



Florida Department of Transportation

RICK SCOTT
GOVERNOR

3400 West Commercial Boulevard
Fort Lauderdale, FL 33309

ANANTH PRASAD, P.E.
SECRETARY

March 21, 2013

**THIS PRE-APPLICATION LETTER IS VALID UNTIL MARCH 21, 2014
THIS LETTER IS NOT A PERMIT APPROVAL**

Mr. Mike Gai
Sun-Tech Engineering, Inc.
1600 West Oakland Park
Fort Lauderdale, Florida 33311

Dear Mr. Gai:

RE: **March 21, 2013** Pre-application Meeting for Category E Driveway
Broward County, Urban In the City of Fort Lauderdale
State Road 7, State Section 86100, Milepost 8.512, Access Class 5, Posted Speed: 45 mph
Reference Project N/A, Location: SR 7, 325 feet North of Riverland Road
Site Acreage: 8, Proposed Land Use: Commercial (Auto Dealership)
Maximum Square Footage: 135,000, 210,000 vehicular storage
Applicant: Gunther Motors Company, Property Owner: Gunther Motors Company
Proposed Project Name & Address: Gunther Motors

Your Request: Driveway #1: To maintain the existing right-in, right-out driveway, located 325 feet north of Riverland Road.
Driveway #2: A right-in, right-out driveway located 240 feet north Driveway #1.

WE APPROVE YOUR REQUEST. Please see the conditions and comments below.

This ruling is based on your presentation of the facts, site plan and survey.

Conditions: A minimum driveway length of 25 feet, as measured from the ultimate right-of-way line to the first conflict point, shall be provided for both driveways.
This approval is conditioned to modify the existing northbound right turn lane at SW 17th Street to a total length of 185 feet and add a right turn lane for Driveway#2.
The existing right-in, right-out driveway located 60 feet south of Driveway #1 shall be closed.

- **Right turn lanes are required and must include bicycle lane width.**
- Drainage mitigation is required for any impacts within FDOT right-of-way (i.e. increased runoff or reduction of existing storage).
- A Storm Water Pollution Prevention Plan must be submitted with the application if there will be more than one acre of "disturbed area" (as defined by the Florida Department of Environmental Protection (FDEP))
- If right-of-way dedication is required to implement the proposed improvements, the applicant shall donate the right-of-way to the Department.
- All driveways not approved in this letter must be fully removed and the area restored.

Comments:
Please note that the dimensions between driveways are measured from the near edge of pavement to near edge of pavement and dimensions between median openings are measured from centerline to centerline unless otherwise indicated.

The purpose of this Pre-Application letter is to document the conceptual review of the approximate location of driveway(s) to the State Highway system and to note any required improvements. This letter shall be submitted with any further reviews. If conceptually approved, the applicant may submit engineering plans to the Department for permitting. The Department's personnel shall review these plans for compliance with this letter as well as current Department standards and/or specifications. Final design must consider the existing roadway profile and any impacts to the existing drainage system. **Please note that this letter does not guarantee permit approval.** The permit may be denied based on the review of the submitted engineering plans. Be aware that any approved median openings may be modified (or closed) in the future, at the sole discretion of the Department.

For right-of-way dedication requirements go to: <http://www.dot.state.fl.us/statemaintenanceoffice/District4PermitInformation.shtm>: Scroll down to Additional Information and Examples and choose Right-of-way Donations/Dedications.

Please contact Christine Nabong Bacomo at the District Permits Office with any questions at telephone number 954-777-4377, fax number 954-677-7893 or e-mail: christine.bacomo@dot.state.fl.us. Thank you.

Sincerely,

Geysa Y. Sosa, P.E.
District Traffic/Access Manager

CNB/nyh
cc: Geysa Sosa/Stam Williams *SW*
File: s:\Permits\Pre-app Letters\Broward County\Gunther Motors - SR 7.doc

Exhibit 3
13-0655
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