

CITY OF AOPKA
DEVELOPMENT REVIEW COMMITTEE

DATE: May 31, 2017
TIME: 9:00 AM Development Review Committee Meeting
LOCATION: 120 E. Main Street (City Hall Conference Room – 1st Floor)

I. Staff Comments on the following:

- | | |
|--|-----------|
| A. Special Events: | None |
| B. Concept Plan: | None |
| | |
| C. Site Plans: | |
| <u>1.</u> Copart, Inc. | SPR16-38R |
| Minor Amendment to Final Development Plan | |
| Proposed Use: Car Auction Emergency Exit | |
| Location: 3351 W. Orange Blossom Trail | |
| Parcel No.: 01-21-27-0000-00-032 | |
| | |
| D. Subdivisions/Plats: | None |
| E. Street Name Review: | None |
| | |
| F. FLUM / Rezoning: | |
| <u>2.</u> Mullinax Ford of Central Florida | SPR17-19 |
| PUD Master Plan 2 nd Amend/PDP | |
| Location: 1551, 1431, 1405 E. Semoran Blvd | |
| Parcel No.: 11-21-28-0000-00-065, 066, & 068 | |
| | |
| G. Special Exception: | None |
| H. Annexations: | None |

II. Other Business:

- | | |
|------------------------------------|-------------------------------------|
| A. Public Hearing: | None |
| B. Vacate/Variance: | None |
| C. Request for Extension: | None |
| D. Discussion: | None |
| E. Peddlers Permit: | None |
| F. Plan Final Review and Sign-off: | Projects at "Zoning Counter" |

Please direct any comments or questions concerning the items scheduled for this meeting to the Community Development Department at (407) 703-1739.

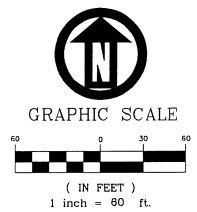


David B. Moon, AICP,
Planning Manager

Backup material for agenda item:

1. Copart, Inc.
Minor Amendment to Final Development Plan
Proposed Use: Car Auction Emergency Exit
Parcel No.: 01-21-27-0000-00-032
Location: 3351 W. Orange Blossom Trail

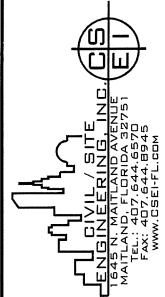
SPR16-38R



THIS DRAWING CONTAINS PROPRIETARY INFORMATION AND SHALL NOT BE COPIED IN PART OR WHOLE. THIS SHEET IS NOT VALID WITHOUT THE SIGNATURE AND SEAL OF A REGISTERED ENGINEER LICENSED TO DO BUSINESS IN THE STATE OF FLORIDA.

COPART INC.
14185 DALLAS PARKWAY, STE 300; DALLAS, TX 75254

COPART INC.
3351 WEST ORANGE BLOSSOM TRAIL
GEOMETRY, STRIPING AND SIGNAGE PLAN



ENGINEER IN CHARGE:
TAN QU
P.E No.: 66512

CIVIL/SITE ENGINEERING, INC.
1645 N. MAITLAND AVE.
MAITLAND, FL 32751
LICENSE No. 27346

Date:	10/31/16
Project No.:	16035
Designed By:	TQ
Drawn By:	SS
Checked By:	WP

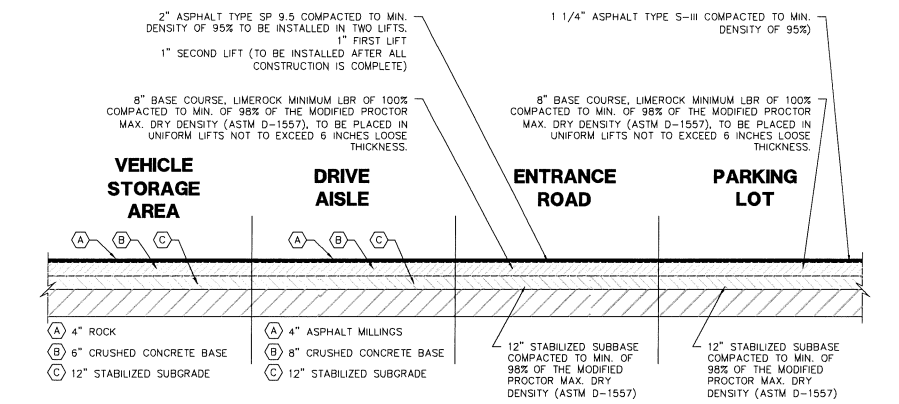
SHEET NO.
C-5
OF: 14

Bar Measures 1 inch

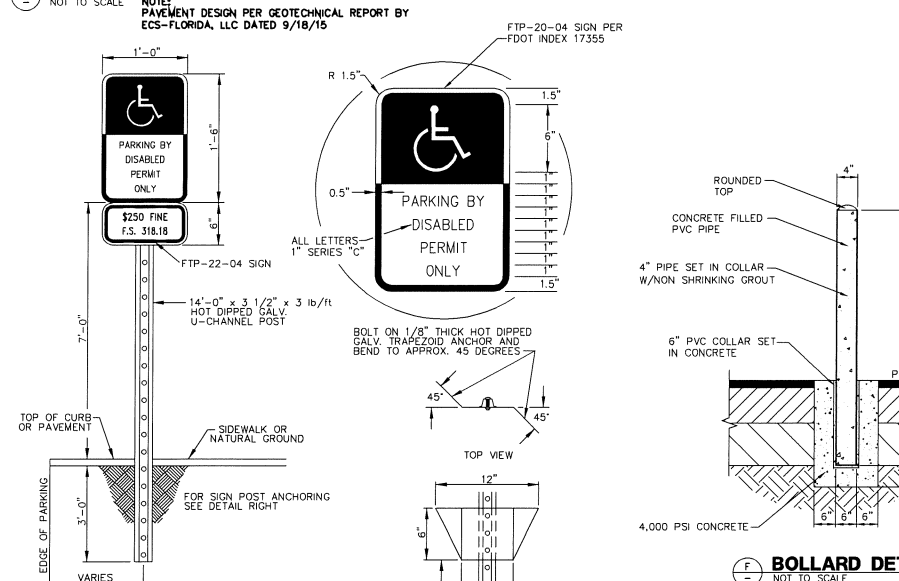
**DEVELOPMENT NOT
ACCESSIBLE TO PUBLIC**

STATEMENT OF INTENDED USE
COPART, INC. PROVIDES VEHICLE SUPPLIERS (PRIMARILY INSURANCE COMPANIES) WITH A FULL RANGE OF SERVICES TO PROCESS AND SELL INTACT DAMAGED VEHICLES, PRINCIPALLY TO LICENSED DISMANTLERS, REBUILDERS AND USED VEHICLE DEALERS. INTACT DAMAGED VEHICLES ARE EITHER DAMAGED VEHICLES DEEMED A TOTAL LOSS FOR INSURANCE OR BUSINESS PURPOSES OR ARE RECOVERED STOLEN VEHICLES FOR WHICH AN INSURANCE SETTLEMENT WITH THE VEHICLE OWNER HAS ALREADY BEEN MADE.

