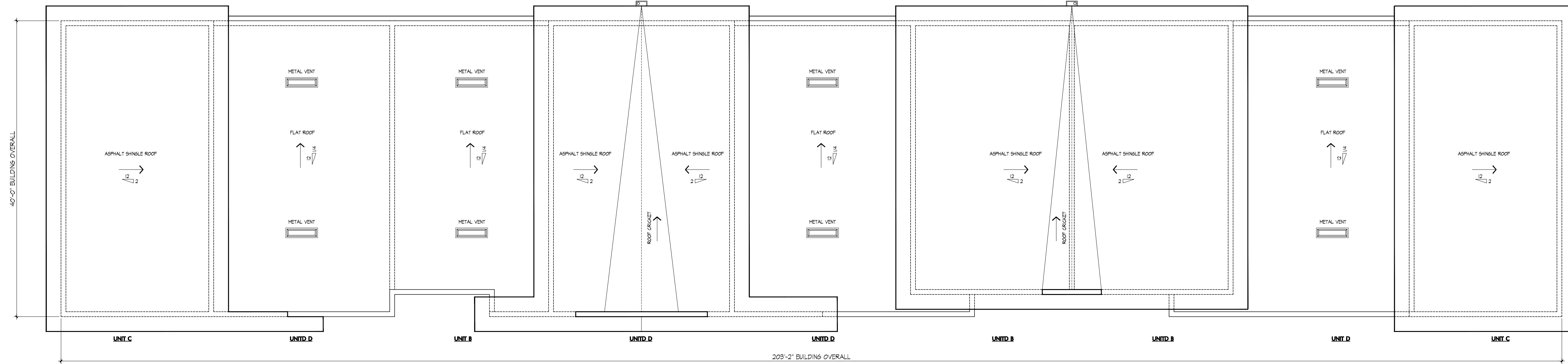
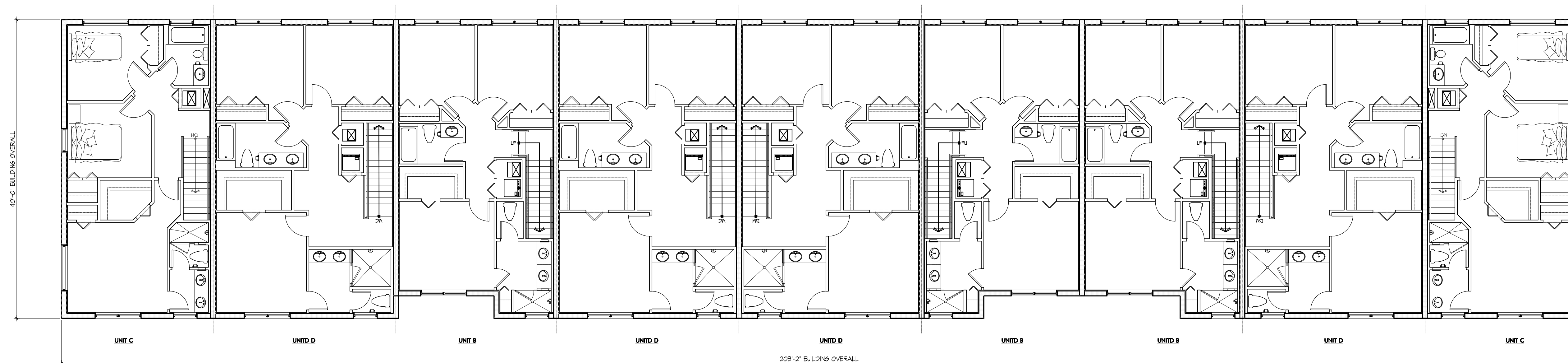
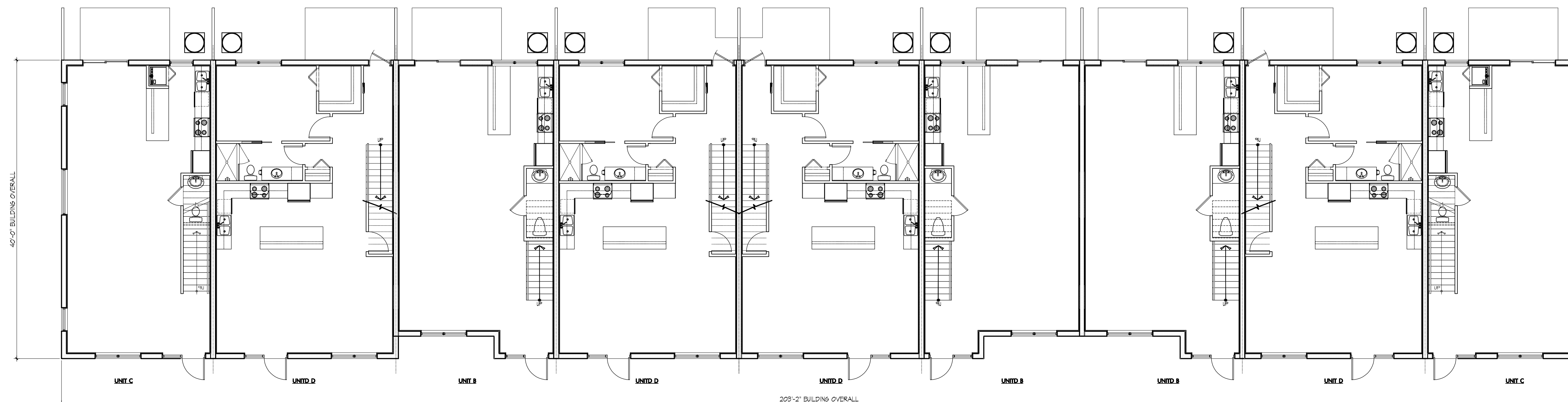




BUILDING 10(REVERSE 12) - ROOF PLAN
SCALE: 1/8" = 1'-0"



BUILDING 10(REVERSE 12) - 2ND FLOOR PLAN
SCALE: 1/8" = 1'-0"



BUILDING 10(REVERSE 12) - 1ST FLOOR PLAN
SCALE: 1/8" = 1'-0"

PROPOSED MULTIFAMILY RENTAL PROJECT
CITY OF OAKLAND PARK, BROWARD COUNTY, FLORIDA
CG OAKLAND PARK, LLC.
621 SOUTH FEDERAL HIGHWAY, SUITE 5 FORT LAUDERDALE, FL 33301
PHONE: (954) 3066160

PROJECT NO.: 17102.01
PROJECT MGR.: DHL
DRAWN BY:

DIAZ + LANG ARCHITECTS
333 Green Center Blvd, Suite 100, Fort Lauderdale, FL 33331
TEL: (954) 3066160
WWW.DIAZLANG.COM

DONALD HEADDON LANG, AIA
AR0011598

SUBMITTAL DATES:
SITE PLAN REVIEW 11.16.2017

REVISION DATES:
DRC RESUBMISSION 05.25.2018
DRC RESUBMISSION 07.18.2018
DRC RESUBMISSION 08.15.2018

SHEET:
A-28



SCALE 1/8"=1'-0"

COLOR KEY

- ① ROOF - TERRACOTA
- WALLS
- ② WINDFRESH WHITE - SWT002
- ③ DOWNY - SWT628
- ④ STONE LION - SWT507
- ⑤ RUSHING RIVER - SWT746
- ⑥ ROYACROFT COPPER RED - SW2894
- ⑦ 6" WIDE SCORE LINES
- BROWN TREE BRANCH - SWT525
- DOORS
- ⑧ ROYACROFT COPPER RED - SW2894
- FRAMES
- ⑨ BRONZE
- MISCELLANEOUS
- ⑩ 10" HIGH ALUMINUM BUILDING NUMBER
- ⑪ 4" HIGH ALUMINUM UNIT NUMBER



SCALE 1/8"=1'-0"



SCALE 1/8"=1'-0"



SCALE 1/8"=1'-0"

ROOF

ROOF
TERRACOTA

	WINDFRESH WHITE SW7002
	DOANY SW7628
	STONE LION SW7507
	RUSHING RIVER SW7746
	BROWN TREE BRANCH SW 7525

ROYCROFT
COPPER RED
SW2839

BRONZE

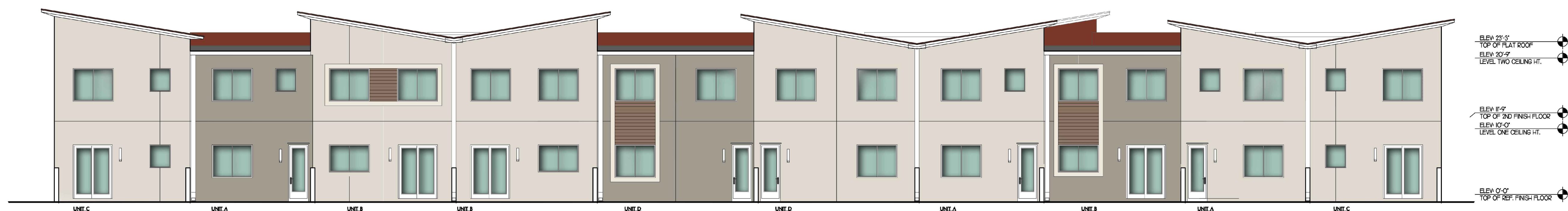


SCALE 1/8"=1'-0"



SCALE 1/8"=1'-0"

SCALE 1/8"=1'-0"



SCALE 1/8"=1'-0"

CITY OF OAKLAND PARK, BROWARD COUNTY, FLORIDA
CG OAKLAND PARK, LLC.
521 SOUTH FEDERAL HIGHWAY, SUITE 5 FORT LAUDERDALE, FL 33301
PHONE : (954)3066160

PROJECT MGR.: DHL
DRAWN BY: -



DIAZ + LANG ARCHITECTS
133 Camino Carrière Blvd., Suite 102 Boca Raton, FL 33432 | 561.750.5551 | www.diazlangarchitects.com

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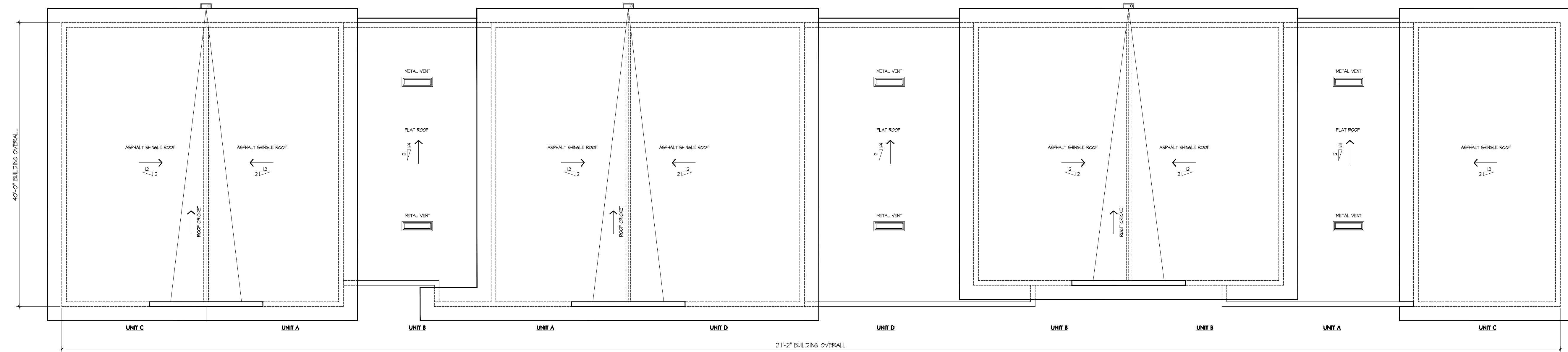
SUBMITTAL DATES:
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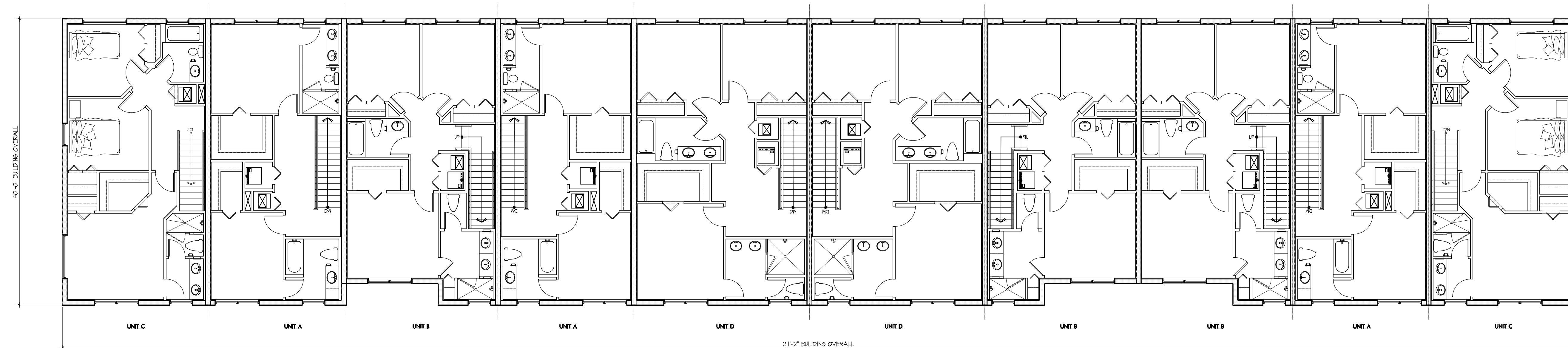
SHEET:

A-30



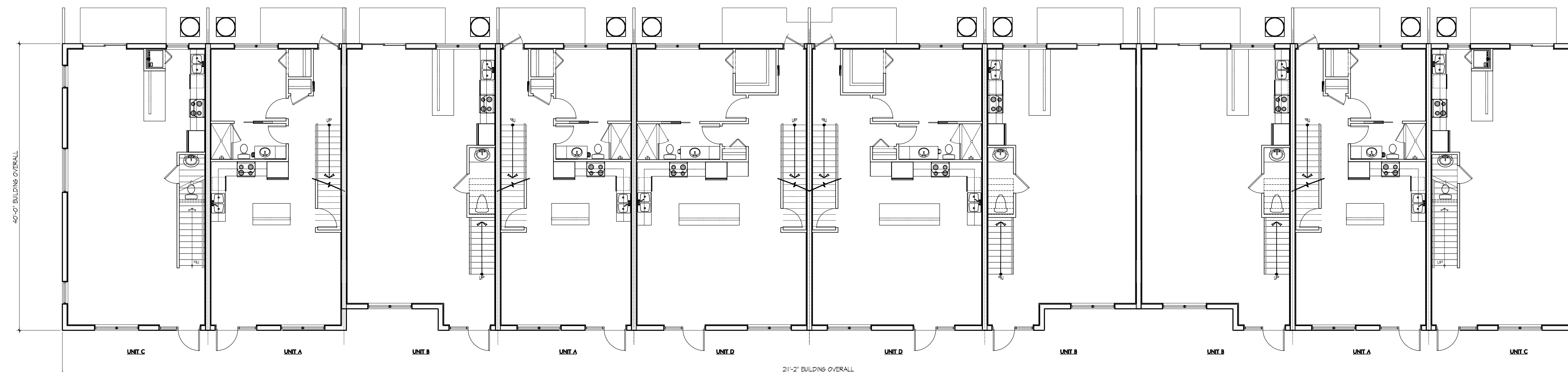
BUILDING 11 - ROOF PLAN

SCALE 1/8"=1'-0"



BUILDING 11 - 2ND FLOOR PLAN

SCALE 1/8"=1'-0"



BUILDING 11 - 1ST FLOOR PLAN

SCALE 1/8"=1'-0"

PROPOSED MULTIFAMILY RENTAL PROJECT
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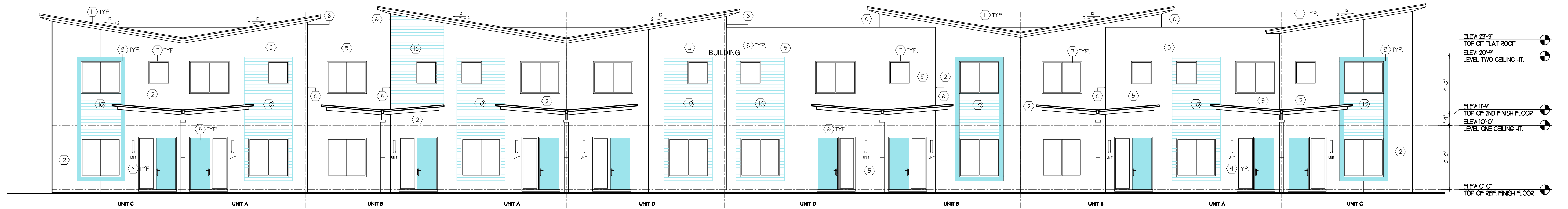


DONALD HEADDON LANG, AIA
AR00011598

SUBMITTAL DATES:
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DRC RESUBMISSION 05.25.2018
DRC RESUBMISSION 07.18.2018
DRC RESUBMISSION 08.15.2018

SHEET:
A-31

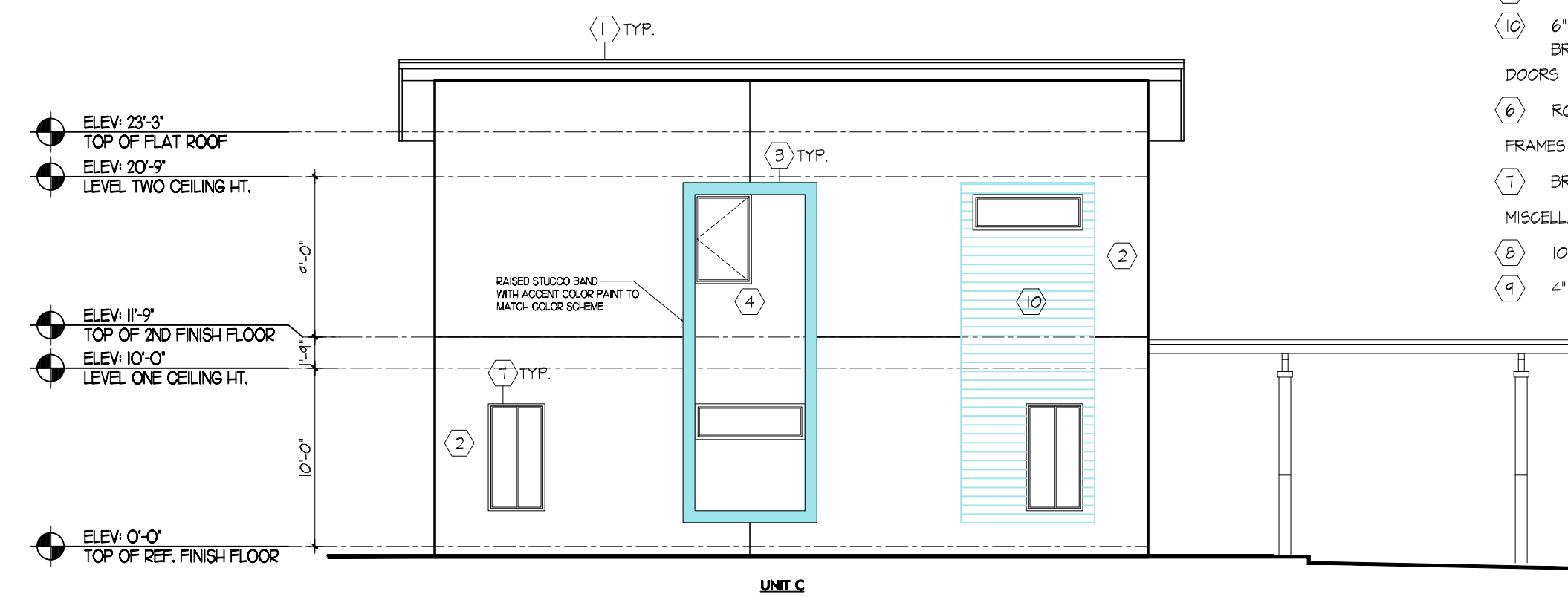


BUILDING 11 - FRONT ELEVATION

SCALE 1/8"=1'-0"

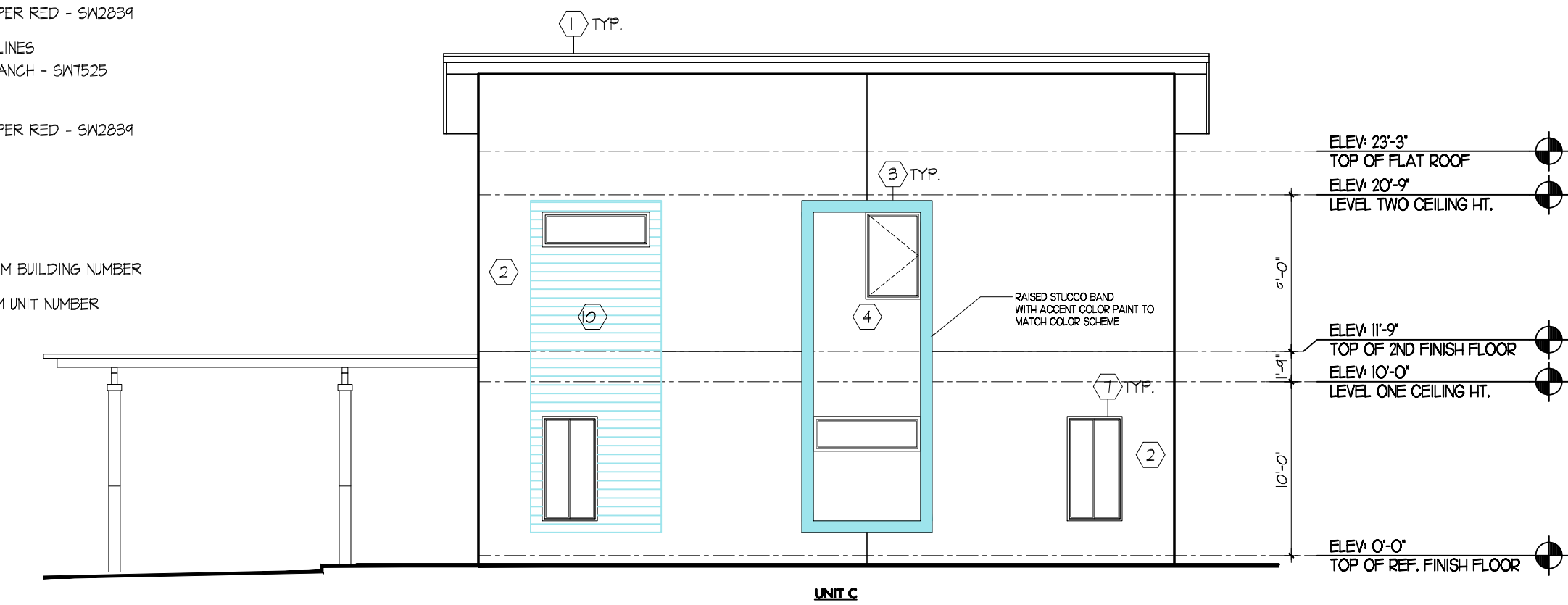
COLOR KEY

- ROOF
1 ROOF - TERRACOTA
WALLS
2 MINDFRESH WHITE - SW1002
3 DOWNY - SW1628
4 STONE LION - SW1507
5 RUSHING RIVER - SW1146
6 ROYGCROFT COPPER RED - SW2834
10 6" WIDE SCORE LINES
BROWN TREE BRANCH - SW1525
DOORS
6 ROYGCROFT COPPER RED - SW2834
FRAMES
7 BRONZE
MISCELLANEOUS
5 10' HIGH ALUMINUM BUILDING NUMBER
8 4' HIGH ALUMINUM UNIT NUMBER



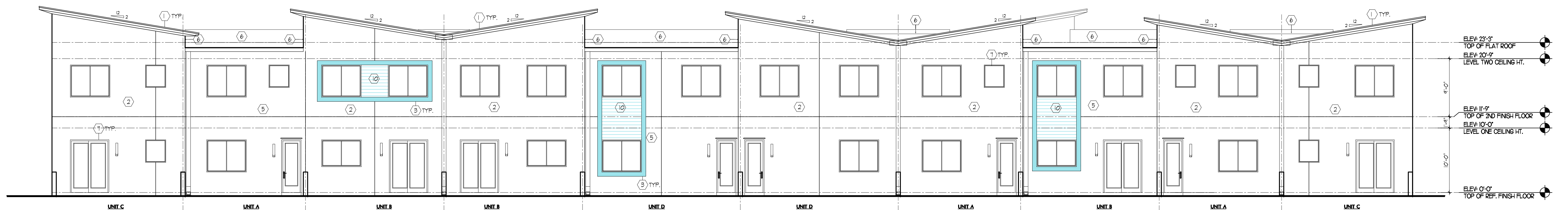
BUILDING 11 - LEFT ELEVATION

SCALE 1/8"=1'-0"



BUILDING 11 - RIGHT ELEVATION

SCALE 1/8"=1'-0"



