

RETAINING WALL OR FENCE WITHIN THE 25'-0" CANAL SITE TRIANGLE:
SHALL COMPLY WITH SECTION 155.5302.D.5 MUST BE MAX. 3 FT. HIGH
THE WALL OR FENCE MAY BE 42" HIGH IF IT IS MIN. 66 PERCENT SEE THROUGH AND MAY BE AS HIGH AS 72 INCHES IF IT IS AT LEAST 75 PERCENT SEE THROUGH.

NEW RETAINING WALL TOP AT +5.5' WALL SHALL NOT ENCR OACH ON THE SITE TRIANGLE. REFER TO STRUCTURAL DRAWINGS FOR DETAILS.

3/4" DIA. METALLIC PIPE UP WALL AND INSIDE ATTIC SPACE AND DOWN WALL TO COOKTOP (31 FT.)

PROVIDE NEW CONC. SLAB FOR STEP DOWN TO GRADE

NEW 5'-0" HIGH WHITE PVC FENCE WITH 3'-0" WIDE GATE GATE SHALL BE SELF CLOSING AND SELF LATCHING

FROM GAS METER RUN 3/4" DIA. LINES TO BBQ AND WATER HEATER. STUB UP FOR KITCHEN COOKTOP AND DRYER (42FT. = TOTAL DEV. LENGTH FROM METER TO FURTHEST OUTLET)

GAS TANKLESS WATER HEATER
NATURAL GAS METER
ELECTRIC METER

NATURAL GAS LINE TO GAS METER AT HOUSE

LIGHT /POWER AND WATER PEDESTAL AT DOCK (VERIFY LOCATION)

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CONCRETE CAP ON EXISTING SEA WALL AND DOCK (BY OTHERS UNDER SEPARATE PERMIT)

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TOP OF EQUIPMENT PAD AT +7.00 (FINISHED FLOOR ELEVATION)

ATTACH AC EQUIPMENT TO THE CONCRETE SLAB PER TER-33343 CONDENSER TIE DOWN ENGINEERING DETAIL PER BCA 107.2

pompano beach
Florida's Warmest Welcome

THE FOLLOWING REQUIREMENTS APPLY WITHIN THE CITY RIGHT-OF-WAY FOR CONSTRUCTION OF A CONCRETE POURED DRIVEWAY

- *A drainage swale that has a finished grade of 3" below the edge of the City roadway must be constructed across the driveway.
- *The concrete thickness must be 6"
- *The installation of any type of welded wire fabric or rebar is prohibited.

