

SAN MELLINA



Project Data

Site Address: Various addresses
San Mellina Drive
Coconut Creek, FL 33073

Eng. Proj. #: 6136

Project Area: 12 Acres

Building Area: 45 Lots

Project Dates: 2008 *(Design)*
2009 *(Construction)*

Owner:

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Point of Contact:

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Key Design Features:

- Cost-sharing agreement of off-site master pump station
- Design & permitting of off-site roadway & equestrian improvements
- Water, sewer, paving and drainage improvements
- Plat development & coordination
- Rezoning application & community outreach

Project Description:

Prime consultant for a development site of 45 single family lots on approximately 12 acres. Responsibilities included the development and coordination of a plat, extensive coordination/negotiations with the City's planning and zoning staff in order to address City concerns of this project's impact on the surrounding community. The land use density was approximately 4 units per acre and surrounded by ranchettes with an equestrian legacy. Several optional site plans were provided to enhance the appeal of the project to the surrounding community. Cost sharing of an off-site master pump was negotiated with the City as well as design and permitting of various other improvements. Dedicated to ensuring community approval, Harris Engineering attended several workshops with local residents to gain the knowledge necessary to meet the rural community standards. Although this was an urban project, approval was acquired by adding a scenic horse trail and water features that could be enjoyed by the surrounding neighborhood.