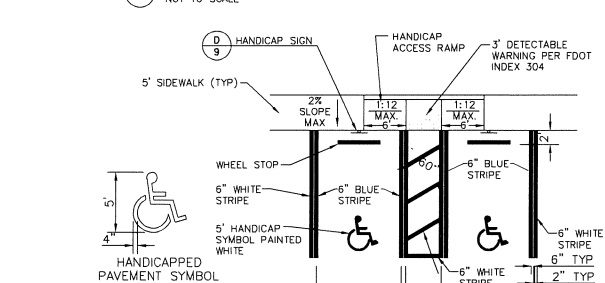




1 TYPICAL VEHICLE STORAGE, DRIVE AISLE, ENTRANCE ROAD & PARKING LOT SECTION
NOT TO SCALE

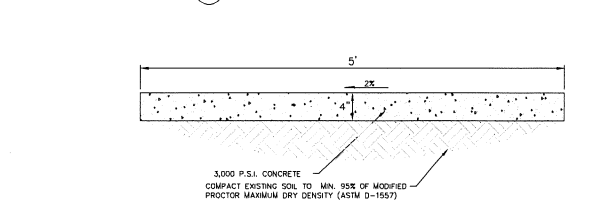


D HANDICAP SIGN DETAIL
NOT TO SCALE

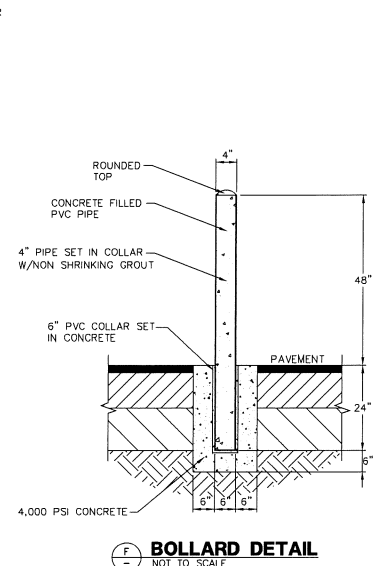


NOTES:
1. USE OF PAVEMENT SYMBOL IN HANDICAPPED PARKING SPACES IS OPTIONAL. WHEN USED, THE SYMBOL SHALL BE 3 FT. HIGH AND WHITE IN COLOR.
2. STRIP HANDICAP PARKING SPACES PER THE LATEST FDOT INDEX.
3. SEE GRADING PLAN FOR SPECIFIC SURFACE GRADES.

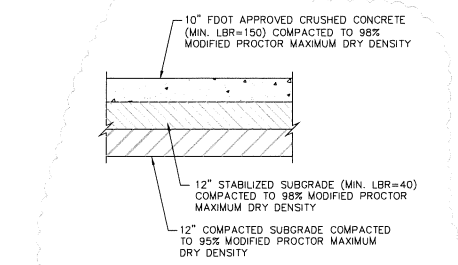
C TYPICAL HANDICAP SPACE
NOT TO SCALE



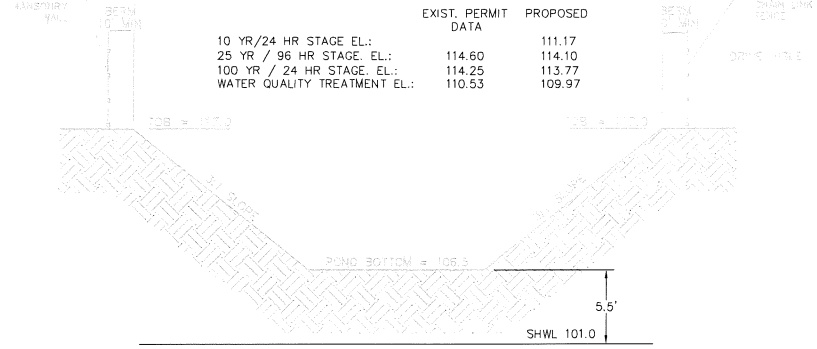
B SIDEWALK DETAIL
NOT TO SCALE



F BOLLARD DETAIL
NOT TO SCALE

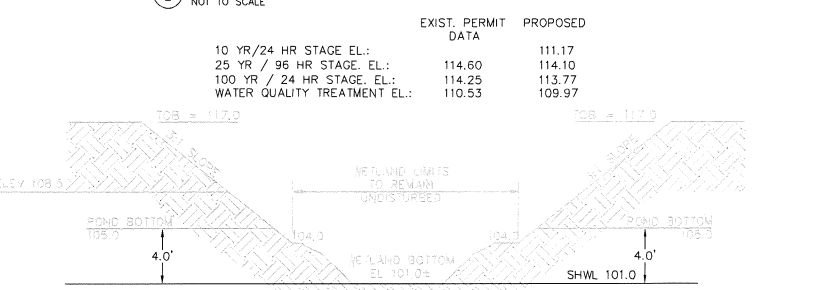


2 SECONDARY EMERGENCY ACCESS DRIVE
NOT TO SCALE



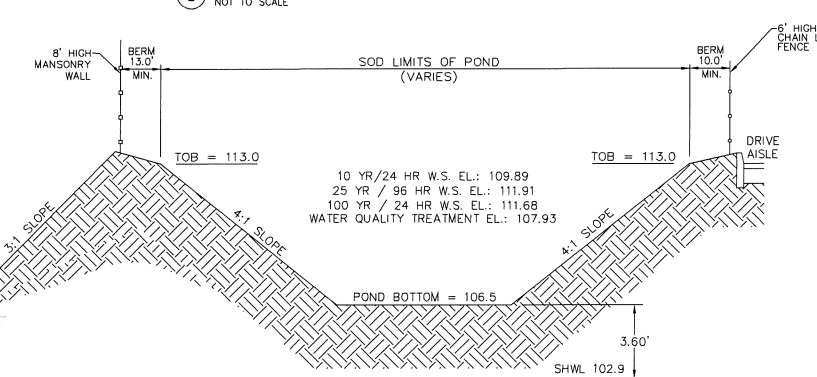
NOTES:
1. SEE GEOTECHNICAL REPORT BY UNIVERSAL ENGINEERING SCIENCES FOR ADDITIONAL INFORMATION DATED FEB. 26,2016
2. SEASONAL HIGH WATER TABLE ELEV 101.0

