



# Randolph & Dewdney Construction Inc.

Licensed & Insured • Residential & Commercial

CGC 1517938  
BUS: (561) 276-2889  
FAX: (561) 279-4885

April 14, 2016

Bob Diaz  
City of Delray Beach-Engineering Department  
434 S Swinton Avenue  
Delray Beach, FL 33444

RE: Uptown Atlantic - Narrative MOT for road and sidewalk closure at SW 7<sup>th</sup> & 8<sup>th</sup> Avenue, Delray Beach, Florida

Mr. Diaz,

We are excited to begin construction on Uptown Atlantic, estimated commencement September 2016.

The Project at this site consists of multi-story construction within the SW section of 600, 700 & 800 blocks of West Atlantic Ave. The 600 block will house a 2-story building with approximately 19,370 Sq. Ft. of grocery store and 4,090 Sq. Ft. of retail and 2 office lobbies on the ground floor. The upper story and mezzanine level will have 22,500 Sq. Ft. of office space. On the North side of the block there will be 3 town house buildings housing 17 apartments with surface parking and a reserved lot for the residences and a community pocket park.

The 700 block will have a 3 story building with approximately 11,600 Sq. Ft. of retail on the ground floor and 26 apartments on two floors above. The parking for the occupants of this structure will be surface parking adjacent to the building to the south. The site will also have 22 townhouse apartments and associated parking further south and a public plaza on Atlantic Ave.

The 800 block will have a 4 story building with approximately 14,200 Sq. Ft. of retail on the ground floor and 47 apartments above. Surface parking will be on the southern portion of the property along with the community pool, a dog walking area, a tot lot and a public pocket park.

In addition, there will be numerous underground City utility improvements, new/added widened street-side parking and renovated/added public sidewalks with accompanying landscape and signage as approved by the City of Delray Beach, Zoning and Building Departments.

Due to the nature and complexity of the construction activities, we have contracted with Mark Meyer Services to create a MOT plan in accordance with TA20 of the MUTCD and Standard Index 660 which includes supporting documentation demonstrating site constraints, the required crane equipment and site logistics to construct all vertical improvements. The MOT plan takes into account the City of Delray Beach utilities locations, parking constraints/requirements/regulations, existing and proposed sidewalks, curbs and the SW 7<sup>th</sup> & 8<sup>th</sup> Ave street widening tasks of the project.

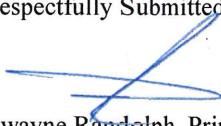
We are finalizing the preparation of our Project Administration Health Safety and Environment (HSE) risk mitigation plan and have identified the following potential hazards/public safety issues and identified the risk mitigation efforts we wish to propose for your review, consideration, concurrence and approval. Our greatest public safety concern is the constant movement of cranes and personnel back and forth across public roadways while working. In addition to erecting temporary fencing along the border of the property contiguously, we are also proposing to construct a pedestrian walkway along Atlantic Ave where construction activities will occur over head. This will enable us time to complete the super structures for all buildings inclusive of the 2, 3 and 4 – story commercial structure fronting Atlantic Ave and all major portions of work requiring constant trafficking between blocks. Our primary goal is to provide a safe environment for our workers and the general public as follows:

