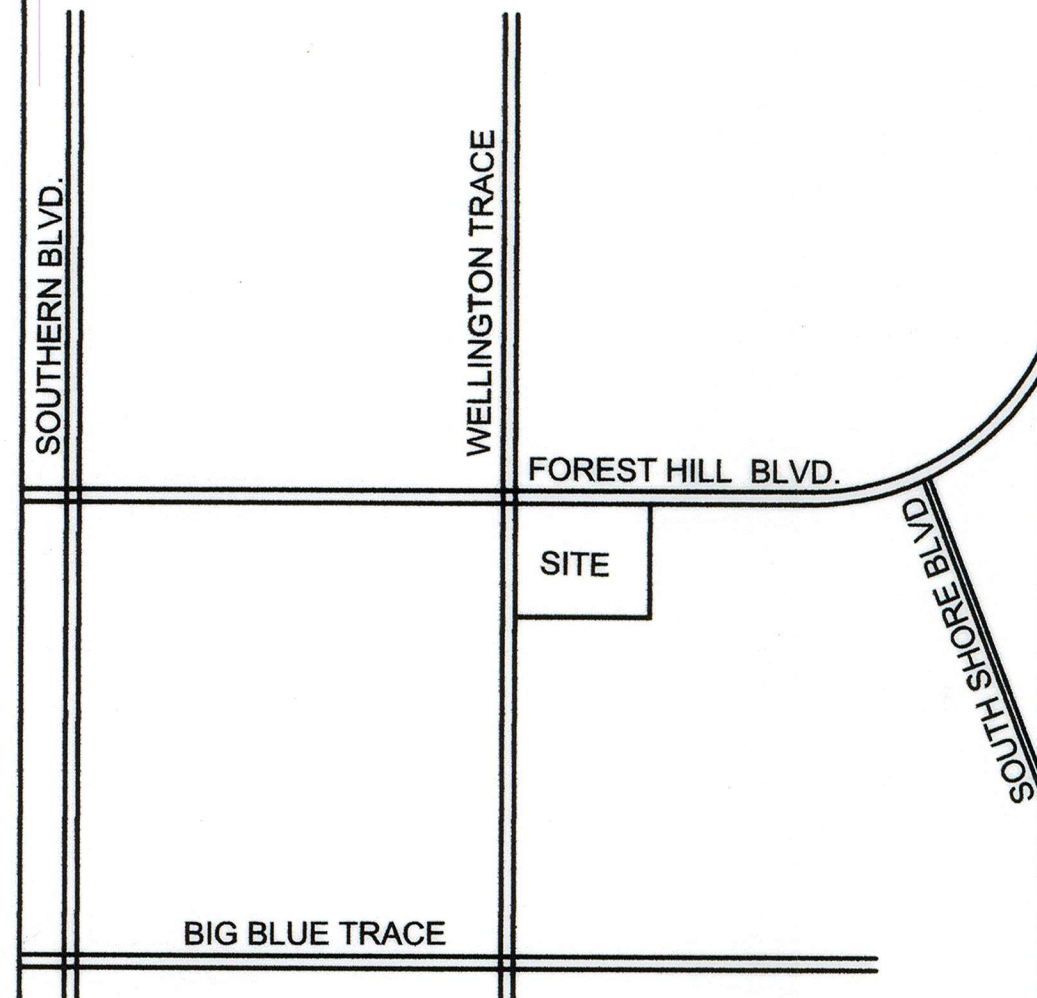


LOCATION MAP:



SITE DATA:

PETITION NUMBER: 2014-071ASAS/HT14-180
NAME OF DEVELOPMENT/PROJECT: WELLINGTON PLAZA
USE(S) - PRINCIPAL: RETAIL, BANK, TYPE 1 RESTAURANT, TYPE 2 RESTAURANT & OFFICE
LAND USE DESIGNATION: COMMUNITY COMMERCIAL
ZONING: AR/SE/PUD (Commercial Pod)
SECTION, TOWNSHIP, RANGE: Sec 3, Twp 44 South, Range 41 East
PROPERTY CONTROL #S: 73-41-44-03-01-000-001000200090

TRAFFIC ANALYSIS ZONE (TAZ): 1730
TOTAL LOT AREA: 15.79 AC (687,888 S.F.)