2 SOUTHERN DRY RETENTION POND SECTION
NOT TO SCALE



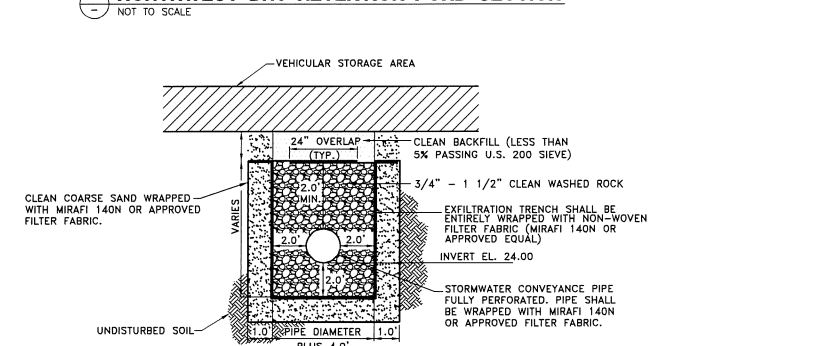
NOTES:
1. SEE GEOTECHNICAL REPORT BY UNIVERSAL ENGINEERING SCIENCES FOR ADDITIONAL INFORMATION DATED FEB. 26,2016
2. SEASONAL HIGH WATER TABLE ELEV 101.0

3 RETENTION POND WITH WETLAND SECTION
NOT TO SCALE



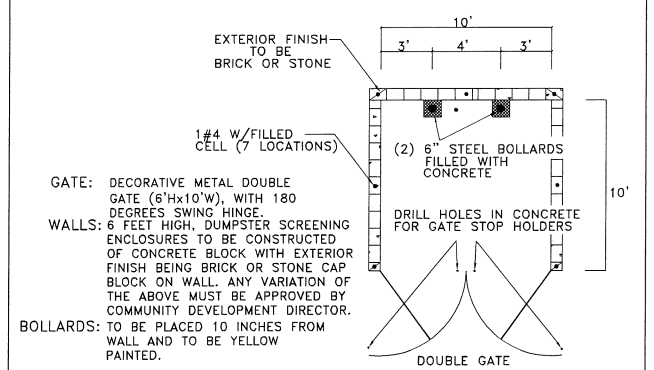
NOTES:
1. SEE GEOTECHNICAL REPORT BY UNIVERSAL ENGINEERING SCIENCES FOR ADDITIONAL INFORMATION
2. SEASONAL HIGH WATER TABLE ELEV 102.9

4 NORTHWEST DRY RETENTION POND SECTION
NOT TO SCALE

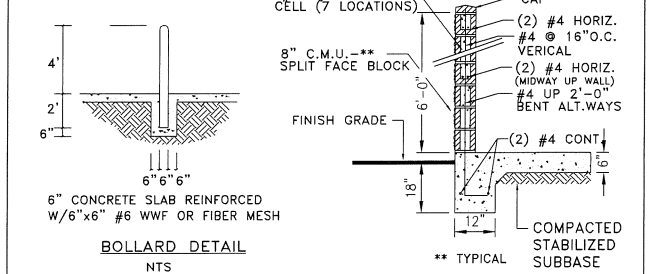


NOTE:
EXFILTRATION TRENCH SHALL TERMINATE 1.0 FOOT BEFORE STRUCTURE

5 TYPICAL EXFILTRATION TRENCH DETAIL
NOT TO SCALE



6 DUMPSTER ENCLOSURE DETAIL
NTS



7 BOLLARD DETAIL
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43 BOLLARD DETAIL
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44 DUMPSTER ENCLOSURE DETAIL
NTS

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 601

NOTES:
1. SEE GEOTECHNICAL REPORT BY UNIVERSAL ENGINEERING SCIENCES FOR ADDITIONAL INFORMATION DATED FEB. 26,2016
2. SEASONAL HIGH WATER TABLE ELEV 101.0

3 RETENTION POND WITH WETLAND SECTION
NOT TO SCALE

4 NORTHWEST DRY RETENTION POND SECTION
NOT TO SCALE

5 TYPICAL EXFILTRATION TRENCH DETAIL
NOT TO SCALE

6 DUMPSTER ENCLOSURE DETAIL
NTS

7 BOLLARD DETAIL
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31 BOLLARD DETAIL
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32 DUMPSTER ENCLOSURE DETAIL
NTS

33 BOLLARD DETAIL
NTS

34 DUMPSTER ENCLOSURE DETAIL
NTS

REV.	DATE	DESCRIPTION
1	12/28/16	ADDED EMERGENCY OVERFLOW STR. PER S&W&D COMMENT
2	5/01/17	ADDED EMERGENCY ACCESS AT SE CORNER OF THE PROJECT
SLS		
SLS		
BY		

COPART INC.
11105 DALLAS PARKWAY, STE 300, DALLAS, TX 75244
3351 WEST ORANGE BLOSSOM TRAIL
MISCELLANEOUS DETAILS

CIVIL/SITE ENGINEERING, INC.
1845 N. MAITLAND AVE.
MAITLAND, FL 32751
TEL: 407.644.8845
FAX: 407.644.8845
WWW.CSEI-FL.COM

ENGINEER IN CHARGE:
TAN QU
P.E. No.: 68512

Date: 10/31/16
Project No.: 16035
Designed By: TQ
Drawn By: SS
Checked By: WP
SHEET NO. C-14
OF: 14
Bar Measures 1 inch

811 KNOW WHAT'S BELOW ALWAYS CALL 811 BEFORE YOU DIG
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Backup material for agenda item:

2. Mullinax Ford of Central Florida
PUD MASTER PLAN 2ND AMEND/PDP
Parcel No.: 11-21-28-0000-00-065, 066, & 068
Location: 1551, 1431, 1405 E. Semoran Blvd

SPR17-19



(2017) 2ND AMENDMENT TO PLANNED UNIT DEVELOPMENT (PUD)

