	2	1	1	0	0	0	93
13:00 - 13:14	0	0	1	8	11	44	16	10	3	3	1	0	0	0	0	97
13:15 - 13:29	0	0	0	2	11	41	11	11	7	1	0	0	0	1	1	86
13:30 - 13:44	0	0	0	0	6	21	29	16	4	2	0	0	0	0	0	78
13:45 - 13:59	0	2	6	7	15	29	11	12	5	0	1	1	0	0	1	90
14:00 - 14:14	0	13	14	18	33	14	3	1	0	0	0	0	0	0	0	96
14:15 - 14:29	2	17	23	41	22	8	0	1	0	0	0	0	0	0	1	115
14:30 - 14:44	0	0	5	21	21	22	5	11	1	1	0	0	0	0	1	88
14:45 - 14:59	0	7	16	30	26	15	3	2	0	0	0	0	0	0	0	99
15:00 - 15:14	0	7	8	27	36	22	6	4	1	3	0	0	1	0	0	115
15:15 - 15:29	0	0	9	6	72	65	13	3	2	0	0	0	0	0	0	170
15:30 - 15:44	6	22	11	14	11	3	3	1	0	0	0	0	0	0	2	73
15:45 - 15:59	0	4	4	11	29	34	10	8	1	0	0	0	0	0	0	101
16:00 - 16:14	0	2	3	16	38	48	13	10	4	0	1	0	0	0	0	135
16:15 - 16:29	1	0	4	10	39	54	16	7	2	1	0	1	0	0	0	135
16:30 - 16:44	4	9	6	11	25	40	10	6	1	1	0	1	0	0	0	114
16:45 - 16:59	1	0	0	9	32	58	12	8	3	1	1	0	0	0	0	125
17:00 - 17:14	0	1	5	38	39	30	9	3	8	2	2	0	0	0	0	137
17:15 - 17:29	0	0	0	29	44	48	14	12	1	0	0	0	0	0	1	149
17:30 - 17:44	2	2	3	25	25	63	13	5	4	0	0	1	0	0	0	143
17:45 - 17:59	0	1	2	5	45	76	11	12	1	1	0	0	0	0	0	154
18:00 - 18:14	0	0	0	13	40	60	18	6	1	0	1	0	0	0	1	140
18:15 - 18:29	0	1	4	7	35	42	27	11	4	3	2	0	0	0	0	136
18:30 - 18:44	0	0	1	0	22	59	19	17	2	0	1	0	0	0	0	121
18:45 - 18:59	0	0	1	2	29	52	19	8	5	3	1	0	0	0	0	120
19:00 - 19:14	0	0	0	0	13	36	21	15	3	2	0	0	0	0	1	91
19:15 - 19:29	0	0	0	4	8	39	22	13	3	1	0	1	0	0	0	91
19:30 - 19:44	0	0	0	0	20	28	10	11	6	3	2	0	0	0	0	80
19:45 - 19:59	0	0	0	8	19	30	9	12	3	1	0	0	0	0	1	83
20:00 - 20:14	0	2	6	13	17	41	11	11	1	2	0	0	0	0	0	104
20:15 - 20:29	0	0	0	0	12	37	12	5	5	1	1	0	0	0	0	73
20:30 - 20:44	0	0	1	1	16	32	12	6	6	1	0	1	0	0	0	76
20:45 - 20:59	0	0	2	3	6	22	18	4	3	2	0	0	0	0	0	60
21:00 - 21:14	0	0	0	3	14	20	11	7	3	1	0	0	0	0	1	60
21:15 - 21:29	0	0	0	0	16	13	10	9	4	1	1	0	0	0	0	54
21:30 - 21:44	0	0	0	0	6	26	9	4	5	1	0	0	0	0	0	51
21:45 - 21:59	0	0	0	2	8	16	7	6	6	1	0	0	0	0	0	46
22:00 - 22:14	0	0	0	2	4	14	13	13	3	3	0	0	0	0	0	52
22:15 - 22:29	0	0	0	3	5	17	9	4	4	2	1	0	0	0	0	45
22:30 - 22:44	0	0	0	1	3	17	2	4	5	3	0	0	0	0	0	35
22:45 - 22:59	0	0	0	1	0	15	10	3	4	1	1	0	0	0	0	35
23:00 - 23:14	0	0	0	0	4	12	4	9	1	2	0	0	0	0	0	32
23:15 - 23:29	0	0	0	0	1	13	3	4	3	1	0	0	0	0	0	25
23:30 - 23:44	0	0	0	0	0	7	2	4	3	1	0	0	0	0	0	17
23:45 - 23:59	0	0	0	0	1	3	7	2	2	3	1	0	0	0	0	19
Totals	39	178	301	672	1516	2247	830	591	254	110	39	22	2	5	19	6825
Percent of Total	0.6	2.6	4.4	9.8	22.2	32.9	12.2	8.7	3.7	1.6	0.6	0.3	0.0	0.1	0.3	100
Percent of AM	0.9	3.5	6.6	11.0	22.9	27.9	10.8	8.7	4.2	2.0	0.8	0.6	0.0	0.1	0.2	100
Percent of PM	0.4	2.1	3.2	9.2	21.8	35.9	13.0	8.7	3.5	1.4	0.4	0.2	0.0	0.0	0.3	100

Traffic Survey Specialists, Inc.
Daily Northbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

Standard Deviation: 7.9 MPH
Mean Speed: 31.5 MPH
Median Speed: 31.9 MPH
Modal Speed: 33.0 MPH

Ten Mile Pace: 25 to 34 MPH
Percent in Ten Mile Pace: 55.1%

85th Percentile: 38.1 MPH
15th Percentile: 24.5 MPH
90th Percentile: 40.4 MPH
95th Percentile: 42.7 MPH

Traffic Survey Specialists, Inc. Daily Southbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Danla Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
00:00 - 00:14	0	0	0	0	2	4	0	1	1	0	1	1	0	0	0	10
00:15 - 00:29	0	0	0	0	1	3	1	1	1	0	1	0	0	0	0	8
00:30 - 00:44	0	0	0	0	0	4	6	5	0	0	0	0	0	0	0	15
00:45 - 00:59	0	0	0	1	2	5	0	0	0	0	0	0	0	0	0	8
01:00 - 01:14	0	0	0	0	0	2	0	1	2	2	0	0	0	0	0	7
01:15 - 01:29	0	0	0	0	0	3	0	1	1	1	1	0	0	0	0	7
01:30 - 01:44	0	0	0	0	1	3	2	1	1	0	1	0	0	0	0	9
01:45 - 01:59	0	0	0	0	0	3	1	1	1	0	0	0	0	0	0	6
02:00 - 02:14	0	0	0	1	0	0	2	5	0	0	0	0	0	0	0	8
02:15 - 02:29	0	0	0	0	2	5	1	0	0	0	0	0	0	0	0	8
02:30 - 02:44	0	0	1	0	0	3	0	1	0	0	0	0	0	0	0	5
02:45 - 02:59	0	0	0	0	1	1	1	2	0	1	0	0	0	0	0	6
03:00 - 03:14	0	0	0	0	0	1	0	0	0	0	1	0	0	0	0	2
03:15 - 03:29	0	0	0	0	0	2	1	0	0	0	0	0	0	0	0	3
03:30 - 03:44	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	2
03:45 - 03:59	0	0	0	0	1	0	1	0	0	0	0	0	1	0	0	3
04:00 - 04:14	0	0	0	0	0	1	0	0	0	0	0	0	0	1	0	2
04:15 - 04:29	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	2
04:30 - 04:44	0	0	0	0	1	3	1	2	0	2	0	1	0	0	0	10
04:45 - 04:59	0	0	0	0	0	2	1	1	0	0	0	1	0	0	0	5
05:00 - 05:14	0	0	0	0	4	0	2	3	0	1	0	0	0	0	0	10
05:15 - 05:29	0	0	0	0	0	7	1	3	2	1	0	0	0	0	0	14
05:30 - 05:44	0	0	0	0	4	2	2	1	2	1	1	0	0	0	0	13
05:45 - 05:59	0	0	0	1	4	4	5	3	2	1	0	0	0	0	1	21
06:00 - 06:14	0	0	0	4	4	8	6	3	4	1	0	0	0	0	0	30
06:15 - 06:29	0	0	0	1	8	11	7	3	1	1	1	0	0	0	0	33
06:30 - 06:44	0	0	1	5	13	18	3	4	1	0	0	0	0	0	0	45
06:45 - 06:59	0	0	0	15	21	25	5	2	1	0	0	0	0	0	0	69
07:00 - 07:14	0	7	35	35	9	3	1	0	0	0	0	0	0	0	0	90
07:15 - 07:29	2	11	56	36	2	0	1	0	1	0	0	0	0	0	0	109
07:30 - 07:44	7	14	41	37	10	3	1	0	0	0	0	0	0	0	0	113
07:45 - 07:59	0	5	51	56	9	1	1	2	0	2	0	0	0	0	1	128
08:00 - 08:14	2	1	3	18	32	36	14	2	0	0	0	0	0	0	1	109
08:15 - 08:29	0	0	1	14	39	49	15	8	1	0	0	1	0	0	0	128
08:30 - 08:44	0	0	1	17	43	36	12	3	1	0	0	0	1	1	0	115
08:45 - 08:59	0	0	1	16	50	41	15	1	2	0	0	0	0	0	1	127
09:00 - 09:14	1	2	0	6	27	37	10	10	2	0	0	0	1	0	0	96
09:15 - 09:29	0	0	1	5	34	50	6	9	1	1	0	0	0	1	0	108
09:30 - 09:44	0	4	4	4	16	28	10	9	3	2	0	0	0	0	0	80
09:45 - 09:59	0	0	3	9	15	41	13	13	4	1	0	0	0	0	0	99
10:00 - 10:14	1	0	0	2	15	33	18	10	3	2	1	0	0	1	0	86
10:15 - 10:29	0	0	1	2	10	30	16	14	6	2	0	0	0	1	0	82
10:30 - 10:44	0	0	0	2	17	40	24	9	3	1	1	0	0	0	0	97
10:45 - 10:59	3	0	0	0	16	26	13	13	4	3	0	0	1	0	0	79
11:00 - 11:14	1	1	2	8	18	29	6	3	5	0	0	1	0	0	0	74
11:15 - 11:29	0	0	1	3	17	35	16	7	3	1	0	0	0	0	0	83
11:30 - 11:44	0	0	0	1	16	32	16	10	6	2	0	0	0	0	0	83
11:45 - 11:59	0	0	0	1	9	25	16	8	2	3	0	0	0	0	1	65
12:00 - 12:14	2	0	2	5	31	39	13	13	3	2	0	0	0	0	0	110
12:15 - 12:29	0	0	5	3	15	30	15	6	4	0	1	0	0	0	0	79
12:30 - 12:44	0	1	0	3	15	25	18	3	1	1	0	0	0	0	0	67

Traffic Survey Specialists, Inc. Daily Southbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Danla Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
12:45 - 12:59	0	0	2	6	17	28	14	10	1	1	0	1	0	0	0	80
13:00 - 13:14	0	0	0	4	13	43	14	11	5	2	0	1	0	0	0	93
13:15 - 13:29	0	0	0	4	15	42	22	8	4	1	1	0	0	0	0	97
13:30 - 13:44	0	1	1	2	22	49	13	5	7	0	0	0	0	0	0	100
13:45 - 13:59	0	0	0	5	30	39	13	5	3	0	1	0	0	0	0	96
14:00 - 14:14	0	1	24	26	27	11	2	0	0	0	0	0	0	0	0	91
14:15 - 14:29	0	2	17	25	15	1	1	1	0	0	0	0	0	0	0	62
14:30 - 14:44	0	0	5	32	35	22	4	2	0	1	0	0	0	0	0	101
14:45 - 14:59	0	0	7	36	32	18	5	1	0	0	0	0	0	0	1	100
15:00 - 15:14	1	2	1	18	37	29	7	4	3	0	0	0	0	0	0	102
15:15 - 15:29	1	0	14	43	36	21	3	2	0	0	0	0	0	0	0	120
15:30 - 15:44	9	16	46	52	17	4	0	2	0	0	0	0	1	0	0	147
15:45 - 15:59	9	29	33	46	20	5	0	0	0	0	0	0	0	0	3	146
16:00 - 16:14	0	0	0	10	50	53	7	7	3	0	1	0	0	0	1	132
16:15 - 16:29	0	1	1	4	62	49	6	3	0	1	1	0	0	0	0	128
16:30 - 16:44	1	2	29	45	33	7	0	0	0	0	1	0	0	0	0	118
16:45 - 16:59	6	16	24	43	31	11	3	1	0	0	0	0	0	0	0	135
17:00 - 17:14	0	1	7	38	49	31	7	5	1	0	2	1	0	0	1	143
17:15 - 17:29	0	0	2	11	64	68	23	8	4	2	1	0	0	0	0	183
17:30 - 17:44	1	2	1	12	54	74	15	6	2	0	0	0	0	0	0	167
17:45 - 17:59	3	6	9	18	56	61	5	2	0	1	0	0	0	0	0	161
18:00 - 18:14	11	2	1	12	38	49	10	5	7	3	0	0	0	0	1	139
18:15 - 18:29	0	0	1	7	42	75	15	13	4	1	0	0	0	0	0	158
18:30 - 18:44	0	0	0	9	39	48	23	13	2	0	0	0	0	0	0	134
18:45 - 18:59	0	0	0	3	32	54	18	6	1	1	0	0	0	0	0	115
19:00 - 19:14	0	0	0	2	38	57	12	10	2	2	0	0	0	0	0	123
19:15 - 19:29	0	0	2	3	15	38	14	9	3	3	0	1	0	0	0	88
19:30 - 19:44	0	0	1	2	17	32	11	6	5	0	1	0	0	0	0	75
19:45 - 19:59	0	0	0	5	25	27	13	7	4	2	0	0	0	0	0	83
20:00 - 20:14	0	0	1	6	23	32	11	5	2	0	0	0	0	0	0	80
20:15 - 20:29	0	0	0	2	13	36	10	5	2	1	0	0	0	0	0	69
20:30 - 20:44	0	0	0	0	15	21	11	3	1	1	0	1	0	1	0	54
20:45 - 20:59	0	0	0	8	17	20	12	5	2	4	0	0	0	0	0	68
21:00 - 21:14	0	0	0	3	18	26	12	5	3	0	1	0	0	0	0	68
21:15 - 21:29	0	0	0	4	16	31	5	5	0	1	1	0	0	0	0	63
21:30 - 21:44	0	0	0	2	15	14	5	6	6	0	0	0	0	0	0	48
21:45 - 21:59	0	0	0	0	10	22	4	11	0	1	0	0	0	0	0	48
22:00 - 22:14	0	0	0	0	8	18	6	5	2	0	0	0	0	0	0	39
22:15 - 22:29	0	0	0	1	7	13	5	8	4	1	0	0	0	0	0	39
22:30 - 22:44	0	0	0	0	5	6	6	5	1	0	0	0	0	0	0	23
22:45 - 22:59	0	0	0	0	6	12	2	3	1	1	0	1	0	0	0	26
23:00 - 23:14	0	0	0	0	6	8	6	3	4	0	0	0	0	0	0	27
23:15 - 23:29	0	0	0	1	9	9	3	3	1	1	0	0	0	0	0	27
23:30 - 23:44	0	0	0	0	6	11	4	3	1	2	0	0	0	0	0	27
23:45 - 23:59	0	0	0	0	4	7	6	3	1	2	0	0	0	0	0	23
Totals	61	127	439	861	1673	2122	709	428	167	71	21	11	5	6	12	6713
Percent of Total	0.9	1.9	6.5	12.8	24.9	31.6	10.6	6.4	2.5	1.1	0.3	0.2	0.1	0.1	0.2	100
Percent of AM	0.7	1.9	8.8	13.0	20.5	30.1	11.9	7.6	2.9	1.4	0.4	0.2	0.2	0.2	0.2	100
Percent of PM	1.0	1.9	5.4	12.7	27.3	32.4	9.9	5.7	2.3	0.9	0.3	0.1	0.0	0.0	0.2	100

Traffic Survey Specialists, Inc.
Daily Southbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

Standard Deviation: 7.7 MPH
Mean Speed: 30.3 MPH
Median Speed: 30.6 MPH
Modal Speed: 33.0 MPH

Ten Mile Pace: 25 to 34 MPH
Percent In Ten Mile Pace: 56.5%

85th Percentile: 37.4 MPH
15th Percentile: 22.6 MPH
90th Percentile: 38.5 MPH
95th Percentile: 41.6 MPH

Traffic Survey Specialists, Inc. Daily Total Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
00:00 - 00:14	0	0	0	0	0	3	7	0	2	3	0	1	1	0	0	17
00:15 - 00:29	0	0	0	0	0	3	5	2	2	4	2	1	1	0	0	20
00:30 - 00:44	0	0	0	0	1	4	7	8	0	1	0	0	0	0	0	21
00:45 - 00:59	0	0	0	1	2	8	0	1	2	3	0	0	0	0	0	17
01:00 - 01:14	0	0	0	0	0	6	2	2	2	3	0	0	0	0	0	15
01:15 - 01:29	0	0	0	0	0	4	1	3	4	2	1	0	0	0	0	15
01:30 - 01:44	0	0	0	0	2	5	4	1	1	1	1	0	0	0	0	15
01:45 - 01:59	0	0	0	0	0	5	3	4	3	0	0	0	0	0	0	15
02:00 - 02:14	0	0	0	1	0	0	2	7	0	1	1	0	0	0	0	12
02:15 - 02:29	0	0	0	0	3	7	2	1	1	2	0	0	0	0	0	16
02:30 - 02:44	0	0	1	0	1	5	1	2	2	2	0	1	0	0	0	15
02:45 - 02:59	0	0	0	0	1	1	2	3	0	3	0	0	0	0	0	10
03:00 - 03:14	0	0	0	0	0	2	2	1	1	0	1	0	0	0	0	7
03:15 - 03:29	0	0	0	0	0	3	1	1	1	2	1	1	0	0	0	10
03:30 - 03:44	0	0	0	0	1	0	3	2	1	0	0	0	0	1	0	8
03:45 - 03:59	0	0	0	0	1	1	1	1	2	1	1	0	1	0	0	9
04:00 - 04:14	0	0	0	0	0	1	1	1	0	4	0	2	0	1	0	10
04:15 - 04:29	0	0	0	0	0	3	3	2	2	0	1	0	0	0	0	11
04:30 - 04:44	0	0	0	0	1	5	1	3	3	2	2	1	0	0	0	18
04:45 - 04:59	0	0	0	0	0	3	2	5	5	2	0	2	0	0	0	19
05:00 - 05:14	0	0	0	0	4	2	4	4	2	5	1	1	0	0	2	25
05:15 - 05:29	0	0	0	0	1	8	5	6	4	1	3	1	1	0	0	30
05:30 - 05:44	0	0	0	0	4	3	9	8	5	1	3	0	0	1	0	34
05:45 - 05:59	0	0	1	1	4	11	9	7	7	2	0	0	0	0	1	43
06:00 - 06:14	0	0	0	7	8	11	9	6	5	2	0	0	0	0	0	48
06:15 - 06:29	0	0	1	1	21	26	16	14	6	2	1	2	0	0	0	90
06:30 - 06:44	0	0	1	5	28	41	12	18	4	0	0	0	0	1	0	110
06:45 - 06:59	0	0	3	19	45	42	8	5	1	0	0	0	0	0	0	123
07:00 - 07:14	0	9	45	48	31	15	4	1	0	0	1	0	0	0	0	154
07:15 - 07:29	3	29	87	56	13	2	2	0	1	0	0	0	0	0	0	193
07:30 - 07:44	10	34	73	70	32	5	2	0	1	0	0	1	0	0	0	228
07:45 - 07:59	5	14	96	114	40	13	1	2	0	2	1	0	0	0	2	290
08:00 - 08:14	6	18	19	76	82	71	17	5	1	0	0	1	0	0	2	298
08:15 - 08:29	0	0	5	28	75	89	32	13	6	1	0	1	0	0	0	250
08:30 - 08:44	0	3	2	25	73	61	22	11	4	0	0	0	1	1	0	203
08:45 - 08:59	4	12	8	27	91	67	25	7	3	0	2	0	0	0	2	248
09:00 - 09:14	1	4	3	8	48	70	30	23	9	1	0	1	1	0	0	199
09:15 - 09:29	3	0	1	9	68	96	18	13	6	3	1	1	0	1	0	220
09:30 - 09:44	0	4	8	12	39	75	24	17	5	3	1	0	0	0	0	188
09:45 - 09:59	0	0	4	19	35	83	19	23	9	2	1	0	0	0	0	195
10:00 - 10:14	1	0	0	5	37	80	36	21	7	2	1	0	0	1	0	191
10:15 - 10:29	0	0	1	2	43	63	31	20	8	2	0	0	0	1	0	171
10:30 - 10:44	1	0	1	2	49	69	39	16	7	6	2	0	0	0	0	192
10:45 - 10:59	5	0	0	0	39	54	28	22	9	5	0	0	1	0	0	163
11:00 - 11:14	1	1	2	17	30	48	20	13	7	1	0	2	0	0	0	142
11:15 - 11:29	0	1	2	9	37	67	26	16	4	3	0	0	0	0	0	165
11:30 - 11:44	0	3	4	10	32	81	25	26	8	4	0	0	0	0	0	193
11:45 - 11:59	0	0	0	4	22	69	33	25	6	3	0	0	0	0	1	163
12:00 - 12:14	2	0	2	6	45	73	36	28	8	4	0	0	0	0	0	204
12:15 - 12:29	0	0	5	4	20	67	36	20	9	1	1	0	0	1	1	165
12:30 - 12:44	0	2	1	6	36	66	31	9	2	1	0	0	0	0	2	156

Traffic Survey Specialists, Inc. Daily Total Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
12:45 - 12:59	0	0	2	6	37	76	23	17	6	3	1	2	0	0	0	173
13:00 - 13:14	0	0	1	12	24	87	30	21	8	5	1	1	0	0	0	190
13:15 - 13:29	0	0	0	6	26	83	33	19	11	2	1	0	0	1	1	183
13:30 - 13:44	0	1	1	2	28	70	42	21	11	2	0	0	0	0	0	178
13:45 - 13:59	0	2	6	12	45	68	24	17	8	0	2	1	0	0	1	186
14:00 - 14:14	0	14	38	44	60	25	5	1	0	0	0	0	0	0	0	187
14:15 - 14:29	2	19	40	66	37	9	1	2	0	0	0	0	0	0	1	177
14:30 - 14:44	0	0	10	53	56	44	9	13	1	2	0	0	0	0	1	189
14:45 - 14:59	0	7	23	66	58	33	8	3	0	0	0	0	0	0	1	199
15:00 - 15:14	1	9	9	45	73	51	13	8	4	3	0	0	1	0	0	217
15:15 - 15:29	1	0	23	49	108	86	16	5	2	0	0	0	0	0	0	290
15:30 - 15:44	15	38	57	66	28	7	3	3	0	0	0	0	1	0	2	220
15:45 - 15:59	9	33	37	57	49	39	10	8	1	0	0	0	0	0	3	246
16:00 - 16:14	0	2	3	26	88	101	20	17	7	0	2	0	0	0	1	267
16:15 - 16:29	1	1	5	14	101	103	22	10	2	2	1	1	0	0	0	263
16:30 - 16:44	5	11	35	56	58	47	10	6	1	1	1	1	0	0	0	232
16:45 - 16:59	7	16	24	52	63	69	15	9	3	1	1	0	0	0	0	260
17:00 - 17:14	0	2	12	76	88	61	16	8	9	2	4	1	0	0	1	280
17:15 - 17:29	0	0	2	40	108	116	37	20	5	2	1	0	0	0	1	332
17:30 - 17:44	3	4	4	37	79	137	28	11	6	0	0	1	0	0	0	310
17:45 - 17:59	3	7	11	23	101	137	16	14	1	2	0	0	0	0	0	315
18:00 - 18:14	11	2	1	25	78	109	28	11	8	3	1	0	0	0	2	279
18:15 - 18:29	0	1	5	14	77	117	42	24	8	4	2	0	0	0	0	294
18:30 - 18:44	0	0	1	9	61	107	42	30	4	0	1	0	0	0	0	255
18:45 - 18:59	0	0	1	5	61	106	37	14	6	4	1	0	0	0	0	235
19:00 - 19:14	0	0	0	2	51	93	33	25	5	4	0	0	0	0	1	214
19:15 - 19:29	0	0	2	7	23	77	36	22	6	4	0	2	0	0	0	179
19:30 - 19:44	0	0	1	2	37	60	21	17	11	3	3	0	0	0	0	155
19:45 - 19:59	0	0	0	13	44	57	22	19	7	3	0	0	0	0	1	166
20:00 - 20:14	0	2	7	19	40	73	22	16	3	2	0	0	0	0	0	184
20:15 - 20:29	0	0	0	2	25	73	22	10	7	2	1	0	0	0	0	142
20:30 - 20:44	0	0	1	1	31	53	23	9	7	2	0	2	0	1	0	130
20:45 - 20:59	0	0	2	11	23	42	30	9	5	6	0	0	0	0	0	128
21:00 - 21:14	0	0	0	6	32	46	23	12	6	1	1	0	0	0	1	128
21:15 - 21:29	0	0	0	4	32	44	15	14	4	2	2	0	0	0	0	117
21:30 - 21:44	0	0	0	2	21	40	14	10	11	1	0	0	0	0	0	99
21:45 - 21:59	0	0	0	2	18	38	11	17	6	2	0	0	0	0	0	94
22:00 - 22:14	0	0	0	2	12	32	19	18	5	3	0	0	0	0	0	91
22:15 - 22:29	0	0	0	4	12	30	14	12	8	3	1	0	0	0	0	84
22:30 - 22:44	0	0	0	1	8	23	8	9	6	3	0	0	0	0	0	58
22:45 - 22:59	0	0	0	1	6	27	12	6	5	2	1	1	0	0	0	61
23:00 - 23:14	0	0	0	0	10	20	10	12	5	2	0	0	0	0	0	59
23:15 - 23:29	0	0	0	1	10	22	6	7	4	2	0	0	0	0	0	52
23:30 - 23:44	0	0	0	0	6	18	6	7	4	3	0	0	0	0	0	44
23:45 - 23:59	0	0	0	0	5	10	13	5	3	5	1	0	0	0	0	42
Totals	100	305	740	1533	3189	4369	1539	1019	421	181	60	33	7	11	31	13538
Percent of Total	0.7	2.3	5.5	11.3	23.6	32.3	11.4	7.5	3.1	1.3	0.4	0.2	0.1	0.1	0.2	100
Percent of AM	0.8	2.7	7.6	11.9	21.7	28.9	11.3	8.2	3.6	1.7	0.6	0.4	0.1	0.2	0.2	100
Percent of PM	0.7	2.0	4.3	11.0	24.6	34.1	11.4	7.2	2.9	1.1	0.4	0.1	0.0	0.0	0.2	100

Traffic Survey Specialists, Inc.
Daily Total Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

Standard Deviation: 7.8 MPH
Mean Speed: 30.9 MPH
Median Speed: 31.2 MPH
Modal Speed: 33.0 MPH

Ten Mile Pace: 25 to 34 MPH
Percent in Ten Mile Pace: 55.8%

85th Percentile: 38.3 MPH
15th Percentile: 23.5 MPH
90th Percentile: 39.6 MPH
95th Percentile: 41.6 MPH

Table 1
Daily Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽⁶⁾	Total Trips		Internal Trips			External Trips			Pass-by Trips		New Trips	
				In	Out	Total	In	Out	%	In	Out	Total	In	Out	Total
Existing Use															
Residential Townhouse	230	63 d.u.	$\text{Ln}(T) = -0.87 \text{Ln}(X) + 2.46$ (50/50)	215	215	430	0	0	0	0.0%	215	215	0	215	430
				215	215	430	0	0	0	0	215	215	430	215	430
total															

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' *Trip Generation* manual, 9th Edition.

Table 2
AM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips			New Trips		
				In	Out	Total	In	Out	Total	%	In	Out	Total	In	Out	Total		
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=-0.80\ln(X)+0.26$ (17/83)	6	30	36	0	0	0	0.0%	6	30	36	0	0.0%	6	30	36
Total				6	30	36	0	0	0	0	6	30	36	0	0	6	30	36

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' *Trip Generation* manual, 9th Edition.

Table 3
PM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips			New Trips		
				In	Out	Total	In	Out	Total	%	In	Out	Total	In	Out	Total		
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(7) = 0.82 \ln(\infty) + 0.32 (67/33)$	28	13	41	0	0	0	0.0%	28	13	41	0	0.0%	28	13	41
Total				28	13	41	0	0	0	0	28	13	41	0	0	28	13	41

(1) Trip generation data obtained from the Institute of Transportation Engineers' *Trip Generation* manual, 9th Edition.

Table 4
Morning Peak Hour Roadway Link Capacity Analysis
Oaks Place Traffic Study

Roadway	Link	Existing Level of Service				Proposed Level of Service					
		Volume	Capacity	LOS	V/C	Volume	Trips	Adjusted Volume	Capacity	LOS	V/C
SW 40th Avenue ⁽¹⁾	SW 56th Street to SW 54th Court	1,066	1,710	C	0.62	1,066	36	1,102	1,710	C	0.64
SW 54th Court ⁽²⁾	West of SW 40th Avenue	159	1,197	C	0.13	159	14	173	1,197	C	0.14
SW 56th Street ⁽²⁾	East of SW 40th Avenue	14	1,264	C	0.01	14	0	14	1,264	C	0.01

⁽¹⁾ Roadway link capacity determined by the Florida Department of Transportation's ARTPLAN software.

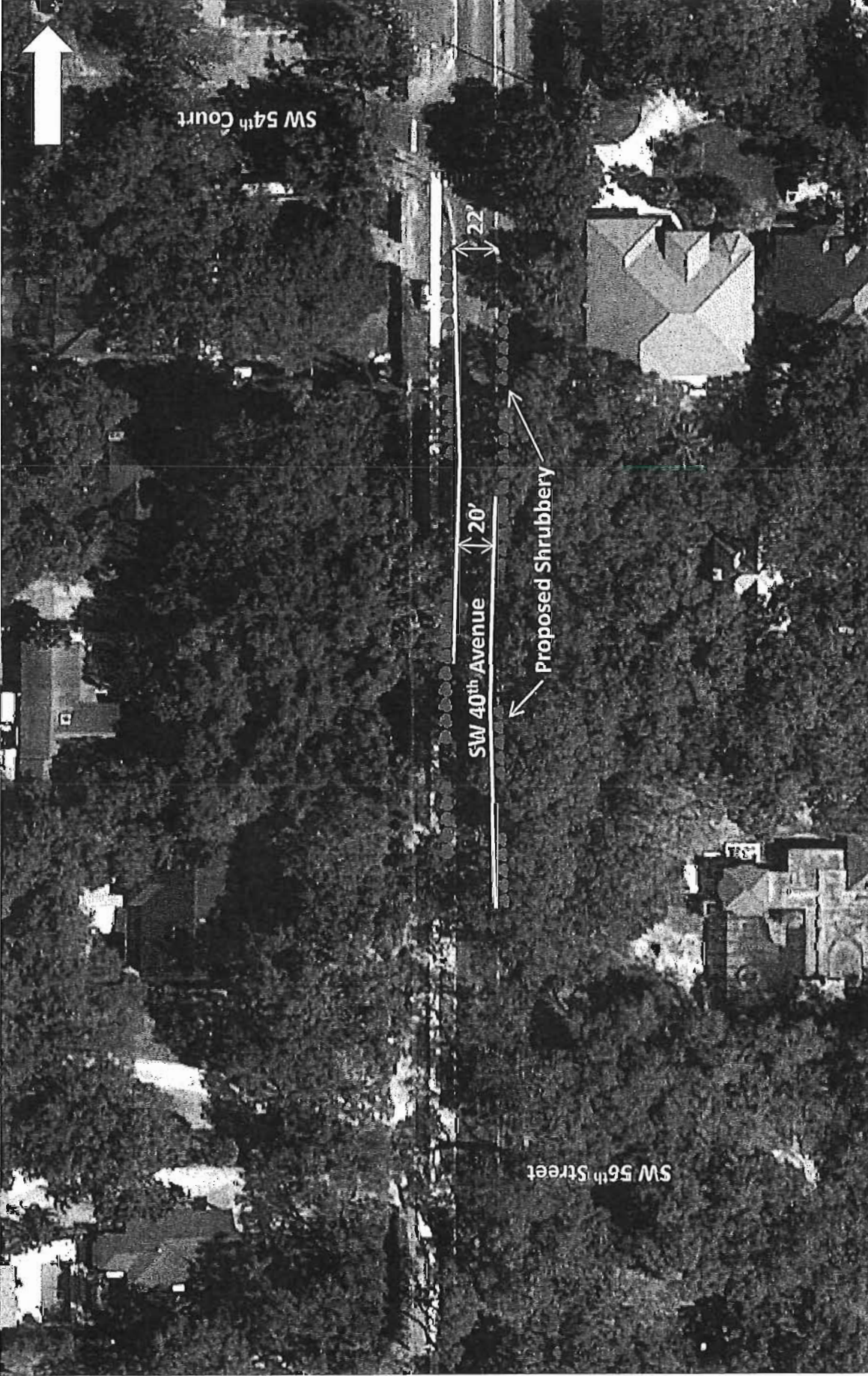
⁽²⁾ Roadway link capacity obtained from the Florida Department of Transportation's Quality/Level of Service Handbook.

Table 5
Afternoon Peak Hour Roadway Link Capacity Analysis
Oaks Place Traffic Study

Roadway	Link	Existing Level of Service				Proposed Level of Service						
		LOS D		LOS	V/C	Volume	Trips	Adjusted Volume	LOS D	Capacity	LOS	V/C
Volume	Capacity											
SW 40th Avenue ⁽¹⁾	SW 56th Street to SW 54th Court	1,237	1,710	C	0.72	1,237	41	1,278	1,710	C		0.75
SW 54th Court ⁽²⁾	West of SW 40th Avenue	162	1,197	C	0.14	162	16	178	1,197	C		0.15
SW 56th Street ⁽²⁾	East of SW 40th Avenue	21	1,264	C	0.02	21	0	21	1,264	C		0.02

⁽¹⁾ Roadway link capacity determined by the Florida Department of Transportation's ARTPLAN software.

⁽²⁾ Roadway link capacity obtained from the Florida Department of Transportation's Quality/Level of Service Handbook.



Thomas A. Hall, Inc.

Figure 1 – Traffic Calming Measures

Oaks Place
Dania Beach, Florida

ARTPLAN 2012 Conceptual Planning Analysis

Project Information

Analyst	TAH	Arterial Name	SW 40th Avenue	Study Period	Standard K
Date Prepared	9/25/2017 11:12:46 AM	From	Griffin Road	Modal Analysis	Auto Only
Agency		To	Sheridan Street	Program	ARTPLAN 2012
Area Type	Large Urbanized	Peak Direction	Southbound	Version Date	12/12/2012
Arterial Class	2				
File Name	C:\Work\201649 - Oaks Place Traffic Statement\201649.02 - Additional Services\Report\SW 40th Avenue ARTPLAN Analysis.xap				
User Notes					

Arterial Data

K	0.09	PHF	1	Control Type	Coordinated Actuated
D	0.541	% Heavy Vehicles	2.9	Base Sat. Flow Rate	1950

Automobile Intersection Data

Cross Street	Cycle Length	Thru g/C	Arr. Type	INT # Dir. Lanes	% Left Turns	% Right Turns	Left Turn Lanes	Left Turn Phasing	# Left Turn Lanes	LT Storage Length	Left g/C	Right Turn Lanes
Stirling Road	160	0.46	4	1	12	12	Yes	Protected	1	235	0.15	Yes
Sheridan Street	160	0.46	4	1	12	12	Yes	Protected	1	235	0.15	Yes

Automobile Segment Data

Segment #	Length	AADT	Hourly Vol.	SEG # Dir. Lanes	Posted Speed	Free Flow Speed	Median Type	On-Street Parking	Parking Activity
1 (to Stirling Road)	5860	13500	657	1	30	35	None	No	N/A
2 (to Sheridan Street)	1000	13500	657	1	30	35	None	No	N/A

Automobile LOS

Segment #		Thru Mvmt Flow Rate	Adj. Sat. Flow Rate	v/c	Control Delay	Int. Approach LOS	Queue Ratio		Speed (mph)	Segment LOS	
1 (to Stirling Road)		499	1484	0.731	28.22	C	0.35		26.78	B	
2 (to Sheridan Street)		499	1484	0.731	28.22	C	0.35		14.01	D	
Arterial Length	1.3220	Weighted g/C	0.46	FFS Delay	68.66	Threshold Delay	0.00	Auto Speed	23.53	Auto LOS	B

Automobile Service Volumes

Note: The maximum normally acceptable directional service volume for LOS E in Florida for this facility type and area type is 1000 veh/h/ln.

	A	B	C	D	E
Lanes	Hourly Volume In Peak Direction				
1	**	810	920	***	***
2	**	1710	1800	***	***
3	**	2640	2720	***	***
4	**	3570	3640	***	***
*	**	810	920	***	***
Lanes	Hourly Volume In Both Directions				
2	**	1500	1710	***	***
4	**	3170	3350	***	***
6	**	4880	5040	***	***
8	**	6600	6740	***	***
*	**	1500	1710	***	***
Lanes	Annual Average Daily Traffic				
2	**	16700	19000	***	***
4	**	35200	37200	***	***
6	**	54300	56000	***	***
8	**	73400	74900	***	***
*	**	16700	19000	***	***

* Service Volumes for the specific facility being analyzed, based on # of lanes from the intersection and segment data screens.

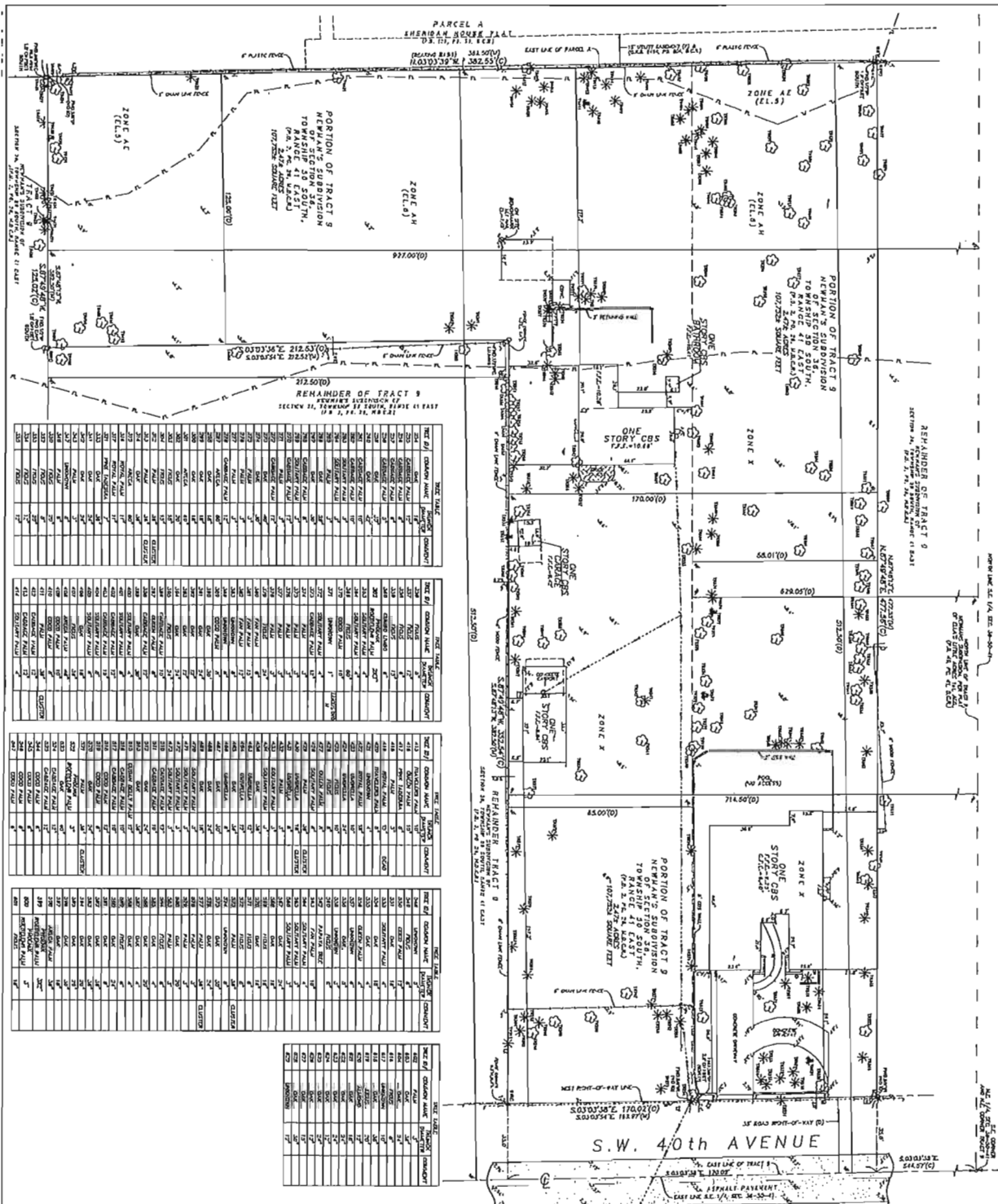
** Cannot be achieved based on input data provided.

*** Not applicable for that level of service letter grade. See generalized tables notes for more details.

Under the given conditions, left turn lane storage is highly likely to overflow. The number of directional thru lanes should be reduced accordingly.

Facility weighted g/C exceeds normally acceptable upper range (0.5); verify that g/C inputs are correct.

Intersection capacity (ies) are exceeded for the full hour; an operational level analysis tool is more appropriate for this situation.

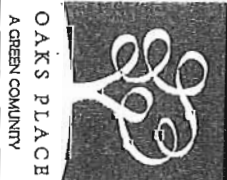


NO.	COMMON NAME	PLANT	COASTAL
1	ACACIA	ACACIA	
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99	ADONIS	ADONIS	
100	ADONIS	ADONIS	

NEW TOWNHOUSE COMMUNITY FOR OWNER: BCD DANIA OAKS, LLC DEVELOPER: BJD DEVELOPMENT, GROUP LLC

5461-5471 & 5461-5472 S.W. 40th AVENUE
DANIA BEACH, FL 33014

RECEIVED
JUL 03 2007
Planning
Department



PROJECT TEAM

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DEVELOPER:
BJD DEVELOPMENT, GROUP LLC
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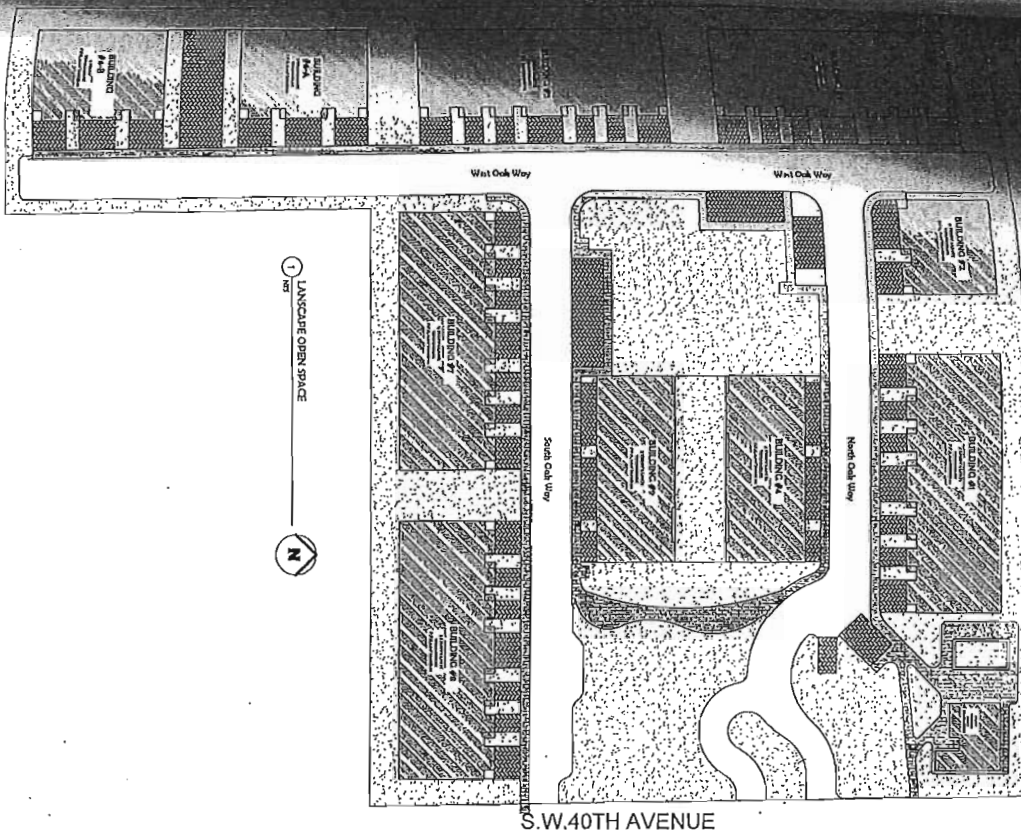
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LEGAL DESCRIPTION

PARCELS 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 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1367, 1368, 1369, 1370, 1371, 1372, 1373, 1374, 1375, 1376, 1377, 1378, 1379, 1380, 1381, 1382, 1383, 1384, 1385, 1386, 1387, 1388, 1389, 1390, 1391, 1392, 1393, 1394, 1395, 1396, 1397, 1398, 1399, 1400, 1401, 1402, 1403, 1404, 1405, 1406, 1407, 1408, 1409, 1410, 1411, 1412, 1413, 1414, 1415, 1416, 1417, 1418, 1419, 1420, 1421, 1422, 1423, 1424, 1425, 1426, 1427, 1428, 1429, 1430, 1431, 1432, 1433, 1434, 1435, 1436, 1437, 1438, 1439, 1440, 1441, 1442, 1443, 1444, 1445, 1446, 1447, 1448, 1449, 1450, 1451, 1452, 1453, 1454, 1455, 1456, 1457, 1458, 1459, 1460, 1461, 1462, 1463, 1464, 1465, 1466, 1467, 1468, 1469, 1470, 1471, 1472, 1473, 1474, 1475, 1476, 1477, 1478, 1479, 1480, 1481, 1482, 1483, 1484, 1485, 1486, 1487, 1488, 1489, 1490, 1491, 1492, 1493, 1494, 1495, 1496, 1497, 1498, 1499, 1500, 1501, 1502, 1503, 1504, 1505, 1506, 1507, 1508, 1509, 1510, 1511, 1512, 1513, 1514, 1515, 1516, 1517, 1518, 1519, 1520, 1521, 1522, 1523, 1524, 1525, 1526, 1527, 1528, 1529, 1530, 1531, 1532, 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1699, 1700, 1701, 1702, 1703, 1704, 1705, 1706, 1707, 1708, 1709, 1710, 1711, 1712, 1713, 1714, 1715, 1716, 1717, 1718, 1719, 1720, 1721, 1722, 1723, 1724, 1725, 1726, 1727, 1728, 1729, 1730, 1731, 1732, 1733, 1734, 1735, 1736, 1737, 1738, 1739, 1740, 1741, 1742, 1743, 1744, 1745, 1746, 1747, 1748, 1749, 1750, 1751, 1752, 1753, 1754, 1755, 1756, 1757, 1758, 1759, 1760, 1761, 1762, 1763, 1764, 1765, 1766, 1767, 1768, 1769, 1770, 1771, 1772, 1773, 1774, 1775, 1776, 1777, 1778, 1779, 1780, 1781, 1782, 1783, 1784, 1785, 1786, 1787, 1788, 1789, 1790, 1791, 1792, 1793, 1794, 1795, 1796, 1797, 1798, 1799, 1800, 1801, 1802, 1803, 1804, 1805, 1806, 1807, 1808, 1809, 1810, 1811, 1812, 1813, 1814, 1815, 1816, 1817, 1818, 1819, 1820, 1821, 1822, 1823, 1824, 1825, 1826, 1827, 1828, 1829, 1830, 1831, 1832, 1833, 1834, 1835, 1836, 1837, 1838, 1839, 1840, 1841, 1842, 1843, 1844, 1845, 1846, 1847, 1848, 1849, 1850, 1851, 1852, 1853, 1854, 1855, 1856, 1857, 1858, 1859, 1860, 1861, 1862, 1863, 1864, 1865, 1866, 1867, 1868, 1869, 1870, 1871, 1872, 1873, 1874, 1875, 1876, 1877, 1878, 1879, 1880, 1881, 1882, 1883, 1884, 1885, 1886, 1887, 1888, 1889, 1890, 1891, 1892, 1893, 1894, 1895, 1896, 1897, 1898, 1899, 1900, 1901, 1902, 1903, 1904, 1905, 1906, 1907, 1908, 1909, 1910, 1911, 1912, 1913, 1914, 1915, 1916, 1917, 1918, 1919, 1920, 1921, 1922, 1923, 1924, 1925, 1926, 1927, 1928, 1929, 1930, 1931, 1932, 1933, 1934, 1935, 1936, 1937, 1938, 1939, 1940, 1941, 1942, 1943, 1944, 1945, 1946, 1947, 1948, 1949, 1950, 1951, 1952, 1953, 1954, 1955, 1956, 1957, 1958, 1959, 1960, 1961, 1962, 1963, 1964, 1965, 1966, 1967, 1968, 1969, 1970, 1971, 1972, 1973, 1974, 1975, 1976, 1977, 1978, 1979, 1980, 1981, 1982, 1983, 1984, 1985, 1986, 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999, 2000, 2001, 2002, 2003, 2004, 2005, 2006, 2007, 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033,





PERVIOUS/ IMPERVIOUS BREAKDOWN LEGEND

	100% POLYESTER REINFORCED NONWOVEN	62YX 5L
	100% POLYESTER NONWOVEN	64JZ 5L
	100% POLYESTER NONWOVEN REINFORCED NONWOVEN	65JZ 5L
	100% POLYESTER NONWOVEN REINFORCED NONWOVEN	66JZ 5L
	100% POLYESTER NONWOVEN REINFORCED NONWOVEN	70Y4 5L
	100% POLYESTER NONWOVEN REINFORCED NONWOVEN	72JZ 5L X 2H X 400 Y
TOTAL PREVIOUS		83460 5L

[illegible]

GreenspoonMarder

Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

November 16, 2017

Corinne Lajoie, AICP, LEED GA
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33304

Re: Oaks Place Rezoning RZ-25-17

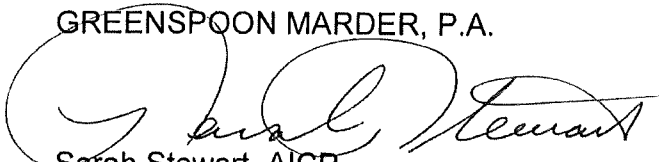
Dear Corinne:

As discussed at the City Commission meeting on November 14, 2017, the applicant under the above referenced Application for Rezoning requests that the number of flexibility units requested in the original application (22) be reduced to 21.

Should you need anything further, please let me know.

Very truly yours,

GREENSPOON MARDER, P.A.



Sarah Stewart, AICP
Land Planner

Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

In New York, Greenspoon Marder, P.A. practices under the name Greenspoon Marder, P.A. P.C.
In California, Greenspoon Marder LLP practices using the fictitious name and trademark Greenspoon Marder under license from Greenspoon Marder, P.A.

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-24-17) SUBMITTED BY BCD DANIA OAKS, LLC, FOR PROPERTY LOCATED AT 5461 TO 5525 SW 40TH AVENUE IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT “A”, A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONDITIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

--

Exhibits Attached

Staff Report, Resolution, Site Plans, Application and Backup



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director

FROM: Corinne Lajoie, AICP, Planning and Zoning Manager, LEED GA *CLajoie*

SUBJECT: **VA-47-17/SP-24-17:** The applicant, Greenspoon Marder, on behalf of the property owner BCD Dania Oaks, LLC., is requesting a variance and site plan approval for the property located at 5461 and 5525 SW 40th Avenue.

**REQUEST
VARIANCE**

To allow a fifteen foot (15') front setback, the City's Land Development Code LDC) requires twenty-five feet (25'), per Land Development Code, Section 205-10(B).

SITE PLAN

To allow the construction of sixty (60) townhomes and one (1) clubhouse.

PROPERTY INFORMATION

EXISTING ZONING:	Single Family Residential (RS-6000)
PROPOSED ZONING:	Planned Residential Development (PD-1)
LAND USE DESIGNATION:	Low (5) residential

VIOLATIONS

There are no open violations on this property.

PUBLIC HEARING NOTICE

This item was duly advertised, posted and noticed pursuant to Article 610 of the Land Development Code (LDC.)

The subject property is located south of SW 54 Court, and immediately west of SW 40 Avenue. The property is made up by four (4) parcels. Each parcel currently has a single family home on the property, all of which will be demolished in order to construct eight (8) townhouse buildings totaling sixty (60) units, and one (1) club house. In preparation of developing the site, the applicant has also submitted applications for rezoning, assignment of flex, and plat which will be heard as separate applications.

VARIANCE

The applicant has withdrawn their variance application. The applicant eliminated one (1) unit from Building number 8 in order to provide the required twenty-five foot (25') setback from the east property line without relocating the building.

SITE PLAN

The applicant is proposing a unified townhouse development on the four (4) combined lots, totaling sixty (60) units and one (1) clubhouse. The parcels currently have significant vegetation resulting in the relocation of several trees, and the removal of multiple others. The proposed tree removal requires the applicant to mitigate the lost tree canopy by providing ten (10) additional trees on the site and providing payment in lieu of tree mitigation into the City's Tree Trust Fund in the amount of \$31,028.00.

The project will provide a gated main entrance with a monument sign. A secondary exit only is proposed south of the main entrance.

The project meets all setback requirements. The single family homes that exist on the property today are located between sixty feet and one hundred, fifty-seven feet (60' – 157') from the east property line. The proposed club house at the north east corner of the property will provide a twenty-five foot, five inch (25' 5") east setback. The townhouse building number eight located in the south east corner of the property will provide a thirty-three foot, eleven inch (33' 11") east setback. The minimum setback required by code is twenty-five feet (25').

On October 5, 2017 the applicant provided a traffic study for this project. The City Engineer has provided staff with his analysis of the traffic study and had indicated that the study is complete and accepted. The approved traffic study identifies the existing level of service for the roadway as "C". The capacity of the road is identified in the traffic study as "D". The project will add 41 PM peak hour trips which will not affect the "C" level of service on the road.

DEVELOPMENT REVIEW COMMITTEE (DRC)

The site plan was reviewed by the DRC on March, 24, 2017 and May 25, 2017 which includes personnel from the BSO Fire, Public Services, the City's landscape consultant and Community Development Department's Planning Division. The applicant has several outstanding staff comments that must be addressed prior to issuance of a building permit, or otherwise specified time frame, which are provided below. The outstanding DRC comments are listed as conditions of approval in the resolution.

CONDITIONS OF APPROVAL

4. The proximity to the airport will require FAA review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100. Contact Greg Jones, Airspace and Land Use Manager with FDOT at 850-414-4502 or at greg.jones@dot.state.fl.us.
2. Per Resolution No. 2015-071, \$1,825 per townhouse dwelling (60 X \$1,825 = \$109,500.00) must be paid for Recreation and Open Space Impact Fee at time of building permit issuance.
3. Payment of \$31,028.00 is required to be paid into the City's Tree Trust Fund prior to issuance of a permit.

4. Provide revised landscape plans identifying ten (10) additional tree plantings to satisfy mitigation for tree removal. This is needed prior to issuance of a building permit.
5. Per Section 235-30 maximum fence height permitted in front yard (first 25' from SW 40 Avenue) is 4'. Clarify on Sheet A1.0 & A1.1 or request a variance.
6. Revise the following sheets to identify 7 units in Building #8:
 - Sheet A1.2
 - Sheet A1.3
 - Sheet LS1.1
 - Sheet C4
 - Sheet C6
 - Sheet C8
 - Sheet L-2
 - Sheet L-4
 - Sheet TD-2
 - Sheet PH1.0
 - Key Plan shown on the following sheets:
 - A0.0
 - A1.0
 - A1.1
 - A2.0
 - A2.1
 - LS1.1
 - TD-1.1
 - TD2
 - IR1.0
 - IR1.1

CITY COMMISSION PREVIOUS ACTION

On November 14, 2017 the City Commission approved the Rezoning and Assignment of Flex Units on first reading.

On September 8, 2015 the City Commission approved the Rezoning, allocation for fourteen (14) Flex Units (O-2015-019), and Site Plan for a total of twenty-five (25) units (R-2015-96) for the two (2) north parcels.

PLANNING AND ZONING BOARD PREVIOUS ACTION

On October 18, 2017 the Planning and Zoning Board heard this item where the motion for conditional approval failed.

This item was continued from the July 19, 2017, and the September 20, 2017 Planning and Zoning Board meeting.

STAFF RECOMMENDATION

Approve the applicant's request to continue the item to the January 9, 2018 City Commission meeting.

Lajoie, Corinne

From: Sarah Stewart <Sarah.Stewart@gmlaw.com>
Sent: Wednesday, December 06, 2017 1:08 PM
To: Lajoie, Corinne; Dennis Mele
Cc: Cynthia Pasch; Steven Wherry; LaFerrier, Marc
Subject: RE: Dania Oaks [IWOV-ACTIVE.FID10196245]

Corinne:

Please defer the hearing on the applications regarding Dania Oaks/Oaks Place now scheduled for the December 11, 2017 City Commission meeting to the January 9, 2017 City Commission meeting.

Thanks
Sarah

GreenspoonMarder

Sarah Stewart, AICP
Land Planner
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
Telephone: 954-214-8952
Sarah.stewart@gmlaw.com

From: Lajoie, Corinne [<mailto:cchurch@daniabeachfl.gov>]
Sent: Wednesday, December 06, 2017 12:49 PM
To: Dennis Mele; Sarah Stewart
Cc: Cynthia Pasch; Steven Wherry; LaFerrier, Marc
Subject: FW: Dania Oaks

Can you please provide me with your request to continue the Dania Oaks site plan from the December 11th City Commission meeting in writing (response to this email is sufficient).
Thank you.

From: Lajoie, Corinne
Sent: Monday, December 04, 2017 11:28 AM
To: 'dennis.mele@gmlaw.com' (dennis.mele@gmlaw.com)
Cc: 'Sarah Stewart'
Subject: Dania Oaks

Marc told me that he received a verbal request for continuance of the Site Plan from the December 11th City Commission meeting. I need this request made in writing (email is fine) for the file.
Thank you.

The information contained in this transmission may be attorney/client privileged and confidential. It is intended only for the use of the individual or entity named above. If the reader of this message is not the intended

RESOLUTION NO. 2018-001

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-24-17) SUBMITTED BY BCD DANIA OAKS, LLC, FOR PROPERTY LOCATED AT 5461 TO 5525 SW 40TH AVENUE IN THE CITY OF DANIA BEACH, FLORIDA AS LEGALLY DESCRIBED IN EXHIBIT “A”, A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONDITIONS; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Chapter 28, the “Land Development Code,” Part 6, entitled “Development Review Procedures And Requirements,” Article 635, entitled “Site Plans” of the City Code of Ordinances (the “City Code”), the property owner BCD Dania Oaks, LLC (the “Applicant”), has applied to the City of Dania Beach (the “City”), for site plan approval to permit the development of sixty (60) townhomes and a clubhouse as referenced in Exhibit “B”, for property located at 5461 to 5525 SW 40th Avenue in the City as legally described in Exhibit “A”; and

WHEREAS, the City Code Article 635, entitled “Site Plans”, provides that site plan approval is required as a condition to the issuance of a building permit; and

WHEREAS, the City Commission conducted a duly noticed public hearing in accordance with Article 610 of the LDC; and

WHEREAS, the City Commission finds that the approval of the proposed Site Plan (SP-24-17) will protect the public health, safety, and welfare of the residents of the City, and furthers the purpose, goals, objectives and policies of the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing “WHEREAS” clauses are ratified and confirmed as being true and correct, and they are made a part of and incorporated into this Resolution by reference.

Section 2. That pursuant to Chapter 28, “Land Development Code”, Part 6 “Development Review Procedures and Requirements,” Article 635 “Site Plan,” the following Site Plan (SP-24-17), attached as Exhibit “B” which is made a part of and incorporated into this Resolution by reference is approved.

Section 3. That the approvals granted by this Resolution are subject to the Applicant's compliance with the following conditions:

1. The proximity to the airport will require FAA review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100. Contact Greg Jones, Airspace and Land Use Manager with FDOT at 850-414-4502 or at greg.jones@dot.state.fl.us.
2. Per Resolution No. 2015-071, \$1,825 per townhouse dwelling (60 X \$1,825 = \$109,500.00) must be paid for Recreation and Open Space Impact Fee at time of building permit issuance.
3. Payment of \$31,028.00 is required to be paid into the City's Tree Trust Fund prior to issuance of a permit.
4. Provide revised landscape plans identifying ten (10) additional tree plantings to satisfy mitigation for tree removal. This is needed prior to issuance of a building permit.
5. Per Section 235-30 maximum fence height permitted in front yard (first 25' from SW 40 Avenue) is 4'. Clarify on Sheet A1.0 & A1.1 or request a variance.
6. Revise the following sheets to identify 7 units in Building #8:
 - Sheet A1.2
 - Sheet A1.3
 - Sheet LS1.1
 - Sheet C4
 - Sheet C6
 - Sheet C8
 - Sheet L-2
 - Sheet L-4
 - Sheet TD-2
 - Sheet PH1.0
 - Key Plan shown on the following sheets:
 - A0.0
 - A1.0
 - A1.1
 - A2.0
 - A2.1
 - LS1.1
 - TD-1.1
 - TD2
 - IR1.0
 - IR1.1

Section 4. That pursuant to LDC Section 635-100 “Expiration of Site Plans” and Section 625-50 “Expiration of Variances”, the Site Plan (SP-24-17) approvals shall automatically expire and become null and void unless the Applicant files a complete building permit application with construction drawings for the improvements shown on the Site Plan, within eighteen (18) months from the date of this Resolution.

Section 5. That the issuance of a development permit by a municipality does not in any way create any right on the part of an Applicant to obtain a permit from a state or federal agency, and does not create any liability on the part of the municipality for issuance of the permit if the Applicant fails to obtain requisite approvals or does not fulfill the obligations imposed by a state or federal agency, or undertakes actions that result in a violation of state or federal law.

Section 6. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 7. That this Resolution shall be in force and take effect immediately upon its passage and adoption.

PASSED AND ADOPTED January 9, 2018.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

Exhibit "A"

Legal Description

LEGAL DESCRIPTION:

A Parcel described as the South 99.00 feet of the North 431.03 feet of the West 184.50 feet of the East 219.50 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.
LESS the South 4.00 feet of the East 103.72 thereof.

AND

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows:
The South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida;

LESS AND EXCEPT THE FOLLOWING;

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

AND

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida,
LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

ALSO KNOWN AS:

The South 212.52 feet of the North 544.55 feet of the West 477.55 feet of the East 512.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less..

and

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

and

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2. Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

**Exhibit “B”
Site Plan**

NEW TOWNHOUSE COMMUNITY FOR:

OWNER: BCD DANIA OAKS, LLC
DEVELOPER: B2J DEVELOPMENT, GROUP LLC

5461-5471 & 5461-5525 SW 40th AVENUE
DANIA BEACH FL 33314



OAKS PLACE
A GREEN COMMUNITY

SKLARchitecture
2310 HOLLYWOOD BLVD.
HOLLYWOOD, FL 33020
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FAX: (954) 925-9292
www.sklararchitecture.com
AA 0002849
18 0000894
NCARB CERTIFIED

SEAL
ARI L. SKLAR
LICENSE #AR1413

PROJECT TEAM

ARCHITECT OF RECORD:

SKLARchitecture

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18 0000894
NCARB CERTIFIED

CIVIL ENGINEER:

Regina Bobo-Jackson, P.E.
Civil Engineering Associates, Inc.
11390 Temple Street Cooper City, FL 33330
Office: 954.434.5905
Fax: 954.434.5904
Cell: 954.865-0641

MEP ENGINEER:

DELTA G CONSULTING ENGINEERS.
GEORGE SAN JUAN, PE, LEED AP, PRESIDENT
707 NE 3RD AVE, SUITE 200 FT. LAUDERDALE, FL 33304
TEL: 954.527.1112 EXT. 16
FAX: 954.524.7505
WEBSITE: WWW.DELTAG.COM

LANDSCAPE ARCHITECT:

KIMBERLY MOYER, RLA
LANDSCAPE ARCHITECTURE
954.492.9609

IRRIGATION CONSULTANT:

KENNETH DIDONATO, INC.
TEL: 954.923.1255

PROJECT RENDERING



DRAWING INDEX

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- A0.1 RENDERINGS
- A0.2 BUILDINGS 1,3,5,7,9 PERSPECTIVE VIEWS
- A0.3 BUILDINGS 4 & 9 PERSPECTIVE VIEWS
- A0.4 CLUBHOUSE PERSPECTIVE VIEWS
- A0.5 CURVED WALL AND TRELLIS 3D VIEWS
- A1.0 ENLARGED SITE PLAN NORTH
- A1.1 ENLARGED SITE PLAN SOUTH
- A1.2 PERVIOUS PLAN & SITE DATA CHART
- A1.3 SITE PLAN DETAILS ZONING PLAN
- A2.0 ENLARGED FLOOR PLAN TYP BUILDINGS 1,3,5,7,9
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- A2.2 ENLARGED FLOOR PLAN CLUBHOUSE
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- LD-3 SCHEDULE TO
- LD-4 SCHEDULE TO
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- L-3 LANDSCAPE PLAN NORTH
- L-4 LANDSCAPE PLAN SOUTH

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- SOUTH SURVEY 1 of 2
- SOUTH SURVEY 2 of 2 (W/ TREES)

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- IRR - 1.1 SOUTH SIDE
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NOTE: PLAT SUBMITTED SEPARATELY

CIVIL

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- C-2 EROSION & SEDIMENT CONTROL
- C-3 PAVING NORTH
- C-4 PAVING SOUTH
- C-5 WATER & SEWER NORTH
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- C-7 SIGNING & MARKING NORTH
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- C-9 SITE DETAILS
- C-10 WATER DETAILS
- C-11 WATER & SEWER DETAILS

LEGAL DESCRIPTION

PARCEL "A"
A Parcel described as the South 99.00 feet of the North 437.03 feet of the West 784.50 feet of the East 219.50 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 47 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; LESS the South 4.00 feet of the East 703.72 thereof.

PARCEL "B"
A Portion of Tract 9, Section 36, Township 50 South, Range 47 East, Broward County, Florida, and more particularly described as follows: The South 777.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 47 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 703.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning

LESS AND EXCEPT THE FOLLOWING:
Commence at the most Northeasterly corner of the South 717.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 47 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 703.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning

PARCEL "C"
The South 272.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; LESS the South 117.52 feet of the East 138.05 thereof. Said land situate, lying and being in Broward County, Florida.

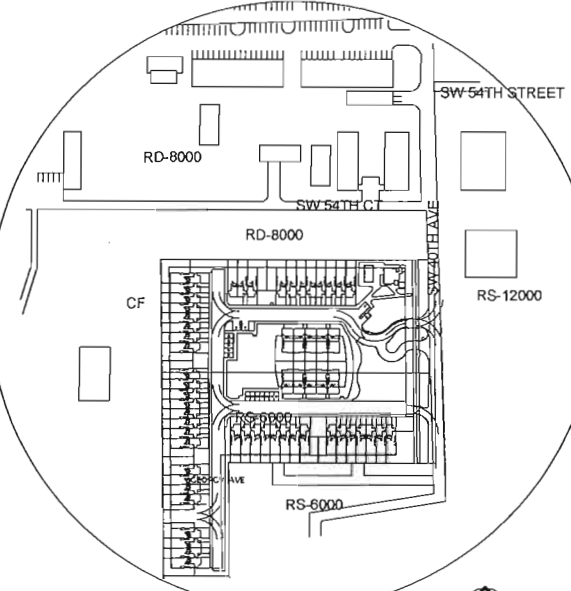
TOGETHER WITH:

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of tract 9, in section 36, township 50 South, range 41 East of Newman's survey, as recorded in plat book 2, page 26, of the public records of Miami-Dade County, Florida; said land situate, lying and being in county, Florida; Excepting therefrom the East 35 feet for road right of way.

AND

The South 85.01 feet of the North 629.05 feet of the East 512.50 feet of tract 9, in section 36, township 50 South, range 41 East of Newman's survey, as recorded in plat book 2, page 26, of the public records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right of way.

KEY PLAN



RESIDENTIAL GREEN BUILDING PRACTICES

CHAPTER 151.158 LARGE DEVELOPMENTS

1. RADIANT BARRIER - ENERGY STAR QUALIFIED - APPLIED TO ATTIC INSULATION.
 2. ENERGY STAR APPROVED ROOFING MATERIALS.
 3. PROGRAMMABLE THERMOSTATS.
 4. OCCUPANCY / VACANCY SENSORS.
 5. DUAL FLUSH TOILETS (LESS THAN 1 GALLON TO FLUSH LIQUID AND 1.6 GALLONS OR LESS FOR SOLIDS, PER USGBC).
 6. AT LEAST 80% OF PLANTS, TREES AND GRASSES PER THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT RECOMMENDATIONS.
 7. LED LIGHTING AND LOW VOLTAGE LANDSCAPE LIGHTS THAN RUN ON A TIMER.
 8. ENERGY PERFORMANCE AT LEAST 10% MORE EFFICIENT THAN STANDARD ESTABLISHED BY ASHRAE (LATEST EDITION).
 9. INSULATED HOT WATER PIPES. ALL HOT WATER PIPES SHALL HAVE A MINIMUM OF 1/2" INSULATION, INCLUDING BURIED PIPES.
 10. MERV OF AIR FILTERS ON ALL AIR CONDITIONING UNITS AT LEAST 8 WITH ANTI-MICROBIAL AGENT.
 11. TANKLESS WATER HEATER IN LIEU OF A STANDARD TANK WATER HEATER.
- DOCUMENTATION OF ENERGY SAVINGS MUST BE PROVIDED.

LOCATION MAP



CODE ANALYSIS / PROJECT DATA

PLANS SHALL COMPLY WITH THE FOLLOWING:					
FLORIDA BUILDING CODE (BMC) (2015)					
2015 FBC PER 2015 EDITION					
NFPA 72 2002 EDITION					
NFPA 101 2002 EDITION					
NEW TOWNHOUSES-RESIDENTIAL (THIS PERMIT) REF. FOR VOUCHER TABLE A.1.1.1 NFPA 101 (2002 EDITION)					
NEW CONCRETE STRUCTURE					
TYPE VA CONSTRUCTION PER FBC - TO TYPE V10, CHAPTER 16 TABLE A.1.1.1 NFPA 101 (2002 EDITION)					
NON FIRE SPRINKLERED					
ALLOWABLE HEIGHT AND BUILDING AREA (TABLE 503)					
GROUP		TYPE		PROVIDED	
R-3	VA	HCT	AREA (SQ. FT.)	HCT	AREA (SQ. FT.)
		50 FT (5 STORY)	12,000 PER STORY	25'-0" FT (5 STORY)	5,444 FIRST FLOOR 2,149 SECOND FLOOR 12,944 TOTAL
		EACH BUILDING UNDER A SEPARATE PERMIT SEE A.1.3 FOR SPECIFIC DATA CHART			
FIRE RESISTANCE RATING REQUIREMENTS FOR BUILDING ELEMENT (TABLE 503)					
TYPE I/A		1 HR		1 HR	
STRUCTURAL FRAME		1 HR		1 HR	
BEARING WALLS (EXT. & INT.)		1 HR		1 HR	
NON-BEARING WALLS & PARTITIONS		1 HR		1 HR	
FLOOR CONSTRUCTION		1 HR		1 HR	
ROOF CONSTRUCTION		1 HR		1 HR	
REQUIRED SEPARATION OF OCCUPANCIES		R/R - 2 HR (TABLE 106.4 FBC)		R/R - 2 HR (TABLE 106.4 FBC)	
REQUIRED SEPARATION BETWEEN 1 & 2 FAMILY DWELLING		1 HR (TABLE 106.4 FBC)		1 HR (TABLE 106.4 FBC)	
REQUIRED SEPARATION BETWEEN DWELLING UNITS		1 HR (TABLE 106.4 FBC)		1 HR (TABLE 106.4 FBC)	
TOWNHOUSE FIRE SEPARATION PROVIDED - 2 HOURS (SEE PLANS AND SECTION)		2 HR		2 HR	
SEPARATION BETWEEN DWELLING UNITS PROVIDED 2 HR (PARTY WALLS SEE PLANS AND SECTION)		2 HR		2 HR	
PROJECT NOTES					
1. PROVIDE SHOP DRAWINGS FOR ARCHITECT APPROVAL.					
2. PROVIDE PITCH PANS TO SEAL ALL NEW ROOF PENETRATIONS.					
3. ALL AIR UNITS SHALL BE SCHEDULED SEE MECHANICAL DRAWINGS. FOR AIR UNIT RACK ATTACHMENT.					
4. THE ROOF SHALL NOT BE HARBORABLE OR USED FOR RECREATION PURPOSES.					
5. ALL EXTERNAL LADDERS FOR ROOF ACCESS SHALL BE FOR DABLE, CONCEALED AND INSTALLED IN A UN					
UNOBSTRUCTED LOCATION (SEE SITE PLANS AND					
PAINTED TO MATCH THE BUILDING.					
6. SQUARE NOT INCLUDED IN THIS APPLICATION.					

NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES
5461-5471 & 5461-5525 SW 40TH AVENUE DANIA BEACH
FL 33314
OWNER: BCD DANIA OAKS, LLC
DEVELOPER: B2J DEVELOPMENT, GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

DRAWN BY:

Author

CHECKED BY:

ARI SKLAR

COVER

A0.0

PROJECT #: 16-019

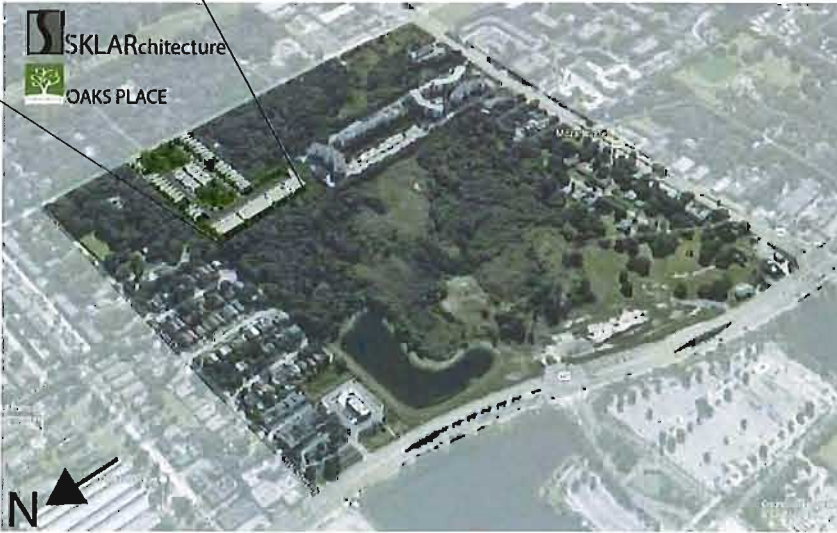
DATE: 07-11-16



DEVELOPMENT FROM ABOVE



CONTEXTUAL AERIAL



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SEAL
ARI L. SKLAR
LICENSE #A11473

REVISIONS

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
8401 SW 11th St & 8401 SW 12th St SW 40th Avenue Dania Beach
FL 33104
OWNER: BOB DANA OAKS LLC
DEVELOPER: DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
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SUBMITTAL DATE: 05-04-17

DRAWN BY:
Author
CHECKED BY:
ARI SKLAR

RENDERING

A0.1

PROJECT #: 16-019

DATE: 07-11-16



1 3D VIEW -FRONT TYPICAL AT BUILDINGS: #1, 3, 5, 7 & 8



2 3D VIEW REAR TYPICAL AT BUILDINGS: #1, 3, 5, 7 & 8

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
3445 SW 40 TH AVE.
Dania, Florida

OWNER: BCD DANIA OAKS, LLC

DEVELOPER: BCD DEVELOPMENT GROUP, LLC

- ☐ REVIEW SET
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SUBMITTAL DATE: 05-04-17

DRAWN BY:

Author

CHECKED BY:

ARI SKLAR

3D VIEWS - BUILDINGS 1, 3, 5,
7 & 8

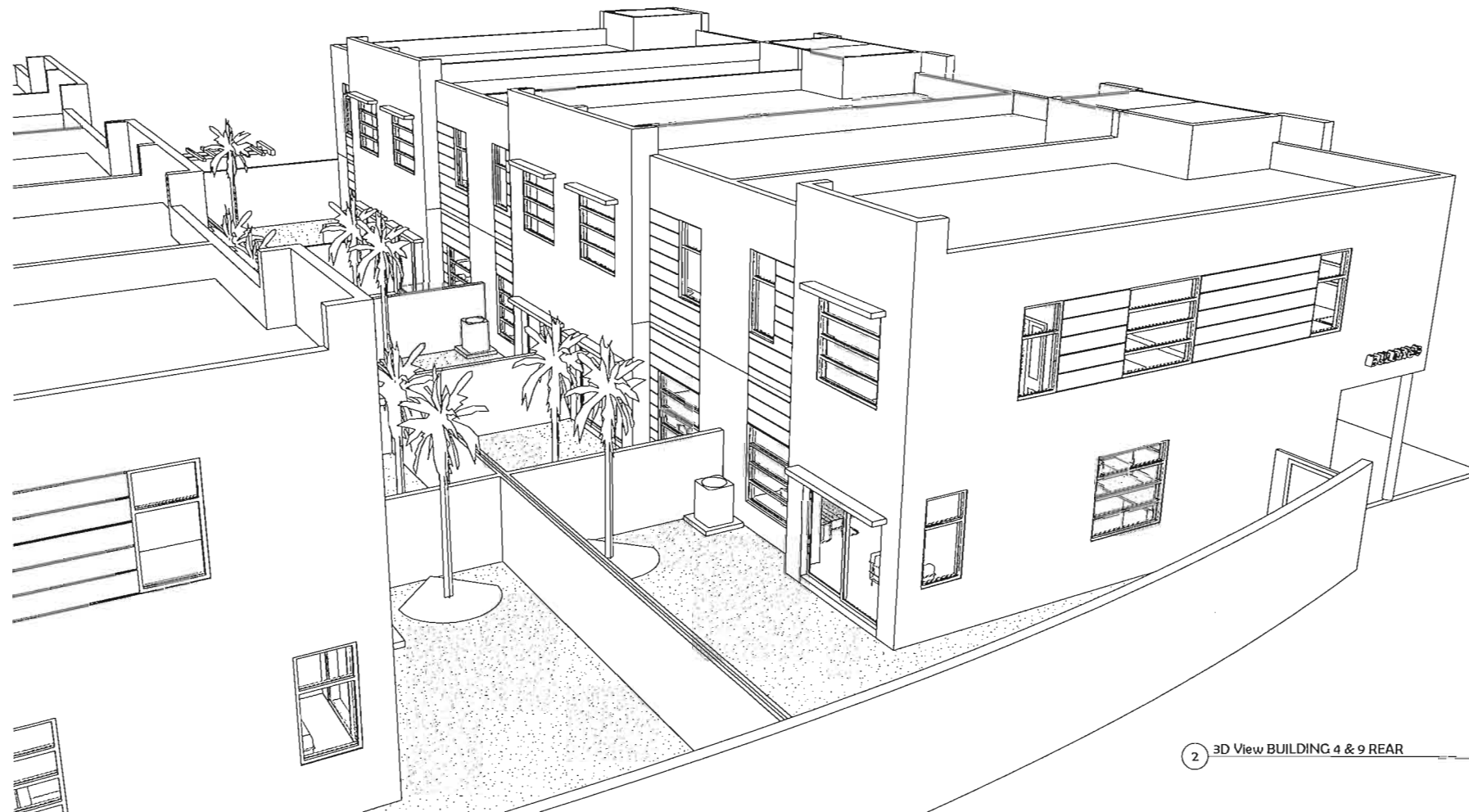
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PROJECT #: 16-019

DATE: 07-11-16



1 3D View Building 4 & 9 FRONT



2 3D View BUILDING 4 & 9 REAR

SKLARchitecture

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HOLLYWOOD, FL 33020
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WWW.SKLARCHITECTURE.COM

AA 0002347
18 0000818
HCA/BS CERTIFIED

SEAL
ARI L SKLAR
LICENSE #AR1473

REVISIONS

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
5461 SW 40 TH AVE.,
Dania, Florida

OWNER: BCD DANIA OAKS LLC
DEVELOPER: BCD DEVELOPMENT GROUP LLC

☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

DRAWN BY:

Author

CHECKED BY:

ARI SKLAR

3D VIEW BUILDING 4 & 9
TYP

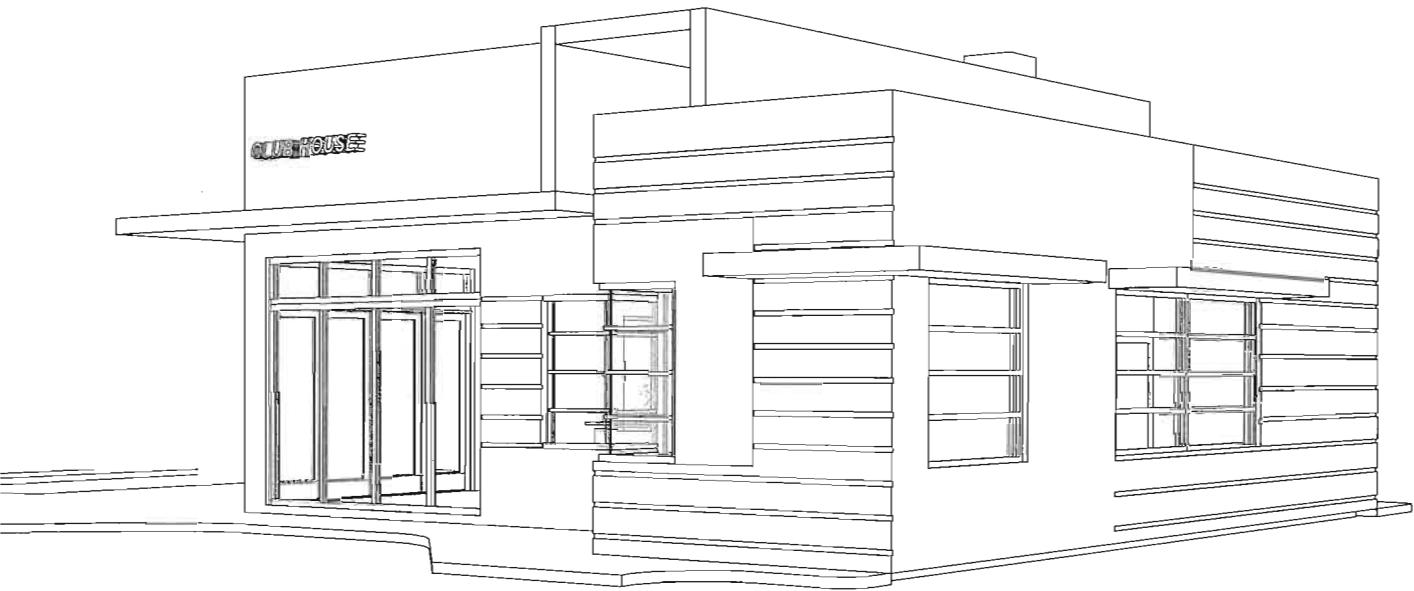
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PROJECT #: 16-019

DATE: 07-11-16



1 3D View - Club House South west corner



2 3D View Club House South-east corner

SKLAR Architecture

2340 HOLLYWOOD BLVD
HOLLYWOOD, FL 33021
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FAX: (954) 925-4292
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NCARB CERTIFIED

SEAL
ARI L SKLAR
LICENSE #AR1473

REVISIONS

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES

5461 SW 40TH AVE.
Dania, Florida

OWNER: BCD DANIA OAKS LLC

DEVELOPER: DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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Author
CHECKED BY:
ARI SKLAR

3D VIEW3- CLUB HOUSE

A0.4

PROJECT #: 16-019

DATE: 07-11-16

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES

5461 SW 40 TH AVE.,
Dania, Florida

OWNER: BO DANIA OAKS LLC
DEVELOPER: BO DANIA OAKS LLC

☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

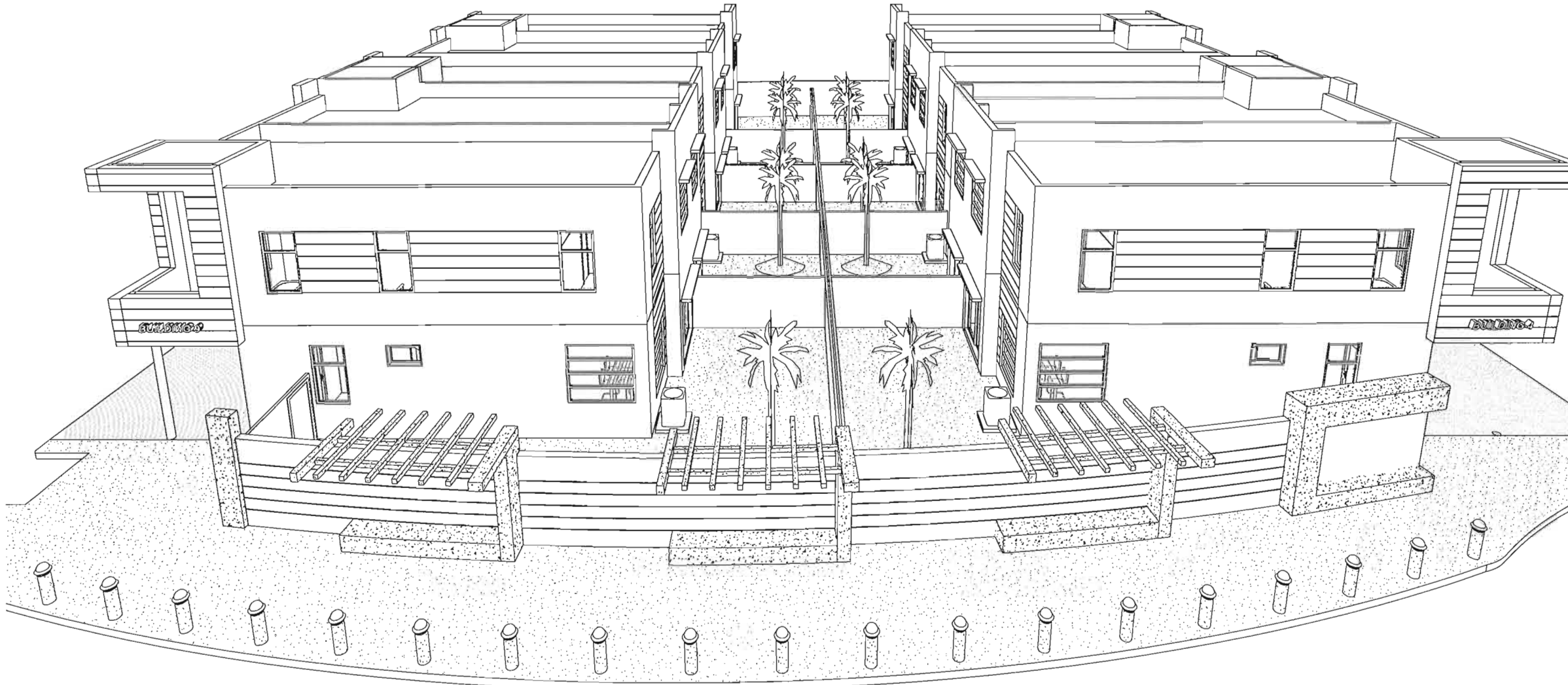
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Author
CHECKED BY:
ARI SKLAR

**CURVED WALL & TRELLIS 3D
VIEW**

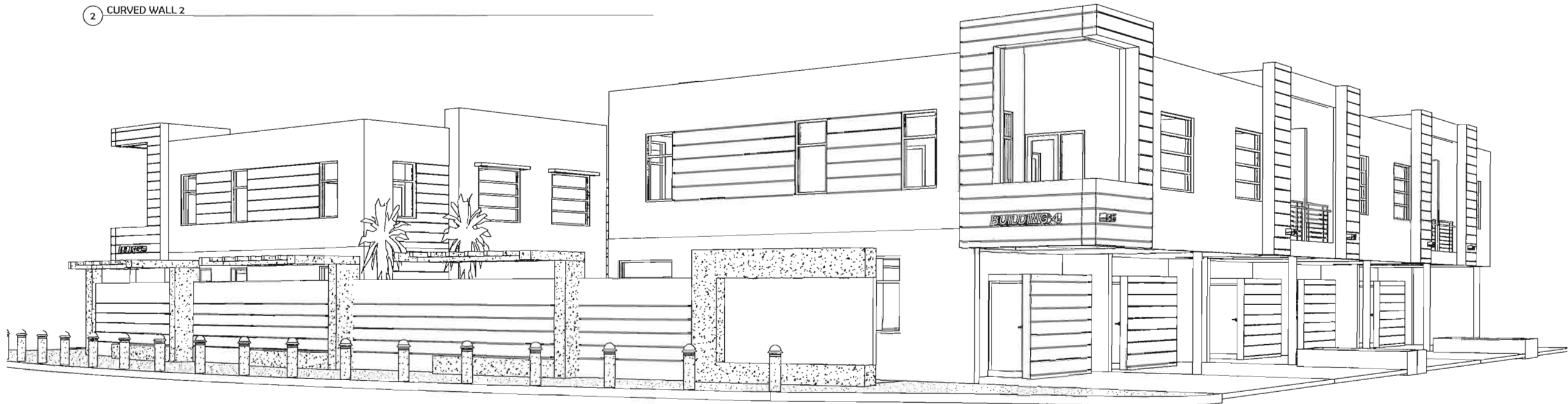
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PROJECT #: 16-019

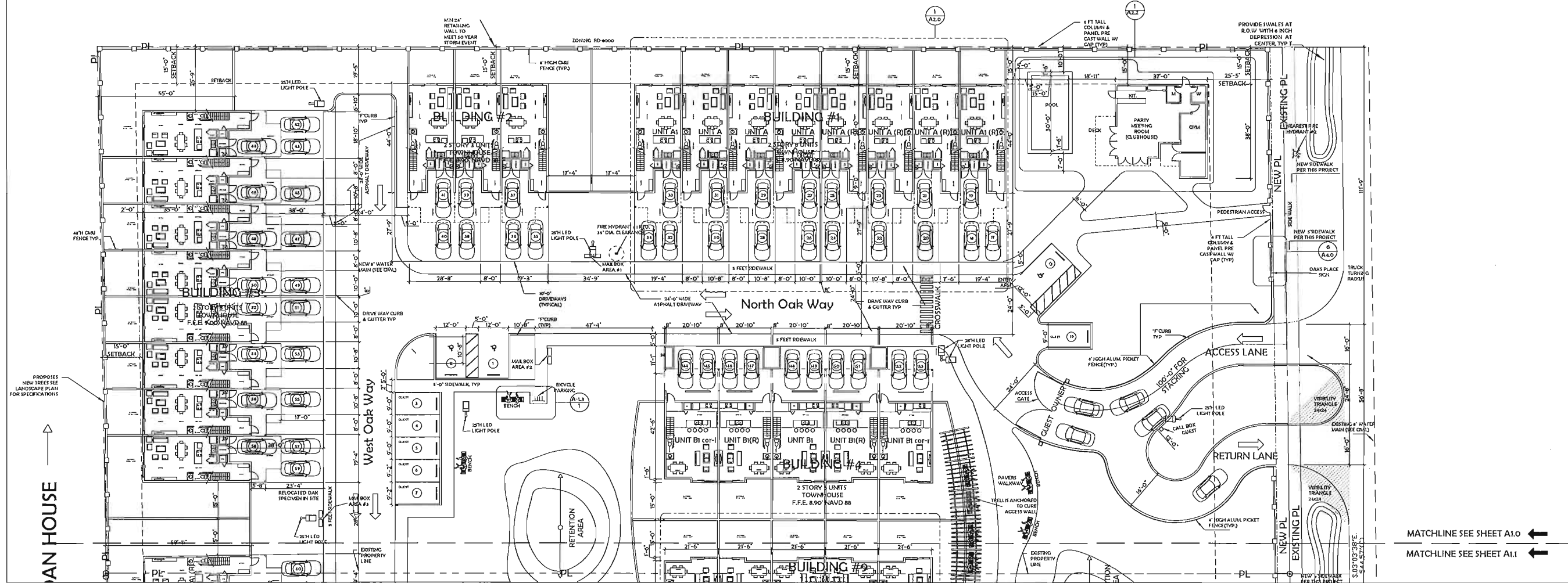
DATE: 07-11-16



2 CURVED WALL 2



1 CURVED WALL VIEW



PROPOSED
NEW TREES SEE
LANDSCAPE PLAN
FOR SPECIFICATIONS

AN HOUSE

MATCHLINE SEE SHEET A1.0
MATCHLINE SEE SHEET A1.1

PLAN LEGEND

- NEW 6" CMU WALL
- NEW 4 1/2" CMU WALL
- NEW FIRE HYDRANT
- 25' LED LIGHT POLE
- 6" HEIGHT PRIVACY WALL
- MAILBOXES TYP
- 5 SPOTS BICYCLE RACK
- BENCH TYP

PROJECT NOTES:

1. PROVIDE SHOP DRAWINGS FOR ARCHITECT APPROVAL.
2. PROVIDE PITCH PANS TO SEAL ALL NEW ROOF PENETRATIONS.
3. ALL UNITS SHALL BE SCREENED SEE MECHANICAL DRAWINGS FOR A/C UNIT RACK ATTACHMENT.
4. THE ROOF WILL NOT BE HABITABLE OR USED FOR RECREATION PURPOSES.
5. ALL EXTERNAL LADDERS FOR ROOF ACCESS WILL BE FOLDABLE, CONCEALED AND INSTALLED IN A UN INCONSPICUOUS LOCATION (SEE SITE PLAN) AND PAINTED TO MATCH THE BUILDINGS.
6. THE DEVELOPMENT WILL BE GATED.
7. SIGNAGE NOT INCLUDED W/ THIS APPLICATION.

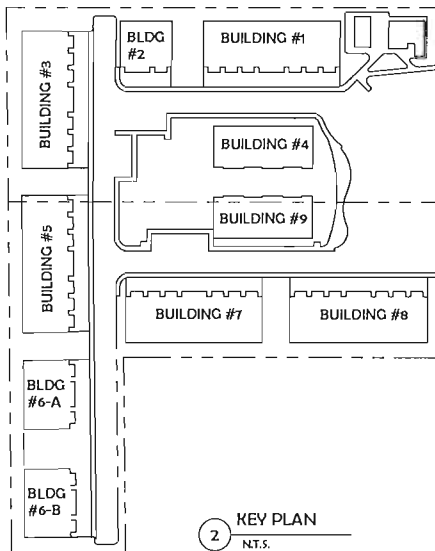
WILD LIFE PROTECTION NOTES:

- THE AVOIDANCE OF IMPACT TO THE SAFE CAPTURE AND RELOCATION OF ANY WILD LIFE SPECIES PROTECTED BY FEDERAL OR STATE LAW IN ACCORDANCE WITH RELEVANT PERMITS AND REGULATION SHALL BE PROVIDED.
- UPON REQUEST, A WRITTEN REPORT OF A QUALIFIED, INDEPENDENT, PRIVATE CONSULTANT, APPROVE BY THE CITY, WHICH EVALUATES THE LAND AREAS EXISTING CONDITIONS, WILDLIFE POPULATIONS OF PROTECTED SPECIES (BY NUMBERS AND TYPES) AND PROPOSES A SPECIFIC ACTION PLAN FOR THE CONSERVATION WILL BE PROVIDED.
 - UPON REQUEST, A PROOF OF PERMITS AND COORDINATION WITH FEDERAL, STATE AND COUNTY ENVIRONMENTAL REGULATORY AGENCIES WILL BE PROVIDED.

PROJECT REQUESTS:

- PLATTING
- RE ZONING
- FLEX/ RESERVE UNITS
- SITE PLAN APPROVAL
- SETBACK REDUCTION

1 SITE PLAN
1/20



2 KEY PLAN
N.T.S.

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOUSES

3441 SW 40TH AVENUE
OWNER:
BDO DANA OAKS, LLC
DEVELOPER:
BDO DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
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- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-2017

DRAWN BY:
Author CC
CHECKED BY:
ARI SKLAR

SITE PLAN

A1.0

PROJECT #: 16-019

DATE: 07-11-16

S.W.40TH AVENUE

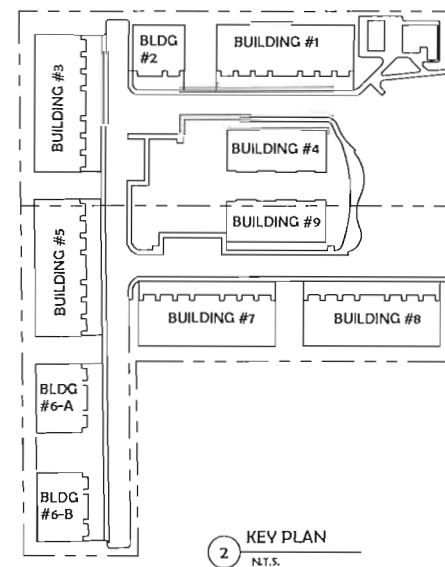
NEW TOWNHOUSES FOR

SUBMITTAL DATE: 05-04-2017

SITE PLAN

PROJECT #: 16-019

DATE : 07-11-16



PROJECT NOTES: 1. PROVIDE SHOP DRAWINGS FOR ARCHITECT APPROVAL. 2. PROVIDE PITCH PANS TO SEAL ALL NEW ROOF PENETRATIONS. 3. ALL UTILS SHALL BE SCREENED SEE MECHANICAL DRAWINGS FOR AIR CURT BARR ATTACHMENT. 4. THE ROOF WILL NOT BE HABITABLE OR USED FOR RECREATION PURPOSES 5. ALL EXTERNAL LADDERS FOR ROOF ACCESS WILL BE FOLDABLE, CONCEALED AND INSTALLED IN AN INCONSPICUOUS LOCATION (SEE SITE PLAN) AND PAINTED TO MATCH THE BUILDINGS. 6. THE DEVELOPMENT WILL BE GATED 7. SIGNAGE NOT INCLUDED W/ THIS APPLICATION.
WILD LIFE PROTECTION NOTES: THE AVOIDANCE OF IMPACT TO THE SAFE CAPTURE AND RELOCATION OF ANY WILD LIFE SPECIES PROTECTED BY FEDERAL OR STATE LAW IN ACCORDANCE WITH RELEVANT PERMITS AND REGULATION SHALL BE PROVIDED. • UPON REQUEST, A WRITTEN REPORT OF A QUALIFIED, INDEPENDENT, PRIVATE CONSULTANT, APPROVE BY THE CITY, WHICH EVALUATES THE LAND AREA'S EXISTING CONDITIONS, WILDLIFE POPULATIONS OF PROTECTED SPECIES (BY NUMBERS AND TYPES) AND PROPOSES A SPECIFIC ACTION PLAN FOR THE CONSERVATION WILL BE PROVIDED • UPON REQUEST, A PROOF OF PERMITS AND COORDINATION WITH FEDERAL, STATE AND COUNTY ENVIRONMENTAL REGULATORY AGENCIES WILL BE PROVIDED.
PROJECT REQUESTS: • PLATTING • RE ZONING • FLEX RESERVE UNITS • SITE PLAN APPROVAL • SETBACK REDUCTION

SHERIDAN HOU

West Oak Way

South Oak Way

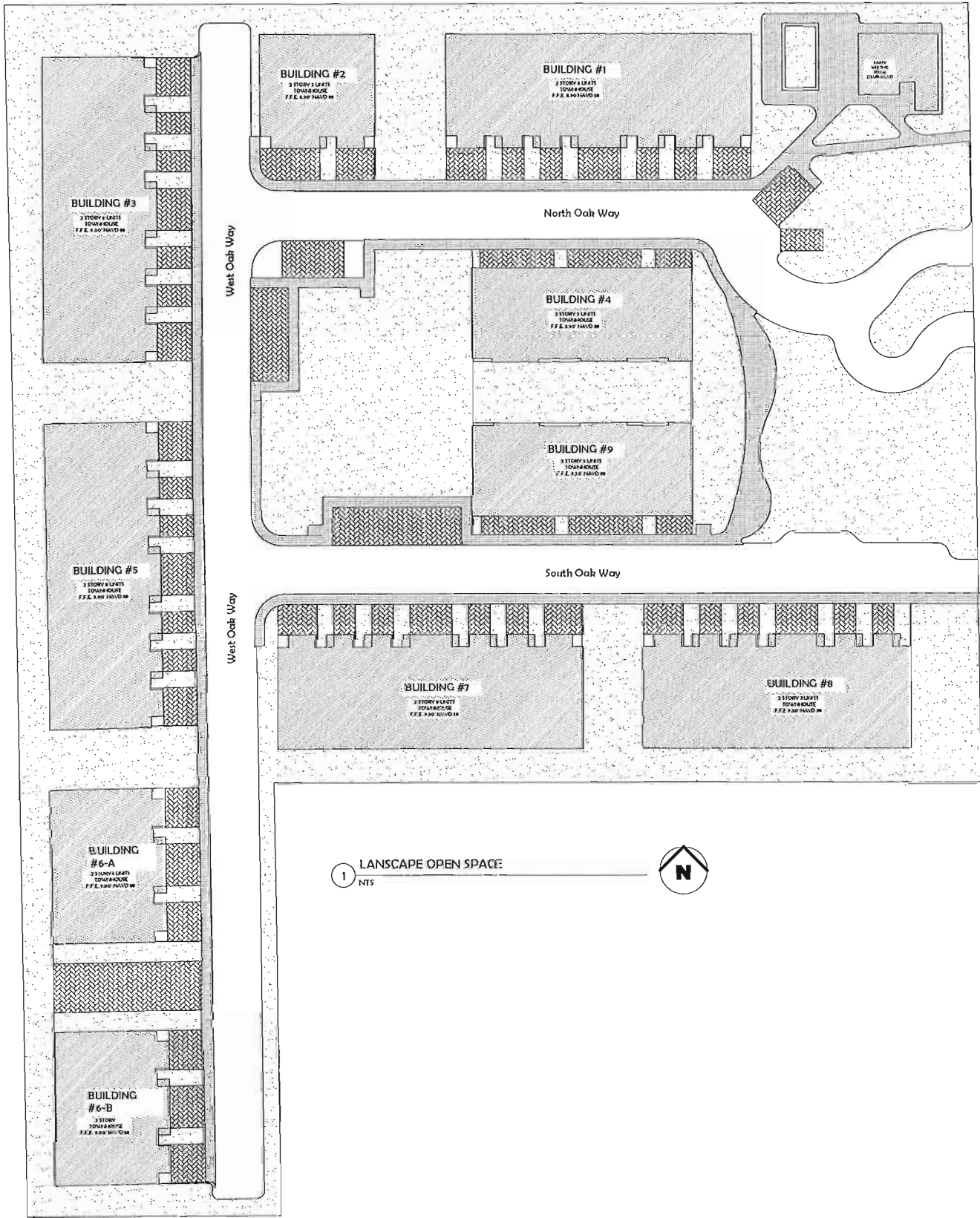
S.87°49'48"W.
352 54'(C)

8 FT TALL
COLUMN &
PANEL PRE
CAST WALL W/
CAP (TYP)

03°03'36"E. 212.53'(C)
S.03°03'54"E. 212.52'(M)

S.87°49'48"W.
125.02'(C)

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S.W.40TH AVENUE

PERVIOUS/ IMPERVIOUS BREAKDOWN LEGEND

	LOT COVERAGE BY ROOTED STRUCTURES - IMPERVIOUS	62,978 SF.
	PEDESTRIAN WALKWAYS - IMPERVIOUS	14,131 SF.
	VEHICULAR USE, ROADWAYS, ALLEYS, PARKING - IMPERVIOUS	33,878 SF.
TOTAL IMPERVIOUS		110,987 SF.
	LANDSCAPE & GREEN AREAS - PERVIOUS	78,914 SF.
	PAVED AREAS PERVIOUS CALCULATED @ 25%	17,323 SF. X .25 = 4,330 SF
TOTAL PERVIOUS		83,240 SF.

SITE DATA

GENERAL	REQ'D/ALLOWED	PROVIDED
ZONING:	RS-6000 = 5 UNITS/ACRE	PRD-1 = 16 UNITS/ACRE
LAND USE:	LOW (S) RESIDENTIAL	
NET :	N/A	207,224= 4.8 ACRES
GROSS - W PORTION R.O.W.	N/A	223,365= 5.13 ACRES
EXISTING DENSITY (RS-6000)	5.13 ACRES @ 5 UNITS/ACRE =25.65 ALLOWED	
PROPOSED DENSITY (PRD-1)	= 5.13 ACRES @ 16 UNITS/ACRE=82.08 =82 TOWNHOUSES ALLOWED	PROVIDED UNITS 60 TOWNHOUSES
LOT COVERAGE: MAX 40%	40% 40 X 207,224SF 100 = 83,715.2 SF	62,938SF 207,224 SF =30% = 62,938 SF
GREEN AREA 25 % PERVIOUS PAVERS, MIN 37% PERVIOUS AREA IMPERVIOUS AREA SHALL NOT EXCEED 60% IN RESIDENTIAL ZONING DISTRICTS PER §4c, 215-130.		79,150 SF 3,916 SF 83,066 SF TOTAL 83,240 SF 207,224 SF = 40% PERVIOUS

PRD-1 TOWNHOUSES

LOT MINIMUM	REQ'D/ALLOWED	PROVIDED
AREA (SQ FT.)	N/A	N/A
WIDTH (FT.)	22	124
DEPTH (FT.)	N/A	N/A
BULK MAXIMUM	REQ'D/ALLOWED	PROVIDED
HEIGHT (Stories/Ft.)	3/35'	2/25'
YARD MINIMUM	REQ'D/ALLOWED	PROVIDED
FRONT (FT.)	25'	25'
INTERIOR & REAR SIDE Both/One (Ft.)	15' for 2 stories	15'
CORNER SIDE (Ft.)	25'	N/A
INTERIOR OF LOTS BETWEEN BUILDINGS (Ft.)	15'	30'

ARTICLE 213
SPECIAL FLOOR AREA

MAXIMUM LENGTH OF A TOWNHOUSE (Ft.)	REQ'D/ALLOWED	PROVIDED
150'		150'
MINIMUM FLOOR AREA (900) SF for two-bedroom units (1,150) SF for three-bedroom units	900 SF for two-bedroom units (1,150) SF for three-bedroom units	1,538 SF for two-bedroom units 1,515 SF for three-bedroom units

PARKING CALCULATIONS

	REQUESTED	PROVIDED
(15) PARKING PER UNIT: 1 GUEST PARKING PER 5 UNITS	OWNER PKNG. 15 X 60 UNITS =90 GUEST PKNG. (15) 60X5 UNITS =12 REQ. 102 PKNG	FOR OWNERS 135 PKNG 15 PKNG (3 ADA) TOTAL 151 PKNG
BICYCLE PARKING CALCULATIONS 5% OF THE REQUIRED AUTOMOBILE SPACES	REQ. 5.25 PKNG	15 PKNG

UNITS/BUILDING BREAKDOWN

BUILDING	NUMBER OF DWELLING UNITS	TOTAL (GROSS) S.F. LOT COVERAGE	SQ.FT RANGE PER UNIT (AC)	TOTAL S.F. BUILDING (AC)
BUILDING # 1	8 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	7,872 SQ FT	1,614 SQ FT	12,912 SQ FT
BUILDING # 2	3 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	2,952 SQ FT	1,614 SQ FT	4,842 SQ FT
BUILDING # 3	8 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	7,872 SQ FT	1,614 SQ FT	12,912 SQ FT
BUILDING # 4	5 UNITS - , 2 BDR, 2.5 BATH, 2 STORY	4,575 SQ FT	1,598 SQ FT	7,990 SQ FT
BUILDING # 5	8 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	7,872 SQ FT	1,614 SQ FT	12,912 SQ FT
BUILDING # 6A	4 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	3,936 SQ FT	1,614 SQ FT	6,456 SQ FT
BUILDING # 6B	4 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	3,936 SQ FT	1,614 SQ FT	6,456 SQ FT
BUILDING # 7	8 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	7,872 SQ FT	1,614 SQ FT	12,912 SQ FT
BUILDING # 8	7 UNITS - , 3 BDR, 2.5 BATH, 2 STORY	6,888 SQ FT	1,614 SQ FT	11,298 SQ FT
BUILDING # 9	5 UNITS - , 2 BDR, 2.5 BATH, 2 STORY	4,575 SQ FT	1,598 SQ FT	7,990 SQ FT
CLUB HOUSE	N/A	995 SQ FT	995 SQ FT	995 SQ FT
GRAND TOTAL	60 UNITS	59,345 SQ FT		99,289 SQ FT

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LICENSE #A16173

REVISIONS

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES

3440 SW 40TH AVENUE

OWNER:
BED DANA OAKS, LLC

DEVELOPER:
BD DEVELOPMENT, GROUP, LLC

☐ REVIEW SET
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☐ CONSTRUCTION SET
SUBMITTAL DATE: 05-04-2017

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Author CC
CHECKED BY:
ARI SKLAR

LANDSCAPE OPEN SPACE
& SITE DATA CALCULATIONS
BREAKDOWN

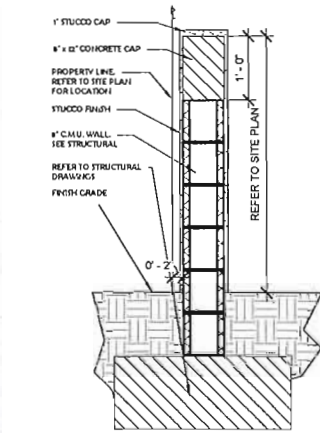
A1.2

PROJECT #: 16-019

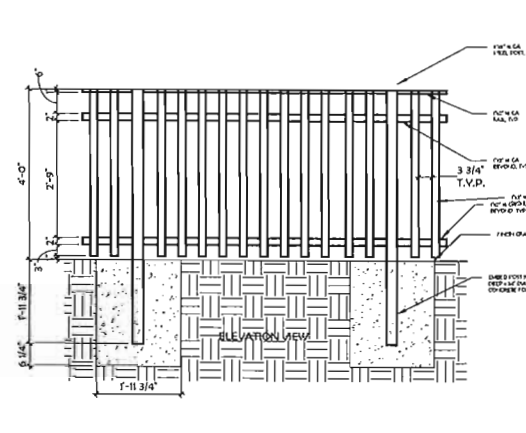
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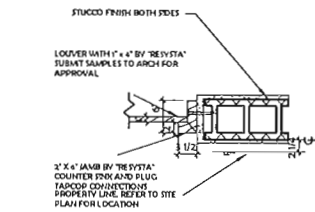
ZONING MAP



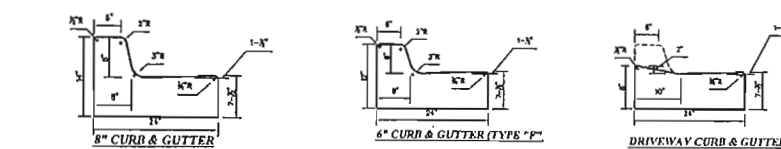
8 SECTION @ PARTY WALL 1
3/4" = 1'-0"



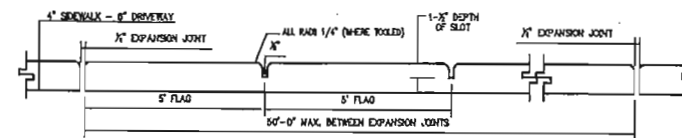
4 ALUMN. FENCE ELEVATION DETAILS
1/2" = 1'-0"



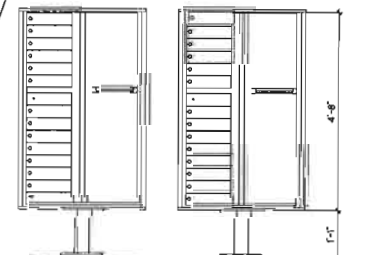
7 SECTION @ PARTY WALL 2
3/4" = 1'-0"



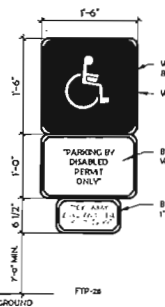
5 CURB DETAILS
3/4" = 1'-0"



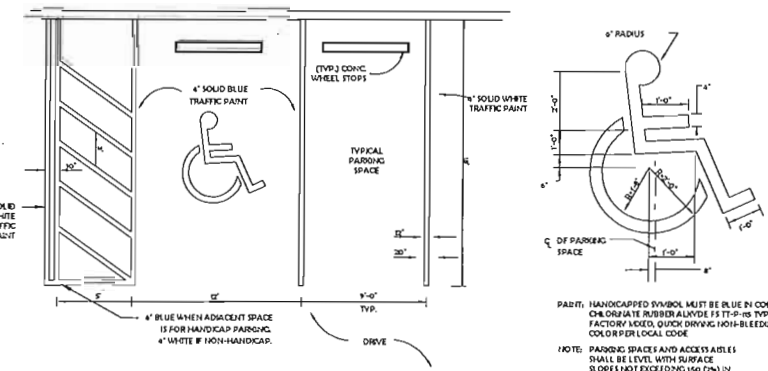
6 SIDEWALK SECTION
3/8" = 1'-0"



10 MAILBOX AREA ELEVATION
1/2" = 1'-0"

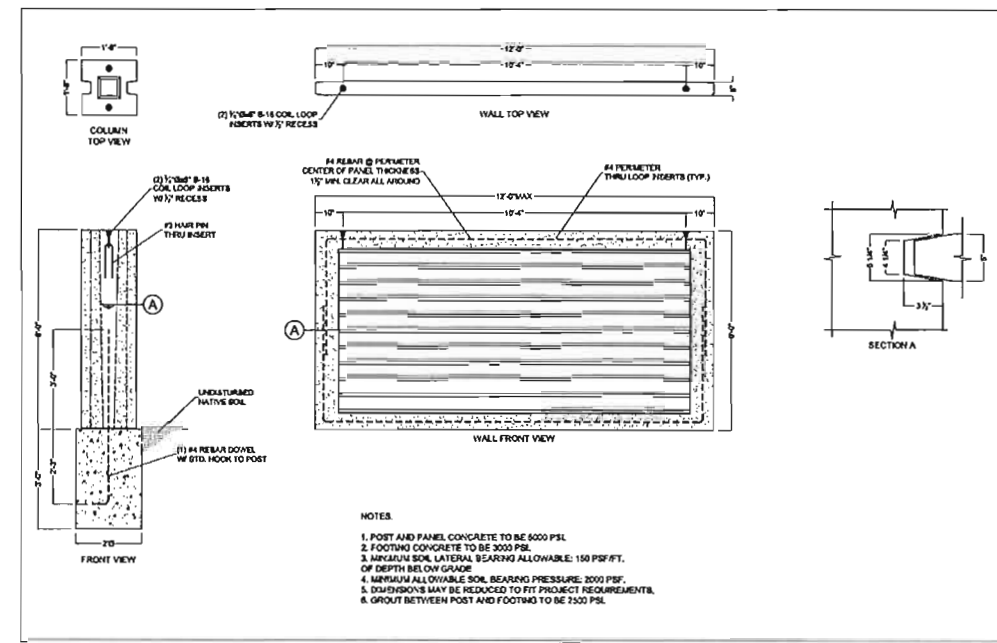


2 ADA SIGN DETAIL
3/4" = 1'-0"



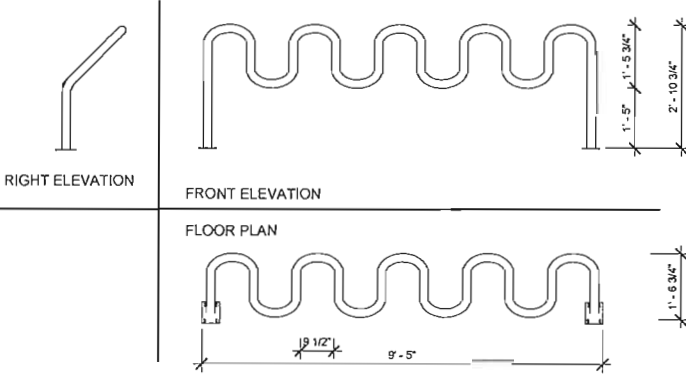
3 ADA TYPICAL SPACE MARKINGS
3/4" = 1'-0"

9 PRIVACY WALL
N/S



- NOTES:
1. POST AND PANEL CONCRETE TO BE 5000 PSI.
 2. FOOTING CONCRETE TO BE 3000 PSI.
 3. MINIMUM SOIL LATERAL BEARING ALLOWABLE: 150 PSF/FT. OF DEPTH BELOW GRADE.
 4. MINIMUM ALLOWABLE SOIL BEARING PRESSURE: 2000 PSF.
 5. DIMENSIONS MAY BE REDUCED TO FIT PROJECT REQUIREMENTS.
 6. GROUT BETWEEN POST AND FOOTING TO BE 3000 PSI.

1 BICYCLE RACK DETAIL TYP
1/2" = 1'-0"



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REVISIONS

NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES
5441-5447 & 5441-5452 SW 40TH AVENUE DANIA BEACH
FL 33324
OWNER: BCD DANIA OAKS LLC
DEVELOPER: BCD DEVELOPMENT, GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

DRAWN BY:
Author

CHECKED BY:
ARI SKLAR

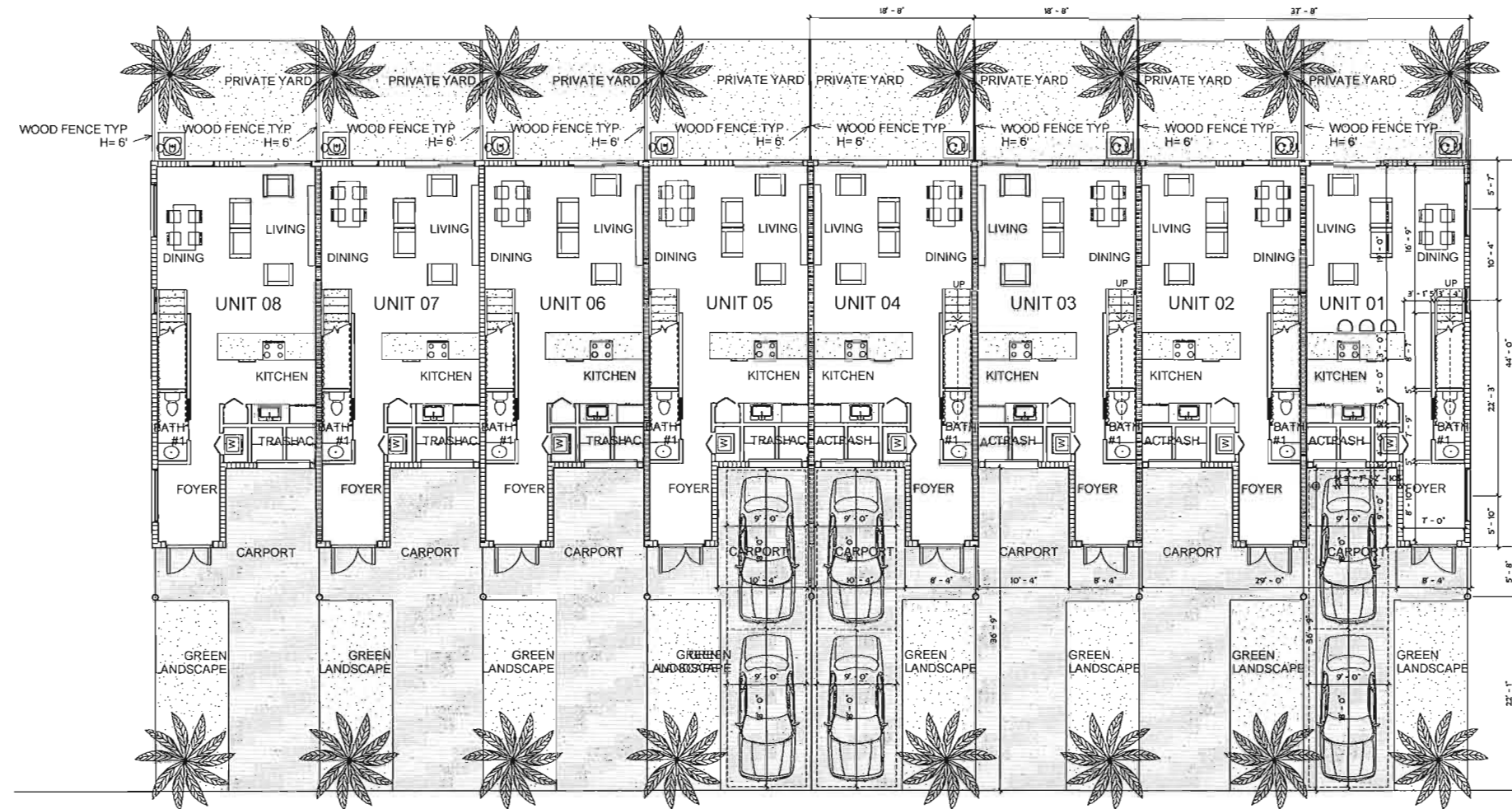
SITE PLAN DETAILS/ZONING PLAN

A1.3

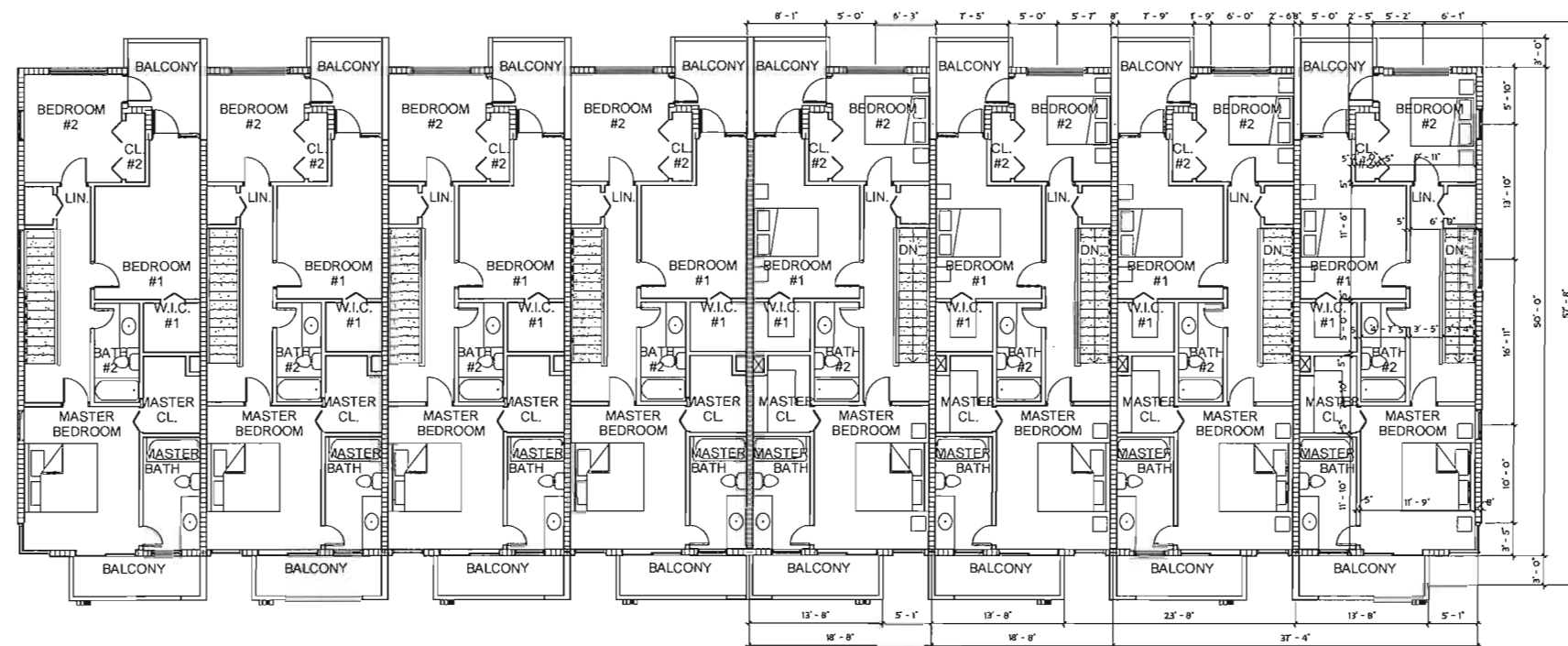
PROJECT #: 16-019

DATE: 07-11-16

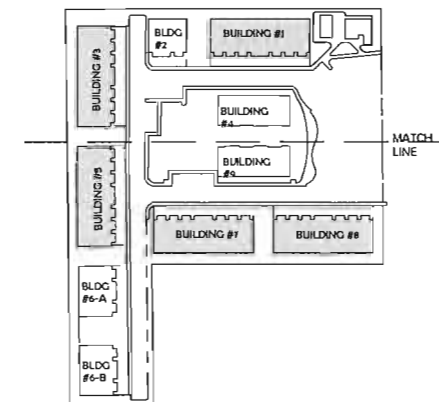
VICINITY MAP



1 Level 1 TYPICAL AT BUILDINGS: #1, 3, 5, 7 & 8
1/8" = 1'-0"



2 Level 2 TYPICAL AT BUILDINGS: #1, 3, 5, 7 & 8
1/8" = 1'-0"



3 KEY PLAN
N85

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REVISIONS

NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES
5461 DU 40 TH AVE.
Dania, Florida

OWNER: BCD DANA OAKS LLC
DEVELOPER: BCD DANA OAKS LLC

REVIEW SET
PRELIMINARY
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DRY RUN PERMIT SET
PERMIT SET
BID SET
CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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TYPICAL ENLARGED 1ST &
2ND FLOOR PLANS
BUILDING 1, 3, 5, 7 & 8

A2.0

PROJECT #: 16-019

DATE: 07-11-16

OAKS PLACE TOWNHOMES

348 SW 40TH AVE.
Dania Beach, FL 33024

OWNER: BCD DANIA OAKS, LLC
DEVELOPER: B2I DEVELOPMENT, GROUP, LLC

NEW DEVELOPMENT FOR:

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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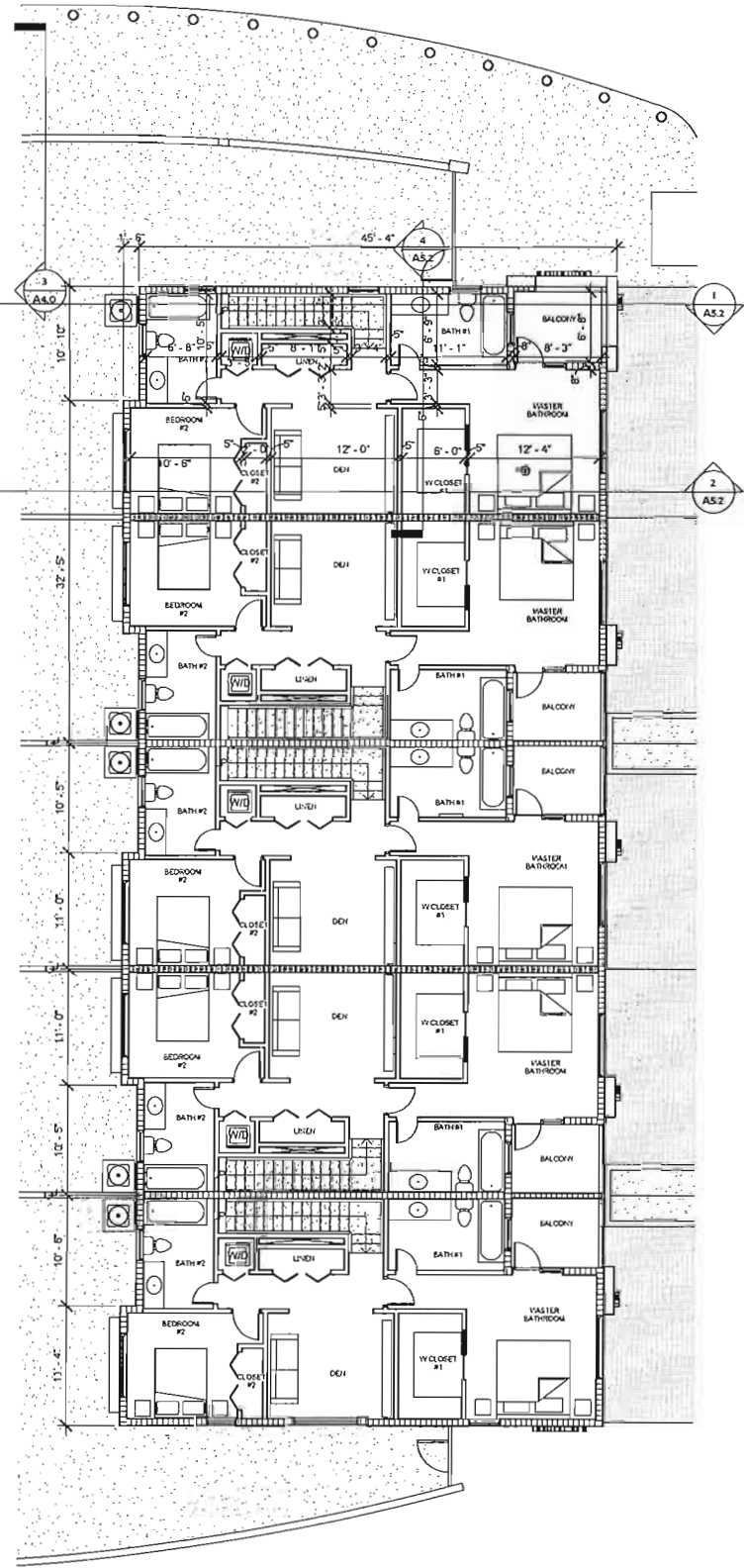
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BUILDING PLANS 4 & 9

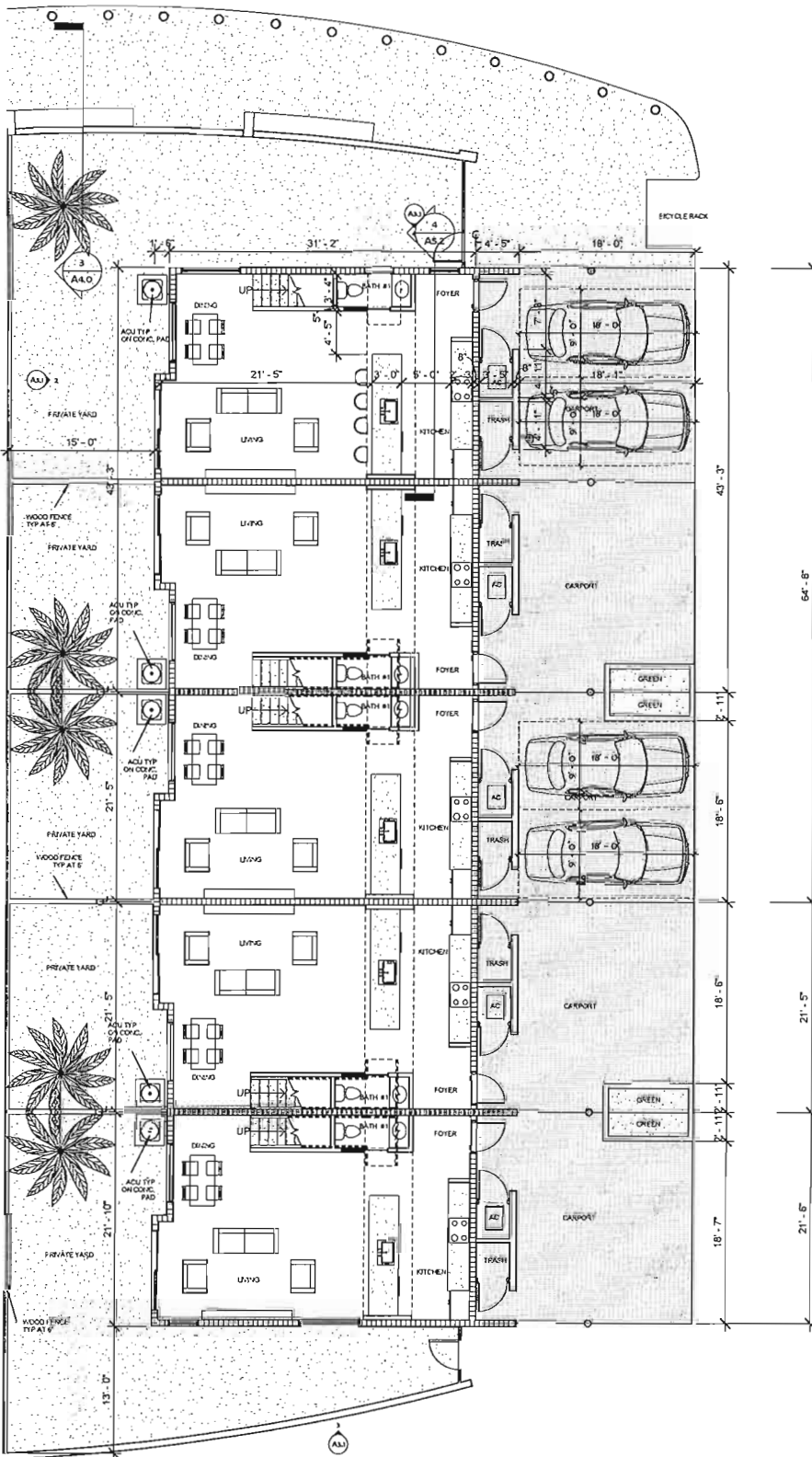
A2.1

PROJECT #: 16-019

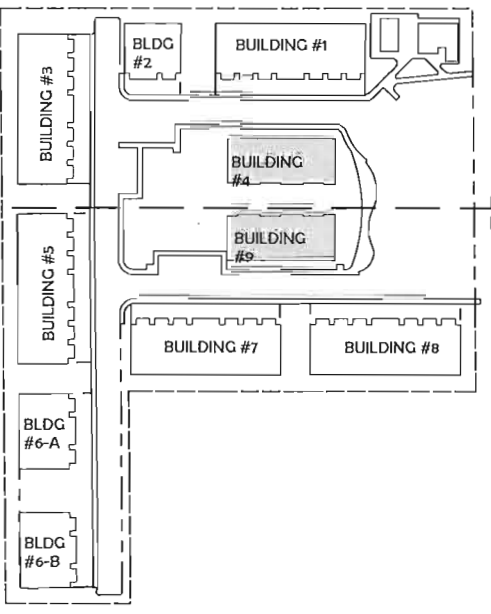
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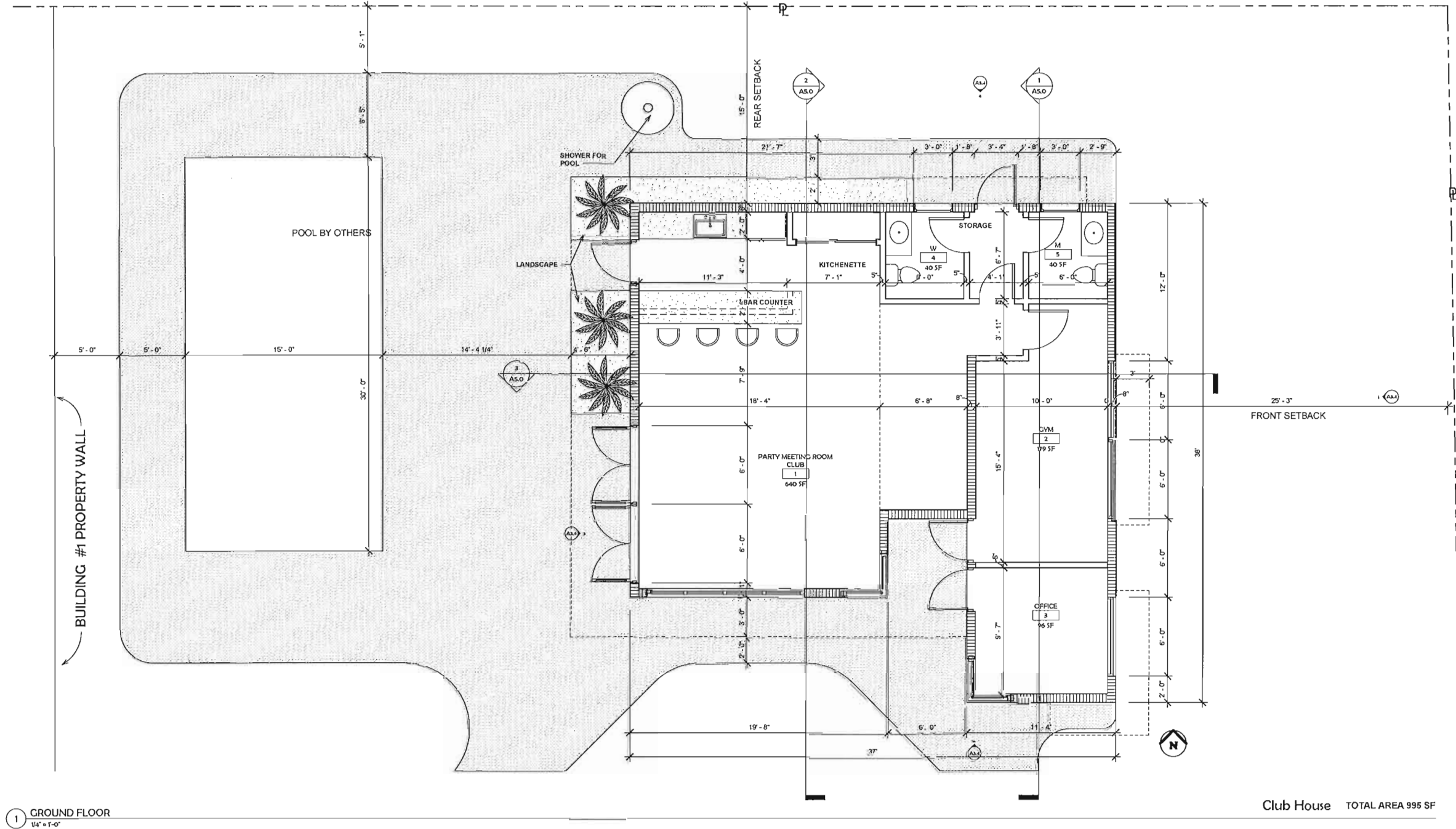
2 Level 2
1/8" = 1'-0"



1 Level 1
1/8" = 1'-0"



3 KEYPLAN
3/64" = 1'-0"



1 GROUND FLOOR
1/4" = 1'-0"

Club House TOTAL AREA 995 SF

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REVISIONS

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
5401 SW 40TH AVE.
Dania, Florida
OWNER: BCD DANIA OAKS LLC
DEVELOPER: BCD DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
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- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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CLUB HOUSE FLOOR PLAN

A2.2

PROJECT #: 16-019

DATE: 07-11-16

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
3461 SW 40TH AVE.
Davie, Florida
OWNER: BOB DANNA OAKS, LLC
DEVELOPER: BZJ DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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CLUB HOUSE ROOF PLAN

A2.3

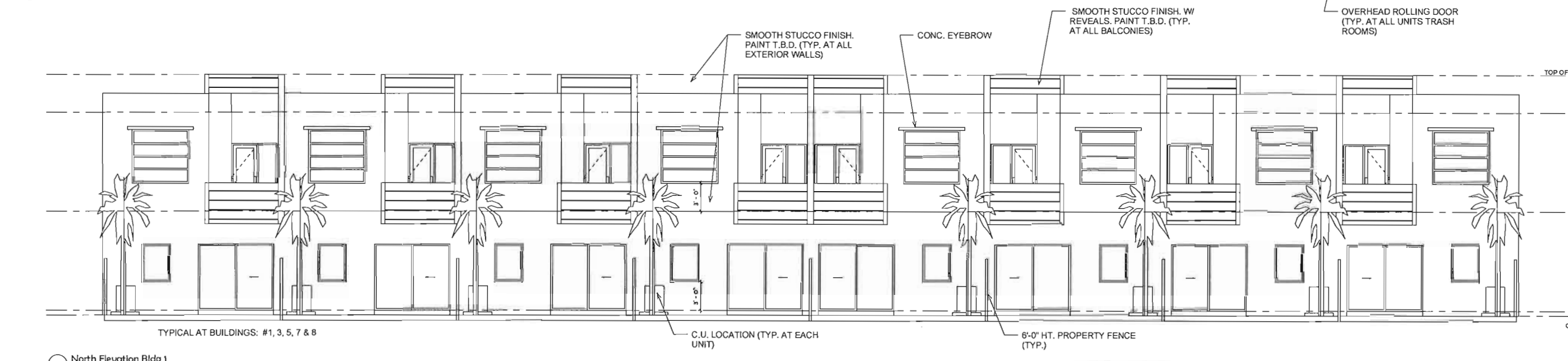
PROJECT #: 16-019

DATE: 07-11-16

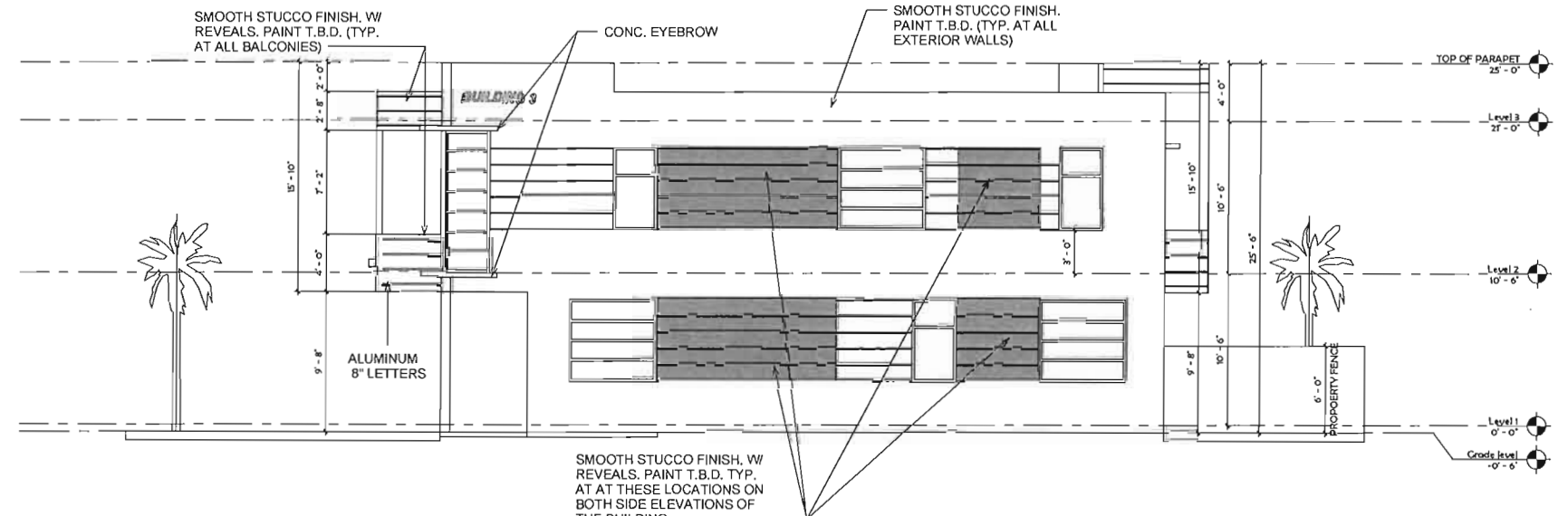
1 ROOF PLAN
1/4" = 1'-0"



1 South Elevation Bldg TYPICAL AT BUILDINGS: #1, 3, 5, 7 & 8
3/16" = 1'-0"



2 North Elevation Bldg 1
3/16" = 1'-0"



3 East Elevation Bldg TYPICAL AT BUILDINGS: #1, 3, 5, 7 & 8
3/16" = 1'-0"

NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES
248 SW 40 TH AVE
Dania Beach, FL 33024
OWNER: BCD DANIA OAKS, LLC
DEVELOPER: BCD DEVELOPMENT, GROUP, LLC

- ☐ REVIEW SET
- ☒ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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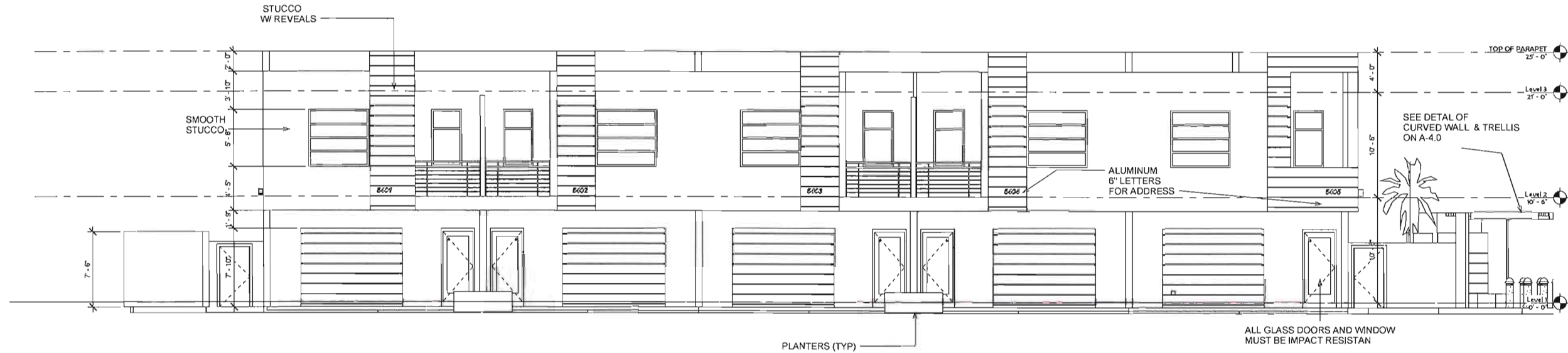
CHECKED BY:
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ELEVATIONS BUILDING 1, 3,
5, 7 & 8

A3.0

PROJECT #: 16-019

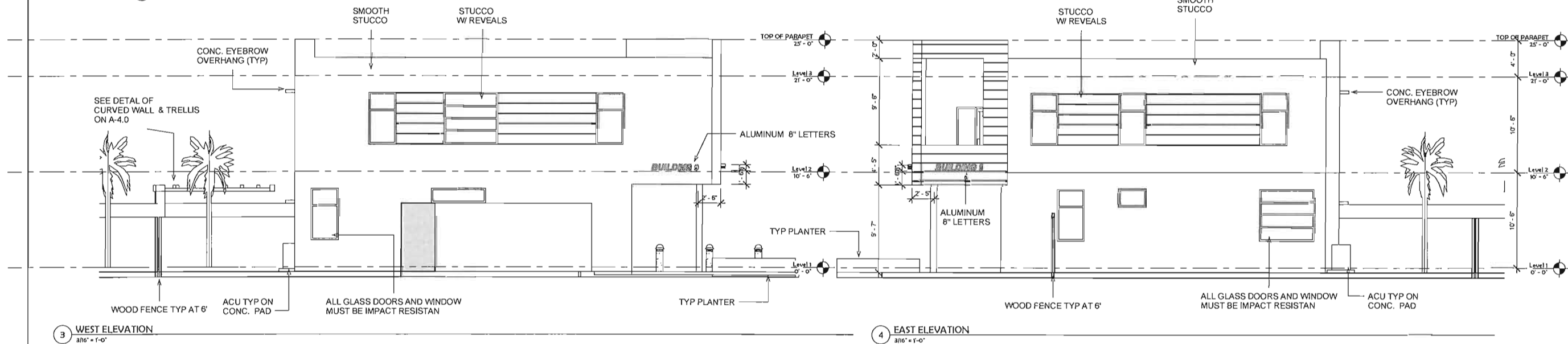
DATE: 07-11-16



1 SOUTH ELEVATION
3/16" = 1'-0"



2 NORTH ELEVATION
3/16" = 1'-0"



3 WEST ELEVATION
3/16" = 1'-0"

4 EAST ELEVATION
3/16" = 1'-0"

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
5441 SW 40 TH AVE.,
Dania Florida

OWNER: BCD DANIA OAKS LLC
DEVELOPER: BCD DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

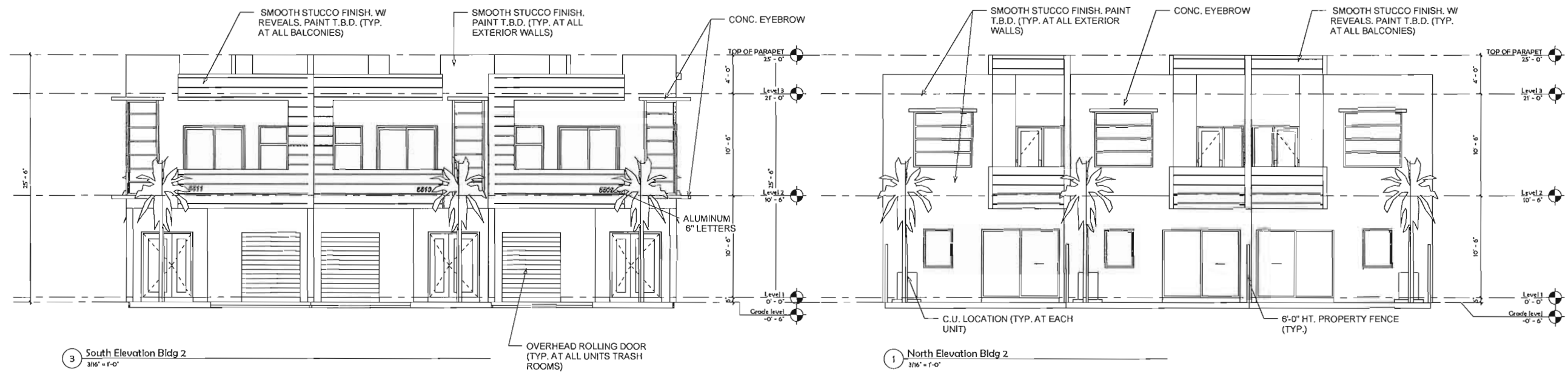
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BUILDING 4 & 9 ELEVATIONS

A3.1

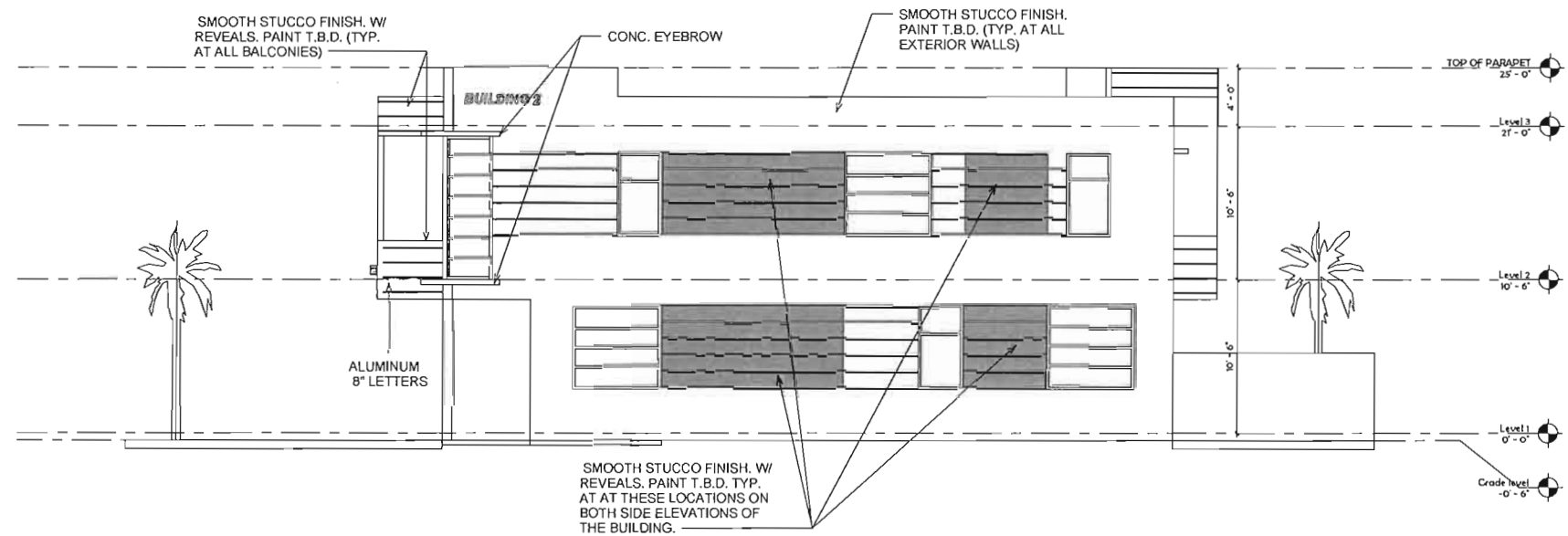
PROJECT #: 16-019

DATE: 07-11-16



3 South Elevation Bldg 2
3/16" = 1'-0"

1 North Elevation Bldg 2
3/16" = 1'-0"



2 East Elevation Bldg2
3/16" = 1'-0"

DEVELOPER:82J DEVELOPMENT, GROUP LLC

☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE 05-04-17

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ELEVATIONS BUILDING 2

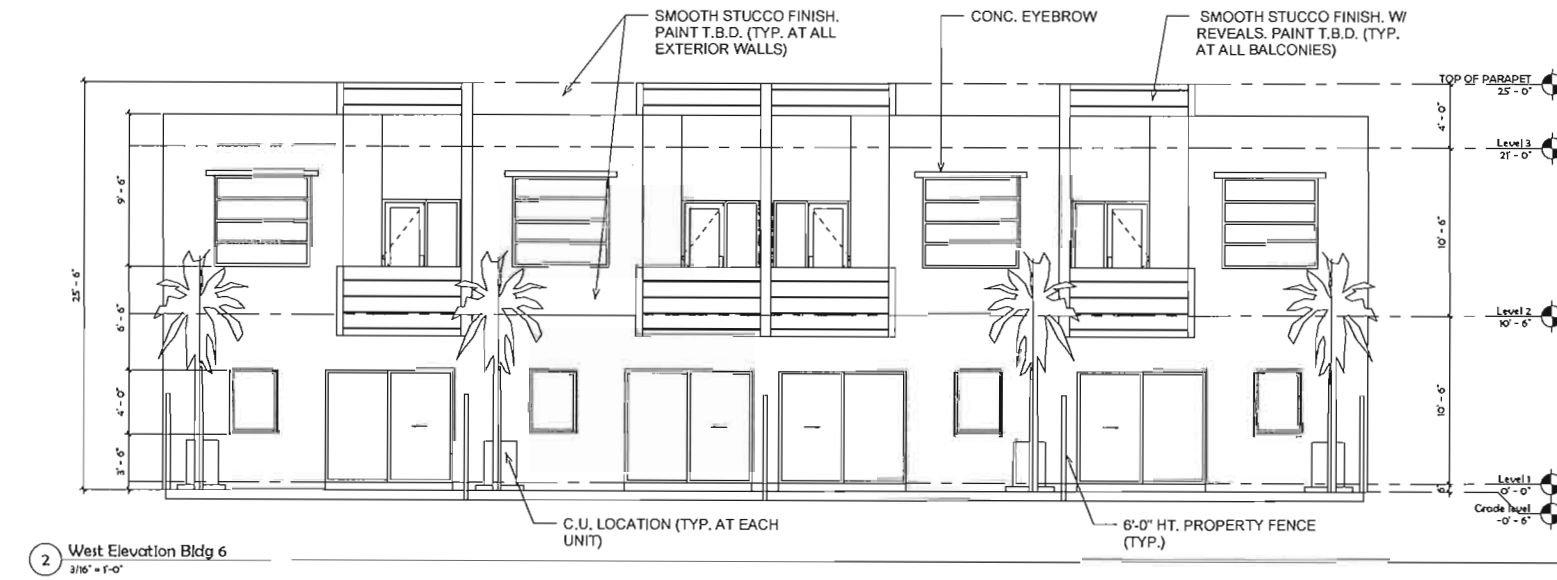
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PROJECT #: 16-019

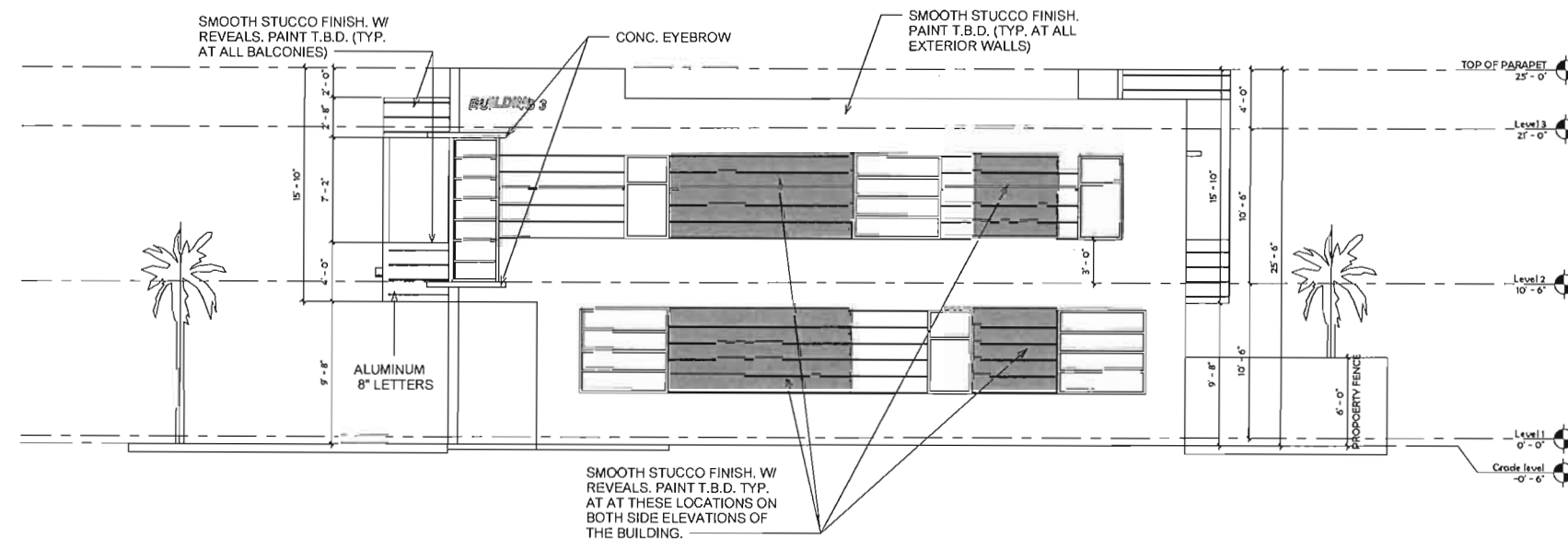
DATE: 07-11-16



1 East Elevation Bldg 6
3/16" = 1'-0"



2 West Elevation Bldg 6
3/16" = 1'-0"



3 North Elevation Bldg 6 - Dependent 1
3/16" = 1'-0"

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LICENSE #AR1473

REVISIONS

NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES

5461 SW 40TH AVE
Davie, Florida

OWNER: BCD DANIA OAKS LLC
DEVELOPER: BCD DEVELOPMENT GROUP, LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

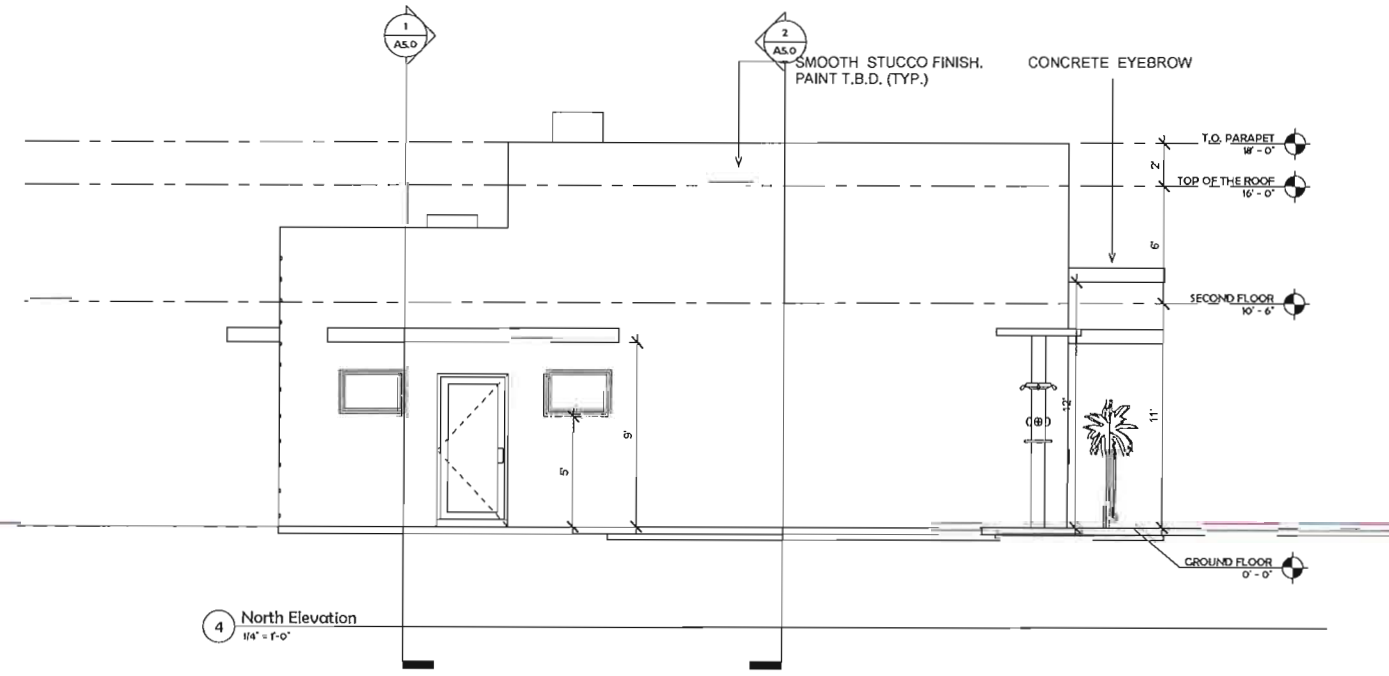
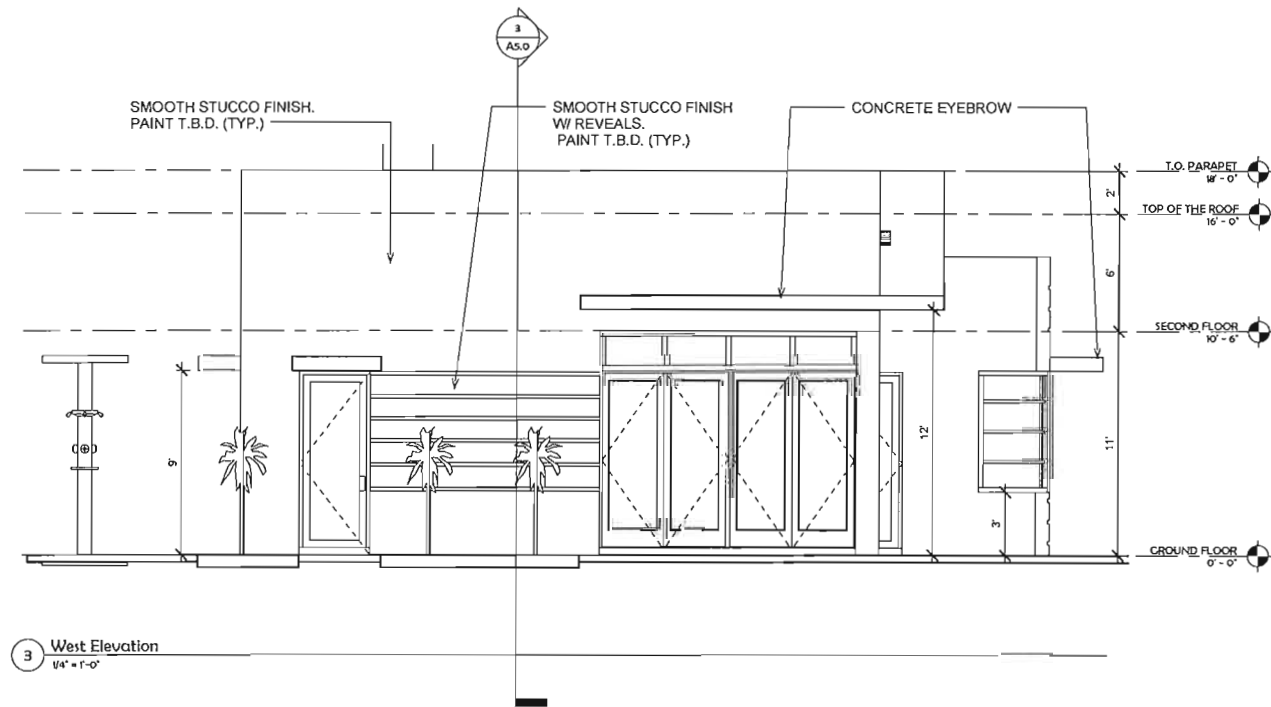
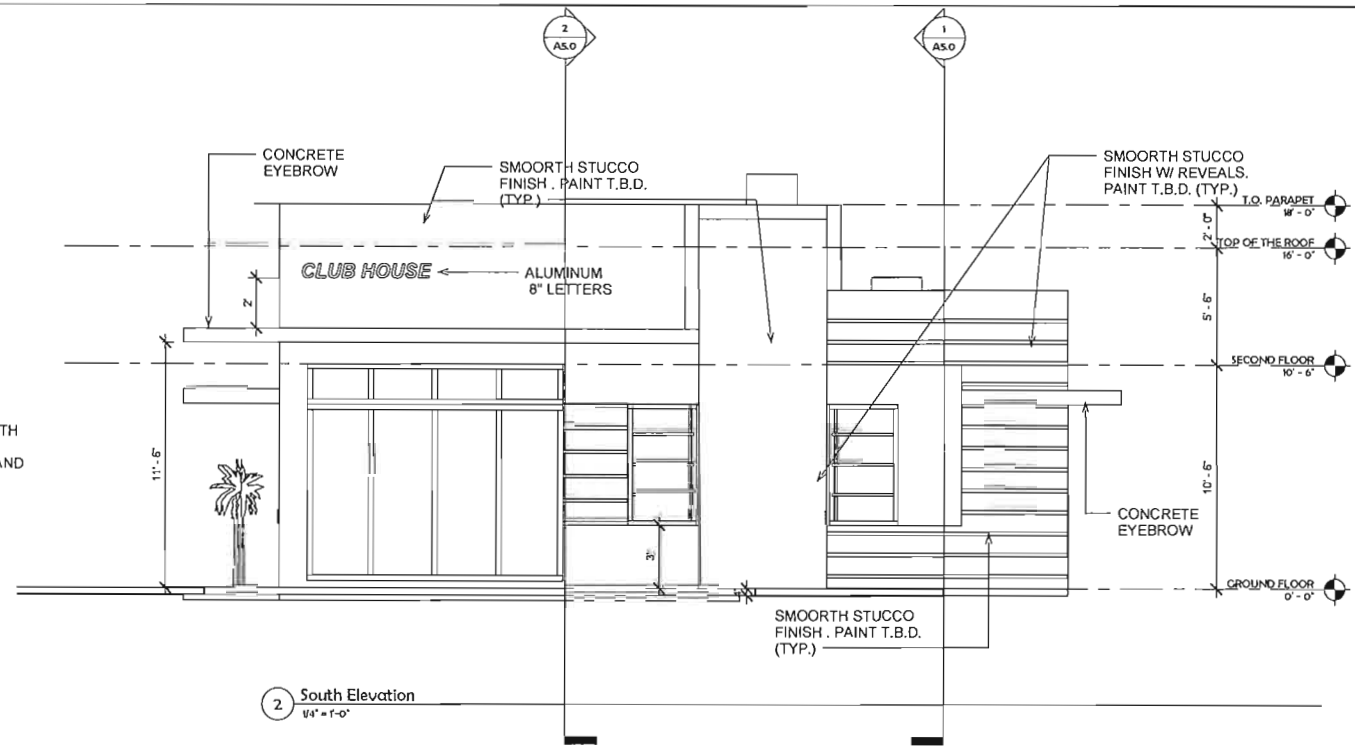
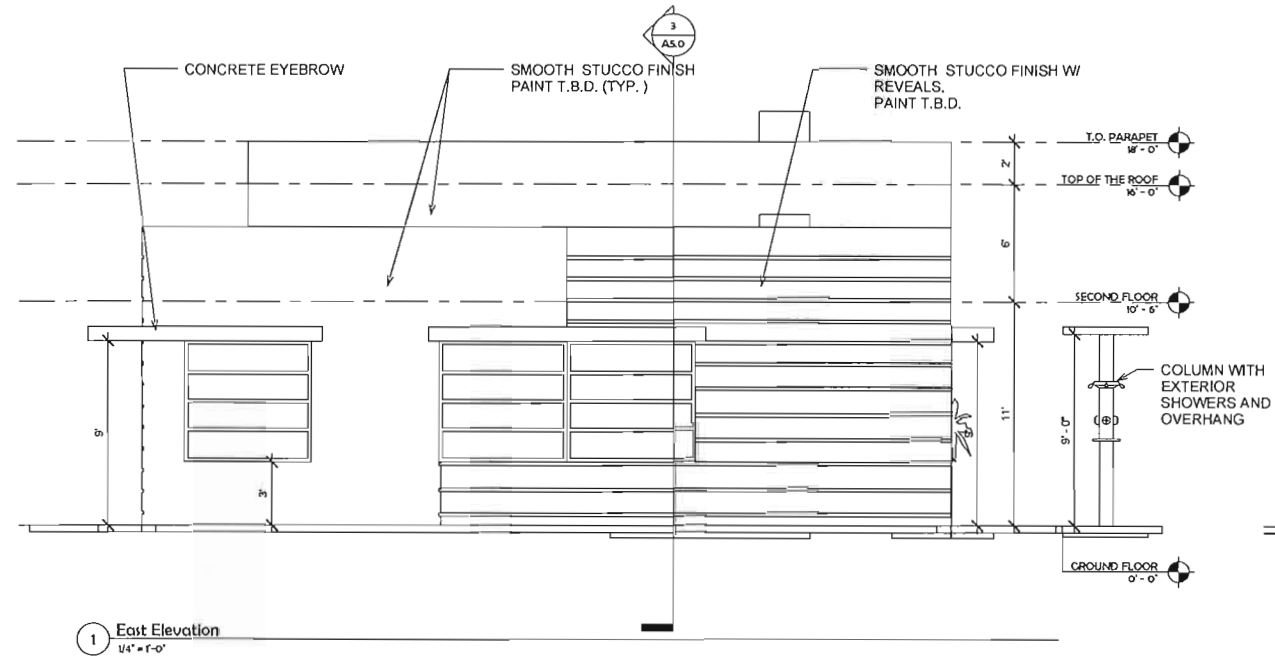
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ELEVATIONS BUILDING 6

A3.3

PROJECT #: 16-019

DATE: 07-11-16



NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
 5461 SW 40TH AVE.
 Dania, Florida
 OWNER: BCD DANIA OAKS, LLC
 DEVELOPER: B2I DEVELOPMENT, GROUP LLC

- ☐ REVIEW SET
- ☒ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

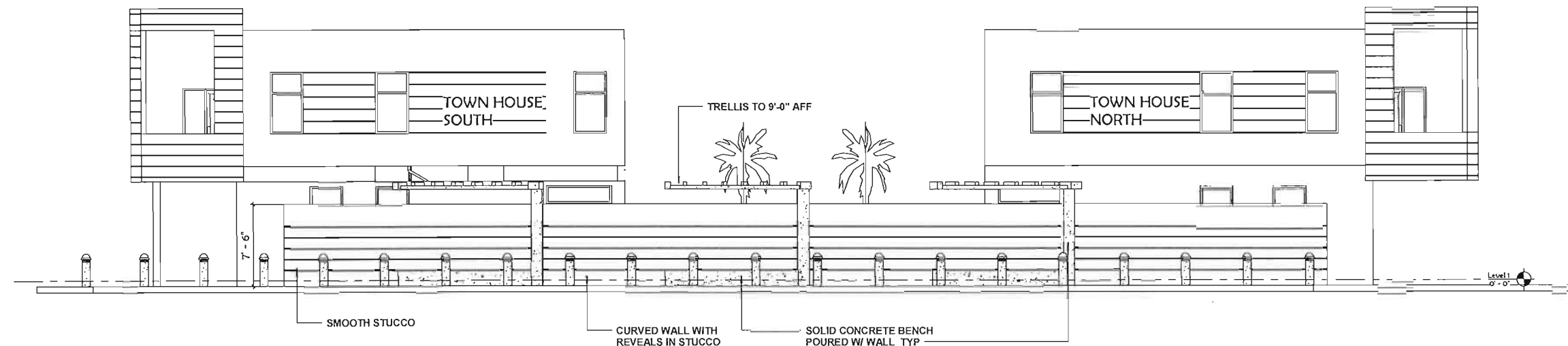
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 ARI SKLAR

CLUB HOUSE ELEVATIONS

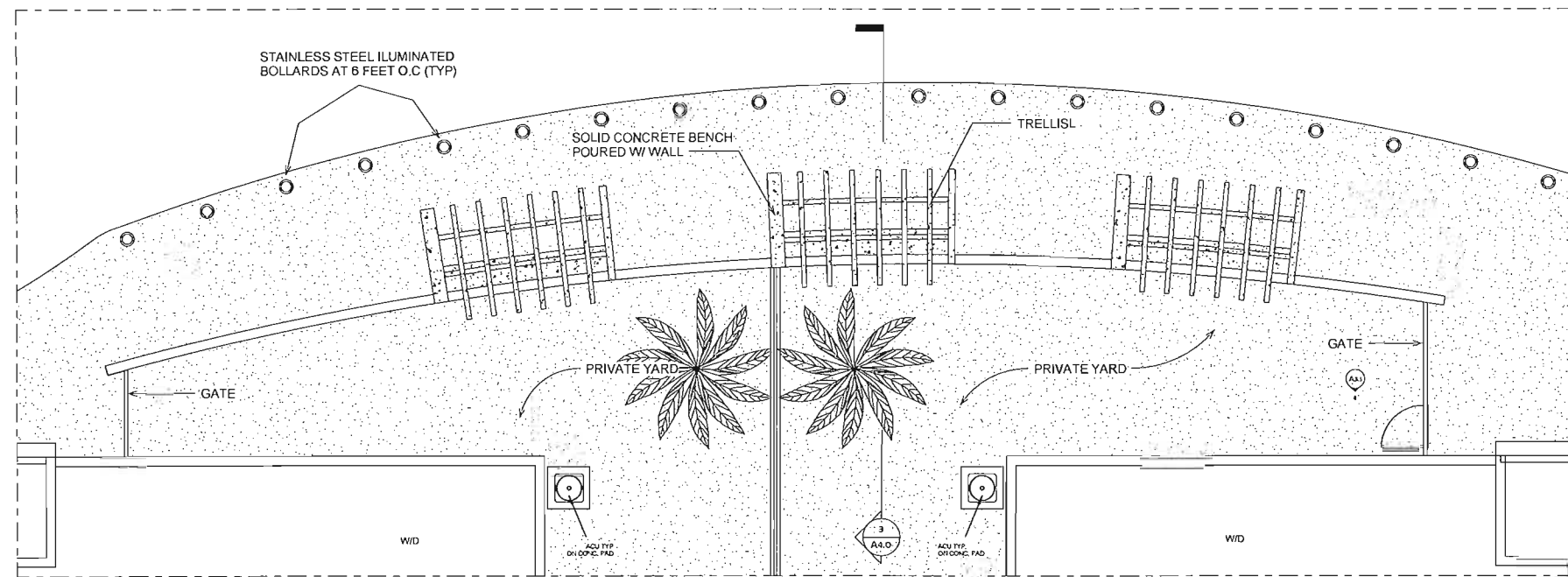
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PROJECT #: 16-019

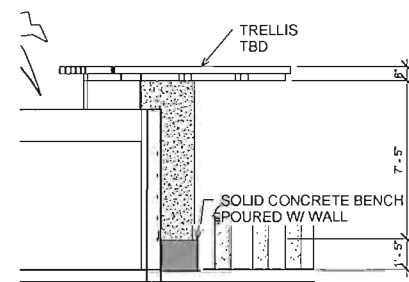
DATE: 07-11-16



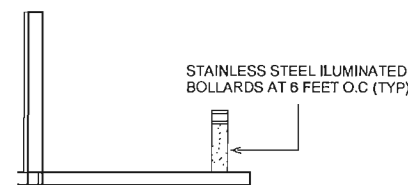
2 CURVED WALL ELEVATION
 3/16" = 1'-0"



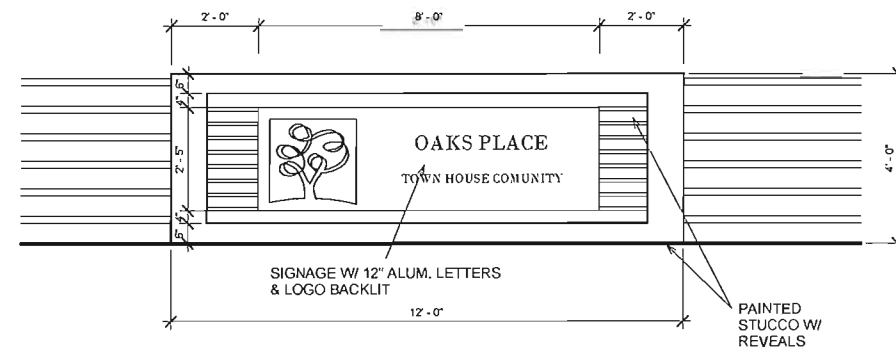
1 TRELLIS CURVED WALL- Callout 1
 3/16" = 1'-0"



3 CURVED WALL SECTION 1
 1/4" = 1'-0"



4 CURVED WALL SECTION 2
 1/4" = 1'-0"



6 ENTRANCE FEATURE SIGN
 1/2" = 1'-0"

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
 5405 SW 40 TH AVE.
 Dania, Florida
 OWNER: BCD DANIA OAKS LLC
 DEVELOPER: BCD DEVELOPMENT GROUP LLC