CONCURRENCY APPROVED FOR THE ENTIRE PUD (Commercial Pod)
RETAIL - 79,875 SF
OFFICE - 72,079 SF
RESTAURANT - 3,252 SF
BANK - 9,911 SF
FAST FOOD WITH DRIVE THROUGH - 1,796 SF

CONCURRENCY HAS BEEN APPROVED FOR THE ABOVE USES AND THE AMOUNTS SHOWN ON THIS PLAN

LAST COUNCIL APPROVAL DATE: UNKNOWN

GROSS FLOOR AREA: 166,913 S.F.
OUTDOOR SEATING: 700 S.F.

F.A.R. (25% MAX): .24
BUILDING COVERAGE (25% MAX): 19%

MAX. BLDG. HT.: 35'

TOTAL PARKING REQUIRED: 578 SPACES
SEE PARKING DEMAND STUDY PREPARED BY JMD ENGINEERING, INC.

TOTAL PARKING PROVIDED: 715 SPACES

H/C PARKING REQUIRED: 15 SPACES
H/C PARKING PROVIDED: 21 SPACES

LOADING REQUIRED: 2 SPACES
LOADING PROVIDED: 2 SPACES

NOTES:

BASE INFORMATION FOR THIS PROJECT WAS OBTAINED FROM A SURVEY PREPARED BY KEITH & SCHNARS DATED 12-08-14.

Development Team
Owner: The Bainbridge Companies, LLC
12765 W. Forest Hill Boulevard, Suite 1307
Wellington, FL 33414
Land Planner & Landscape Architect: Urban Design Kilday Studios
610 Clematis Street, CU02
West Palm Beach, FL 33401
(561) 366-1100
Civil Engineer: Jeff H. Iravani, Inc.
1934 Commerce Lane, Suite 5
Jupiter, FL 33458
Traffic Engineer: JMD Engineering, Inc.
12773 W. Forest Hill Boulevard, Suite 204
Wellington, FL 33414
(561) 385-5595
Architect: Kuoppala & Associates, P.A.
925 S. Military Trail, Suite D-10
West Palm Beach, FL 33415
(561) 682-1909
Lighting Engineer: Smith Engineering Consultants, Inc.
2161 PB Lakes Boulevard, Suite 312
West Palm Beach, FL 33409
(561) 616-3911
Surveyor: Keith & Schnars, P.A.
6500 N Andrews Avenue
Ft Lauderdale, FL 33309

DRCPETITION NO: 2014-071ASAS

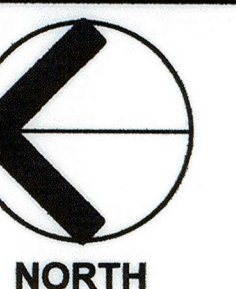
APPROVED DATE: 4/30/2015

P&Z PROJECT MANAGER: CJC

Site Plan Amendment
- Bank building (future)
- Starbucks Drive-thru
- Burgerfi outdoor seating

Wellington Plaza

Wellington, FL
Final Site Plan



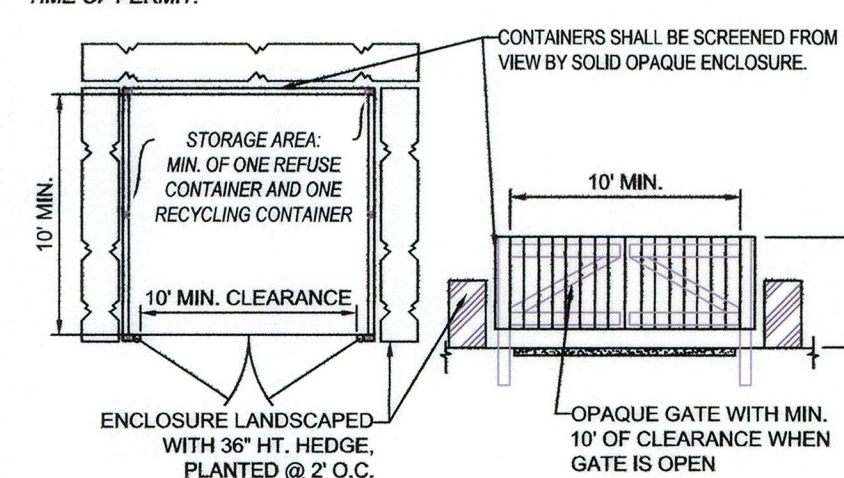
Scale: 1" = 50' - 0"