MULLINAX FORD - MASTER SITE PLAN 1551 E. SEMORAN BLVD, APOPKA, FL 32703

OWNER: MULLINAX FORD OF CENTRAL FLORIDA, INC.
1551 E. SEMORAN BLVD,
APOPKA, FL 32703
PHONE: (407) 565-2001

PARCEL I.D. No. 11-21-28-0000-00-065
11-21-28-0000-00-066
11-21-28-0000-00-068

APPLICANT: MULLINAX FORD OF CENTRAL FLORIDA, INC.
1551 E. SEMORAN BLVD,
APOPKA, FL 32703
PHONE: (407) 565-2001

LANDSCAPE ARCHITECT: SCHWEISER BOJACK LANDSCAPE ARCH, LLC
P.O. BOX 948383
MAITLAND, FL 32794
PHONE: (407) 376-1423

SURVEYOR: AMERICAN SURVEYING & MAPPING, INC.
3191 MAGUIRE BLVD, SUITE 200
ORLANDO, FL 32803
PHONE: (407) 426-7979

LEGAL DESCRIPTION:

PARCEL 1:
THE SOUTH 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST, LESS THE SOUTH 183.35 FEET OF THE WEST 104.35 FEET THEREOF, AND LESS ROAD RIGHT-OF-WAY ON SOUTH, AND LESS THE EAST 30 FEET FOR ROAD RIGHT-OF-WAY, ORANGE COUNTY, FLORIDA. PART OF THE CITY OF APOPKA. CONTAINING 8.747 ACRES MORE OR LESS.

TOGETHER WITH PARCEL 2:
THE EAST 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 (LESS RIGHT-OF-WAY ON SOUTH) AND (LESS THE NORTH 180 FEET LYING EAST OF THE WEST 20 FEET THEREOF), SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ALL IN ORANGE COUNTY, FLORIDA. PART OF THE CITY OF APOPKA. CONTAINING 8.528 ACRES MORE OR LESS.

TOGETHER WITH PARCEL 3:
THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY AND LESS ROAD RIGHT-OF-WAY ON SOUTH, ORANGE COUNTY, FLORIDA. CONTAINING 4.241 ACRES MORE OR LESS.

TOGETHER WITH:
THE QUARTER ACRE IN THE SOUTHWEST CORNER OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST (LESS RIGHT OF WAY FOR STATE ROAD 436), ORANGE COUNTY, FLORIDA.

AND

THE NORTH 50 FEET OF THE SOUTH 154.35 FEET OF THE WEST 104.35 FEET OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 (SE 1/4 OF NW 1/4 OF SE 1/4), SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA.

AND

THE NORTH 29 FEET OF THE SOUTH 183.35 FEET OF THE WEST 104.35 FEET OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA.

SITE VICINITY MAP



NOT TO SCALE

PLAN INDEX

- C-1 COVER SHEET
- C-2 BOUNDARY SURVEY
- C-3 PUD AMENDMENT MASTER PLAN
- C-4 ENLARGED SITE PLAN
- C-5 TRUCK MOUNTAIN DISPLAY FEATURE
- L-1 LANDSCAPE - TREE MITIGATION PLAN
- L-2 LANDSCAPE - TREE MITIGATION NOTES
- L-3 LANDSCAPE - TREE LANDSCAPE
- L-4 LANDSCAPE - TREE LANDSCAPE NOTES, DETAILS & PLANT LEGEND

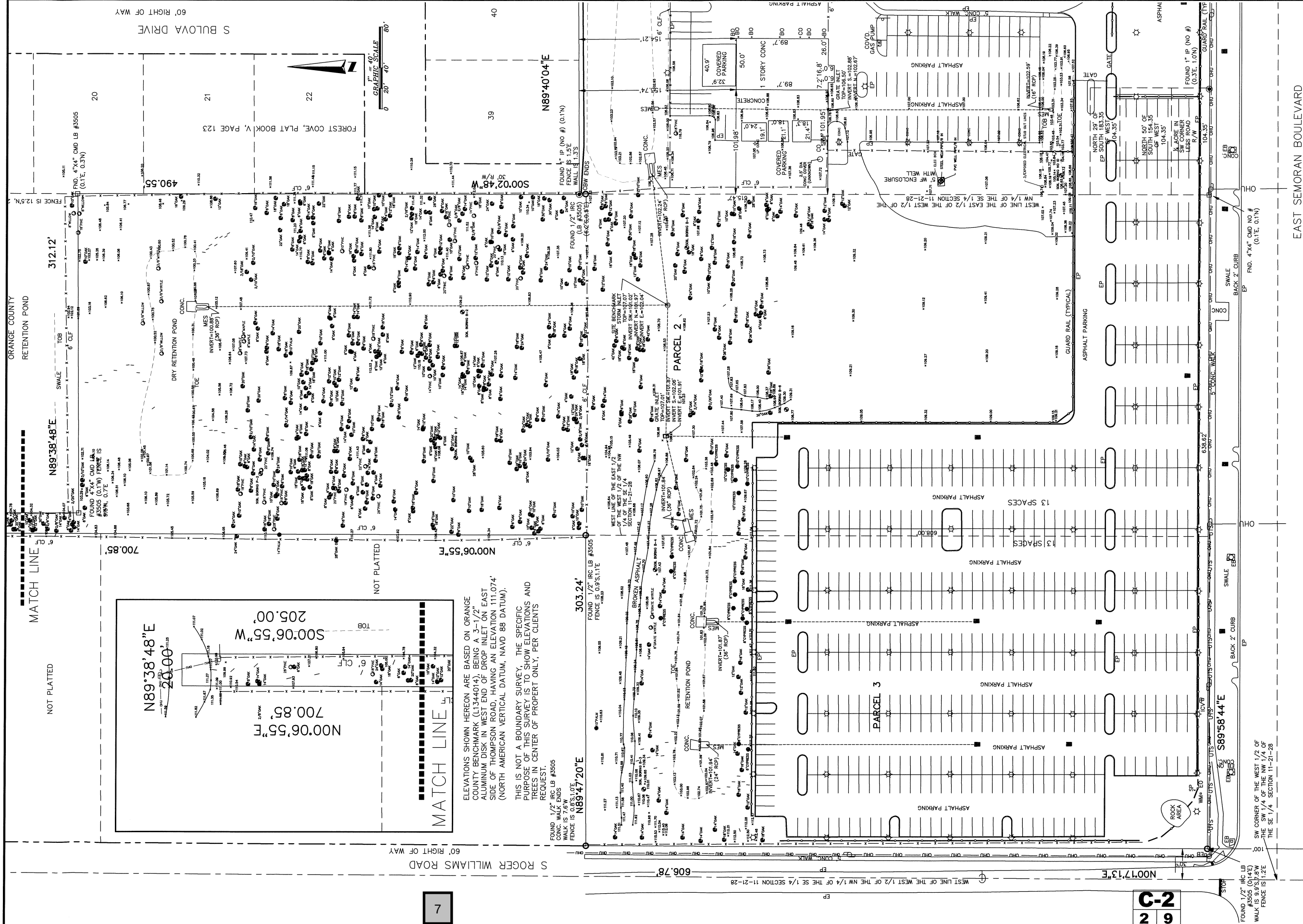


Engineering the Future

5127 S. Orange Avenue, Suite 200
Orlando, FL 32809
Phone: 407-895-0324
Fax: 407-895-0325

www.feg-inc.us





JOB NO.: 4060601
FIELD DATE: 5-02-17
SCALE: 1"= 40'
DRAWN BY: GHF
APPROVED BY: DND
DRAWING FILE:
D:\05\4060601
MULLINX FOR.DWG