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☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

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 Author
 CHECKED BY:
 ARI SKLAR

**SIGNAGE & ENLARGED
 CURVED WALL & TRELLIS**

A4.0

PROJECT #: 16-019

DATE: 07-11-16

NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES

OWNER: BOB DANIA OAKS LLC
5440 SW 4TH AVE.
DADE COUNTY, FLORIDA
DEVELOPER: B21 DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

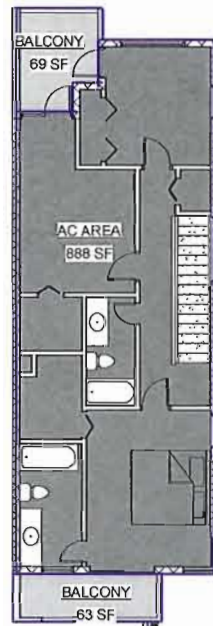
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CHECKED BY:
ARI SKLAR

ENLARGED TYP UNIT "A"
BLDG 1, 2, 3, 5, 6, 7, 8

A4.1

PROJECT #: 16-019

DATE: 07-11-16



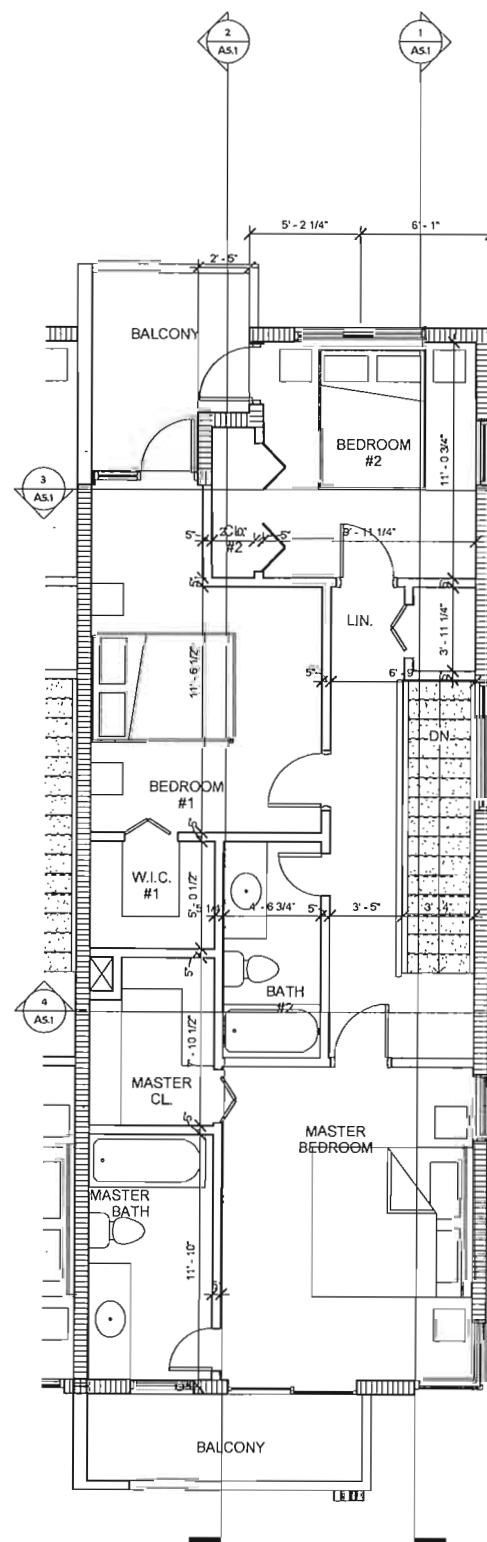
AC AREA
BALCONY
YARD



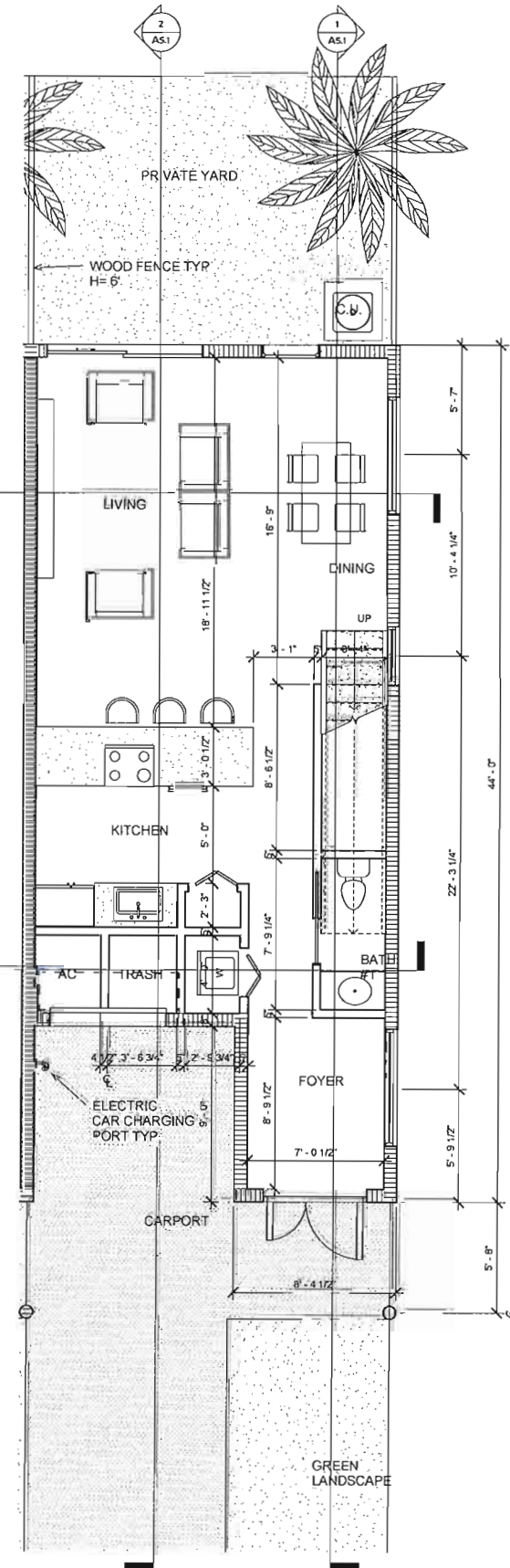
4 Area level 2
1/8" = 1'-0"

3 Area level 1
1/8" = 1'-0"

AC AREA CALCULATION		
Level	Name	Area
Level 1	AC AREA	726 SF
Level 2	AC AREA	888 SF
AC AREA: 2		1614 SF
Level 2	BALCONY	69 SF
Level 2	BALCONY	63 SF
BALCONY: 2		132 SF
Level 1	YARD	257 SF
YARD: 1		257 SF
Total Area		2004 SF



2 TYP UNIT "A" LEVEL 2
1/4" = 1'-0"

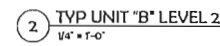
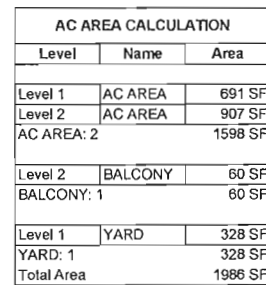


1 TYP UNIT "A" LEVEL 1
1/4" = 1'-0"

- SUBMITTAL DATE: 05-04-17

ENLARGED TYP UNIT 'B'
BLDG 449

DATE : 07-11-16



NEW DEVELOPMENT FOR
OAKS PLACE TOWNHOMES
5461 SW 40TH AVE.
Davie, Florida
OWNER: BCD DAVIA OAKS LLC
DEVELOPER: DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BIO SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

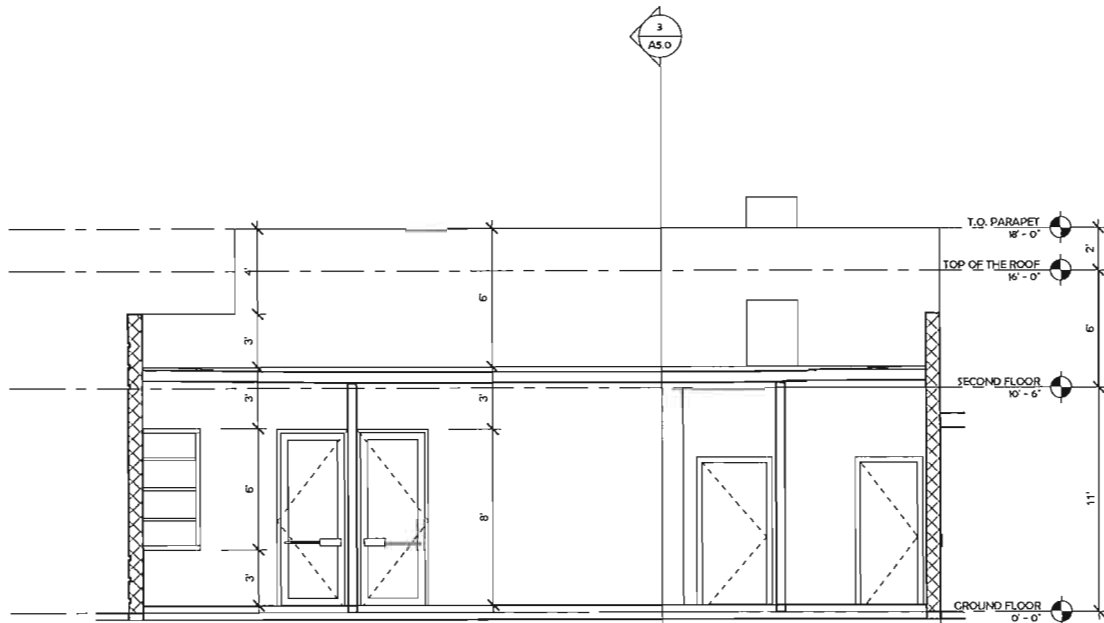
DRAWN BY:
Author
CHECKED BY:
ARI SKLAR

SECTION: CLUB HOUSE

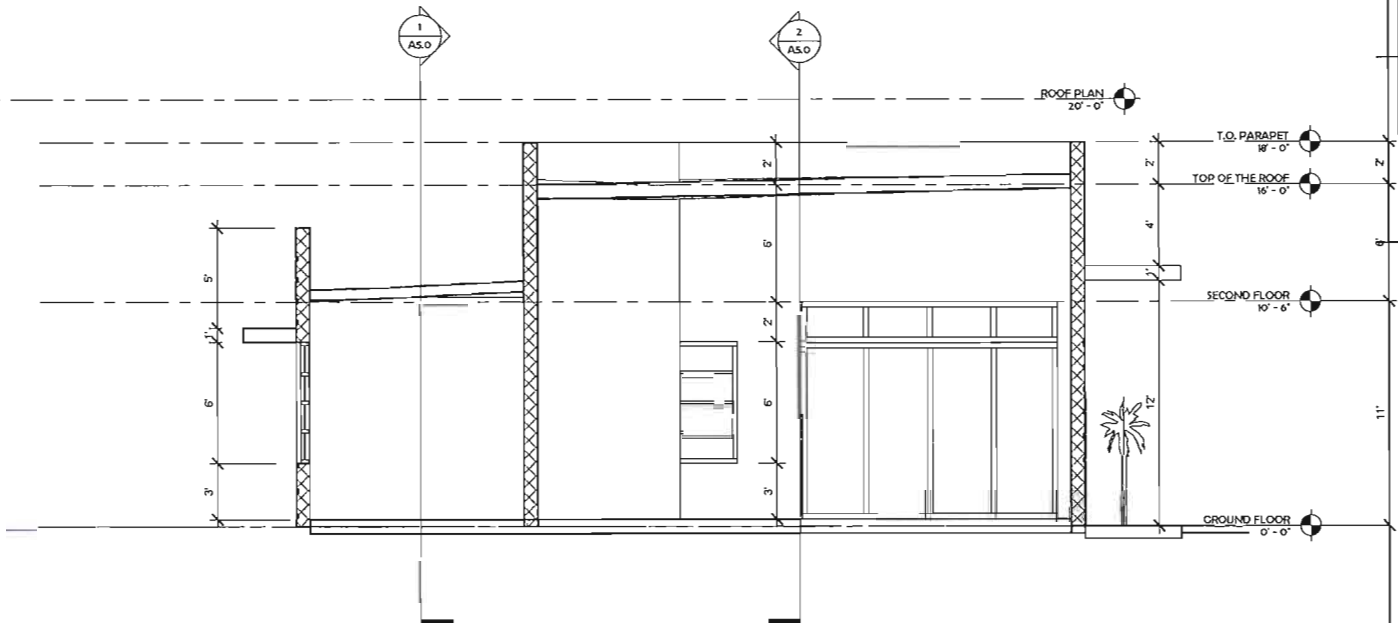
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PROJECT #: 16-019

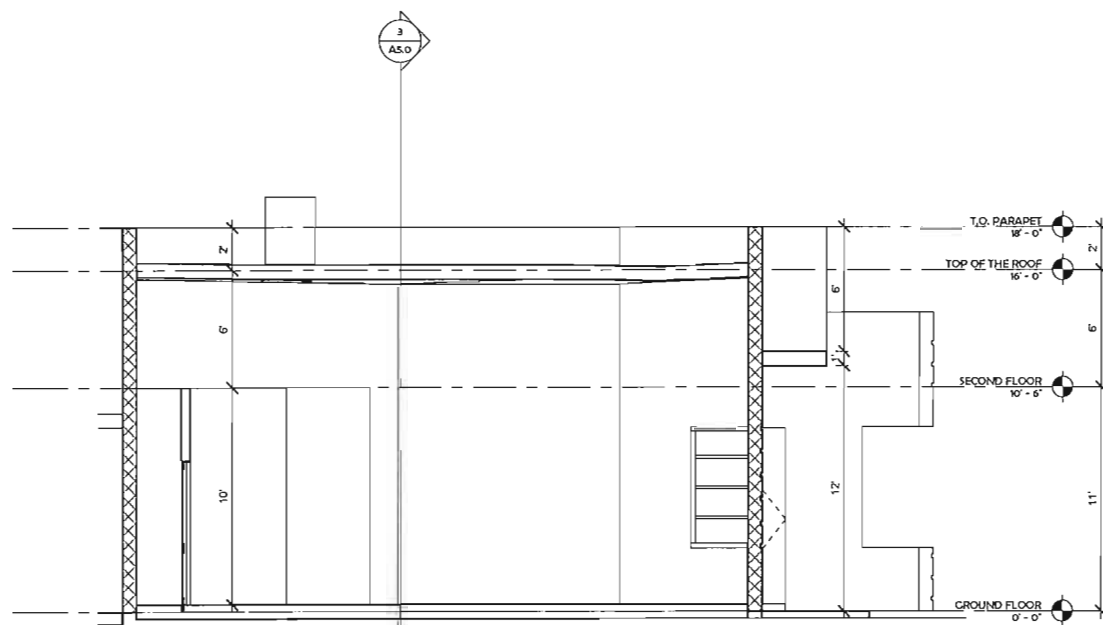
DATE: 07-11-16



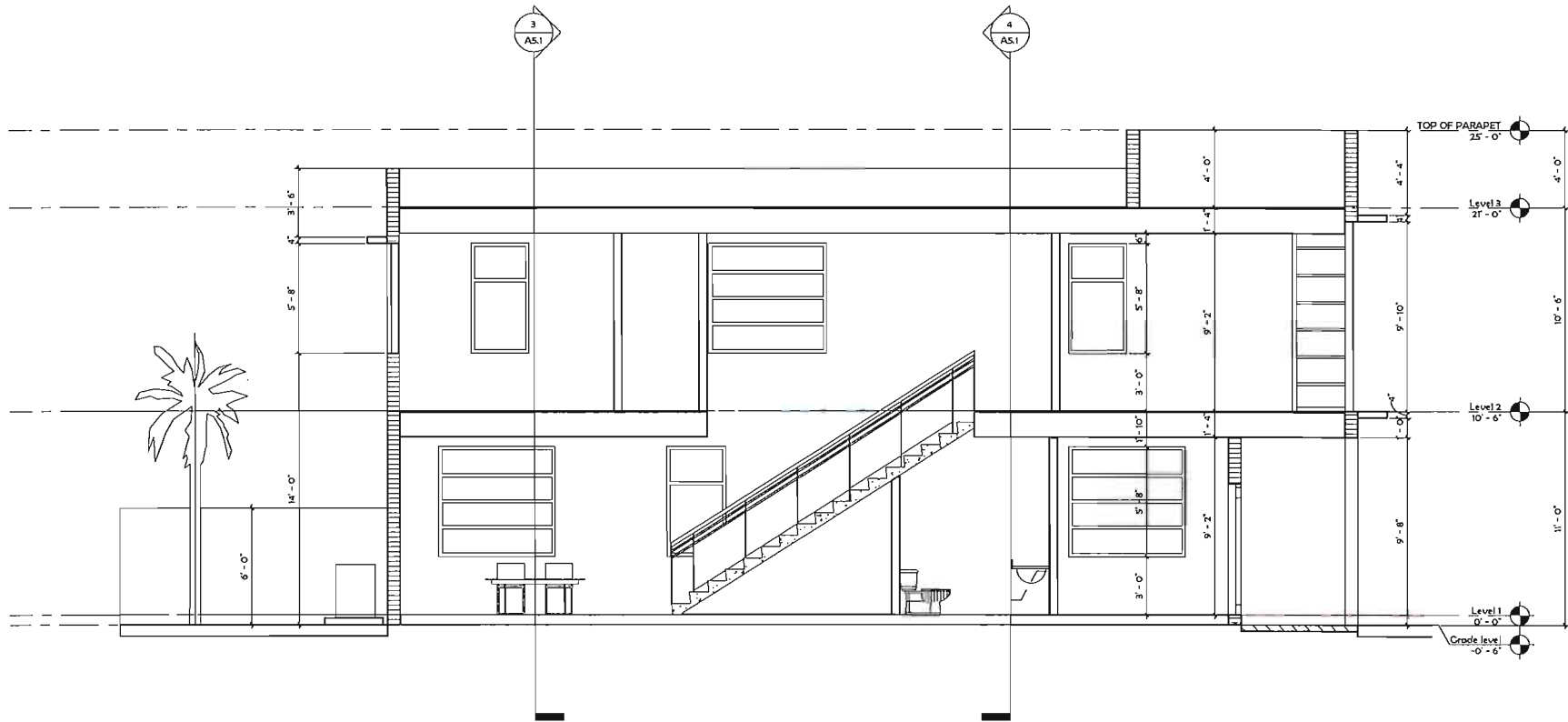
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1/4" = 1'-0"



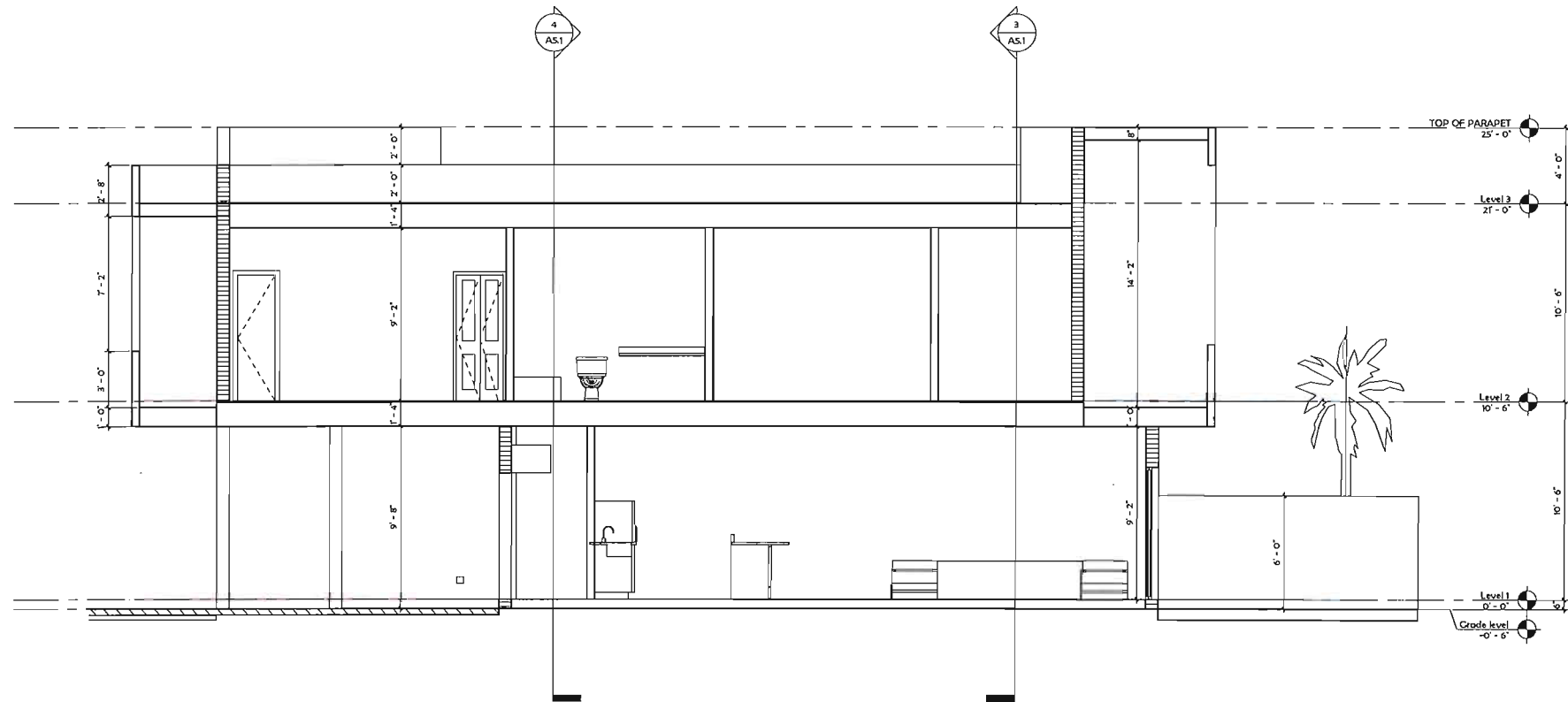
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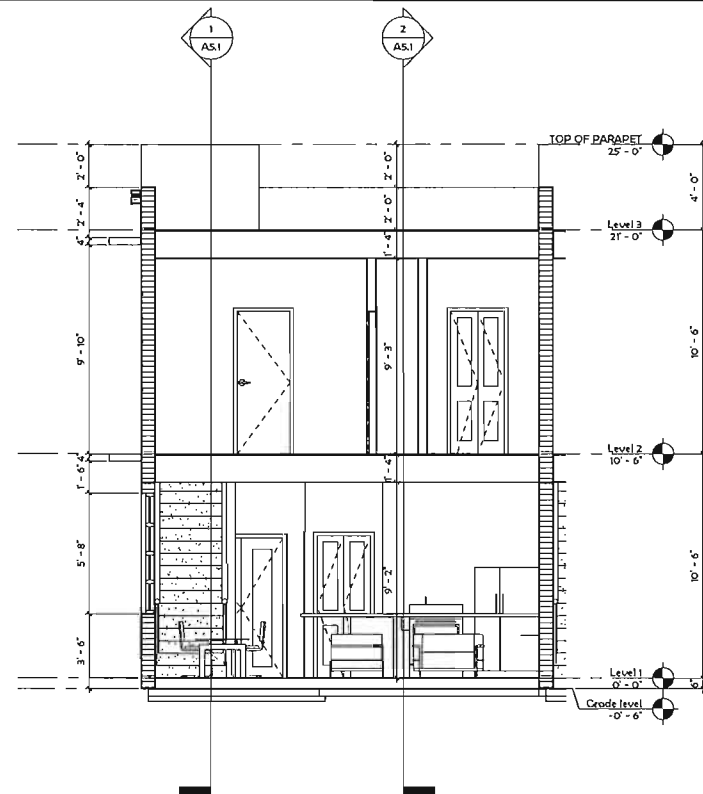
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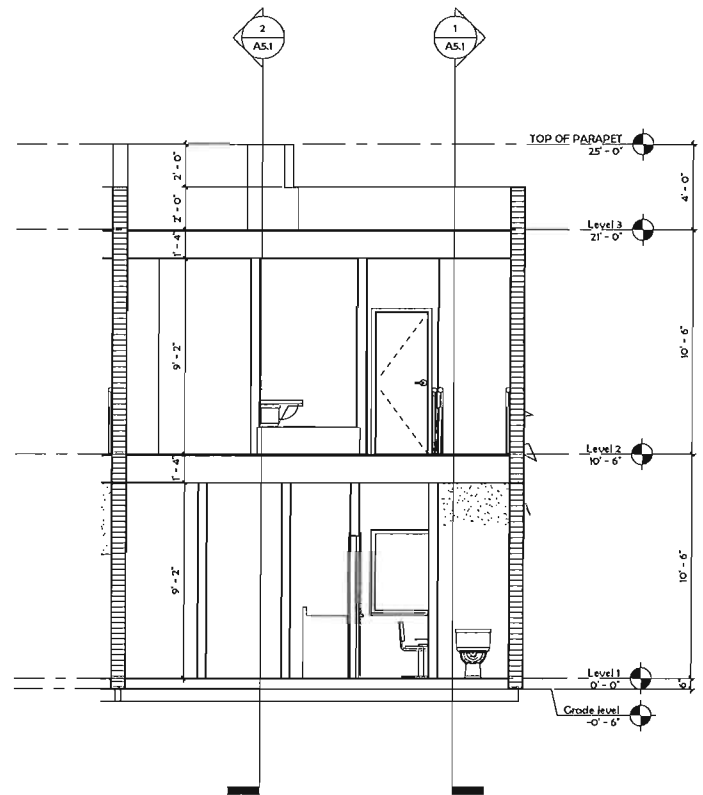
1 Section 1
1/4" = 1'-0"



2 Section 2
1/4" = 1'-0"



3 Section 3
1/4" = 1'-0"



4 Section 4
1/4" = 1'-0"

SKLARchitecture
2310 HOLLYWOOD BLVD
HOLLYWOOD, FL 33020
TEL - (954) 925-4292
FAX - (954) 925-4292
www.sklararchitecture.com
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IB 000098
NCARB CERTIFIED

SEAL
ARI L SKLAR
LICENSE #A18413

REVISIONS

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES
5465 SW 40TH AVE.
Dania, Florida

OWNER: BCD DANIA OAKS LLC
DEVELOPER: BCD DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

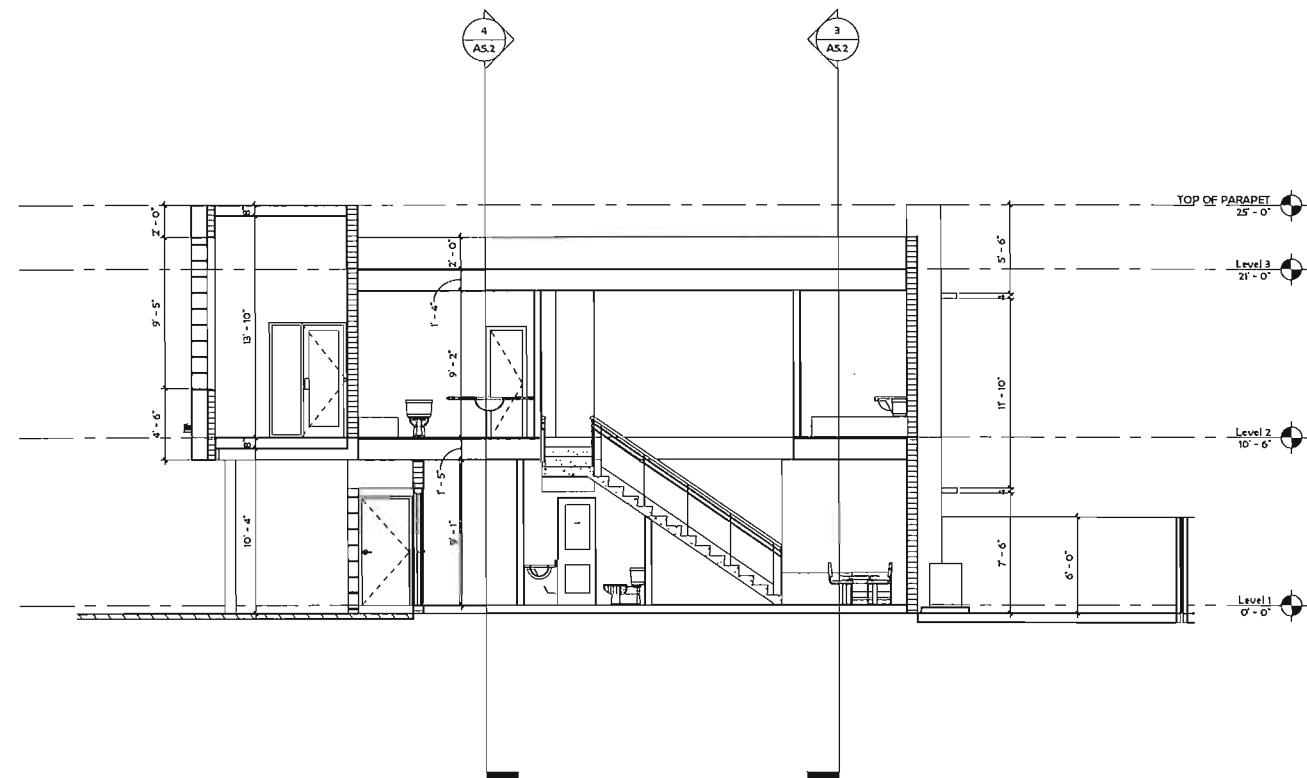
DRAWN BY:
Author
CHECKED BY:
ARI SKLAR

SECTIONS UNIT "A"
BLDG 1, 2, 3, 6, 7, 8

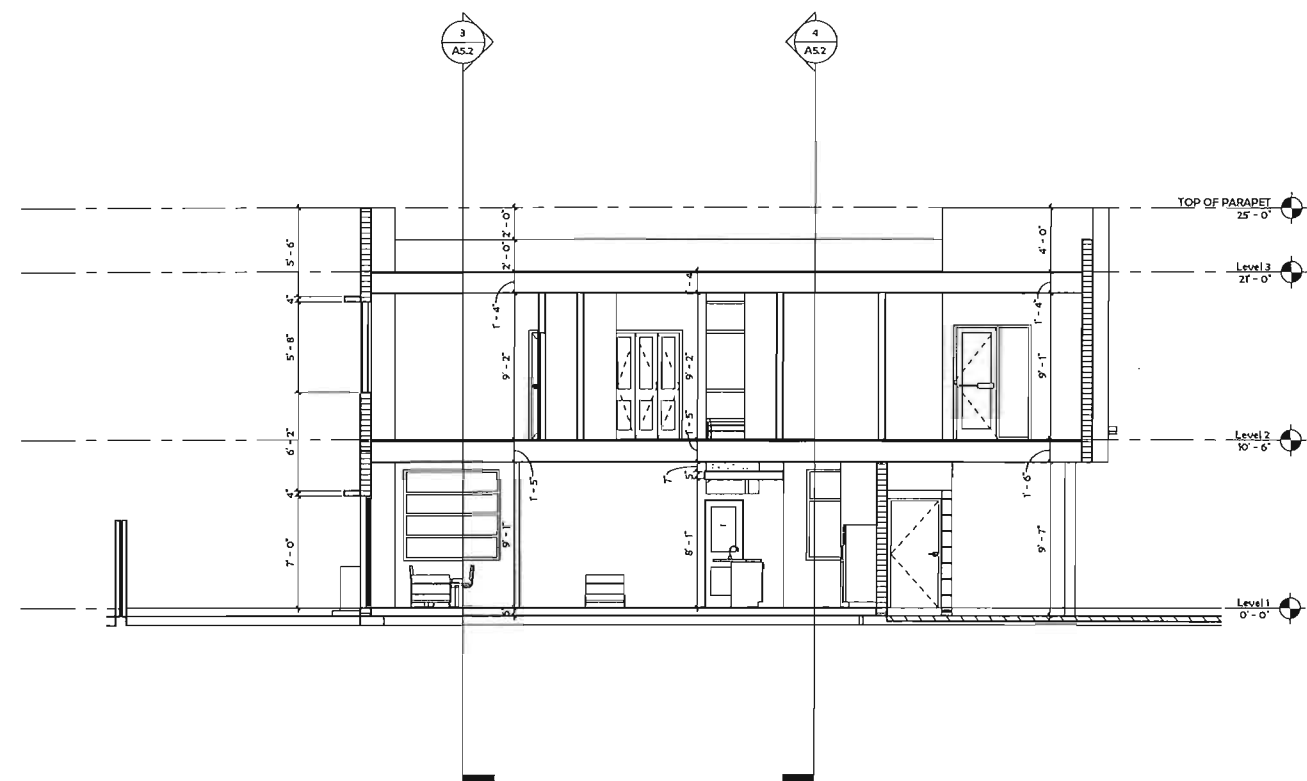
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PROJECT #: 16-019

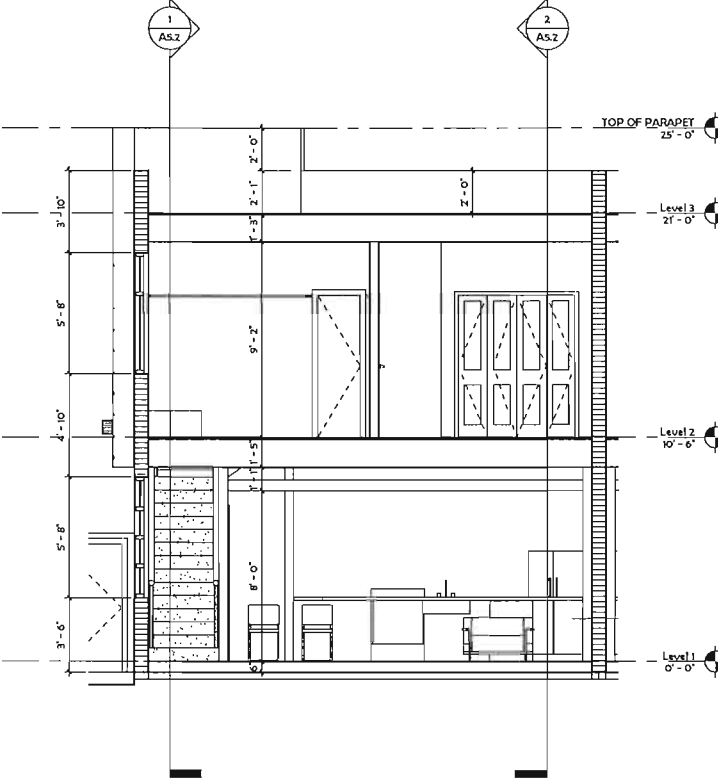
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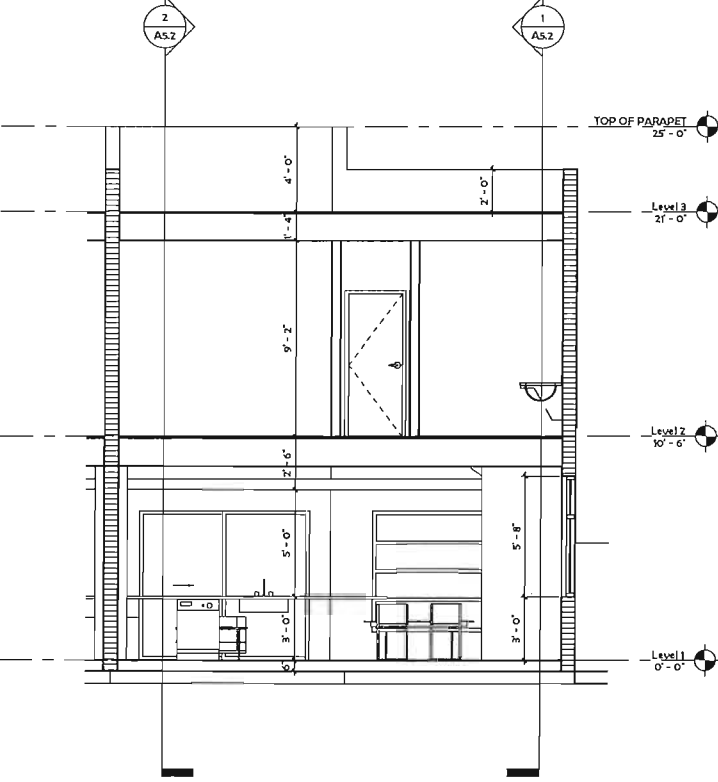
1 Section 1
3/16" = 1'-0"



2 Section 2
3/16" = 1'-0"



3 Section 3
1/4" = 1'-0"



4 Section 4
1/4" = 1'-0"

NEW DEVELOPMENT FOR:
OAKS PLACE TOWNHOMES

5461 SW 40 TH AVE,
Dania Beach, Florida

OWNER: BOD DANA OAKS LLC
DEVELOPER: BOD DANA OAKS LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-17

DRAWN BY:
Author

CHECKED BY:
ARI SKLAR

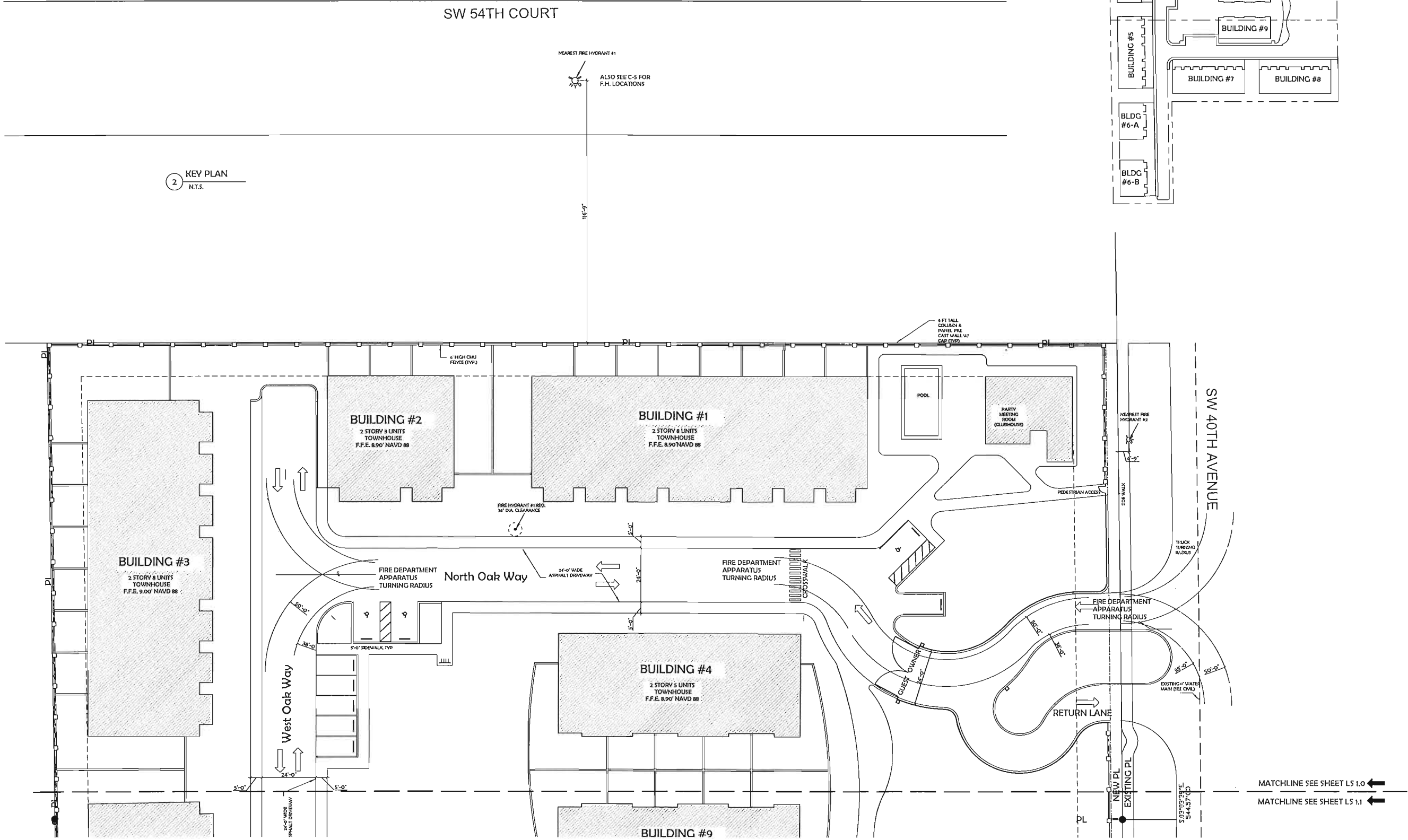
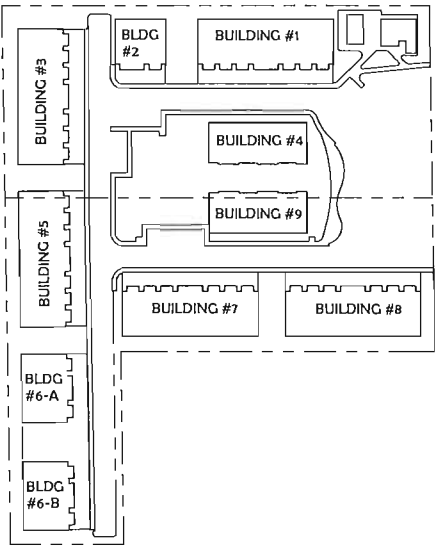
SECTION UNIT "B"
BLDG 449

A5.2

PROJECT #: 16-019

DATE: 07-11-16

2 KEY PLAN
N.T.S.



NEW TOWNHOUSES FOR
OAKS PLACE TOWNHOMES

5461 SW 40TH AVENUE
OWNER
BIO DANIA OAKS, LLC
DEVELOPER
B2 DEVELOPMENT GROUP, LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE 05-04-2017

DRAWN BY:
Author CC
CHECKED BY:
ARI SKLAR

FIRE & LIFE SAFETY

LS 1.0

PROJECT #: 16-019

DATE: 07-11-16

1 LIFE SAFETY
120



MATCHLINE SEE SHEET LS 1.0

MATCHLINE SEE SHEET LS 1.1

S.W. 40TH AVENUE

BUILDING #9
2 STORY 5 UNITS
TOWNHOUSE
F.F.E. 9.50' NAVD 88

South Oak Way

BUILDING #7
2 STORY 8 UNITS
TOWNHOUSE
F.F.E. 9.50' NAVD 88

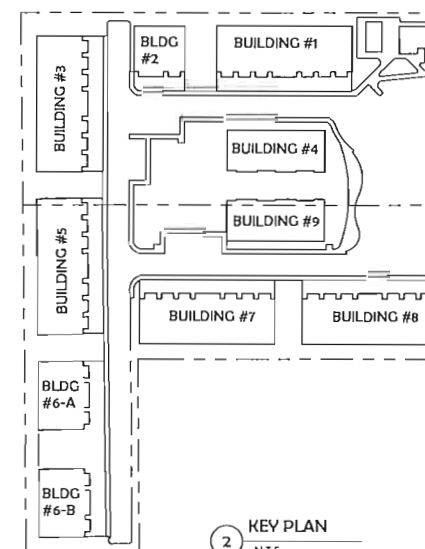
BUILDING #8
2 STORY 8 UNITS
TOWNHOUSE
F.F.E. 9.50' NAVD 88

BUILDING #5
2 STORY 8 UNITS
TOWNHOUSE
F.F.E. 9.00' NAVD 88

BUILDING #6-A
2 STORY 4 UNITS
TOWNHOUSE
F.F.E. 9.00' NAVD 88

BUILDING #6-B
2 STORY
TOWNHOUSE
F.F.E. 9.00' NAVD 88

1 LIFE SAFETY
1/20



NEW TOWNHOUSE FOR:
OAKS PLACE TOWNHOMES

8441 SW 40TH AVENUE

OWNER:
BIOZORNA OAKS, LLC

DEVELOPER:
BIOZORNA GROUP, LLC

☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 05-04-2017

DRAWN BY:
Author CC
CHECKED BY:
ARI SKLAR

FIRE & LIFE SAFETY

LS 1.1

PROJECT #: 16-019

DATE: 07-11-16

I. APPLICABLE CODES

- A. GENERAL
ALL CONSTRUCTION AND MATERIALS SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS OF THE CITY OF DAINA BEACH PUBLIC WORKS DEPARTMENT, BROWARD COUNTY PUBLIC HEALTH UNIT (BCPHU), SOUTH FLORIDA WATER MANAGEMENT DISTRICT (SFWMD), AND ALL OTHER LOCAL AND NATIONAL CODES WHERE APPLICABLE.
- B. CONSTRUCTION SAFETY
ALL CONSTRUCTION SHALL BE DONE IN A SAFE MANNER, SPECIFICALLY, THE RULES AND REGULATIONS OF THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) SHALL BE STRICTLY OBSERVED.
- C. TRENCH SAFETY ACT
1. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR COMPLIANCE WITH THE STATE OF FLORIDA TRENCH SAFETY ACT.
2. WHERE EXCAVATIONS TO A DEPTH IN EXCESS OF FIVE FEET (5') ARE REQUIRED, THE CONTRACTOR SHALL INCLUDE THE FOLLOWING INFORMATION IN THE BID:
a. A REFERENCE TO THE TRENCH SAFETY STANDARDS THAT WILL BE IN EFFECT DURING THE PERIOD OF CONSTRUCTION OF THE PROJECT.
b. A WRITTEN ASSURANCES BY THE CONTRACTOR PERFORMING THE TRENCH EXCAVATION THAT SUCH CONTRACTOR WILL COMPLY WITH THE APPLICABLE TRENCH SAFETY STANDARDS.
c. A SEPARATE ITEM IDENTIFYING THE COST OF COMPLIANCE WITH THE APPLICABLE TRENCH SAFETY STANDARDS.
3. WHERE A BID IS NOT SUBMITTED, THE CONTRACTOR SHALL SUBMIT THE INFORMATION LISTED IN ITEM 2, TO THE ENGINEER PRIOR TO STARTING WORK.
- D. SURVEY DATA
ALL ELEVATIONS ON THE PLANS OR REFERENCED IN THE SPECIFICATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD).

II. PRECONSTRUCTION RESPONSIBILITIES

- A. UPON RECEIPT OF NOTICE OF AWARD, THE CONTRACTOR SHALL ARRANGE A PRECONSTRUCTION CONFERENCE WITH BCWWS AND DANIA BEACH PUBLIC WORKS.
- B. THE CONTRACTOR SHALL OBTAIN A SUNSHINE CERTIFICATION NUMBER AT LEAST 48 HOURS PRIOR TO BEGINNING ANY EXCAVATION.
- C. PRIOR TO BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL VERIFY THE SIZE, LOCATION, ELEVATION, AND MATERIAL OF ALL EXISTING UTILITIES WITHIN THE AREA OF CONSTRUCTION.
- D. EXISTING UTILITY LOCATIONS SHOWN ON THESE PLANS ARE APPROXIMATE. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF EXISTING UTILITIES SHOWN OR FOR ANY EXISTING UTILITIES NOT SHOWN.
- E. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DAMAGE TO ANY EXISTING UTILITIES FOR WHICH HE FAILS TO REQUEST LOCATIONS FROM THE UTILITY OWNER. HE IS RESPONSIBLE AS WELL FOR DAMAGE TO ANY EXISTING UTILITIES WHICH ARE PROPERLY LOCATED.
- F. IF UPON EXCAVATION, AN EXISTING UTILITY IS FOUND TO BE IN CONFLICT WITH THE PROPOSED CONSTRUCTION OR TO BE OF A SIZE OR MATERIAL DIFFERENT FROM THAT SHOWN ON THE PLANS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ENGINEER.

III. INSPECTIONS

- A. THE CONTRACTOR SHALL NOTIFY THE CITY OF DANIA BEACH'S PUBLIC WORKS DEPARTMENT AND THE ENGINEER OF RECORD AT LEAST 24 HOURS PRIOR TO BEGINNING CONSTRUCTION AND PRIOR TO THE INSPECTION OF THE FOLLOWING ITEMS:
1. STORM DRAINAGE
2. SANITARY SEWER
3. WATER SYSTEM
4. SUBGRADE
5. LIMEROCK BASE
6. ASPHALTIC CONCRETE
7. FINAL
- B. ALL WATER AND SEWER INSPECTIONS SHALL BE MADE BY BCWWS. ALL OTHER INSPECTIONS WILL BE MADE BY THE CITY OF DAINA BEACH'S PUBLIC WORKS DEPARTMENT. THE ENGINEER OF RECORD WILL PROVIDE CONSTRUCTION OBSERVATION SERVICE.

IV. SHOP DRAWINGS

PRIOR TO THEIR CONSTRUCTION OR INSTALLATION, SHOP DRAWINGS SHALL BE SUBMITTED TO AND REVIEWED BY THE ENGINEER OF RECORD FOR SANITARY MANHOLES, CATCH BASINS, FIRE HYDRANTS, VALVES AND OTHER ACCESSORIES. CATALOGUE LITERATURE SHALL BE SUBMITTED FOR WATER AND SEWER PIPES, FITTINGS, AND APPURTENANCES.

SUBMITTALS OF SHOP DRAWINGS FOR ALL PRECAST STRUCTURES ARE REQUIRED. CATALOGUE LITERATURE WILL NOT BE ACCEPTED FOR PRECAST STRUCTURES.

V. TEMPORARY FACILITIES

- A. TEMPORARY UTILITIES
IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ARRANGE FOR OR SUPPLY TEMPORARY WATER SERVICE, SANITARY FACILITIES AND ELECTRICITY TO HIS EMPLOYEES AND SUBCONTRACTORS FOR THEIR USE DURING CONSTRUCTION.
- B. TRAFFIC REGULATION
1. MAINTENANCE OF TRAFFIC IN THE PUBLIC RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE MUTCD.

2. ALL OPEN TRENCHES AND HOLES ADJACENT TO ROADWAYS OR WALKWAYS SHALL BE PROPERLY MARKED AND BARRICADED TO ASSURE THE SAFETY OF BOTH VEHICULAR AND PEDESTRIAN TRAFFIC.
3. NO TRENCHES OR HOLES NEAR WALKWAYS OR IN ROADWAYS OR THEIR SHOULDERS ARE TO BE LEFT OPEN DURING NIGHTTIME HOURS WITHOUT EXPRESS PERMISSION OF THE CITY OF NORTH LAUDERDALE.

VI. EARTHWORK

- A. GENERAL
1. NONE OF THE EXISTING MATERIAL IS TO BE INCORPORATED IN THE LIMEROCK BASE.
2. ALL SUBGRADE UNDER PAVED AREAS SHALL HAVE A MINIMUM LBR VALUE OF 40 AND SHALL BE COMPACTED TO 98% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.
3. ALL FILL MATERIAL IN AREAS NOT TO BE PAVED SHALL BE COMPACTED TO 95% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.
4. A 2" BLANKET OF TOP SOIL SHALL BE PLACED OVER ALL AREAS TO BE SODDED.
5. SOD SHALL BE ST. AUGUSTINE, BITTER BLUE OR FLORATAM AND SHALL BE PLACED ON THE GRADED TOP SOIL AND WATERED TO INSURE SATISFACTORY CONDITION UPON FINAL ACCEPTANCE OF THE PROJECT.
6. WHEN WORKING IN AND AROUND EXISTING DRAINAGE CANALS OR LAKES, APPROPRIATE SILT BARRIERS SHALL BE INSTALLED.
- B. DN-SITE
1. ALL ORGANIC AND OTHER UNSUITABLE MATERIAL UNDER THOSE AREAS TO BE PAVED SHALL BE REMOVED TO A DEPTH OF THREE (3) FEET BELOW FINISHED GRADE AND FOR THREE (3) FEET BEYOND THE PERIMETER OF THE PAVING.
2. SUITABLE BACKFILL SHALL BE MINIMUM LBR 40 MATERIAL COMPACTED TO 98% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180 FOR THREE (3) FEET BEYOND THE PERIMETER OF THE PAVING.
- C. OFF-SITE
1. ALL ORGANIC AND OTHER UNSUITABLE MATERIAL WITHIN THE RIGHT-OF-WAY SHALL BE REMOVED.

VII. STORM DRAINAGE

- A. CONCRETE PIPE FOR STORM SEWERS SHALL CONFORM TO ASTM L76-79, TABLE III, WALL B, OR LATEST REVISION. ALL PIPE SHALL HAVE MODIFIED TONGUE AND GROOVE JOINTS, AND HAVE RUBBER GASKETS, UNLESS OTHERWISE SPECIFIED.
- B. BEDDING AND INITIAL BACKFILL OVER DRAINAGE PIPE SHALL BE SAND WITH NO ROCK LARGER THAN 1" DIAMETER.
- C. BACKFILL MATERIAL UNDER PAVED AREAS SHALL BE COMPACTED TO 98% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.
- D. BACKFILL MATERIAL UNDER AREAS NOT TO BE PAVED SHALL BE COMPACTED TO 95% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.
- E. CATCH BASINS SHALL BE PRECAST WITH 3000 PSI CONCRETE AND GRADE 40 REINFORCING STEEL.

VIII. PAVING

- A. GENERAL
1. ALL UNDERGROUND UTILITIES SHALL BE COMPLETED PRIOR TO THE CONSTRUCTION OF THE LIMEROCK BASE AND PRIOR TO THE PLACEMENT OF THE PAVEMENT.
- B. MATERIALS
1. LIMEROCK BASE MATERIAL SHALL HAVE A MINIMUM OF 60% CARBONATES (CALCIUM AND MAGNESIUM) WITH A MINIMUM LBR OF 100.
2. PRIME COAT AND TACK COAT SHALL MEET FLORIDA DEPARTMENT OF TRANSPROTATION (FDOT) STANDARDS.
3. SURFACE COURSE SHALL BE EQUAL TO FDOT TYPE S-1 AND TYPE S-III TOP ASPHALTIC CONCRETE.
- C. INSTALLATION
1. LIMEROCK BASE MATERIAL SHALL BE 12" THICK AND COMPACTED TO 98% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.
2. LIMEROCK BASE MATERIAL SHALL BE PLACED IN MAXIMUM 6" LIFTS. BASES GREATER THAN 6" SHALL BE PLACED IN TWO OR MORE EQUAL LIFTS. LIMEROCK BASE SHALL BE COMPACTED TO 98% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.
3. ASPHALTIC CONCRETE SHALL BE A MINIMUM OF 2" THICK.
4. PRIME COAT SHALL BE PLACED ON ALL LIMEROCK BASES IN ACCORDANCE WITH FDOT STANDARDS.
5. TACK COAT SHALL BE PLACED AS REQUIRED IN ACCORDANCE WITH FDOT STANDARDS.
- D. TESTING
ALL SUBGRADE, LIMEROCK AND ASPHALT TESTS REQUIRED SHALL BE TAKEN AT THE DIRECTION OF THE ENGINEER.

IX. SIGNING AND MARKING

- A. ALL PAVEMENT MARING SHALL BE HOT APPLIED THERMOPLASTIC MANUFACTURED AND APPLIED IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS SECTION 711.
- B. ALL SIGNS SHALL BE MANUFACTURED AND INSTALLED IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
- C. REFLECTIVE PAVEMENT MARKERS SHALL BE CLASS A MARKERS MANUFACTURED IN ACCORDANCE WITH FDOT STANDARD SPECIFICATION 706 AND INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED PROCEDURES.

X. WATER DISTRIBUTION AND GRAVITY SEWER SYSTEMS

SEE SHEET C10 WATER AND SEWER MAIN SEPARATION AND WATER SYSTEM NOTES.
SEE C10 AND C11 FOR WATER AND SEWER DETAILS.

XI. PROJECT CLOSEOUT

- A. CLEANING UP
1. DURING CONSTRUCTION, THE PROJECT SITE AND ALL ADJACENT AREAS SHALL BE MAINTAINED IN A NEAT AND CLEAN MANNER. UPON FINAL CLEAN UP, THE PROJECT SITE SHALL BE LEFT CLEAR OF ALL SURPLUS MATERIAL OR TRASH. THE PAVED AREAS SHALL BE SWEEPED BROOM CLEAN.
2. THE CONTRACTOR SHALL RESTORE OR REPLACE, WHEN AND AS DIRECTED BY THE ENGINEER OR CITY OF NORTH LAUDERDALE'S PUBLIC WORKS DEPARTMENT, ANY PUBLIC OR PRIVATE PROPERTY DAMAGED BY HIS WORK, EQUIPMENT, EMPLOYEES OR THOSE OF HIS SUBCONTRACTORS TO A CONDITION AT LEAST EQUAL TO THAT EXISTING IMMEDIATELY PRIOR TO THE BEGINNING OF OPERATIONS. TO THIS END, THE CONTRACTOR SHALL DO AS REQUIRED ALL NECESSARY ROADWAY OR DRIVEWAY, WALK AND LANDSCAPING WORK. SUITABLE MATERIALS AND METHODS SHALL BE USED FOR SUCH RESTORATION.
3. WHERE MATERIAL OR DEBRIS HAS WASHED OR FLOWED INTO OR BEEN PLACED IN WATER COURSES, DITCHES, DRAINS, CATCH BASINS, OR ELSEWHERE AS A RESULT OF THE CONTRACTOR'S OPERATIONS, SUCH MATERIAL OR DEBRIS SHALL BE REMOVED, SATISFACTORILY DISPOSED OF DURING PROGRESS OF THE WORK, AND THE AREA KEPT IN A CLEAN AND NEAT CONDITION.
- B. PROJECT RECORD DOCUMENTS
1. THE CONTRACTOR SHALL MAINTAIN ACCURATE AND COMPLETE RECORDS OF WORK ITEMS COMPLETED.
2. PRIOR TO THE PLACEMENT OF ANY ASPHALT OR CONCRETE PAVEMENT, THE CONTRACTOR SHALL SUBMIT TO THE ENGINEER "AS-BUILT" PLANS SHOWING LIMEROCK BASE GRADES, ALL DRAINAGE, WATER, AND SEWER IMPROVEMENTS. PAVING OPERATIONS SHALL NOT COMMENCE UNTIL THE ENGINEER HAS REVIEWED THE "AS-BUILTS".
3. ALL REQUIRED DENSITY AND LBR TEST RESULTS FOR SUBGRADE SHALL BE PROVIDED TO THE ENGINEER PRIOR TO PLACING LIMEROCK BASE MATERIAL.
4. ALL REQUIRED DENSITY AND LBR TEST RESULTS FOR LIMEROCK SHALL BE PROVIDED TO THE ENGINEER PRIOR TO PLACING ASPHALT.
5. ALL "AS-BUILT" INFORMATION SUBMITTED TO THE ENGINEER SHALL BE SUFFICIENTLY ACCURATE, CLEAR AND LEGIBLE TO SATISFY THE ENGINEER THAT THE INFORMATION PROVIDES A TRUE REPRESENTATION OF THE IMPROVEMENTS CONSTRUCTED.
6. UPON COMPLETION OF CONSTRUCTION, THE CONTRACTOR SHALL SUBMIT TO THE ENGINEER OF RECORD ONE COMPLETE SET OF "AS-BUILT" CONSTRUCTION DRAWINGS. THESE DRAWINGS SHALL BE MARKED TO SHOW "AS-BUILT" CONSTRUCTION CHANGES AND DIMENSIONED LOCATIONS AND ELEVATIONS OF ALL IMPROVEMENTS AND SHALL BE SIGNED AND SEALED BY A REGISTERED LAND SURVEYOR.
7. AS-BUILT INFORMATION ON THE WATER SYSTEM SHALL INCLUDE LOCATIONS OF ALL VALVES, FITTINGS, FIRE HYDRANTS, WATER SERVICES AND TOP OF PIPE ELEVATIONS AT ALL FITTINGS AND AT A MINIMUM OF 100' SPACING.
8. CERTIFIED ELEVATION CERTIFICATE OF THE FINISH FLOORS ARE REQUIRED IN NAVD 1988, PRIOR TO THE PERMIT CLOSE-OUT.



GATOR ENGINEERING ASSOCIATES, INC.
11390 TEMPLE STREET
COOPER CITY, FL 33330
TEL: (954) 434-5905 FAX: (954) 434-5904
CERTIFICATE OF AUTHORIZATION NUMBER 30230

SEAL

DATE: 0800-JACKSON, P.E.
REGINA
FL P.E. NO.: 38550

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES
5461 SW 40TH AVENUE
OWNER:
BCD DANIA OAKS, LLC
DEVELOPER:
B2J DEVELOPMENT GROUP LLC

FOR SITE PLAN APPROVAL ONLY

REVISIONS	DESCRIPTION	
	DATE	BY
1		
2		
3		
4		
5		
6		
7		
8		
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10		

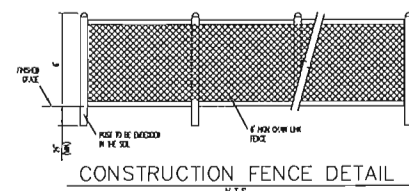
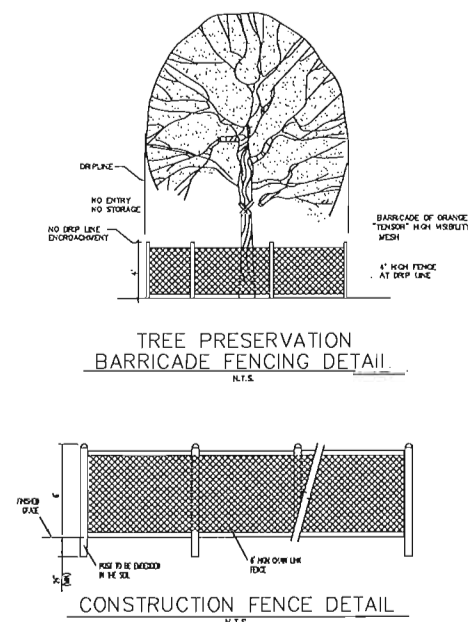
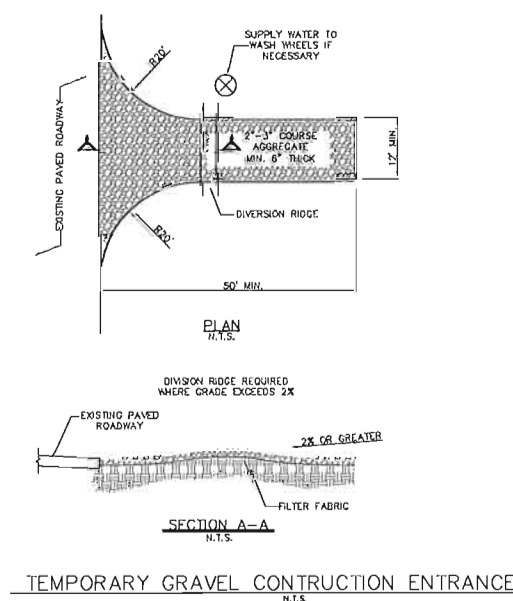
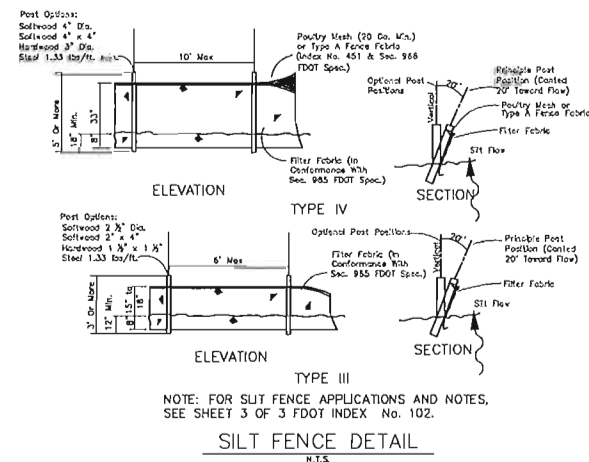
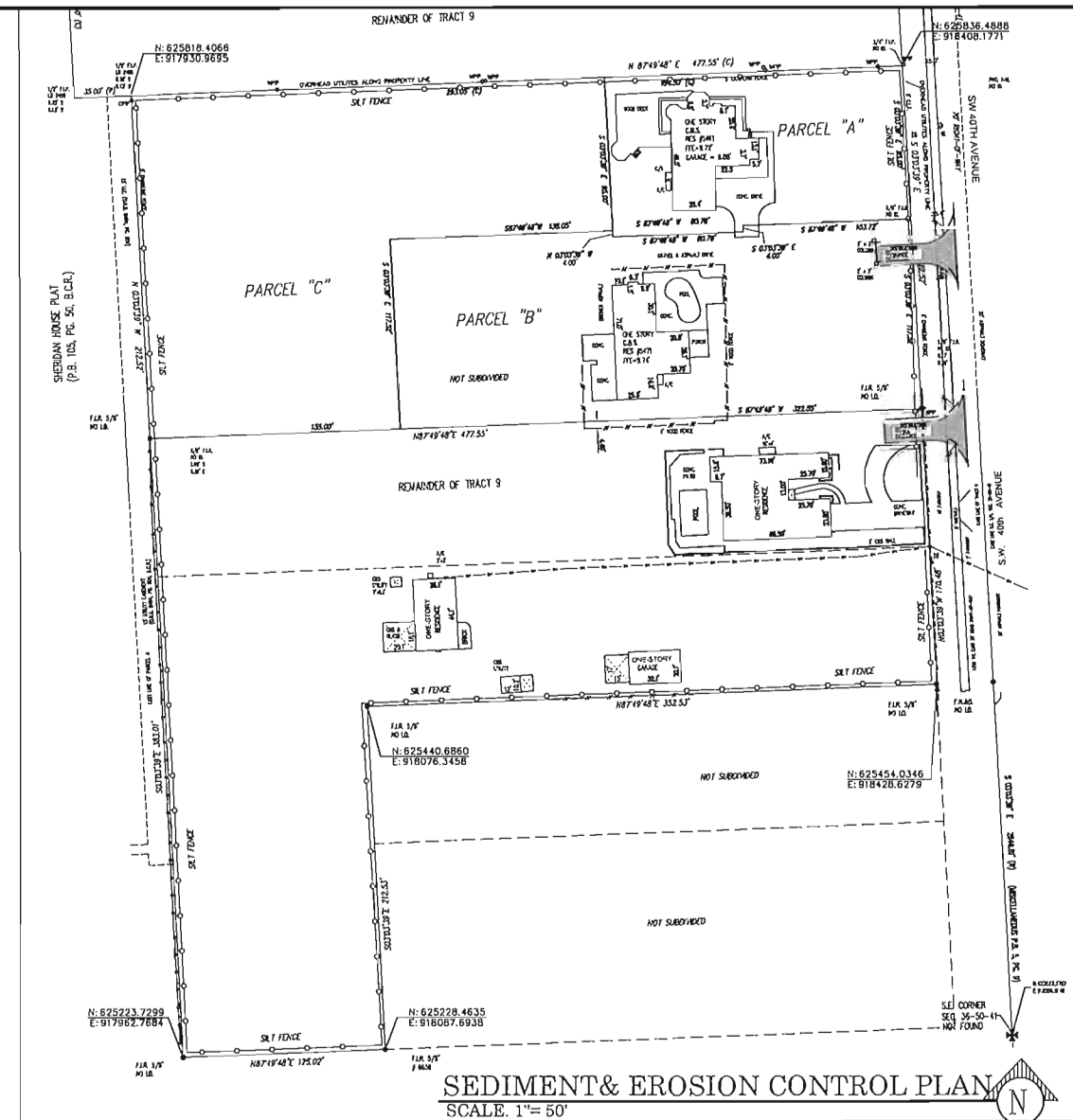
SEA PROJECT NO. 1-15091
DATE: 02-23-2017
SCALE: AS SHOWN
DESIGNED BY: R.B.J.
DRAWN BY: L.B.
CHECKED BY: R.B.J.
APPROVED BY: R.B.J.

SHEET TITLE

GENERAL
NOTES

C1 of 11

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FOLLOWING THE BEST MANAGEMENT PRACTICES AND SEDIMENT CONTROL PRACTICES AS OUTLINED IN THE PLANS, SPECIFICATIONS AND APPLICABLE WATER MANAGEMENT DISTRICT PERMIT(S) FOR THIS PROJECT.
2. FOR ADDITIONAL INFORMATION ON SEDIMENT AND EROSION CONTROL REFER TO "THE STATE OF FLORIDA EROSION AND SEDIMENT CONTROL DESIGNER AND REVIEWERS MANUAL" FROM THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL REGULATION (FDER).
3. THIS PLAN INDICATES THE MINIMUM EROSION AND SEDIMENT CONTROL MEASURES REQUIRED FOR THIS PROJECT THE CONTRACTOR IS RESPONSIBLE FOR MEETING ALL APPLICABLE RULES, REGULATIONS AND WATER QUALITY GUIDELINES AND MAY NEED TO INSTALL ADDITIONAL CONTROLS.
4. ALL EXCAVATIONS AND EARTHWORK SHALL BE DONE IN A MANNER TO MINIMIZE WATER TURBIDITY AND POLLUTION. DISCHARGE SHALL BE CONTROLLED AND REROUTED THROUGH FILTERS. SILTATION DIAPERS AND SUMPS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PREVENTION, CORRECTION, CONTROL AND ABATEMENT OF EROSION AND WATER POLLUTION IN ACCORDANCE WITH CHAPTER 62-302, FLORIDA ADMINISTRATIVE CODE.
5. THE CONTRACTOR SHALL PAY FOR ANY WATER QUALITY CONTROL VIOLATIONS FROM ANY AGENCY THAT RESULTS IN FINES BEING ASSESSED TO THE OWNER BECAUSE OF THE CONTRACTOR'S FAILURE TO ELIMINATE TURBID RUNOFF FROM LEAVING THE SITE AND RAISING BACKGROUND LEVELS ABOVE EXISTING BACKGROUND LEVEL.
6. THE SITE CONTRACTOR IS RESPONSIBLE FOR REMOVING THE TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES AFTER COMPLETION OF CONSTRUCTION AND ONLY WHEN AREAS HAVE BEEN STABILIZED.
7. ADDITIONAL PROTECTION ~ ON-SITE PROTECTION MUST BE PROVIDED THAT WILL NOT PERMIT SILT TO LEAVE THE PROJECT CONFINES DO TO UNFORSEEN CONDITIONS OR ACCIDENTS.
8. SILT FENCES SHALL BE USED ALONG THE PROPERTY LINES TO MINIMIZE OFFSITE SILTATION MITIGATION.
9. SILT FENCES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REQUIRED REPAIRS SHALL BE MADE IMMEDIATELY.
10. SHOULD THE FABRIC ON A SILT FENCE DECOMPOSE OR BECOME INEFFECTIVE PRIOR TO THE END OF THE EXPECTED USABLE LIFE AND THE BARRIER IS STILL NECESSARY, THE FABRIC SHALL BE REPLACED PROMPTLY.
11. FILTER FABRIC SHALL BE INSTALLED UNDER INLET GRATES AND EXTEND A MINIMUM OF 1 FOOT BEYOND EACH SIDE OF THE INLET STRUCTURE. IF MORE THAN ONE STRIP OF FABRIC IS NECESSARY, THE STRIPS SHALL BE OVERLAPPED 1 FOOT.
12. SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH RAINFALL AND AS NEEDED.
13. ANY DISCHARGE FROM DEWATERING ACTIVITY SHALL BE FILTERED AND CONVEYED TO THE OUTFALL IN A MANNER WHICH PREVENTS EROSION AND TRANSPORTATION OF SUSPENDED SOLIDS TO THE RECEIVING OUTFALL.
14. DEWATERING PUMPS SHALL NOT EXCEED THE CAPACITY OF THAT WHICH REQUIRES A CONSUMPTIVE USE PERMIT FROM THE APPLICABLE WATER MANAGEMENT DISTRICT.
15. ALL DISTURBED AREAS SHALL BE GRASSED, FERTILIZED, MULCHED AND MAINTAINED UNTIL A PERMANENT VEGETATIVE COVER IS ESTABLISHED.
16. SOD SHALL BE PLACED IN AREAS WHICH MAY REQUIRE IMMEDIATE EROSION PROTECTION TO ENSURE WATER QUALITY STANDARDS ARE MAINTAINED.
17. ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER BARRIER ARE NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM TO THE EXISTING GRADE, PREPARED AND SEEDED.
18. CONTRACTOR SHALL INSURE THAT ALL DRAINAGE STRUCTURES, PIPES, ETC. ARE CLEANED OUT AND WORKING PROPERLY AT TIME OF ACCEPTANCE.
19. ALL DEWATERING, EROSION, AND SEDIMENT CONTROL SHALL REMAIN IN PLACE UNTIL AFTER COMPLETION OF CONSTRUCTION AND SHALL BE REMOVED WHEN AREAS HAVE BEEN STABILIZED.



SHEET C2 OF 15



SEAL.

DATE: REGINA BOBO-JACKSON, P.E.

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES

FOR SITE PLAN APPROVAL ONLY

[illegible]

GEA PROJECT NO. : 166
DATE: 02-23-2017
SCALE: AS SHOWN
DESIGNED BY: R.B.J.
DRAWN BY: L.B.
CHECKED BY: R.B.J.
APPROVED BY: R.B.J.

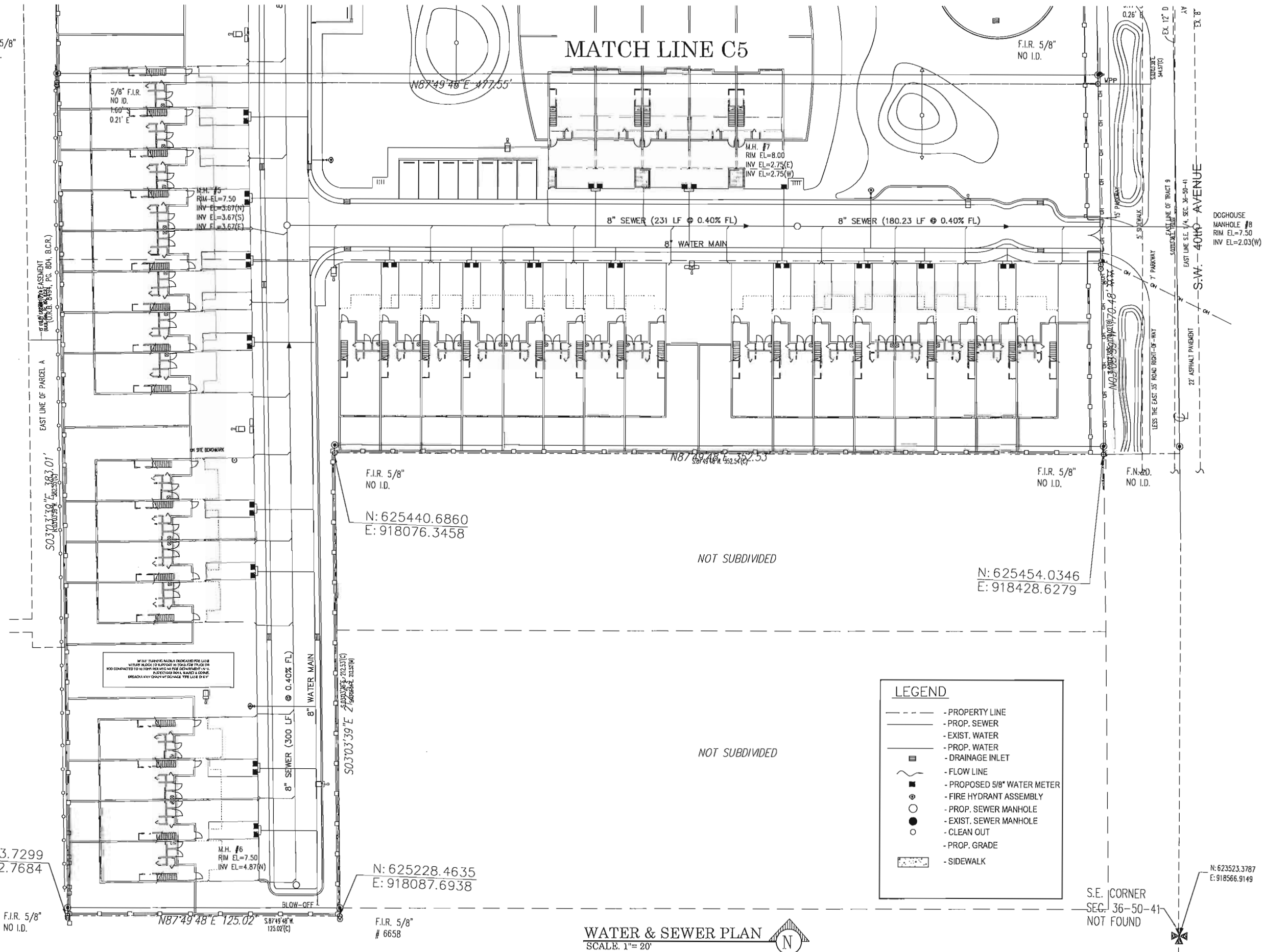
SHEET TITLE
EROSION &
SEDIMENT
CONTROL
PLAN
C2 of 1

SHEET TITLE

W&S PLAN

C5 of 11

F.I.R. 5/8"
NO I.D.



WATER & SEWER PLAN
SCALE: 1"= 20'



S.E. CORNER
— SEC. 36-50-41—
NOT FOUND

N: 623523.3787
E: 918566.9149



11390 TEMPLE STREET
COOPER CITY, FL 33330
TEL: (954) 434-5905 FAX: (954) 434-5904
CERTIFICATE OF AUTHORIZATION NUMBER 30230

CEA

DATE: _____
REGINA BOBO-JACKSON, P.E.
E.P.F. NO. 38550

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES

5461 SW 40TH AVENUE

OWNER

BCD DANIA OAKS, LLC
DEVELOPER

B2J DEVELOPMENT, GROUP LLC

NEW TOWNHOUSES FOR:

FOR SITE PLAN APPROVAL ONLY

[illegible]

GEA PROJECT NO. : 16001
DATE: 02-23-2017
SCALE: AS SHOWN
DESIGNED BY: R.B.J.
DRAWN BY: L.B.
CHECKED BY: R.B.J.
APPROVED BY: R.B.J.

SHEET TITLE

W&S PLAN

C6 of 11

N: 625818.4066
E: 917930.9695

1/2" F.I.P.
LB 2486
0.22' S
0.13' W

35.00' (P)
1/2" F.I.P.
LB 2486
0.19' S
0.13' W

15' U.E. (ORB. 8494, PG. 804)

N 03°03'39" W 212.52'

F.I.R. 5/8"
NO I.D.

5/8" F.I.R.
NO I.D.

WPP

OVERHEAD UTILITIES ALONG PROPERTY LINE

WPP WPP

N 87°49'48" E 477.55' (C)

WPP WPP

N: 625836.4888
E: 918408.1771

3/4" F.I.P.
NO I.D.

WPP

35.0'

FND. NAIL
NO I.D.

SW 40TH AVENUE
70' RIGHT-OF-WAY

NW 32MS. DMS. & CL.
20' ASPHALT ROADWAY

OVERHEAD UTILITIES ALONG PROPERTY LINE

N 87°49'48" E 477.55' (C)

212.52'

5/8" F.I.R.
NO I.D.

0.17' S
0.26' E

F.I.R. 5/8"
NO I.D.

24" WHITE (1)

18" WHITE (1)

8" WHITE (1)

CROSSWALK

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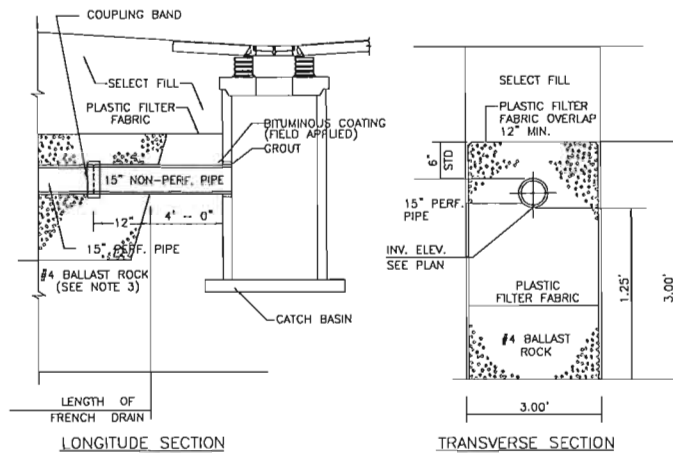
24" WHITE (1)

18" WHITE (1)

8" WHITE (1)

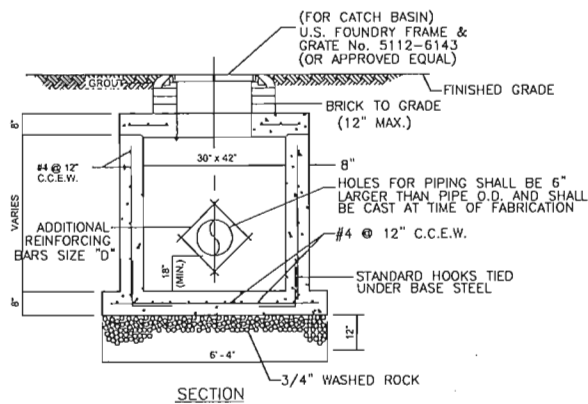
CROSSWALK

24" WHITE (1)

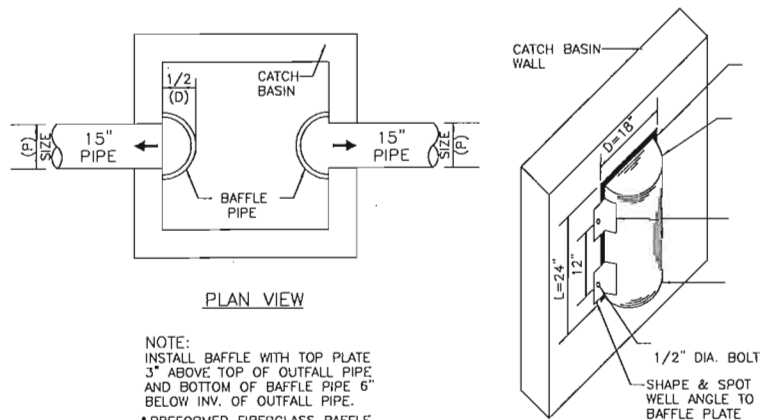


- NOTES:
1. PLASTIC FILTER FABRIC PER F.O.O.T. STD. INDEX # 285 SHALL BE USED AT EACH SIDE AND ON TOP, AND AT EACH END OF FRENCH DRAIN TRENCH.
 2. THE DEPTH OF THE EXFILTRATION TRENCH SHALL BE 3.00 FEET.
 3. AFTER THE BALLAST ROCK HAS BEEN PLACED TO THE PROPER ELEVATION IT SHALL BE CAREFULLY VIBRATED OR COMPACTED IN ORDER TO ALLOW FOR INITIAL SETTLEMENT THAT MAY OCCUR. IF IT DOES TAKE PLACE, ADDITIONAL BALLAST ROCK WILL BE ADDED TO RESTORE THE BALLAST ROCK TO THE PROPER ELEVATION SO THAT THE EXFILTRATION TRENCH CAN BE COMPLETED IN ACCORDANCE WITH THE DETAIL.

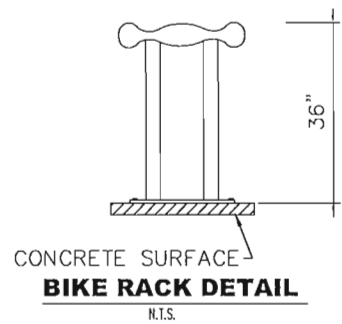
TYPICAL DETAIL - EXFILTRATION TRENCH
N.T.S.



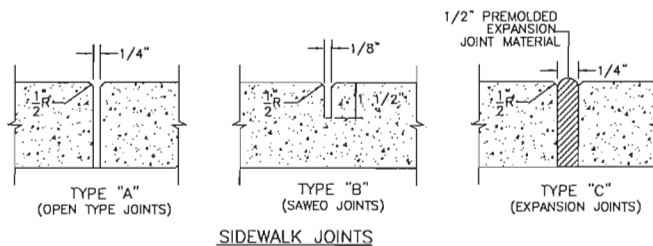
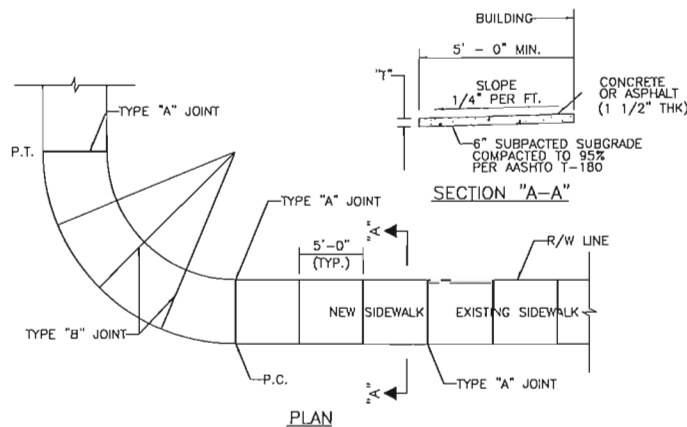
PRECAST DRAINAGE CATCH BASIN
N.T.S.



TYPICAL DETAIL - POLLUTION CONTROL BAFFLE
N.T.S.



DETAIL NOTES:
STEEL WITH BLACK FINISH
FOOTPLATE BOLTED (4) TO CONCRETE
SURFACE
RACK WILL SECURE 2 BIKES

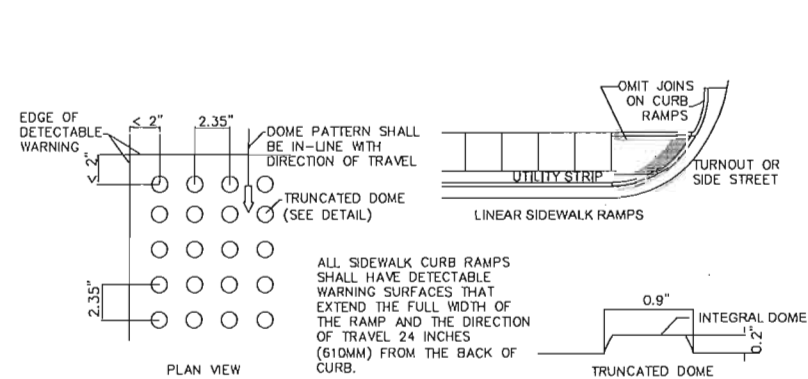
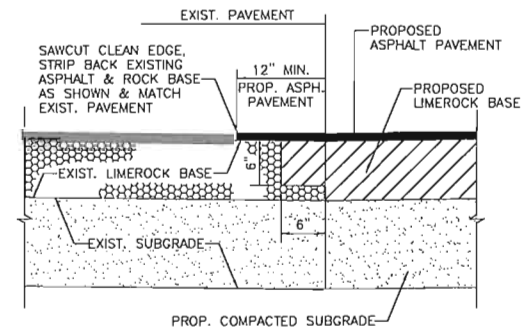
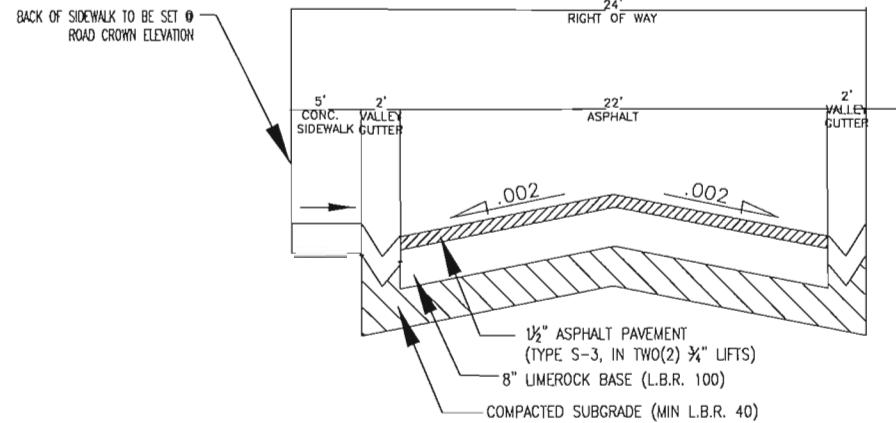


TYPE	LOCATION
"A"	P.C. AND P.T. OF CURVES, JUNCTION OF EXISTING AND NEW SIDEWALKS
"B"	5' - 0" CENTER TO CENTER ON SIDEWALKS
"C"	WHERE SIDEWALKS ABUTS CONCRETE CURBS, DRIVEWAYS AND SIMILAR STRUCTURES.

LOCATION	"T"
RESIDENTIAL AREAS	4"
AT DRIVEWAYS AND OTHER AREAS	6"

NOTE: * AT THE DISCRETION OF ENGINEER.

SIDEWALK CONSTRUCTION
N.T.S.



DATE: 08/08-JACKSON, P.E.
REGINA
FL P.E. NO.: 38550

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES
5461 SW 40TH AVENUE
OWNER: BCD DANIA OAKS, LLC
DEVELOPER: B21 DEVELOPMENT, GROUP LLC

FOR SITE PLAN APPROVAL ONLY

REVISIONS	DATE	BY	CHKD
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			

SEA PROJECT NO. 115081
DATE: 02-23-2017
SCALE: AS SHOWN
DESIGNED BY: R.B.J.
DRAWN BY: L.B.
CHECKED BY: R.B.J.
APPROVED BY: R.B.J.

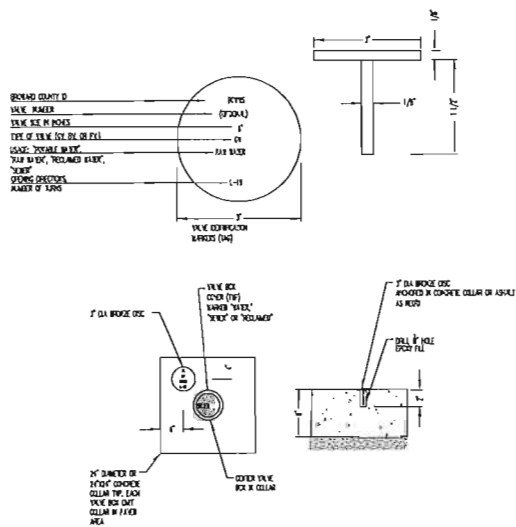
SHEET TITLE
SITE DETAILS

C9 of 11

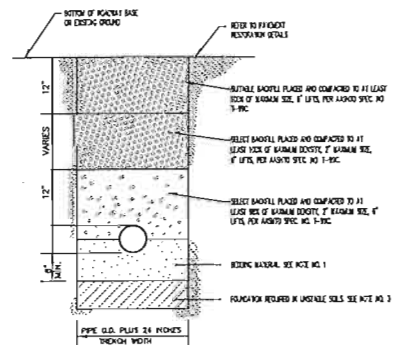


1. PRIOR TO BEGINNING ANY WORK, CONTRACTOR SHALL OBTAIN ALL UTILITY INFORMATION THAT MAY AFFECT THE PROJECT AREA.
2. THE ABOVE SHOWN SHALL BE THE BASIS OF ALL CONSTRUCTION PLANS LOCATED IN THE COUNTY.

UTILITY LOCATES DETAIL 101 NTS



VALVE COLLAR AND IDENTIFICATION MARKER DETAIL 102 NTS



1. UNLESS OTHERWISE SPECIFIED, ALL VALVE COLLARS SHALL BE 12\"/>
2. IF THE VALVE COLLAR IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>
3. IF THE VALVE COLLAR IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>

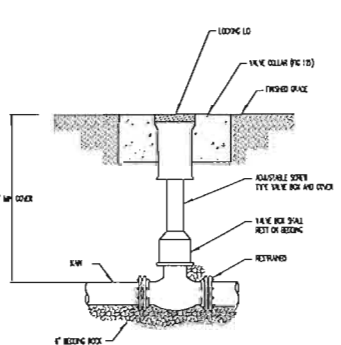
TYPICAL TRENCH BACKFILL DETAIL 103 NTS

WATER MAIN SEPARATION IN ACCORDANCE WITH F.A.C. RULE 62-555.014

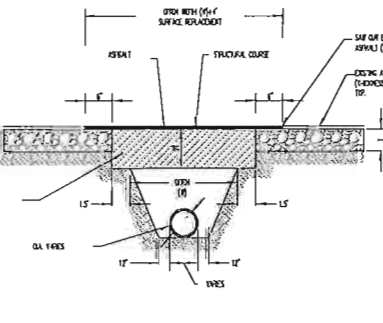
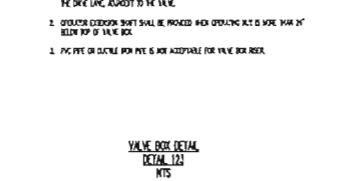
OTHER PIPE	HORIZONTAL SEPARATION	CROSSINGS (1) (4)	JOINT SPACING @ CROSSINGS (FULL JOINT CENTERED)
STEEL PIPE	3 ft. minimum	3 ft. minimum	3 ft. minimum
DUCTILE IRON PIPE	3 ft. minimum	3 ft. minimum	3 ft. minimum
CONCRETE PIPE	3 ft. minimum	3 ft. minimum	3 ft. minimum
PVC PIPE	3 ft. minimum	3 ft. minimum	3 ft. minimum
CPVC PIPE	3 ft. minimum	3 ft. minimum	3 ft. minimum
PE PIPE	3 ft. minimum	3 ft. minimum	3 ft. minimum

1. IN ALL CASES, THE SEPARATION SHALL BE 3 FT. MINIMUM.
2. IF THE SEPARATION IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>
3. IF THE SEPARATION IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>

WATER MAIN SEPARATION DETAIL 105 NTS

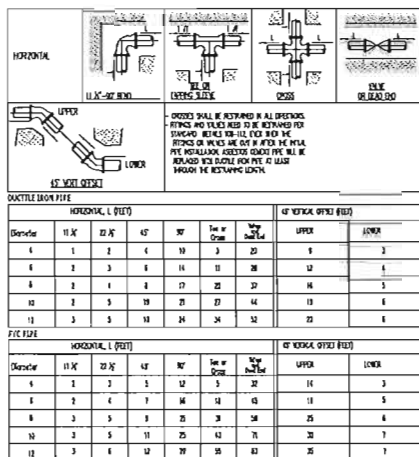


VALVE BOX DETAIL DETAIL 106 NTS



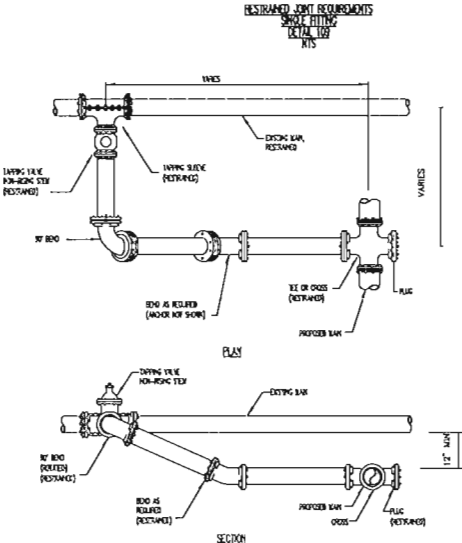
1. UNLESS OTHERWISE SPECIFIED, ALL VALVE COLLARS SHALL BE 12\"/>
2. IF THE VALVE COLLAR IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>
3. IF THE VALVE COLLAR IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>

RESTORATION OF ROADWAY FOR EXPOSED WATER MAIN DETAIL 107 NTS

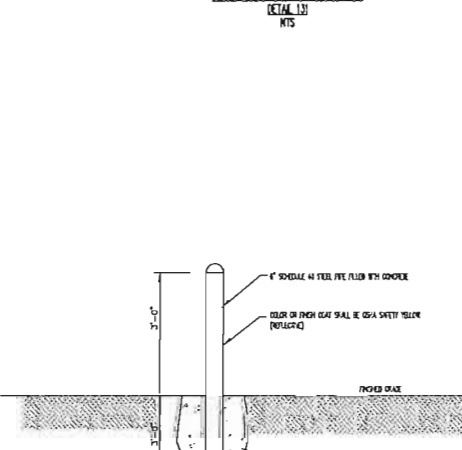


1. IN ALL CASES, THE SEPARATION SHALL BE 3 FT. MINIMUM.
2. IF THE SEPARATION IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>
3. IF THE SEPARATION IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>

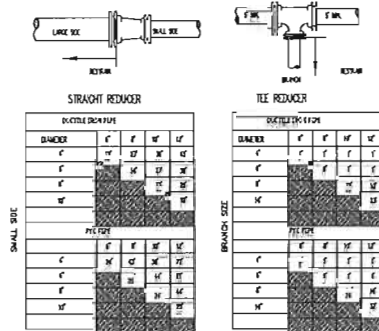
SINGLE FITTING RESTRAINED JOINT 150 PSI TEST PRESSURE DETAIL 108 NTS



TYPICAL CONNECTION TO EXISTING MAIN DETAIL 109 NTS

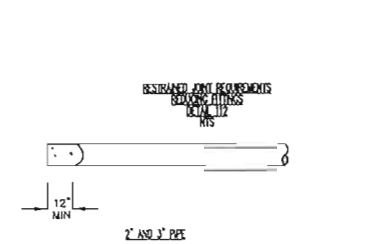


BOLLARD DETAIL 110 NTS

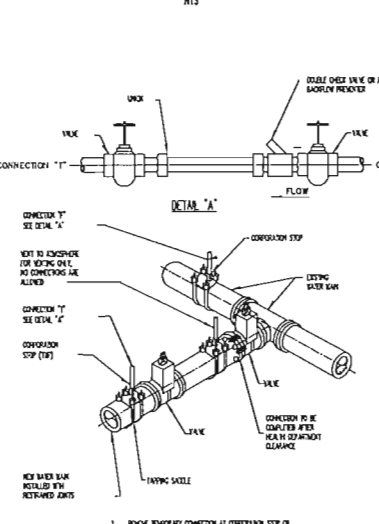


1. IN ALL CASES, THE SEPARATION SHALL BE 3 FT. MINIMUM.
2. IF THE SEPARATION IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>
3. IF THE SEPARATION IS TO BE USED FOR IDENTIFICATION, IT SHALL BE IDENTIFIED BY A 1\"/>

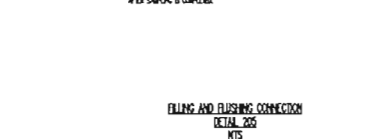
RESTRAINED JOINT REQUIREMENTS 150 PSI TEST PRESSURE DETAIL 111 NTS



PIPE TO BE ABANDONED DETAIL 112 NTS



FLANGING AND FLANGING CONNECTION DETAIL 113 NTS



WATER SYSTEM NOTES

1. Specifications for this project shall be the BCWWS and City of Hollywood.
2. Ductile iron water main pipe shall conform to the requirements of A.N.S.I. A.W.W.A. C-111/A-21.51-02 and lined and coated per A.N.S.I. A.W.W.A. C-104/A-21.4-03. 20\"/>
3. All P.V.C. mains shall be series 1120, class 150 (OR 18) pressure pipe, conforming to A.N.S.I. A.W.W.A. C-900-97, or latest revision, and shall have push on joints, and iron pipe O.D.
4. Fittings shall be ductile iron meeting A.N.S.I. A.W.W.A. C-110/A21.10-03. Fittings must be cement lined and seal coated per A.N.S.I. A.W.W.A. C-104/A-21.4-03.
5. Topping valves shall be Mueller H667 or approved equal.
6. Gate valves 3\"/>
7. Topping sleeves shall be Mueller H615 or approved equal.
8. Restrained joint pipe shall be used for all bends, tees, crosses, plugs, and fire hydrants. Thrust blocks shall not be allowed.
9. All valves shall be furnished with extension type cast iron valve boxes of proper length for pipe depth. All boxes shall conform with A.W.W.A. specifications with a shaft of no less than 5 inches and have the word "WATER" cast in the cover. Base of valve box shall have a flared section to fit over stuffing box of valve.
10. Gate valves 4\"/>
11. Fire hydrants shall be breakaway Mueller Co. Centurion model #A-423, or American Darling type F.H.
12. Fire hydrants shall be installed with the center of the nozzle 18\"/>
13. All meter service connections shall be bronze from plug valve. No gate valves are to be used (2\"/>
14. Proposed water mains shall be disinfected in accordance with ANSI/AWWA standards C651-05 and bacteriologically tested for two consecutive days. Bacteriological tests will be performed by a certified environmental testing laboratory and be witnessed by the engineer of record and BCWWS inspector.
15. All connections to existing mains shall be made under the direction of Broward County Water and Wastewater Engineering Division.
16. Pipe shall be tested under constant pressure of 150 P.S.I. for a minimum test period of 2 hours and shall not exceed the leakage requirements as per A.N.S.I./A.W.W.A. specifications of C-600-05 leakage formula: $Q = SD^2P / 148,000$
 Q = ALLOWABLE LEAKAGE, IN GALLONS PER HOUR
 D = DIAMETER OF THE PIPE TESTED, IN INCHES
 S = TOTAL LENGTH OF PIPE TESTED, IN FEET
 P = AVERAGE TEST PRESSURE, IN POUNDS PER SQUARE INCH.
17. Disinfection of mains shall comply with A.N.S.I. A.W.W.A. C-651-05 standard. Bacteriological sampling points shall be designated on the engineering plans. Minimum one sampling point at each end. Maximum space between sampling points is 1500 feet.
18. Dead end water mains 6\"/>
19. No connections to the existing lines shall be made until the pressure and bacteriological test have been performed in the proposed water mains and the system is acceptable to BCWWS the City of Hollywood and Broward County Public Health Unit (BCPHU).
20. All service lines shall be copper tubing, type "K", or plasticized polyethylene 3408, A.S.T.M. D-2737, S.D.R. 9, 200 P.S.I.
21. Sanitary sewers and force mains should cross under water mains whenever possible. Sanitary sewers and force mains crossing water mains shall be laid to provide a minimum vertical distance of 18\"/>
22. Where sanitary sewer force mains must cross a water main with less than 18\"/>
23. A minimum 10 foot horizontal separation shall be maintained between any type of sewer and water main in parallel installations whenever possible.
24. In cases where it is not possible to maintain a 10 foot horizontal separation the water main must be laid in a separate trench or on an undisturbed earth shelf located on one side of the sewer or force main at such an elevation that the bottom of the water main is at least 18\"/>
25. Where it is not possible to maintain a vertical distance of 18\"/>
26. All crossings shall be arranged so that the sewer pipe joints and the water main pipe joints are equidistant from the point of crossing (pipes centered on the crossing).
27. Where a new pipe conflicts with an existing pipe with less than 18\"/>
28. All DIP shall have adequate protective measures against corrosion and it shall be used only if as determined by the design engineer, based on field conditions.
29. Retainer glands/megalug shall be used only if authorized by the Engineer and shall conform to A.N.S.I. A.W.W.A. standards C 111/A-21.11-00, or latest revision.
30. All glands shall be manufactured from ductile iron as listed by underwriter's laboratory for 250 P.S.I. minimum water pressure rating.
31. Glands shall be CLOW Corporation model F-105B, standard fire protection equipment company, or approved equal.
32. Service saddles shall be ductile iron with stainless steel straps. Saddles shall be double strap type. All service saddles shall conform to A.N.S.I. A.W.W.A. C 111/A-21.11-00 and company, or approved equal.
33. All P.V.C. pipe shall be installed in accordance with the Uni-Bell plastic pipe Association's "Guide for Installation of P.V.C. pressure pipe for Municipal water distribution system". Water distribution pipe shall be of "BLUE" color.
34. Deflecto tape on all P.V.C. mains shall be installed 18\"/>
35. All P.V.C. mains must have #6 copper wire, single strand, placed on top of pipe, shall be electrically continuous over the entire length of the pipe, and fastened every 10' revision.
36. All DIP shall be installed in accordance with A.N.S.I. A.W.W.A. C-600-05, or latest manufacturer.
37. Pipe deflection shall not exceed 75% of the maximum deflection recommended by the company.
38. A continuous and uniform bedding shall be provided. Backfill material shall be tamped in layers around the pipe as shown on the plans. Rocks or stones larger than 3/4\"/>
39. All details and notes on this sheet shall be applicable unless otherwise indicated elsewhere in plans or specifications.
40. All water main installations shall comply with the color coding requirements of Chapter 10 of the Florida Administrative Code.
41. A minimum cover of 30\"/>



NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES
5461 SW 40TH AVENUE
OWNER:
BCD DANIA OAKS, LLC
DEVELOPER:
B2I DEVELOPMENT, GROUP LLC

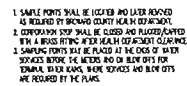
FOR SITE PLAN APPROVAL ONLY

REVISIONS	DATE	BY	CHKD
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			

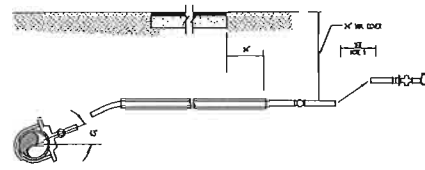
CEA PROJECT NO.: 15091
DATE: 02-23-2017
SCALE: AS SHOWN
DESIGNED BY: R.B.J.
DRAWN BY: L.B.
CHECKED BY: R.B.J.
APPROVED BY: R.B.J.

SHEET TITLE

WATER
DETAILS
10 of 11



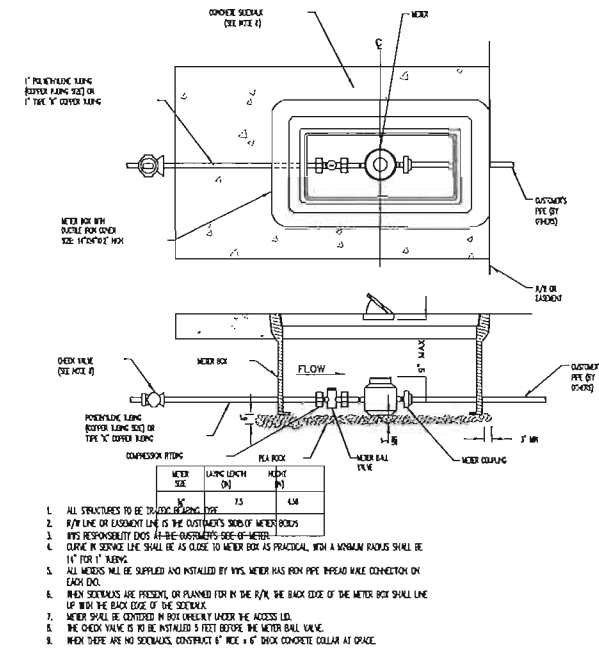
SAMPLING POINT
DETAIL 206
HTS



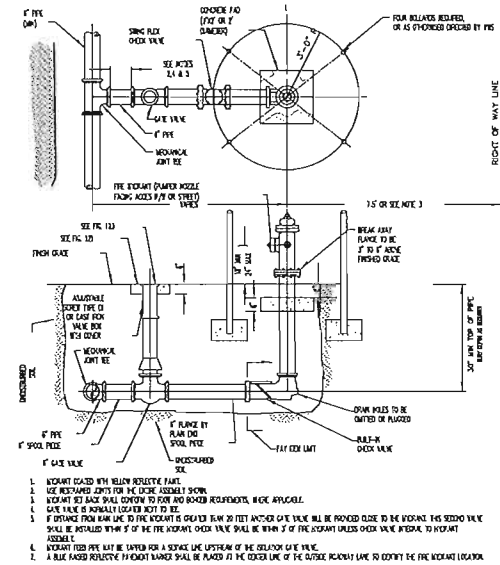
1. SUCCESSIVE SAPS INTO THE WATER BATH SHALL BE SPACED NOT LESS THAN 6" ON CENTER AND SAPS SHALL BE SPACED FROM 1" TO 4" INCH.
2. IF SERVICE REQUIRED, A 1" MINIMUM POCKET BARRIER COATING PAVE.
3. IF SERVICE REQUIRED, A 1" MINIMUM POCKET BARRIER COATING PAVE.
4. ALL COCK PIPES SHALL BE LOCATED AT MINIMUM OF 1' BEYOND THE EDGE OF PAVING SURFACE.
5. FIRST 1' SERVICE LINES THE MINIMUM SHALL BE 12" FOR 1' SERVICE LINES THE MINIMUM SHALL BE 12" INCH.
6. ALL COCK PIPE COCK SHALL BE PLACED SUCCESSIVE WITH NO BURNS AND SHALL NOT EXCEED PAVE.
7. THE POLYETHYLENE ON COVER LANDING SHALL BE THE EQUIVALENT PAVE FOR THE COCKPOT STEP TO THE COCK PAVE AND SHALL BE PLACED BETWEEN COCK PORTS.
8. THE COCK PAVE SHALL BE IT IS INSTALLED 1' FEET BEYOND THE WATER PAVE.

THIS RATE APPLIES ONLY TO RESIDENTS WHOSE INCOME IS LESS THAN 75% OF THE (2012) OR OTHER EXEMPTS

TYPE 1 WATER SERVICE CONNECTION
DETAIL 221
HTS



WATER METER INSTALLATION FOR 5/8" & 1" METERS
DETAIL 226
HTS



FIRE HYDRANT INSTALLATION
DETAIL 231
MTS

1733

DATE: _____
REGINA BOBO-JACKSON, P.E.
FL P.E. NO.: 38550

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES
5461 SW 40TH AVENUE
OWNER
BCD DANIA OAKS, LLC
DEVELOPER
B2J DEVELOPMENT, GROUP LLC

FOR SITE PLAN APPROVAL ONLY

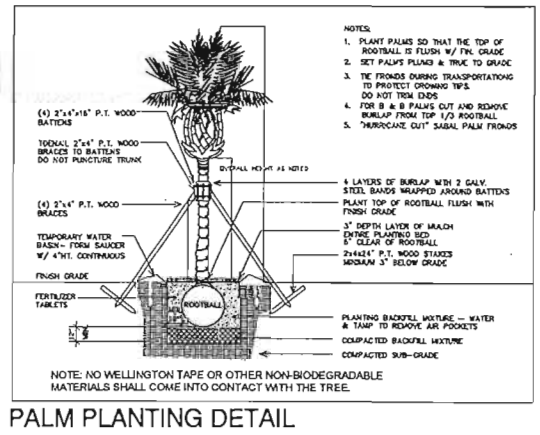
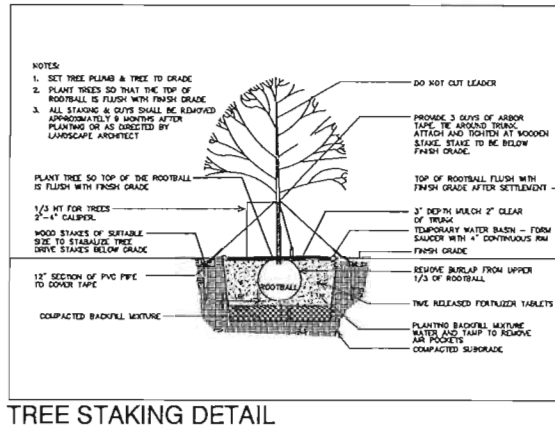
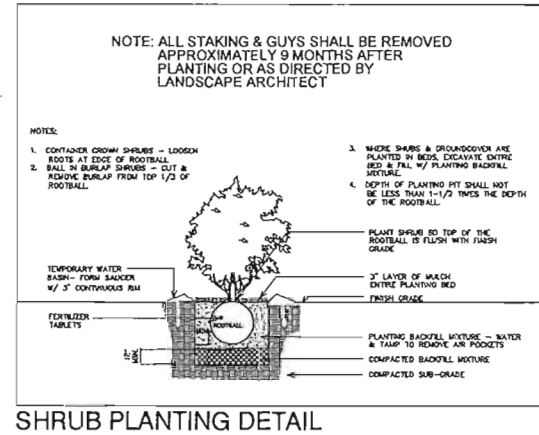
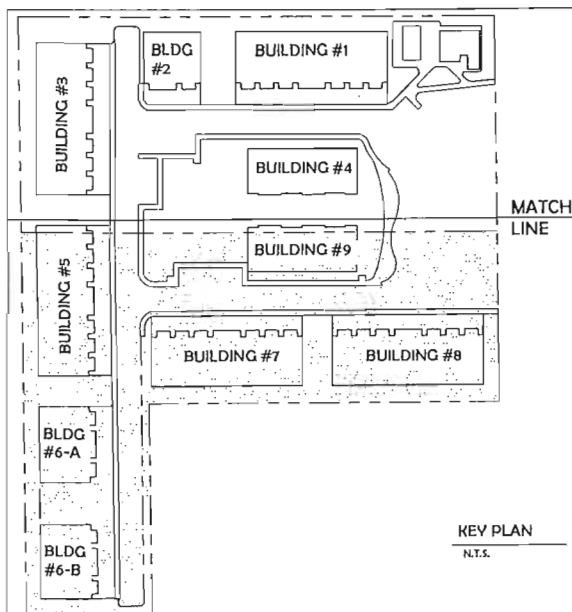
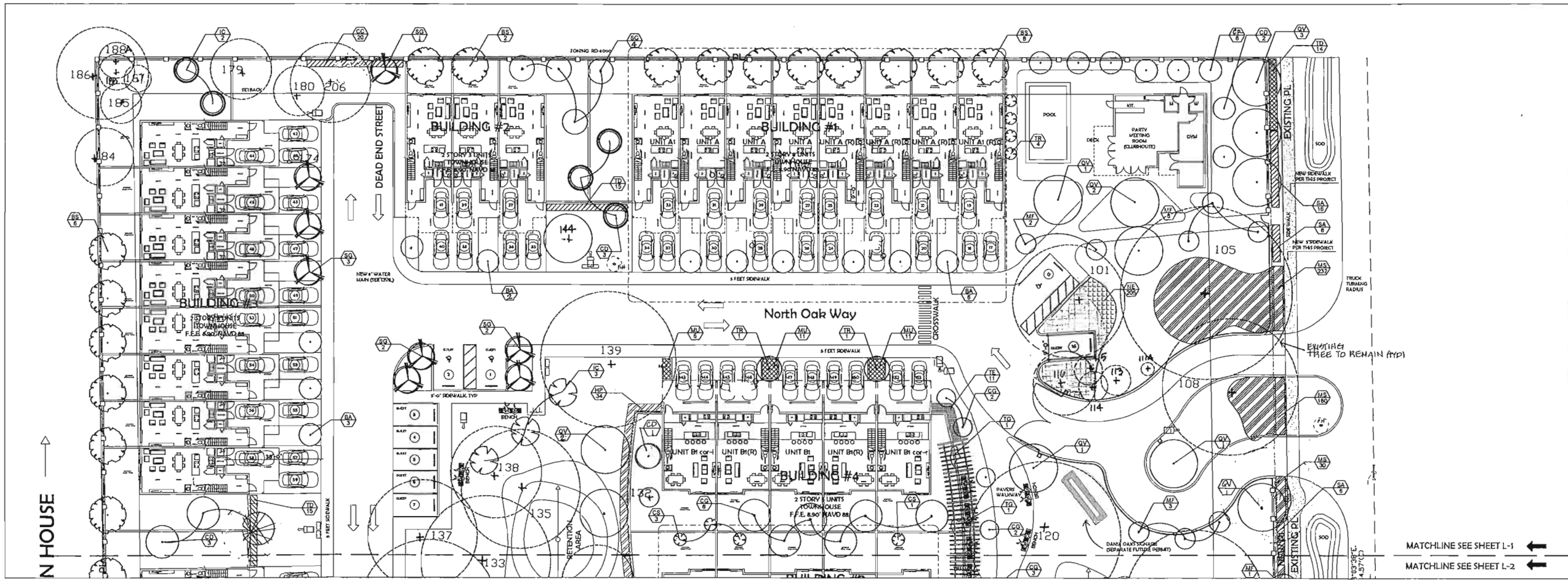
[illegible]

GEA PROJECT NO. : 16091
DATE: 02-23-2017
SCALE: AS SHOWN
DESIGNED BY: R.B.J.
DRAWN BY: L.B.
CHECKED BY: R.B.J.
APPROVED BY: R.B.J.

	SHEET TITLE
--	-------------

WATER & SEWER DETAILS

11 of 11



NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES
5461 SW 40TH AVENUE
DADE COUNTY, FL 33149
OWNER: OAKS PLACE, LLC
DEVELOPER: B2J DEVELOPMENT GROUP LLC

☐ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 02-08-2017

DRAWN BY:

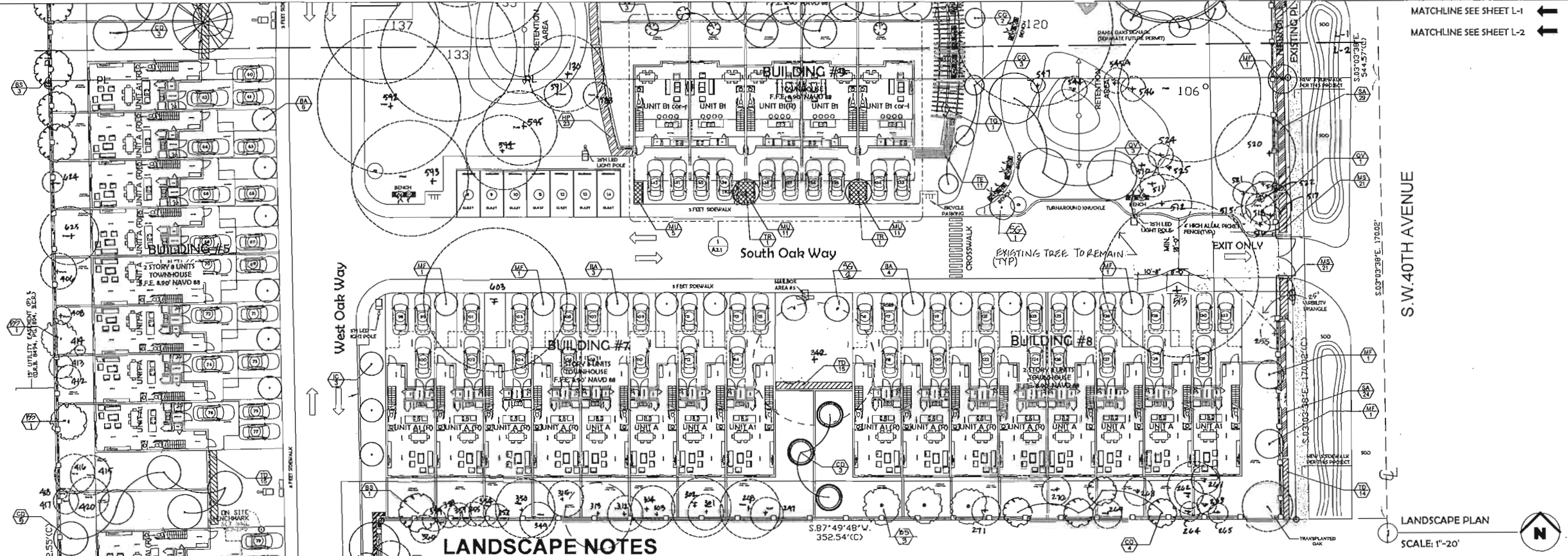
LANDSCAPE PLAN

L-1

PROJECT #: 16-019

DATE: 05-01-17

SHERIDAN HOU



LANDSCAPE NOTES

- 1- All plant material shall be Florida No. 1 or better as given in the current Florida Grades and Standards for Nursery Plants, 2015, Florida Department of Agriculture and Consumer Services.
- 2- All plant materials shall be subject to inspection and approval by the Landscape Architect at place of growth and upon delivery for conformity to specification.
- 3- All plants shall be true to species and variety and shall conform to measurements specified. All substitutions shall be submitted to the City and Landscape Architect for final approval.
- 4- All plants shall be exceptionally heavy, symmetrical, tight knit and so trained in appearance as to be superior to form, branching and symmetry.
- 5- Contractor shall notify Sunshine 811 (call 811) for locations of existing utility lines 48 hours prior to beginning work. Contractor shall verify location of all utility lines and easements prior to commencing any work. Excavation in the vicinity of underground utilities shall be undertaken with care and by hand, if necessary. The Contractor bears full responsibility for this work and disruption or damage to utilities shall be repaired immediately at no expense to Owner.
- 6- Grade B+, shredded sterilized Melaleuca or Eucalyptus mulch shall be used in all mass planting beds and for individual tree pits. All trees shall have a mulch ring with a depth of 3" and a diameter of 3'-4' around their base. All mulch shall be kept 4" from base of all plant material. Mulch beds shall be a minimum of 12" wider than plants measured from outside edge of foliage.
- 7- Sod shall be St Augustine and free of weeds, insects, fungus and disease, laid with alternating and abutting joints.
- 8- All trees and shrubs shall be backfilled with a suitable planting soil consisting of 50 percent sand and 50 percent approved compost. All plant materials shall be planted with a minimum of 6 to 18 inches of planting soil around the root ball. Refer to planting details. Planting soil to be backfilled into plant pits by washing in. Planting beds shall be free from road, pea, egg or colored rock, building materials, debris, weeds, noxious pests and disease.
- 9- All sodded areas to have a minimum of 2" of planting soil as described in note #8.
- 10- All trees shall be warranted by the Contractor and will be healthy and in flourishing condition of active growth one year from date of final acceptance.
- 11- All shrubs, groundcovers, vines and sod shall be fully warranted for 90 days under same condition as above.
- 12- All synthetic burlap, synthetic string or cords or wire baskets shall be removed before any trees are planted. All synthetic tape shall be removed from trunks, branches, etc before inspection. The top 1/3 of any natural burlap shall be removed or tucked into the planting hole before trees are backfilled. Planting soil to be backfilled into pits by washing in.
- 13- All trees and palms shall be planted with the top of their rootballs 1'-2" above finished grade. All other plants shall be planted with top of their rootballs no deeper than the final grade surrounding the planting area.
- 14- In areas where paved surfaces abut sod or mulch, the final level of both surfaces should be even.
- 15- All planting shall be installed with fertilizer at time of planting.
- 16- All planting shall be installed in a sound, workmanlike manner and according to good planting procedures. Installation shall include watering, weeding, fertilizing, mulching, selective pruning and removal of refuse and debris on a regular basis so as to present a neat and well kept appearance at all times.
- 17- All landscape and sod areas shall have an automatic irrigation system installed. Coverage should be 100% with 50% minimum overlap using rust free water to all landscape and sod areas. Spray upon public sidewalks, streets and adjacent properties should be minimized. Sodded areas and shrub/ groundcover beds should be on separate irrigation zones for a more efficient system. Irrigation system shall be installed with a rainswitch device.
- 18- All landscape and irrigation shall be installed in compliance with all local codes.
- 19- The plan shall take precedence over the plant list, should there be any discrepancy between the two.

Landscape Code Requirements

Net Site Area= 207,224 sf				
Description	Application	Calculation	Qty. Required	Qty. Provided
Sec 275-90 Perimeter Trees				
VUA & Abutting Property	1 tree/ 40 LF			
North		25/ 40 LF	1	1
South		25/ 40 LF	1	1
Sec 275-100 VUA Interior Landsc	20%	33,878 sf (.20)	6775.60 sf	8224 sf (27%)
Land parking island	2 trees		2	2
Sec 275-130 Perimeter Buffer	1 tree/ 30 LF	378/ 30	13	13
Sec 275-140				
Non vehicular open space trees	1 tree/ 3000 sf	83,244 sf/ 3000 sf	28	28
Non vehicular open space shrubs	6/ 3000 sf	83,244 sf/ 3000sf (6)	167	507
Sec 275-60				
Native Plants	50%	1380 (.50)	690	746
Sec 275-190(G)				
Palms Allowed	20%	161 trees (.20)	32 max	8

Plant List for Overall Site

Sym	Qty	Botanical/ Common Name	Size	Native
MF	13	Myrcianthes fragrans/ Simpson's Stopper	10' Ht x 4' Spr, 2" cal	Yes
BA	21	Bulnesia arborea/ Varwood	12' Ht x 4' Spr, 2" cal	No
SG	21	Simarouba glauca/ Paradise Tree	12' Ht x 4' Spr, 2" cal	Yes
BS	30	Bursera simaruba/ Gumbo Limbo	14' Ht x 4' Spr, 3" cal	Yes
GD	27	Coccoloba diversifolia/ Pigeon Plum	12' Ht x 4' Spr, 2" cal	Yes
QV	17	Quercus virginiana/ Live Oak	16' Ht x 8' Spr, 5" cal	Yes
CG	19	Caesalpinia granadillo/ Bridalveil	12' Ht x 4' Spr, 2" cal	No
IC	15	Ilex cassinea/ Dahoon Holly	12' Ht x 4' Spr, 2" cal	Yes
CR	8	Clusia rosea/ Pitch Apple	12' Ht x 4' Spr, 2" cal	Yes
CS	4	Cordia sebestena/ Orange Geiger Tree	10' Ht x 4' Spr, 2" cal	No
TR	8	Thrinax radiata/ Thatch Palm	8' OA Ht	Yes
NE	205	Nephrolepis exaltata/ Boston Fern	12" x 12", 24" O.C.	Yes
CC	184	Capparis cynophallophora/ Jamaica Caper	24" x 24", 24" O.C.	Yes
MS	484	Miconium scolopendrium/ Wart Fern	10" x 10", 18" O.C.	No
TD	98	Tripsacum dasychloides/ Fakahatchee Grass	24" x 24"	Yes
HP	57	Hamelia patens/ Compasol/ Firebush	20" x 20", 24" O.C.	Yes
MU	65	Muhlenbergia capillaris/ Mule Grass	18" x 18", 24" O.C.	Yes
TG	3	Thunbergia grandiflora/ Sky Vine	4-36" Runners trellis	No
TE	22	Thunbergia erecta/ Kings Manilla	20" x 20", 24" O.C.	No
SA	81	Schefflera arboricola/ Trinitia/ Variegated Arboricola	24" x 20", 24" O.C.	No
Sod		SL Augustine		
Mulch		Shredded Eucalyptus, Melaleuca or recycled mulch		

NEW TOWNHOUSE FOR
OAKS PLACE TOWNHOMES
444 S.W. 40TH AVENUE
DADE COUNTY
DEVELOPER
RED DEVELOPMENT GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 02-08-2017

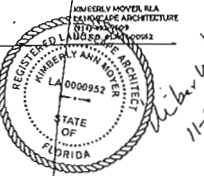
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LANDSCAPE PLAN

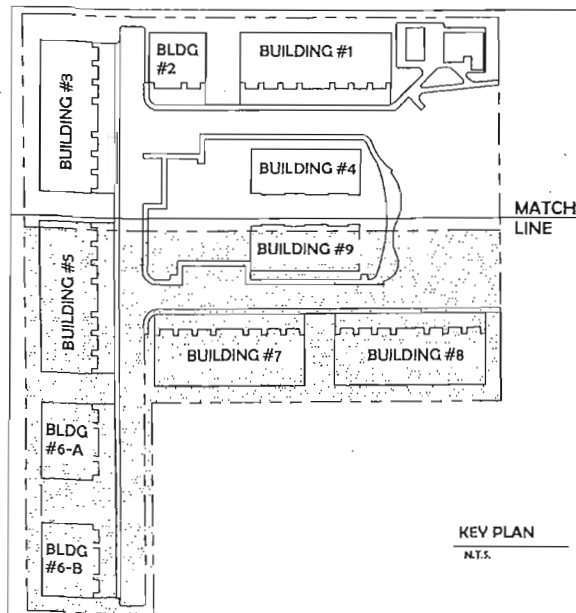
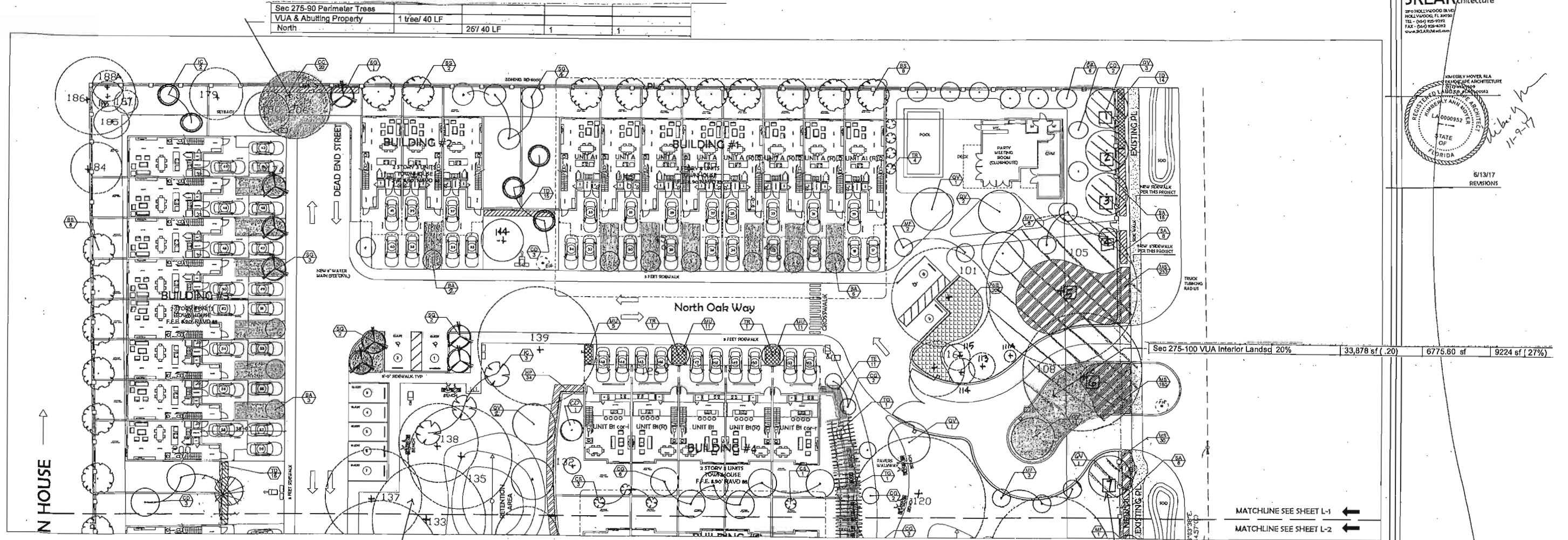
L-2

PROJECT #: 15-019

DATE: 05-01-17



5/13/17
REVISIONS



Sec 275-130 Perimeter Buffer				
SW 40th Avenue				
1 tree/ 30 LF	3787/30	13	13	

Sec 275-140				
Non vehicular open space trees				
1 tree/ 3000 sf	83,244 sf/ 3000 sf	28	28	

Landscape Code Requirements

Description	Application	Calculation	Qty. Required	Qty. Provided
Sec 275-90 Perimeter Trees				
VUA & Abutting Property	1 tree/ 40 LF			
North		267/ 40 LF	1	1
South		267/ 40 LF	1	1
Sec 275-100 VUA Interior Landsc	20%	33,878 sf (.20)	6775.80 sf	9224 sf (27%)
1 end parking island	2 trees		2	2
Sec 275-130 Perimeter Buffer	1 tree/ 30 LF	3787/30	13	13
Sec 275-140				
Non vehicular open space trees	1 tree/ 3000 sf	83,244 sf/ 3000 sf	28	28
Non vehicular open space shrubs	6/ 3000 sf	83,244 sf/ 3000sf (6)	167	507
Sec 275-60				
Native Plants	50%	1380 (.60)	690	746
Sec 275-190(G)				
Palms Allowed	20%	161 trees (.20)	32 max	8

Mitigation required:
101,129 sf canopy
+ 10 trees

Mitigation provided:
9 Simpson's Stopper (10' Ht) = 2700 sf
21 Verawood (12' Ht) = 11,500 sf
14 Paradise trees (12' Ht) = 7000 sf
30 Gumbo Limbo (14' Ht) = 18,000 sf
13 Live Oak (16' Ht) = 9100 sf
19 Bridalveil tree (12' Ht) = 8500 sf
15 Dahoon Holly (12' Ht) = 7500 sf
6 Pilch Apple (12' Ht) = 3000 sf
4 Geiger trees (10' Ht) = 1200 sf
8 Thatch Palms = 600 sf

Total = 70,100 sf
Difference = 31,028 sf

The difference in mitigation shall be complied with by
a donation in the amount of \$31,028 to the City's Tree Trust fund.

NEW TOWNHOMES FOR
OAKS PLACE TOWNHOMES
3445 SW 40TH AVENUE
CORNER
BOSTONIA OAKS, LLC
DEVELOPER
BRI DEVELOPMENT GROUP LLC

☐ REVIEW SET
☒ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE: 02-08-2017

DRAWN BY:

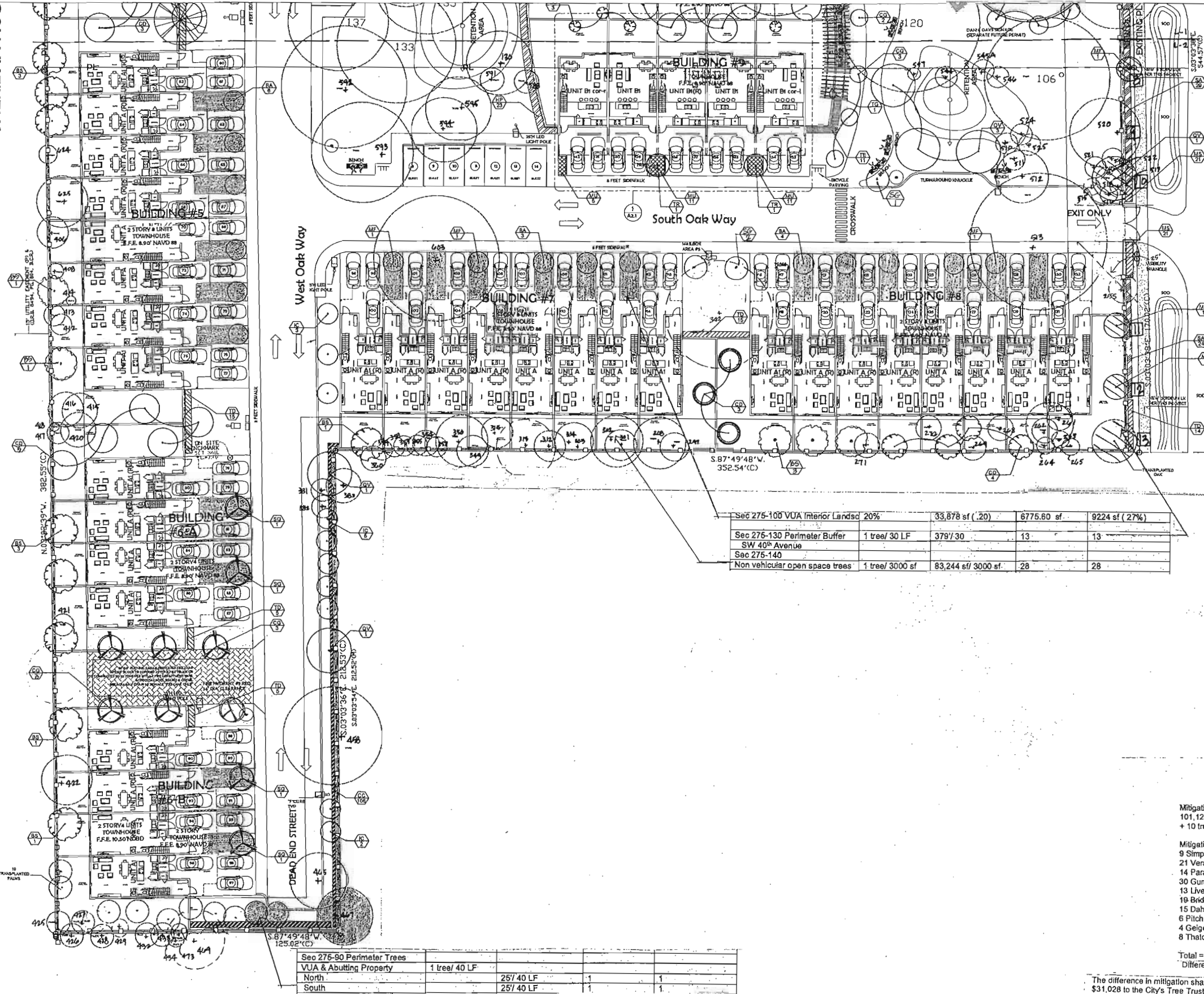
LANDSCAPE PLAN

L-3

PROJECT #: 16-019

DATE: 05-01-17

SHERIDAN HOU



MATCHLINE SEE SHEET L-1
MATCHLINE SEE SHEET L-2

S.W. 40TH AVENUE

LANDSCAPE PLAN
SCALE: 1"=20'

Sec 275-100 VUA Interior Landsc 20%		33,878 sf (.20)	6775.60 sf	9224 sf (27%)
Sec 275-130 Perimeter Buffer SW 40th Avenue	1 tree/ 30 LF	379/ 30	13	13
Sec 275-140				
Non vehicular open space trees	1 tree/ 3000 sf	83,244 sf/ 3000 sf	28	28

Sec 275-90 Perimeter Trees VUA & Abutting Property	1 tree/ 40 LF			
North	25/ 40 LF	1		1
South	25/ 40 LF	1		1

Mitigation required:
101,129 sf canopy
+ 10 trees

Mitigation provided:
9 Simpson's Stopper (10' Ht) = 2700 sf
21 Verawood (12' Ht) = 11,500 sf
14 Paradise trees (12' Ht) = 7000 sf
30 Gumbo Limbo (14' Ht) = 18,000 sf
13 Live Oak (16' Ht) = 8100 sf
19 Bridelvelt tree (12' Ht) = 9500 sf
15 Dahoon Holly (12' Ht) = 7500 sf
6 Pitch Apple (12' Ht) = 3000 sf
4 Geiger trees (10' Ht) = 1200 sf
8 Thatch Palms = 600 sf

Total = 70,100 sf
Difference = 31,028 sf

The difference in mitigation shall be complied with by a donation in the amount of \$31,028 to the City's Tree Trust fund.

SKLARchitecture
2800 HOLLYWOOD BLVD
HOLLYWOOD, FL 33021
TEL: (305) 755-7700
FAX: (305) 755-7701
WWW.SKLARCHITECT.COM

LANDSCAPE ARCHITECT
STATE OF FLORIDA
LA 0000552
11-9-17

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOMES
846 S.W. 40TH AVENUE
MIAMI, FL 33135
DEVELOPER: BTD DEVELOPMENT, GROUP LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATE: 02-08-2017

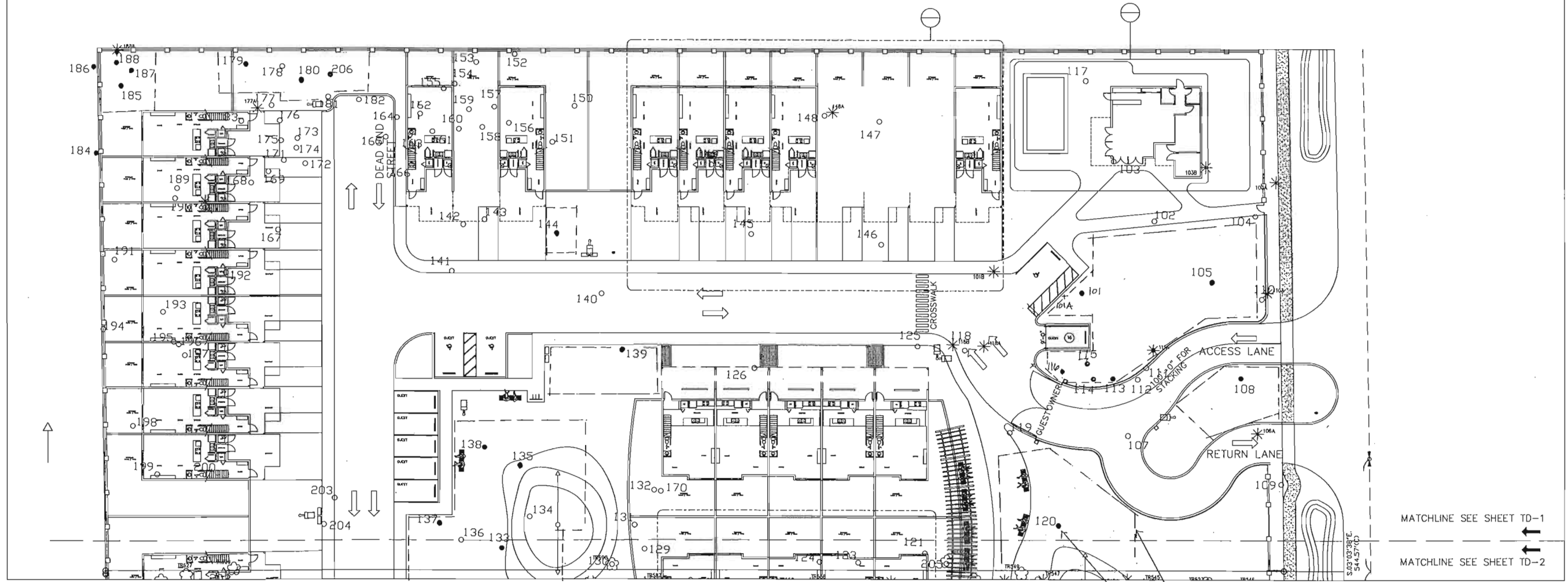
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LANDSCAPE PLAN

L-4

PROJECT #: 16-019

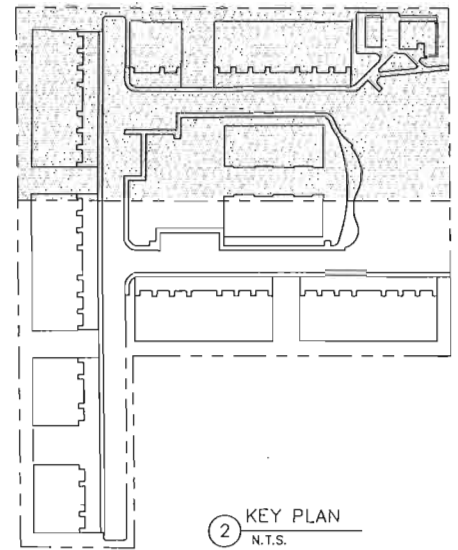
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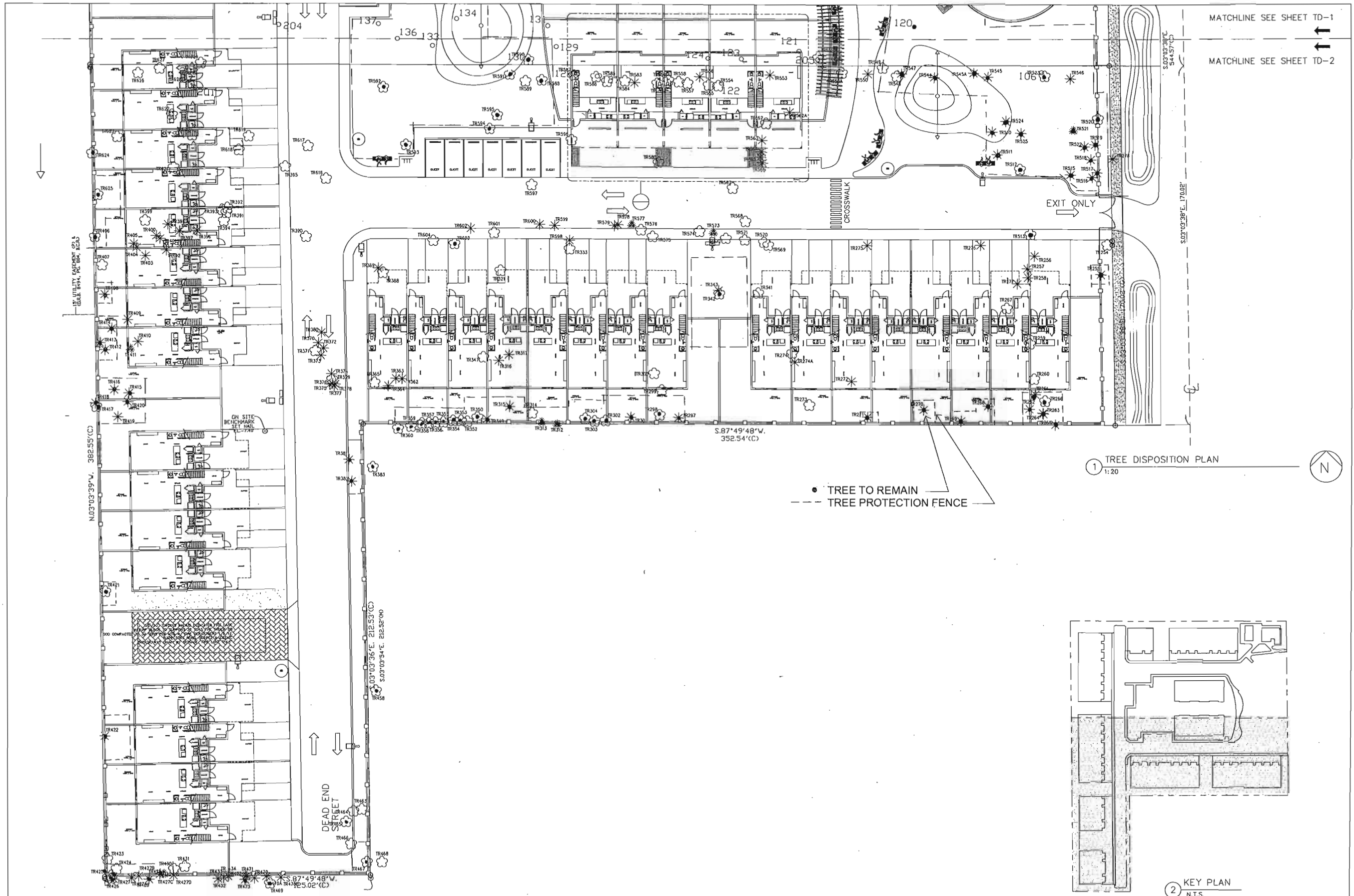
1 TREE DISPOSITION PLAN
1:20



● TREE TO REMAIN
--- TREE PROTECTION FENCE ---



2 KEY PLAN
N.T.S.



Oaks Place Townhomes Property Tree Inventory
(North Lot - 5461 and 5471 SW 40th Avenue)

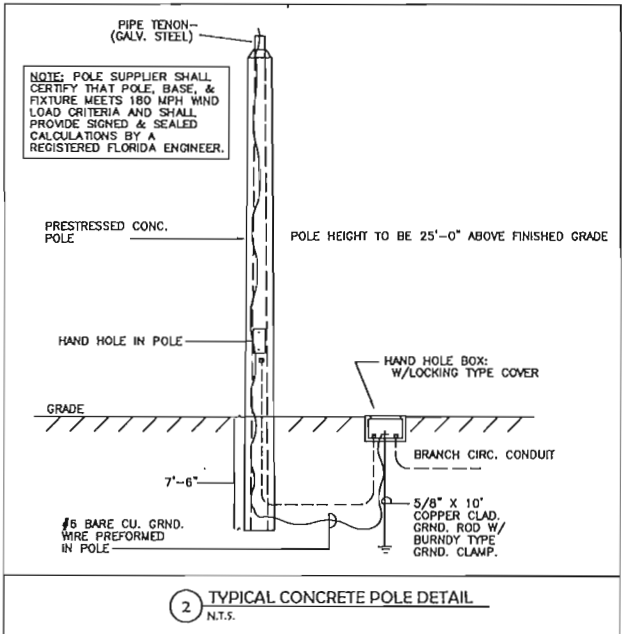
TREE #	Common Name	Scientific Name	SPECIFICATIONS			CONDITION	CONDITION NOTES FOR SPECIMEN CANDIDATES			DISPOSITION	NOTES	MITIGATION REQUIREMENTS		
			DBH (in.)	Multi-Trunk 7	Canopy Spread (ft)		Note 1	Note 2	Note 3			Non-FLEPPC Trees (Category 1)	FLEPPC Cat 1 Trees (Category 2)	Dead Trees to be Mitigated (1:1 Ratio)
101	Live Oak	Quercus virginiana	30	No	50	13E3	Fair	Lopsided Canopy	Stubs with Dead Wood	Conditioned Roots	To remain			
101A	Camelwood	Copaifera americana	7	No	14	154	Fair				To be removed			
101B	Live Oak	Quercus virginiana	4	No	10	79	Fair				To be removed			
102	Live Oak	Quercus virginiana	23	No	50	1493	Poor	Reduced Canopy (Major)	Lopsided Canopy	Stubs with Dead Wood	To be removed			
103	Strangler Fig	Ficus aurea	60	No	64	2419	Fair	Major Limb Damage			To be removed			
103A	Live Oak	Quercus virginiana	16	No	18	254	Fair				To be removed			
103B	Live Oak	Quercus virginiana	11	No	18	254	Fair				To be removed			
104	Live Oak	Quercus virginiana	14	No	20	314	Fair				To be removed			
105	Live Oak	Quercus virginiana	2 X 28	Yes	60	2818	Fair	Lopsided Canopy	Stubs with Dead Wood		To remain			
105A	Live Oak	Quercus virginiana	36	No	50	1493	Fair				To remain			
105B	Live Oak	Quercus virginiana	8	No	16	201	Good				To be removed			
107	Live Oak	Quercus virginiana	30	No	60	2818	Fair	Reduced Canopy (Moderate)	Co-Dominant Leader	Stubs with Dead Wood	To be removed			
108	Live Oak	Quercus virginiana	22	No	50	1493	Poor	Reduced Canopy (Major)	Stubs with Dead Wood		To remain			
109	Live Oak	Quercus virginiana	28	No	54	2389	Poor	Reduced Canopy (Major)	Lopsided Canopy	Stubs with Dead Wood	To be removed			
110	Live Oak	Quercus virginiana	24	No	30	707	Poor	Reduced Canopy (Major)	Lopsided Canopy	Stubs with Dead Wood	To be removed			
110A	Christmas Palm	Chorizanthe aculeata	8	No	8	59	Good				To be removed			
111	Coconut Palm	Coccothrinax aculeata	10	No	18	254	Fair				To be removed			
111A	Christmas Palm	Chorizanthe aculeata	6	No	10	79	Good				To be removed			
112	Coconut Palm	Coccothrinax aculeata	8	No	18	201	Fair				To be removed			
113	Coconut Palm	Coccothrinax aculeata	10	No	18	201	Fair				To be removed			
114	Coconut Palm	Coccothrinax aculeata	10	No	20	314	Fair				To be removed			
115	Coconut Palm	Coccothrinax aculeata	8	No	10	79	Fair				To be removed			
116	Live Oak	Quercus virginiana	30	No	54	2219	Fair	Stubs with Dead Wood	Apical Dieback		To remain			
117	Live Oak	Quercus virginiana	15	Yes	48	128	Fair				To be removed			
118	Live Oak	Quercus virginiana	6	Yes	14	154	Fair				To be removed			
118A	Christmas Palm	Chorizanthe aculeata	49 (Culm)	Yes	20	314	Good				To be removed			
119	Live Oak	Quercus virginiana	16	No	20	314	Poor				To be removed			
120	Live Oak	Quercus virginiana	24	No	60	2818	Fair	Lopsided Canopy	Stubs with Dead Wood		To remain			
121	Live Oak	Quercus virginiana	21	No	40	707	Poor	Reduced Canopy (Major)	Lopsided Canopy	Stubs with Dead Wood	To be removed			
122	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
123	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
124	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
125	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
126	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
127	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
128	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
129	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
130	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
131	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
132	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
133	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
134	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
135	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
136	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
137	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
138	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
139	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
140	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
141	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
142	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
143	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
144	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
145	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
146	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
147	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
148	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
149	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
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158	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
159	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
160	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
161	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
162	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
163	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
164	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
165	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
166	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
167	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
168	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
169	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
170	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
171	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
172	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
173	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
174	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
175	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
176	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
177	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
178	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
179	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
180	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
181	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
182	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
183	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
184	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
185	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
186	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
187	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
188	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
189	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
190	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
191	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
192	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
193	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
194	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
195	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
196	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
197	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
198	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
199	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
200	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
201	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
202	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
203	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
204	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
205	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			
206	Live Oak	Quercus virginiana	16	No	20	707	Poor				To be removed			

Notes:
1. Anterior assessment for specimen tree candidates consisted of thorough visual inspection of tree, as required by ISA Level 1 (Limited Visual Assessment), and documentation of overall condition as well as significant defects related to that condition. Photographs of individual trees (as clearly depicting a tree only) could not be recorded due to dense undergrowth and overlap between adjacent tree canopies.
2. Bold Text = Specimen Tree to remain on site.
3. Bold Red Text = Specimen Tree to be removed (see value calculations on separate sheet).
4. Bold Blue Text = FLEPPC Cat 1 Invasive Species tree to be removed.

Total Canopy - non FLEPPC Trees (sq. ft.)	32,194
Total Canopy to be Mitigated (non FLEPPC Trees) w/50% mitigation (sq. ft.)	43,292
Total Canopy of FLEPPC Category 1 Trees (sq. ft.)	14,811
Total Canopy of FLEPPC Category 1 Trees to be Mitigated (75% w/50% (sq. ft.)	3,763
Total Canopy to be Mitigated (sq. ft.)	51,994
Total # of Dead Trees to be Mitigated (1:1 Replacement)	3
Total Value of Specimen Trees to be Removed (see attached sales)	\$7,394

SPECIMEN TREES TO BE REMOVED

TREE #	SPECIES		DBH (in.)	CONDITION	SUITABLE REPLACEMENT TREE			Installation Factor	Site Factor	Health/Condition Factor	Location Score	Estimated Value
	Common Name	Scientific Name			Species	DBH	Ave Market Price					
101	Live Oak	Quercus virginiana	30	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
103	Strangler Fig	Ficus aurea	60	Fair	Strangler Fig	250, 1.5-2" Cal	\$115	2.7	4	0.50	1.00	\$1,350
107	Live Oak	Quercus virginiana	3	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
119	Live Oak	Quercus virginiana	54	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
121	Live Oak	Quercus virginiana	24	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
139	Live Oak	Quercus virginiana	30	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
162	Live Oak	Quercus virginiana	32	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
176	Live Oak	Quercus virginiana	27	Fair	Live Oak	450, 2.5-3" Cal	\$250	2.7	4	0.50	1.00	\$1,350
181	Strangler Fig	Ficus aurea	47	Fair	Strangler Fig	250, 1.5-2" Cal	\$115	2.7	4	0.50	1.00	\$1,350

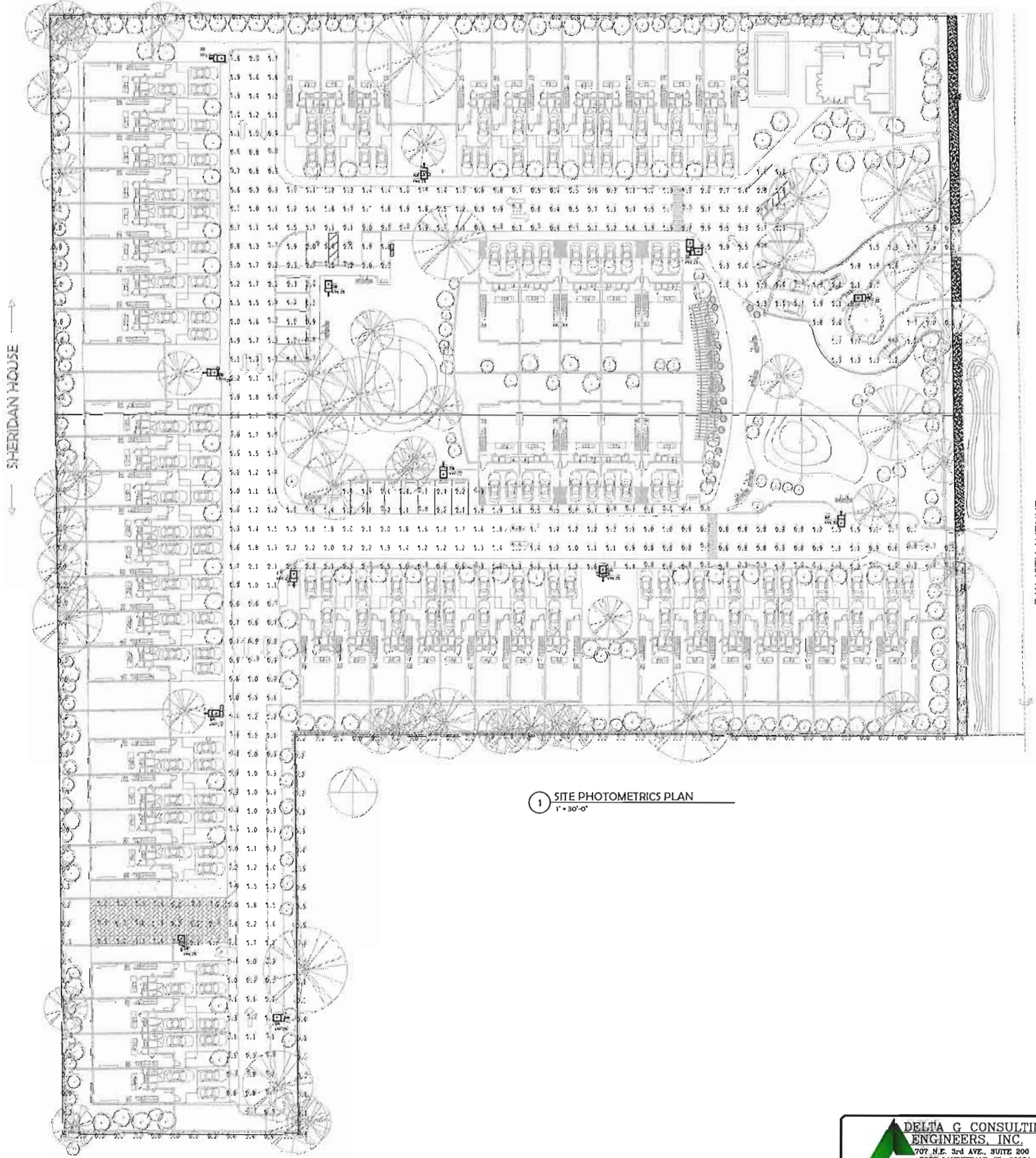


Luminaire Schedule

Label	Qty	Description	LLF	Lum. Lumens
SA	5	MCGRAW EDISON #GLEON-AF-01-LED-E1-SL2	0.900	6105
SB	5	MCGRAW EDISON #GLEON-AF-02-LED-E1-SL4	0.900	11572
SC	1	MCGRAW EDISON #GLEON-AF-02-LED-E1-SL4	0.900	11572
SD	1	MCGRAW EDISON #GLEON-AF-02-LED-E1-SN0	0.900	12563
SE	1	MCGRAW EDISON #GLEON-AF-01-LED-E1-SLR	0.900	5478

Calculation Summary

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
NEW SITE	Illuminance	Fc	1.39	4.5	0.4	3.48	11.25
PROPERTY LINE	Illuminance	Fc	0.07	0.5	0.0	N.A.	N.A.



DELTA G CONSULTING ENGINEERS, INC.
707 N.E. 3rd Ave., Suite 200
FORT LAUDERDALE, FL 33304
(954) 527-1112
FL00000181

PT. MGR. GEORGE SANJUAN
PROJECT #: 120719

GEORGE SANJUAN, P.E.
FLORIDA LICENSE #46100

SKLAR Architecture
200 N.W. 10th Street, Suite 200
FORT LAUDERDALE, FL 33304
TEL: (954) 923-9272
FAX: (954) 923-9272
www.sklararch.com

AA 00000001
FL00000001
FCA0000000

SEAL
ARI L SKLAR
LICENSE #AR1473

NEW TOWNHOUSE 5-PR-
OAKS PLACE TOWNHOMES
444 S.W. 40TH AVENUE
FORT LAUDERDALE, FL 33304
OWNER: OAKS PLACE TOWNHOMES, LLC
DESIGNER: DELTA G CONSULTING ENGINEERS, INC.
BIDDING: BIDDING GROUP, LLC

120719
☒ REVIEW SET
☐ PRELIMINARY
☐ NOT FOR CONSTRUCTION
☐ DRY RUN PERMIT SET
☐ PERMIT SET
☐ BID SET
☐ CONSTRUCTION SET

SUBMITTAL DATE:
DRAWN BY:
Authy:
CHECKED BY:
G. SANJUAN

1111
PHOTOMETRICS
PLAN

PH1.0

PROJECT #: 120719

DATE: 07-11-16

LEGEND

BM = BENCHMARK
C = CENTERLINE
CONC. = CONCRETE
Δ = DELTA
F.I.R. = FOUND IRON ROD
F.N&D. = FOUND NAIL & DISC
F.N&T. = FOUND NAIL & TUB
L.B. = LICENSED SURVEY BUSINESS
L = ARC DISTANCE
NO I.D. = NO IDENTIFICATION
N/A = NOT APPLICABLE
N.G.V.D. = NATIONAL GEODETIC VERTICAL DATUM
N.A.V.D. = NORTH AMERICAN VERTICAL DATUM
O/L = ON LINE
O/S = OFFSET
P.B. = PLAT BOOK
P.C. = PAGE
P.O.B. = POINT OF BEGINNING
P.O.C. = POINT OF COMMENCEMENT
P.C. = POINT OF CURVATURE
R = RADIUS
R/W = RIGHT OF WAY
ISAOA = ITS SUCCESSORS AND/OR ASSIGNS
ATIMA = AS THEIR INTEREST MAY APPEAR

SYMBOLS

AIR CONDITIONER
CATCH BASIN
WATER METER
POOL PUMP
WATER HEATER
FIRE HYDRANT
WATER VALVE
CABLE BOX
FPL TRANSFORMER
ELECTRIC BOX
TELEPHONE BOX
MANHOLE
UTILITY POLE
LIGHT POLE
CONCRETE POLE
WOOD POLE
EXISTING ELEVATION
COVERED AREA
CBS. WALL
OVERHEAD LINE (OH)
CHAIN LINK FENCE (C.L.F.)
WOOD FENCE (W.F.)
METAL FENCE (M.F.)
PLASTIC FENCE (P.F.)
WIRE FENCE (W.F.)
FLOOD ZONE LINE

LEGAL DESCRIPTION:

PARCEL "A"

A PARCEL DESCRIBED AS THE SOUTH 99.00 FEET OF THE NORTH 431.03 FEET OF THE WEST 184.50 FEET OF THE EAST 219.50 FEET OF TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, LESS THE SOUTH 4.00 FEET OF THE EAST 103.72 THEREOF.

PARCEL "B"

A PORTION OF TRACT 9, SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, BROWARD COUNTY, FLORIDA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTH 117.52 FEET OF THE NORTH 544.55 FEET OF THE WEST 322.55 FEET OF THE EAST 357.55 FEET OF TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA;

LESS AND EXCEPT THE FOLLOWING;

COMMENCE AT THE MOST NORTHEASTERLY CORNER OF THE SOUTH 117.52 FEET OF THE NORTH 544.55 FEET OF THE WEST 322.55 FEET OF THE EAST 357.55 FEET OF TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; THENCE SOUTH 87°49'48" WEST FOR A DISTANCE OF 103.72 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 03°03'39" EAST, A DISTANCE OF 4.00 FEET; THENCE SOUTH 87°49'48" WEST, A DISTANCE OF 80.78 FEET; THENCE NORTH 03°03'39" WEST, A DISTANCE OF 4.00 FEET; THENCE NORTH 87°49'48" EAST, A DISTANCE OF 80.78 FEET TO THE POINT OF BEGINNING.

PARCEL C

THE SOUTH 212.52 FEET OF THE NORTH 544.55 FEET OF THE WEST 293.05 FEET OF THE EAST 512.55 OF TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA, LESS THE SOUTH 117.52 FEET OF THE EAST 138.05 THEREOF.

SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.

TOGETHER WITH:

THE SOUTH 85.00 FEET OF THE NORTH 714.50 FEET OF THE EAST 512.50 FEET OF TRACT 9, AND THE WEST 125 FEET OF THE SOUTH 212.50 FEET OF THE NORTH 927.00 FEET OF THE EAST 512.50 FEET OF TRACT 9, IN SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST OF NEWMAN'S SURVEY, AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; SAID LAND SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA; EXCEPTING THEREFROM THE EAST 35 FEET FOR ROAD RIGHT OF WAY.

AND

THE SOUTH 85.00 FEET OF THE NORTH 629.05 FEET OF THE EAST 512.5 FEET OF TRACT 9, IN SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, OF NEWMAN'S SURVEY, AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; SAID LAND SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA; EXCEPTING THEREFROM THE EAST 35 FEET FOR ROAD RIGHT OF WAY.

CERTIFIED TO:

1. CITY OF DANIA BEACH
2. DANIA COVES 18, LLC
3. CASEY 18 DEVELOPMENT GROUP LLC
4. BROWARD COUNTY

BENCHMARK REFERENCES:

BROWARD COUNTY ENGINEERING DEPARTMENT BM #2408

ELEV. 5.73 NGVD29 = 4.129' NAVD88 (converted using VERTCON)

SURVEY NOTES:

LOCATIONS ARE LIMITED TO VISIBLE IMPROVEMENTS ONLY AS SHOWN HEREON. LANDS SHOWN HEREON WERE NOT ABSTRACTED BY BASELINE ENGINEERING & LAND SURVEYING, INC. FOR EASEMENTS, RIGHT-OF-WAYS OF RECORD, OTHER RESTRICTIONS OR RESERVATIONS. DESCRIPTIONS PROVIDED BY CLIENT, OR THEIR REPRESENTATIVE. ALL DOCUMENTS ARE RECORDED IN SAME COUNTY AS PROPERTY LOCATION UNLESS OTHERWISE NOTED. ROOF OVERHANGS NOT LOCATED. SURVEY MEETS ACCURACY STANDARD FOR SUBURBAN SURVEYS (1 FOOT IN 7500 FEET). ALL ELEVATIONS SHOWN HEREON ARE REFERENCED TO NAVD 1988 UNLESS OTHERWISE NOTED. COORDINATES SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 WITH THE 1990 ADJUSTMENT OF THE FLORIDA STATE COORDINATE SYSTEM. SECTION CORNER COORDINATES USED TO TIE IN THE SURVEY WERE OBTAINED FROM BROWARD COUNTY, DEPARTMENT OF PUBLIC WORKS, ENGINEERING DIVISION. ALL DISTANCES SHOWN ARE IN US-FEET UNLESS OTHERWISE SHOWN.

40 0 20 40 80
1 inch = 40 ft



THE FLOOD ZONE DATA SHOWN BELOW IS REFERENCED TO NAVD 1988 TO COMPLY WITH THE NEW FEMA FLOOD MAPS REVISED 8/18/2014.

TITLE: MAP OF BOUNDARY SURVEY			SCALE: 1" = 40'
COMMUNITY PANEL# 12011C-0562-H	FLOOD ZONE: X / AH	BASE FLOOD EL.: N/A / 6.0'	DRAWN BY: ELF
DATE OF FIRM: 08/18/2014		BASIS OF BEARING: NORTH LOT LINE N87°49'48"E	CHECKED BY: L.J.O.
PROPERTY ADDRESS: 5461 & 5471 SW 40TH AVENUE, DANIA BEACH, FL. 33314			
5461-5525 S.W. 40th AVENUE, DANIA BEACH, FLORIDA 33314			

NOTES/REVISIONS
ADD COORDINATES: 4/12/17
FLOOD ZONES ID: 3/24/17
COMBINED SURVEY: 2/23/17
PARTY CHIEF: PABLO
SURVEY DATE: 12/02/16

THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 11, FLORIDA ADMINISTRATIVE CODE.

LUIS J. ORTIZ, STATE OF FLORIDA PROFESSIONAL SURVEYOR AND MAPPER LS 7006

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

Date: 4/12/2017

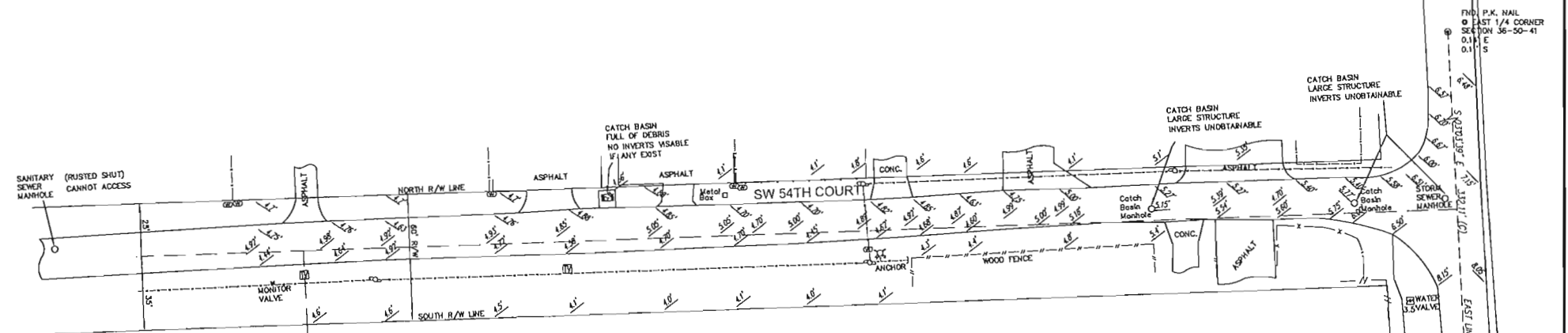
FOUNDED IN 1993
BASELINE ENGINEERING AND LAND SURVEYING, INC.
1400 N.W. 1st COURT
BOCA RATON, FLORIDA 33432
(561) 417-0700 LB-6439
JOB NO.: 16-11-046

SHEET 1 OF 1

[illegible]

 CATCH BASIN
 WATER METER
 UTILITY POLE
 LIGHT POLE
 FIRE HYDRANT
 CABLE BOX
 OVERHEAD LINE (OH)
 CHAIN LINK FENCE (CLF)
 WOOD FENCE (WF)
 METAL FENCE (MF)
 PIPE FENCE (PF)

BOUNDARY SURVEY



PARCEL "A"

SHERIDAN HOUSE PLAT
(P.B. 105, PG. 50, B.C.R.)

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows:

SHERIDAN HOUSE PLAT
(P.B. 105, PG. 50, B.C.R.)

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida, LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in Broward County, Florida.

BOUNDARY SURVEY SCALE 1" = 30' COMMUNITY PANEL NO. FLOOD ZONE: DRAWING BY: C.L.G. DATE: 03/05/98 EXIST. L&S SECTION 34-30-41 1011C 0305 F		NOTES/REVISIONS ADD AREA CALCULATIONS 9/29/14 NEW CERTIFICATIONS 06/09/14 UPDATE SURVEY (AROUND HOUSE) 8/22/12 FIELD BOOK: FOLDER PART: N/A PARTY CHIEF: ERNE SURVEY DATE: 10/19/12		GENERAL NOTES THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES. THE SURVEY WAS CONDUCTED BY A LICENSED SURVEYOR AND ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES.		CERTIFICATIONS THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES. THE SURVEY WAS CONDUCTED BY A LICENSED SURVEYOR AND ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE FLORIDA SURVEYING BOARD'S STANDARDS AND PRACTICES.		FOUNDERS BASELINE ENGINEERING LAND SURVEYING, INC. 1400 N.W. 1st Street BOCA RATON, FLORIDA 33432 561-9910 (561) 417-0700 1B-6439 1B-28-18-29 1B-29-18-29		109 28" OAK 125 5" OAK 140 16" UNKNOWN 156 5" PALM 172 8" PALM 187 8" OAK 198 LARGE FIGUS 120 24" OAK 126 25" OAK 141 28" UNKNOWN 157 7" PALM 173 7" POINCIANA 188 8" OAK 199 7" OAK 111 8" COCO 127 18" OAK 142 15" UNKNOWN 158 6" PALM 169 7" POINCIANA 200 15" UNKNOWN 112 8" COCO 128 4" OAK 143 24" UNKNOWN 159 6" PALM 174 8" PALM 189 7" POINCIANA 201 30" UNKNOWN 113 10" COCO 129 18" UNKNOWN 144 14" UNKNOWN 160 7" PALM 176 8" PALM 191 LARGE FIGUS 202 12" UNKNOWN 114 8" COCO 130 23" OAK 145 MASSIVE FIGUS 161 7" PALM 177 8" POINCIANA 192 8" OAK 115 8" COCO 131 14" UNKNOWN 146 15" UNKNOWN 162 8" PALM 178 26" UNKNOWN 193 10" OAK 116 30" OAK 132 12" PALM 147 MASSIVE FIGUS 163 7" PALM 179 CLUSTER/UNKNOWN 194 12" OAK 204 7" UNKNOWN 205 14" OAK	
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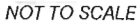
THE SOUTH 85.00 FEET OF THE NORTH 714.50 FEET OF THE EAST 512.50 FEET OF TRACT 9, AND THE WEST 125 FEET OF THE SOUTH 212.50 FEET OF THE NORTH 927.00 FEET OF THE EAST 512.50 FEET OF TRACT 9, IN SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, OF NEWMAN'S SURVEY AS RECORDED IN PLAT BOOK 2, PAGE 26, PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA; EXCEPTING THEREFROM THE EAST 35 FEET FOR ROAD RIGHT OF WAY.

AND

SAID LANDS SITUATE, LYING AND BEING IN BROWARD COUNTY, FLORIDA.

1. THE PLAT OF NEWMAN'S SUBDIVISION, RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI DADE COUNTY, FLORIDA.
2. THE PLAT OF SHERIDAN HOUSE PLAT, RECORDED IN PLAT BOOK 105, PAGE 50, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

1. THIS FIRM HAS IDENTIFIED THE VARIOUS TYPES OF TREES LOCATED ON THIS SITE BASED ON COMMON KNOWLEDGE OF TREE SPECIES. FOR POSITIVE IDENTIFICATION OF TREE SPECIES A QUALIFIED LANDSCAPE ARCHITECT OR BOTANIST SHOULD BE CONSULTED. TREES THREE (3') CALIPER INCHES OR LARGER, WHEN MEASURED AT BREAST HEIGHT, ARE TO BE SURVEY DRAWING. HEDGES AND GROUND COVER ARE NOT SHOWN IN THE SURVEY DRAWING. EXOTIC TREES SUCH AS MELALEUCA, BRAZILIAN PEPPER, AND AUSTRALIAN PINE ARE NOT SHOWN IN THE SURVEY DRAWING.
2. EACH TREE LOCATED HAS BEEN TAGGED WITH A NUMBERED TAG THAT CORRESPONDS TO THE TREE LEGEND SHOWN HEREON.
3. CLUSTERS OF TREES ARE SHOWN GROUPED WITH AN APPROXIMATION OF THE TOTAL NUMBER OF TREES LOCATED WITHIN THE GROUP.
4. THE CANOPY DIAMETER AND SPREAD ARE NOT SHOWN HEREON, UNLESS INDICATED OTHERWISE.



1. THIS SKETCH OF BOUNDARY, TOPOGRAPHIC AND SPECIFIC PURPOSE (TREE) SURVEY WAS PREPARED IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR SURVEYING ESTABLISHED BY THE BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 55-17, FLORIDA ADMINISTRATIVE CODES, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.
2. THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAZED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
3. A SEARCH OF THE PUBLIC RECORDS FOR OWNERSHIP, EASEMENTS, RIGHTS-OF-WAY, OR OTHER MATTERS OF RECORD WAS NOT PERFORMED BY STOKER & ASSOCIATES, INC. THERE MAY BE ADDITIONAL INFORMATION RECORDED IN THE PUBLIC RECORDS THAT IS NOT SHOWN HEREON. FOR FURTHER INFORMATION, CONTACT A QUALIFIED TITLE COMPANY OR CONSULT THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
4. THE BEARINGS SHOWN HEREON ARE BASED ON N.030°31'39"N., ALONG THE EAST LINE OF PARCEL A, AS SHOWN ON THE PLAT OF SHERIDAN HOME PLAT, RECORDED IN PLAT BOOK 105, AT PAGE 50, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.
5. THE ELEVATIONS SHOWN HEREON ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988 (N.A.V.D. 88), ESTABLISHED FROM BROWARD COUNTY ENGINEERING DEPARTMENT, BENCHMARK NO. 1802, ELEVATION = 7.75' (N.A.V.D.88)
6. THE PROPERTY SHOWN HEREON HAS THE FOLLOWING FLOOD ZONE DESIGNATION:
 - a. HIFP COMMUNITY NAME & COMMUNITY NUMBER: CITY OF DANIA BEACH 120034
 - b. COUNTY NAME: BROWARD COUNTY
 - c. STATE OF FLORIDA
 - d. MAP/PANEL NUMBER: 12011C0362
 - e. SUFFIX: H
 - f. FIRM INDEX DATE: AUGUST 18, 2014
 - g. FIRM PANEL EFFECTIVE/REVISED DATE: AUGUST 18, 2014
 - h. FLOOD ZONE: X, AH, AE
 - i. BASE FLOOD ELEVATION: (EL.G), (EL.S)

21. THE INFORMATION CONTAINED IN THIS DOCUMENT WAS PREPARED BY STONER & ASSOCIATES, INC. (S&A). S&A HAS TAKEN PRECAUTIONS TO ENSURE THE ACCURACY OF THIS DOCUMENT AND THE DATA REFLECTED HEREIN. S&A CANNOT NOT GUARANTEE THAT ALTERATIONS AND/OR MODIFICATIONS WILL NOT BE MADE TO THE DATA CONTAINED IN THIS DOCUMENT BY OTHERS AFTER IT LEAVES OUR POSSESSION. THIS DOCUMENT MUST BE COMPARED TO THE ORIGINAL HARD COPY (WHICH BEARS THE RAISED SURVEYOR'S CERTIFICATION SEAL) TO ENSURE THE ACCURACY OF THE INFORMATION CONTAINED HEREON AND TO FURTHER ENSURE THAT ALTERATIONS AND/OR MODIFICATIONS HAVE NOT BEEN MADE. S&A MAKES NO WARRANTIES EXPRESSED OR IMPLIED, CONCERNING THE ACCURACY OF THE INFORMATION CONTAINED IN THIS OR ANY DOCUMENT TRANSMITTED OR RECEIVED BY COMPUTER OR OTHER ELECTRONIC MEANS. CONTACT S&A FOR VERIFICATION OF ACCURACY.