Date: 12-11-14
Project No.:
Designed By: SCM
Drawn By: SCM
Checked By: JB
Revision Dates:
12-15-14: Submit Site Plan
02-09-15: Re-submit Site Plan
03-02-15: Re-submit Plan
04-22-15: Re-submit Plan JEB
04-29-15: Re-submit Plan SCM

SP-1
of 2

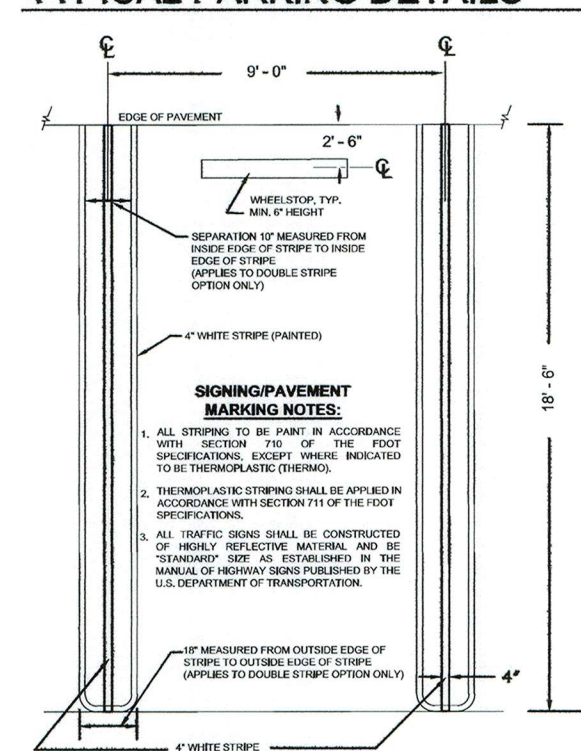
TYPICAL DUMPSTER ENCLOSURE DETAIL NTS

NOTE: THIS DETAIL REPRESENTS THE MINIMUM STANDARDS IN EFFECT AT THE TIME OF SITE PLAN SUBMITTAL. FINAL DETAILS SHALL BE PROVIDED AT TIME OF PERMIT.



NOTE: COLOR AND MATERIAL OF THE WALLS AND GATE WILL BE CONSISTENT WITH THE COLOR AND MATERIAL OF THE EXISTING BUILDINGS.

