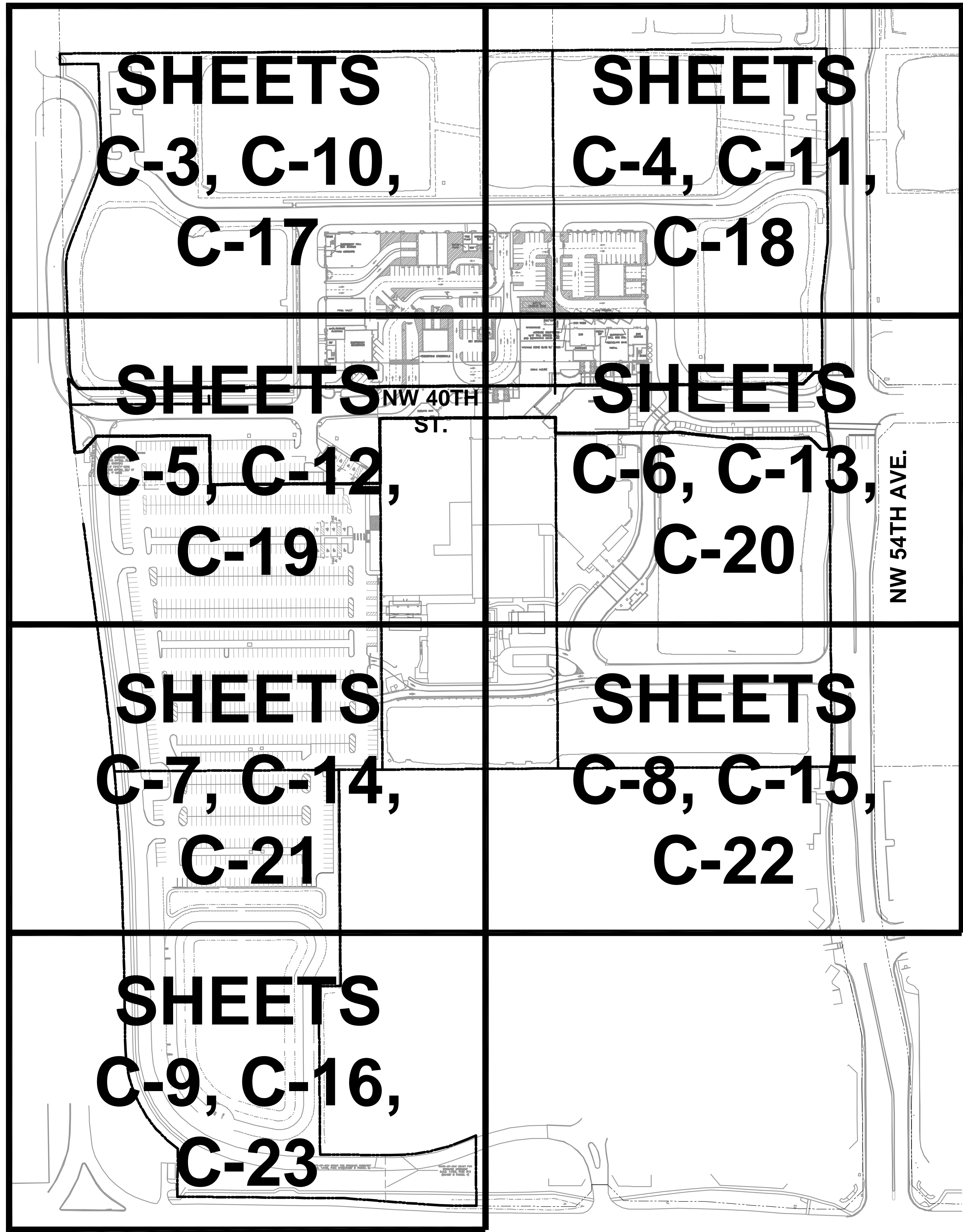


7/8/2011 8:15 AM: Scale: 1"=120' Plot Created by: FRANGINE LINZER

STATE ROAD 7 / U.S. 441



DATA TABLE

1. TYPE OF PROJECT: TRANSPORTATION CENTER PHASE 1
GARAGE AND RETAIL PLAZA W/ PEDESTRIAN PLAZA
2. OWNER: SEMINOLE TRIBE OF FLORIDA (TRACT D)
SEMINOLE PROPERTIES II, INC. (TRACTS G/H)
STOF HOLDINGS, LTD (TRACT B)
6300 STERLING RD
HOLLYWOOD, FL 33024
(954) 585-5652
3. LEGAL: ALL OF TRACT "D & G", COMMERCE CENTER OF COCONUT CREEK, PLAT BOOK 131, PAGE 30, BROWARD COUNTY RECORDS, BROWARD COUNTY, FLORIDA.
TOGETHER WITH: A PORTION OF TRACT "H", COMMERCE CENTER OF COCONUT CREEK, PLAT BOOK 131, PAGE 30, BROWARD COUNTY RECORDS, BROWARD COUNTY FLORIDA, LESS THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY, PARCEL 118.
TOGETHER WITH: E. 1/2 OF THE N. 122' OF TRACT 66, BLOCK 89 PALM BEACH FARMS COMPANY, PLAT NO. 3 (P.B. 2, PG 45-54, P.B.C.R.) (0.896 ACRES).
TOGETHER WITH: N.W. 40TH STREET RIGHT-OF-WAY
TOGETHER WITH: PORTION OF TRACT "B", COMMERCE CENTER OF COCONUT CREEK, PLAT BOOK 131, PAGE 30 OF BROWARD COUNTY RECORDS, BROWARD COUNTY, FLORIDA
SAID LANDS LYING IN THE CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA CONTAINING A TOTAL OF 36.84 ACRES, MORE OR LESS.
(SEE "BOUNDARY SURVEY" PREPARED BY KEITH AND SCHNARS, DRAWING NO. 17796.32C, LATEST DATE 9/7/10 FOR FULL LEGAL DESCRIPTION.)
4. GROSS PROJECT SIZE: 36.84 ACRES
5. BUILDING SIZES:

<u>GARAGE AT GRADE</u>	
156,557	SF GARAGE
22,746	SF RETAIL
179,303	SF TOTAL
