



ZONING: C-2
(LOW/MEDIUM INTENSITY COMMERCIAL DISTRICT)
LAND USE: REGIONAL ACTIVITY CENTER

SITE ANALYSIS

TOTAL LAND AREA:	70,436.00 SQ. FT. (1.617± ACRES)
RIGHT OF WAY DEDICATION:	2,801.93 SQ. FT. (0.064± ACRES)
TOTAL LAND AREA (AFTER DEDICATION):	67,634.07 SQ. FT. (1.553± ACRES)
TOTAL BUILDING AREA:	15,043.00 SQ. FT. (22.24 %)
BUILDING (GROUND LEVEL):	13,057.00 SQ. FT. (19.31 %)
MEZZANINE:	1,986.00 SQ. FT. (2.93 %)
TOTAL LANDSCAPED AREA:	17,800.00 SQ. FT. (26.32 %)
TOTAL PAVED AREA & WALKS:	36,777.07 SQ. FT. (54.37 %)
PERVIOUS AREA:	17,800.00 SQ. FT. (26.32 %) (0.409± AC)
IMPERVIOUS AREA:	49,834.07 SQ. FT. (73.68 %) (1.144± AC)
BUILDING MEAN HEIGHT:	35'-6"

PARKING ANALYSIS

TOTAL PARKING SPACES REQUIRED:	60 SPACES (13,057 + 1,986 = 15,043 S.F./250)
HANDICAP SPACES REQUIRED:	3 SPACES
HANDICAP SPACES PROVIDED:	3 SPACES
TOTAL PARKING SPACES PROVIDED:	68 SPACES (INCLUDING HANDICAP)

BUILDING SETBACKS:

	REQUIRED:	PROVIDED:
Front (Federal Highway)	0'	83.33'
Side Street (Pembroke Road)	0'	75.45'
Side Street (Fletcher Street)	0'	44.01'
Rear	25'	67.80'

LANDSCAPE BUFFER/PARKING SETBACK:

	REQUIRED:	PROVIDED:
Front (Federal Highway)	10'	15' Minimum
Side Street (Pembroke Road)	10'	10' Minimum
Side Street (Fletcher Street)	10'	10' Minimum
Rear	5'	10' Minimum

- CONSTRUCTION NOTES:**
- ASPHALT PAVEMENT AS PER DETAIL.
 - HEAVY DUTY ASPHALT PAVEMENT AS PER DETAIL.
 - 6" P.C.C. TYPE 'D' CURB AS PER DETAIL.
 - P.C.C. CURB EDGE SIDEWALK AS PER DETAIL.
 - CONCRETE SIDEWALK AS PER DETAIL.
 - P.C.C. HANDICAP RAMP - MAX SLOPE 1:12.
 - 6" THICK P.C.C. PAD W/ 6"x6" -10/10 W.W.M. OVER CRUSHED AGGREGATE OR GRAVEL BASE. CONSTRUCTION JOINTS AT 10 FEET ON CENTER. (COLOR BLACK)
 - TRASH & RECYCLE ENCLOSURE AS PER DETAIL.
 - METAL HALIDE PARKING LIGHT.
 - STEEL BOLLARDS AS PER DETAIL.
 - NOT USED.
 - 4" WHITE STRIPES AT 60" (PER FDOT INDEX No.17346)
 - HANDICAP PARKING AS PER DETAIL.
 - HANDICAP SIGN 7'-0" A.F.P.
 - 4" WHITE STRIPES (TYPICAL AT PARKING SPACES)
 - LANDSCAPE AREA.
 - STANDARD F.D.O.T. "DO NOT ENTER" SIGN (R5-1)
 - STANDARD F.D.O.T. HIGH INTENSITY "STOP" SIGN. R1-1 (30"x30")
 - STANDARD F.D.O.T. "RIGHT TURN ONLY" SIGN. R3-5R
 - TRAFFIC ARROWS PAINTED WHITE
 - PAVEMENT MARKING-24" HIGH LETTERS AND ARROWS PAINTED WHITE
 - 24" WHITE STOP BAR (THERMOPLASTIC)
 - 6" DOUBLE YELLOW SOLID STRIPES (THERMOPLASTIC)
 - DETECTABLE WARNING SURFACE PER FLORIDA ACCESSIBILITY CODE
 - TRANSFORMER PAD
 - 6" WHITE STRIPE (THERMOPLASTIC)
 - 6" YELLOW STRIPE (THERMOPLASTIC)
 - 18" YELLOW STRIPE-45" @ 5' O.C. W/24" HIGH LETTERS
 - "NO PARKING-LOADING ZONE" SIGN
 - DIRECTIONAL SIGN REFER TO SG-1 FOR DESCRIPTION
 - BUILDING SIGN
 - PAVERS AS PER DETAIL
 - PROPOSED CVS/PHARMACY MONUMENT SIGN (8' HIGH) (BY SEPARATE PERMIT)
 - STANDARD F.D.O.T. "LEFT TURN ONLY" SIGN. R3-5L
 - BICYCLE RACK BY HUNTCO-MODEL BR3 OR APPROVED EQUAL FINISH: POWDER COATED RED (SEE DETAIL ON SHEET C-6)
 - "BICYCLE PARKING" SIGN
 - MAIL BOX PER CVS SPECS. COORDINATE LOCATION WITH POST OFFICE

GROUP

CKE GROUP
INCORPORATED
engineering • architecture • planning
15500 NEW BARN ROAD
SUITE 100
MIAMI LAKES, FLORIDA 33014
PHONE: (305) 558-4124 FAX: (305) 826-0619
EB#0004432

CONSULTANT:

SEAL:

EDUARDO L. CARCACHÉ, PE 31914
CKE GROUP, INC. COA-4432

CVS/ pharmacy

FLORIDA COASTAL
13,013 - RIGHT HAND
W/SIDE DRIVE THRU

STORE NUMBER: 05966
1600 S. FEDERAL HIGHWAY,
HOLLYWOOD, FLORIDA
DEAL TYPE: NEW

DEVELOPER:

BOOS DEVELOPMENT GROUP
2651 MCCORMICK DR
CLEARWATER, FLORIDA 33759
(727) 669-2900
Fax (727) 669-2915

REVISIONS:

- 5-07-09
- 6-18-09 SURVEY
- 10-23-09 NEW SURVEY
- 11-02-09 CITY
- 2-23-10 CITY
- 3-15-10 CITY
- 8-10-10 CITY

DRAWING BY: N.G.
DATE: JANUARY 08, 2008
JOB NUMBER: CKE # 1141
TITLE:
CVS-HOLLYWOOD
SITE PLAN
SHEET NUMBER: C-1

COMMENTS:
NOT RELEASED FOR CONSTRUCTION