ASM

AMERICAN
SURVEYING
INC.
CORPORATION
1001 N. W. 10th Ave., Suite 200
Fort Lauderdale, FL 33304
TEL: (954) 572-7328
WWW.ASM-SURVEYING.COM

SPECIAL PURPOSE
TOPOGRAPHY OF
MULLINX FOR - STATE
SECTION 11, TOWNSHIP 21 SOUTH, RANGE 28 EAST

COPY

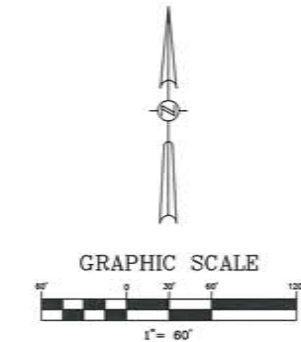
JAMES D. FLOCK, PSM#6088 DATE

SHEET 1 OF 1

EAST SEMORAN BOULEVARD

SITE NOTE:

ALL CONSTRUCTION DETAILS ARE CONCEPTUAL AND SUBJECT TO REVIEW AND MODIFICATION DURING THE APPROVAL OF FINAL CONSTRUCTION PLANS.



SITE LEGEND

- CUSTOMER PARKING SPACES
- NEW ASPHALT PAVEMENT
- PROJECT AREA LIMITS
- PROPOSED WALL

GENERAL NOTES (from previous PUD Master Plan)

- ALLOWABLE USES FOR THE SUBJECT PROPERTY SHALL INCLUDE ALL PERMITTED C-2 USES AND ALL OTHER USES TYPICALLY ASSOCIATED WITH NEW AND USED AUTOMOBILE SALES, INCLUDING BUT NOT LIMITED TO, A PAINT AND BODY SHOP, QUICK LANE AND LIGHT REPAIRS.
- ALL SITE LIGHTING SHALL COMPLY WITH THE CITY OF APOPKA DEVELOPMENT DESIGN GUIDELINES. PROPOSED SITE LIGHTING SHALL MATCH, AS CLOSE AS POSSIBLE TO THE EXISTING LIGHT FIXTURES.
- PROPOSED QUICK LANE, PARKING AREAS, SIGNAGE, LIGHTING, AND STORM WATER RETENTION PONDS SIZES AND LOCATIONS ARE APPROXIMATE AND SUBJECT TO CHANGE, AT FINAL N/A, ABOVE ITEMS ARE CONSTRUCTED AND EXISTING ENGINEERING DESIGN.
- AN IRRIGATION PLAN WILL BE PROVIDED AT FINAL DEVELOPMENT PLAN SUBMITTAL.
- ALL EQUIPMENT (INCLUDING ROOFTOP) AND UTILITY BOXES MUST BE FULLY SCREENED FROM VIEW OF RIGHTS OF WAY AND ADJACENT PROPERTIES.
- AUTOMOBILES SHALL NOT BE ELEVATED ABOVE THE LANDSCAPING ALONG ALL ROAD RIGHTS OF WAY. THIS REVISED MASTER PLAN IS TO ALLOW THE ELEVATED VEHICLE DISPLAY AREA WHICH IS SETBACK FROM THE RIGHT-OF-WAY.
- THE TERMS AND CONDITIONS OF THE PUD MASTERPLAN SHALL BE IN ACCORDANCE WITH THE CITY'S LAND DEVELOPMENT CODE AND DEVELOPMENT GUIDELINES, EXCEPT AS SET-FORTH HEREIN.
- PUD TIME LIMITATIONS SHALL BE IN ACCORDANCE WITH ARTICLE II, SECTION 2.02.18.0 OF THE CITY'S LAND DEVELOPMENT CODE, EXCEPT AS PROVIDED FOR IN GENERAL NOTE NO. 13.
- POTABLE WATER TO BE PROVIDED BY CITY OF APOPKA.
- SANITARY SEWER CONNECTION SHALL BE IN ACCORDANCE WITH THE CITY OF APOPKA'S COMPREHENSIVE PLAN.
- STORMWATER MANAGEMENT TO BE PROVIDED BY ON-SITE STORMWATER RETENTION PONDS.
- BUSINESS OPERATION HOURS ARE AS FOLLOWS:
 - MONDAY-FRIDAY: 7:30AM-9:00PM
 - SATURDAY: 8:00AM-7:00PM
 - SUNDAY: 12:00PM-6:00PM
- THE HOURS THE EXTERIOR PARKING LIGHTS WILL BE ON, WILL BE FROM SUNSET TO 1:00AM. SECURITY LIGHTING (LESS THAN FIVE (5) FOOT CANDLES) WILL BE FROM SUNSET TO SUNRISE.
- NO ELECTRIC CAR CHARGING STATIONS ARE PROPOSED AT THIS TIME.
- NO SIGNAGE WILL BE ALLOWED ON THE ELEVATED TRUCK DISPLAY.
- NO LIGHT POLES SHALL BE PLACED LESS THAN 30 FT FROM ALL RESIDENTIAL AREA.

SITE DATA

PROPERTY LOCATION: 1551 SEMORAN BLVD. APOPKA, FL 32703
 PARCEL ID No. 11-21-28-0000-00-065
 11-21-28-0000-00-066
 11-21-28-0000-00-068
 PROPERTY ZONING: PUD
 PROPERTY FUTURE LAND USE DESIGNATION: COM
 APPROVED LANDUSE: ALL PERMITTED C-2 USES AND ALL OTHER USES TYPICALLY ASSOCIATED WITH NEW AND USED AUTOMOBILE SALES
 EXISTING USE: EXISTING NEW AND USED AUTOMOBILE SALES
 PROPOSED USE: EXISTING NEW AND USED AUTOMOBILE SALES
 TOTAL SITE AREA: 21.51± ACRES
 PROJECT AREA: 9.19± ACRES

EXISTING BUILDING: 25,506 S.F.
 PROPOSED BUILDING: 16,565 S.F.
 TOTAL GROSS FLOOR AREA: 42,071 S.F.