BCD DANIA OAKS, LLC

DATE OF SIGNATURE: 8/11/16

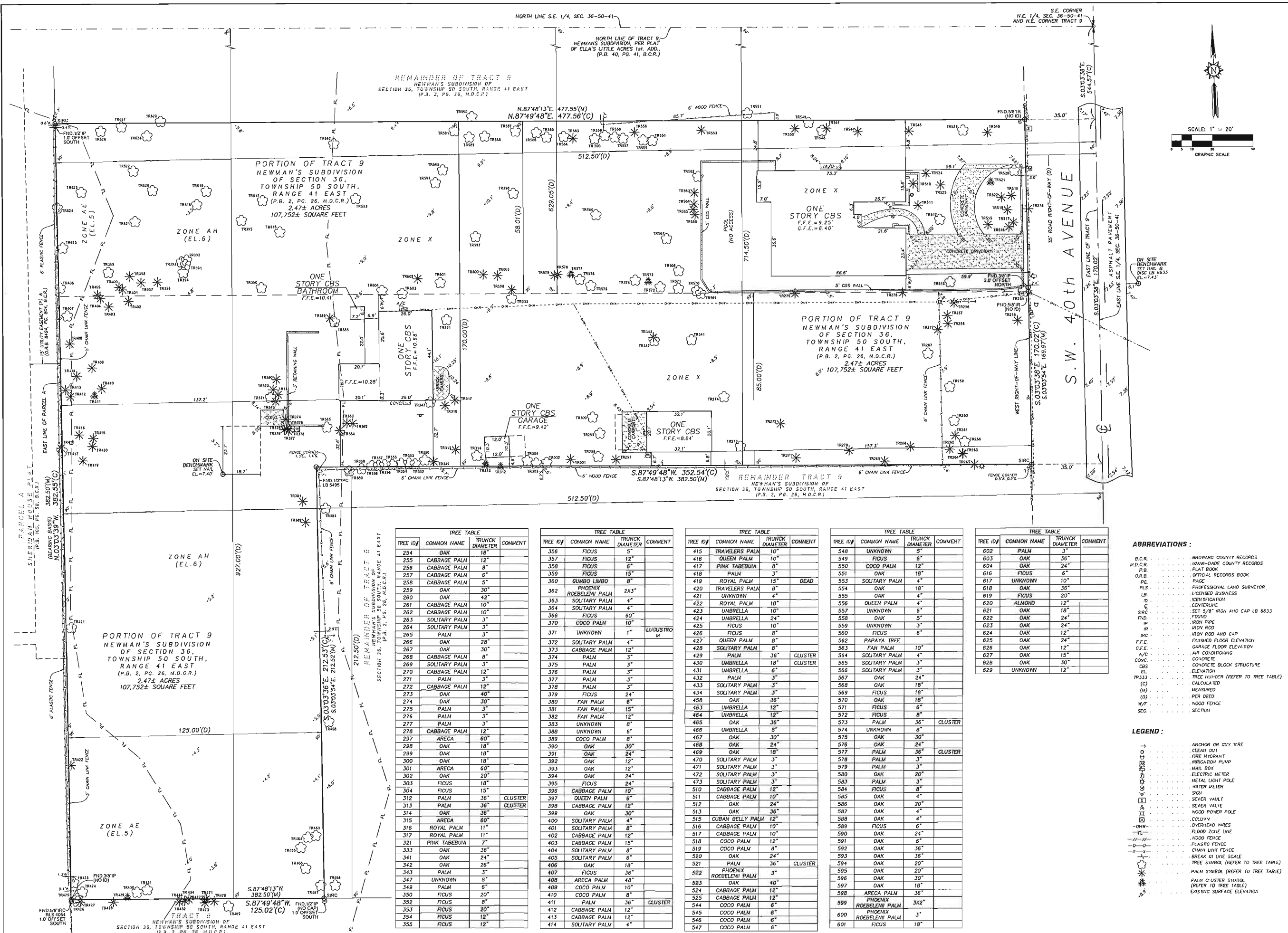
RICHARD G. CRAWFORD, JR.
PROFESSIONAL SURVEYOR AND MAPPER NO. 5371
STATE OF FLORIDA
STONER AND ASSOCIATES, INC. L.B. 6633
rcrawford@stonersurveyors.com

4341 S.W. 62nd AVENUE, TOWN OF DAVE, FLORIDA 33314

5525 S.W. 40th AVENUE
DANIA BEACH, BROWARD COUNTY, FLORIDA 33314

NOT VALID UNLESS
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AN EMBOSSED
SURVEYOR'S SEAL

SHEET NO.
1 OF 2



DATE: Aug 11, 2008 - 12:41pm EST
FILE: C:\Users\jordan\Documents\Topo\16-8416\16-8416.dwg

STONER & ASSOCIATES, Inc.
SURVEYORS - MAPPERS
and Mapping Professionals
4341 S.W. 62nd Avenue, Town of Dade, Florida 33314
TEL: (954) 585-0997
www.stoner-surveyors.com

SKETCH OF BOUNDARY, TOPOGRAPHIC
AND SPECIFIC PURPOSE (TREE) SURVEY
BCD DANIA OAKS, LLC
5525 S.W. 40th Avenue
DANIA BEACH, BROWARD COUNTY, FLORIDA 33314

PROJECT
16-8416
SHEET NO.
2 OF 2

DATE: 08/02/16
FIELD SURVEY
DRAWN: DRL
CHECKED: JAC
BOOK/PAGES: 1015/8-13
BY DATA COLLECTOR

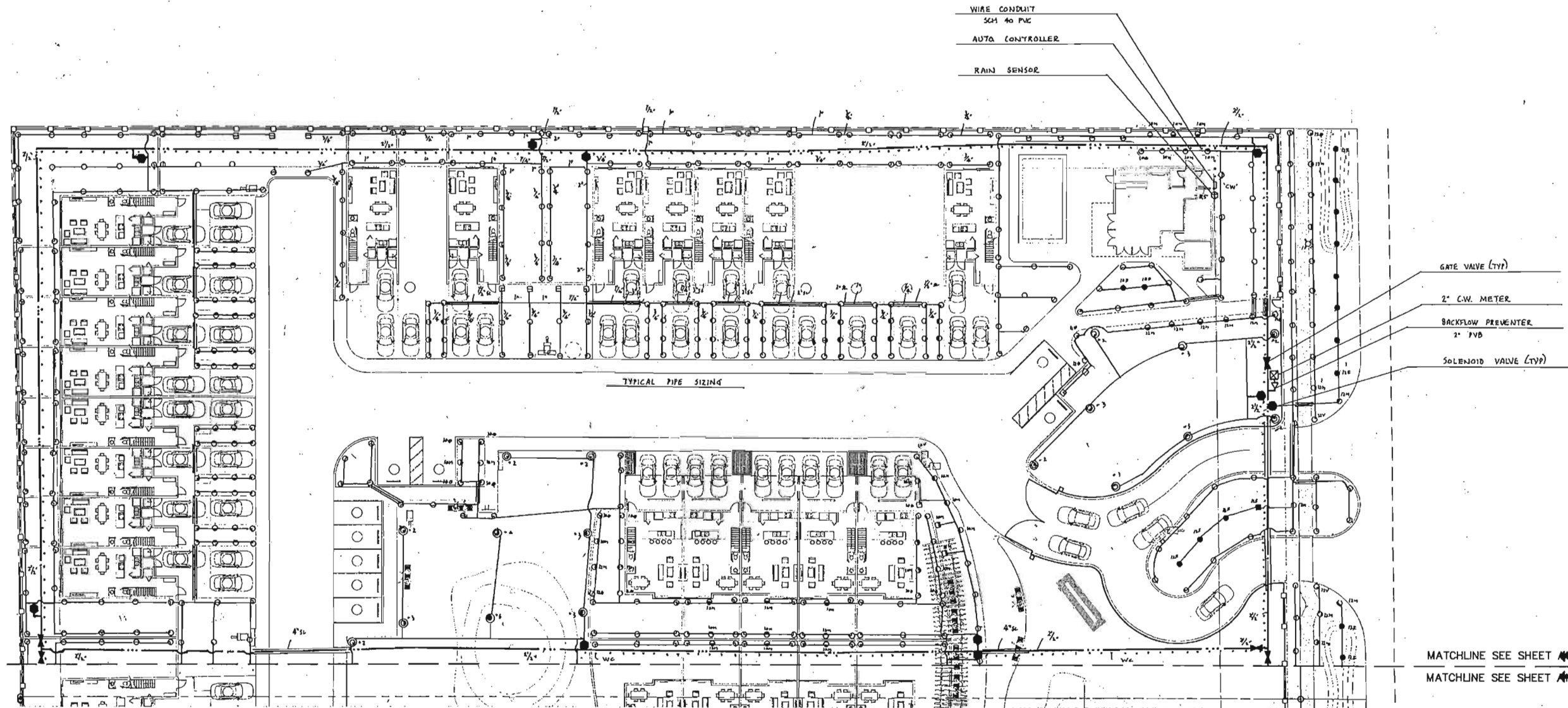
RICHARD C. CRAWFORD
PROFESSIONAL SURVEYOR
AND MAPPER NO. 5377
STATE OF FLORIDA

REVISION
NO. DATE

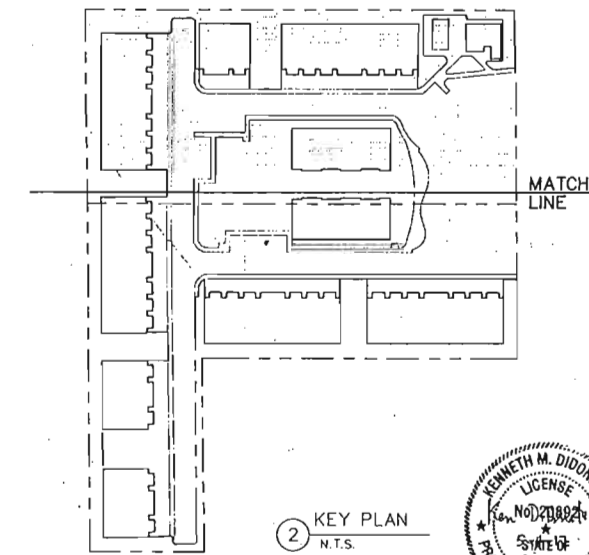
BY: 1

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- ABBREVIATIONS:**
- B.C.R. BROWARD COUNTY RECORDS
 - M.D.C.R. MIAMI-DADE COUNTY RECORDS
 - P.B. PLAT BOOK
 - O.R.B. OFFICIAL RECORDS BOOK
 - P.D. PAGE
 - P.L.S. PROFESSIONAL LAND SURVEYOR
 - L.B. LICENSED BUSINESS
 - I.D. IDENTIFICATION
 - C. CENTERLINE
 - S.R.C. SET 5/8" IRON AND CAP LB 5533
 - F.I.D. FOUND
 - I.P. IRON PIPE
 - I.R. IRON ROD
 - I.R.C. IRON ROD AND CAP
 - F.F.E. FINISHED FLOOR ELEVATION
 - G.F.E. GARAGE FLOOR ELEVATION
 - A/C AIR CONDITIONING
 - CONC. CONCRETE
 - CBS CONCRETE BLOCK STRUCTURE
 - ELEVATION ELEVATION
 - TR. TREE HINDER (REFER TO TREE TABLE)
 - (C) CALCULATED
 - (M) MEASURED
 - (D) PER DEED
 - M/F WOOD FENCE
 - SEC. SECTION
- LEGEND:**
- ANCHOR OR GUY WIRE
 - CLEAR CUT
 - FIRE HYDRANT
 - IRRIGATION PUMP
 - MAIL BOX
 - ELECTRIC METER
 - METAL LIGHT POLE
 - WATER METER
 - SPRINKLER
 - SEWER VAULT
 - SEWER VALVE
 - WOOD POWER POLE
 - COLUMN
 - OVERHEAD WIRES
 - FLOOD ZONE LINE
 - WOOD FENCE
 - PLASTIC FENCE
 - CHAIN LINK FENCE
 - BREAK IN LINE SCALE
 - TREE SYMBOL (REFER TO TREE TABLE)
 - PALM SYMBOL (REFER TO TREE TABLE)
 - PALM CLUSTER SYMBOL
 - EXISTING SURFACE ELEVATION



1 IRRIGATION PLAN
1:20



NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOUSES
5461 SW 40TH
DADE COUNTY
BOB DANIA OAKS, LLC
8837 DEVELOPMENT GROUP
LLC

- ☐ REVIEW SET
- ☐ PRELIMINARY
- ☐ NOT FOR CONSTRUCTION
- ☐ DRY RUN PERMIT SET
- ☐ PERMIT SET
- ☐ BID SET
- ☐ CONSTRUCTION SET

SUBMITTAL DATES-04-2017

DRAWN BY:
KMD

CHECKED BY:
ARI
SKLAR

IRRIGATION PLAN

IR1.0

PROJECT 16-019

DATE 07-11-16

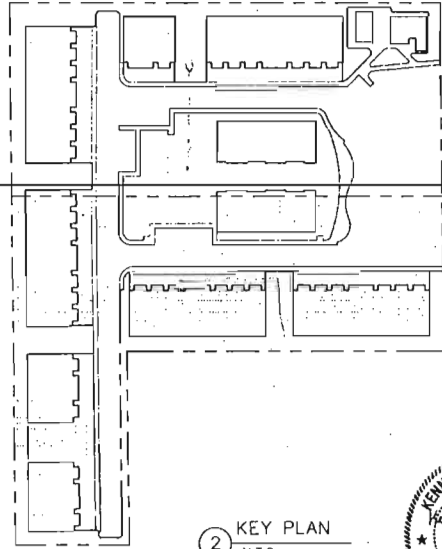
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www.sklararchitecture.com
AA 0002849
SI 0000894
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ARI L. SKLAR
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ART 473

REVISIONS

MATCHLINE SEE SHEET 
MATCHLINE SEE SHEET 

1 IRRIGATION PLAN
1:20



MATCH
LINE

2 KEY PLAN
N.T.S.



NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOUSES

5461 SW 40TH
AVENUE
BOCA RATON, FL 33433
OAKS PLACE
DEVELOPMENT, GROUP
LLC

1 REVIEW SET
2 PRELIMINARY
3 NOT FOR CONSTRUCTION
4 DRY RUN PERMIT SET
5 PERMIT SET
6 BID SET
7 CONSTRUCTION SET
SUBMITTAL DATES-04-2017

DRAWN BY:
KMD
CHECKED BY:
ARI
SKLAR

IRRIGATION PLAN

IR1:1

PROJECT 16-019

DATE 07-11-16

LEGEND

SYMBOL	MODEL NO.	DESCRIPTION
104	5705-XF-10H	TORO SHRUB SPRINKLER
107	5705-XF-10F	TORO SHRUB SPRINKLER
110	5705-XF-12H	TORO SHRUB SPRINKLER
113	5702-6P-XF-8Q	TORO 6" POP-UP SPRINKLER
116	5702-6P-XF-8T	TORO 6" POP-UP SPRINKLER
119	5702-6P-XF-8H	TORO 6" POP-UP SPRINKLER
122	5702-6P-XF-10H	TORO 6" POP-UP SPRINKLER
125	5702-6P-XF-10Q	TORO 6" POP-UP SPRINKLER
128	5702-6P-XF-12H	TORO 6" POP-UP SPRINKLER
131	5702-6P-XF-12Q	TORO 6" POP-UP SPRINKLER
134	5702-6P-XF-12T	TORO 6" POP-UP SPRINKLER
137	5702-6P-XF-12F	TORO 6" POP-UP SPRINKLER
140	5702-6P-XF-4RCS	TORO 6" POP-UP SPRINKLER
143	5702-6P-XF-4SS1	TORO 6" POP-UP SPRINKLER
146	5702-6P-XF-15W	TORO 6" POP-UP SPRINKLER
149	5702-6P-XF-15Q	TORO 6" POP-UP SPRINKLER
152	5702-6P-XF-15T	TORO 6" POP-UP SPRINKLER
155	5702-6P-XF-15H	TORO 6" POP-UP SPRINKLER
158	5702-6P-XF-15F	TORO 6" POP-UP SPRINKLER
161	5702-12P-XF-12V	TORO 12" POP-UP SPRINKLER
164	5702-12P-XF-12Q	TORO 12" POP-UP SPRINKLER
167	5702-12P-XF-15V	TORO 12" POP-UP SPRINKLER
170	5702-12P-XF-15Q	TORO 12" POP-UP SPRINKLER
173	5702-12P-XF-15T	TORO 12" POP-UP SPRINKLER
176	5702-12P-XF-15H	TORO 12" POP-UP SPRINKLER
179	5702-12P-XF-15F	TORO 12" POP-UP SPRINKLER
182	TSP-20	TORO 5" POP-UP ROTOR
185	TSP-30	TORO 5" POP-UP ROTOR
188	TSP-60	TORO 5" POP-UP ROTOR
191	P220 SERIES	TORO 24 VAC SOLENOID VALVE
194	EVO-40D	TORO AUTO. CONTROLLER
197	EVO-12	TORO 12 STATION EXPANSION MODULE
200	TRS	TORO RAIN SENSOR
203	765 (2")	FBCO PRESSURE VACUUM BREAKER
206		PAGE THIN WIRE
209		#12 AWG COMMON
212		#14 AWG CONTROL
215		SCH 40 GALVANIZED STEEL
218		MAIN LINE
221		SLEEVES
224		SPRINKLER RISERS
227		PVC FITTINGS
230		WIRE CONDUIT
233		SDR 21, CLASS 200 PVC LATERALS
236		GATE VALVE (TO LINE SIZE)
239		VALVE BOX
242		GROUNDING LOCATION
245		CITY WATER METER

IRRIGATION NOTES & SPECIFICATIONS

AUTOMATIC IRRIGATION SYSTEM
WATER DEMAND / ZONE
WATER SOURCE / SYSTEM
PRESSURE REQUIRED
REFER TO PLAN
2" CITY WATER METER
60 PSI

GENERAL

IRRIGATION SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL CODES, CONTRACT DRAWINGS, CONTRACT SPECIFICATIONS, AND APPENDIX "F" OF THE FLORIDA BUILDING CODE.

IRRIGATION DESIGN BASED ON "LANDSCAPE PLAN" DATED APRIL 10, 2017. CONTRACTOR SHALL REFER TO THIS PLAN TO COORDINATE SPRINKLER LOCATIONS AND PIPE ROUTING WITH NEW AND EXISTING PLANT LOCATIONS.

THIS PLAN SHALL BE USED AS A GUIDE ONLY. IRRIGATION SHALL BE INSTALLED TO MATCH ON SITE CONDITIONS AND TO OVERCOME THE INHERENT INACCURACIES THAT RESULT WHEN DESIGNING FROM BASE PLANS SCALED AT 1" = 20'.

THE WATER SOURCE SHALL BE 2" CITY WATER METER. BACKFLOW PREVENTION SHALL BE INSTALLED TO MEET LOCAL CODE REQUIREMENTS FOR CROSS CONNECTION CONTROL. A PRESSURE VACUUM BREAKER SHALL BE INSTALLED.

THIS IRRIGATION HAS BEEN DESIGNED AS A TYPICAL BLOCK VALVE TYPE USING TORO SPRINKLERS, IN-LINE VALVES AND CONTROL SYSTEM. A RAIN SENSOR SHALL BE INSTALLED TO CONSERVE WATER.

IRRIGATION SHALL BE INSTALLED AND MAINTAINED TO MINIMIZE UNDESIRABLE OVERTHROW ONTO PAVEMENT, SIDEWALKS, AND BUILDINGS.

CONTRACTOR SHALL VISIT THE SITE TO BECOME FAMILIAR WITH SITE CONDITIONS, AND SHALL REFER TO THE PLANS FOR ADDITIONAL INFORMATION.

TO ENSURE PROPER OPERATION, SOURCE SIZE, VALVE SIZES, ZONE CAPACITIES, SPRINKLER SPACING, PIPE AND WIRE SIZES, AND INSTALLATION NOTES AND DETAILS SHALL BE FOLLOWED AS SHOWN.

PIPING

PIPE ROUTING IS SCHEMATIC ONLY AND SHALL BE ADJUSTED FOR ON SITE CONDITIONS.

PIPE SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL CODES, SECTION "F" OF THE FLORIDA BUILDING CODE, AND PIPE MANUFACTURER'S INSTRUCTIONS.

PIPE ROUTED UNDER HARDSCAPED AREAS SHALL BE SLEEVED IN SCH 40 PVC. EACH SLEEVE SHALL BE: (1) BURIED TO A MINIMUM DEPTH OF 24". (2) TWO PIPE SIZES LARGER THAN CARRIER PIPE, AND (3) EXTENDED 3' BEYOND HARDSCAPED AREA ON EACH END. CONTRACTOR SHALL VERIFY THE LOCATION OF EXISTING SLEEVES.

PIPE INSTALLED ABOVE GRADE AT THE BACKFLOW PREVENTER SHALL BE SCH 40 GALVANIZED STEEL. ALL OTHER PIPE AND FITTINGS SHALL BE TYPE 1120 PVC. MAIN LINE AND FITTINGS SHALL BE SCH 40. LATERALS SHALL BE SDR 21, CLASS 200.

PIPE SIZED TO LIMIT FLOW VELOCITIES TO 5 FEET/SECOND AND TO LIMIT FRICTION LOSS IN THE PIPING NETWORK.

PIPE SHALL BE INSTALLED AT SUFFICIENT DEPTH BELOW GROUND TO PROTECT IT FROM HAZARD SUCH AS VEHICULAR TRAFFIC OR ROUTINE OCCURRENCES WHICH OCCUR IN THE NORMAL USE AND MAINTENANCE OF THE PROPERTY. DEPTHS OF COVER SHALL MEET OR EXCEED SCS CODE 430-80. REFER TO THE APPLICABLE DETAIL FOR ADDITIONAL INFORMATION.

BACKFILL SHALL BE OF SUITABLE MATERIAL, FREE OF ROCKS, STONES, AND OTHER DEBRIS THAT WOULD DAMAGE IRRIGATION SYSTEM COMPONENTS.

GATE VALVES SHALL BE INSTALLED FOR ISOLATION. EACH VALVE SHALL BE TO LINE SIZE AND INSTALLED IN A VALVE BOX. POROUS MATERIAL SHALL BE INSTALLED PER BOX TO PROMOTE DRAINAGE.

THE BACKFLOW PREVENTER SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL CODES AND SHALL BE LOCATED TO BE CONCEALED FROM VIEW.

SPRINKLERS

SPRINKLER LOCATIONS ARE SCHEMATIC ONLY AND SHALL BE ADJUSTED FOR LANDSCAPING, FENCES, SITE LIGHTING, PREVAILING WIND, MOUNDING, ETC., TO ENSURE PROPER COVERAGE WITH MINIMAL UNDESIRABLE OVERTHROW. A PRIME OBJECTIVE SHALL BE TO ELIMINATE OVERTHROW ONTO PAVEMENT, SIDEWALKS, AND THE RESIDENCES.

SPRAY HEADS SHALL BE TORO 570 SERIES, SIX INCH POP-UP TYPE SHALL BE INSTALLED IN AREAS LANDSCAPED WITH SOD AND MULCH, TWELVE INCH POP-UP TYPE SHALL BE INSTALLED IN AREAS LANDSCAPED WITH GROUND COVER AND LOW SHRUBS. SHRUB HEADS SHALL BE INSTALLED IN AREAS LANDSCAPED WITH TALL SHRUBS, AND BUBBLERS SHALL BE INSTALLED IN NARROW LANDSCAPED AREAS AND AT SELECTED TREES.

POP-UP TYPE LOCATED IN SOD, MULCH, AND GROUND COVERS SHALL BE INSTALLED ON FLEXIBLE SWING JOINTS CONSISTING OF THICKWALLED POLY PIPE AND 1/2" INSERT ELBOWS.

POP-UP TYPE LOCATED IN SHRUBS SHALL BE INSTALLED ON 1/2" SCH 40 PVC RISERS TO A HEIGHT SO SPRINKLERS ARE CONCEALED FROM VIEW EXCEPT DURING USE.

SHRUB TYPE AND BUBBLERS SHALL BE INSTALLED ON 1/2" SCH 40 PVC RISERS. SHRUB HEADS SHALL BE INSTALLED A STANDARD HEIGHT OF 6" ABOVE PLANTS EXCEPT AS NOTED AND SHALL BE INSTALLED WITHIN PLANTS TO BE CONCEALED FROM VIEW. BUBBLERS SHALL BE INSTALLED AT THE BASE OF PLANTS FOR LOW LEVEL WATERING. RISERS SHALL BE PAINTED FLAT BLACK TO BE LESS VISIBLE.

EACH SPRINKLER SHALL BE EQUIPPED WITH THE APPROPRIATE SPRAY NOZZLE AND SHALL HAVE THE X-FLOW FEATURE.

ROTOR SPRINKLERS SHALL BE TORO T5 SERIES WHICH SHALL BE INSTALLED ON FLEXIBLE SWING JOINTS CONSISTING OF THICKWALLED POLY PIPE AND 3/4" INSERT ELBOWS.

ADJUSTMENT FEATURES OF SPRINKLERS SPECIFIED SHALL BE UTILIZED TO ENSURE PROPER COVERAGE WITH MINIMAL UNDESIRABLE OVERTHROW. LOW ANGLE, FLAT SPRAY, AND ADJUSTABLE ARC NOZZLES SHALL BE USED TO MINIMIZE OVERTHROW.

SPRINKLERS LOCATED ADJACENT TO HARDSCAPED AREAS SHALL BE INSTALLED AWAY FROM HARDSCAPED AREAS TO MINIMIZE OVERTHROW AND THE CHANCE OF DAMAGE BY VEHICLES, PEDESTRIANS, AND LAWN MAINTENANCE PERSONNEL. AS A GENERAL RULE, 6" POP-UP SPRAY HEADS SHALL BE INSTALLED IN 4" SHRUB HEADS AND 12" POP-UP SPRAY HEADS SHALL BE INSTALLED IN 12" AND ROTOR SHALL BE INSTALLED IN 6".

CONTROL SYSTEM

CONTROL SYSTEM SHALL BE A TORO EVOLUTION SERIES ELECTRIC TYPE. ONE XX STATION CONTROLLER SHALL ACTIVATE XX IN-LINE VALVES. A RAIN SENSOR SHALL BE INSTALLED TO CONSERVE WATER.

CONTROLLER SHALL BE INSTALLED IN ACCORDANCE WITH LOCAL CODES AND MANUFACTURER'S INSTRUCTIONS. PROPER GROUNDING EQUIPMENT SHALL BE PROVIDED.

CONTROLLER LOCATION SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE. A 110 VAC ELECTRIC SOURCE IS REQUIRED.

CONTROL LINES FROM AUTOMATIC CONTROLLER TO IN-LINE AUTOMATIC VALVES SHALL BE #14 AND THIN TYPE WHICH SHALL BE:

(1) INSTALLED IN ACCORDANCE WITH LOCAL CODES, (2) INSTALLED IN SCH 40 PVC WIRE CONDUIT, (3) BURIED TO A MINIMUM DEPTH OF 15", (4) COLORED CODED TO FACILITATE TROUBLESHOOTING, AND (5) SPUNCE MOSTLY AT VALVE LOCATIONS. SPUNCE SHALL BE MADE WATERPROOF USING APPROVED METHODS. SPARE WIRES SHALL BE ROUTED FROM THE CONTROLLER IN ALL DIRECTIONS TO THE FARTHEST VALVES CONTROLLED.

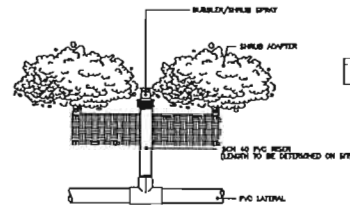
AN INDIVIDUAL CONTROL WIRE SHALL BE ROUTED TO EACH VALVE AND VALVES WHICH OPERATE SIMULTANEOUSLY SHALL BE TIED TOGETHER AT THE CONTROLLER.

AUTOMATIC VALVE LOCATIONS ARE SCHEMATIC ONLY AND SHALL BE ADJUSTED FOR ON SITE CONDITIONS. EACH VALVE SHALL BE INSTALLED IN A VALVE BOX. A MINIMUM OF ONE CUBIC FOOT OF GRAVEL SHALL BE PROVIDED PER BOX TO PROMOTE DRAINAGE.

THE RAIN SENSOR SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

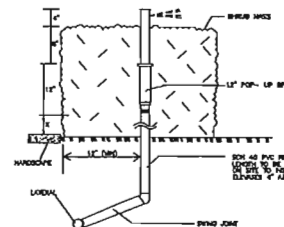
TIMING AND PRECIPITATION

TIMING OF EACH STATION SHALL BE SET IN THE FIELD TO MATCH LOCAL REQUIREMENTS. REFER TO ZONE SUMMARY CHART FOR RECOMMENDED RUN TIMES TO APPLY 1.0 INCHES/WEED.



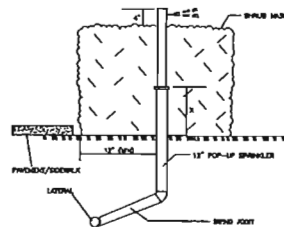
SPRINKLER DETAIL (NTS)

BUBBLER/SHRUB SPRAY
INSTALLED AT THE BASE OF
PLANTS FOR LOW LEVEL
WATERING



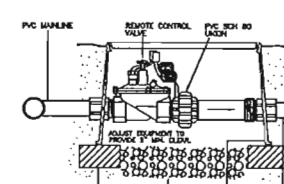
SPRINKLER DETAIL (NTS)

12" POP-UP ON POLY PIPE
SWING JOINT LOCATED IN
PLANT MASS MAINTAINED TO A
MINIMUM HEIGHT OF 24"



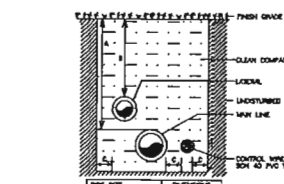
SPRINKLER DETAIL (NTS)

12" POP-UP INSTALLED ON PVC
SWING JOINT LOCATED IN PLANT
MASS MAINTAINED TO A MINIMUM
HEIGHT OF 18"



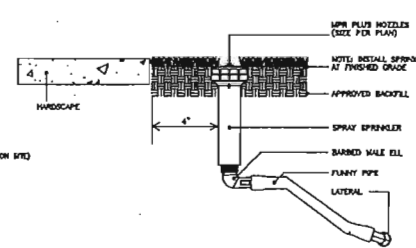
REMOTE CONTROL VALVE DETAIL

NOT TO SCALE



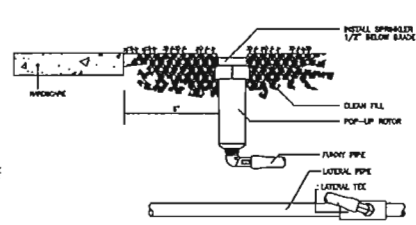
TRENCHING DETAIL (NTS)

NON-TRAFFIC AREAS



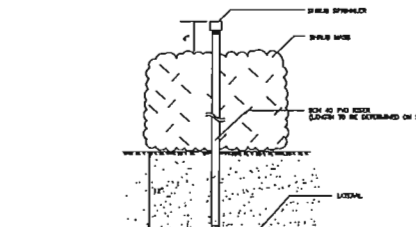
SPRINKLER DETAIL (NTS)

POP-UP SPRAY ON POLY
PIPE SWING JOINT LOCATED
IN SOD OR MULCH



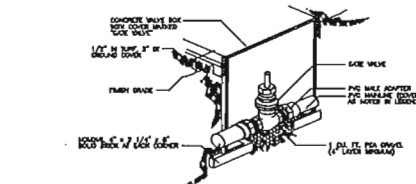
SPRINKLER DETAIL (NTS)

POP-UP ROTOR ON POLY PIPE
SWING JOINT LOCATED IN SOD
OR MULCH



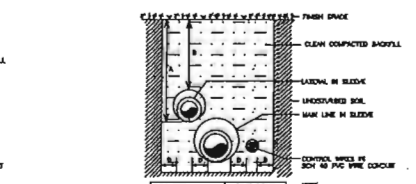
SPRINKLER DETAIL (NTS)

SHRUB SPRAY ON RISER
AT INTERIOR LOCATION IN
PLANT MASS



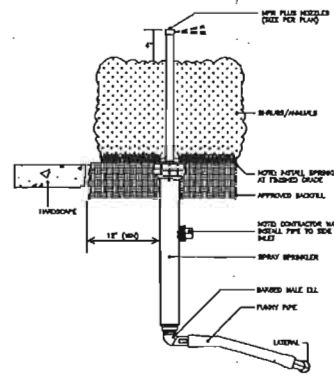
GATE VALVE DETAIL

NOT TO SCALE



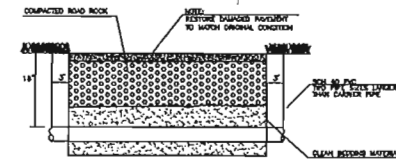
TRENCHING DETAIL (NTS)

VEHICULAR TRAFFIC AREAS



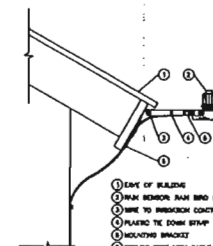
SPRINKLER DETAIL (NTS)

12" POP-UP SPRAY ON POLY PIPE
SWING JOINT LOCATED IN PLANTS
MAINTAINED TO A MAXIMUM
HEIGHT OF 8"



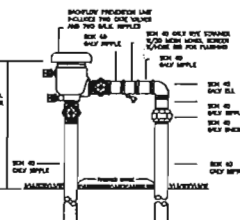
PIPE SLEEVE DETAIL

NOT TO SCALE



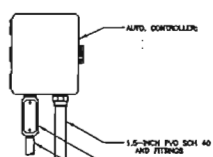
RAIN SENSOR RSD-BEX

NOT TO SCALE



PRESSURE VACUUM BREAKER

NOT TO SCALE



AUTOMATIC CONTROLLER

NOT TO SCALE

REVISIONS

NEW TOWNHOUSES FOR:
OAKS PLACE TOWNHOUSES
5481 SW 40TH
AVENUE
BOCA RATON, FL 33433
DEVELOPER: BOCA DANIA OAKS, LLC
BY DEVELOPMENT GROUP, LLC

REVIEW SET
PRELIMINARY
NOT FOR CONSTRUCTION
PERMIT SET
CONSTRUCTION SET
SUBMITTAL DATES-04-2017

DRAWN BY:
KMD
CHECKED BY:
ARI SKLAR

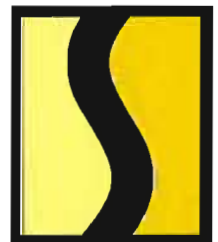
IRRIGATION LEGEND,
NOTES, AND DETAILS

IR1.2

PROJECT 16-019

DATE 07-11-16





SKLARchitecture

OAKS PLACE





SKLARchitecture

OAKS PLACE





SKLARchitecture

OAKS PLACE



Lajoie, Corinne

From: Daniel Parobok <Daniel.Parobok@metriceng.com>
Sent: Friday, June 16, 2017 7:45 AM
To: Kim Moyer; Ari Sklar
Cc: Lajoie, Corinne
Subject: RE: Oaks Place
Attachments: Oaks Place 001.pdf; Oaks Place 004.pdf; Oaks Place 003.pdf; Oaks Place 002.pdf

Good morning Kim and Ari,

Upon review of the updated plans, all outstanding comments have been satisfied and I have no further comments at this time.

Thank you,

Daniel Parobok
Arboricultural Services Lead



13940 SW 136th St, Miami, FL 33186
Office: (305) 235-5098 ext 102
Cell: (786) 498-6859
daniel.parobok@metriceng.com
www.metriceng.com

From: Kim Moyer [<mailto:k.moyerla@gmail.com>]
Sent: Thursday, June 15, 2017 5:37 PM
To: Daniel Parobok; Ari Sklar
Subject: Oaks Place

Daniel

Per your request I added the notes re: excavation for fencing adjacent to existing trees (sheets L-1 and L-2) and added the mitigation dollar amount to be paid to tree trust fund sheets L-3 and L-4). Hopefully this meets with your approval. Please call me should you have any additional concerns.

Thank you for your help on this project.

Kind regards,
Kim Moyer

Attention: The information contained in this E-mail message is privileged and confidential information intended only for the use of the individual(s) named above. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution or copy of this communication is strictly prohibited. If

Lajoie, Corinne

From: Cosme, Raul <Raul_Cosme@sheriff.org>
Sent: Thursday, June 22, 2017 9:17 AM
To: Wray, Macee; Lajoie, Corinne
Cc: Sean Brown; 'Miguel Vega'; Ari Sklar
Subject: SP-024-17 Oaks Place

SP-024-17 Oaks Place has satisfied all requirements for both Tiers I and II for their site plan submittals.

Raul Cosme



Raul Cosme

Fire Inspector/Plans Examiner
Broward Sheriff Fire Rescue & Emergency Services Dept.
Fire Prevention Bureau--Dania Beach District
103 W. Dania Beach Blvd.
Dania Beach, FL 33004
Tel: 954-342-4262
Fax: 954-342-4265
raul_cosme@sheriff.org
www.sheriff.org

The largest accredited public safety agency in America



Please note that Florida has a broad public records law, and that all correspondence sent to me via email may be subject to disclosure.

Lajoie, Corinne

From: Navarro, Ronnie
Sent: Monday, April 03, 2017 9:33 AM
To: Lajoie, Corinne; Carrie, Anne-Christine
Cc: info@sklarchitect.com; Ari Sklar; Kaine, Brad; Pollard, Antoine
Subject: RE: Oaks Place - Traffic Study Statement ref DRC comments

Hi Corinne,

This is to confirm that the traffic statement prepared by Dan A. Tinter, PE, of Thomas A Hall, Inc. for this project has been substantially completed and accepted. The report concludes that "queuing analysis indicates that the single entry lane to the gated development will successfully provide for the expected peak-hour vehicular demand (41 PM peak-hour trips) without causing any backup of vehicles onto SW 40th Avenue."

Thank you

Ronnie S. Navarro, PE

Deputy Director | City Engineer
Office 954-924-6808 ext 3615 | Fax 954-923-1109

From: Ari Sklar [<mailto:arisklar@sklarchitect.com>]
Sent: Friday, March 31, 2017 4:37 PM
To: Navarro, Ronnie; Navarro, Ronnie
Cc: Lajoie, Corinne; info@sklarchitect.com
Subject: Oaks Place - Traffic Study Statement ref DRC comments
Importance: High

Hello Ronnie,

Good to see you again at the meeting yesterday.
Please confirm that the Traffic Study / Statement submitted is complete and acceptable.

Thank you, Gracias,

AriSklar, AIA, NCARB



SKLARchitecture

Architects and Designers

Using Revit BIM Technology (ask us about Revit and how it can work for you)
2310 Hollywood Blvd, Hollywood, FL 33020
954-925-9292 ext. 100 or 104
954-925-6292 fax
786-326-2747 cell
Check us out on facebook and at www.sklarchitect.com

Architects of the amazing LEED Platinum, "Net Zero" 2020 Alton Home, in South Beach!!



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COVER LETTER

To: Dennis.mele@gmlaw.com, Sarah.Stewart@gmlaw.com

From: mwwray@daniabeachfl.gov

Date: 3/24/2017

Re: Oaks Place

PZ#: PL-23-17/SP-24-17/~~21~~-25-17- 1st Review

Dear Applicant:

*Please find attached the comments regarding your plat and site plan application together with the agenda for the Design Review Committee meeting. Your slotted time for the meeting held on **Thursday, March 30th** will be at **11:00 AM**.*

Should you have any questions, please contact Corinne Lajoie at 954-924-6805 X3704 Macee Wray at 954-924-6805 X3643.

Thank you.

*cc: Daniel Parobok, Arborist, Daniel.parobok@metriceng.com
Sean Brown, Fire Chief, kennethsean_brown@sheriff.org
Ronnie Navarro, Engineer, rnavarro@daniabeachfl.gov
Corinne Lajoie, Planning and Zoning Manager, cchurch@daniabeachfl.gov
Anne-Christine Carrie, Planner, acarrie@daniabeachfl.gov*



AGENDA
COMMUNITY DEVELOPMENT DEPARTMENT
DEVELOPMENT REVIEW MEETING
THURSDAY, MARCH 30, 2017

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION REQUIRED - REGISTRATION AS A LOBBYIST IN THE CITY OF DANIA BEACH IS REQUIRED IF ANY PERSON, FIRM OR CORPORATION IS BEING PAID TO LOBBY THE COMMISSION ON ANY PETITION OR ISSUE PURSUANT TO ORDINANCE NO. 01-93. REGISTRATION FORMS ARE AVAILABLE IN THE CITY CLERK'S OFFICE IN THE ADMINISTRATION CENTER.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT the CITY CLERK's office, 100 W. DANIA BEACH Boulevard, DANIA BEACH, FL 33004, (954) 924-6800 ext.3624, AT LEAST 48 HOURS PRIOR TO the MEETING.

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:
PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.
IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

- 1) 9:00 A.M. SP-99-16, HOLLYWOOD MANOR, 500 E. DANIA BEACH BLVD, 2nd
REVIEW
- 2) 9:30 A.M. SP-02-17, TRU HOTEL, 22 AND 24 NORTH FEDERAL HWY, 2nd
REVIEW
- 3) 10:00 A.M. SP-13-17, ARG OFFICE, 4025 RAVENSWOOD RD, 2nd REVIEW
- 4) 10:30 A.M. SP-14-17/VA-23-17, 7- ELEVEN, 1554 S. FEDERAL HWY, 2nd REVIEW
- 5) 11:00 A.M. PL-23-17/SP-24-17/RX-25-17, OAKS PLACE, 5461 TO 5525 SW 40TH
AVE, 1ST REVIEW

If you are unable to attend the meeting or you need any further information please email or call:
Corinne Lajoie at (954) 924-6805 x 3704 or cchurch@daniabeachfl.gov
Macee Wray at (954) 924-6805 x 3653 or mwray@daniabeachfl.gov



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: March 2, 2017

PZ Log No: PL-023-17/SP-024-17/RZ-25-17

Project: Oaks Place – 1st Submittal

Comments Due: March 23, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 1st Submittal

PZ Log No: PL-023-17

Plan Reviewer: FLOODPLAIN

Please log your time spent on reviewing the plans.

Time spent: 1/2 HOUR

Overtime: _____

Rate per hour: _____

- comments attached

* Cost recovery – no charge on single family home plans, permits and variances.

Project Name: Oaks Place
PZ #: PL-023-17/SP-024-17/RZ-25-17 - 1ST REVIEW
ADDRESS: 5461-5525 SW 40th Ave
REVIEW COMPLETED BY: Richard Benton, CFM



NOTES:

- Flood Zone = AH / AE / X; BFE = 6; DFE = 7 (preliminary determination)

Comments:

1. This project appears, based on a preliminary determination, to be subject to the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code. In order to make a final determination, please provide a Survey with flood zones delineated.
2. Sheet A1.1 should indicate finish floor elevation in NAVD 88. Should structures be located in Flood Zones AH or AE, finish floor elevations shall be at or above Design Flood Elevation (Base Flood Elevation + 1 foot) or 7.0 NAVD 88. Mechanical, plumbing and electrical systems shall be at or above DFE.
3. Additional comments may be forthcoming once final determination of flood risk is confirmed.



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: March 2, 2017

PZ Log No: PL-023-17/SP-024-17/RZ-25-17

Project: Oaks Place – 1st Submittal

Comments Due: March 23, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 1st Submittal

PZ Log No: PL-023-17

Plan Reviewer: LANDSCAPE

Please log your time spent on reviewing the plans.

Time spent: 3.5 hr

Rate per hour: 1100

Overtime: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Landscape Plan Review: Oaks Place

PZ Log Number: PL-023-17 Review Number: 1

Reviewer: Daniel Parobok Date: March 23, 2017



The following comments are based on a review of the plans and responses dated 3/2017, for the property located at 5461 SW 40th Ave, Dania Beach, for compliance with the City of Dania Beach Code of Ordinances:

1. The landscape plan is at a scale that is difficult to read. Provide a landscape plan at a larger scale.
2. The provided tree survey is inadequate. Provide a tree survey meeting all Sec. 275-80(C) requirements including common name, scientific name, DBH, canopy spread in square feet, tree condition, and proposed disposition.
3. Several specimen trees/palms exist on this site. Per Sec. 275-80, provide the dollar value of all specimen trees/palms. Note that specimen trees fall under additional protections of special status category trees provided in Sec. 825-140.
4. Clearly label all trees to remain and/or to be relocated on landscape plan corresponding to tree number listed in the existing tree survey.
5. Show all mitigation for trees proposed for removal on landscape plan meeting all Sec. 825-100 mitigation requirements.
6. Provide a table listing total VUA in square feet and the percentage of VUA (and size in square feet) dedicated to VUA landscaping per Sec. 275-100.
7. Provide a table showing non-VUA open space and how Sec. 275-140 requirements are being met. Indicate and label all non-VUA open space area on landscape plan.
8. Provide a table listing all proposed plantings including the total number of plantings to be installed for front unit plantings. Note that a minimum of 50% of total plantings must be native per Sec. 275-60 and palms shall constitute a maximum of 20% of total trees per Sec. 275-190(G).
9. The perimeter fence is proposed through and in close proximity to existing tree appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted.
10. Hardscaping is proposed near existing trees appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted. In addition to this information, provide a tree protection plan indicating tree protection zones where tree protection fencing is to be installed prior to any construction/demolition activities as well as a tree protection detail.

11. Live oaks are proposed under existing overhead utilities. Provide a species that is suitable to be planted under overhead utilities. Note that Sec. 275-190 requirements still apply. If overhead utilities are to be relocated, note on landscape plan.
12. One live oak is proposed off-center to other oaks on the eastern border of the site. Please clarify.
13. Per Sec. 275-80, provide an irrigation plan.
14. In order to complete any further landscaping review, a PDF copy must accompany the submittal. This may be sent to Daniel Parobok at daniel.parobok@metriceng.com

Informational notes:

- i. **Please provide a point-by-point response to each of the above comments.**
- ii. Feel free to contact Daniel Parobok at (305) 235-5098 daniel.parobok@metriceng.com for an interim review prior to your next official submittal, to expedite your landscape plan approval process.
- iii. A PDF copy of final plans must be submitted via CD or email in order to receive final approval.

END OF COMMENTS



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: March 2, 2017

PZ Log No: PL-023-17/SP-024-17/RZ-25-17

Project: Oaks Place – 1st Submittal

Comments Due: March 23, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
☒ Comments to be addressed & plans resubmitted prior to public hearing.
☐ Denied.

Fire - R. Cosme
Department

3/21/17
Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 1st Submittal

PZ Log No: PL-023-17

Plan Reviewer: FIRE

Please log your time spent on reviewing the plans.

Time spent: 2.0

Overtime:

Rate per hour:

* Cost recovery – no charge on single family home plans, permits and variances.



BROWARD SHERIFF'S OFFICE
Department of Fire Rescue & Emergency Services
Fire Marshal's Office
Dania Beach District

103 West Dania Beach Blvd. • Dania Beach, Florida 33004
Office: (954)342-4262 • Fax: (954)342-4265



SITE PLAN REVIEW COMMENTS

Date: 03/21/17 **Site Plan No.:** SP-024-17 **Time Required For Review:** 2.0

Project: OAKS PLACE **Sq. Feet:** 207,224

Plan Reviewer: Raul Cosme / Plans Examiner

☐ Approved As Submitted ☐ Denied ☐ Approved With Conditions
☒ Comments Must Be Addressed and Resubmitted Prior to City Commission Meeting

Below are two tiers of comments. Tier one comments must be satisfied prior to site plan approval and public hearing. Tier two comments, if not satisfied during original site plan approval process, must be satisfied at permit for site work.

Be advised that some Tier two comments may affect other disciplines and/or have other significant impacts on the overall site plan. In addition, the Tier 2 comments may impact permit plans with additional time delays to reach resolution at permit. It is strongly advised that all comments (both Tier 1 and Tier 2) below are satisfied prior to site plan approval and public hearing.

Tier 1 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

1. Fire Department Access Information as follows:
 - a. All turning radii (demonstrated)
 - b. Fire Department Apparatus Access Road locations and dimensions - demonstrate or note on the plan how they will be marked and delineated on site.
2. Water Supply Information as follows:
 - a. Dimensions of the three nearest adjacent hydrants to the project site
 - b. Please provide a legend on the Water & Sewer sheet C2 showing hydrant symbols.
 - c. Show Point of Service.

3. Proof of Water Supply & Fire Flow Demand as follows:

- a. Fire Hydrant Flow Test
- b. Building Construction Type and Total Square Footage. Please show in Project Data.
- c. Fire Flow Demand Calculations Signed and Sealed by Licensed Engineer
- d. A completed Application for the Approval of the Fire Protection Water Supply Design (See the last page of this document)
- e. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (This document shall bear the seal and signature of the engineer).

Tier 2 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

- 4. A detail sheet accompanying the Civil Plans with the following details:
 - a. Fire Hydrant Detail
 - b. Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers)
 - c. Underground Gate Valve Detail (where applicable)
- 5. Address Detail

Please provide a copy of the approved set of plans in .pdf format via email to kennethsean_brown@sheriff.org . If the plan set is too large to send through email, please deliver the plans in .pdf format on a CD-ROM to:

Attn. Chief Brown
Fire Marshal's Office
103 West Dania Beach Boulevard
Dania Beach, FL 33004



ATTENTION CONTRACTORS & DESIGN PROFESSIONALS

EFFECTIVE IMMEDIATELY

NFPA 1:11.10 Requires minimum radio signal strength for fire department communications to be maintained at a level determined by the AHJ for all new and existing buildings.

The Owner's Rep or GC shall conduct a Preliminary Initial Assessment to determine if the minimum radio signals strength for fire department communication is in compliance with Broward County standards.

Prior to any testing, the occupancy shall be structurally completed with all interior partitions, windows and doors installed.

An assessment will be conducted by the Owner's Rep or GC to determine if the minimum radio signals strength for fire department communication in the occupancy is in compliance, in accordance with NFPA 1: 11.10.1 and NFPA 72: 24.5.2.2.1 through 24.5.2.2.3.

Radio coverage shall be provided throughout the building as a percentage of floor area as specified below in accordance with NFPA 72: 14.4.12.1.2 through 14.4.12.1.4 and NFPA 24.5.2.3.

1. A test "grid" plan shall be produced to ensure testing throughout the building.
2. Signal levels shall be measured to ensure the system meets the criteria of 24.5.2.3 according to parameters as follows:
 - a. 24.5.2.3.1 Inbound.
A minimum inbound signal strength of -95 dBm, or other signal strength as required by the authority having jurisdiction, shall be provided throughout the coverage area.
 - b. 24.5.2.3.2 Outbound.
A minimum outbound signal strength of -95 dBm at the donor site, or other signal strength as required by the authority having jurisdiction, shall be provided for the coverage area.
 - c. Critical areas, such as the emergency command center(s), the fire pump room(s), exit stairs, exit passageways, elevator lobbies, standpipe cabinets, sprinkler sectional valve locations, and other areas deemed critical by the authority having jurisdiction, shall be provided with 99 percent floor area radio coverage.
 - d. General building areas shall be provided with 90 percent floor area radio coverage.

ACCEPTANCE

1. If three nonadjacent areas fail the test with less than -95 decibels per milliwatt (-95 dBm), and /or a DAQ3 or below; or if two adjacent areas fail with less than -95 decibels per milliwatt (-95 dBm), and/or a DAQ3 or below, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems; and/or
2. If there is less than 99 percent floor area radio coverage to all Critical areas, or less than 90 percent floor area radio coverage to all General building areas, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems.

Rev. 10/30/2015

THE FOLLOWING INFORMATION IS PROVIDED FOR EXPLANATORY PURPOSES ONLY. THE NOTES BELOW CONTAIN MORE SPECIFIC INFORMATION AS IT RELATES TO THE COMMENTS YOU MAY HAVE RECEIVED IN YOUR SITE PLAN REVIEW FROM THE FIRE MARSHAL'S OFFICE.

FIRE DEPARTMENT ACCESS REQUIREMENTS

ADDRESS IDENTIFICATION

New and existing buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or roadway fronting the property. [NFPA 1:10.12.1.1]
The address shall be posted at the construction site upon the start of construction.

Address numbers shall contrast with their background. Numerals shall be not less than three inches in height for residential buildings, structures, or portions thereof, and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2]

Where address identification is required by the fire official on other elevations of buildings, structures, or portions thereof, such numbers shall be not less than three inches in height for residential and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2.1]

Address numbers shall be Arabic numerals or alphabet letters. [NFPA 1:10.12.1.3]

GENERAL DRIVE AISLES WIDTH AND HEIGHT

Drive aisles must be a minimum of 12 feet in width. [AHJ]

VERTICAL CLEARANCES FOR APPARATUS

Vertical clearances of 14 ft. minimum are required by AHJ.

FIRE APPARATUS ACCESS ROADS IDENTIFIED AND MARKED

Fire Apparatus Access Roads are required to be identified and delineated. [AHJ; 1:18.2]

WIDTH REQUIREMENT FOR FIRE DEPARTMENT ACCESS ROADS

Fire Department access roads shall have an unobstructed width of not less than 20 feet. [1:18.2.3.4.1.1]

WIDTH & SIGNAGE REQUIREMENTS FOR CURBSIDE VEHICLE PARKING IN FIRE DEPARTMENT ACCESS LANES

- Fire Department Access Roads 20 Ft. to 27 Ft. – “NO PARKING” Signs on both sides of the road.
- Fire Department Access Roads 28 Ft. to 35 Ft. – “NO PARKING” Signs on one side of the road
- Fire Department Access Roads 36 Ft. or greater – No signage required. [AHJ]

“NO PARKING” SIGNAGE, PAINTED CURBS AND / OR FIRE LANE STRIPING REQUIRED FOR FIRE LANES, FIRE DEPARTMENT ACCESS ROADS AND IN FRONT OF FIRE DEPARTMENT CONNECTIONS

Fire Lanes, Fire Department Access Roads and the areas in front of the fire department connections, shall be designated by yellow painting, striping, or markings on the curbs and roadways.

- Provide a curb detail note to indicate that all curbs are to be painted yellow.
- All pavement markings shall be of thermoplastic paint.
- Demonstrate that these areas are to be marked with freestanding signs with the wording, **“NO PARKING FIRE LANE BY ORDER OF THE FIRE DEPARTMENT”** or similar wording.
- Such signs shall be 12 inches by 18 inches with a white background and red letters.
- These signs shall be a maximum of seven feet in height from the roadway to the bottom of the sign.
- These signs shall be within sight of the traffic flow and be a **maximum of 60 feet apart**. [1:18.2.3.5]

SURFACE COMPACTION

Demonstrate that the required Fire Department access road shall have a surface designed to:

- Accommodate fire apparatus with a minimum weight of 32 tons. [1:18.2.2.1.3]
- Have a surface suitable for all-weather driving capabilities. [1:18.2.2.5.2] – Examples: Turf Block, Concrete, Stone, etc.

OBSTRUCTION OF FIRE DEPARTMENT ACCESS ROADS

The required width of a fire department access road shall not be obstructed in any manner. [1:18.2.4.1.1]

GATES REQUIREMENT

Where gates are utilized, provide a Knox entry system to allow Fire Department Access [1:18.2.2.1] (Obtain application from the Fire Prevention Bureau (954)893-5060)

TURNING RADIUS

Turning radii must be a minimum of 38 ft. inside radius and 50 ft. outside radius with a clear sweep of 12 ft. of drive aisle for all Fire Department access roads / lanes (Turning radius requirements for Rescue Apparatus Access areas is 26' outside radius and 14' inside radius) [1:18.2.3.4.3]

When demonstrating Turning Radii, all parking spaces must be a minimum of 18' in length.

CUL-DE-SACS

Cul-de-sac turnarounds must be no less than 100 ft. in diameter.

DEAD ENDS

Dead-end fire department access roads in excess of 150 ft. in length shall be provided with approved provisions for the turning around of fire apparatus (Hammerhead “T” Turn-around, Cul-de-sacs, Alternative (Modified) “T” Turn-around, etc.). [1:18.2.3.4.4]

BUILDING ACCESSIBILITY FROM FIRE DEPARTMENT ACCESS ROADS

Any portion (furthest point) of any 1st Floor exterior wall must be:

- Not more than 150 ft. from Fire Department Access Roads – Un-sprinklered Buildings. [1:18.2.3.2.2]
- Not more than 450 ft. from Fire Department Access Roads – Sprinklered Buildings. [1:18.2.3.2.2.1]

DISTANCE TO EXTERIOR DOORS OF BUILDINGS FROM FIRE DEPARTMENT ACCESS ROADS

A single exterior door providing access to the interior of any building must be located within 50 feet of a fire department access road. [1:18.2.3.2.1]

BRIDGES

The bridge shall be designed for a live load sufficient to carry the imposed loads of fire apparatus with a minimum weight of 32 tons. [1:18.2.3.4.5.2]

LOAD LIMITS TO BE POSTED

Vehicle load limits shall be posted at both entrances to bridges, ramps and elevated roadways where required by the AHJ. [1:18.2.3.4.5.3]

GRADE

The angle of approach and departure for any means of fire department access shall not exceed 1 foot drop in 20 feet (5%), and the design limitation of the fire apparatus of the fire department shall be subject to approval by the AHJ. [1:18.2.3.4.6.2*]

FIRE HYDRANTS & FIRE PROTECTION APPLIANCES REQUIREMENTS

HYDRANT DETAIL REQUIREMENTS

Please provide fire hydrant detail in accordance with the following:

- The center of a hose outlet shall be not less than 18 inches above final grade, (or where located in a hose house, 12 inches above the floor) [24:7.3.3]
- The Steamer opening is to be 4 ½ inches in size with four (4) National Standard Threads per inch.
- All fire hydrants shall be “traffic type” to break-away upon impact.
- The fire hydrant main body valve shall open against the flow and shall close with the flow.

BLUE REFLECTIVE HYDRANT MARKERS

Provide one (1) blue double-reflective department of transportation type road marker (Roadway Pavement Marker (RPM)) to be adhered to the hard surfaces of the roadway in the middle of the lane nearest to, and directly in front of each newly installed fire hydrants. [AHJ]

IMPACT PROTECTION

Provide bollards consisting of three inch steel pipe buried at three feet deep, with three feet of height above ground level and spaced three feet apart. These bollards are to be filled with concrete and capped are acceptable. [24:7.3.5] [24:7.3.6] [13:8.15.1.3.2]

CLEARANCE REQUIREMENTS FOR FIRE HYDRANTS

Provide clearances of 36" in circumference around all fire hydrants. [1:18.5.3]

HYDRANT SPACING FOR COMMERCIAL PROPERTY

Hydrant spacing shall not exceed 350 feet linear separation (as the fire apparatus drives) for commercial properties (to also include apartment buildings, condominiums, townhouses, etc.) [24:7.2.1] [AHJ]

HYDRANT SPACING FOR PRIVATE RESIDENTIAL PROPERTY

Hydrant spacing shall not exceed 500 feet linear separation for residential one and two family dwellings. [24:7.2.1] [AHJ]

HYDRANTS TO BE 40' OR MORE FROM BLDGS.

Hydrants shall be located not less than 40 ft. from the building or wall hydrants shall be permitted to be used where approved by the AHJ. [24:7.2.4]

STANDPIPE SYSTEMS REQUIRED

Provide a Class I standpipe system in accordance with the provisions of N.F.P.A. 1, Section 13.2.2.2 and NFPA 14, where any of the following conditions exist:

- More than three stories above grade where the building is protected by an approved automatic sprinkler system.
- More than two stories above grade where the building is not protected by an approved automatic sprinkler system.
- More than 50 ft. above grade and containing intermediate stories or balconies
- More than one story below grade
- More than 20 ft. below grade

LOCATIONS OF SIAMESE FIRE DEPARTMENT CONNECTIONS

Fire department connections shall be located:

- On the street side of buildings.
- Where fully visible and recognizable from the street or nearest point of fire department apparatus accessibility.
- And arranged so that hose lines can be attached to the inlets without interference from nearby objects, including buildings, fences, posts, or other fire department connections. [14:6.3.5.1]
- Not more than 100 ft. from the nearest fire hydrant connected to an approved water supply. [14:6.3.5.4]
- On the same side of the roadway or fire lane as the nearest fire hydrant. [AHJ]
- Within three ft. (3') of the curb line of fire lanes, streets. [AHJ]
- In a place that will allow a space four feet (4') on both sides of the fire department connection centerline that must be kept open at all times.

SIGNAGE FOR FIRE DEPARTMENT CONNECTIONS

- The FDC must be identified as to the building (complete address) or portion of the building it serves. Provide a permanent tactile sign at the FDC to meet the above requirement. [14:6.3.5.3]
- A sign also shall indicate the pressure required at the inlets to deliver the system demand. [14:6.3.5.2.2]
- Each fire department connection shall be designated by a sign having raised letters, at least 1 inch in height, cast on a plate or fitting that reads "STANDPIPE", "STANDPIPE AND AUTOSPKR" or "AUTOSPKR AND STANDPIPE". [14:6.3.5.2]

BACKFLOWS REQUIRED (See NFPA 13, Chapter 15, Section A.15.1.8 & Handbook)

Provide a Backflow Prevention Assembly for the Fire Sprinkler System that meets the following requirements:

- All backflow preventors must be Accessible for service and maintenance [13:8.16.4.6]
- All backflow preventors must be Listed for fire protection service [24:5.4.2]
- All backflow preventors must be installed above ground [AHJ]

WATER SUPPLY REQUIREMENTS

PRIVATE FIRE SERVICE MAINS CONNECTION FROM WATERWORKS SYSTEMS

By P.I.V. [24:5.5] or Underground Gate Valve [24:6.1.5]

POST INDICATING VALVES TO BE LOCATED MIN. 40 FT. FROM BLDGS.

Post indicating valves shall be located not less than 40 ft. from buildings [24:6.3.3.1]

DISTRIBUTION SYSTEMS TO BE LOOPED

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

FIRE SERVICE MAIN SIZE – 8"

Hydrant mains must be sized in accordance with the requirements of the Public Services Department (typically requiring a minimum 8" diameter), and must be able to accommodate the fire flow demand for the project but in no case can be less than 6" in diameter [24:7.1.1]

SPRINKLER SYSTEM REQUIRED

Buildings 3 or more stories in height and 3 or more units attached shall be equipped with a complete automatic fire sprinkler system. Completed engineered fire sprinkler drawings are required with construction document submittal. Please Note. [FBC 903.6.]

FIRE HYDRANT FLOW TEST REQUIREMENTS

Fire Hydrant Flow Tests are required for all new projects to determine the available water supply in the area for your project. The Hydrant Flow Test must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112. This test must be performed by a qualified company of the builder's choice. In addition, the static pressure at the water main shall be determined by a recorded method (ie. water wheel) for a minimum twenty-four (24) hour period. The actual flow test must be witnessed by, and recorded data sent to the Broward Sheriff's Office Fire

Marshal's Bureau, Dania Beach District in any area where water is being supplied by the City of Dania Beach Public Services.

If the water is being supplied by Broward County, the entire hydrant flow test is to be performed by Broward County O.E.S. Please contact the Broward Sheriff's Office Fire Marshal's Bureau, Dania Beach District at (954)342-4262 for determination of where the water is being supplied from.

IDENTIFYING THE FIRE FLOW DEMAND FOR BUILDINGS AND STRUCTURES

The Needed Fire Flow Requirements for all buildings / structures must be in accordance with N.F.P.A. 1 (2012 Ed.), Chapter 18, Section 18.4 for manual suppression efforts. Fire flow calculations must be prepared by a professional engineer currently licensed in the state of Florida **for each** newly constructed building or structure. Two original sets of signed and sealed calculations must be submitted to the Fire Marshal's Office on the Engineer's official letterhead for review and approval. Failure to follow the above requirements may result in delays for your project.

REQUIREMENTS FOR THE FIRE FLOW TESTING OF WATER SUPPLY FOR AUTOMATIC FIRE PROTECTION SYSTEMS (AFPS) AND AUTOMATIC STANDPIPE SYSTEMS (ASS)

The following are the requirements, as stipulated by the Broward County Amendments to the Florida Fire Prevention Code, for the Fire Flow Testing of the water supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS):

The fire flow requirement for buildings providing or requiring Automatic Fire Protection Systems (AFPS) and/or Automatic Standpipe Systems (ASS) must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112, NFPA 13 (2010 Ed.) and NFPA 14 (2010 Ed.)

Broward County Amendments to the Florida Fire Prevention Code

Amendments Effective February 13, 2015

F-112 – Automatic Sprinklers Required

F-112.1 – Fire flow testing of the Water Supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS) using water as an extinguishing agent for new buildings and structures and existing buildings and structures where the AFPS and ASS are altered by more than seventy-five (75) percent of their value shall be as follows:

- a) Fire flow test of the water supply for AFPS and ASS shall be in accordance with NFPA 291, Recommended Practice for Fire Flow Testing and Marking of Hydrants, Florida Administrative Code (FAC) 69A-60.
- b) The engineer of record (EOR) shall be responsible to review the fire flow results, potential drought impact and future demands to the water distribution system. Where the EOR determines that the water distribution system will be significantly impacted during drought conditions or as a result of anticipated future growth, the EOR shall provide a safety margin in the design of the AFPS/ASS. The EOR shall utilize NFPA 13 annex as a guide in reviewing water distribution systems.

- c) Design of the water flow for the AFPS and/or ASS shall be the same as that obtained from the fire flow test.
- d) The residual pressure at the required water flow at the connection to the water main for an AFPS and/or ASS shall not be less than 20 PSI.
- e) The static pressure at the water main shall be determined by a recorded method for a minimum twenty-four (24) hour period.
- f) Fire flow test data shall not be more than one (1) year prior to the plans, hydraulic calculations and submittals for the AFPS and/or ASS being submitted to AHJs for their review and acceptance. The results of the fire flow test shall be provided to the AHJ at the time of the submittal of the plans, hydraulic calculations and submittals for the water based AFPS and/or ASS.



BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT
103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: _____

Site Plan Application #: _____

Name of Project/Development: _____

Address of Project/Development: _____

Owner/Agent: _____

Design Professional of Record: _____

Water Purveyor: _____

Water Purveyor Address: _____

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is _____ in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is _____ gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).

This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

Signature - Owner/Agent/Occupant:

Date

Signature – Design Professional of Record

Date



CITY OF DANIA BEACH

DEPARTMENT OF PUBLIC SERVICES

March 23, 2017

Engineering Comments

Site Plan: Dania Oaks Place

1. No further comments on the Traffic Statement.
2. Provide copy of pre- and post-development stormwater management and drainage calculations for the entire site. Surface water management license required from Broward County.
3. Proposed grading and drainage plan shall be based on the stormwater management calculations. Perimeter grading shall be set at 25-year storm event, minimum.
4. Suggest to have a turnaround (knuckle) before exit gate.
5. Per Dania Code of Ordinances (Article 415 – Sidewalks and Swales), Owner is responsible for sidewalks and swale improvements within the road right of way.
6. In compliance with Article 805 of the City Code of Ordinances, applicant shall provide a projection of water demand, and sewage and solid waste generation in tabular format.
7. Provide drawing file (dwg or dgn) disk of the approved site plan in Florida State Plane Coordinate (NAD 83). This should be addressed as part of the final submittal.

For ease of review, please reply to each line comment and reference drawings or backup documents provided.

Oaks Place

3-21-17

Zoning designation = RS-6000/Proposed PRD-1 w/allocation of 36 flex units

FLU designation = Low 5 Residential

REVIEW COMPLETE BY Corinne Lajoie (954) 924-6805 X 3704

61 townhomes

1st review

PLAT PL-23-17

1. Per Section 640-20(I) Provide "tax returns for all parcels included in the subdivision together with a notarized statement that no liens or liens are imposed on properties in the plat."
2. Per Section 640-20(J) "Any existing or proposed deed restrictions for properties included in the plat must accompany the plat dedication."
3. Proposed plat identifies 63 units; site plan identifies 61 units. Revise accordingly.

SITE PLAN SP-24-17

1. **Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.**
2. **APPLICATION: Confirm application was properly completed, signed, and proper application fee was paid.** Per LDC, Article 635, provide the following missing information:
Sec. 635-40:
(E) "The overall size of plans shall be 24" C 36" drawn at a scale no smaller than 1:20"
Section 635-50:
(B) "The north arrow, scale and date"
(S) "Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination"
(T) "All existing and proposed pedestrian walkways and bicycle paths."
(Y)(4) "Area devoted to vehicular use area (roadways, aisles, parking)"
(Y)(5) "Gross project area allocated for common open space"
(Y)(6) "Lot coverage by roofed structures"
(Y)(8) "Number of required and provided parking spaces including handicapped accessible, compact and any space devoted to attendant parking if permitted."
(Y)(10) "Minimum yard setbacks or specific build to lines required and provided"
(Y)(11) "Maximum and minimum (if applicable) required and proposed building height."
(Y)(12) "Minimum floor area required"
(Y)(13) "Adjacent zoning and existing land uses"
(AA) "Phasing plan, if applicable, with beginning and ending dates of construction of the entire project and beginning and ending dates for all phased of the project"
(BB) "For properties under consideration for rezoning to PRD-1, a document detailing development standards and criteria (i.e. building height, setbacks, density, lot area, landscaping, parking, open space, lot coverage, sign regulations, etc.)"
3. **IMPACT FEES: Impact fees that will be required for the project are attached to these comments.**
4. **SIGNS: Provide copy of all signs for compliance review.**
5. **The proximity to the airport will require FAA/BCAD review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100.**
6. **PARKING:**
 - Guest parking is 1:5 units, not 1:4. Revise accordingly.

- Identify on site plan where all parking spaces are provided, only guest parking are shown on drawing.
 - Per Section 265-20(A) parking space is 9' X 18'. Revise parking space detail accordingly.
7. **USE:** Sheet A1.3. "Site Data" table and parking calculations identifies 63 townhouse units, but table "Unit/Building Breakdown" identifies 61 townhouse units. Revise accordingly.
 8. **Provide minimum bicycle parking requirements identified in Section 265-51.** 5% of required automobile parking is required. Recalculate accordingly and provide detail.
 9. **COST RECOVERY: per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred.**
 10. **Must provide latest revised set of plans on disk prior to going to public hearing.**
 11. The applicant is encouraged to contact neighbors adjacent to, as well as condominiums and neighborhood associations located within 300 feet of the development site, to advise of this property. Please provide acknowledgement and/or documentation of any public outreach.
 12. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing.
 13. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project.
 14. Please e-mail resolution and legal description for development approval in word format to cchurch@daniabeachfl.gov four (4) weeks prior to public hearing.
 15. Sheet A1.3 correct required minimum pervious area to be 37% as required in Section 215-130.
 16. Sheet A1.3, Clarify "Landscape Open Space" provided calculation.
 17. Provide building elevation for buildings 2 & 6.
 18. Sheet A1.2, Phase II only shows a portion of Building #6-B. Revise accordingly.
 19. Sheet A1.2, Phase II does not identify the location of the public sidewalk along SW 40 Avenue.
 20. Identify location of mechanical equipment for clubhouse and how it will be screened.
 21. Provide detail of proposed 6' tall column and panel wall.
 22. Per Section 205-10(B):
 - Maximum 40% coverage permitted; 30.3% provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
 - Minimum townhouse width is 22'; 19' provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each

requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.

- 25' front setback required; 15' provided for Clubhouse and Building #8. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
- Provide the following required and provided information on the site plan drawing and in tabular form:
 - Maximum width – 22' permitted
 - Maximum height – 3/35' permitted
 - Maximum coverage – 40%
 - Minimum Front setback – 25'
 - Minimum Internal side – 15' for 2-story
 - Minimum Rear setback – 15' for 2-story
 - Minimum space between buildings – 15'
 - Maximum townhouse length – 150'

NOTES:

- **Application fee pays for only 2 reviews of the project. Additional review by staff will require additional payment.**
- **Continuous and on-going site inspections will be conducted by staff throughout the entire building process.**
- **FLOOD PLAN: Finished floor elevations, per Article 220-10(C) All structures shall be constructed with a lowest FFE of at least 1 foot above the 100 year flood elevation. Identify on plans.**
- **Prior to submittal of a building permit, please contact the Building Official (954-924-6085 X3650 to schedule a pre-application meeting.**



CITY OF DANIA BEACH IMPACT FEE SCHEDULE

According to the adopted City Ordinances and Resolutions listed below, all new development is subject to City and County impact fees. These fees help pay for the construction or expansion of roads, mass transit, schools and parks that are needed as a result of the development's "impact." These fees are assessed when construction plans are submitted for approval and included in your building permit invoice. Below is a schedule of the City of Dania Beach's impact fees. Additional impact and concurrency fees may be charged by the County, please contact one of the planners with Broward County Development Management (954-357-6666) to request an impact/concurrency fee estimate.

<u>Type</u>	<u>Fee</u>
Recreation and Open Space:	
Single Family/Townhouse	\$1,825 per unit
Multi-Family	\$1,364 per unit
Mobile	\$1,140 per unit
Traffic Mitigation:	\$21.26 per PM peak hour trip
Administrative: (RAC only)	\$.16 per sq.ft.
Police:	\$.184 per sq.ft.
Fire:	\$.389 per sq.ft

For any questions regarding water & sewer impact fees, please contact the Public Services Division at 954-924-3740.

City Ordinances and Resolutions:

Water & Sewer Impact Fees - Resolution 2012-002, Ordinance 2011-035
Administrative, Police & Fire - Resolution 2005-150, Ordinance 2005-037
Recreation and Open Space – Resolution 2014-071
Traffic Mitigation – Resolution 2014-049



*CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COVER LETTER*

To: Dennis.mele@gmlaw.com, Sarah.Stewart@gmlaw.com

From: mwrap@daniabeachfl.gov

Date: 5/19/2017

Re: Oaks Place

PZ#: SP-24-17/VA-47-17- 2nd Review

Dear Applicant:

*Please find attached the comments regarding your plat and site plan and variance application together with the agenda for the Design Review Committee meeting. Your slotted time for the meeting held on **Thursday, May 25th** will be at **11:30 AM**.*

Should you have any questions, please contact Corinne Lajoie at 954-924-6805 X3704 Macee Wray at 954-924-6805 X3643.

Thank you.

*cc: Daniel Parobok, Arborist, Daniel.parobok@metriceng.com
Sean Brown, Fire Chief, kennethsean_brown@sheriff.org
Ronnie Navarro, Engineer, rnavarro@daniabeachfl.gov
Corinne Lajoie, Planning and Zoning Manager, cchurch@daniabeachfl.gov
Anne-Christine Carrie, Planner, acarrie@daniabeachfl.gov*



AGENDA
COMMUNITY DEVELOPMENT DEPARTMENT
DEVELOPMENT REVIEW MEETING
THURSDAY, MAY 25, 2017

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION REQUIRED - REGISTRATION AS A LOBBYIST IN THE CITY OF DANIA BEACH IS REQUIRED IF ANY PERSON, FIRM OR CORPORATION IS BEING PAID TO LOBBY THE COMMISSION ON ANY PETITION OR ISSUE PURSUANT TO ORDINANCE NO. 01-93. REGISTRATION FORMS ARE AVAILABLE IN THE CITY CLERK'S OFFICE IN THE ADMINISTRATION CENTER.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT the CITY CLERK's office, 100 W. DANIA BEACH Boulevard, DANIA BEACH, FL 33004, (954) 924-6800 ext.3624, AT LEAST 48 HOURS PRIOR TO the MEETING.

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:

PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

- 1) 9:00 A.M. SP-03-15MOD, TRION, 1st REVIEW, 4 NORTH FEDERAL HWY
- 2) 9:30 A.M. SP-125-16, CANAL GROVES, 2ND REVIEW, 4660 SW 33RD AVE.
- 3) 10:00 A.M. SP-02-17, TRU BY HILTON, 24 AND 44 NORTH GRIFFIN RD., 3RD REVIEW
- 4) 10:30 A.M. SP-35-17/VC-45-17/OT-35-17/SE-51-17/VA-49-17/VA-50-17, GRIFFIN POINTE, 2ND REVIEW, 2281 GRIFFIN ROAD
- 5) 11:00 A.M. PL-46-17, DANIA 84 HOSPITALITY, 1ST REVIEW, 2460 W. STATE RD. 84
- 6) 11:30 P.M. SP-24-17/VA-47-17, DANIA OAKS PLACE, 2ND REVIEW, 5461 AND 5471 SW 40TH AVE.

If you are unable to attend the meeting or you need any further information please email or call:
Corinne Lajoie at (954) 924-6805 x 3704 or cchurch@daniabeachfl.gov
Macee Wray at (954) 924-6805 x 3653 or mwray@daniabeachfl.gov



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: May 4, 2017

PZ Log No: SP-024-17

Project: Oaks Place – 2nd Submittal

Comments Due: May 18, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 2nd Submittal

PZ Log No: SP-024-17

Plan Reviewer: FLOOD

Please log your time spent on reviewing the plans.

Time spent: 1 Hour

Overtime: _____

Rate per hour: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Project Name: Oaks Place
PZ #: PL-023-17/SP-024-17/RZ-25-17 – 1st Review
ADDRESS: 5461-5525 SW 40th Ave
REVIEW COMPLETED BY: Richard Benton, CFM



NOTES:

- Flood Zone = AH / AE / X
- BFE = 6; DFE = 7

Comments:

1. None.

Note(s):

This project is subject to the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code.



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: May 4, 2017

PZ Log No: SP-024-17

Project: Oaks Place – 2nd Submittal

Comments Due: May 18, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 2nd Submittal

PZ Log No: SP-024-17

Plan Reviewer: LANDSCAPE

Please log your time spent on reviewing the plans.

Time spent: 3 hr

Rate per hour: \$100

Overtime: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Landscape Plan Review: Oaks Place

PZ Log Number: PL-023-17 Review Number: 2

Reviewer: Daniel Parobok Date: May 17, 2017



The following comments are based on a review of the plans and responses dated 5/2017, for the property located at 5461 SW 40th Ave, Dania Beach, for compliance with the City of Dania Beach Code of Ordinances:

1. Provide a report from a Certified Arborist, which confirms (or updates as needed) the tree species and size information provided on Sheet TD-3. The Arborist's report also needs to evaluate potential impacts to/viability of any specimen trees proposed to remain, and whether specimen trees proposed for removal are viable candidates for relocation. The Arborist's report should list the Tree Protection Zone (TPZ) size for each tree proposed to remain.
2. Note that specimen trees fall under additional protections of special status category trees provided in Sec. 825-140. Specimen trees must be relocated (note that large size is not justification for relocation unfeasibility). The arborist report required by comment 1 may clarify the tree preservation requirements.
3. Provide the existing tree canopies to scale on sheets TD-1 and TD-2.
4. For all trees to remain, show the TPZ on the Tree Disposition and Landscape plan *at minimum* as defined in Sec 825-50, expanded per recommendations from your arborist. A plan-view notation must indicate that tree protection fencing will be installed at the edge of the TPZ.
5. It appears that several trees proposed to be removed can remain in place based on the current landscape plan and many fall within proposed landscape areas. Reevaluate tree dispositions of trees currently located within proposed planting area and/or provide adequate justification for removal of these trees.
6. Previous comment not addressed. All mitigation must be accounted for prior to site plan approval. Clearly label each tree counted toward mitigation requirements on the landscape plan and provide a column on the proposed plantings table listing the quantity and specification of each species being used to meet mitigation requirements. Note the replacement species diversity requirements listed under Sec. 825-100(A)(4). Canopy replacement multiplier for exotic species is incorrect; canopy replacement for these species is 50% of the canopy removed for new or amended developments.
Show all mitigation for trees proposed for removal on landscape plan meeting all Sec. 825-100 mitigation requirements.
7. Previous comment remains until details are provided: The perimeter fence is proposed through and in close proximity to existing tree appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted.
8. Provide a point-by-point response to each of the above comments.
9. In order to complete any further landscaping review, a PDF copy must accompany the submittal. This may be sent to Daniel Parobok at daniel.parobok@metriceng.com

Informational notes:

- i. **Please provide a point-by-point response to each of the above comments.**
- ii. Feel free to contact Daniel Parobok at (305) 235-5098 daniel.parobok@metriceng.com for an interim review prior to your next official submittal, to expedite your landscape plan approval process.
- iii. A PDF copy of final plans must be submitted via CD or email in order to receive final approval.

END OF COMMENTS



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: May 4, 2017

PZ Log No: SP-024-17

Project: Oaks Place – 2nd Submittal

Comments Due: May 18, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
☒ Comments to be addressed & plans resubmitted prior to public hearing.
☐ Denied.

Fire – R. Cosme
Department Chief S. Brown

5/11/17
Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 2nd Submittal

PZ Log No: SP-024-17

Plan Reviewer: FIRE

Please log your time spent on reviewing the plans.

Time spent: 2.0

Overtime: ✓

Rate per hour: ✓

* Cost recovery – no charge on single family home plans, permits and variances.



BROWARD SHERIFF'S OFFICE
Department of Fire Rescue & Emergency Services
Fire Marshal's Office
Dania Beach District

103 West Dania Beach Blvd. • Dania Beach, Florida 33004
Office: (954)342-4262 • Fax: (954)342-4265



Sheriff Scott Israel

SITE PLAN REVIEW COMMENTS

Date: 05/11/17 Site Plan No.: SP-024-17 Time Required For Review: 2.0

Project: OAKS PLACE 2nd Review Sq. Feet: 207,224

Plan Reviewer: Raul Cosme / Plans Examiner
Chief S. Brown

☐ Approved As Submitted ☐ Denied ☐ Approved With Conditions
☒ Comments Must Be Addressed and Resubmitted Prior to City Commission Meeting

Below are two tiers of comments. Tier one comments must be satisfied prior to site plan approval and public hearing. Tier two comments, if not satisfied during original site plan approval process, must be satisfied at permit for site work.

Be advised that some Tier two comments may affect other disciplines and/or have other significant impacts on the overall site plan. In addition, the Tier 2 comments may impact permit plans with additional time delays to reach resolution at permit. It is strongly advised that all comments (both Tier 1 and Tier 2) below are satisfied prior to site plan approval and public hearing.

Tier 1 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

1. ~~Fire Department Access Information as follows: COMPLIED~~
 - a. ~~All turning radii (demonstrated)~~
 - b. ~~Fire Department Apparatus Access Road locations and dimensions demonstrate or note on the plan how they will be marked and delineated on site.~~
2. ~~Water Supply Information as follows: COMPLIED~~
 - a. ~~Dimensions of the three nearest adjacent hydrants to the project site~~
 - b. ~~Please provide a legend on the Water & Sewer sheet C2 showing hydrant symbols.~~
 - c. ~~Show Point of Service.~~

3. Proof of Water Supply & Fire Flow Demand as follows:

- a. Fire Hydrant Flow Test
- b. Building Construction Type and Total Square Footage. Please show in Project Data.
- c. Fire Flow Demand Calculations Signed and Sealed by Licensed Engineer
- d. A completed Application for the Approval of the Fire Protection Water Supply Design (See the last page of this document)
- e. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (This document shall bear the seal and signature of the engineer).

4. Sheets C-5 and C-6 show Blow-off Valve. **DISTRIBUTION SYSTEMS TO BE LOOPED**

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

5. Please clarify the Construction type. Application for the Fire Protection Water Supply shows Type III, plans shows VA (sheet A0.0)
6. Fire Flow Cals show a fire flow demand of 1500 GPM. The application indicates a required fire flow of 1000 GPM. Please clarify discrepancy.
7. Fire Flow Cals must be sealed
8. Verification letter must be sealed.

Tier 2 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

9. ~~A detail sheet accompanying the Civil Plans with the following details: COMPLIED~~
 - a. ~~Fire Hydrant Detail~~
 - b. ~~Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers)~~
 - c. ~~Underground Gate Valve Detail (where applicable)~~

~~10. Address Detail COMPLIED~~

Please provide a copy of the approved set of plans in .pdf format via email to kennethsean_brown@sheriff.org . If the plan set is too large to send through email, please deliver the plans in .pdf format on a CD-ROM to:

Attn. Chief Brown
Fire Marshal's Office
103 West Dania Beach Boulevard
Dania Beach, FL 33004



ATTENTION CONTRACTORS & DESIGN PROFESSIONALS

EFFECTIVE IMMEDIATELY

NFPA 1:11.10 Requires minimum radio signal strength for fire department communications to be maintained at a level determined by the AHJ for all new and existing buildings.

The Owner's Rep or GC shall conduct a Preliminary Initial Assessment to determine if the minimum radio signals strength for fire department communication is in compliance with Broward County standards.

Prior to any testing, the occupancy shall be structurally completed with all interior partitions, windows and doors installed.

An assessment will be conducted by the Owner's Rep or GC to determine if the minimum radio signals strength for fire department communication in the occupancy is in compliance, in accordance with NFPA 1: 11.10.1 and NFPA 72: 24.5.2.2.1 through 24.5.2.2.3.

Radio coverage shall be provided throughout the building as a percentage of floor area as specified below in accordance with NFPA 72: 14.4.12.1.2 through 14.4.12.1.4 and NFPA 24.5.2.3.

1. A test "grid" plan shall be produced to ensure testing throughout the building.
2. Signal levels shall be measured to ensure the system meets the criteria of 24.5.2.3 according to parameters as follows:
 - a. 24.5.2.3.1 Inbound.
A minimum inbound signal strength of -95 dBm, or other signal strength as required by the authority having jurisdiction, shall be provided throughout the coverage area.
 - b. 24.5.2.3.2 Outbound.
A minimum outbound signal strength of -95 dBm at the donor site, or other signal strength as required by the authority having jurisdiction, shall be provided for the coverage area.
 - c. Critical areas, such as the emergency command center(s), the fire pump room(s), exit stairs, exit passageways, elevator lobbies, standpipe cabinets, sprinkler sectional valve locations, and other areas deemed critical by the authority having jurisdiction, shall be provided with 99 percent floor area radio coverage.
 - d. General building areas shall be provided with 90 percent floor area radio coverage.

ACCEPTANCE

1. If three nonadjacent areas fail the test with less than -95 decibels per milliwatt (-95 dBm), and /or a DAQ3 or below; or if two adjacent areas fail with less than -95 decibels per milliwatt (-95 dBm), and/or a DAQ3 or below, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems; and/or
2. If there is less than 99 percent floor area radio coverage to all Critical areas, or less than 90 percent floor area radio coverage to all General building areas, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems.

Rev. 10/30/2015

THE FOLLOWING INFORMATION IS PROVIDED FOR EXPLANATORY PURPOSES ONLY. THE NOTES BELOW CONTAIN MORE SPECIFIC INFORMATION AS IT RELATES TO THE COMMENTS YOU MAY HAVE RECEIVED IN YOUR SITE PLAN REVIEW FROM THE FIRE MARSHAL'S OFFICE.

FIRE DEPARTMENT ACCESS REQUIREMENTS

ADDRESS IDENTIFICATION

New and existing buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or roadway fronting the property. [NFPA 1:10.12.1.1]
The address shall be posted at the construction site upon the start of construction.

Address numbers shall contrast with their background. Numerals shall be not less than three inches in height for residential buildings, structures, or portions thereof, and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2]

Where address identification is required by the fire official on other elevations of buildings, structures, or portions thereof, such numbers shall be not less than three inches in height for residential and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2.1]

Address numbers shall be Arabic numerals or alphabet letters. [NFPA 1:10.12.1.3]

GENERAL DRIVE AISLES WIDTH AND HEIGHT

Drive aisles must be a minimum of 12 feet in width. [AHJ]

VERTICAL CLEARANCES FOR APPARATUS

Vertical clearances of 14 ft. minimum are required by AHJ.

FIRE APPARATUS ACCESS ROADS IDENTIFIED AND MARKED

Fire Apparatus Access Roads are required to be identified and delineated. [AHJ; 1:18.2]

WIDTH REQUIREMENT FOR FIRE DEPARTMENT ACCESS ROADS

Fire Department access roads shall have an unobstructed width of not less than 20 feet. [1:18.2.3.4.1.1]

WIDTH & SIGNAGE REQUIREMENTS FOR CURBSIDE VEHICLE PARKING IN FIRE DEPARTMENT ACCESS LANES

- Fire Department Access Roads 20 Ft. to 27 Ft. – “NO PARKING” Signs on both sides of the road.
- Fire Department Access Roads 28 Ft. to 35 Ft. – “NO PARKING” Signs on one side of the road
- Fire Department Access Roads 36 Ft. or greater – No signage required. [AHJ]

“NO PARKING” SIGNAGE, PAINTED CURBS AND / OR FIRE LANE STRIPING REQUIRED FOR FIRE LANES, FIRE DEPARTMENT ACCESS ROADS AND IN FRONT OF FIRE DEPARTMENT CONNECTIONS

Fire Lanes, Fire Department Access Roads and the areas in front of the fire department connections, shall be designated by yellow painting, striping, or markings on the curbs and roadways.

- Provide a curb detail note to indicate that all curbs are to be painted yellow.
- All pavement markings shall be of thermoplastic paint.
- Demonstrate that these areas are to be marked with freestanding signs with the wording, **“NO PARKING FIRE LANE BY ORDER OF THE FIRE DEPARTMENT”** or similar wording.
- Such signs shall be 12 inches by 18 inches with a white background and red letters.
- These signs shall be a maximum of seven feet in height from the roadway to the bottom of the sign.
- These signs shall be within sight of the traffic flow and be a **maximum of 60 feet apart**. [1:18.2.3.5]

SURFACE COMPACTION

Demonstrate that the required Fire Department access road shall have a surface designed to:

- Accommodate fire apparatus with a minimum weight of 32 tons. [1:18.2.2.1.3]
- Have a surface suitable for all-weather driving capabilities. [1:18.2.2.5.2] – Examples: Turf Block, Concrete, Stone, etc.

OBSTRUCTION OF FIRE DEPARTMENT ACCESS ROADS

The required width of a fire department access road shall not be obstructed in any manner. [1:18.2.4.1.1]

GATES REQUIREMENT

Where gates are utilized, provide a Knox entry system to allow Fire Department Access [1:18.2.2.1] (Obtain application from the Fire Prevention Bureau (954)893-5060)

TURNING RADIUS

Turning radii must be a minimum of 38 ft. inside radius and 50 ft. outside radius with a clear sweep of 12 ft. of drive aisle for all Fire Department access roads / lanes (Turning radius requirements for Rescue Apparatus Access areas is 26' outside radius and 14' inside radius) [1:18.2.3.4.3]

When demonstrating Turning Radii, all parking spaces must be a minimum of 18' in length.

CUL-DE-SACS

Cul-de-sac turnarounds must be no less than 100 ft. in diameter.

DEAD ENDS

Dead-end fire department access roads in excess of 150 ft. in length shall be provided with approved provisions for the turning around of fire apparatus (Hammerhead “T” Turn-around, Cul-de-sacs, Alternative (Modified) “T” Turn-around, etc.). [1:18.2.3.4.4]

BUILDING ACCESSIBILITY FROM FIRE DEPARTMENT ACCESS ROADS

Any portion (furthest point) of any 1st Floor exterior wall must be:

- Not more than 150 ft. from Fire Department Access Roads – Un-sprinklered Buildings. [1:18.2.3.2.2]
- Not more than 450 ft. from Fire Department Access Roads – Sprinklered Buildings. [1:18.2.3.2.2.1]

DISTANCE TO EXTERIOR DOORS OF BUILDINGS FROM FIRE DEPARTMENT ACCESS ROADS

A single exterior door providing access to the interior of any building must be located within 50 feet of a fire department access road. [1:18.2.3.2.1]

BRIDGES

The bridge shall be designed for a live load sufficient to carry the imposed loads of fire apparatus with a minimum weight of 32 tons. [1:18.2.3.4.5.2]

LOAD LIMITS TO BE POSTED

Vehicle load limits shall be posted at both entrances to bridges, ramps and elevated roadways where required by the AHJ. [1:18.2.3.4.5.3]

GRADE

The angle of approach and departure for any means of fire department access shall not exceed 1 foot drop in 20 feet (5%), and the design limitation of the fire apparatus of the fire department shall be subject to approval by the AHJ. [1:18.2.3.4.6.2*]

FIRE HYDRANTS & FIRE PROTECTION APPLIANCES REQUIREMENTS

HYDRANT DETAIL REQUIREMENTS

Please provide fire hydrant detail in accordance with the following:

- The center of a hose outlet shall be not less than 18 inches above final grade, (or where located in a hose house, 12 inches above the floor) [24:7.3.3]
- The Steamer opening is to be 4 ½ inches in size with four (4) National Standard Threads per inch.
- All fire hydrants shall be “traffic type” to break-away upon impact.
- The fire hydrant main body valve shall open against the flow and shall close with the flow.

BLUE REFLECTIVE HYDRANT MARKERS

Provide one (1) blue double-reflective department of transportation type road marker (Roadway Pavement Marker (RPM)) to be adhered to the hard surfaces of the roadway in the middle of the lane nearest to, and directly in front of each newly installed fire hydrants. [AHJ]

IMPACT PROTECTION

Provide bollards consisting of three inch steel pipe buried at three feet deep, with three feet of height above ground level and spaced three feet apart. These bollards are to be filled with concrete and capped are acceptable. [24:7.3.5] [24:7.3.6] [13:8.15.1.3.2]

CLEARANCE REQUIREMENTS FOR FIRE HYDRANTS

Provide clearances of 36" in circumference around all fire hydrants. [1:18.5.3]

HYDRANT SPACING FOR COMMERCIAL PROPERTY

Hydrant spacing shall not exceed 350 feet linear separation (as the fire apparatus drives) for commercial properties (to also include apartment buildings, condominiums, townhouses, etc.) [24:7.2.1] [AHJ]

HYDRANT SPACING FOR PRIVATE RESIDENTIAL PROPERTY

Hydrant spacing shall not exceed 500 feet linear separation for residential one and two family dwellings. [24:7.2.1] [AHJ]

HYDRANTS TO BE 40' OR MORE FROM BLDGS.

Hydrants shall be located not less than 40 ft. from the building or wall hydrants shall be permitted to be used where approved by the AHJ. [24:7.2.4]

STANDPIPE SYSTEMS REQUIRED

Provide a Class I standpipe system in accordance with the provisions of N.F.P.A. 1, Section 13.2.2.2 and NFPA 14, where any of the following conditions exist:

- More than three stories above grade where the building is protected by an approved automatic sprinkler system.
- More than two stories above grade where the building is not protected by an approved automatic sprinkler system.
- More than 50 ft. above grade and containing intermediate stories or balconies
- More than one story below grade
- More than 20 ft. below grade

LOCATIONS OF SIAMESE FIRE DEPARTMENT CONNECTIONS

Fire department connections shall be located:

- On the street side of buildings.
- Where fully visible and recognizable from the street or nearest point of fire department apparatus accessibility.
- And arranged so that hose lines can be attached to the inlets without interference from nearby objects, including buildings, fences, posts, or other fire department connections. [14:6.3.5.1]
- Not more than 100 ft. from the nearest fire hydrant connected to an approved water supply. [14:6.3.5.4]
- On the same side of the roadway or fire lane as the nearest fire hydrant. [AHJ]
- Within three ft. (3') of the curb line of fire lanes, streets. [AHJ]
- In a place that will allow a space four feet (4') on both sides of the fire department connection centerline that must be kept open at all times.

SIGNAGE FOR FIRE DEPARTMENT CONNECTIONS

- The FDC must be identified as to the building (complete address) or portion of the building it serves. Provide a permanent tactile sign at the FDC to meet the above requirement. [14:6.3.5.3]
- A sign also shall indicate the pressure required at the inlets to deliver the system demand. [14:6.3.5.2.2]
- Each fire department connection shall be designated by a sign having raised letters, at least 1 inch in height, cast on a plate or fitting that reads "STANDPIPE", "STANDPIPE AND AUTOSPKR" or "AUTOSPKR AND STANDPIPE". [14:6.3.5.2]

BACKFLOWS REQUIRED (See NFPA 13, Chapter 15, Section A.15.1.8 & Handbook)

Provide a Backflow Prevention Assembly for the Fire Sprinkler System that meets the following requirements:

- All backflow preventors must be Accessible for service and maintenance [13:8.16.4.6]
- All backflow preventors must be Listed for fire protection service [24:5.4.2]
- All backflow preventors must be installed above ground [AHJ]

WATER SUPPLY REQUIREMENTS

PRIVATE FIRE SERVICE MAINS CONNECTION FROM WATERWORKS SYSTEMS

By P.I.V. [24:5.5] or Underground Gate Valve [24:6.1.5]

POST INDICATING VALVES TO BE LOCATED MIN. 40 FT. FROM BLDGS.

Post indicating valves shall be located not less than 40 ft. from buildings [24:6.3.3.1]

DISTRIBUTION SYSTEMS TO BE LOOPED

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

FIRE SERVICE MAIN SIZE – 8"

Hydrant mains must be sized in accordance with the requirements of the Public Services Department (typically requiring a minimum 8" diameter), and must be able to accommodate the fire flow demand for the project but in no case can be less than 6" in diameter [24:7.1.1]

SPRINKLER SYSTEM REQUIRED

Buildings 3 or more stories in height and 3 or more units attached shall be equipped with a complete automatic fire sprinkler system. Completed engineered fire sprinkler drawings are required with construction document submittal. Please Note. [FBC 903.6.]

FIRE HYDRANT FLOW TEST REQUIREMENTS

Fire Hydrant Flow Tests are required for all new projects to determine the available water supply in the area for your project. The Hydrant Flow Test must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112. This test must be performed by a qualified company of the builder's choice. In addition, the static pressure at the water main shall be determined by a recorded method (ie. water wheel) for a minimum twenty-four (24) hour period. The actual flow test must be witnessed by, and recorded data sent to the Broward Sheriff's Office Fire

Marshal's Bureau, Dania Beach District in any area where water is being supplied by the City of Dania Beach Public Services.

If the water is being supplied by Broward County, the entire hydrant flow test is to be performed by Broward County O.E.S. Please contact the Broward Sheriff's Office Fire Marshal's Bureau, Dania Beach District at (954)342-4262 for determination of where the water is being supplied from.

IDENTIFYING THE FIRE FLOW DEMAND FOR BUILDINGS AND STRUCTURES

The Needed Fire Flow Requirements for all buildings / structures must be in accordance with N.F.P.A. 1 (2012 Ed.), Chapter 18, Section 18.4 for manual suppression efforts. Fire flow calculations must be prepared by a professional engineer currently licensed in the state of Florida **for each** newly constructed building or structure. Two original sets of signed and sealed calculations must be submitted to the Fire Marshal's Office on the Engineer's official letterhead for review and approval. Failure to follow the above requirements may result in delays for your project.

REQUIREMENTS FOR THE FIRE FLOW TESTING OF WATER SUPPLY FOR AUTOMATIC FIRE PROTECTION SYSTEMS (AFPS) AND AUTOMATIC STANDPIPE SYSTEMS (ASS)

The following are the requirements, as stipulated by the Broward County Amendments to the Florida Fire Prevention Code, for the Fire Flow Testing of the water supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS):

The fire flow requirement for buildings providing or requiring Automatic Fire Protection Systems (AFPS) and/or Automatic Standpipe Systems (ASS) must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112, NFPA 13 (2010 Ed.) and NFPA 14 (2010 Ed.)

Broward County Amendments to the Florida Fire Prevention Code

Amendments Effective February 13, 2015

F-112 – Automatic Sprinklers Required

F-112.1 – Fire flow testing of the Water Supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS) using water as an extinguishing agent for new buildings and structures and existing buildings and structures where the AFPS and ASS are altered by more than seventy-five (75) percent of their value shall be as follows:

- a) Fire flow test of the water supply for AFPS and ASS shall be in accordance with NFPA 291, Recommended Practice for Fire Flow Testing and Marking of Hydrants, Florida Administrative Code (FAC) 69A-60.
- b) The engineer of record (EOR) shall be responsible to review the fire flow results, potential drought impact and future demands to the water distribution system. Where the EOR determines that the water distribution system will be significantly impacted during drought conditions or as a result of anticipated future growth, the EOR shall provide a safety margin in the design of the AFPS/ASS. The EOR shall utilize NFPA 13 annex as a guide in reviewing water distribution systems.

- c) Design of the water flow for the AFPS and/or ASS shall be the same as that obtained from the fire flow test.
- d) The residual pressure at the required water flow at the connection to the water main for an AFPS and/or ASS shall not be less than 20 PSI.
- e) The static pressure at the water main shall be determined by a recorded method for a minimum twenty-four (24) hour period.
- f) Fire flow test data shall not be more than one (1) year prior to the plans, hydraulic calculations and submittals for the AFPS and/or ASS being submitted to AHJs for their review and acceptance. The results of the fire flow test shall be provided to the AHJ at the time of the submittal of the plans, hydraulic calculations and submittals for the water based AFPS and/or ASS.



**BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT**

103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: _____

Site Plan Application #: _____

Name of Project/Development: _____

Address of Project/Development: _____

Owner/Agent: _____

Design Professional of Record: _____

Water Purveyor: _____

Water Purveyor Address: _____

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is _____ in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is _____ gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).

This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

Signature - Owner/Agent/Occupant:

Date

Signature – Design Professional of Record

Date



CITY OF DANIA BEACH

DEPARTMENT OF PUBLIC SERVICES

May 12, 2017

Engineering Comments – 2nd Review

Site Plan: Dania Oaks Place

1. No further engineering comment.
2. Provide drawing file (dwg or dgn) disk of the approved site plan in Florida State Plane Coordinate (NAD 83). This should be addressed as part of the final submittal.

For ease of review, please reply to each line comment and reference drawings or backup documents provided.

Oaks Place

5-18-17

Zoning designation = RS-6000/Proposed PRD-1 w/allocation of 36 flex units

FLU designation = Low 5 Residential

REVIEW COMPLETE BY Corinne Lajoie (954) 924-6805 X 3704

61 townhomes

2nd review

PLAT PL-23-17

- ~~1. Per Section 640-20(I) Provide "tax returns for all parcels included in the subdivision together with a notarized statement that no liens or liens are imposed on properties in the plat."~~
2. Per Section 640-20(J) "Any existing or proposed deed restrictions for properties included in the plat must accompany the plat dedication."
3. Proposed plat identifies 63 units; site plan identifies 61 units. Revise accordingly. No revised plat received.
4. Application identifies folio numbers only for northern 2 properties. Revise application to provide folio numbers for all parcels affected.

REZONING RZ-25-17

1. The folio numbers identified on the application were previously rezoned in 2015 via Ordinance Number 2015-019. Revise the application and legal description to property identify the specific parcels to be rezoned.

VARIANCE VA-47-17

1. 25' front setback required for Building #8.
2. Variance application fee for multifamily is \$2,300, only \$480 was paid. Provide outstanding balance of \$1,820 BEFORE item can be schedule for public hearing.
3. Revise application to ensure the all applicable properties are properly identified.

SITE PLAN SP-24-17/VA-47-17

1. **Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.**
 - Application only identifies folio numbers and address for 2 northern parcels which has a previously approved site plan. The 2 new southern property folio numbers and addresses are not identified on the application. Revise the application accordingly and provide area of work to be reviewed, as an approved site plan already exists on 2 norther folios.
2. **APPLICATION: Confirm application was properly completed, signed, and proper application fee was paid.** Per LDC, Article 635, provide the following missing information:
Sec. 635-40:
~~(E) "The overall size of plans shall be 24" C 36" drawn at a scale no smaller than 1:20"~~
Section 635-50:
~~(B) "The north arrow, scale and date"~~
(S) "Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination"
~~(T) "All existing and proposed pedestrian walkways and bicycle paths."~~
~~(Y)(4) "Area devoted to vehicular use area (roadways, aisles, parking)"~~
~~(Y)(5) "Gross project area allocated for common open space"~~
~~(Y)(6) "Lot coverage by roofed structures"~~
~~(Y)(8) "Number of required and provided parking spaces including handicapped accessible, compact and any space devoted to attendant parking if permitted."~~

(Y)(10) "Minimum yard setbacks or specific build to lines required and provided"
(Y)(11) "Maximum and minimum (if applicable) required and proposed building height."
(Y)(12) "Minimum floor area required"
(Y)(13) "Adjacent zoning and existing land uses"

(AA) "Phasing plan, if applicable, with beginning and ending dates of construction of the entire project and beginning and ending dates for all phased of the project." No phase lines are identified on revised plans. 2nd time requested.

(BB) "For properties under consideration for rezoning to PRD-1, a document detailing development standards and criteria (i.e. building height, setbacks, density, lot area, landscaping, parking, open space, lot coverage, sign regulations, etc.)" 2nd time requested.

3. IMPACT FEES: Impact fees that will be required for the project were attached to the comments provided in March 2017.
4. SIGNS: ~~Provide copy of all signs for compliance review.~~ No signage detail/dimensions were provided; therefore signage has not been reviewed for compliance with LDC.
5. **The proximity to the airport will require FAA/BCAD/FDOT review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100. Contact Greg Jones, Airspace and Land Use Manager with FDOT at 850-414-4502 or at greg.jones@dot.state.fl.us.**

6. **PARKING:**

- ~~Guest parking is 1:5 units, not 1:4. Revise accordingly.~~
- ~~Identify on site plan where all parking spaces are provided, only guest parking are shown on drawing.~~
- ~~Per Section 265-20(A) parking space is 9' X 18'. Revise parking space detail accordingly.~~
- 14 guest parking spaces shown on site plan drawing. Site Date table on Sheet A1.2 only identifies 13 as provided. Revise accordingly.
- 104 parking spaces required. Site Date table on Sheet A1.2 identifies 105 required. Revise accordingly.

7. **USE:**

- ~~Sheet A1.3. "Site Data" table and parking calculations identifies 63 townhouse units, but table "Unit/Building Breakdown" identifies 61 townhouse units. Revise accordingly.~~
- Land use designation of the property is Low (5) Residential. Site Date table on Sheet A1.2 identifies Single Family Residential. Revise accordingly.
- Low (5) Residential = 5 units per acre X 5.13 gross acres = 25 units. Ordinance Number 2015-019 granted the 2 norther parcels 14 flex units which results in 39 total units (25 + 14 + 39) on the property. A total of 61 units are proposed. Revise accordingly.
- If additional flex units are requested, must submit an application for such.

8. ~~Provide minimum bicycle parking requirements identified in Section 265-51. 5% of required automobile parking is required. Recalculate accordingly and provide detail.~~

9. ~~COST RECOVERY: per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred.~~

10. **Must provide latest revised set of plans on disk prior to going to public hearing.**

11. ~~The applicant is encouraged to contact neighbors adjacent to, as well as condominiums and neighborhood associations located within 300 feet of the development site, to advise of this property. Please provide acknowledgement and/or documentation of any public outreach.~~
12. ~~Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing.~~

- ~~13. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project.~~
14. Please e-mail resolution and legal description for development approval in word format to cchurch@daniabeachfl.gov four (4) weeks prior to public hearing.
- ~~15. Sheet A1.3 correct required minimum pervious area to be 37% as required in Section 215-130.~~
- ~~16. Sheet A1.3, Clarify "Landscape Open Space" provided calculation.~~
17. Provide building elevation for buildings 2 & 6. 2nd time requested.
18. Sheet A1.2, Phase II only shows a portion of Building #6-B. Phase lines no longer shown. Revise accordingly.
- ~~19. Sheet A1.2, Phase II does not identify the location of the public sidewalk along SW 40 Avenue.~~
20. Clubhouse. Identify location of mechanical equipment for clubhouse and how it will be screened. Club house should not be part of this site plan review, as it was already approved. Clarify.
- ~~21. Provide detail of proposed 6' tall column and panel wall.~~
22. Per Section 205-10(B):
 - ~~4. Maximum 40% coverage permitted; 30.3% provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.~~
 - ~~5. Minimum townhouse width is 22'; 19' provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.~~
 6. 25' front setback required; ~~15' provided for Clubhouse~~ and Building #8. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
VARIANCE APPLIED FOR VA-47-17.
 7. Provide the following required and provided information on the site plan drawing and in tabular form:
 - ~~o Maximum width 22' permitted~~
 - ~~o Maximum height 3/35' permitted~~
 - ~~o Maximum coverage 40%~~
 - ~~o Minimum Front setback 25'~~
 - ~~o Minimum Internal side 15' for 2-story~~
 - ~~o Minimum Rear setback 15' for 2-story~~
 - ~~o Minimum space between buildings 15'~~
 - ~~o Maximum townhouse length 150'~~
23. Per Resolution No. 2015-071, \$1,825 per townhouse dwelling (61 X \$1,825 = \$111,325) must be paid for Recreation and Open Space Impact Fee at time of building permit issuance.
24. Delineate area of work for review on the Site Plan drawing. Buildings 1, 2, 3, 4, and Clubhouse were previously approved Resolution number 2015-096. Identify such on plans. Additionally, remove reference regarding Building 1, 2, 3, 4 & Clubhouse from sheets A2.0, A2.2, A2.3, A3.0 and A3.2.
25. Per Article 250, provide wildlife study.

NOTES:

- Application fee pays for only 2 reviews of the project. Additional review by staff will require additional payment.
- Continuous and on-going site inspections will be conducted by staff throughout the entire building process.
- FLOOD PLAN: Finished floor elevations, per Article 220-10(C) All structures shall be constructed with a lowest FFE of at least 1 foot above the 100 year flood elevation. Identify on plans.
- Prior to submittal of a building permit, please contact the Building Official (954-924-6085 X3650 to schedule a pre-application meeting.

Lajoie, Corinne

From: Navarro, Ronnie
Sent: Friday, October 20, 2017 4:12 PM
To: LaFerrier, Marc; Lajoie, Corinne
Cc: AICP Sarah Stewart (Sarah.stewart@gmlaw.com) (Sarah.stewart@gmlaw.com); Tom Hall <tomhall1234@gmail.com> (tomhall1234@gmail.com); 'Ari Sklar'; Kaine, Brad; Pollard, Antoine
Subject: Dania Oaks Project: SW 40th Avenue
Attachments: SW 40th Avenue Coordination Meeting Notes 06132017.pdf; Traffic Statement.pdf; Revised Report.pdf

Hi Corrine,

SW 40th Avenue per Broward County Trafficways is designated as a collector road. Further the roadway owned by the City of Dania Beach, the City of Hollywood and Broward County. While residents in the local community would think that it's a local road it is not functionally designated as such. Current AADT for this road is about 6,600 per day (see site information from FDOT online traffic), which translates to my estimated peak hour volume of 660 vehicles per hour. Level of Service D for this type of road is about 1,330 vehicles per hour (see Table 4 below), which means that the SW 40th is currently operating at 50% capacity.

Proposed development will generate a PM Peak of 41 vehicle trips. The Institute of Transportation Engineers (ITE) publication entitled "Transportation Impact Analyses for Site Development, 2010" stipulates that a 100 or more added new trips may adversely impact existing traffic. This is not the case for this development.

In view of the above, I am favorably signing off on this project.

Site Information	
Feature	1
Road Name	SW 40 AVE
Site	867147
Description	SW 40 AVE, S OF GRIFFIN RD
Section	86000082
Milepoint	2.034
AADT	6600
Site Type	Portable
Class Data	No
K Factor	
D Factor	54.1
T Factor	2.9
TRAFFIC REPORTS (provided in  format)	
Broward County	Annual Average Daily Traffic
	Historical AADT Data
	No Synopsis Report Available

**Generalized Peak Hour Two-Way Volumes for Florida's
Urbanized Areas¹**

TABLE 4

12/18/12

INTERRUPTED FLOW FACILITIES

STATE SIGNALIZED ARTERIALS

Class I (40 mph or higher posted speed limit)

Lanes	Median	B	C	D	E
2	Undivided	*	1,510	1,600	**
4	Divided	*	3,420	3,580	**
6	Divided	*	5,250	5,390	**
8	Divided	*	7,090	7,210	**

Class II (35 mph or slower posted speed limit)

Lanes	Median	B	C	D	E
2	Undivided	*	660	1,330	1,410
4	Divided	*	1,310	2,920	3,040
6	Divided	*	2,090	4,500	4,590
8	Divided	*	2,880	6,060	6,130

Non-State Signalized Roadway Adjustments

(Alter corresponding state volumes
by the indicated percent.)

Non-State Signalized Roadways - 10%

Median & Turn Lane Adjustments

Lanes	Median	Exclusive Left Lanes	Exclusive Right Lanes	Adjustment Factors
2	Divided	Yes	No	+5%
2	Undivided	No	No	-20%
Multi	Undivided	Yes	No	-5%
Multi	Undivided	No	No	-25%
-	-	-	Yes	+ 5%

One-Way Facility Adjustment

Multiply the corresponding two-directional
volumes in this table by 0.6

UNINTERRUPTED FLOW FACILITIES

FREEWAYS

Lanes	B	C	D	E
4	4,120	5,540	6,700	7,190
6	6,130	8,370	10,060	11,100
8	8,230	11,100	13,390	15,010
10	10,330	14,040	16,840	18,930
12	14,450	18,880	22,030	22,860

Freeway Adjustments

Auxiliary Lanes	Ramp Metering
Present in Both Directions + 1,800	+ 5%

UNINTERRUPTED FLOW HIGHWAYS

Lanes	Median	B	C	D	E
2	Undivided	770	1,530	2,170	2,990
4	Divided	3,300	4,660	5,900	6,530
6	Divided	4,950	6,990	8,840	9,790

Uninterrupted Flow Highway Adjustments

Lanes	Median	Exclusive left lanes	Adjustment factors
2	Divided	Yes	+5%
Multi	Undivided	Yes	-5%
Multi	Undivided	No	-25%

BICYCLE MODE²

(Multiply motorized vehicle volumes shown below by number of
directional roadway lanes to determine two-way maximum service
volumes.)

Paved Shoulder/Bicycle

Lane Coverage	B	C	D	E
0-49%	*	260	680	1,770
50-84%	190	600	1,770	>1,770
85-100%	830	1,770	>1,770	**

PEDESTRIAN MODE²

(Multiply motorized vehicle volumes shown below by number of
directional roadway lanes to determine two-way maximum service
volumes.)

Sidewalk Coverage	B	C	D	E
0-49%	*	*	250	850
50-84%	*	150	780	1,420
85-100%	340	960	1,560	>1,770

BUS MODE (Scheduled Fixed Route)³

(Buses in peak hour in peak direction)

Sidewalk Coverage	B	C	D	E
0-84%	> 5	≥ 4	≥ 3	≥ 2
85-100%	> 4	≥ 3	≥ 2	≥ 1

¹Values shown are presented as peak hour two-way volumes for levels of service and are for the automobile/truck modes unless specifically stated. This table does not constitute a standard and should be used only for general planning applications. The computer models from which this table is derived should be used for more specific planning applications. The table and deriving computer models should not be used for corridor or intersection designs, where more refined techniques exist. Calculations are based on planning applications of the Highway Capacity Manual and the Transit Capacity and Quality of Service Manual.

²Level of service for the bicycle and pedestrian modes in this table is based on number of motorized vehicles, not number of bicycles or pedestrians using the facility.

³Buses per hour shown are only for the peak hour in the single direction of the higher traffic flow.

* Cannot be achieved using table input value defaults.

** Not applicable for that level of service letter grade. For the automobile mode, volumes greater than level of service D become F because intersection capacities have been reached. For the bicycle mode, the level of service letter grade (including F) is not achievable because there is no maximum vehicle volume threshold in any table input value defaults.

Source:

Florida Department of Transportation
Systems Planning Office

www.dot.state.fl.us/planning/systems/sa/tables/default.htm

Source:
Florida Department of Transportation
Systems Planning Office
www.dot.state.fl.us/planning/systems/hs/hs04default.shtml

2012 FDOT QUALITY/LEVEL OF SERVICE HANDBOOK TABLES

Ronnie S. Navarro, PE
Deputy Director | City Engineer
Office 954-924-6808 ext 3615 | Fax 954-923-1109

Av

Thomas A. Hall, Inc.
1355 Adams Street
Hollywood, FL 33019
954-288-4447
tomhall1234@gmail.com

October 2, 2017

Joel Bary
20900 NE 30th Avenue
Miami, FL 33180

RE: Oaks Place Additional Traffic Services
Project No. 201649.02

Dear Mr. Bary:

As requested, Thomas A. Hall, Inc. has completed a review of existing traffic conditions along SW 40th Avenue, SW 54th Court, and SW 56th Street in the City of Dania Beach, Florida. The basis of the traffic review was 24-hour traffic counts collected on SW 40th Avenue, on SW 54th Court and on SW 56th Street. The traffic counts collected on SW 40th Avenue also included measurement of vehicle speeds.

Study Purpose

At a meeting with area residents on August 1, 2017 it was learned that residents were very concerned with traffic on SW 40th Avenue in particular, as well as other neighborhood roadways. It was their contention that SW 40th Avenue and, to a lesser extent, SW 54th Court, are being used by traffic from the Hard Rock Casino that wished to avoid SR 7. With the addition of the traffic to be generated by the proposed Dania Oaks project, residents believed that delays, traffic intrusion and hazardous driving conditions would merely increase. This study was commissioned to determine the existing conditions and what might be done to reduce the attractiveness of SW 40th Avenue as an alternative route for Hard Rock Casino traffic.

Data Collection

Twenty-four-hour, bi-directional, machine counts were collected on Tuesday, September 5, 2017, at the following three locations:

1. SW 40th Avenue between SW 54th Court and SW 56th Street
2. SW 54th Court west of SW 40th Avenue
3. SW 56th Street east of SW 40th Avenue.

Copies of the traffic counts are enclosed.

A field review of the studied roadways was conducted on September 18, 2017 to obtain roadway characteristics such as lane widths, pavement markings and signing.

Existing Roadway Conditions

SW 56th Street is a two-lane, median-divided, east-west local street with no posted speed limit. It forms a "T" intersection with SW 40th Avenue to the west and ends in a cul-de-sac to the east.

SW 54th Court is a two-lane, undivided, east-west local street with a posted speed limit of 30 mph. It connects to SR 7 to the west where the intersection is traffic signal controlled. West of SR 7, it is the entrance/exit to the Hard Rock Casino's parking garage.

SW 40th Avenue is a two-lane, undivided, north-south local collector roadway with a posted speed limit of 30 mph. It widens to the north to include a left-turn lane and a median.

Traffic Volumes

As the enclosed traffic counts demonstrate, traffic volumes on the studied roadways are typical of each roadway's use. SW 56th Street has extremely low traffic volumes, which is to be expected of a one-to-two-block-long residential street. In the morning peak hour, the two-way traffic volume was merely 14 vehicles. In the afternoon peak hour, the two-way volume was only 21 vehicles. This roadway segment will be minimally affected by the proposed development.

SW 54th Court, which connects SR 7 to SW 40th Avenue, had moderately higher traffic volumes with a morning peak-hour, two-way volume of 159 vehicles. The afternoon peak-hour, two-way volume was 162 vehicles. These traffic volumes are approximately ten times the volumes found on SW 56th Street and reflect the heightened profile of the roadway.

SW 40th Avenue, as a collector roadway, would be expected to carry the highest volume of the three studied roadways and, in fact, it does. The morning peak hour occurred between 7:30 a.m. and 8:30 a.m. and the afternoon peak hour occurred between 5:00 p.m. and 6:00 p.m. The two-way traffic on SW 40th Avenue was 1,066 vehicles in the morning peak hour and 1,237 vehicles in the afternoon peak hour.

It isn't surprising that SW 40th Avenue has much higher traffic volumes. As a parallel facility to SR 7 running from Miami-Dade County north to Griffin Road, it is a relatively significant collector roadway. Portions of the roadway have been widened and even had a median added to increase roadway capacity. However, the studied roadway link has had none of these capacity improvements.

Project Trip Generation

Tables 1, 2 and 3 provide the trip generation estimates for the proposed Oaks Place development. Table 1 shows the daily trip generation, Table 2 shows the morning peak-hour trip generation and Table 3 shows the afternoon peak-hour trip generation. Oaks Place is expected to generate 430 daily trips, 36 morning peak-hour trips and 41 afternoon peak-hour trips.

The Oaks Place project trips were distributed to the three studied roadways as follows: 100% of the project trips were assumed to be on SW 40th Avenue between SW 56th Street and SW 54th Court, 40% of the project trips were assumed to be on SW 54th Court west of SW 40th Avenue, and 1% were assumed to be on SW 56th Street east of SW 40th Avenue. Note that, even with 100% of the project trips on SW 40th Avenue, the project trips are equivalent to a mere three (3) percent of the existing traffic on SW 40th Avenue whether considering the daily total volume or just the peak hours of the day.

Capacity Analysis

Table 4 – Morning Peak Hour Roadway Link Capacity Analysis shows the roadway link capacity of each of the three studied roadways. As the table reveals, all of the studied roadways currently operate well below their Level of Service (LOS) "D" maximum service volume in the morning peak hour. As the table shows, the addition of Oaks Place project trips doesn't change the roadway link capacity.

Table 5 – Afternoon Peak Hour Roadway Link Capacity Analysis shows the roadway link capacity of the three studied roadways in the afternoon peak hour of the day. The roadway link capacity analysis remains at a good LOS "C" for all studied roadways. Notice again that the addition of Oaks Place traffic has no effect upon roadway levels of service.

SW 40th Avenue Travel Speeds

As a review of the enclosed traffic counts for SW 40th Avenue will show, travel speeds were measured for 24 hours. The two most accepted methods for determining “appropriate” travel speeds are the 85th Percentile and the Ten-Mile Pace.

The 85th Percentile method simply assumes that the travel speed adopted by 85 percent of the drivers on a roadway is representative of the travel speed that generally fits the roadway conditions. The two-way 85th Percentile speed along SW 40th Avenue was determined to be 38.3 mph, which is well above the posted speed limit of 30 mph.

The Ten-Mile Pace is that ten mph range of travel speeds that contains the highest number of vehicles. In the case of SW 40th Avenue, the two-way Ten-Mile Pace occurred between 25 and 34 mph. Many speed limits around the country are set on the basis of the upper limit of the Ten-Mile Pace, which in this case would be 34 mph. this, again, is well above the posted speed limit of 30 mph.

Based on the speed study data contained in the traffic counts for SW 40th Avenue, it is apparent that a significant percentage of vehicles are traveling well above the posted speed limit. This is an indication that drivers perceive the roadway, with its open shoulders and straight alignment, to be safe at these higher speeds.

Traffic Calming Measures

There is no speed limit on SW 40th Avenue between SW 54th Court and SW 56th Street—signs posting the acceptable speed for this right of way would be helpful in controlling the speed of vehicles.

The Federal Highway Administration (FHWA) has been a leader in testing traffic calming devices over the last 25 years. Common traffic calming devices include: roundabouts, traffic circles, chicanes, speed tables (humps), lane narrowing, etc. Speed humps have been used widely in South Florida to encourage lower travel speeds on local streets. Horizontal curves, such as those introduced by chicanes, seem less discomforting to many drivers.

In our field review of SW 40th Avenue, it was noted that there are relatively wide, open shoulders on both sides of the roadway and no curb and gutter. Such wide open spaces encourage higher travel speeds because drivers don’t feel much “friction” from objects near their travel lanes.

It is recommended that two traffic calming measures be considered as first steps for implementation along SW 40th Avenue in the study area. First, a small lane narrowing could be created using a slight chicane at one or more locations. Since SW 40th Avenue is 22 feet wide, it is recommended that the road be narrowed another two (2) feet for a total roadway width of 20 feet. Second, shrubbery that grows no higher than 30 inches could be planted along both sides of the roadway to further narrow the roadway visually. The enclosed **Figure 1 – Traffic Calming Measures** provides a graphic sample of how these traffic calming measures might be installed along SW 40th Avenue.

Conclusion and Recommendations

Based on the data and analyses discussed above, it is concluded that SW 40th Avenue currently carries traffic volumes in the afternoon peak hour that are substantially higher than the other studied roadways. Further, both 85th Percentile and Ten-Mile Pace vehicular travel speeds along SW 40th Avenue exceed the posted speed limit. For these reasons, it is recommended that traffic calming devices such as lane narrowing chicanes, constructed of simple pavement markings and shrubbery planted along the roadway edge should be considered for implementation. It is further recommended that a follow-up speed study should be conducted at least six weeks after the installation of the recommended traffic calming measures

Joel Bary
October 2, 2017
Page 4 of 4

to determine whether the traffic calming is working. If it is not, a further step, the installation of Broward County standard design speed humps should also be considered for installation in the study area.

Should you have any questions or comments regarding this study or its findings, please do not hesitate to contact this office.

Very truly yours,

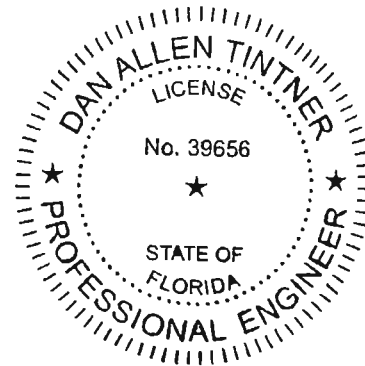


Thomas A. Hall
President


10-3-17

Dan A. Tintner, P.E.
FL Registration No. 39656
814 S. Military Trail
Deerfield Beach, FL 33442

TAH/kh



Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 54th Court West of SW 40th Avenue

Comments: Dania Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
00:00 - 00:14	8	5	13
00:15 - 00:29	2	0	2
00:30 - 00:44	2	2	4
00:45 - 00:59	5	3	8
01:00 - 01:14	0	1	1
01:15 - 01:29	2	1	3
01:30 - 01:44	3	2	5
01:45 - 01:59	0	1	1
02:00 - 02:14	1	3	4
02:15 - 02:29	6	2	8
02:30 - 02:44	1	5	6
02:45 - 02:59	0	0	0
03:00 - 03:14	0	0	0
03:15 - 03:29	0	0	0
03:30 - 03:44	1	0	1
03:45 - 03:59	0	0	0
04:00 - 04:14	1	0	1
04:15 - 04:29	0	0	0
04:30 - 04:44	1	1	2
04:45 - 04:59	0	0	0
05:00 - 05:14	3	0	3
05:15 - 05:29	3	1	4
05:30 - 05:44	6	2	8
05:45 - 05:59	2	3	5
06:00 - 06:14	6	3	9
06:15 - 06:29	6	0	6
06:30 - 06:44	8	13	21
06:45 - 06:59	16	3	19
07:00 - 07:14	13	11	24
07:15 - 07:29	19	16	35
07:30 - 07:44	17	20	37
07:45 - 07:59	20	26	46
08:00 - 08:14	17	22	39
08:15 - 08:29	15	11	26
08:30 - 08:44	22	10	32
08:45 - 08:59	26	14	40
09:00 - 09:14	21	12	33
09:15 - 09:29	26	13	39
09:30 - 09:44	5	7	12
09:45 - 09:59	13	14	27
10:00 - 10:14	13	13	26
10:15 - 10:29	15	5	20
10:30 - 10:44	18	2	20
10:45 - 10:59	6	2	8
11:00 - 11:14	6	10	16
11:15 - 11:29	10	7	17
11:30 - 11:44	15	16	31
11:45 - 11:59	10	13	23
12:00 - 12:14	16	12	28
12:15 - 12:29	10	2	12
12:30 - 12:44	13	14	27
12:45 - 12:59	9	8	17

Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 54th Court West of SW 40th Avenue

Comments: Dania Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
13:00 - 13:14	10	14	24
13:15 - 13:29	14	9	23
13:30 - 13:44	18	5	23
13:45 - 13:59	12	11	23
14:00 - 14:14	17	15	32
14:15 - 14:29	12	22	34
14:30 - 14:44	21	13	34
14:45 - 14:59	23	13	36
15:00 - 15:14	13	15	28
15:15 - 15:29	22	14	36
15:30 - 15:44	25	19	44
15:45 - 15:59	19	16	35
16:00 - 16:14	22	19	41
16:15 - 16:29	15	14	29
16:30 - 16:44	27	13	40
16:45 - 16:59	17	15	32
17:00 - 17:14	24	16	40
17:15 - 17:29	21	21	42
17:30 - 17:44	24	15	39
17:45 - 17:59	18	14	32
18:00 - 18:14	23	26	49
18:15 - 18:29	23	13	36
18:30 - 18:44	23	12	35
18:45 - 18:59	16	14	30
19:00 - 19:14	19	11	30
19:15 - 19:29	10	7	17
19:30 - 19:44	10	12	22
19:45 - 19:59	10	13	23
20:00 - 20:14	14	12	26
20:15 - 20:29	10	8	18
20:30 - 20:44	9	7	16
20:45 - 20:59	9	6	15
21:00 - 21:14	10	6	16
21:15 - 21:29	17	9	26
21:30 - 21:44	12	7	19
21:45 - 21:59	10	5	15
22:00 - 22:14	10	5	15
22:15 - 22:29	6	3	9
22:30 - 22:44	4	1	5
22:45 - 22:59	2	6	8
23:00 - 23:14	2	3	5
23:15 - 23:29	6	3	9
23:30 - 23:44	10	3	13
23:45 - 23:59	7	3	10
Totals	1084	819	1903
AM Peak Time	08:30 - 09:29	07:12 - 08:11	07:14 - 08:13
AM Peak Volume	95	86	159
PM Peak Time	16:23 - 17:22	17:15 - 18:14	16:39 - 17:38
PM Peak Volume	92	76	162

Traffic Survey Specialists, Inc.

Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 54th Court West of SW 40th Avenue

Comments: Dania Beach, Florida

Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 56th Street East of SW 40th Avenue

Comments: Dania Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
00:00 - 00:14	0	0	0
00:15 - 00:29	0	0	0
00:30 - 00:44	0	0	0
00:45 - 00:59	0	0	0
01:00 - 01:14	0	0	0
01:15 - 01:29	0	0	0
01:30 - 01:44	0	0	0
01:45 - 01:59	0	0	0
02:00 - 02:14	0	0	0
02:15 - 02:29	0	0	0
02:30 - 02:44	0	0	0
02:45 - 02:59	0	0	0
03:00 - 03:14	0	0	0
03:15 - 03:29	0	0	0
03:30 - 03:44	0	0	0
03:45 - 03:59	0	0	0
04:00 - 04:14	0	0	0
04:15 - 04:29	0	0	0
04:30 - 04:44	0	0	0
04:45 - 04:59	0	0	0
05:00 - 05:14	0	0	0
05:15 - 05:29	0	0	0
05:30 - 05:44	0	0	0
05:45 - 05:59	2	2	4
06:00 - 06:14	0	0	0
06:15 - 06:29	0	0	0
06:30 - 06:44	0	2	2
06:45 - 06:59	0	1	1
07:00 - 07:14	1	2	3
07:15 - 07:29	0	3	3
07:30 - 07:44	0	0	0
07:45 - 07:59	0	2	2
08:00 - 08:14	2	1	3
08:15 - 08:29	2	5	7
08:30 - 08:44	1	1	2
08:45 - 08:59	0	0	0
09:00 - 09:14	1	0	1
09:15 - 09:29	1	1	2
09:30 - 09:44	2	1	3
09:45 - 09:59	0	3	3
10:00 - 10:14	1	0	1
10:15 - 10:29	0	1	1
10:30 - 10:44	1	0	1
10:45 - 10:59	1	1	2
11:00 - 11:14	3	0	3
11:15 - 11:29	2	0	2
11:30 - 11:44	1	3	4
11:45 - 11:59	1	2	3
12:00 - 12:14	1	2	3
12:15 - 12:29	2	2	4
12:30 - 12:44	1	3	4
12:45 - 12:59	0	0	0

Traffic Survey Specialists, Inc. Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 56th Street East of SW 40th Avenue

Comments: Dania Beach, Florida

	Eastbound Volume	Westbound Volume	Total Volume
13:00 - 13:14	1	0	1
13:15 - 13:29	0	0	0
13:30 - 13:44	2	0	2
13:45 - 13:59	1	1	2
14:00 - 14:14	0	1	1
14:15 - 14:29	1	1	2
14:30 - 14:44	2	0	2
14:45 - 14:59	3	0	3
15:00 - 15:14	2	2	4
15:15 - 15:29	0	2	2
15:30 - 15:44	1	2	3
15:45 - 15:59	2	1	3
16:00 - 16:14	2	5	7
16:15 - 16:29	2	4	6
16:30 - 16:44	0	0	0
16:45 - 16:59	2	2	4
17:00 - 17:14	3	0	3
17:15 - 17:29	4	3	7
17:30 - 17:44	3	1	4
17:45 - 17:59	1	1	2
18:00 - 18:14	2	5	7
18:15 - 18:29	3	1	4
18:30 - 18:44	1	0	1
18:45 - 18:59	1	0	1
19:00 - 19:14	1	1	2
19:15 - 19:29	6	4	10
19:30 - 19:44	6	0	6
19:45 - 19:59	0	1	1
20:00 - 20:14	0	1	1
20:15 - 20:29	0	0	0
20:30 - 20:44	1	2	3
20:45 - 20:59	1	2	3
21:00 - 21:14	1	1	2
21:15 - 21:29	0	0	0
21:30 - 21:44	2	0	2
21:45 - 21:59	0	3	3
22:00 - 22:14	1	0	1
22:15 - 22:29	1	0	1
22:30 - 22:44	0	0	0
22:45 - 22:59	1	1	2
23:00 - 23:14	0	0	0
23:15 - 23:29	0	0	0
23:30 - 23:44	0	0	0
23:45 - 23:59	0	0	0
Totals	86	86	172
AM Peak Time	10:21 - 11:20	07:28 - 08:27	07:43 - 08:42
AM Peak Volume	7	9	14
PM Peak Time	18:45 - 19:44	15:27 - 16:26	17:16 - 18:15
PM Peak Volume	14	13	21

Traffic Survey Specialists, Inc.

Daily Vehicle Volume Report

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 56th Street East of SW 40th Avenue

Comments: Dania Beach, Florida

Traffic Survey Specialists, Inc. Daily Northbound Speeds (MPH)

NB: There is no
posted speed. A
resident supplied
this information.

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
00:00 - 00:14	0	0	0	0	0	1	3	0	1	2	0	0	0	0	0	7
00:15 - 00:29	0	0	0	0	0	2	2	1	1	3	2	0	1	0	0	12
00:30 - 00:44	0	0	0	0	0	1	0	1	3	0	1	0	0	0	0	6
00:45 - 00:59	0	0	0	0	0	0	3	0	1	2	3	0	0	0	0	9
01:00 - 01:14	0	0	0	0	0	0	4	2	1	0	1	0	0	0	0	8
01:15 - 01:29	0	0	0	0	0	0	1	1	2	3	1	0	0	0	0	8
01:30 - 01:44	0	0	0	0	0	1	2	2	0	0	1	0	0	0	0	6
01:45 - 01:59	0	0	0	0	0	0	2	2	3	2	0	0	0	0	0	9
02:00 - 02:14	0	0	0	0	0	0	0	0	2	0	1	1	0	0	0	4
02:15 - 02:29	0	0	0	0	0	1	2	1	1	1	2	0	0	0	0	8
02:30 - 02:44	0	0	0	0	0	1	2	1	1	2	2	0	1	0	0	10
02:45 - 02:59	0	0	0	0	0	0	0	1	1	0	2	0	0	0	0	4
03:00 - 03:14	0	0	0	0	0	0	1	2	1	1	0	0	0	0	0	5
03:15 - 03:29	0	0	0	0	0	0	1	0	1	1	2	1	1	0	0	7
03:30 - 03:44	0	0	0	0	0	1	0	2	1	1	0	0	0	0	1	6
03:45 - 03:59	0	0	0	0	0	0	1	0	1	2	1	1	0	0	0	6
04:00 - 04:14	0	0	0	0	0	0	0	1	1	0	4	0	2	0	0	8
04:15 - 04:29	0	0	0	0	0	0	2	2	2	2	0	1	0	0	0	9
04:30 - 04:44	0	0	0	0	0	0	2	0	1	3	0	2	0	0	0	8
04:45 - 04:59	0	0	0	0	0	0	1	1	4	5	2	0	1	0	0	14
05:00 - 05:14	0	0	0	0	0	0	2	2	1	2	4	1	1	0	0	15
05:15 - 05:29	0	0	0	0	0	1	1	4	3	2	0	3	1	1	0	16
05:30 - 05:44	0	0	0	0	0	0	1	7	7	3	0	2	0	0	1	21
05:45 - 05:59	0	0	1	0	0	0	7	4	4	5	1	0	0	0	0	22
06:00 - 06:14	0	0	0	3	4	3	3	3	1	1	0	0	0	0	0	18
06:15 - 06:29	0	0	1	0	13	15	9	11	5	1	0	2	0	0	0	57
06:30 - 06:44	0	0	0	0	15	23	9	14	3	0	0	0	0	1	0	65
06:45 - 06:59	0	0	3	4	24	17	3	3	0	0	0	0	0	0	0	54
07:00 - 07:14	0	2	10	13	22	12	3	1	0	0	1	0	0	0	0	64
07:15 - 07:29	1	18	31	20	11	2	1	0	0	0	0	0	0	0	0	84
07:30 - 07:44	3	20	32	33	22	2	1	0	1	0	0	1	0	0	0	115
07:45 - 07:59	5	9	45	58	31	12	0	0	0	0	1	0	0	0	1	162
08:00 - 08:14	4	17	16	58	50	35	3	3	1	0	0	1	0	0	1	189
08:15 - 08:29	0	0	4	14	36	40	17	5	5	1	0	0	0	0	0	122
08:30 - 08:44	0	3	1	8	30	25	10	8	3	0	0	0	0	0	0	88
08:45 - 08:59	4	12	7	11	41	26	10	6	1	0	2	0	0	0	1	121
09:00 - 09:14	0	2	3	2	21	33	20	13	7	1	0	1	0	0	0	103
09:15 - 09:29	3	0	0	4	34	46	12	4	5	2	1	1	0	0	0	112
09:30 - 09:44	0	0	4	8	23	47	14	8	2	1	1	0	0	0	0	108
09:45 - 09:59	0	0	1	10	20	42	6	10	5	1	1	0	0	0	0	96
10:00 - 10:14	0	0	0	3	22	47	18	11	4	0	0	0	0	0	0	105
10:15 - 10:29	0	0	0	0	33	33	15	6	2	0	0	0	0	0	0	89
10:30 - 10:44	1	0	1	0	32	29	15	7	4	5	1	0	0	0	0	95
10:45 - 10:59	2	0	0	0	23	28	15	9	5	2	0	0	0	0	0	84
11:00 - 11:14	0	0	0	9	12	19	14	10	2	1	0	1	0	0	0	68
11:15 - 11:29	0	1	1	6	20	32	10	9	1	2	0	0	0	0	0	82
11:30 - 11:44	0	3	4	9	16	49	9	16	2	2	0	0	0	0	0	110
11:45 - 11:59	0	0	0	3	13	44	17	17	4	0	0	0	0	0	0	98
12:00 - 12:14	0	0	0	1	14	34	23	15	5	2	0	0	0	0	0	94
12:15 - 12:29	0	0	0	1	5	37	21	14	5	1	0	0	0	1	1	86
12:30 - 12:44	0	1	1	3	21	41	13	6	1	0	0	0	0	0	2	89

Traffic Survey Specialists, Inc. **Daily Northbound Speeds (MPH)**

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
12:45 - 12:59	0	0	0	0	20	48	9	7	5	2	1	1	0	0	0	93
13:00 - 13:14	0	0	1	8	11	44	16	10	3	3	1	0	0	0	0	97
13:15 - 13:29	0	0	0	2	11	41	11	11	7	1	0	0	0	1	1	86
13:30 - 13:44	0	0	0	0	6	21	29	16	4	2	0	0	0	0	0	78
13:45 - 13:59	0	2	6	7	15	29	11	12	5	0	1	1	0	0	1	90
14:00 - 14:14	0	13	14	18	33	14	3	1	0	0	0	0	0	0	0	96
14:15 - 14:29	2	17	23	41	22	8	0	1	0	0	0	0	0	0	1	115
14:30 - 14:44	0	0	5	21	21	22	5	11	1	1	0	0	0	0	1	88
14:45 - 14:59	0	7	16	30	26	15	3	2	0	0	0	0	0	0	0	99
15:00 - 15:14	0	7	8	27	36	22	6	4	1	3	0	0	1	0	0	115
15:15 - 15:29	0	0	9	6	72	65	13	3	2	0	0	0	0	0	0	170
15:30 - 15:44	6	22	11	14	11	3	3	1	0	0	0	0	0	0	2	73
15:45 - 15:59	0	4	4	11	29	34	10	8	1	0	0	0	0	0	0	101
16:00 - 16:14	0	2	3	16	38	48	13	10	4	0	1	0	0	0	0	135
16:15 - 16:29	1	0	4	10	39	54	16	7	2	1	0	1	0	0	0	135
16:30 - 16:44	4	9	6	11	25	40	10	6	1	1	0	1	0	0	0	114
16:45 - 16:59	1	0	0	9	32	58	12	8	3	1	1	0	0	0	0	125
17:00 - 17:14	0	1	5	38	39	30	9	3	8	2	2	0	0	0	0	137
17:15 - 17:29	0	0	0	29	44	48	14	12	1	0	0	0	0	0	1	149
17:30 - 17:44	2	2	3	25	25	63	13	5	4	0	0	1	0	0	0	143
17:45 - 17:59	0	1	2	5	45	76	11	12	1	1	0	0	0	0	0	154
18:00 - 18:14	0	0	0	13	40	60	18	6	1	0	1	0	0	0	1	140
18:15 - 18:29	0	1	4	7	35	42	27	11	4	3	2	0	0	0	0	136
18:30 - 18:44	0	0	1	0	22	59	19	17	2	0	1	0	0	0	0	121
18:45 - 18:59	0	0	1	2	29	52	19	8	5	3	1	0	0	0	0	120
19:00 - 19:14	0	0	0	0	13	36	21	15	3	2	0	0	0	0	1	91
19:15 - 19:29	0	0	0	4	8	39	22	13	3	1	0	1	0	0	0	91
19:30 - 19:44	0	0	0	0	20	28	10	11	6	3	2	0	0	0	0	80
19:45 - 19:59	0	0	0	8	19	30	9	12	3	1	0	0	0	0	1	83
20:00 - 20:14	0	2	6	13	17	41	11	11	1	2	0	0	0	0	0	104
20:15 - 20:29	0	0	0	0	12	37	12	5	5	1	1	0	0	0	0	73
20:30 - 20:44	0	0	1	1	16	32	12	6	6	1	0	1	0	0	0	76
20:45 - 20:59	0	0	2	3	6	22	18	4	3	2	0	0	0	0	0	60
21:00 - 21:14	0	0	0	3	14	20	11	7	3	1	0	0	0	0	1	60
21:15 - 21:29	0	0	0	0	16	13	10	9	4	1	1	0	0	0	0	54
21:30 - 21:44	0	0	0	0	6	26	9	4	5	1	0	0	0	0	0	51
21:45 - 21:59	0	0	0	2	8	16	7	6	6	1	0	0	0	0	0	46
22:00 - 22:14	0	0	0	2	4	14	13	13	3	3	0	0	0	0	0	52
22:15 - 22:29	0	0	0	3	5	17	9	4	4	2	1	0	0	0	0	45
22:30 - 22:44	0	0	0	1	3	17	2	4	5	3	0	0	0	0	0	35
22:45 - 22:59	0	0	0	1	0	15	10	3	4	1	1	0	0	0	0	35
23:00 - 23:14	0	0	0	0	4	12	4	9	1	2	0	0	0	0	0	32
23:15 - 23:29	0	0	0	0	1	13	3	4	3	1	0	0	0	0	0	25
23:30 - 23:44	0	0	0	0	0	7	2	4	3	1	0	0	0	0	0	17
23:45 - 23:59	0	0	0	0	1	3	7	2	2	3	1	0	0	0	0	19
Totals	39	178	301	672	1516	2247	830	591	254	110	39	22	2	5	19	6825
Percent of Total	0.6	2.6	4.4	9.8	22.2	32.9	12.2	8.7	3.7	1.6	0.6	0.3	0.0	0.1	0.3	100
Percent of AM	0.9	3.5	6.6	11.0	22.9	27.9	10.8	8.7	4.2	2.0	0.8	0.6	0.0	0.1	0.2	100
Percent of PM	0.4	2.1	3.2	9.2	21.8	35.9	13.0	8.7	3.5	1.4	0.4	0.2	0.0	0.0	0.3	100

Traffic Survey Specialists, Inc.
Daily Northbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

Standard Deviation: 7.9 MPH
Mean Speed: 31.5 MPH
Median Speed: 31.9 MPH
Modal Speed: 33.0 MPH

Ten Mile Pace: 25 to 34 MPH
Percent in Ten Mile Pace: 55.1%

85th Percentile: 38.1 MPH
15th Percentile: 24.5 MPH
90th Percentile: 40.4 MPH
95th Percentile: 42.7 MPH

Traffic Survey Specialists, Inc. Daily Southbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
00:00 - 00:14	0	0	0	0	2	4	0	1	1	0	1	1	0	0	0	10
00:15 - 00:29	0	0	0	0	1	3	1	1	1	0	1	0	0	0	0	8
00:30 - 00:44	0	0	0	0	0	4	6	5	0	0	0	0	0	0	0	15
00:45 - 00:59	0	0	0	1	2	5	0	0	0	0	0	0	0	0	0	8
01:00 - 01:14	0	0	0	0	0	2	0	1	2	2	0	0	0	0	0	7
01:15 - 01:29	0	0	0	0	0	3	0	1	1	1	1	0	0	0	0	7
01:30 - 01:44	0	0	0	0	1	3	2	1	1	0	1	0	0	0	0	9
01:45 - 01:59	0	0	0	0	0	3	1	1	1	0	0	0	0	0	0	6
02:00 - 02:14	0	0	0	1	0	0	2	5	0	0	0	0	0	0	0	8
02:15 - 02:29	0	0	0	0	2	5	1	0	0	0	0	0	0	0	0	8
02:30 - 02:44	0	0	1	0	0	3	0	1	0	0	0	0	0	0	0	5
02:45 - 02:59	0	0	0	0	1	1	1	2	0	1	0	0	0	0	0	6
03:00 - 03:14	0	0	0	0	0	1	0	0	0	0	1	0	0	0	0	2
03:15 - 03:29	0	0	0	0	0	2	1	0	0	0	0	0	0	0	0	3
03:30 - 03:44	0	0	0	0	0	0	1	1	0	0	0	0	0	0	0	2
03:45 - 03:59	0	0	0	0	1	0	1	0	0	0	0	0	1	0	0	3
04:00 - 04:14	0	0	0	0	0	1	0	0	0	0	0	0	0	1	0	2
04:15 - 04:29	0	0	0	0	0	1	1	0	0	0	0	0	0	0	0	2
04:30 - 04:44	0	0	0	0	1	3	1	2	0	2	0	1	0	0	0	10
04:45 - 04:59	0	0	0	0	0	2	1	1	0	0	0	1	0	0	0	5
05:00 - 05:14	0	0	0	0	4	0	2	3	0	1	0	0	0	0	0	10
05:15 - 05:29	0	0	0	0	0	7	1	3	2	1	0	0	0	0	0	14
05:30 - 05:44	0	0	0	0	4	2	2	1	2	1	1	0	0	0	0	13
05:45 - 05:59	0	0	0	1	4	4	5	3	2	1	0	0	0	0	1	21
06:00 - 06:14	0	0	0	4	4	8	6	3	4	1	0	0	0	0	0	30
06:15 - 06:29	0	0	0	1	8	11	7	3	1	1	1	0	0	0	0	33
06:30 - 06:44	0	0	1	5	13	18	3	4	1	0	0	0	0	0	0	45
06:45 - 06:59	0	0	0	15	21	25	5	2	1	0	0	0	0	0	0	69
07:00 - 07:14	0	7	35	35	9	3	1	0	0	0	0	0	0	0	0	90
07:15 - 07:29	2	11	56	36	2	0	1	0	1	0	0	0	0	0	0	109
07:30 - 07:44	7	14	41	37	10	3	1	0	0	0	0	0	0	0	0	113
07:45 - 07:59	0	5	51	56	9	1	1	2	0	2	0	0	0	0	1	128
08:00 - 08:14	2	1	3	18	32	36	14	2	0	0	0	0	0	0	1	109
08:15 - 08:29	0	0	1	14	39	49	15	8	1	0	0	1	0	0	0	128
08:30 - 08:44	0	0	1	17	43	36	12	3	1	0	0	0	1	1	0	115
08:45 - 08:59	0	0	1	16	50	41	15	1	2	0	0	0	0	0	1	127
09:00 - 09:14	1	2	0	6	27	37	10	10	2	0	0	0	1	0	0	96
09:15 - 09:29	0	0	1	5	34	50	6	9	1	1	0	0	0	1	0	108
09:30 - 09:44	0	4	4	4	16	28	10	9	3	2	0	0	0	0	0	80
09:45 - 09:59	0	0	3	9	15	41	13	13	4	1	0	0	0	0	0	99
10:00 - 10:14	1	0	0	2	15	33	18	10	3	2	1	0	0	1	0	86
10:15 - 10:29	0	0	1	2	10	30	16	14	6	2	0	0	0	1	0	82
10:30 - 10:44	0	0	0	2	17	40	24	9	3	1	1	0	0	0	0	97
10:45 - 10:59	3	0	0	0	16	26	13	13	4	3	0	0	1	0	0	79
11:00 - 11:14	1	1	2	8	18	29	6	3	5	0	0	1	0	0	0	74
11:15 - 11:29	0	0	1	3	17	35	16	7	3	1	0	0	0	0	0	83
11:30 - 11:44	0	0	0	1	16	32	16	10	6	2	0	0	0	0	0	83
11:45 - 11:59	0	0	0	1	9	25	16	8	2	3	0	0	0	0	1	65
12:00 - 12:14	2	0	2	5	31	39	13	13	3	2	0	0	0	0	0	110
12:15 - 12:29	0	0	5	3	15	30	15	6	4	0	1	0	0	0	0	79
12:30 - 12:44	0	1	0	3	15	25	18	3	1	1	0	0	0	0	0	67

Traffic Survey Specialists, Inc. Daily Southbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
12:45 - 12:59	0	0	2	6	17	28	14	10	1	1	0	1	0	0	0	80
13:00 - 13:14	0	0	0	4	13	43	14	11	5	2	0	1	0	0	0	93
13:15 - 13:29	0	0	0	4	15	42	22	8	4	1	1	0	0	0	0	97
13:30 - 13:44	0	1	1	2	22	49	13	5	7	0	0	0	0	0	0	100
13:45 - 13:59	0	0	0	5	30	39	13	5	3	0	1	0	0	0	0	96
14:00 - 14:14	0	1	24	26	27	11	2	0	0	0	0	0	0	0	0	91
14:15 - 14:29	0	2	17	25	15	1	1	1	0	0	0	0	0	0	0	62
14:30 - 14:44	0	0	5	32	35	22	4	2	0	1	0	0	0	0	0	101
14:45 - 14:59	0	0	7	36	32	18	5	1	0	0	0	0	0	0	1	100
15:00 - 15:14	1	2	1	18	37	29	7	4	3	0	0	0	0	0	0	102
15:15 - 15:29	1	0	14	43	36	21	3	2	0	0	0	0	0	0	0	120
15:30 - 15:44	9	16	46	52	17	4	0	2	0	0	0	0	1	0	0	147
15:45 - 15:59	9	29	33	46	20	5	0	0	0	0	0	0	0	0	3	145
16:00 - 16:14	0	0	0	10	50	53	7	7	3	0	1	0	0	0	1	132
16:15 - 16:29	0	1	1	4	62	49	6	3	0	1	1	0	0	0	0	128
16:30 - 16:44	1	2	29	45	33	7	0	0	0	0	1	0	0	0	0	118
16:45 - 16:59	6	16	24	43	31	11	3	1	0	0	0	0	0	0	0	135
17:00 - 17:14	0	1	7	38	49	31	7	5	1	0	2	1	0	0	1	143
17:15 - 17:29	0	0	2	11	64	68	23	8	4	2	1	0	0	0	0	183
17:30 - 17:44	1	2	1	12	54	74	15	6	2	0	0	0	0	0	0	167
17:45 - 17:59	3	6	9	18	56	61	5	2	0	1	0	0	0	0	0	161
18:00 - 18:14	11	2	1	12	38	49	10	5	7	3	0	0	0	0	1	139
18:15 - 18:29	0	0	1	7	42	75	15	13	4	1	0	0	0	0	0	158
18:30 - 18:44	0	0	0	9	39	48	23	13	2	0	0	0	0	0	0	134
18:45 - 18:59	0	0	0	3	32	54	18	6	1	1	0	0	0	0	0	115
19:00 - 19:14	0	0	0	2	38	57	12	10	2	2	0	0	0	0	0	123
19:15 - 19:29	0	0	2	3	15	38	14	9	3	3	0	1	0	0	0	88
19:30 - 19:44	0	0	1	2	17	32	11	6	5	0	1	0	0	0	0	75
19:45 - 19:59	0	0	0	5	25	27	13	7	4	2	0	0	0	0	0	83
20:00 - 20:14	0	0	1	6	23	32	11	5	2	0	0	0	0	0	0	80
20:15 - 20:29	0	0	0	2	13	36	10	5	2	1	0	0	0	0	0	69
20:30 - 20:44	0	0	0	0	15	21	11	3	1	1	0	1	0	1	0	54
20:45 - 20:59	0	0	0	8	17	20	12	5	2	4	0	0	0	0	0	68
21:00 - 21:14	0	0	0	3	18	26	12	5	3	0	1	0	0	0	0	68
21:15 - 21:29	0	0	0	4	16	31	5	5	0	1	1	0	0	0	0	63
21:30 - 21:44	0	0	0	2	15	14	5	6	6	0	0	0	0	0	0	48
21:45 - 21:59	0	0	0	0	10	22	4	11	0	1	0	0	0	0	0	48
22:00 - 22:14	0	0	0	0	8	18	6	5	2	0	0	0	0	0	0	39
22:15 - 22:29	0	0	0	1	7	13	5	8	4	1	0	0	0	0	0	39
22:30 - 22:44	0	0	0	0	5	6	6	5	1	0	0	0	0	0	0	23
22:45 - 22:59	0	0	0	0	6	12	2	3	1	1	0	1	0	0	0	26
23:00 - 23:14	0	0	0	0	6	8	6	3	4	0	0	0	0	0	0	27
23:15 - 23:29	0	0	0	1	9	9	3	3	1	1	0	0	0	0	0	27
23:30 - 23:44	0	0	0	0	6	11	4	3	1	2	0	0	0	0	0	27
23:45 - 23:59	0	0	0	0	4	7	6	3	1	2	0	0	0	0	0	23
Totals	61	127	439	861	1673	2122	709	428	167	71	21	11	5	6	12	6713
Percent of Total	0.9	1.9	6.5	12.8	24.9	31.6	10.6	6.4	2.5	1.1	0.3	0.2	0.1	0.1	0.2	100
Percent of AM	0.7	1.9	8.8	13.0	20.5	30.1	11.9	7.6	2.9	1.4	0.4	0.2	0.2	0.2	0.2	100
Percent of PM	1.0	1.9	5.4	12.7	27.3	32.4	9.9	5.7	2.3	0.9	0.3	0.1	0.0	0.0	0.2	100

Traffic Survey Specialists, Inc.
Daily Southbound Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

Standard Deviation: 7.7 MPH
Mean Speed: 30.3 MPH
Median Speed: 30.6 MPH
Modal Speed: 33.0 MPH

Ten Mile Pace: 25 to 34 MPH
Percent in Ten Mile Pace: 56.5%

85th Percentile: 37.4 MPH
15th Percentile: 22.6 MPH
90th Percentile: 38.5 MPH
95th Percentile: 41.6 MPH

Traffic Survey Specialists, Inc. Daily Total Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
00:00 - 00:14	0	0	0	0	3	7	0	2	3	0	1	1	0	0	0	17
00:15 - 00:29	0	0	0	0	3	5	2	2	4	2	1	1	0	0	0	20
00:30 - 00:44	0	0	0	0	1	4	7	8	0	1	0	0	0	0	0	21
00:45 - 00:59	0	0	0	1	2	8	0	1	2	3	0	0	0	0	0	17
01:00 - 01:14	0	0	0	0	0	6	2	2	2	3	0	0	0	0	0	15
01:15 - 01:29	0	0	0	0	0	4	1	3	4	2	1	0	0	0	0	15
01:30 - 01:44	0	0	0	0	2	5	4	1	1	1	1	0	0	0	0	15
01:45 - 01:59	0	0	0	0	0	5	3	4	3	0	0	0	0	0	0	15
02:00 - 02:14	0	0	0	1	0	0	2	7	0	1	1	0	0	0	0	12
02:15 - 02:29	0	0	0	0	3	7	2	1	1	2	0	0	0	0	0	16
02:30 - 02:44	0	0	1	0	1	5	1	2	2	2	0	1	0	0	0	15
02:45 - 02:59	0	0	0	0	1	1	2	3	0	3	0	0	0	0	0	10
03:00 - 03:14	0	0	0	0	0	2	2	1	1	0	1	0	0	0	0	7
03:15 - 03:29	0	0	0	0	0	3	1	1	1	2	1	1	0	0	0	10
03:30 - 03:44	0	0	0	0	1	0	3	2	1	0	0	0	0	1	0	8
03:45 - 03:59	0	0	0	0	1	1	1	1	2	1	1	0	1	0	0	9
04:00 - 04:14	0	0	0	0	0	1	1	1	0	4	0	2	0	1	0	10
04:15 - 04:29	0	0	0	0	0	3	3	2	2	0	1	0	0	0	0	11
04:30 - 04:44	0	0	0	0	1	5	1	3	3	2	2	1	0	0	0	18
04:45 - 04:59	0	0	0	0	0	3	2	5	5	2	0	2	0	0	0	19
05:00 - 05:14	0	0	0	0	4	2	4	4	2	5	1	1	0	0	2	25
05:15 - 05:29	0	0	0	0	1	8	5	6	4	1	3	1	1	0	0	30
05:30 - 05:44	0	0	0	0	4	3	9	8	5	1	3	0	0	1	0	34
05:45 - 05:59	0	0	1	1	4	11	9	7	7	2	0	0	0	0	1	43
06:00 - 06:14	0	0	0	7	8	11	9	6	5	2	0	0	0	0	0	48
06:15 - 06:29	0	0	1	1	21	26	16	14	6	2	1	2	0	0	0	90
06:30 - 06:44	0	0	1	5	28	41	12	18	4	0	0	0	0	1	0	110
06:45 - 06:59	0	0	3	19	45	42	8	5	1	0	0	0	0	0	0	123
07:00 - 07:14	0	9	45	48	31	15	4	1	0	0	1	0	0	0	0	154
07:15 - 07:29	3	29	87	56	13	2	2	0	1	0	0	0	0	0	0	193
07:30 - 07:44	10	34	73	70	32	5	2	0	1	0	0	1	0	0	0	228
07:45 - 07:59	5	14	96	114	40	13	1	2	0	2	1	0	0	0	2	290
08:00 - 08:14	6	18	19	76	82	71	17	5	1	0	0	1	0	0	2	298
08:15 - 08:29	0	0	5	28	75	89	32	13	6	1	0	1	0	0	0	250
08:30 - 08:44	0	3	2	25	73	61	22	11	4	0	0	0	1	1	0	203
08:45 - 08:59	4	12	8	27	91	67	25	7	3	0	2	0	0	0	2	248
09:00 - 09:14	1	4	3	8	48	70	30	23	9	1	0	1	1	0	0	199
09:15 - 09:29	3	0	1	9	68	96	18	13	6	3	1	1	0	1	0	220
09:30 - 09:44	0	4	8	12	39	75	24	17	5	3	1	0	0	0	0	188
09:45 - 09:59	0	0	4	19	35	83	19	23	9	2	1	0	0	0	0	195
10:00 - 10:14	1	0	0	5	37	80	36	21	7	2	1	0	0	1	0	191
10:15 - 10:29	0	0	1	2	43	63	31	20	8	2	0	0	0	1	0	171
10:30 - 10:44	1	0	1	2	49	69	39	16	7	6	2	0	0	0	0	192
10:45 - 10:59	5	0	0	0	39	54	28	22	9	5	0	0	1	0	0	163
11:00 - 11:14	1	1	2	17	30	48	20	13	7	1	0	2	0	0	0	142
11:15 - 11:29	0	1	2	9	37	67	26	16	4	3	0	0	0	0	0	165
11:30 - 11:44	0	3	4	10	32	81	25	26	8	4	0	0	0	0	0	193
11:45 - 11:59	0	0	0	4	22	69	33	25	6	3	0	0	0	0	1	163
12:00 - 12:14	2	0	2	6	45	73	36	28	8	4	0	0	0	0	0	204
12:15 - 12:29	0	0	5	4	20	67	36	20	9	1	1	0	0	1	1	165
12:30 - 12:44	0	2	1	6	36	66	31	9	2	1	0	0	0	0	2	156

Traffic Survey Specialists, Inc. Daily Total Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

	0-10	10-15	15-20	20-25	25-30	30-35	35-38	38-41	41-44	44-47	47-50	50-53	53-56	56-59	59-99	Total
12:45 - 12:59	0	0	2	6	37	76	23	17	6	3	1	2	0	0	0	173
13:00 - 13:14	0	0	1	12	24	87	30	21	8	5	1	1	0	0	0	190
13:15 - 13:29	0	0	0	6	26	83	33	19	11	2	1	0	0	1	1	183
13:30 - 13:44	0	1	1	2	28	70	42	21	11	2	0	0	0	0	0	178
13:45 - 13:59	0	2	6	12	45	68	24	17	8	0	2	1	0	0	1	186
14:00 - 14:14	0	14	38	44	60	25	5	1	0	0	0	0	0	0	0	187
14:15 - 14:29	2	19	40	66	37	9	1	2	0	0	0	0	0	0	1	177
14:30 - 14:44	0	0	10	53	56	44	9	13	1	2	0	0	0	0	1	189
14:45 - 14:59	0	7	23	66	58	33	8	3	0	0	0	0	0	0	1	199
15:00 - 15:14	1	9	9	45	73	51	13	8	4	3	0	0	1	0	0	217
15:15 - 15:29	1	0	23	49	108	86	16	5	2	0	0	0	0	0	0	290
15:30 - 15:44	15	38	57	66	28	7	3	3	0	0	0	0	1	0	2	220
15:45 - 15:59	9	33	37	57	49	39	10	8	1	0	0	0	0	0	3	246
16:00 - 16:14	0	2	3	26	88	101	20	17	7	0	2	0	0	0	1	267
16:15 - 16:29	1	1	5	14	101	103	22	10	2	2	1	1	0	0	0	263
16:30 - 16:44	5	11	35	56	58	47	10	6	1	1	1	1	0	0	0	232
16:45 - 16:59	7	16	24	52	63	69	15	9	3	1	1	0	0	0	0	260
17:00 - 17:14	0	2	12	76	88	61	16	8	9	2	4	1	0	0	1	280
17:15 - 17:29	0	0	2	40	108	116	37	20	5	2	1	0	0	0	1	332
17:30 - 17:44	3	4	4	37	79	137	28	11	6	0	0	1	0	0	0	310
17:45 - 17:59	3	7	11	23	101	137	16	14	1	2	0	0	0	0	0	315
18:00 - 18:14	11	2	1	25	78	109	28	11	8	3	1	0	0	0	2	279
18:15 - 18:29	0	1	5	14	77	117	42	24	8	4	2	0	0	0	0	294
18:30 - 18:44	0	0	1	9	61	107	42	30	4	0	1	0	0	0	0	255
18:45 - 18:59	0	0	1	5	61	106	37	14	6	4	1	0	0	0	0	235
19:00 - 19:14	0	0	0	2	51	93	33	25	5	4	0	0	0	0	1	214
19:15 - 19:29	0	0	2	7	23	77	36	22	6	4	0	2	0	0	0	179
19:30 - 19:44	0	0	1	2	37	60	21	17	11	3	3	0	0	0	0	155
19:45 - 19:59	0	0	0	13	44	57	22	19	7	3	0	0	0	0	1	166
20:00 - 20:14	0	2	7	19	40	73	22	16	3	2	0	0	0	0	0	184
20:15 - 20:29	0	0	0	2	25	73	22	10	7	2	1	0	0	0	0	142
20:30 - 20:44	0	0	1	1	31	53	23	9	7	2	0	2	0	1	0	130
20:45 - 20:59	0	0	2	11	23	42	30	9	5	6	0	0	0	0	0	128
21:00 - 21:14	0	0	0	6	32	46	23	12	6	1	1	0	0	0	1	128
21:15 - 21:29	0	0	0	4	32	44	15	14	4	2	2	0	0	0	0	117
21:30 - 21:44	0	0	0	2	21	40	14	10	11	1	0	0	0	0	0	99
21:45 - 21:59	0	0	0	2	18	38	11	17	6	2	0	0	0	0	0	94
22:00 - 22:14	0	0	0	2	12	32	19	18	5	3	0	0	0	0	0	91
22:15 - 22:29	0	0	0	4	12	30	14	12	8	3	1	0	0	0	0	84
22:30 - 22:44	0	0	0	1	8	23	8	9	6	3	0	0	0	0	0	58
22:45 - 22:59	0	0	0	1	6	27	12	6	5	2	1	1	0	0	0	61
23:00 - 23:14	0	0	0	0	10	20	10	12	5	2	0	0	0	0	0	59
23:15 - 23:29	0	0	0	1	10	22	6	7	4	2	0	0	0	0	0	52
23:30 - 23:44	0	0	0	0	6	18	6	7	4	3	0	0	0	0	0	44
23:45 - 23:59	0	0	0	0	5	10	13	5	3	5	1	0	0	0	0	42
Totals	100	305	740	1533	3189	4369	1539	1019	421	181	60	33	7	11	31	13538
Percent of Total	0.7	2.3	5.5	11.3	23.6	32.3	11.4	7.5	3.1	1.3	0.4	0.2	0.1	0.1	0.2	100
Percent of AM	0.8	2.7	7.6	11.9	21.7	28.9	11.3	8.2	3.6	1.7	0.6	0.4	0.1	0.2	0.2	100
Percent of PM	0.7	2.0	4.3	11.0	24.6	34.1	11.4	7.2	2.9	1.1	0.4	0.1	0.0	0.0	0.2	100

Traffic Survey Specialists, Inc. Daily Total Speeds (MPH)

Study Date: Tuesday, 09/05/2017

Unit ID:

Location: SW 40th Avenue Between SW 54th Ct & 56th St

Posted Speed: 30

Comments: Dania Beach, Florida

Standard Deviation: 7.8 MPH
Mean Speed: 30.9 MPH
Median Speed: 31.2 MPH
Modal Speed: 33.0 MPH

Ten Mile Pace: 25 to 34 MPH
Percent in Ten Mile Pace: 55.8%

85th Percentile: 38.3 MPH
15th Percentile: 23.5 MPH
90th Percentile: 39.6 MPH
95th Percentile: 41.6 MPH

Table 1
Daily Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips			New Trips		
				In	Out	Total	In	Out	Total	%	In	Out	Total	In	Out	In	Out	Total
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=0.87\ln(X)+2.46$ (50/50)	215	215	430	0	0	0	0.0%	215	215	430	0	0.0%	215	215	430
Total				215	215	430	0	0	0		215	215	430	0		215	215	430

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 2
AM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips			New Trips		
				In	Out	Total	In	Out	Total	%	In	Out	Total	In	Out	In	Out	Total
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=0.80\ln(X)+0.26$ (17/83)	6	30	36	0	0	0	0.0%	6	30	36	0	0.0%	6	30	36
Total				6	30	36	0	0	0		6	30	36	0		6	30	36

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 3
PM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips			New Trips		
				In	Out	Total	In	Out	Total	%	In	Out	Total	In	Out	In	Out	Total
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=0.82\ln(X)+0.32$ (67/33)	28	13	41	0	0	0	0.0%	28	13	41	0	0.0%	28	13	41
Total				28	13	41	0	0	0		28	13	41	0		28	13	41

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 4
Morning Peak Hour Roadway Link Capacity Analysis
Oaks Place Traffic Study

Roadway	Link	Existing Level of Service			Proposed Level of Service			
		Volume	Capacity	LOS	V/C	Volume	Adjusted Volume	LOS
SW 40th Avenue⁽¹⁾	SW 56th Street to SW 54th Court	1,066	1,710	C	0.62	1,066	1,102	C
SW 54th Court⁽²⁾	West of SW 40th Avenue	159	1,197	C	0.13	159	173	C
SW 56th Street⁽²⁾	East of SW 40th Avenue	14	1,264	C	0.01	14	14	C

⁽¹⁾ Roadway link capacity determined by the Florida Department of Transportation's ARTPLAN software.

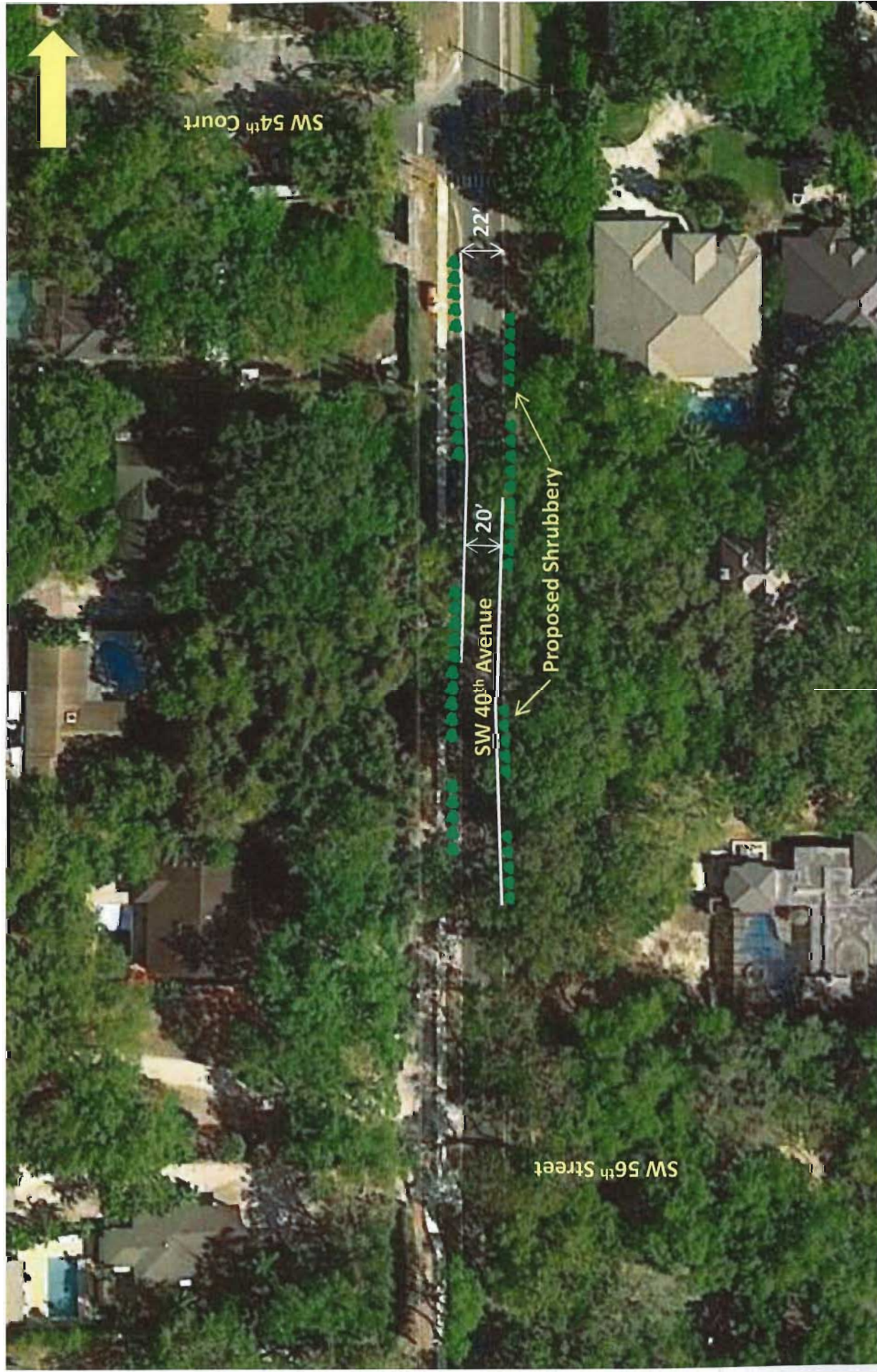
⁽²⁾ Roadway link capacity obtained from the Florida Department of Transportation's *Quality/Level of Service Handbook*.

Table 5
Afternoon Peak Hour Roadway Link Capacity Analysis
Oaks Place Traffic Study

Roadway	Link	Existing Level of Service			Proposed Level of Service			
		Volume	Capacity	LOS D	V/C	Volume	Adjusted Volume	LOS
SW 40th Avenue⁽¹⁾	SW 56th Street to SW 54th Court	1,237	1,710	C	0.72	1,237	1,278	C
SW 54th Court⁽²⁾	West of SW 40th Avenue	162	1,197	C	0.14	162	178	C
SW 56th Street⁽²⁾	East of SW 40th Avenue	21	1,264	C	0.02	21	21	C

⁽¹⁾ Roadway link capacity determined by the Florida Department of Transportation's ARTPLAN software.

⁽²⁾ Roadway link capacity obtained from the Florida Department of Transportation's *Quality/Level of Service Handbook*.



Thomas A. Hall, Inc.

Figure 1 – Traffic Calming Measures

Oaks Place
Dania Beach, Florida

ARTPLAN 2012 Conceptual Planning Analysis

Project Information

Analyst	TAH	Arterial Name	SW 40th Avenue	Study Period	Standard K
Date Prepared	9/25/2017 11:12:46 AM	From	Griffin Road	Modal Analysis	Auto Only
Agency		To	Sheridan Street	Program	ARTPLAN 2012
Area Type	Large Urbanized	Peak Direction	Southbound	Version Date	12/12/2012
Arterial Class	2				
File Name	C:\Work\201649 - Oaks Place Traffic Statement\201649.02 - Additional Services\Report\SW 40th Avenue ARTPLAN Analysis.xap				
User Notes					

Arterial Data

K	0.09	PHF	1	Control Type	Coordinated Actuated
D	0.541	% Heavy Vehicles	2.9	Base Sat. Flow Rate	1950

Automobile Intersection Data

Cross Street	Cycle Length	Thru g/C	Arr. Type	INT # Dir.Lanes	% Left Turns	% Right Turns	Left Turn Lanes	Left Turn Phasing	# Left Turn Lanes	LT Storage Length	Left g/C	Right Turn Lanes
Stirling Road	160	0.46	4	1	12	12	Yes	Protected	1	235	0.15	Yes
Sheridan Street	160	0.46	4	1	12	12	Yes	Protected	1	235	0.15	Yes

Automobile Segment Data

Segment #	Length	AADT	Hourly Vol.	SEG # Dir.Lanes	Posted Speed	Free Flow Speed	Median Type	On-Street Parking	Parking Activity
1 (to Stirling Road)	5860	13500	657	1	30	35	None	No	N/A
2 (to Sheridan Street)	1000	13500	657	1	30	35	None	No	N/A

Automobile LOS

Segment #		Thru Mvmt Flow Rate	Adj. Sat. Flow Rate	v/c	Control Delay	Int. Approach LOS	Queue Ratio	Speed (mph)	Segment LOS		
1 (to Stirling Road)		499	1484	0.731	28.22	C	0.35	26.78	B		
2 (to Sheridan Street)		499	1484	0.731	28.22	C	0.35	14.01	D		
Arterial Length	1.3220	Weighted g/C	0.46	FFS Delay	68.66	Threshold Delay	0.00	Auto Speed	23.53	Auto LOS	B

Automobile Service Volumes

Note: The maximum normally acceptable directional service volume for LOS E in Florida for this facility type and area type is 1000 veh/h/ln.

	A	B	C	D	E
Lanes	Hourly Volume In Peak Direction				
1	**	810	920	***	***
2	**	1710	1800	***	***
3	**	2640	2720	***	***
4	**	3570	3640	***	***
*	**	810	920	***	***
Lanes	Hourly Volume In Both Directions				
2	**	1500	1710	***	***
4	**	3170	3350	***	***
6	**	4880	5040	***	***
8	**	6600	6740	***	***
*	**	1500	1710	***	***
Lanes	Annual Average Daily Traffic				
2	**	16700	19000	***	***
4	**	35200	37200	***	***
6	**	54300	56000	***	***
8	**	73400	74900	***	***
*	**	16700	19000	***	***

* Service Volumes for the specific facility being analyzed, based on # of lanes from the intersection and segment data screens.

** Cannot be achieved based on input data provided.

*** Not applicable for that level of service letter grade. See generalized tables notes for more details.

Under the given conditions, left turn lane storage is highly likely to overflow. The number of directional thru lanes should be reduced accordingly.

Facility weighted g/C exceeds normally acceptable upper range (0.5); verify that g/C inputs are correct.

Intersection capacity (ies) are exceeded for the full hour; an operational level analysis tool is more appropriate for this situation.

EW CONSULTANTS, INC.

NATURAL RESOURCE MANAGEMENT, WETLAND, AND ENVIRONMENTAL PERMITTING SERVICES



DANIA OAKS
Parcels 5501 & 5525

ENVIRONMENTAL ASSESSMENT REPORT

Prepared by:

EW CONSULTANTS, INC.
2581 Metrocentre Blvd, Suite 1
West Palm Beach, FL 33407

November 2016



I. INTRODUCTION

EW Consultants, Inc., conducted an environmental assessment of two adjacent parcels in November, 2016. Both parcels are located on the west side of 40th Avenue, north of Stirling Road in Section 36, Township 50 South, Range 41 East, Dania Beach, Broward County, Florida (Figures 1 through 3). The northern parcel is approximately 0.9-acres in size and contains a low-density residential housing unit and undeveloped land. The southern parcel is approximately 1.5-acres in size and contains a landscape nursery and associated facilities including an office building, maintenance building, tents and driveways. The properties are bordered on the north, west, and south by single family homes and undeveloped lands, and on the east by 40th Avenue. Both properties contain varying levels of canopy and understory vegetation which is further described below.

II. METHODS

Prior to the site visit, maps from the Natural Resources Conservation Service generated from USDA-NRCS certified data (Version 8, Dec. 30, 2013) were reviewed to determine topographic features and site soil mapping units. Copies of the most current (2016) Broward County aerial photographs of the parcel were obtained and reviewed to determine potential locations of environmental features.

Pedestrian transects of the parcel were conducted to map approximate locations and boundaries of significant environmental resources, vegetative communities, exotic vegetation, and jurisdictional wetland areas. The survey was also conducted to note any occurrence of listed plant or animal species that would require protection under Article 250 of the Dania Beach Land Development Code.

The *Guide to the Natural Communities of Florida* (Florida Natural Areas Inventory 1990) provides classification of natural communities of Florida and was used in this investigation. Approximate location of vegetative community cover type boundaries and other features of the site were mapped. Vegetative communities were identified in accordance with *Florida Land Use Cover and Forms Classification Systems Handbook* (Florida Department of Transportation 1999) (FLUCFCS).