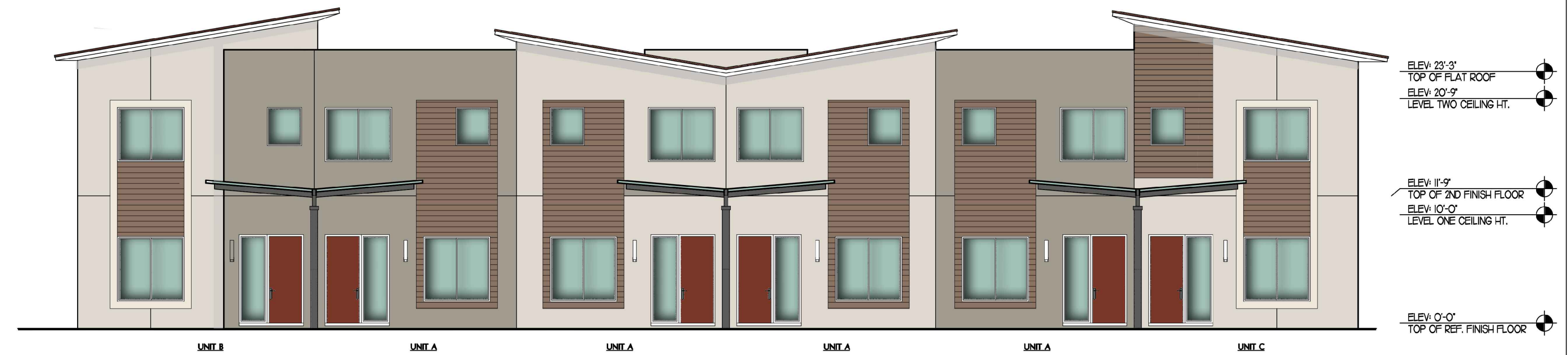
BUILDING 11 - REAR ELEVATION

SCALE 1/8"=1'-0"

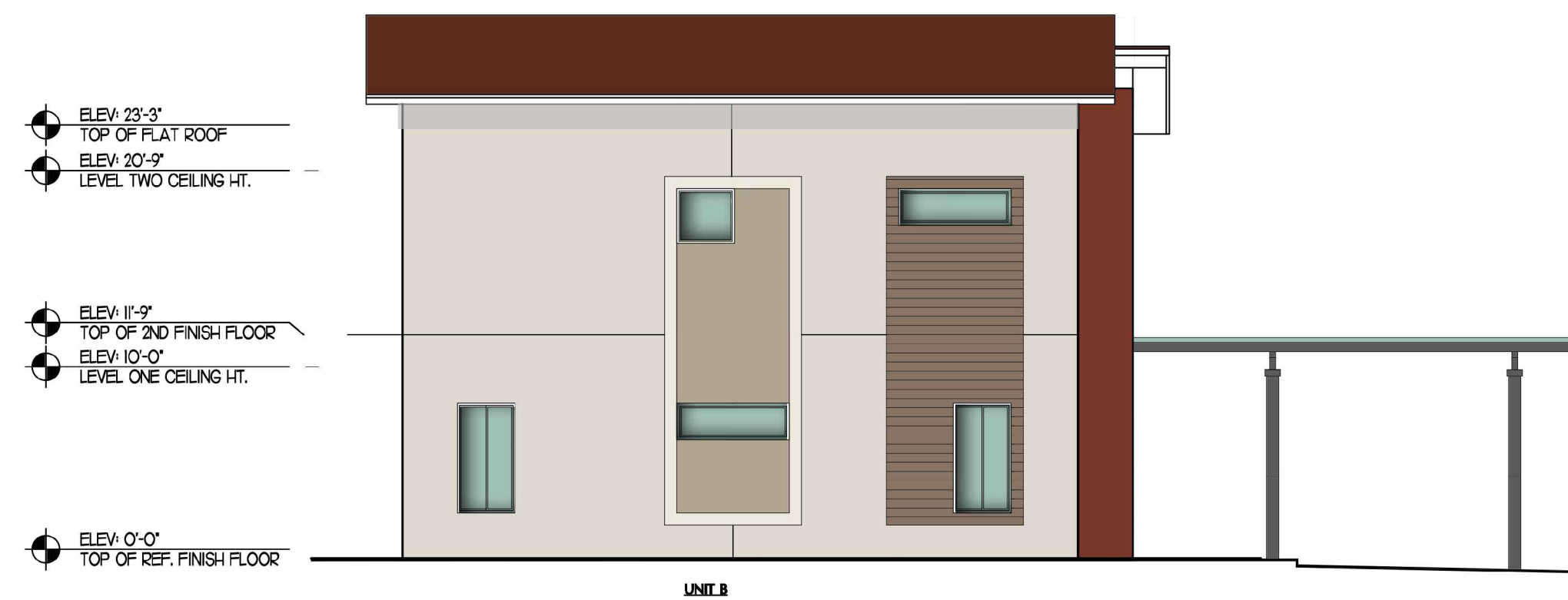
	WINDFRESH WHITE SW1002
	DOWNY SW1628
	STONE LION SW1501
	RUSHING RIVER SW1746
	BROWN TREE BRANCH SW 1525

ROYCROFT
COPPER RED
SW2839

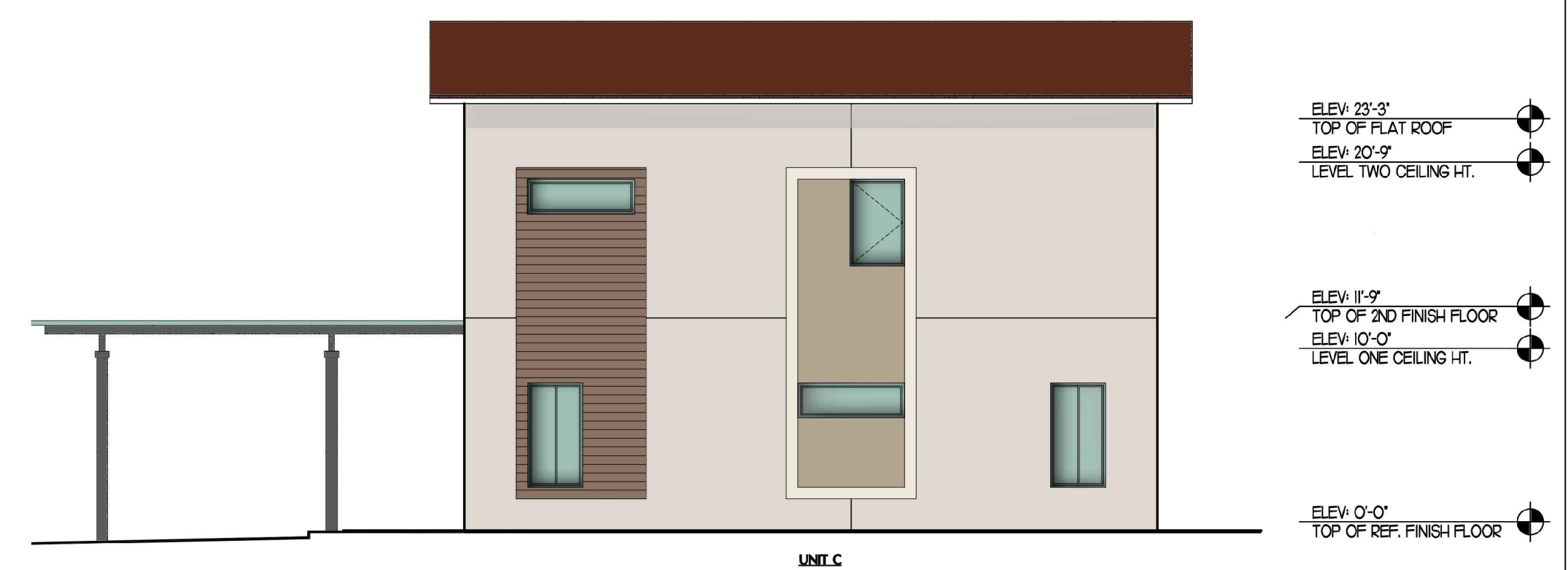
BRONZE



SCALE 1/8"=1'-0"



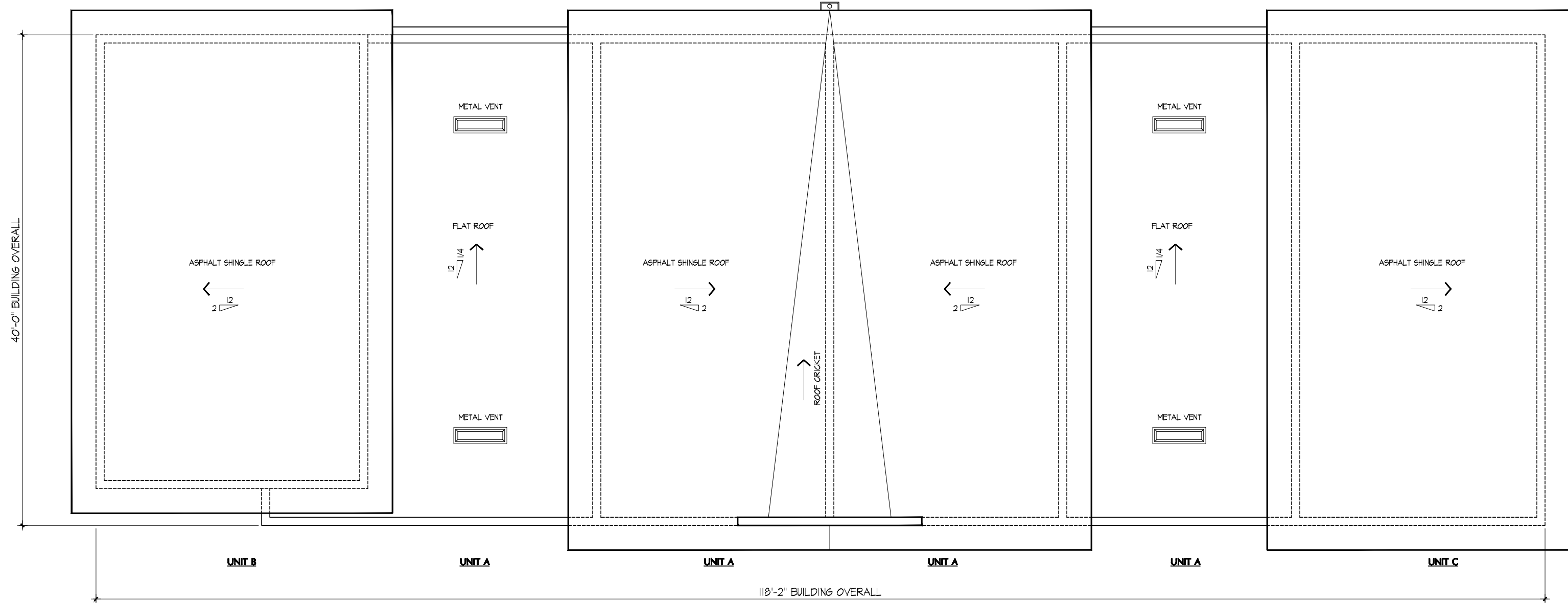
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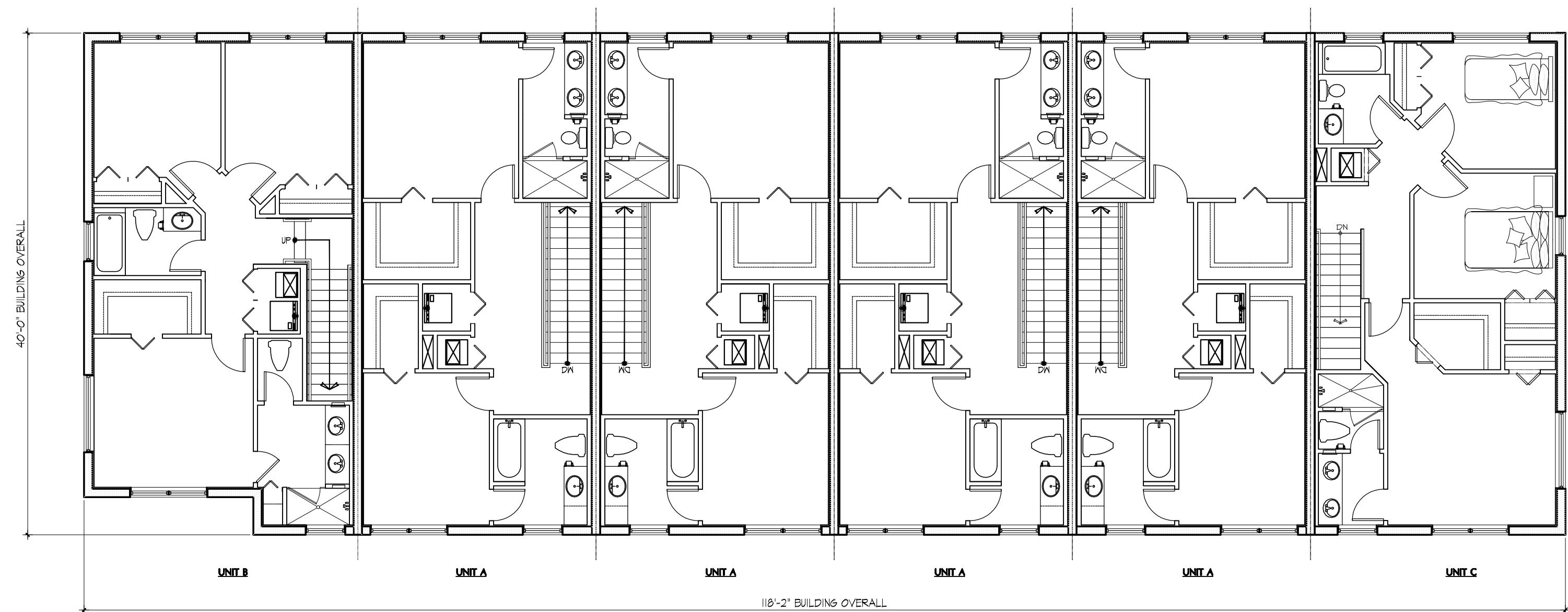
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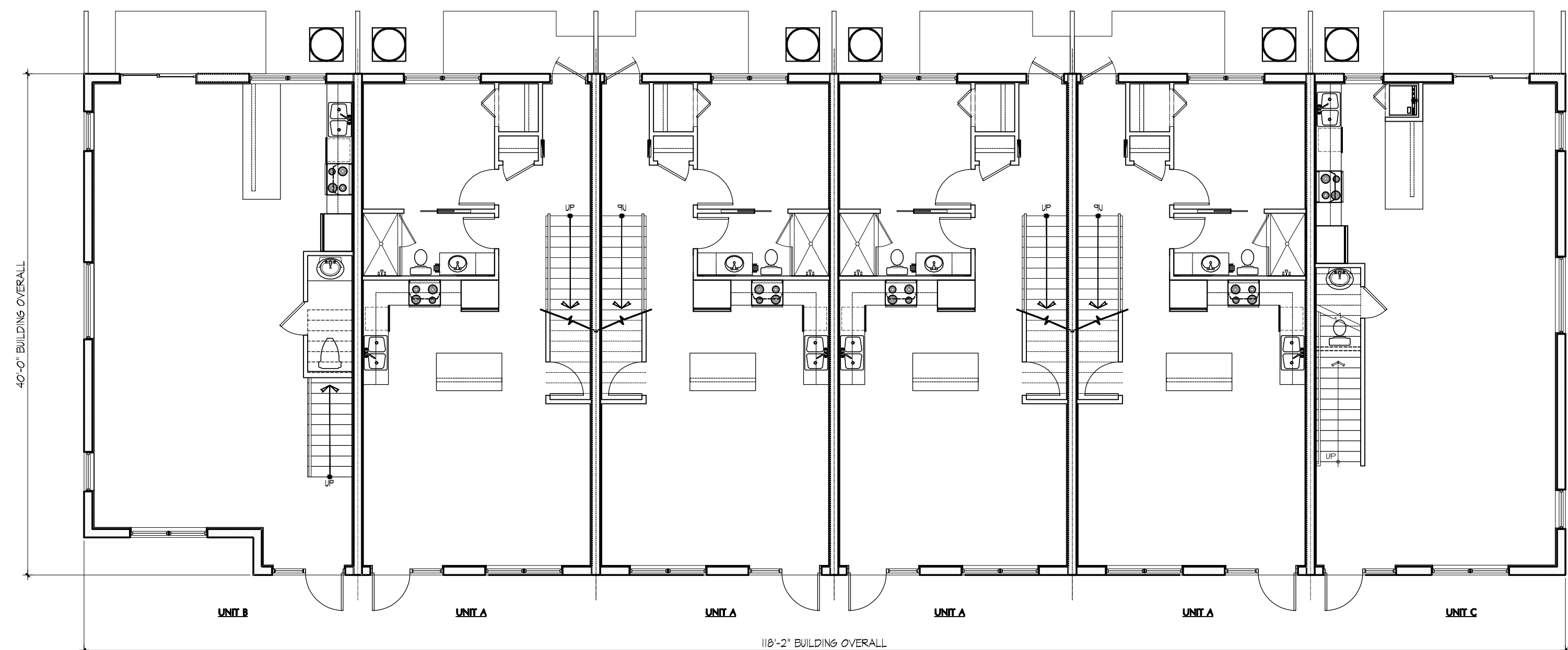
SCALE 1/8"=1'-0"



BUILDING 13 - ROOF PLAN
SCALE 1/8"=1'-0"



BUILDING 13 - 2ND FLOOR PLAN
SCALE 1/8"=1'-0"



BUILDING 13 - 1ST FLOOR PLAN
SCALE 1/8"=1'-0"

PROPOSED MULTIFAMILY RENTAL PROJECT
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CG OAKLAND PARK, LLC.
621 SOUTH FEDERAL HIGHWAY, SUITE 5 FORT LAUDERDALE, FL 33301
PHONE: (954)3066160

PROJECT NO.: 17102.01
PROJECT MGR.: DHL
DRAWN BY: .



SUBMITTAL DATES:
SITE PLAN REVIEW 11.16.2017

REVISION DATES:
DRC RESUBMISSION 05.25.2018
DRC RESUBMISSION 07.18.2018
DRC RESUBMISSION 08.15.2018

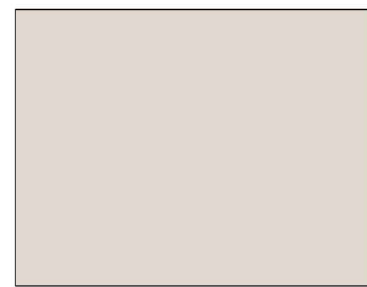
SHEET:
A-34

ROOF



ROOF
TERRACOTA

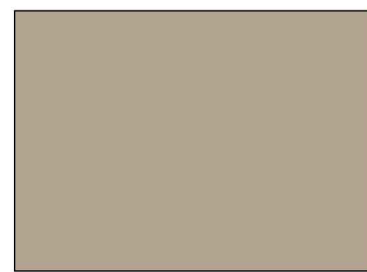
WALLS



WINDFRESH WHITE
SN7002



DOWNY
SWT628



STONE LION
SW7507

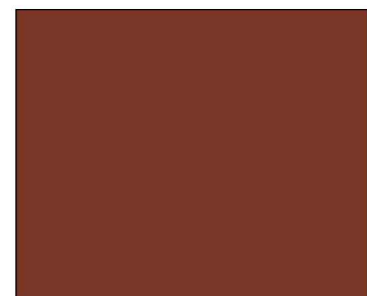


RUSHING RIVER
SW7746



BROWN TREE BRANCH
SW 7525

DOORS



ROYCROFT
COPPER RED
SW2839

FRAMES

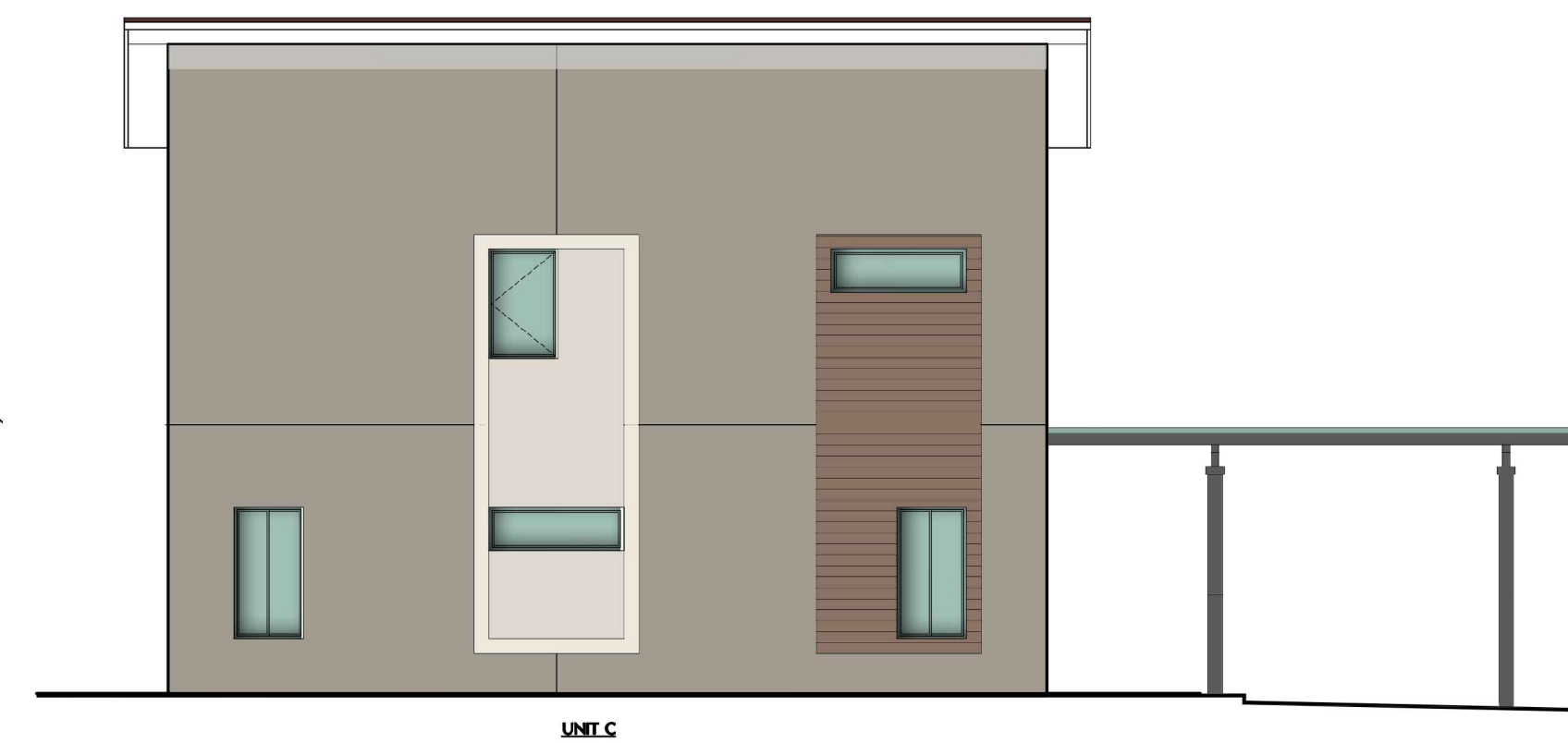
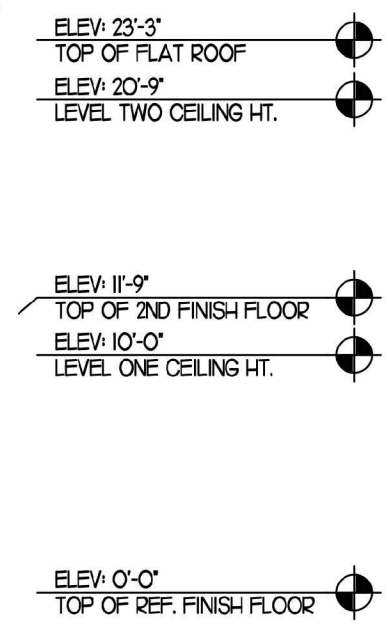


