

FILE: P:\STALP\PROJECTS\1220 10TH STREET 22-0519\DRAWINGS\CURRENT\1220 10TH STREET ACCESSORY BLDGS PLAN 2023_REV1.DWG
PLOTED: 7/21/25 AT 14:41 PM BY: DSJENSEN
XREFS: X222019_A-11.DWG X222019_EXTR-11.DWG X222040_EXTR-11.DWG

TRASH RECEPTACLE



TRASH RECEPTACLE BY FORMS & SURFACES OR EQUAL
CORDIA MODEL WITH ALUMINUM INSETS
COLOR TO MATCH ARCHITECTURE
WWW.FORMS-SURFACES.COM
800-451-0410

PEDESTRIAN BENCH



6' ALUMINUM BENCH BY FORMS & SURFACES OR EQUAL
CORDIA MODEL WITH ALUMINUM SLATS
COLOR TO MATCH ARCHITECTURE
WWW.FORMS-SURFACES.COM
800-451-0410



SITE DATA:

PROJECT NAME: 1220 10th Street
EXISTING FUTURE LAND USE: C - Commercial
ZONING: C-2; Commercial
SECTION - TOWNSHIP - RANGE: 20-42-43
SITE AREA AC.: 2.74 AC. (119,270.67 s.f.)
PROPOSED USE: OFFICE, MOTOR VEHICLE SALES & STORAGE WAREHOUSE

BUILDING DATA:

EXISTING BUILDING S.F.: 20,052 S.F.
EXISTING USES:
OFFICE/MOTOR VEHICLE SALES S.F.: 6,632 S.F.
WAREHOUSE/STORAGE S.F.: 13,420 S.F.
PROPOSED BUILDING S.F.: 8,952 S.F.
PROPOSED USES:
WAREHOUSE/STORAGE S.F.: 8,952 S.F.
GROSS S.F.: 29,004 S.F.

	REQUIRED	PROVIDED
FRONT SETBACK (10TH STREET):	25'	143.95'
SIDE SETBACK (NORTH):	15'	15.15'
SIDE SETBACK (SOUTH):	15'	15'
REAR SETBACK (WEST):	15'	15.06'
BUILDING HEIGHT LIMIT:	50' MAX	N/A
F.A.R.:	2.0 MAX	0.24

	REQUIRED	PROVIDED
LOT COVERAGE:	15%	42,161.28 s.f.(0.97 Ac.), 35%
MIN. OPEN SPACE :		29,004 s.f.(0.67 Ac.), 24%
BUILDING COVERAGE :		77,109.39 s.f. (65%)
IMPERVIOUS COVERAGE:		42,161.28 s.f. (35%)
PERVIOUS COVERAGE:		

PARKING DATA:

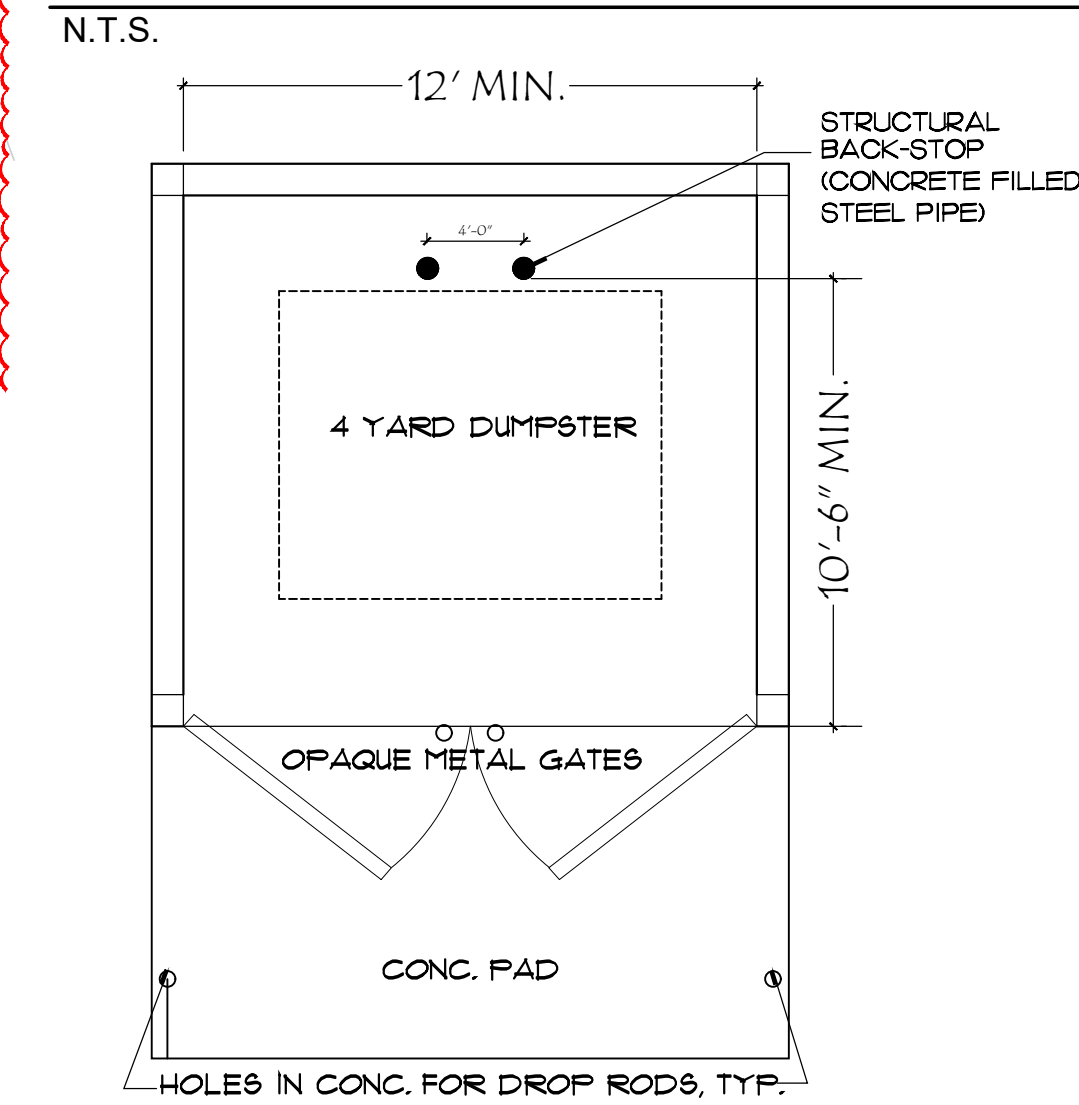
	REQUIRED	PROVIDED
TOTAL PARKING :		
BUSINESS OFFICES/STUDIO, INDIVIDUAL/MOTOR VEHICLE SALES: 5 SP / 1,000 S.F. OFFICE (6,632 SF)	13 SPACES	17 SPACES
WAREHOUSE: 1 SP / 2,000 S.F. (22,220 SF) 1 SP/EMPLOYEE (MAX SHIFT): 10	11 SPACES 10 SPACES	11 SPACES 10 SPACES
TOTALS:	34 SPACES	38 SPACES