<b>Project planning requirement/issue</b>	<b>Potential public safety hazard/Risk</b>	<b>Risk Mitigation proposal</b>	<b>Action taken/requested</b>
CRA-Development Agreement requirement that all buildings must commence simultaneously	Constant movement of cranes and personnel back and forth across public roadways while working	Approach the construction of this project as one contiguous site. Erect temporary fencing along the border of the property to provide one contiguous site.	MOT for road and sidewalk closure at SW 7 <sup>th</sup> & 8 <sup>th</sup> Avenue proposal for approval
Constraints at this location of existing streets, parking, public and non-public sidewalks, overhead power lines surrounding and throughout the site	Due to the, the overall length, depth and height that requires a crawler crane with extension constantly crossing SW 7 <sup>th</sup> & 8 <sup>th</sup> Ave to provide lifting capacity for the erection of structure	Approach the construction of this project as one contiguous site. Close both roads (SW 7 <sup>th</sup> & 8 <sup>th</sup> Ave) and the abutting public sidewalks of the project on SW 6 <sup>th</sup> & 9 <sup>th</sup> Ave	MOT for road and sidewalk closure at SW 7 <sup>th</sup> & 8 <sup>th</sup> Avenue proposal for approval
Limited set back at the property boundary fronting Atlantic Ave inclusive of each buildings sides, site work & street widenings at both SW 7 <sup>th</sup> & 8 <sup>th</sup> Ave	Work activities adjacent to Public access sidewalks	Construct a covered pedestrian walkway along Atlantic Ave to protect pedestrians while working overhead.	MOT for road and sidewalk closure at SW 7 <sup>th</sup> & 8 <sup>th</sup> Avenue proposal for approval
Deliveries of materials, equipment, concrete pump trucks, and the lifting of materials to complete all super structures of the buildings.	Constant movement of delivery trucks, cranes and personnel back and forth across public roadways while working	Close both roads (SW 7 <sup>th</sup> & 8 <sup>th</sup> Ave) and the abutting public sidewalks of the project on SW 6 <sup>th</sup> & 9 <sup>th</sup> Ave	MOT for road and sidewalk closure at SW 7 <sup>th</sup> & 8 <sup>th</sup> Avenue proposal for approval
Mobilization and work activities (excluding utility relocations) including site demolition and site work activities that incorporate improvements to both SW 7 <sup>th</sup> & 8 <sup>th</sup> Ave	Work activities adjacent to Public access sidewalks	Approach the construction of this project as one contiguous site. Erect temporary fencing along the border of the property to provide one contiguous site.	MOT for road and sidewalk closure at SW 7 <sup>th</sup> & 8 <sup>th</sup> Avenue proposal for approval

We respectfully request approval of our proposed MOT road closures of SW 7<sup>th</sup> & 8<sup>th</sup> Ave for a period of 18 months as outlined above.

Our team is available to answer any questions that you may have pertaining to this proposal. Please do not hesitate to call (561) 276-2889.

Respectfully Submitted,



Dwayne Randolph, Principal  
 Randolph & Dewdney Construction Inc.

# 218 HYLAB

## HSL SERIES

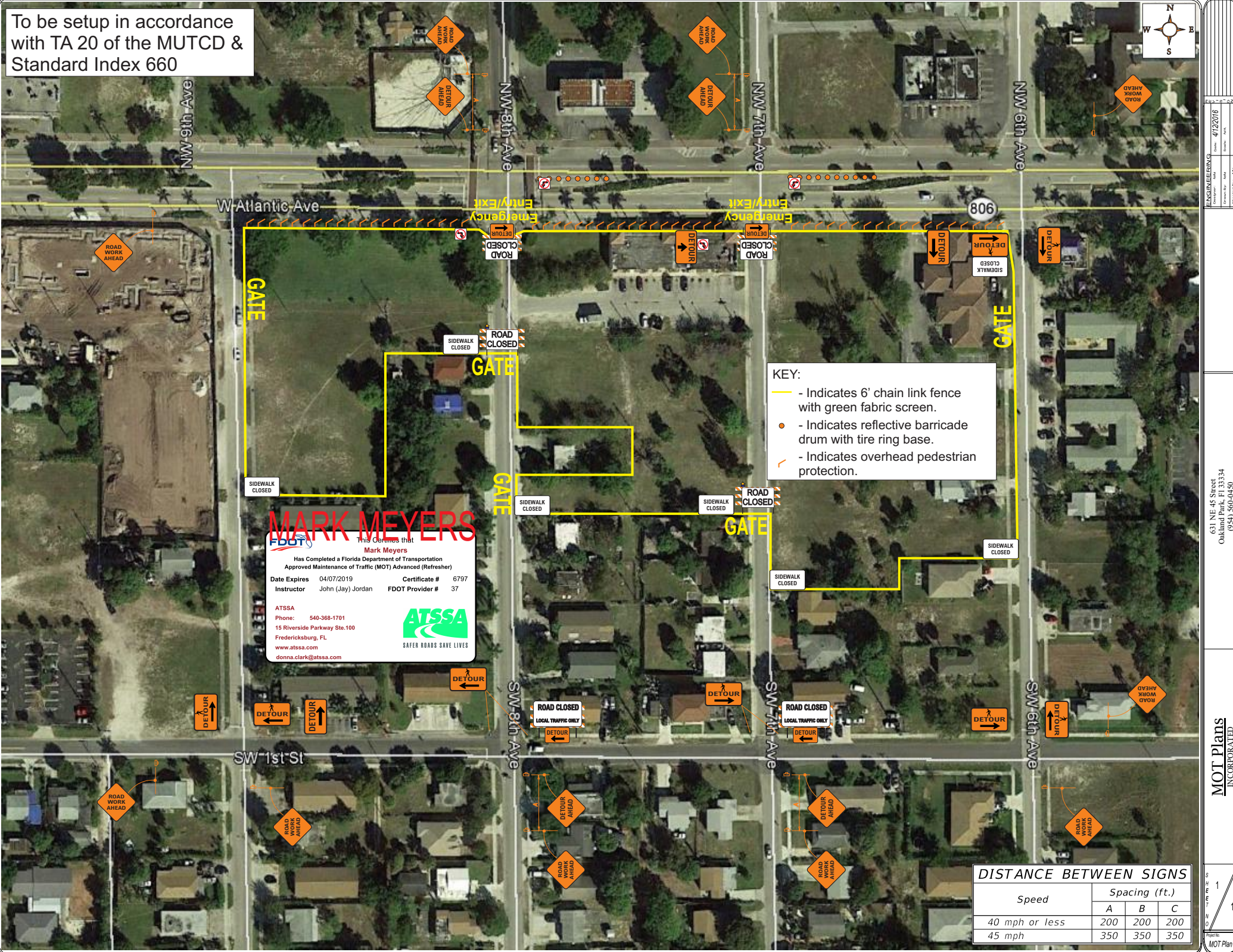
- Transport complete crane with base section, drums with rope and self assembly device, less counterweights at under 100,000 lbs (45 360 kg)
- Rated capacity limiter with full color graphic display
- Powerful winch package with wet brake design
- 7-piece counterweight system design with innovative counterweight removal system
- Superior capacities
- Optional attachments:
  - Angle boom
  - 5' auxiliary tip
  - Offsettable jib
  - Luffing attachment