Wetland protection is mandated under federal, state, and local regulations. The U.S. Army Corps of Engineers (CE) regulates activities in Waters of the United States pursuant to the Clean Water Act (PL92-500 Section 404) as further defined in the CE regulatory program (33 CFR 320-330). The State of Florida Department of Environmental Protection (DEP) has established wetland identification and permitting processes at Chapter 62-330, 62-340, and 62-312 of the Florida Administrative Code (FAC). Current federal and state wetland definitions are derived from the original definition found in 33 CFR 328.3, identifying wetlands as "those areas that are inundated or saturated by surface or ground water at a frequency and duration sufficient to support a prevalence of vegetation typically adapted to life in saturated soil conditions". Delineation of federally regulated jurisdictional wetlands is determined by the *Corps of*

Engineers Wetlands Delineation Manual (USAE Waterways Experiment Station Environmental Laboratory 1987) and the *Interim Regional Supplement to the Corps of Engineers Wetland Delineation Manual: Atlantic and Gulf Coastal Plain Region* (USAE Research and Development Center 2008). Delineation of wetlands regulated by DEP and South Florida Water Management District (SFWMD) is done according to Chapter 62-340 FAC, Delineation of the Landward Extent of Wetlands and Surface Waters. The *Florida Wetlands Delineation Manual* (Gilbert *et al.* 1995) serves as a guide to Chapter 62-340. Both manuals, which emphasize the identification of hydric soils, hydrophytic vegetation, and wetland hydrologic conditions in making wetland determinations, were used in this investigation.

Listed species of wildlife are found in *Florida's Endangered Species, Threatened Species and Species of Special Concern, Official Lists* (Florida Fish and Wildlife Conservation Commission January 2013) and regulated plants are listed in *Preservation of Native Flora of Florida*, Chapter 5B-40 (Florida Department of Agriculture and Consumer Services, Division of Plant Industry, April 2004). A series of pedestrian transects were conducted across the property to determine the presence of any listed species.

III. RESULTS

A. Soils

The soils on the site are mapped as Basinger-Urban Land Complex and Arents-Urban Land Complex, 0 to 5 percent slopes (Attachment 1). A description of these soil types in their natural condition is listed below. This description is based upon the general characteristics for the soil type illustrated in the *Soils Survey of Broward County Area, Florida* and is not necessarily indicative of the exact characteristics of the parcel.

1. Basinger fine sand, 0 to 2 percent slopes: This is a nearly level, deep, poorly drained, sandy soil in broad sloughs and flats. When undisturbed, typical vegetation includes pines, oaks, pepper, myrtle, and native grasses.
2. Dade fine sand: This is a nearly level, well drained sandy soil on slightly elevated flatlands in the southeastern part of the county. Soft limestone is found at depths that average 20 to 40 inches. When undisturbed, typical vegetation includes slash pine, live oak, laurel oak, saw palmetto, and native grasses.

B. Vegetative Communities

Vegetative communities and land uses on the parcel were mapped using FLUCFCS (Figure 4). A list of identified plant species has been included with this report (Attachment 2). The vegetative communities are described as follows:

110 - Residential Low Density

This portion of the property is located within the eastern portion of the northern parcel and is developed with a single-family home. The vegetation around the home is comprised of a combination of native plants, cultivated landscape and invasive exotic species and does not represent any one intact native community. It appears some cultivated species and some of the natives have been planted here as opposed to being naturally occurring. Native tree species dominate the canopy strata in those areas where canopy exists, whereas exotic and nuisance species dominate the subcanopy and groundcover levels. Live oak are the dominant native tree species occupying the canopy level. The subcanopy and groundcover is dominated by nuisance exotic and cultivated landscape species such as orchid tree, bishopwood, carrotwood, fishtail palm, variegated mahoe, thread-leaf, croton, starburst, bougainvillea, oyster plant, and wandering jew. Native subcanopy and groundcover species include gumbo limbo and saw palmetto.

426 - Tropical Hardwoods

This vegetative community is found covering the remainder of the northern parcel. The canopy is dominated by live oaks. The subcanopy and groundcover is dominated by nuisance exotic and cultivated landscape species including bishopwood, philodendron, screw-pine, air-potato, oyster plant, and wandering jew.

243 - Ornamental Nursery

This land use category is found within the entirety of the southern parcel and consists of covered and exposed plant nursery cultivation areas, an associated office building, maintenance building and access drive. Vegetation existing within this parcel that is not associated with current cultivation efforts consists of a variety of native, exotic invasive and cultivated landscape species. Native live oaks dominate the canopy with cabbage palms and exotic Washington palms, *Ficus microcarpa* and melaleuca also present.

The subcanopy is dominated by exotic and cultivated landscape species including orchid tree, bishopwood, schefflera, Tabebuia, fishtail palm, lady palm, areca palm, solitaire palm, queen palm, foxtail palm, bismark palm, traveler palm, java plum, crape jasmine, croton, bird of paradise, podocarpus, Brazilian pepper, taro, mango, banana, oyster plant, mother-in-law's-tongue, wandering jew, arrow-leaf, air-potato, pothos vine, philodendron, cactus vine, Mexican coral vine and Hawaiian woodrose. Native subcanopy and groundcover species include wild coffee, spider-lily and St. Augustine grass.

C. Listed Species and Wildlife

No animal species listed as protected by Federal, State, or local environmental regulatory agencies, nor any signs of such animals were observed on the property during the environmental assessment. Because the property contains and is surrounded by

residential development with frequent human disturbances, it does not provide ideal habitat for listed animal species that may be found in this region.

One listed plant species, common wild-pine airplant (*Tillandsia fasciculata*) was observed within the parcel. Common wild-pine is listed as Endangered by the Florida Department of Agriculture and Consumer Services (FDACS). No other plants listed as protected by federal, state, or local environmental regulatory agencies, nor any signs of such plants, were observed within the property.

Non-listed wildlife observed was limited to Cuban anoles and several birds including boat-tailed grackle and mourning dove that flew overhead without utilization of the property. The scarcity of wildlife could be a response to the numerous feral cats that were observed throughout both parcels.

D. Wetlands

No state or federally jurisdictional wetlands were observed on the property. The site soils and vegetation are typical of upland habitats and no hydrological indicators were observed on the property.

IV. SUMMARY

While the properties do contain many native trees, the habitat is not intact and contains a predominance of nuisance and exotic species within the subcanopy and groundcover strata on both parcels. The native trees should be evaluated for preservation or relocation in accordance with Article 825 of the Land Development Code. The one listed species of airplant that was observed may be preserved, relocated, or impacted if necessary and allowed by the City. Listed plant species are the property of the owner and Florida Law only regulates commercial sale of listed plant species.

Because of the surrounding development and human disturbances the property does not provide ideal habitat for listed species of wildlife. In accordance with Article 250 of the Land Development Code, a wildlife survey was conducted. No listed species of wildlife nor signs of listed species of wildlife were observed on the property during this survey. Several non-listed species of wildlife were observed and are described above.

No State or Federal jurisdictional wetlands were observed on the property.

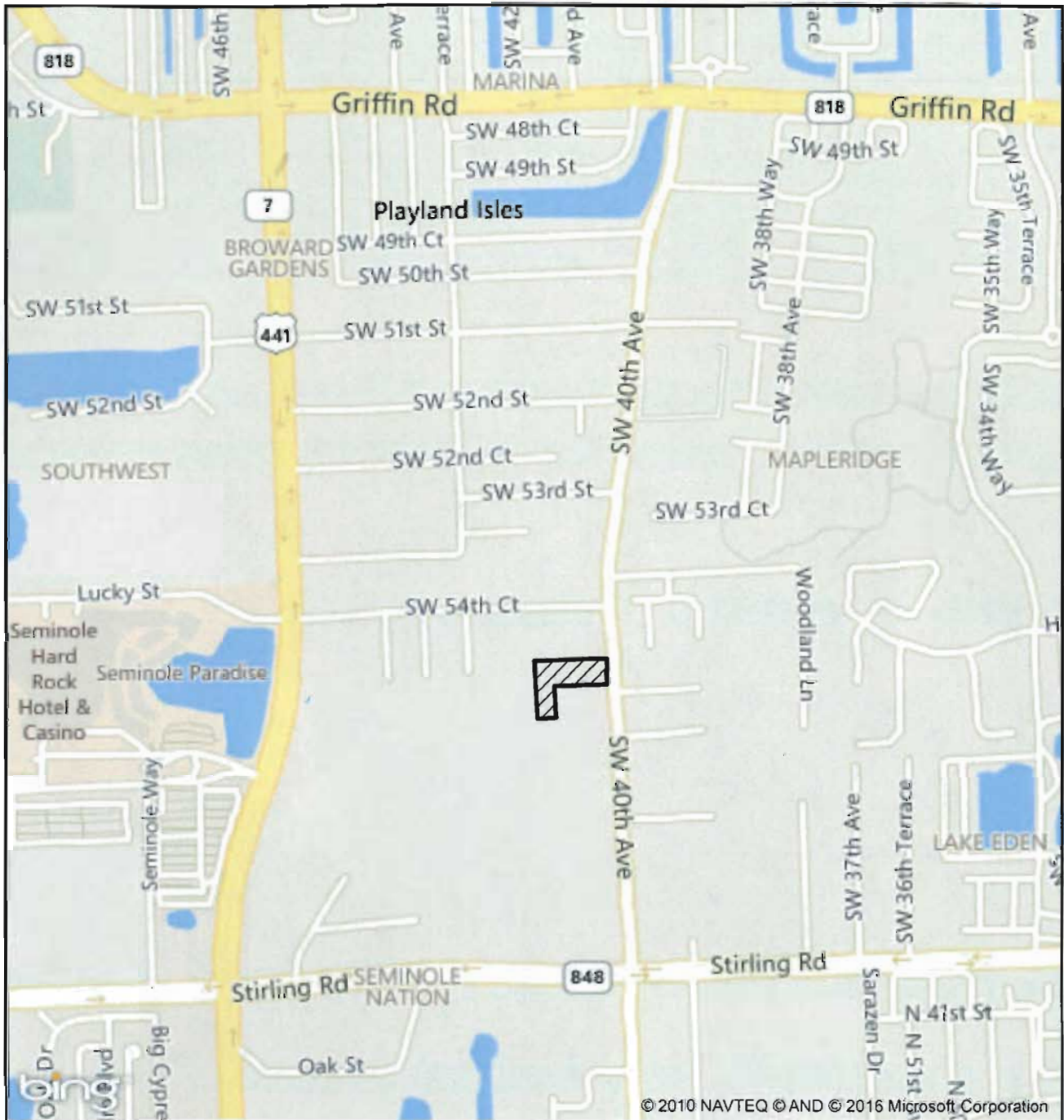
APPENDIX A

Maps and Figures:

- Figure 1: Location Map
- Figure 2: Quad Map
- Figure 3: Aerial Photograph
- Figure 4: FLUCFCS Map

Attachments:

- Soils Report
- Plant species list



LEGEND

 - SITE (2.5+/- AC)

0 1,000 Feet

DANIA OAKS LOCATION MAP

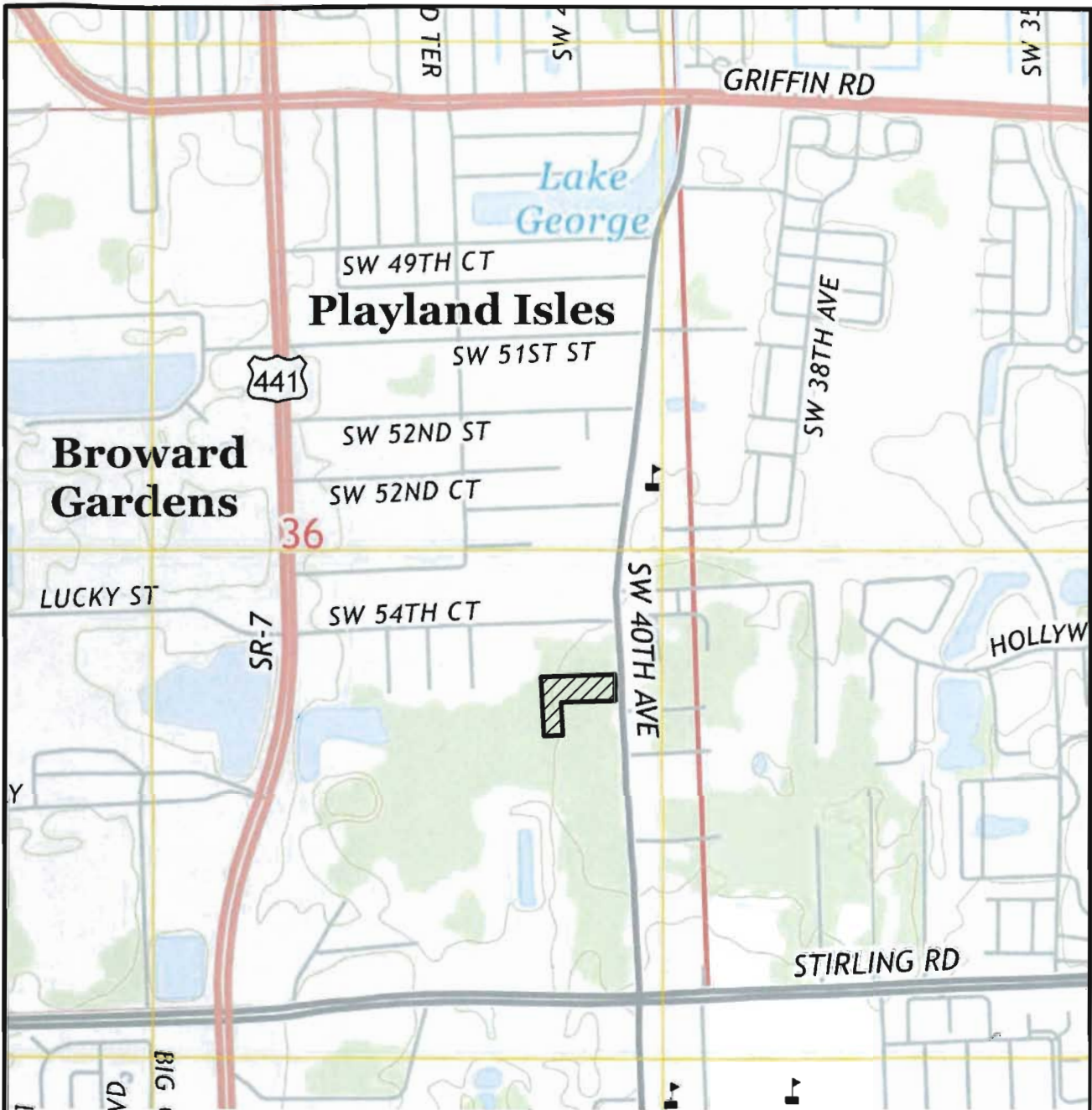


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WEST PALM BEACH, FL 33407
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DATE: NOV 2016

FIGURE

1



USGS 2015 QUAD MAP "FT. LAUDERDALE SOUTH", SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, CITY OF DANIA BEACH, BROWARD COUNTY, FLORIDA, LATITUDE 26°03'10" LONGITUDE -80°12'07"

LEGEND

 - SITE (2.5± AC)

0 1000
SCALE IN FEET

DANIA OAKS QUAD MAP



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NOV 2016

FIGURE

2



FDOT AERIALS DATED 2015

0 100
SCALE IN FEET



DANIA OAKS AERIAL

Dania Oaks.dwg AERIAL



CONSULTANTS, INC.

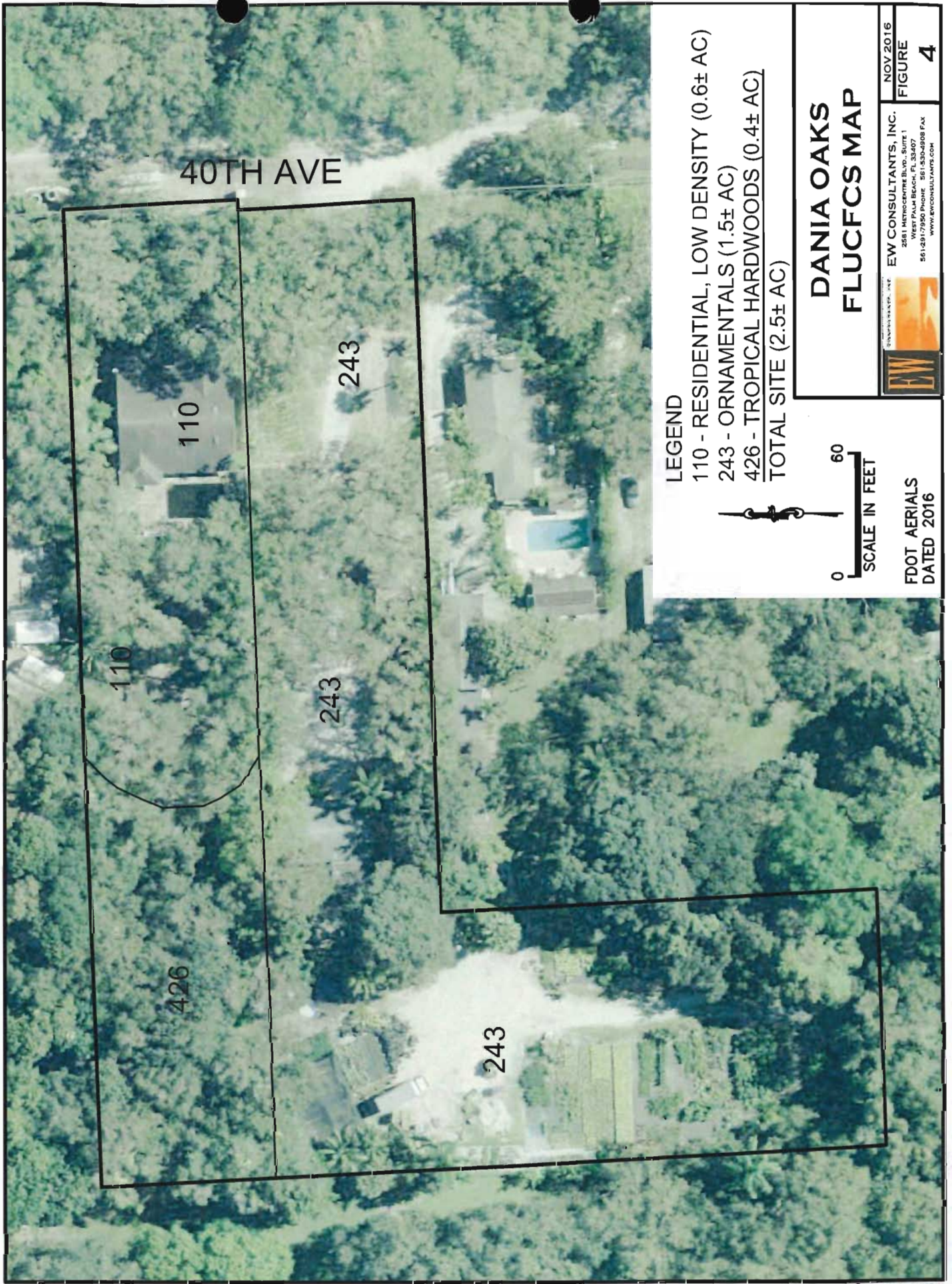
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FIGURE

3



LEGEND

110 - RESIDENTIAL, LOW DENSITY (0.6± AC)

243 - ORNAMENTALS (1.5± AC)

426 - TROPICAL HARDWOODS (0.4± AC)

TOTAL SITE (2.5± AC)



0 60

SCALE IN FEET

FDOT AERIALS
DATED 2016

**DANIA OAKS
FLUCFCS MAP**



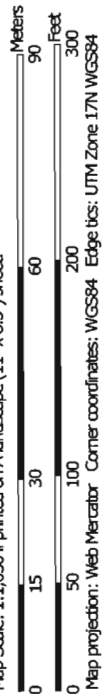
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NOV 2016
FIGURE
4

Soil Map—Broward County, Florida, East Part
(DANIA OAKS)



Map Scale: 1:1,030 if printed on A landscape (11" x 8.5") sheet.



MAP LEGEND

	Area of Interest (AOI)		Area of Interest (AOI)
	Soils		Soil Map Unit Polygons
			Soil Map Unit Lines
			Soil Map Unit Points
	Special Point Features		Special Line Features
	Blowout		Streams and Canals
	Borrow Pit		Interstate Highways
	Clay Spot		US Routes
	Closed Depression		Major Roads
	Gravel Pit		Local Roads
	Gravelly Spot		Aerial Photography
	Landfill		
	Lava Flow		
	Marsh or swamp		
	Mine or Quarry		
	Miscellaneous Water		
	Perennial Water		
	Rock Outcrop		
	Saline Spot		
	Sandy Spot		
	Severely Eroded Spot		
	Sinkhole		
	Slide or Slip		
	Sodic Spot		

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.
Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL: <http://websoilsurvey.nrcs.usda.gov>
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Broward County, Florida, East Part
Survey Area Data: Version 12, Sep 14, 2016

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Dec 17, 2014—Feb 11, 2015

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Broward County, Florida, East Part (FL606)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
4	Basinger fine sand, 0 to 2 percent slopes	0.0	0.1%
9	Dade fine sand	2.5	99.9%
Totals for Area of Interest		2.5	100.0%

Plant Species List

Trees

Native

Live Oak (*Quercus virginiana*)
Strangler fig (*Ficus aurea*)
Elderberry (*Sambucus nigra*)

Exotic

Orchid tree (*Phanera variegata*)
Bishopwood (*Bischofia javanica*)
Ficus microcarpa
Umbrella tree (*Schefflera actinophylla*)
Melaleuca (*Melaleuca quinquenervia*)
Trumpet tree (*Tabebuia* sp.)
Lead tree (*Leucaena leucocephala*)
Carrotwood (*Cupaniopsis anacardioides*)

Palms

Native

Cabbage palm (*Sabal palmetto*)
Coconut palm (*Cocos nucifera*)

Exotic

Fishtail palm (*Caryota mitis*)
Lady palm (*Rhapis excelsa*)
Areka (*Chrysalidocarpus lutescens*)
Washington palm (*Washingtonia robusta*)
Solitaire palm (*Ptychosperma elegans*)
Robellini palm (*Phoenix roebelenii*)
Queen palm (*Syagrus romanzoffiana*)
Foxtail palm (*Wodyetia bifurcata*)
Bismark palm (*Bismarckia nobilis*)
Traveler palm (*Ravenala madagascariensis*)

Subcanopy

Native

Gumbo limbo (*Bursera simaruba*)

Exotic

Java plum (*Syzygium cumini*)
Variegated mahoe tree (*Talipariti tiliaceum*)

Thread-leaf (*dizygotheca elegantissima*)
Crape jasmine (*Tabernaemontana divaricata*)
Croton (*Codiaeum variegatum*)
Bird of paradise (*Strelitzia reginae*)
Yew plum pine (*Podocarpus macrophyllus*)
Jatropha (*Jatropha integerrima*)
Castor bean (*Ricinus communis*)
Brazilian pepper (*Schinus terebinthifolius*)
Taro, elephant ear (*Alocasia macrorrhizos*)
Mango (*Mangifera indica*)
Banana (*Musa* sp.)
Starburst (*Clerodendrum quadriloculare*)
Papaya (*Carica papaya*)
Bogenvilla (*Bougainvillea* sp.)
Dracaena (*Dracaena marginata*)
Screw-pine (*Pandanus utilis*)

Groundcover

Native

Wild coffee (*Psychotria undata*)
Bidens pilosa
Saw palmetto (*Serenoa repens*)
Spider lily (*Hymenocallis latifolia*)
Sword fern (*Nephrolepis exaltata*)
St. Augustine grass (*Stenotaphrum secundatum*)

Exotic

Oyster plant (*Rhoeo discolor bermudiana*)
Mother in law's tongue (*Sansevieria trifasciata*)
Wandering Jew (*Tradescantia* spp.)
Shrubby-false buttonweed (*Spermacoce verticillata*)
Crowfoot grass (*Dactyloctenium aegyptium*)
Big blue lily turf (*Liriope muscari*)
Arrow-leaf (*Nephtytis* spp.)
Terrestrial Bromeliads

Ginger (*Heliconia psittacorum*)
Scurfy zamia (*Zamia furfuracea*)

Vines

Native

Grapevine (*Vitis rotundifolia*)
Virginia creeper (*Parthenocissus quinquefolia*)

Exotic

Air potato (*Dioscorea bulbifera*)
Grandmother's philodendron
(*Philodendron scandens oxycardium*)
Pothos vine (*Epipremnum aureum*)
Nephthytis spp.

Philodendron giganteum
Philodendron hastatum
Passion vine (*Passiflora* sp.)
Syngonium spp.
Creeping fig (*Ficus pumila*)
Cactus vine (*Selenicereus grandifloras*)
Mexican coral vine (*Antigonon leptopus*)
Hawaiian woodrose (*Merremia tuberos*)

Epiphytes

Common wild pine airplant (*Tillandsia fasciculata*)
Resurrection fern (*Pleopeltis polypodioides*)
Golden polypody (*Phlebodium aureum*)
Spanish moss (*Tillandsia usneoides*)

The School Board of Broward County, Florida
PRELIMINARY SCHOOL CAPACITY AVAILABILITY DETERMINATION

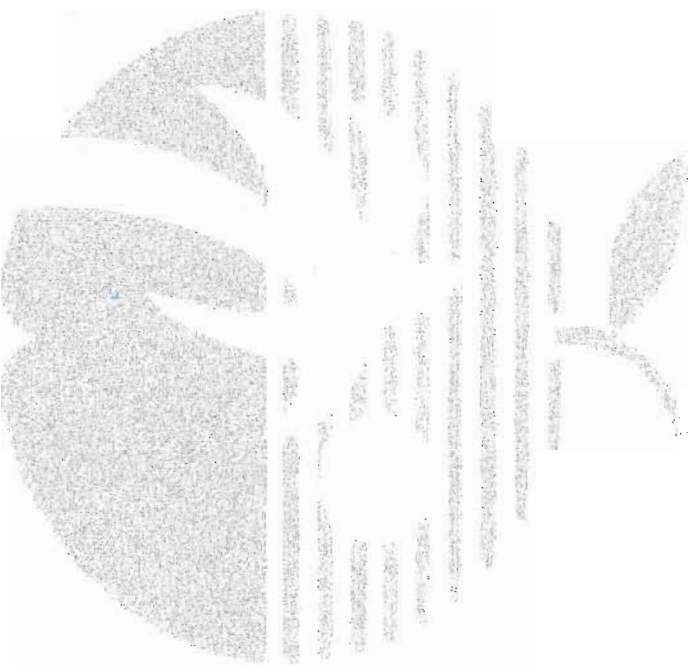
PLAT

SBBC-1617-2014

County Number: 029-MP-15 Municipality Number: DR-11-17

Dania Oaks Plat

June 1, 2017 4:11:46



Growth Management
Facility Planning and Real Estate Department
600 SE 3rd Avenue, 8th Floor
Fort Lauderdale, Florida 33301
Tel: (754) 321-2177 Fax: (754) 321-2179
www.browardschools.com

PRELIMINARY SCHOOL CAPACITY AVAILABILITY DETERMINATION PLAT

PROJECT INFORMATION			NUMBER & TYPE OF PROPOSED UNITS		OTHER PROPOSED USES		STUDENT IMPACT	
Date:	June 1, 2017 4:11:46		Single-Family:				Elementary:	4
Name:	Dania Oaks Plat		Townhouse:	25			Middle:	2
SBBC Project Number:	SBBC-1617-2014		Garden Apartments:				High:	3
County Project Number:	029-MP-15		Mid-Rise:				Total:	9
Municipality Project Number:	DR-1-1-17		High-Rise:					
Owner/Developer:	BCD Dania Oaks, LLC		Mobile Home:					
Jurisdiction:	Dania Beach		Total:	25				

SHORT RANGE - 5-YEAR IMPACT

Currently Assigned Schools	Gross Capacity	LOS Capacity	Benchmark Enrollment	Over/Under LOS	Classroom Equivalent Needed to Meet LOS	% of Gross Capacity	Cumulative Reserved Seats
Stirling	767	767	629	-138	-7	82.0%	14
Attucks	1,227	1,227	640	-587	-26	52.2%	10
Hollywood Hills	2,691	2,691	1,921	-770	-30	71.4%	60

Currently Assigned Schools	Adjusted Benchmark	Over/Under LOS-Adj. Benchmark Enrollment	% Gross Cap. Adj. Benchmark	Projected Enrollment				
Stirling	643	-124	83.8%	17/18	18/19	19/20	20/21	21/22
Attucks	650	-577	53%	620	604	626	621	623
Hollywood Hills	1,981	-710	73.6%	651	655	661	667	673
				1,888	1,825	1,830	1,840	1,821

Students generated are based on the student generation rates contained in the currently adopted Broward County Land Development Code. Information contained herein is current as of the date of review. A traditional cohort survival methodology is used to project school-by-school District traditional school enrollment out over the next five years, and a proportional share of charter school enrollment is used to project future charter school enrollment by school level Districtwide. For more information: <http://www.broward.k12.fl.us/dsa/EnrollmentProj.shtml>. The annual benchmark enrollment is taken on the Monday following Labor Day and is used to apply individual charter school enrollment impacts against school facility review processes.

CHARTER SCHOOL INFORMATION

Charter Schools within 2-mile radius	2016-17 Contract Permanent Capacity	2016-17 Benchmark Enrollment	Over/(Under)	Projected Enrollment		
				17/18	18/19	19/20
New Life Charter Academy	550	98	-452	98	98	98

PLANNED AND FUNDED CAPACITY ADDITIONS IN THE ADOPTED DISTRICT EDUCATIONAL FACILITIES PLAN

School(s)	Description of Improvements
Stirling	There are no capacity additions scheduled in the ADEFP that will impact the FISH capacity of the school.
Attucks	There are no capacity additions scheduled in the ADEFP that will impact the FISH capacity of the school.
Hollywood Hills	There are no capacity additions scheduled in the ADEFP that will impact the FISH capacity of the school.

Students generated are based on the student generation rates contained in the currently adopted Broward County Land Development Code. Information contained herein is current as of the date of review. A traditional cohort survival methodology is used to project school-by-school District traditional school enrollment out over the next five years, and a proportional share of charter school enrollment is used to project future charter school enrollment by school level Districtwide. For more information: <http://www.broward.k12.fl.us/dsa/EnrollmentProj.shtml>. The benchmark enrollment count taken on the first Monday following Labor Day is used to apply individual charter school enrollment impacts against school facility review processes.

Comments

This plat application indicates that 2 single family units are on the site, which does not generate any students. The application proposes the development of 25 (three of more bedroom) townhouse units, which will generate 9 students (4 elementary school, 2 middle school, and 3 high school students). The school Concurrency Service Areas (CSA) impacted by the project in the 2016/17 school year include Stirling Elementary, Attucks Middle, and Hollywood Hills High Schools.

Based on the Public School Concurrency Planning Document (PSCPD), each of the impacted schools is operating below the adopted Level of Service (LOS) of 100% gross capacity. Incorporating the cumulative students anticipated from this project and approved and vested developments anticipated to be built within the next three years (2016/17 - 2018/19), Stirling Elementary, Attucks Middle, and Hollywood Hills High Schools are projected to operate within the adopted LOS of 100% through the 2018/19 school year. It should be noted that the school capacity or Florida Inventory of School Houses (FISH) for the impacted schools reflects compliance with the class size constitutional amendment. To ensure maximum utilization of the impacted CSAs, the Board may utilize other options such as school boundary changes to accommodate students generated from developments in the County.

Additionally in the 2016/17 school year, the charter schools located within two miles of the project site and their associated data are depicted above. Students returning, attending or anticipated to attend charter schools are factored into the five-year student enrollment projections for District schools. Enrollment projections are adjusted for all elementary, middle and high schools impacted by a charter school until the charter school reaches full enrollment status.

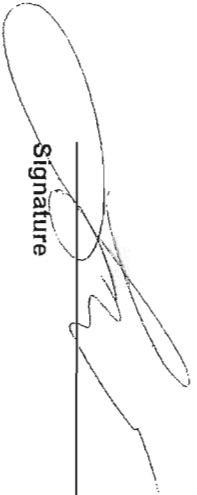
Capital Improvements scheduled in the currently Adopted District Educational Facilities Plan (DEFP), Fiscal Years 2016/17 to 2020/21 regarding pertinent impacted schools are depicted above.

Therefore, this application is determined to satisfy public school concurrency on the basis that adequate school capacity is anticipated to be available to support the residential development as currently proposed by the applicant. This preliminary determination shall be valid until the end of the current school 2016/17 year or 180 days, whichever is greater, for a maximum of 25 (three or more bedroom) townhouse units, and conditioned upon final approval by the applicable governmental body. This determination will expire on November 27, 2017. This preliminary school concurrency determination shall be deemed to be void unless prior to the referenced expiration of the Preliminary School Capacity Availability Determination (SCAD), notification of final approval to the District has been provided and/or an extension of this Preliminary SCAD has been requested in writing and granted by the School District. Upon the District's receipt of sufficient evidence of final approval which shall specify at the minimum the number, type and bedroom mix for the approved residential units, the District will issue and provide a final SCAD letter for the approved units, which shall ratify and commence the vesting period for the approved residential project.

Please be advised that if a change is proposed to the development, which increases the number of students generated by the project, the additional students will not be considered vested for public school concurrency.

SBBC-1617-2014 Meets Public School Concurrency Requirements

☒ Yes ☐ No

Reviewed By: 

Date

6/1/17

Signature

Lisa Wight

Name

Planner

Title

GreenspoonMarder

Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

November 16, 2017

Corinne Lajoie, AICP, LEED GA
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33304

Re: Oaks Place Plat PL-23-17, Rezoning RZ-25-17, Variance VA47-17, and
Site Plan SP-24-17

Dear Corinne:

As discussed at the City Commission meeting on November 14, 2017, the applicant under the above referenced Applications is willing to contribute funds to be utilized by the City for traffic calming on NW 40th Avenue. Our Traffic Consultant is meeting with the applicable County and City personnel and will present a traffic calming plan with estimated cost for the City's review prior to the December 11, 2017 hearing.

Should you need anything further, please let me know.

Very truly yours,

GREENSPOON MARDER, P.A.



Sarah Stewart, AICP
Land Planner

Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

In New York, Greenspoon Marder, P.A. practices under the name Greenspoon Marder, P.A. P.C.
In California, Greenspoon Marder LLP practices using the fictitious name and trademark Greenspoon Marder under license from Greenspoon Marder, P.A.



FILE COPY

AVIATION DEPARTMENT - Fort Lauderdale-Hollywood International Airport
2200 SW 45th Street, Suite 101 • Dania Beach, Florida 33312 • 954-359-6100

April 17, 2017

Marc LaFerrier, AICP
Planning Director
City of Dania Beach
100 West Dania Beach Blvd
Dania Beach, FL 33004

RE: Oaks Place Townhomes
 5461-5471 & 5461-5525 SW 40th Avenue, Dania Beach FL 33314
 Broward County Aviation Department (BCAD) Conditional Approval Letter

Dear Mr. LaFerrier:

The Broward County Aviation Department (BCAD) has reviewed the proposed BCD Dania Oaks/Oaks Place Project located southwest of Fort Lauderdale-Hollywood International Airport (FLL). Since the proposed project is within 20,000 feet of FLL, its development and operation is subject to Federal Aviation Regulation (FAR) Part 77, Florida Statutes Chapter 333 and/or the Broward County Airport Zoning Ordinance. These standards seek to ensure that any proposed construction, use of high lift equipment, such as cranes, or other potential hazards will not negatively impact the safe and efficient use of the airport and surrounding airspace. Taking into consideration the proximity of this project to FLL, BCAD is providing the following comments regarding the proposed development:

- Based on the location of the proposed project, FAR Part 77, Subpart B and Section 5-182(n)(2) of the Broward County Land Development Code, require the applicant to obtain a "Determination of No Hazard to Air Navigation" from the Federal Aviation Administration (FAA). The receipt of a favorable determination is required for all critical building points and temporary construction cranes and must be received prior to any construction activity. If you have not already done so, please use the following web address to initiate the Federal Review (FAA 7460-1) process:

<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>

- Following the receipt of a favorable FAA determination, the applicant may also need to obtain "airspace obstruction permits" from the Florida Department of Transportation (FDOT). This documentation is necessary to determine if the project will adversely affect public health or safety. If required, these permits must be obtained prior to the commencement of any construction. The following web address can be used to acquire additional information pertaining to the FAA and FDOT airspace obstruction review and permitting process: <http://www.dot.state.fl.us/aviation/obstructions.shtml>

Broward County Board of County Commissioners
Mark D. Bogen • Beam Furr • Steve Geller • Dale V.C. Holness • Chip LaMarca • Nan H. Rich • Tim Ryan • Barbara Sharief • Michael Udine
www.broward.org/www.fl.net

- No building, structure or vegetation on the site may exceed 58.90 feet NAVD-88 as shown on the Site Plan A1.1, unless submitted to BCAD for additional review.

- The proposed development must not generate light, glare, smoke or other emissions that could be disorienting to pilots operating in the vicinity of the airfield.

Adherence to these conditions is required for BCAD approval of the proposed Oaks Place Project, and is based on the Architectural Documents, dated July 11, 2016, prepared by SKLAR Architecture. If the proposed plans are revised substantially from those submitted for this review, BCAD requests that the revised development plans be submitted for an additional review.

This serves as notice of potential aircraft overflight and noise impacts on this property due to its proximity to the Fort Lauderdale/Hollywood International Airport. This property is subject to the overflight and associated noise of arriving and departing aircraft during the course of normal airport operations. Individuals sensitive to such events should satisfy themselves before purchasing this property that such exposure to aircraft overflights and the noise associated therewith will not adversely affect their enjoyment of the property.

This also serves as notice to prospective purchasers of parcels within the property that, pursuant to Broward County Ordinance 2006-37 and consistent with the Federal Aviation Administration's "Change in FAA's Noise Mitigation Policy," effective October 1, 1998, the County will only provide noise mitigation for existing "incompatible development" and not for new incompatible development. The determination of "compatible" and "incompatible development" will be based on the County's most current Federal Aviation Administration ("FAA") approved Noise Exposure Map and the Airport's most current noise compatibility program which has been reviewed and approved by the FAA for the Airport. The applicant should note that the project is not eligible for federal funding to mitigate aircraft noise.

Please do not hesitate to contact me if you have questions or require additional information at 954.359.2291

Sincerely,



William Castillo, BCAD Planning Manager

cc: Jenny Tejedor (SKLAR)/ Michael P. Pacitto, P.G., Director Planning and Environmental



Florida Department of Transportation

RICK SCOTT
GOVERNOR

3400 West Commercial Boulevard
Fort Lauderdale, FL 33309

MIKE DEW
SECRETARY

September 21, 2017

THIS PRE-APPLICATION LETTER IS VALID UNTIL – **September 21, 2018**
THIS LETTER IS NOT A PERMIT APPROVAL

Gabriel Hernandez
Ballbe' and Associates, INC
2737 N.E. 30th Place
Fort Lauderdale, FL 33306

Dear Gabriel Hernandez:

RE: **September 21, 2017 - Pre-application Meeting for Category C Driveway**
Broward County - City of Dania, Urban; SR 818; Sec. # 86015; MP: 8.780
Access Class - 05; Posted Speed - 45 mph; SIS - Influence Area; Ref. Project:
Request: **Widen existing access at the intersection of SR 818/Griffin Rd and SW 25th Avenue.**

SITE SPECIFIC INFORMATION

Project Name & Address: **Whispering Oaks - SW 25 Ave. and SR 818/Griffin Rd.**
Applicant/Property Owner: **City of Dania/THB INC**
Parcel Size: **6.38 Acres** Development Size: **40 Single-family Dwelling Units**

WE DISAPPROVE 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:

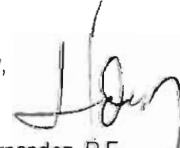
Comments:

- The Department will approved the requested widening if a minimum distance of 50 feet, as measured from the ultimate right-of-way line to the first conflict point is provided. (Any connection to SW 25th Avenue shall be located at least 50 feet beyond the FDOT right-of-way line).
- 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.
- All driveways not approved in this letter must be fully removed and the area restored.
- 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://gis.dot.state.fl.us/OneStopPermitting>; 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 Geysa Sosa, P.E. at the District Permits Office with any questions regarding permits – Tel. # 954-777-4377, or e-mail: geysa.sosa@dot.state.fl.us.

Sincerely,


Dalila Fernandez, P.E.
District Access Management Manager

cc: Roger Lemieux 

File: S:\Transportation Operations\Traffic Operations\Access Management\1. Pre-Apps and Variance\2017-09-21\3. 86015 MP 8.780 SR 818_Whispering Oaks\86015 MP 8.780 SR 818_Whispering Oaks.docx

Thomas A. Hall, Inc.
1355 Adams Street
Hollywood, FL 33019
954-288-4447
tomhall1234@gmail.com

January 16, 2017

Joel Bary
c/o SKLARchitecture
2310 Hollywood Boulevard
Hollywood, FL 33020



RE: Oaks Place Traffic Statement
Project No. 201649.01

Dear Mr. Bary:

Thomas A. Hall, Inc. has completed a traffic statement for a proposed new residential development in the City of Dania Beach, Florida. Oaks Place is proposed to be comprised of 63 Townhouses and is to be located at 5461 SW 40th Avenue. The enclosed site plan shows the location and layout of the proposed project.

1. Trip Generation Analysis

In order to determine the traffic impact associated with the proposed development, trip generation characteristics provided in the Institute of Transportation Engineers' (ITE) *Trip Generation* manual, 9th Edition, were consulted and the trips generated by the proposed land use (ITE Code 230 – Residential Condominiums/Townhouses) were estimated.

Tables 1, 2 and 3 (enclosed) show the trips expected to be generated by the proposed new residential development. As Tables 1, 2 and 3 show, the proposed project is expected to generate 430 new daily trips, 36 new morning peak-hour trips, and 41 new afternoon peak-hour trips.

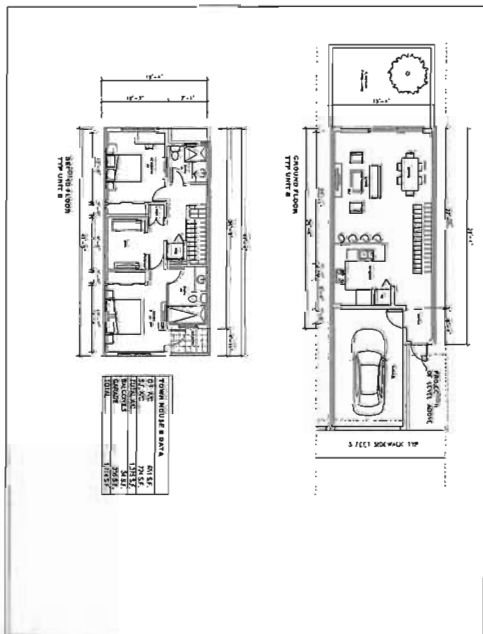
2. Queue Analysis

Because access to the Oaks Place project is proposed to be by means of a single driveway connection to SW 40th Avenue, and because the single entry lane is to be gated, a queue analysis was completed to determine whether the planned 100-foot-long driveway length from the right-of-way line to the proposed gate is sufficient to contain the peak-hour vehicle queue. As Table 3 shows, the p.m. peak-hour entering volume of 28 vehicles is the highest volume of entering vehicles during the day. Therefore, these 28 vehicles were used in the enclosed queuing analysis.

The queuing analysis was completed assuming that every vehicle entering the development at the entry gate took a very conservative 30 seconds to enter. Most entry gates only require approximately 15 seconds to open and permit a vehicle to enter.

[illegible]

2 TOWN HOUSE TYP UNIT B
3D2-4'-0"



① TOWN HOUSE TYP UNIT A
3122-11-01

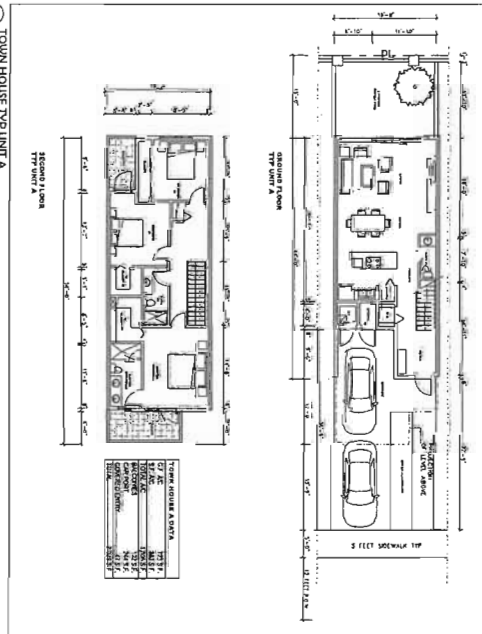


Table 1
Daily Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips			New Trips		
				In	Out	Total	In	Out	Total	%	In	Out	Total	In	Out	Total		
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=0.87\ln(X)+2.46$ (50/50)	215	215	430	0	0	0	0.0%	215	215	430	0	0.0%	215	215	430
Total				215	215	430	0	0	0		215	215	430	0		215	215	430

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 2
AM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips	New Trips				
				In	Out	Total	In	Out	Total	%	In	Out		Total	In	Out	Total	
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=0.80\ln(X)+0.26$ (17/83)	6	30	36	0	0	0	0.0%	6	30	36	0	0.0%	6	30	36
Total				6	30	36	0	0	0		6	30	36	0		6	30	36

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 3
PM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips			Internal Trips			External Trips			Pass-by Trips	New Trips				
				In	Out	Total	In	Out	Total	%	In	Out		Total	In	Out	Total	
Existing Use																		
Residential Townhouse	230	63 d.u.	$\ln(T)=0.82\ln(X)+0.32$ (67/33)	28	13	41	0	0	0	0.0%	28	13	41	0	0.0%	28	13	41
Total				28	13	41	0	0	0		28	13	41	0		28	13	41

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Queue Analysis for Oaks Place Entrance

Scenario 1 - Peak hour entering volume of 28 vehicles in one lane:

$P =$ 0.05 (probability of backup onto the adjacent street)
 $M =$ 4 (queue length which is exceeded p percent of the time)
 $N =$ 1 (number of service positions)
 $Q =$ 120.00 (service rate - vehicles per hour)
 $p =$ 0.233 (utilization factor)
 $q =$ 28 (demand rate - vehicles per hour)
 $Q_M =$ 0.233 (tabled value of the relationship between queue length, number of channels, and utilization factor)

$$M = \frac{[\ln P(x > M) - \ln Q_M]}{\ln p} - 1$$

$$M = \frac{[\ln 0.05 - \ln 0.233]}{\ln 0.233} - 1$$

$$M = \frac{[-2.9957 - (-1.4553)]}{-1.4553} - 1$$

$$M = 0.0585 \text{ } (\approx 0 \text{ vehicle lengths of queue storage required.})$$

GATOR ENGINEERING ASSOCIATES, INC.

May 2, 2017

Chief Brown

Fire Marshal's Office

103 West Dania Beach Boulevard

Dania Beach, FL 33004

RE: Oaks Place

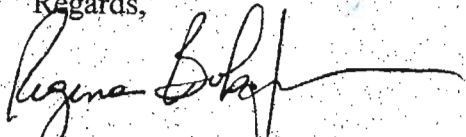
5461 SW 40th Avenue

SP-024-17

This is to certify that I, Regina Bobo-Jackson, P.E. of Gator Engineering Associates, Inc., have designed the proposed water main sizing, fire hydrant spacing and locations to be in compliance with the Broward County Land Use Code and Florida Fire Prevention Code

If you have any questions or require any additional information please contact me.

Regards,



Regina Bobo-Jackson, P.E.

Engineer of Record

PE# 38550



AVIATION DEPARTMENT - Fort Lauderdale-Hollywood International Airport
2200 SW 45th Street, Suite 101 • Dania Beach, Florida 33312 • 954-359-6100

April 17, 2017

Marc LaFerrier, AICP
Planning Director
City of Dania Beach
100 West Dania Beach Blvd
Dania Beach, FL 33004



RE: Oaks Place Townhomes
 5461-5471 & 5461-5525 SW 40th Avenue, Dania Beach FL 33314
 Broward County Aviation Department (BCAD) Conditional Approval Letter

Dear Mr. LaFerrier:

The Broward County Aviation Department (BCAD) has reviewed the proposed BCD Dania Oaks/Oaks Place Project located southwest of Fort Lauderdale-Hollywood International Airport (FLL). Since the proposed project is within 20,000 feet of FLL, its development and operation is subject to Federal Aviation Regulation (FAR) Part 77, Florida Statutes Chapter 333 and/or the Broward County Airport Zoning Ordinance. These standards seek to ensure that any proposed construction, use of high lift equipment, such as cranes, or other potential hazards will not negatively impact the safe and efficient use of the airport and surrounding airspace. Taking into consideration the proximity of this project to FLL, BCAD is providing the following comments regarding the proposed development:

- Based on the location of the proposed project, FAR Part 77, Subpart B and Section 5-182(n)(2) of the Broward County Land Development Code, require the applicant to obtain a "Determination of No Hazard to Air Navigation" from the Federal Aviation Administration (FAA). The receipt of a favorable determination is required for all critical building points and temporary construction cranes and must be received prior to any construction activity. If you have not already done so, please use the following web address to initiate the Federal Review (FAA 7460-1) process:

<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>

- Following the receipt of a favorable FAA determination, the applicant may also need to obtain "airspace obstruction permits" from the Florida Department of Transportation (FDOT). This documentation is necessary to determine if the project will adversely affect public health or safety. If required, these permits must be obtained prior to the commencement of any construction. The following web address can be used to acquire additional information pertaining to the FAA and FDOT airspace obstruction review and permitting process: <http://www.dot.state.fl.us/aviation/obstructions.shtm>

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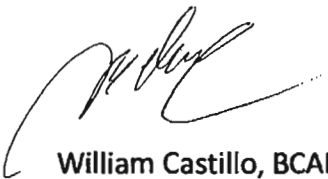
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Please do not hesitate to contact me if you have questions or require additional information at 954.359.2291

Sincerely,



William Castillo, BCAD Planning Manager

cc: Jenny Tejedor (SKLAR)/ Michael P. Pacitto, P.G., Director Planning and Environmental



FIRE FLOW CALCULATIONS

FOR

OAKS PLACE

DANIA, FLORIDA

REVISED JUNE, 2017

Prepared By:

**Gator Engineering Associates, Inc.
11390 Temple Street
Cooper City, Florida 33330**

GEC Project No. 16061

Signed: _____

Regina Bobo-Jackson/P.E.

P.E. No. 0038550

Dated: 6/19/17

Pages 1-7

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III. REQUIRED FIRE FLOW CALCULATIONS (PER I.S.O.).....	4
APPENDIX A WATER FLOW TEST REPORT.....	5

GATOR ENGINEERING ASSOCIATES INC. WORKSHEET
FOR THE DETERMINATION OF NEEDED FIRE FLOW

City: Dania Beach **State:** Florida

Date: 6/15/2017 revised

Engineer: R. Bobo-Jackson

Bound Block or Complex By Streets:

5461 SW 40th Avenue
Between SW 54th Court and SW 56th Court

Address (name of occupant if prominent)

Fire Area Considered

Type of Construction (C): Type V(III) Construction Class 4 (masonry noncombustible construction)

Total Floor Area: 12,984 s.f. **No. of Stories** 2
(Based on Largest building)

Construction Factor: $C = 18 * F * (A)$ 0.5 $F = 0.8$
 $= 18 * 0.8 * (12984)$ 0.5
 $= 1640$ gpm (make adjustments in accordance w/ ISO guide)
 $= 1750$ gpm (Rounded the nearest 250 gpm)

Occupancy Factor: $O = 0.85$ C-2 (Limited-combustible)(attached single family dwellings)

Exposure Factor: $X = 0.17$ 30' between buildings

Communication Factor: $X = 0$ No passageways to any adjacent buildings.

Fire Flow Required: $NFF = (C)(O)(1+(X+P))$
 $(1750)(0.85)(1+(0.17+0)) = 1740 \text{ gpm}$

(Per I.S.O., round off the final answer to the
nearest 250 gpm if less than 2500 gpm and to
the nearest 500 gpm if greater than 2500 gpm) 1750 gpm

Fire Flow Provided: 3916.70 gpm



Public Works Department
WATER AND WASTEWATER SERVICES

2555 West Copans Road, Pompano Beach, Florida 954-831-0704 FAX 954-831-0708

HYDRANT FLOW AND PRESSURE TEST RESULTS

DATE: 4-17-2017

WORK ORDER: 825619

CUSTOMER NAME: Gator Engineering Associates

ADDRESS: 11390 Temple Street, Cooper City, FL 33330

PHONE # 954-434-5905

FAX# 954-434-5904

LOCATION: 5461 NW 40th Ave, Dania Beach, FL 33314

HYDRANT #1: PHR31609001 LOGGER SN# 341200

HYDRANT #2: PHR31602201 LOGGER SN# 341202

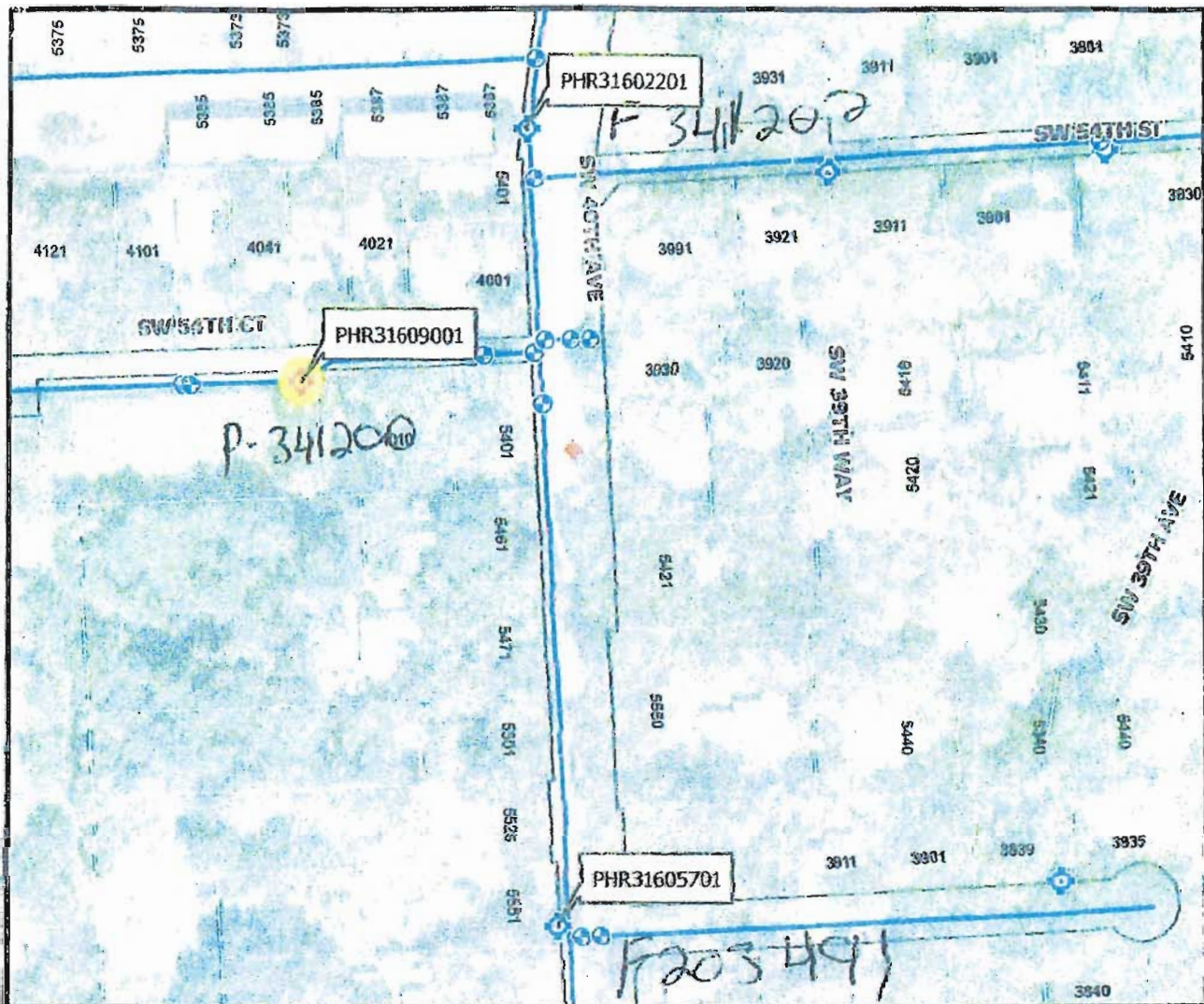
HYDRANT #3: PHR31605701 LOGGER SN# 203491

HYDRANT # 1	DATE	TIME	PRESSURE
STATIC	4-17-2017	9:12:25 AM	80.70 PSI
RESIDUAL	4-17-2017	9:33:15 AM	73.90 PSI

HYDRANT # 2	DATE	TIME	
FLOW Single	4-17-2017	9:21:25 AM	1,357.2 GPM
PRESSURE	4-17-2017	9:21:25 AM	79.44 PSI

HYDRANT # 2	DATE	TIME	
FLOW Dual	4-17-2017	9:33:15 AM	1,280.8 GPM
PRESSURE	4-17-2017	9:33:15 AM	73.90 PSI

HYDRANT # 3	DATE	TIME	
FLOW Dual	4-17-2017	9:33:15 AM	1,278.7 GPM
PRESSURE	4-17-2017	9:33:15 AM	73.90 PSI



Item	Data
Data Type	Retail Potable Water Hydrants
Facility ID	PHR31609001
Anti-Terrorist Valve	Not Known
District	PHRD3A
UAZ	316
Location	4043 SW 54 Ct
Cross Street	Sw 40 Ave
City	Dania Beach
Zip Code	33314
State Plane Northing	625,943
State Plane Easting	918,163
X/Y Source	Survey
Year Installed	2000
Operational Status	Operational
Comments	



GATOR ENGINEERING ASSOCIATES
5461 SW 40 AVE
WO#-825619

Approx. Scale: 1 inch = 200 feet

Data Date: 03-31-2017 at 09:32:57
BCWWS Facilities GIS Information comes from a combination of field observations, record drawings and inherited maps from private utilities. Most of the locational data came from 1IN = 150 FT scale paper maps. Mission critical data should be field verified. Broward County assumes no liability for damages arising from errors or omissions.



[One Inch At Original Size]

918480.625812



**BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT**

103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: _____

Site Plan Application #: SP-024-17

Name of Project/Development: Oaks Place

Address of Project/Development: 5461 SW 40th Avenue, Dania Beach, FL

Owner/Agent: BCD Dania Oaks, LLC

Design Professional of Record: Regina Bobo-Jackson, P.E.

Water Purveyor: Broward County Water & Wastewater Services

Water Purveyor Address: 2555 West Copans Road, Pompano Beach, FL 33069

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is Type V(III) in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is 2,250 gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. **Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).**

This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

Signature - Owner/Agent/Occupant: _____

5/2/2017

Date

Signature - Design Professional of Record

5/2/2017

Date



GreenspoonMarder

Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

June 19, 2017

Corinne Lajoie, AICP, LEED GA
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33304

Re: Oaks Place Plat PL-23-17, Rezoning RZ-25-17, Variance VA47-17, and
Site Plan SP-24-17

Dear Corinne:

Enclosed are the following:

- Check No. 5087 in the amount of \$1,820 – additional flex allocation fees
- 1 copy of the Oaks Place Plat - 24" x 36"
- 1 copy of the Oaks Place Plat- 11" x 17"
- 2 copies of the Responses to the Planning and Zoning DRC Comments
- 2 copies of the Application for the Oaks Place Plat
- Original Application for the Allocation of 22 Flexibility Units
- 2 copies of the Application for the Rezoning which includes an Application for the Allocation of 22 Flexibility Units
- 2 copies of the Application for Variance
- 2 copies of the Application for Site Plan
- CD containing all of the above

Should you need anything further, please let me know.

Very truly yours,

GREENSPOON MARDER, P.A.



Sarah Stewart, AICP

FILE COPY



Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

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OAKS PLACE
RESPONSE TO DRC COMMENTS OF MAY 19, 2017
PZ#: PL-23-17, SP-24-17; RX-25-17

Done	Responsibility	
		<u>Floodplain Comments</u>
X		This project is subject to the flood plain provisions of Chapter 12 of the Dania Beach Code of Ordinances and the Florida Building Code.
		Understood
		<u>Landscape Plan Review</u>
X	MOYER	1. Provide a report from a Certified Arborist, which confirms (or updates as needed) the tree species and size information provided on Sheet TD-3 . The Arborist's report also needs to evaluate potential impacts to/viability of any specimen trees proposed to remain, and whether specimen trees proposed for removal are viable candidates for relocation. The Arborist's report should list the Tree Protection Zone (TPZ) size for each tree proposed to remain.
		Arborist's report has been updated with additional existing tree information
X	MOYER	2. Note that specimen trees fall under additional protections of special status category trees provided in Sec. 825-140. Specimen trees must be relocated (note that large size is not justification for relocation unfeasibility) . The arborist report required by comment 1 may clarify the tree preservation requirements .
		See updated arborist's report
X	MOYER	3. Provide the existing tree canopies to scale on sheets TD-1 and TD-2
		Existing tree canopy shown on sheet L-1, L-2 for trees to remain. This was okay with reviewer.
X	MOYER	4. For all trees to remain, show the TPZ on the Tree Disposition and Landscape plan <i>at minimum</i> as defined in Sec 825-50, expanded per recommendations from your arborist . A plan-view notation must indicate that tree protection fencing will be installed at the edge of the TPZ.
		TPZ shown on Tree Disposition plan. Also tree protection fence is shown on plan.
X	MOYER	5. It appears that several trees proposed to be removed can remain in place based on the current landscape plan and many fall within proposed landscape areas. Reevaluate tree dispositions of trees currently located within proposed planting area and/or provide adequate justification for removal of these trees.
		Issue resolved with reviewer



OAKS PLACE
RESPONSE TO DRC COMMENTS OF MAY 19, 2017
PZ#: PL-23-17, SP-24-17; RX-25-17

X	MOYER	6. Previous comment not addressed . All mitigation must be accounted for prior to site plan approval. Clearly label each tree counted toward mitigation requirements on the landscape plan and provide a column on the proposed plantings table listing the quantity and specification of each species being used to meet mitigation requirements . Note the replacement species diversity requirements listed under Sec. 825-100(A)(4) . Canopy replacement multiplier for exotic species is incorrect; canopy replacement for these species is 50% of the canopy removed for new or amended developments.
		Mitigation calculations shown on sheet L-3 and L-4. Part paid into tree trust fund and part in tree replacements
X	MOYER	7. Previous comment remains until details are provided: The perimeter fence is proposed through and in close proximity to existing tree appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted.
		Provided in a note per reviewer
X	MOYER	8. Provide a point-by-point response to each of the above comments .
		Noted
X	MOYER	9 In order to complete any further landscaping review, a PDF copy must accompany the submittal. This may be sent to Daniel Parobok at daniel.parobok@metriceng .com
		Noted
		Broward Sheriff's Office Fire Marshall's Office
		Tier 1 Comments
X	GATOR	3. Proof of Water Supply & Fire Flow Demand as follows: a. Fire Hydrant Flow Test b. Building Construction Type and Total Square footage. Please show in Project Data. c. Fire Flow Demand Calculations Signed and Sealed by Licensed Engineer. d. A completed Application for the Approval of the Fire Protection Water Supply Design (See the last page of this document.) e. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (This document shall bear the seal and signature of the engineer).
		Provided as required.
X	GATOR	4. Sheets C-5 and C-6 show Blow-off Valve . DISTRIBUTION SYSTEMS TO BE LOOPED All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.
		Was resolved at DRC.

OAKS PLACE
RESPONSE TO DRC COMMENTS OF MAY 19, 2017
PZ#: PL-23-17, SP-24-17; RX-25-17

X	GATOR	5. Please clarify the Construction type. Application for the Fire Protection Water Supply shows Type III, plans shows VA (sheet AO.O)
		Has been clarified.
X	GATOR	6. Fire Flow Cals show a fire flow demand of 1500 GPM. The application indicates a required fire flow of 1000 GPM. Please clarify discrepancy.
		Has been clarified and corrected.
X	GATOR	7. Fire Flow Cals must be sealed
		The original sealed copy was provided.
X	GATOR	8. Verification letter must be sealed .
		Letter sealed at DRC.
		Application for approval of the Fire Protection Water Supply Design
		An Application has been prepared.
		Planning and Zoning
		Plat PL-23-17
X	GMLAW	2. Per Section 640-20(J) "Any existing or proposed deed restrictions for properties included in the plat must accompany the plat dedication."
		There are no deed restrictions existing or anticipated.
X	GMLAW	3. Proposed plat identifies 63 units; site plan identifies 61 units. Revise accordingly.
		A revised plat has been submitted.
X	GMLAW	4. Application identifies folio numbers only for northern 2 properties. Revise application to provide folio numbers for all parcels affected
		Application has been revised and submitted.
		Rezoning RZ-25-17
X	GMALW	1. The folio numbers identified on the application were previously rezoned in 2015 via Ordinance Number 2015-019. Revise the application and legal description to property identify the specific parcels to be rezoned.
		Application has been revised and resubmitted.
		Variance VA-47-17
X	GMLAW	1. 25' front setback required for Building #8.
		Variance Application has been submitted.
X	GMLAW	2. Variance application fee for multifamily is \$2,300, only \$480 was paid. Provide outstanding balance of \$1,820 BEFORE item can be schedule for public hearing
		Additional Fee will be provided prior to scheduling of hearing.
X	GMLAW	3. Revise application to ensure the all applicable properties are properly identified.
		Revised Application has been submitted.

OAKS PLACE
RESPONSE TO DRC COMMENTS OF MAY 19, 2017
PZ#: PL-23-17, SP-24-17; RX-25-17

		<u>Site Plan SP-24-17</u>
		1. Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.
X	GMLAW	Application only identifies folio numbers and address for 2 northern parcels which has a previously approved site plan. The 2 new southern property folio numbers and addresses are not identified on the application. Revise the application accordingly and provide area of work to be reviewed, as an approved site plan already exists on 2 norther folios.
		Application has been revised as requested and resubmitted.
		2. Confirm application was properly completed, signed, and proper application fee was paid. Per LDC, Article 635, provide the following missing information: Sec. 635-40:
X	SKLAR	(S) "Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination"
		See A.4.0 re: Sign drawings and details.
X	SKLAR	(AA) "Phasing plan, if applicable, with beginning and ending dates of construction of the entire project and beginning and ending dates for all phased of the project." No phase lines are identified on revised plans. 2nd time requested.
		There is no phasing plan - project will not be phased.
X	SKLAR	(BB) "For properties under consideration for rezoning to PRD-1, a document detailing development standards and criteria (i.e. building height, setbacks, density, lot area, landscaping, parking, open space, lot coverage, sign regulations, etc.)" 2nd time requested.
		Project data has been included in the Site Plan narrative.
X	GMLAW	2. IMPACT FEES: Impact fees that will be required for the project were attached to the comments provided in March 2017.
		Impact fees will be paid when required.
X	SKLAR	4. SIGNS: No signage detail/dimensions were provided; therefore signage has not been reviewed for compliance with LDC.
		See sheets A-6.0 and B-0.0 fir sugb drawings and details.
X	SKLAR	5. The proximity to the airport will require FAA/BCAD review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100.
		BCAD obtained, FAA pending.

OAKS PLACE
RESPONSE TO DRC COMMENTS OF MAY 19, 2017
PZ#: PL-23-17, SP-24-17; RX-25-17

X	SKLAR	6. PARKING - 14 guest parking spaces shown on site plan drawing. Site Date table on Sheet A 1.2 only identifies 13 as provided. Revise accordingly. - 104 parking spaces required. Site Date table on Sheet A1.2 identifies 105 required. Revise accordingly.
		Corrected, See A-1.2, A-1.1 & A-1.0 - 16 guest spaces of which 3 are ADA.
X	GMLAW	7. USE - Land use designation of the property is Low (5) Residential. Site Date table on Sheet A 1.2 identifies Single Family Residential. Revise accordingly. - Low (5) Residential = 5 units per acre X 5.13 gross acres = 25 units. Ordinance Number 2015-019 granted the 2 norther parcels 14 flex units which results in 39 total units (25 + 14 + 39) on the property. A total of 61 units are proposed. Revise accordingly. • If additional flex units are requested, must submit an application for such.
		As a part of the Rezoning Application, an additional 22 flex units have been requested, which will give us a total of 61 units on the overall site.
X	GMLAW	14. Please e-mail resolution and legal description for development approval in word format to ccurch@daniabeachfl.gov four (4) weeks prior to public hearing.
		A proposed Resolution and legal descriptions will be emailed to Corrine Lajoie at least 4 weeks prior to public hearing.
X	SKLAR	17. Provide building elevation for buildings 2 & 6. 2nd time requested.
		See Sheets A-3.2 and A-3.3.
X	SKLAR	18. Sheet A1.2, Phase II only shows a portion of Building #6-B. Phase lines no longer shown. Revise accordingly.
		Phasing no longer being requested.
X	SKLAR	20. CLUBHOUSE Club house should not be part of this site plan review, as it was already approved. Clarify.
		Clubhouse is a part of the new overall site plan. The previously approved site plan is no longer being used.
X	GMLAW SKLAR	22. Per Section 205-10(B): 6. 25' front setback required; and Building #8. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
		Variance application has been submitted. VA-47-17, parking has been provided per Code.

OAKS PLACE
RESPONSE TO DRC COMMENTS OF MAY 19, 2017
PZ#: PL-23-17, SP-24-17; RX-25-17

X	GMLAW	23. Per Resolution No. 2015-071, \$1,825 per townhouse dwelling (61 X \$1,825 = \$111,325) must be paid for Recreation and Open Space Impact Fee at time of building permit issuance.
		Recreation fees will be paid as required at time of building permit issuance.
X	SKLAR	24. Delineate area of work for review on the Site Plan drawing. Buildings 1, 2, 3, 4, and Clubhouse were previously approved Resolution number 2015-096. Identify such on plans. Additionally, remove reference regarding Building 1, 2, 3, 4 & Clubhouse from sheets A2.0, A2.2, A2.3, A3.0 and A3.2.
		New site plan includes all property - former site plan will be completely replaced.
X	SKLAR	25. Per Article 250, provide wildlife study.
		Wildlife Studies showing no listed species nor signs of listed species of wildlife, were submitted at DRC meeting.



TO: Josie P. Sesodia, AICP, Director
Broward County Planning and Development Management Division

FROM: Barbara Blake Boy, Executive Director

RE: Delegation Request for Dania Oaks
(029-MP-15) City of Dania Beach

DATE: June 14, 2017

Planning Council staff has reviewed the proposed revision to the restrictive note on the above referenced plat. The proposal is to change the restrictive note on the plat as follows:

FROM: This plat is restricted to 24 townhomes and 1 single-family dwelling unit on Parcel A and a park on Parcel B.

TO: This plat is restricted to 25 townhomes.

The Future Land Use Element of the City of Dania Beach Comprehensive Plan is the effective land use plan for the City of Dania Beach. That plan designates the area covered by this plat for the uses permitted in the "Low (5) Residential" land use category. This plat is generally located on the west side of Southwest 40 Avenue, between Southwest 54 Court and Stirling Road.

Planning Council staff calculations indicate that the maximum number of dwelling units permitted per the effective land use plan is 12. Planning Council staff previously received written documentation that the City allocated 14 "flexibility units" to this plat on September 8, 2015, through Ordinance Number 2015-019. Therefore, the proposed development of 25 dwelling units is in compliance with the permitted uses and densities of the effective land use plan.

Planning Council staff notes that the proposed development is contiguous to the City of Hollywood and is subject to Policy 2.10.1 of the Broward County Land Use Plan. In this regard, Planning Council staff previously received written documentation from the City of Hollywood that they did not request a compatibility review. We further note that the subject parcel is not located within 500 feet of a Broward County or regional park, or an Environmentally Sensitive Land, as defined by the Broward County Comprehensive Plan.

The contents of this memorandum are not a judgment as to whether this development proposal complies with the Broward County Trafficways Plan, local zoning, other land development regulations or the development review requirements of the Broward County Land Use Plan including its concurrency requirements.

Dania Oaks
June 14, 2017
Page Two

BBB:PMS

cc: Robert Baldwin, City Manager
City of Dania Beach

Marc LaFerrier, AICP, Director, Community Development Department
City of Dania Beach



PRELIMINARY DRAINAGE CALCULATION

FOR

**Oaks Place Townhome Development
April, 2017**

FILE COPY

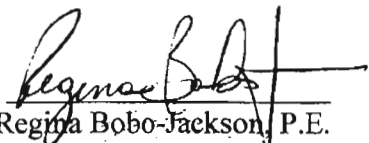


Prepared By:

**Gator Engineering Associates, Inc.
10620 Griffin Road, Suite 102
Cooper City, Florida 33330**

GEa Project No. 16061

Signed:


Regina Bobo-Jackson, P.E.

P.E. No. 0038550

Dated: 5/2/17

Pages 1-15

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V. PRE VS POST-DESIGN STAGE COMPUTATIONS	7
APPENDIX A EXFILTRATION TEST RESULTS	11

I. INTRODUCTION

The project, Oaks Place, is proposed on a 207,224 square feet (4.8 Ac) site located at within the City of Dian Beach, Broward County, Florida. The project proposes the improvement of site to provide 9 buildings – 61 townhome units, one club house.

The site drainage is design to satisfy the Broward County Surface Water Management Division and SFWMD drainage criteria and regulations.

II. GIVEN PARAMETERS

- The average wet season water table is 2.0' NAVD.
- Flood Zone: X/AE/AH Community No.12011C Panel No. 0562-H
Base Flood Elevation: N/A/5'6' NAVD 1988
- The average existing site grade is 7.18'
- Site elevations
 - Road Crown (SW 40th Avenue) Highest Elevation = + 7.88' NAVD
 - Proposed Finish Floor Highest Elevation = 10.00' NAVD

III. SITE BREAKDOWN

	Existing (4.80 Ac)	Proposed (4.80 Ac)
• Total		
• Impervious Buildings	(0.21 Ac)	(1.38 Ac)
Pavement, Walkways and Pools	(0.21 Ac)	(1.51 Ac)
• Pervious	(4.38 Ac)	(1.91 Ac)

IV. WATER QUALITY COMPUTATIONS

A. Water Quality

1. First one inch of runoff:
1 in. x 4.80 Ac
= 4.80 Ac-in. runoff
2. Compute 2.5 inches x percentage of impervious
Total Project - (pond + buildings)
= 4.80 Ac. - (1.38 Ac) = 3.42 Ac.
= 3.42 Ac. of site for water quality pervious/impervious
3. 3.42 - pervious area
= 3.42 - 1.91 = 1.51 Ac.
1.51 Ac. of impervious area for water quality pervious/impervious
4. $\frac{(\text{Impervious area of water quality})}{\text{site area for water quality}} \times 100$ % site area for water quality
= $\frac{1.51 \text{ Ac.}}{4.80 \text{ Ac.}} \times 100$
= 31.46 % impervious
5. For 2.5 inches x percentage of impervious
= 2.5 inches x $\frac{31.46}{100}$
= 0.79 inches to be treated
6. Compute volume required for quality detention
Inches to be treated x (total site - ponds)
= 0.79 in. x (4.80 Ac - 0 Ac) = 3.79 Ac-in
= 3.79 Ac.-in. required detention storage
Since 4.80 Ac-in is greater than 3.79 Ac-in

C. Trench Design

1. Computation of Trench Volume.

$$L = V / (K(H_2W + 2H_2D_u - D_u^2 + 2H_2D_s) + (1.39 \times 10)^{-4} W D_u)$$

L = Length of trench required (feet)

V = Volume to be exfiltrated (cf)

W = Trench width (feet)

K = Hydraulic Conductivity (cfs/ft²- ft. head)

H₂ = Depth to water table (feet)

D_u = Non-saturated trench depth (feet)

D_s = Saturated trench depth (feet)

In this project: See section on page 6.

$$V = 4.80 \text{ Ac-in}$$

$$W = 3.00 \text{ ft}$$

$$K = 3.614 \times 10^{-4}$$

$$H_2 = 5.05 \text{ ft}$$

$$D_u = 3.00 \text{ ft}$$

$$D_s = 0.00 \text{ ft}$$

$$L = 4.80 / (3.614 \times 10^{-4} ((5.05)(3.00) + 2(4.76)(3.00) - (3.00)(3.00) + 2(4.76)(0.00) + 1.39 \times 10^{-4} (3.00)(3.00)) =$$

$$L = \underline{332.77 \text{ LF}} ; \quad 334.00 \text{ LF used}$$

V. PRE VS POST-DESIGN STAGE COMPUTATIONS

a. Stage-Storage Computations

Stage storage was calculated for the pre-design and post-design (no discharge) (See pages 7 to 10). The volume achieved in the swales and trench was added to the post-design (no discharge) stage storage values. The 25 year, 3 day – No discharge and the 100 year, and the 3 day – No discharge flood routing was calculated for both the pre and post-design.

b. Compute Soil Storage

= (pervious acres / total site acres) x soil storage available under previous area

Pre-Design = (4.38 ac / 4.80 ac) 5.03 in. = 4.59 in of soil storage available over the entire site.

Post-Design = (1.91 ac/4.80 ac) 8.18 in. = 3.25 in of soil storage available over the entire site.

c. Pre-design $\geq$ Post-design Maximum Stages

Pre-design Maximum Stages = (25 year, 3 day, No discharge – See Page 7) = 6.11’
(100 year, 3 day, No discharge – See Page 8) = 6.38’

Post-design Maximum Stages = (25 year, 3 day, No discharge – See Page 9) = 6.10’
(100 year, 3 day, No discharge – See Page 10) = 6.35’

Note, that Maximum Stages of the post-design values are less than the pre-design stages.

Project Name: Oaks Place

Reviewer: RBJ

Project Number: 16061

Period Begin: Jan 01, 2000;0000 hr End: Jan 16, 2000;0000 hr Duration: 360 hr

Time Step: 0.2 hr, Iterations: 10

Basin 1: Project Site

Method: Santa Barbara Unit Hydrograph

Rainfall Distribution: SFWMD - 3day

Design Frequency: 25 year

3 Day Rainfall: 14 inches

Area: 4.8 acres

Ground Storage: 4.59 inches

Time of Concentration: 0.1 hours

Initial Stage: 2.4 ft NGVD

Stage (ft NGVD)	Storage (acre-ft)
3.00	0.00
3.50	0.07
4.00	0.30
4.50	0.74
5.00	1.43
5.50	2.36
6.00	3.55
6.50	4.98
7.00	6.65
7.50	8.58
8.00	10.71
8.50	13.01
9.00	15.47
9.50	18.11
10.00	20.90

User Specified Rainfall Distribution: User1

Time (hr)	Rainfall (percent)
0.00	0.00

STRUCTURE MAXIMUM AND MINIMUM DISCHARGES

Struc	Max (cfs)	Time (hr)	Min (cfs)	Time (hr)
=====	=====	=====	=====	=====

BASIN MAXIMUM AND MINIMUM STAGES

Basin	Max (ft)	Time (hr)	Min (ft)	Time (hr)
=====	=====	=====	=====	=====
Project Site	6.11	73.00	2.40	0.00

BASIN WATER BUDGETS (all units in acre-ft)

Basin	Total Runoff	Structure Inflow	Structure Outflow	Initial Storage	Final Storage	Residual
=====	=====	=====	=====	=====	=====	=====
Project Site	3.87	0.00	0.00	0.00	3.87	0.00

Project Name: Oask Place

Reviewer: RBJ

Project Number: 16061

Period Begin: Jan 01, 2000;0000 hr End: Jan 16, 2000;0000 hr Duration: 360 hr

Time Step: 0.2 hr, Iterations: 10

Basin 1: Project Site

Method: Santa Barbara Unit Hydrograph

Rainfall Distribution: SFWMD - 3day

Design Frequency: 100 year

3 Day Rainfall: 16.0001 inches

Area: 4.8 acres

Ground Storage: 4.59 inches

Time of Concentration: 0.1 hours

Initial Stage: 2.4 ft NGVD

Stage (ft NGVD)	Storage (acre-ft)
3.00	0.00
3.50	0.07
4.00	0.30
4.50	0.74
5.00	1.43
5.50	2.36
6.00	3.55
6.50	4.98
7.00	6.65
7.50	8.58
8.00	10.71
8.50	13.01
9.00	15.47
9.50	18.11
10.00	20.90

User Specified Rainfall Distribution: User1

Time (hr)	Rainfall (percent)
0.00	0.00

STRUCTURE MAXIMUM AND MINIMUM DISCHARGES

Struc	Max (cfs)	Time (hr)	Min (cfs)	Time (hr)
=====	=====	=====	=====	=====

BASIN MAXIMUM AND MINIMUM STAGES

Basin	Max (ft)	Time (hr)	Min (ft)	Time (hr)
=====	=====	=====	=====	=====
Project Site	6.38	73.00	2.40	0.00

BASIN WATER BUDGETS (all units in acre-ft)

Basin	Total Runoff	Structure Inflow	Structure Outflow	Initial Storage	Final Storage	Residual
=====	=====	=====	=====	=====	=====	=====
Project Site	4.62	0.00	0.00	0.00	4.62	0.00

Project Name: Crispus Commons TH

Reviewer: RBJ

Project Number: 16074

Period Begin: Jan 01, 2000;0000 hr End: Jan 16, 2000;0000 hr Duration: 360 hr

Time Step: 0.2 hr, Iterations: 10

Basin 1: Project Site

Method: Santa Barbara Unit Hydrograph

Rainfall Distribution: SFWMD - 3day

Design Frequency: 25 year

3 Day Rainfall: 14 inches

Area: 4.8 acres

Ground Storage: 3.25 inches

Time of Concentration: 0.1 hours

Initial Stage: 3 ft NGVD

Stage (ft NGVD)	Storage (acre-ft)
3.00	0.00
3.50	0.09
4.00	0.37
4.50	0.87
5.00	1.64
5.50	2.67
6.00	3.97
6.50	5.53
7.00	7.36
7.50	9.45
8.00	11.77
8.50	14.28
9.00	16.96
9.50	19.84

User Specified Rainfall Distribution: User1

Time (hr)	Rainfall (percent)
0.00	0.00

STRUCTURE MAXIMUM AND MINIMUM DISCHARGES

Struc	Max (cfs)	Time (hr)	Min (cfs)	Time (hr)
=====	=====	=====	=====	=====

BASIN MAXIMUM AND MINIMUM STAGES

Basin	Max (ft)	Time (hr)	Min (ft)	Time (hr)
=====	=====	=====	=====	=====
Project Site	6.10	73.00	3.00	0.00

BASIN WATER BUDGETS (all units in acre-ft)

Basin	Total Runoff	Structure Inflow	Structure Outflow	Initial Storage	Final Storage	Residual
=====	=====	=====	=====	=====	=====	=====
Project Site	4.29	0.00	0.00	0.00	4.29	0.00

Project Name: Oaks Place

Reviewer: RBJ

Project Number: 16061

Period Begin: Jan 01, 2000;0000 hr End: Jan 16, 2000;0000 hr Duration: 360 hr

Time Step: 0.2 hr, Iterations: 10

Basin 1: Project Site

Method: Santa Barbara Unit Hydrograph

Rainfall Distribution: SFWMD - 3day

Design Frequency: 100 year

3 Day Rainfall: 16.0001 inches

Area: 4.8 acres

Ground Storage: 3.25 inches

Time of Concentration: 0.1 hours

Initial Stage: 3 ft NGVD

Stage (ft NGVD)	Storage (acre-ft)
3.00	0.00
3.50	0.09
4.00	0.37
4.50	0.87
5.00	1.64
5.50	2.67
6.00	3.97
6.50	5.53
7.00	7.36
7.50	9.45
8.00	11.77
8.50	14.28
9.00	16.96
9.50	19.84

User Specified Rainfall Distribution: User1

Time (hr)	Rainfall (percent)
0.00	0.00

STRUCTURE MAXIMUM AND MINIMUM DISCHARGES

Struc	Max (cfs)	Time (hr)	Min (cfs)	Time (hr)
=====	=====	=====	=====	=====

BASIN MAXIMUM AND MINIMUM STAGES

Basin	Max (ft)	Time (hr)	Min (ft)	Time (hr)
=====	=====	=====	=====	=====
Project Site	6.35	73.00	3.00	0.00

BASIN WATER BUDGETS (all units in acre-ft)

Basin	Total Runoff	Structure Inflow	Structure Outflow	Initial Storage	Final Storage	Residual
=====	=====	=====	=====	=====	=====	=====
Project Site	5.07	0.00	0.00	0.00	5.07	0.00

EXFILTRATION TEST RESULTS

**PERCOLATION TEST
USUAL OPEN HOLE TEST (CONSTANT HEAD)**

DATE:	October 30, 2012	Test #	P-1
CLIENT:	Casey Development Group, LLC		
ADDRESS:	777 41 st Street, 2 nd floor, Miami Beach, Florida 33140		
PROJECT:	SFR		
PROJECT ADDRESS:	5461-714 SW. 40 th Ave. Ft. Lauderdale, Florida		
LOCATION OF TEST:	As marked on plan		
DIAMETER OF HOLE:	6"		

ELAPSED TIME (minutes)		GPM
1.-	1	10.0
2.-	1	10.0
3.-	1	10.0
4.-	1	10.0
5.-	1	10.0
6.-	1	10.0
7.-	1	9.0
8.-	1	9.0
9.-	1	9.0
10.-	1	9.0

DEPTH OF HOLE: 15'-0"

Perc. Rate: 10.0 G.P.M.

WATER TABLE BELOW GROUND SURFACE: 2'-0"

K-VALUE= 5.024×10^{-4} c.f.s/Ft 2-ft.head

SUBSURFACE INVESTIGATION

Depth Below Ground Surface:	Soil Description:
0'-0" to 0'-2"	Top soil
0'-2: to 3'-6"	Light brown medium silica sand
3'-6" to 8'-0"	Brown medium silica sand
8'-0" to 15'-0"	Tan medium lime sand and lime rock

Field Technician: MP
Typed by: bm

Respectfully Submitted,

[Signature]
 Waseem Quadri, P.E. 51481
 All State Engineering &
 Testing Consultants, Inc.

**PERCOLATION TEST
 USUAL OPEN HOLE TEST (CONSTANT HEAD)**

DATE:	October 30, 2012	Test #	P-2
CLIENT:	Casey Development Group, LLC		
ADDRESS:	777 41 st Street, 2 nd floor, Miami Beach, Florida 33140		
PROJECT:	SFR		
PROJECT ADDRESS:	5461-714 SW. 40 th Ave. Ft. Lauderdale, Florida		
LOCATION OF TEST:	As marked on plan		
DIAMETER OF HOLE:	6"		

	ELAPSED TIME (minutes)	GPM
1.-	1	8.0
2.-	1	8.0
3.-	1	8.0
4.-	1	8.0
5.-	1	8.0
6.-	1	8.0
7.-	1	8.0
8.-	1	8.0
9.-	1	8.0
10.-	1	8.0

DEPTH OF HOLE: 15'-0"

Perc. Rate: 8.0 G.P.M.

WATER TABLE BELOW GROUND SURFACE: 2'-0"

K-VALUE= 4.019×10^{-4} c.f.s/Ft 2-ft.head

SUBSURFACE INVESTIGATION

Depth Below Ground Surface:	Soil Description:
0'-0" to 0'-2"	Top soil
0'-2" to 0'-6"	Dark brown sandy muck
0'-6" to 8'-0"	Brown medium silica sand
8'-0" to 15'-0"	Tan medium silica sand with lime rock

Field Technician: MP
Typed by: bm

Respectfully Submitted,

[Signature]
 Waseem Quadri, P.E. 51481

All State Engineering &
 Testing Consultants, Inc.



PERCOLATION TEST
USUAL OPEN HOLE TEST (CONSTANT HEAD)

DATE:	October 30, 2012	Test #	P-3
CLIENT:	Casey Development Group, LLC		
ADDRESS:	777 41 st Street, 2 nd floor, Miami Beach, Florida 33140		
PROJECT:	SFR		
PROJECT ADDRESS:	5461-714 SW. 40 th Ave. Ft. Lauderdale, Florida		
LOCATION OF TEST:	As marked on plan		
DIAMETER OF HOLE:	6"		

ELAPSED TIME (minutes)		GPM
1.-	1	8.0
2.-	1	8.0
3.-	1	8.0
4.-	1	8.0
5.-	1	8.0
6.-	1	8.0
7.-	1	7.0
8.-	1	7.0
9.-	1	7.0
10.-	1	6.0

DEPTH OF HOLE: 15'-0"

Perc. Rate: 8.0 G.P.M.

WATER TABLE BELOW GROUND SURFACE: 5'-0"

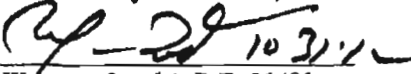
K-VALUE= 1.799×10^{-4} c.f.s/Ft 2-ft.head

SUBSURFACE INVESTIGATION

Depth Below Ground Surface:	Soil Description:
0'-0" to 0'-2"	Top soil
0'-2" to 2'-0"	Light brown medium silica sand
2'-0" to 10'-0"	Brown medium silica sand
10'-0" to 15'-0"	Tan medium silica sand with some rocks

Field Technician: MP
Typed by: bm

Respectfully Submitted,

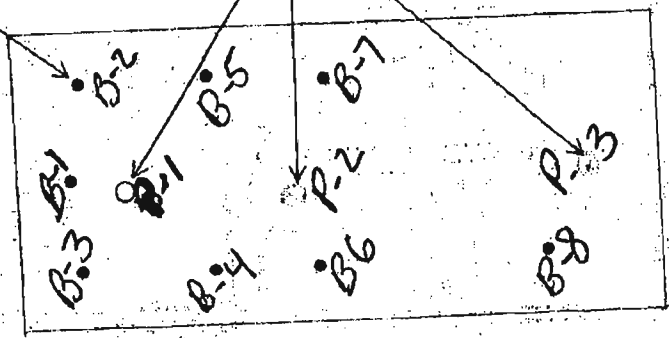


Waseem Quadri, P.E. 51481
All State Engineering &
Testing Consultants, Inc.

WINDY

(3) PERCOLATION
TEST LOCATIONS

(8) SOIL BEARING
TEST LOCATIONS,
TYP



101 10' DIA	111 10' DIA	121 10' DIA	131 10' DIA	141 10' DIA	151 10' DIA
102 10' DIA	112 10' DIA	122 10' DIA	132 10' DIA	142 10' DIA	152 10' DIA
103 10' DIA	113 10' DIA	123 10' DIA	133 10' DIA	143 10' DIA	153 10' DIA
104 10' DIA	114 10' DIA	124 10' DIA	134 10' DIA	144 10' DIA	154 10' DIA
105 10' DIA	115 10' DIA	125 10' DIA	135 10' DIA	145 10' DIA	155 10' DIA
106 10' DIA	116 10' DIA	126 10' DIA	136 10' DIA	146 10' DIA	156 10' DIA
107 10' DIA	117 10' DIA	127 10' DIA	137 10' DIA	147 10' DIA	157 10' DIA
108 10' DIA	118 10' DIA	128 10' DIA	138 10' DIA	148 10' DIA	158 10' DIA
109 10' DIA	119 10' DIA	129 10' DIA	139 10' DIA	149 10' DIA	159 10' DIA
110 10' DIA	120 10' DIA	130 10' DIA	140 10' DIA	150 10' DIA	



Public Works Department
WATER AND WASTEWATER SERVICES
2555 West Copans Road, Pompano Beach, Florida 954-831-0704 FAX 954-831-0708



HYDRANT FLOW AND PRESSURE TEST RESULTS

DATE: 4-17-2017

WORK ORDER: 825619

CUSTOMER NAME: Gator Engineering Associates

ADDRESS: 11390 Temple Street, Cooper City, FL 33330

PHONE # 954-434-5905

FAX# 954-434-5904

LOCATION: 5461 NW 40th Ave, Dania Beach, FL 33314

HYDRANT #1: PHR31609001

LOGGER SN# 341200

HYDRANT #2: PHR31602201

LOGGER SN# 341202

HYDRANT #3: PHR31605701

LOGGER SN# 203491

HYDRANT # 1	DATE	TIME	PRESSURE
STATIC	4-17-2017	9:12:25 AM	80.70 PSI
RESIDUAL	4-17-2017	9:33:15 AM	73.90 PSI

HYDRANT # 2	DATE	TIME	
FLOW Single	4-17-2017	9:21:25 AM	1,357.2 GPM
PRESSURE	4-17-2017	9:21:25 AM	79.44 PSI

HYDRANT # 2	DATE	TIME	
FLOW Dual	4-17-2017	9:33:15 AM	1,280.8 GPM
PRESSURE	4-17-2017	9:33:15 AM	73.90 PSI

HYDRANT # 3	DATE	TIME	
FLOW Dual	4-17-2017	9:33:15 AM	1,278.7 GPM
PRESSURE	4-17-2017	9:33:15 AM	73.90 PSI

FILE COPY

Flow calculated with a discharge coefficient of .90

EQUIPMENT USED:

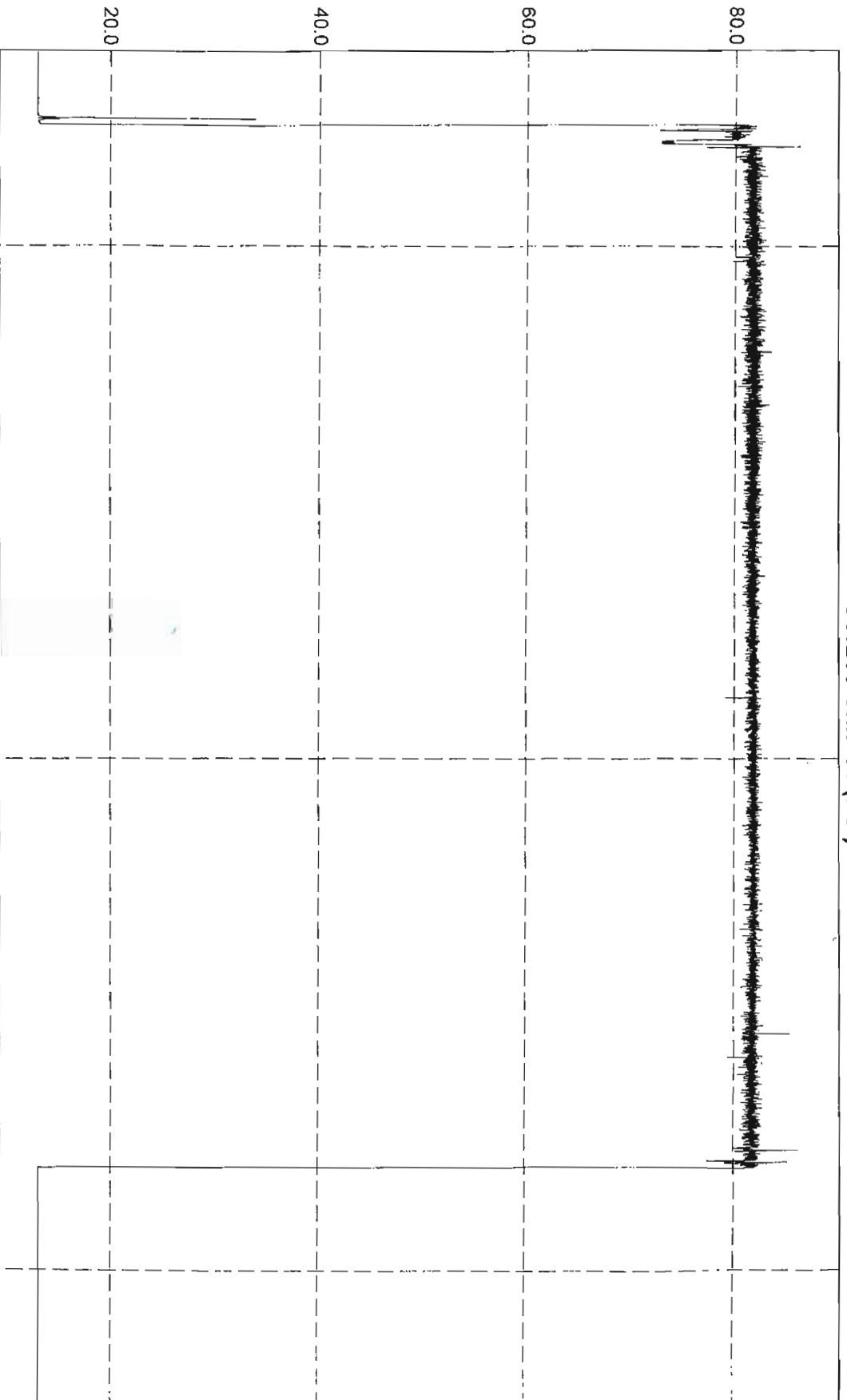
TELOGER model HPR-31 SN# 341202

TELOGER model HPR-31 SN# 203491

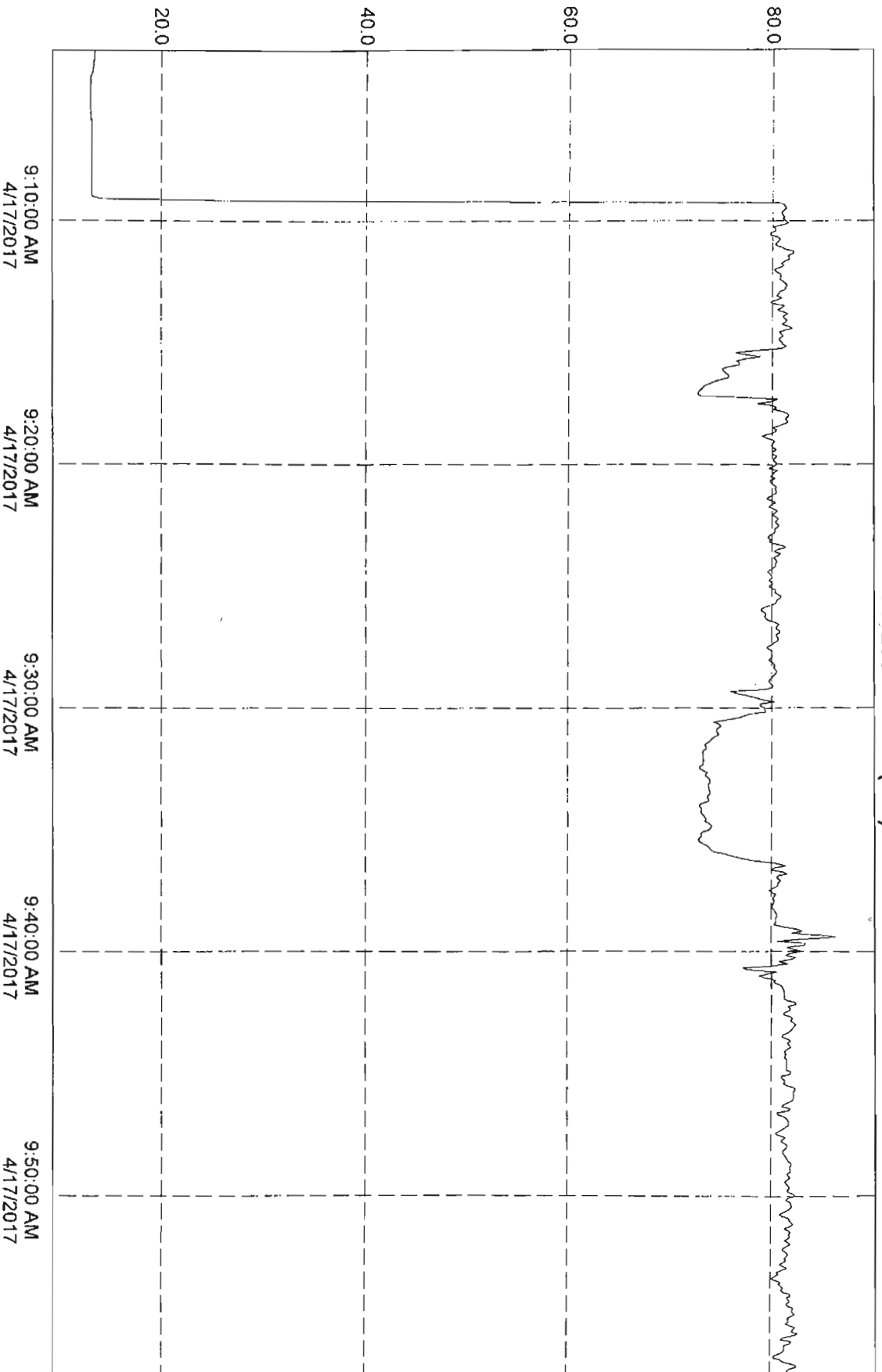
TELOGER model HPR-31 SN# 341200

POLLARD DIFFUSER 2.5 in

341200 Chnl 01 (PSI)



341200 Chnl 01 (PSI)



Channel Plot 1:

	Time	341200 Chnl 01 Avg
1248	4/17/2017 9:10:55 AM	80.293
1249	4/17/2017 9:11:00 AM	80.244
1250	4/17/2017 9:11:05 AM	80.879
1251	4/17/2017 9:11:10 AM	81.319
1252	4/17/2017 9:11:15 AM	82.076
1253	4/17/2017 9:11:20 AM	82.125
1254	4/17/2017 9:11:25 AM	81.538
1255	4/17/2017 9:11:30 AM	81.514
1256	4/17/2017 9:11:35 AM	81.661
1257	4/17/2017 9:11:40 AM	81.197
1258	4/17/2017 9:11:45 AM	80.855
1259	4/17/2017 9:11:50 AM	81.123
1260	4/17/2017 9:11:55 AM	80.806
1261	4/17/2017 9:12:00 AM	80.147
1262	4/17/2017 9:12:05 AM	80.244
1263	4/17/2017 9:12:10 AM	80.733
1264	4/17/2017 9:12:15 AM	80.806
1265	4/17/2017 9:12:20 AM	80.733
1266	4/17/2017 9:12:25 AM	80.708
1267	4/17/2017 9:12:30 AM	81.026
1268	4/17/2017 9:12:35 AM	81.319
1269	4/17/2017 9:12:40 AM	81.441
1270	4/17/2017 9:12:45 AM	81.294
1271	4/17/2017 9:12:50 AM	81.221
1272	4/17/2017 9:12:55 AM	80.684
1273	4/17/2017 9:13:00 AM	80.611
1274	4/17/2017 9:13:05 AM	80.366
1275	4/17/2017 9:13:10 AM	80.928
1276	4/17/2017 9:13:15 AM	80.464
1277	4/17/2017 9:13:20 AM	79.731
1278	4/17/2017 9:13:25 AM	80.195
1279	4/17/2017 9:13:30 AM	81.172
1280	4/17/2017 9:13:35 AM	80.904
1281	4/17/2017 9:13:40 AM	80.44
1282	4/17/2017 9:13:45 AM	81.123
1283	4/17/2017 9:13:50 AM	81.49
1284	4/17/2017 9:13:55 AM	81.026

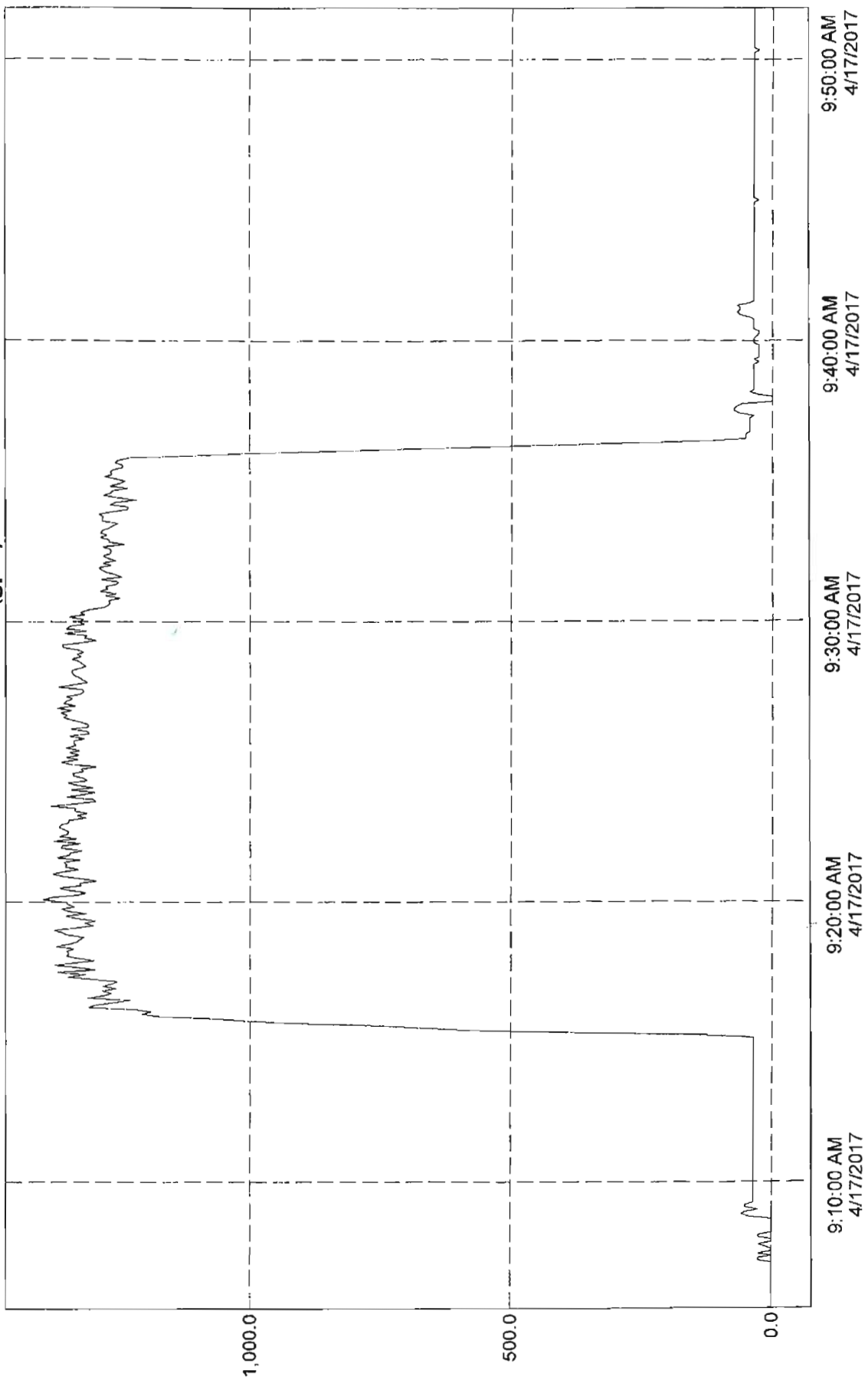
Channel Plot 1:

	Time	341200 Chnl 01 Avg
1356	4/17/2017 9:19:55 AM	80.317
1357	4/17/2017 9:20:00 AM	80.44
1358	4/17/2017 9:20:05 AM	80.122
1359	4/17/2017 9:20:10 AM	79.634
1360	4/17/2017 9:20:15 AM	80.562
1361	4/17/2017 9:20:20 AM	80.147
1362	4/17/2017 9:20:25 AM	80.098
1363	4/17/2017 9:20:30 AM	79.805
1364	4/17/2017 9:20:35 AM	80.293
1365	4/17/2017 9:20:40 AM	79.707
1366	4/17/2017 9:20:45 AM	79.878
1367	4/17/2017 9:20:50 AM	80.073
1368	4/17/2017 9:20:55 AM	80.415
1369	4/17/2017 9:21:00 AM	80.244
1370	4/17/2017 9:21:05 AM	80.366
1371	4/17/2017 9:21:10 AM	80.415
1372	4/17/2017 9:21:15 AM	80.073
1373	4/17/2017 9:21:20 AM	79.707
1374	4/17/2017 9:21:25 AM	79.438
1375	4/17/2017 9:21:30 AM	80.073
1376	4/17/2017 9:21:35 AM	80.366
1377	4/17/2017 9:21:40 AM	79.902
1378	4/17/2017 9:21:45 AM	79.658
1379	4/17/2017 9:21:50 AM	80.195
1380	4/17/2017 9:21:55 AM	80.488
1381	4/17/2017 9:22:00 AM	80.22
1382	4/17/2017 9:22:05 AM	80.073
1383	4/17/2017 9:22:10 AM	80.342
1384	4/17/2017 9:22:15 AM	80.659
1385	4/17/2017 9:22:20 AM	80.366
1386	4/17/2017 9:22:25 AM	80.342
1387	4/17/2017 9:22:30 AM	80.708
1388	4/17/2017 9:22:35 AM	80.562
1389	4/17/2017 9:22:40 AM	80.22
1390	4/17/2017 9:22:45 AM	80.269
1391	4/17/2017 9:22:50 AM	80.195
1392	4/17/2017 9:22:55 AM	79.731
1393	4/17/2017 9:23:00 AM	79.609

Channel Plot 1:

	Time	341200 Chnl 01 Avg
1499	4/17/2017 9:31:50 AM	73.333
1500	4/17/2017 9:31:55 AM	73.358
1501	4/17/2017 9:32:00 AM	73.358
1502	4/17/2017 9:32:05 AM	73.382
1503	4/17/2017 9:32:10 AM	73.431
1504	4/17/2017 9:32:15 AM	73.382
1505	4/17/2017 9:32:20 AM	73.407
1506	4/17/2017 9:32:25 AM	73.04
1507	4/17/2017 9:32:30 AM	73.065
1508	4/17/2017 9:32:35 AM	73.431
1509	4/17/2017 9:32:40 AM	73.797
1510	4/17/2017 9:32:45 AM	73.553
1511	4/17/2017 9:32:50 AM	73.724
1512	4/17/2017 9:32:55 AM	74.042
1513	4/17/2017 9:33:00 AM	74.066
1514	4/17/2017 9:33:05 AM	74.09
1515	4/17/2017 9:33:10 AM	73.871
1516	4/17/2017 9:33:15 AM	73.895
1517	4/17/2017 9:33:20 AM	73.968
1518	4/17/2017 9:33:25 AM	74.042
1519	4/17/2017 9:33:30 AM	74.115
1520	4/17/2017 9:33:35 AM	73.944
1521	4/17/2017 9:33:40 AM	73.773
1522	4/17/2017 9:33:45 AM	73.944
1523	4/17/2017 9:33:50 AM	73.944
1524	4/17/2017 9:33:55 AM	73.358
1525	4/17/2017 9:34:00 AM	72.991
1526	4/17/2017 9:34:05 AM	73.114
1527	4/17/2017 9:34:10 AM	73.26
1528	4/17/2017 9:34:15 AM	73.162
1529	4/17/2017 9:34:20 AM	73.211
1530	4/17/2017 9:34:25 AM	73.431
1531	4/17/2017 9:34:30 AM	73.553
1532	4/17/2017 9:34:35 AM	73.7
1533	4/17/2017 9:34:40 AM	73.529
1534	4/17/2017 9:34:45 AM	74.017
1535	4/17/2017 9:34:50 AM	74.261
1536	4/17/2017 9:34:55 AM	74.188

341202 Chnl 01 (gpm)



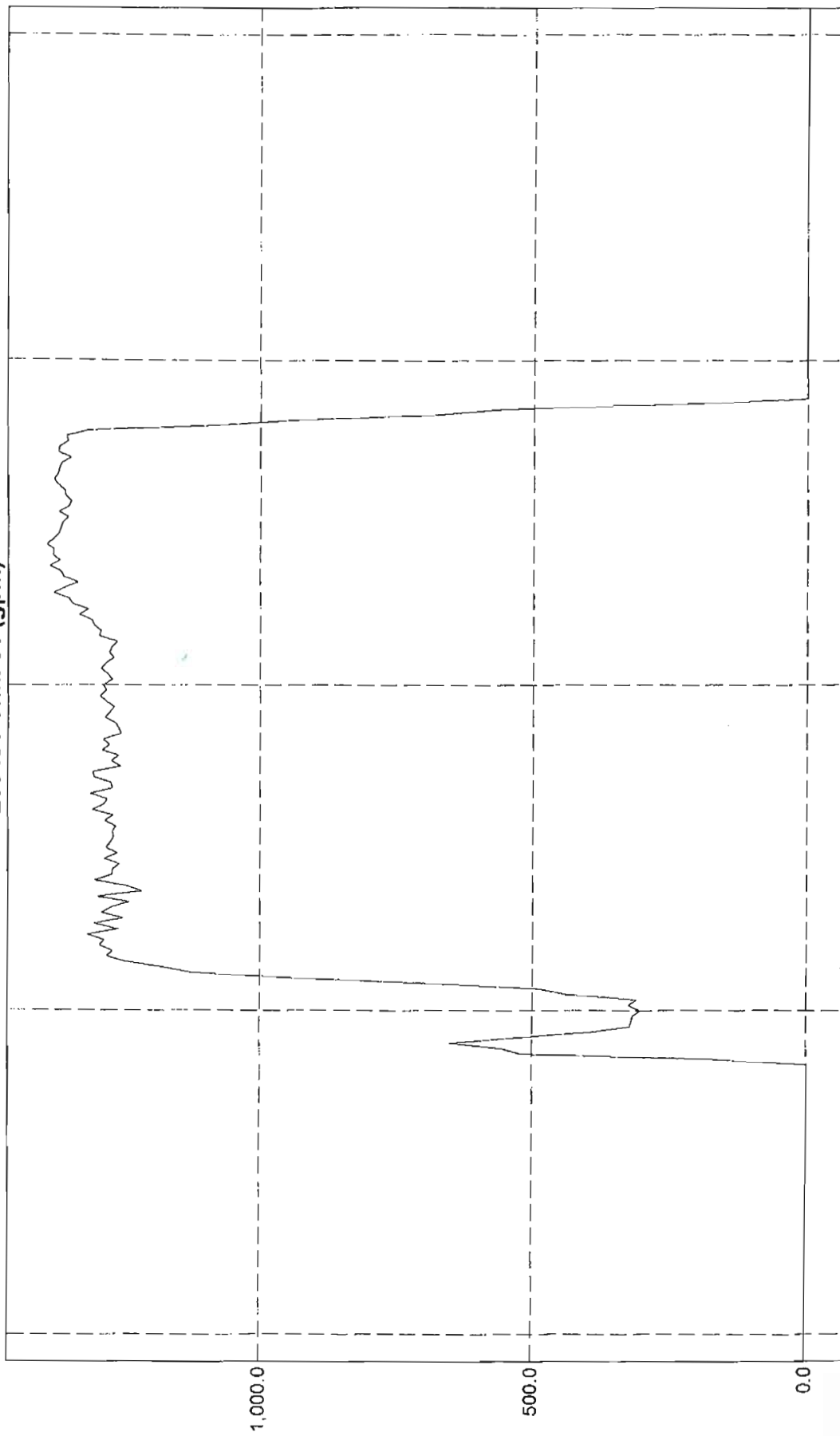
Channel Plot 1:

	Time	341202 Chnl 01 Flow Rate	341202 Chnl 01 Flow Total
1346	4/17/2017 9:19:55 AM	1,349.3	10,383.9
1347	4/17/2017 9:20:00 AM	1,353.1	10,496.7
1348	4/17/2017 9:20:05 AM	1,398.3	10,613.2
1349	4/17/2017 9:20:10 AM	1,380.5	10,728.2
1350	4/17/2017 9:20:15 AM	1,330.8	10,839.1
1351	4/17/2017 9:20:20 AM	1,314.5	10,948.7
1352	4/17/2017 9:20:25 AM	1,348.0	11,061.0
1353	4/17/2017 9:20:30 AM	1,365.5	11,174.8
1354	4/17/2017 9:20:35 AM	1,323.8	11,285.1
1355	4/17/2017 9:20:40 AM	1,327.2	11,395.7
1356	4/17/2017 9:20:45 AM	1,293.6	11,503.5
1357	4/17/2017 9:20:50 AM	1,327.2	11,614.1
1358	4/17/2017 9:20:55 AM	1,360.2	11,727.5
1359	4/17/2017 9:21:00 AM	1,378.0	11,842.3
1360	4/17/2017 9:21:05 AM	1,359.7	11,955.6
1361	4/17/2017 9:21:10 AM	1,329.0	12,066.4
1362	4/17/2017 9:21:15 AM	1,354.6	12,179.3
1363	4/17/2017 9:21:20 AM	1,351.3	12,291.9
1364	4/17/2017 9:21:25 AM	1,357.2	12,405.0
1365	4/17/2017 9:21:30 AM	1,326.2	12,515.5
1366	4/17/2017 9:21:35 AM	1,371.8	12,629.8
1367	4/17/2017 9:21:40 AM	1,347.0	12,742.0
1368	4/17/2017 9:21:45 AM	1,345.0	12,854.1
1369	4/17/2017 9:21:50 AM	1,321.5	12,964.3
1370	4/17/2017 9:21:55 AM	1,361.7	13,077.7
1371	4/17/2017 9:22:00 AM	1,361.2	13,191.2
1372	4/17/2017 9:22:05 AM	1,325.4	13,301.6
1373	4/17/2017 9:22:10 AM	1,378.0	13,416.5
1374	4/17/2017 9:22:15 AM	1,332.9	13,527.5
1375	4/17/2017 9:22:20 AM	1,367.0	13,641.4
1376	4/17/2017 9:22:25 AM	1,350.3	13,754.0
1377	4/17/2017 9:22:30 AM	1,348.3	13,866.3
1378	4/17/2017 9:22:35 AM	1,355.4	13,979.3
1379	4/17/2017 9:22:40 AM	1,367.3	14,093.2
1380	4/17/2017 9:22:45 AM	1,363.2	14,206.8
1381	4/17/2017 9:22:50 AM	1,347.5	14,319.1
1382	4/17/2017 9:22:55 AM	1,348.0	14,431.4

Channel Plot 1:

	Time	341202 Chnl 01 Flow Rate	341202 Chnl 01 Flow Total
1488	4/17/2017 9:31:45 AM	1,271.4	26,105.4
1489	4/17/2017 9:31:50 AM	1,282.1	26,212.3
1490	4/17/2017 9:31:55 AM	1,288.0	26,319.6
1491	4/17/2017 9:32:00 AM	1,263.8	26,424.9
1492	4/17/2017 9:32:05 AM	1,281.1	26,531.7
1493	4/17/2017 9:32:10 AM	1,255.6	26,636.3
1494	4/17/2017 9:32:15 AM	1,269.5	26,742.1
1495	4/17/2017 9:32:20 AM	1,280.0	26,848.7
1496	4/17/2017 9:32:25 AM	1,265.7	26,954.2
1497	4/17/2017 9:32:30 AM	1,264.3	27,059.6
1498	4/17/2017 9:32:35 AM	1,266.5	27,165.1
1499	4/17/2017 9:32:40 AM	1,281.1	27,271.9
1500	4/17/2017 9:32:45 AM	1,239.6	27,375.2
1501	4/17/2017 9:32:50 AM	1,267.9	27,480.8
1502	4/17/2017 9:32:55 AM	1,268.4	27,586.5
1503	4/17/2017 9:33:00 AM	1,285.6	27,693.7
1504	4/17/2017 9:33:05 AM	1,272.5	27,799.7
1505	4/17/2017 9:33:10 AM	1,285.1	27,906.8
1506	4/17/2017 9:33:15 AM	1,280.8	28,013.5
1507	4/17/2017 9:33:20 AM	1,268.4	28,119.2
1508	4/17/2017 9:33:25 AM	1,260.8	28,224.3
1509	4/17/2017 9:33:30 AM	1,251.2	28,328.6
1510	4/17/2017 9:33:35 AM	1,281.3	28,435.4
1511	4/17/2017 9:33:40 AM	1,282.1	28,542.2
1512	4/17/2017 9:33:45 AM	1,279.5	28,648.8
1513	4/17/2017 9:33:50 AM	1,287.5	28,756.1
1514	4/17/2017 9:33:55 AM	1,263.2	28,861.4
1515	4/17/2017 9:34:00 AM	1,234.1	28,964.2
1516	4/17/2017 9:34:05 AM	1,232.1	29,066.9
1517	4/17/2017 9:34:10 AM	1,266.8	29,172.5
1518	4/17/2017 9:34:15 AM	1,256.7	29,277.2
1519	4/17/2017 9:34:20 AM	1,216.1	29,378.5
1520	4/17/2017 9:34:25 AM	1,252.0	29,482.9
1521	4/17/2017 9:34:30 AM	1,278.9	29,589.4
1522	4/17/2017 9:34:35 AM	1,265.4	29,694.9
1523	4/17/2017 9:34:40 AM	1,261.3	29,800.0
1524	4/17/2017 9:34:45 AM	1,232.9	29,902.7

203491 Chnl 01 (gpm)



9:25:00 AM
4/17/2017

9:30:00 AM
4/17/2017

9:35:00 AM
4/17/2017

9:40:00 AM
4/17/2017

9:45:00 AM
4/17/2017

Channel Plot 1:

	Time	203491 Chnl 01 Flow Rate	203491 Chnl 01 Flow Total
1472	4/17/2017 9:31:45 AM	1,297.1	2,185.5
1473	4/17/2017 9:31:50 AM	1,215.0	2,286.7
1474	4/17/2017 9:31:55 AM	1,246.3	2,390.6
1475	4/17/2017 9:32:00 AM	1,302.4	2,499.1
1476	4/17/2017 9:32:05 AM	1,269.5	2,604.9
1477	4/17/2017 9:32:10 AM	1,268.4	2,710.6
1478	4/17/2017 9:32:15 AM	1,256.7	2,815.3
1479	4/17/2017 9:32:20 AM	1,283.8	2,922.3
1480	4/17/2017 9:32:25 AM	1,258.9	3,027.2
1481	4/17/2017 9:32:30 AM	1,281.1	3,133.9
1482	4/17/2017 9:32:35 AM	1,272.5	3,240.0
1483	4/17/2017 9:32:40 AM	1,266.8	3,345.6
1484	4/17/2017 9:32:45 AM	1,268.4	3,451.3
1485	4/17/2017 9:32:50 AM	1,263.0	3,556.5
1486	4/17/2017 9:32:55 AM	1,283.2	3,663.4
1487	4/17/2017 9:33:00 AM	1,267.3	3,769.0
1488	4/17/2017 9:33:05 AM	1,307.1	3,878.0
1489	4/17/2017 9:33:10 AM	1,284.8	3,985.0
1490	4/17/2017 9:33:15 AM	1,278.7	4,091.6
1491	4/17/2017 9:33:20 AM	1,310.0	4,200.8
1492	4/17/2017 9:33:25 AM	1,269.2	4,306.5
1493	4/17/2017 9:33:30 AM	1,272.2	4,412.5
1494	4/17/2017 9:33:35 AM	1,302.9	4,521.1
1495	4/17/2017 9:33:40 AM	1,306.3	4,630.0
1496	4/17/2017 9:33:45 AM	1,253.4	4,734.4
1497	4/17/2017 9:33:50 AM	1,270.8	4,840.3
1498	4/17/2017 9:33:55 AM	1,258.1	4,945.2
1499	4/17/2017 9:34:00 AM	1,288.0	5,052.5
1500	4/17/2017 9:34:05 AM	1,274.4	5,158.7
1501	4/17/2017 9:34:10 AM	1,286.2	5,265.9
1502	4/17/2017 9:34:15 AM	1,254.0	5,370.4
1503	4/17/2017 9:34:20 AM	1,257.8	5,475.2
1504	4/17/2017 9:34:25 AM	1,263.0	5,580.4
1505	4/17/2017 9:34:30 AM	1,282.1	5,687.3
1506	4/17/2017 9:34:35 AM	1,273.0	5,793.4
1507	4/17/2017 9:34:40 AM	1,265.7	5,898.8
1508	4/17/2017 9:34:45 AM	1,280.8	6,005.6
1509	4/17/2017 9:34:50 AM	1,291.8	6,113.2



BOARD OF COUNTY COMMISSIONERS
WATER AND WASTEWATER SERVICES (WWS)
2555 W. COPANS RD., BLDG. 1
POMPANO BEACH FL 33069
(954) 831-3250 FAX (954) 831-0789

FIRE HYDRANT PRESSURE & FLOW TEST APPLICATION

Instructions:

Complete the following and indicate service required by placing a check mark in the appropriate square. Sign, date, and return to WWS along with payment. Please include a map or sketch illustrating the location of the testing area or hydrants to be tested.

(1) APPLICATION FOR:

- ☐ 24-Hour Pressure Test with Chart Reading.....\$150.00
- ☒ Pressure and Flow Test including 24 hour chart recording.....\$200.00
- ☐ Tapping into Main (If necessary to accomplish any of the above, in addition to all other charges).....\$300.00

(2) APPLICANT NAME: Regina Bobo-Jackson
Contact Person

(3) COMPANY NAME: Gator Engineering Associates, Inc.

(4) MAILING ADDRESS: 11390 Temple Street, Cooper City, FL 33330
Number, Street, City, State and Zip Code

(5) LOCATION ADDRESS: 5461 SW 40th Avenue, Dania Beach, FL
Number, Street, City, and Zip Code

(6) PHONE NO: (954) 434-5905 FAX NO: (954) 434-5904
gator_ec@bellsouth.net

(7) E-MAIL ADDRESS: _____

(8) SIGNATURE: Regina Bobo-Jackson DATE: 4/11/17

Allow a maximum of ten (10) working days to be notified of results of test(s).
Customer is contacted by phone.

APPLICATION PACKAGE CAN BE SUBMITTED BY:

Mail: Broward County WWS
PO Box 669300
Pompano Beach, FL 33066-9300

In Person: Broward County WWS
Customer Service Office
2555 W. Copans Rd., Bldg. 1
Pompano Beach, FL 33069

MAKE CHECKS PAYABLE TO: Broward County WWS



Item	Data
Data Type	Retail Potable Water Hydrants
Facility ID	PHR31609001
Anti-Terrorist Valve	Not Known
District	PHRD3A
UAZ	316
Location	4043 SW 54 Ct
Cross Street	Sw 40 Ave
City	Dania Beach
Zip Code	33314
State Plane Northing	625,943
State Plane Easting	918,163
X/Y Source	Survey
Year Installed	2000
Operational Status	Operational
Comments	



GATOR ENGINEERING ASSOCIATES
5461 SW 40 AVE
WO#-825619

Approx. Scale: 1 inch = 200 feet



[One Inch At Original Size]

Data Date: 03-31-2017 at 09:32:57
BCWWS Facilities GIS information comes from a combination of field observations, record drawings and inherited maps from private utilities. Most of the locational data came from 1IN = 150 FT scale paper maps. Mission critical data should be field verified. Broward County assumes no liability for damages arising from errors or omissions.

918480:625812

GreenspoonMarder

Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

VIA HAND DELIVERY

May 4, 2017

Corinne Lajoie
Principal Planner
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33004

Re: Oaks Place Site Plan
Oaks Place Variance request

Dear Corinne:

Enclosed are the following documents relative to the resubmittal of the Oaks Place Site Plan:

- \$5,000 check for cost recovery fee
- 7 copies of Land Use and Zoning Maps
- Copy of previously submitted Tax Affidavit
- Proposed letter to neighbors within 300 feet of site

Also attached in connection with an Application for a set-back variance:

- \$480 check for application fee
- Executed Application for Variance – 7 copies
- Criteria Statement per Section 625.4 of the LDC – 7 copies
- Disk containing PDF's of the above

If you need anything further, please let me know.

Very truly yours,

GREENSPOON MARDER, P.A.


Sarah Stewart, AICP



Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

In New York, Greenspoon Marder, P.A. practices under the name Greenspoon Marder, P.A. P.C.
In California, Greenspoon Marder LLP practices using the fictitious name and trademark Greenspoon Marder under license from Greenspoon Marder, P.A.

FILE COPY

Jenny Tejedor

From: Navarro, Ronnie
Sent: Monday, April 3, 2017 9:33 AM
To: Lajoie, Corinne; Carrie, Anne-Christine
Cc: info@sklarchitect.com; Ari Sklar; Kaine, Brad; Pollard, Antoine
Subject: RE: Oaks Place - Traffic Study Statement ref DRC comments



- Hi Corinne,

This is to confirm that the traffic statement prepared by Dan A. Tinter, PE, of Thomas A Hall, Inc. for this project has been substantially completed and accepted. The report concludes that "queuing analysis indicates that the single entry lane to the gated development will successfully provide for the expected peak-hour vehicular demand (41 PM peak-hour trips) without causing any backup of vehicles onto SW 40th Avenue."

Thank you

Ronnie S. Navarro, PE

Deputy Director | City Engineer
Office 954-924-6808 ext 3615 | Fax 954-923-1109

From: Ari Sklar [mailto:arisklar@sklarchitect.com]
Sent: Friday, March 31, 2017 4:37 PM
To: Navarro, Ronnie; Navarro, Ronnie
Cc: Lajoie, Corinne; info@sklarchitect.com
Subject: Oaks Place - Traffic Study Statement ref DRC comments
Importance: High

Hello Ronnie,

Good to see you again at the meeting yesterday.
Please confirm that the Traffic Study / Statement submitted is complete and acceptable.

Thank you, Gracias,

AriSklar, AIA, NCARB



SKLARchitecture

Architects and Designers

Using Revit BIM Technology (ask us about Revit and how it can work for you)
2310 Hollywood Blvd, Hollywood, FL 33020
954-925-9292 ext. 100 or 104
954-925-6292 fax
786-326-2747 cell
Check us out on facebook and at www.sklarchitect.com

Architects of the amazing LEED Platinum, "Net Zero" 2020 Alton Home, in South Beach!!

Please be aware that all documents transmitted are subject to copyright laws.



FILL COPY

AVIATION DEPARTMENT - Fort Lauderdale-Hollywood International Airport
2200 SW 45th Street, Suite 101 • Dania Beach, Florida 33312 • 954-359-6100

April 17, 2017

Marc LaFerrier, AICP
Planning Director
City of Dania Beach
100 West Dania Beach Blvd
Dania Beach, FL 33004



RE: Oaks Place Townhomes
 5461-5471 & 5461-5525 SW 40th Avenue, Dania Beach FL 33314
 Broward County Aviation Department (BCAD) Conditional Approval Letter

Dear Mr. LaFerrier:

The Broward County Aviation Department (BCAD) has reviewed the proposed BCD Dania Oaks/Oaks Place Project located southwest of Fort Lauderdale-Hollywood International Airport (FLL). Since the proposed project is within 20,000 feet of FLL, its development and operation is subject to Federal Aviation Regulation (FAR) Part 77, Florida Statutes Chapter 333 and/or the Broward County Airport Zoning Ordinance. These standards seek to ensure that any proposed construction, use of high lift equipment, such as cranes, or other potential hazards will not negatively impact the safe and efficient use of the airport and surrounding airspace. Taking into consideration the proximity of this project to FLL, BCAD is providing the following comments regarding the proposed development:

- Based on the location of the proposed project, FAR Part 77, Subpart B and Section 5-182(n)(2) of the Broward County Land Development Code, require the applicant to obtain a "Determination of No Hazard to Air Navigation" from the Federal Aviation Administration (FAA). The receipt of a favorable determination is required for all critical building points and temporary construction cranes and must be received prior to any construction activity. If you have not already done so, please use the following web address to initiate the Federal Review (FAA 7460-1) process:

<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>

- Following the receipt of a favorable FAA determination, the applicant may also need to obtain "airspace obstruction permits" from the Florida Department of Transportation (FDOT). This documentation is necessary to determine if the project will adversely affect public health or safety. If required, these permits must be obtained prior to the commencement of any construction. The following web address can be used to acquire additional information pertaining to the FAA and FDOT airspace obstruction review and permitting process: <http://www.dot.state.fl.us/aviation/obstructions.shtml>

- No building, structure or vegetation on the site may exceed 58.90 feet NAVD-88 as shown on the Site Plan A1.1, unless submitted to BCAD for additional review.
- The proposed development must not generate light, glare, smoke or other emissions that could be disorienting to pilots operating in the vicinity of the airfield.

Adherence to these conditions is required for BCAD approval of the proposed Oaks Place Project, and is based on the Architectural Documents, dated July 11, 2016, prepared by SKLAR Architecture. If the proposed plans are revised substantially from those submitted for this review, BCAD requests that the revised development plans be submitted for an additional review.

This serves as notice of potential aircraft overflight and noise impacts on this property due to its proximity to the Fort Lauderdale/Hollywood International Airport. This property is subject to the overflight and associated noise of arriving and departing aircraft during the course of normal airport operations. Individuals sensitive to such events should satisfy themselves before purchasing this property that such exposure to aircraft overflights and the noise associated therewith will not adversely affect their enjoyment of the property.

This also serves as notice to prospective purchasers of parcels within the property that, pursuant to Broward County Ordinance 2006-37 and consistent with the Federal Aviation Administration's "Change in FAA's Noise Mitigation Policy," effective October 1, 1998, the County will only provide noise mitigation for existing "incompatible development" and not for new incompatible development. The determination of "compatible" and "incompatible development" will be based on the County's most current Federal Aviation Administration ("FAA") approved Noise Exposure Map and the Airport's most current noise compatibility program which has been reviewed and approved by the FAA for the Airport. The applicant should note that the project is not eligible for federal funding to mitigate aircraft noise.

Please do not hesitate to contact me if you have questions or require additional information at 954.359.2291

Sincerely,



William Castillo, BCAD Planning Manager

cc: Jenny Tejedor (SKLAR)/ Michael P. Pacitto, P.G., Director Planning and Environmental

May 4, 2017

City of Dania Beach
Community Development
100 West Dania Beach Blvd
Dania Beach, FL 33004



Ref: **PL-23-17/SP-024-17/RX-25-17-1st Review**
Oaks Place 5461– 5525 SW 40th Ave. Ft. Lauderdale, FL.

FILE COPY

Dear Reviewers:

The following are the responses to your plans review comments of the above mentioned project:

FLOODPLAIN

1. This project appears, based on a preliminary determination, to be subject to the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code. In order to make a final determination, please provide a survey with flood zones delineated.
R: Attached find updated survey with flood zones delineated.

2. Sheet A1.1 should indicate finish floor elevation in NAVD 88. Should structures be located in Flood Zones AH or AE, finish floor elevations shall be at or above Design Flood Elevation (Base Flood Elevation + 1 foot) or 7.0 NAVD 88. Mechanical, plumbing and electrical systems shall be at or above BFE.

R: See new sheets A-1.0 & A-1.1 now structures are located in flood zone AH at F.F.E 8.90 NAVD 88.

3. Additional comments may be forth coming once final determination of flood risk is confirmed.

R: Understood.

LANDSCAPE

1. The landscape plan is at a scale that is difficult to read. Provide a landscape plan at a larger scale.

R: Larger scale provided. All plans now at same scale.

2. The provided tree survey is inadequate. Provide a tree survey meeting all Sec. 275-80(C) requirements including common name, scientific name, DBH, canopy spread in square feet, tree condition, and proposed disposition.

R: Tree disposition plan provided based on tree survey and arborists evaluation of all trees. See sheets TD-1 thru TD-4.

3. Several specimen trees/palms exist on this site. Per Sec. 275-80, provide the dollar value of all specimen trees/palms. Note that specimen trees fall under additional protections of special status category trees provided in Sec. 825-140.

R: Dollar value for specimen trees provided on sheets TD-3 and TD-4, see attached.

4. Clearly label all trees to remain and/or to be relocated on landscape plan corresponding to tree number listed in the existing tree survey.

R: Tree labeling updated. Shown on sheets L-1 and L-2. Also refer to tree disposition plan charts on TD-1, TD-2, TD-3, TD-4.

5. Show all mitigation for trees proposed for removal on landscape plan meeting all Sec. 825-100 mitigation requirements.

R: Final mitigation to be determined at time of tree removal application.

6. Provide a table listing total VUA in square feet and the percentage of VUA (and size in square feet) dedicated to VUA landscaping per Sec. 275-100.

R: Code chart provided on sheet L-1.

7. Provide a table showing non-VUA open space and how Sec. 275-140 requirements are being met. Indicate and label all non-VUA open space area on landscape plan.

R: See architects site data and see sheets L-3 and L-4.

8. Provide a table listing all proposed plantings including the total number of plantings to be installed for front unit plantings. Note that a minimum of 50% of total plantings must be native per Sec. 275-60 and palms shall constitute a maximum of 20% of total trees per Sec. 275-190(G).

R: Total plant list is shown on sheet L-2 including native and palm percentages.

9. The perimeter fence is proposed through and in close proximity to existing tree appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted.

R: Majority of these trees along fence are palms. Fencing will be either eliminated or reconfigured to avoid conflicts with critical root zones. Details to be provided with landscape construction drawings.

10. Hardscaping is proposed near existing trees appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted. In addition to this information, provide a tree protection plan indicating tree protection zones where tree protection fencing is to be installed prior to any construction/demolition activities as well as a tree protection detail.
R: Plan is being coordinated with arborist so that hardscape does not conflict with critical root zones of trees to remain. Tree protection detail shown on sheet TD-3.

11. Live oaks are proposed under existing overhead utilities. Provide a species that is suitable to be planted under overhead utilities. Note that Sec. 275-190 requirements still apply. If overhead utilities are to be relocated, note on landscape plan.
R: Overhead utility lines to be relocated underground.

12. One live oak is proposed off-center to other oaks on the eastern border of the site. Please clarify.
R: Corrected.

13. Per Sec. 275-80, provide an irrigation plan.
R: Preliminary irrigation plan provided see IR-1 & IR-1.1

14. In order to complete any further landscaping review, a PDF copy must accompany the submittal. This may be sent to Daniel Parobok at daniel.parobok@metriceng.com
R: Noted.

FIRE

1. Fire Department Access Information as follows:
 - a. All turning radii (demonstrated)
 - b. Fire Department Apparatus Access Road locations and dimensions – demonstrate or note on the plan how they will be marked and delineated on site.

R: Please see new sheet LS-1.0 & LS-1.1 life safety with all comments addressed.

2. Water Supply Information as follows:
 - a. Dimensions of the three nearest adjacent hydrants to the project site

- b. Please provide a legend on the Water & Sewer sheet C2 showing hydrant symbols.
- c. Show Point of Service.

R: a. Dimensions have been provided for the three nearest adjacent hydrants to the project site, see Sheet C5.

b. A legend has been provided on the Water and Sewer Plans showing the hydrant symbols.

c. The point of service is notes on the details for the water meter and sewer lateral, The water and sewer mains will be owned and maintained by BCWWS.

3. Proof of Water Supply & Fire Flow Demand as follows:

- a. Fire Hydrant Flow Test
- b. Building Construction Type and Total Square Footage. Please show in Project Data.
- c. Fire Flow Demand Calculations Signed and Sealed by Licensed Engineer
- d. A completed Application for the Approval of the Fire Protection Water Supply Design (See the last page of this document)
- e. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (This document shall bear the seal and signature of the engineer).

R: a. A fire hydrant flow test has been provided (see attached).

b. The building construction type and total square footages are provided in the project data on site plan and within the fire flow demand calculations.

c. Fire flow demand calculations have been provided attached, signed and sealed by a licensed engineer.

d. A completed Application for the Approval of the Fire Protection Water Supply Design has been provided attached.

e. A statement of verification from the design professional of record has been provided attached as required.

4. A detail sheet accompanying the Civil Plans with the following details:

- a. Fire Hydrant Detail
- b. Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers)
- c. Underground Gate Valve Detail (where applicable)

R: a. A fire hydrant detail is provided, see sheet C11.

b. Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers) has not been provided however, they are shown in the proper locations on the signing and marking plans.

c. Underground Gate Valve Detail is shown on sheets C10. All water and sewer details will be in accordance with BCWWS standards

5. Address Detail
R: See elevation plan.

ENGINEER

1. No further comments on the Traffic Statement.
R: N/A

2. Provide copy of pre- and post-development stormwater management and drainage calculations for the entire site. Surface water management license required from Broward County.
R: See updated civil plans.

3. Proposed grading and drainage plan shall be based on the stormwater management calculations. Perimeter grading shall be set at 25-year storm event, minimum.
R: See updated civil plans.

4. Suggest to have a turnaround (knuckle) before exit gate.
R: New proposed turn around (kuckle) 30' wide before main exit on page A-1.1

5. Per Dania Code of Ordinances (Article 415 – Sidewalks and Swales), Owner is responsible for sidewalks and swale improvements within the road right of way.
R: Understood. Owner is aware.

6. In compliance with Article 805 of the City Code of Ordinances, applicant shall provide a projection of water demand, and sewage and solid waste generation in tabular format.
R: See report from civil engineer.

7. Provide drawing file (dwg or dgn) disk of the approved site plan in Florida State Plane Coordinate (NAD 83). This should be addressed as part of the final submittal.
R: Disk provided

PLAT

1. Per Section 640-20(I) Provide "tax returns for all parcels included in the subdivision together with a notarized statement that no liens are imposed on properties in the plat."

R: This was provided to staff on 3/2/2017 as part of the plat application. A copy is being submitted with this resubmittal package.

2. Per section 640-20(J) "Any existing or proposed deed restrictions for properties included in the plat must accompany the plat dedication."

R: There are no deed restrictions anticipated.

3. Proposed plat identifies 63 units; site plan identifies 61 units. Revise accordingly.

R: See revised plat.

SITE PLAN

1. Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.

2. APPLICATION: Confirm application was properly completed, signed, and proper application fee was paid. Per LDC, Article 635, provide the following missing information:

(E) "The overall size of plans shall be 24" C 36" drawn at a scale no smaller than 1:20"
Section 635-50: Revised.

R: Corrected scale not smaller than 1:20

(B) "The north arrow, scale and date" Revised.

R: Added missing arrow and other information.

(S) "Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination" See sheet _____
Signage detail added to elevation plans.

(T) "All existing and proposed pedestrian walkways and bicycle paths." See sheet _____

R: Plan A1.2 show site data chart with areas for pedestrian walkways and bicycle paths.

(Y)(4) "Area devoted to vehicular use area (roadways, aisles, parking)" See sheet _____

R: Plan A1.2 shows area devoted for vehicular uses.

(Y)(5) "Gross project area allocated for common open space"

R: Plan A1.2

(Y)(6) "Lot coverage by roofed structures"

R: Plan A1.2

(Y)(8) "Number of required and provided parking spaces including handicapped accessible, compact and any space devoted to attendant parking if permitted."

R: Number of required and provided parking spaces on data chart A1.2 (all parking spaces were numbered on plans A-1.0 & A1.1)

(Y)(10) "Minimum yard setbacks or specific build to lines required and provided"

R: Min. yard setbacks added to chart A1.2
(Y)(11) "Maximum and minimum (if applicable) required and proposed"
R: Max & Min. fixed on data chart A1.2
(Y)(12) "Minimum floor area required"
R: Min. floor area required on data chart A1.2
(Y)(13) "Adjacent zoning and existing land uses" Revised see
R: Zoning map on sheet A-1.3
(AA) "Phasing plan, if applicable, with beginning and ending dates of construction of the entire project and beginning and ending dates for all phases of the project." Phases eliminated
R: Phasing plan not applicable
(BB) "For properties under consideration for rezoning to PRD-1, a document detailing development standards and criteria (i.e building height, setbacks, density, lot area, landscaping, parking, open space, lot coverage, sign regulations etc.)"
R: See doc superimposed.

3. IMPACT FEES: Impact fees that will be required for the project are attached to these comments.

R: Received

4. SIGNS: Provide copy of all signs for compliance review.

R: Preliminary concept for signs is represented in the plans. All final sign copy & details to be under separate permit.

5. The proximity to the airport will require FAA/BCAD review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45th St. Suite 101, Dania Beach, FL 33315 (954)359-6100

R: Understood, Conditional Approval received, see attached from FAA.

6. PARKING:

- Guest parking is 1:5 Units not 1:4. Revise accordingly, see sheet (Ask Carlos)
- Identify on site plan where all parking spaces are provided, only guest parking are shown on drawing. Revised.
- Per section 265-20(A) parking space 9' X 18'. Revise parking space detail accordingly.

R: Fixed on data chart A1.2. All parking spaces are identified on sheets A1.0 & A1.1. All parking spaces not smaller than 9'x18'. See detail on sheets A2.0 & A2.1

7. USE: Sheet A1.3. "Site Data" table and parking calculations identifies 63 townhouse units, but table "Unit/Building Breakdown" identifies 61 townhouse units. Revise accordingly.

R: Revised. Fixed to 61 Townhouse Units.

8. Provide minimum bicycle parking requirements identified in Section 265-51. 5% of required automobile parking is required, Recalculate accordingly and provide detail.

R: Min. 5.25 provided 15 please see data chart on sheet A1.2

9. COST RECOVERY: per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per city attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred.

R: Client to provide.

10. Must provide latest revised set of plans on disk prior to going to public hearing.

R: Disk provided.

11. The applicant is encouraged to contact neighbors adjacent to, as well as condominiums and neighborhood associations located within 300 feet of the development site, to advise of this property. Please provide acknowledgment and/or documentation of any public outreach.

R: Letters to neighbors have been drafted and will be sent out 5/8/17

12. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing.

R: See attached statement from engineer Ronnie. Was also e-mailed to Corinne Church.

13. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project.

R: See doc superimposed.

14. Please e-mail resolution and legal description for development approval in word format to cchurch@daniabeachfl.gov four (4) weeks prior to public hearing.

R: Resolution and legal description for development approval will be emailed to staff timely, once a date has been set for the public hearing.

15. Sheet A1.3 correct required minimum previous area to be 37% as required in section

215-130.

R: Sheet A1.3 is now 1.2 min pervious corrected.

16. Sheet A1.3, Clarify "Landscape Open Space" provided calculation.

R: Corrected.

17. Provide building elevation for buildings 2 & 6.

R: Provided, see sheets A3.2 & A3.3.

18. Sheet A1.2, Phase II only shows a portion of Building #6-B. Revise Accordingly.

R: Plans revised.

19. Sheet A1.2, Phase II does not identify the location of the public sidewalk along SW 40 Avenue.

R: Plans revised.

20. Identify location of mechanical equipment for clubhouse and how it will be screened.

R: New sheet A2.3 roof plan clubhouse shows location fir mechanical equipment.

21. Provide detail of proposed 6' tall column and panel wall.

R: Detail of wall provided see sheet A1.3.

22. Per Section 205-10(B):

- Maximum 40% coverage permitted; 30.3% provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal. Revised
- Minimum townhouse width is 22'; 19' provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each

requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal. This Comment N/A

- 25' front setback required; 15' provided for Clubhouse and Building #8. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
- Provide the following required and provided information on the site plan drawing and in tabular form:

- Maximum width – 22' permitted
- Maximum height – 3/35' permitted
- Maximum coverage – 40%
- Minimum Front setback – 25'
- Minimum Internal side – 15' for 2-story
- Minimum Rear setback – 15' for 2-story
- Minimum space between buildings – 15'
- Maximum townhouse length – 150'

Plans revised for clubhouse however, we are requesting a variance for BLDG #8 so we can save a large tree #342

R: Provided, see sheets A1.0 & A1.1

Should you have any questions please do not hesitate to contact us.

Sincerely,



Ari Sklar, AIA, NCARB, LEED AP
ALS/jt

GATOR ENGINEERING ASSOCIATES, INC.

May 2, 2017

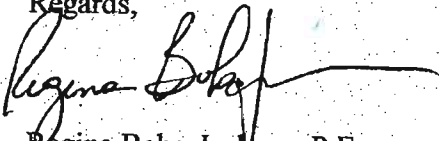
Chief Brown
Fire Marshal's Office
103 West Dania Beach Boulevard
Dania Beach, FL 33004

RE: Oaks Place
5461 SW 40th Avenue
SP-024-17

This is to certify that I, Regina Bobo-Jackson, P.E. of Gator Engineering Associates, Inc., have designed the proposed water main sizing, fire hydrant spacing and locations to be in compliance with the Broward County Land Use Code and Florida Fire Prevention Code

If you have any questions or require any additional information please contact me.

Regards,



Regina Bobo-Jackson, P.E.
Engineer of Record
PE# 38550

FILE COPY



AFFIDAVIT

STATE OF FLORIDA)
COUNTY OF MIAMI-DADE) SS:

BEFORE ME, the undersigned Notary Public, personally appeared Joel Bary, as Manager of BCD Dania Oaks, LLC. ("Affiant"), to me well known to be the person who made and subscribed the following Affidavit, who, upon being first by me duly sworn on oath, deposed and said as follows:

1. Affiant is the Manager of BCD Dania Oaks, LLC, a Florida limited liability company and the owner of the property described on Exhibit A attached hereto.
2. All real estate taxes owed on the Real Property have been paid as evidenced by the attached statements from the Broward County Property Appraiser.
3. To the best knowledge, information and belief of the affiant, no mortgages or other liens have been placed on the property.

Executed this 2nd day of March, 2017.

Signature: _____
Print Name: Xavier P. Lopez

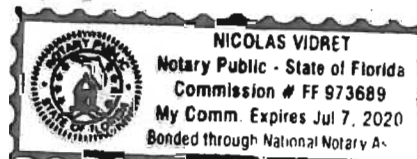
STATE OF FLORIDA
COUNTY OF MIAMI DADE

SWORN TO (or affirmed) and subscribed before me by Joel Bary on this 2nd day of March, 2017.

My Commission Expires

NOTARY PUBLIC

Personally known _____

Produced identification X /Type of identification Driver's License

LEGAL DESCRIPTION:

PARCEL "A"

A Parcel described as the South 99.00 feet of the North 431.03 feet of the West 184.50 feet of the East 219.50 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

LESS the South 4.00 feet of the East 103.72 thereof.

PARCEL "B"

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows:

The South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida;

LESS AND EXCEPT THE FOLLOWING:

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

PARCEL C

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida,

LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in Broward County, Florida.

BROWARD COUNTY

2016 Paid Real Estate
Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

Folio: 479735

Property ID Number	Escrow Code	Assessed Value	Exemptions	Taxable Value	Millage Code
504136-01-0400		See Below	See Below	See Below	0413

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180

PAYMENTS MUST BE MADE IN US FUNDS AND
DRAWN ON US BANK ACCOUNT.

5525 SW 40 AVE
NEWMANS SURVEY 2-26 D 36-50-41
THAT PT OF LOT 9 DESC AS BEG AT
PT 629.51 S & 40 W OF NE COR OF
SE1/4, CONT W 472.55, S 297.54,
E 125.01 N 212.53 E 347.55.

WWW-16-00016852 \$7,237.95
Paid By BCD DANIA OAKS LLC

AD VALOREM TAXES					
Taxing Authority	Millage	Assessed Val	Exemptions	Taxable Val	Taxes Levied
BROWARD COUNTY COMMISSION	5.44740	352,580	0	352,580	1,920.64
COUNTYWIDE SERVICES	0.22160	352,580	0	352,580	78.13
VOTED DEBT					
BROWARD CO SCHOOL BOARD					
GENERAL FUND	5.33600	352,580	0	352,580	1,881.37
CAPITAL OUTLAY	1.50000	352,580	0	352,580	528.87
VOTER APPROVED DEBT LEVY	0.07030	352,580	0	352,580	24.79
SO FLORIDA WATER MANAGEMENT					
EVERGLADES C.P.	0.04710	352,580	0	352,580	16.61
OKEECHOBEE BASIN	0.14770	352,580	0	352,580	52.08
SFWM DISTRICT	0.13590	352,580	0	352,580	47.92
SOUTH BROWARD HOSPITAL	0.16150	352,580	0	352,580	56.94
CHILDREN'S SVCS COUNCIL OF BC	0.48820	352,580	0	352,580	172.13
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	352,580	0	352,580	2,115.41
DEBT SERVICE	0.24640	352,580	0	352,580	86.88
FL INLAND NAVIGATION	0.03200	352,580	0	352,580	11.28
Total Millage:		19.83390	Ad Valorem Taxes:		\$6,993.05

NON - AD VALOREM TAXES		
Levying Authority	Rate	Amount
04 DANIA FIRE		200.00
DS DANIA STORM WATER	@ 40.0000	4.00
DW DANIA SOLID WASTE	@ 342.4800	342.48

Non - Ad Valorem Assessments:					\$546.48
Combined Taxes and Assessments:					\$7,539.53
If Postmarked By	Nov 30, 2016				
Please Pay	\$0.00				

Paid 11/08/2016 Receipt #

BROWARD COUNTY

2016 Paid Real Estate
Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

Folio: 479735

Paid 11/08/2016 Receipt # WWW-16-00016852 \$7,237.95
Paid By BCD DANIA OAKS LLC

Make checks payable to:

BROWARD COUNTY TAX COLLECTOR
GOVERNMENTAL CENTER ANNEX
115 S. ANDREWS AVENUE, ROOM # A100
FORT LAUDERDALE, FL 33301-1895

Property ID Number
504136-01-0400

If Postmarked By	Please Pay
Nov 30, 2016	\$0.00

Return with Payment

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180

Please Pay Only One Amount

ATTENTION TAXPAYERS: Please be advised of the NON-REFUNDABLE processing fees for all online credit or debit card transactions. Credit and Debit card transactions will be charged 2.55% of the full payment amount (\$1.95 minimum fee). You will be shown and asked to approve the amount of any convenience fee before completing your payment and check-out process. There is NO FEE for making payment by the eCheck payment option.

Local Business Tax Delinquent Renewal Notices were mailed in February. Delinquent renewal balances can be paid online by most businesses - unless certain Certificates or Licenses must be provided to us first. Search your account by the Business Tax Receipt number shown on your Notice. A green "Pay Receipts" link will be displayed for those businesses able to make online payments.

Real Estate Account At 5525 SW 40 AVE

Real Estate Account #504136-01-0400

Parcel details

Latest bill

Full bill history

2016

2015

2014

2013

...

2004

PAID

PAID

PAID

PAID

PAID

Real Estate 2016 Annual Bill

☒ Print this bill (PDF)

Broward County Records, Taxes & Treasury Div.

Notice of Ad Valorem Taxes and Non-ad Valorem Assessments

Account number	Alternate key	Escrow code	Millage code
504136-01-0400	479735	-	0413

PAID 2016-11-08

\$7,237.05

Receipt #VWWW-16-

00016852

Print Receipt

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT.

Owner
SHADY RIDGE LLC
14 TWIN PONDS
KINGS POINT, NY 11024

Situs address
5525 SW 40 AVE

Legal description
BERNARD SURVEY 2-26 D 36-50-41 THAT PT OF LOT 9 DESC AS BEG AT PT 629.51 S 6 40 W OF THE COR
OF SE1/4, CONT W 472.55, S 297.54, E 125.01 N 712.53, E 347.55, N 84.99 TO POB

Ad Valorem Taxes

Taxing authority	Millage	Assessed	Exemption	Taxable	Tax
BROWARD COUNTY COMMISSION					
COUNTYWIDE SERVICES	5.44740	352,580	0	352,580	\$1,920.64
VOTED DEBT	0.22160	352,580	0	352,680	\$78.13
BROWARD CO SCHOOL BOARD					
GENERAL FUND	5.33600	352,580	0	352,580	\$1,881.37
CAPITAL OUTLAY	1.50000	352,580	0	352,580	\$528.87
VOTER APPROVED DEBT LEVY	0.07030	352,580	0	352,600	\$24.79
SO FLORIDA WATER MANAGEMENT					
EVERGLADES C.P.	0.04710	352,580	0	352,580	\$16.61
OKEECHOBEE BASIN	0.14770	352,580	0	352,580	\$52.08
SFWMD DISTRICT	0.13590	352,680	0	352,580	\$47.92
SOUTH BROWARD HOSPITAL	0.16150	352,580	0	352,580	\$56.94
CHILDREN'S SVCS COUNCIL OF BC	0.48820	352,580	0	352,580	\$172.13
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	352,580	0	352,580	\$2,115.41
DEBT SERVICE	0.24540	352,580	0	352,580	\$86.68
FL INLAND NAVIGATION	0.03200	352,580	0	352,580	\$11.28
Total	19.83390				\$6,993.05

Non-Ad Valorem Assessments

Levying authority	Rate	Amount
DANIA FIRE		\$200.00
DANIA STORM WATER	@ 40.0000	\$4.00
DANIA SOLID WASTE	@ 342.4800	\$342.48
Total		\$546.48

Combined taxes and assessments: \$7,539.53

If paid by: Nov 30, 2016
Please pay: \$0.00

PAID 2016-11-08
\$7,237.95
Receipt #WWW-
16-00016852
Print Receipt [EJ](#)



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BROWARD COUNTY

**2016 Paid Real Estate
Notice of Ad Valorem Tax and Non-Ad Valorem Assessments**

Folio: 479736

Property ID Number	Escrow Code	Assessed Value	Exemptions	Taxable Value	Millage Code
504136-01-0410		See Below	See Below	See Below	0413

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180

**PAYMENTS MUST BE MADE IN US FUNDS AND
DRAWN ON US BANK ACCOUNT.**

5501 SW 40 AVE
NEWMANS SURVEY 2-26 D
36-50-41
LOT 9 S 85.01 OF N 629.5 OF W
477.55 OF E 512.55

WWW-16-00016859 \$9,863.15
Paid By BCD DANIA OASKS LLC

AD VALOREM TAXES					
Taxing Authority	Millage	Assessed Val	Exemptions	Taxable Val	Taxes Levied
BROWARD COUNTY COMMISSION					
COUNTYWIDE SERVICES	5.44740	488,640	0	488,640	2,661.82
VOTED DEBT	0.22160	488,640	0	488,640	108.28
BROWARD CO SCHOOL BOARD					
GENERAL FUND	5.33600	488,640	0	488,640	2,607.38
CAPITAL OUTLAY	1.50000	488,640	0	488,640	732.96
VOTER APPROVED DEBT LEVY	0.07030	488,640	0	488,640	34.35
SO FLORIDA WATER MANAGEMENT					
EVERGLADES C.P.	0.04710	488,640	0	488,640	23.01
OKEECHOBEE BASIN	0.14770	488,640	0	488,640	72.17
SFWMD DISTRICT	0.13590	488,640	0	488,640	66.41
SOUTH BROWARD HOSPITAL	0.16150	488,640	0	488,640	78.92
CHILDREN'S SVCS COUNCIL OF BC	0.48820	488,640	0	488,640	238.55
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	488,640	0	488,640	2,931.74
DEBT SERVICE	0.24640	488,640	0	488,640	120.40
FL INLAND NAVIGATION	0.03200	488,640	0	488,640	15.64

Total Millage: 19.83390 **Ad Valorem Taxes:** \$9,691.63

NON - AD VALOREM TAXES		
Levying Authority	Rate	Amount
04 DANIA FIRE		200.00
DS DANIA STORM WATER	@ 40.0000	40.00
DW DANIA SOLID WASTE	@ 342.4800	342.48

Non - Ad Valorem Assessments: \$582.48

Combined Taxes and Assessments: \$10,274.11

If Postmarked By	Nov 30, 2016			
Please Pay	\$0.00			

BROWARD COUNTY

**2016 Paid Real Estate
Notice of Ad Valorem Tax and Non-Ad Valorem Assessments**

Folio: 479736

Paid 11/08/2016 Receipt # WWW-16-00016859 \$9,863.15
Paid By BCD DANIA OASKS LLC

Make checks payable to:

BROWARD COUNTY TAX COLLECTOR
GOVERNMENTAL CENTER ANNEX
115 S. ANDREWS AVENUE, ROOM # A100
FORT LAUDERDALE, FL 33301-1895

Property ID Number
504136-01-0410

If Postmarked By	Please Pay
Nov 30, 2016	\$0.00

Return with Payment

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180

Please Pay Only One Amount

ATTENTION TAXPAYERS: Please be advised of the NON-REFUNDABLE processing fees for all online credit or debit card transactions. Credit and Debit card transactions will be charged 2.55% of the full payment amount (\$1.95 minimum fee). You will be shown and asked to approve the amount of any convenience fee before completing your payment and check-out process. There is NO FEE for making payment by the eCheck payment option.

Local Business Tax Delinquent Renewal Notices were mailed in February. Delinquent renewal balances can be paid online by most businesses - unless certain Certificates or Licenses must be provided to us first. Search your account by the Business Tax Receipt number shown on your Notice. A green "Pay Receipts" link will be displayed for those businesses able to make online payments.

Real Estate Account At 5501 SW 40 AVE

Real Estate Account #504136-01-0410	Parcel details	Latest bill	Full bill history
2016	2015	2014	2013 ... 2004
PAID	PAID	PAID	PAID PAID

Real Estate 2016 Annual Bill

[Print this bill \(PDF\)](#)

Broward County Records, Taxes & Treasury Div.

Notice of Ad Valorem Taxes and Non-ad Valorem Assessments

Account number	Alternate key	Escrow code	Millage code
504136-01-0410	479736	-	0413

PAID 2016-11-08
\$9,863.15
Receipt #WWW-
16-00016859
[Print Receipt](#)

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT.

Owner
SHADY RIDGE LLC
14 TWIN PONDS
KINGS POINT, NY 11024

Site address
5501 SW 40 AVE

Legal description
NEIMANS SURVEY 2-26 D 36-50-41 LOT 9 S 85.01 OF N 629.5 OF W 477.55 OF E 512.55

Ad Valorem Taxes

Taxing authority	Millage	Assessed	Exemption	Taxable	Tax
BROWARD COUNTY COMMISSION					
COUNTYWIDE SERVICES	5.44740	488,640	0	488,640	\$2,661.82
VOTED DEBT	0.22160	488,640	0	488,640	\$108.28
BROWARD CO SCHOOL BOARD					
GENERAL FUND	5.33600	488,640	0	488,640	\$2,607.38
CAPITAL OUTLAY	1.50000	488,640	0	488,640	\$732.96
VOTER APPROVED DEBT LEVY	0.07030	488,640	0	488,640	\$34.35
SD FLORIDA WATER MANAGEMENT					
EVERGLADES C.P.	0.04710	488,640	0	488,640	\$23.01
OKEECHOBEE BASIN	0.14770	488,640	0	488,640	\$72.17
SPWMD DISTRICT	0.13580	488,640	0	488,640	\$66.41
SOUTH BROWARD HOSPITAL	0.16150	488,640	0	488,640	\$78.92
CHILDREN'S SVCS COUNCIL OF BC	0.48820	488,640	0	488,640	\$238.55
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	488,640	0	488,640	\$2,931.74
DEBT SERVICE	0.24640	488,640	0	488,640	\$120.40
FL INLAND NAVIGATION	0.03200	488,640	0	488,640	\$15.64
Total	19.83390				\$9,891.63

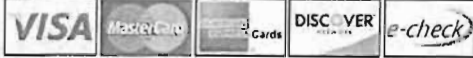
Non-Ad Valorem Assessments

Levying authority	Rate	Amount
DANIA FIRE		\$200.00
DANIA STORM WATER	@ 40.0000	\$40.00
DANIA SOLID WASTE	@ 342.4800	\$342.48
Total		\$582.48

Combined taxes and assessments: \$10,274.11

If paid by: Nov 30, 2016
Please pay: \$0.00

PAID 2016-11-08
\$9,863.15
Receipt
#WWW-16-
00016859
Print Receipt [Link](#)



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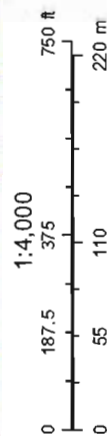
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May 3, 2017

- SITE
- IRREGULAR RESIDENTIAL
- LOW 5 RESIDENTIAL
- ESTATE
- LOW 3 RESIDENTIAL (WHITE)
- MEDIUM 16 RESIDENTIAL

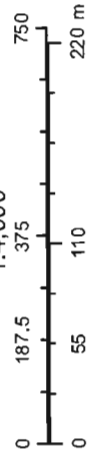


Right Date : Between Dec 29, 2016 and Jan 6, 2017 Boward County Property Appraiser



May 3, 2017

1:4,000



SITE



NOTICE OF PROPOSED DEVELOPMENT

May 8, 2017

RE: *Property located at 5471-5521 SW 40th Avenue*



Dear Neighbor:

We would like to introduce you to a new project that will be located in your community. BCD Dania Oaks, LLC has submitted a Site Plan to the City of Dania Beach for approval on the property located at 5471-5521 SW 40th Avenue. We feel the proposed Townhome development will offer a new housing type to the area and be an asset to your neighborhood.

The project will consist of 61 luxury townhomes, a clubhouse and pool, surrounded by abundant open space. The townhomes will be 3 bedrooms and 2.5 baths - each townhome will provide approximately 1,600 sf of living space. Existing trees will be preserved as much as possible to ensure an environment in keeping with the surrounding neighborhood.

If you would like more information about this project, please feel free to contact:

Sarah Stewart, AICP
Greenspoon Marder, PA
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
954-214-8952



SKLARchitecture

2310 HOLLYWOOD BLVD.
HOLLYWOOD, FL 33020

TEL 954-925-9292

FAX 954-925-6292

TRANSMITTAL LETTER

To:

City of Dania Beach

Date: March 2, 2017

Subject: Dania Oaks – DRC Submittal

WE TRANSMIT:

☒ herewith ☐ under separate cover via

☐ in accordance with your request

FOR YOUR:

☐ approval ☐ distribution to parties ☐ information

☐ review & comment ☐ record

☒ use

Item #	DESCRIPTION	ACTION CODE
7	A0.0 COVER PAGE prepared by architect Ari L. Sklar	
7	A0.1 BUILDINGS 1, 3, 5, 7, 8 PERSPECTIVE VIEWS prepared by architect Ari L. Sklar	
7	A0.2 BUILDING 4 & 9 PERSPECTIVE VIEWS prepared by architect Ari L. Sklar	
7	A0.3 CLUBHOUSE PERSPECTIVE VIEWS prepared by architect Ari L. Sklar	
7	A0.4 CURVED WALL & TRELLIS 3D VIEWS prepared by architect Ari L. Sklar	
7	A1.0 OVERALL SITE PLAN/PHASE PLAN prepared by architect Ari L. Sklar	
7	A1.1 ENLARGED SITE PLAN PHASE 1 prepared by architect Ari L. Sklar	
7	A1.2 ENLARGED SITE PLAN PHASE 2 prepared by architect Ari L. Sklar	
7	A1.3 PREVIOUS PLAN prepared by architect Ari L. Sklar	
7	A1.4 SITE PLAN DETAILS/ZONING PLAN prepared by architect Ari L. Sklar	
7	A2.0 TYPICAL ENLARGED FLOOR PLAN BUILDINGS 1, 3, 5, 7, 8 prepared by Ari S	
7	A2.1 TYPICAL ENLARGED FLOOR PLAN BUILDING 4 & 9 prepared by Ari L. Sklar	
7	A2.2 ENLARGED FLOOR PLAN CLUB HOUSE prepared by architect Ari L. Sklar	
7	A3.0 TYPICAL ELEVATIONS BUILDINGS 1, 3, 5, 7, 8 prepared by architect Ari Sklar	
7	A3.1 TYPICAL ELEVATIONS BUILDINGS 4 & 9 prepared by architect Ari L. Sklar	
7	A3.2 ELEVATIONS CLUBHOUSE prepared by architect Ari L. Sklar	
7	A4.0 ENLARGED CURVED WALL & TRELLIS prepared by architect Ari L. Sklar	

FILE COPY



- 7 C-1 PAVING, GRADING & DRAINAGE prepared by Engineer Regina Bobojackson
- 7 C-2 WATER AND SEWER PLAN prepared by Engineer Regina Bobojackson
- 7 C-3 SIGNING AND MARKING PLAN prepared by Engineer Regina Bobojackson
- 7 C-4 SITE DETAILS prepared by Engineer Regina Bobojackson
- 7 C-5 WATER DETAILS AND NOTES prepared by Engineer Regina Bobojackson
- 7 C-6 WATER AND SEWER DETAILS prepared by Engineer Regina Bobojackson
- 7 L-1 Landscape Plan prepared by Landscape Architect Kim Moyer
- 7 PH 1.0 PHOTOMETRIC PLAN prepared by Delta G Engineering
- 7 COMBINED SURVEY prepared by Baseline Engineering
- 7 NORTH SURVEY W/ TREES prepared by Baseline Engineering
- 7 SOUTH SURVEY 1 OF 2 provided by Stoner & Associates
- 7 SOUTH SURVEY 2 OF 2 W/ TREES provided by Stoner & Associates
- 7 ENVIORNMENTAL ASSESMENT REPORT prepared by EW Consultants Inc
- 7 TRAFFIC STATEMENT prepared by Baseline Engineering

1 CD w/ all Documents

By signing below I certify that I have verified all quantities and have accepted this order in full as listed above.

Signature

Date

Print Name



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division
(954) 924-6805 X3643
(954) 922-2687 Fax

Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☒ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☐ Other: _____

Date Rec'd: 3/2/17 *revised 11/7/17*

Petition No.: SP-24-17

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESARRY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application.

For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: 5461 and 5471 SW 40th Avenue and 5501 and 5525 SW 40th Avenue

Lot(s): Por Tract 9 Block: _____ Subdivision: Newman's Survey

Recorded Plat Name: Newman's Survey
504136010400 & 0410

Folio Number(s): 504136010360 & 0361 Legal Description: See attached

Applicant/Consultant/Legal Representative (circle one) Greenspoon Marder

Address of Applicant: 200 E. Broward Blvd., Ste 1800, Fort Lauderdale, FL 33301

Business Telephone: 954-491-1120 Home: _____ Fax: _____

E-mail address: dennis.mele@gmlaw.com copy to sarah.stewart@gmlaw.com

Name of Property Owner: BCD Dania Oaks, LLC

Address of Property Owner: 20900 NE 30th Avenue, Unit 200, Aventura, FL

Business Telephone: 305-749-0900 Home: _____ Fax: _____

Explanation of Request: Site Plan Amendment
For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per **Section 625.40 of the Land Development Code.**

Prop. Net Acreage: 4.8 Gross Acreage: 5.13 Prop. Square Footage: 207,224 sf

Existing Use: SFR Proposed Use: 61 townhouses

Is property owned individually, by a corporation, association, or a joint venture? Florida limited liability company

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Greenspoon Marder (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

BCD DANIA OAKS, LLC

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

By: _____
(Owner / Agent signature*)

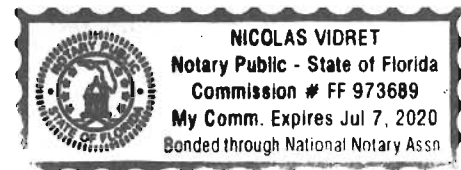
BEFORE ME THIS 23 DAY OF 02, 2016

By:

Joel Bany
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary _____
(Signature of Notary Public - State of Florida)



Personally known X or Produced Identification _____

Type of identification produced: _____ or Drivers License _____

***If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.***

OAKS PLACE

A Parcel described as the South 99.00 feet of the North 431.03 feet of the West 184.50 feet of the East 219.50 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

LESS the South 4.00 feet of the East 103.72 thereof.

AND

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows:

The South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida;

LESS AND EXCEPT THE FOLLOWING;

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

AND

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida,

LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

ALSO KNOWN AS:

The South 212.52 feet of the North 544.55 feet of the West 477.55 feet of the East 512.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

AND:

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36,

Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

AND:

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2. Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

GreenspoonMarder

Sarah Stewart, AICP
PNC Building
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, Florida 33301
Phone: 954.491.1120
Direct Phone: 954.214.8952
Email: sarah.stewart@gmlaw.com

March 2, 2017

City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, FL 33304

Re: Oaks Place Site Plan

THB, Inc. is submitting this Application for Site Plan Approval to the City of Dania Beach. Oaks Place is a proposed development of 61 townhomes on 4.8 acres, (5.13 gross acres) of land located at 5471-5521 SW 40th Avenue in the City of Dania Beach. This development will be a unified community of residential units with amenities such as open space, clubhouse with pool. With the ever diminishing land area in South Florida, a compact townhouse development, with amenities located within the development, encourages the residents to enjoy their surroundings.

The design of Oaks Place takes advantage of the tree canopy that currently exists on the property. The neighborhood is designed to preserve as many of the existing trees and other vegetation as possible. Also existing specimen trees are being relocated where possible.

Parking for Oaks Place is a mixture of garage and surface parking. Much of the parking is included in the individual units. Parking areas have been designed to be accessible, and an integral part of the site plan. Oaks Place has been designed so that all surface parking is interior to the site and will be screened from public view with landscape features.

Applications for the Oaks Place Plat and the Rezoning of 2.47 acres of the site plan property are being submitted simultaneous with this Site Plan Application.

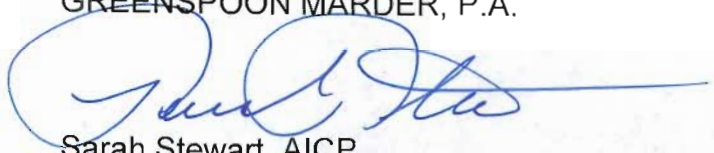
Boca Raton | Denver | Ft. Lauderdale | Las Vegas | Miami | Miami Beach | Naples | Nashville
New York | Orlando | Port St. Lucie | Portland | San Diego | Tallahassee | Tampa | West Palm Beach

In New York, Greenspoon Marder, P.A. practices under the name Greenspoon Marder, P.A. P.C.
In California, Greenspoon Marder LLP practices using the fictitious name and trademark Greenspoon Marder under license from Greenspoon Marder, P.A.

We hope you will agree that Oaks Place will be a welcome addition to the beautiful City of Dania Beach and look forward to being a part of the First City in Broward County.

Very truly yours,

GREENSPOON MARDER, P.A.

A handwritten signature in blue ink, appearing to read "Sarah Stewart", is written over a rectangular area that has been redacted with a light gray box.

Sarah Stewart, AICP

Thomas A. Hall, Inc.
1355 Adams Street
Hollywood, FL 33019
954-288-4447
tomhall1234@gmail.com



January 16, 2017

Joel Bary
c/o SKLARchitecture
2310 Hollywood Boulevard
Hollywood, FL 33020

FILE COPY

**RE: Oaks Place Traffic Statement
Project No. 201649.01**

Dear Mr. Bary:

Thomas A. Hall, Inc. has completed a traffic statement for a proposed new residential development in the City of Dania Beach, Florida. Oaks Place is proposed to be comprised of 63 Townhouses and is to be located at 5461 SW 40th Avenue. The enclosed site plan shows the location and layout of the proposed project.

1. Trip Generation Analysis

In order to determine the traffic impact associated with the proposed development, trip generation characteristics provided in the Institute of Transportation Engineers' (ITE) *Trip Generation* manual, 9th Edition, were consulted and the trips generated by the proposed land use (ITE Code 230 – Residential Condominiums/Townhouses) were estimated.

Tables 1, 2 and 3 (enclosed) show the trips expected to be generated by the proposed new residential development. As Tables 1, 2 and 3 show, the proposed project is expected to generate 430 new daily trips, 36 new morning peak-hour trips, and 41 new afternoon peak-hour trips.

2. Queue Analysis

Because access to the Oaks Place project is proposed to be by means of a single driveway connection to SW 40th Avenue, and because the single entry lane is to be gated, a queue analysis was completed to determine whether the planned 100-foot-long driveway length from the right-of-way line to the proposed gate is sufficient to contain the peak-hour vehicle queue. As Table 3 shows, the p.m. peak-hour entering volume of 28 vehicles is the highest volume of entering vehicles during the day. Therefore, these 28 vehicles were used in the enclosed queuing analysis.

The queuing analysis was completed assuming that every vehicle entering the development at the entry gate took a very conservative 30 seconds to enter. Most entry gates only require approximately 15 seconds to open and permit a vehicle to enter.

Joel Bary
January 16, 2017
Page 2 of 2

However, even with the more conservative gate operation, all vehicles are expected to be able to enter without creating any vehicle queue.

3. Conclusion

According to the findings shown in Tables 1, 2 and 3, and described above, it appears that the proposed Oaks Place development will generate 430 new daily trips, 36 morning peak-hour trips, and 41 new afternoon peak-hour trips. Based on the City of Dania Beach's Land Development Code, Section 605-30(k), a traffic impact study is not required for this proposed development, as the project will not generate over 50 gross new peak-hour trips. In addition, the queuing analysis indicates that the single entry lane to the gated development will successfully provide for the expected peak-hour vehicular demand without causing any backup of vehicles onto SW 40th Avenue.

Should you have any questions or comments regarding this statement, please do not hesitate to contact this office.