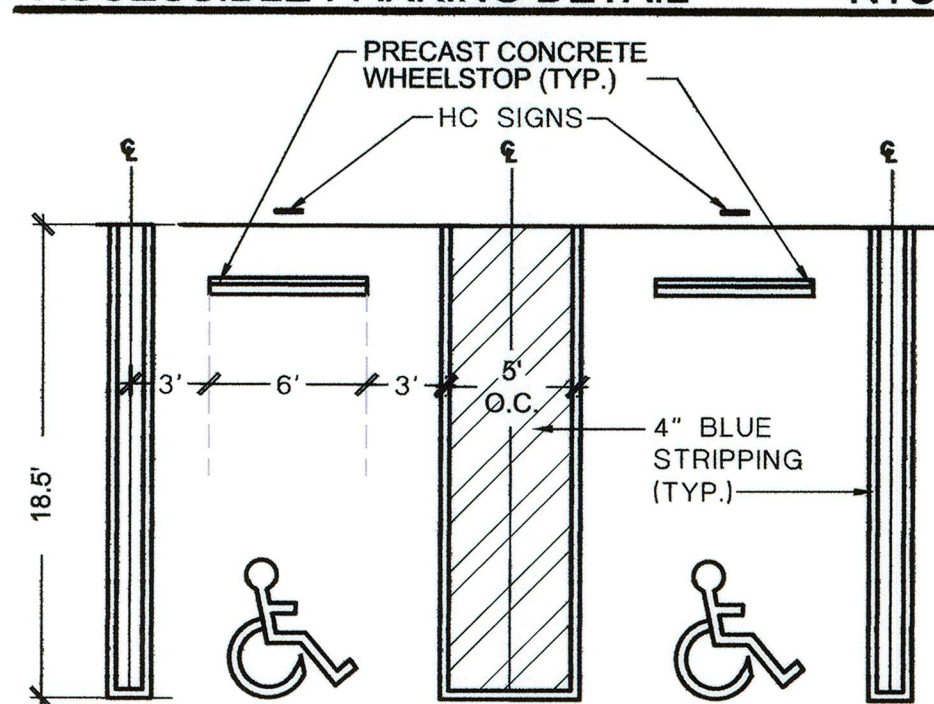
TYPICAL PARKING DETAILS NTS



PRECAST CONCRETE
WHEELSTOP (TYP.)