**Link-Belt**  
CRANES

*Unit shown in luffing configuration*

To be setup in accordance with TA 20 of the MUTCD & Standard Index 660



**MARK MEYERS**  
 This Certifies that  
**Mark Meyers**  
 Has Completed a Florida Department of Transportation  
 Approved Maintenance of Traffic (MOT) Advanced (Refresher)  
 Date Expires 04/07/2019 Certificate # 6797  
 Instructor John (Jay) Jordan FDOT Provider # 37

ATSSA  
 Phone: 540-368-1701  
 15 Riverside Parkway Ste.100  
 Fredericksburg, FL  
 www.atssa.com  
 donna.clark@atssa.com

**ATSSA**  
 SAFER ROADS SAVE LIVES

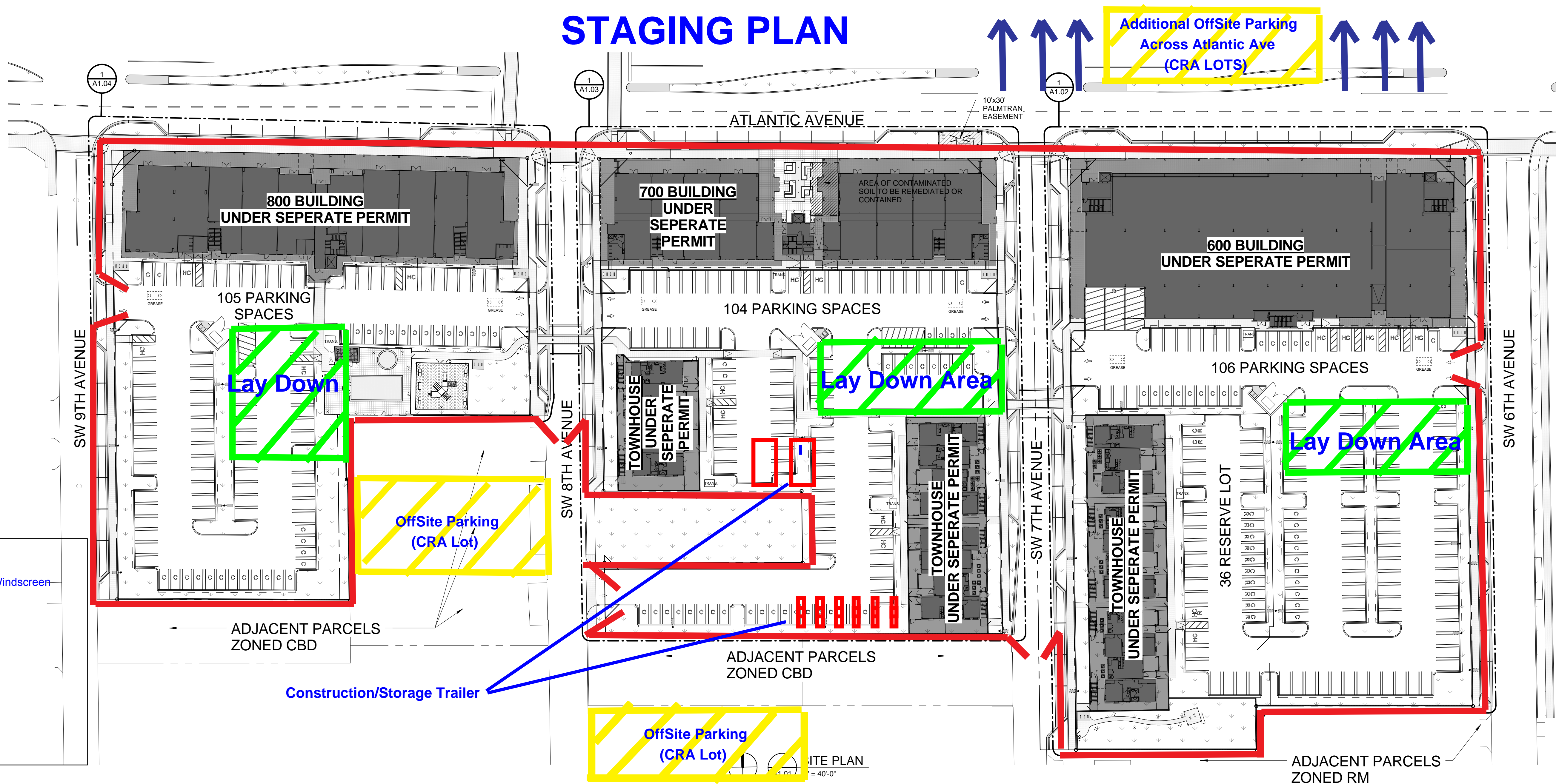
**KEY:**

- Indicates 6' chain link fence with green fabric screen.
- Indicates reflective barricade drum with tire ring base.