Very truly yours,


Thomas A. Hall
President

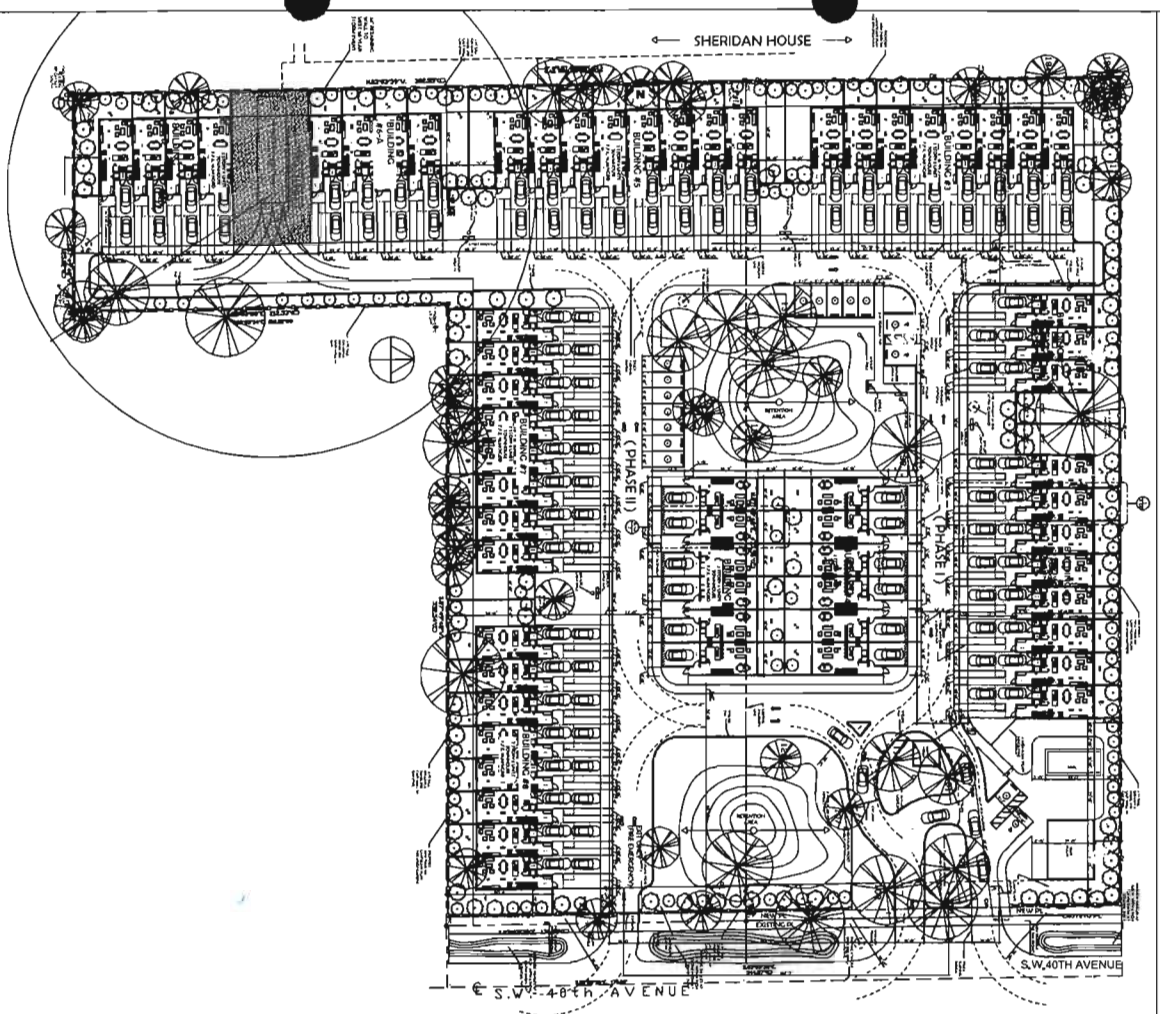

1-16-17
Dan A. Tintner, P.E.
FL Registration No. 39656
814 S. Military Trail
Deerfield Beach, FL 33442



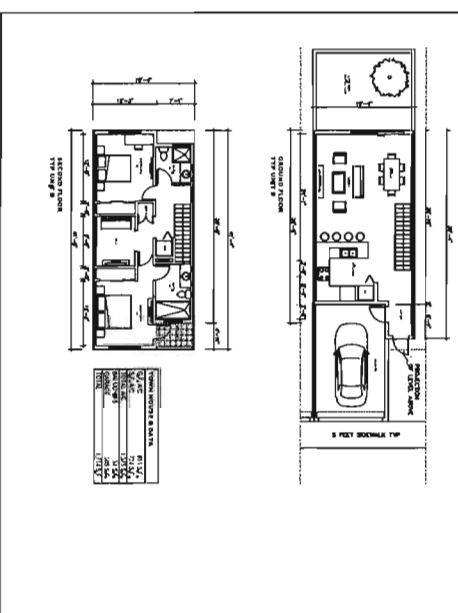
TAH/kh

Enclosures

1 SITE PLAN BOTH LOTS 63 UNITS
1/8" = 1'-0"



2 TOWN HOUSE TYP UNIT B
1/8" = 1'-0"



1 TOWN HOUSE TYP UNIT A
1/8" = 1'-0"

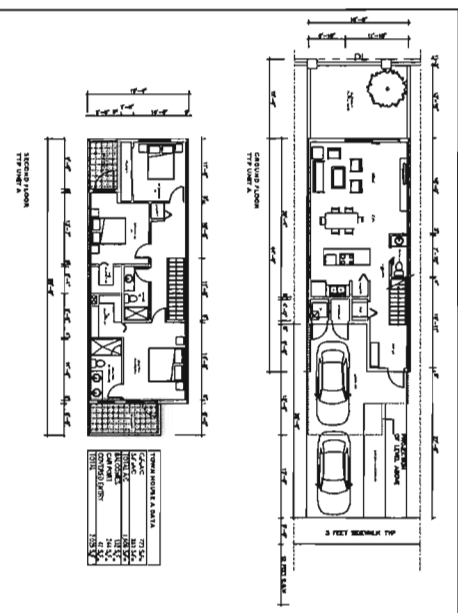


Table 1
Daily Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips		Internal Trips		External Trips		Pass-by Trips		New Trips	
				In	Out	In	Out	In	Out	In	Out	In	Out
Existing Use													
Residential Townhouse	230	63 d.u.	$\ln(T) = 0.87 \ln(X) + 2.46$ (50/50)	215	215	430	0	0	0	0	0.0%	215	215
Total				215	215	430	0	0	0	0	0	215	215
												430	430

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 2
AM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips		Internal Trips		External Trips		Pass-by Trips		New Trips	
				In	Out	In	Out	In	Out	In	Out	In	Out
Existing Use													
Residential Townhouse	230	63 d.u.	$\ln(T) = 0.80 \ln(X) + 0.26$ (17/83)	6	30	36	0	0	0	0	0.0%	6	30
Total				6	30	36	0	0	0	0	0	6	30
												36	36

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Table 3
PM Peak Hour Trip Generation
Oaks Place Traffic Statement

Land Use	ITE Code	Intensity	Trip Generation Rate ⁽¹⁾	Total Trips		Internal Trips		External Trips		Pass-by Trips		New Trips	
				In	Out	In	Out	In	Out	In	Out	In	Out
Existing Use													
Residential Townhouse	230	63 d.u.	$\ln(T) = 0.82 \ln(X) + 0.32$ (67/33)	28	13	41	0	0	0	0	0.0%	28	13
Total				28	13	41	0	0	0	0	0	28	13
												41	41

⁽¹⁾ Trip generation data obtained from the Institute of Transportation Engineers' Trip Generation manual, 9th Edition.

Queue Analysis for Oaks Place Entrance

Scenario 1 - Peak hour entering volume of 28 vehicles in one lane:

$P =$ 0.05 (probability of backup onto the adjacent street)
 $M =$ 4 (queue length which is exceeded p percent of the time)
 $N =$ 1 (number of service positions)
 $Q =$ 120.00 (service rate - vehicles per hour)
 $p =$ 0.233 (utilization factor)
 $q =$ 28 (demand rate - vehicles per hour)
 $Q_M =$ 0.233 (tabled value of the relationship between queue length, number of channels, and utilization factor)

$$M = \frac{[\ln P(x > M) - \ln Q_M]}{\ln p} - 1$$

$$M = \frac{[\ln 0.05 - \ln 0.233]}{\ln 0.233} - 1$$

$$M = \frac{[-2.9957 - (-1.4553)]}{-1.4553} - 1$$

$M =$ **0.0585** (≈ 0 vehicle lengths of queue storage required.)

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE “OAKS PLACE PLAT” (PL-23-17) SUBMITTED BY BASELINE ENGINEERING AND SURVEYING., ON BEHALF OF BCD DANIA OAKS, LLC, FOR PROPERTY LOCATED AT 5461 TO 5525 SW 40TH AVENUE IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT “A”, A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Staff Report, Resolution, Plat, Application and Backup



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director *[Signature]*

FROM: Corinne Lajoie, AICP, Planning and Zoning Manager, LEED G.A. *[Signature: C. Lajoie]*

SUBJECT: **PL-23-17:** The applicant, Greenspoon Marder, on behalf of the property owner, BCD Dania Oaks, LLC., is requesting plat approval for townhomes located at 5461 – 5525 SW 40 Avenue.

**REQUEST
PLAT**

To establish a perimeter plat allowing sixty (60) townhomes and one (1) clubhouse.

PROPERTY INFORMATION

EXISTING ZONING:	Single-Family 6000 Residential District (RS-6000)
PROPOSED ZONING:	Planned Residential Development (PRD-1)
LAND USE DESIGNATION:	Low (5) Residential

VIOLATIONS

There are no open violations on this property.

PUBLIC HEARING NOTICE

This item was duly advertised, posted and noticed pursuant to Article 610 of the Land Development Code (LDC.)

The subject property is located on the south side of SW 54 Court, and immediately west of SW 40 Avenue. The property is made up by two (2) parcels, each currently has a single family home on the property, both of which will be demolished. In preparation of developing the site, the applicant has also submitted applications for rezoning, assignment of flex, site plan, and variance for a larger development site, which includes the two subject parcels.

PLAT

The proposed plat is requested to allow sixty (60) townhomes and one (1) clubhouse on the property. By this plat, the applicant dedicates five (5) feet of right of way toward the expansion of SW 40 Avenue. Additionally, the plat shows a Non-Vehicular Access Line (NVAL) with two (2) openings on SW 40 Avenue.

DEVELOPMENT REVIEW COMMITTEE

The plat was reviewed by the Development Review Committee on March 24, 2017 and May 19, 2017, which includes representatives from the BSO Fire, Public Services, the City's landscape consultant and the Planning Division. The applicant has outstanding staff comments which must be addressed prior to issuance of a building permit. All DRC plat comments were addressed by the applicant.

At this time, the applicant has also submitted applications for site plan, rezoning and assignment of flex, which will be heard by the City Commission as separate applications.

CITY COMMISSION PREVIOUS ACTION

On November 14, 2017 the City Commission approved the Rezoning and Flex request on first reading.

On September 8, 2015 the City Commission approved the Rezoning, allocation for fourteen (14) Flex Units (O-2015-019), and Site Plan for a total of twenty-five (25) units (R-2015-96) for the property immediately to the north.

RECOMMENDATION

Approve the applicant's request to continue the item to the January 9th City Commission meeting.

Lajoie, Corinne

From: Sarah Stewart <Sarah.Stewart@gmlaw.com>
Sent: Wednesday, December 06, 2017 1:08 PM
To: Lajoie, Corinne; Dennis Mele
Cc: Cynthia Pasch; Steven Wherry; LaFerrier, Marc
Subject: RE: Dania Oaks [IWOV-ACTIVE.FID10196245]

Corinne:

Please defer the hearing on the applications regarding Dania Oaks/Oaks Place now scheduled for the December 11, 2017 City Commission meeting to the January 9, 2017 City Commission meeting.

Thanks
Sarah

GreenspoonMarder

Sarah Stewart, AICP
Land Planner
200 East Broward Boulevard, Suite 1800
Fort Lauderdale, FL 33301
Telephone: 954-214-8952
Sarah.stewart@gmlaw.com

From: Lajoie, Corinne [<mailto:cchurch@daniabeachfl.gov>]
Sent: Wednesday, December 06, 2017 12:49 PM
To: Dennis Mele; Sarah Stewart
Cc: Cynthia Pasch; Steven Wherry; LaFerrier, Marc
Subject: FW: Dania Oaks

Can you please provide me with your request to continue the Dania Oaks site plan from the December 11th City Commission meeting in writing (response to this email is sufficient).
Thank you.

From: Lajoie, Corinne
Sent: Monday, December 04, 2017 11:28 AM
To: 'dennis.mele@gmlaw.com' (dennis.mele@gmlaw.com)
Cc: 'Sarah Stewart'
Subject: Dania Oaks

Marc told me that he received a verbal request for continuance of the Site Plan from the December 11th City Commission meeting. I need this request made in writing (email is fine) for the file.
Thank you.

The information contained in this transmission may be attorney/client privileged and confidential. It is intended only for the use of the individual or entity named above. If the reader of this message is not the intended

RESOLUTION NO. 2018-002

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE "OAKS PLACE PLAT" (PL-23-17) SUBMITTED BY BASELINE ENGINEERING AND SURVEYING., ON BEHALF OF BCD DANIA OAKS, LLC, FOR PROPERTY LOCATED AT 5461 TO 5525 SW 40TH AVENUE IN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A", A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Chapter 28 of the Code of Ordinances of the City of Dania Beach (the "Code"), which chapter contains the City Land Development Code (the "LDC"), pursuant to Part 6, "Development Review Procedures and Requirements", Article 640 "Plats", it is stated that since June 4, 1953, no principal building may be constructed on any lot unless a plat including the lot has been approved by both the City Commission and County Commission, and recorded in the official records of Broward County; and

WHEREAS, Baseline Engineering and Surveying, on behalf of BCD Dania Oaks, LLC (the "Applicant"), is requesting plat approval (PL-23-17), for property legally described in attached Exhibit "A", which is made a part of and is incorporated into this Resolution by this reference; and

WHEREAS, the "Oaks Place Plat" (PL-23-17), is restricted to sixty (60) Townhomes and one (1) clubhouse; and

WHEREAS, the City's Development Review Committee (the "DRC"), which includes representatives from the Broward Sheriff's Office, Broward Fire Department, Public Services Department, the City's landscape consultant and the Planning Division staff, reviewed the proposed plat for compliance with all applicable regulations; and

WHEREAS, staff recommends approval of the plat for the proposed residential Townhome development; and

WHEREAS, the City Commission conducted a duly noticed public hearing in accordance with Article 640 of the LDC; and

WHEREAS, the City Commission finds that the approval of the proposed plat will protect the public health, safety and welfare of residents of the City, and furthers the purposes, goals, objectives and policies of the City's Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing "WHEREAS" clauses are ratified and confirmed as being true and correct, and they are made a specific part of this Resolution.

Section 2. That the application for the "Oaks Place Plat" (PL-23-17), a copy of which is attached as composite Exhibit "B", which is made a part of and incorporated into this Resolution by this reference, is approved.

Section 3. That the issuance of a development permit by a municipality does not in any way create any right on the part of an Applicant to obtain a permit from a state or federal agency, and does not create any liability on the part of the municipality for issuance of the permit if the Applicant fails to obtain requisite approvals or does not fulfill the obligations imposed by a state or federal agency, or undertakes actions that result in a violation of state or federal law.

Section 4. That such application must be reviewed by the Broward County Aviation Department; the point of contact is William Castillo, Airport Planner located at 220 S.W. 45 Street, Suite 101, Dania Beach, Florida, 33312, (954) 359-6100.

Section 5. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 6. That this Resolution shall be in force and take effect immediately upon its passage and adoption.

PASSED AND ADOPTED January 9, 2018.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

EXHIBIT "A"

LEGAL DESCRIPTION:

A Parcel described as the South 99.00 feet of the North 431.03 feet of the West 184.50 feet of the East 219.50 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

LESS the South 4.00 feet of the East 103.72 thereof.

AND

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows: The South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida;

LESS AND EXCEPT THE FOLLOWING;

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

AND

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida,
LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

ALSO KNOWN AS:

The South 212.52 feet of the North 544.55 feet of the West 477.55 feet of the East 512.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less..

and

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

and

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

[illegible]

A REPLAT OF A PORTION OF TRACT 9, NEWMAN'S SURVEY OF SECTION 36,
TOWNSHIP 30 SOUTH RANGE 41 EAST, AS RECORDED IN PLAT BOOK 2, PAGE 28,
OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA
CITY OF DANIA BEACH, BROWARD COUNTY, FLORIDA

NOTICE: The following information is for informational purposes only. It is not intended to constitute an offer of insurance or any other financial product. Please consult your insurance agent for more information.

CONSEQUENT DESIGN CHOICES ARE REFERENCED TO THE NORTH ATLANTIC TREATY OF 1949. THE 1950 DECLARATION OF THE PRINCIPLES GOVERNING EUROPEAN COOPERATION, WHICH STRESS COOPERATION AMONG THE PLANNING COUNTRIES FROM A BROADER POINT OF VIEW, IS ALSO REFERENCED. THE MAIN CONCLUSIONS OF THE STUDY ARE: (1) THE PLANNING COUNTRIES ARE IN A POSITION TO DEVELOP A COOPERATIVE DESIGN APPROACH TO THE DESIGN OF A COMMON EUROPEAN AIR FORCE; (2) THE PLANNING COUNTRIES ARE IN A POSITION TO DEVELOP A COOPERATIVE DESIGN APPROACH TO THE DESIGN OF A COMMON EUROPEAN AIR FORCE; (3) THE PLANNING COUNTRIES ARE IN A POSITION TO DEVELOP A COOPERATIVE DESIGN APPROACH TO THE DESIGN OF A COMMON EUROPEAN AIR FORCE.

[illegible]

The first two studies were designed to test the hypothesis that the more complex the stimulus, the more likely it is to be processed in the left hemisphere. In the first study, 10 subjects were presented with a series of 100 stimuli, each consisting of a 10x10 grid of dots. The stimuli were presented in a random order, and the subjects were asked to identify the stimulus that was most similar to the one shown. The results showed that the left hemisphere was more likely to be activated when the stimulus was more complex, as measured by the number of dots in the grid. In the second study, 10 subjects were presented with a series of 100 stimuli, each consisting of a 10x10 grid of dots. The stimuli were presented in a random order, and the subjects were asked to identify the stimulus that was most similar to the one shown. The results showed that the left hemisphere was more likely to be activated when the stimulus was more complex, as measured by the number of dots in the grid.

[illegible]

the 1980s and 1990s, the concept of "value" has been redefined. The value of a product is no longer determined by its physical attributes, but by the emotional and psychological benefits it provides. This has led to a new era of marketing, where the focus is on creating a strong emotional connection between the brand and the consumer. This is achieved through a variety of means, including storytelling, social media, and experiential marketing. The result is a more engaged and loyal customer base, which is essential for long-term success in a competitive market.

THIS NOTICE IS REQUIRED BY CHAPTER 1, art. VIII, § 1, MINNESOTA COUNTY CODE OF ORDINANCES, AND MAY BE REVOKED BY APPROVAL OF THE MINNESOTA COUNTY BOARD OF HEALTH COMMISSIONERS. THE BOARD HAS MAY MEDICINES TARGETED AS BEING ABLE TO IMPROVE THE APPROVED DEVELOPMENT LEVEL. THE MEDICINE LOCATED WITHIN THE PLAT AND ON THE CROWN OF A LOT, WITHIN A BLOCK OF AN APPROVED ZONED LOT, AS SET FORTH IN THE MINNESOTA COUNTY CODE OF ORDINANCES, MAY BE PLACED WITHIN THE LOT TO THE PROPERTY IN A LOT, AS SET FORTH IN THE MINNESOTA COUNTY CODE OF ORDINANCES.

ANY STRUCTURE WITHIN THE PLAZA MUST COMPLY WITH SECTION 12.2.1. DEVELOPER MUST SUBMITMENTS OF THE BROWARD COUNTY AND CITY PLAZA, INCLUDING MAXIMUM TO ALL APPLICANTS.

AREA TABLETING
PARCEL "B" PRESIDENTIAL - 207,833.0 SQ. FT.
PARCEL "B" PRESIDENTIAL - 1,912.5 SQ. FT.
TOTAL AREA - 209,745.5 SQ. FT. 4.8 ACRES ±

THE INFORMATION WAS PROVIDED BY
AN INDIVIDUAL WHO ASSURES THE
ACCURACY OF THE INFORMATION
PROVIDED

100.00

LEGAL DESCRIPTION.

A Parcel described as the South 99.00 feet of the North 431.03 feet of the West 184.50 feet of the East 219.50 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.
LESS the South 4.00 feet of the East 103.72 thereof.

AND

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows: The South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida;

LESS AND EXCEPT THE FOLLOWING;

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

AND

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida,
LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

ALSO KNOWN AS:

The South 212.52 feet of the North 544.55 feet of the West 477.55 feet of the East 512.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less..

AND.

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

AND.

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2. Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

DEDICATION.

STATE OF FLORIDA SS
COUNTY OF BROWARD

KNOW ALL MEN BY THESE PRESENTS THAT BCD DANIA OAKS, LLC, A FLORIDA LIMITED LIABILITY COMPANY, OWNER OF THE LANDS DESCRIBED AND SHOWN AS INCLUDED IN THIS PLAT, HAVE CAUSED SAID LANDS TO BE SUBDIVIDED AND REPLATTED AS SHOWN HEREON, SAID PLAT TO BE KNOWN AS "OAKS PLACE".

THE ACCESS EASEMENT AREA WITHIN PARCEL A, AS SHOWN HEREON, IS HEREBY DEDICATED FOR THE PERPETUAL USE BY ANY PERSON OR THE GENERAL PUBLIC FOR INGRESS AND EGRESS TO THE PUBLIC PARK, AND FOR THE PURPOSE OF GENERAL PUBLIC VEHICULAR AND PEDESTRIAN USE AND ACCESS TO THE PUBLIC PARK. NO BUILDING, FENCE, LANDSCAPING OR OTHER IMPROVEMENTS, WHICH IN ANY WAY INTERFERE WITH ACCESS, SHALL BE CONSTRUCTED IN, ON, OVER OR ACROSS THE ACCESS EASEMENT. THE UNDERSIGNED COVENANTS AND AGREES THAT THE ACCESS EASEMENT AND RESTRICTIONS HEREIN SET FORTH SHALL RUN WITH THE LAND AND BE BINDING ON THE OWNER(S) OF THE PROPERTY IN THIS PLAT, THEIR SUCCESSORS AND ASSIGNS, AND ALL PARTIES CLAIMING BY, THROUGH AND UNDER THEM.

PARCEL B, AS SHOWN HEREON, IS DEDICATED TO BROWARD COUNTY FOR R.O.W. PURPOSES

IN WITNESS WHEREOF, WE HEREBY SET OUR HANDS AND AFFIX OUR CORPORATE SEAL THIS ____ DAY OF ____, 20__.

WITNESS: _____
PRINT NAME: _____ BCD DANIA OAKS, LLC.
A FLORIDA LIMITED LIABILITY COMPANY
WITNESS: _____
PRINT NAME: _____ BY: _____

ACKNOWLEDGEMENT.

STATE OF FLORIDA S.S.
COUNTY OF BROWARD

I HEREBY CERTIFY: THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGEMENTS, _____ WHO IS PERSONALLY KNOWN TO ME AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED AS SUCH OFFICER FOR THE PURPOSES THEREIN EXPRESSED AND WHO DID NOT TAKE AN OATH.

WITNESS MY HAND AND OFFICIAL SEAL THIS ____ DAY OF ____, A.D. 20__.

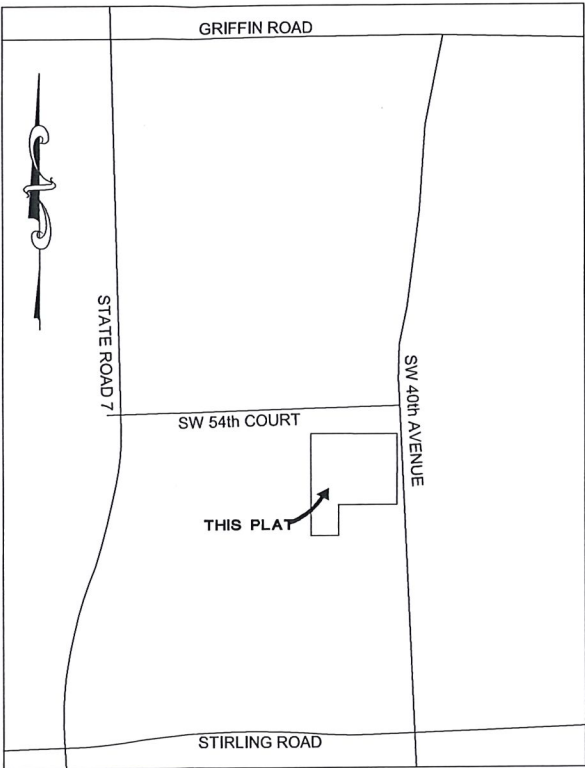
NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

TYPED, PRINTED OR STAMPED NAME
OF NOTARY PUBLIC

OAKS PLACE

A REPLAT OF A PORTION OF TRACT 9, "NEWMAN'S SURVEY OF SECTION 36, TOWNSHIP 50 SOUTH RANGE 41 EAST", AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA
CITY OF DANIA BEACH, BROWARD COUNTY, FLORIDA.

THIS INSTRUMENT WAS PREPARED BY
FOUNDED 1993
BASELINE ENGINEERING
LAND SURVEYING, INC.
1400 N.W. 1st COURT
BOCA RATON, FLORIDA 33432
(561) 417-0700



LOCATION MAP
SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST
NOT TO SCALE

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE ATTACHED PLAT ENTITLED DANIA OAKS PLACE IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS RECENTLY SURVEYED, SUBDIVIDED AND PLATTED UNDER MY MY RESPONSIBLE DIRECTION AND SUPERVISION, THAT THE SURVEY DATA SHOWN COMPLIES WITH THE APPLICABLE REQUIREMENTS OF CHAPTER 177, PART I, FLORIDA STATUTES, AND WITH THE APPLICABLE SECTIONS OF CHAPTER 51-17, FLORIDA ADMINISTRATIVE CODE, AND FURTHER THAT THE PERMANENT REFERENCE MONUMENTS (P.R.M.'S) AND PERMANENT CONTROL POINTS (P.C.P.'S) WERE SET ON THE ____ DAY OF ____, A.D. 20__ IN ACCORDANCE WITH SECTION 177.091 OF SAID CHAPTER 177, PART I.

DATE: _____ FOR THE FIRM BY: _____

LUIS J. ORTIZ
PROFESSIONAL SURVEYOR AND MAPPER
REGISTRATION NO. 7006
STATE OF FLORIDA
BASELINE ENGINEERING AND LAND SURVEYING INC.
FLORIDA DEPARTMENT OF AGRICULTURE
CERTIFICATE OF AUTHORIZATION NUMBER LB 6439.

PLATTING
SURVEYOR

COUNTY
ENGINEER

COUNTY
SURVEYOR

CITY
ENGINEER

BCD DANIA OAKS, LLC.

PLAT BOOK _____ PAGE _____
SHEET 1 OF 2 SHEETS

BROWARD COUNTY PLANNING COUNCIL .

THIS IS TO CERTIFY THAT THE BROWARD COUNTY PLANNING COUNCIL APPROVED THIS PLAT SUBJECT TO THE COMPLIANCE WITH THE DEDICATION OF RIGHTS-OF-WAY FOR TRAFFIC WAYS
THIS ____ DAY OF ____, 20__.

BY: _____ DATE: _____
CHAIRPERSON

THIS PLAT COMPLIES WITH THE APPROVAL OF THE BROWARD COUNTY PLANNING COUNCIL ON THE ABOVE DATE AND IS HEREBY APPROVED AND ACCEPTED FOR RECORD THIS ____ DAY OF ____, 20__.

BY: _____ DATE: _____
EXECUTIVE DIRECTOR OR DESIGNEE

BROWARD COUNTY FINANCE AND ADMINISTRATIVE SERVICES
DEPARTMENT COUNTY RECORDS DIVISION - MINUTES SECTION .

THIS IS TO CERTIFY THAT THIS PLAT COMPLIES WITH THE PROVISIONS OF CHAPTER 177, FLORIDA STATUTES AND WAS ACCEPTED FOR RECORD BY THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA.
THIS ____ DAY OF ____, 20__.

ATTEST: _____
COUNTY ADMINISTRATOR

BY: _____ DEPUTY
BY: _____ MAYOR, COUNTY COMMISSION

BROWARD COUNTY FINANCE AND ADMINISTRATIVE SERVICES
DEPARTMENT, COUNTY RECORDS DIVISION - RECORDING SECTION .

THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD ON THIS ____ DAY OF ____, 20__ AND RECORDED IN PLAT BOOK ____
PAGE ____.

ATTEST: _____
COUNTY ADMINISTRATOR DEPUTY

BROWARD COUNTY HIGHWAY CONSTRUCTION
AND ENGINEERING DIVISION .

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH CHAPTER 177, PART 1, FLORIDA STATUTES AND IS APPROVED AND ACCEPTED FOR RECORDATION.

BY: _____ PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA REGISTRATION NUMBER L.S. ____ DATE: _____
BY: _____ P.E. DIRECTOR
FLORIDA REGISTRATION NUMBER P.E. ____ DATE: _____

BROWARD COUNTY ENVIRONMENTAL PROTECTION
AND GROWTH MANAGEMENT DEPARTMENT .

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED AND ACCEPTED FOR RECORD THIS ____ DAY OF ____, 20__.

BY: _____
DIRECTOR OR DESIGNEE

NO BUILDING PERMITS SHALL BE ISSUED FOR THE CONSTRUCTION, EXPANSION, AND/OR CONVERSION OF A BUILDING WITHIN THIS PLAT UNTIL SUCH TIME AS THE DEVELOPER PROVIDES THIS MUNICIPALITY WITH WRITTEN CONFIRMATION FROM BROWARD COUNTY THAT ALL APPLICABLE CONCURRENCY/IMPACT FEES HAVE BEEN PAID OR ARE NOT DUE.

CITY OF DANIA BEACH PLANNING AND ZONING BOARD .

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED AND ACCEPTED BY THE CITY OF DANIA BEACH, FLORIDA BY RESOLUTION DULY ADOPTED BY SAID CITY COUNCIL. THIS ____ DAY OF ____, 20__.

BY: _____ DATE: _____
CHAIRPERSON, CITY OF DANIA BEACH

CITY ENGINEER .

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN ACCEPTED AND APPROVED FOR RECORD THIS ____ DAY OF ____, 20__.

BY: _____ DATE: _____
CITY ENGINEER OF CITY OF DANIA BEACH

CITY OF DANIA BEACH CITY COMMISSION .

THIS IS TO CERTIFY THAT THIS PLAT OF DANIA OAKS WAS APPROVED BY THE BOARD OF CITY COMMISSIONERS OF ORDNANCE NUMBER ____ ADOPTED, BY SAID COMMISSION ON THE ____ DAY OF ____, 20__.

IN WITNESS WHEREOF: THE SAID COMMISSION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS MAYOR AND THE CORPORATE SEAL OF SAID CITY AFFIXED HERETO THIS ____ DAY OF ____, 20__. NO BUILDING PERMITS SHALL BE ISSUED FOR THE CONSTRUCTION, EXPANSION, AND/OR CONVERSION OF A BUILDING WITHIN THIS PLAT UNTIL SUCH TIME AS THE DEVELOPER PROVIDES THIS MUNICIPALITY WITH WRITTEN CONFIRMATION FROM BROWARD COUNTY THAT ALL APPLICABLE CONCURRENCY/IMPACT FEES HAVE BEEN PAID OR ARE NOT DUE.

ATTEST: _____ CITY CLERK, CITY OF DANIA BEACH
DATE: _____
BY: _____ MAYOR
DATE: _____



OAKS PLACE

A REPLAT OF A PORTION OF TRACT 9, "NEWMAN'S SURVEY OF SECTION 36, TOWNSHIP 50 SOUTH RANGE 41 EAST", AS RECORDED IN PLAT BOOK 2, PAGE 26, OF THE PUBLIC RECORDS OF MIAMI-DADE COUNTY, FLORIDA CITY OF DANIA BEACH, BROWARD COUNTY, FLORIDA.

PLAT BOOK PAGE
SHEET 2 OF 2 SHEETS

NOTICE.

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL, IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

SURVEY NOTES.

COORDINATES SHOWN HEREON ARE REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 WITH THE 1990 ADJUSTMENT OF THE FLORIDA STATE COORDINATE SYSTEM. SECTION CORNER COORDINATES USED TO TIE IN THE PLAT WERE OBTAINED FROM BROWARD COUNTY, DEPARTMENT OF PUBLIC WORKS, ENGINEERING DIVISION. ALL DISTANCES SHOWN ARE IN US-FEET UNLESS OTHERWISE SHOWN.

PLAT NOTES.

BEARINGS SHOWN HEREON ARE BASED ON THE BEARING ALONG THE EAST LINE OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, BROWARD COUNTY, FLORIDA. SAID BEARING BEING SOUTH 03°03'39" EAST REFERENCED TO SECTION CORNER COORDINATES USED TO TIE IN THE PLAT OBTAINED FROM BROWARD COUNTY, DEPARTMENT OF PUBLIC WORKS, ENGINEERING DIVISION.

THE FOLLOWING NOTE IS REQUIRED BY THE BROWARD COUNTY SURVEYOR PURSUANT TO CHAPTER 177.091, SUBSECTION (28), FLORIDA STATUTES: PLATTED UTILITY EASEMENTS ARE ALSO EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS NOTE DOES NOT APPLY TO PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS, OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRIC SAFETY CODE, AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.

IF A BUILDING PERMIT FOR A PRINCIPAL BUILDING (EXCLUDING DRY MODELS, SALES AND CONSTRUCTION OFFICES) AND FIRST INSPECTION APPROVAL ARE NOT ISSUED BY _____, 20____, THEN THE COUNTY'S FINDING OF ADEQUACY SHALL EXPIRE AND NO ADDITIONAL BUILDING PERMITS SHALL BE ISSUED UNTIL SUCH TIME AS BROWARD COUNTY SHALL MAKE A SUBSEQUENT FINDING THAT THE APPLICATION SATISFIES THE ADEQUACY REQUIREMENTS SET FORTH WITHIN THE BROWARD COUNTY LAND DEVELOPMENT CODE. THE OWNER OF THE PROPERTY OR THE AGENT OF THE OWNER SHALL BE RESPONSIBLE FOR PROVIDING EVIDENCE TO BROWARD COUNTY FROM THE APPROPRIATE GOVERNMENTAL ENTITY, DOCUMENTING COMPLIANCE WITH THIS REQUIREMENT WITHIN THE ABOVE REFERENCED TIME FRAME; AND FOR

IF CONSTRUCTION OF PROJECT WATER LINES, SEWER LINES, DRAINAGE, AND THE ROCK BASE FOR INTERNAL ROADS HAVE NOT BEEN SUBSTANTIALLY COMPLETED BY _____, 20____, THEN THE COUNTY'S FINDINGS OF ADEQUACY SHALL EXPIRE AND NO ADDITIONAL BUILDING PERMITS SHALL BE ISSUED UNTIL SUCH TIME AS BROWARD COUNTY SHALL MAKE A SUBSEQUENT FINDING THAT THE APPLICATION SATISFIES THE ADEQUACY REQUIREMENTS SET FORTH WITHIN THE BROWARD COUNTY LAND DEVELOPMENT CODE. THE OWNER OF THE PROPERTY OR THE AGENT OF THE OWNER SHALL BE RESPONSIBLE FOR PROVIDING EVIDENCE TO BROWARD COUNTY FROM THE APPROPRIATE GOVERNMENTAL ENTITY, DOCUMENTING COMPLIANCE WITH THIS REQUIREMENT WITHIN THE ABOVE REFERENCED TIME FRAME.

THIS PLAT IS RESTRICTED TO 60 TOWNHOMES AND 1 CLUBHOUSE.

THIS NOTE IS REQUIRED BY CHAPTER 5, ARTICLE IX, BROWARD COUNTY CODE OF ORDINANCES, AND MAY BE AMENDED BY APPROVAL OF THE BROWARD COUNTY BOARD OF COUNTY COMMISSIONERS. THE NOTATION AND ANY AMENDMENTS THERETO ARE SOLELY INDICATING THE APPROVED DEVELOPMENT LEVEL FOR PROPERTY LOCATED WITHIN THE PLAT AND DO NOT OPERATE AS A RESTRICTION IN FAVOR OF ANY PROPERTY OWNER INCLUDING AN OWNER OR OWNERS OF PROPERTY WITHIN THIS PLAT WHO TOOK TITLE TO THE PROPERTY WITH REFERENCE TO THIS PLAT.

ANY STRUCTURE WITHIN THIS PLAT MUST COMPLY WITH SECTION IV D.1.F., DEVELOPMENT REVIEW REQUIREMENTS, OF THE BROWARD COUNTY LAND USE PLAN, REGARDING HAZARDS TO AIR NAVIGATION.

AREA TABULATION:

PARCEL "A" (RESIDENTIAL) - 207,533.1 SQ. FT.
PARCEL "B" (RW DEDICATION) - 1,912.5 SQ. FT.

TOTAL AREA - 209,445.6 SQ. FT. / 4.8 ACRES +/-



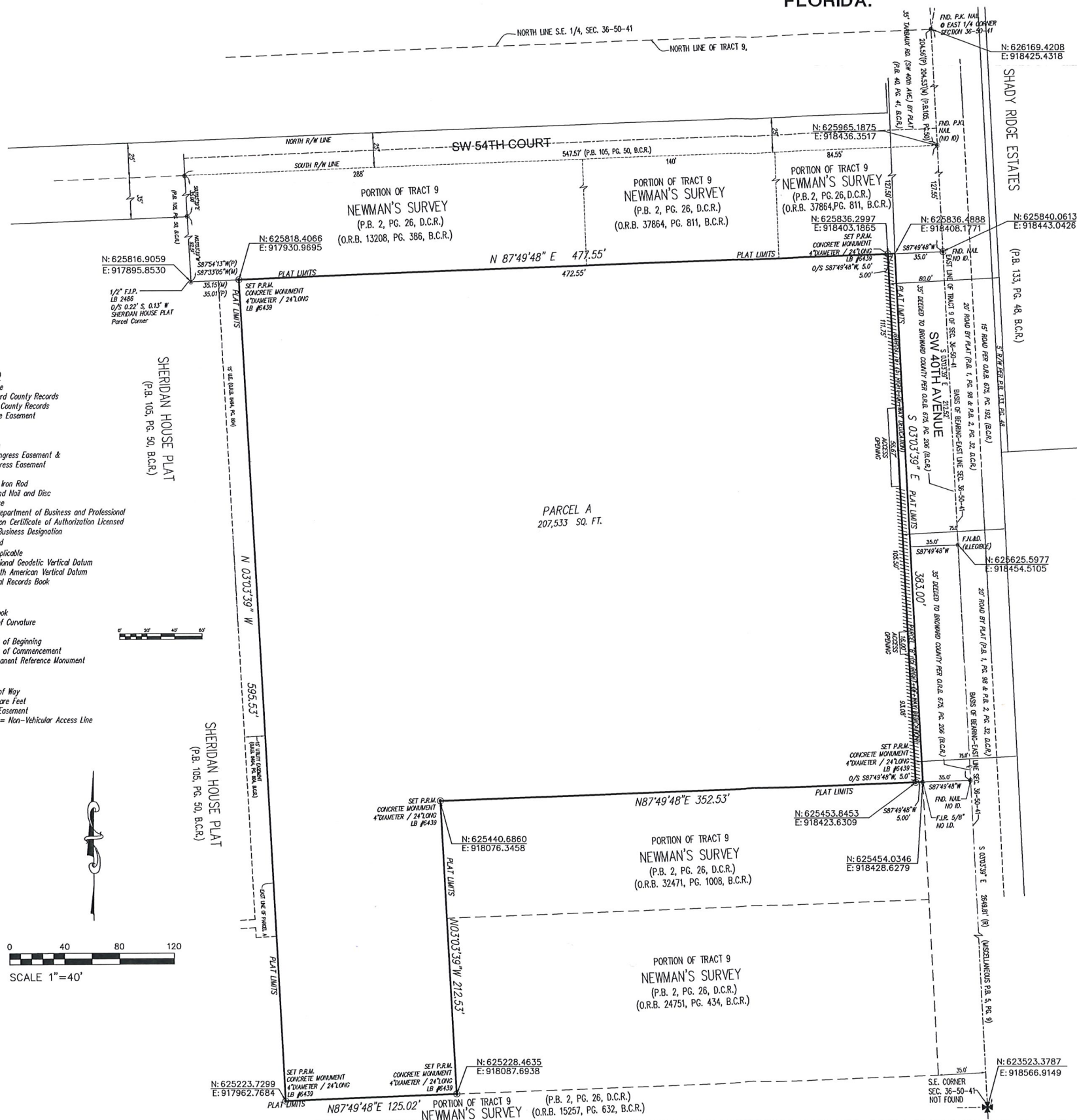
THIS INSTRUMENT WAS PREPARED BY
FOUNDED 1993
BASELINE ENGINEERING
LAND SURVEYING, INC.
1400 N.W. 1st COURT
BOCA RATON, FLORIDA 33432
(561) 417-0700

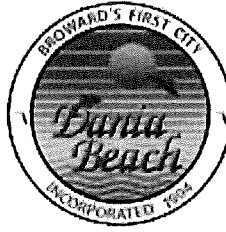
PL-023-17

LEGEND

CL = Center Line
B.C.R. = Broward County Records
D.C.R. = Dade County Records
D.E. = Drainage Easement
(D) = Deed
D = Delta
EL = Elevation
I.E. & E.E. = Ingress Easement & Egress Easement
FND. = Found
F.I.R. = Found Iron Rod
F.N.D. = Found Nail and Disc
L = Arc Distance
LB = Florida Department of Business and Professional Regulation Certificate of Authorization Licensed Survey Business Designation
(M) = Measured
N/A = Not Applicable
N.G.V.D. = National Geodetic Vertical Datum
N.A.V.D. = North American Vertical Datum
O.R.B. = Official Records Book
O/S = Offset
(P) = Plat
P.B. = Plat Book
P.C. = Point of Curvature
P.C. = Page
P.O.B. = Point of Beginning
P.O.C. = Point of Commencement
P.R.M. = Permanent Reference Monument
(R) = Record
R = Radius
R/W = Right of Way
SQ. FT. = Square Feet
U.E. = Utility Easement
+++++ = Non-Vehicular Access Line

0 40 80 120
SCALE 1"=40'





AGENDA
COMMUNITY DEVELOPMENT DEPARTMENT
DEVELOPMENT REVIEW MEETING
THURSDAY, MARCH 30, 2017

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION REQUIRED - REGISTRATION AS A LOBBYIST IN THE CITY OF DANIA BEACH IS REQUIRED IF ANY PERSON, FIRM OR CORPORATION IS BEING PAID TO LOBBY THE COMMISSION ON ANY PETITION OR ISSUE PURSUANT TO ORDINANCE NO. 01-93. REGISTRATION FORMS ARE AVAILABLE IN THE CITY CLERK'S OFFICE IN THE ADMINISTRATION CENTER.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT the CITY CLERK's office, 100 W. DANIA BEACH Boulevard, DANIA BEACH, FL 33004, (954) 924-6800 ext.3624, AT LEAST 48 HOURS PRIOR TO the MEETING.

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:

PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

- 1) 9:00 A.M. SP-99-16, HOLLYWOOD MANOR, 500 E. DANIA BEACH BLVD, 2nd REVIEW
- 2) 9:30 A.M. SP-02-17, TRU HOTEL, 22 AND 24 NORTH FEDERAL HWY, 2nd REVIEW
- 3) 10:00 A.M. SP-13-17, ARG OFFICE, 4025 RAVENSWOOD RD, 2nd REVIEW
- 4) 10:30 A.M. SP-14-17/VA-23-17, 7- ELEVEN, 1554 S. FEDERAL HWY, 2nd REVIEW
- 5) 11:00 A.M. PL-23-17/SP-24-17/RX-25-17, OAKS PLACE, 5461 TO 5525 SW 40TH AVE, 1ST REVIEW

If you are unable to attend the meeting or you need any further information please email or call:
Corinne Lajoie at (954) 924-6805 x 3704 or cchurch@daniabeachfl.gov
Macee Wray at (954) 924-6805 x 3653 or mwray@daniabeachfl.gov



*CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COVER LETTER*

To: Dennis.mele@gmlaw.com, Sarah.Stewart@gmlaw.com

From: mwwray@daniabeachfl.gov

Date: 3/24/2017

Re: Oaks Place

PZ#: PL-23-17/SP-24-17/~~PL~~-25-17- 1st Review

Dear Applicant:

*Please find attached the comments regarding your plat and site plan application together with the agenda for the Design Review Committee meeting. Your slotted time for the meeting held on **Thursday, March 30th will be at 11:00 AM.***

Should you have any questions, please contact Corinne Lajoie at 954-924-6805 X3704 Macee Wray at 954-924-6805 X3643.

Thank you.

*cc: Daniel Parobok, Arborist, Daniel.parobok@metriceng.com
Sean Brown, Fire Chief, kennethsean_brown@sheriff.org
Ronnie Navarro, Engineer, rnavarro@daniabeachfl.gov
Corinne Lajoie, Planning and Zoning Manager, cchurch@daniabeachfl.gov
Anne-Christine Carrie, Planner, acarrie@daniabeachfl.gov*



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: March 2, 2017

PZ Log No: PL-023-17/SP-024-17/RZ-25-17

Project: Oaks Place – 1st Submittal

Comments Due: March 23, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 1st Submittal

PZ Log No: PL-023-17

Plan Reviewer: FLOODPLAIN

Please log your time spent on reviewing the plans.

Time spent: 1/2 HOUR

Overtime: _____

Rate per hour: _____

- comments attached

* Cost recovery – no charge on single family home plans, permits and variances.

Project Name: Oaks Place
PZ #: PL-023-17/SP-024-17/RZ-25-17 - 1ST REVIEW
ADDRESS: 5461-5525 SW 40th Ave
REVIEW COMPLETED BY: Richard Benton, CFM



NOTES:

- Flood Zone = AH / AE / X; BFE = 6; DFE = 7 (preliminary determination)

Comments:

1. This project appears, based on a preliminary determination, to be subject to the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code. In order to make a final determination, please provide a Survey with flood zones delineated.
2. Sheet A1.1 should indicate finish floor elevation in NAVD 88. Should structures be located in Flood Zones AH or AE, finish floor elevations shall be at or above Design Flood Elevation (Base Flood Elevation + 1 foot) or 7.0 NAVD 88. Mechanical, plumbing and electrical systems shall be at or above DFE.
3. Additional comments may be forthcoming once final determination of flood risk is confirmed.



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: March 2, 2017

PZ Log No: PL-023-17/SP-024-17/RZ-25-17

Project: Oaks Place – 1st Submittal

Comments Due: March 23, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 1st Submittal

PZ Log No: PL-023-17

Plan Reviewer: LANDSCAPE

Please log your time spent on reviewing the plans.

Time spent: 3.5 hr

Rate per hour: \$100

Overtime: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Landscape Plan Review: Oaks Place

PZ Log Number: PL-023-17 Review Number: 1

Reviewer: Daniel Parobok Date: March 23, 2017



The following comments are based on a review of the plans and responses dated 3/2017, for the property located at 5461 SW 40th Ave, Dania Beach, for compliance with the City of Dania Beach Code of Ordinances:

1. The landscape plan is at a scale that is difficult to read. Provide a landscape plan at a larger scale.
2. The provided tree survey is inadequate. Provide a tree survey meeting all Sec. 275-80(C) requirements including common name, scientific name, DBH, canopy spread in square feet, tree condition, and proposed disposition.
3. Several specimen trees/palms exist on this site. Per Sec. 275-80, provide the dollar value of all specimen trees/palms. Note that specimen trees fall under additional protections of special status category trees provided in Sec. 825-140.
4. Clearly label all trees to remain and/or to be relocated on landscape plan corresponding to tree number listed in the existing tree survey.
5. Show all mitigation for trees proposed for removal on landscape plan meeting all Sec. 825-100 mitigation requirements.
6. Provide a table listing total VUA in square feet and the percentage of VUA (and size in square feet) dedicated to VUA landscaping per Sec. 275-100.
7. Provide a table showing non-VUA open space and how Sec. 275-140 requirements are being met. Indicate and label all non-VUA open space area on landscape plan.
8. Provide a table listing all proposed plantings including the total number of plantings to be installed for front unit plantings. Note that a minimum of 50% of total plantings must be native per Sec. 275-60 and palms shall constitute a maximum of 20% of total trees per Sec. 275-190(G).
9. The perimeter fence is proposed through and in close proximity to existing tree appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted.
10. Hardscaping is proposed near existing trees appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted. In addition to this information, provide a tree protection plan indicating tree protection zones where tree protection fencing is to be installed prior to any construction/demolition activities as well as a tree protection detail.

11. Live oaks are proposed under existing overhead utilities. Provide a species that is suitable to be planted under overhead utilities. Note that Sec. 275-190 requirements still apply. If overhead utilities are to be relocated, note on landscape plan.
12. One live oak is proposed off-center to other oaks on the eastern border of the site. Please clarify.
13. Per Sec. 275-80, provide an irrigation plan.
14. In order to complete any further landscaping review, a PDF copy must accompany the submittal. This may be sent to Daniel Parobok at daniel.parobok@metriceng.com

Informational notes:

- i. **Please provide a point-by-point response to each of the above comments.**
- ii. Feel free to contact Daniel Parobok at (305) 235-5098 daniel.parobok@metriceng.com for an interim review prior to your next official submittal, to expedite your landscape plan approval process.
- iii. A PDF copy of final plans must be submitted via CD or email in order to receive final approval.

END OF COMMENTS



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: March 2, 2017

PZ Log No: PL-023-17/SP-024-17/RZ-25-17

Project: Oaks Place – 1st Submittal

Comments Due: March 23, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
☒ Comments to be addressed & plans resubmitted prior to public hearing.
☐ Denied.

Fire - R. Cosme
Department

3/21/17
Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 1st Submittal

PZ Log No: PL-023-17

Plan Reviewer: FIRE

Please log your time spent on reviewing the plans.

Time spent: 2.0

Overtime:

Rate per hour:

* Cost recovery – no charge on single family home plans, permits and variances.



BROWARD SHERIFF'S OFFICE
Department of Fire Rescue & Emergency Services
Fire Marshal's Office
Dania Beach District

103 West Dania Beach Blvd. • Dania Beach, Florida 33004
Office: (954)342-4262 • Fax: (954)342-4265



SITE PLAN REVIEW COMMENTS

Date: 03/21/17 **Site Plan No.:** SP-024-17 **Time Required For Review:** 2.0

Project: OAKS PLACE **Sq. Feet:** 207,224

Plan Reviewer: Raul Cosme / Plans Examiner

☐ Approved As Submitted ☐ Denied ☐ Approved With Conditions
☒ Comments Must Be Addressed and Resubmitted Prior to City Commission Meeting

Below are two tiers of comments. Tier one comments must be satisfied prior to site plan approval and public hearing. Tier two comments, if not satisfied during original site plan approval process, must be satisfied at permit for site work.

Be advised that some Tier two comments may affect other disciplines and/or have other significant impacts on the overall site plan. In addition, the Tier 2 comments may impact permit plans with additional time delays to reach resolution at permit. It is strongly advised that all comments (both Tier 1 and Tier 2) below are satisfied prior to site plan approval and public hearing.

Tier 1 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

1. Fire Department Access Information as follows:
 - a. All turning radii (demonstrated)
 - b. Fire Department Apparatus Access Road locations and dimensions - demonstrate or note on the plan how they will be marked and delineated on site.
2. Water Supply Information as follows:
 - a. Dimensions of the three nearest adjacent hydrants to the project site
 - b. Please provide a legend on the Water & Sewer sheet C2 showing hydrant symbols.
 - c. Show Point of Service.

3. Proof of Water Supply & Fire Flow Demand as follows:

- a. Fire Hydrant Flow Test
- b. Building Construction Type and Total Square Footage. Please show in Project Data.
- c. Fire Flow Demand Calculations Signed and Sealed by Licensed Engineer
- d. A completed Application for the Approval of the Fire Protection Water Supply Design (See the last page of this document)
- e. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (This document shall bear the seal and signature of the engineer).

Tier 2 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

- 4. A detail sheet accompanying the Civil Plans with the following details:
 - a. Fire Hydrant Detail
 - b. Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers)
 - c. Underground Gate Valve Detail (where applicable)
- 5. Address Detail

Please provide a copy of the approved set of plans in .pdf format via email to kennethsean_brown@sheriff.org . If the plan set is too large to send through email, please deliver the plans in .pdf format on a CD-ROM to:

Attn. Chief Brown
Fire Marshal's Office
103 West Dania Beach Boulevard
Dania Beach, FL 33004



ATTENTION CONTRACTORS & DESIGN PROFESSIONALS

EFFECTIVE IMMEDIATELY

NFPA 1:11.10 Requires minimum radio signal strength for fire department communications to be maintained at a level determined by the AHJ for all new and existing buildings.

The Owner's Rep or GC shall conduct a Preliminary Initial Assessment to determine if the minimum radio signals strength for fire department communication is in compliance with Broward County standards.

Prior to any testing, the occupancy shall be structurally completed with all interior partitions, windows and doors installed.

An assessment will be conducted by the Owner's Rep or GC to determine if the minimum radio signals strength for fire department communication in the occupancy is in compliance, in accordance with NFPA 1: 11.10.1 and NFPA 72: 24.5.2.2.1 through 24.5.2.2.3.

Radio coverage shall be provided throughout the building as a percentage of floor area as specified below in accordance with NFPA 72: 14.4.12.1.2 through 14.4.12.1.4 and NFPA 24.5.2.3.

1. A test "grid" plan shall be produced to ensure testing throughout the building.
2. Signal levels shall be measured to ensure the system meets the criteria of 24.5.2.3 according to parameters as follows:
 - a. 24.5.2.3.1 Inbound.
A minimum inbound signal strength of -95 dBm, or other signal strength as required by the authority having jurisdiction, shall be provided throughout the coverage area.
 - b. 24.5.2.3.2 Outbound.
A minimum outbound signal strength of -95 dBm at the donor site, or other signal strength as required by the authority having jurisdiction, shall be provided for the coverage area.
 - c. Critical areas, such as the emergency command center(s), the fire pump room(s), exit stairs, exit passageways, elevator lobbies, standpipe cabinets, sprinkler sectional valve locations, and other areas deemed critical by the authority having jurisdiction, shall be provided with 99 percent floor area radio coverage.
 - d. General building areas shall be provided with 90 percent floor area radio coverage.

ACCEPTANCE

1. If three nonadjacent areas fail the test with less than -95 decibels per milliwatt (-95 dBm), and /or a DAQ3 or below; or if two adjacent areas fail with less than -95 decibels per milliwatt (-95 dBm), and/or a DAQ3 or below, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems; and/or
2. If there is less than 99 percent floor area radio coverage to all Critical areas, or less than 90 percent floor area radio coverage to all General building areas, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems.

Rev. 10/30/2015

THE FOLLOWING INFORMATION IS PROVIDED FOR EXPLANATORY PURPOSES ONLY. THE NOTES BELOW CONTAIN MORE SPECIFIC INFORMATION AS IT RELATES TO THE COMMENTS YOU MAY HAVE RECEIVED IN YOUR SITE PLAN REVIEW FROM THE FIRE MARSHAL'S OFFICE.

FIRE DEPARTMENT ACCESS REQUIREMENTS

ADDRESS IDENTIFICATION

New and existing buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or roadway fronting the property. [NFPA 1:10.12.1.1]
The address shall be posted at the construction site upon the start of construction.

Address numbers shall contrast with their background. Numerals shall be not less than three inches in height for residential buildings, structures, or portions thereof, and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2]

Where address identification is required by the fire official on other elevations of buildings, structures, or portions thereof, such numbers shall be not less than three inches in height for residential and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2.1]

Address numbers shall be Arabic numerals or alphabet letters. [NFPA 1:10.12.1.3]

GENERAL DRIVE AISLES WIDTH AND HEIGHT

Drive aisles must be a minimum of 12 feet in width. [AHJ]

VERTICAL CLEARANCES FOR APPARATUS

Vertical clearances of 14 ft. minimum are required by AHJ.

FIRE APPARATUS ACCESS ROADS IDENTIFIED AND MARKED

Fire Apparatus Access Roads are required to be identified and delineated. [AHJ; 1:18.2]

WIDTH REQUIREMENT FOR FIRE DEPARTMENT ACCESS ROADS

Fire Department access roads shall have an unobstructed width of not less than 20 feet. [1:18.2.3.4.1.1]

WIDTH & SIGNAGE REQUIREMENTS FOR CURBSIDE VEHICLE PARKING IN FIRE DEPARTMENT ACCESS LANES

- Fire Department Access Roads 20 Ft. to 27 Ft. – “NO PARKING” Signs on both sides of the road.
- Fire Department Access Roads 28 Ft. to 35 Ft. – “NO PARKING” Signs on one side of the road
- Fire Department Access Roads 36 Ft. or greater – No signage required. [AHJ]

“NO PARKING” SIGNAGE, PAINTED CURBS AND / OR FIRE LANE STRIPING REQUIRED FOR FIRE LANES, FIRE DEPARTMENT ACCESS ROADS AND IN FRONT OF FIRE DEPARTMENT CONNECTIONS

Fire Lanes, Fire Department Access Roads and the areas in front of the fire department connections, shall be designated by yellow painting, striping, or markings on the curbs and roadways.

- Provide a curb detail note to indicate that all curbs are to be painted yellow.
- All pavement markings shall be of thermoplastic paint.
- Demonstrate that these areas are to be marked with freestanding signs with the wording, **“NO PARKING FIRE LANE BY ORDER OF THE FIRE DEPARTMENT”** or similar wording.
- Such signs shall be 12 inches by 18 inches with a white background and red letters.
- These signs shall be a maximum of seven feet in height from the roadway to the bottom of the sign.
- These signs shall be within sight of the traffic flow and be a **maximum of 60 feet apart**. [1:18.2.3.5]

SURFACE COMPACTION

Demonstrate that the required Fire Department access road shall have a surface designed to:

- Accommodate fire apparatus with a minimum weight of 32 tons. [1:18.2.2.1.3]
- Have a surface suitable for all-weather driving capabilities. [1:18.2.2.5.2] – Examples: Turf Block, Concrete, Stone, etc.

OBSTRUCTION OF FIRE DEPARTMENT ACCESS ROADS

The required width of a fire department access road shall not be obstructed in any manner. [1:18.2.4.1.1]

GATES REQUIREMENT

Where gates are utilized, provide a Knox entry system to allow Fire Department Access [1:18.2.2.1] (Obtain application from the Fire Prevention Bureau (954)893-5060)

TURNING RADIUS

Turning radii must be a minimum of 38 ft. inside radius and 50 ft. outside radius with a clear sweep of 12 ft. of drive aisle for all Fire Department access roads / lanes (Turning radius requirements for Rescue Apparatus Access areas is 26' outside radius and 14' inside radius) [1:18.2.3.4.3]

When demonstrating Turning Radii, all parking spaces must be a minimum of 18' in length.

CUL-DE-SACS

Cul-de-sac turnarounds must be no less than 100 ft. in diameter.

DEAD ENDS

Dead-end fire department access roads in excess of 150 ft. in length shall be provided with approved provisions for the turning around of fire apparatus (Hammerhead “T” Turn-around, Cul-de-sacs, Alternative (Modified) “T” Turn-around, etc.). [1:18.2.3.4.4]

BUILDING ACCESSIBILITY FROM FIRE DEPARTMENT ACCESS ROADS

Any portion (furthest point) of any 1st Floor exterior wall must be:

- Not more than 150 ft. from Fire Department Access Roads – Un-sprinklered Buildings. [1:18.2.3.2.2]
- Not more than 450 ft. from Fire Department Access Roads – Sprinklered Buildings. [1:18.2.3.2.2.1]

DISTANCE TO EXTERIOR DOORS OF BUILDINGS FROM FIRE DEPARTMENT ACCESS ROADS

A single exterior door providing access to the interior of any building must be located within 50 feet of a fire department access road. [1:18.2.3.2.1]

BRIDGES

The bridge shall be designed for a live load sufficient to carry the imposed loads of fire apparatus with a minimum weight of 32 tons. [1:18.2.3.4.5.2]

LOAD LIMITS TO BE POSTED

Vehicle load limits shall be posted at both entrances to bridges, ramps and elevated roadways where required by the AHJ. [1:18.2.3.4.5.3]

GRADE

The angle of approach and departure for any means of fire department access shall not exceed 1 foot drop in 20 feet (5%), and the design limitation of the fire apparatus of the fire department shall be subject to approval by the AHJ. [1:18.2.3.4.6.2*]

FIRE HYDRANTS & FIRE PROTECTION APPLIANCES REQUIREMENTS

HYDRANT DETAIL REQUIREMENTS

Please provide fire hydrant detail in accordance with the following:

- The center of a hose outlet shall be not less than 18 inches above final grade, (or where located in a hose house, 12 inches above the floor) [24:7.3.3]
- The Steamer opening is to be 4 ½ inches in size with four (4) National Standard Threads per inch.
- All fire hydrants shall be “traffic type” to break-away upon impact.
- The fire hydrant main body valve shall open against the flow and shall close with the flow.

BLUE REFLECTIVE HYDRANT MARKERS

Provide one (1) blue double-reflective department of transportation type road marker (Roadway Pavement Marker (RPM)) to be adhered to the hard surfaces of the roadway in the middle of the lane nearest to, and directly in front of each newly installed fire hydrants. [AHJ]

IMPACT PROTECTION

Provide bollards consisting of three inch steel pipe buried at three feet deep, with three feet of height above ground level and spaced three feet apart, These bollards are to be filled with concrete and capped are acceptable. [24:7.3.5] [24:7.3.6] [13:8.15.1.3.2]

CLEARANCE REQUIREMENTS FOR FIRE HYDRANTS

Provide clearances of 36" in circumference around all fire hydrants. [1:18.5.3]

HYDRANT SPACING FOR COMMERCIAL PROPERTY

Hydrant spacing shall not exceed 350 feet linear separation (as the fire apparatus drives) for commercial properties (to also include apartment buildings, condominiums, townhouses, etc.) [24:7.2.1] [AHJ]

HYDRANT SPACING FOR PRIVATE RESIDENTIAL PROPERTY

Hydrant spacing shall not exceed 500 feet linear separation for residential one and two family dwellings. [24:7.2.1] [AHJ]

HYDRANTS TO BE 40' OR MORE FROM BLDGS.

Hydrants shall be located not less than 40 ft. from the building or wall hydrants shall be permitted to be used where approved by the AHJ. [24:7.2.4]

STANDPIPE SYSTEMS REQUIRED

Provide a Class I standpipe system in accordance with the provisions of N.F.P.A. 1, Section 13.2.2.2 and NFPA 14, where any of the following conditions exist:

- More than three stories above grade where the building is protected by an approved automatic sprinkler system.
- More than two stories above grade where the building is not protected by an approved automatic sprinkler system.
- More than 50 ft. above grade and containing intermediate stories or balconies
- More than one story below grade
- More than 20 ft. below grade

LOCATIONS OF SIAMESE FIRE DEPARTMENT CONNECTIONS

Fire department connections shall be located:

- On the street side of buildings.
- Where fully visible and recognizable from the street or nearest point of fire department apparatus accessibility.
- And arranged so that hose lines can be attached to the inlets without interference from nearby objects, including buildings, fences, posts, or other fire department connections. [14:6.3.5.1]
- Not more than 100 ft. from the nearest fire hydrant connected to an approved water supply. [14:6.3.5.4]
- On the same side of the roadway or fire lane as the nearest fire hydrant. [AHJ]
- Within three ft. (3') of the curb line of fire lanes, streets. [AHJ]
- In a place that will allow a space four feet (4') on both sides of the fire department connection centerline that must be kept open at all times.

SIGNAGE FOR FIRE DEPARTMENT CONNECTIONS

- The FDC must be identified as to the building (complete address) or portion of the building it serves. Provide a permanent tactile sign at the FDC to meet the above requirement. [14:6.3.5.3]
- A sign also shall indicate the pressure required at the inlets to deliver the system demand. [14:6.3.5.2.2]
- Each fire department connection shall be designated by a sign having raised letters, at least 1 inch in height, cast on a plate or fitting that reads "STANDPIPE", "STANDPIPE AND AUTOSPKR" or "AUTOSPKR AND STANDPIPE". [14:6.3.5.2]

BACKFLOWS REQUIRED (See NFPA 13, Chapter 15, Section A.15.1.8 & Handbook)

Provide a Backflow Prevention Assembly for the Fire Sprinkler System that meets the following requirements:

- All backflow preventors must be Accessible for service and maintenance [13:8.16.4.6]
- All backflow preventors must be Listed for fire protection service [24:5.4.2]
- All backflow preventors must be installed above ground [AHJ]

WATER SUPPLY REQUIREMENTS

PRIVATE FIRE SERVICE MAINS CONNECTION FROM WATERWORKS SYSTEMS

By P.I.V. [24:5.5] or Underground Gate Valve [24:6.1.5]

POST INDICATING VALVES TO BE LOCATED MIN. 40 FT. FROM BLDGS.

Post indicating valves shall be located not less than 40 ft. from buildings [24:6.3.3.1]

DISTRIBUTION SYSTEMS TO BE LOOPED

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

FIRE SERVICE MAIN SIZE – 8"

Hydrant mains must be sized in accordance with the requirements of the Public Services Department (typically requiring a minimum 8" diameter), and must be able to accommodate the fire flow demand for the project but in no case can be less than 6" in diameter [24:7.1.1]

SPRINKLER SYSTEM REQUIRED

Buildings 3 or more stories in height and 3 or more units attached shall be equipped with a complete automatic fire sprinkler system. Completed engineered fire sprinkler drawings are required with construction document submittal. Please Note. [FBC 903.6.]

FIRE HYDRANT FLOW TEST REQUIREMENTS

Fire Hydrant Flow Tests are required for all new projects to determine the available water supply in the area for your project. The Hydrant Flow Test must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112. This test must be performed by a qualified company of the builder's choice. In addition, the static pressure at the water main shall be determined by a recorded method (ie. water wheel) for a minimum twenty-four (24) hour period. The actual flow test must be witnessed by, and recorded data sent to the Broward Sheriff's Office Fire

Marshal's Bureau, Dania Beach District in any area where water is being supplied by the City of Dania Beach Public Services.

If the water is being supplied by Broward County, the entire hydrant flow test is to be performed by Broward County O.E.S. Please contact the Broward Sheriff's Office Fire Marshal's Bureau, Dania Beach District at (954)342-4262 for determination of where the water is being supplied from.

IDENTIFYING THE FIRE FLOW DEMAND FOR BUILDINGS AND STRUCTURES

The Needed Fire Flow Requirements for all buildings / structures must be in accordance with N.F.P.A. 1 (2012 Ed.), Chapter 18, Section 18.4 for manual suppression efforts. Fire flow calculations must be prepared by a professional engineer currently licensed in the state of Florida **for each** newly constructed building or structure. Two original sets of signed and sealed calculations must be submitted to the Fire Marshal's Office on the Engineer's official letterhead for review and approval. Failure to follow the above requirements may result in delays for your project.

REQUIREMENTS FOR THE FIRE FLOW TESTING OF WATER SUPPLY FOR AUTOMATIC FIRE PROTECTION SYSTEMS (AFPS) AND AUTOMATIC STANDPIPE SYSTEMS (ASS)

The following are the requirements, as stipulated by the Broward County Amendments to the Florida Fire Prevention Code, for the Fire Flow Testing of the water supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS):

The fire flow requirement for buildings providing or requiring Automatic Fire Protection Systems (AFPS) and/or Automatic Standpipe Systems (ASS) must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112, NFPA 13 (2010 Ed.) and NFPA 14 (2010 Ed.)

Broward County Amendments to the Florida Fire Prevention Code **Amendments Effective February 13, 2015**

F-112 – Automatic Sprinklers Required

F-112.1 – Fire flow testing of the Water Supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS) using water as an extinguishing agent for new buildings and structures and existing buildings and structures where the AFPS and ASS are altered by more than seventy-five (75) percent of their value shall be as follows:

- a) Fire flow test of the water supply for AFPS and ASS shall be in accordance with NFPA 291, Recommended Practice for Fire Flow Testing and Marking of Hydrants, Florida Administrative Code (FAC) 69A-60.
- b) The engineer of record (EOR) shall be responsible to review the fire flow results, potential drought impact and future demands to the water distribution system. Where the EOR determines that the water distribution system will be significantly impacted during drought conditions or as a result of anticipated future growth, the EOR shall provide a safety margin in the design of the AFPS/ASS. The EOR shall utilize NFPA 13 annex as a guide in reviewing water distribution systems.

- c) Design of the water flow for the AFPS and/or ASS shall be the same as that obtained from the fire flow test.
- d) The residual pressure at the required water flow at the connection to the water main for an AFPS and/or ASS shall not be less than 20 PSI.
- e) The static pressure at the water main shall be determined by a recorded method for a minimum twenty-four (24) hour period.
- f) Fire flow test data shall not be more than one (1) year prior to the plans, hydraulic calculations and submittals for the AFPS and/or ASS being submitted to AHJs for their review and acceptance. The results of the fire flow test shall be provided to the AHJ at the time of the submittal of the plans, hydraulic calculations and submittals for the water based AFPS and/or ASS.



**BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT**
103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: _____

Site Plan Application #: _____

Name of Project/Development: _____

Address of Project/Development: _____

Owner/Agent: _____

Design Professional of Record: _____

Water Purveyor: _____

Water Purveyor Address: _____

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is _____ in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is _____ gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. **Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).**

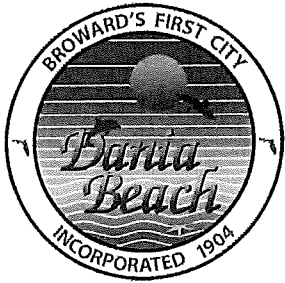
This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

Signature - Owner/Agent/Occupant:

Date

Signature – Design Professional of Record

Date



CITY OF DANIA BEACH

DEPARTMENT OF PUBLIC SERVICES

March 23, 2017

Engineering Comments

Site Plan: Dania Oaks Place

1. No further comments on the Traffic Statement.
2. Provide copy of pre- and post-development stormwater management and drainage calculations for the entire site. Surface water management license required from Broward County.
3. Proposed grading and drainage plan shall be based on the stormwater management calculations. Perimeter grading shall be set at 25-year storm event, minimum.
4. Suggest to have a turnaround (knuckle) before exit gate.
5. Per Dania Code of Ordinances (Article 415 – Sidewalks and Swales), Owner is responsible for sidewalks and swale improvements within the road right of way.
6. In compliance with Article 805 of the City Code of Ordinances, applicant shall provide a projection of water demand, and sewage and solid waste generation in tabular format.
7. Provide drawing file (dwg or dgn) disk of the approved site plan in Florida State Plane Coordinate (NAD 83). This should be addressed as part of the final submittal.

For ease of review, please reply to each line comment and reference drawings or backup documents provided.

Oaks Place

3-21-17

Zoning designation = RS-6000/Proposed PRD-1 w/allocation of 36 flex units

FLU designation = Low 5 Residential

REVIEW COMPLETE BY Corinne Lajoie (954) 924-6805 X 3704

61 townhomes

1st review

PLAT PL-23-17

1. Per Section 640-20(I) Provide "tax returns for all parcels included in the subdivision together with a notarized statement that no liens or liens are imposed on properties in the plat."
2. Per Section 640-20(J) "Any existing or proposed deed restrictions for properties included in the plat must accompany the plat dedication."
3. Proposed plat identifies 63 units; site plan identifies 61 units. Revise accordingly.

SITE PLAN SP-24-17

1. **Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.**
2. **APPLICATION: Confirm application was properly completed, signed, and proper application fee was paid.** Per LDC, Article 635, provide the following missing information:
Sec. 635-40:
(E) "The overall size of plans shall be 24" C 36" drawn at a scale no smaller than 1:20"
Section 635-50:
(B) "The north arrow, scale and date"
(S) "Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination"
(T) "All existing and proposed pedestrian walkways and bicycle paths."
(Y)(4) "Area devoted to vehicular use area (roadways, aisles, parking)"
(Y)(5) "Gross project area allocated for common open space"
(Y)(6) "Lot coverage by roofed structures"
(Y)(8) "Number of required and provided parking spaces including handicapped accessible, compact and any space devoted to attendant parking if permitted."
(Y)(10) "Minimum yard setbacks or specific build to lines required and provided"
(Y)(11) "Maximum and minimum (if applicable) required and proposed building height."
(Y)(12) "Minimum floor area required"
(Y)(13) "Adjacent zoning and existing land uses"
(AA) "Phasing plan, if applicable, with beginning and ending dates of construction of the entire project and beginning and ending dates for all phased of the project"
(BB) "For properties under consideration for rezoning to PRD-1, a document detailing development standards and criteria (i.e. building height, setbacks, density, lot area, landscaping, parking, open space, lot coverage, sign regulations, etc.)"
3. **IMPACT FEES: Impact fees that will be required for the project are attached to these comments.**
4. **SIGNS: Provide copy of all signs for compliance review.**
5. **The proximity to the airport will require FAA/BCAD review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100.**
6. **PARKING:**
 - Guest parking is 1:5 units, not 1:4. Revise accordingly.

- Identify on site plan where all parking spaces are provided, only guest parking are shown on drawing.
 - Per Section 265-20(A) parking space is 9' X 18'. Revise parking space detail accordingly.
7. **USE:** Sheet A1.3. "Site Data" table and parking calculations identifies 63 townhouse units, but table "Unit/Building Breakdown" identifies 61 townhouse units. Revise accordingly.
 8. **Provide minimum bicycle parking requirements identified in Section 265-51.** 5% of required automobile parking is required. Recalculate accordingly and provide detail.
 9. **COST RECOVERY:** per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred.
 10. **Must provide latest revised set of plans on disk prior to going to public hearing.**
 11. The applicant is encouraged to contact neighbors adjacent to, as well as condominiums and neighborhood associations located within 300 feet of the development site, to advise of this property. Please provide acknowledgement and/or documentation of any public outreach.
 12. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing.
 13. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project.
 14. Please e-mail resolution and legal description for development approval in word format to cchurch@daniabeachfl.gov four (4) weeks prior to public hearing.
 15. Sheet A1.3 correct required minimum pervious area to be 37% as required in Section 215-130.
 16. Sheet A1.3, Clarify "Landscape Open Space" provided calculation.
 17. Provide building elevation for buildings 2 & 6.
 18. Sheet A1.2, Phase II only shows a portion of Building #6-B. Revise accordingly.
 19. Sheet A1.2, Phase II does not identify the location of the public sidewalk along SW 40 Avenue.
 20. Identify location of mechanical equipment for clubhouse and how it will be screened.
 21. Provide detail of proposed 6' tall column and panel wall.
 22. Per Section 205-10(B):
 - Maximum 40% coverage permitted; 30.3% provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
 - Minimum townhouse width is 22'; 19' provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each

requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site ($\$6,500 \times 19 = \$123,500$). Must be addressed with next submittal.

- 25' front setback required; 15' provided for Clubhouse and Building #8. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site ($\$6,500 \times 19 = \$123,500$). Must be addressed with next submittal.
- Provide the following required and provided information on the site plan drawing and in tabular form:
 - Maximum width – 22' permitted
 - Maximum height – 3/35' permitted
 - Maximum coverage – 40%
 - Minimum Front setback – 25'
 - Minimum Internal side – 15' for 2-story
 - Minimum Rear setback – 15' for 2-story
 - Minimum space between buildings – 15'
 - Maximum townhouse length – 150'

NOTES:

- **Application fee pays for only 2 reviews of the project. Additional review by staff will require additional payment.**
- **Continuous and on-going site inspections will be conducted by staff throughout the entire building process.**
- **FLOOD PLAN: Finished floor elevations, per Article 220-10(C) All structures shall be constructed with a lowest FFE of at least 1 foot above the 100 year flood elevation. Identify on plans.**
- **Prior to submittal of a building permit, please contact the Building Official (954-924-6085 X3650 to schedule a pre-application meeting.**



CITY OF DANIA BEACH IMPACT FEE SCHEDULE

According to the adopted City Ordinances and Resolutions listed below, all new development is subject to City and County impact fees. These fees help pay for the construction or expansion of roads, mass transit, schools and parks that are needed as a result of the development's "impact." These fees are assessed when construction plans are submitted for approval and included in your building permit invoice. Below is a schedule of the City of Dania Beach's impact fees. Additional impact and concurrency fees may be charged by the County, please contact one of the planners with Broward County Development Management (954-357-6666) to request an impact/concurrency fee estimate.

<u>Type</u>	<u>Fee</u>
Recreation and Open Space:	
Single Family/Townhouse	\$1,825 per unit
Multi-Family	\$1,364 per unit
Mobile	\$1,140 per unit
Traffic Mitigation:	\$21.26 per PM peak hour trip
Administrative: (RAC only)	\$.16 per sq.ft.
Police:	\$.184 per sq.ft.
Fire:	\$.389 per sq.ft

For any questions regarding water & sewer impact fees, please contact the Public Services Division at 954-924-3740.

City Ordinances and Resolutions:

Water & Sewer Impact Fees - Resolution 2012-002, Ordinance 2011-035
Administrative, Police & Fire - Resolution 2005-150, Ordinance 2005-037
Recreation and Open Space – Resolution 2014-071
Traffic Mitigation – Resolution 2014-049



*CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COVER LETTER*

To: Dennis.mele@gmlaw.com, Sarah.Stewart@gmlaw.com

From: mwwray@daniabeachfl.gov

Date: 5/19/2017

Re: Oaks Place

PZ#: SP-24-17/VA-47-17- 2nd Review

Dear Applicant:

*Please find attached the comments regarding your plat and site plan and variance application together with the agenda for the Design Review Committee meeting. Your slotted time for the meeting held on **Thursday, May 25th** will be at **11:30 AM**.*

Should you have any questions, please contact Corinne Lajoie at 954-924-6805 X3704 Macee Wray at 954-924-6805 X3643.

Thank you.

*cc: Daniel Parobok, Arborist, Daniel.parobok@metriceng.com
Sean Brown, Fire Chief, kennethsean_brown@sheriff.org
Ronnie Navarro, Engineer, rnavarro@daniabeachfl.gov
Corinne Lajoie, Planning and Zoning Manager, cchurch@daniabeachfl.gov
Anne-Christine Carrie, Planner, acarrie@daniabeachfl.gov*



AGENDA
COMMUNITY DEVELOPMENT DEPARTMENT
DEVELOPMENT REVIEW MEETING
THURSDAY, MAY 25, 2017

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION REQUIRED - REGISTRATION AS A LOBBYIST IN THE CITY OF DANIA BEACH IS REQUIRED IF ANY PERSON, FIRM OR CORPORATION IS BEING PAID TO LOBBY THE COMMISSION ON ANY PETITION OR ISSUE PURSUANT TO ORDINANCE NO. 01-93. REGISTRATION FORMS ARE AVAILABLE IN THE CITY CLERK'S OFFICE IN THE ADMINISTRATION CENTER.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT the CITY CLERK's office, 100 W. DANIA BEACH Boulevard, DANIA BEACH, FL 33004, (954) 924-6800 ext.3624, AT LEAST 48 HOURS PRIOR TO the MEETING.

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:

PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

- 1) 9:00 A.M. SP-03-15MOD, TRION, 1st REVIEW, 4 NORTH FEDERAL HWY
- 2) 9:30 A.M. SP-125-16, CANAL GROVES, 2ND REVIEW, 4660 SW 33RD AVE.
- 3) 10:00 A.M. SP-02-17, TRU BY HILTON, 24 AND 44 NORTH GRIFFIN RD., 3RD REVIEW
- 4) 10:30 A.M. SP-35-17/VC-45-17/OT-35-17/SE-51-17/VA-49-17/VA-50-17, GRIFFIN POINTE, 2ND REVIEW, 2281 GRIFFIN ROAD
- 5) 11:00 A.M. PL-46-17, DANIA 84 HOSPITALITY, 1ST REVIEW, 2460 W. STATE RD. 84
- 6) 11:30 P.M. SP-24-17/VA-47-17, DANIA OAKS PLACE, 2ND REVIEW, 5461 AND 5471 SW 40TH AVE.

If you are unable to attend the meeting or you need any further information please email or call:
Corinne Lajoie at (954) 924-6805 x 3704 or cchurch@daniabeachfl.gov
Macee Wray at (954) 924-6805 x 3653 or mwray@daniabeachfl.gov



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: May 4, 2017

PZ Log No: SP-024-17

Project: Oaks Place – 2nd Submittal

Comments Due: May 18, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 2nd Submittal

PZ Log No: SP-024-17

Plan Reviewer: FLOOD

Please log your time spent on reviewing the plans.

Time spent: 1 Hour

Rate per hour: _____

Overtime: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Project Name: Oaks Place
PZ #: PL-023-17/SP-024-17/RZ-25-17 – 1st Review
ADDRESS: 5461-5525 SW 40th Ave
REVIEW COMPLETED BY: Richard Benton, CFM



NOTES:

- Flood Zone = AH / AE / X
- BFE = 6; DFE = 7

Comments:

1. None.

Note(s):

This project is subject to the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code.



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: May 4, 2017

PZ Log No: SP-024-17

Project: Oaks Place – 2nd Submittal

Comments Due: May 18, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department

Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 2nd Submittal

PZ Log No: SP-024-17

Plan Reviewer: LANDSCAPE

Please log your time spent on reviewing the plans.

Time spent: 3 hr

Rate per hour: \$100

Overtime: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Landscape Plan Review: Oaks Place

PZ Log Number: PL-023-17 Review Number: 2

Reviewer: Daniel Parobok Date: May 17, 2017



The following comments are based on a review of the plans and responses dated 5/2017, for the property located at 5461 SW 40th Ave, Dania Beach, for compliance with the City of Dania Beach Code of Ordinances:

1. Provide a report from a Certified Arborist, which confirms (or updates as needed) the tree species and size information provided on Sheet TD-3. The Arborist's report also needs to evaluate potential impacts to/viability of any specimen trees proposed to remain, and whether specimen trees proposed for removal are viable candidates for relocation. The Arborist's report should list the Tree Protection Zone (TPZ) size for each tree proposed to remain.
2. Note that specimen trees fall under additional protections of special status category trees provided in Sec. 825-140. Specimen trees must be relocated (note that large size is not justification for relocation unfeasibility). The arborist report required by comment 1 may clarify the tree preservation requirements.
3. Provide the existing tree canopies to scale on sheets TD-1 and TD-2.
4. For all trees to remain, show the TPZ on the Tree Disposition and Landscape plan *at minimum* as defined in Sec 825-50, expanded per recommendations from your arborist. A plan-view notation must indicate that tree protection fencing will be installed at the edge of the TPZ.
5. It appears that several trees proposed to be removed can remain in place based on the current landscape plan and many fall within proposed landscape areas. Reevaluate tree dispositions of trees currently located within proposed planting area and/or provide adequate justification for removal of these trees.
6. Previous comment not addressed. All mitigation must be accounted for prior to site plan approval. Clearly label each tree counted toward mitigation requirements on the landscape plan and provide a column on the proposed plantings table listing the quantity and specification of each species being used to meet mitigation requirements. Note the replacement species diversity requirements listed under Sec. 825-100(A)(4). Canopy replacement multiplier for exotic species is incorrect; canopy replacement for these species is 50% of the canopy removed for new or amended developments.
Show all mitigation for trees proposed for removal on landscape plan meeting all Sec. 825-100 mitigation requirements.
7. Previous comment remains until details are provided: The perimeter fence is proposed through and in close proximity to existing tree appearing to remain. Provide a narrative, notes, details, description, and any other information to clearly show that the critical roots zones of these trees will not be impacted.
8. Provide a point-by-point response to each of the above comments.
9. In order to complete any further landscaping review, a PDF copy must accompany the submittal. This may be sent to Daniel Parobok at daniel.parobok@metriceng.com

Informational notes:

- i. **Please provide a point-by-point response to each of the above comments.**
- ii. Feel free to contact Daniel Parobok at (305) 235-5098 daniel.parobok@metriceng.com for an interim review prior to your next official submittal, to expedite your landscape plan approval process.
- iii. A PDF copy of final plans must be submitted via CD or email in order to receive final approval.

END OF COMMENTS



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: May 4, 2017

PZ Log No: SP-024-17

Project: Oaks Place – 2nd Submittal

Comments Due: May 18, 2017

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
☒ Comments to be addressed & plans resubmitted prior to public hearing.
☐ Denied.

Fire – R. Cosme
Department Chief S. Brown

5/11/17
Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Oaks Place – 2nd Submittal

PZ Log No: SP-024-17

Plan Reviewer: FIRE

Please log your time spent on reviewing the plans.

Time spent: 2.0

Rate per hour:

Overtime:

* Cost recovery – no charge on single family home plans, permits and variances.



BROWARD SHERIFF'S OFFICE
Department of Fire Rescue & Emergency Services
Fire Marshal's Office
Dania Beach District

103 West Dania Beach Blvd. • Dania Beach, Florida 33004
Office: (954)342-4262 • Fax: (954)342-4265



SITE PLAN REVIEW COMMENTS

Date: 05/11/17 **Site Plan No.:** SP-024-17 **Time Required For Review:** 2.0

Project: OAKS PLACE 2nd Review **Sq. Feet:** 207,224

Plan Reviewer: Raul Cosme / Plans Examiner
Chief S. Brown

☐ Approved As Submitted ☐ Denied ☐ Approved With Conditions
☒ Comments Must Be Addressed and Resubmitted Prior to City Commission Meeting

Below are two tiers of comments. Tier one comments must be satisfied prior to site plan approval and public hearing. Tier two comments, if not satisfied during original site plan approval process, must be satisfied at permit for site work.

Be advised that some Tier two comments may affect other disciplines and/or have other significant impacts on the overall site plan. In addition, the Tier 2 comments may impact permit plans with additional time delays to reach resolution at permit. It is strongly advised that all comments (both Tier 1 and Tier 2) below are satisfied prior to site plan approval and public hearing.

Tier 1 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

1. ~~Fire Department Access Information as follows: COMPLIED~~
 - a. ~~All turning radii (demonstrated)~~
 - b. ~~Fire Department Apparatus Access Road locations and dimensions demonstrate or note on the plan how they will be marked and delineated on site.~~
2. ~~Water Supply Information as follows: COMPLIED~~
 - a. ~~Dimensions of the three nearest adjacent hydrants to the project site~~
 - b. ~~Please provide a legend on the Water & Sewer sheet C2 showing hydrant symbols.~~
 - c. ~~Show Point of Service.~~

3. Proof of Water Supply & Fire Flow Demand as follows:

- a. Fire Hydrant Flow Test
- b. Building Construction Type and Total Square Footage. Please show in Project Data.
- c. Fire Flow Demand Calculations Signed and Sealed by Licensed Engineer
- d. A completed Application for the Approval of the Fire Protection Water Supply Design (See the last page of this document)
- e. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (This document shall bear the seal and signature of the engineer).

4. Sheets C-5 and C-6 show Blow-off Valve. **DISTRIBUTION SYSTEMS TO BE LOOPED**

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

5. Please clarify the Construction type. Application for the Fire Protection Water Supply shows Type III, plans shows VA (sheet A0.0)
6. Fire Flow Cals show a fire flow demand of 1500 GPM. The application indicates a required fire flow of 1000 GPM. Please clarify discrepancy.
7. Fire Flow Cals must be sealed
8. Verification letter must be sealed.

Tier 2 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

9. ~~A detail sheet accompanying the Civil Plans with the following details: COMPLIED~~
- ~~a. Fire Hydrant Detail~~
 - ~~b. Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers)~~
 - ~~c. Underground Gate Valve Detail (where applicable)~~

10. ~~Address Detail COMPLIED~~

Please provide a copy of the approved set of plans in .pdf format via email to kennethsean_brown@sheriff.org . If the plan set is too large to send through email, please deliver the plans in .pdf format on a CD-ROM to:

Attn. Chief Brown
Fire Marshal's Office
103 West Dania Beach Boulevard
Dania Beach, FL 33004



ATTENTION CONTRACTORS & DESIGN PROFESSIONALS

EFFECTIVE IMMEDIATELY

NFPA 1:11.10 Requires minimum radio signal strength for fire department communications to be maintained at a level determined by the AHJ for all new and existing buildings.

The Owner's Rep or GC shall conduct a Preliminary Initial Assessment to determine if the minimum radio signals strength for fire department communication is in compliance with Broward County standards.

Prior to any testing, the occupancy shall be structurally completed with all interior partitions, windows and doors installed.

An assessment will be conducted by the Owner's Rep or GC to determine if the minimum radio signals strength for fire department communication in the occupancy is in compliance, in accordance with NFPA 1: 11.10.1 and NFPA 72: 24.5.2.2.1 through 24.5.2.2.3.

Radio coverage shall be provided throughout the building as a percentage of floor area as specified below in accordance with NFPA 72: 14.4.12.1.2 through 14.4.12.1.4 and NFPA 24.5.2.3.

1. A test "grid" plan shall be produced to ensure testing throughout the building.
2. Signal levels shall be measured to ensure the system meets the criteria of 24.5.2.3 according to parameters as follows:
 - a. 24.5.2.3.1 Inbound.
A minimum inbound signal strength of -95 dBm, or other signal strength as required by the authority having jurisdiction, shall be provided throughout the coverage area.
 - b. 24.5.2.3.2 Outbound.
A minimum outbound signal strength of -95 dBm at the donor site, or other signal strength as required by the authority having jurisdiction, shall be provided for the coverage area.
 - c. Critical areas, such as the emergency command center(s), the fire pump room(s), exit stairs, exit passageways, elevator lobbies, standpipe cabinets, sprinkler sectional valve locations, and other areas deemed critical by the authority having jurisdiction, shall be provided with 99 percent floor area radio coverage.
 - d. General building areas shall be provided with 90 percent floor area radio coverage.

ACCEPTANCE

1. If three nonadjacent areas fail the test with less than -95 decibels per milliwatt (-95 dBm), and/or a DAQ3 or below; or if two adjacent areas fail with less than -95 decibels per milliwatt (-95 dBm), and/or a DAQ3 or below, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems; and/or
2. If there is less than 99 percent floor area radio coverage to all Critical areas, or less than 90 percent floor area radio coverage to all General building areas, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems.

Rev. 10/30/2015

THE FOLLOWING INFORMATION IS PROVIDED FOR EXPLANATORY PURPOSES ONLY. THE NOTES BELOW CONTAIN MORE SPECIFIC INFORMATION AS IT RELATES TO THE COMMENTS YOU MAY HAVE RECEIVED IN YOUR SITE PLAN REVIEW FROM THE FIRE MARSHAL'S OFFICE.

FIRE DEPARTMENT ACCESS REQUIREMENTS

ADDRESS IDENTIFICATION

New and existing buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or roadway fronting the property. [NFPA 1:10.12.1.1]
The address shall be posted at the construction site upon the start of construction.

Address numbers shall contrast with their background. Numerals shall be not less than three inches in height for residential buildings, structures, or portions thereof, and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2]

Where address identification is required by the fire official on other elevations of buildings, structures, or portions thereof, such numbers shall be not less than three inches in height for residential and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2.1]

Address numbers shall be Arabic numerals or alphabet letters. [NFPA 1:10.12.1.3]

GENERAL DRIVE AISLES WIDTH AND HEIGHT

Drive aisles must be a minimum of 12 feet in width. [AHJ]

VERTICAL CLEARANCES FOR APPARATUS

Vertical clearances of 14 ft. minimum are required by AHJ.

FIRE APPARATUS ACCESS ROADS IDENTIFIED AND MARKED

Fire Apparatus Access Roads are required to be identified and delineated. [AHJ; 1:18.2]

WIDTH REQUIREMENT FOR FIRE DEPARTMENT ACCESS ROADS

Fire Department access roads shall have an unobstructed width of not less than 20 feet. [1:18.2.3.4.1.1]

WIDTH & SIGNAGE REQUIREMENTS FOR CURBSIDE VEHICLE PARKING IN FIRE DEPARTMENT ACCESS LANES

- Fire Department Access Roads 20 Ft. to 27 Ft. – “NO PARKING” Signs on both sides of the road.
- Fire Department Access Roads 28 Ft. to 35 Ft. – “NO PARKING” Signs on one side of the road
- Fire Department Access Roads 36 Ft. or greater – No signage required. [AHJ]

“NO PARKING” SIGNAGE, PAINTED CURBS AND / OR FIRE LANE STRIPING REQUIRED FOR FIRE LANES, FIRE DEPARTMENT ACCESS ROADS AND IN FRONT OF FIRE DEPARTMENT CONNECTIONS

Fire Lanes, Fire Department Access Roads and the areas in front of the fire department connections, shall be designated by yellow painting, striping, or markings on the curbs and roadways.

- Provide a curb detail note to indicate that all curbs are to be painted yellow.
- All pavement markings shall be of thermoplastic paint.
- Demonstrate that these areas are to be marked with freestanding signs with the wording, **“NO PARKING FIRE LANE BY ORDER OF THE FIRE DEPARTMENT”** or similar wording.
- Such signs shall be 12 inches by 18 inches with a white background and red letters.
- These signs shall be a maximum of seven feet in height from the roadway to the bottom of the sign.
- These signs shall be within sight of the traffic flow and be a **maximum of 60 feet apart.** [1:18.2.3.5]

SURFACE COMPACTION

Demonstrate that the required Fire Department access road shall have a surface designed to:

- Accommodate fire apparatus with a minimum weight of 32 tons. [1:18.2.2.1.3]
- Have a surface suitable for all-weather driving capabilities. [1:18.2.2.5.2] – Examples: Turf Block, Concrete, Stone, etc.

OBSTRUCTION OF FIRE DEPARTMENT ACCESS ROADS

The required width of a fire department access road shall not be obstructed in any manner. [1:18.2.4.1.1]

GATES REQUIREMENT

Where gates are utilized, provide a Knox entry system to allow Fire Department Access [1:18.2.2.1] (Obtain application from the Fire Prevention Bureau (954)893-5060)

TURNING RADIUS

Turning radii must be a minimum of 38 ft. inside radius and 50 ft. outside radius with a clear sweep of 12 ft. of drive aisle for all Fire Department access roads / lanes (Turning radius requirements for Rescue Apparatus Access areas is 26' outside radius and 14' inside radius) [1:18.2.3.4.3]

When demonstrating Turning Radii, all parking spaces must be a minimum of 18' in length.

CUL-DE-SACS

Cul-de-sac turnarounds must be no less than 100 ft. in diameter.

DEAD ENDS

Dead-end fire department access roads in excess of 150 ft. in length shall be provided with approved provisions for the turning around of fire apparatus (Hammerhead “T” Turn-around, Cul-de-sacs, Alternative (Modified) “T” Turn-around, etc.). [1:18.2.3.4.4]

BUILDING ACCESSIBILITY FROM FIRE DEPARTMENT ACCESS ROADS

Any portion (furthest point) of any 1st Floor exterior wall must be:

- Not more than 150 ft. from Fire Department Access Roads – Un-sprinklered Buildings. [1:18.2.3.2.2]
- Not more than 450 ft. from Fire Department Access Roads – Sprinklered Buildings. [1:18.2.3.2.2.1]

DISTANCE TO EXTERIOR DOORS OF BUILDINGS FROM FIRE DEPARTMENT ACCESS ROADS

A single exterior door providing access to the interior of any building must be located within 50 feet of a fire department access road. [1:18.2.3.2.1]

BRIDGES

The bridge shall be designed for a live load sufficient to carry the imposed loads of fire apparatus with a minimum weight of 32 tons. [1:18.2.3.4.5.2]

LOAD LIMITS TO BE POSTED

Vehicle load limits shall be posted at both entrances to bridges, ramps and elevated roadways where required by the AHJ. [1:18.2.3.4.5.3]

GRADE

The angle of approach and departure for any means of fire department access shall not exceed 1 foot drop in 20 feet (5%), and the design limitation of the fire apparatus of the fire department shall be subject to approval by the AHJ. [1:18.2.3.4.6.2*]

FIRE HYDRANTS & FIRE PROTECTION APPLIANCES REQUIREMENTS

HYDRANT DETAIL REQUIREMENTS

Please provide fire hydrant detail in accordance with the following:

- The center of a hose outlet shall be not less than 18 inches above final grade, (or where located in a hose house, 12 inches above the floor) [24:7.3.3]
- The Steamer opening is to be 4 ½ inches in size with four (4) National Standard Threads per inch.
- All fire hydrants shall be “traffic type” to break-away upon impact.
- The fire hydrant main body valve shall open against the flow and shall close with the flow.

BLUE REFLECTIVE HYDRANT MARKERS

Provide one (1) blue double-reflective department of transportation type road marker (Roadway Pavement Marker (RPM)) to be adhered to the hard surfaces of the roadway in the middle of the lane nearest to, and directly in front of each newly installed fire hydrants. [AHJ]

IMPACT PROTECTION

Provide bollards consisting of three inch steel pipe buried at three feet deep, with three feet of height above ground level and spaced three feet apart. These bollards are to be filled with concrete and capped are acceptable. [24:7.3.5] [24:7.3.6] [13:8.15.1.3.2]

CLEARANCE REQUIREMENTS FOR FIRE HYDRANTS

Provide clearances of 36" in circumference around all fire hydrants. [1:18.5.3]

HYDRANT SPACING FOR COMMERCIAL PROPERTY

Hydrant spacing shall not exceed 350 feet linear separation (as the fire apparatus drives) for commercial properties (to also include apartment buildings, condominiums, townhouses, etc.) [24:7.2.1] [AHJ]

HYDRANT SPACING FOR PRIVATE RESIDENTIAL PROPERTY

Hydrant spacing shall not exceed 500 feet linear separation for residential one and two family dwellings. [24:7.2.1] [AHJ]

HYDRANTS TO BE 40' OR MORE FROM BLDGS.

Hydrants shall be located not less than 40 ft. from the building or wall hydrants shall be permitted to be used where approved by the AHJ. [24:7.2.4]

STANDPIPE SYSTEMS REQUIRED

Provide a Class I standpipe system in accordance with the provisions of N.F.P.A. 1, Section 13.2.2.2 and NFPA 14, where any of the following conditions exist:

- More than three stories above grade where the building is protected by an approved automatic sprinkler system.
- More than two stories above grade where the building is not protected by an approved automatic sprinkler system.
- More than 50 ft. above grade and containing intermediate stories or balconies
- More than one story below grade
- More than 20 ft. below grade

LOCATIONS OF SIAMESE FIRE DEPARTMENT CONNECTIONS

Fire department connections shall be located:

- On the street side of buildings.
- Where fully visible and recognizable from the street or nearest point of fire department apparatus accessibility.
- And arranged so that hose lines can be attached to the inlets without interference from nearby objects, including buildings, fences, posts, or other fire department connections. [14:6.3.5.1]
- Not more than 100 ft. from the nearest fire hydrant connected to an approved water supply. [14:6.3.5.4]
- On the same side of the roadway or fire lane as the nearest fire hydrant. [AHJ]
- Within three ft. (3') of the curb line of fire lanes, streets. [AHJ]
- In a place that will allow a space four feet (4') on both sides of the fire department connection centerline that must be kept open at all times.

SIGNAGE FOR FIRE DEPARTMENT CONNECTIONS

- The FDC must be identified as to the building (complete address) or portion of the building it serves. Provide a permanent tactile sign at the FDC to meet the above requirement. [14:6.3.5.3]
- A sign also shall indicate the pressure required at the inlets to deliver the system demand. [14:6.3.5.2.2]
- Each fire department connection shall be designated by a sign having raised letters, at least 1 inch in height, cast on a plate or fitting that reads "STANDPIPE", "STANDPIPE AND AUTOSPKR" or "AUTOSPKR AND STANDPIPE". [14:6.3.5.2]

BACKFLOWS REQUIRED (See NFPA 13, Chapter 15, Section A.15.1.8 & Handbook)

Provide a Backflow Prevention Assembly for the Fire Sprinkler System that meets the following requirements:

- All backflow preventors must be Accessible for service and maintenance [13:8.16.4.6]
- All backflow preventors must be Listed for fire protection service [24:5.4.2]
- All backflow preventors must be installed above ground [AHJ]

WATER SUPPLY REQUIREMENTS

PRIVATE FIRE SERVICE MAINS CONNECTION FROM WATERWORKS SYSTEMS

By P.I.V. [24:5.5] or Underground Gate Valve [24:6.1.5]

POST INDICATING VALVES TO BE LOCATED MIN. 40 FT. FROM BLDGS.

Post indicating valves shall be located not less than 40 ft. from buildings [24:6.3.3.1]

DISTRIBUTION SYSTEMS TO BE LOOPED

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

FIRE SERVICE MAIN SIZE – 8"

Hydrant mains must be sized in accordance with the requirements of the Public Services Department (typically requiring a minimum 8" diameter), and must be able to accommodate the fire flow demand for the project but in no case can be less than 6" in diameter [24:7.1.1]

SPRINKLER SYSTEM REQUIRED

Buildings 3 or more stories in height and 3 or more units attached shall be equipped with a complete automatic fire sprinkler system. Completed engineered fire sprinkler drawings are required with construction document submittal. Please Note. [FBC 903.6.]

FIRE HYDRANT FLOW TEST REQUIREMENTS

Fire Hydrant Flow Tests are required for all new projects to determine the available water supply in the area for your project. The Hydrant Flow Test must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112. This test must be performed by a qualified company of the builder's choice. In addition, the static pressure at the water main shall be determined by a recorded method (ie. water wheel) for a minimum twenty-four (24) hour period. The actual flow test must be witnessed by, and recorded data sent to the Broward Sheriff's Office Fire

Marshal's Bureau, Dania Beach District in any area where water is being supplied by the City of Dania Beach Public Services.

If the water is being supplied by Broward County, the entire hydrant flow test is to be performed by Broward County O.E.S. Please contact the Broward Sheriff's Office Fire Marshal's Bureau, Dania Beach District at (954)342-4262 for determination of where the water is being supplied from.

IDENTIFYING THE FIRE FLOW DEMAND FOR BUILDINGS AND STRUCTURES

The Needed Fire Flow Requirements for all buildings / structures must be in accordance with N.F.P.A. 1 (2012 Ed.), Chapter 18, Section 18.4 for manual suppression efforts. Fire flow calculations must be prepared by a professional engineer currently licensed in the state of Florida **for each** newly constructed building or structure. Two original sets of signed and sealed calculations must be submitted to the Fire Marshal's Office on the Engineer's official letterhead for review and approval. Failure to follow the above requirements may result in delays for your project.

REQUIREMENTS FOR THE FIRE FLOW TESTING OF WATER SUPPLY FOR AUTOMATIC FIRE PROTECTION SYSTEMS (AFPS) AND AUTOMATIC STANDPIPE SYSTEMS (ASS)

The following are the requirements, as stipulated by the Broward County Amendments to the Florida Fire Prevention Code, for the Fire Flow Testing of the water supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS):

The fire flow requirement for buildings providing or requiring Automatic Fire Protection Systems (AFPS) and/or Automatic Standpipe Systems (ASS) must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112, NFPA 13 (2010 Ed.) and NFPA 14 (2010 Ed.)

Broward County Amendments to the Florida Fire Prevention Code

Amendments Effective February 13, 2015

F-112 – Automatic Sprinklers Required

F-112.1 – Fire flow testing of the Water Supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS) using water as an extinguishing agent for new buildings and structures and existing buildings and structures where the AFPS and ASS are altered by more than seventy-five (75) percent of their value shall be as follows:

- a) Fire flow test of the water supply for AFPS and ASS shall be in accordance with NFPA 291, Recommended Practice for Fire Flow Testing and Marking of Hydrants, Florida Administrative Code (FAC) 69A-60.
- b) The engineer of record (EOR) shall be responsible to review the fire flow results, potential drought impact and future demands to the water distribution system. Where the EOR determines that the water distribution system will be significantly impacted during drought conditions or as a result of anticipated future growth, the EOR shall provide a safety margin in the design of the AFPS/ASS. The EOR shall utilize NFPA 13 annex as a guide in reviewing water distribution systems.

- c) Design of the water flow for the AFPS and/or ASS shall be the same as that obtained from the fire flow test.
- d) The residual pressure at the required water flow at the connection to the water main for an AFPS and/or ASS shall not be less than 20 PSI.
- e) The static pressure at the water main shall be determined by a recorded method for a minimum twenty-four (24) hour period.
- f) Fire flow test data shall not be more than one (1) year prior to the plans, hydraulic calculations and submittals for the AFPS and/or ASS being submitted to AHJs for their review and acceptance. The results of the fire flow test shall be provided to the AHJ at the time of the submittal of the plans, hydraulic calculations and submittals for the water based AFPS and/or ASS.



**BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT**
103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: _____

Site Plan Application #: _____

Name of Project/Development: _____

Address of Project/Development: _____

Owner/Agent: _____

Design Professional of Record: _____

Water Purveyor: _____

Water Purveyor Address: _____

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is _____ in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is _____ gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).

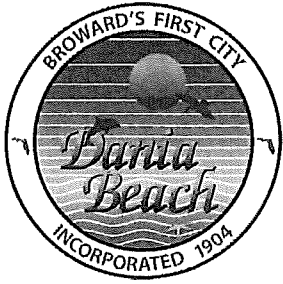
This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

Signature - Owner/Agent/Occupant:

Date

Signature – Design Professional of Record

Date



CITY OF DANIA BEACH

DEPARTMENT OF PUBLIC SERVICES

May 12, 2017

Engineering Comments – 2nd Review

Site Plan: Dania Oaks Place

1. No further engineering comment.
2. Provide drawing file (dwg or dgn) disk of the approved site plan in Florida State Plane Coordinate (NAD 83). This should be addressed as part of the final submittal.

For ease of review, please reply to each line comment and reference drawings or backup documents provided.

Oaks Place

5-18-17

Zoning designation = RS-6000/Proposed PRD-1 w/allocation of 36 flex units

FLU designation = Low 5 Residential

REVIEW COMPLETE BY Corinne Lajoie (954) 924-6805 X 3704

61 townhomes

2nd review

PLAT PL-23-17

1. ~~Per Section 640-20(I) Provide "tax returns for all parcels included in the subdivision together with a notarized statement that no liens or liens are imposed on properties in the plat."~~
2. Per Section 640-20(J) "Any existing or proposed deed restrictions for properties included in the plat must accompany the plat dedication."
3. Proposed plat identifies 63 units; site plan identifies 61 units. Revise accordingly. No revised plat received.
4. Application identifies folio numbers only for northern 2 properties. Revise application to provide folio numbers for all parcels affected.

REZONING RZ-25-17

1. The folio numbers identified on the application were previously rezoned in 2015 via Ordinance Number 2015-019. Revise the application and legal description to property identify the specific parcels to be rezoned.

VARIANCE VA-47-17

1. 25' front setback required for Building #8.
2. Variance application fee for multifamily is \$2,300, only \$480 was paid. Provide outstanding balance of \$1,820 BEFORE item can be schedule for public hearing.
3. Revise application to ensure the all applicable properties are properly identified.

SITE PLAN SP-24-17/VA-47-17

1. **Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.**
 - Application only identifies folio numbers and address for 2 northern parcels which has a previously approved site plan. The 2 new southern property folio numbers and addresses are not identified on the application. Revise the application accordingly and provide area of work to be reviewed, as an approved site plan already exists on 2 norther folios.
2. **APPLICATION: Confirm application was properly completed, signed, and proper application fee was paid.** Per LDC, Article 635, provide the following missing information:
Sec. 635-40:
(E) ~~"The overall size of plans shall be 24" C 36" drawn at a scale no smaller than 1:20"~~
Section 635-50:
(B) ~~"The north arrow, scale and date"~~
(S) "Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination"
(T) ~~"All existing and proposed pedestrian walkways and bicycle paths."~~
(Y)(4) "Area devoted to vehicular use area (roadways, aisles, parking)"
(Y)(5) ~~"Gross project area allocated for common open space"~~
(Y)(6) ~~"Lot coverage by roofed structures"~~
(Y)(8) ~~"Number of required and provided parking spaces including handicapped accessible, compact and any space devoted to attendant parking if permitted."~~

~~(Y)(10) "Minimum yard setbacks or specific build to lines required and provided"~~
~~(Y)(11) "Maximum and minimum (if applicable) required and proposed building height."~~
~~(Y)(12) "Minimum floor area required"~~
~~(Y)(13) "Adjacent zoning and existing land uses"~~

(AA) "Phasing plan, if applicable, with beginning and ending dates of construction of the entire project and beginning and ending dates for all phased of the project." No phase lines are identified on revised plans. 2nd time requested.

(BB) "For properties under consideration for rezoning to PRD-1, a document detailing development standards and criteria (i.e. building height, setbacks, density, lot area, landscaping, parking, open space, lot coverage, sign regulations, etc.)" 2nd time requested.

3. IMPACT FEES: Impact fees that will be required for the project were attached to the comments provided in March 2017.

4. SIGNS: ~~Provide copy of all signs for compliance review.~~ No signage detail/dimensions were provided; therefore signage has not been reviewed for compliance with LDC.

5. **The proximity to the airport will require FAA/BCAD/FDOT review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100. Contact Greg Jones, Airspace and Land Use Manager with FDOT at 850-414-4502 or at greg.jones@dot.state.fl.us.**

6. **PARKING:**

- ~~Guest parking is 1:5 units, not 1:4. Revise accordingly.~~
- ~~Identify on site plan where all parking spaces are provided, only guest parking are shown on drawing.~~
- ~~Per Section 265-20(A) parking space is 9' X 18'. Revise parking space detail accordingly.~~
- 14 guest parking spaces shown on site plan drawing. Site Date table on Sheet A1.2 only identifies 13 as provided. Revise accordingly.
- 104 parking spaces required. Site Date table on Sheet A1.2 identifies 105 required. Revise accordingly.

7. **USE:**

- ~~Sheet A1.3, "Site Data" table and parking calculations identifies 63 townhouse units, but table "Unit/Building Breakdown" identifies 61 townhouse units. Revise accordingly.~~
- Land use designation of the property is Low (5) Residential. Site Date table on Sheet A1.2 identifies Single Family Residential. Revise accordingly.
- Low (5) Residential = 5 units per acre X 5.13 gross acres = 25 units. Ordinance Number 2015-019 granted the 2 norther parcels 14 flex units which results in 39 total units (25 + 14 + 39) on the property. A total of 61 units are proposed. Revise accordingly.
- If additional flex units are requested, must submit an application for such.

8. ~~Provide minimum bicycle parking requirements identified in Section 265-51. 5% of required automobile parking is required. Recalculate accordingly and provide detail.~~

9. ~~COST RECOVERY: per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred.~~

10. Must provide latest revised set of plans on disk prior to going to public hearing.

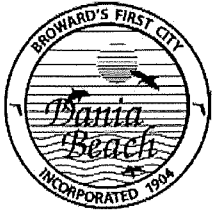
11. ~~The applicant is encouraged to contact neighbors adjacent to, as well as condominiums and neighborhood associations located within 300 feet of the development site, to advise of this property. Please provide acknowledgement and/or documentation of any public outreach.~~

12. ~~Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing.~~

13. ~~Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project.~~
14. Please e-mail resolution and legal description for development approval in word format to cchurch@daniabeachfl.gov four (4) weeks prior to public hearing.
15. ~~Sheet A1.3 correct required minimum pervious area to be 37% as required in Section 215-130.~~
16. ~~Sheet A1.3, Clarify "Landscape Open Space" provided calculation.~~
17. Provide building elevation for buildings 2 & 6. 2nd time requested.
18. Sheet A1.2, Phase II only shows a portion of Building #6-B. Phase lines no longer shown. Revise accordingly.
19. ~~Sheet A1.2, Phase II does not identify the location of the public sidewalk along SW 40 Avenue.~~
20. Clubhouse. ~~Identify location of mechanical equipment for clubhouse and how it will be screened. Club house should not be part of this site plan review, as it was already approved. Clarify.~~
21. ~~Provide detail of proposed 6' tall column and panel wall.~~
22. Per Section 205-10(B):
4. ~~Maximum 40% coverage permitted; 30.3% provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.~~
 5. ~~Minimum townhouse width is 22'; 19' provided. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.~~
 6. 25' front setback required; ~~15' provided for Clubhouse~~ and Building #8. Revise accordingly or request a variance. A variance request requires submittal of an application, an application fee of \$2,000 for each requested variance, and a written justification statement addressing the variance criteria identified in Sec. 625-40 of the City's LDR's. The City also has a payment in lieu of parking which requires payment of \$6,500 per parking space not provided on site (\$6,500 X 19 = \$123,500). Must be addressed with next submittal.
VARIANCE APPLIED FOR VA-47-17.
 7. ~~Provide the following required and provided information on the site plan drawing and in tabular form:~~
 - ~~Maximum width 22' permitted~~
 - ~~Maximum height 3/35' permitted~~
 - ~~Maximum coverage 40%~~
 - ~~Minimum Front setback 25'~~
 - ~~Minimum Internal side 15' for 2-story~~
 - ~~Minimum Rear setback 15' for 2-story~~
 - ~~Minimum space between buildings 15'~~
 - ~~Maximum townhouse length 150'~~
23. Per Resolution No. 2015-071, \$1,825 per townhouse dwelling (61 X \$1,825 = \$111,325) must be paid for Recreation and Open Space Impact Fee at time of building permit issuance.
24. Delineate area of work for review on the Site Plan drawing. Buildings 1, 2, 3, 4, and Clubhouse were previously approved Resolution number 2015-096. Identify such on plans. Additionally, remove reference regarding Building 1, 2, 3, 4 & Clubhouse from sheets A2.0, A2.2, A2.3, A3.0 and A3.2.
25. Per Article 250, provide wildlife study.

NOTES:

- Application fee pays for only 2 reviews of the project. Additional review by staff will require additional payment.
- Continuous and on-going site inspections will be conducted by staff throughout the entire building process.
- FLOOD PLAN: Finished floor elevations, per Article 220-10(C) All structures shall be constructed with a lowest FFE of at least 1 foot above the 100 year flood elevation. Identify on plans.
- Prior to submittal of a building permit, please contact the Building Official (954-924-6085 X3650 to schedule a pre-application meeting.



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division
(954) 924-6805 X3643
(954) 922-2687 Fax

Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☒ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☐ Other: _____

Date Rec'd: _____

Petition No.: _____

Rec'd 3/2/17
Revised 11/8/17
PL-23-17

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: 5501, 5525, 5461 and 5471 SW 40th Avenue

Lot(s): Por Tract 9 Block: _____ Subdivision: Newman's Survey

Recorded Plat Name: Newman's Survey

504136010360 & 0361

Folio Number(s): 504136010400 & 0410 Legal Description: See attached

Applicant/Consultant/Legal Representative (circle one) Greenspoon Marder

Address of Applicant: 200 E. Broward Blvd., Ste 1800, Fort Lauderdale, FL 33301

Business Telephone: 954-491-1120

Home: _____

Fax: _____

E-mail address: dennis.mele@gmlaw.com copy to sarah.stewart@gmlaw.com

Name of Property Owner: BCD Dania Oaks, LLC

Address of Property Owner: 20900 NE 30th Avenue, Unit 200, Aventura, FL

Business Telephone: 305-749-0900

Home: _____

Fax: _____

Explanation of Request: Approval of the Oak Place Plat

*For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per **Section 625.40 of the Land Development Code.***

Prop. Net Acreage: 4.76 Gross Acreage: 5.07 Prop. Square Footage: 207,533 sf

Existing Use: SFR

Proposed Use: 61 townhouses

Is property owned individually, by a corporation, association, or a joint venture? Florida limited liability company

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Greenspoon Marder (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

BCD DANIA OAKS, LLC

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

By: [Signature]
(Owner / Agent signature*)

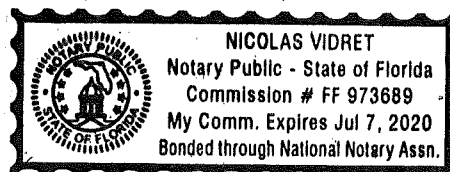
BEFORE ME THIS 23 DAY OF 02, 2016

By:

JOEL BANY
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public – State of Florida)



Personally known X or Produced Identification _____

Type of identification produced: _____ or Drivers License _____

***If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).**

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

***ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.***

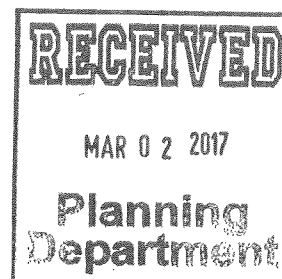
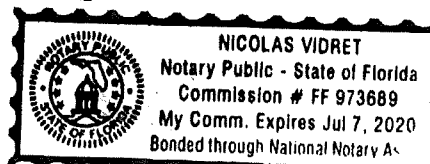
BEFORE ME, the undersigned Notary Public, personally appeared Joel Bary, as Manager of BCD Dania Oaks, LLC. ("Affiant"), to me well known to be the person who made and subscribed the following Affidavit, who, upon being first by me duly sworn on oath, deposed and said as follows:

1. Affiant is the Manager of BCD Dania Oaks, LLC, a Florida limited liability company and the owner of the property described on Exhibit A attached hereto.
2. All real estate taxes owed on the Real Property have been paid as evidenced by the attached statements from the Broward County Property Appraiser.
3. To the best knowledge, information and belief of the affiant, no mortgages or other liens have been placed on the property.

Signature: _____
Print Name: JOHN P. TAYLOR

SWORN TO (or affirmed) and subscribed before me by Joel Bary on this 2nd day of March, 2017.

NOTARY PUBLIC

Produced identification X /Type of identification Driver's License

OAKS PLACE

A Parcel described as the South 99.00 feet of the North 431.03 feet of the West 184.50 feet of the East 219.50 feet of TRACT 9, "NEWMAN'S SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

LESS the South 4.00 feet of the East 103.72 thereof.

AND

A Portion of Tract 9, Section 36, Township 50 South, Range 41 East, Broward County, Florida, and more particularly described as follows:

The South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida;

LESS AND EXCEPT THE FOLLOWING;

Commence at the most Northeasterly corner of the South 117.52 feet of the North 544.55 feet of the West 322.55 feet of the East 357.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; Thence South 87°49'49" West for a distance of 103.72 feet to the Point of Beginning; Thence South 03°03'39" East, a distance of 4.00 feet; Thence South 87°49'48" West, a distance of 80.78 feet; Thence North 03°03'39" West, a distance of 4.00 feet; Thence North 87°49'48" East, a distance of 80.78 feet to the Point of Beginning.

AND

The South 212.52 feet of the North 544.55 feet of the West 293.05 feet of the East 512.55 of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, according to the Plat thereof, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida,

LESS the South 117.52 feet of the East 138.05 thereof.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

ALSO KNOWN AS:

The South 212.52 feet of the North 544.55 feet of the West 477.55 feet of the East 512.55 feet of TRACT 9, "NEWMANS SURVEY" OF SECTION 36, TOWNSHIP 50 SOUTH, RANGE 41 EAST, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida.

Said lands situate, lying and being in The City of Dania Beach, Broward County, Florida; and having an area of 101,485 SQ. FT. = 2.329 ACRES more or less.

AND:

The South 85.00 feet of the North 714.50 feet of the East 512.50 feet of Tract 9, and the West 125 feet of the South 212.50 feet of the North 927.00 feet of the East 512.50 feet of Tract 9, in Section 36,

Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2, Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

AND:

The South 85.01 feet of the North 629.05 feet of the East 512.5 feet of Tract 9, in Section 36, Township 50 South, Range 41 East of Newman's Survey, as recorded in Plat Book 2. Page 26, of the Public Records of Miami-Dade County, Florida; said land situate, lying and being in Broward County, Florida; excepting therefrom the East 35 feet for road right-of-way.

BROWARD COUNTY

2016 Paid Real Estate

Folio: 479735

Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

Property ID Number	Escrow Code	Assessed Value	Exemptions	Taxable Value	Millage Code
504136-01-0400		See Below	See Below	See Below	0413

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180

PAYMENTS MUST BE MADE IN US FUNDS AND
DRAWN ON US BANK ACCOUNT.

5525 SW 40 AVE
NEWMANS SURVEY 2-26 D 36-50-41
THAT PT OF LOT 9 DESC AS BEG AT
PT 629.51 S & 40 W OF NE COR OF
SE1/4, CONT W 472.55, S 297.54,
E 125.01 N 212.53, E 347.55,

WWW-16-00016852 \$7,237.95
Paid By BCD DANIA OAKS LLC

AD VALOREM TAXES					
Taxing Authority	Millage	Assessed Val	Exemptions	Taxable Val	Taxes Levied
BROWARD COUNTY COMMISSION					
COUNTYWIDE SERVICES	5.44740	352,580	0	352,580	1,920.64
VOTED DEBT	0.22160	352,580	0	352,580	78.13
BROWARD CO SCHOOL BOARD					
GENERAL FUND	5.33600	352,580	0	352,580	1,881.37
CAPITAL OUTLAY	1.50000	352,580	0	352,580	528.87
VOTER APPROVED DEBT LEVY	0.07030	352,580	0	352,580	24.79
SO FLORIDA WATER MANAGEMENT					
EVERGLADES C.P.	0.04710	352,580	0	352,580	16.61
OKEECHOBEE BASIN	0.14770	352,580	0	352,580	52.08
SFWMD DISTRICT	0.13590	352,580	0	352,580	47.92
SOUTH BROWARD HOSPITAL	0.16150	352,580	0	352,580	56.94
CHILDREN'S SVCS COUNCIL OF BC	0.48820	352,580	0	352,580	172.13
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	352,580	0	352,580	2,115.41
DEBT SERVICE	0.24640	352,580	0	352,580	86.88
FL INLAND NAVIGATION	0.03200	352,580	0	352,580	11.28
Total Millage:		19.83390	Ad Valorem Taxes:		\$6,993.05
NON - AD VALOREM TAXES					
Levying Authority	Rate			Amount	
04 DANIA FIRE				200.00	
DS DANIA STORM WATER	@ 40.0000			4.00	
DW DANIA SOLID WASTE	@ 342.4800			342.48	
Non - Ad Valorem Assessments:				\$546.48	
Combined Taxes and Assessments:				\$7,539.53	
If Postmarked By	Nov 30, 2016				
Please Pay	\$0.00				

Paid 11/08/2016 Receipt #

BROWARD COUNTY

2016 Paid Real Estate

Folio: 479735

Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

Paid 11/08/2016 Receipt #

WWW-16-00016852

\$7,237.95

Paid By BCD DANIA OAKS LLC

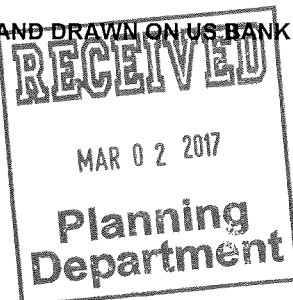
Make checks payable to:

BROWARD COUNTY TAX COLLECTOR
GOVERNMENTAL CENTER ANNEX
115 S. ANDREWS AVENUE, ROOM # A100
FORT LAUDERDALE, FL 33301-1895

Property ID Number
504136-01-0400

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180



If Postmarked By	Please Pay
Nov 30, 2016	\$0.00

Return with Payment

Please Pay Only One Amount

ATTENTION TAXPAYERS: Please be advised of the NON-REFUNDABLE processing fees for all online credit or debit card transactions. Credit and Debit card transactions will be charged 2.55% of the full payment amount (\$1.95 minimum fee). You will be shown and asked to approve the amount of any convenience fee before completing your payment and check-out process. There is NO FEE for making payment by the eCheck payment option.

Local Business Tax Delinquent Renewal Notices were mailed in February. Delinquent renewal balances can be paid online by most businesses - unless certain Certificates or Licenses must be provided to us first. Search your account by the Business Tax Receipt number shown on your Notice. A green "Pay Receipts" link will be displayed for those businesses able to make online payments.

Real Estate Account At 5525 SW 40 AVE

Real Estate Account #504136-01-0400 [Parcel details](#) [Latest bill](#) [Full bill history](#)

2016	2015	2014	2013	...	2004
PAID	PAID	PAID	PAID		PAID

Real Estate 2016 Annual Bill

[Print this bill \(PDF\)](#)

Broward County Records, Taxes & Treasury Div.

Notice of Ad Valorem Taxes and Non-ad Valorem Assessments

Account number	Alternate key	Escrow code	Millage code
504136-01-0400	479735	-	0413

PAID 2016-11-08

\$7,237.05

Receipt #WWW-16-00016852

[Print Receipt](#)

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT.

Owner
SHADY RIDGE LLC
14 TWIN PONDS
KINGS POINT, NY 11024

Situs address
5525 SW 40 AVE

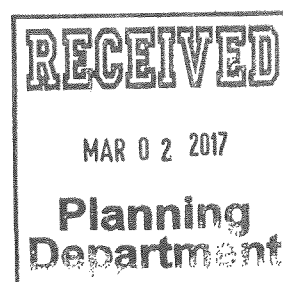
Legal description
NEWMANS SURVEY 2-26 D 36-50-41 THAT PT OF LOT 9 DESC AS BEG AT PT 629.51 S & 40 W OF NE COR OF SE1/4, CONT W 472.55, S 297.54, E 125.01 N 212.53, E 347.55, N 84.99 TO POB

Ad Valorem Taxes

Taxing authority	Millage	Assessed	Exemption	Taxable	Tax
BROWARD COUNTY COMMISSION					
COUNTYWIDE SERVICES	5.44740	352,580	0	352,580	\$1,920.64
VOTED DEBT	0.22160	352,580	0	352,580	\$78.13
BROWARD CO SCHOOL BOARD					
GENERAL FUND	5.33600	352,580	0	352,580	\$1,881.37
CAPITAL OUTLAY	1.50000	352,580	0	352,580	\$528.87
VOTER APPROVED DEBT LEVY	0.07030	352,580	0	352,580	\$24.79
SO FLORIDA WATER MANAGEMENT					
EVERGLADES C.P.	0.04710	352,580	0	352,580	\$16.61
OKEECHOBEE BASIN	0.14770	352,580	0	352,580	\$52.08
SFWMD DISTRICT	0.13690	352,580	0	352,580	\$47.62
SOUTH BROWARD HOSPITAL	0.16150	352,580	0	352,580	\$56.94
CHILDREN'S SVCS COUNCIL OF BC	0.48820	352,580	0	352,580	\$172.13
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	352,580	0	352,580	\$2,115.41
DEBT SERVICE	0.24640	352,580	0	352,580	\$86.88
FL INLAND NAVIGATION	0.03200	352,580	0	352,580	\$11.28
Total	19.83390				\$6,993.05

Non-Ad Valorem Assessments

Levying authority	Rate	Amount
DANIA FIRE		\$200.00
DANIA STORM WATER	@ 40.0000	\$4.00
DANIA SOLID WASTE	@ 342.4800	\$342.48
Total		\$546.48



Combined taxes and assessments: \$7,539.53

If paid by: Nov 30, 2016
Please pay: \$0.00

PAID 2016-11-08
\$7,237.95
Receipt #WWW-
16-00016852
Print Receipt [\[X\]](#)



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BROWARD COUNTY

2016 Paid Real Estate

Folio: 479736

Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

Property ID Number	Escrow Code	Assessed Value	Exemptions	Taxable Value	Millage Code
504136-01-0410		See Below	See Below	See Below	0413

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180

PAYMENTS MUST BE MADE IN US FUNDS AND
DRAWN ON US BANK ACCOUNT.

5501 SW 40 AVE
NEWMANS SURVEY 2-26 D
36-50-41
LOT 9 S 85.01 OF N 629.5 OF W
477.55 OF E 512.55

WWW-16-00016859 \$9,863.15
Paid By BCD DANIA OASKS LLC

AD VALOREM TAXES					
Taxing Authority	Millage	Assessed Val	Exemptions	Taxable Val	Taxes Levied
BROWARD COUNTY COMMISSION	5.44740	488,640	0	488,640	2,661.82
COUNTYWIDE SERVICES	0.22160	488,640	0	488,640	108.28
VOTED DEBT					
BROWARD CO SCHOOL BOARD	5.33600	488,640	0	488,640	2,607.38
GENERAL FUND	1.50000	488,640	0	488,640	732.96
CAPITAL OUTLAY	0.07030	488,640	0	488,640	34.35
VOTER APPROVED DEBT LEVY					
SO FLORIDA WATER MANAGEMENT	0.04710	488,640	0	488,640	23.01
EVERGLADES C.P.	0.14770	488,640	0	488,640	72.17
OKEECHOBEE BASIN	0.13590	488,640	0	488,640	66.41
SFWMD DISTRICT	0.16150	488,640	0	488,640	78.92
SOUTH BROWARD HOSPITAL	0.48820	488,640	0	488,640	238.55
CHILDREN'S SVCS COUNCIL OF BC					
CITY OF DANIA BEACH	5.99980	488,640	0	488,640	2,931.74
DANIA BEACH OPER	0.24640	488,640	0	488,640	120.40
DEBT SERVICE	0.03200	488,640	0	488,640	15.64
FL INLAND NAVIGATION					
Total Millage:		19.83390	Ad Valorem Taxes:		\$9,691.63

Paid 11/08/2016 Receipt #

NON - AD VALOREM TAXES		
Levying Authority	Rate	Amount
04 DANIA FIRE		200.00
DS DANIA STORM WATER	@ 40.0000	40.00
DW DANIA SOLID WASTE	@ 342.4800	342.48

Non - Ad Valorem Assessments:					\$582.48
Combined Taxes and Assessments:					\$10,274.11
If Postmarked By	Nov 30, 2016				
Please Pay	\$0.00				

BROWARD COUNTY

2016 Paid Real Estate

Folio: 479736

Notice of Ad Valorem Tax and Non-Ad Valorem Assessments

Paid 11/08/2016 Receipt #

WWW-16-00016859

\$9,863.15

Paid By BCD DANIA OASKS LLC

Make checks payable to:

BROWARD COUNTY TAX COLLECTOR
GOVERNMENTAL CENTER ANNEX
115 S. ANDREWS AVENUE, ROOM # A100
FORT LAUDERDALE, FL 33301-1895

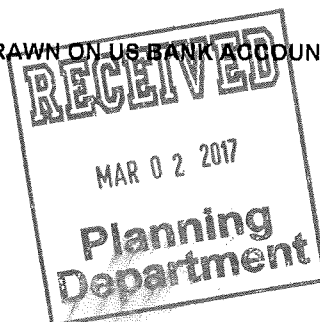
Property ID Number
504136-01-0410

If Postmarked By	Please Pay
Nov 30, 2016	\$0.00

Return with Payment

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT

BCD DANIA OAKS LLC
20900 NE 30 AVE #200
AVENTURA, FL 33180



Please Pay Only One Amount

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Local Business Tax Delinquent Renewal Notices were mailed in February. Delinquent renewal balances can be paid online by most businesses - unless certain Certificates or Licenses must be provided to us first. Search your account by the Business Tax Receipt number shown on your Notice. A green "Pay Receipts" link will be displayed for those businesses able to make online payments.

Real Estate Account At 5501 SW 40 AVE

Real Estate Account #504136-01-0410

[Parcel details](#)

[Latest bill](#)

[Full bill history](#)

2016

2015

2014

2013

...

2004

PAID

PAID

PAID

PAID

PAID

Real Estate 2016 Annual Bill

[Print this bill \(PDF\)](#)

Broward County Records, Taxes & Treasury Div.

Notice of Ad Valorem Taxes and Non-ad Valorem Assessments

Account number	Alternate key	Escrow code	Millage code
504136-01-0410	479736	-	0413

PAID 2016-11-08

\$9,863.16

Receipt #WWW-

16-00016859

Print Receipt [X](#)

PAYMENTS MUST BE MADE IN US FUNDS AND DRAWN ON US BANK ACCOUNT.

Owner

SHADY RIDGE LLC
14 TWIN PONDS
KINGS POINT, NY 11024

Situs address

5501 SW 40 AVE

Legal description

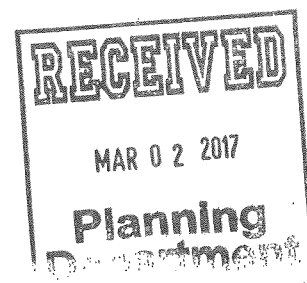
NEWHANS SURVEY 2-26 D 36-50-41 LOT 9 S 85.01 OF N 629.5 OF W 477.55 OF E 512.55

Ad Valorem Taxes

Taxing authority	Millage	Assessed	Exemption	Taxable	Tax
BROWARD COUNTY COMMISSION					
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VOTED DEBT	0.22160	488,640	0	488,640	\$108.28
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GENERAL FUND	5.33600	488,640	0	488,640	\$2,607.38
CAPITAL OUTLAY	1.50000	488,640	0	488,640	\$732.96
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OKEECHOBEE BASIN	0.14770	488,640	0	488,640	\$72.17
SFWM DISTRICT	0.13690	488,640	0	488,640	\$66.41
SOUTH BROWARD HOSPITAL	0.16150	488,640	0	488,640	\$78.92
CHILDREN'S SVCS COUNCIL OF BC	0.48820	488,640	0	488,640	\$238.55
CITY OF DANIA BEACH					
DANIA BEACH OPER	5.99980	488,640	0	488,640	\$2,931.74
DEBT SERVICE	0.24640	488,640	0	488,640	\$120.40
FL INLAND NAVIGATION	0.03200	488,640	0	488,640	\$15.64
Total	19.83390				\$9,691.63

Non-Ad Valorem Assessments

Levying authority	Rate	Amount
DANIA FIRE		\$200.00
DANIA STORM WATER	@ 40.0000	\$40.00
DANIA SOLID WASTE	@ 342.4800	\$342.48
Total		\$582.48



Combined taxes and assessments: \$10,274.11

If paid by: Nov 30, 2016
Please pay: \$0.00

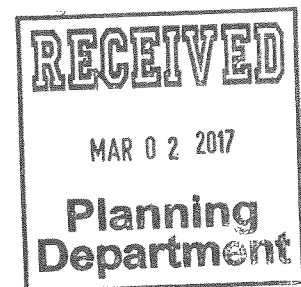
PAID 2016-11-08
\$9,863.15
Receipt
#WWW-16-
00016859
Print Receipt 



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CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Public Hearing

Continued from:

Requested Action (Identify appropriate Action or Motion)

ADOPT ORDINANCE REPEALING ARTICLE II ENTITLED, "REQUIREMENTS FOR CITY EMPLOYMENT", DIVISION 1. "GENERALLY", SECTION 2-27, "DISQUALIFICATIONS FOR EMPLOYMENT", OF THE CODE OF ORDINANCES OF THE CITY OF DANIA BEACH, FLORIDA, ON SECOND READING.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Memo, Ordinance

MEMORANDUM

Date: November 14, 2017

To: Tamara James, Mayor
Bill Harris, Vice Mayor
Chickie Brandimarte, Commissioner
Bobbie H. Grace, Commissioner
Marco A. Salvino, Sr., Commissioner

CC: Robert Baldwin, City Manager
Colin Donnelly, Assistant City Manager
Kristin Milligan, Acting HR/Risk Manager

From: Thomas J. Ansbro, City Attorney

Subject: Repeal of City Ordinance Section 2-27, entitled "Disqualification for Employment"

A question was raised recently by the Mayor as to the validity of City Code of Ordinances Section 2-27, which reads as follows:

Section 2-27. – Disqualifications for employment.

No person shall be employed by the city who has been convicted within the last past five (5) years of any offense against the beverage laws of the State of Florida, the United States or any other state or who has been convicted within the last past five (5) years in the State of Florida or any other state in the United States or the United States of any offense involving prostitution, gambling, keeping a disorderly place or illegally dealing in narcotics; or who has been convicted in the last past fifteen (15) years of any felony in the State of Florida; or who has been convicted in any other state or the United States of any offense designated as a felony by such state or the United States. The term "conviction" shall include an adjudication of guilt on a plea of guilty or nolo contendere or the forfeiture of a bond when charged with a crime.

The Ordinance was adopted in 1971 and over time, has become obsolete due to changes in federal and state employment laws. A copy of a memorandum from labor counsel is attached, which provides a summary of the applicable law and a recommendation that the ordinance be repealed.

The City Human Resources Division and the Assistant City Manager have coordinated to ensure that a City administrative policy is in place, stating that the City performs and evaluates pre-employment background checks consistent with federal (EEOC) guidelines.

This is ready for City Commission action (adoption of an ordinance repealing the outdated Code Section).

TJA/la

ORDINANCE NO. 2017-039

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA REPEALING ARTICLE II ENTITLED, "REQUIREMENTS FOR CITY EMPLOYMENT", DIVISION 1. "GENERALLY", SECTION 2-27, "DISQUALIFICATIONS FOR EMPLOYMENT", OF THE CODE OF ORDINANCES OF THE CITY OF DANIA BEACH, FLORIDA; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That Section 2 of the City Code of Ordinances, which section is entitled "Disqualifications for employment", is repealed in its entirety.

Section 2. That all ordinances or parts of ordinances and all resolutions or parts of resolutions in conflict with the provisions of this Ordinance are repealed.

Section 3. That if any section, clause, sentence or phrase of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

Section 4. That this Ordinance shall take effect immediately upon its passage and adoption.

PASSED on first reading on November 14, 2017.

PASSED AND ADOPTED on second reading on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM
AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Public Hearing

Continued from:

Requested Action (Identify appropriate Action or Motion)

TO APPROVE AND ADOPT AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF CITY FUNDS EXCEEDING ONE MILLION DOLLARS (\$1,000,000.00) FOR DEBRIS HAULING AND DISPOSAL SERVICES FROM BERGERON EMERGENCY SERVICES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

--

Exhibits Attached

Memo, Ordinance



City of Dania Beach

Department of Public Services

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6808 · (954) - 923-1109 (fax)

MEMORANDUM

TO: Honorable Mayor and Commissioners

FROM: Robert Baldwin, City Manager

BY: Brad Kaine, Director of Public Services

DATE: October 24, 2017

RE: Approval to Authorize Expenditure of Funds to Exceed One Million Dollars for Hauling and Disposal Services From Bergeron Emergency Services, Inc.

On September 10, 2017, Hurricane Irma hit Dania Beach and left major debris throughout the City. Public Services under emergency provisions acquired Bergeron Emergency Services, Inc. to handle debris disposal and debris hauling. Therefore, Public Services entered into a disposal and debris hauling agreements with Bergeron Emergency Services, Inc.

BES offered a competitive disposal rate that was more cost effective than the Broward County Interlocal Agreement for vegetative waste. In addition, BES provided the City of Dania Beach with a disposal site that was not shared with any other municipal city. This reduced wait times for our debris hauler by a significant amount.

Funding for debris hauling and debris disposal will exceed the City' monetary threshold and therefore, Public Services are requesting expenditure of City funds that exceeds One Million Dollars (\$1,000,000.00). Two (2) advertised public hearings are being scheduled for this Ordinance,

Funding for debris disposal, debris hauling services will be appropriated from the Hurricane Expense Account No. 001-18-00-519-52-90.

Recommendation

Public Services is recommending the City Commission approve an Ordinance to authorize expenditure of funds for disposal services and hauling services by Bergeron Emergency Services, Inc. in amount to exceed One Million Dollars (\$1,000,000.00).

ORDINANCE NO. 2018-001

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AUTHORIZING THE EXPENDITURE OF CITY FUNDS EXCEEDING ONE MILLION DOLLARS (\$1,000,000.00) FOR DEBRIS HAULING AND DISPOSAL SERVICES FROM BERGERON EMERGENCY SERVICES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, pursuant to Section 2, “Certain Expenditures” of Article 3, “Powers of the City”, of the City Code of Ordinances, the City Commission must, by ordinance approve any expenditure of City funds that exceeds One Million Dollars (\$1,000,000.00) after two (2) advertised public hearings of the ordinance; and

WHEREAS, City staff anticipates that funding for debris hauling and debris disposal will exceed the monetary threshold; and

WHEREAS, the expenditure is expected to exceed One Million Dollars (\$1,000,000.00) for debris hauling and debris disposal with Bergeron Emergency Services;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the proper City officials are authorized to expend more than One Million Dollars (\$1,000,000.00) relating to the debris hauling and debris disposal provided by Bergeron Emergency Services.

Section 2. That the authorization by the City Commission to exceed more than One Million Dollars (\$1,000,000.00) applies to debris hauling and debris disposal.

Section 3. That if any section, clause, sentence or phrase of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

Section 4. That all ordinances or parts of ordinances in conflict with the provisions of this Ordinance are repealed.

Section 5. That this Ordinance shall take effect immediately at the time of its passage and adoption.

PASSED on first reading on December 11, 2017.

PASSED AND ADOPTED on second reading on _____, 2018.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Ordinance

Continued from:

Requested Action (Identify appropriate Action or Motion)

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28, OF THE “LAND DEVELOPMENT CODE,” OF THE CITY CODE OF ORDINANCES BY AMENDING ARTICLE 115, SECTION 115-40, SCHEDULE OF PERMITTED USES, IN COMMERCIAL DISTRICTS: PROVIDING FOR THE USE OF OUTDOOR SALES, LEASING, RENTAL, AND DISPLAY OF AUTOMOBILES, MOTORCYCLES OR TRUCKS, INCLUDING MAINTENANCE AND SERVICE THEREOF IN AN OPAQUE-COVERED FACILITY OR INDOORS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE. **(FIRST READING)**

Purchasing Requests ONLY

Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

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Exhibits Attached

Staff Report, Ordinance, Application and Backup



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director 

FROM: Corinne Lajoie, AICP, LEED G.A., Planning and Zoning Manager 

SUBJECT: **TX-108-17:** The applicant, James C. Brady, Saul Ewin Arnstein & Lehr, LLP., on behalf of the property owner 4300 Ravenswood, LLC c/o Bryan Grosman, is requesting text amendments to the City's Land Development Code (FIRST READING).

REQUEST

TEXT AMEDMENT

To remove several conditions of approval for a use.

PUBLIC HEARING NOTICE

This item was duly advertised, posted and noticed pursuant to Article 610 of the Land Development Code (LDC.)

TEXT AMENDMENT

The applicant represents the owner of a property located at 4300 Ravenswood Road. They are requesting an amendment to the City's Land Development Code (LDC) to remove conditions on the following use:

Outdoor sales, leasing, rental, and display of automobiles, motorcycles, or trucks, including maintenance and service thereof in an opaque-covered facility or indoors. (19)(73)(74)

There are currently four (4) conditions associated with this use in the Industrial, Research, Office, Marine – Airport Approach (IROM-AA) zoning district. The applicant is proposing to eliminate the following three (3) conditions:

(19) Conditions of use: must be conducted within either a completely enclosed building or an interior side yard or rear yard that is located at least two hundred fifty (250) feet from any property with a "residential" land use plan designation.

(73) Conditions of use: garage doors not permitted to face a public right-of-way.

(74) Conditions of use: on-site parking and storage of vehicles shall not be visible the public right-of-way.

The one condition that will remain is the following:

(17) Conditions of use: must be located at least five hundred (500) feet from any property with a "residential" land use plan designation.

The applicant provided a justification statement regarding this request as it relates to their specific property. However, if approved, the amendment would be applied city wide to all properties located in the IROM-AA zoning district.

This application will be heard by the City Commission at two (2) public hearings.

PLANNING AND ZONING BOARD ACTION

On November 15, 2017 the Planning and Zoning Board, sitting as the Local Planning Agency, recommended approval.

RECOMMENDATION

Approve.

ORDINANCE NO. 2018-002

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, AMENDING CHAPTER 28, OF THE “LAND DEVELOPMENT CODE,” OF THE CITY CODE OF ORDINANCES BY AMENDING ARTICLE 115, SECTION 115-40, SCHEDULE OF PERMITTED USES, IN COMMERCIAL DISTRICTS: PROVIDING FOR THE USE OF OUTDOOR SALES, LEASING, RENTAL, AND DISPLAY OF AUTOMOBILES, MOTORCYCLES OR TRUCKS, INCLUDING MAINTENANCE AND SERVICE THEREOF IN AN OPAQUE-COVERED FACILITY OR INDOORS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Article VIII, Section 2 of the Florida Constitution, and Chapter 166, Florida Statutes, provide municipalities the authority to exercise any power for municipal purposes, except where prohibited by law, and to adopt ordinances in furtherance of such authority; and

WHEREAS, Objective V of the Future Land Use Element of the City of Dania Beach Comprehensive Plan provides that the City of Dania Beach will maintain land development regulations and zoning regulations to implement the City’s Comprehensive Plan; and

WHEREAS, the City Commission of the City of Dania Beach (“City Commission”) finds it periodically necessary to amend its Code of Ordinances and Land Development Code (“Code”) in order to update regulations and procedures to implement municipal goals and objectives; and

WHEREAS, City staff recommends approval of a proposed change to the Code as shown below; and

WHEREAS, the Planning and Zoning Board, sitting as the City’s Local Planning Agency, has reviewed this Ordinance, and has determined that it is consistent with the City’s Comprehensive Plan; and

WHEREAS, pursuant to Section 166.041 (c)(2), Florida Statutes, notice has been given by publication in a newspaper of general circulation in the City, notifying the public of this proposed Ordinance and of the time and dates of the public hearings; and

WHEREAS, two (2) public hearings were held before the City Commission pursuant to the published notice described above; and

WHEREAS, the City Commission finds that adoption of this Ordinance through its police powers will protect the public health, safety, and welfare of the residents of the City, and

further the purpose, goals, objectives, and policies of the City’s Comprehensive Plan;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the preceding “WHEREAS” clauses are ratified and incorporated as a record of the legislative intent of this Ordinance.

Section 2. That Chapter 28 “Land Development Code,” Article 115, Section 115-40, “Schedule of Permitted Uses,” of the City Code is amended to read as follows:

ARTICLE 115-40. – SCHEDULE OF PERMITTED USES

Sec. 115-40. - Schedule of permitted uses.

<u>Legend</u>		
P	-	Permitted
A	-	Permitted accessory use only
#, #	-	(Ex: 1, 2) Permitted subject to the conditions of use numbered 1 and 2 found in section 115-50
SE	-	Permitted special exception use only, pursuant to article 630
SE(#, #)	-	(Ex: 1, 2) Permitted as a special exception only, and subject to conditions of use numbers 1 and 2 found in section 115-50.
NP	-	not permitted

USES	IROM	IROM-AA	IROC	IRO	IG	IR	PEDD	MA-1
LIGHT INDUSTRIAL USES								

Airport-related and airport-compatible uses	33, 34	33, 34	NP	NP	NP	NP	NP	NP
Assembly of products from prefabricated parts	1, 2	1, 2	1, 2	1	P	SE	P	NP
Assembly, repair, and fabrication of furniture, home furnishings, art objects, clothing, leather goods, and jewelry	P	P	P	NP	P	NP	P	P
Bakery	P	P	P	P	P	P	NP	P
Brewery or craft distillery or winery with/or without tasting room [subject to section 110-50]	P	P	P	P	NP	P	NP	P
Catering establishments	P	NP	P	P	P	A 70	NP	P
Distribution facility, accessory use	51	51	51	51	51	NP	P	51
Distribution, principal use	SE 2, 4, 52	SE 2, 4, 52	SE 2, 4, 52	SE 46, 50	SE	NP	P	2, 5
Document preparation and processing service (including publishing and printing)	P	P	P	NP	NP	NP	NP	NP
Fish smoking, curing, and canning	NP	NP	A 17, 64	NP	NP	NP	71	NP
Fleet parking, associated with a contractor's office	NP	80	NP	NP	80	NP	NP	NP
Light industrial uses not itemized in this section	1, 2	1, 2	1, 2	1	P	NP	71	NP
Light manufacturing	1, 2	1, 2	1, 2	1	P	NP	71	NP
Medical and dental laboratories	P	P	P	NP	P	NP	NP	P

Overnight fleet parking for vehicles owned or leased by the business legally operating at same location. Storage in rear or internal side yard, must not be visible from any street & cannot be parked in required parking spaces.	A	A	A	NP	A	NP	NP	NP
Pest control service, storage or fleet yard	NP	NP	79	NP	79	NP	NP	P
Railroad and truck terminal	NP	NP	NP	NP	SE 50	NP	P	NP
Research, product development and testing, engineering development, and marketing development	1, 2	1, 2	1, 2	1	P	NP	71	NP
Self-storage facility	NP	2, 4, 52	NP	SE 2, 46	P 2	P	NP	SE 2
Warehousing facilities with up to twenty (20) percent ancillary office space	2, 4, 51	2, 4	P	7, 8	P 2	P	P	2, 5
Watchman or caretaker dwelling unit as an accessory use to a primary marine use or storage facility [subject to sections 110-30, 230-20]	A	A	A	A	A	A	A	A
Wholesale: combined office-distribution-warehouse facilities with up to twenty (20) percent ancillary office space	SE 2, 4	2, 4	SE 2, 4	69	SE 2	NP	P	2, 5
Wholesale: combined office-showroom-warehouse facilities with up to twenty (20) percent ancillary office space	2, 4, 7, 51, 69	2, 4, 7, 69	2, 7, 51, 69	69	P 2	7	7	NP
GENERAL BUSINESS USES								
Adult entertainment [subject to 115-60]	P	P	NP	NP	NP	NP	NP	NP
Bail Bond [subject to section 110-310]	P	P	P	P	NP	P	NP	P

Banks, financial institutions	6	6	6	NP	NP	NP	6	6
Business office	P	P	P	P	A	P	P	P
Convenience food store (without fuel sales)	NP	NP	NP	NP	NP	NP	NP	6
Data processing and computer centers, including service and maintenance of electronic data processing equipment	P	P	P	P	P	P	P	NP
Gym, fitness center, or health club	P 6	P 6	P 6	NP	NP	NP	NP	P 6
Live entertainment	SE	SE	SE	SE 46	NP	NP	P	SE 48
Marine-related retail	6	6	6	NP	6, 36	NP	A 6	6
Office, medical [subject to section 110-40]	P	P	P	P	NP	NP	NP	P
Office, professional	P	P	P	P	NP	NP	P	P
Parts store, including vehicle, aircraft or boat parts within a completely enclosed building	NP	6	6	NP	NP	NP	NP	6
Pawnshop	NP	NP	NP	NP	NP	NP	NP	NP
Personal service establishments	24	24	24	15	NP	NP	NP	6
Pharmacy, nonretail (includes compounding)	NP	NP	NP	NP	NP	NP	NP	NP
Pharmacy or drug store	6	6	6	15	NP	NP	A 6	6
Private sport or athletic training facility not open to general public for viewing or participation	NP	NP	P	NP	NP	NP	NP	NP

Restaurant, fast food [including outdoor seating subject to section 115-80]	SE 6, 63	SE 6, 63	SE 6, 63	NP	A 6, 70	NP	6	6
Restaurant, full service (including accessory bars or lounges, including outdoor seating)	6	6	6	SE 6, 46	A 6, 70	NP	6	6
Restaurant, takeout	SE 6, 63	SE 6, 63	SE 6, 63	NP	A 6, 70	NP	6	6
Retail uses not itemized in this section	9, 24	9, 24	9, 24	15	NP	NP	A 6	3, 6
Tattoo, body piercing	NP	NP	NP	NP	NP	NP	NP	22, 6
Retail sales of guns or ammunition	NP	NP	38, 39, 6	NP	NP	NP	NP	NP
Thrift shop, secondhand goods sales	NP	NP	NP	NP	NP	NP	NP	SE, 6
Tool and equipment rental	NP	19	NP	NP	NP	NP	NP	P
CIVIC, GOVERNMENT AND PUBLIC ASSEMBLY USES								
City of Dania Beach governmental, administrative, community, service, or office facilities	P	P	P	P	P	NP	P	P
Convention and conference centers as a principal use	NP	NP	NP	NP	NP	NP	NP	NP
Charitable, civic, fraternal and professional organizations (including union halls)	NP	NP	NP	NP	NP	NP	NP	P
Day care center	NP	NP	NP	NP	NP	NP	NP	P
Governmental facilities	NP	NP	NP	NP	NP	NP	P	NP
Library or art gallery	NP	NP	45	NP	NP	NP	SE 40, 46, 47, 49	P

Museum	NP	NP	45	NP	NP	NP	SE 40, 46, 47, 49	P
Place of worship	NP	NP	NP	NP	NP	NP	NP	P
EDUCATIONAL FACILITIES								
Colleges and specialty schools	P	P	P	NP	P	NP	SE 40, 46, 47, 49, 67	P
COMMERCIAL USES								
Athletic training facility (indoors) including, but not limited to a facility offering gymnastics, fitness training, boxing, yoga, or dance, with no spectator seating	P	P	P	P	P	P	NP	P
Auction as an accessory use, limited to one auction monthly, only on off hours (i.e. evenings or weekends)	P	P	P	P	NP	NP	NP	NP
Auto body repair	NP	73	P	NP	P 16	NP	NP	SE
Automobile automated car washes	NP	NP	NP	NP	NP	NP	NP	P
Automobile rental (indoor/outdoor)	33, 74	33, 74	32, 2	2, 17, 74, 76	NP	SE	P	P
Automobile repair, minor or major	NP	73	P	NP	P 16	P	P	P
Automotive fuel pump stations	NP	P	NP	NP	NP	NP	P	NP
Boarding or breeding kennel, veterinary clinic (indoor only)	NP	NP	SE 6, 17	NP	NP	NP	NP	6

Boarding or breeding kennel, veterinary clinic (outdoors)	NP	NP	NP	NP	NP	NP	NP	SE 6
Cabinet or furniture shop (wood working)	P	P	P	P	P	P	NP	P
Contractor shops, repair or service shops, including, but not limited to, air conditioning and other appliances, marine, cloth or canvas	2	2	2	P	P	P	NP	P
Copy or printing shop	P	P	P	P	P	P	NP	P
Courier service/package delivery	NP	NP	79	NP	NP	NP	NP	P
Day labor or temporary employment office	SE 53-60	SE 53-60	NP	NP	NP	NP	NP	NP
Dry cleaning or laundry, excluding self-service laundromat	NP	NP	NP	NP	NP	NP	NP	6
Fortune teller or palm reader	NP	NP	NP	NP	NP	NP	NP	6, 22
Funeral home or mortuary	NP	NP	NP	NP	NP	NP	NP	6, 22, 45
Indoor pistol and rifle ranges	NP	NP	38, 18	NP	NP	NP	NP	NP
Indoor sales, service, display, rental or repair of automobiles, motorcycles, or trucks	33, 73, 74	33, 73, 74	32, 2	NP	P	SE	NP	P
Machine shop, sheet metal shop, welding shop, or tool and die shop	2, 17	2, 17	2, 17	NP	P 16	SE	P	NP
Medical marijuana retail center (subject to 115-70)	NP	SE	NP	NP	NP	NP	NP	NP
Motion picture production studio, indoors	P	P	P	NP	P	NP	NP	P
Motion picture production studio, outdoors	SE	SE	SE	NP	NP	NP	NP	NP

Outdoor or indoor sales and display of fully assembled outdoor recreational merchandise	NP	P	68	NP	P 62	NP	NP	NP
Outdoor or indoor sale or rental of new or late-model construction equipment	NP	17	NP	NP	62	NP	NP	SE
<u>Outdoor sales, leasing, rental, and display of automobiles, motorcycles, or trucks, including maintenance and service thereof in an opaque-covered facility or indoors</u>	NP	17, 19, 73, 74	32, 2	NP	62	SE	NP	P
Outdoor or indoor storage of passenger vehicles, trailers, and tractor-trailers	NP	NP	NP	NP	35	NP	NP	NP
Recording or broadcasting studio (no transmission antenna tower)	P	P	P	NP	P	NP	NP	P
Repair of bicycles in an enclosed building	P	P	P	P	P	P	NP	P
Roadside vendors	NP	NP	NP	NP	NP	NP	NP	NP
Sales, rental, leasing, display (indoors/outdoors), or repair of fully-assembled recreational vehicles or campers	26	17, 26	25, 26, 30, 31	NP	NP	SE	NP	P
Spray painting/spray booth	P	P	P	P	P	P	NP	P
Telecom web-hosting facilities	P	P	P	P	P	P	NP	P
LODGING USES								
Hotels containing one hundred (100) or more rooms	6, 72	6, 72	6, 72	SE 6, 46, 72	NP	NP	SE 6, 40, 46, 47, 49, 72	SE 6, 72
MARINE AND HEAVY INDUSTRIAL USES								

Assembly of boats not over two hundred (200) feet in length	19	19	19	NP	21, 36, 37	NP	71	NP
Boat sanitary waste pump-out facilities	A, SE 65	A, SE 65	NP	NP	A 65	A 65	A 65	A 65
Docks and docking of boats and ships not over two hundred (200) feet in length, including the operation of charter boats	23	23	NP	NP	23, 36	NP	70	NP
Docks and docking of boats, ships, and cargo or shipping barges not over two hundred fifty (250) feet in length	NP	NP	NP	NP	35	NP	P	NP
Fuel tanks for fueling of vehicles and ships, including retail sale of fuel	SE 65, 66	SE 65, 66	NP	NP	35, 36	SE 65, 66	A 65, 66	SE 65, 66ental, display, storage of used b
Indoor or outdoor sales, leasing, display, or storage of fully-assembled new boats (including new boat trailers)	P	P	P	NP	P	SE	NP	P
Indoor sales, leasing, roats and marine vessels	P	P	P	NP	P	SE	NP	P
Manufacture of bulk materials with up to twenty (20) percent ancillary office space	NP	NP	NP	NP	NP	SE	NP	NP
Manufacturing of boats not over two hundred (200) feet in length	17	17	17	NP	16, 20, 36	NP	P	NP
Manufacturing, painting and repair of boats in excess of two hundred (200) feet in length, associated assembly, fabrication, outfitting and maintenance, marine construction and equipment loading and handling operations	NP	NP	NP	NP	36	P	NP	NP

Marinas, dry stack	NP	P	NP	NP	P	NP	P	P
Marinas, wet	P	P	NP	NP	P	NP	P	P
Marine cargo handling facilities (indoor/outdoor)	NP	SE	NP	NP	35	NP	P	NP
Marine-related educational facilities	P	P	P	NP	P	NP	P	P
Office trailer	NP	NP	NP	NP	36	NP	NP	NP
Outdoor sales, leasing rental, display and accessory repair of used boats and marine vessels	NP	17, 73, 74	NP	NP	62	NP	NP	NP
Outdoor sales, leasing, rental, display and accessory repair of used boats accessory to new boat sales	P	P	P	NP	P	SE	NP	P
Outdoor storage accessory to seaport and marine shipping	NP	SE 77	NP	NP	A 35, 36	NP	A	NP
Outdoor storage, accessory other	NP	NP	NP	NP	NP	NP	NP	NP
Outdoor storage/parking of fully assembled & operational automobiles, aircraft, bus, truck, recreation vehicles, motor home, motorcycle, tractor trailer, boat or construction equipment.	NP	17, 76, 77	NP	NP	NP	NP	NP	NP
Painting of boats not over two hundred (200) feet in length	17	17	17	NP	16, 20	NP	71	NP
Parking for vehicles and equipment	NP	17, 76, 77	NP	17, 74, 76	35, 36	NP	P(81)	NP
Passenger terminal	65, 33	65, 33	NP	NP	NP	NP	P	NP
Petroleum processing, transmission and	NP	NP	NP	NP	NP	NP	P	NP

storage								
Petroleum tanks, storage in bulk of petroleum and petroleum products including oils, gasoline fuels, grease, and lubricants	NP	NP	NP	NP	NP	NP	P	NP
Repair of boats of not over two hundred (200) feet in length	19	P	19	NP	21, 36, 37	SE	71	P
Security gatehouses	NP	P	NP	NP	35, 36	NP	NP	NP
Shipbuilding and repair	NP	SE	NP	NP	36	NP	P	NP
Storage containers required for storage of shipyard/boatyard materials, vessel supplies, cargo	NP	17, 76, 77	NP	NP	35, 36	NP	P	NP
U.S. border patrol facilities	NP	NP	NP	SE 46, 61	NP	NP	NP	NP
UTILITIES								
Electrical power plants	NP	NP	NP	SE 46, 50	SE 50	NP	P	NP
Electrical substations or related electrical facilities	SE 17	SE 17	SE 17	SE 17, 46	SE 17	NP	P	NP
Municipal water or sanitary sewer treatment facilities	SE 17	SE 17	SE 17	SE 46, 50	NP	NP	P	P
Utilities including electric, gas and sanitary	NP	NP	NP	NP	NP	NP	P	NP

MISCELLANEOUS								
Commercial recreation facilities (indoors)	NP	NP	NP	SE 6, 46	SE 6	NP	NP	NP
Crop raising and plant nursery (commercial and noncommercial, excluding marijuana)	NP	P	NP	NP	NP	NP	NP	NP
Indoor private sports or athletic training facility without spectator seating	NP	NP	P 6	NP	NP	NP	NP	NP
Medical marijuana treatment center	NP	NP	NP	NP	NP	NP	NP	NP
Mobile vendors, except as permitted in conjunction with a temporary use approved under article 675	NP	NP	NP	NP	NP	NP	NP	NP
Parking garage	NP	P	NP	NP	NP	NP	P	NP
Recreational facilities	NP	NP	NP	NP	NP	NP	P	NP
Solid waste disposal, transfer or recycling facilities	NP	NP	NP	NP	NP	NP	NP	NP

* * * * *

Section 3. That if any section, clause, sentence or phrase of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, the holding shall not affect the validity of the remaining portions of this Ordinance.

Section 4. That all ordinances or parts of ordinances in conflict with the provisions of this Ordinance are repealed to such extent of the conflict.

Section 5. That this Ordinance shall take full effect immediately upon its passage and adoption.

PASSED on first reading on December 11, 2017.

PASSED AND ADOPTED on second reading on January ____, 2018.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division
(954) 924-6805 X3643
(954) 922-2687 Fax

OCT 19 2017

Planning
Department

Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☐ Other: Zoning Code Text Change

Date Rec'd: TX - 108 - 17

Petition No.: TX - 108 - 17

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESARRY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: 4300 Ravenswood Road, Dania Beach, FL
Lot(s): Parcel A Block: State Paving Plat Subdivision: State Paving Plat
Recorded Plat Name: State Paving Plat, Plat Book 146 Page 27, Public Records of Broward County, FL
Folio Number(s): 5042 28 14 0010 Legal Description: State Paving Plat 146-27, B, Parcel A
Applicant/Consultant/Legal Representative (circle one) c/o James C. Brady, Saul Ewing Arnstein & Lehr LLP
Address of Applicant: 200 E. Las Olas Blvd., Suite 1000, Ft. Laud, FL 33301
Business Telephone: 954-713-7618 Home: 954-410-4300 Fax:
E-mail address: james.brady@saul.com
Name of Property Owner: 4300 Ravenswood, LLC c/o Bryan Grosman
Address of Property Owner: 315 N. Federal Highway, Hollywood, FL 33020
Business Telephone: 954-458-2828 Home: 305-799-4545 Fax:

Explanation of Request: See Attached
For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per **Section 625.40 of the Land Development Code.**

Prop. Net Acreage: 7.5792 Gross Acreage: 330,153 Prop. Square Footage: 330,153

Existing Use: Last use Recreation Vehicle Center Proposed Use: Outdoor sales, leasing, display of automobiles, motorcycles or trucks *

*including maintenance and service thereof in an opaque-covered facility or indoors

Is property owned individually, by a corporation, association, or a joint venture? Florida Limited Liability Company

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize James C. Brady of Saul Ewing Arnstein & Lehr LLP (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

By: [Signature]
(Owner / Agent signature*)

BEFORE ME THIS 19th DAY OF October, 2017

By:
Bryan Grosman

(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public – State of FL)



Personally known ✓ or Produced Identification _____

Type of identification produced: _____ or Drivers License _____

*If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

**ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.**

JUSTIFICATION STATEMENT

This request pertains to the proposed use: Outdoor sales, leasing, rental, and display of automobiles, motorcycles or trucks, including maintenance and service thereof in an opaque-covered facility or indoors. The application seeks the deletion of conditions 19, 73 and 74 in the IROM-AA Zoning District. The request is consistent with the City's Comprehensive Plan. The request is, likewise, consistent with all applicable redevelopment plans, corridor plans, neighborhood plans and master plans approved by the City Commission in the geographic area. This request, if granted, would not give privileges not generally extended to similarly situated property in the area, or result in an isolated district unrelated to adjacent or nearby districts. The requested change would apply to all properties in the area having an IROM-AA zoning.

The area is generally conducive to active automobile uses, including outdoor sales, leasing, rental, and display of automobiles, motorcycles and trucks. Nevertheless, the conditions imposed at conditions 19, 73 and 74 do not permit the property to be used or the owners' investment-backed expectations to be enjoyed under the existing zoning regulations for, among other reasons, the property has public rights-of-way, including roads and waterways, on all four sides, including I-95 to the east, Ravenswood Road, to the west, SW 42 Street to the north, and Dania Cutoff Canal to the south.

The text change is appropriate for the orderly development of the City and is compatible with existing (conforming), adjacent land uses and planned adjacent land uses.



CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-107-17) SUBMITTED BY JOSEPH DENIS ON BEHALF OF DANIA LIVE 1748, LLC FOR PROPERTY GENERALLY LOCATED ON THE NORTH SIDE OF STIRLING ROAD BETWEEN BRYAN ROAD AND INTERSTATE 95 WITHIN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Staff Report, Resolution, Site Plan drawings, Application and backup



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director

FROM: Corinne Lajoie, AICP, LEED G. A., Planning and Zoning Manager *CLajoie*

SUBJECT: **SP-107-17:** The applicant, Kimley-Horn and Associates, on behalf of the property owner Joseph Denis, Dania Live 1748, LLC., is requesting a site plan approval for two (2) hotels, restaurants and parking garage located within the Dania Pointe development project.

SITE PLAN

To allow the construction of two (2) hotels with a total of 350 rooms, including restaurant space, ball room/meeting space and a parking garage.

PROPERTY INFORMATION

EXISTING ZONING:	Planned Mixed Use Development (PMUD)
LAND USE DESIGNATION:	Regional Activity Center (RAC)

VIOLATIONS ON PROPERTY

There are no open violations on this property.

PUBLIC HEARING NOTICE

This item was duly advertised, posted and noticed pursuant to Article 610 of the Land Development Code (LDC.)

The applicant has assembled multiple parcels generally located east of Interstate 95, north of Stirling Road, west of Bryan Road and south of the Design Center of the Americas (DCOTA). This assembly will result in approximately 102 acres of land known as the Dania Pointe development project. Construction has begun on the commercial buildings in Phase 1.

SITE PLAN

On November 21, 2016 the City Commission approved the partial site plan for Phase 2 of the Dania Pointe project. A hotel was not included in that approval. Today the applicant is requesting approval for the construction of two (2) hotels, accessory ball/meeting rooms, three (3) restaurants, and a parking garage on a three (3) acre parcel within the Dania Pointe project, Phase 2.

The proposed construction will have two (2) tower structures, one for each hotel. The maximum height of the proposed structure will be 188 feet, fourteen (14) stories. The base of the building will hold three (3) restaurants which will open to the public plaza on the ground level. Meeting rooms for the hotel will be located above the restaurants. The parking garage proposed at the east side of the structure will be for hotel use only.

The proposed building meets the requirements of the DDG in terms of use, placement, and height.

DEVELOPMENT REVIEW COMMITTEE (DRC)

The site plan was reviewed by the DRC on November 7, 2017, which includes personnel from the BSO Fire, Public Services, the City's landscape consultant and Community Development Department's Planning Division. The applicant has several outstanding staff comments that must be addressed prior to issuance of a building permit, or otherwise specified time frame, which are provided below. The outstanding DRC comments are listed as conditions of approval in the resolution.

CONDITIONS OF APPROVAL

1. **COST RECOVERY:** per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred (Planning).
2. **RAC TRAFFIC IMPACT MITIGATION:** Resolution No. 2014-049 established a rate of \$21.26 per p.m. peak hour trip. Kimley-Horn identifies 245 PM Peak trips, therefore, \$5,208.70 (245 X 21.26) is due prior to issuance of a building permit (Planning).
3. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing (Planning).
4. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project (Planning).
5. Per O-2017-027, commercial properties under construction are required to provide security to fencing with screening showing project rendering when adjacent to ROW (Planning).
6. Per City's LDC, Section 635-50:
(M) "The location, dimensions and character of construction of proposed curb cuts, entrances and exits, parking and loading areas (including number of parking spaces and loading spaces), pedestrian use areas, and vehicular use areas";
 - Number of parking spaces required and provided not clear. Sheet A1.02 and C-400A conflict (Patron areas & meeting room/ball room versus Commercial & Supporting uses) & Sheet C-400A does not include required/provided parking for hotel use.
 - Sheet A1.02 identifies 292 parking spaces provided, but Sheet A2.03 shows $287 + 8 \text{ ADA} = 295$. Revise accordingly.
 - Provide note on plan that identifies where parking for each use will be located.
(Y) The following computations:
 - (3) Total existing and proposed square footage of buildings and breakdowns by floor, use type, bay or tenant space, and dwelling unit, including required and provided minimum floor areas;

- On Sheet A1.02 must identify on site plan the square foot proposed on Floor 3 for ballroom/restaurant use in order to calculate required parking.
14. Identify the square footage of retail, restaurant, meeting rooms, ball rooms, etc. (totaling 31,430 sf), in parking table and identify the required and provided parking for these uses. The square footage of the 2nd floor is identified as 29,209, the parking requirements only account for 15,293sf. Same for 3rd floor. Identify all calculations and related information (such as location of parking) o Sheet A1.02 (Planning).
 15. The parking designated for hotel use is required and will be for the exclusive use of the hotel in perpetuity (Planning).
 16. Must identify required and provided parking for all uses: Hotel, restaurant, meeting/ballrooms, etc. in site plan calculations.
 17. Identify where parking garage #4 is located on Sheet C-400A or provide note on Sheet C-400A.
 18. On Sheet A4.13 revisit the transition blend; 9'6" provided run at 6.6%. The dimensions of Parking, 5th Edition, a publication by The Urban Land Institute and the National Parking Association, recommends 12' run (minimum) at 6% grade. Please accommodate this in your design (Engineering).
 19. Sheet A2.01: Please revise ground floor plan to show proposed Finished Floor Elevations (Flood Plain Reviewer).
 20. "Sector" sheets A3.01, A3.1, A3.21, A3.33 could not be located (Flood Plain Reviewer).
 21. Overall, a determination cannot be made based on the submittal as to whether the project meets the flood provisions of Chapter 12 of the Dania Beach Code of Ordinances and the Florida Building Code (Flood Plain Reviewer).

CITY COMMISSION PREVIOUS ACTION

June 27, 2017 City Commission approved a site plan modification for Dania Pointe, Phase 1.

March 14, 2017 City Commission approved the rezoning, vacation and site plan for the Burger King site.

November 21, 2016 City Commission approved a partial site plan for Dania Pointe, Phase 2.

June 14, 2016 City Commission approved a partial site plan for Dania Pointe, Phase 2.

May 24, 2016 City Commission approved the rezoning application on second reading.

February 23, 2016 City Commission approved the plat for the Subject Property on second reading.

February 9, 2016 City Commission approved a text amendment to the City's Code of Ordinance, Alcohol regulations for the Subject Property on second reading.

January 12, 2016 City Commission approved a Tree Removal and Mitigation Agreement for the Subject Property.

October 27, 2015 City Commission approved a LDC Text Amendment to allow site preparation before site plan approval for this site.

October 13, 2015 City Commission approved the establishment of the Planned Mixed Use Development Zoning District on second reading.

February 24, 2015 City Commission approved a Temporary Use to allow storage of fill on the site.

September 9, 2014 City Commission rezoned several properties from industrial to commercial zoning.

STAFF RECOMMENDATION

Approve the Site Plan resolution with the remaining DRC comments as conditions of approval which must be addressed prior to issuance of a building permit.

RESOLUTION NO. 2017-155

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE SITE PLAN (SP-107-17) SUBMITTED BY JOSEPH DENIS ON BEHALF OF DANIA LIVE 1748, LLC FOR PROPERTY GENERALLY LOCATED ON THE NORTH SIDE OF STIRLING ROAD BETWEEN BRYAN ROAD AND INTERSTATE 95 WITHIN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A," A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Chapter 28, Part 6 of the Dania Beach Land Development Code (the "LDC"), Article 635 "Development Review Procedures and Requirements," and Article 340 "Planned Mixed-Use Development District (PMUD)," Section 340-40 "Development Design Guidelines (DDG)," provides that site plan approval is required as a condition to the issuance of a building permit; and

WHEREAS, LDC Article 340 "Planned Mixed-Use Development District (PMUD)," Section 340-30(S) "Site plan approval," provides that site development shall comply with the established PMUD regulations and the approved DDG; and

WHEREAS, Resolution No. 2016-160 approved a site plan for portions of Dania Pointe Phase II, consisting of approximately 473,418 square feet of commercial buildings to be located at the northwest corner of Stirling Road and Bryan Road in the City of Dania Beach, Florida (the "City"); and

WHEREAS, Joseph Denis, on behalf of Dania Live 1748, LLC (the "Applicant") is requesting site plan approval to permit the development of additional areas of Dania Pointe Phase II, consisting of approximately 31,430 square feet of commercial uses and 350 hotel rooms to be located at the northwest corner of Stirling Road and Bryan Road in the City; and

WHEREAS, the site plan application (SP-107-17) has been reviewed for compliance with the approved Dania Pointe DDG in accordance with Article 635 and Article 340 of the LDC; and

WHEREAS, the City Commission conducted a duly noticed public hearing in accordance with Article 610 of the LDC; and

WHEREAS, the City Commission finds that the approval of the Site Plan (SP-107-17) will protect the health, safety, and welfare of the residents of the City, and furthers the purpose, goals, objectives and policies of the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing “WHEREAS” clauses are ratified and confirmed as being true and correct and they are made a specific part of this Resolution.

Section 2. That pursuant to Chapter 28, Part 6 of the Dania Beach Land Development Code (the “LDC”), Article 635 “Development Review Procedures and Requirements,” and Article 340 “Planned Mixed-Use Development District (PMUD),” Section 340-40 “Development Design Guidelines (DDG),” the Site Plan (SP-107-17), attached as Exhibit “B” which is made a part of and incorporated into this Resolution by reference, is approved.

Section 3. That the approvals granted by this Resolution are subject to the Applicant’s compliance with the following conditions which must be addressed prior to issuance of a building permit, unless otherwise identified:

CONDITIONS OF APPROVAL

1. **COST RECOVERY:** per Article 685, cost recovery funds may be utilized for various costs of the city’s administrative and outside fee consultants for the processing and review of applications. Per City Attorney’s request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred (Planning).
2. **RAC TRAFFIC IMPACT MITIGATION:** Resolution No. 2014-049 established a rate of \$21.26 per p.m. peak hour trip. Kimley-Horn identifies 245 PM Peak trips, therefore, \$5,208.70 (245 X 21.26) is due prior to issuance of a building permit (Planning).
3. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing (Planning).
4. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project (Planning).
5. Per O-2017-027, commercial properties under construction are required to provide security to fencing with screening showing project rendering when adjacent to ROW (Planning).
6. Per City’s LDC, Section 635-50:
(M) “The location, dimensions and character of construction of proposed curb cuts, entrances and exits, parking and loading areas (including number of parking spaces and loading spaces), pedestrian use areas, and vehicular use areas”;
 - Number of parking spaces required and provided not clear. Sheet A1.02 and C-400A conflict (Patron areas & meeting room/ball room versus Commercial & Supporting uses) & Sheet C-400A does not include required/provided parking for hotel use.
 - Sheet A1.02 identifies 292 parking spaces provided, but Sheet A2.03 shows 287 + 8 ADA = 295. Revise accordingly.

- Provide note on plan that identifies where parking for each use will be located.
- (Y) The following computations:
- (3) Total existing and proposed square footage of buildings and breakdowns by floor, use type, bay or tenant space, and dwelling unit, including required and provided minimum floor areas;
 - On Sheet A1.02 must identify on site plan the square foot proposed on Floor 3 for ballroom/restaurant use in order to calculate required parking.
14. Identify the square footage of retail, restaurant, meeting rooms, ball rooms, etc. (totaling 31,430 sf), in parking table and identify the required and provided parking for these uses. The square footage of the 2nd floor is identified as 29,209, the parking requirements only account for 15,293sf. Same for 3rd floor. Identify all calculations and related information (such as location of parking) on Sheet A1.02 (Planning).
 15. The parking designated for hotel use is required and will be for the exclusive use of the hotel in perpetuity (Planning).
 16. Must identify required and provided parking for all uses: Hotel, restaurant, meeting/ballrooms, etc. in site plan calculations.
 17. Identify where parking garage #4 is located on Sheet C-400A or provide note on Sheet C-400A.
 18. On Sheet A4.13 revisit the transition blend; 9'6" provided run at 6.6%. The dimensions of Parking, 5th Edition, a publication by The Urban Land Institute and the National Parking Association, recommends 12' run (minimum) at 6% grade. Please accommodate this in your design (Engineering).
 19. Sheet A2.01: Please revise ground floor plan to show proposed Finished Floor Elevations (Flood Plain Reviewer).
 20. "Sector" sheets A3.01, A3.1, A3.21, A3.33 could not be located (Flood Plain Reviewer).
 21. Overall, a determination cannot be made based on the submittal as to whether the project meets the flood provisions of Chapter 12 of the Dania Beach Code of Ordinances and the Florida Building Code (Flood Plain Reviewer).

Section 4. That pursuant to Section 14 "Site Plan Submittals" of the Dania Pointe PMUD Design Development Guidelines, the Site Plan (SP-107-17) approval shall automatically expire and become null and void five (5) years from the effective date of this Resolution unless the Applicant files a complete building permit application and secures approval of building permits for the improvements shown on the Site Plan within the five (5) year time frame, unless an extension is granted by the City Commission.

Section 5. That issuance of a development permit by a municipality does not in any way create any right on the part of an applicant to obtain a permit from a state or federal agency,

and does not create any liability on the part of the municipality for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law.

Section 6. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 7. That this Resolution shall be in force and take effect immediately upon its passage and adoption.