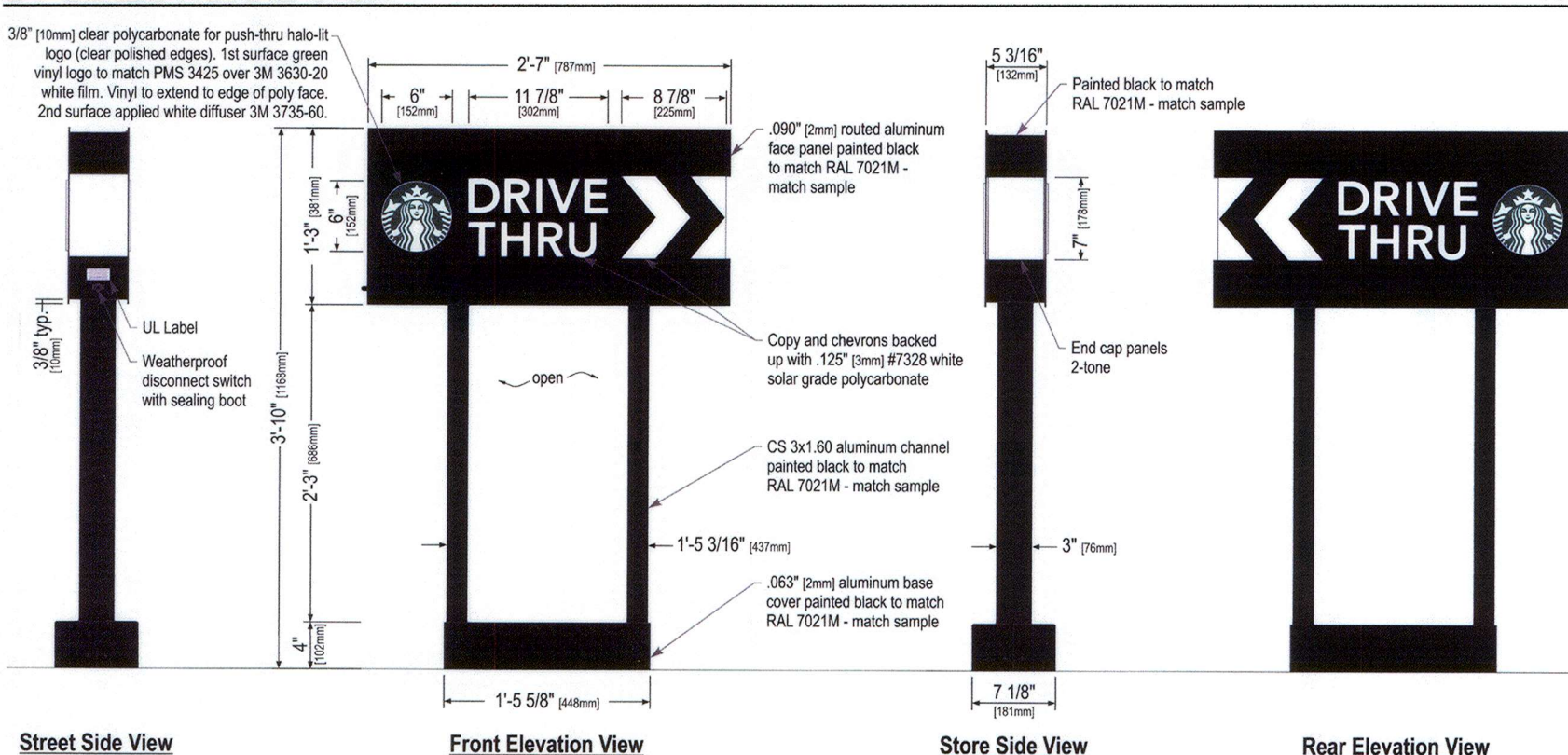
**45 DEGREE PARKING
N.T.S.**

ACCESSIBLE PARKING DETAIL NTS



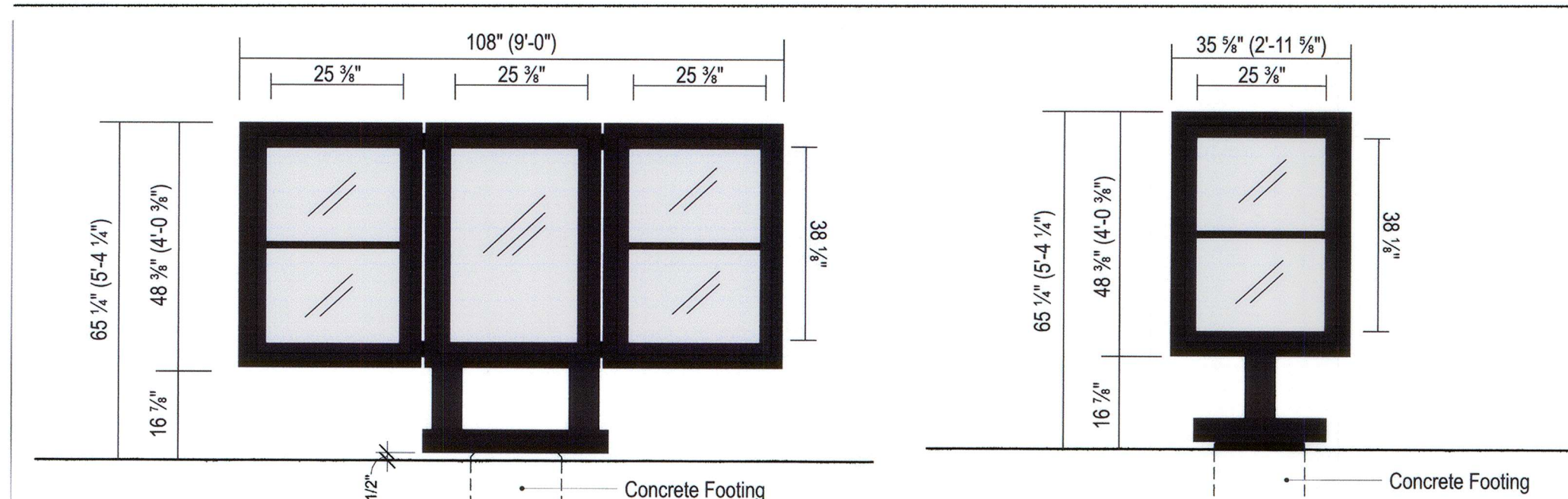
NOTE: ALL HC PARKING STALLS SHALL MEET THE FLORIDA ACCESSIBILITY CODE FOR BLDG.