BRONCE



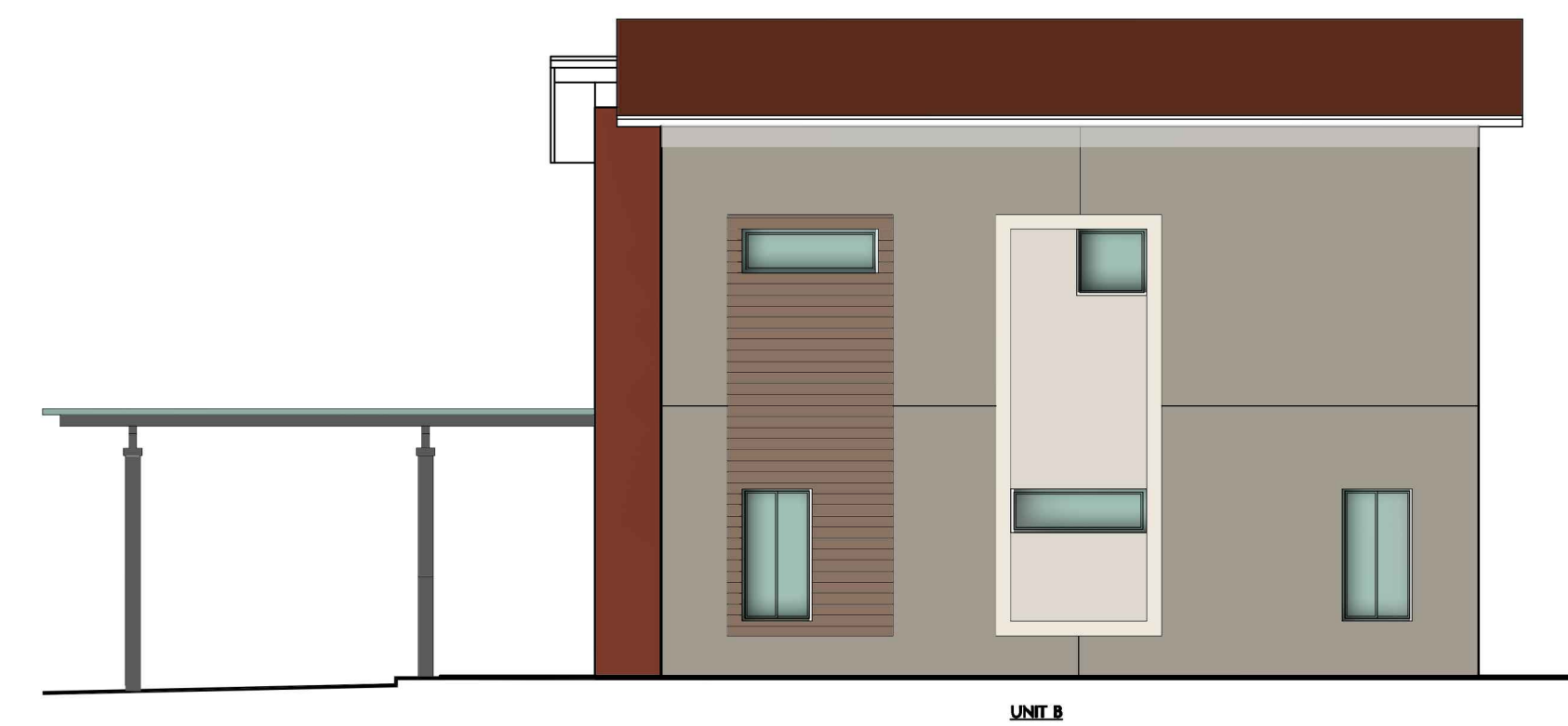
BUILDING 14 - FRONT ELEVATION

SCALE 1/8"=1'-0"



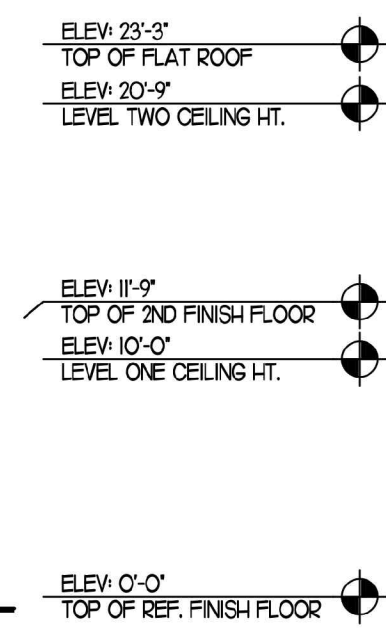
BUILDING 14 - LEFT ELEVATION

SCALE 1/8"=1'-0"



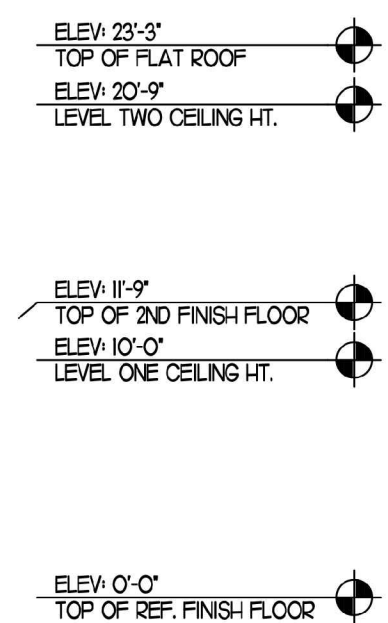
BUILDING 14 - RIGHT ELEVATION

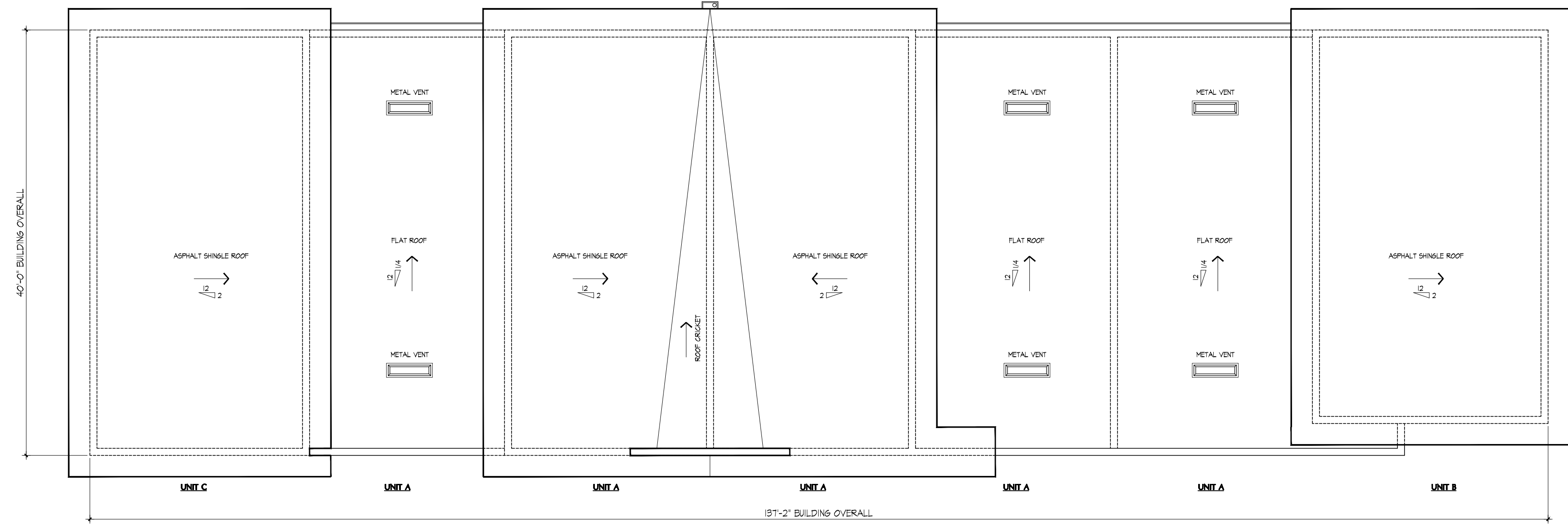
SCALE 1/8"=1'-0"



BUILDING 14 - REAR ELEVATION

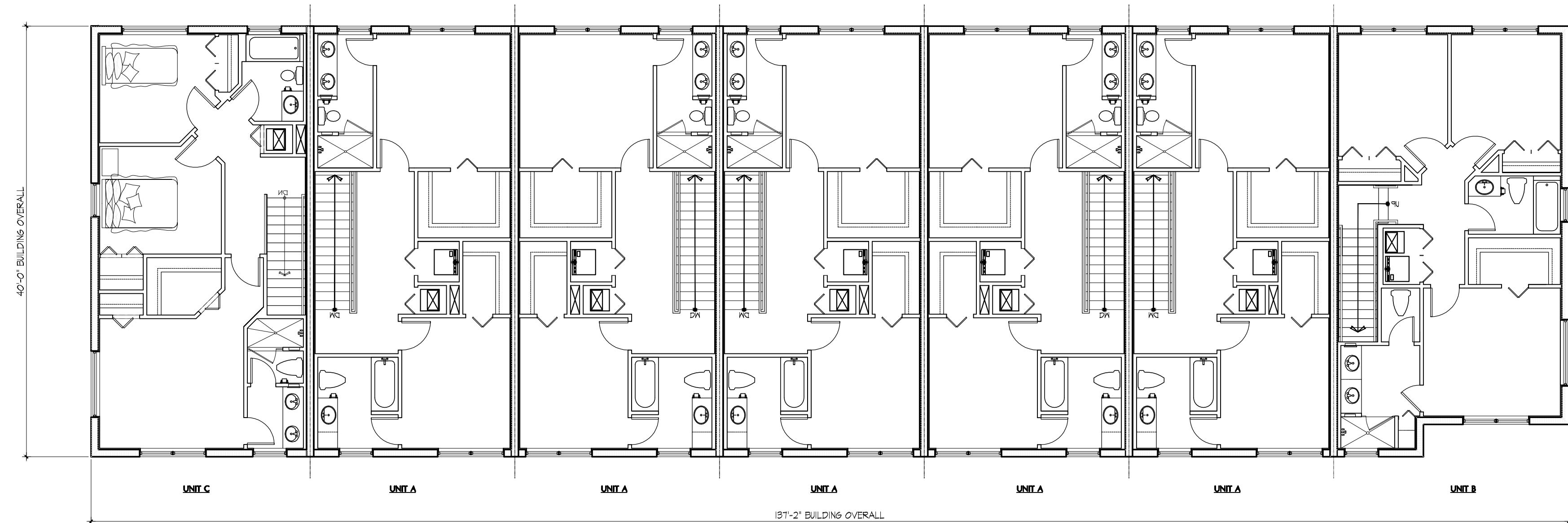
SCALE 1/8"=1'-0"





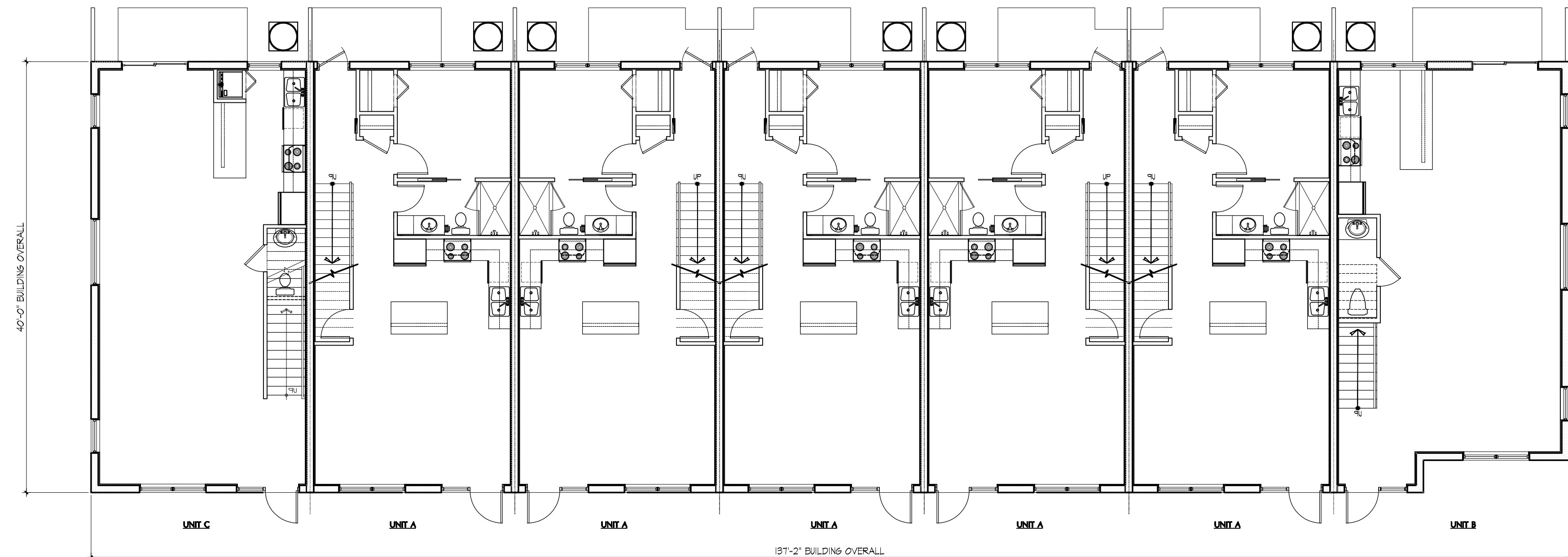
BUILDING 14 - ROOF PLAN

SCALE 1/8"=1'-0"



BUILDING 14 - 2ND FLOOR PLAN

SCALE 1/8"=1'-0"



BUILDING 14 - 1ST FLOOR PLAN

SCALE 1/8"=1'-0"

PROPOSED MULTIFAMILY RENTAL PROJECT

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CG OAKLAND PARK, LLC.
621 SOUTH FEDERAL HIGHWAY, SUITE 5 FORT LAUDERDALE, FL 33301
PHONE: (954)3066160

PROJECT NO.: 17102.01
PROJECT MGR.: DHL
DRAWN BY:



DIAZ + LANG ARCHITECTS
333 Centre Express Blvd, Suite 100, Fort Lauderdale, FL 33311
www.diazlang.com

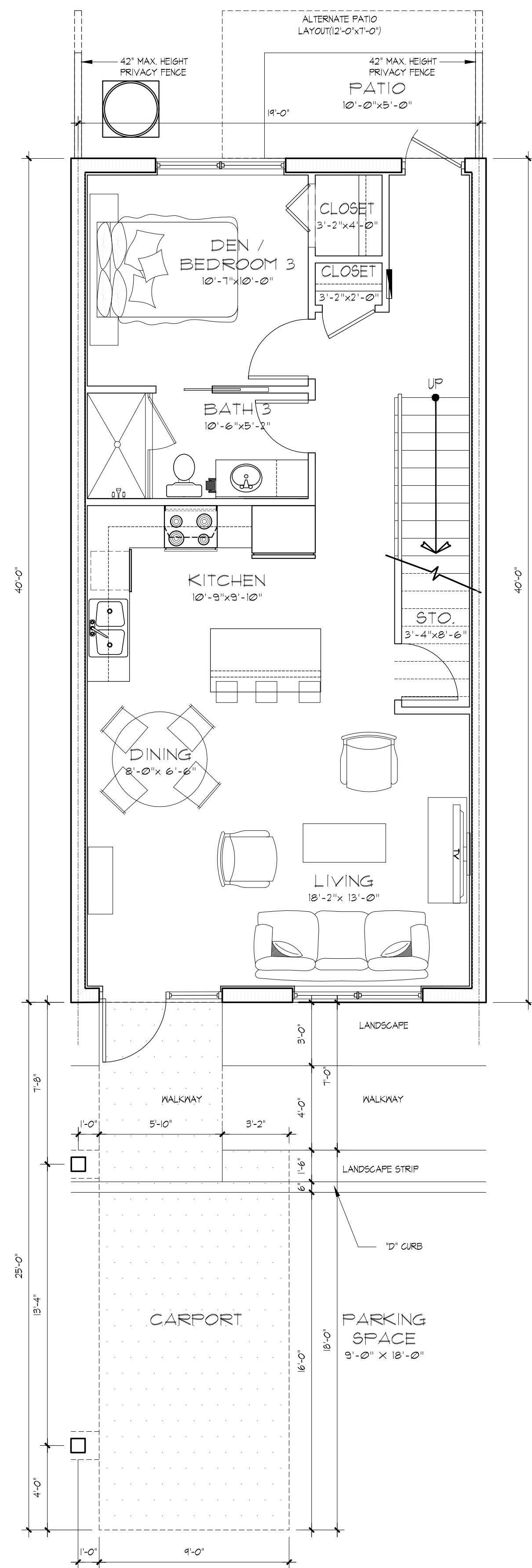
DONALD HEADDON LANG, AIA
AR0011598

SUBMITTAL DATES:
SITE PLAN REVIEW 11.16.2017

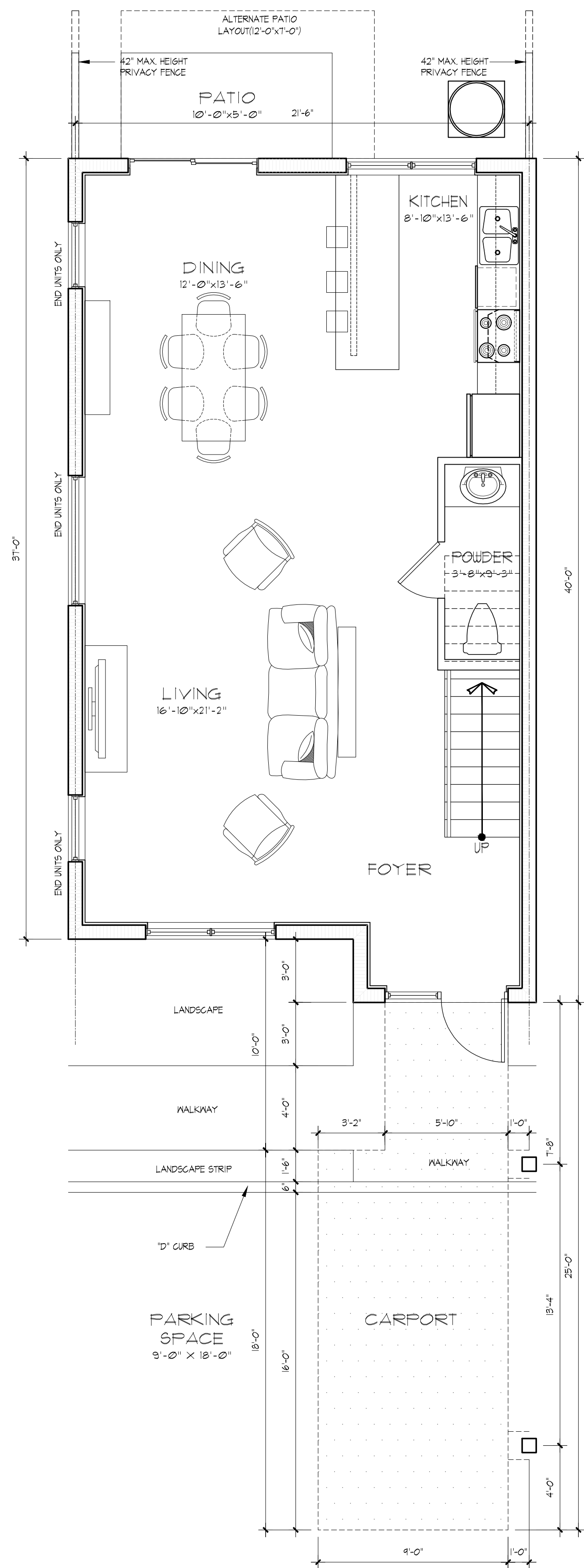
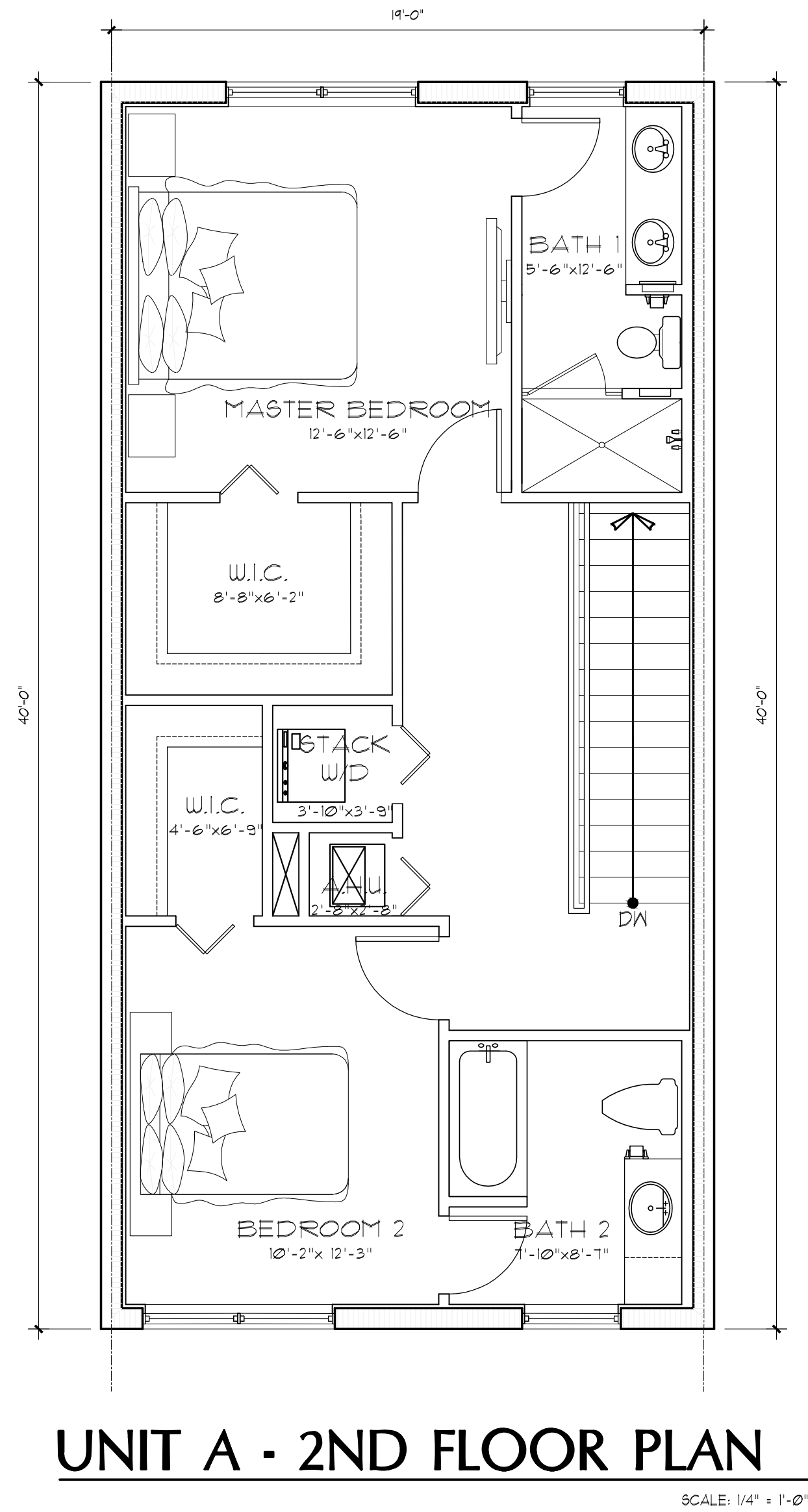
REVISION DATES:
DRC RESUBMISSION 05.25.2018
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DRC RESUBMISSION 08.15.2018

SHEET:

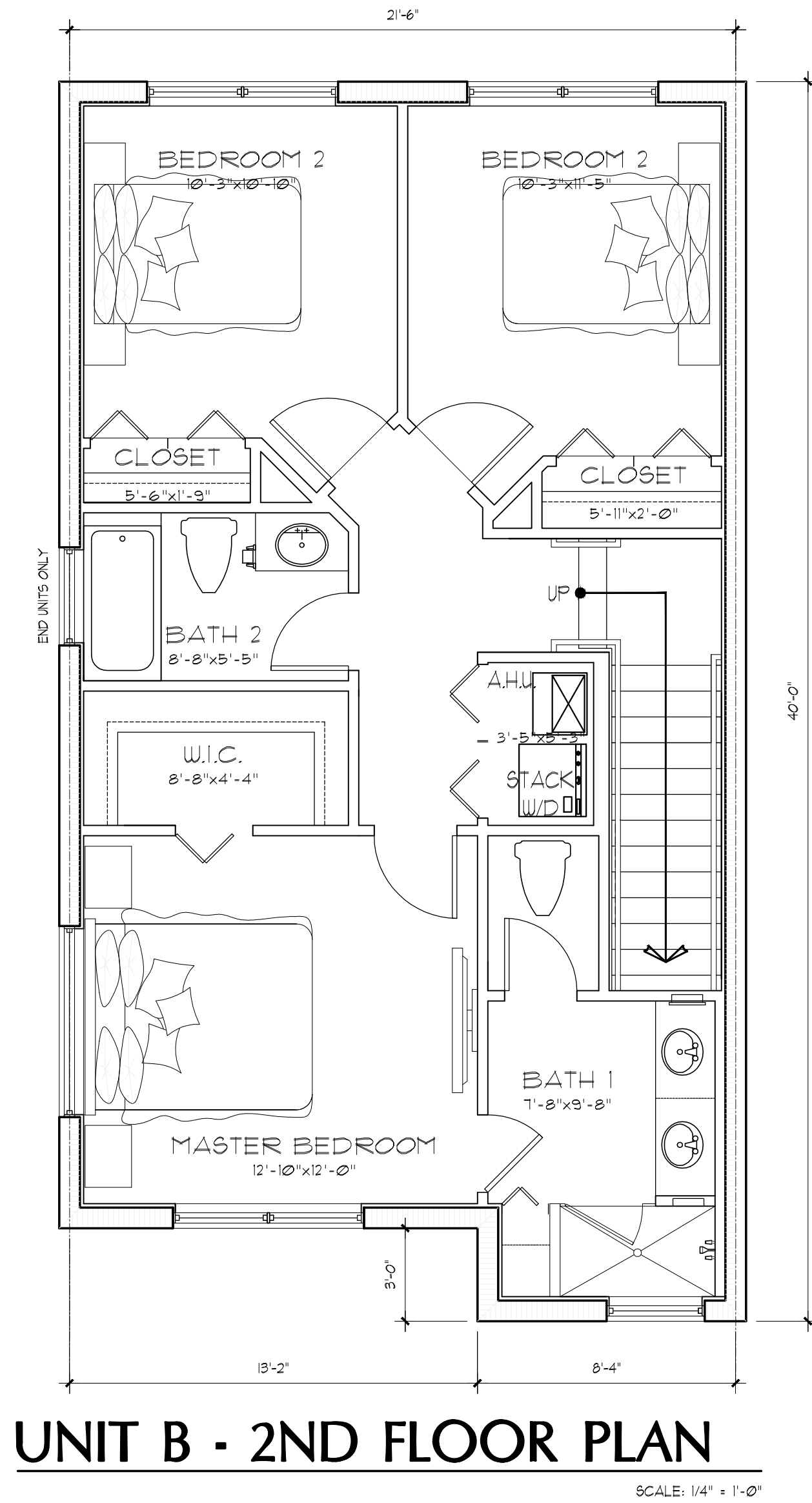
A-37



AREA CALCULATIONS	
LEVEL ONE A.C.	760 S.F.
LEVEL TWO A.C.	696 S.F.
TOTAL A.C.	1,456 S.F.
TOTAL	1,456 S.F.