PASSED AND ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

Exhibit "A"

Legal Description

PARCEL OF LAND BEING A PORTION OF SECTION 33, TOWNSHIP 50 SOUTH, RANGE 42 EAST, BROWARD COUNTY, FLORIDA; SAID PARCEL CONTAINING ALL OF OR PORTIONS OF THE FOLLOWING DESCRIBED PLATS AND ROAD RIGHT-OF-WAYS:

ALL OF BLOCK 7 AND A PORTION OF BLOCK 8, TIGERTAIL GROVE RESUBDIVISION, RECORDED IN PLAT BOOK 30, PAGE 20; A PORTION OF TRACT "A", "RE-AMENDED PLAT OF HOLLYWOOD PALMS", RECORDED IN PLAT BOOK 36, PAGE 46; A PORTION OF TRACT "A", "THE GADDIS PLAT", RECORDED IN PLAT BOOK 112, PAGE 7; A PORTION OF PARCEL "A", DUKE & DUKE SUBDIVISION, RECORDED IN PLAT BOOK 124, PAGE 48; ALL OF PARCEL "A", DANIA OFFICE PARK, RECORDED IN PLAT BOOK 130, PAGE 29; ALL OF PARCEL "A", COMMERCE CENTER OF DANIA, RECORDED IN PLAT BOOK 135, PAGE 44; ALL OF PARCEL "A", SAN-MAR PLAT, RECORDED IN PLAT BOOK 142, PAGE 18; ALL OF PARCEL "A", "DANIA BEACH AIR & PORT COMMERCE CENTER", RECORDED IN PLAT BOOK 177, PAGES 81 THRU 83; A PORTION OF TIGERTAIL BOULEVARD (N.W. 1ST STREET) RIGHT-OF-WAY, LYING EAST OF THE WEST LINE OF THE SOUTHEAST ONE-QUARTER (S.E. 1/4) OF SAID SECTION 33 AND WEST OF THE WEST RIGHT-OF-WAY LINE OF BRYAN ROAD; A PORTION OF DANIA BEACH BOULEVARD RIGHT-OF-WAY, LYING EAST OF THE EAST RIGHT-OF-WAY LINE OF INTERSTATE 95 (STATE ROAD 9) AND WEST OF THE WEST RIGHT-OF-WAY LINE OF BRYAN ROAD; ALL OF THE ABOVE REFERENCED PLATS BEING RECORDED IN THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; SAID PARCEL AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST ONE-QUARTER (S.E. 1/4) OF SAID SECTION 33;

THENCE N.01°41'47" W., ALONG THE WEST LINE OF SAID SOUTHEAST ONE-QUARTER (S.E. 1/4), A DISTANCE OF 668.72 FEET, TO THE MOST NORTHERLY SOUTHWEST CORNER OF SAID PARCEL "A", SAN-MAR PLAT AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL OF LAND;

THENCE S.87°32'08"W. ALONG THE SOUTH LINE OF PARCEL "A", DUKE & DUKE SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 124, PAGE 48 OF THE PUBLIC RECORDS OF BROWARD COUNTY FLORIDA, A DISTANCE OF 49.21 FEET;

THENCE N.12°26'03"E., A DISTANCE OF 201.54 FEET, TO A POINT ON THE EAST LINE OF PARCEL 'A", SAID DUKE & DUKE SUBDIVISION;

THENCE N.01°41'47"W., ALONG SAID EAST LINE AND THE WEST LINE OF PARCEL "A", OF SAID SAN-MAR PLAT, A DISTANCE OF 231.30 FEET;

THENCE S.88°18'13"W., A DISTANCE OF 513.30 FEET, TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF INTERSTATE 95 (S.R. 9), SAID POINT ALSO BEING ON THE ARC OF A NON-TANGENT CURVE CONCAVE TO THE WEST, A RADIAL LINE OF SAID CURVE THROUGH SAID POINT HAVING A BEARING OF N.89°43'55"E. (THE FOLLOWING TWO COURSES BEING COINCIDENT WITH THE EAST RIGHT OF WAY LINE OF SAID INTERSTATE 95 (S.R. 9);

THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, HAVING A CENTRAL ANGLE OF 04°00'14" AND A RADIUS OF 5,929.65 FEET, FOR AN ARC DISTANCE OF 414.38 FEET, TO A POINT OF TANGENCY;

THENCE N.04°16'19"W., ALONG A LINE TANGENT TO THE LAST DESCRIBED CURVE, A DISTANCE OF 1,158.32 FEET, TO THE NORTHWEST CORNER OF SAID PARCEL "A", COMMERCE CENTER OF DANIA;

THENCE N.87°26'02"E., ALONG NORTH LINE OF SAID PARCEL "A" AND THE NORTH LINE OF THE SOUTHWEST ONE-QUARTER (S.W. 1/4) OF SAID SECTION 33, A DISTANCE OF 569.57 FEET, TO THE NORTHEAST CORNER OF THE SAID SOUTHWEST ONE-QUARTER (S.W. 1/4), SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID TRACT "A", "RE-AMENDED PLAT OF HOLLYWOOD PALMS";

THENCE N.01°41'47"W., ALONG THE WEST LINE OF THE NORTHEAST ONE-QUARTER (N.E. 1/4) OF SAID SECTION 33 AND THE WEST LINE OF SAID TRACT "A", A DISTANCE OF 295.03 FEET, TO A POINT ON THE NORTH LINE OF THE SOUTH 295.00 FEET OF SAID TRACT "A";

THENCE N.87°26'02"E., ALONG A LINE PARALLEL WITH THE SOUTH LINE OF SAID TRACT "A", A DISTANCE OF 1,324.07 FEET, TO A POINT ON THE EAST LINE OF SAID TRACT "A";

THENCE S.01°44'05"E., ALONG SAID EAST LINE, A DISTANCE OF 295.03 FEET, TO THE SOUTHEAST CORNER OF SAID TRACT "A";

THENCE S.87°26'02"W., ALONG THE SOUTH LINE OF SAID TRACT "A", A DISTANCE OF 15.00 FEET, TO THE NORTHEAST CORNER OF SAID PARCEL "A", DANIA OFFICE PARK;

THENCE S.01°29'36"E., ALONG A LINE 40 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE WEST ONE-HALF (W. 1/2) OF THE SOUTHEAST ONE-QUARTER (S.E. 1/4), A DISTANCE OF 2,295.74 FEET;

THENCE S.05°20'43"W., A DISTANCE OF 100.78 FEET;

THENCE S.01°29'36"E., A DISTANCE OF 200.00 FEET, TO THE MOST NORTHERLY SOUTHEAST CORNER OF SAID PARCEL "A";

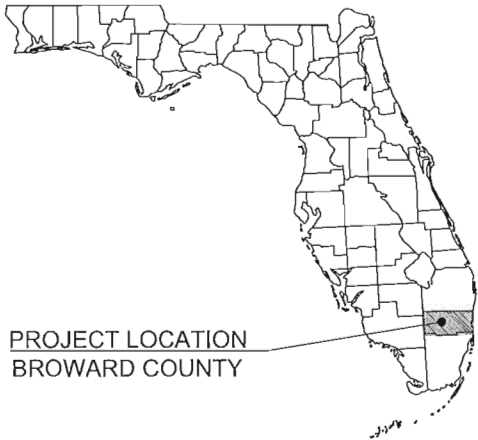
THENCE S.43°02'17"W., A DISTANCE OF 42.08 FEET, TO THE MOST SOUTHERLY SOUTHEAST CORNER OF SAID PARCEL "A", (THE FOLLOWING THREE COURSES BEING COINCIDENT WITH THE SOUTH LINE OF SAID PARCEL "A");

THENCE S.87°34'11"W., A DISTANCE OF 53.26 FEET;
 THENCE N.85°35'15"W., A DISTANCE OF 100.72 FEET;
 THENCE S.87°34'11"W., A DISTANCE OF 200.03 FEET, TO THE MOST SOUTHERLY
 SOUTHWEST CORNER OF SAID PARCEL "A", SAID POINT ALSO BEING A POINT ON
 THE EAST LINE OF SAID TRACT "A", "THE GADDIS PLAT";
 THENCE S.01°32'39"E., ALONG THE EAST LINE OF SAID TRACT "A", A DISTANCE OF
 10.00 FEET, TO THE SOUTHEAST CORNER OF SAID TRACT "A";
 THENCE S.87°34'11"W., ALONG THE SOUTH LINE OF SAID TRACT "A", A DISTANCE
 OF 2.85 FEET (THE FOLLOWING THREE COURSE BEING COINCIDENT WITH THE
 NORTH RIGHT-OF-WAY LINE OF STIRLING ROAD (S.R. 848) AS DEDICATED BY
 OFFICIAL RECORD BOOK 22110, PAGE 521 OF SAID PUBIC RECORDS);
 THENCE N.78°56'04"W., A DISTANCE OF 51.42 FEET;
 THENCE S.87°34'11"W., A DISTANCE OF 217.00 FEET;
 THENCE S.02°25'49"E., A DISTANCE OF 12.00 FEET, TO A POINT ON THE SOUTH LINE
 OF SAID TRACT "A";
 THENCE S.87°34'11"W., ALONG THE SOUTH LINE OF SAID TRACT "A", AND THE
 WESTERLY EXTENSION THEREOF, A DISTANCE OF 269.97 FEET;
 THENCE S.01°32'39"E., A DISTANCE OF 2.00 FEET, TO A POINT ON A LINE 53.00 FEET
 NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE SAID SOUTHEAST ONE-
 QUARTER (S.E.1/4);
 THENCE S.87°34'11"W., ALONG SAID PARALLEL LINE A DISTANCE OF 30.14 FEET, TO
 A POINT ON THE SOUTHERLY EXTENSION OF THE EAST LINE OF PARCEL "A",
 "STIRLING ROAD PLAZA", RECORDED IN PLAT BOOK 178, PAGE 112, OF SAID
 PUBLIC RECORDS;
 THENCE N.01°38'44"W., ALONG SAID SOUTHERLY EXTENSION, ALONG SAID EAST
 LINE AND ALONG THE EAST LINE OF PARCEL "A", HILTON GARDENS AT STIRLING
 ROAD, RECORDED IN PLAT BOOK 171, PAGE 14, OF SAID PUBLIC RECORDS, A
 DISTANCE OF 615.92 FEET, TO THE NORTHEAST CORNER OF SAID PARCEL "A";
 THENCE S.87°32'08"W., ALONG THE NORTH LINE OF SAID PARCEL "A", A DISTANCE
 OF 335.53 FEET; TO THE POINT OF BEGINNING;
 SAID LAND SITUATE WITHIN THE CITY OF DANIA BEACH, BROWARD COUNTY,
 FLORIDA, CONTAINING 102.03 ACRES, (4,444,235 SQUARE FEET), MORE OR LESS.

Exhibit “B”

Site Plan

Plotted By: Meeks, Ltz. Sheet: Site: Dania Pointe Phase II. Layout: C-000 COVER SHEET BUILDING P. November 27, 2017. 04:02:08pm. K:\VRB_LDEV\147372007_Dania Boomer\CAD\Plan\Sheet\Phase 2\VC-000 COVER SHEET.dwg
This document, together with the concepts and designs presented herein, is an instrument of service, and is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and approval by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



PROJECT LOCATION
BROWARD COUNTY

PROJECT TEAM

OWNER/DEVELOPER

JOE DENIS
DANIA LIVE 1748, LLC
6050 PIEDMONT ROW DRIVE SOUTH, STE 200
CHARLOTTE, NC 28267
(704) 362-6112
jdenis@kimcorealty.com

ARCHITECT

JOHN COLLETTE
MCG ARCHITECTURE
7100 EAST PLEASANT VALLEY ROAD, SUITE 320
CLEVELAND, OH 44131
(216) 520-1551
FAX: (216) 520-1567

SURVEYOR

RICK CRAWFORD
STONER & ASSOCIATES, INC.
4341 S.W. 62ND AVENUE
DAVIE, FL 33314
(954) 585-0997
FAX: (954) 585-3927

CIVIL ENGINEER

MELIBE S. THOMAS, P.E.
KIMLEY-HORN AND ASSOCIATES, INC.
445 24TH STREET, SUITE 200
VERO BEACH, FLORIDA 32960
(772) 794-4100

LANDSCAPE ARCHITECT

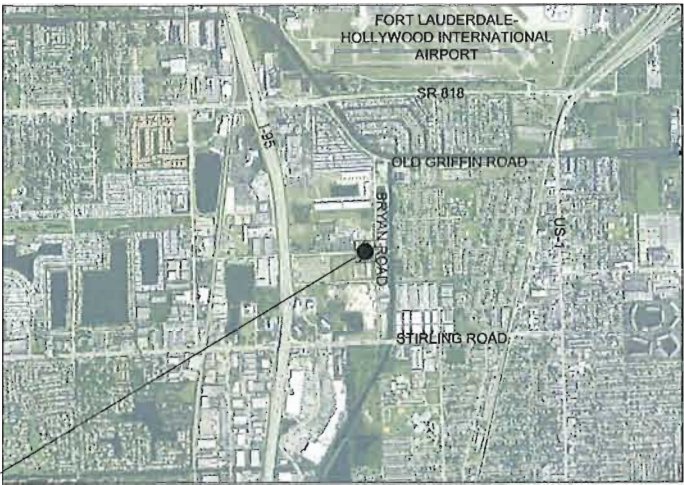
JONATHAN HAIGH, RLA
KIMLEY-HORN AND ASSOCIATES, INC.
1920 WEKIVA WAY, SUITE 200
WEST PALM BEACH, FL 33411
(561) 845-0665

ENVIRONMENTAL CONSULTANT

JASON SHEASLEY
KIMLEY-HORN AND ASSOCIATES, INC.
12740 GRAN BAY PARKWAY WEST, SUITE 2350
JACKSONVILLE, FL 32258
(904) 828-3960

GEOTECHNICAL CONSULTANT

PETER READ, P.E.
UNIVERSAL ENGINEERING SERVICES
1818 7TH AVENUE NORTH, UNIT 1
LAKE WORTH, FL 33461
(561) 540-6200



PROJECT LOCATION

VICINITY
N.T.S.



LIST OF CONTACTS

STORMWATER

BROWARD COUNTY SURFACE WATER MANAGEMENT
1 NORTH UNIVERSITY DRIVE, 201A
PLANTATION, FL 33324
(954) 519-1473
CONTACT: ASHLEY RESTA

WATER

CITY OF DANIA BEACH
1201 STIRLING ROAD
DANIA BEACH, FL 33004
(954) 924-3615
CONTACT: RONNIE NAVARRO

SANITARY SEWER

CITY OF DANIA BEACH
1201 STIRLING ROAD
DANIA BEACH, FL 33004
(954) 924-3615
CONTACT: RONNIE NAVARRO

FIRE PREVENTION

BROWARD COUNTY FIRE MARSHAL
DANIA BEACH DISTRICT
100 W DANIA BEACH BOULEVARD
DANIA BEACH, FL 33004
(954) 342-4262

PLANNING AND ZONING

CITY OF DANIA BEACH
100 WEST DANIA BEACH BOULEVARD
DANIA BEACH, FL 33004
(954) 924-6805
CONTACT: CORINNE LAJOIE

ENGINEERING

CITY OF DANIA BEACH
PUBLIC SERVICES DEPARTMENT
1201 STIRLING ROAD
DANIA BEACH, FL 33004
(954) 924-6805
CONTACT: ELEANOR NORENA

BUILDING DIVISION

CITY OF DANIA BEACH
100 WEST DANIA BEACH BOULEVARD
DANIA BEACH, FL 33004
(954) 924-6805 EXT. 3845
CONTACT: ELEANOR NORENA

LANDSCAPING AND TREE PRESERVATION

METRIC ENGINEERING
13940 SW 136TH STREET
MIAMI, FL 33186
(305) 235-5088 EXT. 173
CONTACT: DANIEL PARABOK

FDOT

DISTRICT 4 PERMITTING
3400 WEST COMMERCIAL BOULEVARD
(954) 777-4372
CONTACT: ROGER LEMIEUX

ELECTRIC PROVIDER

FLORIDA POWER AND LIGHT
4000 DAVIE ROAD EXTENSION
HOLLYWOOD, FL 33024
(954) 442-6361
CONTACT: DAVID GILL

TELEPHONE PROVIDER

AT&T
8601 W. SUNRISE BLVD.
PLANTATION, FL 33322
(954) 478-2734
CONTACT: EDUARDO IBARRA

NATURAL GAS PROVIDER

TECO PEOPLES GAS
5101 NW 21ST AVENUE, SUITE 480
(954) 453-0794
CONTACT: DAVID RIVERA

SITE PLAN SUBMITTAL

FOR

DANIA POINTE - BUILDING P

LOCATED IN

CITY OF DANIA BEACH, FLORIDA

SECTION 33, TOWNSHIP 50S, RANGE 42E

Sheet List Table

C-000	COVER SHEET
C-100A	BUILDING P ZONING ANALYSIS
C-402	SITE PLAN
C-502	DRAINAGE PLAN
C-521	PAVING AND GRADING PLAN
C-530	PAVING, GRADING AND DRAINAGE DETAILS
C-531	PAVING, GRADING AND DRAINAGE DETAILS
C-602	UTILITY PLAN
L-102	LANDSCAPE PLAN
L-110	LANDSCAPE DETAILS
L-111	LANDSCAPE NOTES
L-202	IRRIGATION PLAN
L-210	IRRIGATION DETAILS
L-211	IRRIGATION NOTES
L-212	IRRIGATION NOTES
L-302	HARDSCAPE PLAN
L-310	HARDSCAPE DETAILS
L-311	HARDSCAPE DETAILS
L-312	HARDSCAPE DETAILS
L-313	HARDSCAPE DETAILS
L-314	HARDSCAPE DETAILS

ISSUED FOR REVIEW:	10/13/2017
ISSUED FOR BID:	_____
ISSUED FOR CONSTRUCTION:	_____
LATEST REVISION DATE:	10/13/2017

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

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SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Kimley»Horn

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445 24TH STREET, SUITE 200, VERO BEACH, FL 32960
PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 00000596

LICENSED PROFESSIONAL

KEVIN M. HORN, P.E.

FLORIDA LICENSE NUMBER 52074

DATE: _____

KHA PROJECT 147507000

DATE 10/13/2017

SCALE AS SHOWN

DESIGNED BY ESM

DRAWN BY ESM

CHECKED BY MIST

COVER SHEET

DANIA POINTE - BUILDING P

PREPARED FOR

DANIA LIVE 1748, LLC

CITY OF DANIA BEACH

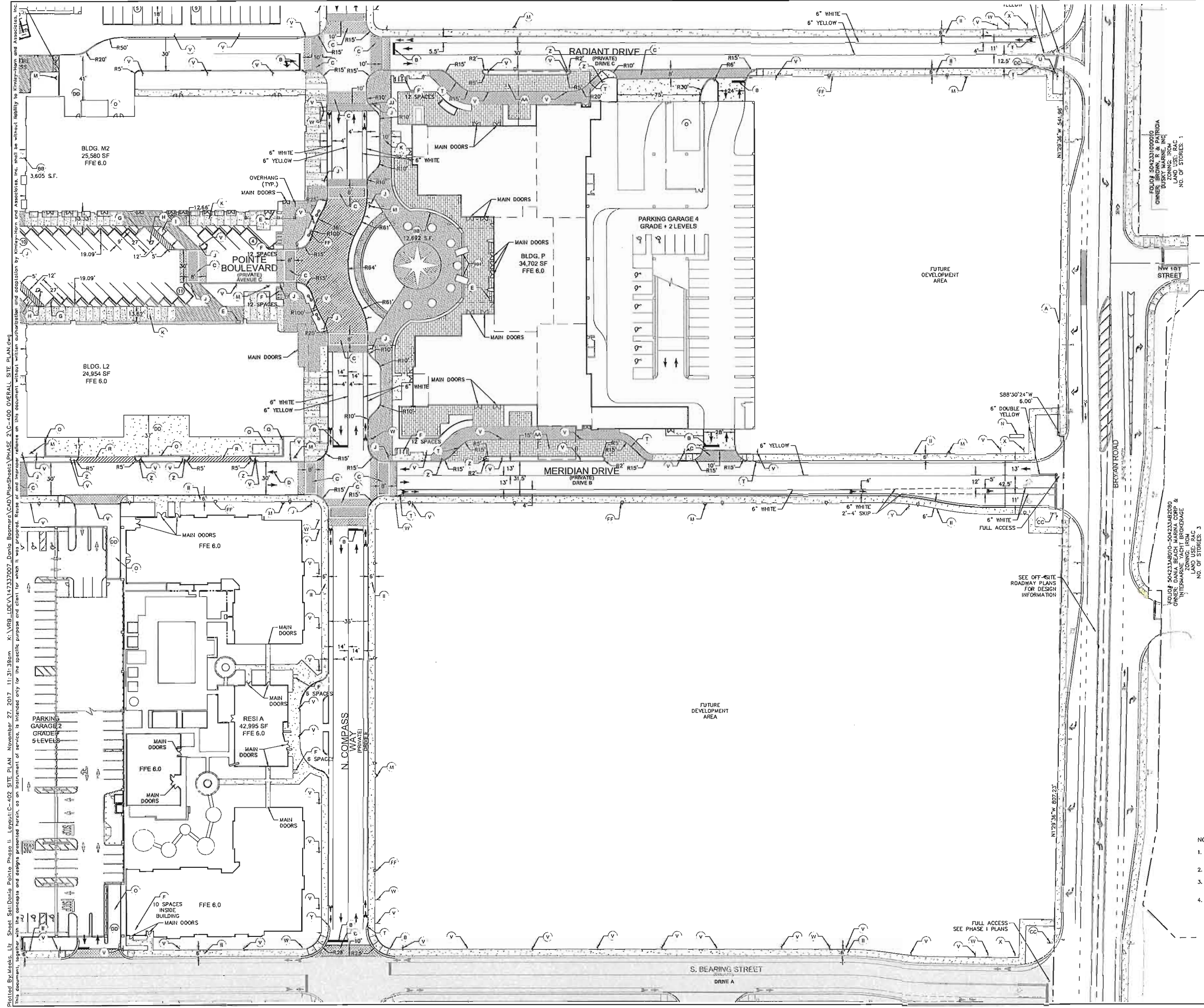
FLORIDA

SHEET NUMBER
C-000

REVISIONS

DATE

BY



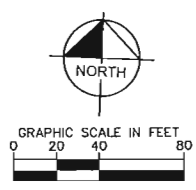
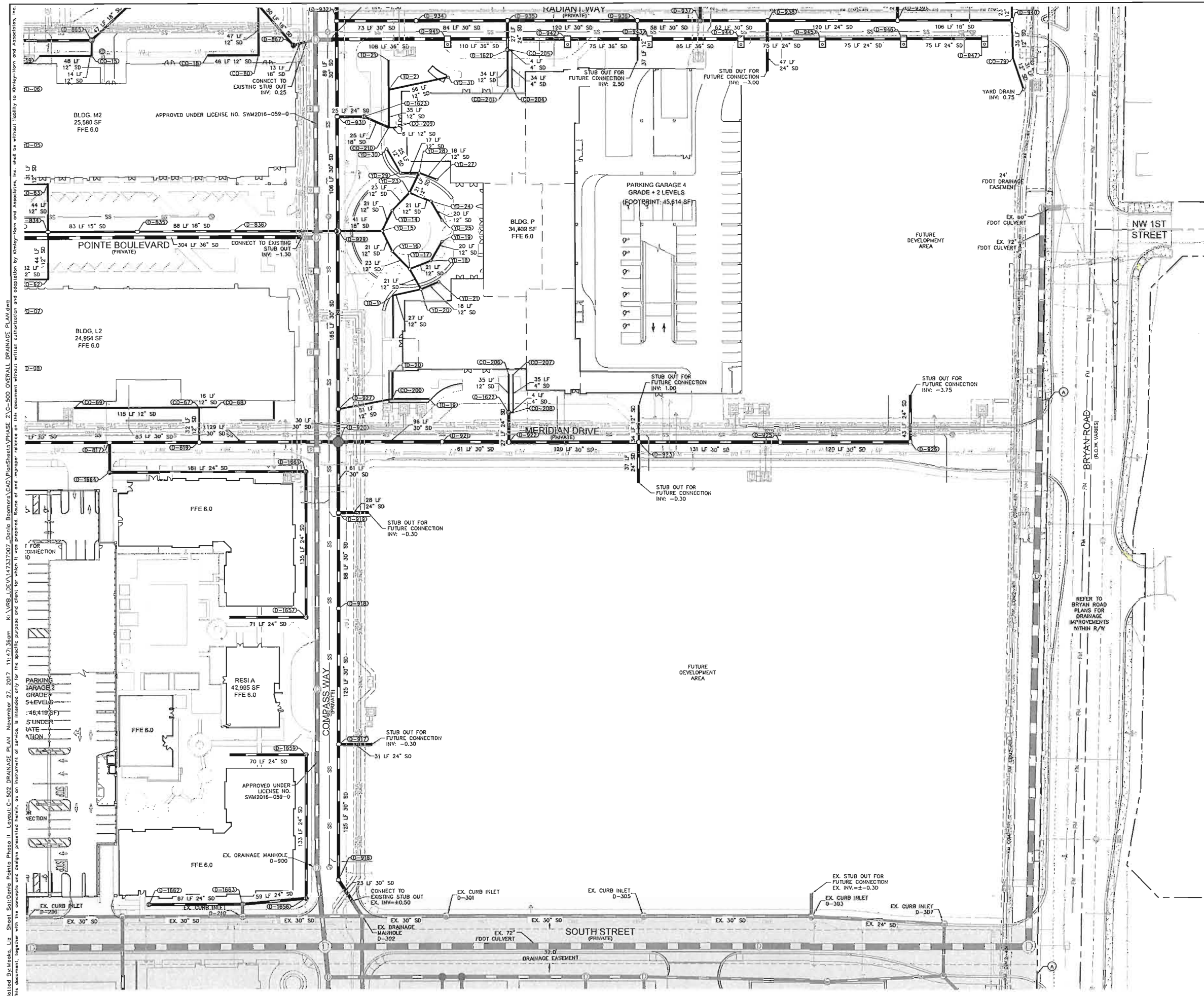
- LEGEND**
- (A) PROPERTY LINE
 - (B) 30' STOP SIGN (R1-1) WITH 24" WHITE STOP BAR (TYP.)
 - (C) COLORED STAY/PED ASPHALT CROSSWALK
 - (D) TRAFFIC FLOW ARROW (TYP.)
 - (E) MAIL RECEPTACLE
 - (F) BIKE RACK (TYP.) (SEE DETAIL SHEET C-530)
 - (G) ACCESSIBLE PARKING AND PENALTY SIGN (TYP.)
 - (H) ACCESSIBLE PAVEMENT MARKING (TYP.)
 - (I) ACCESSIBLE CURB RAMP (TYP.)
 - (J) YIELD HERE TO PEDESTRIANS SIGN (R1-5L/R)
 - (K) SIDEWALK (SEE HARDSCAPE PLANS FOR TREATMENT)
 - (L) CONCRETE BOLLARD (TYP.)
 - (M) FIRE HYDRANT (TYP.)
 - (N) SIGN (REFER TO SIGNAGE PLANS)
 - (O) TRASH COLLECTION AREA
 - (P) FENCE WITH SLIDING GATE (REFER TO ARCH. PLANS)
 - (Q) SCREEN WALL (REFER TO ARCH. PLANS)
 - (R) 10' WHITE, 10. O.C.
 - (S) 3' CURB TRANSITION
 - (T) 6' CURB TRANSITION
 - (U) RIGHT TURN ONLY SIGN (R5-3R)
 - (V) NO PARKING - FIRE LANE SIGN (R53)
 - (W) BIKE LANE SIGN (R3-17)
 - (X) SPEED LIMIT SIGN (R2-1)
 - (Y) BEGIN RIGHT TURN LANE SIGN (R4-4)
 - (Z) DO NOT ENTER SIGN (R5-1)
 - (AA) DROPOFF AREA, NO PARKING
 - (BB) PUBLIC SPACE
 - (CC) STREET NAME SIGN (D3-1)
 - (DD) LOADING AREA
 - (EE) NOT USED
 - (FF) LIGHT POLE (TYP.) (REFER TO LIGHTING PLANS)
 - (GG) NOT USED
 - (HH) KIOSK
 - (II) CONCRETE SIDEWALK (SEE DETAIL SHEET C-531)
 - (JJ) BIKE LANE ENDS SIGN (R3-17A)
- SIGNAGE/MARKING LEGEND**
- (KK) 12'X18" ACCESSIBLE PARKING SIGN (FTP-20-06)
 - (LL) 6'X12" ACCESSIBLE PARKING PENALTY SIGN (FTP-22-06)
 - (MM) 30'X30" STOP SIGN (R1-1)
 - (NN) 36'X36" YIELD HERE TO PEDESTRIANS SIGN (R1-5L/R)
 - (OO) 12'X18" NO PARKING - FIRE LANE SIGN (R53)
 - (PP) BICYCLE LANE
 - (QQ) 24'X30" SPEED LIMIT SIGN (R2-1)
 - (RR) 24'X30" BIKE LANE SIGN (R3-17)
 - (SS) 24'X30" BEGIN RIGHT TURN LANE SIGN (R4-4)
 - (TT) 24'X30" BIKE LANE ENDS SIGN (R3-16A)
 - (UU) STREET SIGN (REFER TO SIGNAGE PLANS)
 - (VV) 30'X30" DO NOT ENTER SIGN (R5-1)

- NOTES:**
1. REFER TO PAVING, GRADING AND DRAINAGE DETAILS SHEET C-530 FOR PAVEMENT AND STRIPING DETAILS.
 2. REFER TO LANDSCAPE PLANS FOR LANDSCAPE DETAILS.
 3. ALL STRIPING ON ROADWAYS AND DRIVE AISLE (STOP BARS, CROSSWALKS, CENTER LANE STRIPING) SHALL BE THERMOPLASTIC.
 4. ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.
- THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.
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PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 0000696

KHA PROJECT 147507000	LICENSED PROFESSIONAL KEVIN M. ROBERSON, P.E.	SITE PLAN	DANIA POINTE PHASE II PREPARED FOR DANIA LIVE 1748, LLC	FLORIDA CITY OF DANIA BEACH	
DATE 04/07/2016	DESIGNED BY ESM				
SCALE AS SHOWN	FLORIDA LICENSE NUMBER 52074				
DRAWN BY FSM	CHECKED BY NST				
NO. OF STORIES: 1		NO. OF STORIES: 3		DATE 1/23/17	BY ESM



- LEGEND**
- DRAINAGE WELL
 - DRAINAGE MANHOLE
 - DRAINAGE MANHOLE WITH WEIR
 - DRAINAGE INLET
 - DRAINAGE INLET WITH WEIR
 - CURB INLET
 - CURB INLET WITH WEIR
 - ONE WALLED WEIR
 - TWO WALLED WEIR
 - EXFILTRATION PIPE
 - PROPERTY LINE
 - RIGHT OF WAY
 - C.O. = CLEAN OUT
 - SD = STORM DRAIN
 - YD = YARD DRAIN

- DRAINAGE NOTES**
- REFER TO UTILITY PROFILES FOR CROSSING INFORMATION.

- LEGEND**
- (A) PROPERTY LINE/RIGHT-OF-WAY

- NOTES**
- REFER TO DRAINAGE NOTES ON SHEET C-500.
 - UTILITY SEPARATION NOTES ON SHEET C-500.
 - DRAINAGE VIELLS TO BE INSTALLED FOLLOWING FOEP AND CITY APPROVAL.

DATUM NOTE:
THE VERTICAL DATUM USED FOR THIS PROJECT IS NAVD 1988,
U.S. SURVEY FEET.

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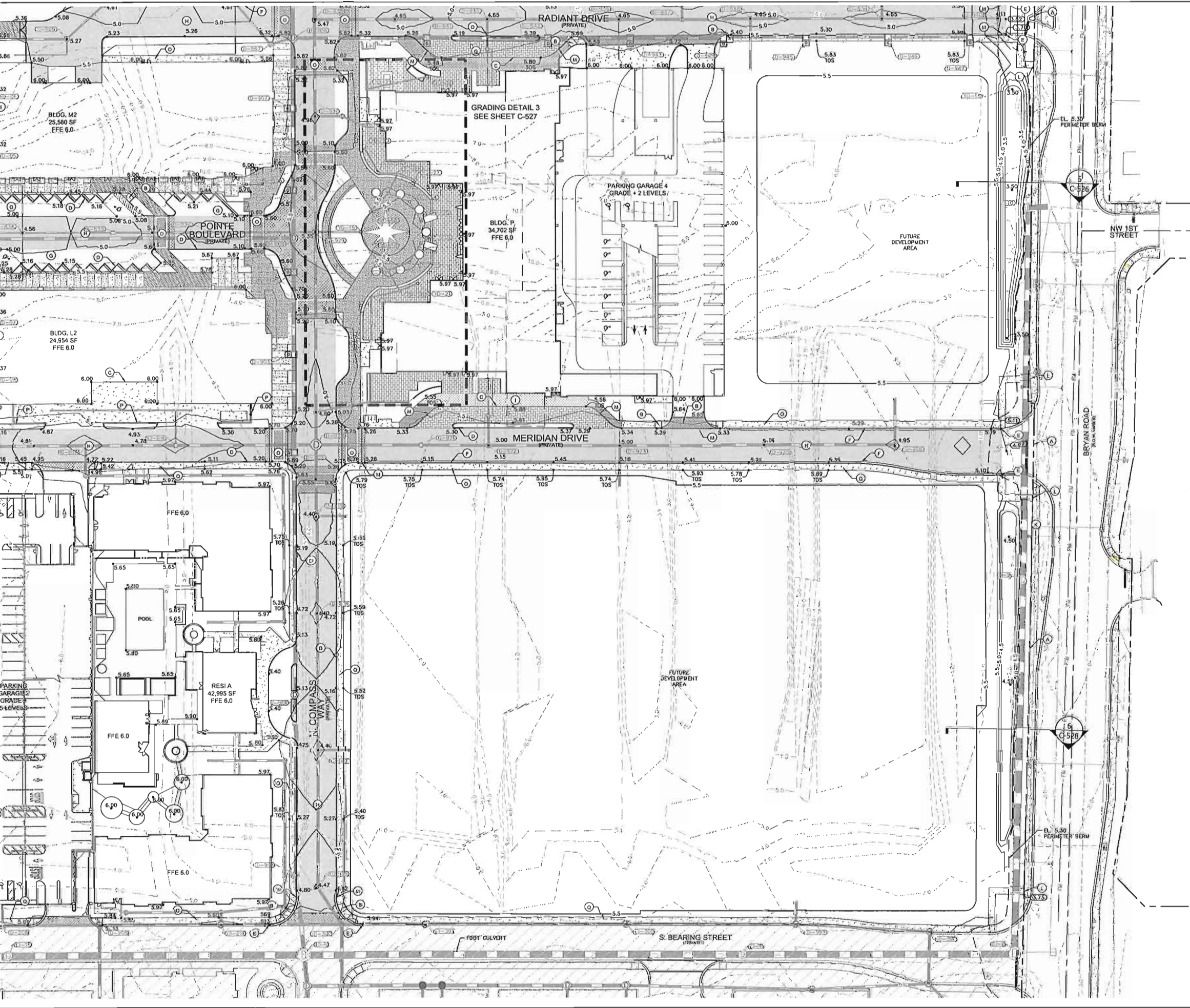
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SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Revised By/Notes: Ltr. Sheet: Sol/Dan/Dania Pointe Phase II, Layout C-502 DRAINAGE PLAN, November 27, 2017 11:47:36am. K:\VRB\LEVA\17137007_Dania Pointe\CAD\PlanSheet\PHASE II\C-502 OVERALL DRAINAGE PLAN.dwg
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KHA PROJECT 147507000	
DATE 04/07/2016	
SCALE AS SHOWN	
DESIGNED BY ESM	
DRAWN BY ESM	
CHECKED BY MST	
DATE	
DANIA POINTE PHASE II PREPARED FOR DANIA LIVE 1748, LLC	
SHEET NUMBER C-502	
CITY OF DANIA BEACH FLORIDA	
REVISED BID SET PH II	
REVISIONS	
DATE	
BY	

Printed By: Mike, U2 Sheet Set: Dania Pointe Phase II, Layout: C-521 PAVING AND GRADING PLAN, November 27, 2017, 11:52:34am. K:\V\B\DEV\147337070\2\Dania Pointe\Phase II\Phase II\PAVING AND GRADING PLAN.dwg
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PAVING AND GRADING NOTES

- SEE SHEET C-519 FOR PAVING AND GRADING NOTES.
- PERIMETER BERM EL= 5.3 REQUIRED AROUND ENTIRE SITE.

- LEGEND**
- (A) PROPERTY LINE / R/W LINE
 - (B) ACCESSIBLE RAMP (TYP.) (SEE DETAIL SHEET C-531)
 - (C) FLUSH PAVEMENT
 - (D) FDOT TYPE 'D' CURB (SEE DETAIL SHEET C-531)
 - (E) TIE TO EXISTING CURB
 - (F) FDOT TYPE 'F' CURB (SEE DETAIL SHEET C-531)
 - (G) STANDARD DUTY ASPHALT PAVEMENT (TYP. PARKING PAVEMENT)
 - (H) HEAVY DUTY ASPHALT
 - (I) SIDEWALK (REFER TO HARDSCAPE PLANS FOR TREATMENT)
 - (J) HEAVY DUTY CONCRETE
 - (K) EXISTING SIDEWALK
 - (L) TIE TO EXISTING SIDEWALK
 - (M) 3 FT CURB TRANSITION
 - (N) FOUNTAIN
 - (O) RAISED CROSSWALK
 - (P) SCREEN WALL
 - (Q) CONCRETE SIDEWALK (SEE DETAIL C-531)
 - (R) NOT USED

- EXISTING 5.3 FT ELEVATION PERIMETER BERM
- - - 5.3 FT ELEVATION PERIMETER BERM
- - - EXISTING CONTOUR
- - - PROPOSED CONTOUR
- XXX PROPOSED SPOT GRADE
- XXX EXISTING SPOT GRADE
- XXX ROADWAY SPOT GRADE
- TOS TOP OF SIDEWALK
- TOC TOP OF CURB
- HP HIGH POINT
- FLOW ARROW
- (G) STANDARD DUTY ASPHALT
- (H) HEAVY DUTY ASPHALT
- [Cross-hatched] HEAVY DUTY STAMPED ASPHALT
- [Dotted] STANDARD DUTY CONCRETE
- [Solid] HEAVY DUTY CONCRETE
- [Blank] AREA NOT INCLUDED

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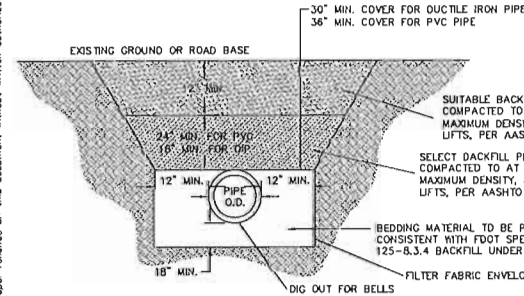
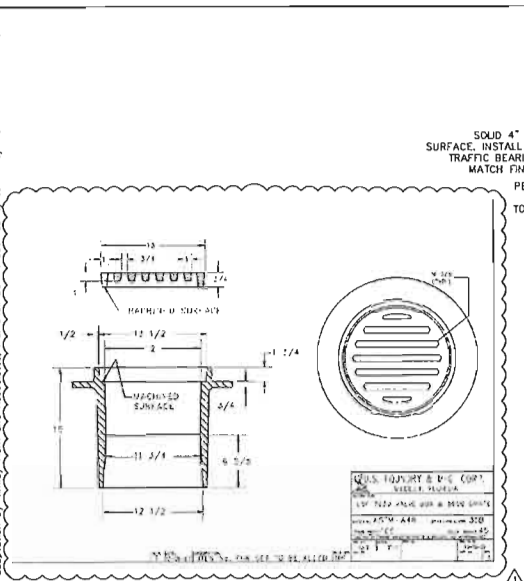
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LICENSED PROFESSIONAL	KEVIN M. RICHMOND, P.E.	FLORIDA LICENSE NUMBER	52074
KHA PROJECT	147507000	DATE	04/07/2016
SCALE	AS SHOWN	DESIGNED BY	ESM
DRAWN BY	ESM	CHECKED BY	MST
DANIA POINTE PHASE II PREPARED FOR DANIA LIVE 1748, LLC		FLORIDA CITY OF DANIA BEACH	
SHEET NUMBER C-521		REVISIONS DATE BY	

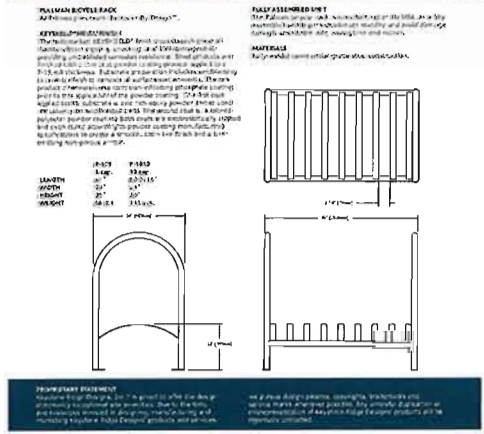
Plotted By: Marks, L.L. Sheet: S-101, Details: Details, Phase II, Layout: C-530 PAVING, GRADING AND DRAINAGE DETAILS, November 27, 2017 12:05:10pm. K:\VBS_LIVE\147337002_Dania Pointe\CAD\Plan\Details\Phase II Layout\C-530 PAVING, GRADING AND DRAINAGE DETAILS.dwg
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- NOTES:
1. BEDDING MATERIAL TO BE PLACED CONSISTENT WITH FDOT SPECIFICATION 125-8.3.4 BACKFILL UNDER WET CONDITIONS.
 2. THE PIPE SHALL BE FULLY SUPPORTED FOR ITS ENTIRE LENGTH WITH APPROPRIATE COMPACTION UNDER THE PIPE HAUNCHES.
 3. BACKFILL SHALL BE FREE OF UNSUITABLE MATERIAL SUCH AS LARGER ROCK, MUCK AND DEBRIS.
 4. ALL WORK SHALL CONFORM TO STATE OF FLORIDA TRENCH SAFETY ACT.
 5. ALL WORK SHALL CONFORM TO FDEP STANDARD SPECIFICATION FOR ROAD AND BRIDGE CONSTRUCTION 125-8.3.4 BACKFILL UNDER WET CONDITIONS.
 6. ALL WORK SHALL CONFORM TO BROWARD COUNTY WATER & WASTEWATER ENGINEERING DIVISION MINIMUM INSTALLATION AND TESTING REQUIREMENTS. MINIMUM COVER FOR DUCTILE IRON PIPE IS 30 INCHES. THE MINIMUM COVER FOR PVC PIPE IS 36 INCHES.

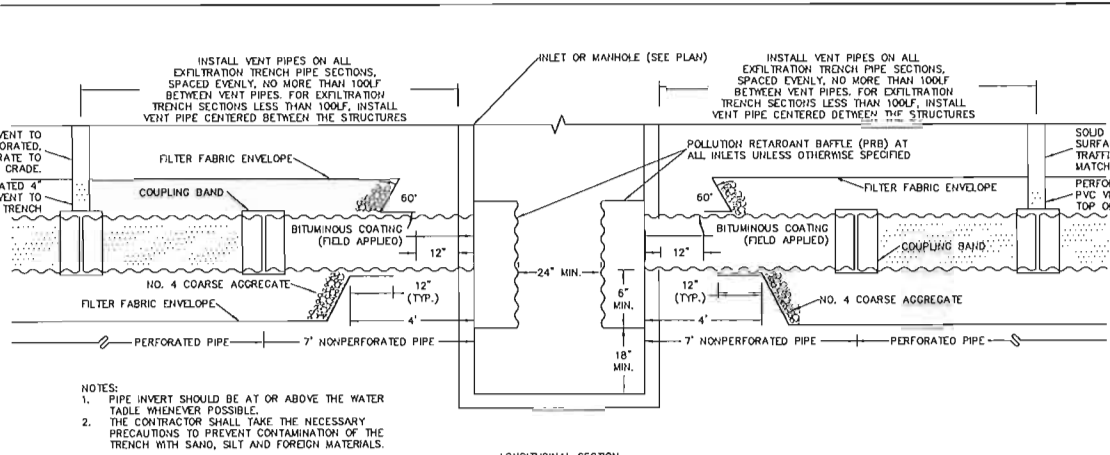
BACKFILL UNDER WET CONDITIONS

N.T.S.

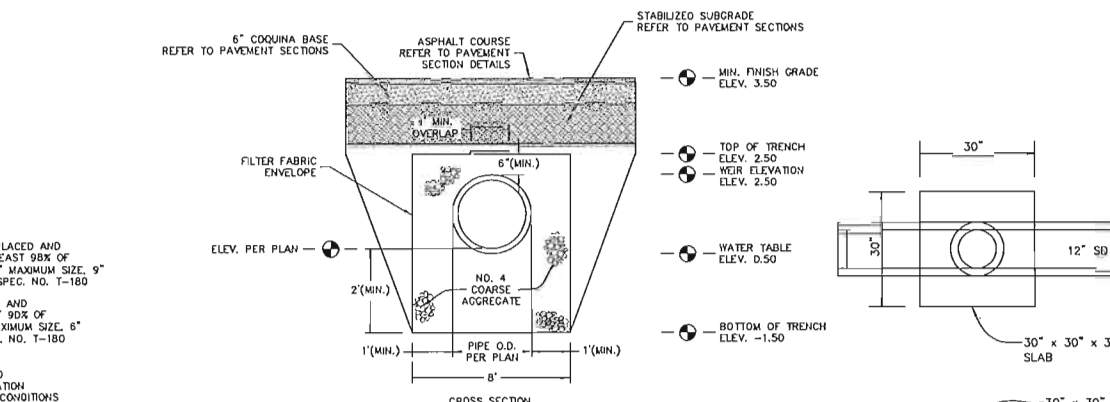


BICYCLE RACK

N.T.S.

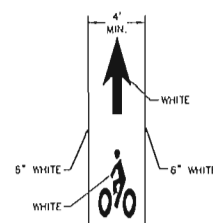


- NOTES:
1. PIPE INVERT SHOULD BE AT OR ABOVE THE WATER TABLE WHENEVER POSSIBLE.
 2. THE CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS TO PREVENT CONTAMINATION OF THE TRENCH WITH SAND, SILT AND FOREIGN MATERIALS.



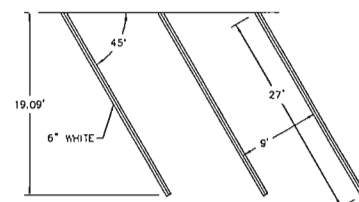
EXFILTRATION TRENCH

N.T.S.



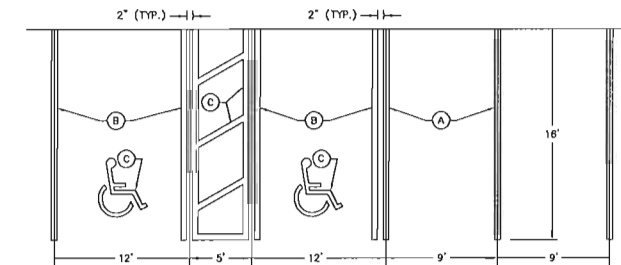
BIKE LANE STRIPING

N.T.S.



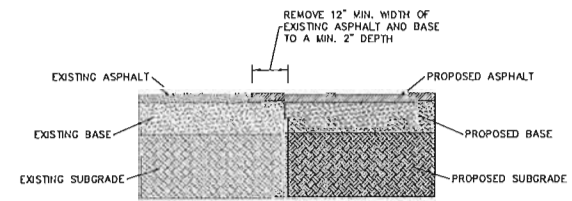
45° STALL STRIPING

N.T.S.



PARKING STALL STRIPING

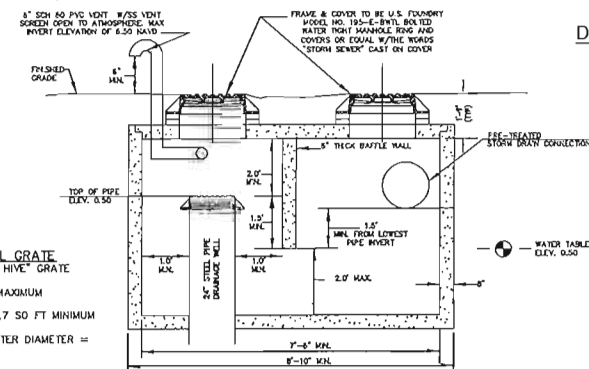
N.T.S.



SAW-CUT

N.T.S.

- 24" STEEL WELL GRATE
1. HEAVY DUTY "BEE HIVE" GRATE
 2. OPENINGS: 1-1/2" MAXIMUM
 3. TOTAL OPENING: 1.7 SO FT MINIMUM
 4. FOR 24" WELL, OUTER DIAMETER = 29"
 5. STEEL WELL GRATE TO BE INSTALLED OVER 24" DEEP WELL
 6. STEEL GRATE TO BE HOT DIPPED GALVANIZED AFTER FABRICATION. SEE FDOT SPECIFICATION SECTION 952.



CLASS V DRAINAGE WELL DETAIL

N.T.S.

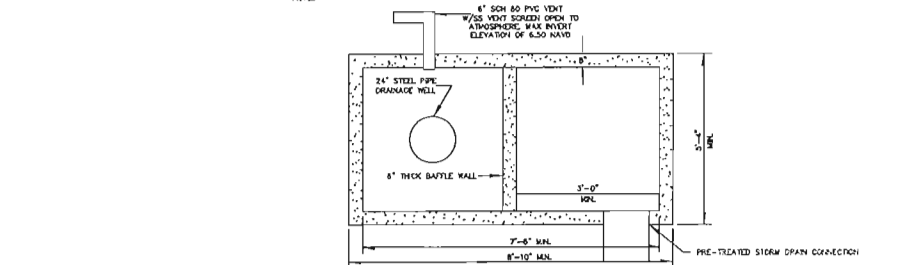
- NOTE:
1. THE DRAINAGE WELLS SHALL BE INSTALLED TO A DEPTH SUFFICIENT TO ACHIEVE A DISCHARGE CAPACITY EQUAL TO OR GREATER THAN 300 GPM/FT OF HEAD.
 2. THE DEPTH OF THE DRAINAGE WELLS WILL VARY. THE DRAINAGE WELL REASONABLE ASSURANCE REPORT PROVIDES A GUIDE FOR HOW THE MINIMUM WELL CASING DEPTH WILL VARY ACROSS THE SITE BASED UPON UNDERLYING GEOLOGICAL CONDITIONS.
 3. ACTUAL SIZE OF THE CHAMBERS WILL BE DETERMINED BY THE SIZE OF THE PIPES.
 4. STEEL WELL MESH GRATE SHALL BE SECURED IN A MANNER THAT IS TAMPER PROOF BUT REMOVABLE FOR WELL MAINTENANCE.
 5. DRAINAGE WELLS TO BE INSTALLED FOLLOWING FDEP AND CITY APPROVAL.

PIPE DIA.	W (IN)	V ₁ (IN)	T (GAUGE)
18"	24"	24"	18
21"	30"	30"	18
24"	36"	36"	18
30"	42"	42"	14
36"	48"	48"	14
42"	54"	54"	14
48"	60"	60"	14
54"	66"	66"	14

NOTE: MINIMUM CLEARANCE ABOVE WEIR EQUAL TO 6"

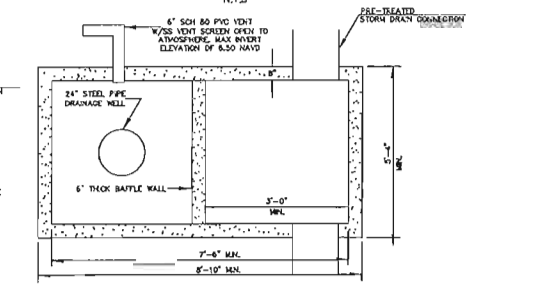
POLLUTION RETARDANT BAFFLE (PRB) AND WEIR DETAILS

N.T.S.



DRAINAGE WELL DETAIL STRUCTURES D-947 & D-961

N.T.S.



DRAINAGE WELL DETAIL (TYP)

N.T.S.

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NO.	REVISIONS	DATE	BY
1	REVISED BID SET PH II	1/23/17	ESM

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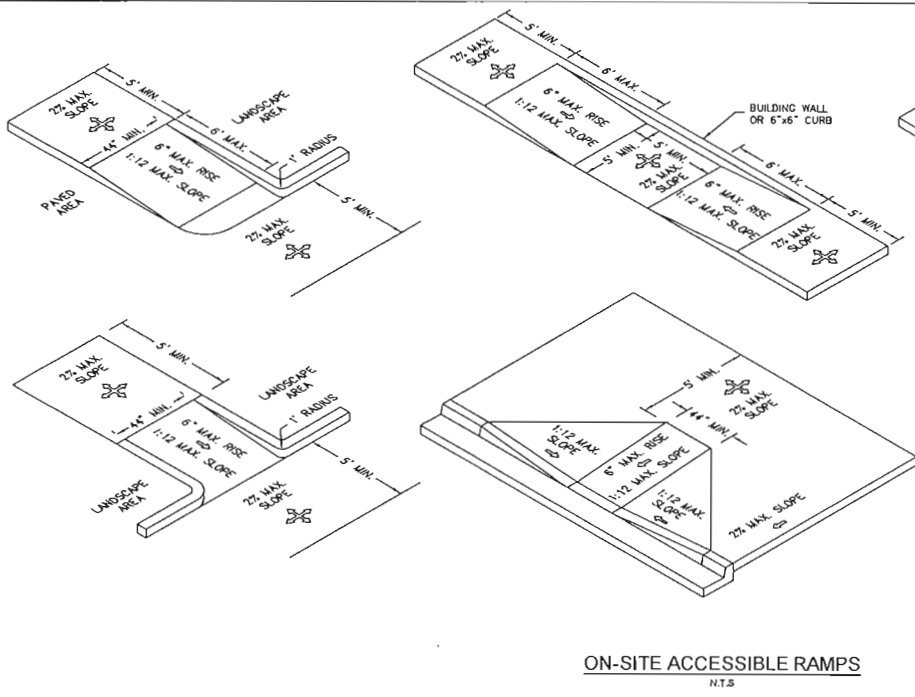
LICENSED PROFESSIONAL	KEVIN M. ROBERSON, P.E.	DATE	04/07/2016	SCALE	AS SHOWN	FLORIDA LICENSE NUMBER	52074	DRAWN BY	ESM	CHECKED BY	WST	DATE	----
KHA PROJECT	147507000			DESIGNED BY	ESM								

PAVING, GRADING AND DRAINAGE DETAILS

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

SHEET NUMBER
C-530

Plotted By: Mads, Ltz. Sheet: SCD-Dania Pointe Phase II Layout-C-531 PAVING, GRADING AND DRAINAGE DETAILS November 27, 2017 12:06:32pm K:\VRB_10E\14737007-Dania Boomer's CAD\Plan\Grading\PHASE 2\VC-53D PAVING, GRADING AND DRAINAGE DETAILS.dwg
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- NOTES:
1. ALL ACCESSIBLE COMPONENTS CONSTRUCTED AS PART OF THESE PLANS SHALL COMPLY WITH CHAPTER 11 OF THE FLORIDA BUILDING CODE.
 2. ACCESSIBLE ROUTE TO ACCESSIBLE SPACES, BUILDING ENTRANCES, AND PUBLIC STREETS SHALL NOT EXCEED 5% RUNNING SLOPE AND 2% CROSS SLOPE.
 3. UNLESS OTHERWISE SHOWN ON THE PLANS, THE MINIMUM CLEAR ROUTE SHALL BE 36" WIDE WITH A 60" X 60" PASSING SPACE EVERY 200 FEET.
 4. ACCESSIBLE ROUTES THROUGH PLANTERS SHALL BE LEVEL WITH THE SURROUNDING PAVEMENT OR PROVIDE CURB RAMPS AT EACH END WITH A MINIMUM 4% LEVEL LANDING IN BETWEEN.
 5. THE ACCESSIBLE ROUTE IN FRONT OF PULL-IN PARKING SHALL BE A MINIMUM OF 44" WIDE AND NOT REDUCED BY VEHICLE OVERHANGS, CURBING, SIGN POSTS, OR OTHER OBSTRUCTIONS.
 6. SPECIAL RAMP RULES APPLY FOR ANY RISE GREATER THAN 6" INCLUDING, BUT NOT LIMITED TO RESTRICTION ON SLOPE, TOTAL RISE BETWEEN LANDINGS AND USE OF HANDRAILS, PER F.B.C. 11-4.4.
 7. PUBLIC SIDEWALK CURB RAMPS CONSTRUCTED WITHIN A PUBLIC RIGHT-OF-WAY, IN ABSENCE OF LOCAL ROADWAY GUIDELINES, SHALL MEET THE REQUIREMENTS OF F.D.O.T. INDEX 204.
 8. CHANGE IN LEVEL ALONG ACCESSIBLE ROUTE IS NOT TO EXCEED 1" WITHOUT A RAMP PER SECTION 11-4.3.8.

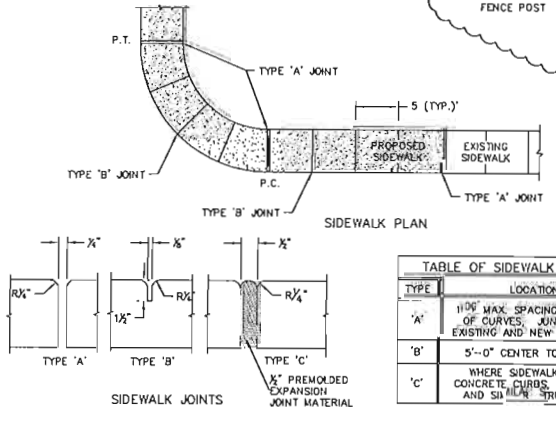
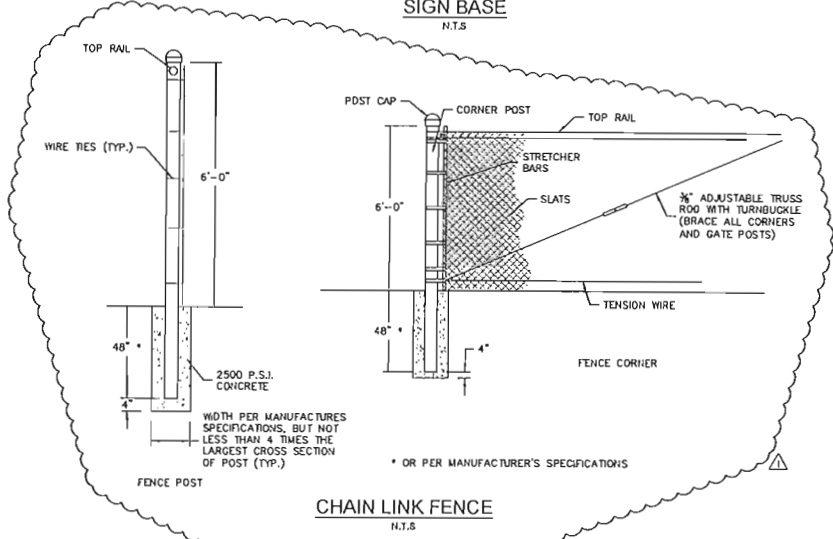
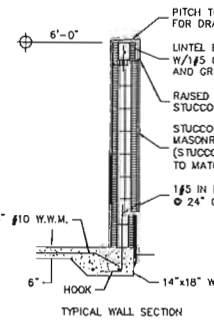
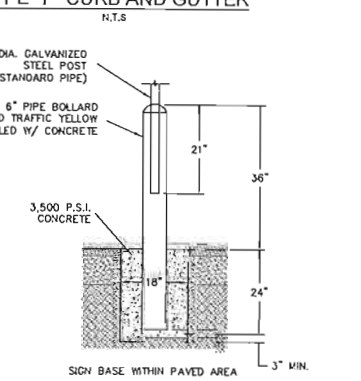
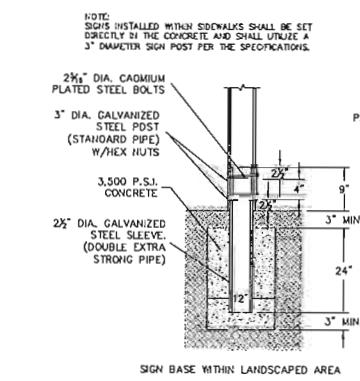
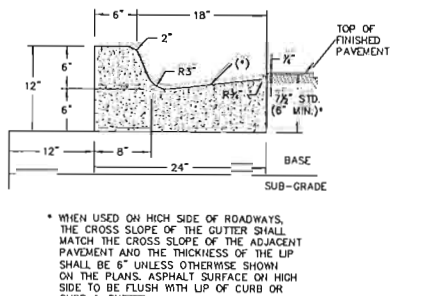
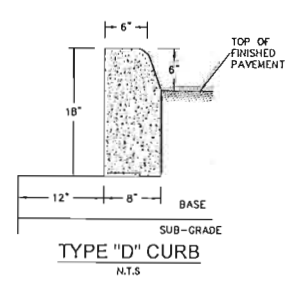
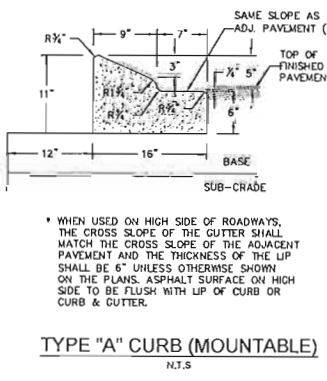
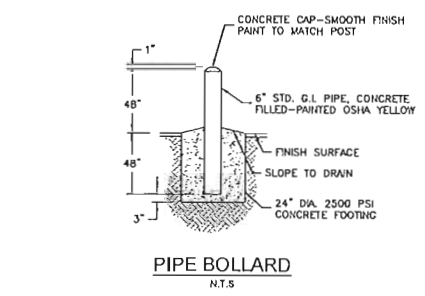
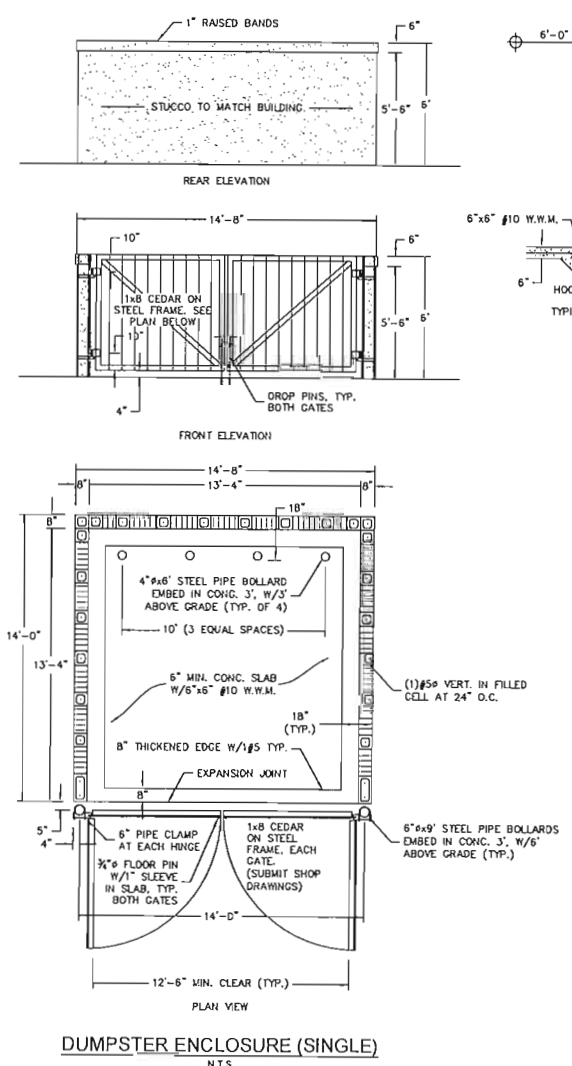
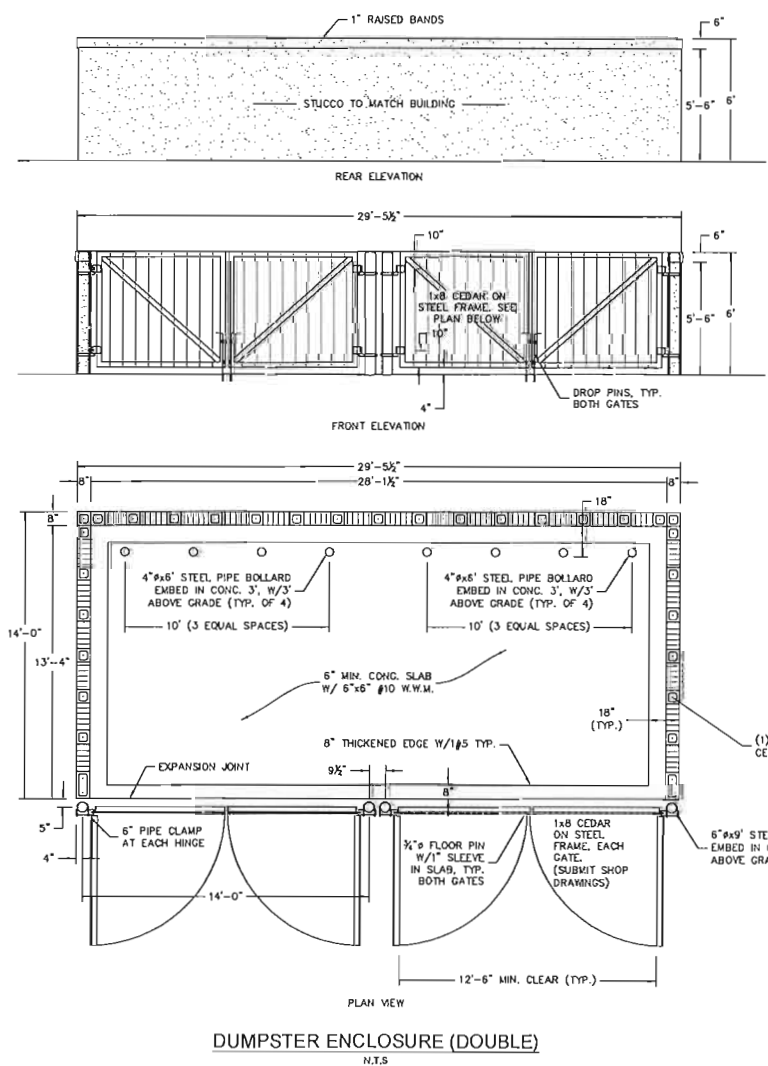


TABLE OF SIDEWALK JOINTS	
TYPE	LOCATION
'A'	10' MAX. SPACING, P.C., P.T., OF CURVES, JUNCTION OF EXISTING AND NEW SIDEWALKS.
'B'	5'-0" CENTER TO CENTER
'C'	WHERE SIDEWALK ABUTS CONCRETE, CURBS, DRIVEWAYS AND SIMILAR STRUCTURES.

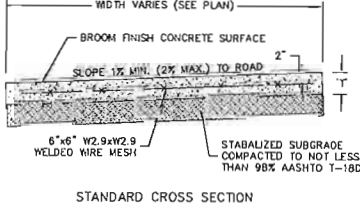
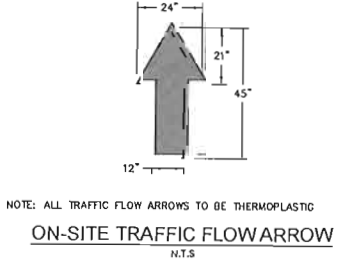


TABLE OF SIDEWALK THICKNESS	
LOCATION	"
PEDESTRIAN AND VEHICULAR AREAS	4"
DRIVEWAYS AND OTHER TRAFFIC AREAS	6"

NOTE: ALL SIDEWALK STREET CROSSINGS MUST MEET THE REQUIREMENTS OF THE AMERICAN DISABILITIES ACT (ADA) COMPLIANCE GUIDE. TRANSITIONS FROM RAMPS TO WALKS, CUTTERS, OR STREETS SHALL BE FLUSH AND FREE OF ABRUPT CHANGES.



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WWW.KIMLEY-HORN.COM CA 0000896

LICENSED PROFESSIONAL
KEVIN M. ROBERSON, P.E.
FLORIDA LICENSE NUMBER 52074

KHA PROJECT 147507000
DATE 04/07/2016
SCALE AS SHOWN
DESIGNED BY ESM
DRAWN BY ESM
CHECKED BY JST

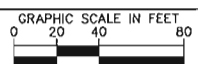
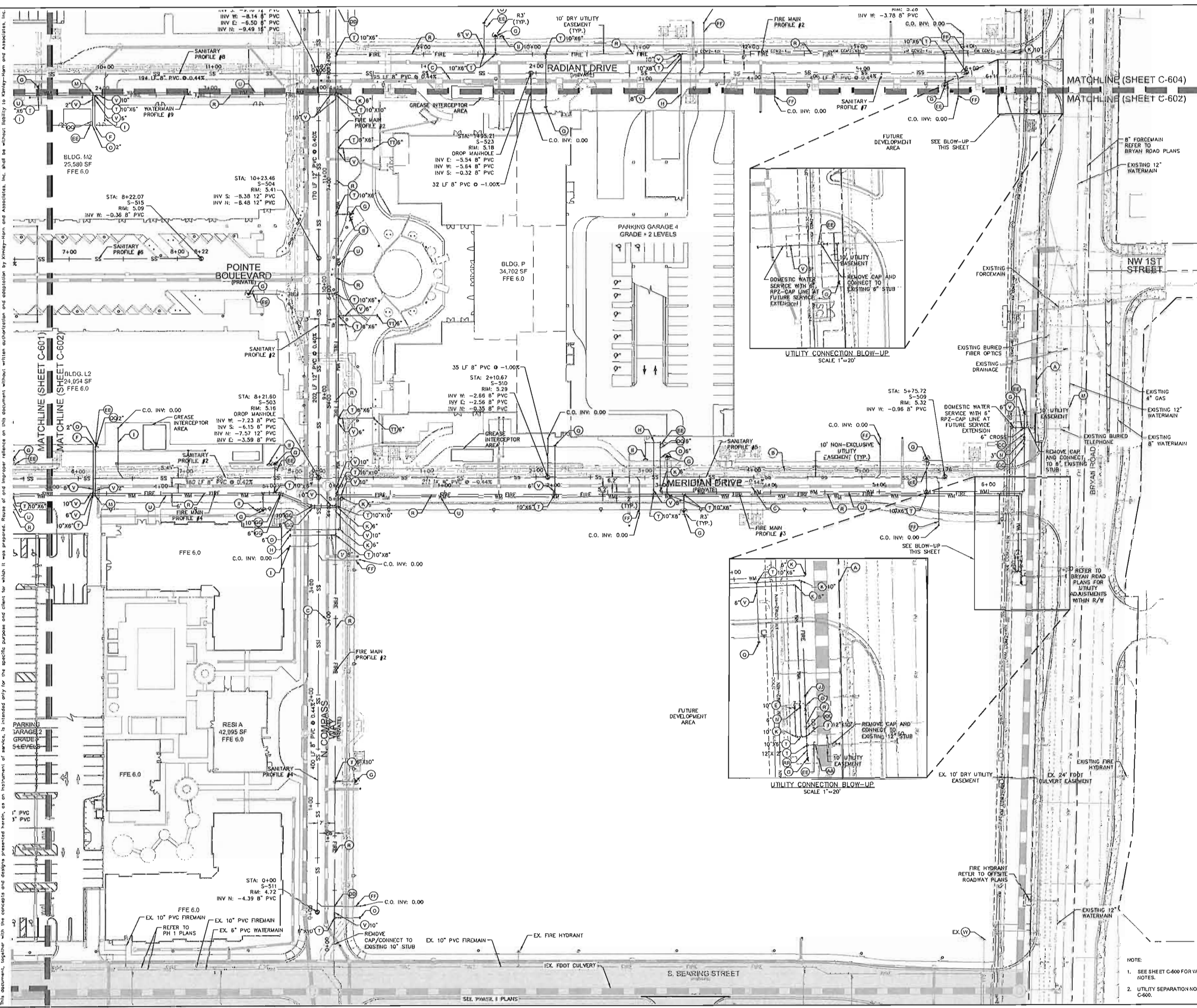
DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

FLORIDA
CITY OF DANIA BEACH

REVISIONS
1/23/17 ESM
DATE BY

SHEET NUMBER
C-531

Printed By: Marks, Liz Sheet Set: Dania Pointe Phase II Level: C-602 UTILITY PLAN November 27, 2017 11:58:57am K:\WEB_LDEV\147337007-Dania Boomer\CAD\PlanSheets\PHASE 2\VC-600 OVERALL UTILITY PLAN.dwg
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LEGEND

- (A) PROPERTY LINE/RIGHT-OF-WAY
- (B) DRY UTILITIES (REFER TO DRY UTILITY PLANS)
- (C) STORM DRAINAGE (REFER TO DRAINAGE PLANS)
- (D) 10" DDCV
- (E) DOMESTIC WATER SERVICE WITH METER BOX & RPZ. CAP LINE AT ALL OPENINGS FOR FUTURE METER PLACEMENT AND FUTURE SERVICE EXTENSION. SIZE AS SHOWN.
- (F) 6" I.D. PVC FIRE LINE
- (G) FIRE HYDRANT ASSEMBLY. PLACE BLUE PAVEMENT MARKERS (TYP.)
- (H) 8" I.D. PVC FIRE LINE
- (I) 6" PVC SANITARY SERVICE @ 1.04% MIN.
- (J) 10" X 8" REDUCER
- (K) 90° BEND (SIZE AS SHOWN)
- (L) 45° BEND (SIZE AS SHOWN)
- (M) DOUBLE STRAP SADDLE WITH 2" CORP. STOP
- (N) WATER METER AND RPZ (SIZE AS SHOWN)
- (O) PVC DOMESTIC WATER SERVICE (SIZE AS SHOWN)
- (P) 8" X 6" REDUCER
- (Q) 6" I.D. PVC FIRE SERVICE CAPPED FOR FUTURE CONNECTION
- (R) 10" I.D. PVC FIRE MAIN
- (S) IRRIGATION WELL
- (T) TEE (SIZE AS SHOWN)
- (U) 6" I.D. PVC WATERMAIN
- (V) GATE VALVE (SIZE AS SHOWN)
- (W) WATERMAIN CAPPED FOR FUTURE CONNECTION (SIZE AS SHOWN)
- (X) 10" FIRE MAIN CAPPED FOR FUTURE CONNECTION
- (Y) 8" FIRE MAIN CAPPED FOR FUTURE CONNECTION
- (Z) 8" I.D. PVC FIRE MAIN
- (AA) 12" I.D. PVC WATERMAIN
- (BB) 10" WATERMAIN CAPPED FOR FUTURE CONNECTION
- (CC) 6" X 3" REDUCER
- (DD) CROSSING. SEE NOTES 21 AND 22, SHEET C-600.
- (EE) SAMPLING POINT
- (FF) 6" PVC SANITARY SERVICE @ 1.04% MIN. CAPPED FOR FUTURE CONNECTION
- (GG) 22.5° BEND (SIZE AS SHOWN)
- (HH) 6" X 2" REDUCER
- (II) REMOVE FIRE DEPARTMENT CONNECTION WITH PLACARD SIGN. FDCS SHALL BE CONNECTED UNDERGROUND FROM THE BUILDING SPRINKLER SYSTEM. SIZE OF UNDERGROUND PIPE TO BE DETERMINED BY FIRE SPRINKLER CONTRACTOR.
- (JJ) POST INDICATOR VALVE
- (KK) 12" X 10" REDUCER
- (LL) 12" X 6" TAPPING SLEEVE AND VALVE
- (MM) 12" X 12" TAPPING SLEEVE AND VALVE
- (NN) FOUNTAIN
- (OO) 10" X 6" REDUCER
- (PP) 6" X 4" REDUCER
- (QQ) RPZ (SIZE AS SHOWN)
- (RR) 12" X 6" REDUCER
- (SS) DOUBLE STRAP SADDLE WITH 1" CORP. STOP
- (TT) DOMESTIC WATER SERVICE CAPPED FOR FUTURE CONNECTION (SIZE AS SHOWN)

UTILITY LEGEND

- PROPERTY / RIGHT-OF-WAY LINE
- UTILITY EASEMENT
- WATER MAIN (WM)
- FIRE MAIN
- SANITARY SEWER MAIN
- SANITARY FORCE MAIN
- BURIED TELEPHONE
- BURIED ELECTRIC
- GAS MAIN
- DDCV
- WATER METER AND BFP
- FIRE HYDRANT
- FOC
- SAMPLE POINT
- GATE VALVE
- 90° BEND
- 45° BEND
- 22.5° BEND
- 11.25° BEND
- TEE
- REDUCER
- PLUG
- GREASE TRAP
- SEWER MANHOLE
- TRANSFORMER
- SWITCH CABINET
- POST INDICATOR VALVE
- DRAINAGE WELL
- LIGHT POLE

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LICENSED PROFESSIONAL
KIM M. ROBERTSON, P.E.
FLORIDA LICENSE NUMBER 52074

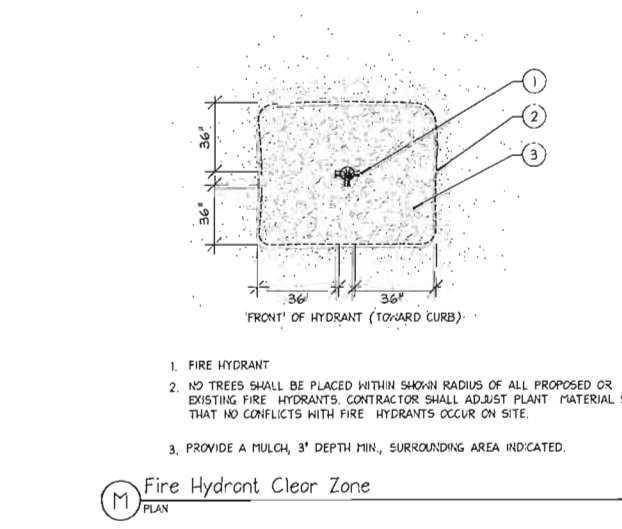
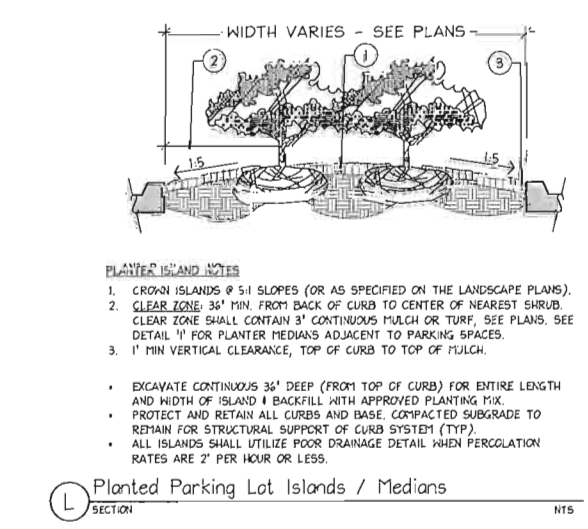
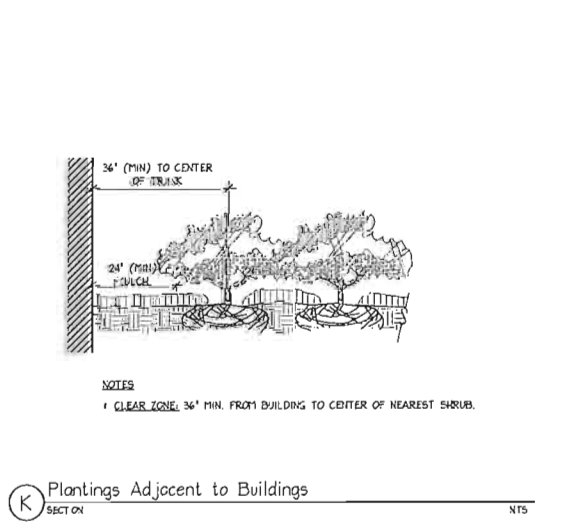
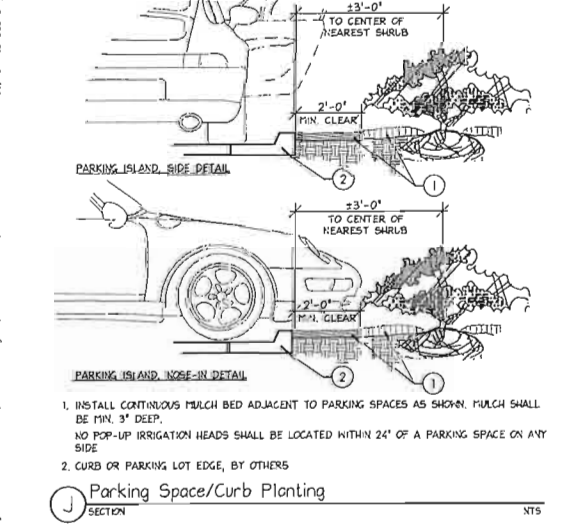
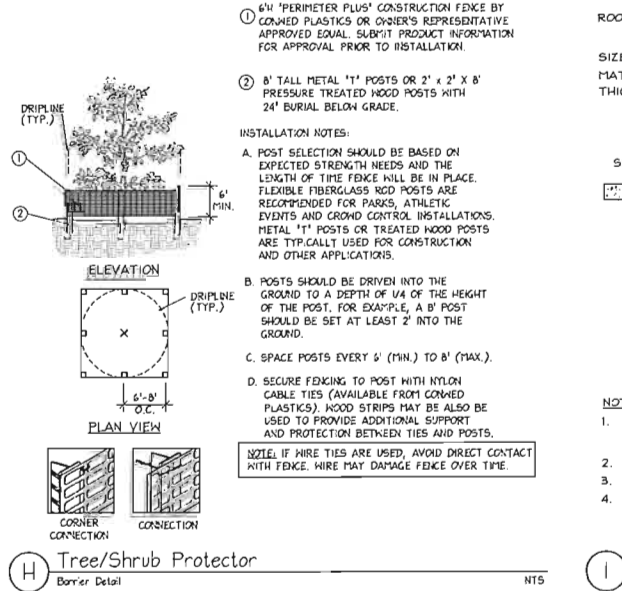
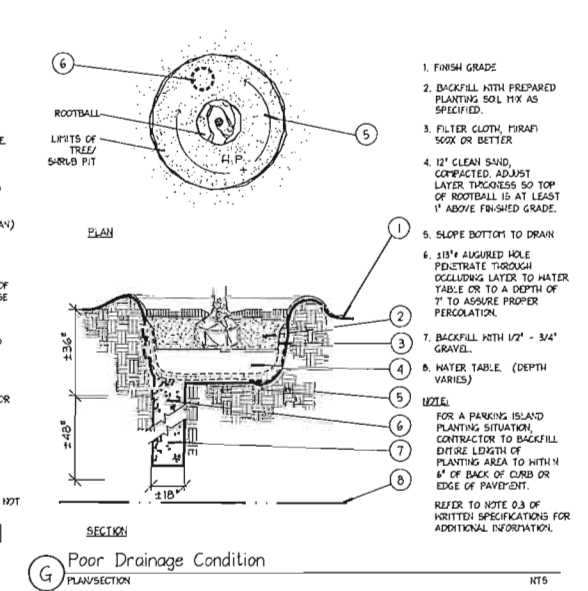
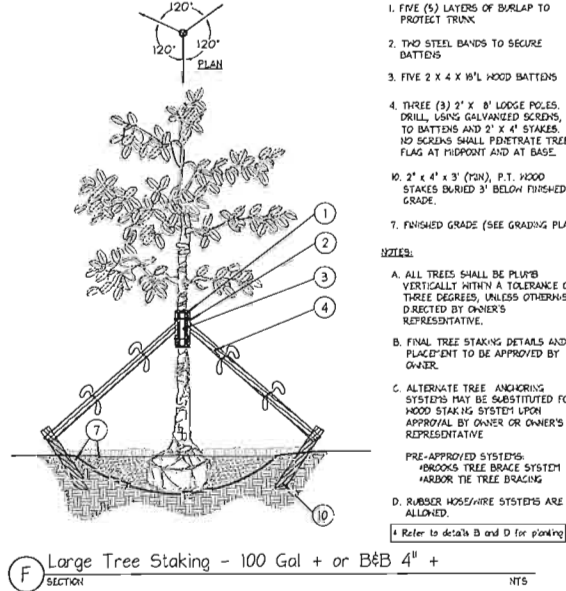
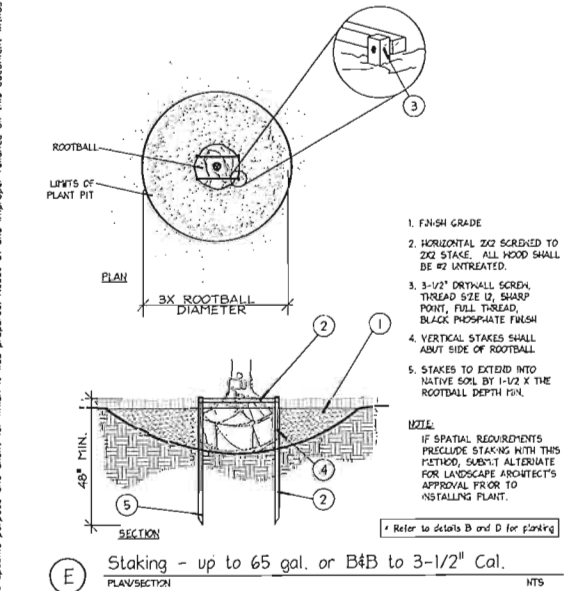
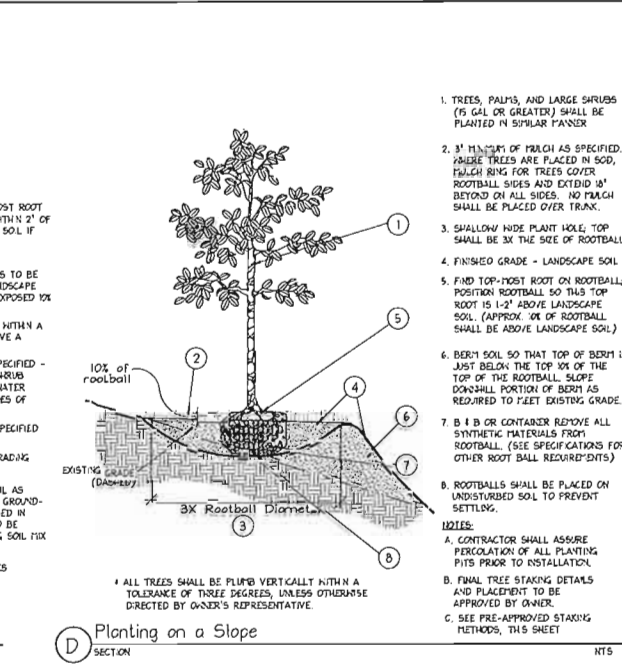
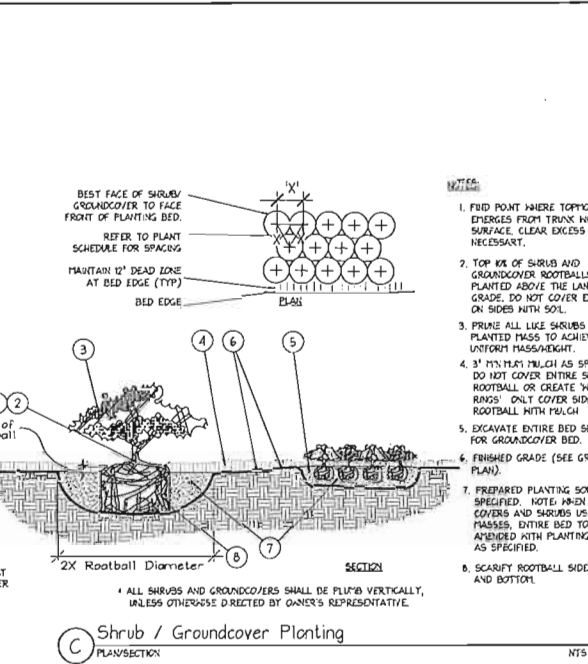
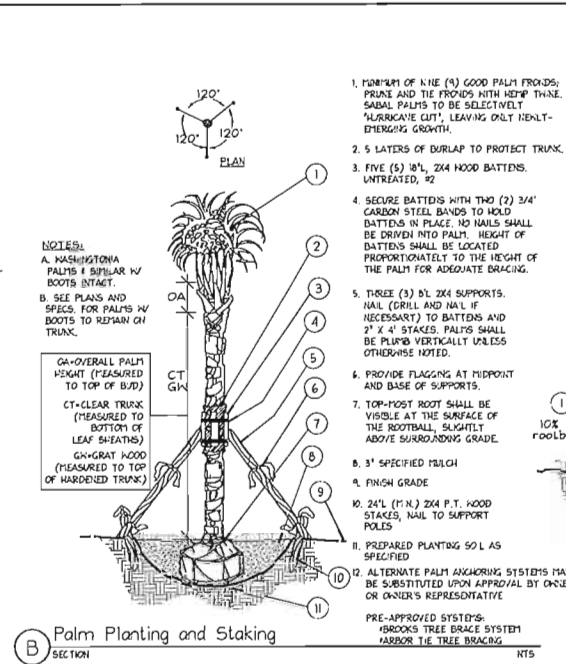
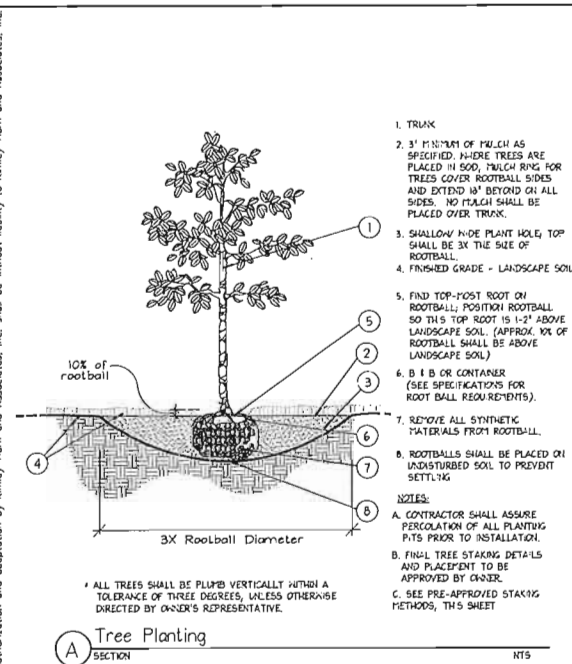
UTILITY PLAN

DANIA POINTE PHASE II
PREPARED FOR
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CITY OF DANIA BEACH
FLORIDA

SHEET NUMBER
C-602

NO.	REVISIONS	DATE	BY
1	REVISED BID SET PH II	6/30/17	ESM
2	REVISED BID SET PH II	1/23/17	ESM



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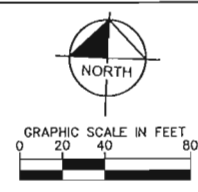
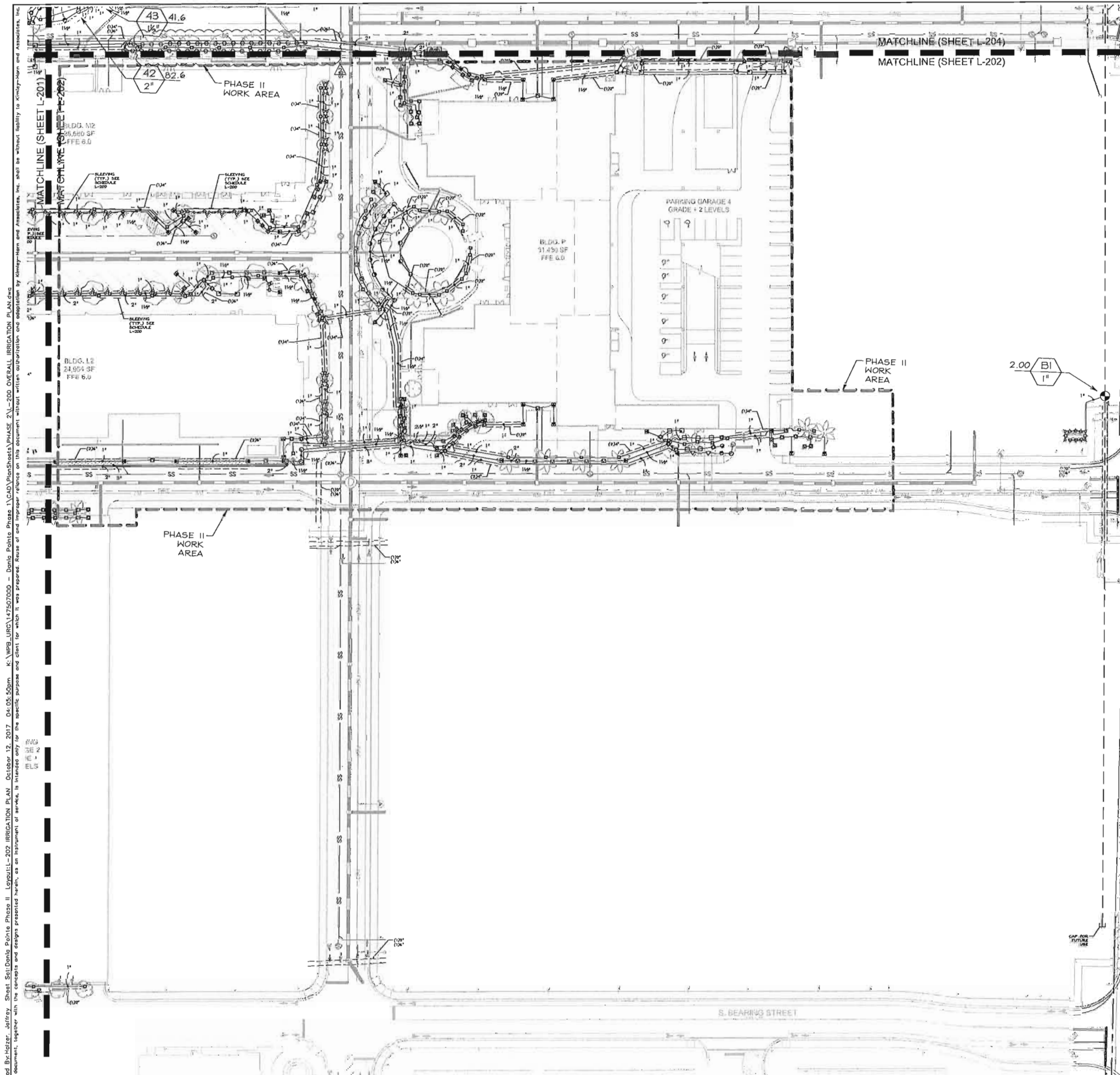
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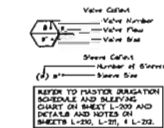
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IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY.	PSI
▲ ▲ ▲ ▲ ▲ EST LCS RCS CST SST	Rain Bird 1806-PRS 15 Strip Series Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	3	30
○ ○ ○ ○ ○ T H F	Rain Bird 1806-PRS 10 Series MPR Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	2	30
○ ○ ○ ○ ○ T H 10 F	Rain Bird 1806-PRS 12 Series MPR Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	5	30
○ ○ ○ ○ ○ T H 10 F	Rain Bird 1806-PRS 15 Series MPR Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. Pressure Regulating.	12	30
■ ■ ■ ■ ■ EST LCS RCS CST SST	Rain Bird 1812-PRS 15 Strip Series Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	50	30
■ ■ ■ ■ ■ T H F	Rain Bird 1812-PRS 5 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	112	30
■ ■ ■ ■ ■ T H F	Rain Bird 1812-PRS 8 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	73	30
■ ■ ■ ■ ■ T H F	Rain Bird 1812-PRS 10 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	33	30
■ ■ ■ ■ ■ T H 10 F	Rain Bird 1812-PRS 12 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	13	30
■ ■ ■ ■ ■ T H 10 F	Rain Bird 1812-PRS 15 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal. Side and Bottom Inlet. 1/2" NPT Female Threaded Inlet. With Pressure Regulating Device.	11	30
▲ 1402 ▲ 1405 1401 1404	Rain Bird 1402 Flood Flood bubbler on IPS flex hose per detail	71	30
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY.	
●	Rain Bird PEB 1", 1-1/2", 2" Plastic Industrial Valves. Low Flow Operating Capability, Globe Configuration. (1) FD Series Field Decoder per valve.	1	
—	Irrigation Lateral Line: PVC Class 200 SDR 21	7,005 l.f.	
---	Irrigation Mainline: PVC Schedule 40	1,187 l.f.	
----	Pipe Sleeve: PVC Schedule 40 Typical pipe sleeve for irrigation pipe. Pipe sleeve size shall allow for irrigation piping and their related couplings to easily slide through sleeving material. Extend sleeves 18 inches beyond edges of paving or construction.	1,445 l.f.	



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WWW.KIMLEY-HORN.COM CA 00000636

LICENSED PROFESSIONAL

JONATHAN D. HAIGH, PLA

DATE: OCT. 2017

SCALE: AS SHOWN

DESIGNED BY: ESM

DRAWN BY: ESM

CHECKED BY: WST

DATE: 10/12/2017

IRRIGATION PLAN

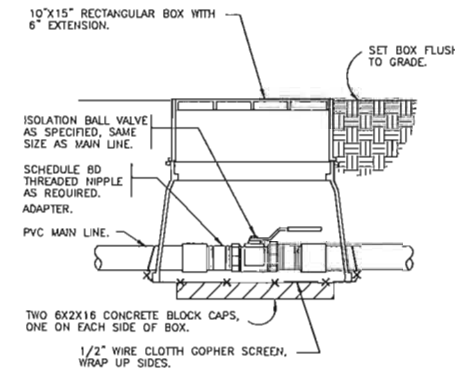
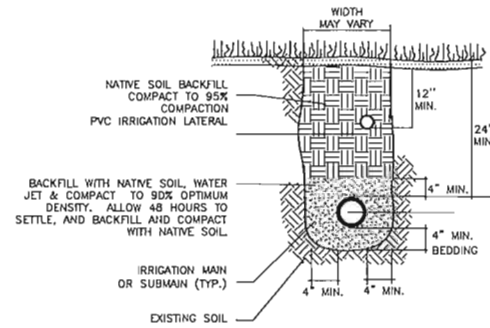
DANIA POINTE PHASE II
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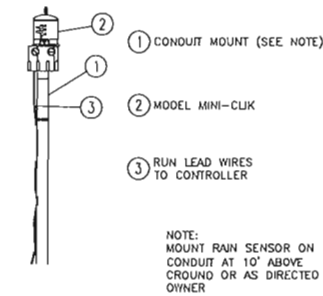
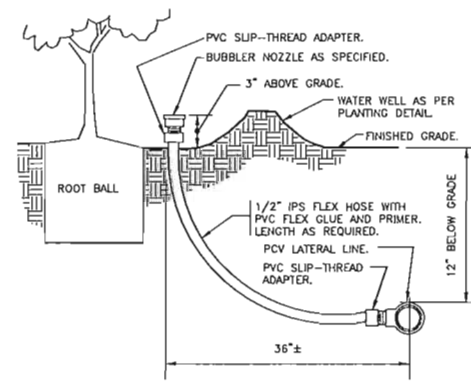
CITY OF DANIA BEACH

SHEET NUMBER
L-202

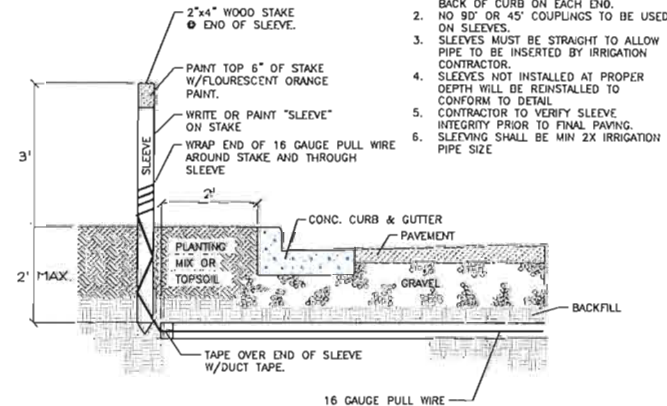
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4 BRASS BALL ISOLATION VALVE
1 1/2" = 1'-0" 32 8406.33-02



8 RAIN SENSOR
3" = 1'-0"



10 IRRIGATION SLEEVING
NTS

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SHEET NUMBER
L-210

DATE	8Y
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No.	REVISIONS
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DATE: 09/15/2017

CHECKED BY	JDH
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FLORIDA

CITY OF DANIA BEACH

Plotted By: Harter, Jeffrey Sheet: Ssl: Dania Pointe Phase II Layout: L-211 IRRIGATION NOTES September 21, 2017 09:06:22pm K:\WPB_URC\147507000 - Dania Pointe Phase II\CAD\PlanSheets\PHASE 2\L-210 IRRIGATION NOTES.dwg
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UNDERGROUND IRRIGATION SYSTEM

PART I: GENERAL
1.01 SCOPE

- A. The work covered by this specification shall include the furnishing of all labor, materials, tools and equipment necessary to perform and complete the installation of an automatic irrigation system as specified herein and as shown on the drawings and any incidental work not shown or specified which can reasonably be determined to be part of the work and necessary to provide a complete and functional system.
- B. The work covered by this specification also includes all permits, federal, state and local taxes and all other costs, both foreseeable and unforeseeable at the time of construction.
- C. No deviation from these specifications, the accompanying drawings, or agreement is authorized or shall be made without prior written authorization signed by the Owner or his duly appointed representative.
- 1.02 QUALITY ASSURANCE
- D. Installer Qualifications: A firm specializing in irrigation work with not less than five (5) years of experience in installing irrigation systems similar to those required for this project.
- E. Coordination: Coordinate and cooperate with other contractors to enable the work to proceed as rapidly and efficiently as possible.
- F. Inspection of Site: The Contractor shall acquaint himself with all site conditions, including underground utilities before construction is to begin. Contractor shall coordinate placement of underground materials with contractors previously working underground in the vicinity or those scheduled to do underground work in the vicinity. Contractor is responsible for minor adjustments in the layout of the work to accommodate existing facilities.
- G. Protection of Existing Plants and Site Conditions: The Contractor shall take necessary precautions to protect site conditions to remain. Should damages be incurred, this Contractor shall repair the damage to its original condition at his own expense. Any disruption, destruction, or disturbance of any existing plant, tree, shrub, or turf, or any structure shall be completely restored to the satisfaction of the Owner and his representatives, solely at the Contractor's expense.
- H. Protection of Work and Property: The Contractor shall be liable for and shall take the following actions as required with regard to damage to any of the Owner's property.

1. Any existing building, equipment, piping, pipe coverings, electrical systems, sewers, sidewalks, roads, grounds, landscaping or structure of any kind (including without limitation, damage from leaks in the piping system being installed or having been installed by Contractor) damaged by the Contractor, or by his agents, employees, or subcontractors, during the course of his work, whether through negligence or otherwise, shall be replaced or repaired by Contractor at his own expense in a manner satisfactory to Owner, which repair or replacement shall be a condition precedent to Owner's obligation to make final payment under the Contract.
2. Contractor shall also be responsible for damage to any work covered by these specifications before final acceptance of the work. He shall securely cover all openings into the systems and cover all apparatus, equipment and appliances, both before and after being set in place to prevent obstructions on the pipes and the breakage, misuse or disfigurement of the apparatus, equipment or appliance.
3. All trenching or other work under the leaf canopy of any and all trees shall be done by hand or by other methods so that no branches are damaged in any way.
- Buildings, walks, walls, and other property shall be protected from damage. Open ditches left exposed shall be flagged and barricaded by the Contractor by approved means. The Contractor shall restore disturbed areas to their original condition.
4. The Contractor shall be responsible for requesting the proper utility company to stake the exact location of any underground lines including but not limited to electric, gas, telephone service, water, and cable.
- The Contractor shall take whatever precautions are necessary to protect these underground lines from damage. In the event damage does occur, all damage shall be completely repaired to its original condition, at no additional cost to the Owner.
5. The Contractor shall request the Owner, in writing, to locate any private utilities (i.e., electrical service to outside lighting) before proceeding with any excavation. If, after such requests and necessary staking, private utilities which were not staked are encountered and damaged by the Contractor, they shall be repaired by the Owner at no cost to the Contractor. If the Contractor damages staked or located utilities, they shall be repaired at the Contractor's expense.

- J. Codes and Inspections: The entire installation shall comply fully with all local and state laws and ordinances and with all established codes arrange for all necessary inspections and shall pay all fees and expenses in connection with same, as part of the work under this Contract. Upon completion of the work, he shall furnish to the Owner all inspection certificates customarily issued in connection with the class of work involved.
- K. The Contractor shall keep on his work, during its progress, a competent superintendent and any necessary assistants, all satisfactory to the Owner, or Owner's representative.
- L. The superintendent shall represent the Contractor in his absence and all directions given to him shall be as binding as if given to the Contractor.
- M. The Owner's Landscape Architect or designated individual shall have full authority to approve or reject work performed by the Contractor. The Owner's Authorized Representative shall also have full authority to make field changes that are deemed necessary.
- N. Final Acceptance: Final acceptance of the work may be obtained from the Owner upon the satisfactory completion of all work. Acceptance by the Landscape Architect and/or Owner in no way removes the Contractor of his responsibility to make further repairs, corrections and adjustments to eliminate any deficiencies which may later be discovered.
- O. Guarantee: All work shall be guaranteed for one year from date of final acceptance against all defects in material, equipment and workmanship to the satisfaction of the Owner. Repairs, if required, shall be done promptly at no cost to the Owner.

1. The guarantee shall also cover repair of damage to any part of the premises resulting from leaks or workmanship, to the satisfaction of the Owner. The Contractor shall not be responsible for work damaged by others. Repairs, if required, shall be done promptly. The guarantee shall state the name of the Owner, provide full guarantee terms, effective and termination date, name and license number of Contractor providing guarantee, address, and telephone number. It shall be signed by the chief executive of the Contractor of his liability under the guarantee. Such warranties shall only supplement the guarantee.
2. If, within ten (10) days after mailing of written notice by the Owner to the Contractor requesting repairs or replacement resulting from a breach of warranty, the Contractor shall neglect to make or undertake with due diligence to make the same, the Owner may make such repairs at the Contractor's expense; provided, however, that in the case of emergency where, in the judgment of the Owner, delay would cause serious loss or damage, repairs or replacement may be made without notice being sent to the Contractor, and Contractor shall pay the cost thereof.

- P. The Contractor shall provide full, 100% irrigation coverage in all areas designed with proposed plantings, in accordance with the site's governing permitting requirements and as designed.
- Q. On-site Observation: At any time during the installation of the irrigation system by the Contractor, the Owner or Landscape Architect may visit the site to observe work underway. Upon request, the Contractor shall be required to uncover specified work as directed by the Owner or material, workmanship or method of installation not meet the standards specified herein, the Contractor shall replace the work at his own expense.
- R. Workmanship: All work shall be installed by qualified, skilled personnel, proficient in the trades required, in a neat, orderly, and responsible manner with recognized standards of workmanship. The Contractor shall have had considerable experience and demonstrated ability in the installation of sprinkler irrigation systems of this type.

1.04 SUBMITTALS

All materials shall be those specified and/or approved by the Landscape Architect.

- A. Product Data: After the award of the Contract and prior to beginning work, the Contractor shall submit for approval by the Owner and Landscape Architect, two copies of the complete list of materials, manufacturer's technical data, and installation instructions which he proposes to install.
- B. Commence no work before approval of material list and descriptive material by the Landscape Architect.
- C. Record Drawings: The Contractor shall record on reproduces, all changes that may be made during actual installation of the system. Provide controller sequencing and control valve locations.
1. Immediately upon installation of any piping, valves, wiring, sprinklers, etc., in locations other than shown on the original drawings or of sizes other than indicated, the Contractor shall clearly indicate such changes on a set of blue line prints. Records shall be made on a daily basis. All records shall be neat and subject to the approval of the Owner.
2. The Contractor shall also indicate on the record prints the location of all wire splices, original or due to repair, that are installed underground in a location other than the controller pedestal, remote control valve box, power source or connection to a valve-in-head sprinkler.
3. These drawings shall also serve as work progress sheets. The Contractor shall make neat and legible notations thereon daily as the work proceeds, showing the work as actually installed. These drawings shall be available at all times for review and shall be kept in a location designated by the Owner's Representative.
4. Progress payment request and record drawing information must be approved by Landscape Architect before payment is made.
5. If in the opinion of the Owner or his representative, the record drawing information is not being properly or promptly recorded, construction payment may be stopped until the proper information has been recorded and submitted.
6. Before the date of the final site observation and approval, the Contractor shall deliver one set (copies) of reproducible record drawing plans and notes to the Landscape Architect. Record drawing information shall be approved by the Landscape Architect prior to submittal to Owner for final payments, including retainments.
- W. Operations and Maintenance Manuals: The Contractor shall prepare and deliver to the Owner, or his designated representative within ten (10) calendar days prior to completion of construction, a hard cover binder with three rings containing the following information:

1. Index sheet stating the Contractor's address and business telephone number, list of equipment with name(2) and address(es) of local manufacturer's representative(s).
2. Catalog and parts sheets on every material and equipment installed under this Contract.
3. Complete operating and maintenance instruction on all major equipment. Include initial controller schedule and recommended schedule after establishment period.
4. Demonstrate to and provide the Owner's maintenance personnel with instructions for major equipment and show evidence in writing to the Owner, or his designated representative at the conclusion of the project that this service has been rendered.

1.05 EXPLANATION OF DRAWINGS

- A. Due to the scale of the drawings, it is not possible to indicate all offsets, fittings and sleeves which may be required. The Contractor shall carefully investigate the structural and finished conditions affecting all of the work and plan his work accordingly, furnishing such offsets, fittings and sleeves as may be required to meet such conditions.
- B. The drawings are generally diagrammatic and indicative of the work to be installed. The work shall be installed in such a manner as to avoid conflicts between irrigation systems, planting and architectural features. Deviations shall be brought to the Landscape Architects attention.
- C. All work called for on the drawings by notes or details shall be furnished and installed whether or not specifically mentioned in the specifications.
- D. The Contractor shall not willfully install the irrigation system as shown on the drawings when it is obvious in the field that obstructions, grade differences or discrepancies in area dimensions exist that might not have been known in engineering. Such obstructions or differences should be brought to the attention of the Landscape Architect. In the event that notification is not performed, the Contractor shall assume full responsibility for any revision necessary.
- E. If, in the opinion of the Landscape Architect, the labor furnished by the Contractor is incompetent, unskilled, or unreliable, his equipment inadequate, improper or unsafe, or if the Contractor shall fail to continuously and diligently execute the construction, the Landscape Architect or Owner shall, in writing, instruct the Contractor to remove all such causes of noncompliance and the Contractor shall promptly comply.
- F. The Contractor shall be responsible for full and complete coverage of all irrigation areas. The Landscape Architect shall be notified of any necessary adjustments at no additional cost to the Owner. Any revisions to the irrigation system must be submitted and answered in written form, along with any change in Contract price. Layout may be modified, if necessary to obtain coverage. Spacing not to exceed 60% of the diameter.

PART II: PRODUCTS

2.01 MATERIALS

Material and equipment shall be supplied by the Contractor. No substitutions shall be allowed without the prior written approval of the Owner/Landscape Architect. The Contractor shall inspect all materials and equipment prior to installation, and defective materials shall be replaced with the proper materials and equipment. Those items used in the installation found to be defective, improperly installed or not as specified, shall be removed and the proper materials and equipment installed in the proper manner, as interpreted by the Owner/Landscape Architect. The Contractor shall remove all damaged and defective pipe and equipment from the site.

2.02 PIPING

- A. General Provisions: All materials throughout the system shall be new and in perfect condition unless otherwise directed by the Landscape Architect.
- B. Polyvinyl Chloride Pipe (PVC): (Where indicated on plan, use non-potable purple piping.)
1. Laterals: PVC shall conform to the requirements of ASTM Designation D 2241, Class 1120 or 1220. All lateral piping less than 3" in diameter shall be Class 200 SDR-21.
2. Main Line Under Pressure: PVC shall conform to the requirements of ASTM Designation D 2241, Class 1120 or 1220, Schedule 40 with belled end for solvent weld connection.
3. Pipe Markings: All PVC pipe shall bear the following markings:
- o Manufacturer's Name
 - o Nominal Pipe Size
 - o Schedule or Class
 - o Pressure Rating of PSI
 - o NSF (National Sanitation Foundation) Approval
 - o Date of Extrusion

2.04 PVC JOINTS

Joints in PVC pipe smaller than 3" shall be solvent welded in accordance with the recommendations of the pipe manufacturer; the solvent cleaner and welding compound furnished with the pipe.

2.05 THREADED CONNECTIONS

- A. Threaded PVC connections shall be made up using Teflon tape only.

B. Connection between mainline pipe fittings and automatic or manual control valves shall be made using Schedule 80 threaded fittings and nipples.

2.06 SOLVENT CEMENT

- A. General: Provide solvent cement and primer for PVC solvent weld pipe and fittings recommended by the manufacturer. Pipe joints for solvent weld pipe to be belled end. Pipe joints for gasketed pipe to be intrical ring type. Insert gaskets will not be accepted.
- B. Thrust Blocks: Main line piping 3" or greater in diameter shall have thrust blocks sized and placed in accordance with the pipe manufacturer's recommendations or, in the absence of specified recommendations by the pipe manufacturer, 3000 PSI concrete thrusts shall be properly installed at tees, elbows, 45's, crosses, reducers, plugs, cops and valves.

2.07 PIPE AND WIRE SLEEVES

- A. Sleeves to be installed:

1. The Contractor shall install irrigation system pipe and wire sleeves conforming to the following:
- a. All pipe sleeves shall extend a minimum of 36" beyond the edges of pavement.
- b. All pipe sleeves to be installed beneath future/existing road surfaces shall be PVC pipe Schedule 40 or jack and bore steel pipe as per FDOT specifications, and as shown on plans.
- c. All irrigation system wires shall be sleeved separately from main or lateral lines.
- d. All pipe sleeves shall be installed at the minimum depth specified for main lines, lateral lines, and electric wire.
- e. Contractor shall coordinate all pipe sleeve locations and depths prior to initiating installation of the irrigation system.

2.08 SPRINKLER HEADS

- A. Spray Sprinklers: The sprinkler shall be a fixed spray type designed for in-ground installation. The nozzle shall elevate 6" (or as designated on plan) when in operation. The body of the sprinkler shall be constructed of non-corrosive heavy duty Cyclac. A filter screen shall be in the nozzle piston. All sprinkler parts shall be removable through the tip of the unit by removal of a threaded cap.

Riser mounted spray shall be as indicated on the plans. The sprinkler shall consist of a nozzle and body. The body of the riser-mount sprinkler shall be constructed of non-corrosive materials. A cone strainer shall be a separate part with the nozzle assembly to allow for easy flushing of the sprinkler. Maximum working pressure at the base of the sprinkler shall be 40 PSI.

(continued...)

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

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Know what's below. Call before you dig.



SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Kimley»Horn

LICENSED PROFESSIONAL
JONATHAN D. HAICH, P.L.A.
© 2016 KIMLEY-HORN AND ASSOCIATES, INC.
445 24TH STREET, SUITE 200, BEACH, FL 32960
PHONE: 772-794-4008
WWW.KIMLEY-HORN.COM CA 00000696

IRRIGATION NOTES

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

SHEET NUMBER
L-211

CITY OF DANIA BEACH

FLORIDA

DATE: 09/15/2017

FLORIDA LICENSE NUMBER
LA-#6666795

DESIGNED BY: TCR
DRAWN BY: TCR
CHECKED BY: JDH

KHA PROJECT
SEPT. 2017

DATE: ---

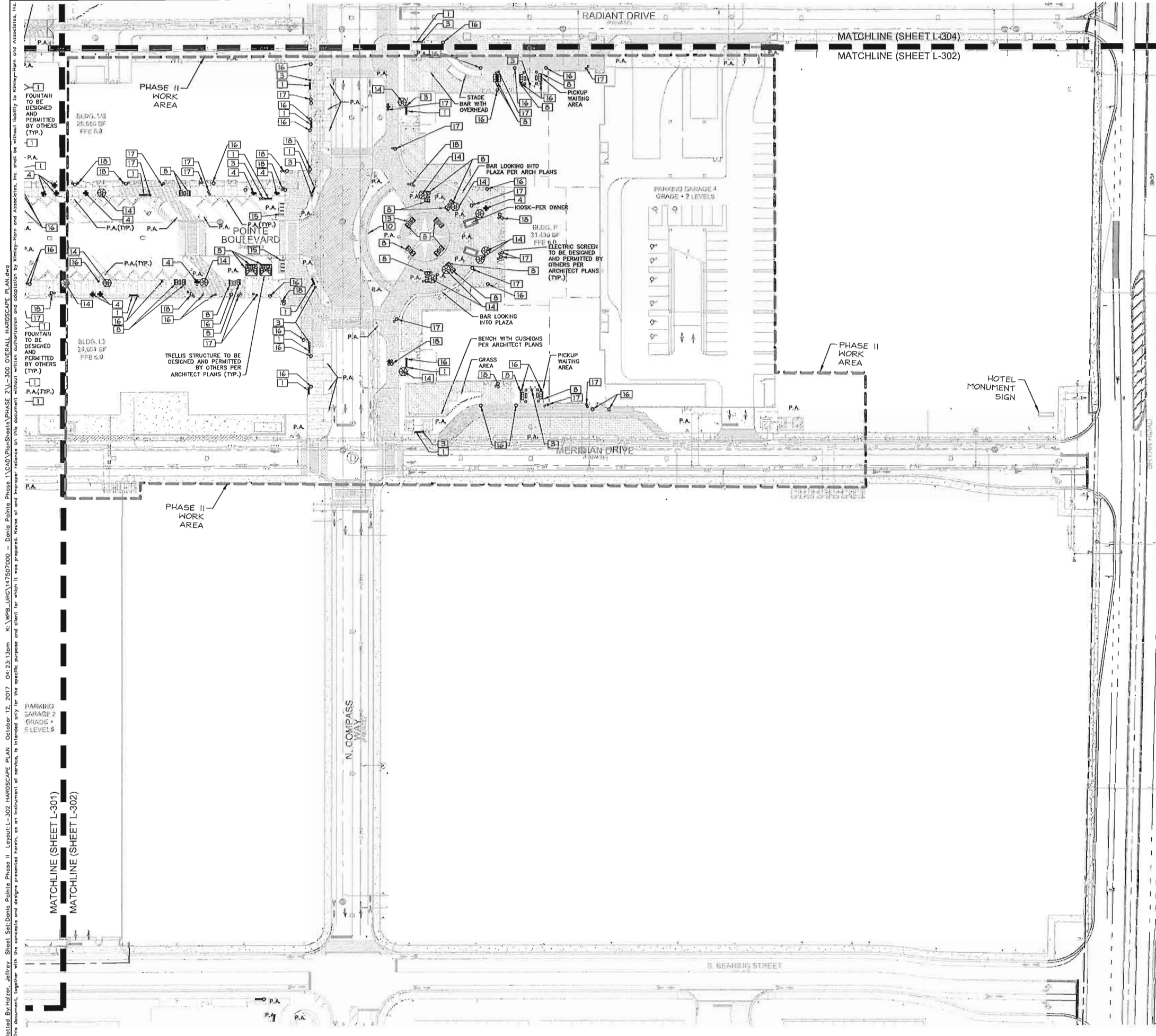
SCALE: AS SHOWN

REVISIONS

NO.

DATE

BY

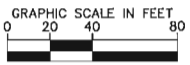
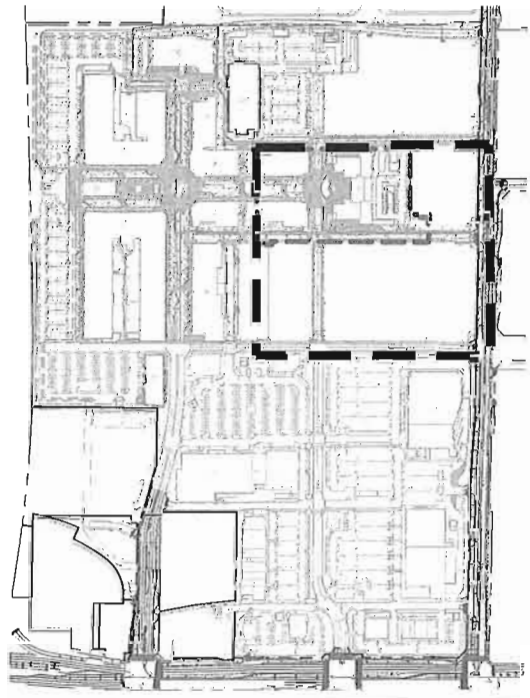


PAVING SCHEDULE L302

	6X12 HERRINGBONE CONCRETE PAVERS - PEDESTRIAN	B/L-310
	6X12 RUNNING BOND CONCRETE PAVERS - PEDESTRIAN	B/L-310
	6X9 RUNNING BOND CONCRETE PAVERS - VEHICULAR	B/L-310
	6X9 HERRINGBONE CONCRETE PAVERS - VEHICULAR	B/L-310
	ENHANCED CONCRETE (LIGHT AGGREGATE)	A/L-311
	ENHANCED CONCRETE (MEDIUM AGGREGATE)	A/L-311
P.A. PLANTING AREA		

REFERENCE NOTES SCHEDULE L302

SYMBOL	DESCRIPTION	QTY	DETAIL
1	Bench	12	D/L-311
3	Trash and Recycle Receptacle	10	A/L-312
4	Dining Table and Chairs	5	B/L-312
8	Lounge Furniture Set	18	E/L-312
10	24" P.I.P. Concrete Retaining Wall	1	D/L-313
14	Umbrella	13	B/L-314
15	Bike Rack	8	C/L-314
16	Planter Pot - Single	28	D/L-314
17	Planter Pot - Groupings of 2	18	D/L-314
18	Planter Pot - Groupings of 3	10	D/L-314



THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

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Know what's below. Call before you dig.

SUNSHINE STATE ONE CALL OF FLORIDA, INC.

KHA PROJECT 147507000 DATE OCT. 2017 SCALE AS SHOWN DESIGNED BY ESM DRAWN BY ESM CHECKED BY MST	LICENSED PROFESSIONAL JOHN W. HORN, P.E. FLORIDA LICENSE NUMBER LA#6666795 DATE: 10/12/2017		© 2017 KIMLEY-HORN AND ASSOCIATES, INC. 445 24TH STREET, SUITE 200, VERO BEACH, FL 32960 WWW.KIMLEY-HORN.COM CA 00000556	REVISIONS	DATE	BY
				2	REVISED BID SET PHASE 2	06.30.2017
DANIA POINTE PHASE II PREPARED FOR DANIA LIVE 1748, LLC			SHEET NUMBER L-302			
CITY OF DANIA BEACH			FLORIDA			

WHERE PAVERS DO NOT ABUT BUILDING OR CURB, SLUMP CONCRETE TO RETAIN PAVEMENT EDGE (SEE SPEC. BELOW)

SLUMP CONCRETE NOTES:

1. SLUMP AND TROWEL CONCRETE EDGER MIN 1" BELOW TOP SURFACE OF ADJACENT PAVEMENT.
2. CONCRETE SLUMP SHALL BE 8"D X 4"W MINIMUM.
3. CONCRETE SHALL BE MIN. 3000 PSI @ 28 DAYS, FIBER REINFORCED

DIMENSION VARIES SEE PLAN

LOPE FOR POSITIVE DRAINAGE TO STORMWATER CONVEYANCE SYSTEMS, PER CIVIL AND ARCH PLANS

CONCRETE PAVERS - INSTALL PER ICPI AND MANUFACTURER'S SPECIFICATION FOR PEDESTRIAN APPLICATION

PAVERS ABUT BUILDING OR CURB - SEE PLANS

6" DECOMPOSED CONCRETE OR CRUSHED LIMESTONE - COMPACTED PER MANUFACTURER'S RECOMMENDATION, SEE NOTES

COMPACTED SUBGRADE (95% STANDARD PROCTOR)

1" SAND SETTING BED

A CONCRETE PEDESTRIAN

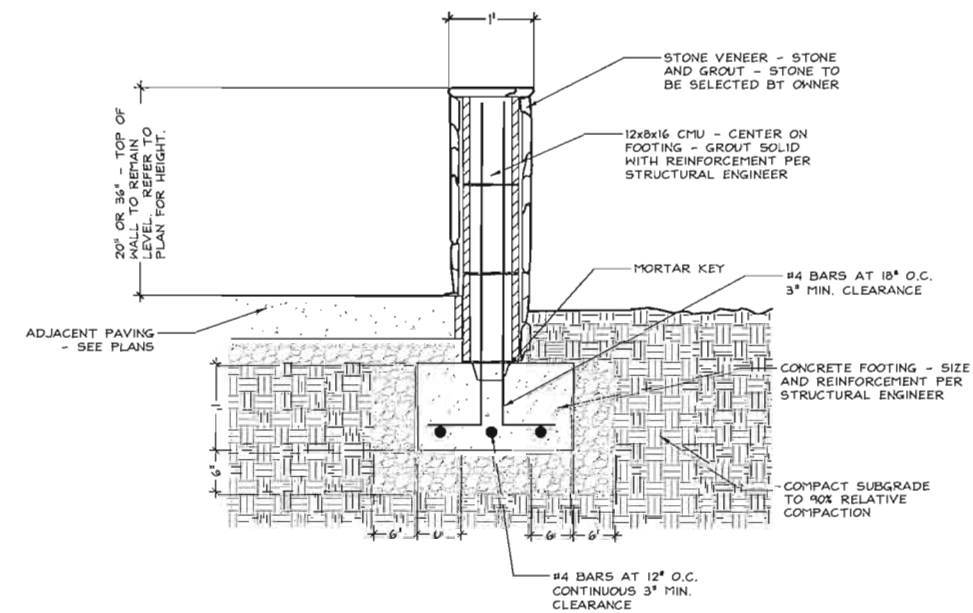
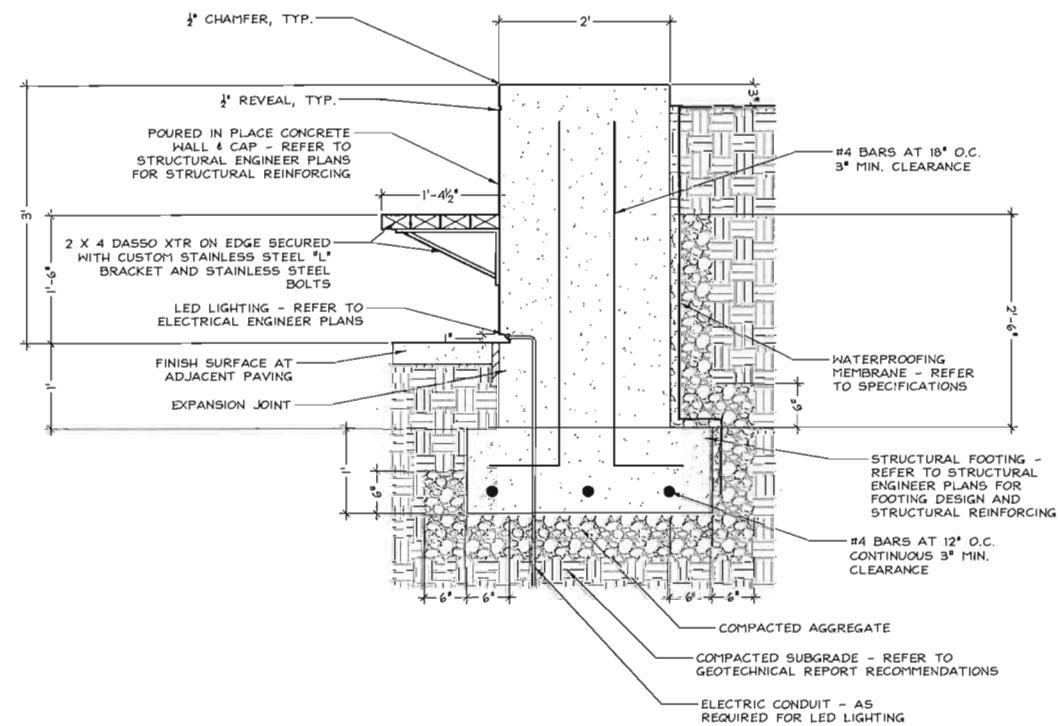
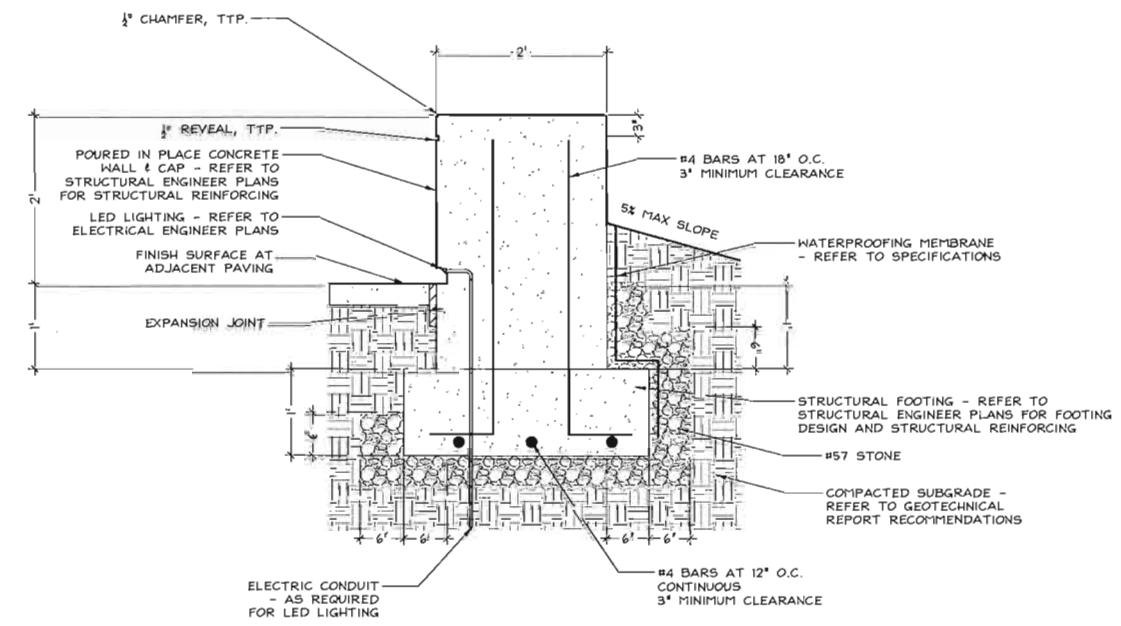
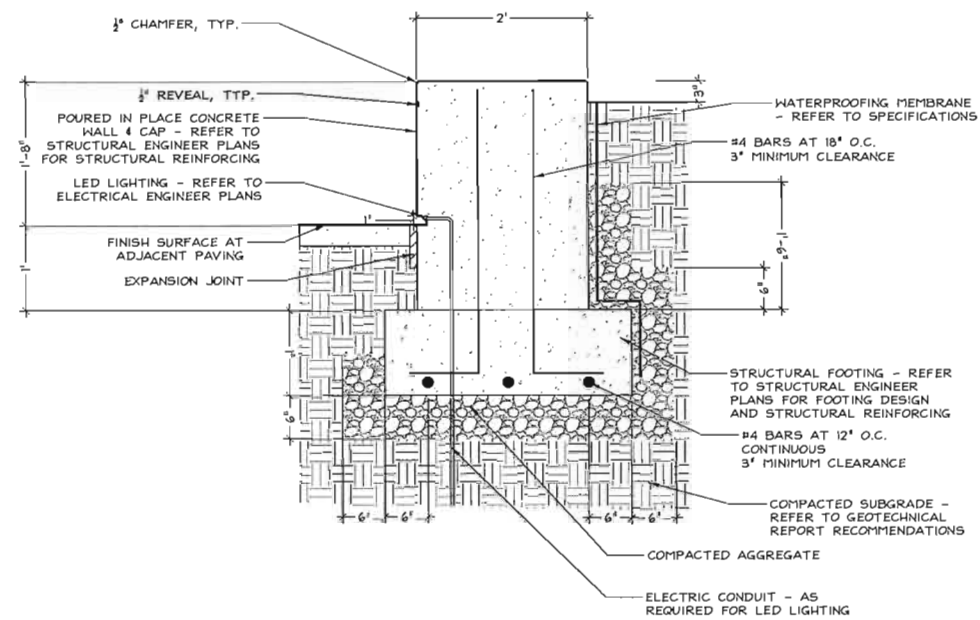
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(B) CONCRETE PAVERS - ROADWAY
SECTION

D STAMPED ASPHALT - ALTERNATIVE
SECTION

SHEET NUMBER
L-310

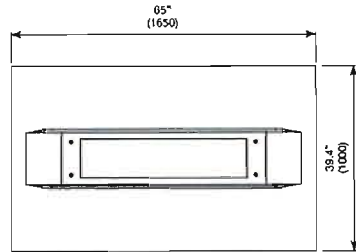
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Plotted By: Jeffrey, Jeffrey, Sheet, Set, Details, Phase II, Layout L-314, Hardscape Details, September 21, 2017, 05:09:58pm, K:\WPB\URCA\17507000 - Dania Pointe Phase II\CAD\PlotSheet\PHASE 2\L-314 Hardscape Details.dwg
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DIMENSIONS



Top View



Front View

MANUFACTURER: BROWN JORDAN FIRES
brownjordanfires.com
(323) 844-0805

MODEL: FLO

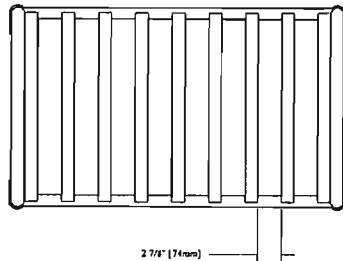
SIZE: HEIGHT: 65.0"
LENGTH: 39.4"
WIDTH: 13.0"

COLOR: CONCRETE

NOTES: INSTALL PER MANUFACTURER'S SPECIFICATIONS

A FIRE PIT
SECTION

NOT TO SCALE



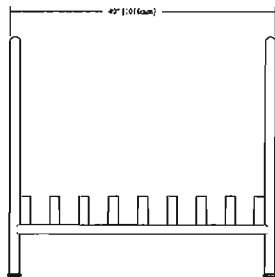
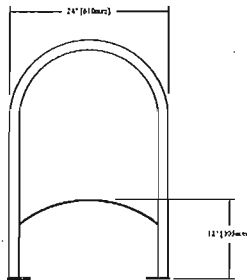
MANUFACTURER: KEYSTONE RIDGE
www.keystoneridgedesigns.com
(724) 284-1213

MODEL: P-105 (WITH CUSTOM LOGO MODIFICATION.
COORDINATE WITH OWNER FOR ARTWORK.

SIZE: LENGTH: 40"
WIDTH: 24"
HEIGHT: 36"

COLOR: TO BE SELECTED BY OWNER FROM
MANUFACTURER'S FULL RANGE.

NOTES: SURFACE MOUNT TO CONCRETE PAD
WITH STAINLESS STEEL EXPANSION
BOLTS, PER MANUFACTURER'S SPEC.



C BIKE RACK
SECTION

NOT TO SCALE



MANUFACTURER: TUUCI
tuuci.com
(602) 565-5665

MODEL: BAY MASTER COLLECTION FIBER-FLEX

SIZE: HEIGHT: 7' 6" X 7' 8"

COLOR: Orange

NOTES: INSTALL PER MANUFACTURER'S
SPECIFICATIONS

FURNISH ALL UMBRELLAS WITH WEIGHTED
BASE MODEL #BASE-GV18+30R

B UMBRELLA
SECTION

NOT TO SCALE



PLANTER POT SINGLE =
(1) 42.5" X 35.5" X 33"

PLANTER POT GROUPING OF TWO =
(1) 42.5" X 35.5" X 33"
(1) 23.5" X 18.5" X 23.75"

PLANTER POT GROUPING OF THREE =
(1) 42.5" X 35.5" X 33"
(1) 23.5" X 18.5" X 23.75"
(1) 19.5" X 15" X 20"

MANUFACTURER: Tournesol Siteworks
tournesolsiteworks.com
(714) 743 - 2973 - JOHN WILLINGHAM

MODEL: VILLAGE COLLECTION
VS-1800, VS-2400, AND VS-4200
(OR AS SELECTED BY OWNER)

SIZES: VS-1800 = 19.5" X 15" X 20" (TOP X BOTTOM X HEIGHT)
VS-2400 = 23.5" X 18.5" X 23.75" (TOP X BOTTOM X HEIGHT)
VS-4200 = 42.5" X 35.5" X 33" (TOP X BOTTOM X HEIGHT)

COLOR: TO BE SELECTED BY OWNER FROM
MANUFACTURER'S FULL RANGE

NOTES: INSTALL 12" DEEP DRAINAGE STORE IN
BOTTOM OF POT. ALL POTS TO BE
FURNISHED WITH DRAINAGE HOLES.

D PLANTER POT
SECTION

1"=1'-0"

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

CITY OF DANIA BEACH FLORIDA

HARDSCAPE DETAILS

KHA PROJECT
SEPT. 2017
DATE
SCALE AS SHOWN
DESIGNED BY TCR
DRAWN BY TCR
CHECKED BY JPH

LICENSED PROFESSIONAL
JONATHAN D. HUGH, P.E.
FLORIDA LICENSE NUMBER
LA#6666795
DATE: 09/15/2017

Kimley»Horn

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445 24TH STREET, SUITE 200, VERO BEACH, FL 32960
PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 00000896

REVISED BID SET PHASE 2	NO.	REVISIONS	DATE	BY
2	2		06.30.2017	JSH

SHEET NUMBER
L-314



DANIA POINTE

DANIA BEACH, FLORIDA

17021.00

DRC SET
11-13-2017

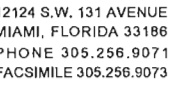
INDEX OF DRAWINGS

ARCHITECTURE		STRUCTURE		MECHANICAL	ELECTRICAL	PLUMBING
A1.01	OVERALL SITE PLAN	A4.06	OVERALL EAST ELEVATION			
A1.02	SITE PLAN	A4.13	GARAGE SECTIONS			
A2.01	OVERALL GROUND FLOOR PLAN					
A2.02	OVERALL SECOND FLOOR PLAN					
A2.03	OVERALL THIRD FLOOR PLAN					
A2.04	OVERALL FOURTH & FIFTH FLOOR PLANS					
A2.05	OVERALL SIXTH & SEVENTH FLOOR PLANS					
A2.06	OVERALL EIGHT & NINTH FLOOR PLANS					
A2.07	OVERALL TENTH & ELEVENTH FLOOR PLANS					
A2.08	OVERALL TWELFTH & THIRTEENTH FLOOR PLANS					
A4.01	OVERALL NORTH ELEVATION MARRIOTT HOTEL					
A4.02	OVERALL WEST ELEVATION					
A4.03	OVERALL SOUTH ELEVATION - SECTION - MARRIOTT HOTEL					
A4.04	OVERALL NORTH ELEVATION - SECTION - AC HOTEL					
A4.05	OVERALL SOUTH ELEVATION - AC HOTEL					



ARCHITECTS
ENGINEERS-PLANNERS
INTERIORS

REGISTERED PROFESSIONAL ENGINEERS
REGISTERED PROFESSIONAL ARCHITECTS
REGISTERED PROFESSIONAL PLANNERS
REGISTERED PROFESSIONAL INTERIORS



Sheet

A1.01



Project Name

DANIA POINTE
DANIA BEACH, FL

Device Program Number

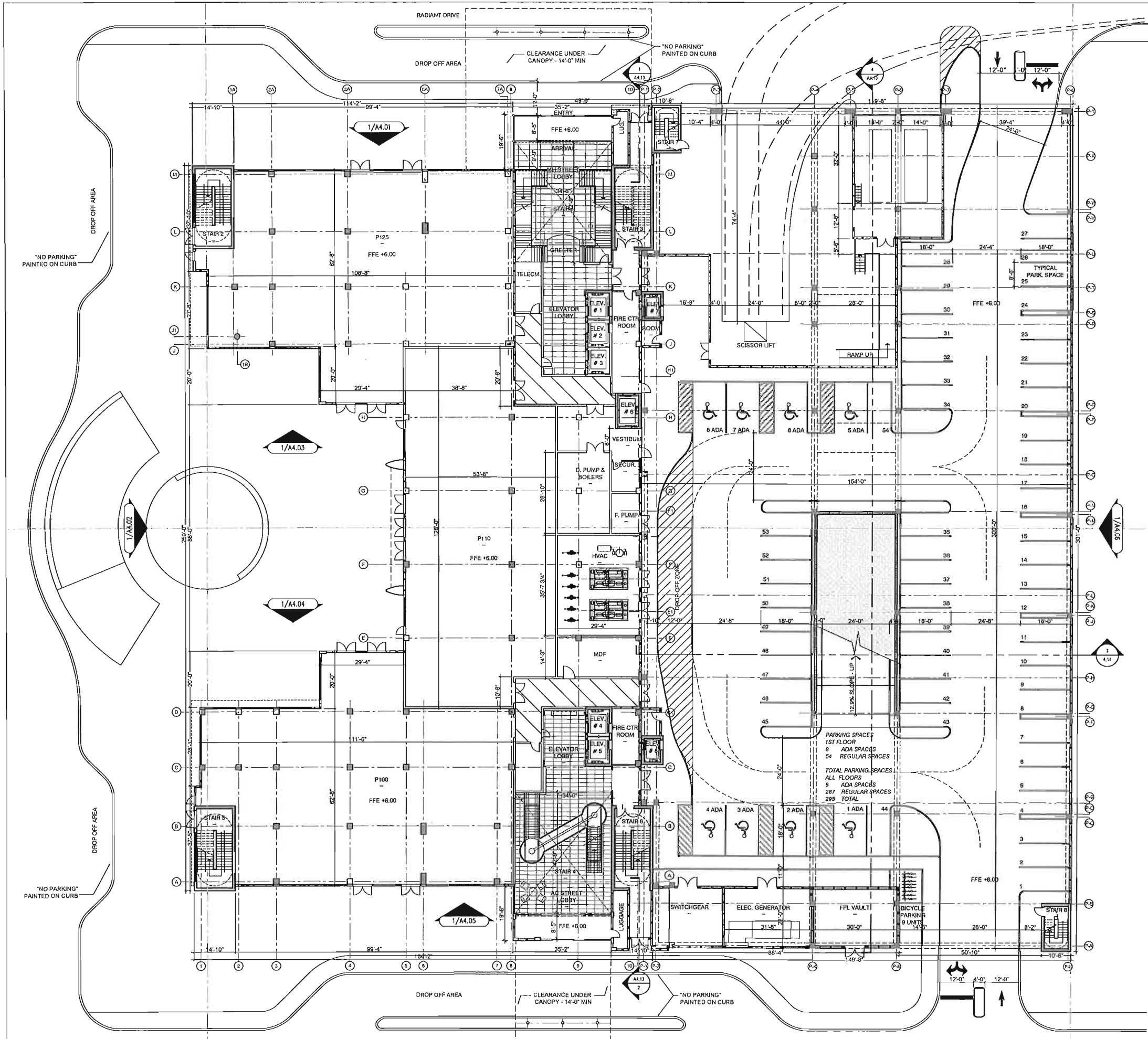
MARTIN A.D. YABOR FAW
Lic. # APIC015032

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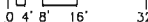
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Group/Ep	IV.
Class and Pg	CS - (ICSP
Scale	AS (ICORN)

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OVERALL GROUND FLOOR PLAN

Sheet
A2.01

OVERALL GROUND FLOOR PLAN





AA26002958
IB26001638
ARCHITECTS
ENGINEERS
PLANNERS
INTERIORS

12124 S.W. 131 AVENUE
MIAMI, FLORIDA 33186
PHONE 305.256.9071
FACSIMILE 305.256.9073

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner/Project Name

Drawn For
DRC
SUBMITTAL

MAINT BY A.D. VASOR FAIA
LIC. # A20015352

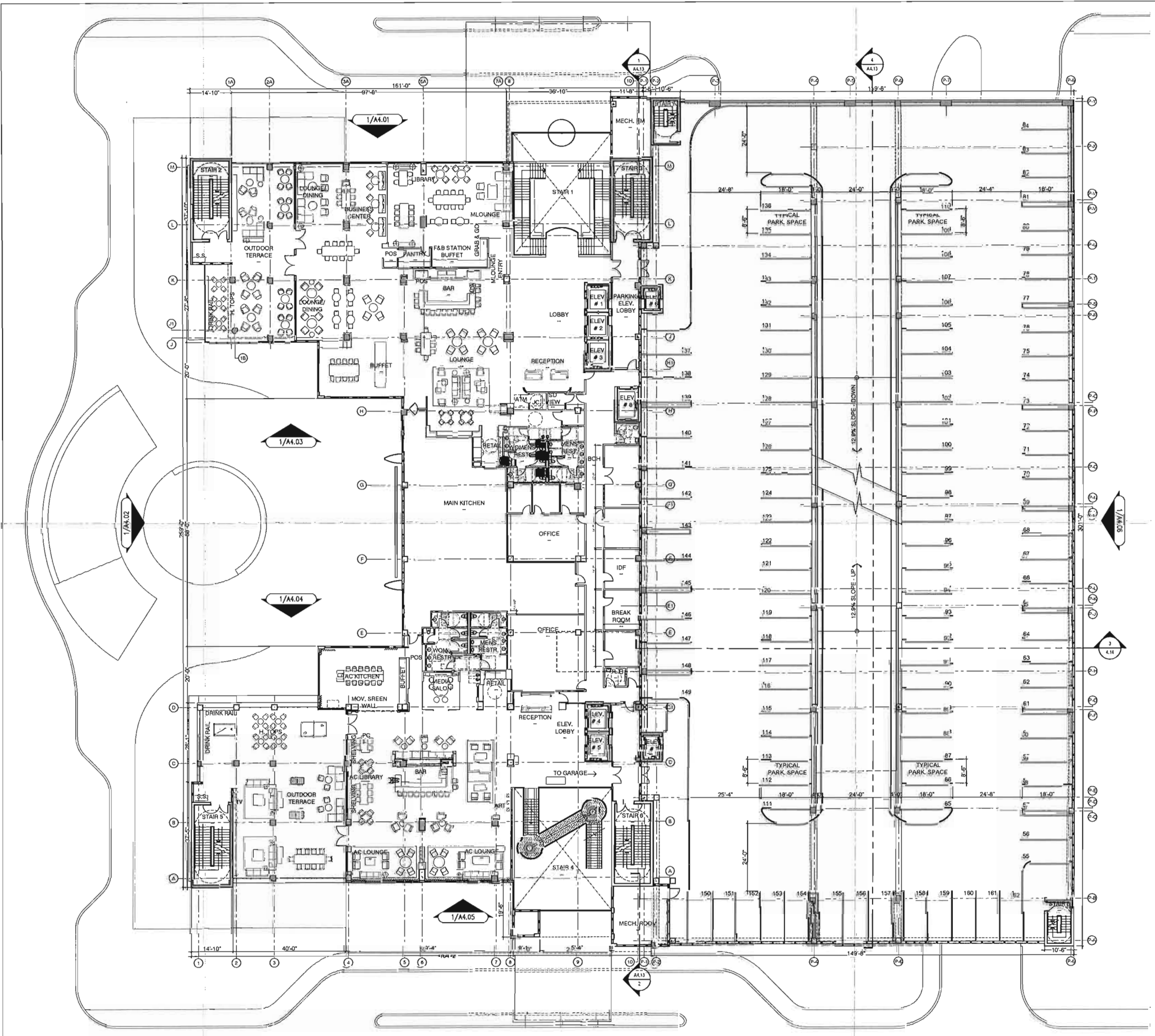
Revisions	
No.	Description

Date	12-13-2017
Drawn By	LM
Checked By	LA TERRY
Scale	AS SHOWN

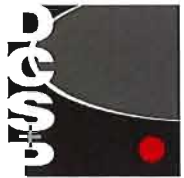
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3. ALL MATERIALS SHALL BE OF THE HIGHEST QUALITY AND SHALL BE SUBSTITUTED ONLY WITH THE APPROVAL OF THE ARCHITECT.
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5. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE MECHANICAL, ELECTRICAL AND PLUMBING CODES.
6. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE FIRE AND LIFE SAFETY CODES.
7. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE ACCESSIBILITY STANDARDS.
8. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE ENVIRONMENTAL STANDARDS.
9. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE ENERGY STANDARDS.
10. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE SUSTAINABILITY STANDARDS.

Sheet Title
OVERALL SECOND FLOOR PLAN

Sheet
A2.02



 **OVERALL SECOND FLOOR PLAN**
0' 4' 8' 16' 32'



AA26002958
IB26001638
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ENGINEERS
PLANNERS
INTERIORS

12124 S.W. 131 AVENUE
MIAMI, FLORIDA 33186
PHONE 305.256.9071
FACSIMILE 305.256.9073

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Issued For
DRC
SUBMITTAL

WARTIN A.D. YABOR F.A.A.
L.C. # A70015332

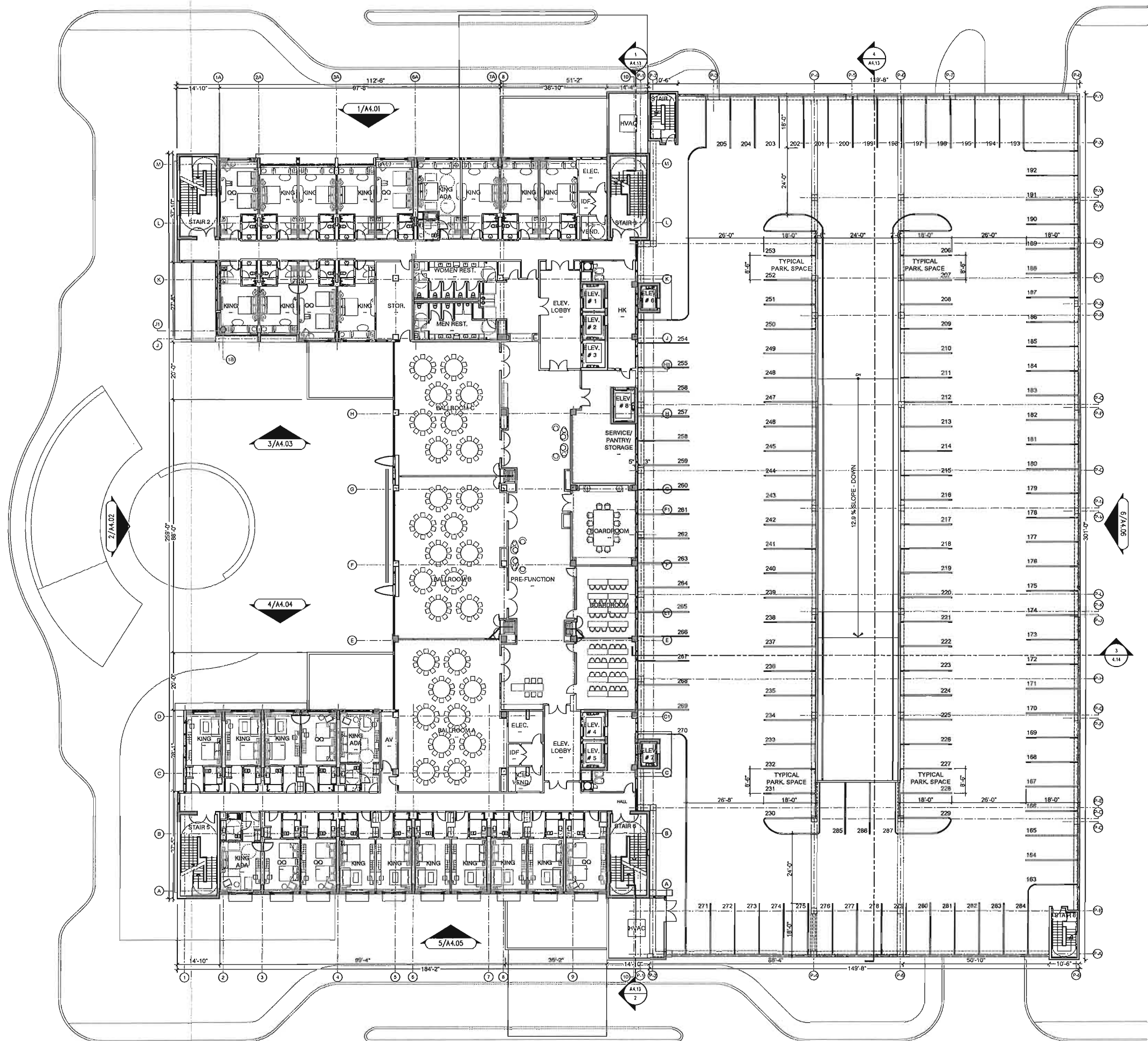
Revisions		
No.	Date	Description

Date	10-02-2017
Drawn by	SV
Checked by	CE, DCHP
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Sheet Title
OVERALL THIRD FLOOR PLAN

Sheet
A2.03



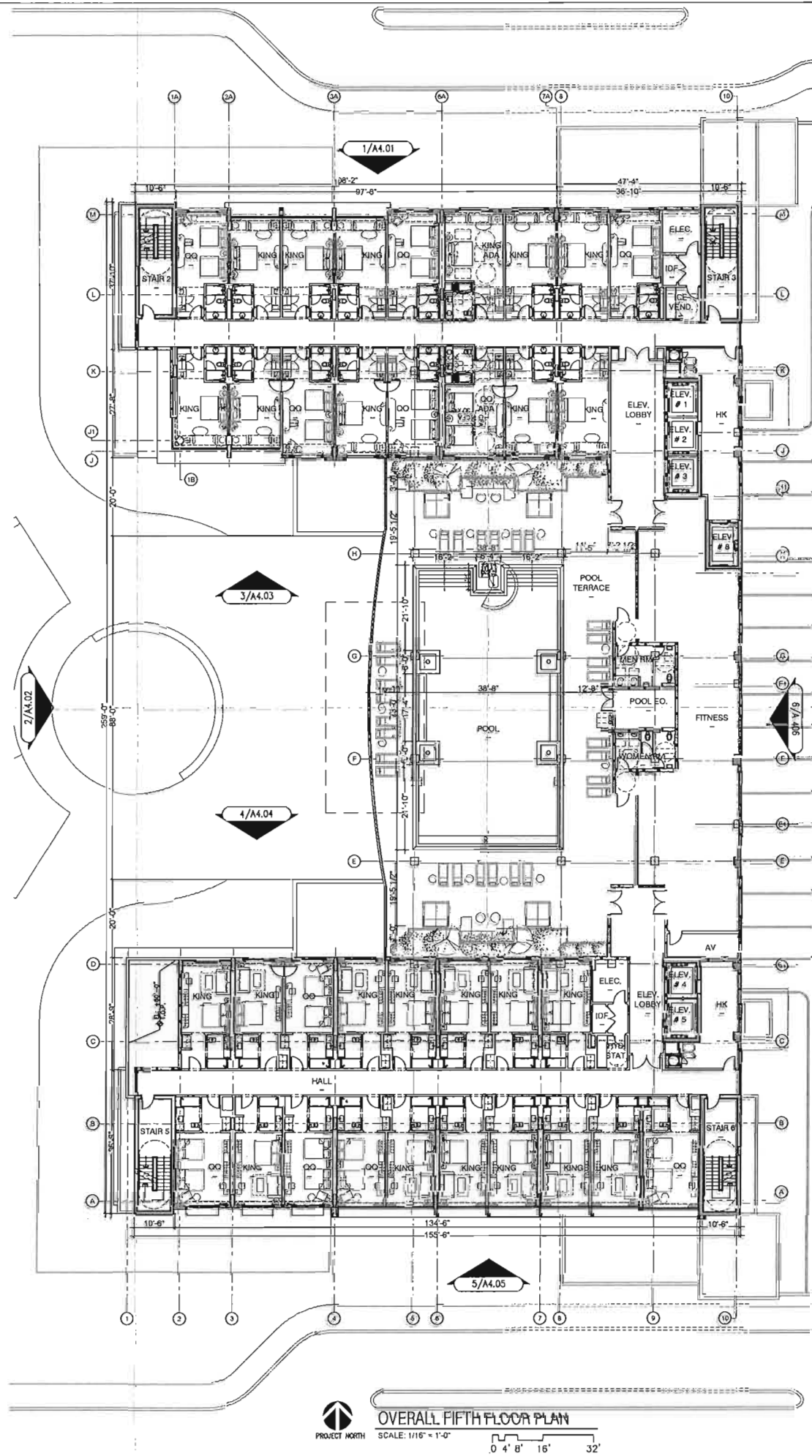
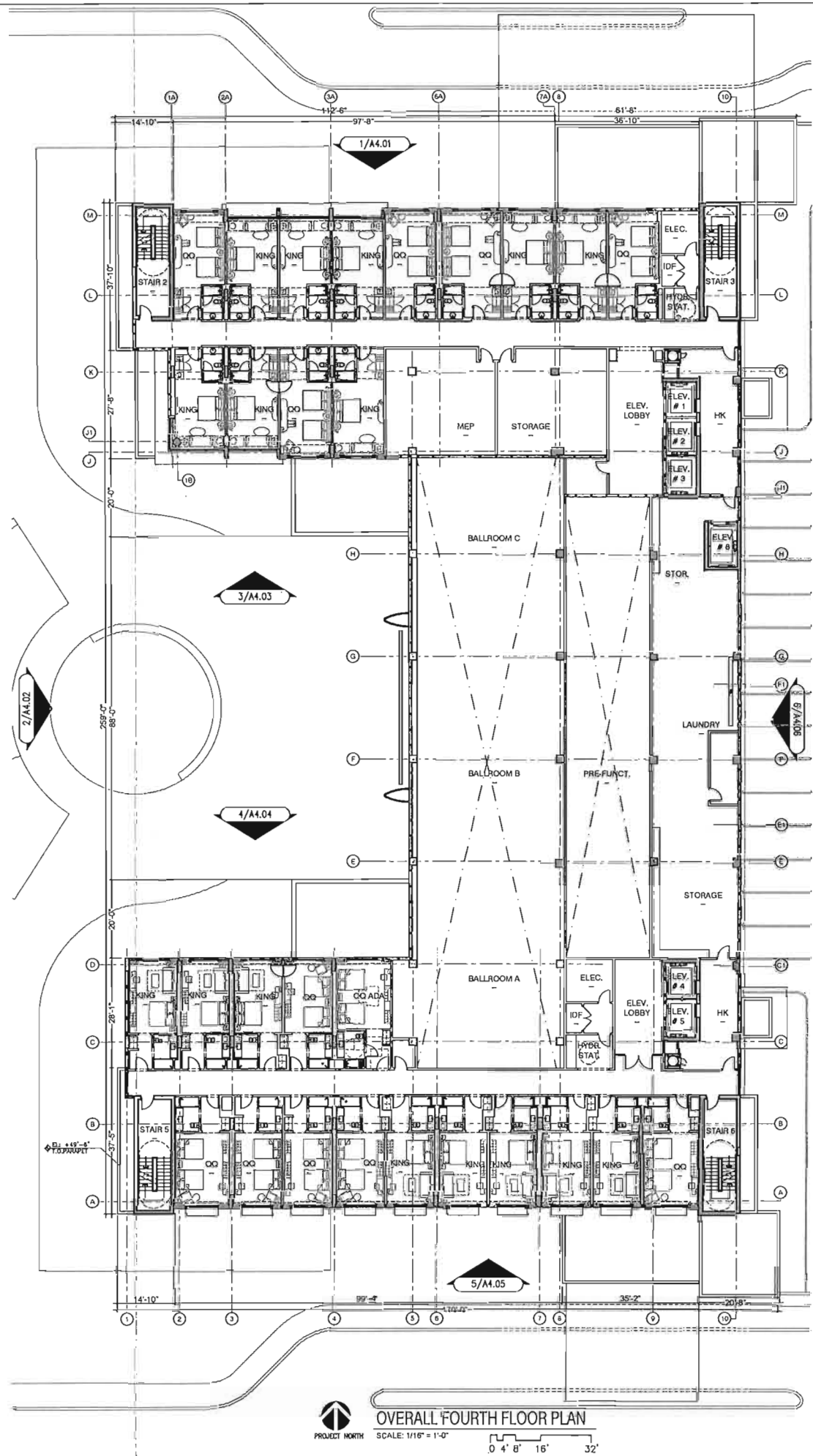
OVERALL THIRD FLOOR PLAN

0 4' 8' 16' 32'



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PLANNERS
INTERIORS

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Project Name
DANIA POINT
DANIA BEACH, FL

Project Number
17021.00

Client Project Number

Submitted For
DRC
SUBMITTAL

Submitted By
MARTIN A.D. YABORI FAIA
Lic. # AR0015332

Revisions		
NO.	DATE	DESCRIPTION

Date	10-27-2017
Drawn by	JLK
Checked by	CS - CCB
Scale	AS SHOWN

NOTES:
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2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
3. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES AND STRUCTURES.
5. THE CONTRACTOR SHALL MAINTAIN ADEQUATE RECORDS OF ALL WORK PERFORMED.

Sheet
**OVERALL
FOURTH & FIFTH
FLOOR PLANS**

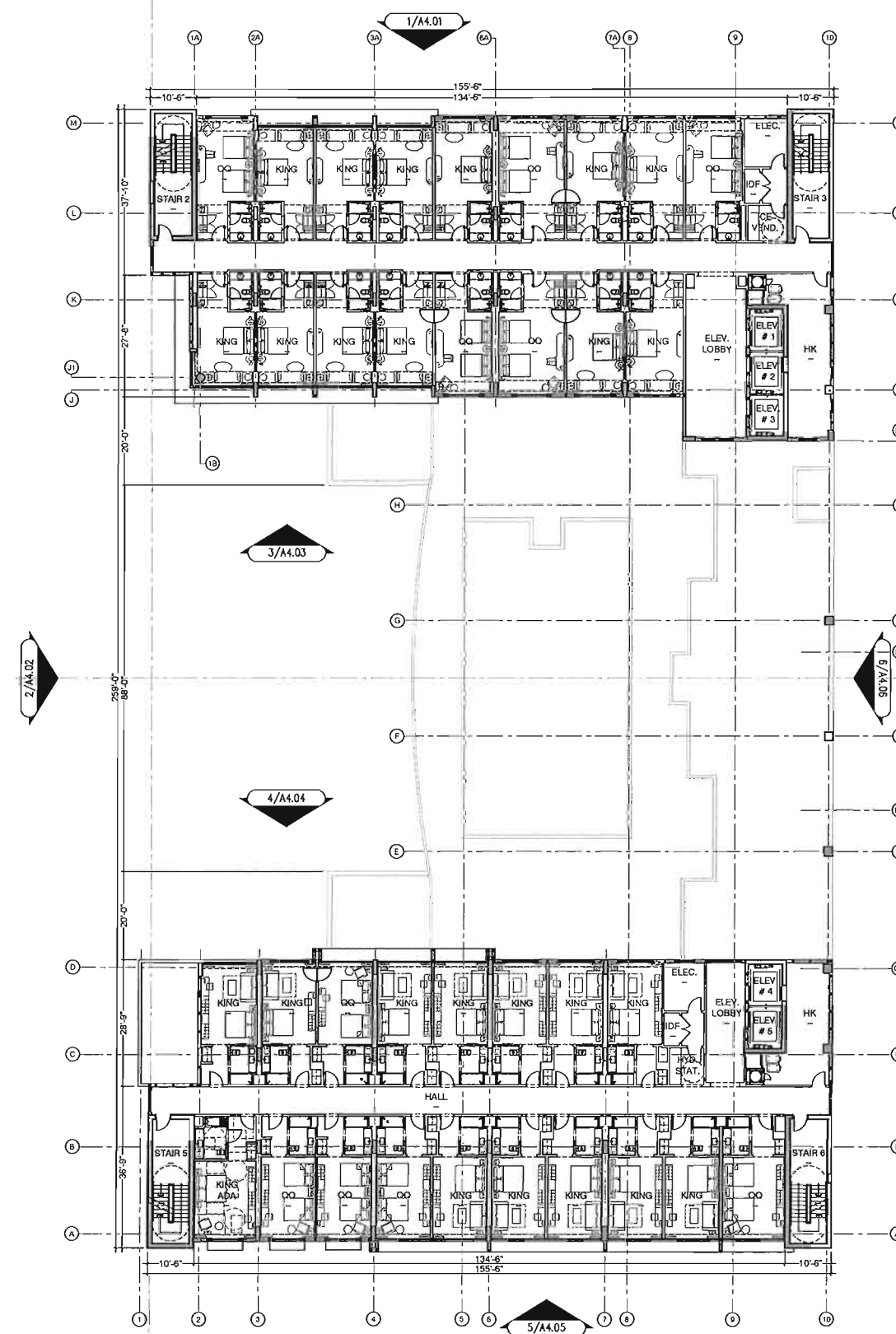
Sheet
A2.04



Architectural floor plan showing a multi-story building layout. The plan includes a central corridor system, rooms labeled 'KING' and 'ADA', and five elevators labeled 'ELEV. #1' through 'ELEV. #5'. Stairs are labeled 'STAIR 1' through 'STAIR 5'. The plan includes dimensions for room sizes and overall building dimensions. A grid system is overlaid on the plan with letters A through M and numbers 1 through 10. A large area in the center is labeled '3/A4.03'. Other labels include '1/A4.01', '2/A4.02', '4/A4.04', and '5/A4.05'.