ALLOWABLE FLOOR AREA: 0.60
 PROPOSED FLOOR AREA: 0.045

BUILDING SETBACKS (REQUIRED) BUILDING SETBACKS (PROPOSED)
 FRONT (SOUTH) SR436 (SEMORAN BLVD.) 10' FRONT (SOUTH) SR436 (SEMORAN BLVD.) 138'
 SIDE (EAST) 10' (15' ABUTTING ROAD R/W) SIDE (EAST) 129'
 SIDE (WEST) 10' (15' ABUTTING ROAD R/W) SIDE (WEST) 660'
 REAR (NORTH) 10' (30' ABUTTING RESIDENTIAL) REAR (NORTH) 156'

MAXIMUM ALLOWABLE BUILDING HEIGHT 35' BUILDING HEIGHT PROPOSED 23'

LANDSCAPE BUFFERS (REQUIRED) LANDSCAPE BUFFERS (EXISTING/PROPOSED)
 FRONT (SOUTH) SR436 (SEMORAN BLVD.) 10' FRONT (SOUTH) SR436 (SEMORAN BLVD.) 10' (EXISTING)
 SIDE (EAST) 10' SIDE (EAST) 22'
 SIDE (WEST) 10' SIDE (WEST) 10' (EXISTING)
 REAR (NORTH) 10' REAR (NORTH) 10'

PARKING

PARKING PROVIDED
 EXISTING INVENTORY PARKING SPACES 776 SPACES
 NEW INVENTORY PARKING SPACES 424 SPACES
 TOTAL INVENTORY PARKING SPACES 1,200 SPACES
 EXISTING VEHICLE STORAGE 96 SPACES
 EXISTING CUSTOMER PARKING 28 SPACES
 NEW CUSTOMER PARKING 12 SPACES
 TOTAL CUSTOMER PARKING 40 SPACES
 PROPOSED EMPLOYEE PARKING SPACES 224 SPACES
 TOTAL PARKING PROVIDED 1,560 SPACES

SITE AREA CALCULATIONS (PROPOSED)

BUILDING FOOTPRINT 38,693 ±S.F.
 ASPHALT PAVING, SIDEWALK & CONCRETE (EXISTING) 430,407 ±S.F.
 ASPHALT PAVING, SIDEWALK & CONCRETE (NEW) 239,614 ±S.F.
 IMPERVIOUS AREA 708,714 ±S.F. 16.27 ±AC. 75.63 %
 PERVIOUS AREA 228,262 ±S.F. 5.24 ±AC. 24.37 %
 TOTAL SITE AREA 936,976 ±S.F. 21.51 ±AC. 100.00 %

OPEN SPACE CALCULATIONS

MINIMUM OPEN SPACE REQUIRED 20%
 OPEN SPACE PROVIDED 24.4%

WETLAND STATEMENT

THERE IS NO WETLAND IN THE PROJECT AREA.

HAZARDOUS MATERIALS STATEMENT

DURING CONSTRUCTION, WHEN COMBUSTIBLES ARE BROUGHT ONTO THE SITE IN SUCH QUANTITIES AS DEEMED HAZARDOUS BY THE FIRE OFFICIAL, ACCESS ROADS & A SUITABLE TEMPORARY SUPPLY OF WATER ACCEPTABLE TO THE FIRE DEPARTMENT SHALL BE PROVIDED & MAINTAINED.

SIGNAGE NOTE

ALL NEW SIGNAGE SHALL COMPLY WITH THE CITY OF APOPKA CURRENT LDC UNDER ARTICLE VIII.

SITE NOTES

- ALL DIMENSIONS ARE PARALLEL & PERPENDICULAR TO A BEARING OF N.00°17'13" E, UNLESS OTHERWISE INDICATED WITH A "±" OR BEARING.
- LOWER CASE TEXT DENOTES SURVEY &/OR EXISTING CONDITION INFORMATION.

FUTURE LAND USE IND ZONING I-1

AMENDMENTS CHANGES CHART

INVENTORY PARKING SPACES	CURRENT APPROVAL (2015 AMENDMENT)	1,036 SPACES
	PROPOSED APPROVAL	1,208 SPACES
	CHANGE PARKING SPACES	+172 SPACES
VEHICLE STORAGE SPACES	CURRENT & PROPOSED APPROVAL	96 SPACES
	CHANGE VEHICLE STORAGE SPACES	0 SPACES
CUSTOMER PARKING SPACES	CURRENT APPROVAL (2015 AMENDMENT)	43 SPACES
	PROPOSED APPROVAL	40 SPACES
	CHANGE PARKING SPACES	-3 SPACES
EMPLOYEE PARKING SPACES	CURRENT APPROVAL (2015 AMENDMENT)	138 SPACES
	PROPOSED APPROVAL	224 SPACES
	CHANGE PARKING SPACES	+86 SPACES
TOTAL PARKING SPACES	CURRENT APPROVAL (2015 AMENDMENT)	1,313 SPACES
	PROPOSED APPROVAL	1,568 SPACES
	CHANGE PARKING SPACES	+255 SPACES

NEW BUILDING AREA CURRENT APPROVAL (7-BAY QUICK LANE) 6,290 S.F.
 PROPOSED APPROVAL (OFFICE + 12-BAY QUICK LANE) 16,565 S.F.
 CHANGE BUILDING AREA +10,275 S.F.

MULLINAX FORD
 PUD AMENDMENT PLAN
 1551 E. SEMORAN BLVD
 APOPKA, FLORIDA

FEG FLORIDA ENGINEERING GROUP
 Engineering the Future

5127 S. Orange Avenue, Suite 200
 Orlando, FL 32809
 Phone: 407-895-0324
 Fax: 407-895-0325
 www.feg-inc.us

PUD AMENDMENT MASTER PLAN

DESIGNED BY JAA DRAWN BY VP CHECKED BY JAA APPROVED BY JAA

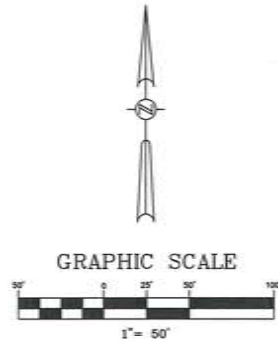
PROJECT NO. 17-026
 SCALE 1"=60'
 DATE MARCH 31, 2017
 SHEET NO. C-3
 SHEET 3 OF 9
 FLORIDA ENGINEERING GROUP, INC.
 CERTIFICATE NO. EB-0006505
 JEFFREY W. ABRAHAMSON
 LICENSE NO. 15125
 No 45128
 PROFESSIONAL ENGINEER

05/04/17 REVISED PER CITY COMMENTS

8

SITE NOTE:

ALL CONSTRUCTION DETAILS ARE CONCEPTUAL AND SUBJECT TO REVIEW AND MODIFICATION DURING THE APPROVAL OF FINAL CONSTRUCTION PLANS.