AREA CALCULATIONS	
LEVEL ONE A.C.	832 S.F.
LEVEL TWO A.C.	762 S.F.
TOTAL A.C.	1,594 S.F.
COVERED ENTRY	00 S.F.
TOTAL	1,594 S.F.



PROPOSED MULTIFAMILY RENTAL PROJECT
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621 SOUTH FEDERAL HIGHWAY, SUITE 5 FORT LAUDERDALE, FL 33301
PHONE: (954) 386-160

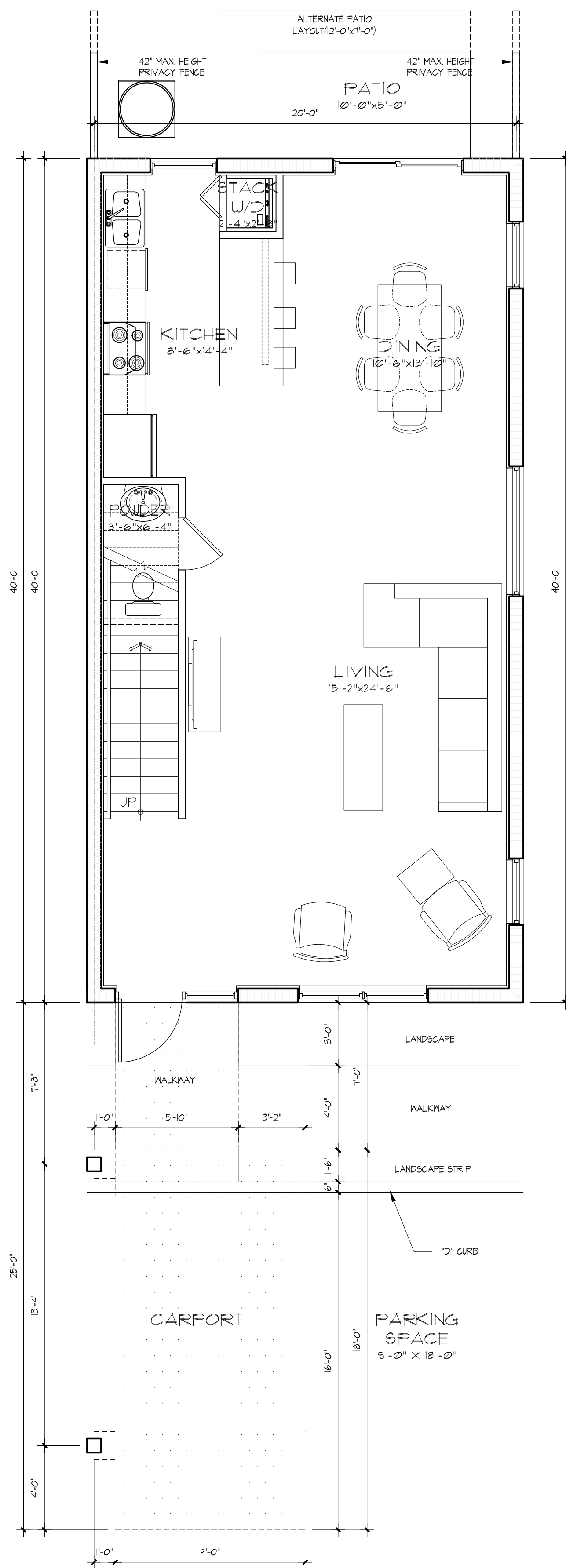
PROJECT NO.: 17102.01
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DIAZ + LANG ARCHITECTS
333 Green Garden Lane, Fort Lauderdale, FL 33301
DONALD HEADON LANG, AIA
AR00011598

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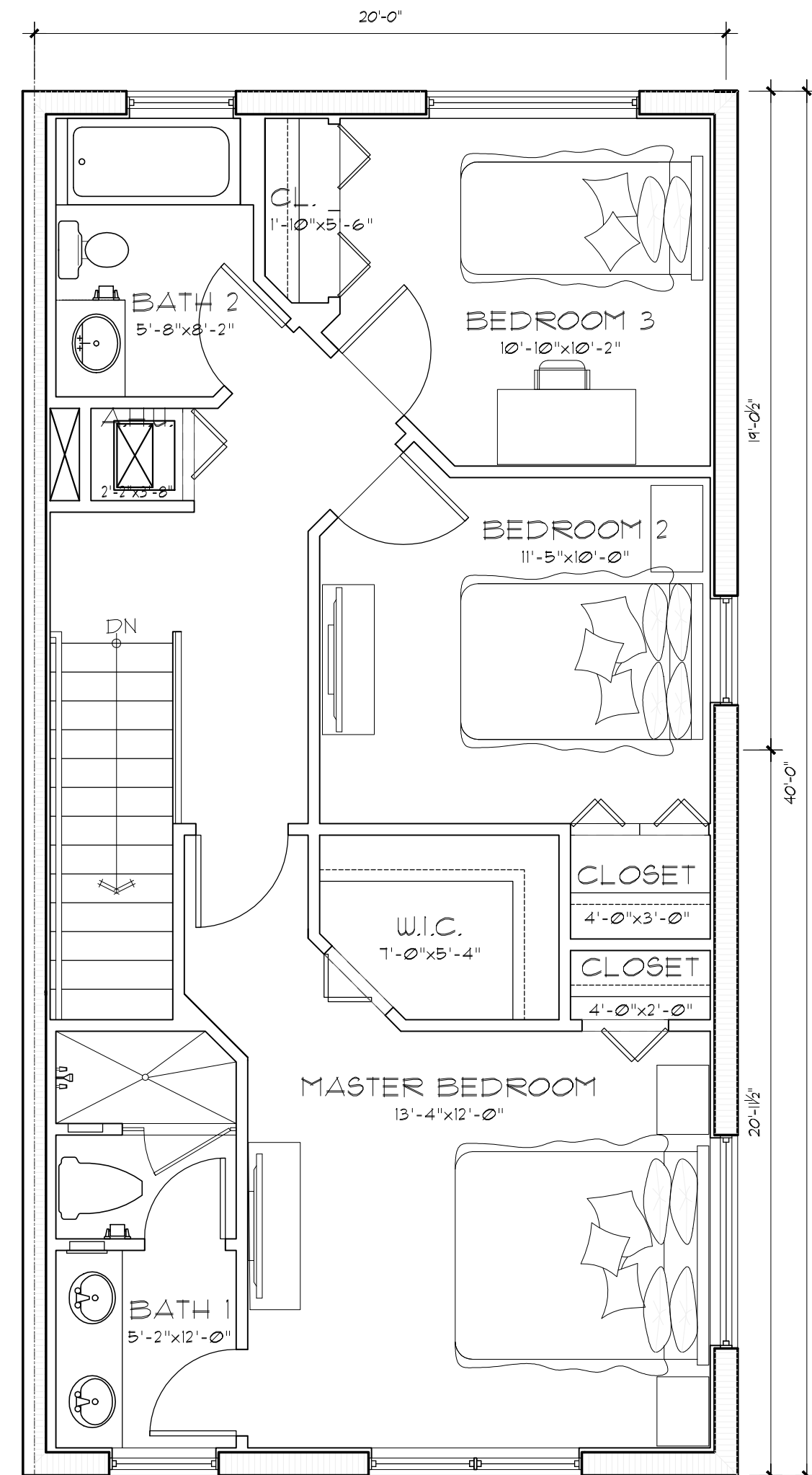
SHEET:
A-39



UNIT C - 1ST FLOOR PLAN
3 BDRM / 2.5 BATH

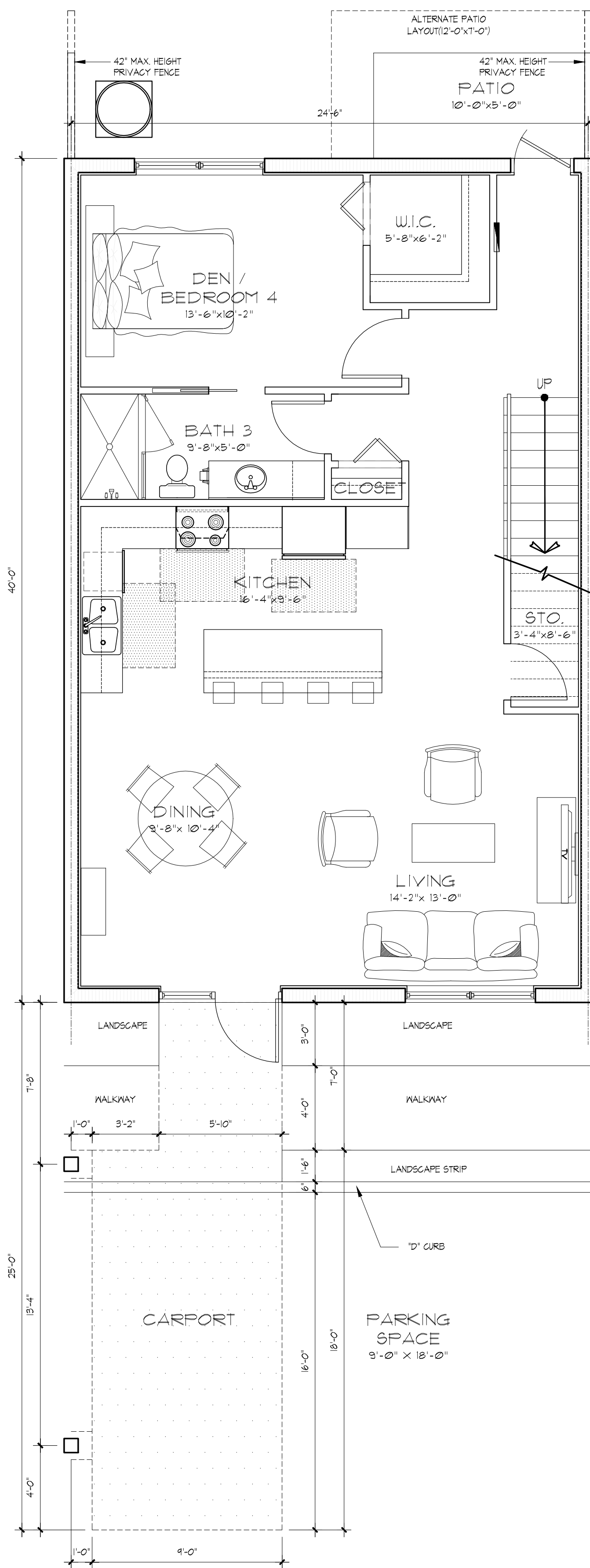
SCALE: 1/4" = 1'-0"

AREA CALCULATIONS C	
LEVEL ONE A.C.	813 S.F.
LEVEL TWO A.C.	776 S.F.
TOTAL A.C.	1,589 S.F.
COVERED ENTRY	0.0 S.F.
TOTAL	1,589 S.F.



UNIT C - 2ND FLOOR PLAN

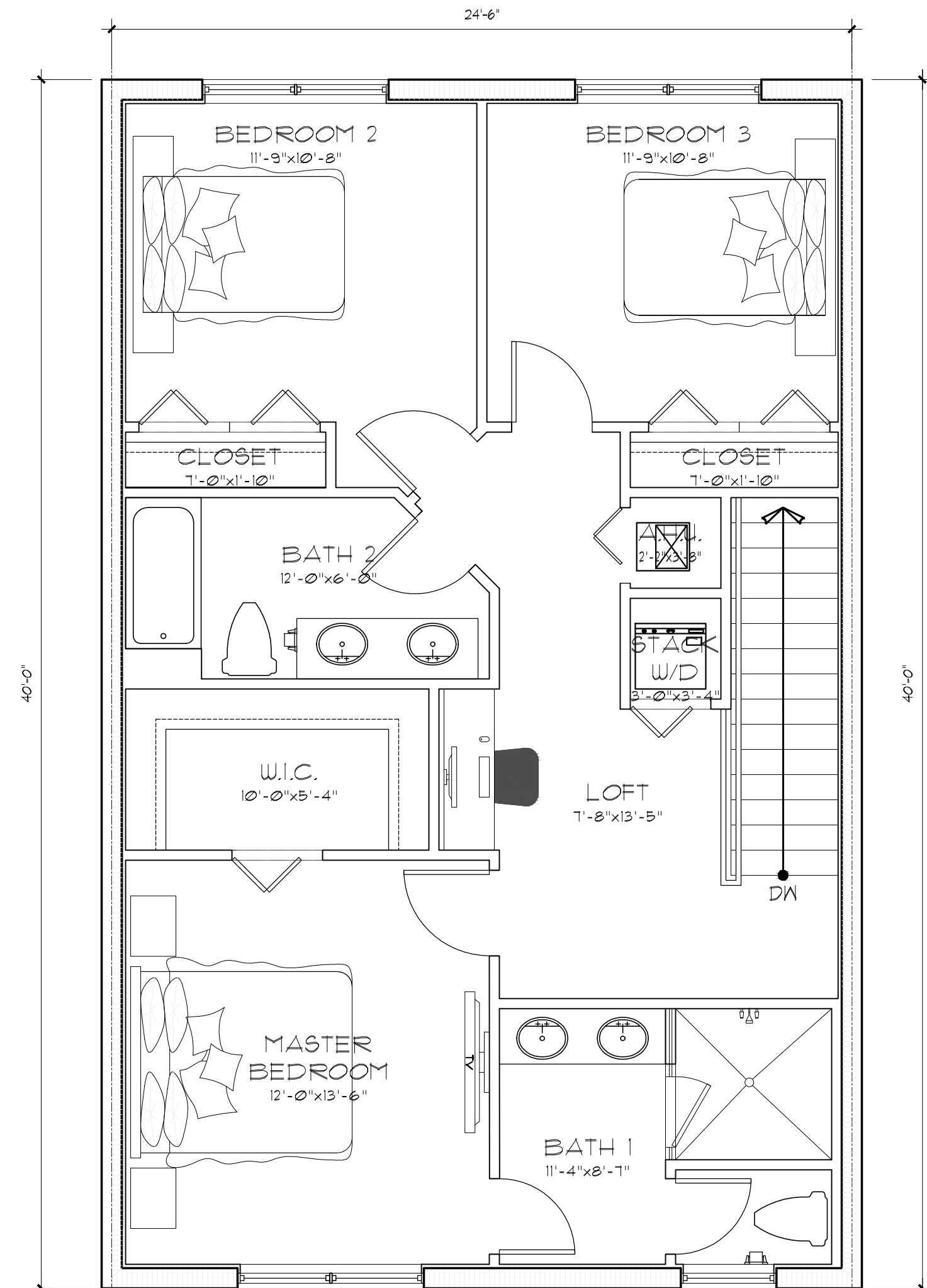
SCALE: 1/4" = 1'-0"



UNIT D - 1ST FLOOR PLAN
4 BDRM / 3 BATH

SCALE: 1/4" = 1'-0"

AREA CALCULATIONS	
LEVEL ONE A.C.	980 S.F.
LEVEL TWO A.C.	936 S.F.
TOTAL A.C.	1,916 S.F.
TOTAL	1,916 S.F.



UNIT D - 2ND FLOOR PLAN

SCALE: 1/4" = 1'-0"



the 1990s, the number of people in the United States who are 65 years of age or older has increased by 50 percent. The number of people 75 years of age or older has increased by 100 percent. The number of people 85 years of age or older has increased by 200 percent. The number of people 95 years of age or older has increased by 400 percent. The number of people 100 years of age or older has increased by 1,000 percent. The number of people 105 years of age or older has increased by 2,000 percent. The number of people 110 years of age or older has increased by 4,000 percent. The number of people 115 years of age or older has increased by 8,000 percent. The number of people 120 years of age or older has increased by 16,000 percent. The number of people 125 years of age or older has increased by 32,000 percent. The number of people 130 years of age or older has increased by 64,000 percent. The number of people 135 years of age or older has increased by 128,000 percent. The number of people 140 years of age or older has increased by 256,000 percent. The number of people 145 years of age or older has increased by 512,000 percent. The number of people 150 years of age or older has increased by 1,024,000 percent. The number of people 155 years of age or older has increased by 2,048,000 percent. The number of people 160 years of age or older has increased by 4,096,000 percent. The number of people 165 years of age or older has increased by 8,192,000 percent. The number of people 170 years of age or older has increased by 16,384,000 percent. The number of people 175 years of age or older has increased by 32,768,000 percent. The number of people 180 years of age or older has increased by 65,536,000 percent. The number of people 185 years of age or older has increased by 131,072,000 percent. The number of people 190 years of age or older has increased by 262,144,000 percent. The number of people 195 years of age or older has increased by 524,288,000 percent. The number of people 200 years of age or older has increased by 1,048,576,000 percent. The number of people 205 years of age or older has increased by 2,097,152,000 percent. The number of people 210 years of age or older has increased by 4,194,304,000 percent. The number of people 215 years of age or older has increased by 8,388,608,000 percent. The number of people 220 years of age or older has increased by 16,777,216,000 percent. The number of people 225 years of age or older has increased by 33,554,432,000 percent. The number of people 230 years of age or older has increased by 67,108,864,000 percent. The number of people 235 years of age or older has increased by 134,217,728,000 percent. The number of people 240 years of age or older has increased by 268,435,456,000 percent. The number of people 245 years of age or older has increased by 536,870,912,000 percent. The number of people 250 years of age or older has increased by 1,073,741,824,000 percent. The number of people 255 years of age or older has increased by 2,147,483,648,000 percent. The number of people 260 years of age or older has increased by 4,294,967,296,000 percent. The number of people 265 years of age or older has increased by 8,589,934,592,000 percent. The number of people 270 years of age or older has increased by 17,179,869,184,000 percent. The number of people 275 years of age or older has increased by 34,359,738,368,000 percent. The number of people 280 years of age or older has increased by 68,719,476,736,000 percent. The number of people 285 years of age or older has increased by 137,438,953,472,000 percent. The number of people 290 years of age or older has increased by 274,877,906,944,000 percent. The number of people 295 years of age or older has increased by 549,755,813,888,000 percent. The number of people 300 years of age or older has increased by 1,099,511,627,776,000 percent. The number of people 305 years of age or older has increased by 2,199,023,255,552,000 percent. The number of people 310 years of age or older has increased by 4,398,046,511,104,000 percent. The number of people 315 years of age or older has increased by 8,796,093,022,208,000 percent. The number of people 320 years of age or older has increased by 17,592,186,044,416,000 percent. The number of people 325 years of age or older has increased by 35,184,372,088,832,000 percent. The number of people 330 years of age or older has increased by 70,368,744,177,664,000 percent. The number of people 335 years of age or older has increased by 140,737,488,355,328,000 percent. The number of people 340 years of age or older has increased by 281,474,976,710,656,000 percent. The number of people 345 years of age or older has increased by 562,949,953,421,312,000 percent. The number of people 350 years of age or older has increased by 1,125,899,906,842,624,000 percent. The number of people 355 years of age or older has increased by 2,251,799,813,685,248,000 percent. The number of people 360 years of age or older has increased by 4,503,599,627,370,496,000 percent. The number of people 365 years of age or older has increased by 9,007,199,254,740,992,000 percent. The number of people 370 years of age or older has increased by 18,014,398,509,481,984,000 percent. The number of people 375 years of age or older has increased by 36,028,797,018,963,968,000 percent. The number of people 380 years of age or older has increased by 72,057,594,037,927,936,000 percent. The number of people 385 years of age or older has increased by 144,115,188,075,855,872,000 percent. The number of people 390 years of age or older has increased by 288,230,376,151,711,744,000 percent. The number of people 395 years of age or older has increased by 576,460,752,303,423,488,000 percent. The number of people 400 years of age or older has increased by 1,152,921,504,606,846,976,000 percent. The number of people 405 years of age or older has increased by 2,305,843,009,213,693,952,000 percent. The number of people 410 years of age or older has increased by 4,611,686,018,427,387,904,000 percent. The number of people 415 years of age or older has increased by 9,223,372,036,854,775,808,000 percent. The number of people 420 years of age or older has increased by 18,446,744,073,709,551,616,000 percent. The number of people 425 years of age or older has increased by 36,893,488,147,419,103,232,000 percent. The number of people 430 years of age or older has increased by 73,786,976,294,838,206,464,000 percent. The number of people 435 years of age or older has increased by 147,573,952,589,676,412,928,000 percent. The number of people 440 years of age or older has increased by 295,147,905,179,352,825,856,000 percent. The number of people 445 years of age or older has increased by 590,295,810,358,705,651,712,000 percent. The number of people 450 years of age or older has increased by 1,180,591,620,717,411,303,424,000 percent. The number of people 455 years of age or older has increased by 2,361,183,241,434,822,606,848,000 percent. The number of people 460 years of age or older has increased by 4,722,366,482,869,645,213,696,000 percent. The number of people 465 years of age or older has increased by 9,444,732,965,739,290,427,392,000 percent. The number of people 470 years of age or older has increased by 18,889,465,931,478,580,854,784,000 percent. The number of people 475 years of age or older has increased by 37,778,931,862,957,161,709,568,000 percent. The number of people 480 years of age or older has increased by 75,557,863,725,914,323,419,136,000 percent. The number of people 485 years of age or older has increased by 151,115,727,451,828,646,838,272,000 percent. The number of people 490 years of age or older has increased by 302,231,454,903,657,293,676,544,000 percent. The number of people 495 years of age or older has increased by 604,462,909,807,314,587,353,088,000 percent. The number of people 500 years of age or older has increased by 1,208,925,819,614,629,174,706,176,000 percent. The number of people 505 years of age or older has increased by 2,417,851,639,229,258,349,412,352,000 percent. The number of people 510 years of age or older has increased by 4,835,703,278,458,516,698,824,704,000 percent. The number of people 515 years of age or older has increased by 9,671,406,556,917,033,397,649,408,000 percent. The number of people 520 years of age or older has increased by 19,342,813,113,834,066,795,298,816,000 percent. The number of people 525 years of age or older has increased by 38,685,626,227,668,133,590,597,632,000 percent. The number of people 530 years of age or older has increased by 77,371,252,455,336,267,181,195,264,000 percent. The number of people 535 years of age or older has increased by 154,742,504,910,672,534,362,390,528,000 percent. The number of people 540 years of age or older has increased by 309,485,009,821,345,068,724,781,056,000 percent. The number of people 545 years of age or older has increased by 618,970,019,642,690,137,449,562,112,000 percent. The number of people 550 years of age or older has increased by 1,237,940,039,285,380,274,899,124,224,000 percent. The number of people 555 years of age or older has increased by 2,475,880,078,570,760,549,798,248,448,000 percent. The number of people 560 years of age or older has increased by 4,951,760,157,141,521,099,596,496,896,000 percent. The number of people 565 years of age or older has increased by 9,903,520,314,283,042,199,193,993,792,000 percent. The number of people 570 years of age or older has increased by 19,807,040,628,566,084,398,387,9



SCALE 1/8"=1'-0"

SCALE 1/8"=1'-0"

SCALE 1/8"=1'-0"

This architectural elevation drawing depicts a symmetrical building facade. The central element is a tall, narrow window with a light-colored frame and dark shutters. To its left and right are smaller windows, also with light frames and dark shutters. The facade is composed of large, rectangular panels in shades of gray and brown. The building has a flat roof and a dark base. The drawing is a technical representation of a building's exterior, showing the arrangement of windows and the overall form.

