



CITY OF COCONUT CREEK  
DEVELOPMENT REVIEW COMMITTEE (DRC) REVIEW #3  
**04-24-19**

<b>PROJECT NAME:</b>	Lyons Exchange Center		
<b>PROJECT NUMBER:</b>	18120004		
<b>LOCATION:</b>	6401 Lyons Road		
<b>APPLICANT/AGENT:</b>	Caulfield & Wheeler, Inc		
<b>REVIEW/APPLICATION</b>	Vacation of Easement		
<b>DISCIPLINE</b>	<b>REVIEWER</b>	<b>EMAIL</b>	<b>TELEPHONE</b>
DRC Chair	Liz Aguiar – Principal Planner	<a href="mailto:laguiar@coconutcreek.net">laguiar@coconutcreek.net</a>	(954) 973-6756
Planning	Linda Whitman – Senior Planner	<a href="mailto:lwhitman@coconutcreek.net">lwhitman@coconutcreek.net</a>	(954) 973-6756
Planning	Natacha Josiah – Planner	<a href="mailto:NJosiah@coconutcreek.net">NJosiah@coconutcreek.net</a>	(954) 973-6756
Building	Sean Flanagan – Deputy Building Official	<a href="mailto:sflanagan@coconutcreek.net">sflanagan@coconutcreek.net</a>	(954) 973-6750
Engineering	Eileen Cabrera - Engineer II	<a href="mailto:ecabrera@coconutcreek.net">ecabrera@coconutcreek.net</a>	(954) 973-6786
Engineering	Mohammed Albassam- Engineer I	<a href="mailto:malbassam@coconutcreek.net">malbassam@coconutcreek.net</a>	(954) 973-6786
Fire	Jeff Gary – Fire Marshal	<a href="mailto:jgary@coconutcreek.net">jgary@coconutcreek.net</a>	(954) 973-1563
Landscape	Scott Peavler - Landscape (consultant)	<a href="mailto:speavler@craventhompson.com">speavler@craventhompson.com</a>	(954) 739-6400
Police	Ryan Marken - Police Department	<a href="mailto:rmarken@coconutcreek.net">rmarken@coconutcreek.net</a>	(954) 956-6721

## DEPARTMENTAL COMMENTS

### BUILDING

APPROVED

This approval shall not imply full compliance with the Florida Building Code. Submittal of a building permit application and plans are required for review for a building permit.

### ENGINEERING

HOLD

1. The 12' Utility Easement located in the West side of the project is a City of Coconut Creek easement for water, wastewater, drainage, and **all other utilities (per City Resolution)**, therefore, No Conflict Letters for any future use from Comcast, TECO Peoples Gas, AT&T, FPL, and the City of Coconut Creek are required.

### FIRE

APPROVED

### LANDSCAPE ARCHITECTURE

APPROVED

Applicant is required to address **EACH** comment and to revise plans accordingly (*acknowledgements are not corrections*). **ONLY COMPLETE SIGNED AND SEALED DIGITAL PACKAGES WILL BE ACCEPTED.** Applicant does not need to resubmit application or previously submitted documents. Additional comments may be provided at DRC meeting and/or required upon review of any revised plans. Refer to **e-Plan User Guide** for instructions, found under resources on the Development Review web page.



## PLANNING AND ZONING

HOLD

1. Pending applicants PowerPoint presentation. Refer to DRC comments in site plan application.
2. Pending receipt of vacation application packages prior to Planning and Zoning Board meeting.
3. Pending receipt of dated photograph showing posted sign on the property advertising the public hearing.

### Vacation

4. Please provide letter(s) of no objection from affected utilities specifically identifying this easement. (See engineering)

## POLICE

APPROVED