SCALE: 1/16" = 1'-0"



SCALE: 1/16" = 1'-0"

DANIA POINTE
DANIA BEACH, FL

17021.00

DRG
SUBMITTAL

MARTIN A.D. YABOR FALA
Lic. # AFO015332

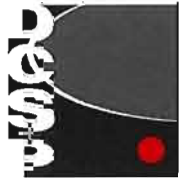
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No.	10-02-2618
Priority	LV
Checked By	GS - CCSP
Scale	ASB/AMN

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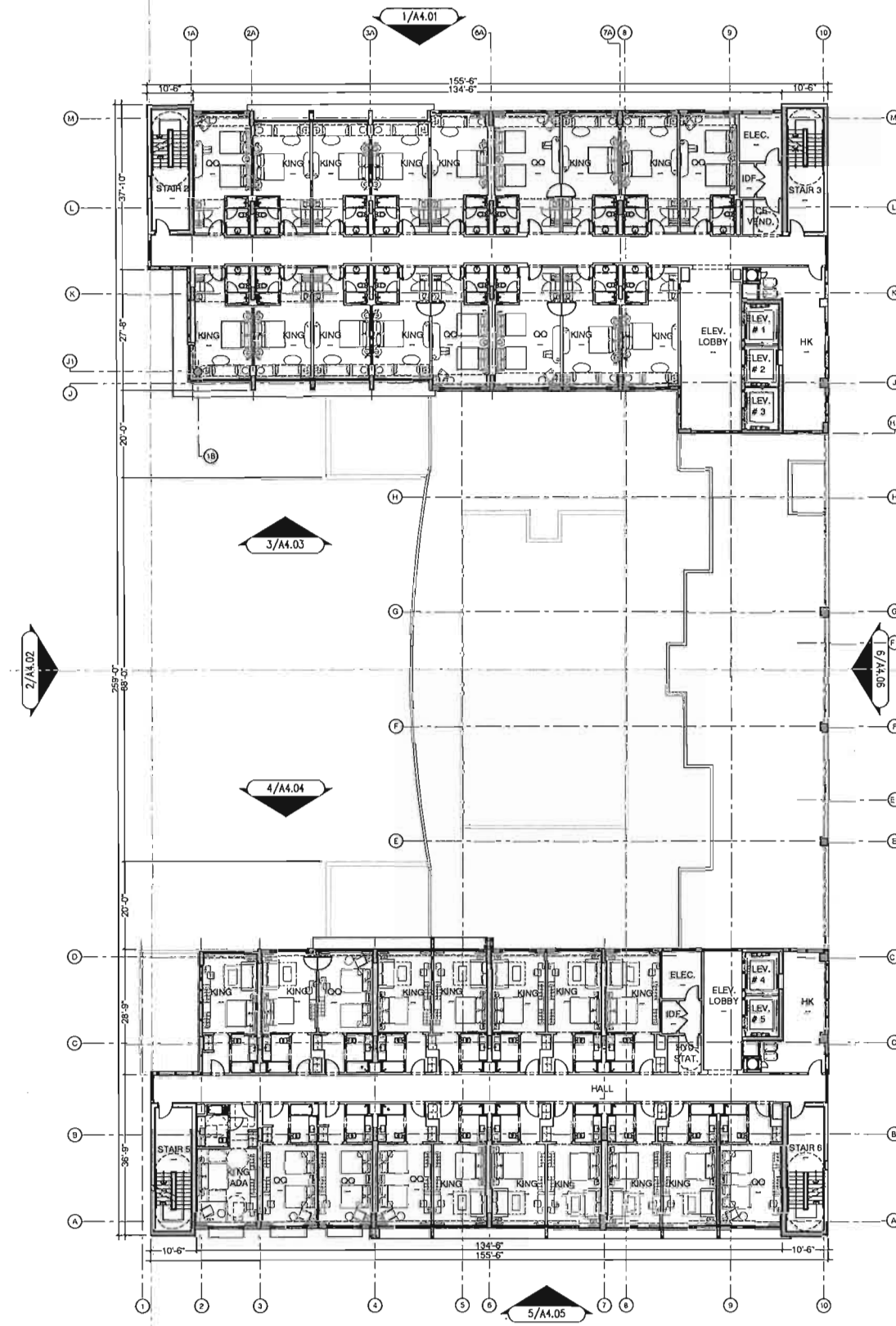
OVERALL
SIXTH & SEVENTH
FLOOR PLANS

Sheet A2.05

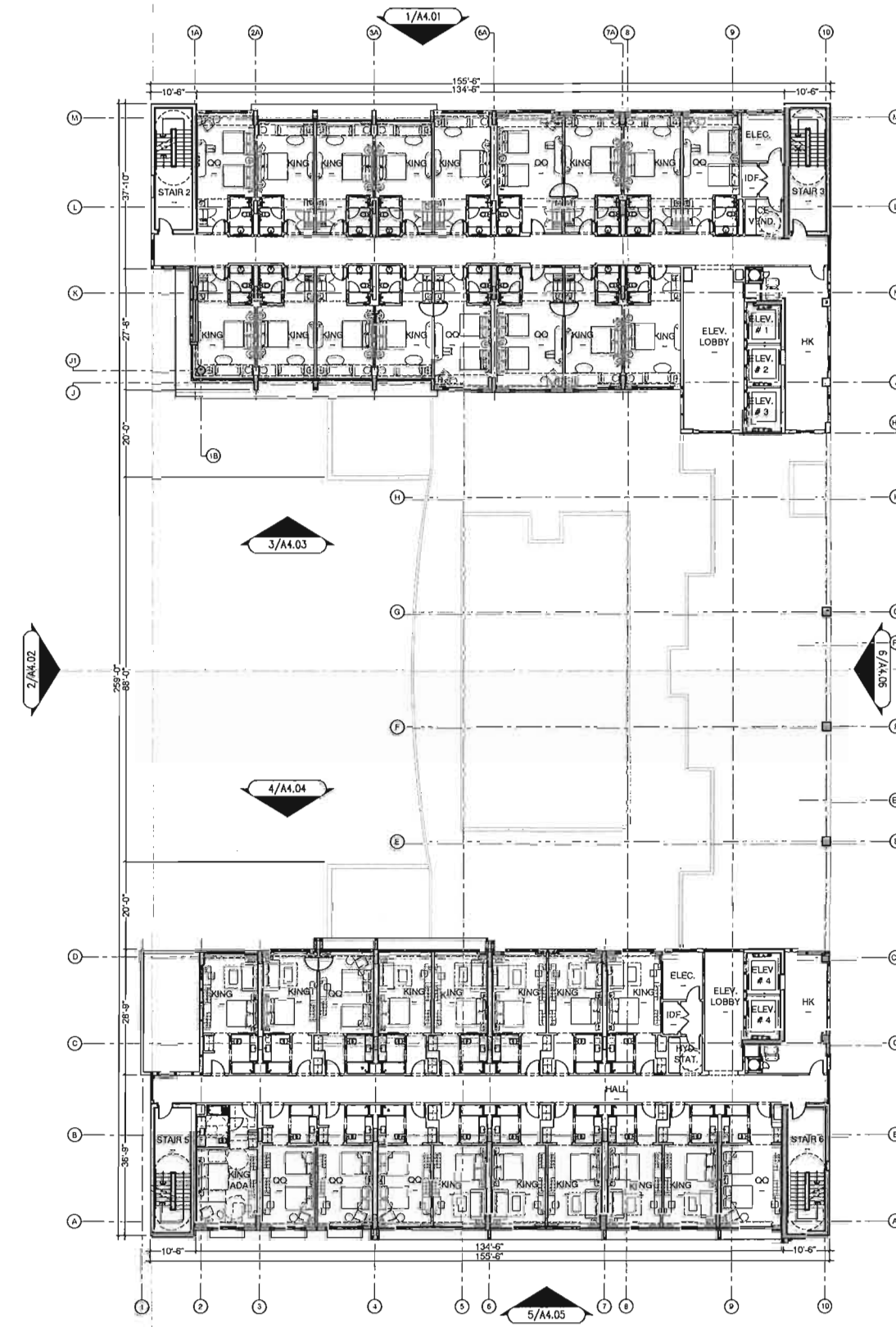


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PROJECT NORTH
OVERALL EIGHT FLOOR PLAN
SCALE: 1/16" = 1'-0"
0 4' 8' 16' 32'



PROJECT NORTH
OVERALL NINTH FLOOR PLAN
SCALE: 1/16" = 1'-0"
0 4' 8' 16' 32'

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Drawn Project Number

Sheet Title
DRC
SUBMITTAL

ARTIST A.D. YABOR F.A.A.
Lic. # AR0015332

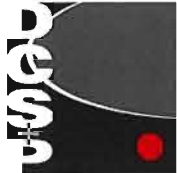
Revisions		
Rev	Date	Description

Date	10-13-2017
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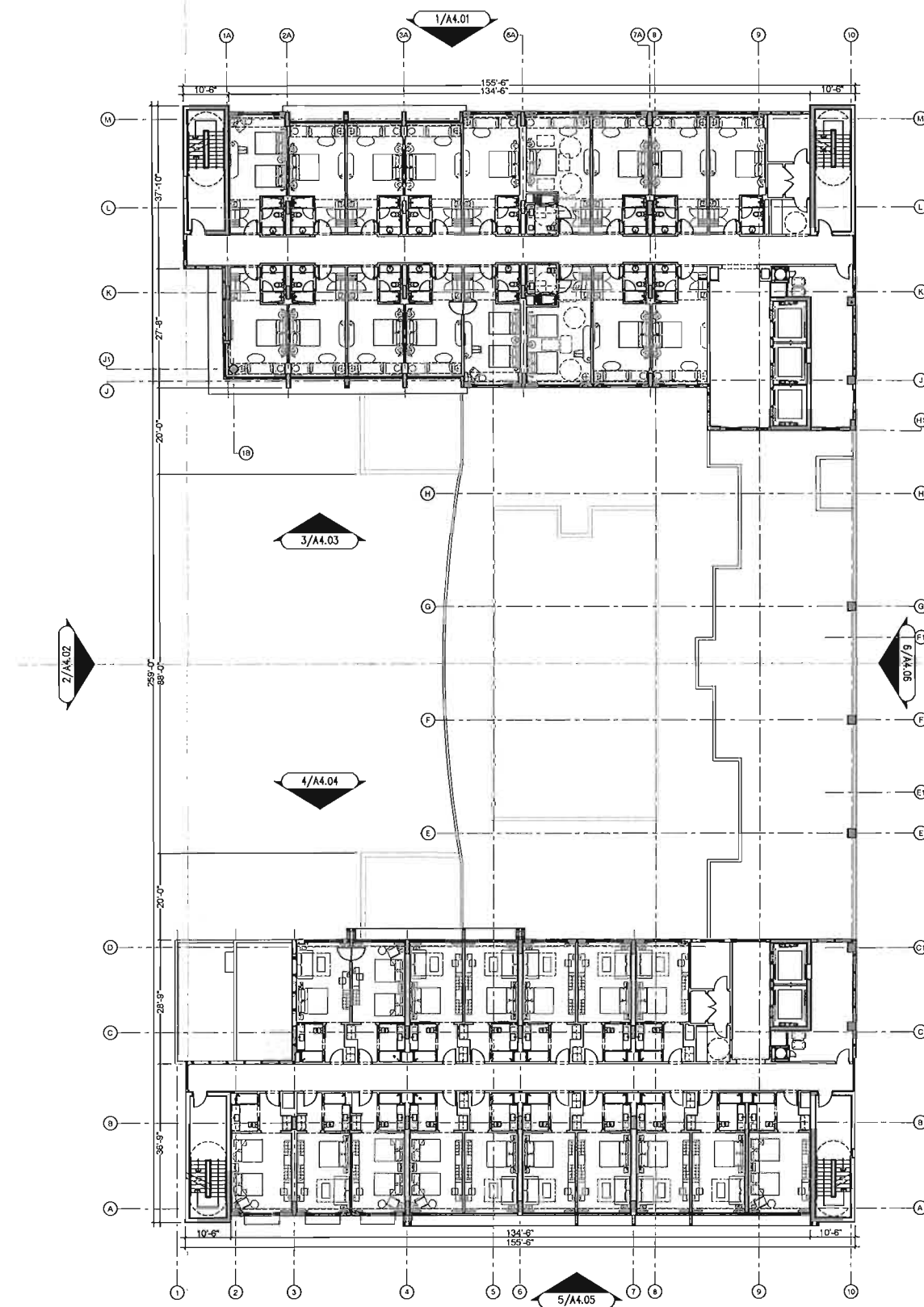
Sheet Title
OVERALL
EIGHT & NINTH
FLOOR PLANS

Sheet
A2.06



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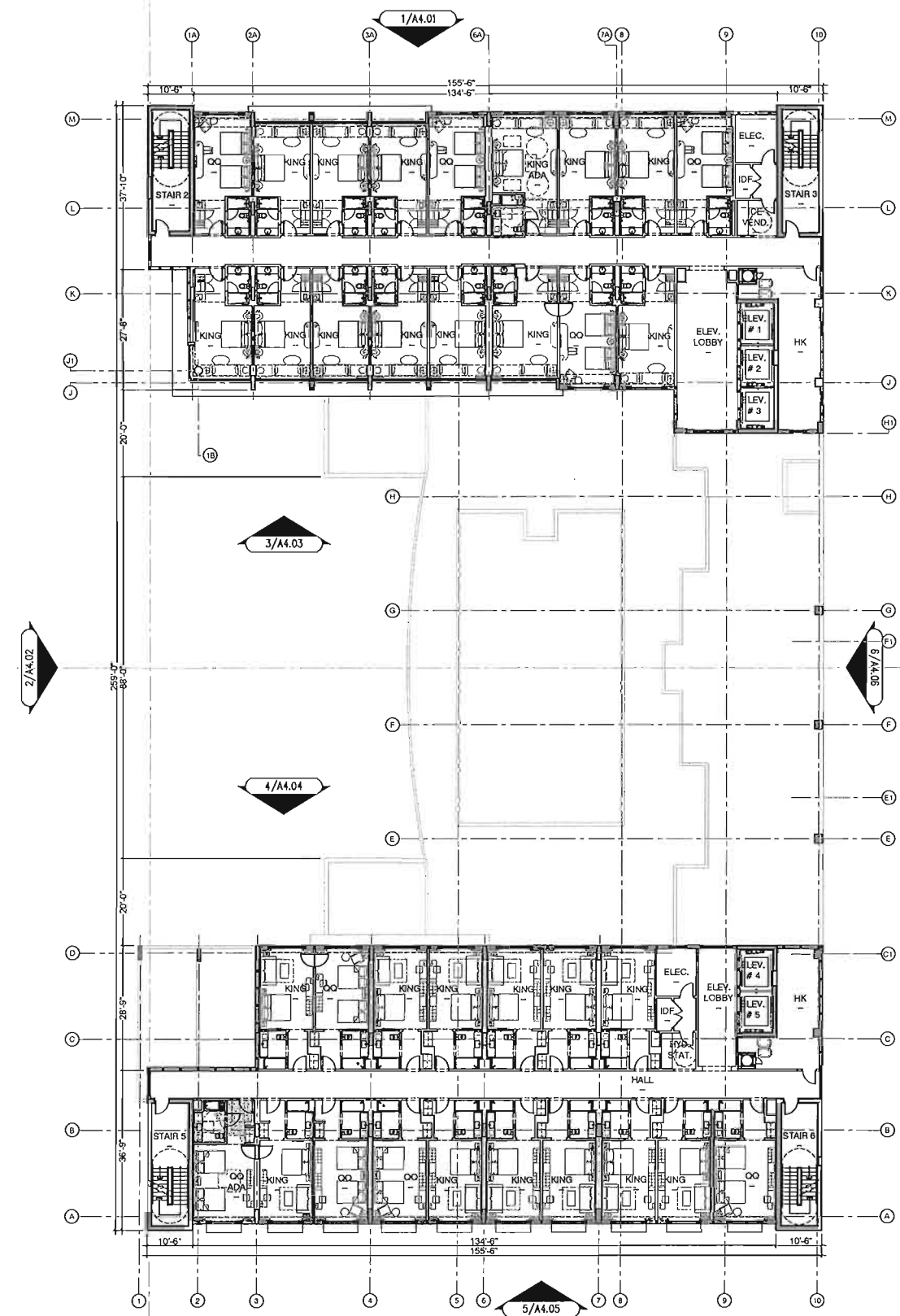
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OVERALL TENTH FLOOR PLAN

SCALE: 1/16" = 1'-0"

0' 4' 8' 16' 32'



OVERALL ELEVENTH FLOOR PLAN

SCALE: 1/16" = 1'-0"

0' 4' 8' 16' 32'

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Submitted For
DRC
SUBMITTAL

WARTEN A.D. YASOR F.A.A.
LIC. # AR0015332

Revisions		
No.	Date	Description

Date	12-23-2011
Drawn by	L.K.
Checked by	QSB-ECR
Scale	AS SHOWN

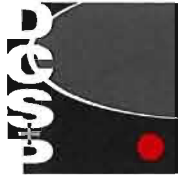
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Sheet Title
OVERALL
TENTH & ELEVENTH
FLOOR PLANS

Sheet Number
A2.07

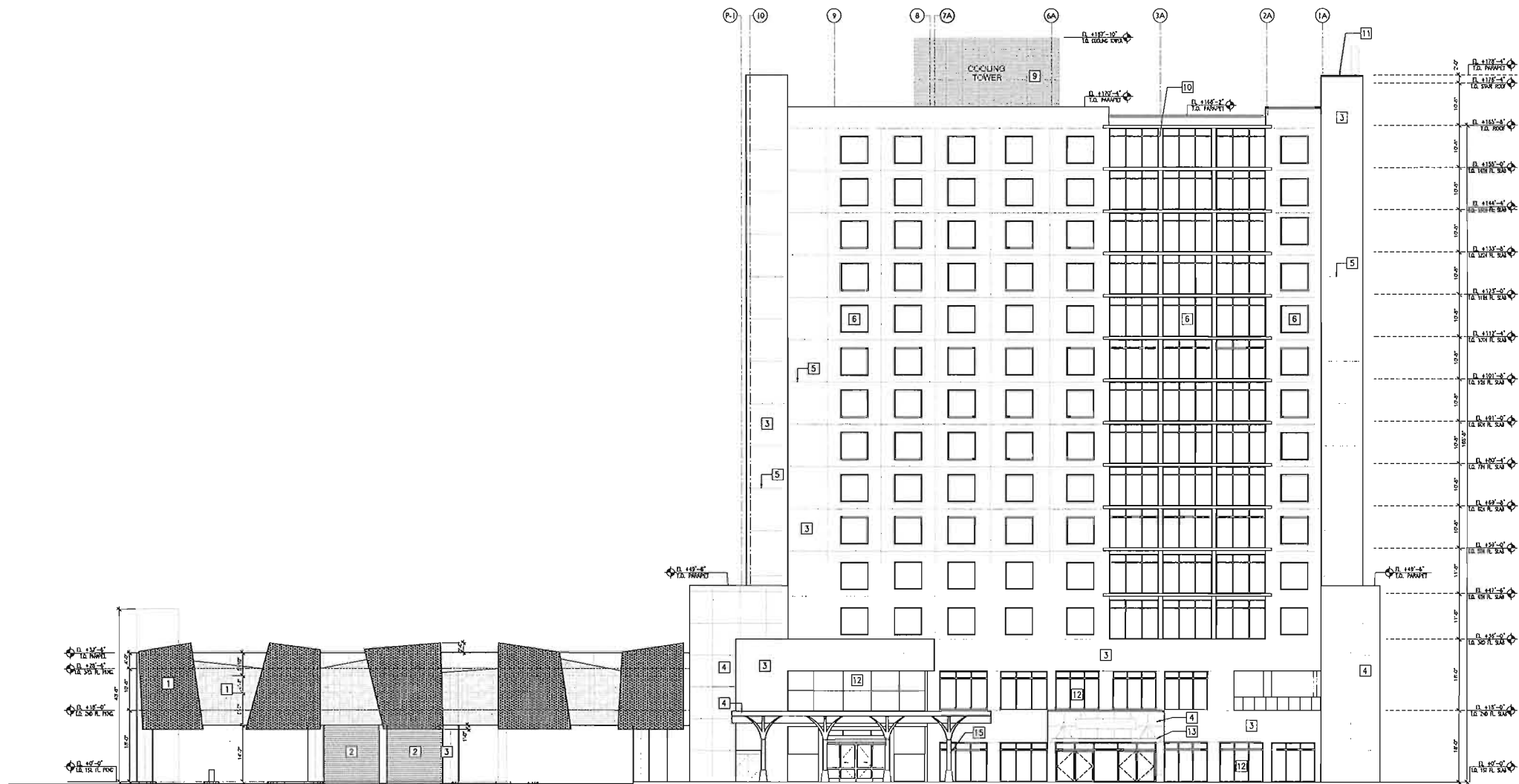


Sheet
A2.08



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FACSIMILE 305.256.9073



1 OVERALL NORTH ELEVATION - MARRIOTT HOTEL
SCALE: 1/16" = 1'-0"
0' 4' 8' 16' 32'



2 COOLING TOWER EQUIPMENT SCREENS
SCALE: NTS

ELEVATION KEY NOTES:

- | | | | |
|----|--|----|-----------------------------------|
| 1 | PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL | 17 | ALUMINUM LOUVERS - PAINTED |
| 2 | OVERHEAD ROLL UP METAL DOORS | 20 | 8" DOOR & WINDOW FILM SIGNAGE |
| 3 | SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH | 21 | TV SCREEN |
| 4 | METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH | 22 | WINDOW TYPE, REFER TO SHEET AX-XX |
| 5 | TYPICAL SCORE LINE REFER TO DETAIL XX | | |
| 6 | ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS | | |
| 6A | ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS | | |
| 9 | ALUMINUM COOLING TOWER SCREENING | | |
| 10 | SMOOTH STUCCO FINISH - PAINTED | | |
| 11 | METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE | | |
| 12 | ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM | | |
| 13 | METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH | | |
| 15 | STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH | | |

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Submitted for
DRC
SUBMITTAL

MARTIN A.D. YABOR FAIA
LIC. # AF0015332

Revisions		
No.	Date	Description

Drawn by
10-09-2017
Checked by
LX
Designed by
GIR-DCAD
Scale
AS SHOWN

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Sheet Title
OVERALL
NORTH ELEVATION
MARRIOTT HOTEL

Sheet
A4.01



1 PERFORMED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL	17 ALUMINUM LOUVERS - PAINTED
2 OVERHEAD ROLL UP METAL DOORS	20 8" DOOR & WINDOW FILM SIGNAGE
3 SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH	21 TV SCREEN
4 METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH	# WINDOW TYPE, REFER TO SHEET AXXX
5 TYPICAL SCORE LINE REFER TO DETAIL XX	
6 ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS	
6A ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS	
9 ALUMINUM COOLING TOWER SCREENING	
10 SMOOTH STUCCO FINISH - PAINTED	
11 METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE	
12 ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM	
13 METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH	
15 STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH	

DANIA POINTE
DANIA BEACH, FL

Project Number

17021.00

DRC
SUBMITTAL

MARTIN A.D., YABOR FAIA,
Lic. # A/R0015532

[illegible]

Year	11-12-2017
Project No.	15
Project Title	GS - (KSP)
Scale	AS 1:100000

[illegible]

OVERALL
WEST
ELEVATION

A4.02



- | | | | |
|----|--|----|----------------------------------|
| 1 | PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL | 17 | ALUMINUM LOUVERS - PAINTED |
| 2 | OVERHEAD ROLL UP METAL DOORS | 20 | 8" DOOR & WINDOW FILM SIGNAGE |
| 3 | SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH | 21 | TV SCREEN |
| 4 | METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH | # | WINDOW TYPE, REFER TO SHEET AXXX |
| 5 | TYPICAL SCORE LINE REFER TO DETAIL XX | | |
| 6 | ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS | | |
| 6A | ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATEO GLASS - SPANDREL GLASS | | |
| 9 | ALUMINUM COOLING TOWER SCREENING | | |
| 10 | SMOOTH STUCCO FINISH - PAINTED | | |
| 11 | METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE | | |
| 12 | ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM | | |
| 13 | METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH | | |
| 15 | STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH | | |

DANIA POINTE
DANIA BEACH, FL

Project Number	17021.00
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Driver Project Number

DRC
SUBMITTAL

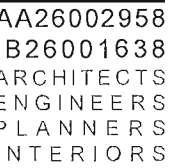
MARTIN A.D. YABOR FAIA
Lic. # AR0015332

[illegible]

Date	10-02-2017
Drawn By	LV.
Checked By	GS - CC SP
Scale	AS STATION

[illegible]

OVERALL SOUTH
ELEVATION/SECTION
MARRIOTT HOTEL



ELEVATION KEY NOTES:	
1	PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL
2	OVERHEAD ROLL UP METAL DOORS
3	SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH
4	METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH
5	TYPICAL SCORE LINE REFER TO DETAIL XX
6	ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS
6A	ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS
9	ALUMINUM COOLING TOWER SCREENING
10	SMOOTH STUCCO FINISH - PAINTED
11	METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE
12	ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM
13	METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH
15	STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH
17	ALUMINUM LOUVERS - PAINTED
20	8" DOOR & WINDOW FILM SIGNAGE
21	TV SCREEN
#	WINDOW TYPE, REFER TO SHEET AX,XX

DANIA POINTE
DANIA BEACH, FL

Proposed Number

17021.00

One Physical Element

DRC
SUBMITTAL

MARTIN A.D. YABORI FAIA
Lic. # AR0015332

[illegible]

Date	10-02-2017
Drawn by	EV.
Quantity	05 - DCSP
Grade	AS SHOWN

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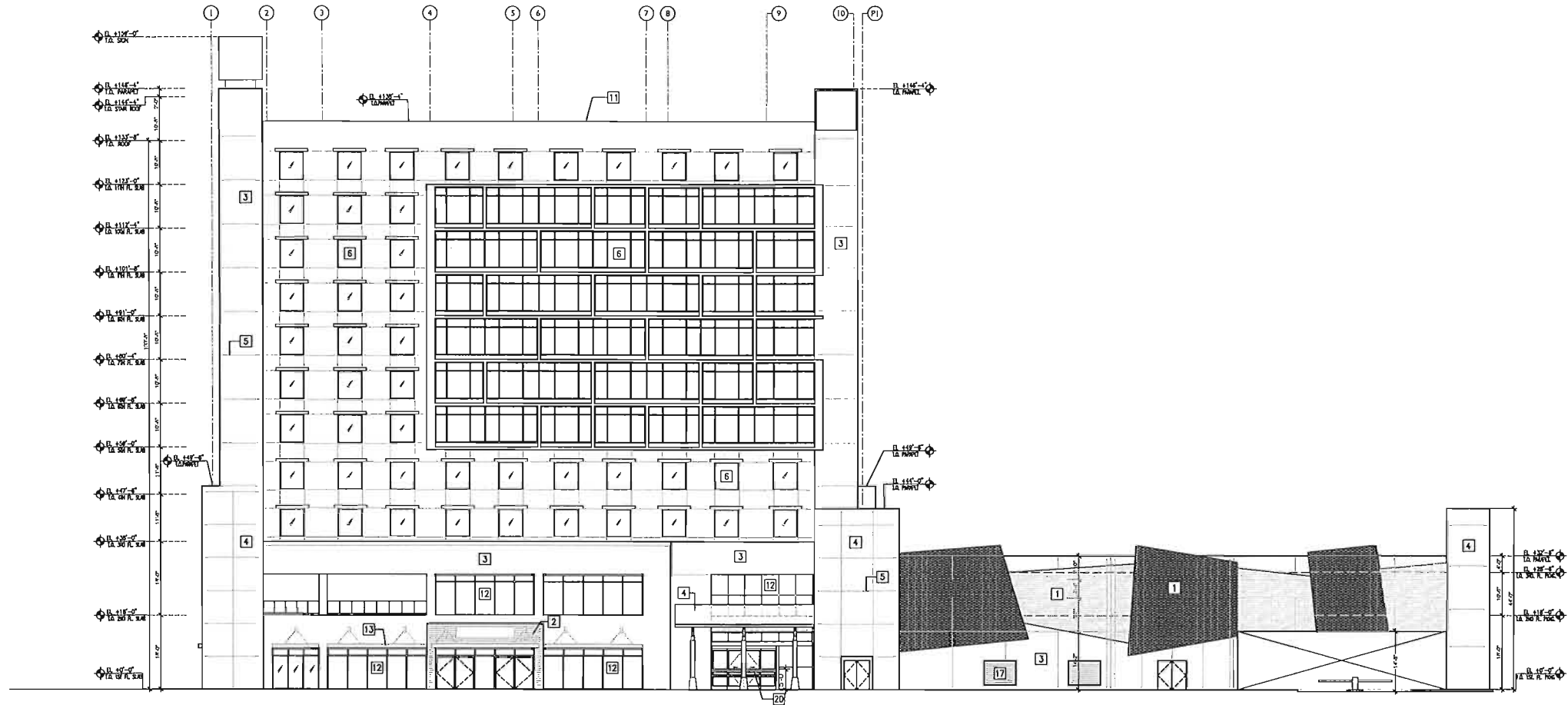
OVERALL NORTH
ELEVATION/SECTION
AC HOTEL

A4.04



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MIAMI, FLORIDA 33186
PHONE 305.256.9071
FACSIMILE 305.256.9073



5 OVERALL SOUTH ELEVATION - AC HOTEL
SCALE: 1/16" = 1'-0"
0 4' 8' 16' 32'

ELEVATION KEY NOTES:

- | | | | |
|----|---|----|-----------------------------------|
| 1 | PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL | 17 | ALUMINUM LOUVERS - PAINTED |
| 2 | OVERHEAD ROLL UP METAL DOORS | 20 | 8" DOOR & WINDOW FILM SIGNAGE |
| 3 | SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH | 21 | TV SCREEN |
| 4 | METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH | 22 | WINDOW TYPE, REFER TO SHEET AX-XX |
| 5 | TYPICAL SCORE LINE REFER TO DETAIL XX | | |
| 6 | ALUMINUM WINDOW DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS | | |
| 6A | ALUMINUM WINDOW DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS | | |
| 9 | ALUMINUM COOLING TOWER SCREENING | | |
| 10 | SMOOTH STUCCO FINISH - PAINTED | | |
| 11 | METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE | | |
| 12 | ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM | | |
| 13 | METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH | | |
| 15 | STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH | | |

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Submitted
DRC
SUBMITTAL

MARTIN A.D. YABOR F.A.A.
Lic. # ARN15352

Revisions		
No.	Date	Description

Date	10-22-2017
Drawn by	LV
Checked by	CS - DCS
Scale	AS SHOWN

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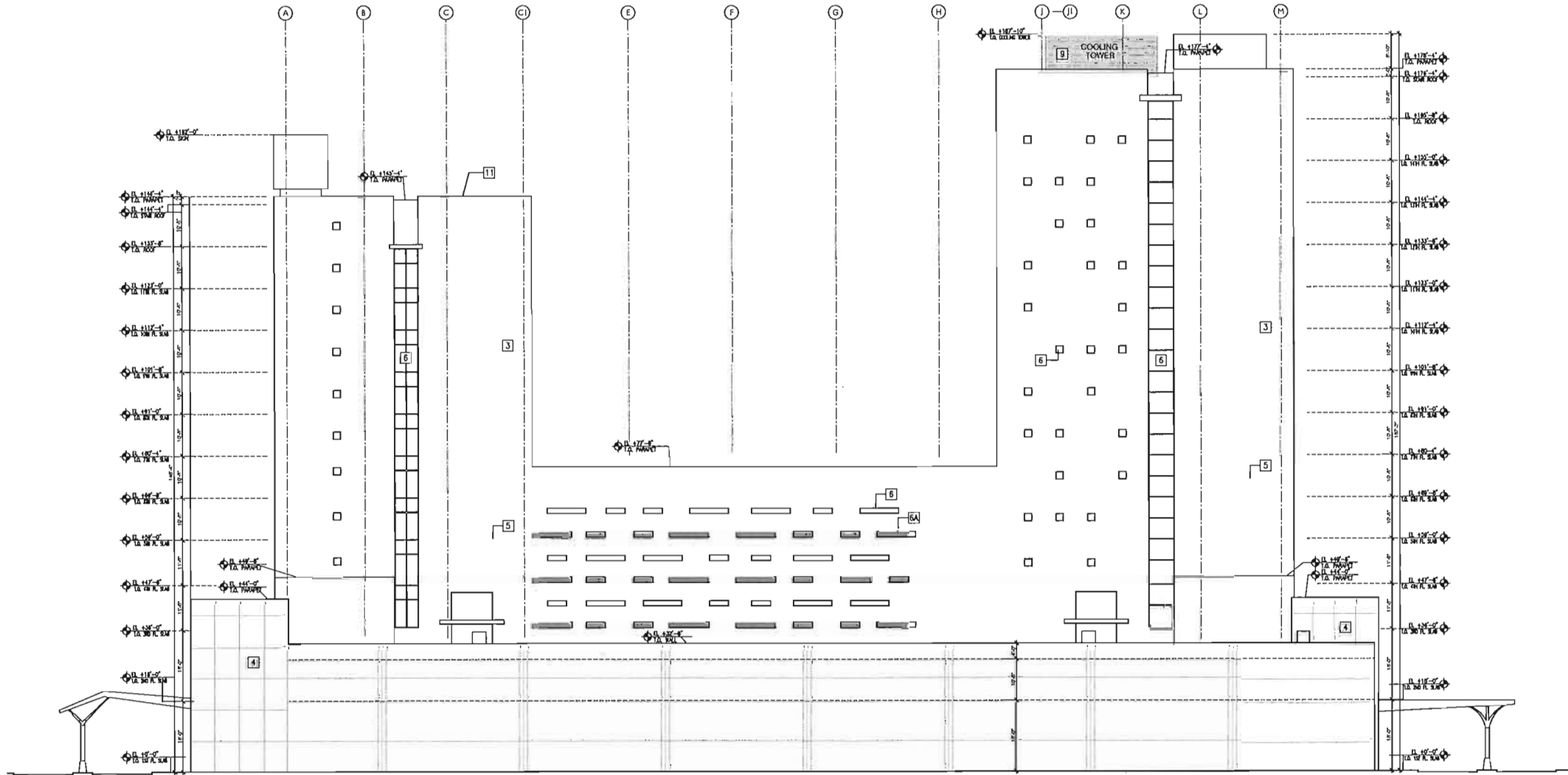
Sheet Title
OVERALL
SOUTH ELEVATION
AC HOTEL

Sheet
A4.05



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PLANNERS
INTERIORS

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PHONE 305.256.9071
FACSIMILE 305.256.9073



6 OVERALL EAST ELEVATION
SCALE: 1/16" = 1'-0"
0' 4' 8' 16' 32'

ELEVATION KEY NOTES:

- | | | | |
|----|--|----|-----------------------------------|
| 1 | PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL | 17 | ALUMINUM LOUVERS - PAINTED |
| 2 | OVERHEAD ROLL UP METAL DOORS | 20 | 8" DOOR & WINDOW FILM SIGNAGE |
| 3 | SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH | 21 | TV SCREEN |
| 4 | METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH | 22 | WINDOW TYPE, REFER TO SHEET AX.XX |
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| 12 | ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM | | |
| 13 | METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH | | |
| 15 | STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH | | |

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Issued For
DRC
SUBMITTAL

MARTIN A.D. YABOR FAIA
Lic. #A00015332

Revisions		
No.	Date	Description

Date: 10-03-2017
Drawn by: LP
Checked by: G.S. SPENCER
Scale: AS SHOWN

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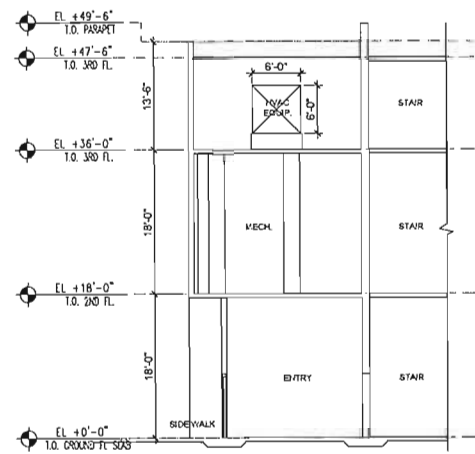
Sheet Title
OVERALL
EAST
ELEVATION

Sheet
A4.06

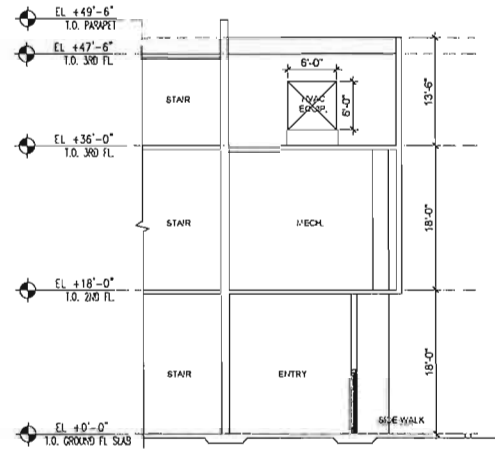


AA26002958
IB26001638
ARCHITECTS
ENGINEERS
PLANNERS
INTERIORS

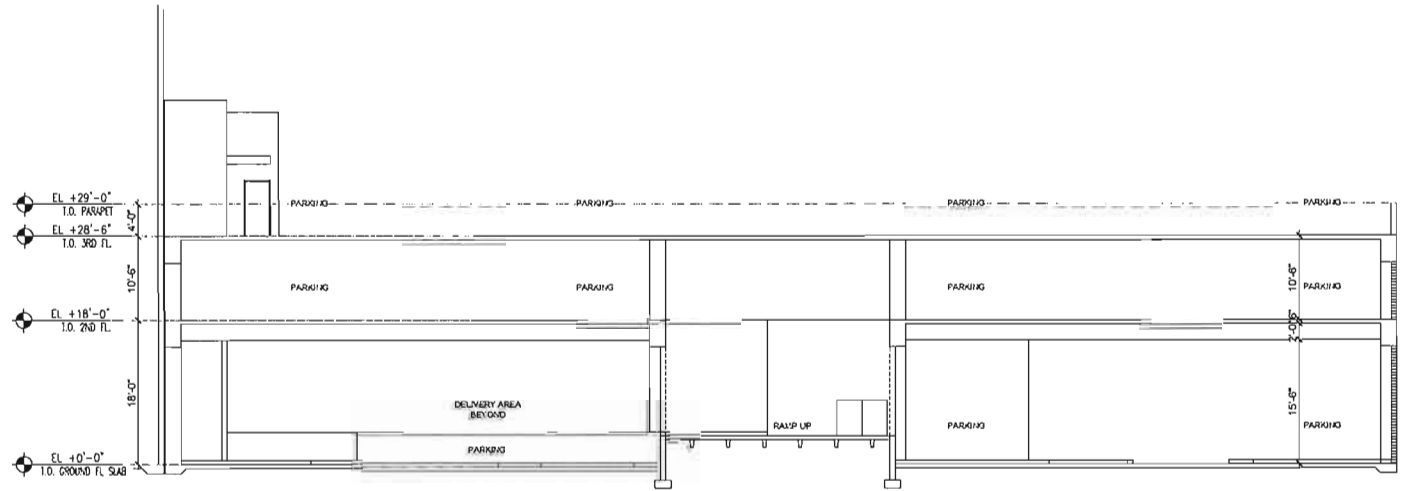
12124 S.W. 131 AVENUE
MIAMI, FLORIDA 33186
PHONE 305.256.9071
FACSIMILE 305.256.9073



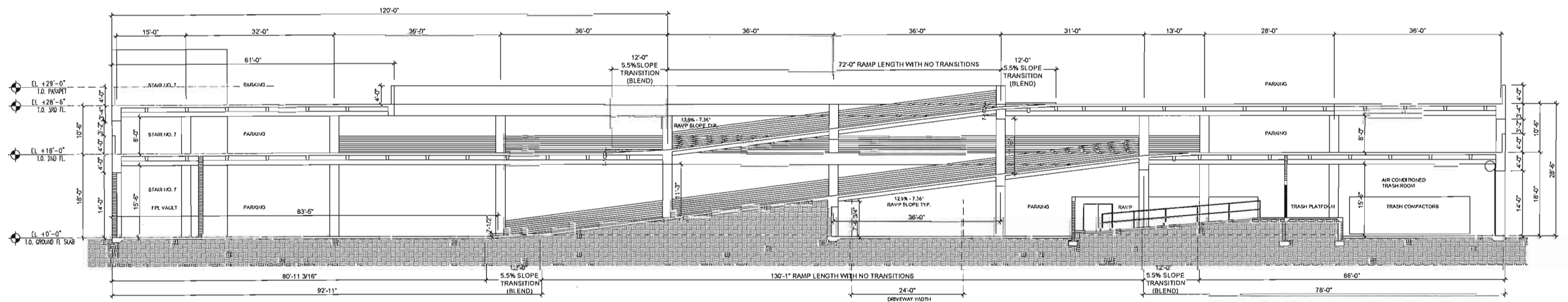
1 AC HVAC EQUIPMENT TERRACE
SCALE: 3/32" = 1'-0"
0 8' 16' 32' 64'



2 MARRIOTT HVAC EQUIPMENT TERRACE
SCALE: 3/32" = 1'-0"
0 8' 16' 32' 64'



3 CROSS SECTION 'A-A'
SCALE: 3/32" = 1'-0"
0 8' 16' 32' 64'



4 LONGITUDINAL SECTION 'B-B'
SCALE: 3/32" = 1'-0"
0 8' 16' 32' 64'

DANIA POINTE
DANIA BEACH, FL

17021.00

DRC
SUBMITTAL

MARRIOTT, TABOR FAIA
LIC. # AR0015332

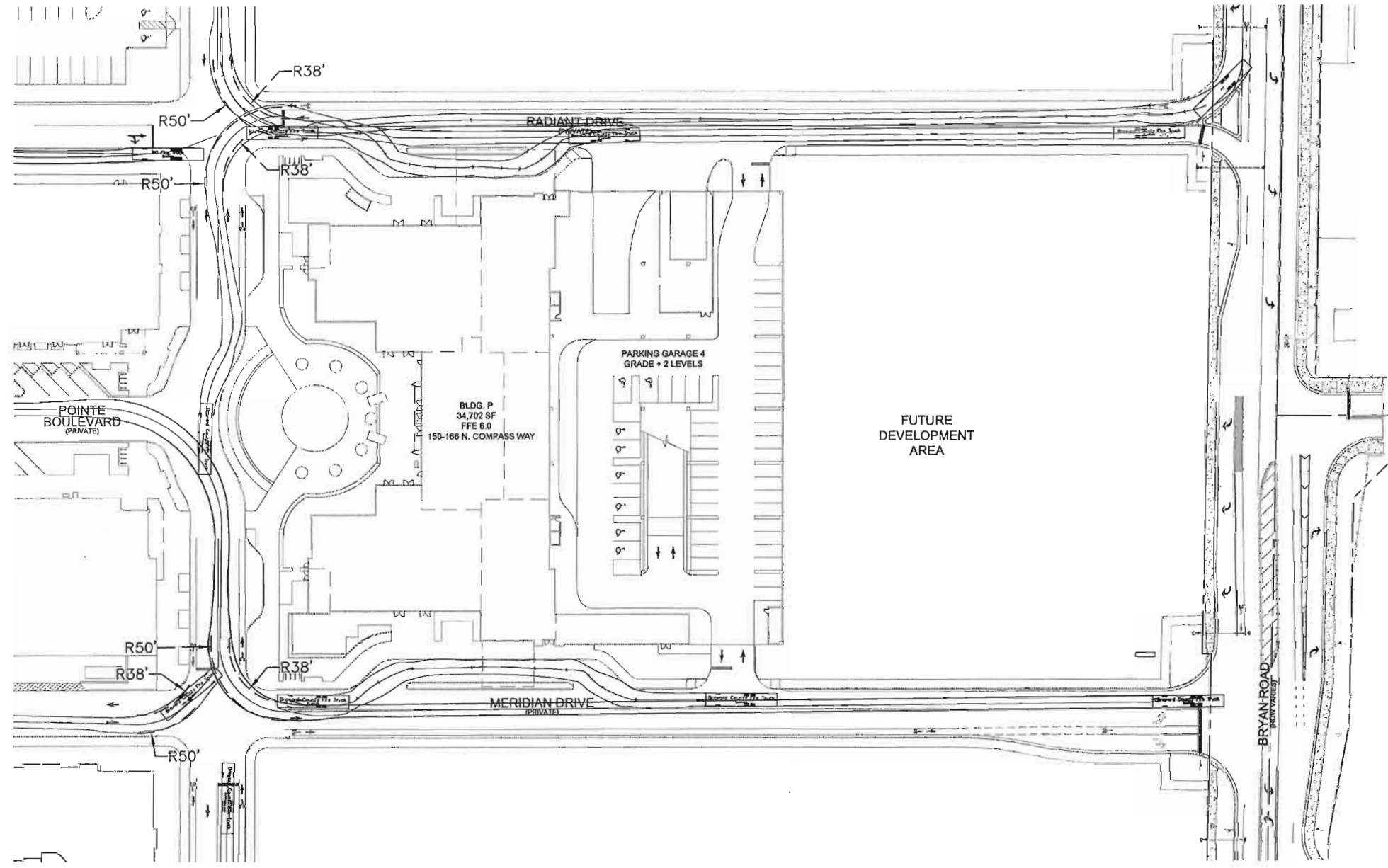
Revisions		
Rev.	Date	Description

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GARAGE
SECTIONS

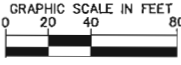
Sheet
A4.13

Drawing name: K:\VRB_LDEV\147337007_Dania Boomers\CAD\Exhibits\Phase II Fire Exhibits\Dania Pointe - AutoTurn Exhibit .dwg Dania Pointe - Hotel Fire Truck Exhibit Nov 14, 2017 9:00am by: Liz.Meeke
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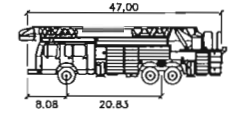




NORTH



GRAPHIC SCALE IN FEET
0 20 40 80

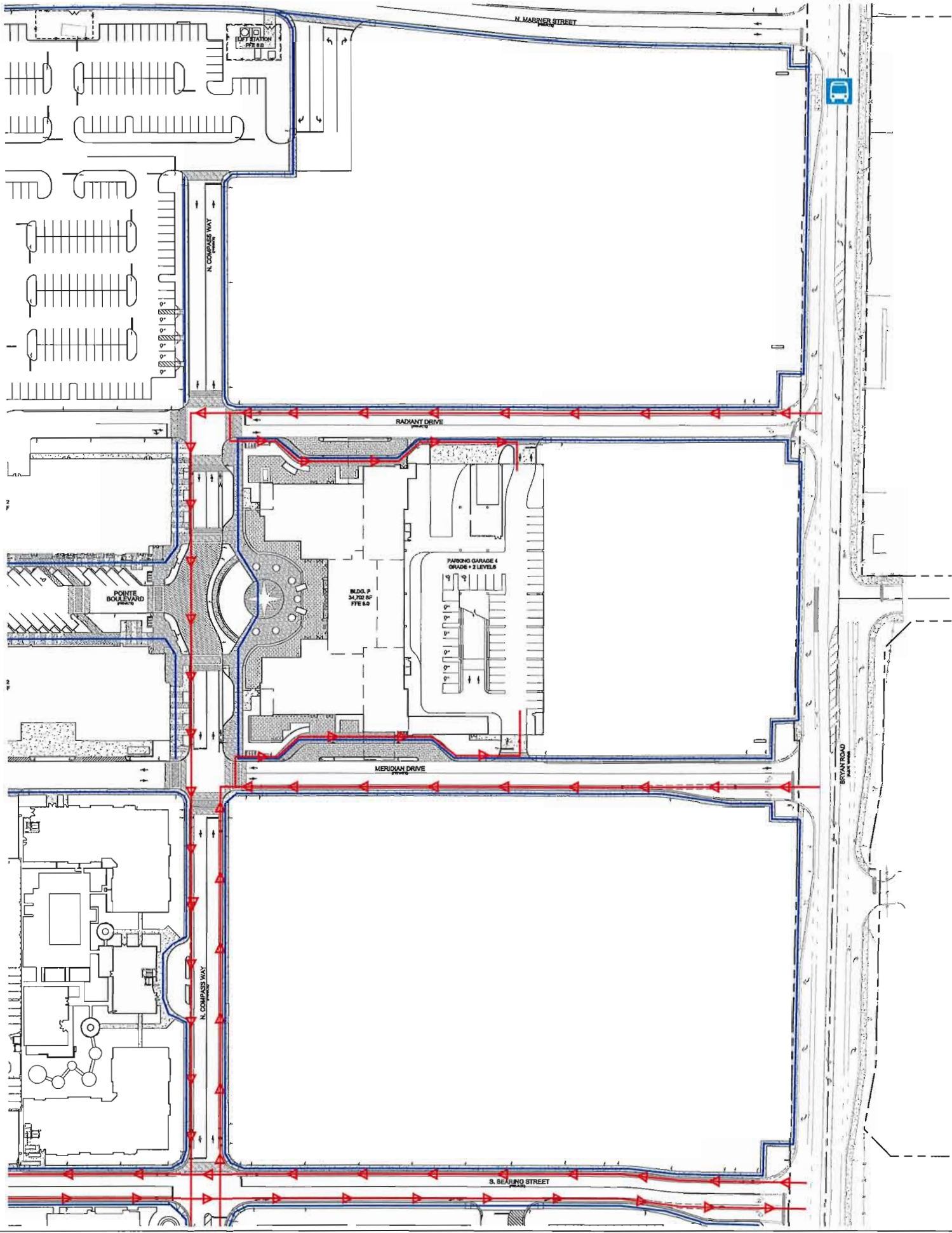


Broward County Fire Truck

	feet
Width	: 8.00
Track	: 8.00
Lock to Lock Turn	: 6.0
Steering Angle	: 45.0

DATE 09-22-2017		PROJECT NO. 147507000		SHEET NUMBER EXHIBIT	
DANIA POINTE PHASE II HOTEL		COUNTY FLORIDA		FIRE TRUCK ACCESS EXHIBIT	
SCALE AS SHOWN		DESIGNED BY ESM		EXHIBIT	
		DRAWN BY ESM			
		CHECKED BY MST			
Kimley»Horn		© 2017 KIMLEY-HORN AND ASSOCIATES, INC. 445 24TH STREET, SUITE 200, VERO BEACH, FL 33960 PHONE: 772-794-4100 WWW.KIMLEY-HORN.COM CA 00000996		No.	
		REVISIONS		DATE	
				BY	

Plotted By: kshah, Ltr: Sheet Set: kshah, Layout: Bike and Ped Connectivity Exhibit, November 14, 2017, 07:46:13pm, K:\V68_LDS\14737007_Dania Boomer\CAD\Exhibits\Phase II DBC Exhibit\Bike and Ped Connectivity Plan.dwg
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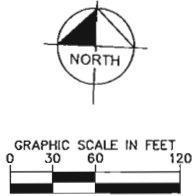


LEGEND

 BICYCLE CONNECTIVITY PATH

 PEDESTRIAN CONNECTIVITY PATH

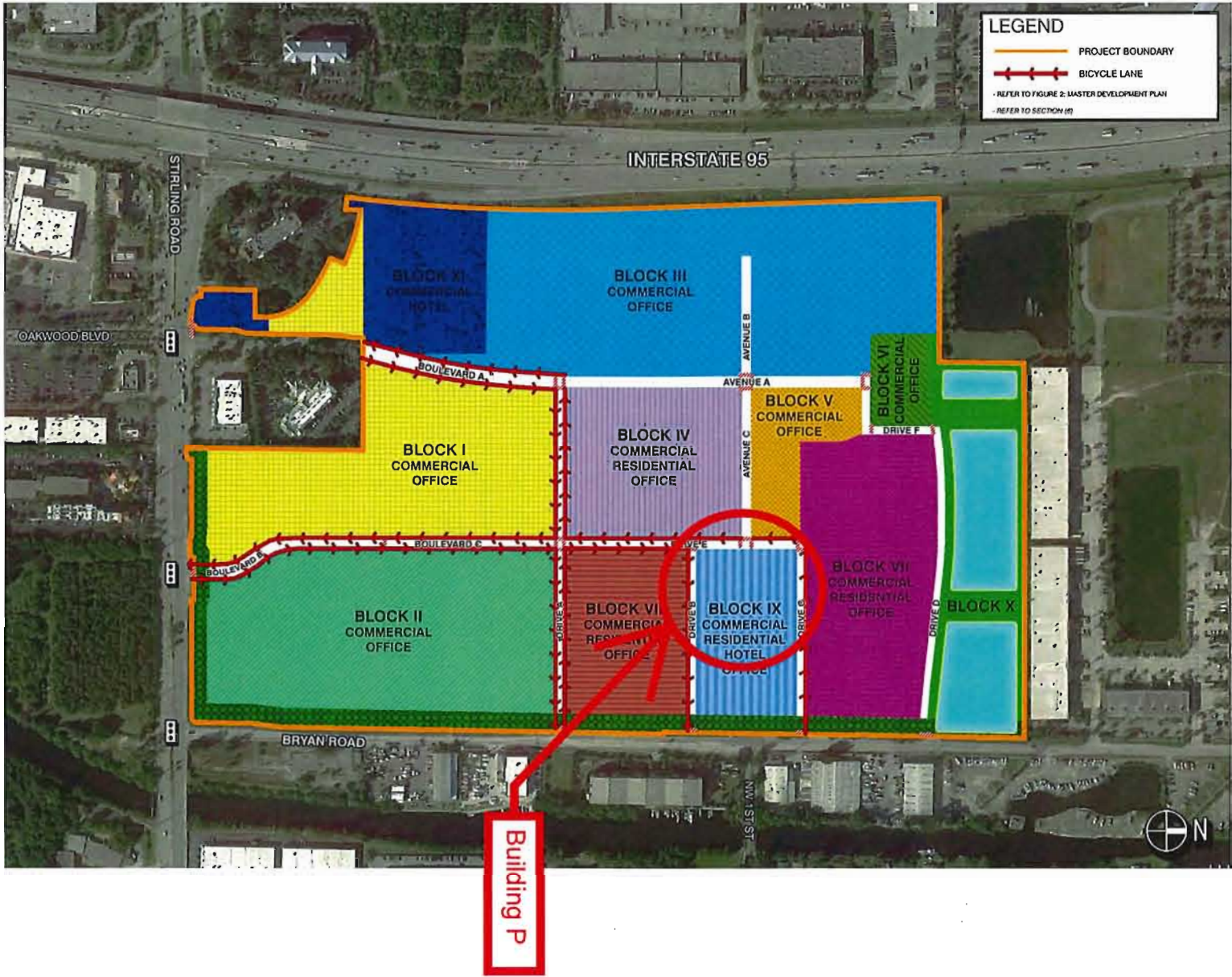
 BUS STOP LOCATION



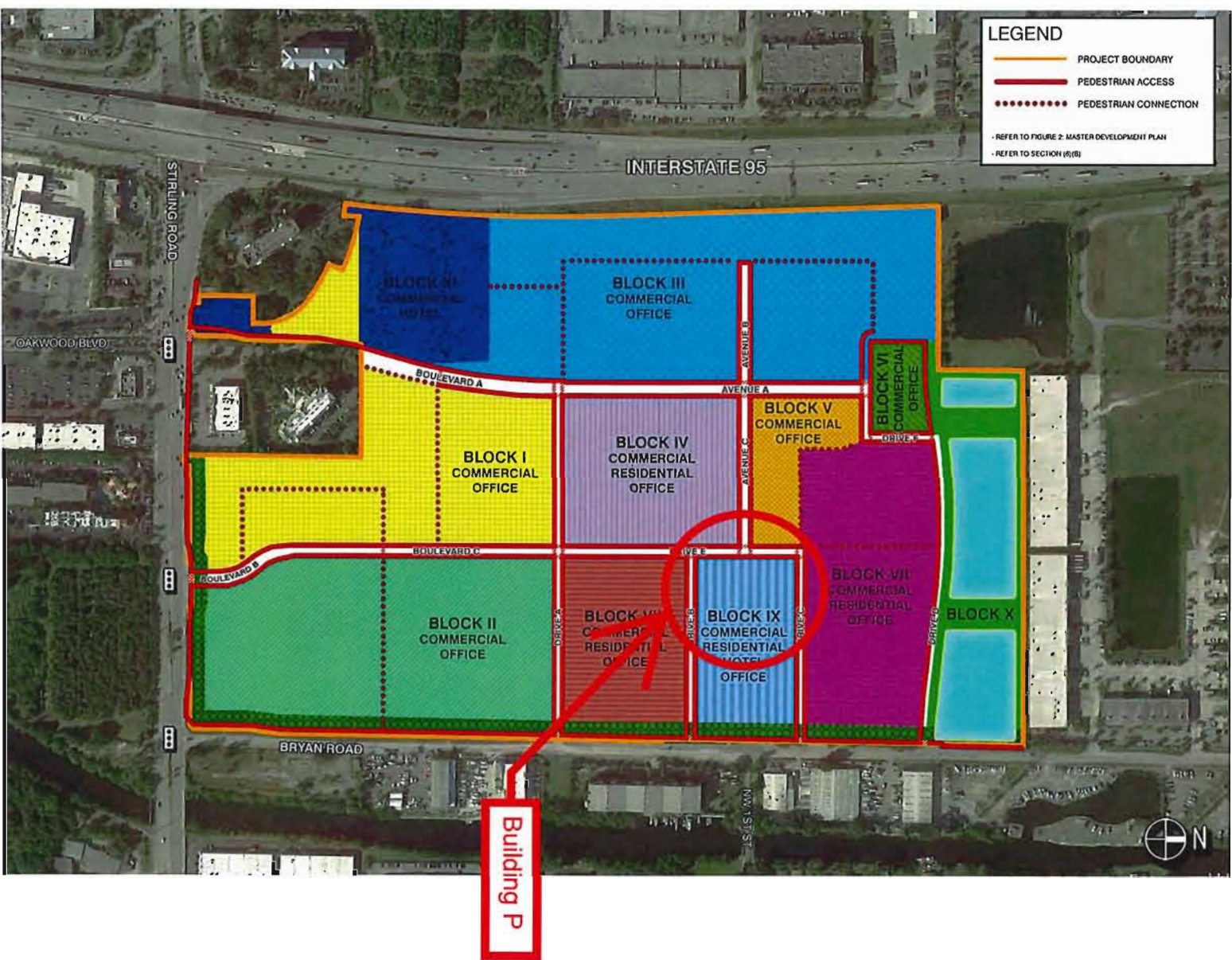
SHEET NUMBER EXHIBIT	DANIA POINTE PHASE II HOTEL CITY OF DANIA BEACH FLORIDA	BICYCLE AND PEDESTRIAN CONNECTIVITY PLAN		KHA PROJECT 147337007	
		DATE 11/9/2017		DESIGNED BY ESM	
		SCALE AS SHOWN		DRAWN BY ESM	
		CHECKED BY KMR		REVISIONS	
				No.	DATE
					BT

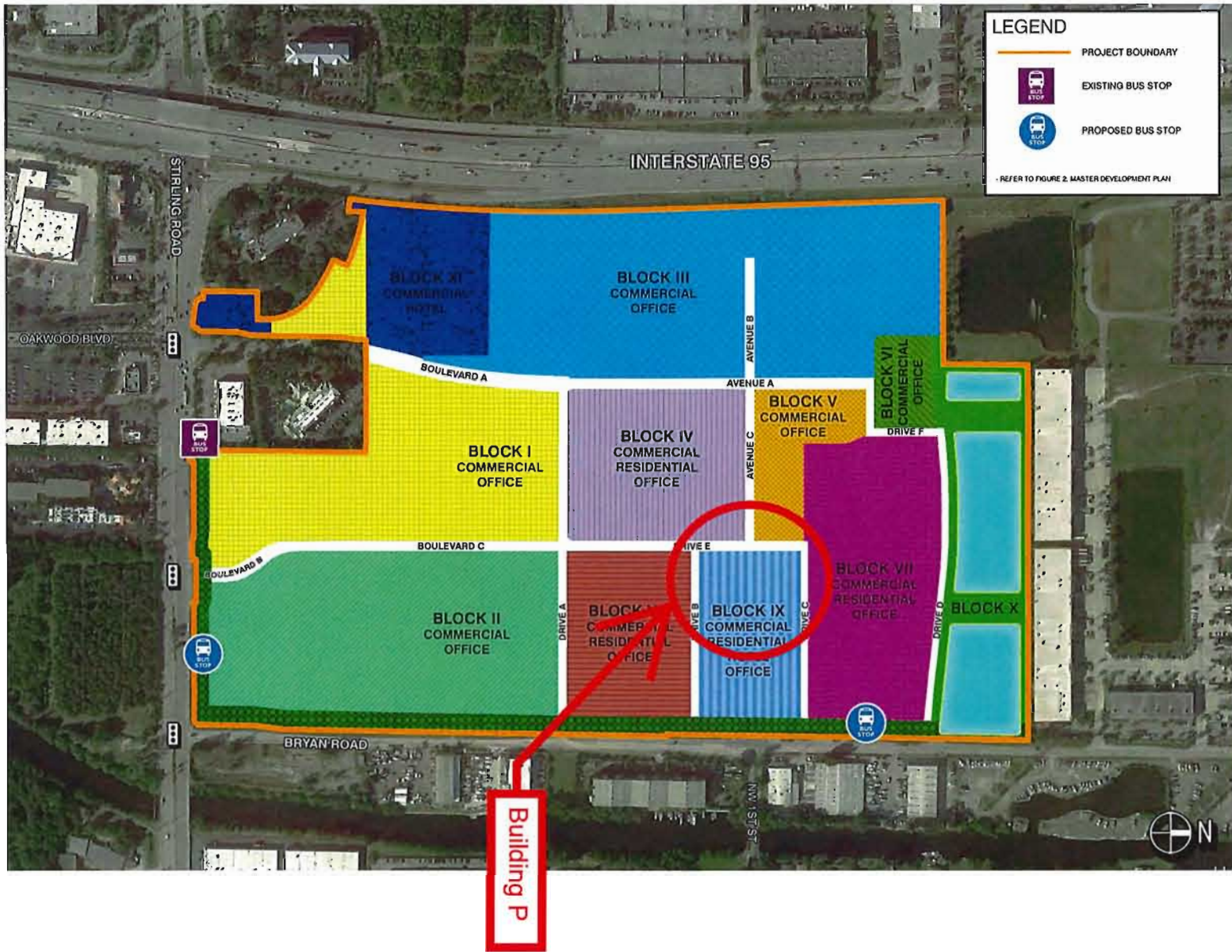
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B - DANIA POINT MASTER PEDESTRIAN CONNECTIVITY PLAN





Lajoie, Corinne

From: Daniel Parobok <Daniel.Parobok@metriceng.com>
Sent: Friday, November 17, 2017 8:58 AM
To: Meeks, Liz
Cc: Lajoie, Corinne; Gonzalo Scotti, AIA (gscotti@dcsp-ae.com); Roberson, Kevin
Subject: RE: 1750 Stirling Road/Folio: 5042 33 59 0010 - Dania Pointe Marriott
Attachments: 2017.11.13_LANDSCAPE_Comment Response.doc; 2017.11.13 - Dania Pointe Phase II Hotel.pdf

Good morning Liz,

I have reviewed the electronically submitted plans and comment responses (attached). Based on the attached plans, all outstanding landscape comments have been addressed. Should any site plan changes occur, an additional review and approval will be required.

Thank you,

Daniel Parobok
Arboricultural Services Lead



13940 SW 136th St, Miami, FL 33186
Office: (305) 235-5098 ext 102
Cell: (786) 498-6859
daniel.parobok@metriceng.com
www.metriceng.com

From: Meeks, Liz [mailto:Liz.Meeks@kimley-horn.com]
Sent: Thursday, November 16, 2017 3:23 PM
To: Daniel Parobok
Cc: Lajoie, Corinne; Gonzalo Scotti, AIA (gscotti@dcsp-ae.com); Roberson, Kevin
Subject: RE: 1750 Stirling Road/Folio: 5042 33 59 0010 - Dania Pointe Marriott

Good afternoon Daniel,

Regarding comments 26 through 29 below, can you please reply all to this email that the comments were satisfied with the revised drawings that were sent to you on Monday this week? Thank you and please let us know if you have any questions.

Thanks,
Liz

Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100

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From: Roberson, Kevin

Sent: Thursday, November 16, 2017 3:03 PM

To: rnavarro@ci.dania-beach.fl.us

Cc: Lajoie, Corinne <cchurch@daniabeachfl.gov>; Gonzalo Scotti, AIA (gscotti@dcsp-ae.com) <gscotti@dcsp-ae.com>;

Meeks, Liz <Liz.Meeks@kimley-horn.com>

Subject: RE: 1750 Stirling Road/Folio: 5042 33 59 0010 - Dania Pointe Marriott

Hi Ronnie, Regarding comments 3 and 4 below, can you please reply all to this email that the traffic study/statement submitted by the applicant is complete and accepted and that adequate water supply exists for this project. Thank you and please let me know if we need to discuss either item any farther.

Kevin M. Roberson, PE (CA, CO, WY, MT, UT, AZ, FL)

CPESC, QSD/QSP, LEED ® AP | Vice President

Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960

Direct: 772 794 4035 | Mobile: 303 880 8832

From: Lajoie, Corinne [<mailto:cchurch@daniabeachfl.gov>]

Sent: Thursday, November 16, 2017 2:40 PM

To: Meeks, Liz <Liz.Meeks@kimley-horn.com>; Gonzalo Scotti, AIA (gscotti@dcsp-ae.com) <gscotti@dcsp-ae.com>

Cc: Roberson, Kevin <Kevin.Roberson@kimley-horn.com>

Subject: RE: 1750 Stirling Road/Folio: 5042 33 59 0010 - Dania Pointe Marriott

I apologize for the 10,000 emails, but this is pretty confusing and I have a lot of questions.

In addition to the previous emails, I wanted you to have a feel for where I think you stand at the moment. Below are the conditions of approval from my staff report that I have a remaining. Please continue to address them. *** However, I need the final, revised set of plans (11" X 17", 24" X 36" and a disk) on Tuesday morning, November 28th. ***

CONDITIONS OF APPROVAL

1. **COST RECOVERY:** per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred (Planning).
2. **RAC TRAFFIC IMPACT MITIGATION:** Resolution No. 2014-049 established a rate of \$21.26 per p.m. peak hour trip. Kimley-Horn identifies 245 PM Peak trips, therefore, \$5,208.70 (245 X 21.26) is due prior to issuance of a building permit (Planning).
3. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing (Planning).
4. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project (Planning).
5. Per O-2017-027, commercial properties under construction are required to provide security to fencing with screening showing project rendering when adjacent to ROW.
6. Per City's LDC, Section 635-50:

- (K) "The location and dimensions of proposed reservations for playgrounds, open spaces and other common areas";
- timing of improvements of adjacent public space not provided, identify with note on site plan.
- (M) "The location, dimensions and character of construction of proposed curb cuts, entrances and exits, parking and loading areas (including number of parking spaces and loading spaces), pedestrian use areas, and vehicular use areas";
- Number of parking spaces required and provided not clear. Sheet A1.02 and C-400A conflict (Patron areas & meeting room/ball room versus Commercial & Supporting uses) & Sheet C-400A does not include required/provided parking for hotel use.
 - Sheet A1.02 identifies 292 parking spaces provided, but Sheet A2.03 shows 287. Revise accordingly.
 - Provide note on plat that identifies where parking for each use will be located.
- (Y) The following computations:
- (3) Total existing and proposed square footage of buildings and breakdowns by floor, use type, bay or tenant space, and dwelling unit, including required and provided minimum floor areas;
 - o Use on each floor not identified in table on Sheet A1.02.
14. Identify the square footage of retail, restaurant, meeting rooms, ball rooms, etc. (totaling 31,430 sf), in parking table and identify the required and provided parking for these uses. The square footage of the 2nd floor is identified as 29,209, the parking requirements only account for 15,293sf. Same for 3rd floor. No use identified for Floor 4 & 5. Clarify (Planning).
15. The parking designated for hotel use is required and will be for the exclusive use of the hotel in perpetuity (Planning).
16. Provide location plan for the proposed project (Engineer).
17. What is your basis for parking demand estimates? The ITE Parking Generation Manual, 4th edition, indicates a value of 1.08 (85th percentile) per room. Since there are 350 rooms, therefore this parking facility should be able to accommodate at least 378 parking stalls; the total parking space provided is only 292. Most importantly, please check Section 265-50 of the City's Code of Ordinances under Schedule of Minimum Off-Street Parking Requirements (Engineer).
18. Parking Garage Building, Provide the following:
- a. Number of parking stalls per bay
 - b. Label typical regular parking area
 - c. Label typical accessible parking
 - d. Show width of all driveways
 - e. Show geometric dimension on entrance driveways (Engineer)
19. Show longitudinal section of the parking garage, in particular, show grades and slopes of transitions from floor to ramp grades. Please note not to exceed 12% slope on non-parking ramps. When transition from floors to ramp grades exceeds 10%, a transition slope must be used to prevent vehicles from bottoming out (Engineer).
20. Show design vehicle used in parking design (Engineer).
21. Show overhead clearance on-ramp break overs (Engineer).
22. Show slopes on parking areas (Engineer).

23. Sheet A2.01: Please revise ground floor plan to show proposed Finished Floor Elevations (Flood Plain Reviewer).
24. "Sector" sheets A3.01, A3.1, A3.21, A3.33 could not be located (Flood Plain Reviewer).
25. Overall, a determination cannot be made based on the submittal as to whether the project meets the flood provisions of Chapter 12 of the Dania Beach Code of Ordinances and the Florida Building Code (Flood Plain Reviewer).
26. No root barriers are indicated on the landscape plan. Per DDG, Section 8(4)4a, provide root barriers for all trees within 5 feet of a sidewalk or utilities (Landscape Consultant).
27. Provide the VUA (in SF), the VUA dedicated to landscaping (in SF) and the percentage of VUA dedicated to landscaping (Landscape Consultant).
28. Provide a detail or description clarifying that all landscape area within and adjacent to VUA will be at or below the final VUA grade per Section 275-1290(N) (Landscape Consultant).
29. Submit a PDF plan set with each subsequent submittal. A PDF copy can be sent via email (Landscape Consultant).

From: Meeks, Liz [<mailto:Liz.Meeks@kimley-horn.com>]
Sent: Friday, November 10, 2017 3:58 PM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: FW: 1750 Stirling Road/Folio: 5042 33 59 0010 - Dania Pointe Marriott

Corinne,

Please see the email below in response to comment 13 of the DRC comments regarding code violations.

Let us know if you have any questions.

Thanks,
Liz

Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
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From: Urow, Barbara [<mailto:burow@daniabeachfl.gov>]
Sent: Thursday, November 9, 2017 4:36 PM
To: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Subject: 1750 Stirling Road/Folio: 5042 33 59 0010

Liz,

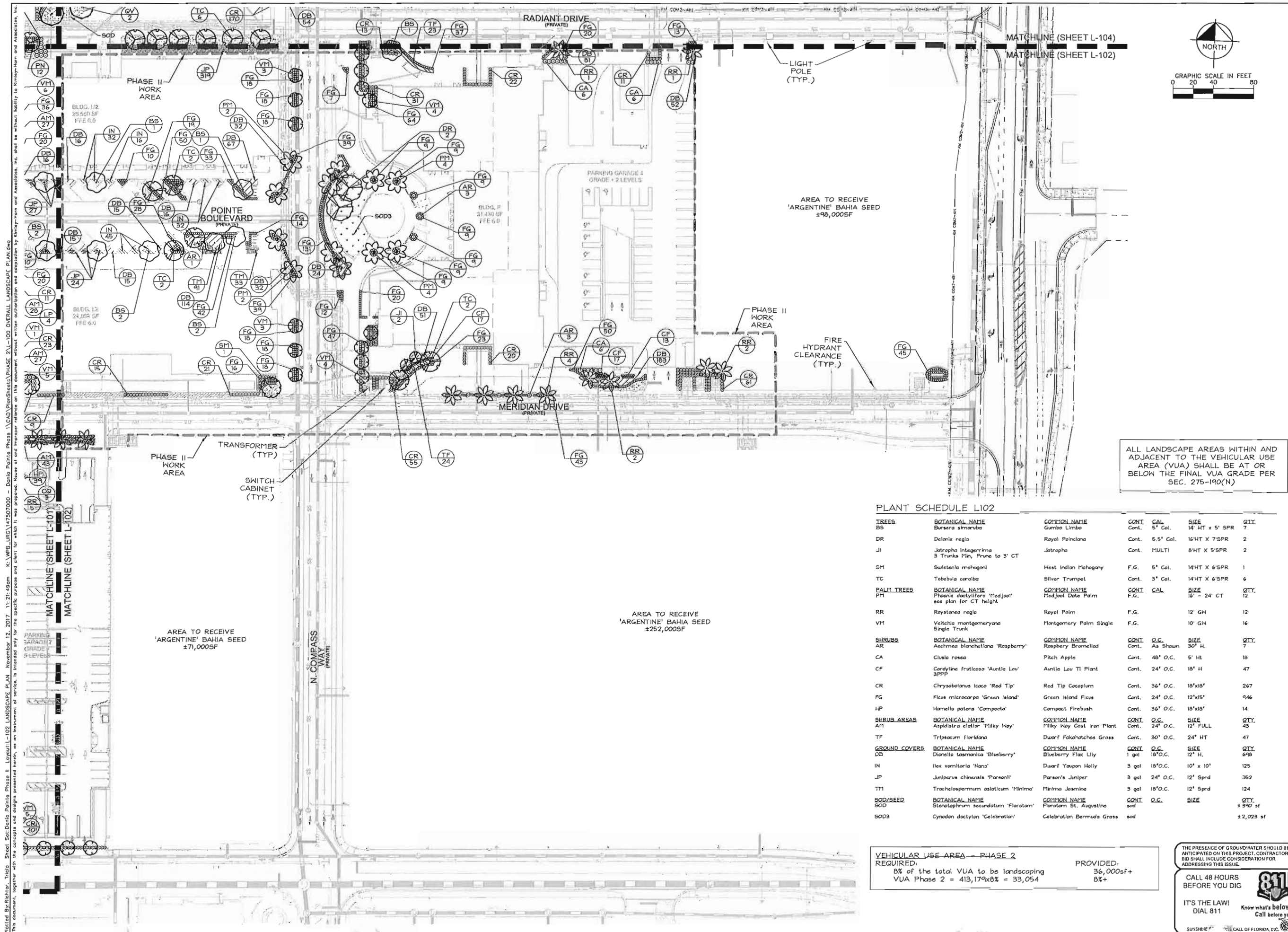
Per our conversation, there are no open code violations at 1750 Stirling Road.

Barbara Urow

Lead Code Inspector
City of Dania Beach, Florida
100 W Dania Beach Blvd, 33004
954-924-6810 x3718

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PLANT SCHEDULE L102

TREES	BOTANICAL NAME	COMMON NAME	CONT.	CAL.	SIZE	QTY.
BS	Bursera simaruba	Gumbo Limbo	Cont.	5' Cal.	14' HT X 5' SPR	7
DR	Delonix regia	Royal Poinciana	Cont.	5.5' Cal.	16' HT X 7' SPR	2
JI	Jatropha integririma 3 Trunks Min, Frame to 3' CT	Jatropha	Cont.	MULTI	8' HT X 5' SPR	2
SM	Suaeda mahagoni	West Indian Mahogany	F.G.	5' Cal.	14' HT X 6' SPR	1
TC	Tobelia caraba	Heist Trumpet	Cont.	3' Cal.	14' HT X 6' SPR	6
<u>PALM TREES</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT.</u>	<u>CAL.</u>	<u>SIZE</u>	<u>QTY.</u>
PH	Phoenix dactylifera 'Medjool' see plan for CT height	Medjool Date Palm	F.G.		16' - 24' CT	12
RR	Roystonea regia	Royal Palm	F.G.		12' GW	12
VM	Veitchia montgomeryana Single Trunk	Montgomery Palm Single	F.G.		10' GW	16
<u>SHRUBS</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT.</u>	<u>O.C.</u>	<u>SIZE</u>	<u>QTY.</u>
AR	Aeschmea blanchetiana 'Raspberry'	Raspberry Brannelled	Cont.	As Shown	30' H.	7
CA	Clelia rosea	Pitch Apple	Cont.	48' O.C.	5' Ht	18
CF	Cordyline fruticosa 'Auntie Lou' SPPF	Auntie Lou TT Plant	Cont.	24' O.C.	18' H	47
CR	Chrysobalanus icaco 'Red Tip'	Red Tip Cocoplum	Cont.	36' O.C.	18'x18'	267
FG	Ficus microcarpa 'Green Island'	Green Island Ficus	Cont.	24' O.C.	12'x15'	946
HP	Hamelia patens 'Compacta'	Compact Firebush	Cont.	36' O.C.	18'x18'	14
<u>SHRUB AREAS</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT.</u>	<u>O.C.</u>	<u>SIZE</u>	<u>QTY.</u>
AM	Aspidistra elatior 'Milky Way'	Milky Way Cast Iron Plant	Cont.	24' O.C.	12' FULL	43
TF	Tripsacum floridanum	Dwarf Fokatchestoes Grass	Cont.	30' O.C.	24' HT	47
<u>GROUND COVERS</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT.</u>	<u>O.C.</u>	<u>SIZE</u>	<u>QTY.</u>
DB	Dianella saemanni 'Blueberry'	Blueberry Flax Lily	1 gal	10' O.C.	12' H.	695
IN	Ilex vomitoria 'Nana'	Dwarf Yaupon Holly	3 gal	18" O.C.	10' x 10'	125
JP	Juniperus chinensis 'Parsonii'	Parson's Juniper	3 gal	24' O.C.	12' Sprd	352
JTH	Jatrochloa perennans 'Minnime'	Minnime Jasmine	3 gal	18" O.C.	12' Sprd	124
<u>SOD/SEED</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT.</u>	<u>O.C.</u>	<u>SIZE</u>	<u>QTY.</u>
SOD	Stenotaphrum secundatum 'Floratum'	Floratum St. Augustine	sod			± 390 sf
SOD3	Cynodon dactylon 'Celebration'	Celebration Bermuda Grass	sod			± 2,023 sf

<u>VEHICULAR USE AREA - PHASE 2</u>	
REQUIRED:	PROVIDED:
8% of the total VUA to be landscaping	36,000sf+
VUA Phase 2 = 413,179x8% = 33,054	8%+

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS DID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

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DIAL 811

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LANDSCAPE PLAN

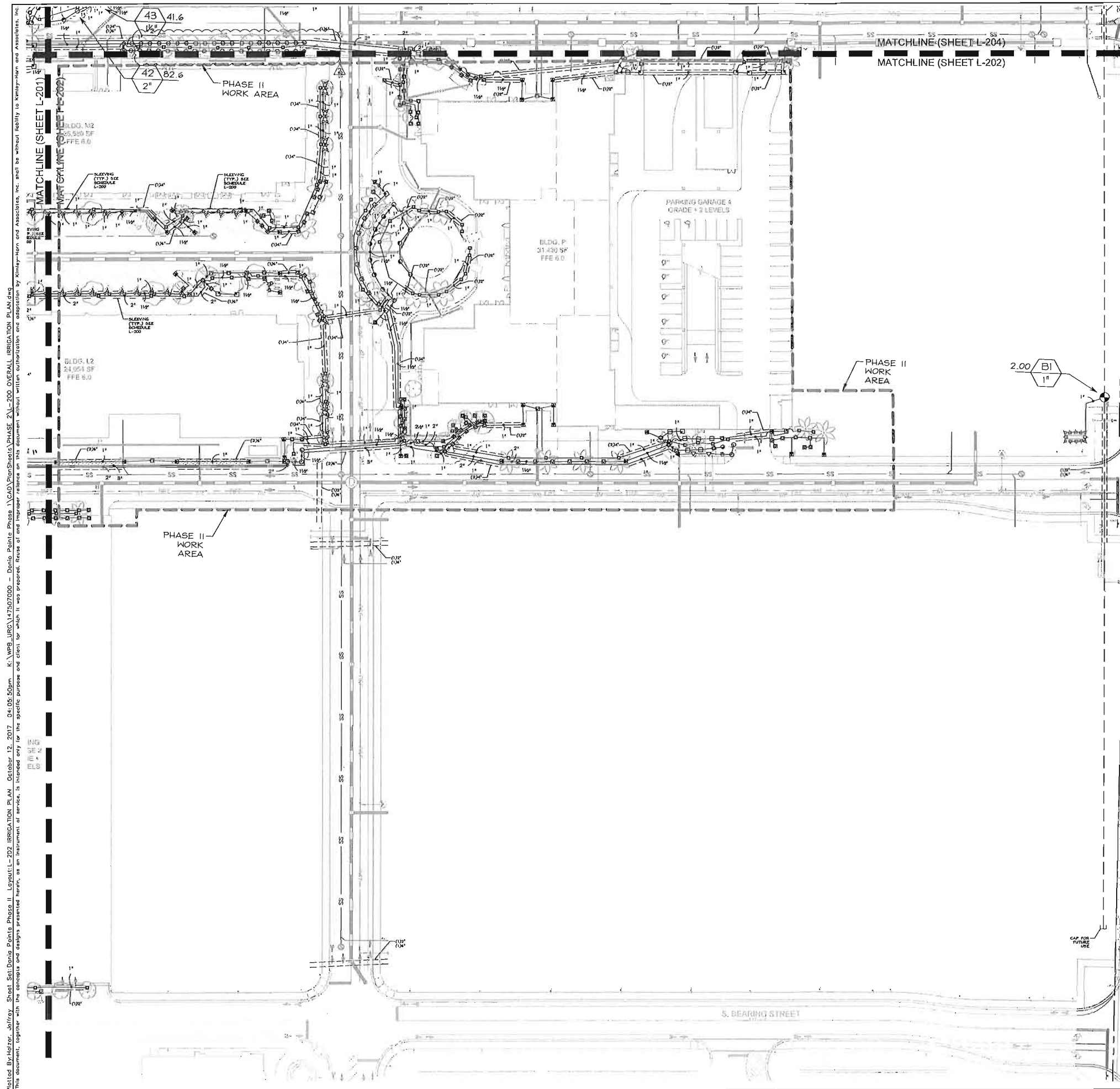
DANIA POINTE PHASE I
PREPARED FOR
DANIA LIVE 1748 LLC

SHEET NUMBER
I-102

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DATE	10/12/2017
SCALE	AS SHOWN
DESIGNED BY	ESM
DRAWN BY	ESM
CHECKED BY	
IN CHARGE	

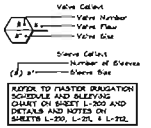
2	REVISED BID SET PHASE 2	06.30.2017	JSH
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IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSL
▲ ▲ ▲ ▲ ▲ EST LCS RCS CST SST	Rain Bird 1806-PRS 15 Strip Series Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, Pressure Regulating.	3	30
Q T H F	Rain Bird 1806-PRS 10 Series MPR Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, Pressure Regulating.	2	30
Q T R T O F	Rain Bird 1806-PRS 12 Series MPR Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, Pressure Regulating.	5	30
Q T H T O F	Rain Bird 1806-PRS 15 Series MPR Turf Spray 6.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, Pressure Regulating.	12	30
EST LCS RCS CST SST	Rain Bird 1812-PRS 15 Strip Series Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, With Pressure Regulating Device.	58	30
P H F Q H F	Rain Bird 1812-PRS 5 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, With Pressure Regulating Device.	112	30
Q T H F	Rain Bird 1812-PRS 8 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, With Pressure Regulating Device.	73	30
Q T H F	Rain Bird 1812-PRS 10 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, With Pressure Regulating Device.	33	30
Q T H T O F	Rain Bird 1812-PRS 12 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, With Pressure Regulating Device.	13	30
Q T H T O F	Rain Bird 1812-PRS 15 Series MPR Shrub Spray 12.0" Pop-Up Sprinkler with Co-Molded Wiper Seal, Side and Bottom Inlet, 1/2" NPT Female Threaded Inlet, With Pressure Regulating Device.	11	30
1402 1408 1401 1404	Rain Bird 1402 Flood Flood bubbler on IPS flex hose per detail	71	30

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
●	Rain Bird PEB 1", 1-1/2", 2" Plastic Industrial Valves. Low Flow Operating Capability, Globe Configuration. (1) FD Series Field Decoder per valve.	1
—	Irrigation Lateral Line: PVC Class 200 SDR 21	7,005 l.f.
—	Irrigation Mainline: PVC Schedule 40	1,187 l.f.
—	Pipe Sleeve: PVC Schedule 40 Typical pipe sleeves for irrigation pipe. Pipe sleeve size shall allow for irrigation piping and their related couplings to easily slide through sleeving material. Extend sleeves 18 inches beyond edges of paving or construction.	1,445 l.f.



THE PRESENCE OF GROUNDWATER SHOULD BE
ANTICIPATED ON THIS PROJECT. CONTRACTORS
BID SHALL INCLUDE CONSIDERATION FOR
ADDRESSING THIS ISSUE.

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Kimley»Horn
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443 24TH STREET, SUITE 200, VERO BEACH, FL 32960
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WWW.KIMLEY-HORN.COM CA 0000696

PROJECT
147507000

DATE
OCT. 2017

SCALE AS SHOWN

DESIGNED BY
ESM

DRAWN BY
ESM

CHECKED BY
MST

IRRIGATION PLAN

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

FLORIDA
CITY OF DANIA BEACH

2

REVISED BID SET PHASE 2

NO.

REVISIONS

DATE

BY



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DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

LICENSED PROFESSIONAL

Kimley»Horn

BY JSR

Printed By:Heiter, Jeffrey Sheet: S&I-Dania Pointe Phase II Layout L-211 IRRIGATION NOTES September 21, 2017 05:06:32pm K:\WPB\URC\147507000 - Dania Pointe Phase II\CAD\DrawSheets\PHASE 2\L-210 IRRIGATION NOTES.dwg
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UNDERGROUND IRRIGATION SYSTEM

PART I: GENERAL
1.01 SCOPE

- A. The work covered by this specification shall include the furnishing of all labor, materials, tools and equipment necessary to perform and complete the installation of an automatic irrigation system as specified herein and as shown on the drawings and any incidental work not shown or specified which can reasonably be determined to be part of the work and necessary to provide a complete and functional system.
- B. The work covered by this specification also includes all permits, federal, state and local taxes and all other costs, both foreseeable and unforeseeable at the time of construction.
- C. No deviation from these specifications, the accompanying drawings, or agreement is authorized or shall be made without prior written authorization signed by the Owner or his duly appointed representative.

1.02 QUALITY ASSURANCE

- D. Installer Qualifications: A firm specializing in irrigation work with not less than five (5) years of experience in installing irrigation systems similar to those required for this project.
- E. Coordination: Coordinate and cooperate with other contractors to enable the work to proceed as rapidly and efficiently as possible.
- F. Inspection of Site: The Contractor shall acquaint himself with all site conditions, including underground utilities before construction is to begin. Contractor shall coordinate placement of underground materials with contractors previously working underground in the vicinity or those scheduled to do underground work in the vicinity. Contractor is responsible for minor adjustments in the layout of the work to accommodate existing facilities.
- G. Protection of Existing Plants and Site Conditions: The Contractor shall take necessary precautions to protect site conditions to remain. Should damages be incurred, this Contractor shall repair the damage to its original condition at his own expense. Any disruption, destruction, or disturbance of any existing plant, tree, shrub, or turf, or any structure shall be completely restored to the satisfaction of the Owner and his representatives, solely at the Contractor's expense.
- H. Protection of Work and Property: The Contractor shall be liable for and shall take the following actions as required with regard to damage to any of the Owner's property.

1. Any existing building, equipment, piping, pipe coverings, electrical systems, sewers, sidewalks, roads, grounds, landscaping or structure of any kind (including without limitation, damage from leaks in the piping system being installed or having been installed by Contractor) damaged by the Contractor or by his agents, employees, or subcontractors, during the course of his work, whether through negligence or otherwise, shall be replaced or repaired by Contractor at his own expense in a manner satisfactory to Owner, which repair or replacement shall be a condition precedent to Owner's obligation to make final payment under the Contract.

2. Contractor shall also be responsible for damage to any work covered by these specifications before final acceptance of the work. He shall securely cover all openings into the systems and cover all apparatus, equipment and appliances, both before and after being set in place to prevent obstructions on the pipes and the breakage, misuse or disfigurement of the apparatus, equipment or appliance.

3. All trenching or other work under the leaf canopy of any and all trees shall be done by hand or by other methods so that no branches are damaged in any way.

Buildings, walks, walls, and other property shall be protected from damage. Open ditches left exposed shall be flagged and barricaded by the Contractor by approved means. The Contractor shall restore disturbed areas to their original condition.

4. The Contractor shall be responsible for requesting the proper utility company to stake the exact location of any underground lines including but not limited to electric, gas, telephone service, water, and cable.

The Contractor shall take whatever precautions are necessary to protect these underground lines from damage. In the event damage does occur, all damage shall be completely repaired to its original condition, at no additional cost to the Owner.

5. The Contractor shall request the Owner, in writing, to locate any private utilities (i.e., electrical service to outside lighting) before proceeding with any excavation. If, after such requests and necessary staking, private utilities which were not staked are encountered and damaged by the Contractor, they shall be repaired by the Owner at no cost to the Contractor. If the Contractor damages staked or located utilities, they shall be repaired at the Contractor's expense.

- J. Codes and Inspections: The entire installation shall comply fully with all local and state laws and ordinances and with all established codes arrange for all necessary inspections and shall pay all fees and expenses in connection with same, as part of the work under this Contract. Upon completion of the work, he shall furnish to the "Owner" all inspection certificates customarily issued in connection with the class of work involved.

- K. The Contractor shall keep on his work, during its progress, a competent superintendent and any necessary assistants, all satisfactory to the Owner, or Owner's representative.

- L. The superintendent shall represent the Contractor in his absence and all directions given to him shall be as binding as if given to the Contractor.

- M. The Owner's Landscape Architect or designated individual shall have full authority to approve or reject work performed by the Contractor. The Owner's Authorized Representative shall also have full authority to make field changes that are deemed necessary.

- N. Final Acceptance: Final acceptance of the work may be obtained from the Owner upon the satisfactory completion of all work. Acceptance by the Landscape Architect and/or Owner in no way removes the Contractor of his responsibility to make further repairs, corrections and adjustments to eliminate any deficiencies which may later be discovered.

- O. Guarantee: All work shall be guaranteed for one year from date of final acceptance against all defects in material, equipment and workmanship to the satisfaction of the Owner. Repairs, if required, shall be done promptly at no cost to the Owner.

1. The guarantee shall also cover repair of damage to any part of the premises resulting from leaks or workmanship, to the satisfaction of the Owner. The Contractor shall not be responsible for work damaged by others. Repairs, if required, shall be done promptly. The guarantee shall state the name of the Owner, provide full guarantee terms, effective and termination date, name and license number of Contractor providing guarantee, address, and telephone number. It shall be signed by the chief executive of the Contractor of his liability under the guarantee. Such warranties shall only supplement the guarantee.

2. If, within ten (10) days after mailing of written notice by the Owner to the Contractor requesting repairs or replacement resulting from a breach of warranty, the Contractor shall neglect to make or undertake with due diligence to make the same, the Owner may make such repairs at the Contractor's expense; provided, however, that in the case of emergency where, in the judgment of the Owner, delay would cause serious loss or damage, repairs or replacement may be made without notice being sent to the Contractor, and Contractor shall pay the cost thereof.

- P. The Contractor shall provide full, 100% irrigation coverage in all areas designed with proposed plantings, in accordance with the site's governing permitting requirements and as designed.

- Q. On-site Observation: At any time during the installation of the irrigation system by the Contractor, the Owner or Landscape Architect may visit the site to observe work underway. Upon request, the Contractor shall be required to uncover specified work as directed by the Owner or material, workmanship or method of installation not meet the standards specified herein, the Contractor shall replace the work at his own expense.

- R. Workmanship: All work shall be installed by qualified, skilled personnel, proficient in the trades required, in a neat, orderly, and responsible manner with recognized standards of workmanship. The Contractor shall have had considerable experience and demonstrated ability in the installation of sprinkler irrigation systems of this type.

1.04 SUBMITTALS

All materials shall be those specified and/or approved by the Landscape Architect.

- A. Product Data: After the award of the Contract and prior to beginning work, the Contractor shall submit for approval by the Owner and Landscape Architect, two copies of the complete list of materials, manufacturer's technical data, and installation instructions which he proposes to install.

- B. Commence no work before approval of material list and descriptive material by the Landscape Architect.

- C. Record Drawings: The Contractor shall record on reproducible, all changes that may be made during actual installation of the system. Provide controller sequencing and control valve locations.

1. Immediately upon installation of any piping, valves, wiring, sprinklers, etc., in locations other than shown on the original drawings or of sizes other than indicated, the Contractor shall clearly indicate such changes on a set of blue-line prints. Records shall be made on a daily basis. All records shall be neat and subject to the approval of the Owner.

2. The Contractor shall also indicate on the record prints the location of all wire splices, original or due to repair, that are installed underground in a location other than the controller pedestal, remote control valve box, power source or connection to a valve-in-head sprinkler.

3. These drawings shall also serve as work progress sheets. The Contractor shall make neat and legible notations thereon daily as the work proceeds, showing the work as actually installed. These drawings shall be available at all times for review and shall be kept in a location designated by the Owner's Representative.

4. Progress payment request and record drawing information must be approved by Landscape Architect before payment is made.

5. If in the opinion of the Owner or his representative, the record drawing information is not being properly or promptly recorded, construction payment may be stopped until the proper information has been recorded and submitted.

6. Before the date of the final site observation and approval, the Contractor shall deliver one set (copies) of reproducible record drawing plans and notes to the Landscape Architect. Record drawing information shall be approved by the Landscape Architect prior to submittal to Owner for final payments, including retentions.

- W. Operations and Maintenance Manuals: The Contractor shall prepare and deliver to the Owner, or his designated representative within ten (10) calendar days prior to completion of construction, a hard cover binder with three rings containing the following information:

1. Index sheet stating the Contractor's address and business telephone number, list of equipment with name(2) and address(es) of local manufacturer's representative(s).

2. Catalog and parts sheets on every material and equipment installed under this Contract.

3. Complete operating and maintenance instruction on all major equipment. Include initial controller schedule and recommended schedule after establishment period.

4. Demonstrate to and provide the Owner's maintenance personnel with instructions for major equipment and show evidence in writing to the Owner, or his designated representative at the conclusion of the project that this service has been rendered.

1.05 EXPLANATION OF DRAWINGS

- A. Due to the scale of the drawings, it is not possible to indicate all offsets, fittings and sleeves which may be required. The Contractor shall carefully investigate the structural and finished conditions affecting all of the work and plan his work accordingly, furnishing such offsets, fittings and sleeves as may be required to meet such conditions.

- B. The drawings are generally diagrammatic and indicative of the work to be installed. The work shall be installed in such a manner as to avoid conflicts between irrigation systems, planting and architectural features. Deviations shall be brought to the Landscape Architects attention.

- C. All work called for a on the drawings by notes or details shall be furnished and installed whether or not specifically mentioned in the specifications.

- D. The Contractor shall not willfully install the irrigation system as shown on the drawings when it is obvious in the field that obstructions, grade differences or discrepancies in area dimensions exist that might not have been known in engineering. Such obstructions or differences should be brought to the attention of the Landscape Architect. In the event that notification is not performed, the Contractor shall assume full responsibility for any revision necessary.

- E. If, in the opinion of the Landscape Architect, the labor furnished by the Contractor is incompetent, unskilled, or unreliable, his equipment inadequate, improper or unsafe, or if the Contractor shall fail to continuously and diligently execute the construction, the Landscape Architect or Owner shall, in writing, instruct the Contractor to remove all such causes of noncompliance and the Contractor shall promptly comply.

- F. The Contractor shall be responsible for full and complete coverage of all irrigation areas. The Landscape Architect shall be notified of any necessary adjustments at no additional cost to the Owner. Any revisions to the irrigation system must be submitted and answered in written form, along with any change in Contract price. Layout may be modified, if necessary to obtain coverage. Spacing not to exceed 60% of the diameter.

PART II: PRODUCTS

2.01 MATERIALS

Material and equipment shall be supplied by the Contractor. No substitutions shall be allowed without the prior written approval of the Owner/Landscape Architect. The Contractor shall inspect all materials and equipment prior to installation, and defective materials shall be replaced with the proper materials and equipment. Those items used in the installation found to be defective, improperly installed or not as specified, shall be removed and the proper materials and equipment installed in the proper manner, as interpreted by the Owner/Landscape Architect. The Contractor shall remove all damaged and defective pipe and equipment from the site.

2.02 PIPING

- A. General Provisions: All materials throughout the system shall be new and in perfect condition unless otherwise directed by the Landscape Architect.

- B. Polyvinyl Chloride Pipe (PVC): (Where indicated on plan, use non-potable purple piping.)

1. Laterals: PVC shall conform to the requirements of ASTM Designation D 2241, Class 1120 or 1220. All lateral piping less than 3" in diameter shall be Class 200 SDR-21.

2. Main Line Under Pressure: PVC shall conform to the requirements of ASTM Designation D 2241, Class 1120 or 1220, Schedule 40 with belled end for solvent weld connection.

3. Pipe Markings: All PVC pipe shall bear the following markings:

- o Manufacturer's Name
- o Nominal Pipe Size
- o Schedule or Class
- o Pressure Rating of PSI
- o NSF (National Sanitation Foundation) Approval
- o Date of Extrusion

2.04 PVC JOINTS

Joints in PVC pipe smaller than 3" shall be solvent welded in accordance with the recommendations of the pipe manufacturer; the solvent cleaner and welding compound furnished with the pipe.

2.05 THREADED CONNECTIONS

- A. Threaded PVC connections shall be made up using Teflon tape only.

- B. Connection between mainline pipe fittings and automatic or manual control valves shall be made using Schedule 80 threaded fittings and nipples.

2.06 SOLVENT CEMENT

- A. General: Provide solvent cement and primer for PVC solvent weld pipe and fittings recommended by the manufacturer. Pipe joints for solvent weld pipe to be belled end. Pipe joints for gasketed pipe to be intricate ring type. Insert gaskets will not be accepted.

- B. Thrust Blocks: Main line piping 3" or greater in diameter shall have thrust blocks sized and placed in accordance with the pipe manufacturer's recommendations or, in the absence of specified recommendations by the pipe manufacturer, 3000 PSI concrete thrusts shall be properly installed at tees, elbows, 45's, crosses, reducers, plugs, caps and valves.

2.07 PIPE AND WIRE SLEEVES

- A. Sleeves to be installed:

1. The Contractor shall install irrigation system pipe and wire sleeves conforming to the following:

- a. All pipe sleeves shall extend a minimum of 36" beyond the edges of pavement.
- b. All pipe sleeves to be installed beneath future/existing road surfaces shall be PVC pipe Schedule 40 or jack and bore steel pipe as per FDOT specifications, and as shown on plans.
- c. All irrigation system wires shall be sleeved separately from main or lateral lines.
- d. All pipe sleeves shall be installed at the minimum depth specified for main lines, lateral lines, and electric wire.
- e. Contractor shall coordinate all pipe sleeve locations and depths prior to initiating installation of the irrigation system.

2.08 SPRINKLER HEADS

- A. Spray Sprinklers: The sprinkler shall be a fixed spray type designed for in-ground installation. The nozzle shall elevate 6" (or as designated on plan) when in operation. The body of the sprinkler shall be constructed of non-corrosive heavy duty Cycloc. A filter screen shall be in the nozzle piston. All sprinkler parts shall be removable through the tip of the unit by removal of a threaded cap.

Riser mounted spray shall be as indicated on the plans. The sprinkler shall consist of a nozzle and body. The body of the riser-mount sprinkler shall be constructed of non-corrosive materials. A cone strainer shall be a separate part with the nozzle assembly to allow for easy flushing of the sprinkler. Maximum working pressure at the base of the sprinkler shall be 40 PSI.

(continued...)

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IRRIGATION NOTES

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

SHEET NUMBER
L-211

CITY OF DANIA BEACH

FLORIDA

Kimley»Horn

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LICENSED PROFESSIONAL

JONATHAN L. HAICH, P.L.A.

FLORIDA LICENSE NUMBER

LA#6666795

DATE: 09/15/2017

KHA PROJECT

SEPT 2017

DATE

SOIL / AS SHOWN

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2.09 AUTOMATIC CONTROL VALVE

The automatic remote control valves shall be as specified on the plans, or approved equal.

2.10 GATE VALVES

- A. Gate valves for 3/4" through 2-1/2" shall be of brass or bronze construction, solid wedge, IPS threads, non-rising stem with wheel operating handle, for a continuous working pressure of 150 PSI.
- B. Gate valves for 3" and larger: Iron body, brass or bronze mounted ANWA gate valves, with a clear waterway equal to the full nominal diameter of the valve, rubber gasket for a continuous working pressure of 150p PSI. Valve shall be equipped with a square operating nut.

2.11 VALVE BOXES

- A. For gate valves, use AMETEK #10-181-014 box with #10-181-015 locking lid, or as per the drawings.
- B. For control valves 3/4" through 2", the drip valve assemblies, use AMETEK #10-181-014 box with #10-181-015 locking lid, or sized as necessary to effectively house the equipment
- C. For control wiring splices, use AMETEK #10-181-014 box with #10-181-015 locking lid, or as per the drawings.

2.12 IRRIGATION WIRING

- A. Wiring used for connecting the electric control valves to the controllers shall be Type UF, 600 volt, single strand, solid copper with PVC insulation 4/64" thick. Size shall be 14 gauge, red for "hot" or lead wires, and common wire to be 14 gauge, white in color.
- B. Contractor shall perform an ohm test on ground to assure adequate protection against surges and indirect lightning strikes.

2.13 MISCELLANEOUS MATERIALS

- A. Drainage Backfill: Cleaned gravel or crushed stone, graded from 1" maximum to 3/4" minimum.
- B. Metalized Underground Tape: The detectable, underground utility marking tape shall consist of a minimum: 5 mil (0.005") overall thickness; five-ply composition; ultra-high molecular weight, 100% virgin polyethylene; acid, alkaline and corrosion resistant; with no less than 150 pounds of tensile break strength per 6" width; color-code impregnated with color stable, lead-free, organic pigments suitable for direct burial. Tapes utilizing reprocessed plastics or resins shall not be acceptable. The detectable, underground utility marking tape shall have a 35 gauge (0.0035") solid aluminum foil, core encapsulated within a 2.55 mil (0.00255") polyethylene backing and a 0.6 mil (0.006") PET cover coating. The laminate on each side shall consist of a 0.75 mil (0.00075") layer of hot LPDE, poly-fusing the "sandwich" without use of adhesives.

2.14 AUTOMATIC CONTROL SYSTEM

An Independent Station Controller: Furnish a solid state controller, as specified on the plans. Each station shall be capable of timing from zero (0) minute to 99 minutes per station in one (1) minute increments.

Each station shall be capable of operating two (2) TVA electric valve-in-head solenoids.

The stand-alone controller shall have two (2) possible programs.

The stand-alone controller shall provide global percentage increase/decrease (water budget) for all stations simultaneously, from ten (10) to two hundred (200) percent, in ten (10) percent increments.

All stations shall be able to be turned on/off manually buy operating timing mechanism or by manual switch at station output.

The stand-alone controller shall incorporate an integral MOV surge protection into the terminal block for each of its 24 VAC field wire outputs. Controller power input wires will also incorporate surge protection.

The control panel shall provide continuous display time. It shall have alphanumeric displays of descriptive English menus and legend identifiers with cursor selection of function and precision value adjustment by rotary dial input.

The stand-alone controller shall be UL listed and FCC approved.

The stand-alone controller shall have 117 VAC, 60 Hz input, 26.5 VAC, 60 Hz output for operating 24 VAC solenoids.

The stand-alone controller cabinet shall be a lockable and weather-resistant outdoor cabinet. Mount as noted on plans.

The controller shall be equipped with lightning protection, by the Contractor, on both the primary (120v) and each secondary (24v) circuit. The controller circuits shall be grounded to a copper clad grounding rod located at each controller.

The contrller shall be equipped for a water conservation device, as specified.

PART III: EXECUTION

3.01 INSPECTION

The Contractor shall examine the areas and conditions under which landscape irrigation system is to be installed and notify the Landscape Architect in writing of conditions detrimental to the proper and timely completion of the work. The Contractor shall proceed with the work until unsatisfactory conditions have been corrected in a manner acceptable to the Landscape Architect.

3.02 PREPARATION

The Contractor shall provide sleeves to accommodate piping under walks or paving. The Contractor shall coordinate with other trades and install to accurate levels prior to paving work. Cutting and patching of paving and concrete will not be permitted. The Contractor shall maintain all warning signs, shoring, barricades, flares and red lanterns, as required by any local codes, ordinances or permits.

3.03 TRENCHING AND BACKFILLING

- A. Excavation: The Contractor shall stake out the location of each run of pipe, sprinkler heads, sprinkler valves and isolation valves prior to trenching. Excavation shall be open vertical construction sufficiently wide to provide free working space around the work installed and to provide ample space or backfilling and tamping. Trenches for pipe shall be cut to required grade lines, and compacted to provide accurate grade and uniform bearing for the full length of the line. The bottom of the trenches shall be free of rock or other sharp edged objects. Minimum cover shall be as follows:

Pipe and Wire Depth

Pressure Mainline	18" at top of pipe from Finish Grade
Lateral Piping (rotor)	12" at top of pipe from Finish Grade
Lateral Piping (pop-up)	12" at top of pipe from Finish Grade
Control Wiring	Side of main line

- B. Minimum Clearances: All pipelines shall have a minimum clearance of six inches from each other and from lines of other crafts. Parallel lines shall not be installed directly over one another. No lateral line shall be installed in the main-line trench.

3.04 INSTALLATION OF PIPING

- A. PVC Pipe and Joints: The Contractor shall not install solvent wild pipe when air temperature is below 40e F. Installation shall be in accordance with the manufacturer's instructions.

1. Only the solvent recommended by the pipe manufacturer shall be used. All PVC pipe and fittings shall be installed as outlined and instructed by the pipe manufacturer, and it shall be the Contractor's full responsibility to make arrangements with the pipe manufacturer for any field assistance that may be necessary. The Contractor shall assume full responsibility for the correct installation.

3.05 BACKFILLING PROCEDURES

Initial backfill on PVC lines shall be pulverized native soil, free of foreign matter. Within radius of 4" of the pipe shall be clean soil or sand. Plant locations shall take precedence over sprinkler and pipe locations. The Contractor shall coordinate the location of trees and shrubs with the routing of lines and final head locations.

- A. Backfill and Compaction: The Contractor shall leave trenches slightly mounded to allow for settlement after the backfilling is completed. The Contractor shall clean the site of the work continuously of excess waste materials as the backfilling progresses, and leave in a neat condition. No trenches shall be left open for a period of more than 48 hours. Protect open trenches as required.

The Contractor shall carefully backfill excavated materials approved for backfilling, consisting of earth, loam, sand, and other approved materials, free of rock and debris over 1" in size. Backfill shall be compacted to original density of surrounding soil without dips, sunken areas, or irregularities.

The Contractor shall conform to DOT requirements for methods and required compaction percentages, for roads and paving.

The Contractor shall hand place the first 6" of backfill (or to top of pipe) and have it walked on so as to secure the position of the pipe and wire.

No wheel rolling will be allowed. The Contractor shall remove rock or debris extracted from backfill materials and dispose of offsite. The Contractor shall fill any voids left in backfill with approved backfill materials.

- B. Existing Lawns: Where trenching is required across existing lawns, uniformly cut strips of sod 6" wider than trench. The Contractor shall remove sod in rolls of suitable size for handling and keep moistened until replanted. The Contractor shall replant sod within 48 hours after removal, roll and water generously. The Contractor shall reseed any areas not in healthy condition equal to adjoining lawns 10 days after replanting.

- C. Seeded Area: Trenching will be required across existing seeded areas, primarily roadway edging. The Contractor shall conform to the requirements of seeding, Section 02930 for the reseeded of the disturbed trench area.

- D. Pavements: Jack and bore or directional bore piping under paving materials as per local regulatory codes. No cutting and patching of pavement will be permitted.

3.06 VALVES

- A. Isolation Valves: Shall be sized corresponding to adjacent pipe size. Specified valve boxes shall be installed flush with finish grade in such a manner that surface forces applied to their exposed area will not be transmitted to the piping in which the valve is installed nor any other piping, wiring or other lines in the vicinity of said valves.

- B. Gate Valves: Install where shown, in valve boxes.

- C. Electric Control Valves: Shall be installed in specified valve boxes. The valve shall have 6" of 3/4" pea gravel installed below the bottom of the valve. If the valve box does not extend to the base of the valve, a valve box extension shall be installed. Electric control valves shall be installed where shown and grouped together where practical. The Contractor shall place no closer than 24" to walk edges, bikeway edges, buildings and walls. The Contractor shall adjust the valve to provide flow rate or rated operating pressure required for each sprinkler circuit.

3.07 CONDUIT AND SLEEVES

- A. Conduit and Sleeves for Control Wiring and Main/Lateral Pipe: The Contractor shall provide and install where necessary. Contractor shall coordinate locations of previously installed sleeving with the General Site Contractor.

The Contractor shall coordinate installation of sleeves with work of other disciplines.

3.08 CONTROLS

- A. The Contractor shall connect electric control valves to controllers in a clockwise sequence to correspond with station settings beginning with Stations 1, 2, 3, etc. Automatic controllers shall be provided and installed by the Contractor as noted on the drawings. All zones will be labeled on the controller.

- B. Controllers shall be equipped with lightning protection and grounded to a standard 5/8" copper clad steel ground rod driven a minimum of 8' into the ground and clamped.

- C. The electrical service to the controllers shall be performed by an electrical subcontractor in compliance with NEC requirements.

3.09 CONTROL WIRE

- A. Control wiring between the controller and electric valves shall be buried in main line trenches or in separate trenches. Electrical connection at valve will allow for pigtail so solenoid can be removed from valve with sufficient slack to allow ends to be pulled 12" above ground for examination and cleaning.

- B. An expansion loop shall be provided at every valve at 100' a.c. Expansion loop shall be formed by wrapping wire at least eight times around a 3/4" pipe and withdrawing pipe.

- C. The wire shall be bundled and taped every ten feet. The wire shall be laid in the trench prior to installing the pipe being careful to install wire beneath and 6" to the side of the main pipe line.

- D. Electrical connections to electric control valves shall be made with Rainbird Pen-Tite or Techdel GT-3-GEL - Tite connectors or equal.

Power Connections: Electrical connections to power and signal wires shall be made using 3M B2-A2 power cable splice kits.

3.10 SPRINKLER HEADS

A. General Provisions:

1. Sprinkler heads shall be installed as designated on the shop drawings. Heads shall be installed on flexible PVC. Top to be flush with finish grade or top of curb.

2. Spacing of heads shall not exceed the maximum indicated on the shop drawings (unless directed by the Landscape Architect). In no case shall the spacing exceed the maximum recommended by the manufacturer.

B. Head Types:

1. Pop-up- Rotor Sprinkler Heads: Shall be installed on flex joint and be set with top of head flush with finish grade. Heads installed at curb shall have 6" to 10" between perimeter of head and concrete. Heads placed at edge of pavement having no curb shall be installed 24" from edge of pavement.

2. Spray Pop-up Sprinkler Heads: Shall be installed on flexible PVC and be set with top of head flush with finished grade. Sprinkler heads placed adjacent to curbs will be installed 9" from concrete. Sprinkler heads placed adjacent to pavement having no curb shall be installed 24" from the edge of pavement.

3.11 COMPLETION

- A. Flushing: Before sprinkler heads are set, the Contractor shall flush the lines thoroughly to make sure there is no foreign matter in the lines.

The Contractor shall flush the main lines from dead end fittings for a minimum of five minutes under a full head of pressure.

- B. Testing: The Contractor shall notify Landscape Architect and Owner forty-eight (48) hours in advance of testing.

Prior to backfilling of main line fittings, Contractor shall fill the main line piping with water, in the presence of the Owner/Landscape Architect, taking care to purge the air from it by operating all the sprinkler control valves one or more times and/or such other means as may be necessary. A small, high pressure pump or other means of maintaining a continuous water supply shall be connected to the main line and set so as to maintain 100 PSI in the main line system for two (2) hours without interruption. When this has been accomplished and while the pressure in the system is still 100 PSI, leakage testing shall be performed in accordance with ANWA Standard C-600. Pressure readings shall be noted and make up water usage shall be recorded. Should the rate of make up water usage indicate significant leakage, the source of such leakage shall be found and corrected and the system then retested until the Owner/Landscape Architect is satisfied that the system is reasonably sound. Lateral line testing shall be conducted during the operating testing of the system by checking visually the ground surface until no leaks in this portion of the system are evident. Leaks shall be repaired or paid for by the Contractor at any time they appear during the warranty period.

- C. Adjustment and Coverage of System: Coordinate pressure testing with adjustments and coverage test of system so both may occur at the same time. The Contractor shall balance and adjust the various components of the system so that the overall operation of the system is most efficient. This includes a synchronization of the controllers, adjustments to pressure regulators, pressure relief valves, port circle sprinkler heads, and individual station adjustments on the controllers.

3.12 WARRANTY

- A. The Contractor shall fully warrant the landscape irrigation system for a period of one (1) year after the written final acceptance and will receive a written confirmation from the Landscape Architect that the warranty period is in effect.

- B. During the warranty period, the Contractor will enforce all manufacturer's and supplier's warranties as if made by the Contractor himself. Any malfunctions, deficiencies, breaks, damages, discrepancy, or other disorder due to materials, workmanship, or installation by the Contractor and his suppliers shall be immediately and properly corrected to the proper order as directed by the Owner and/or Landscape Architect.

- C. Any damages caused by system malfunction shall be the responsibility of the Contractor who shall make full and immediate restoration for said damages.

3.13 WELL SPECIFICATION

WS-A. REFERENCE: General Provisions of the Contract, including General, Special and Supplementary Conditions and Division One General Requirements, apply to work specified in this section.

WS-B. DESCRIPTION OF WORK:

- A. Furnish all materials, equipment, labor, supervision and all related items necessary to complete this phase of the work as indicated on the drawings and/or specified herein.
- B. Capacity: Provide wells with minimum producing capacity as follows: 70 GPM @ 95 GPM
- C. Extent: Water well work is shown on drawings.
- D. Work: Includes furnishing all materials, equipment, labor, supervisors and all related items necessary to complete this phase of work, as indicated on drawings and specified herein.
- E. Water well: Work is based on following criteria:
1. Type and size of well will be such as to assure a constant flow of water as indicated on irrigation plans.
 2. Water shall be sand free with the minimum amount of iron or lancing possible in a given geographic location.
 3. Driven steel case wells shall be driven to a depth into best rock formation - water bearing stratus.
 4. Rotary drilled well, PVC cased shall be drilled a minimum of 5 inches larger than the casing diameter. Depth as required to obtain the best water quality available in a given geographic location.
 5. A minimum of 20 feet of slotted stainless steel mesh shall extend from bottom of casing and shall be gravel packed. (TREM-PIPED).
 6. Casing shall be grouted to meet all state well drilling codes.
 7. Applications and permits for drilling and developing wells.
 - a. Drilling for final water well depth
 - b. Development of wells
 - c. Testing and disinfection
 - d. Setting of pumps and coordination to provide power for pumps
 - F. Site Inspection: Contractor shall acquaint himself with all site conditions. Submission of his proposal shall be considered evidence that the examination has been conducted. Should utilities not shown on the plans be found during excavations, Contractor shall promptly notify the Owner's Representative for instructions as to further action. Failure to do so will make Contractor liable for any and all damage thereto arising from his operations subsequent to discovery of such utilities not shown in plans.

WS-C. QUALITY ASSURANCE:

- A. Protecting Water Quality: Take precautions to prevent contaminated water or water having undesirable physical or chemical characteristics from entering stratum from which well is to draw its supply. Prevent contaminated water, gasoline, etc., from entering well either through opening or by seepage through ground surface.
- B. Contamination: If well becomes contaminated or water having undesirable physical or chemical characteristics enters well due to neglect, provide casings, seals sterilizing agents or other materials to eliminate contamination or shut off undesirable water. Provide remedial work at no cost to the Owner.
- C. Exercise Care: In performance of work to prevent breakdown or caving in of strata overlying that from which water is to be drawn. Develop, pump or boil well until water pumped from well is substantially free from sand.
- D. Protect Work: To prevent either tampering with well or entrance of foreign matter. Upon completion, provide temporary well cap.
- E. Driller's Requirements: Experienced foreman or driller to be constantly in control of well site and who has authority to take orders from Owner's Representative and, upon request, furnish well drilling information desired by Owner's Representative.
- F. Abandonment of Drilling: If it becomes necessary to abandon drillings operations before completion of water producing well, follow regulations for abandonment of well as required by local authorities having jurisdiction. Should abandonment of drilling be necessary due to poor workmanship or negligence on part of the Contractor, no compensations will be allowed. Should abandonment of drilling necessary due to inadequate supply of good quality water, or for such other reason that Owner's Representative deems to be no fault of the Contractor, compensation for work will be based on unit prices in contract.

WS-D. SUBMITTALS:

- A. Shop Drawings: Submit in accordance with General Conditions of the Contract for construction. Shop drawings shall include manufacturer's product specifications and installation instructions. Include other data as may be required to show compliance with these specifications. Distribute an additional copy of each installation instruction to the installer.
- B. Samples, Records and Reports: Take samples of sub-strata formation at ten-foot intervals and at changes in formation throughout entire depth of well. Furnish samples of water-bearing formation to qualified testing laboratory and well screen manufacturer for mechanical sieve analysis.
- C. Provide Owner's Representative the following information for record purposes:
8. Casings - diameter, thickness, weight per foot of length, depth below grade
 9. Screen - diameter, opening size
 10. Pumping test - static water level, maximum safe yield, drawn down at maximum yield
 11. Log - formation log indication strata encountered
 12. Alignment - certification that well is aligned and plumb within specified tolerances
- D. Soil Content: If well driller has knowledge that soil content may be present at 2' pilot well will be drilled not to exceed 700 P.P.T.M. soil content.
- E. Submit Manufacturer's specifications, installation and start-up instructions, characteristics performance curves with selection points clearly indicated, shop drawings, wiring diagrams, and maintenance data including spare parts lists, for each types in each of the following.

WS-E. WARRANTY: Provide warranty covering all material, workmanship and performance of well for a period of one (1) year after Final Acceptance.

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

CALL 48 HOURS BEFORE YOU DIG



IT'S THE LAW!

DIAL 811

Know what's below. Call before you dig.

SUNSHINE

CALL OF FLORIDA, INC.

Kimley»Horn

© 2016 KIMLEY-HORN AND ASSOCIATES, INC.
445 24TH STREET, SUITE 200, VERO BEACH, FL 32960
PHONE: 772-784-4100
WWW.KIMLEY-HORN.COM CA 0000696

LICENSED PROFESSIONAL

CONTRACT: HACH, PLA

FLORIDA LICENSE NUMBER

LA #6666795

DATE: 09/15/2017

KHA PROJECT

SEPT. 2017

DATE

SCALE AS SHOWN

DESIGNED BY

TGR

DRAWN BY

JDH

IRRIGATION NOTES

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

CITY OF DANIA BEACH
FLORIDA

SHEET NUMBER

L-212

Plotted By: J. Hester, Jeffrey, Shred, Set, Danita Pointe Phase II, Layout: L-311 Hardscape Details, September 22, 2017, 11:46:37am, K:\WPB_LURC\47507000 - Danita Pointe Phase II\CAD\Hardscape\Phase 2\310 Hardscape Details.dwg
This document, together with the concepts and designs presented herein, is an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

FINISH:
LIGHT AGGREGATE = LIGHT SANDBLAST FINISH
MEDIUM AGGREGATE = MEDIUM SANDBLAST FINISH

CEMENT: GRAY
SLABS: 4" THICK, DESIGN AND REINFORCING PER SPECS
SAND: LOCALLY AVAILABLE SAND
AGGREGATE: 50% #57 LIMESTONE AND 50% #57 BLACK GRANITE
COLOR AD MIXTURE: C-31 SHADOW SLATE
CHROMIX AD MIXTURE BY SCOFIELD SYSTEMS (OR AS SELECTED BY OWNER)
(1-800-800-9900)
MIX INTEGRAL COLOR PER MANUFACTURER'S SPECIFICATION.

- CURING COMPOUND: COLOR TO MATCH INTEGRALLY COLORED CONCRETE.
CURING COMPOUND IS LITHOCHROME COLORMAX BY SCOFIELD SYSTEMS,
COLOR MATCHED TO C-31 SHADOW SLATE
1. A PRE-JOB CONFERENCE IS RECOMMENDED BETWEEN OWNER, ENGINEER, LANDSCAPE ARCHITECT, READY-MIX REPRESENTATIVE, AND MANUFACTURER'S REPRESENTATIVE TO DISCUSS PROJECT APPLICATION AND REVIEW SUBMITTALS.
 2. ALL CONCRETE MUST BE BATCHED FROM THE SAME LOCATION
 3. A 10'X10' MOCKUP MUST BE APPROVED BY OWNER OR OWNER'S REPRESENTATIVE, SHOWING SPONGE FLOAT FINISH, MEDIUM SANDBLAST FINISH, AND COLOR STAIN - ALL TO BE APPROVED BY OWNER'S REPRESENTATIVE PRIOR TO CONSTRUCTION. MOCKUP LOCATION TO BE OFF-SITE, AT A LOCATION MUTUALLY AGREED-UPON BY THE CONTRACTOR AND OWNER.
 4. PRECAUTIONS MUST BE TAKEN IN HOT WEATHER TO PREVENT PLASTIC CRACKING RESULTING FROM EXCESSIVELY RAPID DRYING AT SURFACE AS DESCRIBED IN CIP 5 "PLASTIC SHRINKAGE CRACKING" PUBLISHED BY THE NATIONAL READY MIXED CONCRETE ASSOCIATION.

PATTERN LAYOUT:

1. CONTRACTOR TO LAYOUT PATTERN FOR OWNER'S REPRESENTATIVE APPROVAL PRIOR TO SANDBLAST OPERATIONS. TROWELED CONTROL JOINT BETWEEN PANELS PER PLAN DRAWINGS.
2. MASKING FOR SANDBLASTING MAY BE ACCOMPLISHED WITH CUT SHEET METAL, WOOD, OR OTHER METHODS NECESSARY TO PROVIDE A CLEAN, HARD EDGE TO THE PATTERN. SAMPLE 10'X10' MOCKUP PANEL WILL BE USED TO ESTABLISH AN ACCEPTABLE SANDBLAST EDGE.

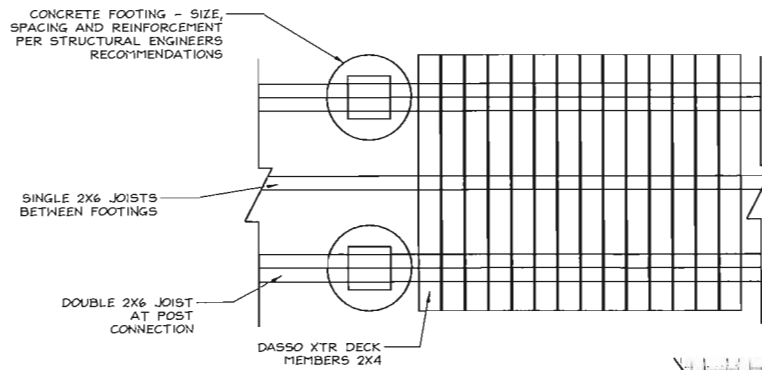
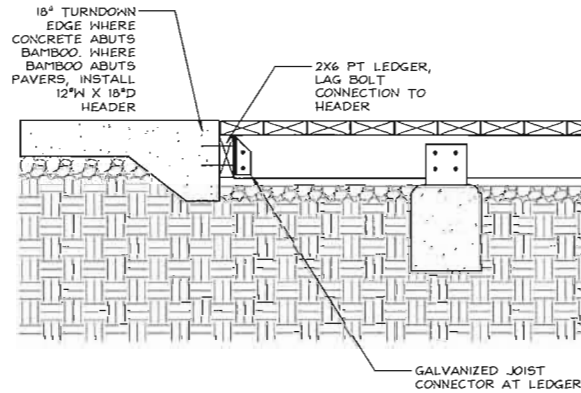
MANUFACTURER: DASSO XTR
dossoxtr.com
(714) 674-0855

COLOR: TO BE SELECTED BY OWNER, SEE PLAN LOCATIONS

MODEL: 2" x 6"

FINISH: TO BE SELECTED BY OWNER FROM MANUFACTURER'S FULL RANGE

NOTES: INSTALL DASSO XTR PRODUCT PER MANUFACTURER'S SPECIFICATION.
DECK CONSTRUCTION TO BE PERMITTED AND ENGINEERED BY CONTRACTOR
USING THESE DESIGN INTENT DRAWINGS AS GUIDANCE.



ORIENT DASSO
BAMBOO DECKING
AS SHOWN

DECORATIVE CONCRETE COMPASS
'STAR' PER DETAIL A/L3.II.
ALTERNATING BETWEEN FLOAT
FINISH AND LIGHT SANDBLAST.

1"=1'-0"

A DECORATIVE CONCRETE SECTION NOT TO SCALE



MANUFACTURER: ERGON
tiletimeonline.com
(215) 837 - 1544

MODEL: 919EIR / 929 EIR

SIZES: 919EIR = 36" X 6"
929EIR = 36" X 9"

COLOR: BEIGE DIGUE

FINISH: SLIP RATED

NOTES: INSTALL PER MANUFACTURER'S SPECIFICATIONS

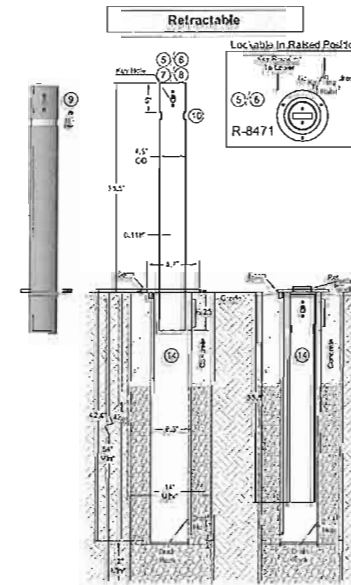
MANUFACTURER: KEYSTONE RIDGE
www.keystoneridgedesigns.com
(724) 284-1213

MODEL: EVERETT (CUSTOM)

SIZE: LENGTH: 6'

COLOR: TO BE SELECTED BY OWNER FROM MANUFACTURER'S FULL RANGE

NOTES: INSTALL PER MANUFACTURER'S SPECIFICATIONS
SURFACE MOUNT TO CONCRETE PAD
WITH STAINLESS STEEL EXPANSION
BOLTS



MANUFACTURER: RELIANCE FOUNDRY
reliance-foundry.com
(888) 735-5680

MODEL: R-847I 36" H X 4.5" DIA. STAINLESS
STEEL RETRACTABLE BOLLARD

SIZE: STAINLESS STEEL

NOTES: INSTALL PER MANUFACTURER'S SPECIFICATIONS

C CERAMIC TILE (ALTERNATE) SECTION NOT TO SCALE

D BENCH SECTION NOT TO SCALE

E RETRACTABLE BOLLARD SECTION NOT TO SCALE

HARDSCAPE DETAILS

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC
CITY OF DANIA BEACH FLORIDA

SHEET NUMBER
L-311

KHA PROJECT
SEPT. 2017
DATE
SCALE AS SHOWN
DESIGNED BY TCR
DRAWN BY TCR
CHECKED BY JH
LICENSED PROFESSIONAL
JULIA HAN, P.E.
FLORIDA LICENSE NUMBER
LA#666795
DATE: 09/15/2017

Kimley-Horn
© 2018 KIMLEY-HORN AND ASSOCIATES, INC.
445 24TH STREET, SUITE 202, VERO BEACH, FL 32960
PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 0000896

REVISIONS	DATE	BY
2	06.30.2017	JSH
REVISED BID SET PHASE 2		



NOTES



MODEL

SECTION

$$1'' = 1' - Q''$$


SECTION

NOT TO SCALE



MODEL:

SECTION

NOT TO SCALE

SECTION

NOT TO SCALE



SECTION

NOT TO SCALE



SECTION

NOT TO SCALE

KHA PROJECT SEPT. 2017	LICENSED PROFESSIONAL
DATE ----	JOHN ALAN D. HAIGH, P.L.A.
SCALE AS SHOWN	FLORIDA LICENSE NUMBER LA#6666795
DESIGNED BY TCR	DATE: ----
DRAWN BY TCR	
CHECKED BY JDH	

HARDSCAPE DETAILS

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

CITY OF DANIA BEACH
FLORIDA

SHEET NUMBER
L-312

[illegible]

This technical drawing shows a cross-section of a concrete curb and wall assembly. The wall has a total height of 9 feet, with a 6-foot section above the footing and a 3-foot section below it. The top of the wall features a 3/8-inch chamfer and a 1/2-inch reveal. A poured-in-place concrete cap is shown at the top, with structural reinforcing details. On the left side, a 2x4 DASSO XTR is mounted on the edge with custom stainless steel L-brackets and bolts. Below this, LED lighting is indicated, with a reference to structural engineer plans. The base of the wall includes a structural footing with #4 bars at 12 inches on center, continuous with the main wall reinforcement. The footing is supported by compacted aggregate and subgrade. An expansion joint is located at the base of the wall. The right side of the wall shows a waterproofing membrane and additional structural details.

- $\frac{3}{8}$ " CHAMFER, TYP.
- $\frac{1}{2}$ " REVEAL, TYP.
- POURED IN PLACE CONCRETE WALL & CAP - REFER TO STRUCTURAL ENGINEER PLANS FOR STRUCTURAL REINFORCING
- 2 X 4 DASSO XTR ON EDGE SECURED WITH CUSTOM STAINLESS STEEL "L" BRACKET AND STAINLESS STEEL BOLTS
- LED LIGHTING - REFER TO ELECTRICAL ENGINEER PLANS
- FINISH SURFACE AT ADJACENT PAVING
- EXPANSION JOINT
- #4 BARS AT 18" O.C. 3' MIN. CLEARANCE
- WATERPROOFING MEMBRANE - REFER TO SPECIFICATIONS
- STRUCTURAL FOOTING - REFER TO STRUCTURAL ENGINEER PLANS FOR FOOTING DESIGN AND STRUCTURAL REINFORCING
- #4 BARS AT 12" O.C. CONTINUOUS 3' MIN. CLEARANCE
- COMPACTED AGGREGATE
- COMPACTED SUBGRADE - REFER TO GEOTECHNICAL REPORT RECOMMENDATIONS
- ELECTRIC CONDUIT - AS REQUIRED FOR LED LIGHTING

Technical drawing of a retaining wall cross-section. The drawing includes the following details and dimensions:

- Dimensions:**
 - Top width: 2'
 - Base width: 6' (split into two 3' sections)
 - Wall height: 10'
 - Foundation height: 3'
 - Foundation width: 6' (split into two 3' sections)
- Structural Details:**
 - Reinforcing Bars:** #4 BARS AT 18" O.C. (upper wall), #4 BARS AT 12" O.C. CONTINUOUS (lower wall), #57 STONE (foundation).
 - Clearance:** 3" MINIMUM CLEARANCE (for bars).
 - Expansion Joint:** Located at the base of the wall.
 - Finish Surface:** FINISH SURFACE AT ADJACENT PAVING.
 - LED Lighting:** LED LIGHTING - REFER TO ELECTRICAL ENGINEER PLANS.
 - Waterproofing:** WATERPROOFING MEMBRANE - REFER TO SPECIFICATIONS.
 - Subgrade:** COMPACTED SUBGRADE - REFER TO GEOTECHNICAL REPORT RECOMMENDATIONS.
- Materials and Construction:**
 - POURED IN PLACE CONCRETE WALL & CAP - REFER TO STRUCTURAL ENGINEER PLANS FOR STRUCTURAL REINFORCING.
 - 5% MAX SLOPE (on the right side of the wall).
- Other Notes:**
 - 3" CHAMFER, TYP. (top corner).
 - 1" REVEAL, TYP. (top edge).
 - ELECTRIC CONDUIT - AS REQUIRED FOR LED LIGHTING.

20' OR 3/4" - TOP OF WALL TO REMAIN LEVEL. REFER TO PLAN FOR HEIGHT.

STONE VENEER - STONE AND GROUT - STONE TO BE SELECTED BY OWNER

12x8x16 CMU - CENTER ON FOOTING - GROUT SOLID WITH REINFORCEMENT PER STRUCTURAL ENGINEER

MORTAR KEY

#4 BARS AT 18" O.C. 3" MIN. CLEARANCE

CONCRETE FOOTING - SIZE AND REINFORCEMENT PER STRUCTURAL ENGINEER

COMPACT SUBGRADE TO 90% RELATIVE COMPACTION

#4 BARS AT 12" O.C. CONTINUOUS 3" MIN. CLEARANCE

ADJACENT PAVING - SEE PLANS

6' 6' 6' 6'

[illegible]

This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adoption by Holzer, Jeffrey

Lajoie, Corinne

From: Carrie, Anne-Christine
Sent: Wednesday, November 15, 2017 9:48 AM
To: Cosme, Raul
Cc: Lajoie, Corinne
Subject: FW: SP-107-17 Dania Pointe Marriott

Good morning Raul and thanks for letting us know. Just to remind you, Corinne is the one reviewing this one.
Best,

Anne-Christine Carrie
Planner
City of Dania Beach
100 W. Dania Beach Blvd.
Dania Beach, Florida 33004
(954)924-6800 Ext. 3654
ACarrie@daniabeachfl.gov

"Established in History, Preparing for Tomorrow"



Please Note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

From: Cosme, Raul [mailto:Raul_Cosme@sheriff.org]
Sent: Wednesday, November 15, 2017 9:47 AM
To: Carrie, Anne-Christine
Subject: SP-107-17 Dania Pointe Marriott

Good Morning Anne-Christine,

Dania Pointe Marriott SP-107-17 just submitted and has satisfied all of their Tier 2 requirements.

Thank you

Raul Cosme

Lajoie, Corinne

From: Carrie, Anne-Christine
Sent: Monday, November 13, 2017 12:03 PM
To: Lajoie, Corinne
Subject: FW: SP-107-17 Dania Pointe Marriot

Anne-Christine Carrie
Planner
City of Dania Beach
100 W. Dania Beach Blvd.
Dania Beach, Florida 33004
(954)924-6800 Ext. 3654
ACarrie@daniabeachfl.gov

“Established in History. Preparing for Tomorrow”



Please Note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

From: Cosme, Raul [mailto:Raul_Cosme@sheriff.org]
Sent: Monday, November 13, 2017 11:32 AM
To: Carrie, Anne-Christine
Subject: SP-107-17 Dania Pointe Marriot

Good Morning,
SP-107-17 Dania Pointe Marriot remaining Tier 2 items are as follows;

1. Show height of canopies at the drop-offs
2. Show roadway pavement markers detail for fire hydrant locations
3. Show on plans signage detail for Fire Department Connections.
4. Minimum Radio Signal Strength for Fire Department Communications

Thank you,

Raul Cosme

Lajoie, Corinne

From: Cosme, Raul <Raul_Cosme@sheriff.org>
Sent: Monday, November 13, 2017 11:20 AM
To: Wray, Macee; Lajoie, Corinne
Cc: Sean Brown; Meeks, Liz
Subject: SP-107-17 Dania Pointe Marriot

SP-107-17 Dania Pointe Marriot has complied with all Tier 1 requirements.

Raul Cosme



Raul Cosme
Fire Inspector/Plans Examiner
Broward Sheriff Fire Rescue & Emergency Services Dept.
Fire Prevention Bureau--Dania Beach District
103 W. Dania Beach Blvd.
Dania Beach, FL 33004
Tel: 954-342-4262
Fax: 954-342-4265
raul_cosme@sheriff.org
www.sheriff.org

The largest accredited public safety agency in America



Please note that Florida has a broad public records law, and that all correspondence sent to me via email may be subject to disclosure.



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COVER LETTER

To: Kevin.Roberson@kimley-horn.com; Melibe.Thomas@kimley-horn.com

From: mwray@daniabeachfl.gov

Date: 11/6/2017

Re: Dania Pointe Marriot

PZ#: SP-107-17- 1st Review

Dear Applicant:

Please find attached the comments regarding your site plan application together with the agenda for the Design Review Committee meeting. Your slotted time for the meeting held on Tuesday, November 7, 2017 will be at 9:00 AM.

Should you have any questions, please contact Corinne Lajoie at 954-924-6805 X3704 Macee Wray at 954-924-6805 X3643.

Thank you.

*cc: Daniel Parobok, Arborist, Daniel.parobok@metriceng.com
Sean Brown, Fire Chief, kennethsean_brown@sheriff.org
Raul Cosme, Fire Inspector/Plans Examiner, Raul_Cosme@sheriff.org
Ronnie Navarro, Engineer, rnavarro@daniabeachfl.gov
Corinne Lajoie, Planning and Zoning Manager, cchurch@daniabeachfl.gov
Anne-Christine Carrie, Planner, acarrie@daniabeachfl.gov*



AGENDA
COMMUNITY DEVELOPMENT DEPARTMENT
DEVELOPMENT REVIEW MEETING
TUESDAY, NOVEMBER 7, 2017

ANY PERSON WHO DECIDES TO APPEAL ANY DECISION MADE WITH REGARD TO ANY MATTER CONSIDERED AT THIS MEETING OR HEARING WILL NEED A RECORD OF THE PROCEEDINGS, AND FOR SUCH PURPOSE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

LOBBYIST REGISTRATION REQUIRED - REGISTRATION AS A LOBBYIST IN THE CITY OF DANIA BEACH IS REQUIRED IF ANY PERSON, FIRM OR CORPORATION IS BEING PAID TO LOBBY THE COMMISSION ON ANY PETITION OR ISSUE PURSUANT TO ORDINANCE NO. 01-93. REGISTRATION FORMS ARE AVAILABLE IN THE CITY CLERK'S OFFICE IN THE ADMINISTRATION CENTER.

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT the CITY CLERK's office, 100 W. DANIA BEACH Boulevard, DANIA BEACH, FL 33004, (954) 924-6800 ext.3624, AT LEAST 48 HOURS PRIOR TO the MEETING.

IN CONSIDERATION OF OTHERS, WE ASK THAT YOU:
PLEASE TURN CELL PHONES OFF, OR PLACE ON VIBRATE. IF YOU MUST MAKE A CALL, PLEASE STEP OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.
IF YOU MUST SPEAK TO SOMEONE IN THE AUDIENCE, PLEASE SPEAK SOFTLY OR GO OUT INTO THE ATRIUM, IN ORDER NOT TO INTERRUPT THE MEETING.

- 1) 9:00 A.M. SP-107-17, DANIA POINTE MARRIOT, 1ST REVIEW

If you are unable to attend the meeting or you need any further information please email or call:
Corinne Lajoie at (954) 924-6805 x 3704 or cchurch@daniabeachfl.gov
Macee Wray at (954) 924-6805 x 3643 or mwrap@daniabeachfl.gov

* See MALL FOR
File Copy*



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: October 17, 2017

PZ Log No: SP-107-17

Project: Dania Pointe Marriot

Comments Due: TBA

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department _____

Date _____



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Dania Pointe Marriot

PZ Log No: SP-107-17

Plan Reviewer: Flood

Please log your time spent on reviewing the plans.

Time spent: 1 1/2 Hour

Overtime: _____

Rate per hour: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Project Name: Dania Pointe Marriot
PZ #: SP-107-17 – 1st REVIEW
ADDRESS: Dania Pointe
REVIEW COMPLETED BY: Richard Benton, CFM



NOTES:

- Flood Zone: AE 4
- BFE: 4; DFE: 5

Comments:

1. Sheet A2.01: Please revise ground floor plan to show proposed Finished Floor Elevations.
2. "Sector" sheets A3.01, A3.16, A3.21, A3.33 could not be located.
3. Overall, a determination cannot be made based on the submittal as to whether the project meets the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code.

Note(s):

This project is subject to the flood provisions of Ch. 12 of the Dania Beach Code of Ordinances and the Florida Building Code.



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: October 17, 2017

PZ Log No: SP-107-17

Project: Dania Pointe Marriot

Comments Due: TBA

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☐ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Department _____

Date _____



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Dania Pointe Marriot

PZ Log No: SP-107-17

Plan Reviewer: Landscape

Please log your time spent on reviewing the plans.

Time spent: 2.5 hr

Rate per hour: \$100

Overtime: _____

* Cost recovery – no charge on single family home plans, permits and variances.

Landscape Plan Review: Dania Pointe Marriot

PZ Log Number: SP-107-17

Review Number: 1

Reviewer: Daniel Parobok Date: October 31, 2017



The following comments are based on a review of the landscape plans dated of October 22, 2017, for the Dania Pointe Marriot, in Dania Beach, for compliance with the City of Dania Beach Code of Ordinances and Dania Pointe Development Design Guidelines:

1. No root barriers are indicated on the landscape plan. Per DDG Sec 8 (4)4a, provide root barriers for all trees within 5 feet of a sidewalk or utilities.
2. Provide the VUA (in SF), the VUA dedicated to landscaping (in SF) and the percentage of VUA dedicated to landscaping.
3. Provide a detail or description clarifying that all landscape area within and adjacent to VUA will be at or below the final VUA grade per Sec. 275-190(N).
4. Provide a point-by-point response to the above comments
5. Submit a PDF plan set with each subsequent submittal. A PDF copy can be sent via email to Daniel Parobok at daniel.parobok@metriceng.com

END OF COMMENTS



CITY OF DANIA BEACH

DEPARTMENT OF PUBLIC SERVICES

November 6, 2017

Engineering Comments

Site Plan: SP-107-17 Dania Pointe Marriot Hotel

1. Provide location plan for the proposed project.
2. What is your basis for parking demand estimates? The ITE Parking Generation Manual, 4th edition, indicates a value of 1.08 (85th percentile) per room. Since there are 350 rooms, therefore this parking facility should be able to accommodate at least 378 parking stalls; the total parking space provided is only 292. Most importantly, please check Section 265-50 of the City's Code of Ordinances under Schedule of Minimum Off-Street Parking Requirements.
3. Parking Garage Building
 - 3.1 Provide the following:
 - a. Number of parking stalls per bay
 - b. Label typical regular parking area
 - c. Label typical accessible parking
 - d. Show width of all driveways
 - e. Show geometric dimension on entrance driveways
 - 3.2 Show longitudinal section of the parking garage, in particular, show grades and slopes of transitions from floor to ramp grades. Please note not to exceed 12% slope on nonparking ramps. When transition from floors to ramp grades exceeds 10%, a transition slope must be used to prevent vehicles from bottoming out.
 - 3.3 Show design vehicle used in parking design.
 - 3.4 Show overhead clearance on-ramp breakovers.
 - 3.5 Show slopes on parking areas.
4. No comment on traffic statement.
5. No comment on drainage statement.

For ease of review, please reply to each line comment.

Dania Pointe Marriot
Zoning designation = PMUD
FLU designation = RAC
REVIEW COMPLETE BY Corinne Lajoie (954) 924-6805 X 3704
1st review

10-31-17

SITE PLAN COMMENTS:

1. Incomplete information was provided. Further review and comment will be conducted by staff after additional information is provided by the applicant. See comments below.
2. **IMPACT FEES:** Impact fees that will be required for the project are attached.
3. **SIGNS:** Provide copy of all signs for compliance review.
4. The proximity to the airport will be required FAA/BCAD review and approval. Contact William Castillo, Airport Planner with Broward County Aviation Department, located at 2200 SW 45 Street, Suite 101, Dania Beach, FL 33315, (954) 359-6100.
5. Provide minimum bicycle parking requirements identified in Section 265-51.
6. **ROOFTOP MECHANICAL EQUIPMENT:** Must meet regulations in Section 220-60. Identify how equipment will be screened from view.
7. **COST RECOVERY:** per Article 685, cost recovery funds may be utilized for various costs of the city's administrative and outside fee consultants for the processing and review of applications. Per City Attorney's request, please provide \$5,000 cost recovery fee with next submittal. The cost recovery money can be returned if not utilized, or additional fees may be requested if addition fees are incurred.
8. **RAC TRAFFIC IMPACT MITIGATION:** Resolution No. 2014-049 established a rate of \$21.26 per p.m. peak hour trip. KimleyHorn identifies 245 PM Peak trips, therefore, \$5,208.70 (245 X 21.26) is due prior to issuance of a building permit.
9. **Must provide latest revised set of plans on disk prior to going to public hearing.**
10. Applicant must obtain a statement from the City Engineer saying that the traffic study/statement submitted by the applicant is complete and accepted prior to public hearing.
11. Applicant must obtain statement from Ronnie Navarro, City Engineer, stating that adequate water supply exists for this project.
12. Please e-mail resolution and legal description for development approval in word format to cchurch@daniabeachfl.gov four (4) weeks prior to public hearing.
13. Applicant must provide statement from the City's Code Compliance Department that there are not outstanding Code Violations or Liens on the property prior to the item being scheduled for a public hearing. Per Section 680-40, any property with outstanding Code Violations or Liens shall not be schedule for public hearing.
14. Per O-2017-022, for properties over an acre in size, the applicant must obtain and post property signs in accordance with the NEW City requirements. Please see the end of this document for guidelines.
15. Per O-2017-027, commercial properties under construction are required to provide security to fencing with screening showing project rendering when adjacent to ROW.

16. Per DDG, Section 14, provide the following:

1. Pedestrian Connectivity Plan
2. Bicycle Connectivity Plan
3. Transit Plan (circulation)
4. Fire Access plan (vehicle turning movement)

17. Per City's LDC, Section 635-50:

(K) The location and dimensions of proposed reservations for parks, playgrounds, open spaces and other common areas;

- Dimensions of pool area not provided.
- Dimensions and timing of improvements of adjacent public space not provided.

(M) The location, dimensions and character of construction of proposed curb cuts, entrances and exits, parking and loading areas (including number of parking spaces and loading spaces), pedestrian use areas, and vehicular use areas;

- Width of parking spaces not identified
- Number of parking spaces require and provided no identified.
- Identify ownership of hotel and garage buildings.
- Identify if valet will be utilized, if so, percentage, location and operation.
- Identify proposed slopes.

(S) Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination;

- Signage detail no provided.

(Y) The following computations:

(1) Total gross and net acreage;

- o Not provided.

~~(2) Proposed net and gross density, and number of dwelling units for site plans with residential components;~~

(3) Total existing and proposed square footage of buildings and breakdowns by floor, use type, bay or tenant space, and dwelling unit, including required and provided minimum floor areas;

- o Not provided.

~~(4) Area devoted to vehicular use areas (roadways, aisles, parking);~~

~~(5) Gross project area allocated for common open space;~~

~~(6) Lot coverage by roofed structures;~~

~~(7) Pervious and impervious surface area, also expressed as a percentage of the site area;~~

(8) Number of required and provided parking spaces including handicap-accessible, compact and any spaces devoted to attendant parking if permitted;

- o Not provided.

~~(9) Minimum lot area, width and depth required and provided;~~

~~(10) Minimum yard setbacks or specific build to lines required and provided;~~

(11) Maximum and minimum (if applicable) required and proposed building height;

- o Not provided.

~~(12) Minimum floor area required;~~

~~(13) Adjacent zoning and existing land uses.~~

(CC) Color site plan elevations and renderings for meeting presentation purposes;

18. Per DDG, Section 7, #14, "Parking within structure may be 8'6" wide by 18' long. Provide dimension on plans.

19. Identity the square footage of retail, restaurant, meeting rooms, ball rooms, etc. (totaling 31,430 s.f.), in parking table and identify the required and provided parking for these uses.

20. Signage is shown on Sheet A4.01, A4.02, A4.04, A4.05 & A4.06, however note on Sheet C-400 states, "Signs are not part of the site plan review and approval but will be provided for separate review." Revise accordingly.

NOTES:

- Application fee pays for only 2 reviews of the project. Additional review by staff will require additional payment.
- Continuous and on-going site inspections will be conducted by staff throughout the entire building process.
- FLOOD PLAN: Finished floor elevations, per Article 220-10(C) All structures shall be constructed with a lowest FFE of at least 1 foot above the 100 year flood elevation. Identify on plans.
- Prior to submittal of a building permit, please contact the Building Official (954-924-6085 X3650 to schedule a pre-application meeting.



**CITY OF DANIA BEACH
IMPACT FEE SCHEDULE**

According to the adopted City Ordinances and Resolutions listed below, all new development is subject to City and County impact fees. These fees help pay for the construction or expansion of roads, mass transit, schools and parks that are needed as a result of the development's "impact." These fees are assessed when construction plans are submitted for approval and included in your building permit invoice. Below is a schedule of the City of Dania Beach's impact fees. Additional impact and concurrency fees may be charged by the County, please contact one of the planners with Broward County Development Management (954-357-6666) to request an impact/concurrency fee estimate.

<u>Type</u>	<u>Fee</u>
Recreation and Open Space:	
Single Family/Townhouse	\$1,825 per unit
Multi-Family	\$1,364 per unit
Mobile	\$1,140 per unit
Traffic Mitigation: (RAC only)	\$21.26 per PM peak hour trip
Administrative:	\$.16 per sq.ft.
Police:	\$.184 per sq.ft.
Fire:	\$.389 per sq.ft

For any questions regarding water & sewer impact fees, please contact the Public Services Division at 954-924-3740.

City Ordinances and Resolutions:

Water & Sewer Impact Fees - Resolution 2012-002, Ordinance 2011-035
Administrative, Police & Fire - Resolution 2005-150, Ordinance 2005-037
Recreation and Open Space – Resolution 2014-071
Traffic Mitigation – Resolution 2014-049

Property Sign Requirements for Large Scale (>1 acre) Properties

Posting location:

- Between 10' and 20' from the edge of street pavement in a manner so as to be completely visible from the public rights-of-way.
- For properties having more than five hundred (500) feet of street frontage on any single street, one (1) additional sign shall be posted for each five hundred (500) feet or fraction thereof.

Timing:

- Applicant is responsible for the purchase and delivery of the sign and decals from the fabricator of choice.
- Upon the applicant's selection of a sign fabricator, the Planning Division shall e-mail the sign copy to the applicant.
- Applicant is responsible for posting and photographing the sign no less than 14 days prior to the date of the hearing.
- Applicant is responsible for emailing said photograph(s) and affidavit for signs to mwray@daniabeachfl.gov no less than 14 days prior to the date of the hearing.
- Applicant is responsible for updating the sign using decals as requests and hearing dates change, and in the event that the posting deadline is missed.
- Applicant shall submit a photograph of the updated property sign no less than 14 days prior to the date of the hearing.
- Applicant is responsible for the posting to remain and be replaced during the notice period*.

Sign Copy Dimensions: 30" x 38"

The following sign fabricators may be contracted to provide signage as specified:

- The Sign Studio**
2381 Griffin Road, Ft. Lauderdale, FL 33312
Ph.: 954.989.7446 Ext. 101 Cell: 954.494.8569
Fx.: 954.989.0805 Email: mail@thesignstudio.com
- Minuteman Press of Hollywood**
4171 North State Road 7 (441), Hollywood, Florida 33021
Tel 954.966.0233 Fax 954.966.4228
info@printhollywood.com www.printhollywood.com
- Testa Signs**
5621 Johnson St., Hollywood, FL.
Tel. 954-962-5840 Fax. 954-985-0241
info@testasigns.com mike@testasigns.com

City of Danla Beach
PUBLIC HEARING NOTICE
Tuesday, September 12, 2017

THIS PROPERTY IS THE SUBJECT OF UPCOMING PUBLIC HEARINGS

TIME: 7:00 p.m.
PLACE: City Commission Chambers
City Hall, 100 W Dania Beach Blvd.
Dania Beach, FL 33004

PROJECT: FLORIDA POWER & LIGHT
3051 SW 30 AVE
REQUESTS: COMPREHENSIVE
PLAN AMENDMENT (TEXT& MAP)

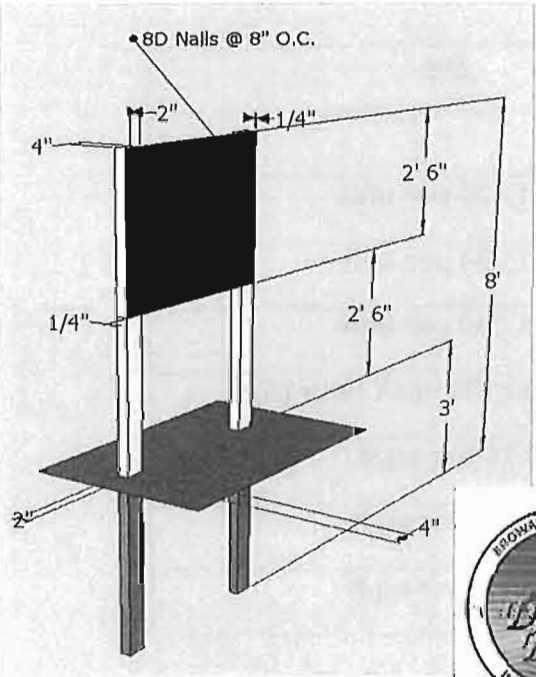
FILE #: LU-87-17



For more information, please call (954) 924-6800 x 3643.

SP-107-17 DRC Comments 12 of 12

This sign is the property of the City of Danla Beach. In accordance with Section 610-30 (b)(1) and (b)(2) of the City of Danla Beach Code, the sign shall be removed from the property within 14 days of the date of the hearing. Failure to remove the sign within the specified time frame may result in the sign being removed by the City at the owner's expense.



*This sign is to be removed in the event of a hurricane warning.

Per O-2017-022; Per Article 610

H:\Community Development Work Folder\Public Hearing Notices\New Notices Project



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
ROUTING SHEET

Routing Date: October 17, 2017

PZ Log No: SP-107-17

Project: Dania Pointe Marriot

Comments Due: TBA

PLEASE REVIEW THE ABOVE REFERENCED PROJECT FOR COMMENTS TO BE INCORPORATED IN THE COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT TO THE PLANNING AND ZONING BOARD AND/OR CITY COMMISSION.

- ☐ Complies with code as submitted.
- ☒ Comments to be addressed & plans resubmitted prior to public hearing.
- ☐ Denied.

Fire - S. Brown
Department R. Cosme

11/7/17
Date



CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
COST RECOVERY

Project: Dania Pointe Marriot

PZ Log No: SP-107-17

Plan Reviewer: Fire

Please log your time spent on reviewing the plans.

Time spent: 3.5

Rate per hour: /

Overtime: /

* Cost recovery – no charge on single family home plans, permits and variances.



BROWARD SHERIFF'S OFFICE
Department of Fire Rescue & Emergency Services
Fire Marshal's Office

Dania Beach District

103 West Dania Beach Blvd. • Dania Beach, Florida 33004
Office: (954)342-4262 • Fax: (954)342-4265



SITE PLAN REVIEW COMMENTS

Date: 11/7/17 Site Plan No.: SP-107-17 Time Required For Review: 3.5

Project: Dania Pointe Marriott Sq. Feet: 456,889

Plan Reviewer: Battalion Chief S.Brown / Plans Examiner
Raul Cosme / Plans Examiner

☐ Approved As Submitted ☐ Denied ☐ Approved With Conditions
☒ Comments Must Be Addressed and Resubmitted Prior to City Commission Meeting

Below are two tiers of comments. Tier one comments must be satisfied prior to site plan approval and public hearing. Tier two comments, if not satisfied during original site plan approval process, must be satisfied at permit for site work.

Be advised that some Tier two comments may affect other disciplines and/or have other significant impacts on the overall site plan. In addition, the Tier 2 comments may impact permit plans with additional time delays to reach resolution at permit. It is strongly advised that all comments (both Tier 1 and Tier 2) below are satisfied prior to site plan approval and public hearing.

Tier 1 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

1. Water Supply Information as follows:
 - a. Show the addition of a hydrant on the south side of the garage next to the FDC, on the north side of Meridian Drive.
 - b. Location of Backflow Preventor / Double Detector Check Valve (DDCV).

Tier 2 COMMENTS

Deficiencies were identified on your plan during our plan review process. Please provide the following:

2. Additional Fire Department Access Information as follows:
 - a. Fire Lane locations and striping detail (demonstrated or noted)
 - b. "NO PARKING" to curbs locations.
 - c. Change "valet" wording to read "drop off, no parking"
 - d. Show height of canopies at the drop-offs.
3. A detail sheet accompanying the Civil Plans with the following details:
 - a. Fire Hydrant Detail
 - b. Bollard / Impact Protection Detail for Hydrants, FDC's & DDCV's
 - c. Roadway Pavement Marker (RPM) Detail for Fire Hydrant Locations (Blue Reflective Markers)
 - d. Post Indicating Valve Detail (where applicable)
 - e. Underground Gate Valve Detail (where applicable)
 - f. Backflow Preventor / Double Detector Check Valve (DDCV) Detail that identifies the DDCV as being listed for Fire Use
 - g. Signage Detail for the Fire Department Connections
4. Address Detail
5. An egress plan demonstrating and dimensioning all common paths of travel and travel distances to all exits within the buildings and/or structures.
6. Minimum Radio Signal Strength for Fire Department Communications – See details on the next page.

Please provide a copy of the approved set of plans in .pdf format via email to raul_cosme@sheriff.org . If the plan set is too large to send through email, please deliver the plans in .pdf format on a CD-ROM to:

Attn. Raul Cosme
Fire Marshal's Office
103 West Dania Beach Boulevard
Dania Beach, FL 33004



ATTENTION CONTRACTORS & DESIGN PROFESSIONALS

EFFECTIVE IMMEDIATELY

NFPA 1:11.10 Requires minimum radio signal strength for fire department communications to be maintained at a level determined by the AHJ for all new and existing buildings.

The Owner's Rep or GC shall conduct a Preliminary Initial Assessment to determine if the minimum radio signals strength for fire department communication is in compliance with Broward County standards.

Prior to any testing, the occupancy shall be structurally completed with all interior partitions, windows and doors installed.

An assessment will be conducted by the Owner's Rep or GC to determine if the minimum radio signals strength for fire department communication in the occupancy is in compliance, in accordance with NFPA 1: 11.10.1 and NFPA 72: 24.5.2.2.1 through 24.5.2.2.3.

Radio coverage shall be provided throughout the building as a percentage of floor area as specified below in accordance with NFPA 72: 14.4.12.1.2 through 14.4.12.1.4 and NFPA 24.5.2.3.

1. A test "grid" plan shall be produced to ensure testing throughout the building.
2. Signal levels shall be measured to ensure the system meets the criteria of 24.5.2.3 according to parameters as follows:
 - a. 24.5.2.3.1 Inbound.
A minimum inbound signal strength of -95 dBm, or other signal strength as required by the authority having jurisdiction, shall be provided throughout the coverage area.
 - b. 24.5.2.3.2 Outbound.
A minimum outbound signal strength of -95 dBm at the donor site, or other signal strength as required by the authority having jurisdiction, shall be provided for the coverage area.
 - c. Critical areas, such as the emergency command center(s), the fire pump room(s), exit stairs, exit passageways, elevator lobbies, standpipe cabinets, sprinkler sectional valve locations, and other areas deemed critical by the authority having jurisdiction, shall be provided with 99 percent floor area radio coverage.
 - d. General building areas shall be provided with 90 percent floor area radio coverage.

ACCEPTANCE

1. If three nonadjacent areas fail the test with less than -95 decibels per milliwatt (-95 dBm), and /or a DAQ3 or below; or if two adjacent areas fail with less than -95 decibels per milliwatt (-95 dBm), and/or a DAQ3 or below, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems; and/or
2. If there is less than 99 percent floor area radio coverage to all Critical areas, or less than 90 percent floor area radio coverage to all General building areas, the GC will be required to pull separate plans and permit and install an IPSRES; In-Building Public Safety Radio Enhancement Systems.

Rev. 10/30/2015

THE FOLLOWING INFORMATION IS PROVIDED FOR EXPLANATORY PURPOSES ONLY. THE NOTES BELOW CONTAIN MORE SPECIFIC INFORMATION AS IT RELATES TO THE COMMENTS YOU MAY HAVE RECEIVED IN YOUR SITE PLAN REVIEW FROM THE FIRE MARSHAL'S OFFICE.

FIRE DEPARTMENT ACCESS REQUIREMENTS

ADDRESS IDENTIFICATION

New and existing buildings shall have approved address numbers placed in a position to be plainly legible and visible from the street or roadway fronting the property. [NFPA 1:10.12.1.1]
The address shall be posted at the construction site upon the start of construction.

Address numbers shall contrast with their background. Numerals shall be not less than three inches in height for residential buildings, structures, or portions thereof, and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2]

Where address identification is required by the fire official on other elevations of buildings, structures, or portions thereof, such numbers shall be not less than three inches in height for residential and at least six inches in height for all other buildings, structures, or portions thereof. [NFPA 1:10.12.1.2.1]

Address numbers shall be Arabic numerals or alphabet letters. [NFPA 1:10.12.1.3]

GENERAL DRIVE AISLES WIDTH AND HEIGHT

Drive aisles must be a minimum of 12 feet in width. [AHJ]

VERTICAL CLEARANCES FOR APPARATUS

Vertical clearances of 14 ft. minimum are required by AHJ.

FIRE APPARATUS ACCESS ROADS IDENTIFIED AND MARKED

Fire Apparatus Access Roads are required to be identified and delineated. [AHJ; 1:18.2]

WIDTH REQUIREMENT FOR FIRE DEPARTMENT ACCESS ROADS

Fire Department access roads shall have an unobstructed width of not less than 20 feet. [1:18.2.3.4.1.1]

WIDTH & SIGNAGE REQUIREMENTS FOR CURBSIDE VEHICLE PARKING IN FIRE DEPARTMENT ACCESS LANES

- Fire Department Access Roads 20 Ft. to 27 Ft. – “NO PARKING” Signs on both sides of the road.
- Fire Department Access Roads 28 Ft. to 35 Ft. – “NO PARKING” Signs on one side of the road
- Fire Department Access Roads 36 Ft. or greater – No signage required. [AHJ]

“NO PARKING” SIGNAGE, PAINTED CURBS AND / OR FIRE LANE STRIPING REQUIRED FOR FIRE LANES, FIRE DEPARTMENT ACCESS ROADS AND IN FRONT OF FIRE DEPARTMENT CONNECTIONS

Fire Lanes, Fire Department Access Roads and the areas in front of the fire department connections, shall be designated by yellow painting, striping, or markings on the curbs and roadways.

- Provide a curb detail note to indicate that all curbs are to be painted yellow.
- All pavement markings shall be of thermoplastic paint.
- Demonstrate that these areas are to be marked with freestanding signs with the wording, **“NO PARKING FIRE LANE BY ORDER OF THE FIRE DEPARTMENT”** or similar wording.
- Such signs shall be 12 inches by 18 inches with a white background and red letters.
- These signs shall be a maximum of seven feet in height from the roadway to the bottom of the sign.
- These signs shall be within sight of the traffic flow and be a **maximum of 60 feet apart**. [1:18.2.3.5]

SURFACE COMPACTION

Demonstrate that the required Fire Department access road shall have a surface designed to:

- Accommodate fire apparatus with a minimum weight of 32 tons. [1:18.2.2.1.3]
- Have a surface suitable for all-weather driving capabilities. [1:18.2.2.5.2] – Examples: Turf Block, Concrete, Stone, etc.

OBSTRUCTION OF FIRE DEPARTMENT ACCESS ROADS

The required width of a fire department access road shall not be obstructed in any manner. [1:18.2.4.1.1]

GATES REQUIREMENT

Where gates are utilized, provide a Knox entry system to allow Fire Department Access [1:18.2.2.1] (Obtain application from the Fire Prevention Bureau (954)893-5060)

TURNING RADIUS

Turning radii must be a minimum of 38 ft. inside radius and 50 ft. outside radius with a clear sweep of 12 ft. of drive aisle for all Fire Department access roads / lanes (Turning radius requirements for Rescue Apparatus Access areas is 26' outside radius and 14' inside radius) [1:18.2.3.4.3]

When demonstrating Turning Radii, all parking spaces must be a minimum of 18' in length.

CUL-DE-SACS

Cul-de-sac turnarounds must be no less than 100 ft. in diameter.

DEAD ENDS

Dead-end fire department access roads in excess of 150 ft. in length shall be provided with approved provisions for the turning around of fire apparatus (Hammerhead “T” Turn-around, Cul-de-sacs, Alternative (Modified) “T” Turn-around, etc.). [1:18.2.3.4.4]

BUILDING ACCESSIBILITY FROM FIRE DEPARTMENT ACCESS ROADS

Any portion (furthest point) of any 1st Floor exterior wall must be:

- Not more than 150 ft. from Fire Department Access Roads – Un-sprinklered Buildings. [1:18.2.3.2.2]
- Not more than 450 ft. from Fire Department Access Roads – Sprinklered Buildings. [1:18.2.3.2.2.1]

DISTANCE TO EXTERIOR DOORS OF BUILDINGS FROM FIRE DEPARTMENT ACCESS ROADS

A single exterior door providing access to the interior of any building must be located within 50 feet of a fire department access road. [1:18.2.3.2.1]

BRIDGES

The bridge shall be designed for a live load sufficient to carry the imposed loads of fire apparatus with a minimum weight of 32 tons. [1:18.2.3.4.5.2]

LOAD LIMITS TO BE POSTED

Vehicle load limits shall be posted at both entrances to bridges, ramps and elevated roadways where required by the AHJ. [1:18.2.3.4.5.3]

GRADE

The angle of approach and departure for any means of fire department access shall not exceed 1 foot drop in 20 feet (5%), and the design limitation of the fire apparatus of the fire department shall be subject to approval by the AHJ. [1:18.2.3.4.6.2*]

**FIRE HYDRANTS & FIRE PROTECTION
APPLIANCES REQUIREMENTS**

HYDRANT DETAIL REQUIREMENTS

Please provide fire hydrant detail in accordance with the following:

- The center of a hose outlet shall be not less than 18 inches above final grade, (or where located in a hose house, 12 inches above the floor) [24:7.3.3]
- The Steamer opening is to be 4 ½ inches in size with four (4) National Standard Threads per inch.
- All fire hydrants shall be “traffic type” to break-away upon impact.
- The fire hydrant main body valve shall open against the flow and shall close with the flow.

BLUE REFLECTIVE HYDRANT MARKERS

Provide one (1) blue double-reflective department of transportation type road marker (Roadway Pavement Marker (RPM)) to be adhered to the hard surfaces of the roadway in the middle of the lane nearest to, and directly in front of each newly installed fire hydrants. [AHJ]

IMPACT PROTECTION

Provide bollards consisting of three inch steel pipe buried at three feet deep, with three feet of height above ground level and spaced three feet apart, These bollards are to be filled with concrete and capped are acceptable. [24:7.3.5] [24:7.3.6] [13:8.15.1.3.2]

CLEARANCE REQUIREMENTS FOR FIRE HYDRANTS

Provide clearances of 36" in circumference around all fire hydrants. [1:18.5.3]

HYDRANT SPACING FOR COMMERCIAL PROPERTY

Hydrant spacing shall not exceed 350 feet linear separation (as the fire apparatus drives) for commercial properties (to also include apartment buildings, condominiums, townhouses, etc.) [24:7.2.1] [AHJ]

HYDRANT SPACING FOR PRIVATE RESIDENTIAL PROPERTY

Hydrant spacing shall not exceed 500 feet linear separation for residential one and two family dwellings. [24:7.2.1] [AHJ]

HYDRANTS TO BE 40' OR MORE FROM BLDGS.

Hydrants shall be located not less than 40 ft. from the building or wall hydrants shall be permitted to be used where approved by the AHJ. [24:7.2.4]

STANDPIPE SYSTEMS REQUIRED

Provide a Class I standpipe system in accordance with the provisions of N.F.P.A. 1, Section 13.2.2.2 and NFPA 14, where any of the following conditions exist:

- More than three stories above grade where the building is protected by an approved automatic sprinkler system.
- More than two stories above grade where the building is not protected by an approved automatic sprinkler system.
- More than 50 ft. above grade and containing intermediate stories or balconies
- More than one story below grade
- More than 20 ft. below grade

LOCATIONS OF SIAMESE FIRE DEPARTMENT CONNECTIONS

Fire department connections shall be located:

- On the street side of buildings.
- Where fully visible and recognizable from the street or nearest point of fire department apparatus accessibility.
- And arranged so that hose lines can be attached to the inlets without interference from nearby objects, including buildings, fences, posts, or other fire department connections. [14:6.3.5.1]
- Not more than 100 ft. from the nearest fire hydrant connected to an approved water supply. [14:6.3.5.4]
- On the same side of the roadway or fire lane as the nearest fire hydrant. [AHJ]
- Within three ft. (3') of the curb line of fire lanes, streets. [AHJ]
- In a place that will allow a space four feet (4') on both sides of the fire department connection centerline that must be kept open at all times.

SIGNAGE FOR FIRE DEPARTMENT CONNECTIONS

- The FDC must be identified as to the building (complete address) or portion of the building it serves. Provide a permanent tactile sign at the FDC to meet the above requirement. [14:6.3.5.3]

- A sign also shall indicate the pressure required at the inlets to deliver the system demand. [14:6.3.5.2.2]
- Each fire department connection shall be designated by a sign having raised letters, at least 1 inch in height, cast on a plate or fitting that reads "STANDPIPE", "STANDPIPE AND AUTOSPKR" or "AUTOSPKR AND STANDPIPE". [14:6.3.5.2]

BACKFLOWS REQUIRED (See NFPA 13, Chapter 15, Section A.15.1.8 & Handbook)

Provide a Backflow Prevention Assembly for the Fire Sprinkler System that meets the following requirements:

- All backflow preventors must be Accessible for service and maintenance [13:8.16.4.6]
- All backflow preventors must be Listed for fire protection service [24:5.4.2]
- All backflow preventors must be installed above ground [AHJ]

WATER SUPPLY REQUIREMENTS

PRIVATE FIRE SERVICE MAINS CONNECTION FROM WATERWORKS SYSTEMS

By P.I.V. [24:5.5] or Underground Gate Valve [24:6.1.5]

POST INDICATING VALVES TO BE LOCATED MIN. 40 FT. FROM BLDGS.

Post indicating valves shall be located not less than 40 ft. from buildings [24:6.3.3.1]

DISTRIBUTION SYSTEMS TO BE LOOPED

All distribution systems shall be designed to reduce the dead-end mains and provide a loop for new and existing mains.

FIRE SERVICE MAIN SIZE – 8"

Hydrant mains must be sized in accordance with the requirements of the Public Services Department (typically requiring a minimum 8" diameter), and must be able to accommodate the fire flow demand for the project but in no case can be less than 6" in diameter [24:7.1.1]

SPRINKLER SYSTEM REQUIRED

Buildings 3 or more stories in height and 3 or more units attached shall be equipped with a complete automatic fire sprinkler system. Completed engineered fire sprinkler drawings are required with construction document submittal. Please Note. [FBC 903.6.]

FIRE HYDRANT FLOW TEST REQUIREMENTS

Fire Hydrant Flow Tests are required for all new projects to determine the available water supply in the area for your project. The Hydrant Flow Test must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112. This test must be performed by a qualified company of the builder's choice. In addition, the static pressure at the water main shall be determined by a recorded method (ie. water wheel) for a minimum twenty-four (24) hour period. The actual flow test must be witnessed by, and recorded data sent to the Broward Sheriff's Office Fire Marshal's Bureau, Dania Beach District in any area where water is being supplied by the City of Dania Beach Public Services.

If the water is being supplied by Broward County, the entire hydrant flow test is to be performed by Broward County O.E.S. Please contact the Broward Sheriff's Office Fire

Marshal's Bureau, Dania Beach District at (954)342-4262 for determination of where the water is being supplied from.

IDENTIFYING THE FIRE FLOW DEMAND FOR BUILDINGS AND STRUCTURES

The Needed Fire Flow Requirements for all buildings / structures must be in accordance with N.F.P.A. 1 (2012 Ed.), Chapter 18, Section 18.4 for manual suppression efforts. Fire flow calculations must be prepared by a professional engineer currently licensed in the state of Florida **for each** newly constructed building or structure. Two original sets of signed and sealed calculations must be submitted to the Fire Marshal's Office on the Engineer's official letterhead for review and approval. Failure to follow the above requirements may result in delays for your project.

REQUIREMENTS FOR THE FIRE FLOW TESTING OF WATER SUPPLY FOR AUTOMATIC FIRE PROTECTION SYSTEMS (AFPS) AND AUTOMATIC STANDPIPE SYSTEMS (ASS)

The following are the requirements, as stipulated by the Broward County Amendments to the Florida Fire Prevention Code, for the Fire Flow Testing of the water supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS):

The fire flow requirement for buildings providing or requiring Automatic Fire Protection Systems (AFPS) and/or Automatic Standpipe Systems (ASS) must be in accordance with the Broward County Amendments (Effective February 13, 2016) to the Florida Fire Prevention Code (5th Edition), Section F-112, NFPA 13 (2010 Ed.) and NFPA 14 (2010 Ed.)

Broward County Amendments to the Florida Fire Prevention Code

Amendments Effective February 13, 2015

F-112 – Automatic Sprinklers Required

F-112.1 – Fire flow testing of the Water Supply for Automatic Fire Protection Systems (AFPS) and Automatic Standpipe Systems (ASS) using water as an extinguishing agent for new buildings and structures and existing buildings and structures where the AFPS and ASS are altered by more than seventy-five (75) percent of their value shall be as follows:

- a) Fire flow test of the water supply for AFPS and ASS shall be in accordance with NFPA 291, Recommended Practice for Fire Flow Testing and Marking of Hydrants, Florida Administrative Code (FAC) 69A-60.
- b) The engineer of record (EOR) shall be responsible to review the fire flow results, potential drought impact and future demands to the water distribution system. Where the EOR determines that the water distribution system will be significantly impacted during drought conditions or as a result of anticipated future growth, the EOR shall provide a safety margin in the design of the AFPS/ASS. The EOR shall utilize NFPA 13 annex as a guide in reviewing water distribution systems.
- c) Design of the water flow for the AFPS and/or ASS shall be the same as that obtained from the fire flow test.

- d) The residual pressure at the required water flow at the connection to the water main for an AFPS and/or ASS shall not be less than 20 PSI.
- e) The static pressure at the water main shall be determined by a recorded method for a minimum twenty-four (24) hour period.
- f) Fire flow test data shall not be more than one (1) year prior to the plans, hydraulic calculations and submittals for the AFPS and/or ASS being submitted to AHJs for their review and acceptance. The results of the fire flow test shall be provided to the AHJ at the time of the submittal of the plans, hydraulic calculations and submittals for the water based AFPS and/or ASS.



BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT
103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: _____

Site Plan Application #: _____

Name of Project/Development: _____

Address of Project/Development: _____

Owner/Agent: _____

Design Professional of Record: _____

Water Purveyor: _____

Water Purveyor Address: _____

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is _____ in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is _____ gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. **Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).**

This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

Signature - Owner/Agent/Occupant:

Date

Signature – Design Professional of Record

Date

Lajoie, Corinne

From: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Sent: Thursday, November 16, 2017 12:18 PM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: RE: SP-107-17 Dania Pointe Marriot
Attachments: Site Data Markup.pdf; Site Plan Markup.pdf

Corinne,

Please see the attached site plan markup showing where the different open space numbers are coming from. Also, please see the site data markup showing where the asterisks are referring to in the chart.

Thanks,
Liz

Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
Connect with us: [Twitter](#) | [LinkedIn](#) | [Facebook](#) | [Instagram](#)

Celebrating 10 years as one of FORTUNE's 100 Best Companies to Work For

From: Lajoie, Corinne [mailto:cchurch@daniabeachfl.gov]
Sent: Thursday, November 16, 2017 11:45 AM
To: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Cc: Roberson, Kevin <Kevin.Roberson@kimley-horn.com>
Subject: RE: SP-107-17 Dania Pointe Marriot

Please see my notes attached.

From: Meeks, Liz [mailto:Liz.Meeks@kimley-horn.com]
Sent: Thursday, November 16, 2017 8:11 AM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: RE: SP-107-17 Dania Pointe Marriot

Corinne,

You are correct, the public plaza west of Building P is part of the original Phase II site plan application (and approval). The public space area was not included in the chart for Building P. I have revised the chart to show the open space for Building P to include only the open space areas to the north and south of the building and remove the area to the west of the building. Please see the attached site data table.

Thanks,
Liz

Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
Connect with us: [Twitter](#) | [LinkedIn](#) | [Facebook](#) | [Instagram](#)

Celebrating 10 years as one of FORTUNE’s 100 Best Companies to Work For

From: Lajoie, Corinne [<mailto:cchurch@daniabeachfl.gov>]
Sent: Tuesday, November 14, 2017 5:17 PM
To: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Cc: Roberson, Kevin <Kevin.Roberson@kimley-horn.com>
Subject: RE: SP-107-17 Dania Pointe Marriot

As I understand the project, the public plaza to the west of the building is a separate site plan, not included in this application. Is that correct? If so, the area should not be included in this projects open space nor public space. Please clarify.
Thank you.

From: Meeks, Liz [<mailto:Liz.Meeks@kimley-horn.com>]
Sent: Tuesday, November 14, 2017 5:03 PM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: RE: SP-107-17 Dania Pointe Marriot

Corinne,

Please see the attached highlighted site plan showing the location of the open space for this parcel (highlighted in green). Also, highlighted in blue, are the 24 bike spaces for this parcel.

Our site data table only shows the information for the ground floor retail and accessory use parking. All of the parking in the deck will be provided in a separate table from Gonzalo at DCSP.

Thank you,
Liz

Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
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Celebrating 10 years as one of FORTUNE's 100 Best Companies to Work For

From: Lajoie, Corinne [<mailto:cchurch@daniabeachfl.gov>]
Sent: Tuesday, November 14, 2017 10:52 AM
To: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Cc: Roberson, Kevin <Kevin.Roberson@kimley-horn.com>
Subject: RE: SP-107-17 Dania Pointe Marriot

Please see my notes on the attached C-400A and provide clarification.
Thank you.

From: Meeks, Liz [<mailto:Liz.Meeks@kimley-horn.com>]
Sent: Tuesday, November 14, 2017 9:08 AM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: SP-107-17 Dania Pointe Marriot

Corrine,

Please see the attached exhibits addressing some of the DRC comments. We have included a comment response letter to let you know which comments the exhibits are to address. This email includes:

- CR Letter
- FAA and BCAD approvals
- Site Data Table for Building P (ground floor information – the remaining information will be coming from the architect)
- Pedestrian, Bicycle, Transit and Fire Access exhibits

Please let us know if you have any questions.

Thanks,
Liz



Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
Connect with us: [Twitter](#) | [LinkedIn](#) | [Facebook](#) | [Instagram](#)

Celebrating nine years as one of FORTUNE's 100 Best Companies to Work For

BUILDING P / HOTEL SITE DATA

LOCATION:	SECTION 33, TOWNSHIP 50 S, RANGE 42 E				
ADDRESS:	150-166 N. COMPASS WAY DANIA BEACH, FLORIDA 33004				
EXISTING ZONING:	PMUD				
LAND USE:	REGIONAL ACTIVITY CENTER (RAC)				
BUILDING P SITE AREA:	132,912 SF	3.05 AC			
MAX. BUILDING HEIGHT BUILDING P	MAX. ALLOWED 208'-0" (25 STORIES)	PROPOSED 187'-10" (14 STORIES)	USE COMMERICAL/HOTEL	BLOCK IX	
MIN. LOT AREA, DEPTH, WIDTH:	N/A				

OPEN SPACE AREA BUILDING P (5% MIN. PER DDG SEC(4)(6)): 7,942 SF (0.18 AC) = 5.90%

LOT COVERAGE (BUILDING P)	132,912 SF	3.05 AC	100.00 %
BUILDING AREA	80,388 SF	1.85 AC	60.68%
IMPERVIOUS AREA	38,528 SF	0.88 AC	28.85%
PERVIOUS AREA	13,996 SF	0.32 AC	10.49%

- MAX. ALLOWED IMPERVIOUS (BLDG. & IMPERVIOUS) = 90%

BUILDING P PARKING SUMMARY	REQUIRED	PRKG. PROVIDED
STANDARD (GROUND FLOOR)	92	92***
ACCESSIBLE	4*	4
TOTAL		96***
BICYCLE SPACES	3	24

* 4 SPACES REQUIRED BASED ON TOTAL REQUIRED PARKING PER ADA CODE (1 SP PROVIDED IN PARKING GARAGE 4, REMAINING SPACES PROVIDED ON POINTE BOULEVARD AND IN SURFACE LOT NORTH OF RADIANT DRIVE)

PARKING CALCULATION:
COMMERCIAL: 4 SPACE PER 1000 SF = ((4 SP/1000 SF) 22,852 SF**) = 92 SPACES***
SUPPORTING USES: 2 SPACE PER 1000 SF= ((2 SP/1000 SF) 11,850 SF) = 24 SPACES****

** INCLUDES GROUND FLOOR RETAIL SPACE ONLY - REFER TO ARCH PLANS FOR REMAINING PARKING CALCULATIONS
*** PARKING SPACES PROVIDED ALONG POINTE BOULEVARD AND IN SURFACE LOT NORTH OF RADIANT DRIVE
**** PARKING SPACES PROVIDED IN PARKING GARAGE 4 - REFER TO ARCH PLANS

BUILDING P BICYCLE PARKING = 3% OF TOTAL REQUIRED PARKING = 3 BICYCLE SPACES

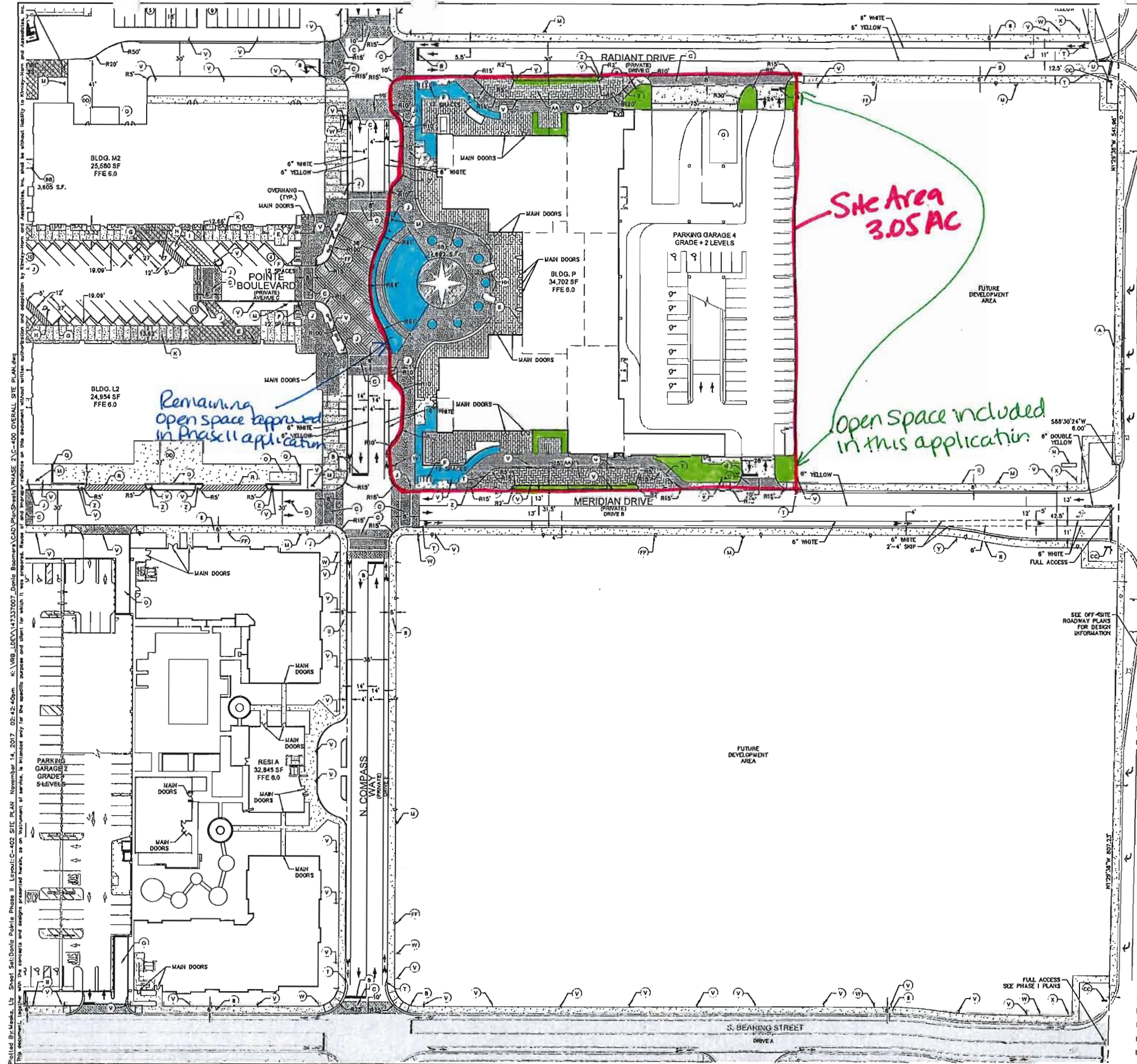
DEVELOPMENT BREAKDOWN

USE	DDG MAX. ALLOWED	PHASE I	PHASE II	BUILDING P	REMAINING
COMMERCIAL	1,125,000 SF	323,902 SF	455,120 SF	22,852 SF	323,126 SF
OFFICE	1,000,000 SF	0	0	0	1,000,000 SF
HOTEL ROOMS	400 ROOMS	0	0	350	50 ROOMS
RESIDENTIAL UNITS	1,400 UNITS	0	0	0	1,400 UNITS

imley»Horn

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24TH STREET, SUITE 200, VERO BEACH, FL 32960
PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 00000696

BY	DATE	REVISIONS	No.
----	------	-----------	-----



GRAPHIC SCALE IN FEET
0 20 40 80

NORTH

LEGEND

- (A) PROPERTY LINE
- (B) 30" STOP SIGN (R1-1) WITH 24" WHITE STOP BAR (TYP.)
- (C) COLORED STAMPED ASPHALT CROSSWALK
- (D) TRAFFIC FLOW ARROW (TYP.)
- (E) MAIL RECEIPT
- (F) BIKE RACK (TYP.) (SEE DETAIL SHEET C-530)
- (G) ACCESSIBLE PARKING AND PENALTY SIGN (TYP.)
- (H) ACCESSIBLE PAVEMENT MARKING (TYP.)
- (I) ACCESSIBLE CURB RAMP (TYP.)
- (J) YIELD HERE TO PEDESTRIANS SIGN (R1-5L/R)
- (K) SIDEWALK (SEE LANDSCAPE PLANS FOR TREATMENT)
- (L) CONCRETE BOLLARD (TYP.)
- (M) FIRE HYDRANT (TYP.)
- (N) SIGN (REFER TO SIGNAGE PLANS)
- (O) TRASH COLLECTION AREA
- (P) FENCE WITH BLOWN GATE (REFER TO ARCH. PLANS)
- (Q) SCREEN WALL (REFER TO ARCH. PLANS)
- (R) 10" WHITE, 10.0.0.C.
- (S) 3" CURB TRANSITION
- (T) 6" CURB TRANSITION
- (U) RIGHT TURN ONLY SIGN (R3-3R)
- (V) NO PARKING - FIRE LANE SIGN (R53)
- (W) BIKE LANE SIGN (R3-17)
- (X) SPEED LIMIT SIGN (R2-1)
- (Y) BEGIN RIGHT TURN LANE SIGN (R4-1)
- (Z) DO NOT ENTER SIGN (R5-1)
- (AA) DROP-OFF AREA, NO PARKING
- (BB) PUBLIC SPACE
- (CC) STREET NAME SIGN (D3-1)
- (DD) LOADING AREA
- (EE) NOT USED
- (FF) LIGHT POLE (TYP.) (REFER TO LIGHTING PLANS)
- (GG) NOT USED
- (HH) KIOSK
- (II) CONCRETE SIDEWALK (SEE DETAIL SHEET C-531)
- (JJ) BIKE LANE ENDS SIGN (R3-17A)

SIGNAGE/MARKING LEGEND

- 12"x18" ACCESSIBLE PARKING SIGN (TTP-20-04)
- 6"x12" ACCESSIBLE PARKING PENALTY SIGN (TTP-22-08)
- 30"x30" STOP SIGN (R1-1)
- 36"x36" YIELD HERE TO PEDESTRIANS SIGN (R1-5L/R)
- 12"x18" NO PARKING - FIRE LANE SIGN (R53)
- BI-CYCLE LANE
- 24"x30" SPEED LIMIT SIGN (R2-1)
- 24"x30" BIKE LANE SIGN (R3-17)
- 24"x30" BEGIN RIGHT TURN LANE SIGN (R4-1)
- 24"x30" BIKE LANE ENDS SIGN (R3-17A)
- STREET SIGN (REFER TO SIGNAGE PLANS)
- 30"x30" DO NOT ENTER SIGN (R5-1)

NOTES:

- REFER TO PAVING, GRADING AND DRAINAGE DETAILS SHEET C-530 FOR PAVEMENT AND STRIPING DETAILS.
- REFER TO LANDSCAPE PLANS FOR LANDSCAPE DETAILS.
- ALL STRIPING ON ROADWAYS AND DRIVE AISLE (STOP BARS, CROSSWALKS, CENTER LANE STRIPING) SHALL BE THERMOPLASTIC.
- ALL DIMENSIONS ARE TO FACE OF CURB UNLESS OTHERWISE NOTED.

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

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811

SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Kimley»Horn

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445 24TH STREET, SUITE 200, VERO BEACH, FL 33960
PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 0000696

DESIGNED BY: KEVIN M. ROBERTSON, P.E.
SCALE: AS SHOWN
DATE: 04/07/2016
PROJECT: KHA PROJECT 147507000

DESIGNED BY: ESM
DRAWN BY: ESM
CHECKED BY: JST
DATE: ---

SITE PLAN

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC
FLORIDA
CITY OF DANIA BEACH

SHEET NUMBER
C-402

REVISIONS

NO.	DATE	BY
1	1/23/17	ESM

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

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SUNSHINE STATE ONE CALL OF FLORIDA, INC.

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC

CITY OF DANIA BEACH

FLORIDA

BUILDING P
ZONING ANALYSIS

LICENSED PROFESSIONAL

KEVIN M. ROBERSON, P.E.

FLORIDA LICENSE NUMBER

52074

DATE: ---

KHA PROJECT

147507000

DATE

04/07/2016

SCALE AS SHOWN

DESIGNED BY ESM

DRAWN BY ESM

CHECKED BY MST

Kimley»Horn

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PHONE: 772-794-4100

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No.

REVISIONS

DATE

BY

BUILDING P / HOTEL SITE DATA

LOCATION: SECTION 33, TOWNSHIP 50 S, RANGE 42 E

ADDRESS: 150-166 N. COMPASS WAY
DANIA BEACH, FLORIDA 33004

EXISTING ZONING: PMUD

LAND USE: REGIONAL ACTIVITY CENTER (RAC)

BUILDING P SITE AREA: 132,912 SF 3.05 AC

MAX. BUILDING HEIGHT: MAX. ALLOWED 208'-0" (25 STORIES) PROPOSED 187'-10" (14 STORIES) USE COMMERCIAL/HOTEL BLOCK IX

MIN. LOT AREA DEPTH, WIDTH: N/A

OPEN SPACE AREA BUILDING P (5% MIN. PER DOG SEC(4)(6)): 7,942 SF (0.18 AC) = 5.90%

LOT COVERAGE (BUILDING P): 132,912 SF 3.05 AC 100.00%

BUILDING AREA: 60,388 SF 1.85 AC 60.64%

IMPERVIOUS AREA: 38,528 SF 0.88 AC 28.95%

PERVIOUS AREA: 13,596 SF 0.32 AC 10.49%

- MAX. ALLOWED IMPERVIOUS (BLDG. & IMPERVIOUS) = 90%

BUILDING P PARKING SUMMARY REQUIRED PRVG. PROVIDED

STANDARD (GROUND FLOOR) 92 62'

ACCESSIBLE 4 4'

TOTAL 96 66'

BICYCLE SPACES 3 24

* 4 SPACES REQUIRED BASED ON TOTAL REQUIRED PARKING PER ADA CODE (1 SP PROVIDED IN PARKING GARAGE 4, REMAINING SPACES PROVIDED ON POINTE BOULEVARD AND IN SURFACE LOT NORTH OF RADIAN/T DRIVE)

PARKING CALCULATION:
COMMERCIAL: 4 SPACE PER 1000 SF = ((4 SP/1000 SF) 22,852 SF) = 92 SPACES***
SUPPORTING USES: 2 SPACE PER 1000 SF = ((2 SP/1000 SF) 11,650 SF = 24 SPACES****

*** INCLUDES GROUND FLOOR RETAIL SPACE ONLY - REFER TO ARCH PLANS FOR REMAINING PARKING CALCULATIONS
**** PARKING SPACES PROVIDED ALONG POINTE BOULEVARD AND IN SURFACE LOT NORTH OF RADIAN/T DRIVE

***** PARKING SPACES PROVIDED IN PARKING GARAGE 4 - REFER TO ARCH PLANS
BUILDING P BICYCLE PARKING = 3% OF TOTAL REQUIRED PARKING = 3 BICYCLE SPACES

DEVELOPMENT BREAKDOWN

USE	DOG MAX. ALLOWED	PHASE I	PHASE II	BUILDING P	REMAINING
COMMERCIAL	1,125,000 SF	373,902 SF	455,120 SF	22,852 SF	373,176 SF
OFFICE	1,000,000 SF	0	0	0	1,000,000 SF
HOTEL ROOMS	400 ROOMS	0	0	350	50 ROOMS
RESIDENTIAL UNITS	1,400 UNITS	0	0	0	1,400 UNITS

Not indicated
Above

Should be the same

Not shown in table
Clarify.