SCALE 1/8"=1'-0"

A-41

TYPE OF OCCUPANCY

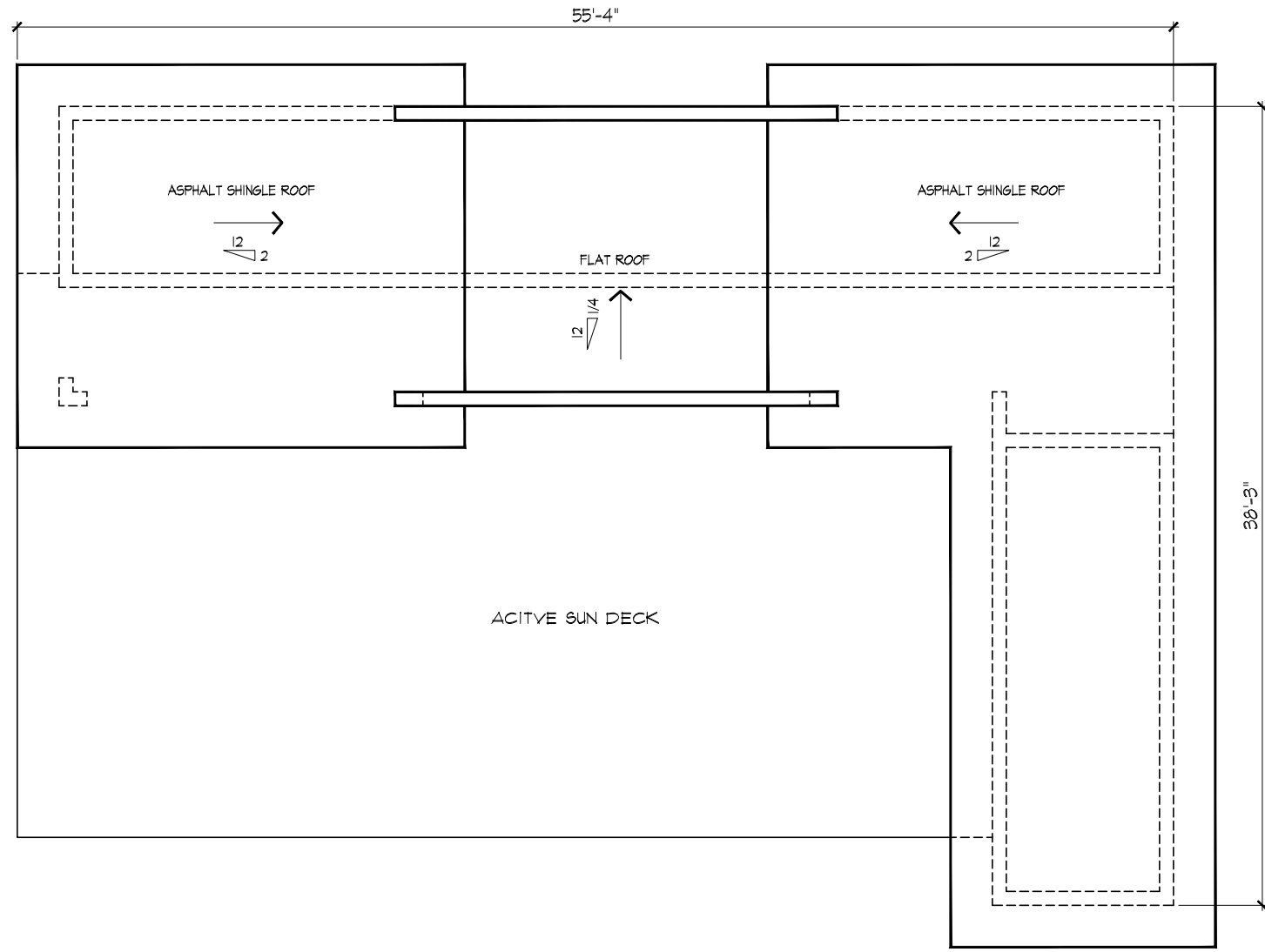
TREE STORIES - CLUB HOUSE
OCCUPANCY: GROUP "A3" AND "B"

TYPE OF CONSTRUCTION

TYPE II-B (UN-PROTECTED) SECTION 601 F.B.C
CONSTRUCTION OF CONCRETE BLOCK, EXT. BEARING WALLS
(NON-COMBUSTIBLE MATERIALS PER FBC 602 / TABLE 602.)
SPRINKLER SYSTEM PROVIDED: YES (NFFA 13)
FIRE ALARM SYSTEM PROVIDED: YES (NFFA 13)

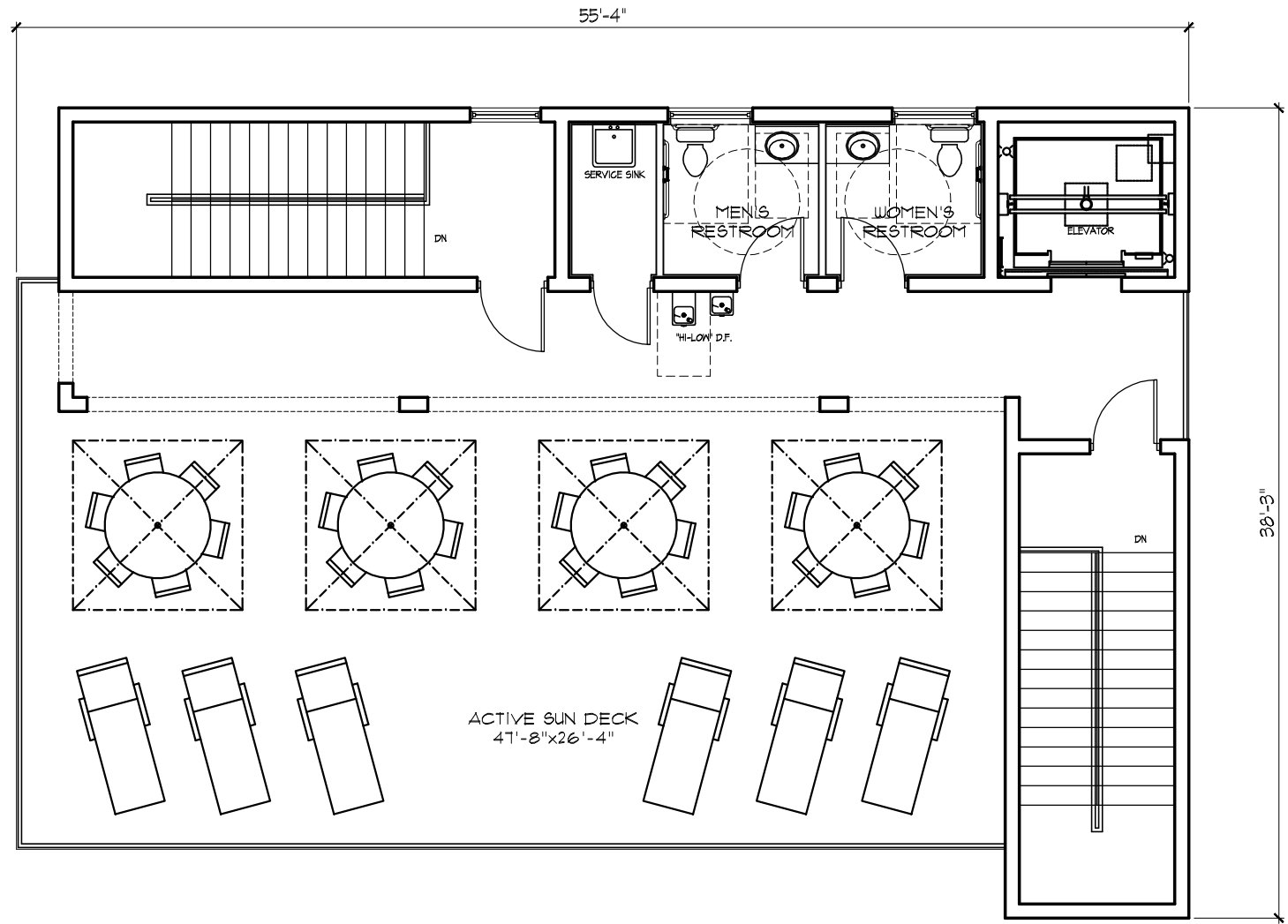
CLUB HOUSE SQ.FT. CALCULATIONS

FIRST FLOOR UNDER A/C	1,434 SQ.FT
SECOND FLOOR UNDER A/C	1,472 SQ.FT
THIRD FLOOR UNDER A/C	181 SQ.FT
TOTAL LIVING UNDER A/C	3,087 SQ.FT
NON A/C AREAS:	
1st FLR. COVERED DECK, STAIRS AND HALLWAY	514 SQ.FT
3rd FLR. OPEN TERRACE AND ELEVATOR HALL	1,229 SQ.FT.
OPEN POOL DECK	3,032 SQ.FT.
TOTAL CLUB HOUSE:	7,862 SQ.FT



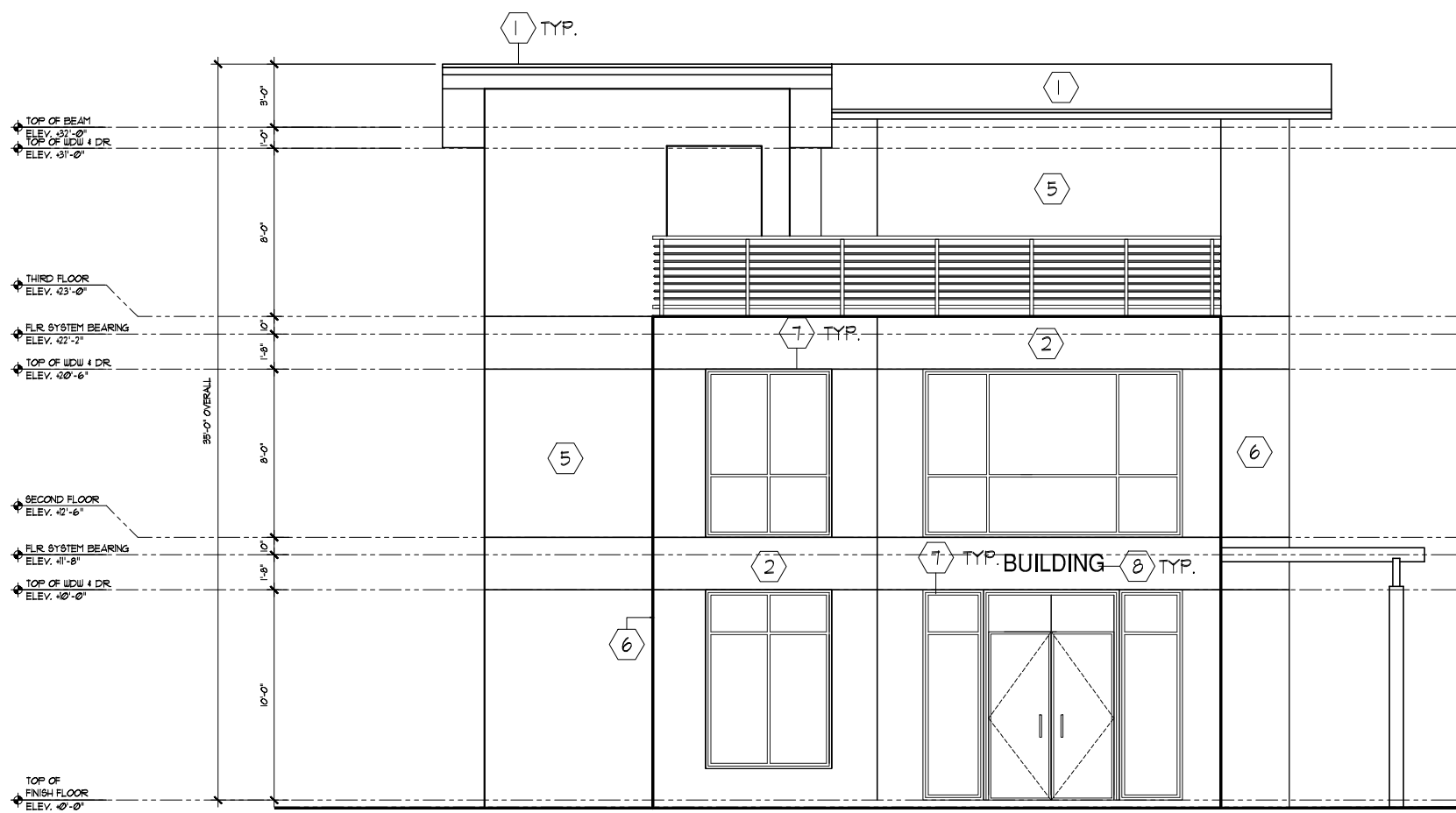
ROOF PLAN - CLUB HOUSE

SCALE 1/8"=1'-0"



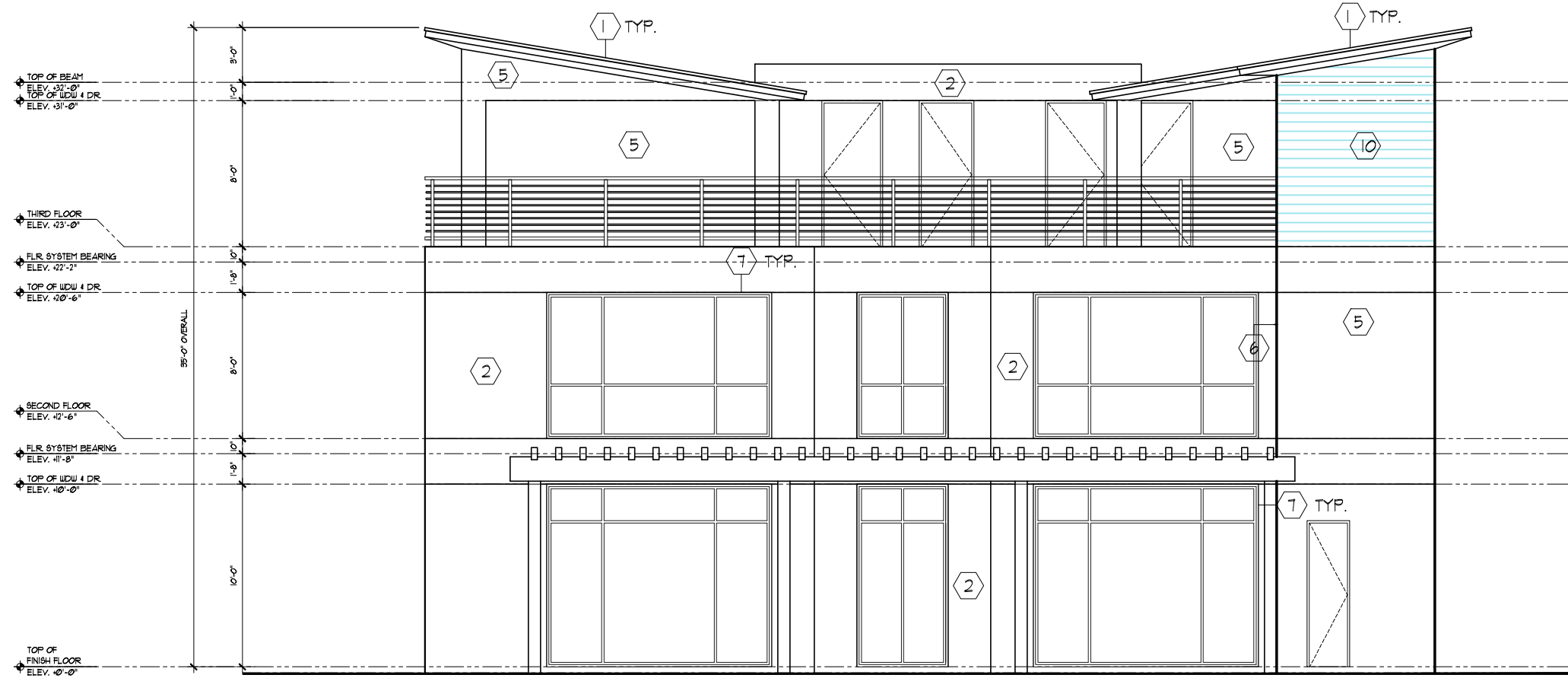
THIRD FLOOR PLAN - CLUB HOUSE

SCALE 1/8"=1'-0"



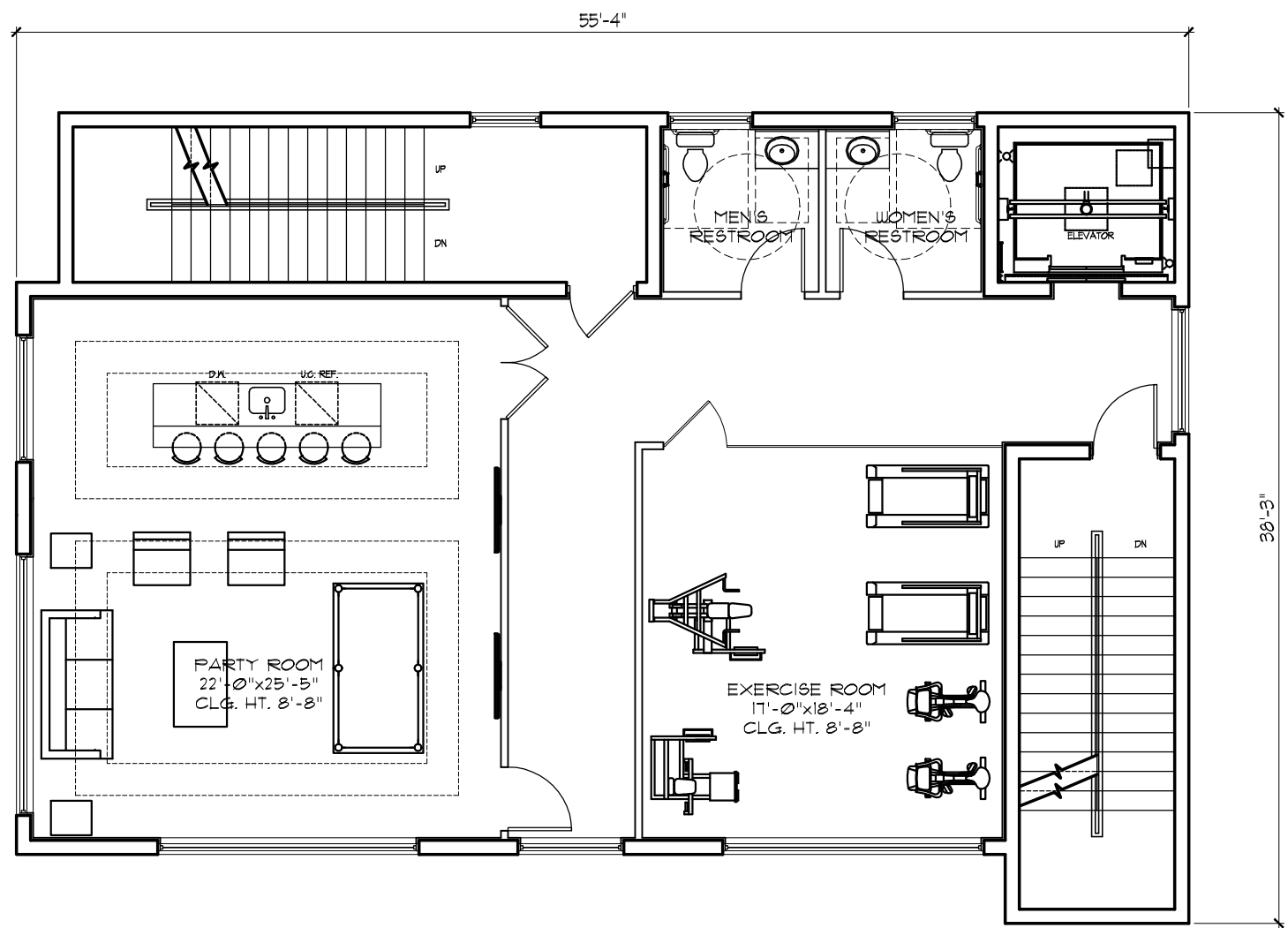
FRONT ENTRY ELEVATION - CLUB HOUSE

SCALE 1/8"=1'-0"



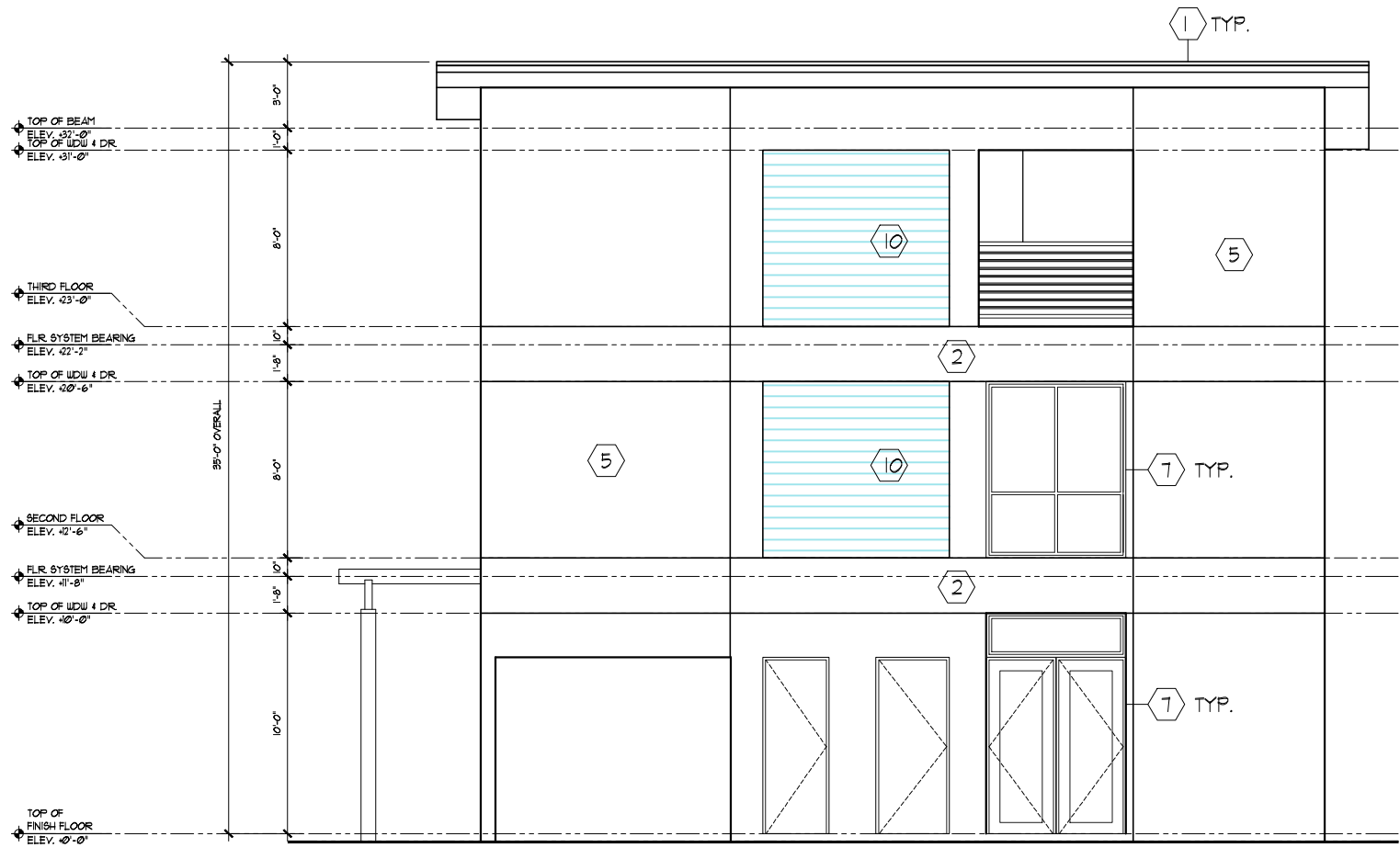
RIGHT POOL SIDE ELEVATION - CLUB HOUSE

SCALE 1/8"=1'-0"



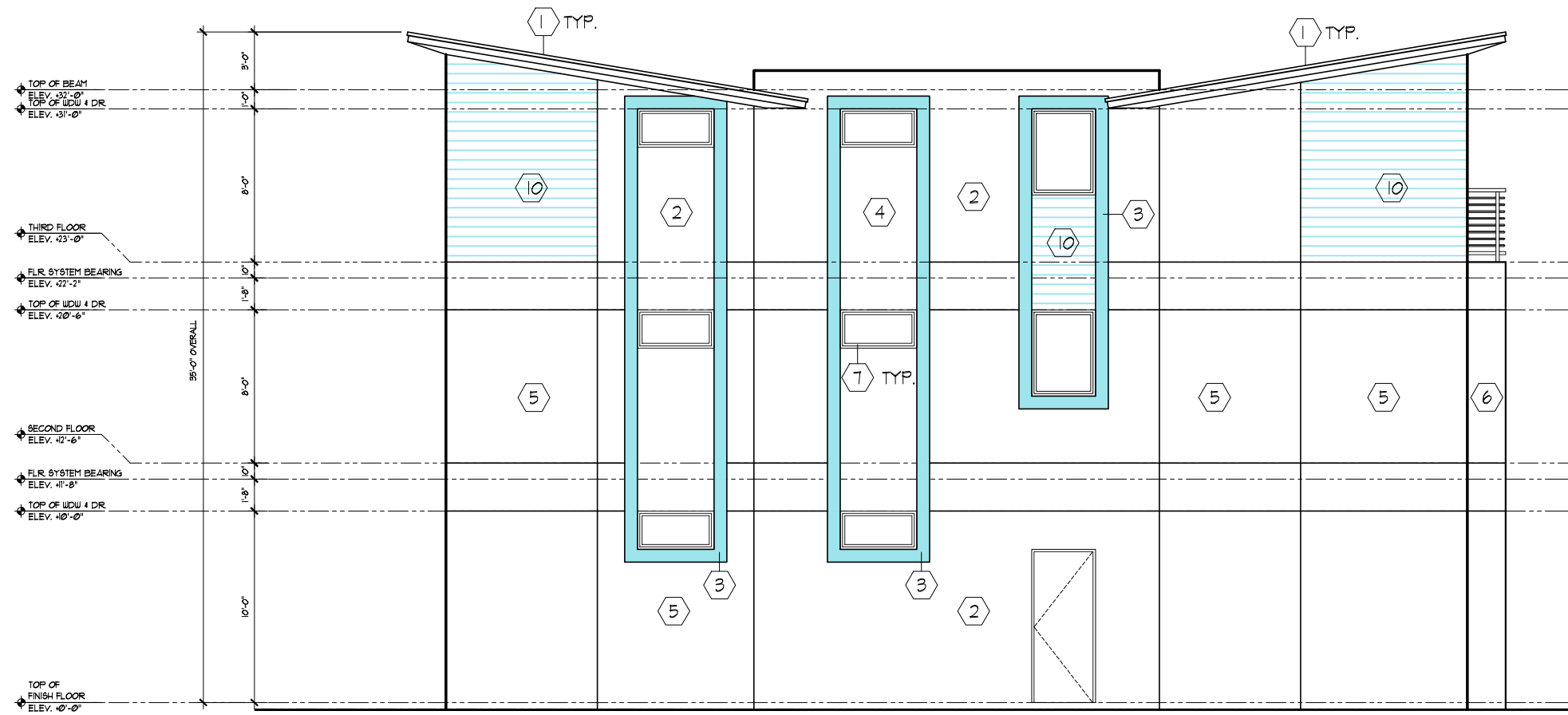
SECOND FLOOR PLAN - CLUB HOUSE

SCALE 1/8"=1'-0"