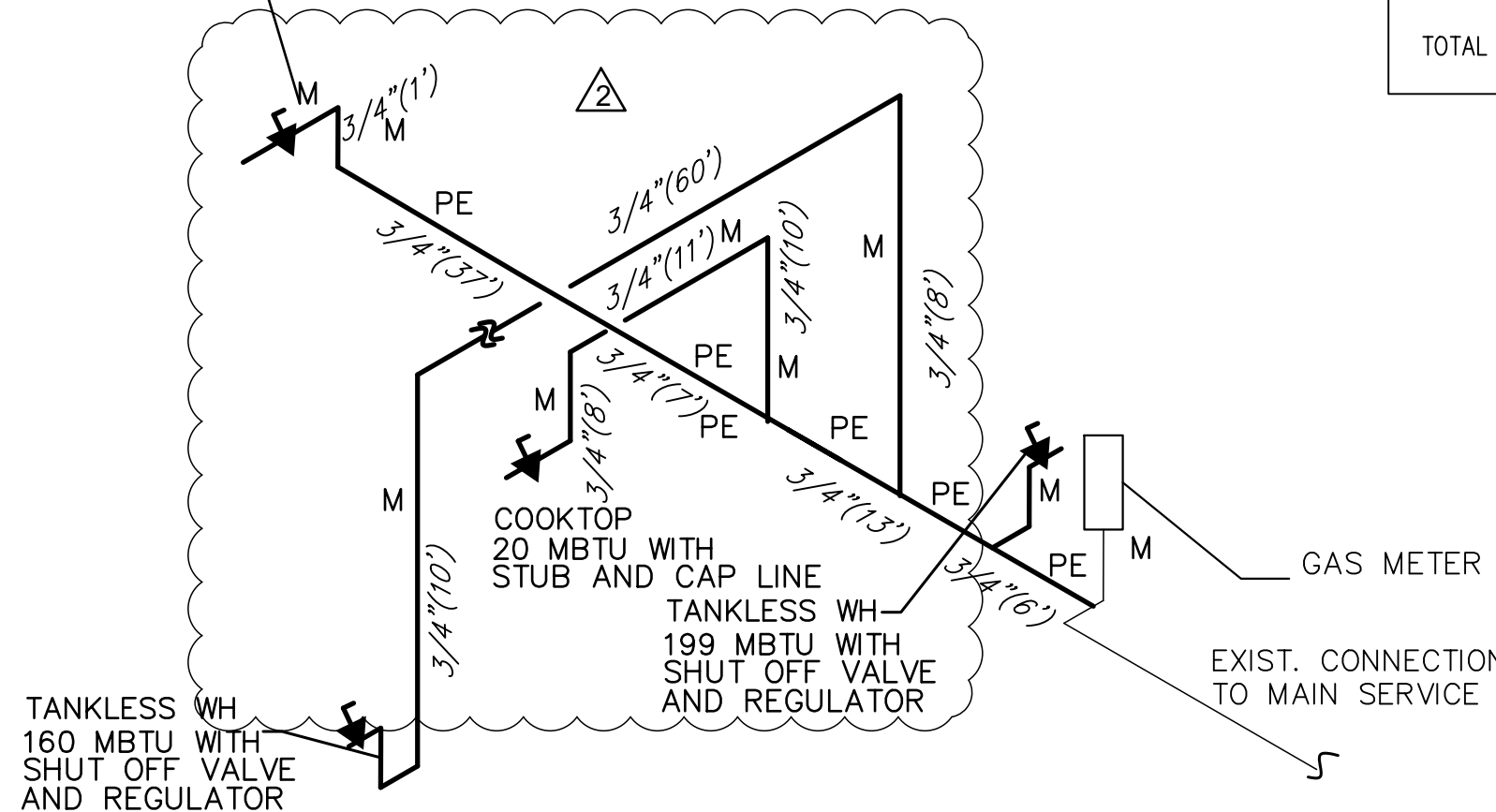
NORTH

1	SITE PLAN
SCALE: 1/8" = 1'-0"	
AREA CALCULATIONS / SITE DATA	
LOT AREA	9,119 SQ. FT.
TOTAL BUILDING FOOTPRINT	3,633 SQ. FT.
(39.8 % BUILDING COVERAGE / MAX. 40%)	
POOL AND POOL DECK:	1,005 SQ.FT.
DRIVEWAY AND WALKWAY	792 SQ. FT.
EQUIPMENT PAD	60 SQ.FT.
TOTAL IMPERVIOUS AREA	5,802 SQ.FT. (56.8%)
AREA WITHIN THE FRONT YARD	2,114 SQ. FT.
IMPERVIOUS AREA WITHIN THE FRONT YARD	792 SQ. FT.
62.6% PERVIOUS AREA IN THE FRONT YARD (MIN. 50% REQ.)	
MAXIMUM HEIGHT: 35 FT. TO HIGHEST POINT OF THE ROOF	

FUTURE GAS APPLIANCES

- COOKTOP (WOLF) 20,000 BTU/S
- TANKLESS WATER HEATER (RENNAI) 199,000 BTU/S
- TANKLESS WATRE HEATRE (RENNAI) 160,000 BTU/S
- DRYER 20,000 BTU/S
- BBQ (DCS 42") 100,0000 BTU/S
- TOTAL BTU/S 499,0000 BTU/S

BAR-B-Q
100 MBTU WITH
SHUT OFF VALVE
AND REGULATOR



PE =POLYETHYLENE PLASTIC PIPE
M =SCHEDULE 40 METALLIC PIPE

GAS LINE PIPING TO MAINTAIN AT PRESSURE OF 2PS. REGULATORS SHALL BE PLACED ON EACH EQUIPMENT TO REGULATE PSI TO PROPER PSI AS REQUIRED

PIPE SIZES FOR GAS ARE PER:

POLYETHYLENE MATERIAL:
FBC 2020 7TH EDITION GAS CODE TABLE G2413.4(8)
INLET PRESSURE: 2.0 PSI

SCHEDULE 40 METALLIC MATERIAL:
FBC 2020 7TH EDITION GAS CODE TABLE G2413.4(1)
INLET PRESSURE: LESS THAN 2.0 PSI

GAS LINE PIPING TO MAINTAIN AT PRESSURE OF 2PS. REGULATORS SHALL BE PLACED ON EACH EQUIPMENT TO REGULATE PSI TO PROPER PSI AS REQUIRED

GAS INFORMATION:

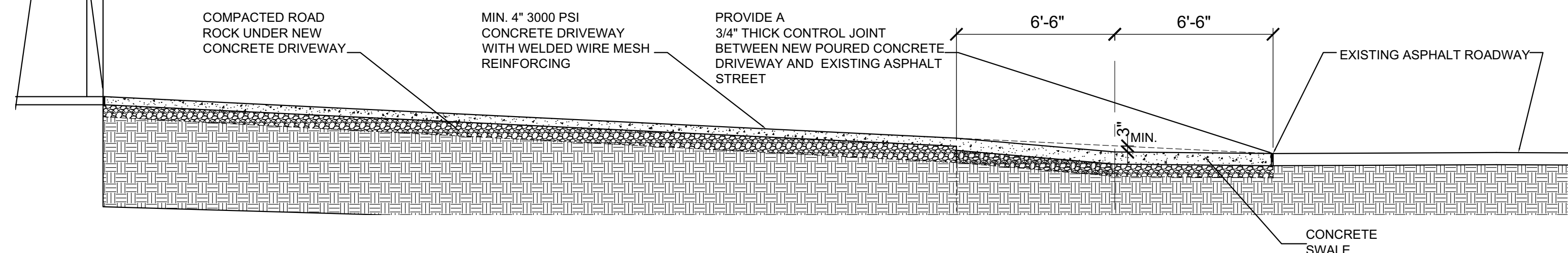
APPLICABLE CODE: 2020 FBC FUEL / GAS
TOTAL GAS DEMAND : 339,000 BTU
GAS TYPE: NATURAL GAS
MATERIAL: POLYETHYLENE PLASTIC PIPE / OR METALLIC UNDER SLAB
TOTAL DEVELOPED LENGTH : 90'-0"

ALL PIPING ABOVE GRADE SHALL BE SCH. 40 METALLIC PIPE.

GAS PIPING INFO

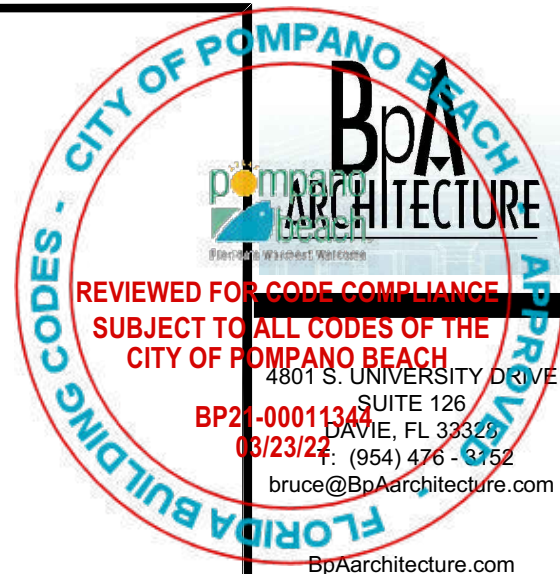
SCALE:

PROVIDE A 3/4" THICK CONTROL JOINT BETWEEN NEW POURED CONCRETE DRIVEWAY AND MASONRY GARAGE WALLS



CONCRETE DRIVEWAY SECTION

SCALE:



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DESIGNED: BpA
DRAWN: BpA
CHECKED: BpA



Digitally signed by
Bruce Anchell
Date: 2022.02.16 18:11:37 -05'00'
Bruce P. Anchell
AR0015484

LAMB RESIDENCE
2103 N. RIVERSIDE DRIVE
POMPA NO BEACH, FL

PROJECT: 2021.77
DATE: 12-01-21
ISSUED FOR PERMIT

REVISIONS

BLDG. DEPT.	COMMENTS
1-12-22	
BLDG. DEPT.	COMMENTS
2-16-22	

SITE PLAN

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