- Indicates overhead pedestrian protection.

**DISTANCE BETWEEN SIGNS**

Speed	Spacing (ft.)		
	A	B	C
40 mph or less	200	200	200
45 mph	350	350	350

# STAGING PLAN



### LEGEND

- ▬ 6' H Temp Construction Fencing w/ Windscreen
- ▬ Construction Lay Down
- ▬ Additional Off Site Parking (CRA Lots)
- Construction Site Office Trailers
- Construction Storage Containers



**CURRIE SOWARDS AGUILA architects**  
 Architecture, Planning, Interiors, & Sustainable Design  
 AA26001584  
 185 NE 4TH AVENUE, SUITE 101 DELRAY BEACH, FL 33483  
 T: (561) 276-4951 F: (561) 243-8184 E-MAIL: office@csa-architects.com

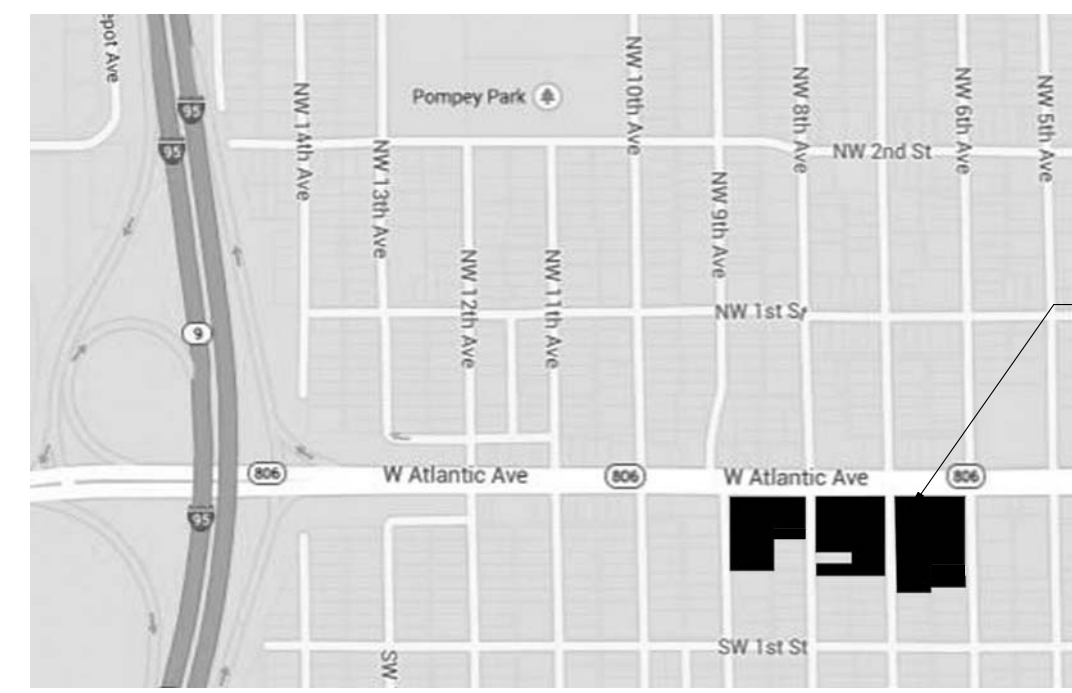
ISSUED FOR:  
 BIDS  
 PERMIT  
 CONSTRUCTION  
 SEAL