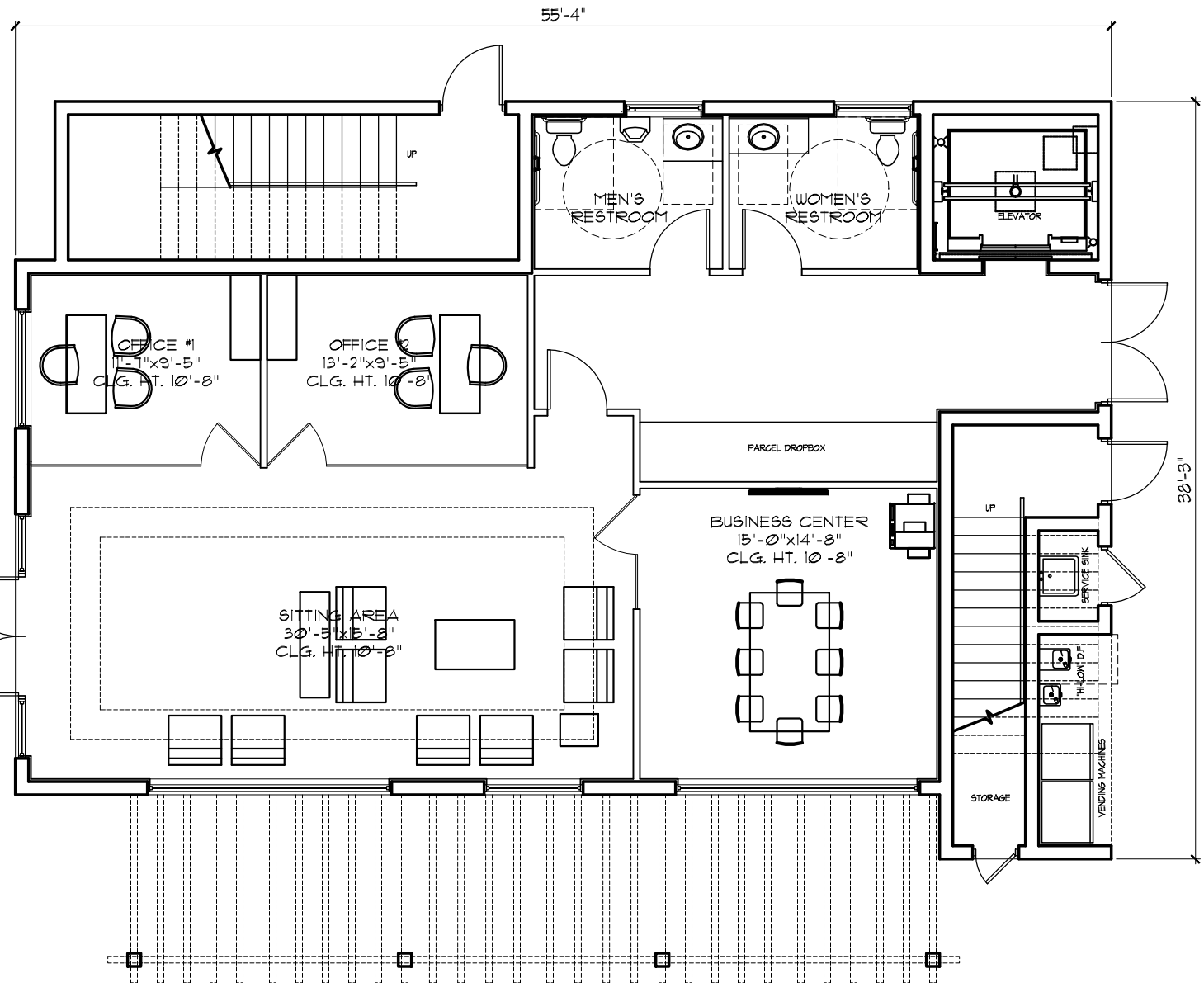
REAR SIDE ELEVATION - CLUB HOUSE

SCALE 1/8"=1'-0"



LEFT SIDE ELEVATION - CLUB HOUSE

SCALE 1/8"=1'-0"



FIRST FLOOR PLAN - CLUB HOUSE

SCALE 1/8"=1'-0"

- COLOR KEY
- | | |
|--------------------------------|-------------------------------------|
| ROOF | DOORS |
| 1 ROOF - TERRACOTA | 6 ROYCROFT COPPER RED - SK2834 |
| WALLS | FRAMES |
| 2 WINDFRESH WHITE - SK1002 | 7 BRONZE |
| 3 DOWNY - SK1628 | MISCELLANEOUS |
| 4 STONE LION - SK1501 | 8 10" HIGH ALUMINUM BUILDING NUMBER |
| 5 RUSHING RIVER - SK1146 | |
| 6 ROYCROFT COPPER RED - SK2834 | |
| 6" WIDE SCORE LINES | |
| BROWN TREE BRANCH - SK1525 | |

PROPOSED MULTIFAMILY RENTAL PROJECT

CITY OF OAKLAND PARK, BROWARD COUNTY, FLORIDA
CG OAKLAND PARK, LLC
631 SOUTH FEDERAL HIGHWAY, SUITE FORT LAUDERDALE, FL 33301
PHONE: (954)366466

PROJECT NO.: 17102.01
PROJECT MGR.: DHL
DRAWN BY: [Signature]

DIAZ + LANG ARCHITECTS
333 South Federal Highway, Suite 100, Fort Lauderdale, FL 33301
www.diazlang.com

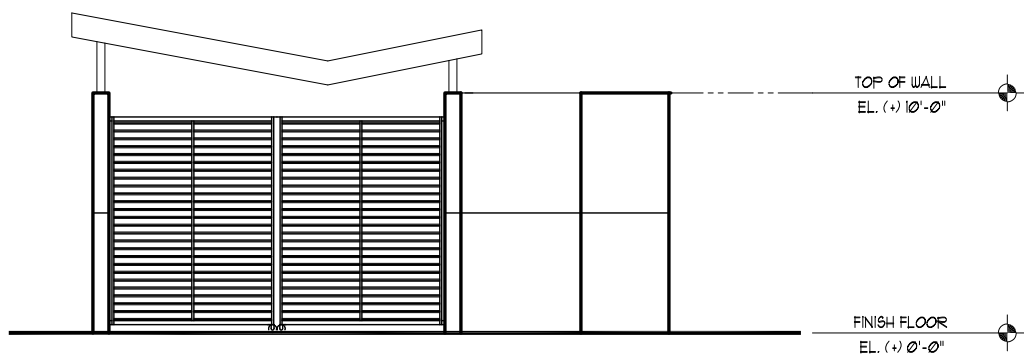
DONALD HEADON LANG, AIA
AR0011598

SUBMITTAL DATES:
SITE PLAN REVIEW 11.16.2017

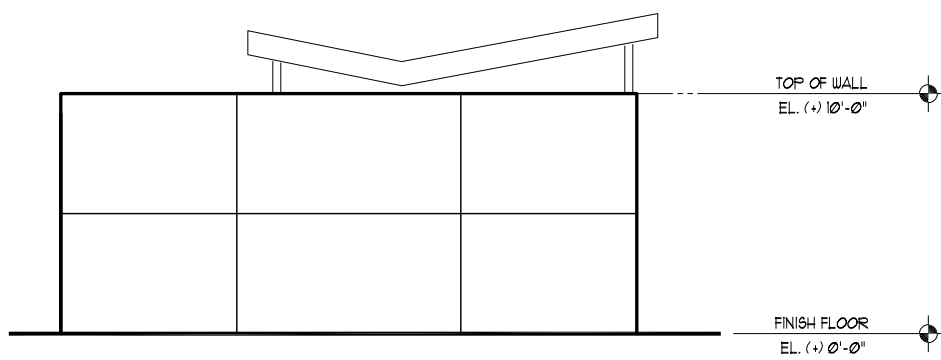
REVISION DATES:
DRC RESUBMISSION 05.25.2018
DRC RESUBMISSION 07.18.2018
DRC RESUBMISSION 08.15.2018

SHEET:

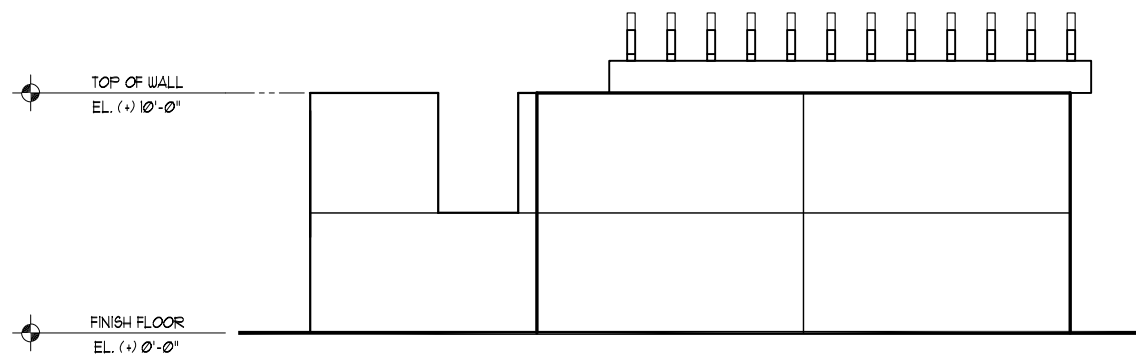
A-42



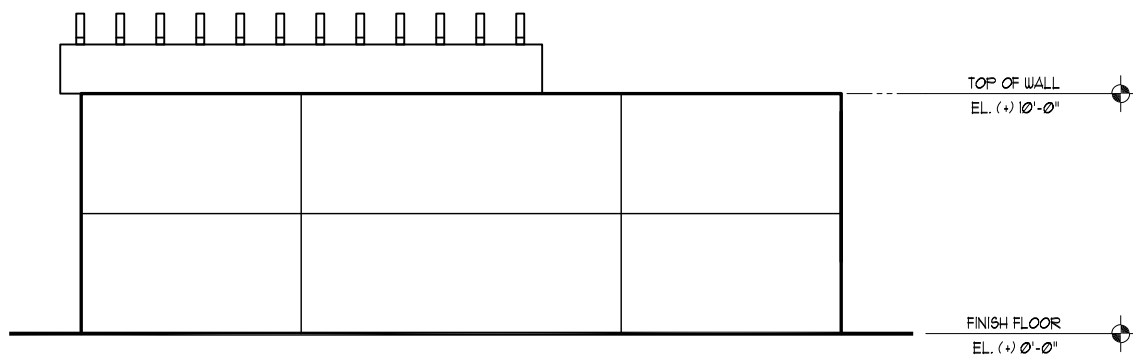
FRONT ELEVATION - TRASH COMPACTOR
SCALE 1/8"=1'-0"



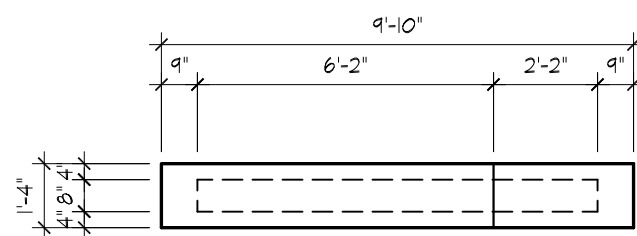
REAR ELEVATION - TRASH COMPACTOR
SCALE 1/8"=1'-0"



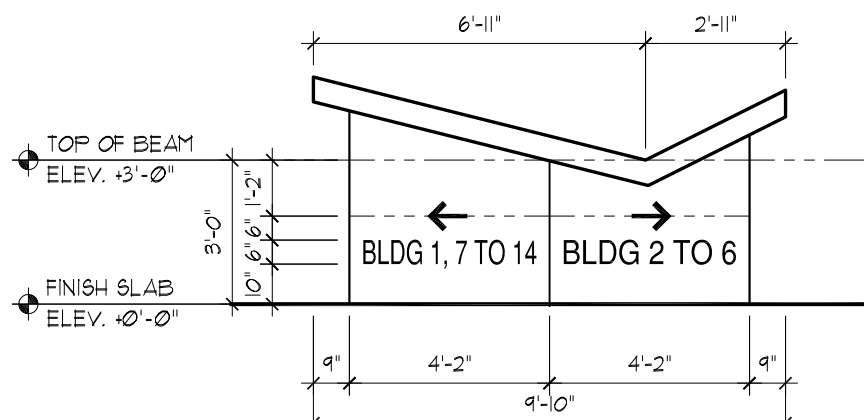
RIGHT ELEVATION - TRASH COMPACTOR
SCALE 1/8"=1'-0"



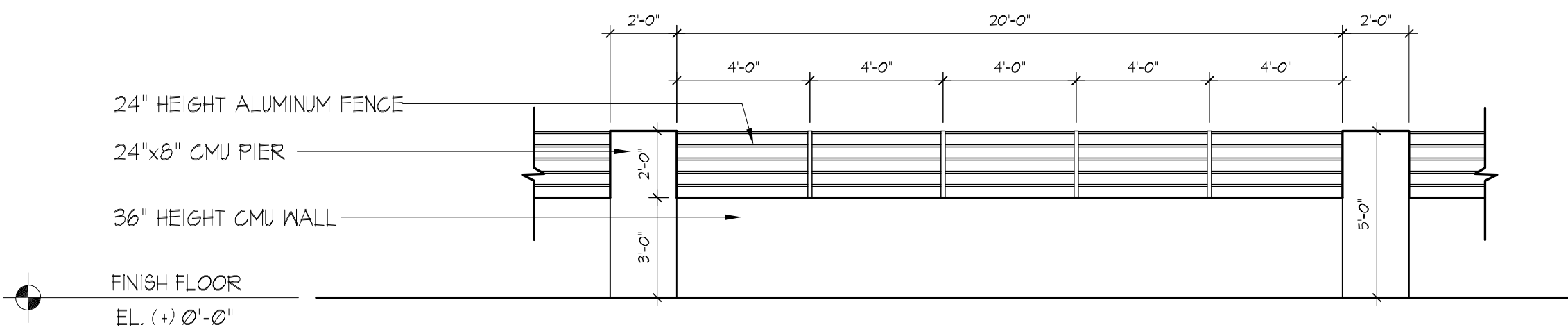
LEFT ELEVATION - TRASH COMPACTOR
SCALE 1/8"=1'-0"



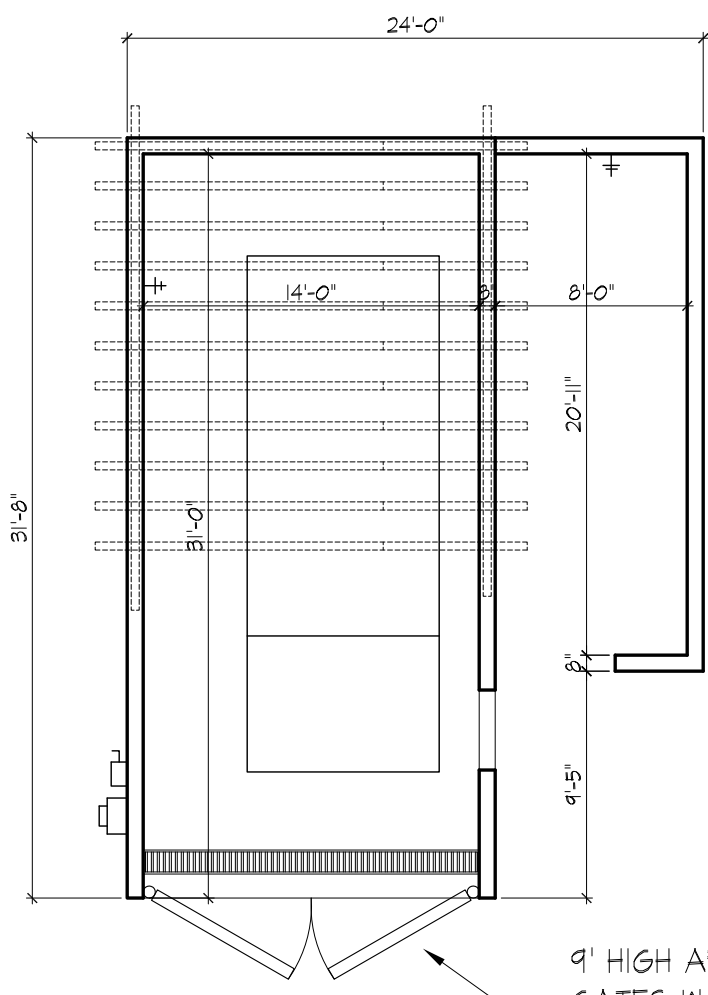
TOP VIEW - BLDG. DIRECTORY SIGN(FREE STANDING)
SCALE 1/4"=1'-0"



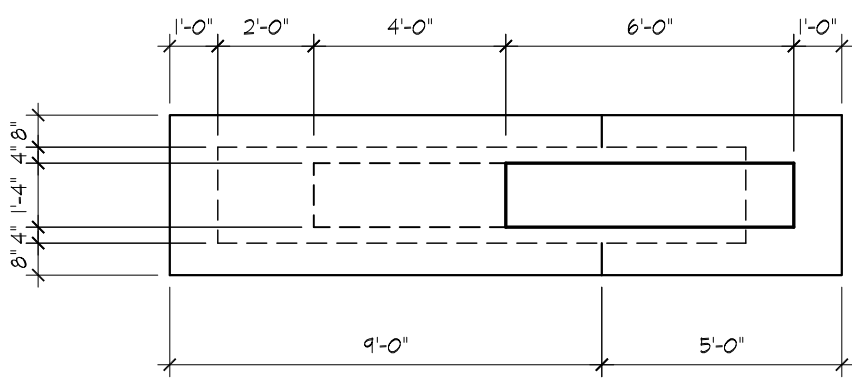
FRONT ELEVATION - BLDG. DIRECTORY SIGN(FREE STANDING)
SCALE 1/4"=1'-0"



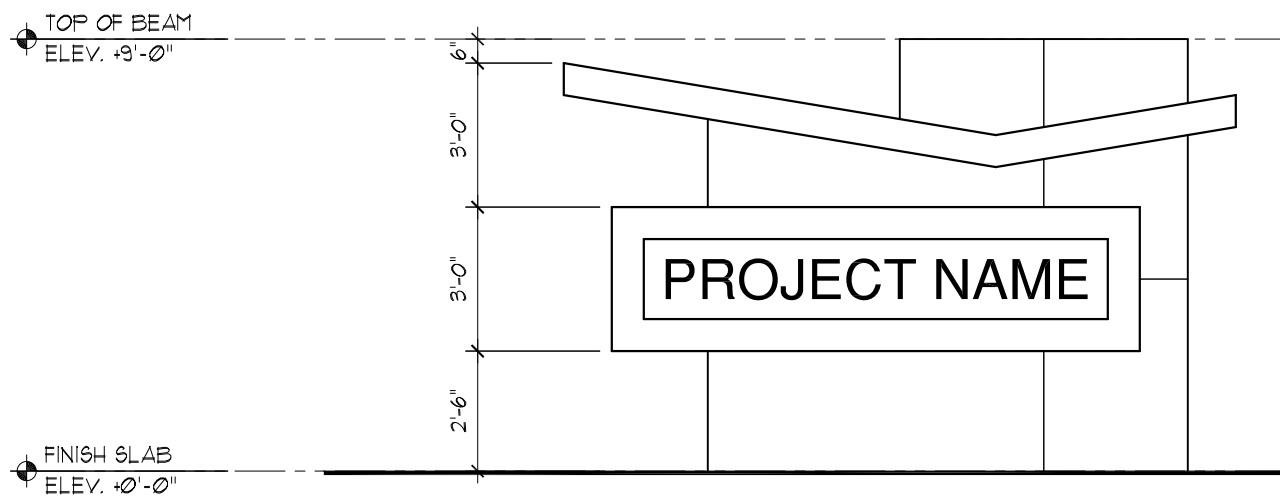
PERIMETER WALL
SCALE 1/4"=1'-0"



FLOOR PLAN - TRASH COMPACTOR
SCALE 1/8"=1'-0"



TOP VIEW - SIGNAGE(FREE STANDING)
SCALE 1/4"=1'-0"



FRONT ELEVATION - SIGNAGE(FREE STANDING)
SCALE 1/4"=1'-0"



-  PERVIOUS LANDSCAPE AREA : 65,716.8 SQFT
-  RECREATIONAL AREA : 27,464.4 SQFT
-  BUILDINGS COVERAGE: 109,653.24 SQFT
-  CLUB HOUSE COVERAGE: 1,948 SQFT
-  VEHICULAR USE : 96,941.8 SQFT

 COLORED SITE PLAN
N.T.S.

PROPOSED MULTIFAMILY RENTAL PROJECT

CITY OF OAKLAND PARK, BROWARD COUNTY, FLORIDA

CG OAKLAND PARK, LLC

631 SOUTH FEDERAL HIGHWAY, SUITE FORT LAUDERDALE, FL 33301

PHONE: (954)3661660

PROJECT NO.: 17102.01

PROJECT MGR: DHL

DRAWN BY:



DIAZ + LANG ARCHITECTS
33100 Camino S. Suite 100, Fort Lauderdale, FL 33309
www.diazlang.com

DONALD HEADDON LANG, AIA

AR0011598

SUBMITTAL DATES:

SITE PLAN REVIEW 11.16.2017

REVISION DATES:

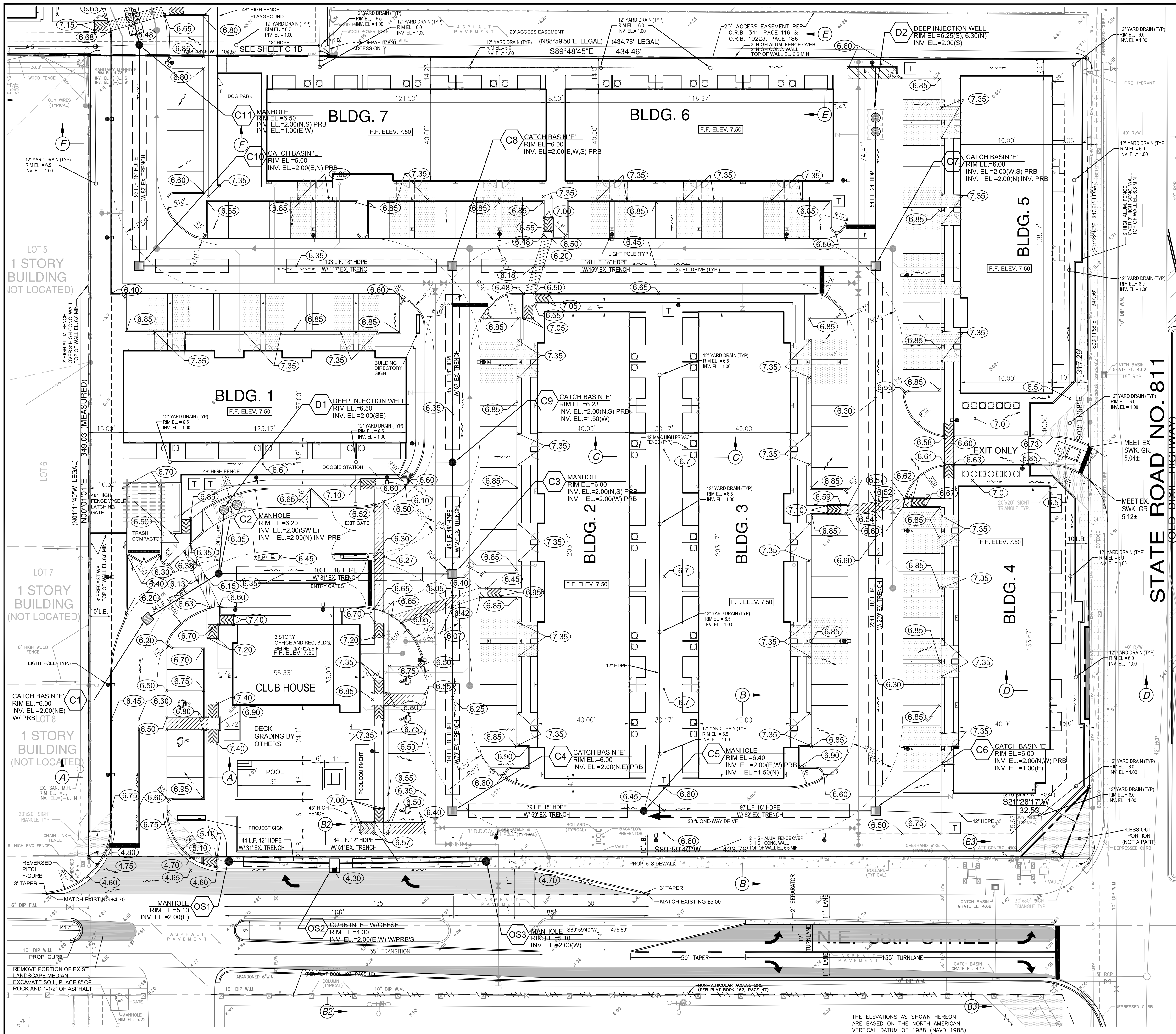
DRC RESUBMISSION 05.25.2018

DRC RESUBMISSION 07.18.2018

DRC RESUBMISSION 08.15.2018

SHEET:

A-44



REVISIONS

05/25/18	DRG SUBMITTAL
07/18/18	DRG RESUBMITTAL
08/15/18	DRG RESUBMITTAL
10/12/18	DRG RESUBMITTAL

GRAPHIC SCALE

1 inch = 20 ft.