Hotel (— Rms) Reg. Prev
 X X

@ .5 per room
Restaurant (s.f) X X

@ 4 per 1000 ft²

DEVELOPMENT BREAKDOWN

USE	DOG MAX. ALLOWED	PHASE I	PHASE II	BUILDING P	REMAINING
COMMERCIAL	1,125,000 SF	323,902 SF	455,120 SF	27,452 SF	323,126 SF
OFFICE	1,000,000 SF	0	0	0	1,000,000 SF
HOTEL ROOMS	400 ROOMS	0	0	350	50 ROOMS
RESIDENTIAL UNITS	1,400 UNITS	0	0	0	1,400 UNITS

KHA PROJECT 147507000	LICENSED PROFESSIONAL
DATE 04/07/2016	KEVIN M. ROBERSON, P.E.
SCALE AS SHOWN	FLORIDA LICENSE NUMBER 52074
DESIGNED BY ESM	DATE: ----
DRAWN BY ESM	
CHECKED BY MST	

BUILDING P
ZONING ANALYSIS

DANIA POINTE PHASE II
PREPARED FOR
DANIA LIVE 1748, LLC
OF DANIA BEACH FLORIDA

SHEET NUMBER
C-400A

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445 24TH STREET, SUITE 200, VERO BEACH, FL 32960
PHONE: 772-794-4100
WWW.KIMLEY-HORN.COM CA 00000696

[illegible]

THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTORS BID SHALL INCLUDE CONSIDERATION FOR ADDRESSING THIS ISSUE.

CALL 48 HOURS BEFORE YOU DIG

IT'S THE LAW!
DIAL 811

Know what's Below.
Call before you dig

SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Lajoie, Corinne

From: Gonzalo Scotti, AIA <gscotti@dcsp-ae.com>
Sent: Tuesday, November 14, 2017 4:54 PM
To: Lajoie, Corinne; Sean Brown; Frank Ross; Cosme, Raul; Navarro, Ronnie
Cc: Roberson, Kevin; Meeks, Liz
Subject: DP Hotels DRC review
Attachments: 11-14-17 DRC Submittal.pdf; Answer to Comments DCSP.PDF

Hi Corinne/Ronnie/Sean/Raul/Frank,
hope you are all doing well.
Attached please find a revised set of the Architectural portion of the submittal with the answers to some of the comments (the ones relating to the Architectural plans).
I do not have the email address of Mr Benton, the Flood reviewer, but his comments were addressed in the plans.

The rest of the comments will be addressed separately and submitted by Kimley Horn in the spirit of expediting the process given how little time we have to clear these.

Please let me know if this cures all the comments in the attached 'Answer to Comments' sheet so we can send Corinne the hard copies she needs as soon as the rest of the comments are resolved.

Best regards,

Gonzalo Scotti, AIA, NCARB
Principal-Partner

DIAZ • CARREÑO • SCOTTI
+ P A R T N E R S
ARCHITECTS • ENGINEERS
PLANNERS • INTERIORS

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November 14th, 2017
Re: Dania Pointe Marriott

Below and attached please find the answers to comments for the Dania Pointe Marriott. This is a response to a portion of the comments.
Answers to comments from other disciplines will be submitted separately.

PLAN REVIEWER: FLOOD

Review completed by: Richard Benton, CFM

Comment #1

Sheet A2.01: Please revise ground floor plan to show proposed Finished Floor Elevation.

Answer to Comment #1

Please find +6.00 proposed FFE added to ground floor and Site Plan

Comment #2

"Sector" sheets A3.01, A3.16, A3.21, A3.33 could not be located.

Answer to Comment #2

Reference to "Sector" sheets has been removed from plans.

PLAN REVIEWER: DEPARTMENT OF PUBLIC SERVICES

Review completed by: Ronnie Navarro, PE

Comment #1

Provide location plan for the proposed project.

Answer to Comment #1

Please see new sheet added A1.01 – Overall Site Plan

Comment #2

What is your basis for parking demand estimates? The ITE Parking Generation Manual, 4th edition, indicates a value of 1.08 (85th percentile) per room. Since there are 350 rooms, therefore this parking facility should be able to accommodate at least 378 parking stalls; the total parking space provided is only 292. Most importantly, please check Section 265-50 of the City's Code of Ordinances under Schedule of Minimum Off-Street Parking Requirements.

Answer to Comment #2

Parking Requirements as per Dania Pointe Development Design Guidelines. Please see new Building Datum in Sheet A1.02

Comment #3.1

Parking Garage Building
3.1 Provide the following:
a. Number of parking stalls per bay
b. Label typical regular parking area
c. Label typical accessible parking
d. Show width of all driveways
e. Show geometric dimension on entrance driveways

Answer to Comment #3.1

Please see requested information added in sheets A2.01, A2.02, A2.03

Comment #3.2

Show longitudinal section of the parking garage, in particular, show grades and slopes of transitions from floor to ramp grades. Please note not to exceed 12% slope on nonparking ramps. When transition from floors to ramp grades exceeds 10%, a transition slope must be used to prevent vehicles from bottoming out.

Answer to Comment #3.2

Please see requested information in new sheet A4.13

Comment #3.3

Show design vehicle used in parking design

Answer to Comment #3.3

Vehicle used in design is a regular private car.

Comment #3.4

Show overhead clearance on-ramp breakovers.

Answer to Comment #3.4

Please see requested information in New Sheet A4.13

Comment #3.5

Show slopes on parking areas

Answer to Comment #3.5

N/A No parking spaces on sloped/ramped areas

PLAN REVIEWER: DEPARTMENT OF PLANNING AND ZONING

Review completed by: Corinne Lajoie, AICP, LEED GA

Comment #3

SIGNS: Provide copy of all signs for compliance review.

Answer to Comment #3

All signage under separate permit. All signage has been removed from plans.

Comment #5

Provide minimum bicycle parking requirements identified in Section 265-51.

Answer to Comment #3

Bicycle parking as required in the DP-DDG added in sheets A1.02 and A2.01

Comment #6

ROOFTOP MECHANICAL EQUIPMENT: Must meet regulations in Section 220-60.

Identify how equipment will be screened from view.

Answer to Comment #6

Only a few rooftop units are provided in this project, as the majority of the Hotel uses will be served by a chilled water plant and a Cooling tower.

The few rooftop units in the project will be located in terraces with parapet walls that are higher than the equipment to screen equipment from pedestrian view.

Please see details of these terraces and the cooling tower screening in Elevation sheets and also sheet A4.13.

Comment #17 (K)

(K) The location and dimensions of proposed reservations for parks, playgrounds, open spaces and other common areas;

Dimensions of pool area not provided.

Dimensions and timing of improvements of adjacent public space not provided.

Answer to Comment #17 (K)

- Pool area dimensions add to sheet A2.04
- Adjacent public space will be built concurrently with the Hotels and finished before the Hotel Opening.

Comment #17 (M)

The location, dimensions and character of construction of proposed curb cuts, entrances and exits, parking and loading areas (including number of parking spaces and loading spaces), pedestrian use areas, and vehicular use areas;

- Width of parking spaces not identified
- Number of parking spaces require and provided no identified.
- Identify ownership of hotel and garage buildings.
- Identify if valet will be utilized, if so, percentage, location and operation.
- Identify proposed slopes.

Answer to Comment #17 (M)

- Please see width of parking spaces added in Ground floor sheet A2.01
- Number of parking spaces required and provided added in sheet A1.02
- Hotel will be owned by Dania Pointe Partners LLC., Parking Garage will be owned by KIMCO
- No Valet will be utilized for the project
- Please see proposed slopes for parking garage ramps in new sheet A4.13

Comment #17 (S)

Location, character, size, height and orientation of proposed signs, including building signage details shown on plan elevations and method of illumination;

Signage detail no provided.

Answer to Comment #17 (S)

All signage under separate permit. All signage has been removed from plans.

Comment #17 (Y)

(Y) The following computations:

(1) Total gross and net acreage;
o Not provided.

(3) Total existing and proposed square footage of buildings and breakdowns by floor, use type, bay or tenant space, and dwelling unit, including required and provided minimum floor areas;
o Not provided.

(8) Number of required and provided parking spaces including handicap-accessible, compact and any spaces devoted to attendant parking if permitted;
o Not provided.

(11) Maximum and minimum (if applicable) required and proposed building height;
o Not provided.

(CC) Color site plan elevations and renderings for meeting presentation purposes;

Answer to Comment #17 (Y)

Please find all requested information in Building Datum Table in sheet A1.02. Color renderings will be provided for Public Hearing.

Comment #18

Per DDG, Section 7, #14, "Parking within structure may be 8'6" wide by 18' long. Provide dimension on plans

Answer to Comment #18

Please find requested information in Sheets A2.01, A2.02, A2.03

Comment #19

Identify the square footage of retail, restaurant, meeting rooms, ball rooms, etc. (totaling 31,430 s.f.), in parking table and identify the required and provided parking for these uses.

Answer to Comment #19

Please find requested information in Building Datum Table, sheet A1.02.

Please note that parking for the ground floor restaurants and retail space will be provided in other Parking structures throughout Dania Pointe. Please see Kimley Horn responses to comments for clarification on this particular matter.

Comment #20

Signage is shown on Sheet A4.01, A4.02, A4.04, A4.05 & A4.06, however note on Sheet C-400 states, "Signs are not part of the site plan review and approval but will be provided for separate review." Revise accordingly.

Answer to Comment #20

All signage to be under separate permit. All signage information has been removed from plans.

PLAN REVIEWER: FIRE MARSHALL'S OFFICE

Review completed by: Battalion Chief Sean Brown / Plans Examiner Raul Cosme

TIER 2 COMMENTS

NOTE: For Comments 2(a), 3 and 4 please see KIMLEY HORNE response.

Comment #2

Additional Fire Department Access Information as follows:

- a. Fire Lane locations and striping detail (demonstrated or noted)
- b. "NO PARKING" to curbs locations.
- c. Change "valet" wording to read "drop off, no parking"
- d. Show height of canopies at the drop-offs.

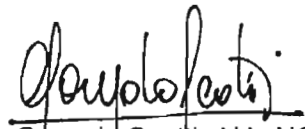
Answer to Comment #2

- a) KIMLEY HORN to respond
- b) c) d) Please see requested information added in sheets A1.02 and A2.01

Comments #5 and #6

Life Safety Plans will be provided for review at the 70% Dry run stage.
Minimum Radio Signal Strength will be measured when construction is sufficiently advanced and measures will be taken to comply with all Fire Department requirements.

Best regards



Gonzalo Scotti, AIA, NCARB
Principal



DANIA POINTE

DANIA BEACH, FLORIDA
17021.00

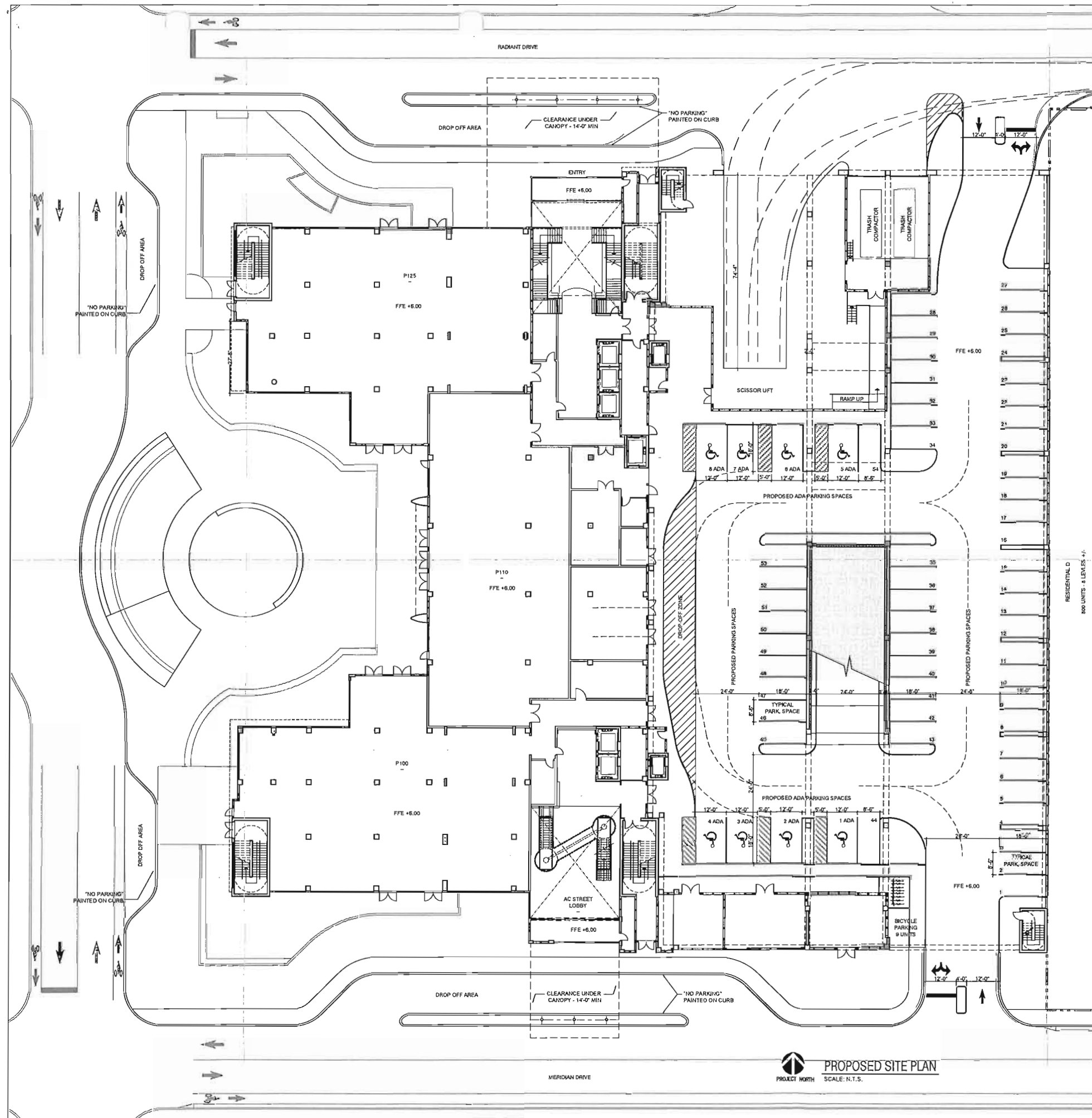
DRC SET
11-13-2017

INDEX OF DRAWINGS

ARCHITECTURE		STRUCTURE		MECHANICAL	ELECTRICAL	PLUMBING
A1.01	OVERALL SITE PLAN	A4.06	OVERALL EAST ELEVATION			
A1.02	SITE PLAN	A4.13	GARAGE SECTIONS			
A2.01	OVERALL GROUND FLOOR PLAN					
A2.02	OVERALL SECOND FLOOR PLAN					
A2.03	OVERALL THIRD FLOOR PLAN					
A2.04	OVERALL FOURTH & FIFTH FLOOR PLANS					
A2.05	OVERALL SIXTH & SEVENTH FLOOR PLANS					
A2.06	OVERALL EIGHT & NINTH FLOOR PLANS					
A2.07	OVERALL TENTH & ELEVENTH FLOOR PLANS					
A2.08	OVERALL TWELFTH & THIRTEENTH FLOOR PLANS					
A4.01	OVERALL NORTH ELEVATION MARRIOTT HOTEL					
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A4.05	OVERALL SOUTH ELEVATION - AC HOTEL					



ARCHITECTS
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BUILDING DATUM				
City:	Dania Beach			
Property tax folio no.	DAHIA POINTE MARRIOTT HOTELS			
Project name	DAHIA POINTE MARRIOTT HOTELS			
Proposed Use	HOTEL / RETAIL / RESTAURANT / PARKING			
Applicable codes	Florida Building Code Florida Fire Prevention Code NFPA 101 DAHIA POINTE DEVELOPMENT DESIGN GUIDELINES AND DEVELOPMENT STANDARDS			
CONSTRUCTION TYPE: TYPE I-A BUILDING TO BE FULLY SPRINKLERED				
PARCEL AREA: 132,512.00 SF (3.05 ACRES)				
BUILDING HEIGHT FT. / # OF STORIES		ALLOWED	PROVIDED	
max. height of proposed buildings		250'-0" / 25 STORIES	178'-4" / 14 STORIES 187'-10" TO TOP OF PROPOSED COOLING TOWER	
BUILDING AREAS	AC HOTEL	MARRIOTT FS	REST./RETAIL	TOTAL
GROUND FLOOR	5,874 SF	5,976 SF	22,852 SF	34,702.0 SF
SECOND FLOOR		29,209.5 SF		29,209.5 SF
THIRD FLOOR		29,840.5 SF		29,840.5 SF
FOURTH FLOOR		20,551.5 SF		20,551.5 SF
FIFTH FLOOR		22,320.5 SF		22,320.5 SF
SIXTH FLOOR	9,282.5 SF	9,477.0 SF		18,759.5 SF
SEVENTH FLOOR	9,272.5 SF	9,421.0 SF		18,693.5 SF
EIGHTH FLOOR	9,272.5 SF	9,421.0 SF		18,693.5 SF
NINTH FLOOR	9,272.5 SF	9,421.0 SF		18,673.5 SF
TENTH FLOOR	8,902.5 SF	9,421.0 SF		18,323.5 SF
ELEVENTH FLOOR	8,903.5 SF	9,359.0 SF		18,262.5 SF
TWELFTH FLOOR		9,358.0 SF		9,359.0 SF
THIRTEENTH FLOOR		9,358.0 SF		9,358.0 SF
FOURTEENTH FLOOR		9,359.0 SF		9,359.0 SF
ROOF	842.5 SF	654.0 SF		1,496.5 SF
TOTAL				278,053.5 SF
PARKING REQUIREMENTS AS PER DAHIA POINTE DEVELOPMENT DESIGN GUIDELINES AND DEVELOPMENT STANDARDS				
NOTE: PARKING STRUCTURE TO SUPPORT ONLY HOTEL USES. PARKING FOR GROUND FLOOR RESTAURANT AND RETAIL SPACES PROVIDED IN PARKING STRUCTURE WITHIN DAHIA POINTE. PLEASE REFER TO CIVIL DRAWINGS FOR INFORMATION REGARDING NUMBER OF SPACES REQUIRED PROVIDED AND SPECIFIC LOCATIONS FOR THESE USES. NO VALET PARKING TO BE PROVIDED BY HOTEL.				
PROPOSED USE	REQUIREMENT	SPACES REQUIRED	SPACES PROVIDED	
HOTEL (350 GUESTROOMS)	0.5 PS / GUESTROOM	175 PS ✓	292 PS	
PATRON AREAS (SECOND FLOOR) 15,293.00 SF	2 PS / 1,000 SF	31 PS ✓		
MEETING ROOMS & BALLROOMS (THIRD FLOOR) 7,848.00 SF	2 PS / 1,000 SF	16 PS ✓		
TOTAL	2 PS / 1,000 SF	222 PS ✓		
HANDICAPPED PARKING		spaces required	spaces provided	
		7	8	
BICYCLE PARKING REQUIREMENTS (3% OF PS REQUIRED)				
		spaces required	spaces provided	
		222 x 3% = 7	9	

23,138

PROPOSED SITE PLAN
SCALE: N.T.S.



AA26002958
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201 Provided

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Drawn/Checked/Reviewed
DRC
SUBMITTAL

DATE
12-11-2013

Drawn By
DRC

Checked By
ASB

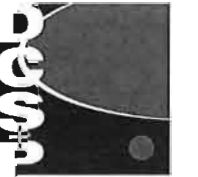
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Revisions

NO.	DATE	DESCRIPTION

Drawn By
PROPOSED
SITE PLAN

Sheet
A1.02



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DANIA POINTE
DANIA BEACH, FL

17021.00

DRC
SUBMITTAL

KARTU A.D. YABOR FAIA
Lic. # AR0015332

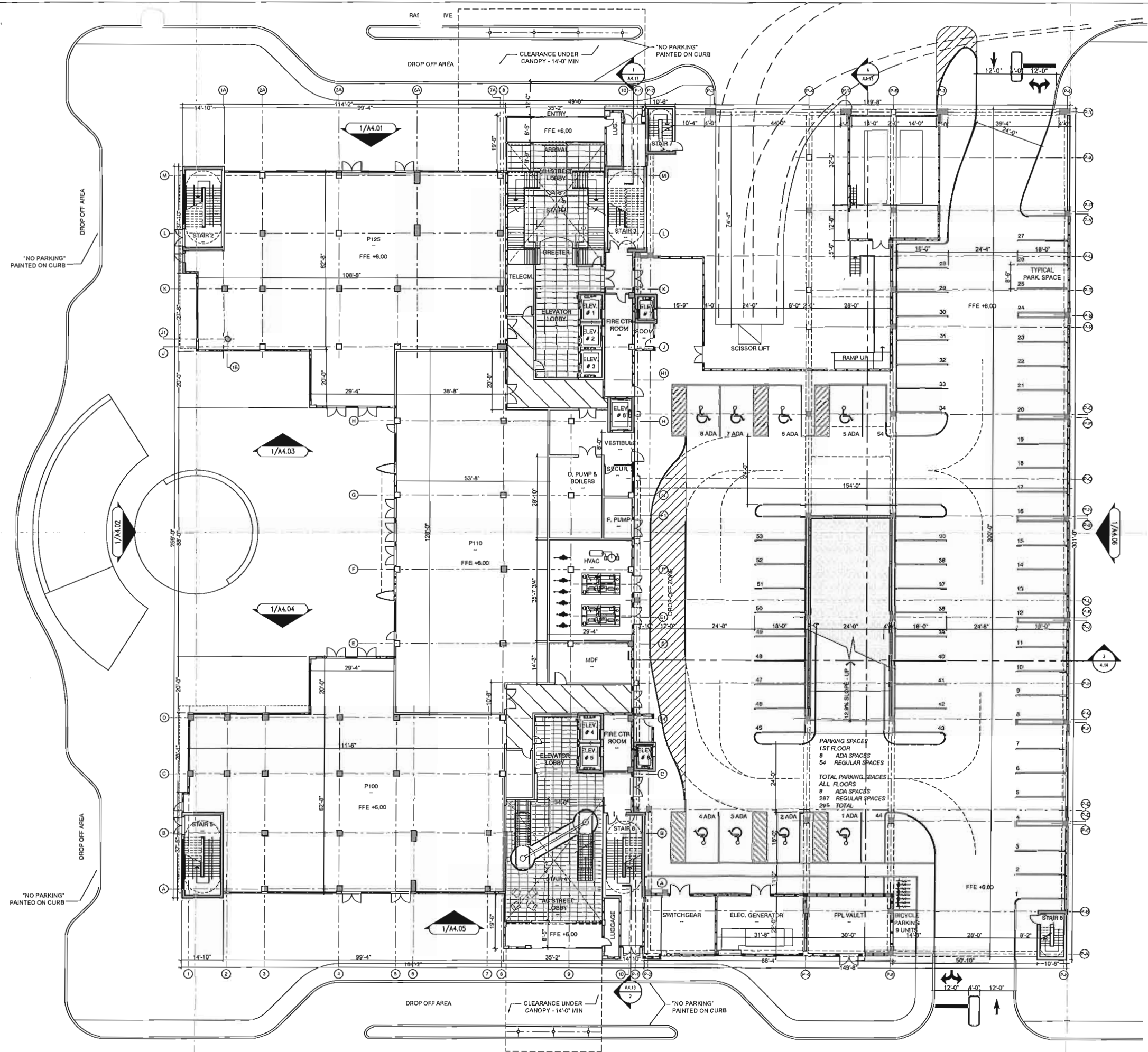
Revisions		
NO.	DATE	DESCRIPTION

DATE	12-09-2017
DRAWN BY	TC
CHECKED BY	CCP, RCP
SCALE	AS SHOWN

CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF ALL DIMENSIONS, LEVELS, AND ELEVATIONS. THE ARCHITECT'S RESPONSIBILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE BUILDING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACCURACY OF ALL DIMENSIONS, LEVELS, AND ELEVATIONS. THE ARCHITECT'S RESPONSIBILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE BUILDING.

OVERALL GROUND FLOOR PLAN

A2.01



OVERALL GROUND FLOOR PLAN
0' 4' 8' 16' 32'



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PLANNERS
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Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Issue For
**DRC
SUBMITTAL**

WARTINI A.D. YABOR FAIA
L.C. # AR0015302

Rev.	Date	Description
1	10-11-2017	ISSUED FOR PERMIT
2	11-11-2017	ISSUED FOR PERMIT
3	11-11-2017	ISSUED FOR PERMIT
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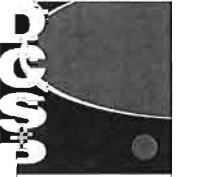
Drawn By
Scale
Date
10-11-2017
1/8" = 1'-0"

10-11-2017
1/8" = 1'-0"

Overall Second Floor Plan

A2.02

OVERALL SECOND FLOOR PLAN
0' 4' 8' 16' 32'



AA26002958
IB26001638
ARCHITECTS
ENGINEERS
PLANNERS
INTERIORS

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MIAMI, FLORIDA 33186
PHONE 305.256.9071
FACSIMILE 305.256.9073

Project Name
**DANIA POINTE
DANIA BEACH, FL**

Project Number
17021.00

Owner Project Number

Issued For
**DRC
SUBMITTAL**

Architect
**KARIVAD, YABOR FAIA
LIC. # AR015532**

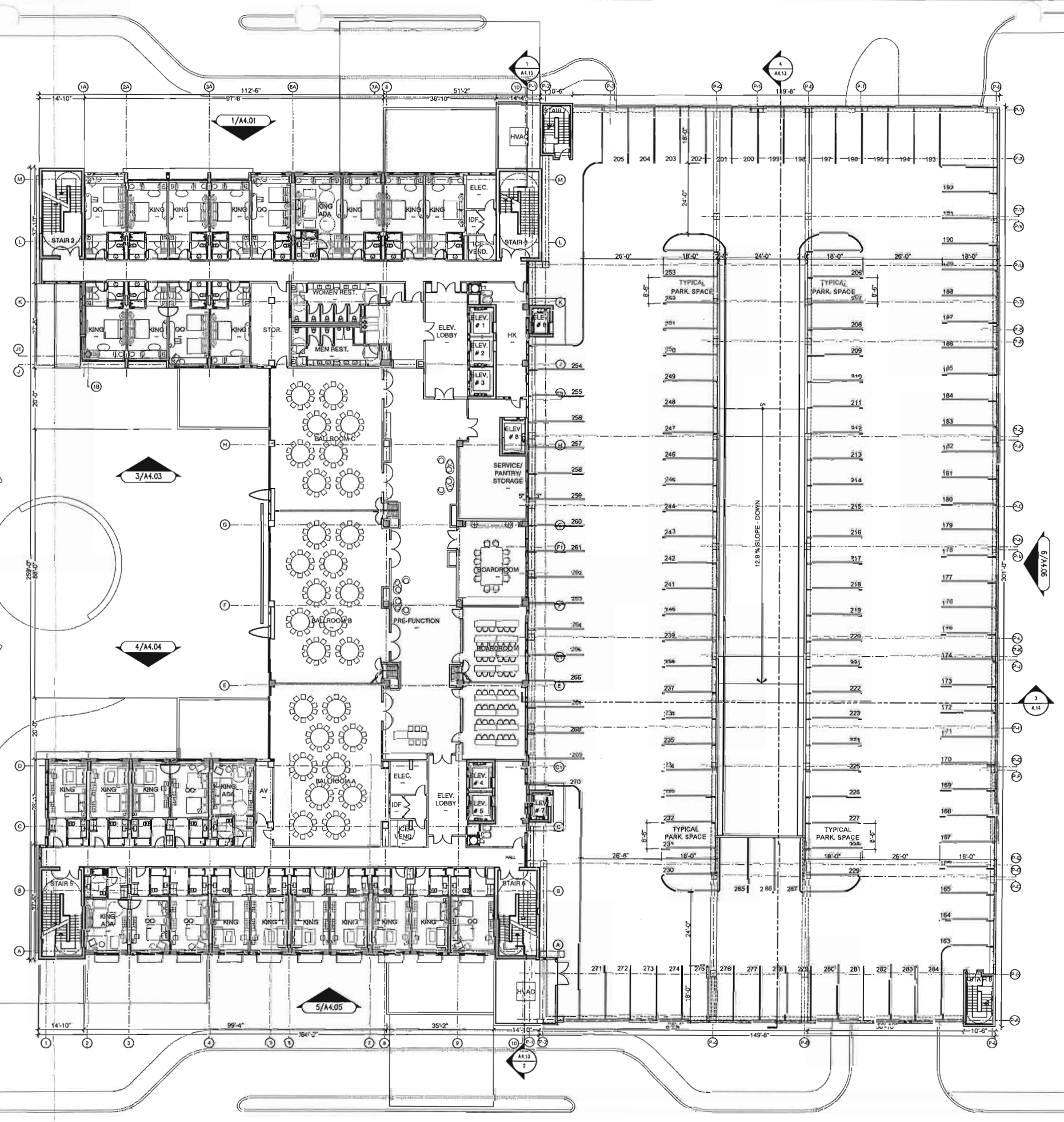
Revision		
REV.	DATE	DESCRIPTION

DATE	18-SEP-2017
DESIGNED BY	LV
CHECKED BY	CTV
SCALE	AS SHOWN

NOTES:
1. ALL DIMENSIONS ARE IN FEET AND INCHES.
2. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
3. ALL DIMENSIONS ARE TO CENTERLINE UNLESS NOTED OTHERWISE.
4. ALL DIMENSIONS ARE TO CENTERLINE UNLESS NOTED OTHERWISE.
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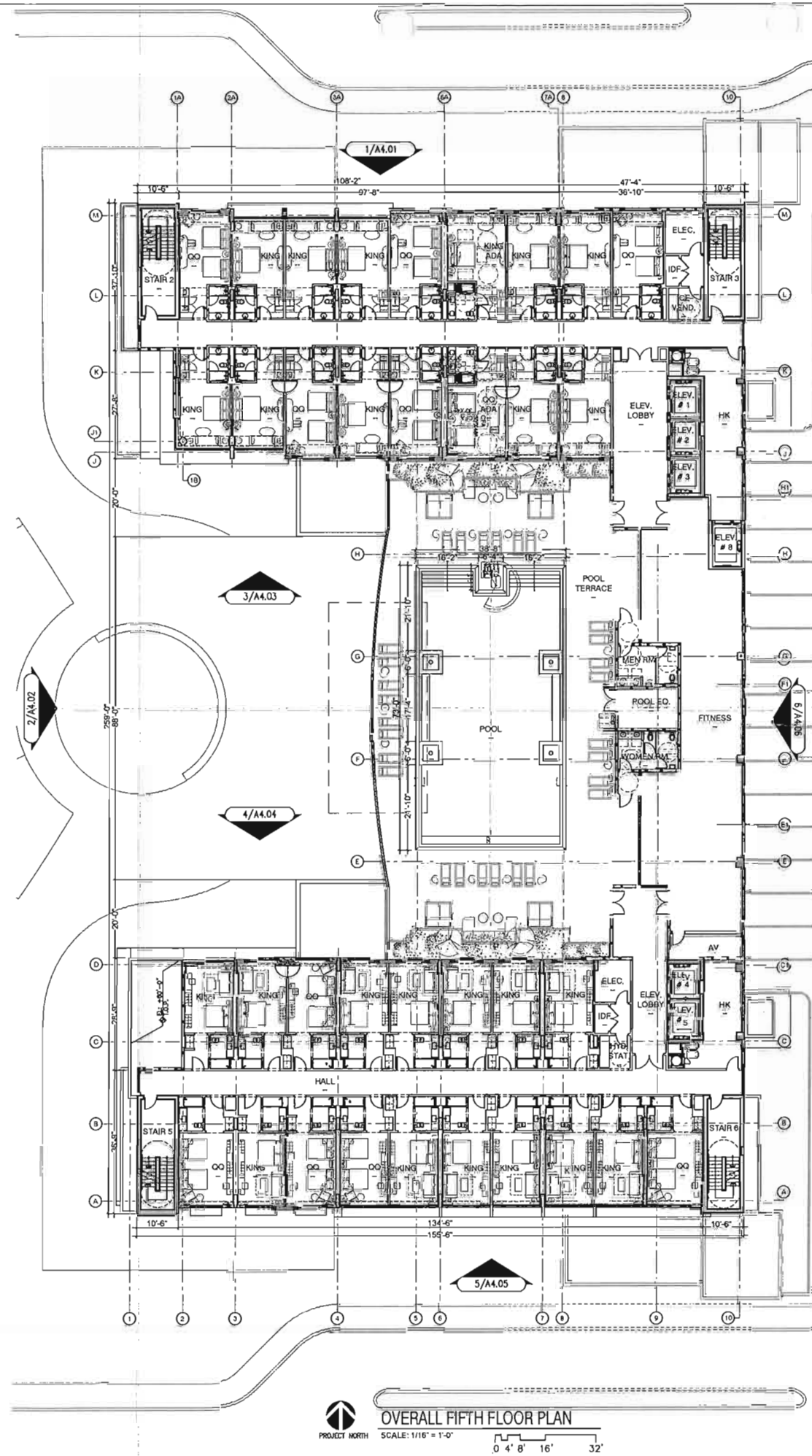
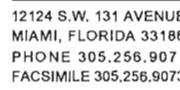
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OVERALL THIRD FLOOR PLAN

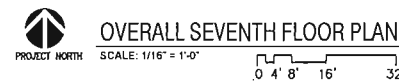
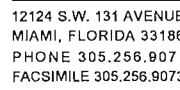
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OVERALL THIRD FLOOR PLAN

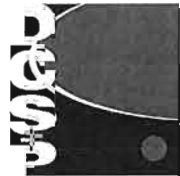
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A2.04



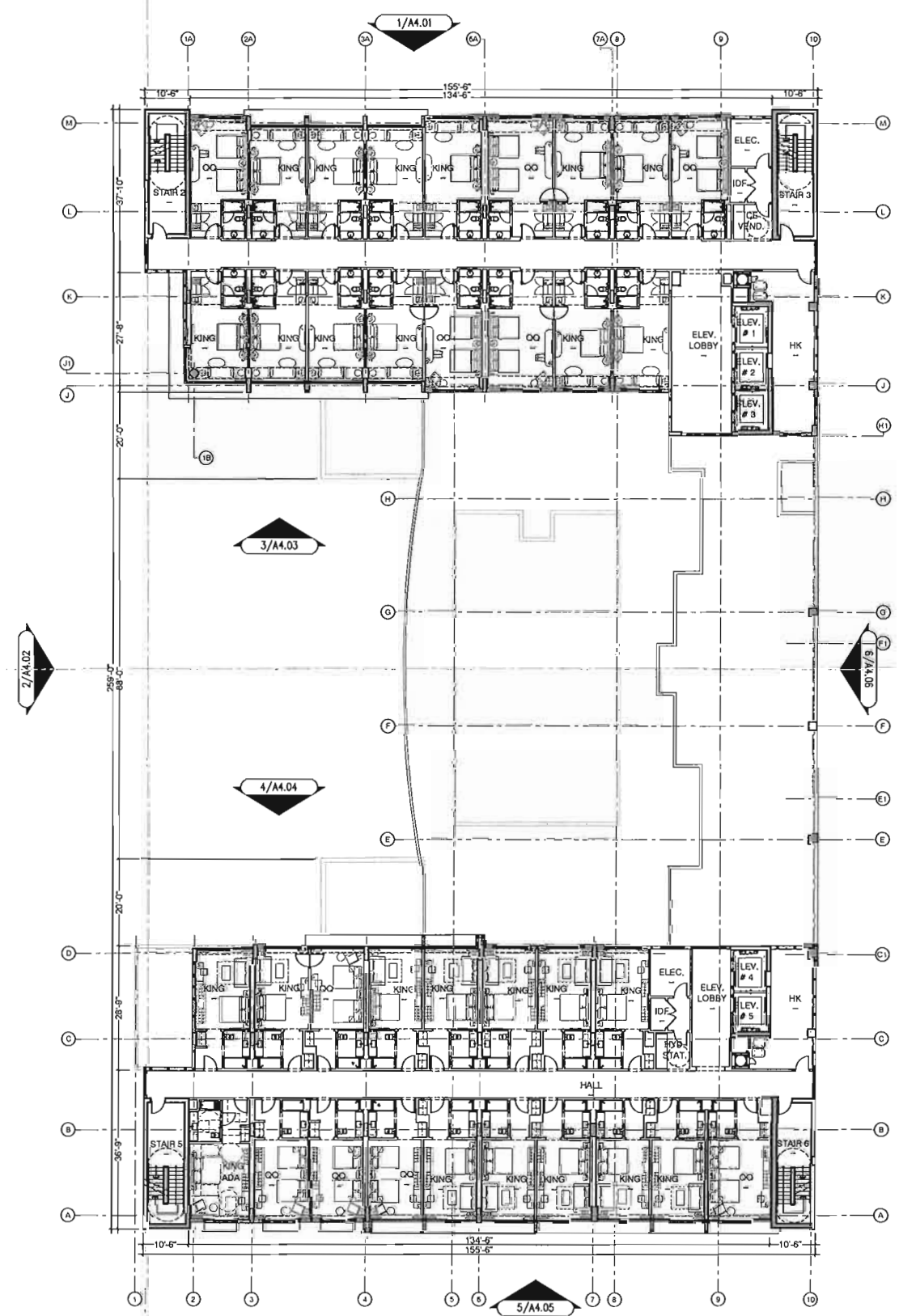
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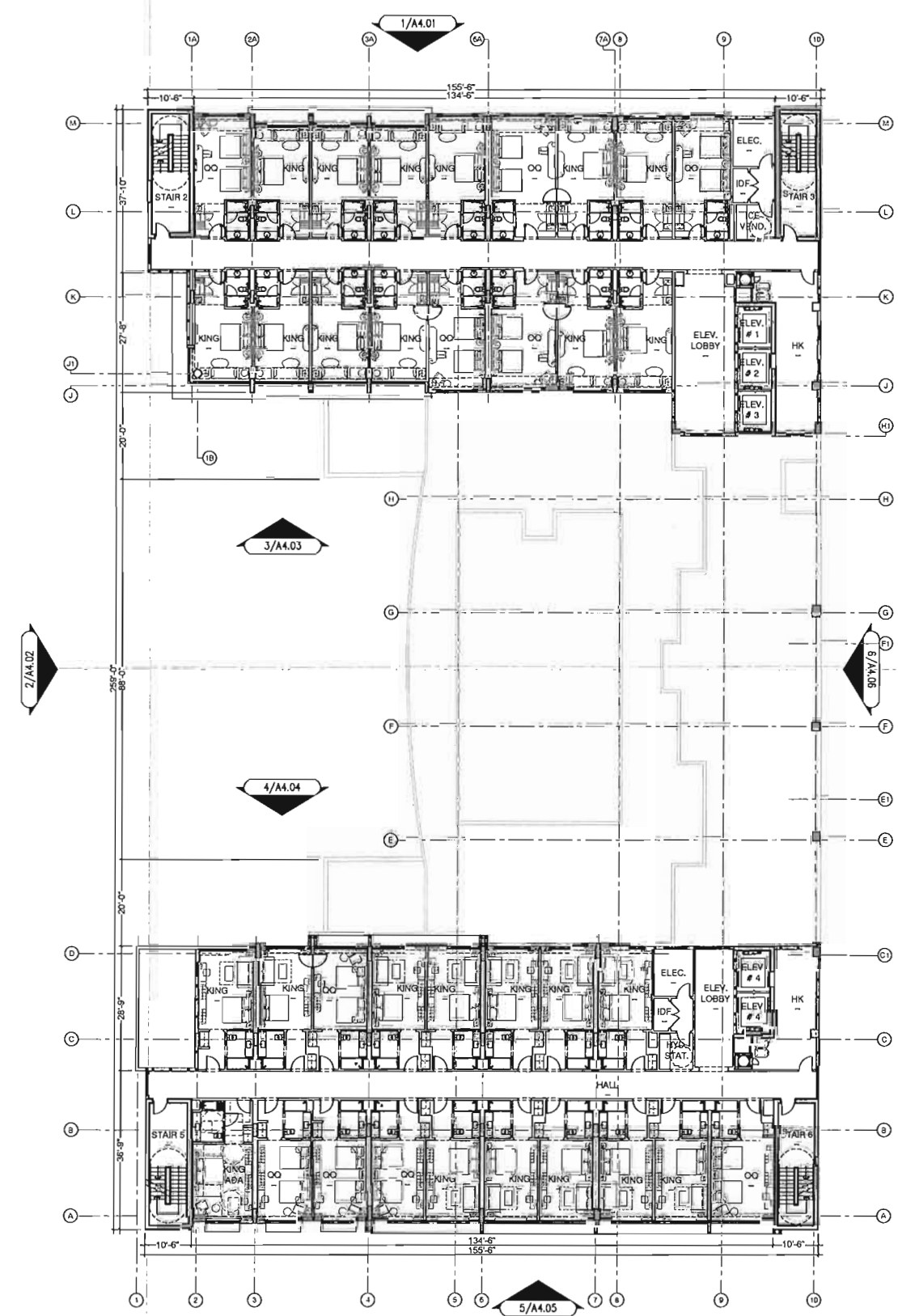


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PHONE 305.256.9071
FACSIMILE 305.256.9073



OVERALL EIGHT FLOOR PLAN
SCALE: 1/16" = 1'-0"
0' 4' 8' 16' 32'



OVERALL NINTH FLOOR PLAN
SCALE: 1/16" = 1'-0"
0' 4' 8' 16' 32'

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Client Project Number

Model
DRC
SUBMITTAL

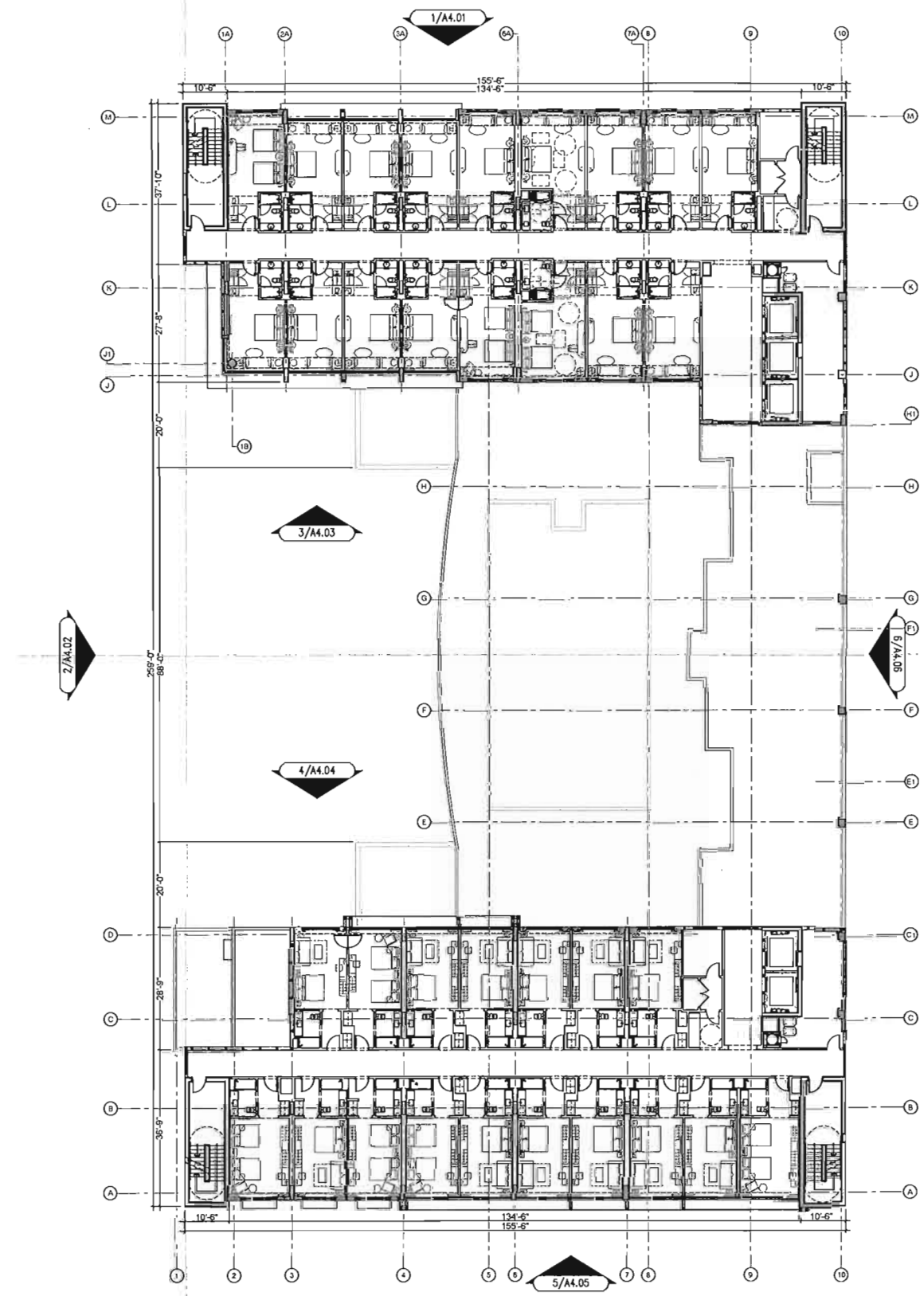
WARTIN A.D. TABOR FAIA
Lic. # AR001532

Revision	
NO.	DATE

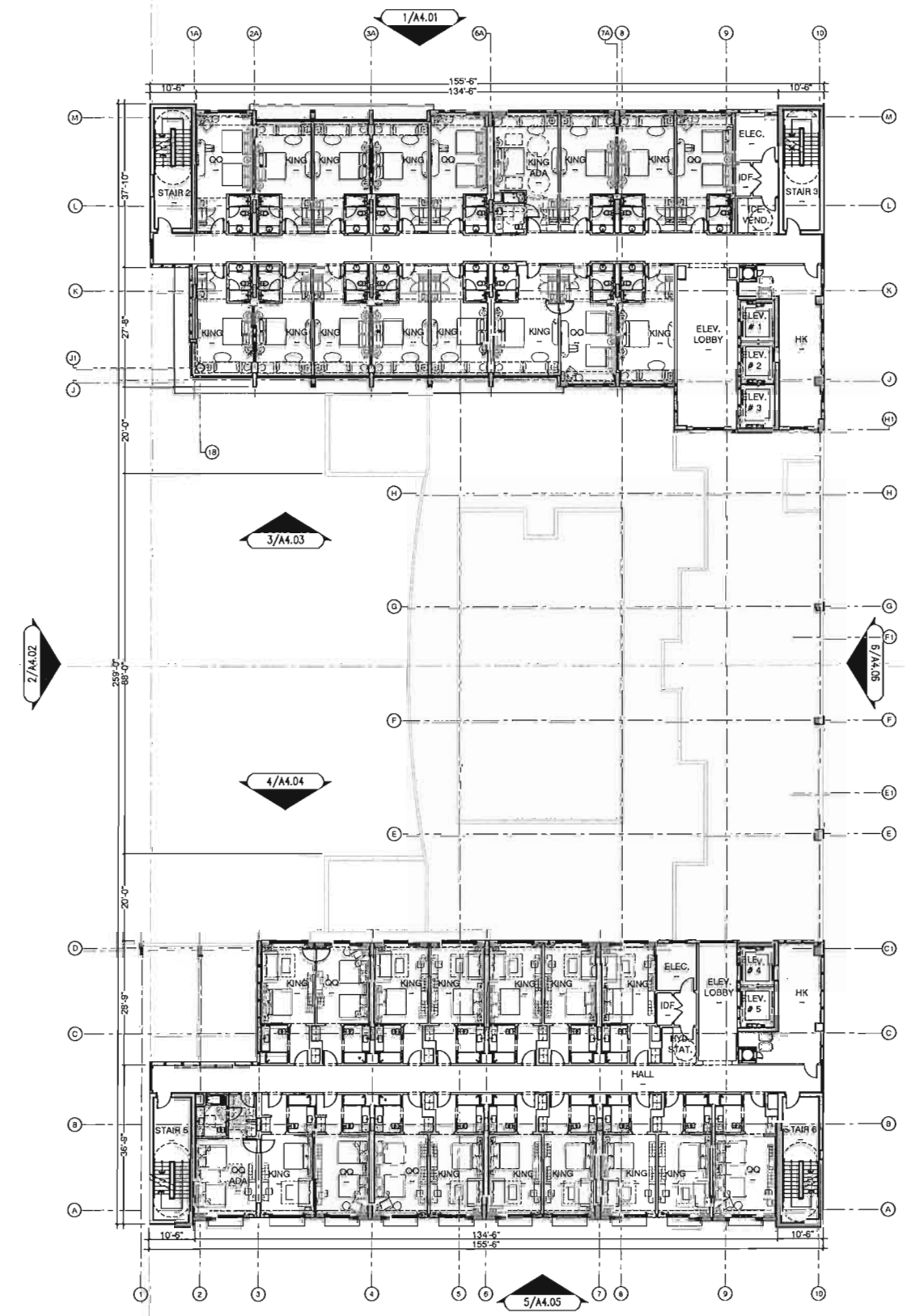
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Check by	
Scale	AS SHOWN

OVERALL
EIGHT & NINTH
FLOOR PLANS

Sheet
A2.06




OVERALL TENTH FLOOR PLAN
 SCALE: 1/16" = 1'-0"
 0' 4' 8' 16' 32'




OVERALL ELEVENTH FLOOR PLAN
 SCALE: 1/16" = 1'-0"
 0' 4' 8' 16' 32'



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Project Name
DANIA POINTE
 DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Sheet #
DRC
SUBMITTAL

MARTIN A.D. YABOR FAIA
 Lic. # APR0015332

Revisions		
No.	Date	Description

Date: 12-29-2017
 Drawn by: JX
 Checked by: JX
 Appr'd by: JX

CONSTRUCTION OF ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES OF THE CITY OF MIAMI, FLORIDA, AND THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES, AS APPLICABLE. THE ARCHITECT'S RESPONSIBILITY IS TO PROVIDE THE DESIGN AND CONSTRUCTION DOCUMENTS IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES OF THE CITY OF MIAMI, FLORIDA, AND THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES, AS APPLICABLE. THE ARCHITECT'S RESPONSIBILITY IS TO PROVIDE THE DESIGN AND CONSTRUCTION DOCUMENTS IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING CODES OF THE CITY OF MIAMI, FLORIDA, AND THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES, AS APPLICABLE.

Sheet Title
OVERALL TENTH & ELEVENTH FLOOR PLANS

Sheet
A2.07



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Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Client Project Number

Revision
DRC
SUBMITTAL

MARTIN A.D. YABOR FAIA
L.C. # AR0015332

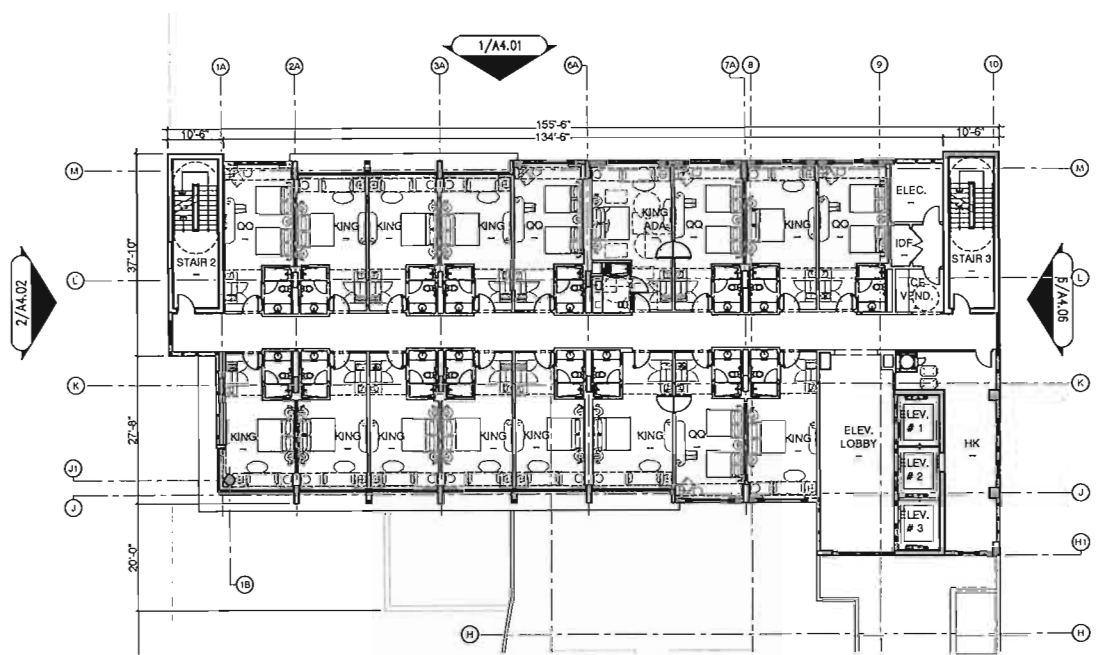
Revisions		
No.	Date	Revised by

Date 12-01-2017
Drawn by J.V.
Checked by D.C. DSCP
Scale AS SHOWN

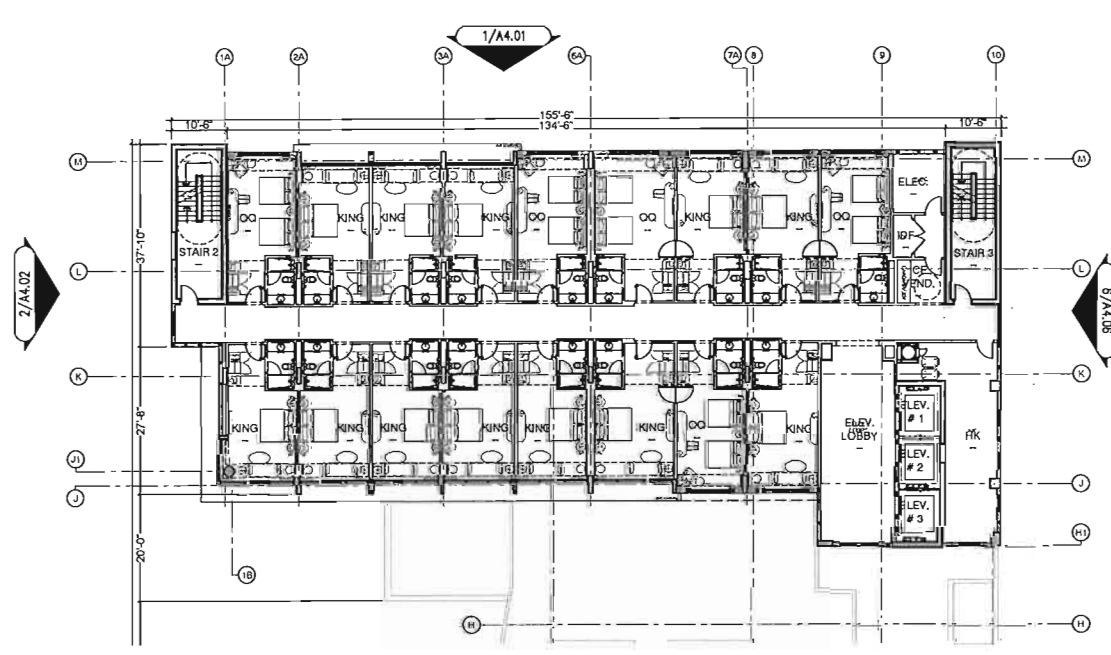
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Overall
TWELFTH, THIRTEENTH
& FOURTEENTH
FLOOR PLANS

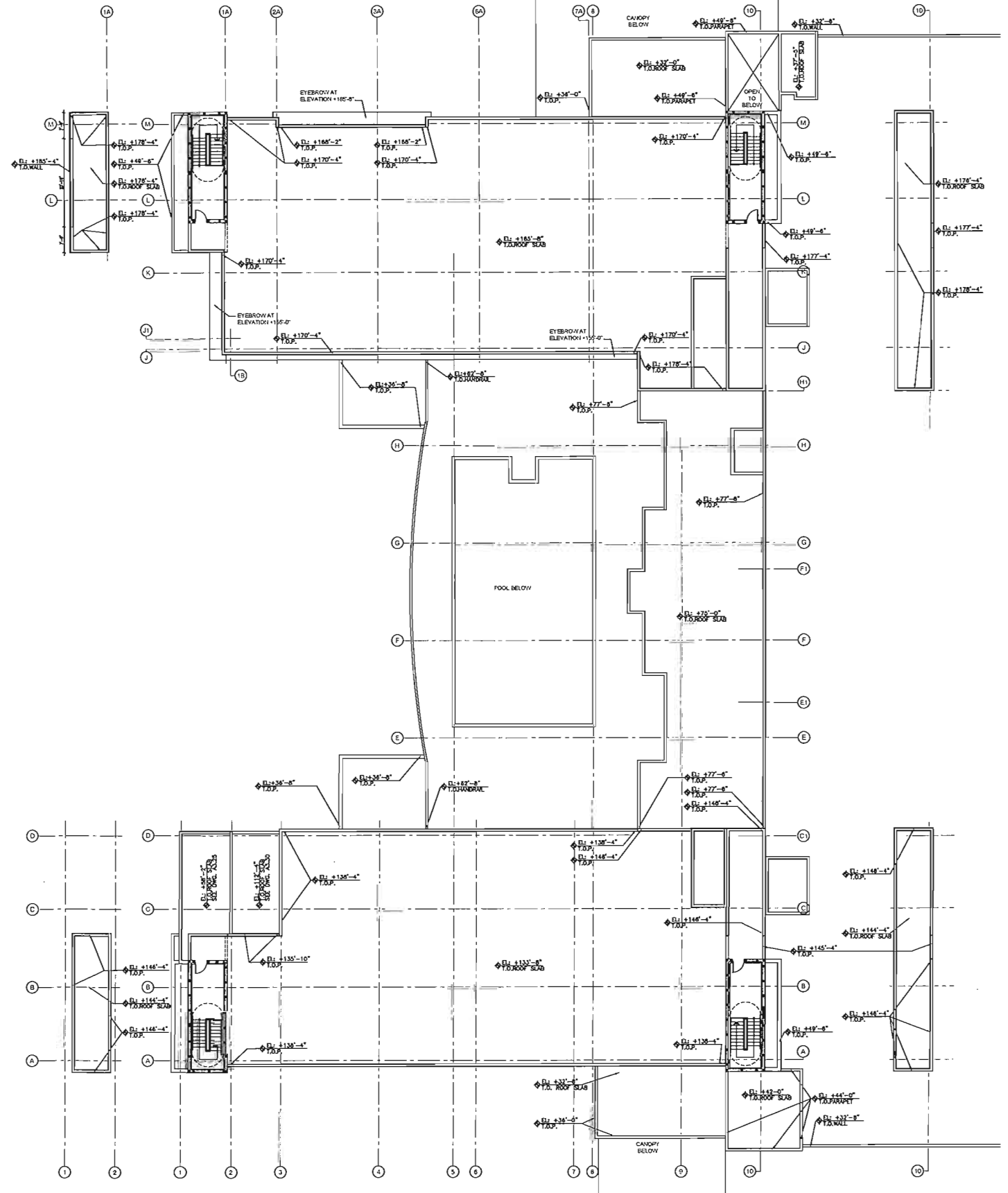
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A2.08



OVERALL TWELFTH FLOOR PLAN
SCALE: 1/16" = 1'-0"
0 4' 8' 16' 32'



OVERALL THIRTEENTH & FOURTEENTH FLOOR PLANS
SCALE: 1/16" = 1'-0"
0 4' 8' 16' 32'

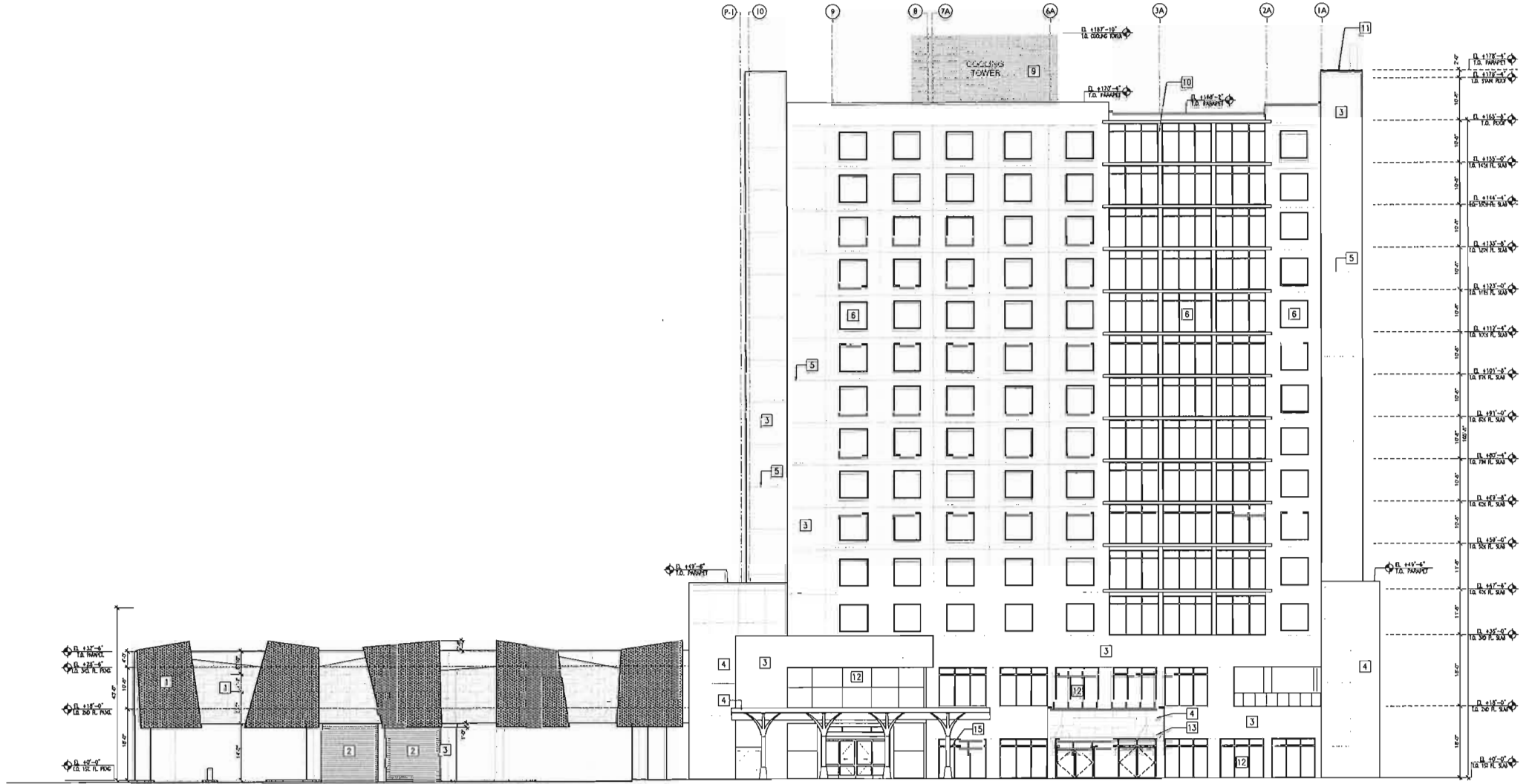


OVERALL ROOF PLAN
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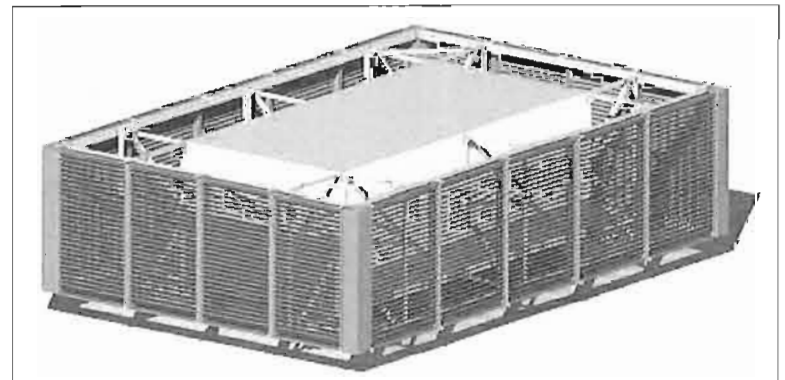


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1 OVERALL NORTH ELEVATION - MARRIOTT HOTEL
A4.01 SCALE: 1/16" = 1'-0" 0' 4' 8' 16' 32'



2 COOLING TOWER EQUIPMENT SCREENS
A4.01 SCALE: NTS

ELEVATION KEY NOTES:	
1 PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL	17 ALUMINUM LOUVERS - PAINTED
2 OVERHEAD ROLL UP METAL DOORS	20 8" DOOR & WINDOW FILM SIGNAGE
3 SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH	21 TV SCREEN
4 METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH	H WINDOW TYPE, REFER TO SHEET AXXX
5 TYPICAL SCORE LINE REFER TO DETAIL XX	
6 ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS	
6A ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS	
9 ALUMINUM COOLING TOWER SCREENING	
10 SMOOTH STUCCO FINISH - PAINTED	
11 METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE	
12 ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM	
13 METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH	
15 STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH	

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Revision
DRC
SUBMITTAL

MARTIN A.D. YABON FAIA
Lic. # AR0015532

Revisions	
No.	Description

Date: 10-01-2014
Drawn by: JY
Checked by: JY
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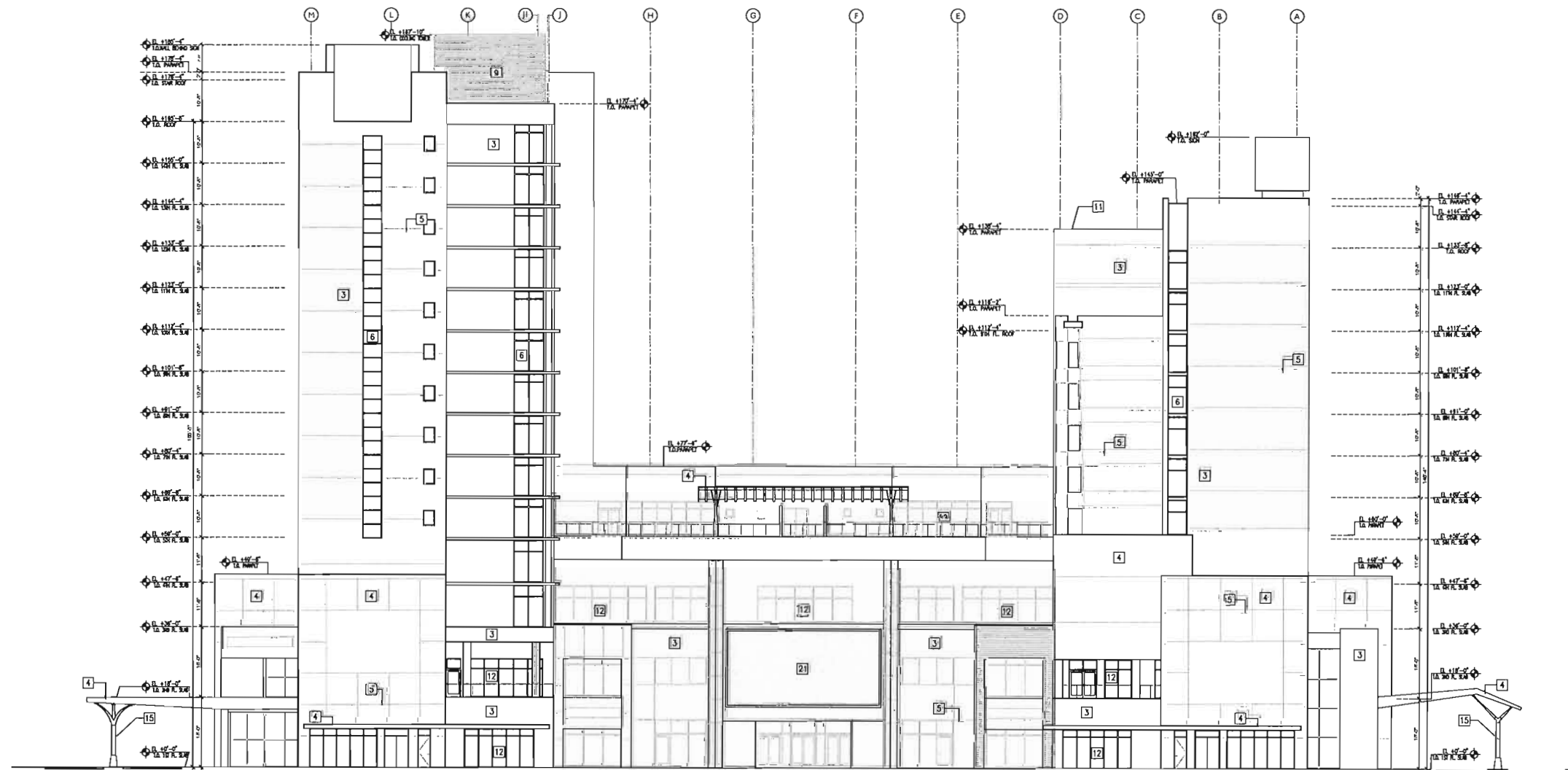
OVERALL NORTH ELEVATION
MARRIOTT HOTEL

Sheet
A4.01



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FACSIMILE 305.256.9073



2 OVERALL WEST ELEVATION
A4.02 SCALE: 1/16" = 1'-0"
0' 4' 8' 16' 32'

ELEVATION KEY NOTES:

- | | |
|--|-------------------------------------|
| 1 PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL | 17 ALUMINUM LOUVERS - PAINTED |
| 2 OVERHEAD ROLL UP METAL DOORS | 20 8" DOOR & WINDOW FILM SIGNAGE |
| 3 SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH | 21 TV SCREEN |
| 4 METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH | 22 WINDOW TYPE, REFER TO SHEET AXXX |
| 5 TYPICAL SCORE LINE REFER TO DETAIL XX | |
| 6 ALUMINUM WINDOW DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS | |
| 6A ALUMINUM WINDOW DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS | |
| 9 ALUMINUM COOLING TOWER SCREENING | |
| 10 SMOOTH STUCCO FINISH - PAINTED | |
| 11 METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE | |
| 12 ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM | |
| 13 METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH | |
| 15 STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH | |

Project Name
DANIA POINTE
DANIA BEACH, FL

Project Number
17021.00

Owner Project Number

Architect
DRC
SUBMITTAL

MARTIN A.D. YABOR F.A.A.
Lic. # A40015332

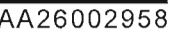
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Check By	AS SHOWN

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Sheet #
OVERALL
WEST
ELEVATION

Sheet
A4.02



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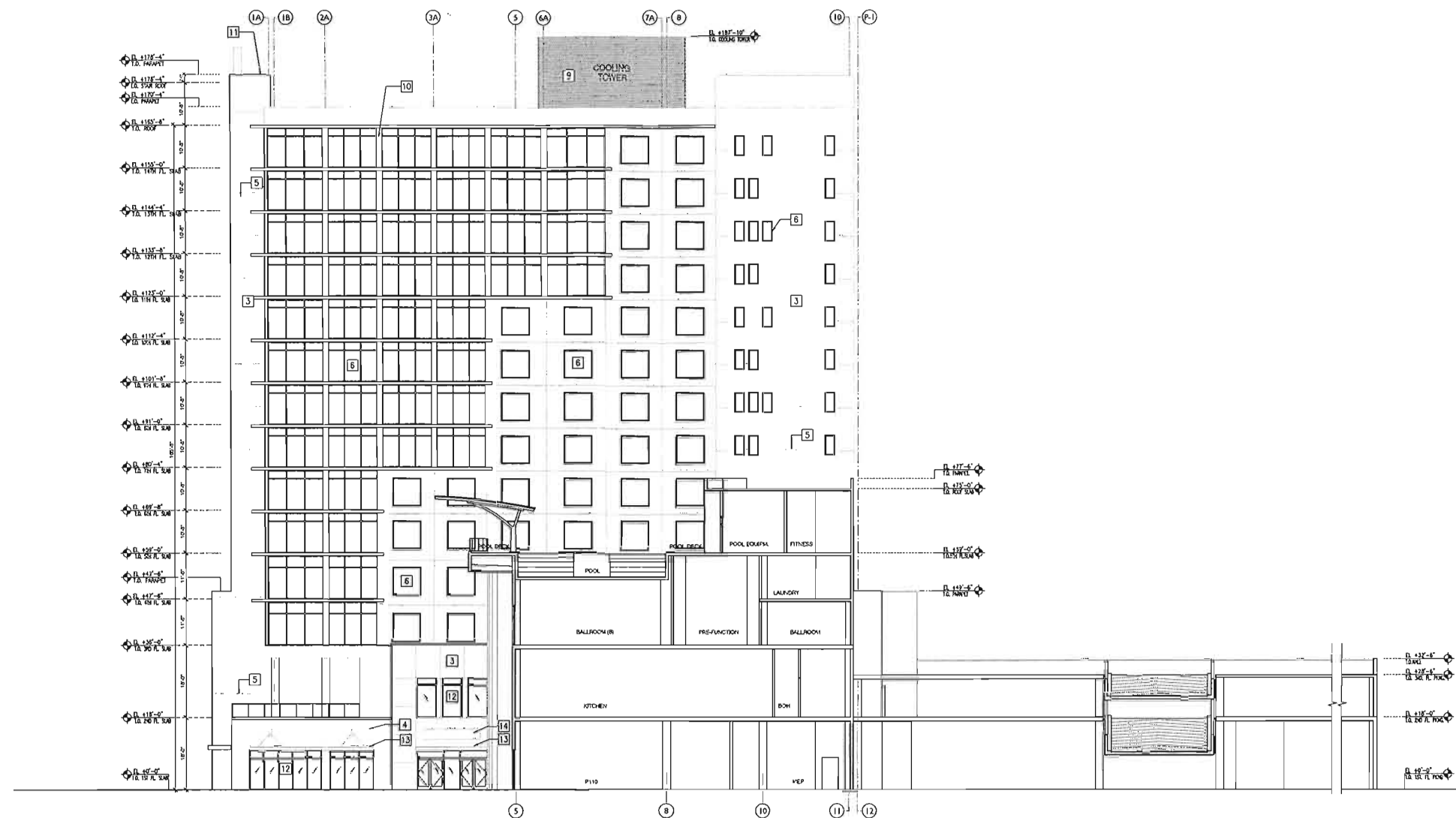
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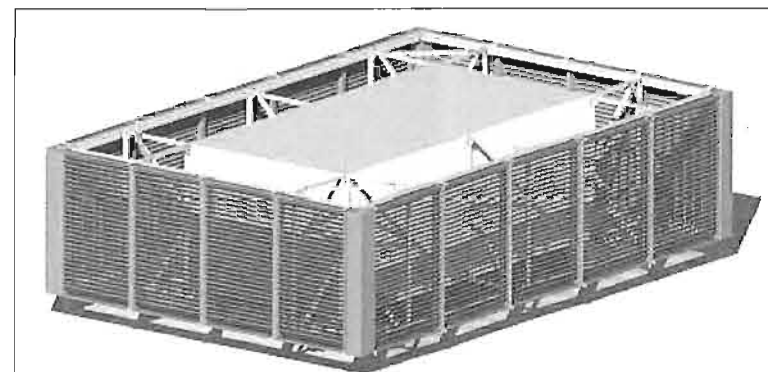
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MIAMI, FLORIDA 33186

PHONE 305.256.9071
FACSIMILE 305.256.9073

ACSIMILE 305.256.9073



3 OVERALL SOUTH ELEVATION/SECTION - MARRIOTT HOTEL
A4.03 SCALE: 1/16" = 1'-0" 0' 4' 8' 16' 32'



2 COOLING TOWER EQUIPMENT SCREENS
A4.01 SCALE: NTS

ELEVATION KEY NOTES:

- | | | | |
|----|--|----|----------------------------------|
| 1 | PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL | 17 | ALUMINUM LOUVERS - PAINTED |
| 2 | OVERHEAD ROLL UP METAL DOORS | 20 | 6" DOOR & WINDOW FILM SIGNAGE |
| 3 | SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH | 21 | TV SCREEN |
| 4 | METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH | # | WINDOW TYPE, REFER TO SHEET AXXX |
| 5 | TYPICAL SCORE LINE REFER TO DETAIL XX | | |
| 6 | ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS | | |
| 6A | ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS | | |
| 9 | ALUMINUM COOLING TOWER SCREENING | | |
| 10 | SMOOTH STUCCO FINISH - PAINTED | | |
| 11 | METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE | | |
| 12 | ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM | | |
| 13 | METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH | | |
| 15 | STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH | | |

DANIA POINTE
DANIA BEACH, FL

Project Number	17021.00
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Define Project Number

ksellw

MARTIN A.D. YABOR FAIA
Lic. # APC015032

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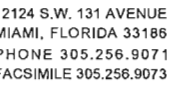
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Drawn by	J.P.
Checked by	G. J. SP
Scale	AS SHOWN

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OVERALL SOUTH
ELEVATION/SECTION
MARRIOTT HOTEL

Enact

A4.03

A4.04



ELEVATION KEY NOTES:	
1	PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL
2	OVERHEAD ROLL UP METAL DOORS
3	SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH
4	METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH
5	TYPICAL SCORE LINE REFER TO DETAIL XX
6	ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS
6A	ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS
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10	SMOOTH STUCCO FINISH - PAINTED
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12	ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM
13	METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH
15	STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH
17	ALUMINUM LOUVERS - PAINTED
20	8" DOOR & WINDOW FILM SIGNAGE
21	TV SCREEN
#	WINDOW TYPE, REFER TO SHEET AXXX

DANIA POINTE
DANIA BEACH, FL

Franchise Number	17021.00
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Owner Project Number:

Author DRC
SUBMITTAL

MARTIN A.D. YASOR FAIA
Lic. # AR0015332

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Date	10-25-2017
Project No.	15
Checked By	CS-ECSP
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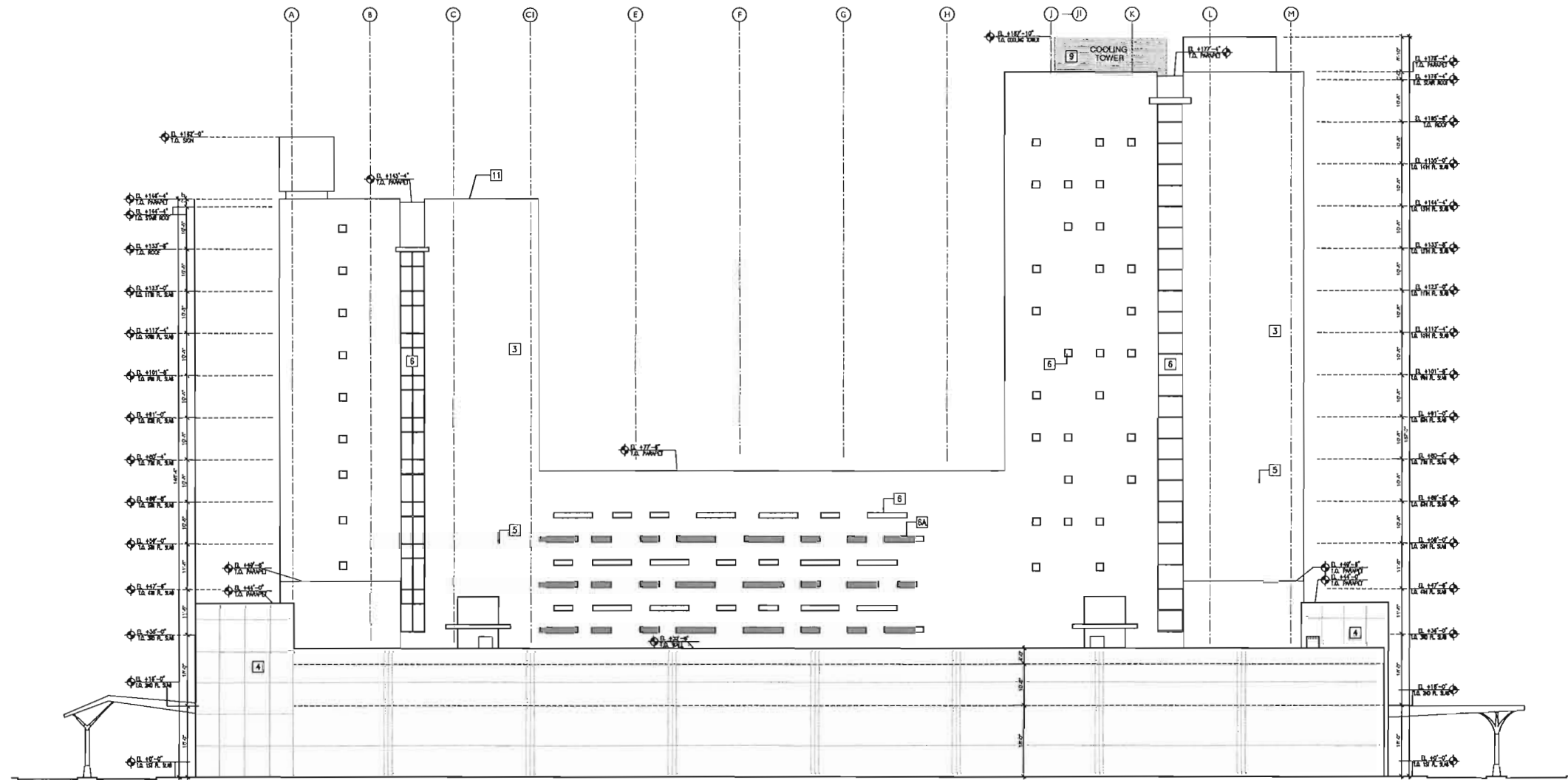
OVERALL
SOUTH ELEVATION
AC HOTEL

Sheet A4.05



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MIAMI, FLORIDA 33186
PHONE 305.256.9071
FACSIMILE 305.256.9073



6 OVERALL EAST ELEVATION
A4.06 SCALE: 1/16" = 1'-0"
0 4' 8' 16' 32'

ELEVATION KEY NOTES:	
1	PERFORATED METAL PANELS ON STEEL STRUCTURE ATTACHED TO WALL
2	OVERHEAD ROLL UP METAL DOORS
3	SMOOTH STUCCO FINISH - COLOR BY OWNER / ARCH
4	METAL CANOPY - ALPOLIC METAL PANEL COLOR BY OWNER / ARCH
5	TYPICAL SCORE LINE REFER TO DETAIL XX
6	ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS
6A	ALUMINUM WINDOW W/ DOUBLE GLAZING LOW E - VALUE / LAMINATED GLASS - SPANDREL GLASS
9	ALUMINUM COOLING TOWER SCREENING
10	SMOOTH STUCCO FINISH - PAINTED
11	METAL CAP PAINTED - KYNAR COLOR TO MATCH ADJACENT SURFACE
12	ALUMINUM STORE FRONT / LAMINATED GLASS LOW E - VALUE FILM
13	METAL CANOPY - ALPOLIC METAL PANELS CLADDING - COLOR BY OWNER / ARCH
15	STEEL COLUMN - INTUMESCENT PAINT COLOR BY OWNER / ARCH
17	ALUMINUM LOUVERS - PAINTED
20	8" DOOR & WINDOW FILM SIGNAGE
21	TV SCREEN
H	WINDOW TYPE, REFER TO SHEET AXXX

DANIA POINTE
DANIA BEACH, FL

Fixed Number	17021.00
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SUBMITTA

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Lic. # ARCO 15332

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Date	10-03-2017
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Scale	A5 BROWN

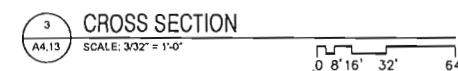
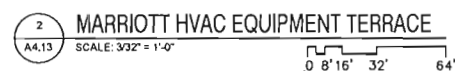
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OVERALL
EAST
ELEVATION

A4.06



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PHONE 305.256.9071
FACSIMILE 305.256.9073



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LIC. # AR0015332

[illegible]

Date	18.02.2017
Examiner	JV.
Checked By	Gen. (C4)
Scale	A5 (30000)

[illegible]

Sheet 1 of 1

**GARAGE
SECTIONS**

A4.13

Lajoie, Corinne

From: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Sent: Tuesday, November 14, 2017 9:08 AM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: SP-107-17 Dania Pointe Marriot
Attachments: CR Letter.pdf; Building P FAA Approval.pdf; Building P BCAD Approval.pdf; C-400A BLDG P SITE DATA TABLE.PDF; Master Bicycle Exhibit.pdf; Master Pedestrian Exhibit.pdf; Master Transit Exhibit.pdf; Bike, Pedestrian, Transit Exhibit.pdf; Fire Truck Access Exhibit.pdf

Corrine,

Please see the attached exhibits addressing some of the DRC comments. We have included a comment response letter to let you know which comments the exhibits are to address. This email includes:

- CR Letter
- FAA and BCAD approvals
- Site Data Table for Building P (ground floor information – the remaining information will be coming from the architect)
- Pedestrian, Bicycle, Transit and Fire Access exhibits

Please let us know if you have any questions.

Thanks,
Liz



Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
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AVIATION DEPARTMENT - Fort Lauderdale-Hollywood International Airport
2200 SW 45th Street, Suite 101 • Dania Beach, Florida 33312 • 954-359-6100

October 26, 2017
Marc LaFerrier, AICP
Planning Director
City of Dania Beach
100 West Dania Beach Blvd
Dania Beach, FL 33004

RE: Non-Residential Proposed Development
Dania Pointe Phase II (Building P, Marriot/AC Hotels Marriot)
NW Corner of Meridian Drive & N. Compass Way Dania Beach, FL 33004
Broward County Aviation Department (BCAD) Conditional Approval Letter

Dear Mr. LaFerrier:

The Broward County Aviation Department (BCAD) has reviewed the proposed Dania Pointe Phase II Development Project for Building P, located south of Fort Lauderdale-Hollywood International Airport (FLL). Since the proposed project is within 20,000 feet of FLL, its development and operation is subject to Federal Aviation Regulation (FAR) Part 77, Florida Statutes Chapter 333 and/or the Broward County Airport Zoning Ordinance. These standards seek to ensure that any proposed construction, use of high lift equipment, such as cranes, or other potential hazards will not negatively impact the safe and efficient use of the airport and surrounding airspace. Taking into consideration the proximity of this project to FLL, BCAD is providing the following comments regarding the proposed development:

- Based on the location of the proposed project, FAR Part 77, Subpart B and Section 5-182(n)(2) of the Broward County Land Development Code, require the applicant to obtain a "Determination of No Hazard to Air Navigation" from the Federal Aviation Administration (FAA). The receipt of a favorable determination is required for all critical building points and temporary construction cranes and must be received prior to any construction activity. If you have not already done so, please use the following web address to initiate the Federal Review (FAA 7460-1) process:
<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>
- Following the receipt of a favorable FAA determination, the applicant may also need to obtain "airspace obstruction permits" from the Florida Department of Transportation (FDOT). This documentation is necessary to determine if the project will adversely affect public health or safety. If required, these permits must be obtained prior to the commencement of any construction. The following web address can be used to acquire additional information pertaining to the FAA and FDOT airspace obstruction review and permitting process: <http://www.dot.state.fl.us/aviation/obstructions.shtm>

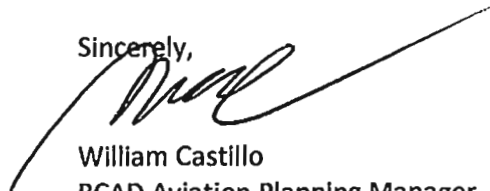
- No building, structure or vegetation on the site may exceed the maximum height of 214 feet (AMSL) as determined by the FAA Determination Letter for Building P (ASN: 2017-ASO-15390-OE) and as shown on Site Plan C-402 (dated 06/02/2016), as well as Architectural Elevations Plan A4.02 (dated 10/02/2017) unless submitted to BCAD for additional review.

- The proposed development must not generate light, glare, smoke or other emissions that could be disorienting to pilots operating in the vicinity of the airfield.

Adherence to these conditions is required for BCAD approval of the proposed Dania Pointe Phase II Development Project for Building P, and it is based on the Architectural Elevations and Site Plan Documents (dated 06/02/2016 and 10/02/2017), prepared by DCSP & Partners, Inc. and Kimley-Horn and Associates, Inc. If the proposed plans are revised substantially from those submitted for this review, BCAD requests that the revised development plans be submitted for an additional review.

Please do not hesitate to contact me if you have questions or require additional information at 954.359.2291

Sincerely,



William Castillo
BCAD Aviation Planning Manager

cc: Mackenzie, Cerjan (mackenzie.cerjan@kimley-horn.com)
Michael P. Pacitto, P.G., Director Planning and Environmental

LEGEND

- PROJECT BOUNDARY
- BICYCLE LANE
- REFERS TO FIGURE 2: MASTER DEVELOPMENT PLAN
- REFERS TO SECTION 46

INTERSTATE 95

STIRLING ROAD

BRYAN ROAD

1ST ST NW

DRIVE A

DRIVE B

DRIVE C

DRIVE D

DRIVE E

DRIVE F

DRIVE G

DRIVE H

DRIVE I

DRIVE J

DRIVE K

DRIVE L

DRIVE M

DRIVE N

DRIVE O

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DRIVE CY

DRIVE CZ

DRIVE DA

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DRIVE IB

DRIVE IC

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DRIVE IE

DRIVE IF

DRIVE IG

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DRIVE II

DRIVE IJ

DRIVE IK

DRIVE IL

DRIVE IM

DRIVE IN

DRIVE IO

DRIVE IP

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DRIVE IR

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DRIVE IU

DRIVE IV

DRIVE IW

DRIVE IX

DRIVE IY

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DRIVE JI

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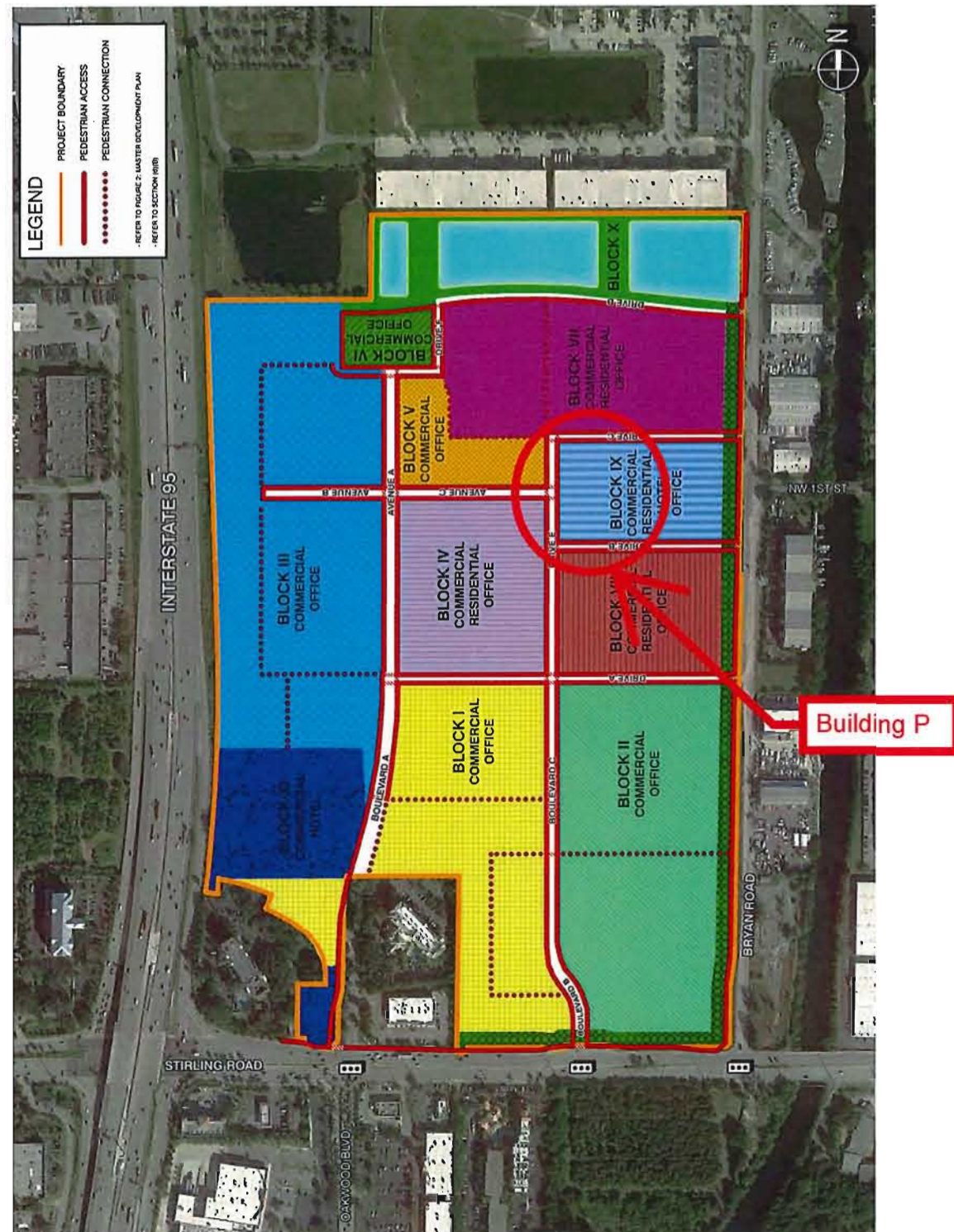
DRIVE KI

DRIVE KJ

DRIVE KK

DRIVE

B – DANIA POINTE MASTER PEDESTRIAN CONNECTIVITY PLAN



Lajoie, Corinne

From: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Sent: Friday, November 10, 2017 3:58 PM
To: Lajoie, Corinne
Cc: Roberson, Kevin
Subject: FW: 1750 Stirling Road/Folio: 5042 33 59 0010 - Dania Pointe Marriott

Corinne,

Please see the email below in response to comment 13 of the DRC comments regarding code violations.

Let us know if you have any questions.

Thanks,
Liz

Liz Meeks | Design Associate
Kimley-Horn | 445 24th Street, Suite 200, Vero Beach, FL 32960
Direct: 772 794 4151 | Main: 772 794 4100
Connect with us: [Twitter](#) | [LinkedIn](#) | [Facebook](#) | [Instagram](#)

Celebrating 10 years as one of FORTUNE's 100 Best Companies to Work For

From: Urow, Barbara [<mailto:burow@daniabeachfl.gov>]
Sent: Thursday, November 9, 2017 4:36 PM
To: Meeks, Liz <Liz.Meeks@kimley-horn.com>
Subject: 1750 Stirling Road/Folio: 5042 33 59 0010

Liz,

Per our conversation, there are no open code violations at 1750 Stirling Road.

Barbara Urow
Lead Code Inspector
City of Dania Beach, Florida
100 W Dania Beach Blvd, 33004
954-924-6810 x3718



Mail Processing Center
Federal Aviation Administration
Southwest Regional Office
Obstruction Evaluation Group
10101 Hillwood Parkway
Fort Worth, TX 76177

Aeronautical Study No.
2017-ASO-15390-OE
Prior Study No.
2016-ASO-22634-OE

Issued Date: 10/17/2017

Joseph Denis
Dania Live 1748, LLC
6060 Piedmont Row Drive South, Suite 200
Charlotte, NC 28287

**** DETERMINATION OF NO HAZARD TO AIR NAVIGATION ****

The Federal Aviation Administration has conducted an aeronautical study under the provisions of 49 U.S.C., Section 44718 and if applicable Title 14 of the Code of Federal Regulations, part 77, concerning:

Structure: Building Building P
Location: Dania Beach, FL
Latitude: 26-03-14.88N NAD 83
Longitude: 80-09-26.91W
Heights: 6 feet site elevation (SE)
208 feet above ground level (AGL)
214 feet above mean sea level (AMSL)

This aeronautical study revealed that the structure does not exceed obstruction standards and would not be a hazard to air navigation provided the following condition(s), if any, is(are) met:

As a condition to this Determination, the structure is to be marked/lighted in accordance with FAA Advisory circular 70/7460-1 L Change 1, Obstruction Marking and Lighting, red lights - Chapters 4,5(Red),&12.

Any failure or malfunction that lasts more than thirty (30) minutes and affects a top light or flashing obstruction light, regardless of its position, should be reported immediately to (877) 487-6867 so a Notice to Airmen (NOTAM) can be issued. As soon as the normal operation is restored, notify the same number.

It is required that FAA Form 7460-2, Notice of Actual Construction or Alteration, be e-filed any time the project is abandoned or:

☐ At least 10 days prior to start of construction (7460-2, Part 1)
☒ Within 5 days after the construction reaches its greatest height (7460-2, Part 2)

The structure considered under this study lies in proximity to an airport and occupants may be subjected to noise from aircraft operating to and from the airport.

This determination expires on 04/17/2019 unless:

- (a) the construction is started (not necessarily completed) and FAA Form 7460-2, Notice of Actual Construction or Alteration, is received by this office.

- (b) extended, revised, or terminated by the issuing office.
- (c) the construction is subject to the licensing authority of the Federal Communications Commission (FCC) and an application for a construction permit has been filed, as required by the FCC, within 6 months of the date of this determination. In such case, the determination expires on the date prescribed by the FCC for completion of construction, or the date the FCC denies the application.

NOTE: REQUEST FOR EXTENSION OF THE EFFECTIVE PERIOD OF THIS DETERMINATION MUST BE E-FILED AT LEAST 15 DAYS PRIOR TO THE EXPIRATION DATE. AFTER RE-EVALUATION OF CURRENT OPERATIONS IN THE AREA OF THE STRUCTURE TO DETERMINE THAT NO SIGNIFICANT AERONAUTICAL CHANGES HAVE OCCURRED, YOUR DETERMINATION MAY BE ELIGIBLE FOR ONE EXTENSION OF THE EFFECTIVE PERIOD.

This determination is based, in part, on the foregoing description which includes specific coordinates, heights, frequency(ies) and power. Any changes in coordinates, heights, and frequencies or use of greater power, except those frequencies specified in the Colo Void Clause Coalition; Antenna System Co-Location; Voluntary Best Practices, effective 21 Nov 2007, will void this determination. Any future construction or alteration, including increase to heights, power, or the addition of other transmitters, requires separate notice to the FAA. This determination includes all previously filed frequencies and power for this structure.

This determination does include temporary construction equipment such as cranes, derricks, etc., which may be used during actual construction of the structure. However, this equipment shall not exceed the overall heights as indicated above. Equipment which has a height greater than the studied structure requires separate notice to the FAA.

This determination concerns the effect of this structure on the safe and efficient use of navigable airspace by aircraft and does not relieve the sponsor of compliance responsibilities relating to any law, ordinance, or regulation of any Federal, State, or local government body.

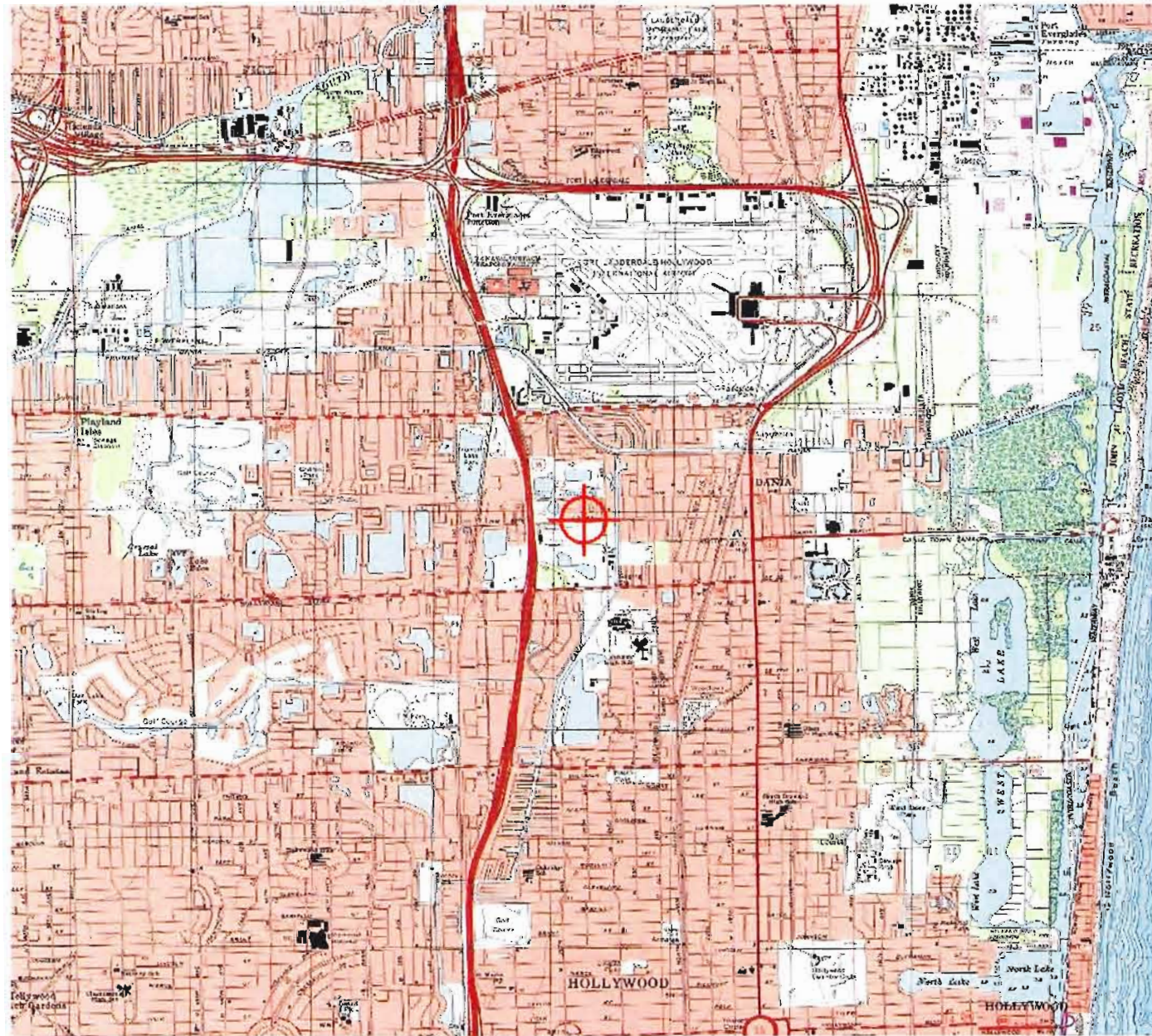
If we can be of further assistance, please contact our office at (404) 305-6462, or mike.blaich@faa.gov. On any future correspondence concerning this matter, please refer to Aeronautical Study Number 2017-ASO-15390-OE.

Signature Control No: 339677993-346599403

Michael Blaich
Specialist

(DNE)

Attachment(s)
Map(s)





Date: October 13, 2017 Job Number: 147337007
Project Name: Dania Pointe
To: City of Dania Beach
100 W Dania Beach Blvd
Dania Beach, FL 33004
954-924-6805

We are sending these by

☐ UPS ☒ FedEx (Stan/Prior) ☒ Hand Deliver
☐ Other: _____

We are sending you

☒ Attached ☐ Under separate cover via _____ the following items:
☐ Shop Drawings ☐ Prints/Plans ☐ Samples ☐ Specifications ☐ Change Orders
☐ Other: _____

Copies	Date	No.	Description – Site Plan Submittal
1		1	Standard Development Application
1		2	Check for \$9,500
6		3	Architectural Floor Plans and Elevations
6		4	Civil and Landscape Plans (Site Plan, Drainage Plan, Paving and Grading Plan, Utility Plan, Landscape Plan, Irrigation Plan, Hardscape Plan)
6		5	Photometrics
6		6	Drainage Statement
6		7	Fire Hydrant Exhibit, Fire Protection Exhibit, Fire Truck Exhibit
6		8	Fire Protection Water Supply Design Application
6		9	Fire Prevention Code Letter
6		10	Fire Flow Calculation Sheet
6		11	RAC Transportation Mitigation Impact Fee Letter & Trip Generation Chart
6		12	Traffic Statement Letter
6		13	Delivery Truck and Trash Truck Routing Exhibit
1		14	CD containing Submittal Package

These are transmitted as checked below:

- ☐ For your use
- ☐ Approved as submitted
- ☐ Resubmit
- ☐ Copies for approval
- ☐ As requested
- ☐ Approved as noted
- ☐ Submit
- ☐ Copies for distribution
- ☒ For review and comment
- ☐ Returned for corrections
- ☐ Return
- ☐ Corrected prints

Remarks:

Copy to: _____ Signed Melibe S. Thomas, P.E. _____



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division
(954) 924-6805 X3643
(954) 922-2687 Fax

OCT 13 2017
Planning
Department

Standard Development Application

- ☐ Administrative Variance
☐ Land Use Amendment
☐ Plat
☐ Rezoning
☒ Site Plan
☐ Special Exception
☐ Variance
☐ Other: _____ (SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

Date Rec'd: _____

Petition No.: SP-107-17

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application. For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: Dania Pointe, Dania Beach, FL 33004
Phase II, Block IX, between Radiant & Meridian Street onsite.

Lot(s): _____ Block: _____ Subdivision: _____

Recorded Plat Name: Dania Pointe, City Plat No. PL-55-15 Ord 2016-003, County Plat No. 035-MP-15

Folio Number(s): Please see attached Legal Description: PB 1863 Page 91

Applicant/Consultant/Legal Representative (circle one) 5042-33-59-0010 Kimley-Horn and Associates - Melibe S. Thomas

Address of Applicant: 445 24th Street, Suite 200, Vero Beach, FL 32960

Business Telephone: 772-794-4100 Home: _____ Fax: _____

E-mail address: Melibe.Thomas@Kimley-Horn.com

Name of Property Owner: Joseph Denis, Dania Live 1748, LLC

Address of Property Owner: 6060 Piedmont Row Drive South, Charlotte NC 28287

Business Telephone: 704-362-6112 Home: n/a Fax: n/a

Explanation of Request: Site Plan Submittal for Phase II Hotel and Garage
For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per **Section 625.40 of the Land Development Code.**

Site Acreage of Hotel Area 0.84 AC, Site Acreage of Parking Garage 1.00 AC
Prop. Net Acreage: _____ Gross Acreage: _____ Prop. Square Footage: 350 hotel rooms

Existing Use: commercial Proposed Use: commercial

Is property owned individually, by a corporation, association, or a joint venture? Limited Liability Company

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Kimley Horn and Associates, Inc. (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument was acknowledged

By: [Signature]
(Owner / Agent signature*)

BEFORE ME THIS 3rd DAY OF October, 2017

By: Joe Denis
(Print name of person acknowledging) (Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public – State of FL)



Personally known X or Produced Identification _____
Type of identification produced: _____ or Drivers License _____

*If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF BEFORE PROCESSING OCCURS.



FILE COPY

October 3, 2017

Ronnie Navarro, P.E.
Deputy Director / City Engineer
City of Dania Beach
100 W. Dania Beach Blvd
Dania Beach, FL 33004
954-924-6808

**RE: Dania Pointe Phase II Hotel
Drainage Statement**

Dear Mr. Navarro,

The proposed project consists of the development of a Hotel within Phase II of the Dania Pointe Project. The hotel is located in the central portion of Phase II, at the east end of Pointe Boulevard, between Meridian Drive and Radiant Drive. The overall project has received a Conceptual Drainage Permit and Phase I Construction Surface Water Management License No. SWM2016-059-0, issued on 8/8/2016 and updated on June 20, 2017. The conceptual Drainage Permit was modified to include full buildout of Phase II and Phase II Construction Surface Water Management License No SWM2016-059-2 was issued on 01/17/2017. The proposed Hotel within this application to the City of Dania Beach is consistent with the Conceptual ERP and the Phase II Construction Surface Water Management License. The Hotel is within drainage sub-basin "Area 1" of the drainage report.

As approved under License Numbers SWM2016-059-0 and SWM2016-059-2, the proposed stormwater management system meets the following conditions:

- Provides 0.5" dry pretreatment volume for the 109.01 acre overall Dania Pointe basin area.
- Provides 2.5" water quality treatment volume for the impervious area.
- Maintains predevelopment discharge during the 25 year 72 hour storm event. (Assumed at zero discharge).
- Regulates the 100 year 72 hour peak stage to less than, or equal to, the Broward County Flood Map elevation of 5.5' NAVD.
- Provides head differential on drainage wells.
- Finished Floor Elevations are a minimum of 1' above the FEMA 100 year elevation.

Water quality treatment has been provided for the entire 109.01 acre project area in exfiltration trenches and the dry pond located towards the north end of the project site. As shown on the construction plans, primary stormwater conveyance "trunk" lines are located throughout the project site to convey treated water from the dry pond and exfiltration trench to the drainage wells. No inlets are directly connected to the primary trunk lines. The roof drains will connect directly to the primary trunk lines. Other than the roof drains directly connected to the trunk lines, all water entering the trunk lines will be treated by the exfiltration trench or dry pond prior to entering the trunk lines. The parking areas shall sheet flow to a series of inlets and to exfiltration trench or the dry retention pond to achieve water quality treatment before discharging into drainage wells or the wet retention area.



Water quantity for the proposed improvements has been provided to meet Broward County and regulatory criteria. Attenuation has been provided through the use of exfiltration trench, the dry retention area, wet detention area, surface storage within the parking areas and infiltration through the drainage wells. The Interconnected Channel and Pond Routing Model (ICPR) computer program was used to model the post-development maximum stage within the project.

The onsite stormwater system has been analyzed for the 5 year 1 hour, 5 year 24 hour, 10 year 24 hour, 25 year 72 hour, 100 year 72 hour rainfall events. The individual analyses with required rainfall amounts and durations are given in the ICPR models. The SFWMD72 and SCSII rainfall files were utilized to create the basin hydrograph. Rainfall intensities are summarized as follows:

Rainfall Intensity Summary

Storm Event	Rainfall (in)
5 year 1 hour	3.2
5 year 24 hour	7.3
10 year 24 hour	8.5
25 year 72 hour	14.5
100 year 72 hour	17.0

Using the storm events noted above, the system was analyzed to determine the maximum stage of the post-development condition within the project area. The results of this analysis are summarized below.

Storm Event	Peak Stage – Phase II Mall Area	
	Post (ft, NAVD)	Design elevation (ft, NAVD)
5 year 1 hour	1.46	Minimum Inlet Elevation
5 year 24 hour	3.48	
10 year 24 hour	3.86	
25 year 72 hour	5.30	Min. Perimeter Berm Elevation
100 year 72 hour	5.49	Mall Area: 5.5ft NAVD (100 year flood map)

Finished Floor Elevation

As identified in the drainage report, FEMA Letter of Map Revision Case No.: 16-04-1347P identifies that effective on September 14, 2016, the BFE was lowered to 4 ft NAVD across the project site. Therefore, the proposed finish floor elevations of 6 ft NAVD will be higher than 1 ft above the FEMA BFE, and above the Broward County FEMA Flood Zones (1997) and 100 year Flood Elevations map (5.5 ft NAVD).

Summary

The proposed Hotel with this application is consistent with the data used in the Conceptual ERP Drainage Report and the Phase II Construction Surface Water Management License. Furthermore, the information provided on the Site Plan, Drainage Plan and Paving and Grading Plans is consistent



with the Conceptual ERP Drainage Report and the Phase II Construction Surface Water Management License and the information provided within this drainage statement.

Should you have any questions or require additional information, please contact me at (772) 794-4035.

Sincerely,
KIMLEY-HORN AND ASSOCIATES, INC.

Kevin M. Roberson, P.E.
Vice President





BROWARD SHERIFF'S OFFICE
DEPARTMENT OF FIRE RESCUE AND EMERGENCY SERVICES
FIRE MARSHAL'S BUREAU
DANIA BEACH DISTRICT
103 West Dania Beach Boulevard
Dania Beach, FL 33004
Phone: (954) 342-4262
Fax: (954) 342-4265



APPLICATION FOR APPROVAL OF THE FIRE PROTECTION WATER SUPPLY DESIGN

Date of Application: October 5, 2017

Application #: _____

Name of Project/Development: Dania Pointe - Building P - Hotel

Address of Project/Development: NW Corner of Stirling Road and Bryan Road

Owner/Agent: Joseph Denis

Design Professional of Record: Melibe Thomas, P.E.

Water Purveyor: City of Dania Beach

Water Purveyor Address: 100 W. Dania Beach Blvd., Dania Beach, FL 33004

In order for the Broward Sheriff's Office, Department of Fire Rescue, Fire Marshal's Bureau to provide an approval letter for the adequacy of the fire protection water supply design for the above referenced project, the following information must be provided:

Affirmation of Compliance with Fire Protection Water Supply Design Requirements:

1. The Type of Construction" is 1A in accordance with NFPA 220.
2. The total fire protection water supply needed for manual firefighting (fire flow) and fire sprinkler/standpipe operations is 1,500 gallons per minute. (In compliance with water supply requirements for manual firefighting operations in accordance NFPA 1 (2012 Ed.), Chapter 18, Section 18.4 and the Broward County Land Development Code; and the water supply necessary for fire sprinkler and standpipe operations in accordance with the currently adopted editions of NFPA 13 and NFPA 14).
3. **Statement of verification from the design professional of record, on official company letterhead, that the proposed water main sizing, fire hydrant spacing, and fire hydrant locations, are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code. (Attach signed and sealed document).**

This will affirm that the above stated information and attached statement of verification for this project/development is accurate and can be relied on for the requested approval letter to the applicable water purveyor.

[Signature]
Signature - Owner/Agent/Occupant:

10.5.17
Date

[Signature]
Signature - Design Professional of Record

10/5/17
Date



FILE COPY



October 5, 2017

Sean Brown
Battalion Chief
Broward County Sheriff's Office
Department of Fire Rescue & Emergency Services
Fire Marshal's Office
Dania Beach District
103 West Dania Beach Blvd.
Dania Beach, Florida 33004



RE: Dania Pointe – Building P Hotel Fire

Dear Mr. Brown:

This letter is to identify that the proposed watermain sizing, fire hydrant spacing, and fire hydrant locations for the Building P Hotel portion of the Dania Pointe Phase II project are in compliance with the Broward County Land Use Code and the Florida Fire Prevention Code.

Please contact me at (772) 794-4100 or Melibe.Thomas@kimley-horn.com should you have any questions.

Sincerely,

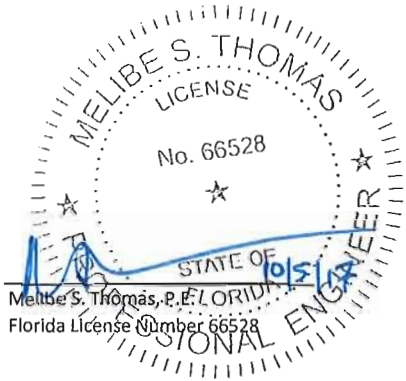


Project Name: Dania Pointe
Project Number: 147507000
Date: 10/5/2017

Building P Hotel Fire Flow and Hydrant Demand									
Building	Building Type	Conditioned Space	Total Area w/ Garage	Flow	Sprinkled	75% Sprinkler Reduction ^{3,8}	Minimum Required		
		sf	sf	gpm	yes/no	gpm	Flow ⁴ gpm	Duration hour	Number of Hydrants
Building P - Hotel 4 Level Garage = 181,400 SF Hotel (350 Rooms), Rest, Retail = 275,489 SF	1A	275,489	456,889	6,000	yes	1,500	1,500	4	3
Notes and assumptions:									
1. Fire Flow Calculations per NFPA 1 Section 18.4.5.3 Buildings Other Than One and Two-Family Dwellings - 2016 Edition.									
2. Maximum Fire Hydrant Fire Flow Capacity from Table 18.5.4.3. All hydrants assumed to be within 250ft of the buildings.									
3. Required fire flow shall be reduced by 75 percent when the building is protected throughout by an approved automatic sprinkler system (NFPA 18.4.5.3.2).									
4. Minimum required flow shall not be less than 1,000 gpm or greater than 2,000 gpm for 2 hours for buildings protected throughout by an approved automatic sprinkler system (NFPA 18.4.5.3.2 & NFPA 18.4.5.3.4).									
5. Florida Building Code (FBC) Building Type VB is equivalent to NFPA Building Type V(000).									
6. Florida Building Code (FBC) Building Type IIB is equivalent to NFPA Building Type II(000).									
7. All buildings to be protected throughout by an approved automatic sprinkler system.									
8. Required fire flow for open parking structures are not protected throughout by an approved automatic sprinkler system shall be reduced by 75 percent where all of the following conditions are met: (1) The structure complies with the building code. (2) The structure is of Type I or Type II construction. (3) The structure is provided with a Class I standpipe system in accordance with NFPA 14. Class I standpipe systems of the manual dry type shall be permitted. (4) The resulting fire flow is not less than 1,000 gpm.									



FILE COPY





October 3, 2017

Ronnie S. Navarro, P.E.
City of Dania Beach
100 W Dania Beach Boulevard
Dania Beach, FL 33004

RE: **Dania Pointe – Hotel Transportation Mitigation Impact Fee Calculation**
Dania Beach, Florida
Kimley-Horn # 147507000

Dear Mr. Navarro:

The following is a summary of the City of Dania’s transportation mitigation impact fees associated with the hotel component of the future Dania Pointe development. This phase of the development will consist of 350 hotel rooms.

Broward County’s adopted PM peak hour trip rates were used to calculate the peak hour trips generated by the proposed hotel rooms. The City’s currently adopted Impact Fee Schedule indicates that the current traffic mitigation fee for properties within the City’s Regional Activity Center (RAC) is \$21.26 per PM peak hour trip. Therefore, to calculate the Traffic Mitigation Impact Fee owed to the City, the number of PM peak hour trips was multiplied by the cost per PM peak hour trip. Table 1 summarizes this calculation for the proposed hotel.

Table 1
Dania Pointe – Hotel Transportation Mitigation Impact Fees

Land Use	Intensity	PM Peak Hour Trip Generation Rate	PM Peak Hour Trips	Cost Per Trip	Impact Fee
Hotel	350 rooms	0.70 trips / room	245 trips	\$21.26 / trip	\$5,208.70

Summary

As determined herein, the City’s Traffic Mitigation Impact Fee associated with the proposed hotel component of the Dania Pointe site is \$5,208.70. Please contact me via telephone at (561) 840-0248 or via e-mail at chris.heggen@kimley-horn.com should you have any questions regarding this determination.

Sincerely,

KIMLEY-HORN AND ASSOCIATES, INC.

Christopher W. Heggen, P.E.
Transportation Engineer

k:\wpb_tpto\1475\147507000 dania pointe\2017-9-18-dania-hotel-impact-fees.docx





October 3, 2017

Ronnie S. Navarro, P.E.
City of Dania Beach
100 W Dania Beach Boulevard
Dania Beach, FL 33004

RE: **Dania Pointe – Hotel Traffic Generation Statement**
Dania Beach, Florida
Kimley-Horn # 147507000



Dear Mr. Navarro:

The following trip generation calculations have been undertaken to evaluate the number of trips being generated by the currently proposed incremental phases of development in comparison to the overall thresholds defined on the currently pending Plat Note amendment for the Dania Pointe site. The overall site is located on the north side of Stirling Road between I-95 and Bryan Road and has received master plan approval for a mix of commercial, office, hotel, and residential uses. Table 1 below provides a summary of the total master plan entitlements defined on the currently pending Plat Note amendment, previously approved incremental development, currently proposed development as a part of this application, and remaining entitlements.

Table 1
Dania Pointe – Entitlement Summary

Use	Master Site Entitlements (Plat Note)	Phase 1 Development (Previously Approved)	Currently Proposed Incremental Development	Remaining Entitlements
Retail	937,260 SF	289,425 SF	--	647,835 SF
General Office	506,000 SF	--	--	506,000 SF
Hotel	350 Rooms	--	350 Rooms	0 Rooms
Residential	1,000 Units	--	--	1,000 Units
Drive-In Bank	7,000 SF	7,000 SF	--	0 SF

Trip Generation Determination

A trip generation determination was prepared to determine the total new external trips generated by the development that has been proposed to date on site, including the current application for 350 hotel rooms. A summary has also been prepared to compare this volume of trips to the total approved trip generation potential of the overall site master plan and the number of trips remaining to be built. Table 2 provides this summary. Tables 3A and 3B attached to this letter provide detailed trip generation calculations.

Table 2
Dania Pointe – Trip Generation Summary

Scenario	AM Peak Hour			PM Peak Hour		
	Total	In	Out	Total	In	Out
Approved Site Plan Trips	1,635	1,031	604	2,420	1,031	1,389
Proposed To Date Trips	359	238	121	873	414	459
Remaining Trips	1,276	793	483	1,547	617	930

As shown, the site has entitlements remaining to generate a total of 1,276 total AM peak hour trips and 1,547 total PM peak hour trips following development of the currently proposed 350 hotel rooms.

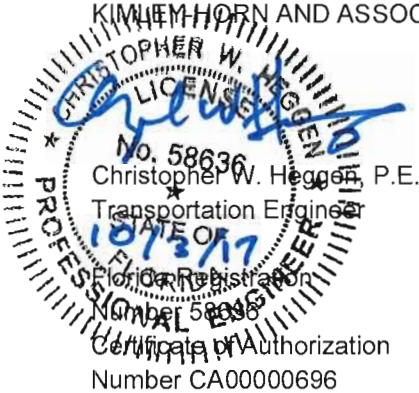
Conclusion

As determined herein, the Dania Pointe site has entitlements remaining to generate a total of 1,276 total AM peak hour trips and 1,547 total PM peak hour trips following development of the currently proposed 350 hotel rooms as part of this application.

Please contact me via telephone at (561) 840-0248 or via e-mail at chris.heggen@kimley-horn.com should you have any questions regarding this evaluation.

Sincerely,

KIMLEY HORN AND ASSOCIATES, INC.



Attachments

k:\wpb_tpto\1475\147507000 dania pointe\2017-9-18-dania-hotel-tgenmemo.docx

TABLE 3A
TRIP GENERATION VERSION 7
Peak Trip Gen

ITE TRIP GENERATION CHARACTERISTICS										No Internal Capture: (Mark with X if appropriate)										Adjacent Street Traffic:										
Land Use		ITE Edition	ITE Code	Scale	ITE Units	DIRECTIONAL DISTRIBUTION				GROSS VOLUMES				INTERNAL CAPTURE				EXTERNAL TRIPS				PASS-BY CAPTURE				NET NEW EXTERNAL TRIPS				
						Manual In	Out	Percent In	Out	In	Out	Total	Manual Percent	Calc. Percent	IC Code	IC In	IC Out	IC Total	In	Out	Total	Manual Percent	Calc. Percent	PB Trips	In	Out	Total			
1	Shopping Center	9	820	937.26	ksf			62%	38%	378	232	610	13.4%	13.4%		41	41	82	337	191	528	34.0%	34.0%	180	247	101	348			
2	General Office	9	710	506	ksf			88%	12%	616	84	700	11.8%	11.8%		41	41	82	575	43	618	0.0%	0.0%	0	575	43	618			
3	Apartment	9	220	1000	du			20%	80%	99	395	494	2.9%	2.9%		7	7	14	92	388	480	0.0%	0.0%	0	92	388	480			
4	Hotel	9	310	350	room			59%	41%	110	76	186	18.8%	18.8%		17	17	34	93	59	152	0.0%	0.0%	0	93	59	152			
G	Drive-In Bank	9	912	7	ksf			57%	43%	48	37	85	17.6%	17.6%		7	7	14	41	30	71	47.0%	47.0%	34	24	13	37			
6																														
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14																														
15																														
Note: Unconstrained Internal Capture Method (ITE Handbook)												1251	824	2,075	10.9%			113	113	226	1,138	711	1,849			11.6%	214	1,031	804	1,535
Total:																														
ITE TRIP GENERATION CHARACTERISTICS										No Internal Capture: (Mark with X if appropriate)										Adjacent Street Traffic:										
Land Use		ITE Edition	ITE Code	Scale	ITE Units	DIRECTIONAL DISTRIBUTION				GROSS VOLUMES				INTERNAL CAPTURE				EXTERNAL TRIPS				PASS-BY CAPTURE				NET NEW EXTERNAL TRIPS				
						Manual In	Out	Percent In	Out	In	Out	Total	Manual Percent	Calc. Percent	IC Code	IC In	IC Out	IC Total	In	Out	Total	Manual Percent	Calc. Percent	PB Trips	In	Out	Total			
1	Shopping Center	9	820	937.26	ksf			48%	52%	1288	1395	2,683	20.4%	20.4%		274	274	548	1,014	1,121	2,135	34.0%	34.0%	726	651	758	1,409			
2	General Office	9	710	506	ksf			17%	83%	110	535	645	23.3%	23.3%		75	75	150	35	460	495	0.0%	0.0%	0	35	460	495			
3	Apartment	9	220	1000	du			65%	35%	369	199	568	50.1%	50.1%		142	142	284	227	57	284	0.0%	0.0%	0	227	57	284			
4	Hotel	9	310	350	room			51%	49%	107	103	210	19.5%	19.5%		20	20	40	87	83	170	0.0%	0.0%	0	87	83	170			
G	Drive-In Bank	9	912	7	ksf			50%	50%	85	85	170	31.2%	31.2%		27	27	54	58	58	116	47.0%	47.0%	54	31	31	62			
6																														
R																														
O																														
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2																														
11																														
12																														
13																														
14																														
15																														
Note: Unconstrained Internal Capture Method (ITE Handbook)												1959	2317	4,276	25.2%			538	538	1,076	1,421	1,779	3,200			24.4%	780	1,031	1,389	2,420
Total:																														

TABLE 3B
TRIP GENERATION VERSION 7
Peak Trip Gen

ITE TRIP GENERATION CHARACTERISTICS										DIRECTIONAL DISTRIBUTION										GROSS VOLUMES										INTERNAL CAPTURE										EXTERNAL TRIPS										PASS-BY CAPTURE				Adjacent Street Traffic:			
Land Use		ITE Edition	ITE Code	Scale	ITE Units	Manual		Percent		In	Out	Total	Manual	Percent	Calc.	IC Code	IC In	IC Out	IC Total	In	Out	Total	Manual	Percent	Calc.	PB Trips	In	Out	Total																												
1	Shopping Center	9	820	289,425	ksf				62%			298	13.4%	13.4%	13.4%		20	20	40	165	93	258	34.0%	34.0%	88	121	49	170																													
2																																																									
3																																																									
4	Hotel	9	310	350	room				59%	110	76	186	18.8%	18.8%	18.8%		17	17	34	93	59	152	0.0%	0.0%	0	93	59	152																													
5	Drive-In Bank	9	912	7	ksf				57%	48	37	85	17.6%	17.6%	17.6%		7	7	14	41	30	71	47.0%	47.0%	34	24	13	37																													
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Note: Unconstrained Internal Capture Method (ITE Handbook)															Total:																																										

ITE TRIP GENERATION CHARACTERISTICS															No Internal Capture: (Mark with X if appropriate)										Adjacent Street Traffic:									
Land Use		ITE Edition	ITE Code	Scale	ITE Units	DIRECTIONAL DISTRIBUTION				GROSS VOLUMES				INTERNAL CAPTURE				EXTERNAL TRIPS				PASS-BY CAPTURE				NET NEW EXTERNAL TRIPS								
						Manual	In	Out	Percent	In	Out	Total	Manual	Percent	Calc.	IC Code	IC In	IC Out	IC Total	In	Out	Total	Manual	Percent	Calc.	PB Trips	In	Out	Total					
1	Shopping Center	9	820	289,425	ksf				48%			1,221	20.4%	20.4%	20.4%		125	125	250	461	510	971	34.0%	34.0%	330	296	345	641						
2																																		
3																																		
4	Hotel	9	310	350	room				49%	107	103	210	19.5%	19.5%	19.5%		20	20	40	87	83	170	0.0%	0.0%	0	87	83	170						
5	Drive-In Bank	9	912	7	ksf				50%	85	85	170	31.2%	31.2%	31.2%		27	27	54	58	58	116	47.0%	47.0%	54	31	31	62						
6																																		
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13																																		
14																																		
15																																		
Note: Unconstrained Internal Capture Method (ITE Handbook)															Total:																			
															778	823	1,601	21.5%		21.5%		172	172	344	606	651	1,257		30.5%		384	414	459	873

Meeks, Liz

From: Thomas, Melibe
Sent: Thursday, August 24, 2017 10:41 AM
To: Meeks, Liz
Subject: FW: Dania Pointe Hotels DRC Submittal



From: Gonzalo Scotti, AIA
Sent: Thursday, August 24, 2017 10:41:13 AM (UTC-05:00) Eastern Time (US & Canada)
To: Lajoie, Corinne
Cc: Thomas, Melibe; Martin Diaz-Yabor
Subject: RE: Dania Pointe Hotels DRC Submittal



Thanks Corinne!

Best regards,

Gonzalo Scotti, AIA, NCARB
Principal-Partner

DIAZ • CARREÑO • SCOTTI
+ P A R T N E R S
ARCHITECTS • ENGINEERS
PLANNERS • INTERIORS

12124 SW 131 AVE., MIAMI, FL 33186
PH: (305) 256-9071 ext:113
FAX: (305) 256-9073



The information contained in this communication may be confidential, is intended only for the use of the recipient(s) named above, and may be legally privileged. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication, or any of its contents, is strictly prohibited and may be unlawful. If you have received this communication in error, please return it to the sender immediately and delete the original message and any copy of it from your computer system. If you have any questions concerning this message, please contact the sender.

From: Lajoie, Corinne [mailto:cchurch@daniabeachfl.gov]
Sent: Thursday, August 24, 2017 10:29 AM
To: Gonzalo Scotti, AIA <gscotti@dcsp-ae.com>
Cc: Thomas, Melibe <Melibe.Thomas@kimley-horn.com>; Martin Diaz-Yabor <mdiazabor@dcsp-ae.com>
Subject: RE: Dania Pointe Hotels DRC Submittal

Submit when you are ready. Once your submittal is received we will figure out a meeting schedule with the DRC staff.

Corinne Lajoie, AICP, LEED GA
Planning and Zoning Manager
City of Dania Beach, FL

From: Gonzalo Scotti, AIA [<mailto:gscotti@dcsp-ae.com>]
Sent: Thursday, August 24, 2017 10:10 AM
To: Lajoie, Corinne
Cc: Thomas, Melibe; Martin Diaz-Yabor
Subject: Dania Pointe Hotels DRC Submittal

Good morning Corinne,
Hope you are doing great.

During our meeting a couple of weeks ago Marc mentioned that we would be able to submit outside the usual deadlines for DRC.

Can you clarify this for us? We are planning to submit in the next couple of weeks but don't know if we will make it for the September 7th deadline.

Let me know.

Best regards,

Gonzalo Scotti, AIA, NCARB
Principal-Partner

DIAZ • CARREÑO • SCOTTI
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ARCHITECTS • ENGINEERS
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CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Resolution

Continued from:

Requested Action (Identify appropriate Action or Motion)

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE PLAT NOTE AMENDMENT DELEGATION REQUEST (DR-86-17) APPLICATION SUBMITTED BY RAHIL SANGHVI ON BEHALF OF THE PROPERTY OWNER DANIA RESORTS, LLC FOR PROPERTY GENERALLY LOCATED ON THE SOUTH SIDE OF STATE ROAD 84 AND NORTH OF I-595 WITHIN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A", A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Staff Report, Resolution, Application and backup



**CITY OF DANIA BEACH
COMMUNITY DEVELOPMENT DEPARTMENT
STAFF REPORT**

DATE: December 11, 2017

TO: Robert Baldwin, City Manager

VIA: Marc LaFerrier, AICP, Director *[Signature]*

FROM: Corinne Lajoie, AICP, LEED G. A., Planning and Zoning Manager *[Signature]*

SUBJECT: **DR-86-17:** The applicant, Rahil Sanghvi, on behalf of the property owner Dania Resorts, LLC., is requesting a plat note amendment to allow a hotel use for the property located at 3001 SW 26 Terrace.

PLAT NOTE AMENDMENT

To change the use identified on the plat to allow a hotel.

PROPERTY INFORMATION

EXISTING ZONING: Industrial, Research, Office, Marine – Airport Approach (IROM-AA)

LAND USE DESIGNATION: Industrial

VIOLATIONS ON PROPERTY

There are no open violations on this property.

The subject property is located on the west side of SW 26 Terrace, south of State Road 84. The property is currently vacant.

On December 14, 1993 the City Commission approved the plat for this project. At that time the note on the plat restricted the use to industrial. On January 10, 2017 the City Commission approved a site plan for a 28,500 square foot warehouse.

PLAT NOTE AMENDMENT

At this time the applicant is requesting to change the note on the plat to allow hotel use. The proposed plat note change is as follows:

FROM:

This plat is restricted to industrial use, Commercial/retail uses are not permitted without the approval of the Board of County Commissioners who shall review and address these uses for increased impacts.

TO:

The plat is restricted to 125 hotel rooms.

CITY COMMISSION PREVIOUS ACTION

On January 10, 2017 the City Commission approved a site plan for a 28,500 square foot warehouse.

On January 10, 2017 the City Commission approved the vacation of a public drainage easement.

On November 21, 2016 the City Commission approved a waiver of replat for this application.

CITY COMMISSION ACTION

Approve.

RESOLUTION NO. 2017-156

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA, APPROVING THE PLAT NOTE AMENDMENT DELEGATION REQUEST (DR-86-17) APPLICATION SUBMITTED BY RAHIL SANGHVI ON BEHALF OF THE PROPERTY OWNER DANIA RESORTS, LLC FOR PROPERTY GENERALLY LOCATED ON THE SOUTH SIDE OF STATE ROAD 84 AND NORTH OF I-595 WITHIN THE CITY OF DANIA BEACH, FLORIDA, AS LEGALLY DESCRIBED IN EXHIBIT "A", A COPY OF WHICH IS ATTACHED TO THIS RESOLUTION; PROVIDING FOR CONFLICTS; FURTHER, PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Dania Resorts, LLC ("Applicant"), is requesting approval of a plat note delegation request for the redevelopment of the property located on the north side of Interstate 595 and South of State Road 84 within the City of Dania Beach, Florida (the "City"), as legally described in Exhibit "A"; and

WHEREAS, the City Code of Ordinances, Chapter 28 "Land Development Code" (the "LDC"), Part 6 "Development Review Procedures and Requirements", Article 640 "Plats," Section 640-70 "Amendment of plat" states that subsequent to City Commission approval of a plat, the plat may be amended by the City Commission; and

WHEREAS, the Applicant is requesting approval of a plat note amendment delegation request in order to amend the RUNWAY LAKES FLL AIRPORT PLAT (PLAT 3), recorded in Plat Book 158, Page 2 of the Public Records of Broward County, Florida as described in Exhibit "B" (the "Plat Note Amendment") (DR-86-17) to permit the future development of a hotel use with a maximum of one-hundred twenty-five (125) rooms (the "Proposed Use"); and

WHEREAS, Broward County requires the City concur with the proposed revision prior to review by the Broward County Commission; and

WHEREAS, the City Commission finds that the approval of the Plat Note Amendment (DR-95-17) will protect the health, safety, and welfare of the residents of the City, and furthers the purpose, goals, objectives and policies of the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF DANIA BEACH, FLORIDA:

Section 1. That the foregoing "WHEREAS" clauses are ratified and confirmed as being true and correct and they are made a specific part of this Resolution.

Section 2. That pursuant to Chapter 28, “Land Development Code,” Part 6 “Development Review Procedures and Requirements,” Article 640 “Plats,” Section 640-70 “Amendment of plat,” the Plat Note Amendment (DR-86-17), as provided in the attached Exhibit “B,” a copy of which is made a part of and incorporated into this Resolution by this reference is accepted and approved.

Section 3. That all resolutions or parts of resolutions in conflict with this Resolution are repealed to the extent of such conflict.

Section 4. That this Resolution shall be in force and take effect immediately upon its passage and adoption.

PASSED AND ADOPTED on December 11, 2017.

ATTEST:

LOUISE STILSON, CMC
CITY CLERK

TAMARA JAMES
MAYOR

APPROVED AS TO FORM AND CORRECTNESS:

THOMAS J. ANSBRO
CITY ATTORNEY

EXHIBIT A
LEGAL DESCRIPTION

Parcel A, RUNWAY LAKES FLL AIRPORT PLAT (PLAT 3), according to the plat thereof, as recorded in Plat Book 158, Page 21 of the Public Records of Broward County, Florida.

**EXHIBIT B
PLAT NOTE AMENDMENT**

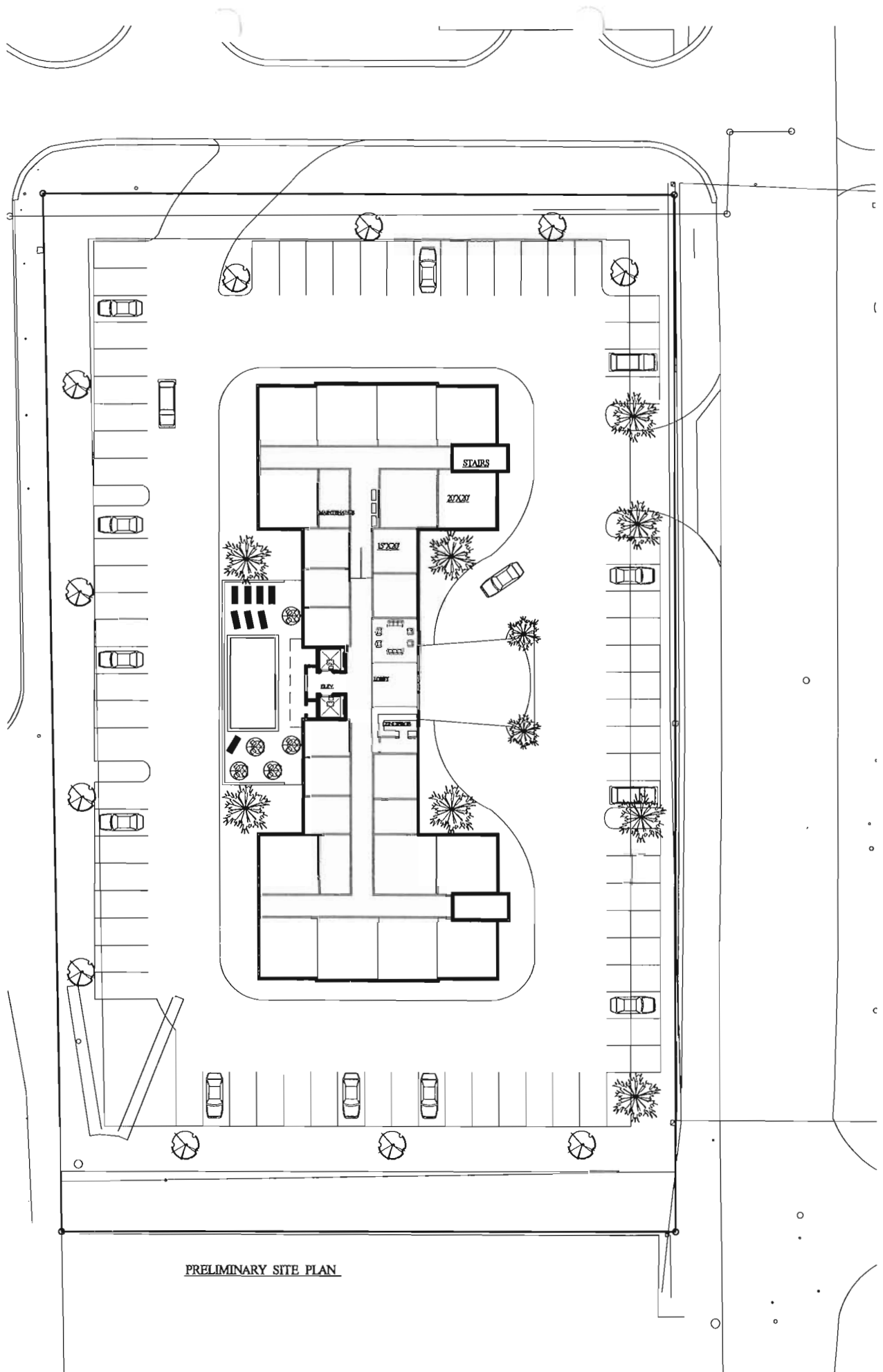
RUNWAY LAKES FLL AIRPORT PLAT (PLAT 3)

From

Note 5. “This plat is restricted to industrial use.”

To

“This plat is restricted to construction of a hotel with maximum number of 125 rooms.”



Lajoie, Corinne

From: Ryan Sanghvi Boca <bocahi2020@gmail.com>
Sent: Thursday, November 02, 2017 5:08 PM
To: Lajoie, Corinne
Subject: Re: Code Violation Letter - 3001 SW 26 Ter

Hello Corinne

Proposed Note: The plat is restricted to 125 hotel rooms.

Thank you

Ryan

On Thu, Nov 2, 2017 at 14:10 Lajoie, Corinne <cchurch@daniabeachfl.gov> wrote:

You must provide me with the new plat note you are requesting.

From: Ryan Sanghvi Boca [mailto:bocahi2020@gmail.com]
Sent: Thursday, November 02, 2017 1:47 PM

To: Lajoie, Corinne
Subject: Re: Code Violation Letter - 3001 SW 26 Ter

Thank you for the update. I will have my Attorney draft the resolution and send it over.

Thanks for all your help

Best,

Ryan

On Thu, Nov 2, 2017 at 13:38 Lajoie, Corinne <cchurch@daniabeachfl.gov> wrote:

Lajoie, Corinne

From: Lunkins, Angel
Sent: Monday, October 30, 2017 4:30 PM
To: Ryan Sanghvi Boca
Cc: Lajoie, Corinne; Carrie, Anne-Christine
Subject: RE: Code Violation Letter - 3001 SW 26 Ter

Good Afternoon,

There are no code violations or liens at Dania Beach - 504220480010 Address 3001 SW 26 TER. Thank you

Angel Lunkins

Code Compliance Coordinator
City of Dania Beach
100 W. Dania Beach Blvd.
Dania Beach, Florida 33004
(954)924-6810 Ext. 3790

"Established in History, Preparing for Tomorrow"



Please Note: Florida has a very broad public records law. Most written communications to or from City Officials regarding City business are public records available to the public and media upon request. Your e-mail communications may therefore be subject to public disclosure.

From: Ryan Sanghvi Boca [<mailto:bocahi2020@gmail.com>]
Sent: Monday, October 30, 2017 2:51 PM
To: Lunkins, Angel
Subject: Code Violation Letter - 3001 SW 26 Ter

Hello Angel,

Pleasure speaking to you over the phone. Please send some documentation regarding the Code Violations/Liens against 3001 SW 26 Ter.

Folio: 504220480010

Thank you for your help.

Best,

Ryan



City of Dania Beach, Florida
Department of Community Development
Planning and Zoning Division
(954) 924-6805 X3643
(954) 922-2687 Fax

JUL 17 2017

Planning
Department

Standard Development Application

- ☐ Administrative Variance
- ☐ Land Use Amendment
- ☐ Plat
- ☐ Rezoning
- ☐ Site Plan
- ☐ Special Exception
- ☐ Variance
- ☐ Other: Plat Note Amendment

Date Rec'd: _____

Petition No.: DR-086-17

(SEE APPLICATION TYPE SCHEDULE ON PAGES 3 & 4)

THIS APPLICATION WILL NOT BE ACCEPTED UNTIL IT IS COMPLETE AND SUBMITTED WITH ALL NECESSARY DOCUMENTS. Refer to the application type at the top of this form and "Required Documentation" checklist to determine the supplemental documents required with each application.

For after the fact applications, the responsible contractor of record shall be present at the board hearing. Their failure to attend may impact upon the disposition of your application. As always, the applicant or their authorized legal agent must be present at all meetings. All projects must also obtain a building permit from the City Building Division. For more information please reference the **Dania Beach Land Development Code Part 6, Development Review Procedures and Requirements.**

Location Address: 3001 SW 26 Terrace, Dania Beach, 33312

Lot(s): _____ Block: _____ Subdivision: _____

Recorded Plat Name: Runway Lakes FLL Airport Plat (Plat 3)

Folio Number(s): 5042 20 48 0010 Legal Description: Runway Lakes FLL Airport Plat (Plat 3)
158-2 B Parcel A

Applicant/Consultant/Legal Representative (circle one) Rahil Sanghvi

Address of Applicant: 8300 NW 123 way, Parkland, FL, 33076

Business Telephone: 909-538-2321 Home: _____ Fax: _____

E-mail address: bocahi2020@gmail.com

Name of Property Owner: Dania Resorts, LLC

Address of Property Owner: 8300 NW 123 WAY, Parkland, FL, 33076

Business Telephone: 909-538-2321 Home: 909-538-2321 Fax: _____

Explanation of Request: change comment/note 5 of the plat to include "hotel" as one
For **Plats** please provide proposed **Plat Name** for **Variances** please attach **Criteria Statement** as per of the
Section 625.40 of the Land Development Code. uses

Prop. Net Acreage: _____ Gross Acreage: 1.65+ Prop. Square Footage: 71,564

Existing Use: _____ Proposed Use: _____

proposed note: "The plat is restricted to 125 hotel rooms"

Is property owned individually, by a corporation, association, or a joint venture? ifls

AUTHORIZED REPRESENTATIVE

I/we are fully aware of the request being made to the City of Dania Beach. If I/We are unable to be present, I/we hereby authorize Rahil Sanghvi (individual/firm) to represent me/us in all matters related to this application. I/we hereby acknowledge that the applicable fee was established to offset administrative costs and is not refundable.

I/we are fully aware that all approvals automatically expire within 12 months of City of Dania Beach Planning and Zoning Board or City Commission approval, or pursuant to the expiration timeframe listed in Part 6 of the Dania Beach Land Development Code.

STATE OF FLORIDA
COUNTY OF BROWARD
The foregoing instrument
was acknowledged

By: Rahil Sanghvi
(Owner / Agent signature*)

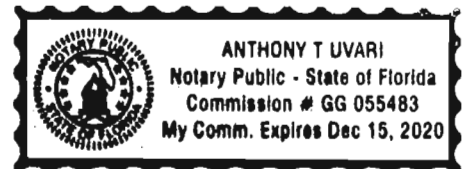
BEFORE ME THIS 14 DAY OF July, 20 17

By:

Rahil Sanghvi
(Print name of person acknowledging)

(Joint owner signature if applicable)

Notary [Signature]
(Signature of Notary Public – State of Florida)



Personally known _____ or Produced Identification ☒

Type of identification produced: FL DL or Drivers License 5521-720-89-306-0

*If joint ownership, both parties must sign. If partnership, corporation or association, an authorized officer must sign on behalf of the group. A notarized letter of authorization from the owner of record must accompany the application if an authorized agent signs for the owner(s).

NO APPLICATION WILL BE AUTOMATICALLY SCHEDULED FOR A MEETING.

**ALL APPLICATIONS MUST BE DETERMINED COMPLETE BY STAFF
BEFORE PROCESSING OCCURS.**

PLAT BOOK 58 PAGE 2
SHEET 2 OF 2 SHEETS

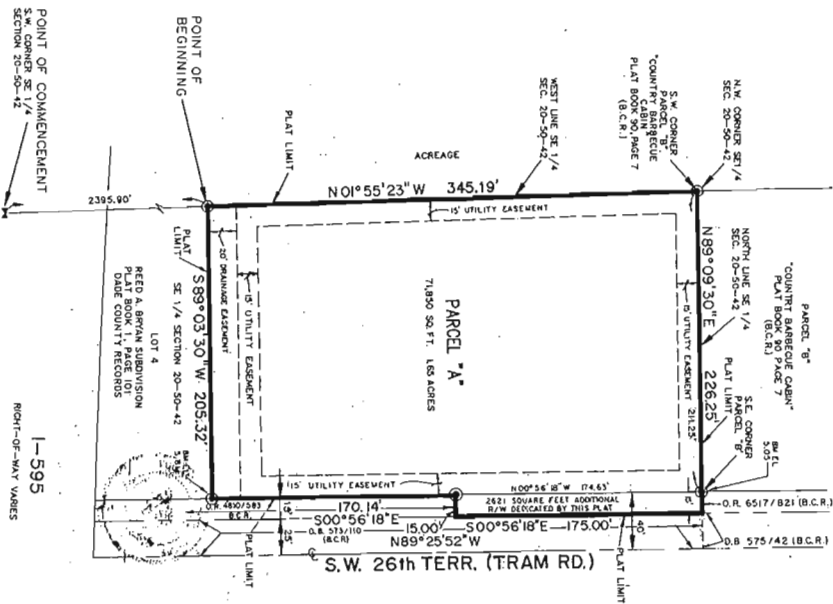
CITY OF DANIA, BROWARD COUNTY, FLORIDA

WILLIAMS, HATFIELD & STONER, INC. • CONSULTING ENGINEERS • PLANNERS • SURVEYORS

2312 WILTON DRIVE, FORT LAUDERDALE, FLORIDA 33305

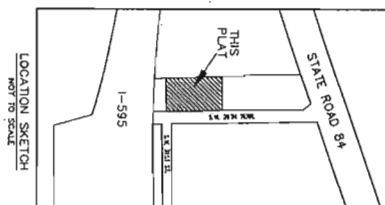


(IN FEET)
1 inch = 40 ft



1-595

R/CHT-OF-WAY VARIES

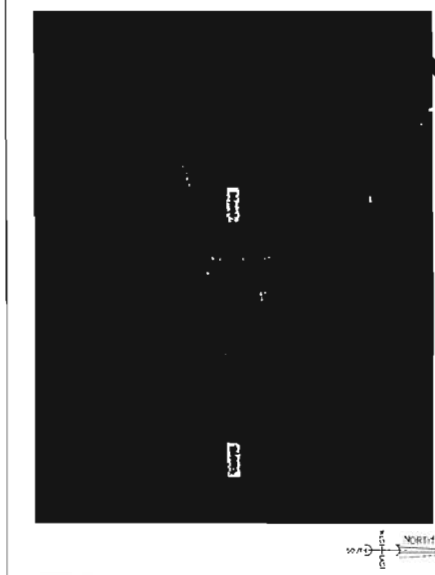


LOCATION SKETCH
NOT TO SCALE

1. (●) Indicates Permanent Reference Measurement AUST unless otherwise noted.

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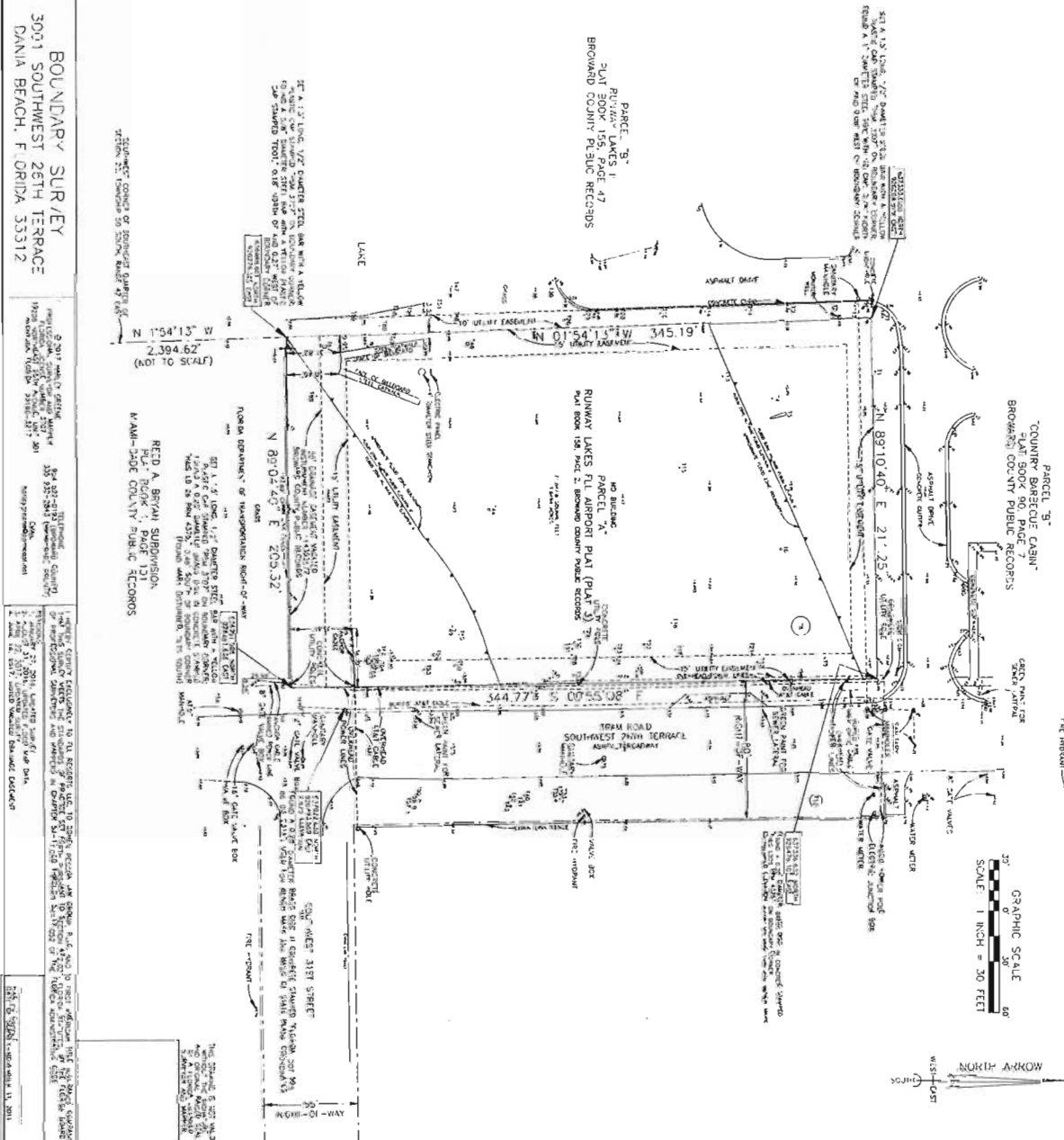
LOCATION MAP NOT TO SCALE



THIS SURVEY
NOT TO SCALE

TREE LIST

DATE	THROW	STRENGTH	NAME	THROW	STRENGTH	DATE
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BOUNDARY SURVEY
3001 SOUTHWEST 26TH TERRACE
DANIA BEACH, FLORIDA 33312

3001 SOUTHWEST 26TH TERRACE
DANIA BEACH, FLORIDA 33312

3001 SOUTHWEST 26TH TERRACE
DANIA BEACH, FLORIDA 33312



MARTY KIARD
BROWARD
 COUNTY
 PROPERTY APPRAISER

Site Address	3001 SW 26 TERRACE, DANIA BEACH FL 33312	ID #	5042 20 48 0010
Property Owner	DANIA RESORTS LLC	Millage	0412
Mailing Address	8300 NW 123 WAY PARKLAND FL 33076	Use	40

Abbreviated Legal Description	RUNWAY LAKES FLL AIRPORT PLAT (PLAT 3) 158-2 B PARCEL A
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The just values displayed below were set in compliance with Sec. 193.011, Fla. Stat., and include a reduction for costs of sale and other adjustments required by Sec. 193.011(8).

Property Assessment Values					
Click here to see 2016 Exemptions and Taxable Values as reflected on the Nov. 1, 2016 tax bill.					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2017	\$701,650		\$701,650	\$701,650	
2016	\$701,650		\$701,650	\$661,380	\$14,742.05
2015	\$701,650		\$701,650	\$601,260	\$14,226.73

2017 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$701,650	\$701,650	\$701,650	\$701,650
Portability	0	0	0	0
Assessed/SOH	\$701,650	\$701,650	\$701,650	\$701,650
Homestead	0	0	0	0
Add. Homestead	0	0	0	0
Wid/Vet/Dis	0	0	0	0
Senior	0	0	0	0
Exempt Type	0	0	0	0
Taxable	\$701,650	\$701,650	\$701,650	\$701,650

Sales History			
Date	Type	Price	Book/Page or CIN
6/28/2017	WD	\$1,300,000	114496147
10/20/2005	DR*	\$1,643,000	40781 / 1439
7/29/2005	D*	\$2,687,800	40295 / 450

Land Calculations		
Price	Factor	Type
\$9.75	71,564	SF
\$9.75	400	OA
Adj. Bldg. S.F.		

* Denotes Multi-Parcel Sale (See Deed)

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
04								
A								
165								

Prepared by

James J. Hurchalla & Associates, PA
1700 E Las Olas Blvd., Ste. 206
Fort Lauderdale, FL 33301

Return to: GRANTEE

Cohen Pessoa Law Group, PLLC
14361 Commerce Way, Suite 307
Miami Lakes, FL 33016

File No.: CPLG-134.005

WARRANTY DEED

This indenture made on 6/28/2017 A.D., by

Alex Nichols, a married man

whose address is: **2308 Sunrisc Key Boulevard, Fort Lauderdale, FL 33304**
hereinafter called the "grantor", to

Dania Resorts, LLC, a Florida limited liability company

whose address is: **8300 NW 123 Way, Parkland, FL 33076**
hereinafter called the "grantee".

(Which terms "Grantor" and "Grantee" shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **Broward County, Florida**, (the "Property") to-wit:

The land referred to herein below is situated in the County of Broward, State of Florida, and is described as follows:

Parcel A, RUNWAY LAKES FLL AIRPORT PLAT (PLAT3), according to the Plat thereof, recorded in Plat Book 158, Page 2, of the Public Records of Broward County, Florida.

Parcel Identification Number: **504220 48 0010**

The Property is not the homestead of the Grantor under the laws and constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any, but this reference shall not operate to reimpose same.

File No.: CPLG-134.005

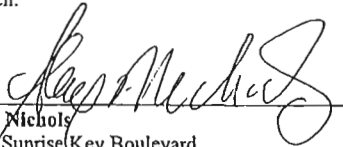
②

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

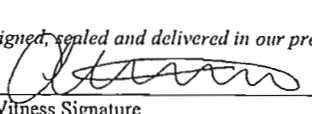
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said Property in fee simple; that the grantor has good right and lawful authority to sell and convey said Property; that the grantor hereby fully warrants the title to said Property and will defend the same against the lawful claims of all persons whomsoever; and that said Property is free of all encumbrances except taxes accruing subsequent to December 31st of 2016.

In Witness Whereof, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

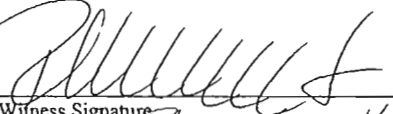


Alex Nichols
2308 Sunrise Key Boulevard
Fort Lauderdale, FL 33304

Signed, sealed and delivered in our presence:



Witness Signature
Print Name: Alyssa Stone



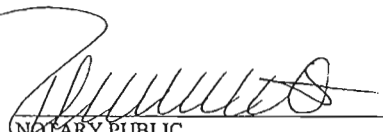
Witness Signature
Print Name: Rhonda M. Huber

State of MASSACHUSETTS

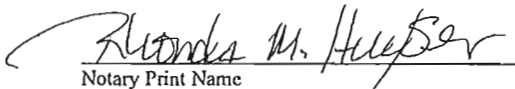
County of NANTUCKET

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED before me on 6/28/2017, by Alex Nichols, a married man who is personally known to me or has produced a valid driver's license as identification.





NOTARY PUBLIC



Notary Print Name

My Commission Expires: June 29, 2023

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Discussion

Continued from:

Requested Action (Identify appropriate Action or Motion)		
Athletic Director Position		

Purchasing Requests ONLY		
Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

Exhibits Attached
Memo, "Draft" Job Description

Date: December 6, 2017

To: Mayor Tamara James
Vice Mayor Bill Harris
Commissioner Chickie Brandimarte
Commissioner Bobbie H. Grace
Commissioner Marco A. Salvino, Sr.

From: Robert Baldwin, City Manager

Subject: Athletic Director Position

The City Commission approved a new position of athletic director in the Parks and Recreation Department's FY 2017-18 Budget. Staff has developed a job description for the position after meeting and taking input from individual City Commissioners.

This position has been assigned pay grade 30 \$50,887 - \$78,838

A draft job description is attached for your review and further input. Upon approval, Human Resources will commence with recruitment.

ATHLETIC DIRECTOR

CITY OF DANIA BEACH, FLORIDA **Classification Description**

CLASSIFICATION TITLE:	Athletic Director	FLSA Status:	Exempt
DEPARTMENT:	Parks & Recreation	Union Status:	Not Eligible

WORK OBJECTIVE

Performs professional responsible work overseeing and coordinating the development, execution, and delivery of the City's athletics programming and initiatives. Performs community outreach in the promotion of City sports programs and health and fitness initiatives while providing a safe and constructive athletic activities environment for the City's residents. Position may supervise employees and vendors in day-to-day work activities to provide optimum efficiency and productivity. Position requires a complete understanding and wide application of principles, theories, and concepts in the field of municipal youth athletics programming. This position reports to the director of Parks and Recreation.

ESSENTIAL FUNCTIONS

The list of essential functions, as outlined herein, is intended to be representative of the tasks performed within this classification. It is not necessarily descriptive of any one position in the class. The omission of an essential function does not preclude management from assigning duties not listed herein if such duties are a logical assignment to the position.

- Develops, markets, and runs the City's sports programs
- Oversees daily functions of the department's athletics programming and services, providing observation, direction, guidance and support to staff, volunteers, and program participants
- Ensures maintenance of program compliance with funding/grant parameters and applicable local and state regulatory standards and requirements; ensures staff under charge are apprised and trained in new or changing standards and procedures
- Supervises and coordinates various activities to facilitate athletic programs, including event calendars and scheduling, outside league participation, securing game officials, event advertising and promotional distribution, sponsorship and donations solicitation
- Supervises and coordinates the activities of program coaches and volunteers, ensuring appropriate training and clear communications are provided regarding participation rules, standards, and requirements
- Performs budget planning and management related to the acquisition of sports equipment, uniforms, and securing event officials; authorizes payments, monitors expenses, and secures good and services within scope of authority
- Seeks and establishes relationships and effective communications and partnerships with community agencies, governmental/health organizations, educational institutions, and local civic/business organizations in support of the athletic program's initiatives; serves as department liaison
- Performs marketing and outreach activities to encourage program participation through effective communications and the dissemination of publicity and promotional materials
- Performs related duties as directed when such duties are a logical and appropriate assignment to the position.

MINIMUM QUALIFICATIONS

Bachelor's degree in physical education, sports science, or related field; supplemented by three or more years' directly related experience in management and coordination of athletics and events programming;

ATHLETIC DIRECTOR

or an equivalent combination of education, certification, training and/or experience. Must have Cardiopulmonary Resuscitation (CPR) and Automated External Defibrillator (AED) certifications. Current driver's license with an overall good driving record required. If driver's license is out of state, must be able to obtain Florida driver's license within 6 months of hire date. May be required to have or obtain additional formal industry certification(s) based on area of assignment.

PHYSICAL REQUIREMENTS

Tasks involve the periodic performance of moderately physically demanding work, usually involving lifting, carrying, pushing and/or pulling of moderately heavy objects and materials (up to 80 pounds). Tasks that require moving objects of significant weight require the assistance of another person and/or use of proper techniques and moving equipment. Tasks may involve some climbing, stooping, kneeling, crouching, or crawling.

ENVIRONMENTAL REQUIREMENTS

Tasks are regularly performed inside and/or outside with potential for exposure to adverse conditions, (e.g., dirt, cold, rain, fumes).

SAFETY SENSITIVE

This position is deemed a safety sensitive position in accordance with Florida State Statute Chapter 112.0455 Drug Free Workplace Act and is subject to pre-employment drug screening.

The City of Dania Beach is an Equal Opportunity Employer. In compliance with Equal Employment Opportunity guidelines and the Americans with Disabilities Act, the City of Dania Beach provides reasonable accommodation to qualified individuals with disabilities and encourages both prospective and current employees to discuss potential accommodations with the employer.

I have read and understand this classification description and hereby certify that I am qualified to perform this job, with or without reasonable accommodation.

Name (print)

Supervisor's Name (print)

Employee Signature

Supervisor's Signature

Date

Date

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Discussion

Continued from:

Requested Action (Identify appropriate Action or Motion)		
Provide direction to staff on how to proceed.		

Purchasing Requests ONLY		
Dept:	Acct #:	Amt:
Fund:		

Fiscal Impact/Cost Summary

Exhibits Attached
Memo, Master Plan Scope



City of Dania Beach

Parks and Recreation Department

100 West Dania Beach Blvd · Dania Beach, FL 33004 · (954) 924-6800 · (954) 924-6813 (fax)

MEMORANDUM

TO: Honorable Mayor & Commissioners

THROUGH: Robert Baldwin, City Manager

FROM: Mark Felicetty, Director

DATE: December 11, 2017

SUBJECT: Comprehensive 10 Year Master Plan for Parks and Recreation

This budget year \$60,000 was appropriate to conduct a parks master plan. The Parks and Recreation Department recommends using an outside consultant to create a 10 year Master Plan for Parks and Recreation. The scope of work is attached and made part of this memo. The consultant will be responsible to:

- Conduct an inventory and assessment of existing parks land and facilities while working with City staff and the community to improve existing facilities and identify open spaces for redevelopment opportunities.
- Involve the community by utilizing several public input methodologies to include but not limited to neighborhood meetings, community forums, questionnaires, presentations, and focus groups.
- Research and identify the City's community profile unique qualities, geography, demographics, and trends.
- Develop a well-defined long range vision for the Dania Beach Parks and Recreation Department.
- Create a 10 Year Capital Improvement Plan (CIP) that includes a plan for operations and maintenance.

A more detailed scope of work is attached for your consideration and comments. Upon Commission review and comment, a competitive Request for Proposals will be issued in accordance with the City's procurement rules.

Comprehensive 10 Year Dania Beach Parks & Recreation Master Plan

1. Community Profile:

Research and identify unique qualities, geography, demographics, and trends specific to the Dania Beach community that will affect Master Plan considerations for the future.

2. Inventory and Assessment:

Describe the inventory and conditions of existing parklands and other recreation facilities.

Work with staff, community and needs assessment to identify and define immediate needs and desired improvements within existing developed parks and greenways to determine long range needs.

Identify open space resources for potential park system acquisition and/or parks development opportunity within the community. (Olsen Middle School 6 acres)

Identify redevelopment opportunities within the existing community for potential park development. (Olsen Middle School 6 acres)

Establish and recommend a long range maintenance objective that accomplishes park system master plan goals.

Create and recommend a 10 year parks development and redevelopment Capital Improvement Plan (CIP) and implementation schedule including immediate and long range budget projections. This should include projections of all costs associated with capital improvements within existing parks.

3. Community Involvement:

Involve as many Dania Beach residents in the development of the Master Plan as possible. To encourage community-wide involvement, utilize several public input methodologies (neighborhood meetings, community forums, questionnaires, presentations, and focus groups. Community involvement is a critical component to the study.

Based on resident input, identify and address major issues, concerns, and challenges specific to Dania Beach that will affect parks, open space, and recreational service decisions now and in the future.

4. Master Plan Documents:

Compile findings and recommendations from above study components into one or more documents which together identify community priorities and define Dania Beach's comprehensive Park, Recreation, and Open Space 10 year Master Plan.

5. The Master Plan Deliverables:

A well-defined long range vision for the Dania Beach Parks & Recreation Department including specific goals and priorities that incorporate all findings from each of the study components and particularly reflect community interest and significant levels of support. This should include identification of parks types, possible future acquisition, and development plans.

A framework for maximizing citizen use and enjoyment of existing parks, facilities, and recreation services.

A framework for meeting future needs and achieving long range parks system development and recreation program service goals.

A specific action plan for the next 5 years that implements standards, guidelines, policies and recommendations of the Master Plan, particularly the Capital Improvement Plan (CIP) for parks system development. This plan should address maintenance and operations for both parks development and recreation program services.

Recommendations for improved public relations and communications to maximize community awareness of Parks and Recreation Department programs and services.

6. General Requirements of the Consultant:

The consultant will hold regular meetings with City staff to review progress, present information, and recommend direction for the remaining portions of the project.

The consultant will plan and facilitate public workshops including a minimum of (3) three neighborhood meetings as necessary to accomplish comprehensive public input. The consultant will prepare and make presentations to City staff and City commission as necessary to accomplish support and successful adoption of Master Plan recommendations. This will include presentation of draft as well as final Master Plan documents for approval.

The consultant will provide (6) six draft copies of all reports and maps for review and comment by City staff prior to the presentations of project findings and recommendations.

The consultant will provide (1) one professionally bound copy and (1) electronic copy of the final adopted Dania Beach Parks and Recreation Master Plan and separate "Executive Summary".

CITY OF DANIA BEACH

Agenda Request Item

Type of Request: Discussion

Continued from:

Requested Action (Identify appropriate Action or Motion)

Appoint a resident who is current in rent in a housing project, or a person of low income who is receiving rent subsidy through a project administered by the Authority to the Dania Beach Housing Authority for a 4-year term.

Purchasing Requests ONLY

Dept:

Acct #:

Amt:

Fund:

Fiscal Impact/Cost Summary

Exhibits Attached

Membership, F.S. 421.05

DANIA BEACH HOUSING AUTHORITY
MEMBERSHIP
Wednesday, January 11, 2017

Name/Address Phone Number	Date Appointed	Term	Mayor Appointment
Derrick Hankerson 746 SW 3 rd Street Dania Beach, FL 33004-4901 954-374-9199 (H) 954-483-6805 (Cell) Dh954@comcast.net	October 13, 2015	November 1, 2014 through October 31, 2018	Salvino
Merita Mitchell 710 SW 2nd Terrace Dania Beach, FL 33004 954-920-4845	May 26, 2015	June 1, 2015 through May 31, 2019	Salvino
Bob Adams 330 SE 3 rd Terrace Dania Beach, FL 33004 954-925-3958 radams@bcpa.net bobaphoto@aol.com	May 12, 2015	June 1, 2015 through May 31, 2019	Salvino
Bill Winkelholz 219 NE 2 nd Place Dania Beach, FL 33004 954-921-8757 954-258-0728	October 13, 2015	November 1, 2015 through October 31, 2019	Salvino
Gloria Black 802 NW 3 rd Street Dania Beach, FL 33004 954-920-7159 (H) 954-608-9305 (Cell) Gloriablack58@yahoo.com	September 27, 2016	November 1, 2016 through October 31, 2020	Salvino
Ruth White 143 NW 7 th Avenue Dania Beach , FL 33004 954-927-8611 strmbc@bellsouth.net	September 27, 2016	November 1, 2016 through October 31, 2020	Salvino
Tiffany Carlisle 7833 Dildo Boulevard Miramar, FL 33023	September 27, 2016	November 1, 2013 through October 31, 2017	Salvino

421.05 Appointment, qualifications, and tenure of commissioners; hiring of employees.—

(1) When the governing body of a city adopts a resolution as aforesaid, the mayor, with the approval of the governing body, shall promptly appoint no fewer than five persons, and no more than seven persons, as commissioners of the authority created for such city. Three of the commissioners who are first appointed shall be designated to serve for terms of 1, 2, and 3 years respectively; the remaining commissioners shall be designated to serve for terms of 4 years each, from the date of their appointment. Thereafter, each commissioner shall be appointed as aforesaid for a term of office of 4 years, except that a vacancy shall be filled for the unexpired term by an appointment by the mayor with the approval of the governing body within 60 days after such vacancy occurs. Each housing authority created pursuant to this chapter shall have at least one commissioner who shall be a resident who is current in rent in a housing project or a person of low or very low income who resides within the housing authority's jurisdiction and is receiving rent subsidy through a program administered by the authority or public housing agency that has jurisdiction for the same locality served by the housing authority, which commissioner shall be appointed at the time a vacancy exists. In the case of an authority which has no completed project, no tenant-commissioner shall be appointed until 10 percent of the units in the first project of the authority have been occupied. The cessation of a tenant-commissioner's tenancy in a housing project or the cessation of rent subsidy shall remove such tenant-commissioner from office, and another person meeting the qualifications required for the office shall be appointed for the unexpired portion of the term. After all reasonable efforts have been made and documented, if the commissioners find that no housing project resident or rent subsidy recipient is available to serve as a tenant-commissioner, the existing vacancy shall then be filled through the normal appointment procedures set forth in this subsection. However, such normal appointment shall not preclude the requirement to exercise diligence in all succeeding vacancies to attempt to first appoint a tenant-commissioner until at least one tenant-commissioner has been appointed. No commissioner of an authority may be an officer or employee of the city for which the authority is created. A commissioner shall hold office until a successor has been appointed and has qualified. A certificate of the appointment or reappointment of any commissioner shall be filed with the clerk, and such certificate shall be conclusive evidence of the due and proper appointment of such commissioner. A commissioner shall receive no compensation for his or her services but shall be entitled to the necessary expenses, including travel expenses, incurred in the discharge of his or her duties. The requirements of this subsection with respect to the number of commissioners of a housing authority apply without regard to the date on which the housing authority was created.

(2)▫ The powers of each authority shall be vested in the commissioners thereof in office from time to time. A majority of the commissioners shall constitute a quorum of the authority for the purpose of conducting its business and exercising its powers and for all other purposes. Action may be taken by the authority upon a vote of a majority of the commissioners present, unless in any case the bylaws of the authority require a larger number. The mayor with the concurrence of the governing body shall designate the first chair from among the appointed commissioners, but when the office of the chair of the authority thereafter becomes vacant, the authority shall select a chair from among the commissioners. An authority shall also select from among the commissioners a vice chair, and it may employ a secretary, who shall be the executive director, technical experts, and such other officers, agents, and employees, permanent and temporary, as it may require and shall determine their qualifications, duties, and compensation. Accordingly, authorities are exempt from s. [215.425](#). An authority may call upon the chief law officer of the city or may employ its own counsel and legal staff for legal services. An authority may delegate to one or more of its agents or employees such powers or duties as it may deem proper.

(3)▫ Notwithstanding the limitation contained in subsection (1) on the number of commissioners of a housing authority, any housing authority that has more than seven commissioners on March 28, 1991, may maintain the same number of commissioners it had on March 28, 1991.

History.—s. 5, ch. 17981, 1937; CGL 1940 Supp. 7100(3-e); s. 1, ch. 59-413; s. 1, ch. 78-165; ss. 1, 2, ch. 80-357; s. 273, ch. 81-259; s. 1, ch. 84-250; s. 1, ch. 89-33; ss. 1, 2, ch. 91-6; s. 82, ch. 97-103; s. 14, ch. 2016-210.

**GREEN ADVISORY BOARD
MEMBERSHIP
Monday, December 04, 2017**

Name/Address Phone Number	Date Appointed	Term	Commission Appointment
Mimi Donly 354 SE 6 th Street Dania Beach, FL 33004 954-923-2127 954-294-1700 (C) bodonly@aol.com	December 9, 2014	November 2014 through November 2018	Salvino
Carol Stokrocki 450 SE 7 th Street, #246 Dania Beach, FL 33004 954-482-2724 cstokrocki@corelogic.com	January 24, 2017	November 2016 through November 2020	Brandimarte
		November 2016 through November 2020	James
Patricia Chukerman 545 SE 4 th Court Dania Beach, FL 33004 954-552-9996 (C) 954-929-8289 (H) bykermom@me.com	November 21, 2016	November 2016 through November 2020	Harris
Charlene Alvarez 580 SE 13 th Street, #203 Dania Beach, FL 33004 954-548-1291 954-548-1576 Charlene3w2@gmail.com	September 27, 2016	November 2014 through November 2018	Grace
Peggy McKenna 34 SE 10 th Terrace Dania Beach, FL 33004 954-937-3168 peggybree@webtv.net	February 28, 2017	November 2016 through November 2018	Alternate

**GREEN ADVISORY BOARD
MEMBERSHIP
Monday, December 04, 2017**

David Simonetta 4641 SW 42 Avenue Dania Beach, FL 33314 954-837-3090 davidjsimonetta@gmail.com	October 24, 2017	November 2016 through November 2018	Alternate
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**MARINE ADVISORY BOARD
MEMBERSHIP
Monday, December 04, 2017**

Name/Address Phone Number	Date Appointed	Term	Commission Appointment
Antony Thackham 705 NW 8 th Street Dania Beach, FL 33004 954-214-6136 tonythackham@comcast.net	November 21, 2016	November 2016 through November 2018	Salvino
Glenn Harrington 4641 SW 30 th Way Dania Beach, FL 33312 954-393-9318 754-263-7354 glenn.harrington@lmppro.com	January 24, 2017	November 2016 through November 2018	Salvino
Joe White 4541 SW 27 Terrace Dania Beach, FL 33312 954-873-5300 captjoewhite@aol.com	December 13, 2016	November 2016 through November 2018	Salvino
Chris Barile 5099 SW 28 th Avenue Dania Beach, FL 33312 954-989-8260 (Home) 954-494-1920 (Cell) chrisbarile@bellsouth.net	January 10, 2017	November 2016 through November 2018	Brandimarte
Arthur J. Perseo 141 SE 3 rd Avenue, #305 Dania Beach, FL 33004 954-925-7023 (H) 954-328-2471 (Cell) artster14@yahoo.com	January 10, 2017	November 2016 through November 2018	Brandimarte
Carol Stokrocki 450 SE 7 th Street, #246 Dania Beach, FL 33004 954-482-2724 cstokrocki@att.net cstokrocki@hotmail.com	January 10, 2017	November 2016 through November 2018	Brandimarte

**MARINE ADVISORY BOARD
MEMBERSHIP
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Name/Address Phone Number	Date Appointed	Term	Commission Appointment
Linda Barber 75 Gulfstream Road, Apt. 305 Dania Beach, FL 33004 954-328-8163 954-940-4969 Linda.barber1103@gmail.com	December 13, 2016	November 2016 through November 2018	James
Ryan Stone 501 E. Dania Beach Boulevard Unit 1H Dania Beach, FL 33004 727-418-3232 m.ryanstone24@gmail.com	January 24, 2017	November 2016 through November 2018	James
		November 2016 through November 2018	James
Gregory Galyo 4496 SW 37 Avenue Fort Lauderdale, FL 33312 904-476-7252 954-397-1112 ggalyo@gmail.com	January 24, 2017	November 2016 through November 2018	Grace
Ronald Brozic 634 NE 3 rd Street Dania Beach, FL 33004 954-923-6632 954-602-0592 rbrozic@bellsouth.net	December 13, 2016	November 2016 through November 2018	Grace
Clive Taylor 642 NE 3 rd Street Dania Beach, FL 33004 954-923-4439 (Home) 954-830-8855 (Cell) cetriumph@aol.com	November 21, 2016	November 2016 through November 2018	Grace

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Name/Address Phone Number	Date Appointed	Term	Commission Appointment
Peggy McKenna 34 SE 10 th Terrace Dania Beach, FL 33004 954-937-3168 peggybree@webtv.net	January 24, 2017	November 2016 through November 2018	Harris
		November 2016 through November 2018	Harris
Joyce Green 225 NW 8th Avenue Dania Beach, FL 33004 754-400-8250 joycegreene1020@yahoo.com	February 28, 2017	November 2016 through November 2018	Harris