SITE LEGEND

- CUSTOMER PARKING SPACES
- NEW ASPHALT PAVEMENT
- PROJECT AREA LIMITS
- PROPOSED WALL

SOIL BORING LEGEND
B-1 to B-5: 10' DEEP
P-1 & P-2: 15' DEEP

DRC NOTES

- ALL ROADWAYS, WATER LINE INFRASTRUCTURE AND FIRE HYDRANTS SHALL BE REPLACED BEFORE BUILDING CONSTRUCTION MAY BEGIN.
- FIRE HYDRANT MUST BE LOCATED WITHIN 250 FEET OF THE BUILDING.
- FLORIDA STATUTE 633.027 SHALL BE FOLLOWED CONCERNING LIGHT FRAME TRUSS CONSTRUCTION.
- CURRENT NFPA AND FLORIDA FIRE PREVENTION CODE 5TH EDITION SHALL BE FOLLOWED CONCERNING FIRE AND LIFE SAFETY.
- BUILDING SHALL HAVE INSTALLED AUTOMATIC FIRE SPRINKLER SYSTEM.
- BUILDING MUST BE MONITORED BY AN AUTOMATIC FIRE ALARM SYSTEM.
- A REMOTE FDC SHALL BE INSTALLED FOR THE FIRE SPRINKLER SYSTEM NEAR THE HYDRANT.
- A FIRE LANE AT THE FDC LOCATION SHALL BE PROVIDED.
- A LOCK BOX NEAR THE FRONT DOOR FD SHALL BE PROVIDED.

4 SITE STRIPING & SIGNAGE KEYNOTES

- 24" THERMOPLASTIC STOP BAR WITH R1-1 HIGH INTENSITY REFLECTORIZED "STOP" SIGN.

GENERAL NOTES

- ONLY EMPLOYEES OF MULLINAX FORD WILL BE PERMITTED TO BE ON THE ELEVATED TRUCK DISPLAY AREA. A 42" HIGH WROUGHT IRON STYLE FENCE AND SIGNAGE IS PROVIDED TO PREVENT CLIMBING.
- NO SIGNAGE WILL BE ADDED TO THE TRUCK DISPLAY AREA.
- THE TRUCK ELEVATED DISPLAY WILL BE CONSTRUCTED WITH STABILIZED COMPACTED FILL OVER LAYERED GEOGRID FABRIC. SEE PLAN SHEET C-5 FOR ADDITIONAL INFORMATION.
- A LIGHTING PLAN IS REQUIRED PER THE CITY'S DEVELOPMENT DESIGN GUIDELINES. PARKING LOT LIGHT POLES AND FIXTURES WILL MATCH THE EXISTING LIGHTING STYLES CURRENTLY ON THE PROPERTY. MANUFACTURERS CUT SHEETS SHOWING THE SIZE AND TYPE OF LIGHT FIXTURES WILL BE PROVIDED TO THE CITY FOR REVIEW AND APPROVAL AT TIME OF CONSTRUCTION PLAN SUBMITTAL.
- AT TIME OF FINAL ENGINEERING THE LANDSCAPE AND IRRIGATION PLANS SHALL BE IN COMPLIANCE WITH "WATER WISE ORDINANCE, 2006". IRRIGATION SYSTEMS TO BE DESIGNED WITH POP-UP TYPE DEVICES ONLY; RISERS ARE NOT ALLOWED. REQUIRED NOTE ON THE IRRIGATION PLAN SHALL STATE IN LARGE FONT: "IRRIGATION RISERS ARE NOT ALLOWED"



ENLARGED SITE PLAN

DESIGNED BY JAA DRAWN BY VP CHECKED BY JAA APPROVED BY JAA

PROJECT NO. 17026
SCALE 1"=50'
DATE MARCH 31, 2017
SHEET NO. C-4
SHEET 4 OF 9

MULLINAX FORD
PUD AMENDMENT PLAN
1551 E. SEMORAN BLVD
APOPKA, FLORIDA

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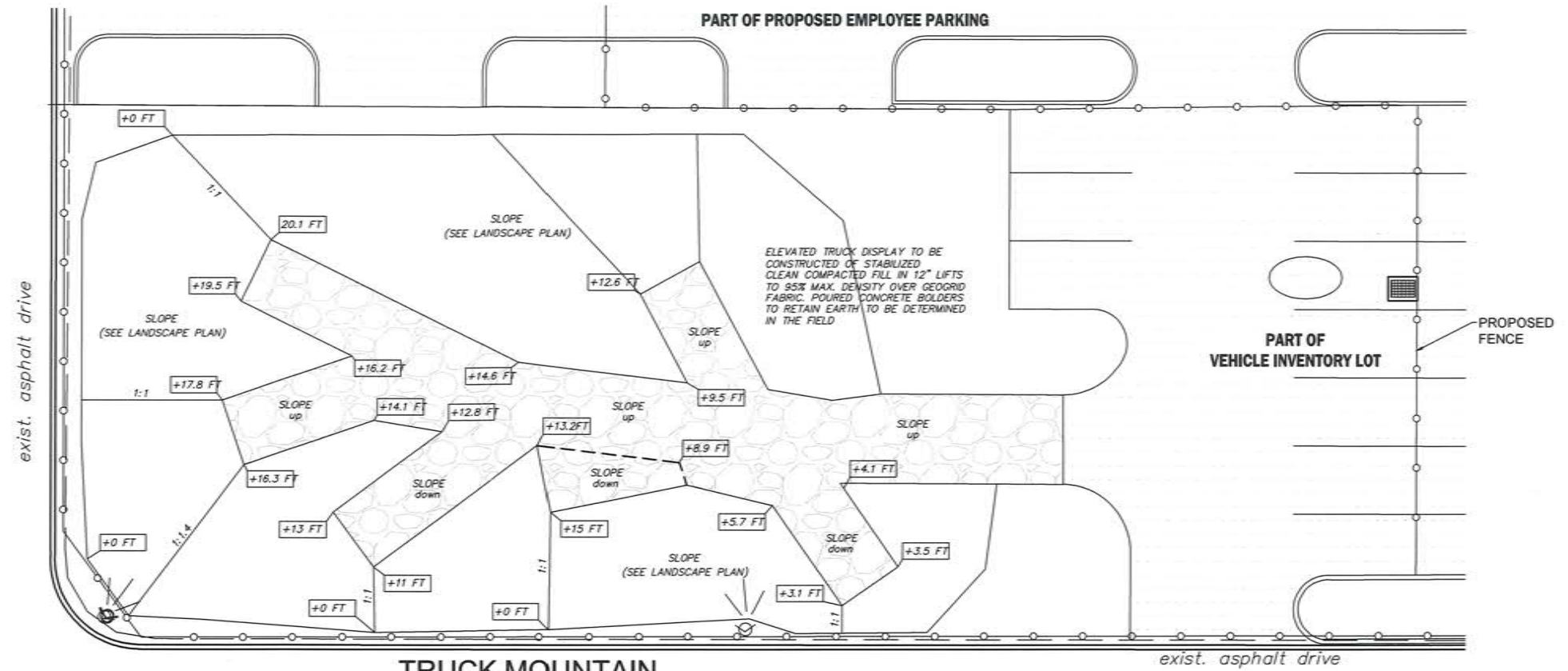
05/04/17