LEGEND:

BCR	BROWARD COUNTY RECORDS
DCR	DADE COUNTY RECORDS
PB	PLAT BOOK
PG	PAGE
ORB	OFFICIAL RECORDS BOOK
C/L	CENTERLINE
R/W	RIGHT-OF-WAY
SEC	SECTION
PP	WOOD POWER POLE
CLP	CONCRETE LIGHT POLE
ANC	ANCHOR
TYP	TYPICAL
F.F.	FINISH FLOOR
S.B.	SETBACK
L.B.	LANDSCAPE BUFFER
U.E.	UTILITY EASEMENT
D.E.	DRAINAGE EASEMENT
MUTCD	MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES
	FIRE HYDRANT
	GATE VALVE
	WATER METER
	BLOW OFF
	SANITARY SEWER MANHOLE
	CATCH BASIN
	EXISTING ELEVATION
	PROPOSED ELEVATION
	EXIST. WOOD POWER POLE
	PROP. WOOD POWER POLE
	PROP. LIGHT POLE
	TRAFFIC SIGN

NOTES:

- ALL VEGETATION, MUCK, AND ANY DELETERIOUS MATERIAL WITHIN THE ROW LIMITS OF ALL STREETS AND ALLEYS AND REQUIRED OFF-STREET PARKING AREAS MUST BE REMOVED AND REPLACED WITH CLEAN FILL MATERIAL FREE OF STUMPS, LARGE ROOTS OR OTHER MATTER NOT SUITABLE FOR INCLUSION IN ROADWAY FILL.
- THE FINISH SURFACE OF BASE COURSE AND THAT OF THE WEARING SURFACE SHALL NOT VARY MORE THAN .1 FOOT FROM THE APPROVED GRADING PLAN (TEMPLATE) AND ALL AREAS SHALL BE GRADED TO DRAIN ANY IRREGULARITIES EXCEEDING THIS LIMIT SHALL BE CORRECTED.
- THE ASPHALT SURFACE COURSE SHALL NOT BE PLACED UNTIL AS-BUILT DRAWING OF THE LIMEROCK BASE HAVE BEEN SUBMITTED AND APPROVED BY THE EOR AND CITY ENGINEER OR DESIGNER.
- ALL HANDICAP PARKING SPACES AND ACCESS AISLES SHALL NOT EXCEED 2.0% SLOPE FOR A.D.A. COMPLIANCE WITH FLORIDA BUILDING CODE FIFTH EDITION (2014) ACCESSIBILITY.

REVISIONS PER DRG #1

- CURBING AND DRAINAGE ADDED TOP TURN LANE.
- DRIVE WIDENED TO 20' SOUTH OF BLDG 2 & 3.
- GATED ENTRANCE WAS MODIFIED TO ALLOW FOR FIRE TRUCK MOVEMENT IN BOTH DIRECTIONS.
- TURNING RADII INCREASED THROUGHOUT SITE.
- ADDITIONAL GRADING FOR A.D.A. COMPLIANCE

FEMA BASE FLOOD ZONE X B.F.E. = N/A

ENGINEER'S SEAL NOT VALID WITHOUT ORIGINAL SIGNATURE

JAY COLLINS EVANS
No. 39461
STATE OF FLORIDA
PROFESSIONAL ENGINEER

FEMA BASE FLOOD=ZONE X=NO BASE FLOOD ELEV.

SHEET TITLE

PAVING GRADING & DRAINAGE PLAN

REVISIONS

05/25/18	DRG SUBMITTAL
07/18/18	DRG RESUBMITTAL
08/15/18	DRG RESUBMITTAL
10/12/18	DRG RESUBMITTAL

GRAPHIC SCALE

1 inch = 20 ft.

LEGEND:

BCR	BROWARD COUNTY RECORDS
DCR	DADE COUNTY RECORDS
PB	PLAT BOOK
PG	PAGE
ORB	OFFICIAL RECORDS BOOK
C/L	CENTERLINE
R/W	RIGHT-OF-WAY
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PP	WOOD POWER POLE
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ANC	ANCHOR
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U.E.	UTILITY EASEMENT
D.E.	DRAINAGE EASEMENT
MUTCD	MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES
	FIRE HYDRANT
	GATE VALVE
	WATER METER
	BLOW OFF
	SANITARY SEWER MANHOLE
	CATCH BASIN
	EXISTING ELEVATION
	PROPOSED ELEVATION
	EXIST. WOOD POWER POLE
	PROP. WOOD POWER POLE
	PROP. LIGHT POLE
	TRAFFIC SIGN

NOTES:

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REVISIONS PER DRG #1

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- DRIVE WIDENED TO 20' SOUTH OF BLDG 2 & 3.
- GATED ENTRANCE WAS MODIFIED TO ALLOW FOR FIRE TRUCK MOVEMENT IN BOTH DIRECTIONS.
- TURNING RADII INCREASED THROUGHOUT SITE.
- ADDITIONAL GRADING FOR A.D.A. COMPLIANCE

FEMA BASE FLOOD ZONE X B.F.E. = N/A

ENGINEER'S SEAL NOT VALID WITHOUT ORIGINAL SIGNATURE

JAY COLLINS EVANS
No. 39461
STATE OF FLORIDA
PROFESSIONAL ENGINEER

FEMA BASE FLOOD=ZONE X=NO BASE FLOOD ELEV.

SHEET TITLE

PAVING GRADING & DRAINAGE PLAN

PROPOSED MULTIFAMILY RENTAL PROJECT

CITY OF OAKLAND PARK

BROWARD COUNTY, FLORIDA

SCALE: 1"=20'

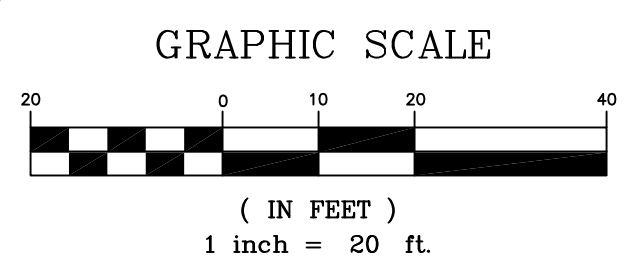
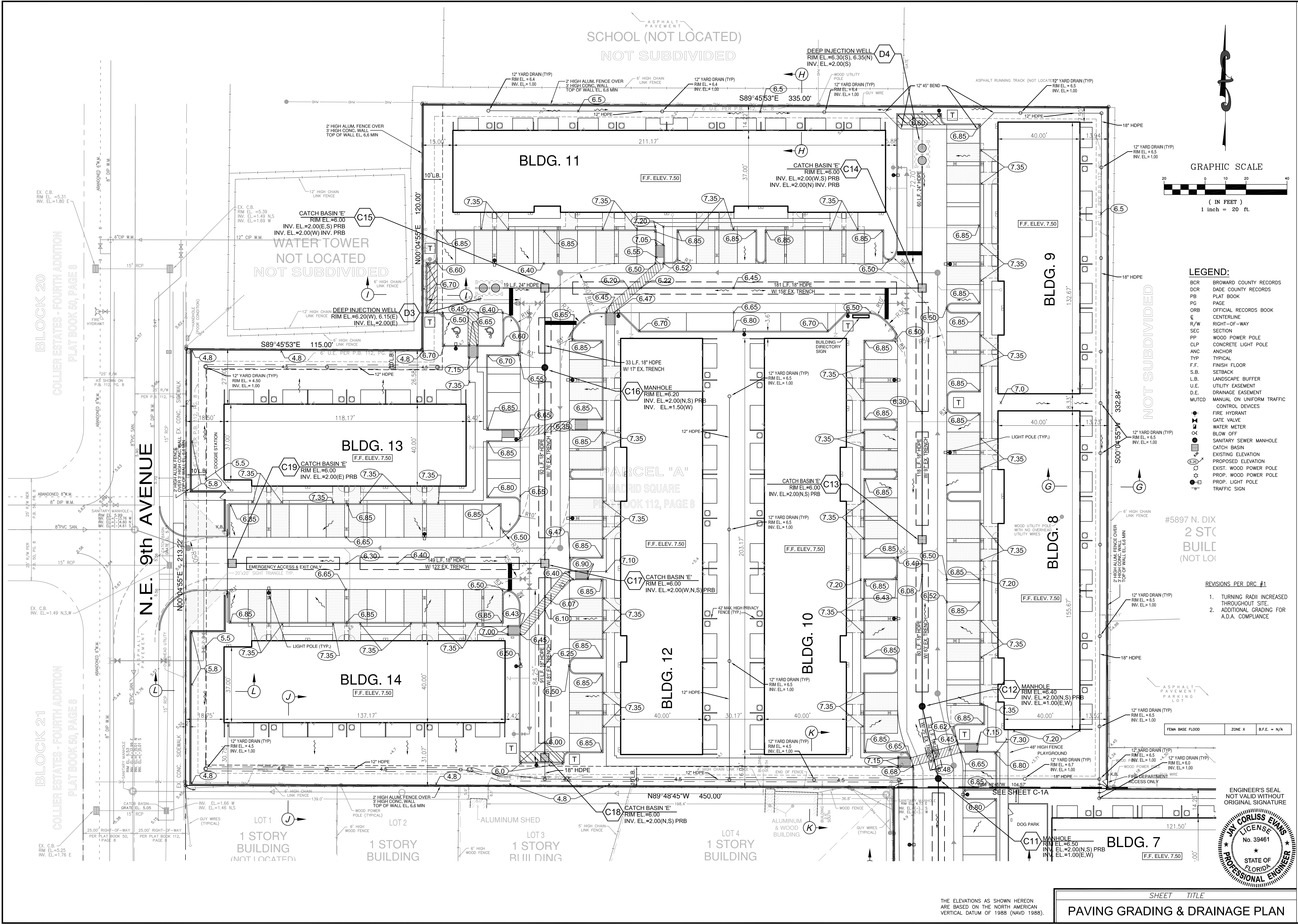
DATE: 08/22/17

DRAWN BY: JRW

SHEET No.

C-1A

16040



- LEGEND:**
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 - DCR DADE COUNTY RECORDS
 - PB PLAT BOOK
 - PC PAGE
 - ORB OFFICIAL RECORDS BOOK
 - C CENTERLINE
 - R/W RIGHT-OF-WAY
 - SEC SECTION
 - PP WOOD POWER POLE
 - CLP CONCRETE LIGHT POLE
 - ANC ANCHOR
 - TYP TYPICAL
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 - S.B. SETBACK
 - L.B. LANDSCAPE BUFFER
 - U.E. UTILITY EASEMENT
 - D.E. DRAINAGE EASEMENT
 - MUTCD MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES
 - FIRE HYDRANT
 - GATE VALVE
 - WATER METER
 - BLOW OFF
 - SANITARY SEWER MANHOLE
 - CATCH BASIN
 - EXISTING ELEVATION
 - PROPOSED ELEVATION
 - EXIST. WOOD POWER POLE
 - PROP. WOOD POWER POLE
 - PROP. LIGHT POLE
 - TRAFFIC SIGN

- REVISIONS PER DRC #1**
- TURNING RADIi INCREASED THROUGHOUT SITE.
 - ADDITIONAL GRADING FOR A.D.A. COMPLIANCE



THE ELEVATIONS AS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 1988).