* DT DIRECTIONAL SIGN NTS



NOTE: SIGNAGE SHALL BE APPROVED BY ARB

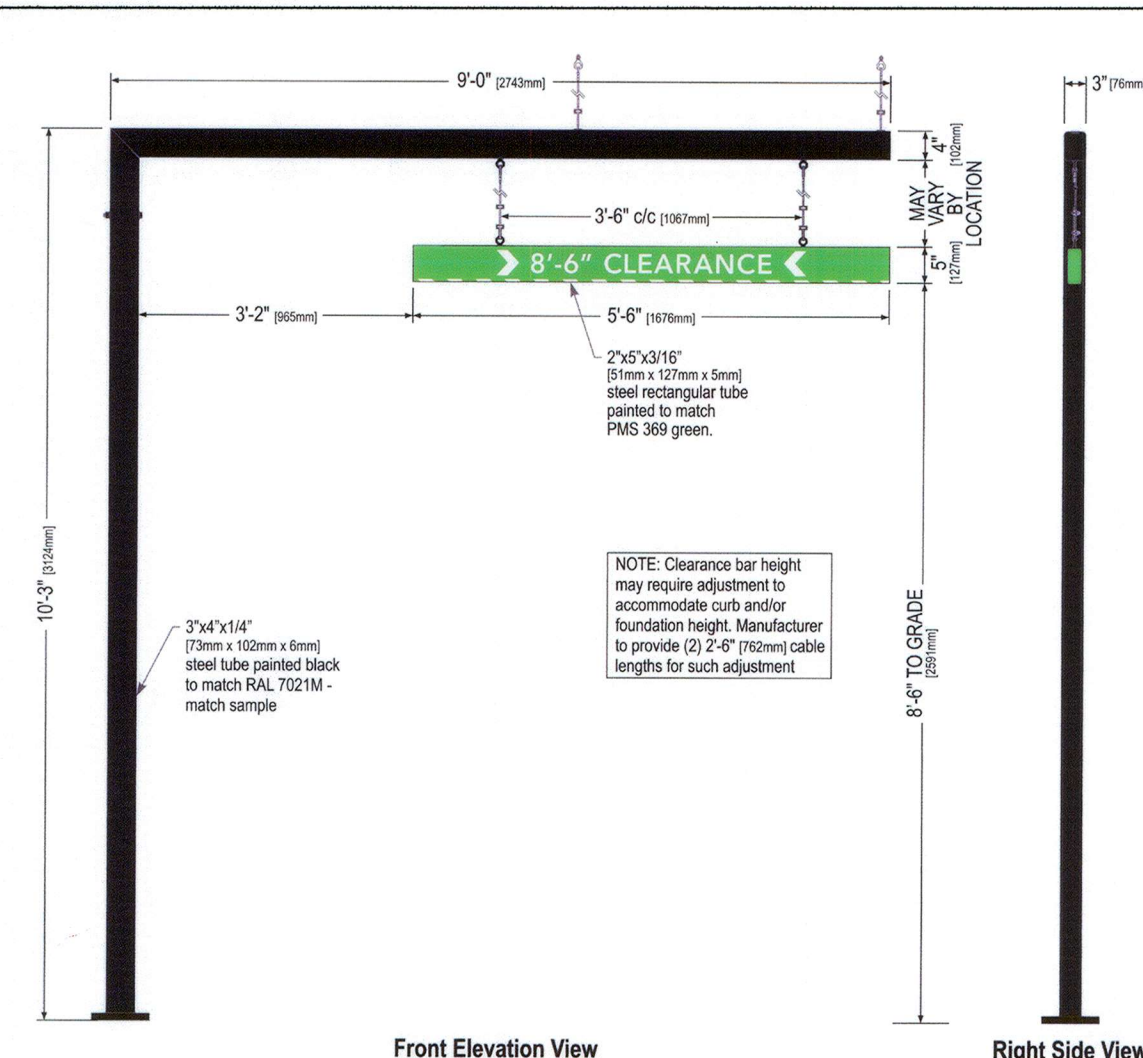
* 5 PANEL MENU BOARD AND PREVIEW BOARD NTS