HANDICAP PARKING:	3 SPACES	3 SPACES
LOADING SPACES:	1 SPACES	1 SPACES

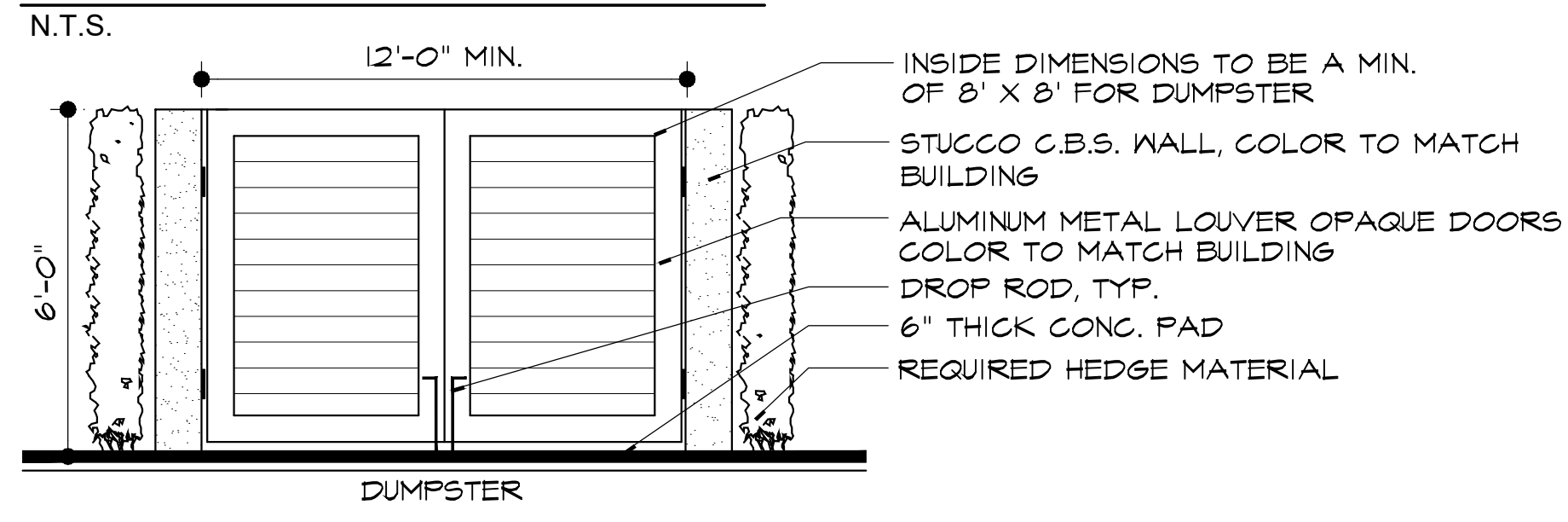
GENERAL NOTES:

- SITE PLAN FOR INTERIOR AND EXTERIOR RENOVATIONS OF THE EXISTING BUILDING AND ASSOCIATED UTILITIES/IRRIGATION.
- PARKING AREAS TO BE SINGLE STRIPED AS PER TOWN OF LAKE PARK CODE.
- HANDICAPPED & DIRECTIONAL SIGNAGE WILL BE PROVIDED ON SITE & WILL MEET ALL STATE & LOCAL CODES.
- ALL PARKING AREAS SHALL BE ASPHALT PAVED OR EQUIVALENT.
- THE DIRECTION OF ALL PROPOSED LIGHTING SHALL BE DIRECTED AWAY FROM ADJACENT PROPERTIES.
- IRRIGATION SOURCE SHALL BE POTABLE OR WELL WATER SOURCE.
- ALL PLANTING AREAS SHALL RECEIVE 100% COVERAGE FROM A FULLY AUTOMATIC IRRIGATION SYSTEM, EQUIPPED WITH A RAIN SENSOR.
- ALL MECHANICAL/ELECTRICAL EQUIPMENT SHALL BE SCREENED FROM VIEW.

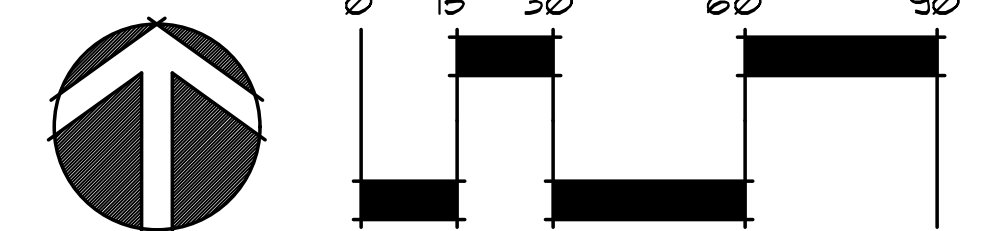
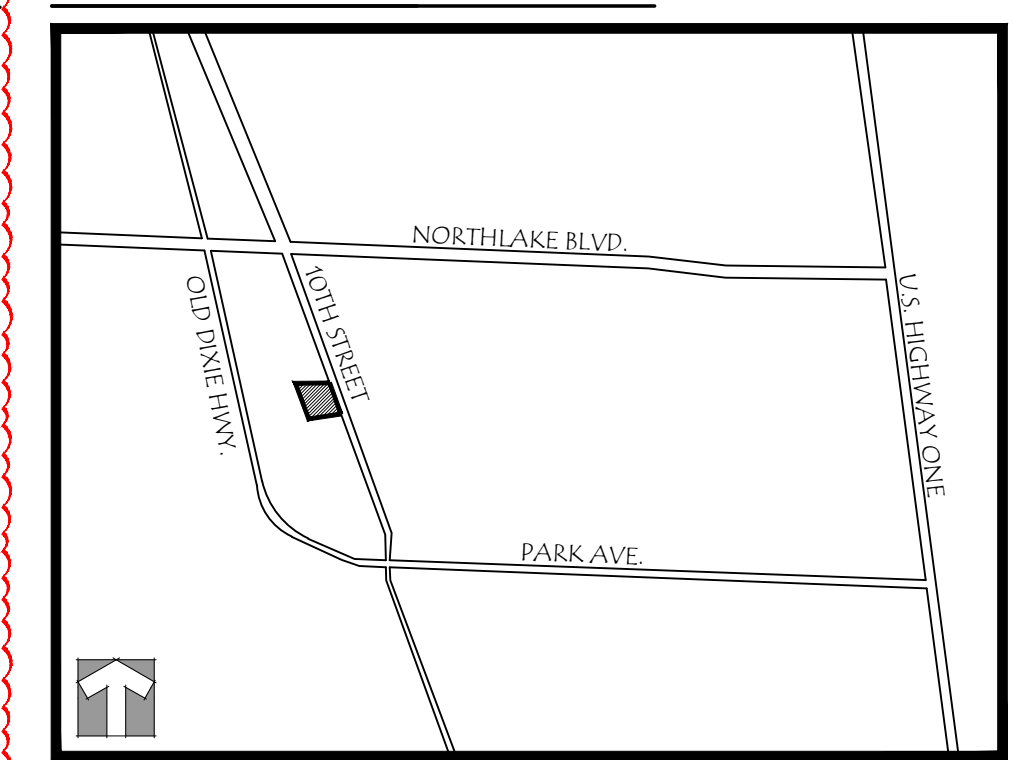
DUMPSTER ENCLOSURE ELEVATION



DUMPSTER ENCLOSURE PLAN



LOCATION MAP:



2GHO INC.
Landscape Architects
Planners
Environmental
Consultants
1907 Commerce Lane
Suite 101
Jupiter, Florida 33458
561-575-9557
561-575-5260 FAX
www.2gho.com

Site Development Plan
1220 10th Street
Town of Lake Park, Florida

Designed: GGG
Drawn: PSS
Approved: GGG/EOM/MTB
Date: 10-4-22
Job no: 22-0414
Revisions: 3-25-23
4-12-23
4-20-23
6-14-23
8-11-23
6-27-25
7-21-25



LC 0000117
Sheet Title:
Site Development Plan

Scale: 1"=30'

Sheet No.

SP-1

22-0414