SHEET TITLE
PAVING GRADING & DRAINAGE PLAN

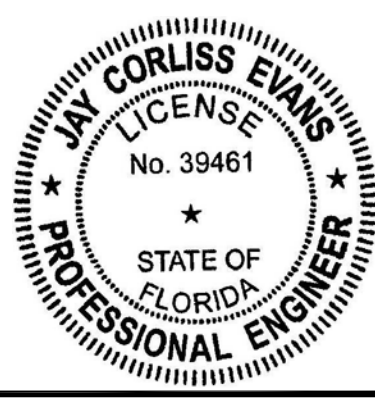
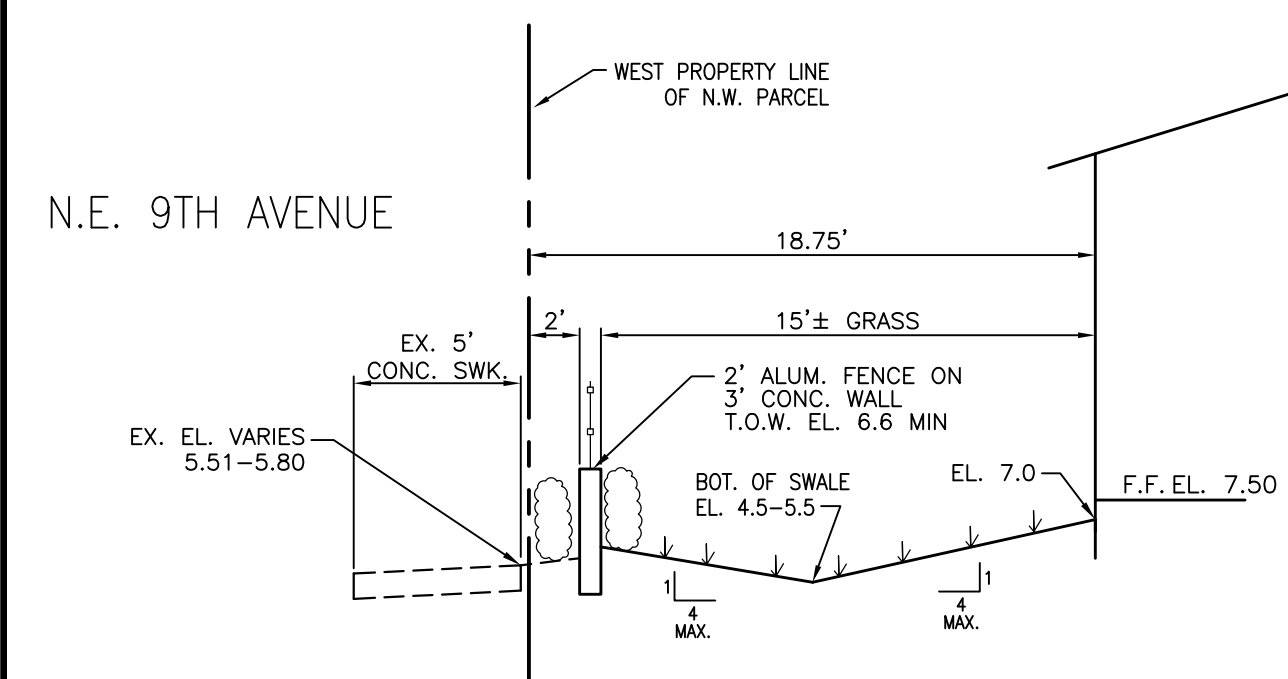
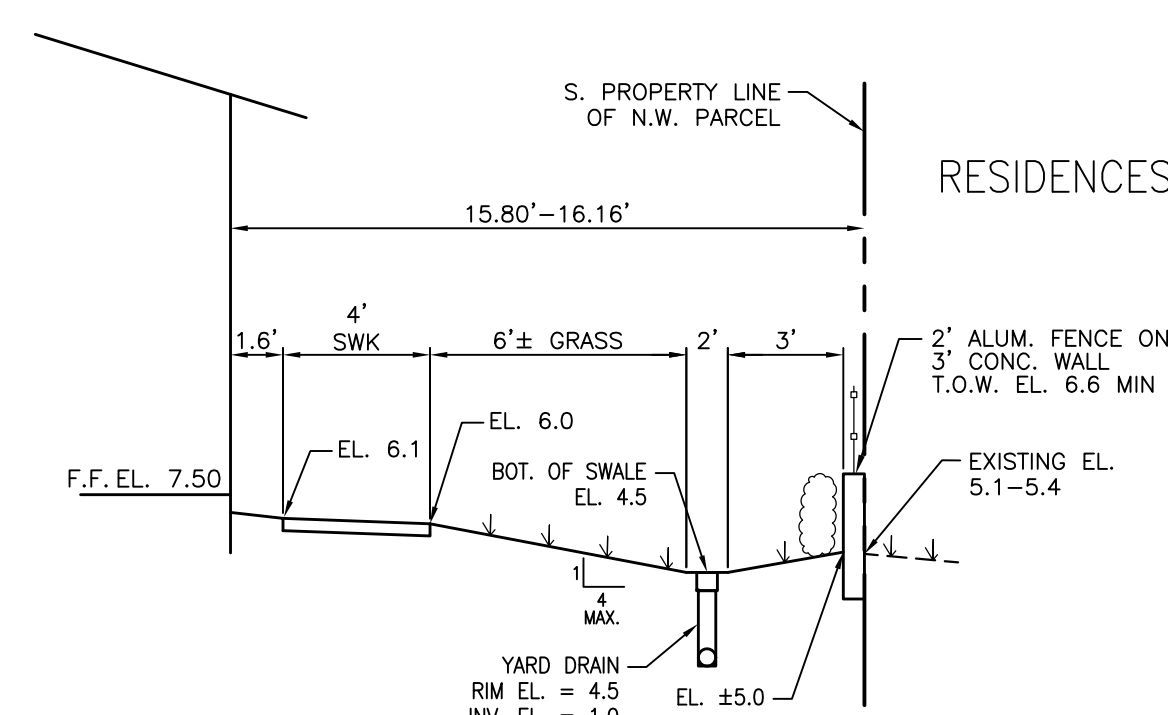
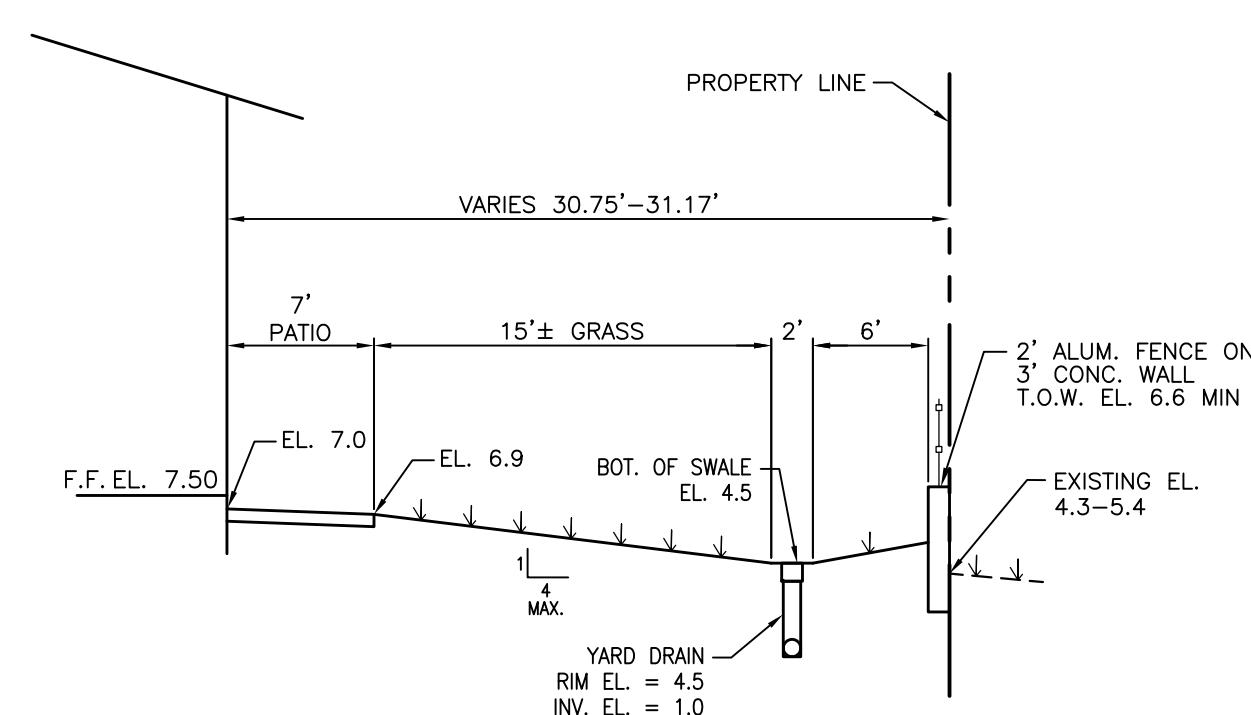
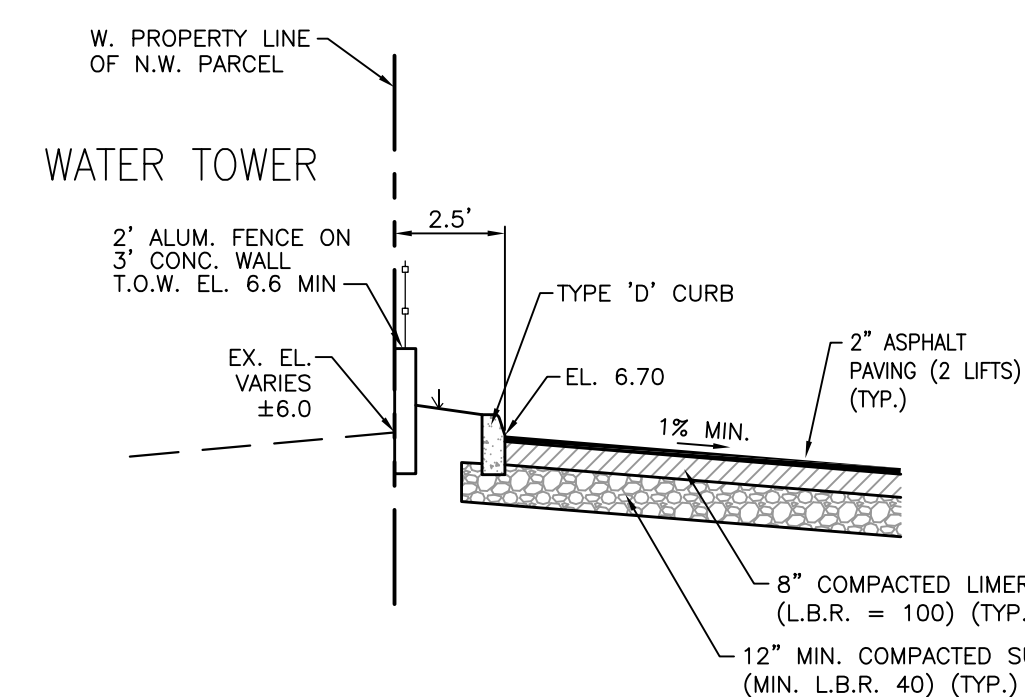
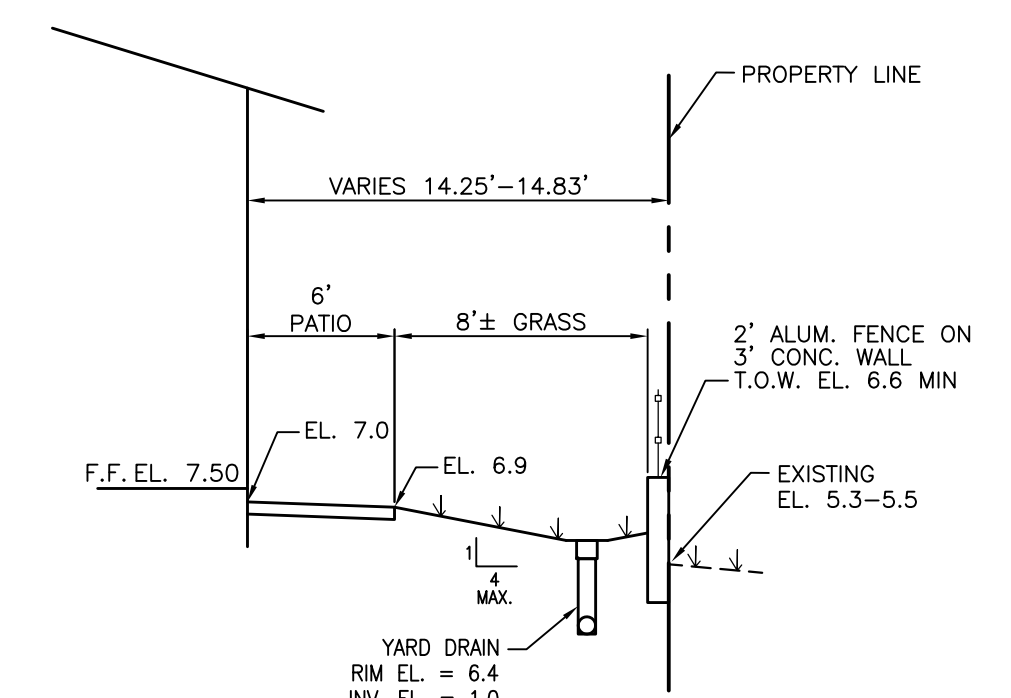
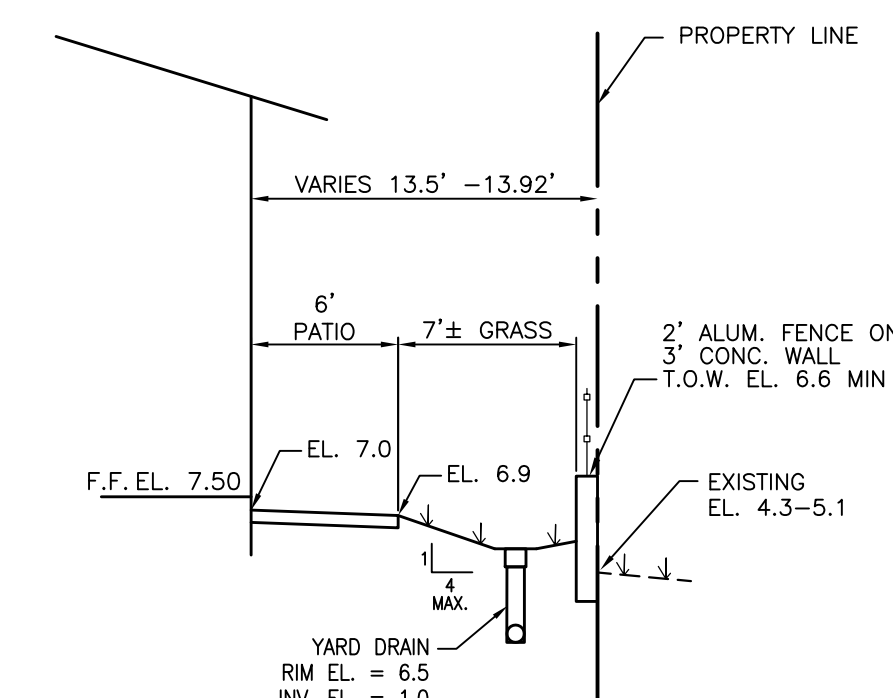
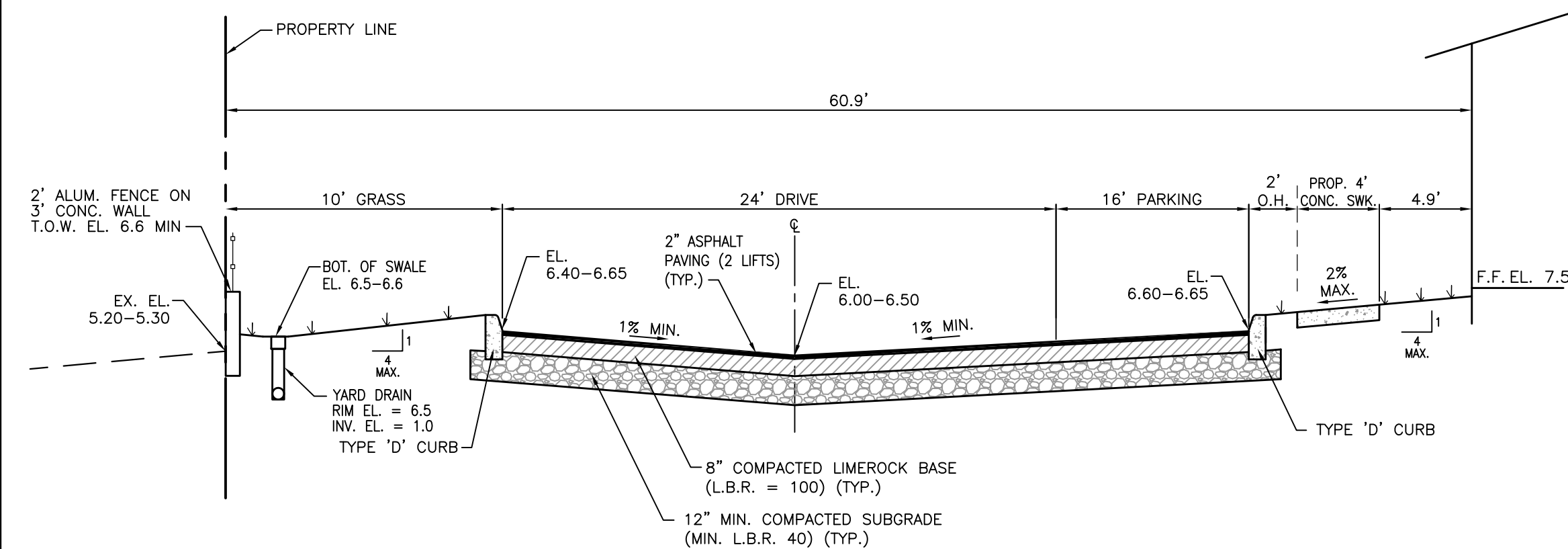
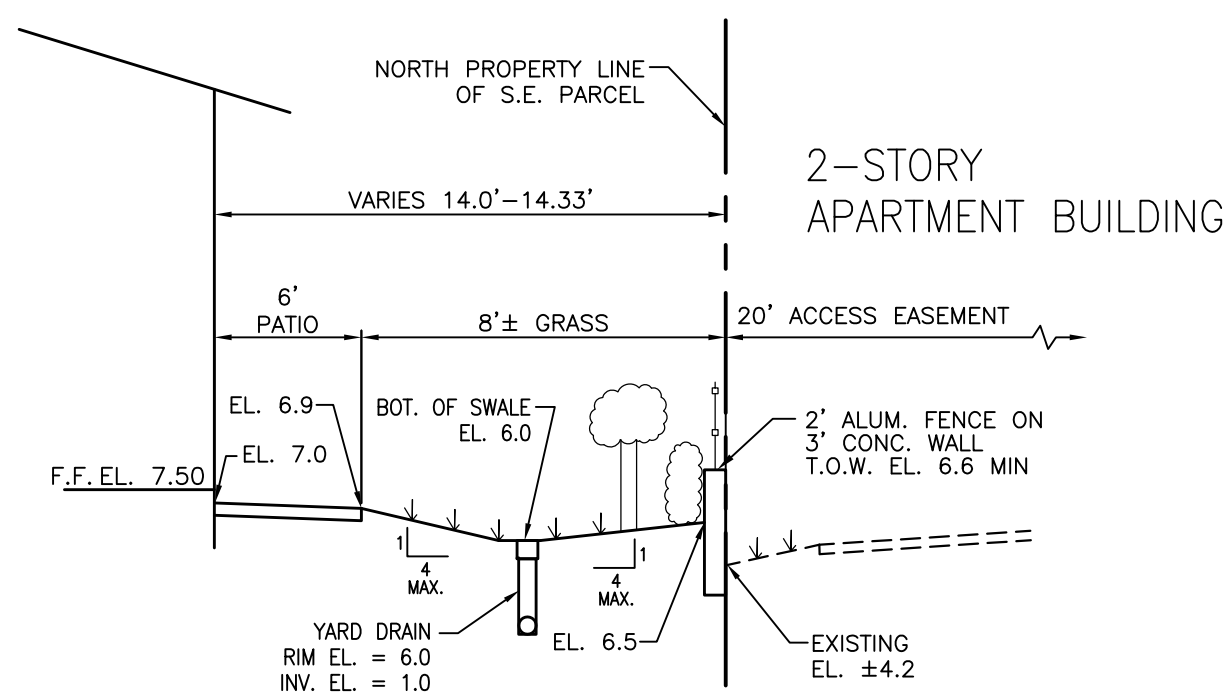
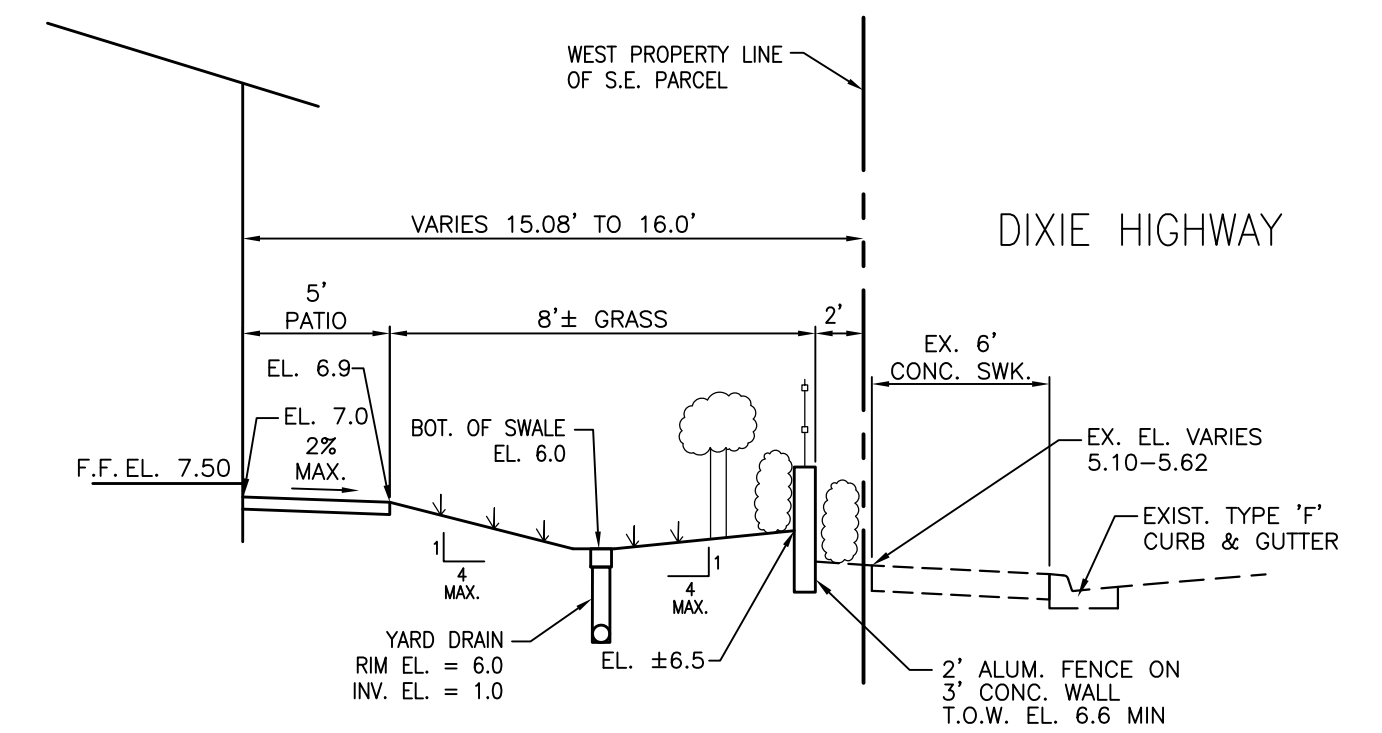
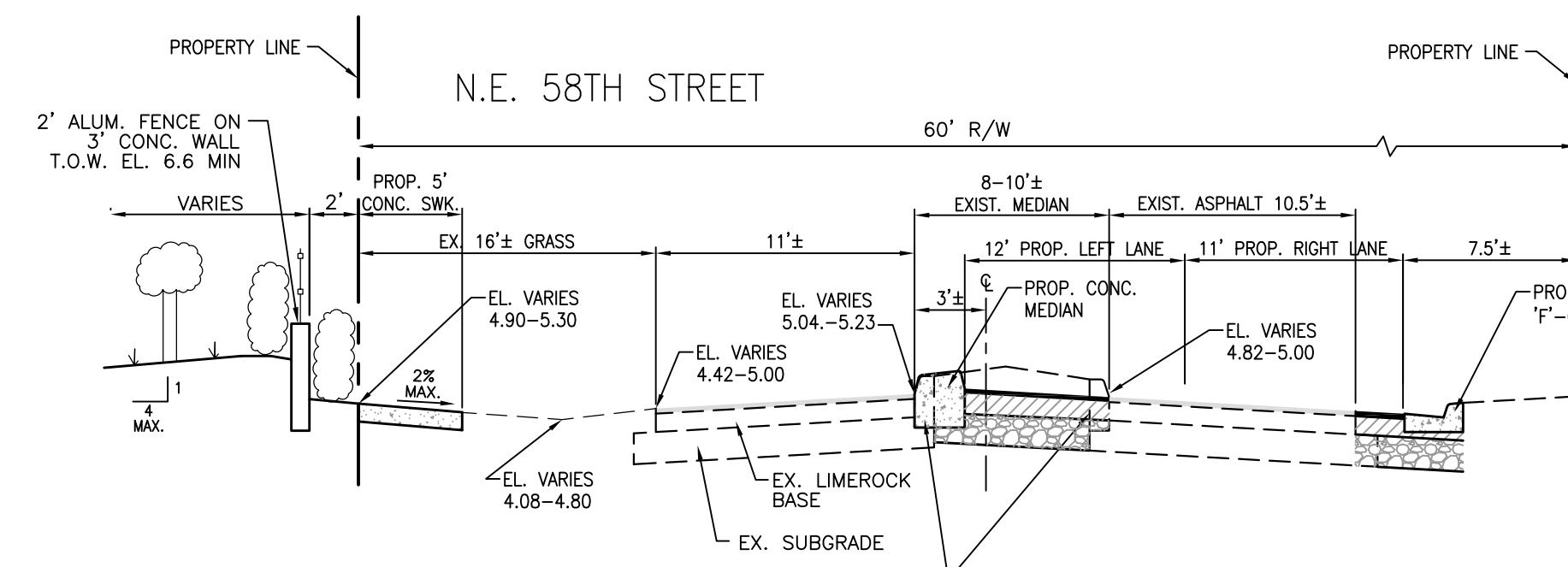
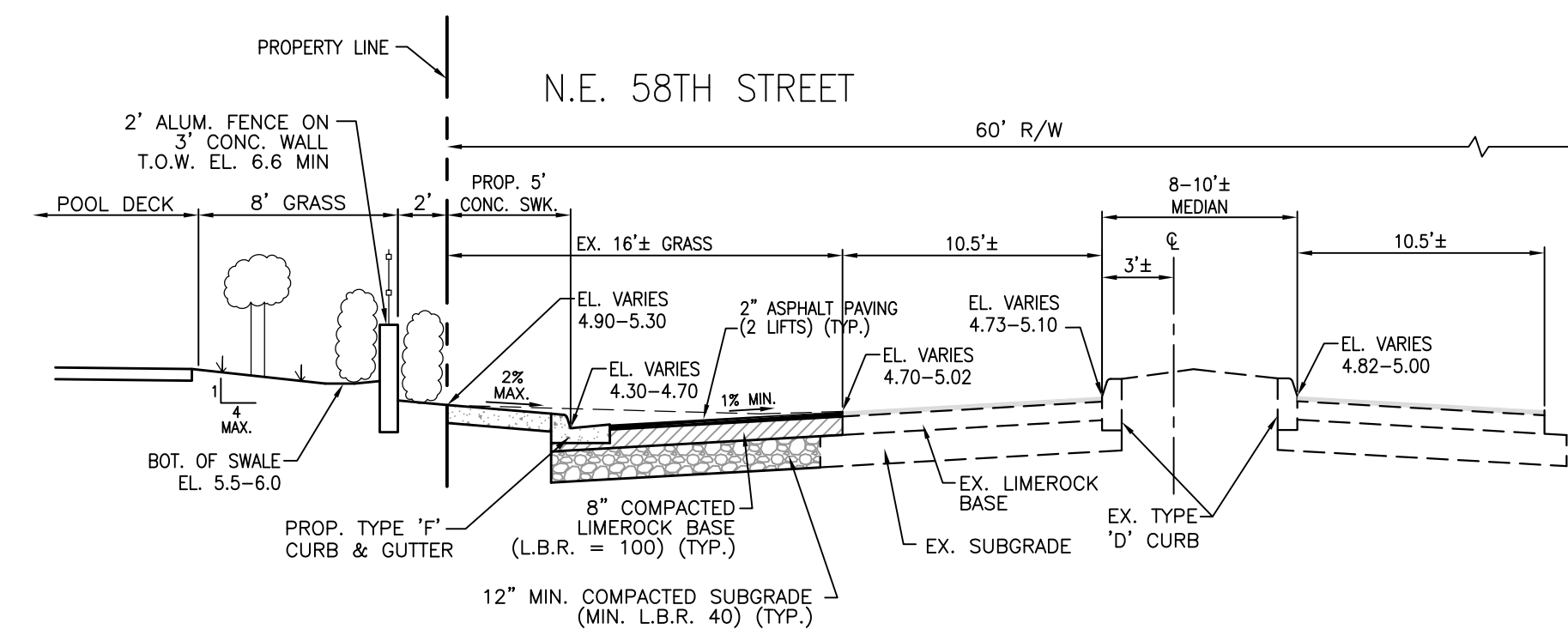
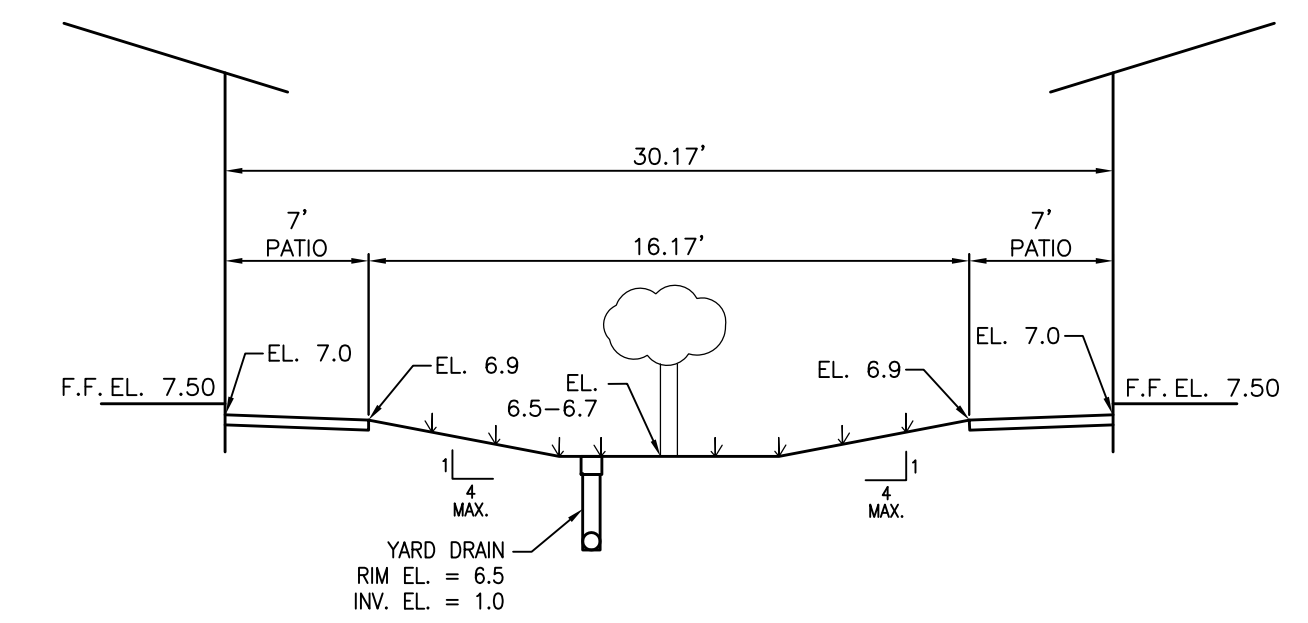
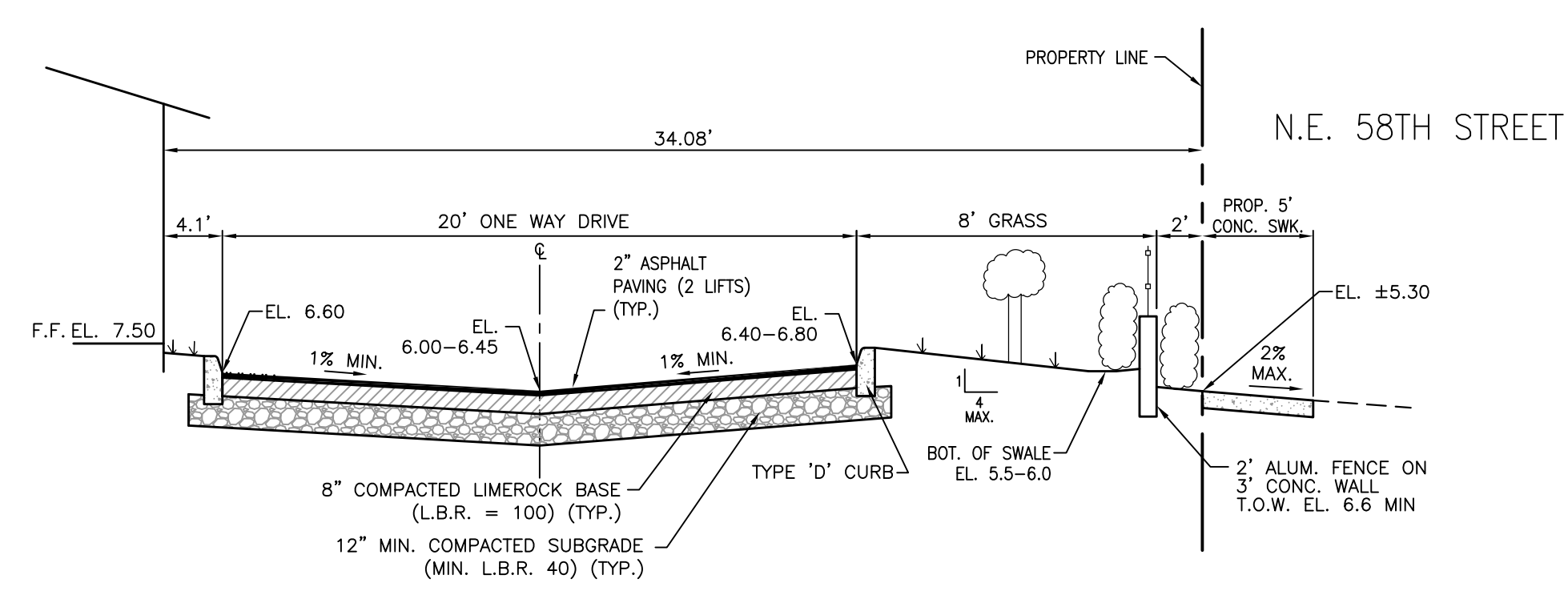
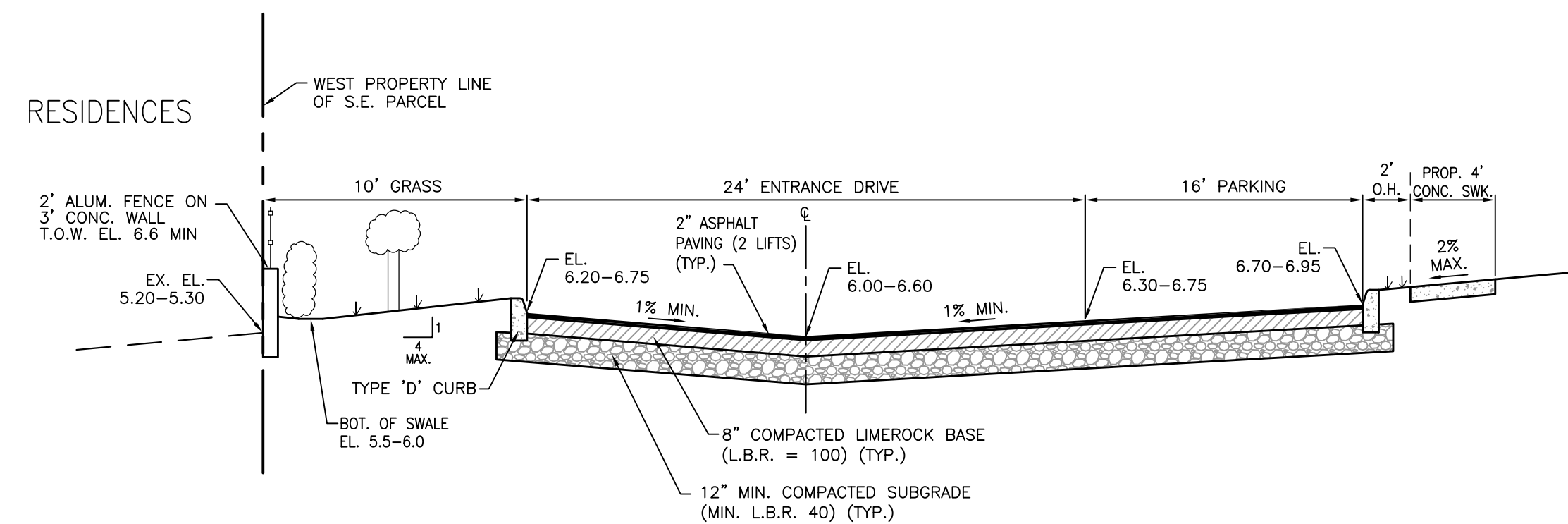
REVISIONS

05/25/18	DRC RESUBMITTAL
07/18/18	DRC RESUBMITTAL
08/15/18	DRC RESUBMITTAL
10/12/18	DRC RESUBMITTAL

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P.E. # 39461

PROPOSED MULTIFAMILY RENTAL PROJECT
CITY OF OAKLAND PARK
BROWARD COUNTY, FLORIDA

SCALE: 1"=20'
DATE: 08/22/17
DRAWN BY: JRW
SHEET No.
C-1B
16040



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Phone: (954) 680-6533

1000

**PROPOSED MULTIFAMILY
RENTAL PROJECT**
CITY OF OAKLAND PARK
BROWARD COUNTY, FLORIDA

SCALE: N.T.S.

DATE: 08/22/17

DRAWN BY: JRW

SHEET No.

C-2

6040

ENGINEERING CROSS SECTIONS