PROJECT TITLE  
**UPTOWN ATLANTIC**

600, 700, 800 BLOCK W. ATLANTIC AVENUE DELRAY BEACH, FL

REVISIONS	NUM.	DESCRIPTION	DATE

SITE DATA			PARKING CALCULATIONS																																																																																																																																															
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			<b>HANDICAPPED SPACES</b>		18	<b>IN-LIEU PARKING REQ.</b>		38																																																																																																																																										



2 VACINITY MAP  
 A1.01 NOT TO SCALE

SITE PERMIT 12-14-2015

DRAWING TITLE  
**OVERALL NEW SITE PLAN**

DATE  
 12/14/2015

DRAWN BY  
 CLA

JOB NUMBER  
 121108

DRAWING NUMBER  
**A1.01**

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**Randolph & Dewdney  
Construction Inc.**

Licensed & Insured • Residential & Commercial

CGC 1517938  
BUS: (561) 276-2889  
FAX: (561) 279-4885

May 9, 2016

Bob Diaz  
City of Delray Beach-Engineering Department  
434 S Swinton Avenue  
Delray Beach, FL  
33444

RE: Jersey Water Barriers

Mr. Diaz,

Please except this communication in response to the request for jersey barriers at the Uptown Atlantic project site.

We intend to erect a six-foot high semi-permanent construction chain-link fencing all around the site closing off-both roads (SW 7th & 8th Ave) and the exterior abutting public sidewalks of the construction site. The fence will be appropriately signed and will provide a contiguous barrier which will visually close off any evidence of these two roads so as not to tempt or distract the public to use this portion of the closed roads. There will be no evidence of the street as a thorough-way from both directions approaching the outside of the fence.

Therefore, we believe that it will be superfluous to provide additional water-ballasted jersey barriers around the site.

Should you have any questions or comments concerning the aforementioned, please do not hesitate to call.

Thanks in advance for your kind consideration.

Sincerely,

Dwayne Randolph, Principal

*Randolph & Dewdney Construction Inc.*





Atlantic Ave

SW 7th Avenue

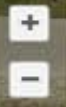
SW 6th Avenue

SW 1st St

SW 1st St



01/11/2016 1 of 21 Select Date





SAMPLE

**PUBLIC NOTICE UPDATE**

**UPTOWN ATLANTIC PROJECT (UTAP)- Atlantic Avenue Delray Beach**

**UTAP UPDATE – May 10, 2016:** The City of Delray Beach has been advised that the UTAP will require the closing of both roads (SW 7th & 8th Ave) and the abutting public sidewalks of the project on SW 6th & 9th Ave for Eighteen months, beginning September 2016- (Exact dates to be provided in next update). The roads closure to vehicular and pedestrian traffic is necessary to mitigate risk to the public and to facilitate construction proposed to be executed simultaneously across three blocks (600 block; 700 block and 800 block) straddling both roads SW 7th & 8th Ave forming one contiguous construction site and the abutting public sidewalks of the project on SW 6th & 9th Ave.

The Public is advised that construction for the UTAP is scheduled to begin in September 2016. This project consists of demolition of the existing improvements, total site development of 3 City Blocks of West Atlantic Ave., landscape, irrigation, construction of 3 mixed use buildings on the south side of Atlantic Avenue on the 600, 700 and 800 blocks and townhouse apartment buildings with units on SW 6th and SW 7th Avenue.