<u>GARAGE</u>	
173,699	SF 2ND FLOOR
762,060	SF 3RD THRU 7TH FLOORS
1,115,062	SF TOTAL
<u>RETAIL/MISC/NON GARAGE STRUCTURE</u>	
17,469	SF
<u>BUILDING TOTAL</u>	
1,132,531	SF TOTAL
6. BUILDING HEIGHT:

<u>GARAGE</u>	75	FT TO DECK ON 7TH FLOOR
<u>RETAIL</u>	35	FT ROOF DECK PEAK
7. NUMBER OF STORIES: GARAGE - 7
RETAIL - 1
8. FUTURE LAND USE: RAC
9. ZONING: EXISTING- PMDD
PROPOSED: PMDD
10. FLOOD ZONE: X PER F.I.R.M. PANEL NO. 12011C0115F
11. SITE COVERAGE:

	SF/ AC	% OF SITE	% OF SITE
<u>BUILDING</u>			13.96 %
GARAGE	156,557 / 3.59	9.75 %	
RETAIL	40,205 / 0.92	2.50 %	
EXISTING BUILDING	27,442 / 0.63	1.71 %	
<u>PAVEMENT / PARKING</u>			14.31 %
PAVEMENT / PARKING	229,566 / 5.27	14.31 %	
<u>OPEN SPACE</u>			71.73 %
PLAZA	10,872 / 0.25	0.68 %	
LANDSCAPE	482,988 / 11.09	30.10 %	
SIDEWALK	28,560 / 0.66	1.79 %	
LAKE (EXISTING)	541,450 / 12.43	33.74 %	
LAKE (PROPOSED)	87,120 / 2.00	5.42 %	
<u>TOTAL</u>	1,604,770 / 36.84	100 %	100 %
12.

	SF/ AC	% OF SITE
PERVIOUS (LANDSCAPING)	482,988 / 11.09	30.10 %
IMPERVIOUS	493,212 / 11.32	30.73 %
LAKE	628,570 / 14.43	39.17 %
<u>TOTAL</u>	1,604,770 / 36.84	100 %
13. DEVELOPMENT SCHEDULE:
A. CONSTRUCTION COMMENCEMENT: 1ST QUARTER 2011
B. CONSTRUCTION COMPLETION: 2013
14. UTILITY SERVICE: WATER- CITY OF COCONUT CREEK
SEWER- CITY OF COCONUT CREEK

15. SITE DRAINAGE:
THE STORMWATER MANAGEMENT SYSTEM FOR THE SEMINOLE COCONUT CREEK CASINO IS COMPLIANT WITH AND PART OF THE OVERALL STORMWATER SYSTEM FOR THE COCONUT CREEK COMMERCE CENTER.