NOTE: SIGNAGE SHALL BE APPROVED BY ARB

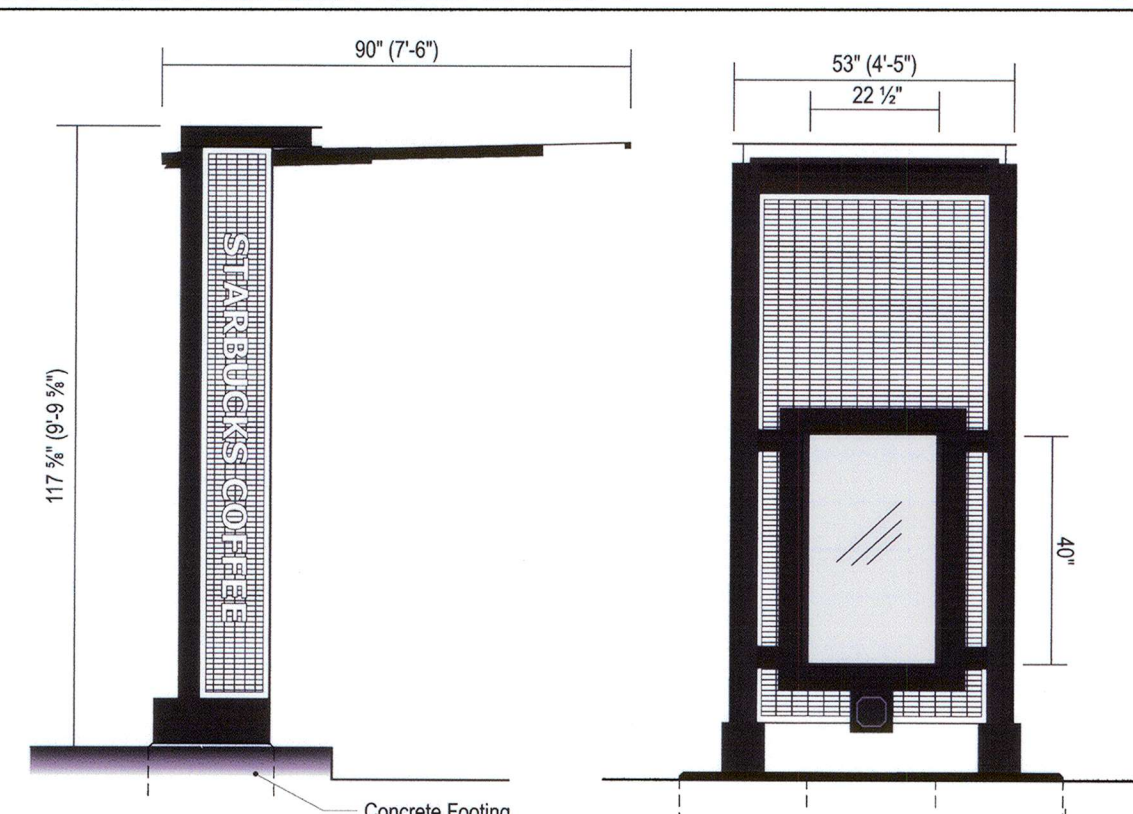
* Signage was not reviewed
as part of this application.

* CLEARANCE BAR NTS



NOTE: SIGNAGE SHALL BE APPROVED BY ARB

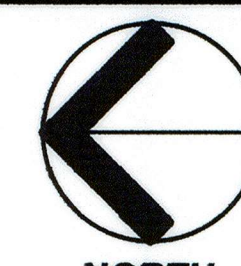
* DT ORDER SCREEN WITH CANOPY NTS



NOTE: SIGNAGE SHALL BE APPROVED BY ARB

Wellington Plaza

**Wellington, FL
Details**



0 25' 50' 100'
Scale: 1" = 50' - 0"

Date:	12-11-14
Project No.:	
Designed By:	SCM
Drawn By:	SCM
Checked By:	JB
Revision Dates:	
12-18-14	Submit Site Plan
03-02-15	Re-submit Site Plan
04-09-15	Re-submit Plan
04-22-15	Re-submit Plan JEB

DRC-PETITION NO: 2014-0711AS45
APPROVED DATE: 4/30/2015
P&Z PROJECT MANAGER: CDC

Site Plan Amendment
- Bank building (future)
- Starbucks Drive-thru
- Burger fi outdoor seating

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