**UTAP Blocks 600, 700 and 800 between 6<sup>th</sup> Avenue and 9<sup>th</sup> Avenue- along Atlantic Delray Beach**

The following will be closed from August 2016 through February 2018:

Starting from Atlantic avenue going in a southerly direction: 400 feet of sidewalk on the west side of SW 6<sup>th</sup> Avenue, 420 feet of roadway pavement and sidewalk on SW 7<sup>th</sup> Avenue, 335 feet of roadway pavement and sidewalk on SW 8<sup>th</sup> Avenue and 315 feet of sidewalk on the east side of SW 9<sup>th</sup> Avenue.

The City appreciates the public's cooperation and patience during the construction period.

For information on the UTAP and/or related road closures, please contact Dwayne Randolph-Randolph and Dewdney Construction Inc., at 561-276-2889.



20 North Swinton Ave. • Delray Beach, FL 33444 • Phone: 561-276-8640 • Fax: 561-276-8558 • www. DelrayWARC.org

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Dwayne Randolph  
Randolph & Dewdney Construction, Inc.  
1191 N. Federal Hwy, Ste #1  
Delray Beach, FL 33483

May 9, 2016

Dear Mr. Randolph,

Thank you for your attendance and presentation of your request for support to the WARC Board last Thursday, May 5<sup>th</sup> to close SW 7<sup>th</sup> and SW 8<sup>th</sup> Avenues for safety precautions during the construction of the Uptown Atlantic project, and for temporary parking locations for the construction workers offsite via CRA-owned properties. As you are aware, the WARC Board unanimously supported the approval of this request however, please consider this a formal written letter of our support.

Please contact me if you have any questions or concerns.

Sincerely,

A handwritten signature in blue ink that reads "Joycelyn B. Patrick".

Joycelyn B. Patrick, WARC Chair  
(561) 870-6345

**WARC's mission is to advance redevelopment to improve the economic, social and cultural future of the West Atlantic Community.**



Jeffrey S. Goldman  
Chief of Police

# Delray Beach Police Department

300 West Atlantic Avenue  
Delray Beach, Florida 33444-3695  
(561) 243-7888 Fax (561) 243-7816



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TO: Mr. Dwayne Randolph, Randolph & Dewdney Construction, Inc.

FROM: Jeffrey S. Goldman, Chief of Police *JSG*

DATE: May 4, 2016

SUBJECT: ROAD CLOSURE REQUEST FOR SW 7<sup>TH</sup> & 8<sup>TH</sup> AVENUE - LETTER OF RECOMMENDATION

Our staff has reviewed your memorandum dated April 27, 2016 and supporting documentation with regards to the road closure request for SW 7<sup>th</sup> & SW 8<sup>th</sup> Avenue, due to the anticipated construction project that is scheduled to commence in August 2016.

This memorandum serves as our recommendation, from the Police Department's perspective, that your request for submission of road closure be granted during the development of the construction project.

bcs

# CITY OF DELRAY BEACH

## FIRE-RESCUE DEPARTMENT

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1993  
2001

Dwayne Randolph  
Randolph & Dewdney Construction Inc.  
1191 N. Federal Highway, Suite #1  
Delray Beach, FL 33483

May 10, 2016

Dear Mr. Randolph,

Please let this letter serve as acknowledgement and receipt of your email and electronic pdf attachment requesting "Risk Mitigation-Road Closure for SW 7<sup>th</sup> & 8<sup>th</sup> Avenue-Endorsement" for the Uptown Atlantic construct project.

The temporary construction fence layout submitted is acceptable for use in accordance with the following provisions:

- Temporary construction fence shall not impede free access from the street to fire hydrant.
- No material or construction shall interfere with access to fire hydrants (minimum 36 inch clearance in all directions).
- There shall be no impairment of the fire hydrants unless authorized by the fire department
- SW 6<sup>th</sup> and SW 7th Avenues shall remain accessible to fire department apparatus by means of Knox padlock gate.
- Development of a job site prefire plan prior to demolition/construction and submit to Delray Beach Fire-Rescue, Fire Safety Division for approval.

It was very nice speaking with you this week and I appreciate the information provided during our conversation. Please feel free to contact my office at 561-243-7400 if you have any questions or require additional information.

Sincerely,

A handwritten signature in blue ink, appearing to read "Steven Anderson".

Steven Anderson  
Division Chief, Fire Marshal

*"Preparing for the worst... .. Delivering the best!"*