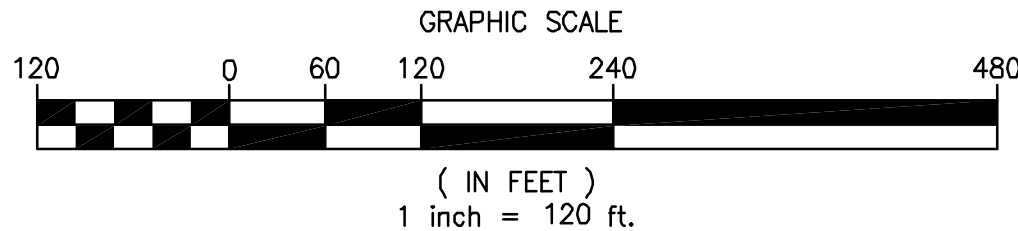
16. PARKING DATA:

	SPACES	REQUIRED
TRACTS G& H: SELF PARKING (9X18)	64	-
GARAGE		
LEVEL 1	103	-
LEVEL 2	349	-
LEVEL 3	332	-
LEVEL 4	374	-
LEVEL 5	421	-
LEVEL 6	412	-
LEVEL 7	416	-
GARAGE GRAND TOTAL	2407	
FUEL EFFICIENT SPACES (5% GARAGE TOTAL)	125	-
VALET (8.5X18)	470	-
ADA PARKING (12X18) (GARAGE)	40	39
<u>TOTALS</u>		
GARAGE & EXISTING	2471	
BUS LOADING SPACES:	4	
LOADING SPACES (12X55):	1 PROPOSED, 1 EXISTING	

17. SETBACKS:

	PMDD	PROPOSED
FRONT (NW 54 ST)	FLOORS 1 TO 3 = 0'	326.91'
REAR (WEST)	NA	473.01'
SIDE (NORTH)	NA	331.83'
SIDE (SOUTH)	NA	1116.78'

18. GREEN TECHNOLOGY ITEMS INCLUDED IN THE PLANS
- PERVIOUS PAVEMENT SYSTEM IN PLAZA
 - RAIN WATER REUSE/ RECHARGE
 - GREEN WALLS
 - BIO SWALES
 - FUEL EFFICIENT VEHICLE PARKING
 - ENERGY FROM SOLAR USED ON SITE
 - RECYCLING CONTAINERS
 - PROMOTING CHARTER BUS
 - INTERPRETATIVE SIGNAGE
 - PUBLIC ART W/GREEN TECHNOLOGY



A	Date	Description
	4/13/11	Issued for Administrative Approval
1	5/23/11	DRC RESPONSE TO COMMENTS

EDSA
ENGINEERS, ARCHITECTS, PLANNERS, SURVEYORS
1101 E. BROWARD BLVD. SUITE 100
FORT LAUDERDALE, FL 33304
(954) 585-5652

Michael Singer Inc.
Suite 1000 - Century Square, FL
301-287-2044
msinger@msinger.com

KEITH and SCHNARS, P.A.
ENGINEERS, PLANNERS, SURVEYORS
6000 W. US HWY 1, SUITE 100
FORT LAUDERDALE, FL 33309
TEL: 954-576-1818 FAX: 954-576-1837

State of Florida
Professional Engineer
License No. 50588

TIM J. HALL, P.E.

PROJECT NAME

PHASE I TRANSPORTATION CENTER
SEMINOLE COCONUT CREEK CASINO
SEMINOLE TRIBE OF FLORIDA
5600 NW 40TH STREET
COCONUT CREEK, FLORIDA 33073

DRAWN BY
KEITH AND SCHNARS, PA

CHECKED BY
T.J.H.

ISSUE DATE
APRIL 13, 2011

JOB NUMBER
17796.42

SHEET NAME
KEY SHEET

SHEET NUMBER

C-1