REVISED PER CITY COMMENTS

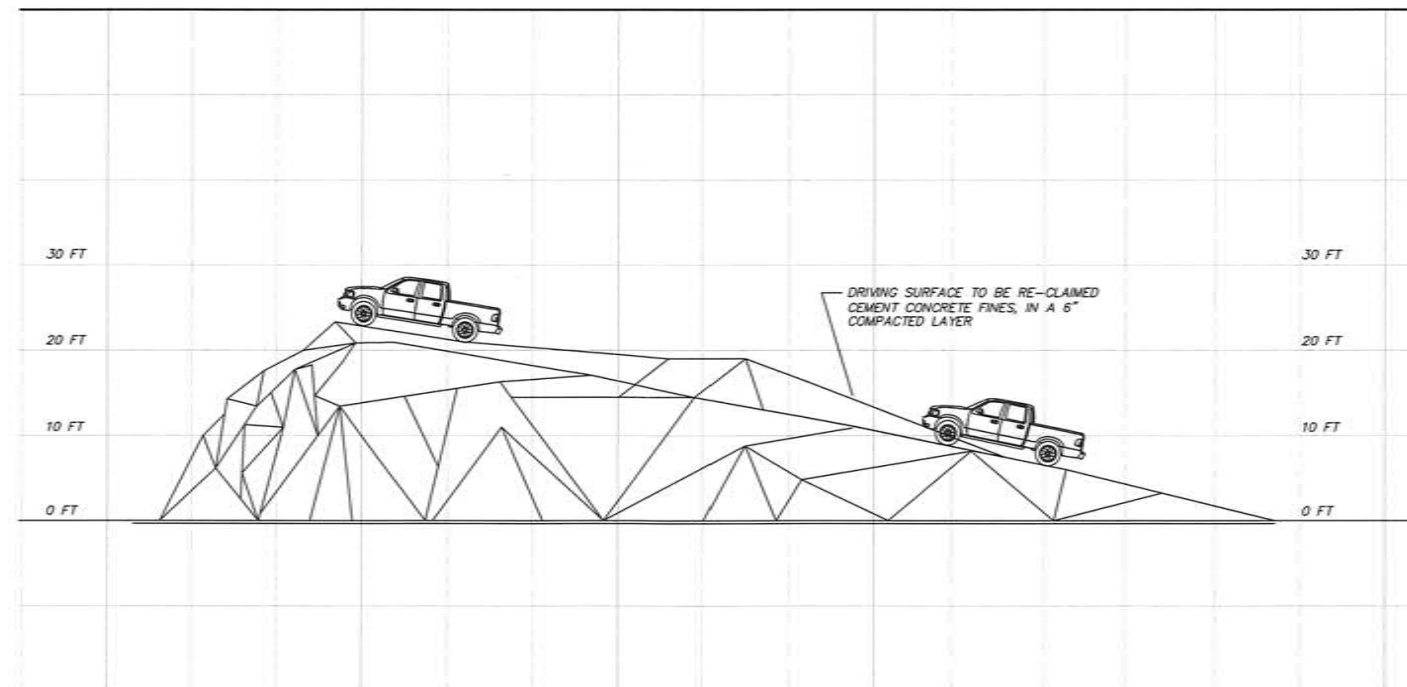
DATE REVISIONS BY CHECKED

9

NOT VALID FOR CONSTRUCTION UNLESS SIGNED IN THIS BLOCK



TRUCK MOUNTAIN
SCALE: 1" = 10 FT



SIDE ELEVATION
SCALE: 1" = 10 FT

NOT VALID FOR CONSTRUCTION UNLESS SIGNED IN THIS BLOCK			
DATE	REVISIONS	BY	CHECK

MULLINAX FORD
PUD AMENDMENT PLAN
1551 E. SEMORAN BLVD
APOPKA, FLORIDA

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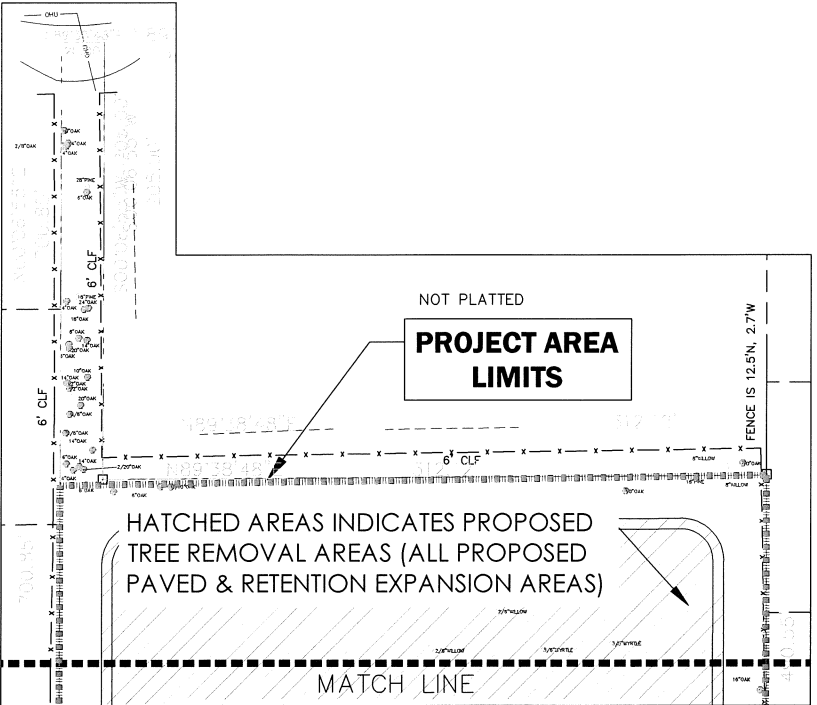
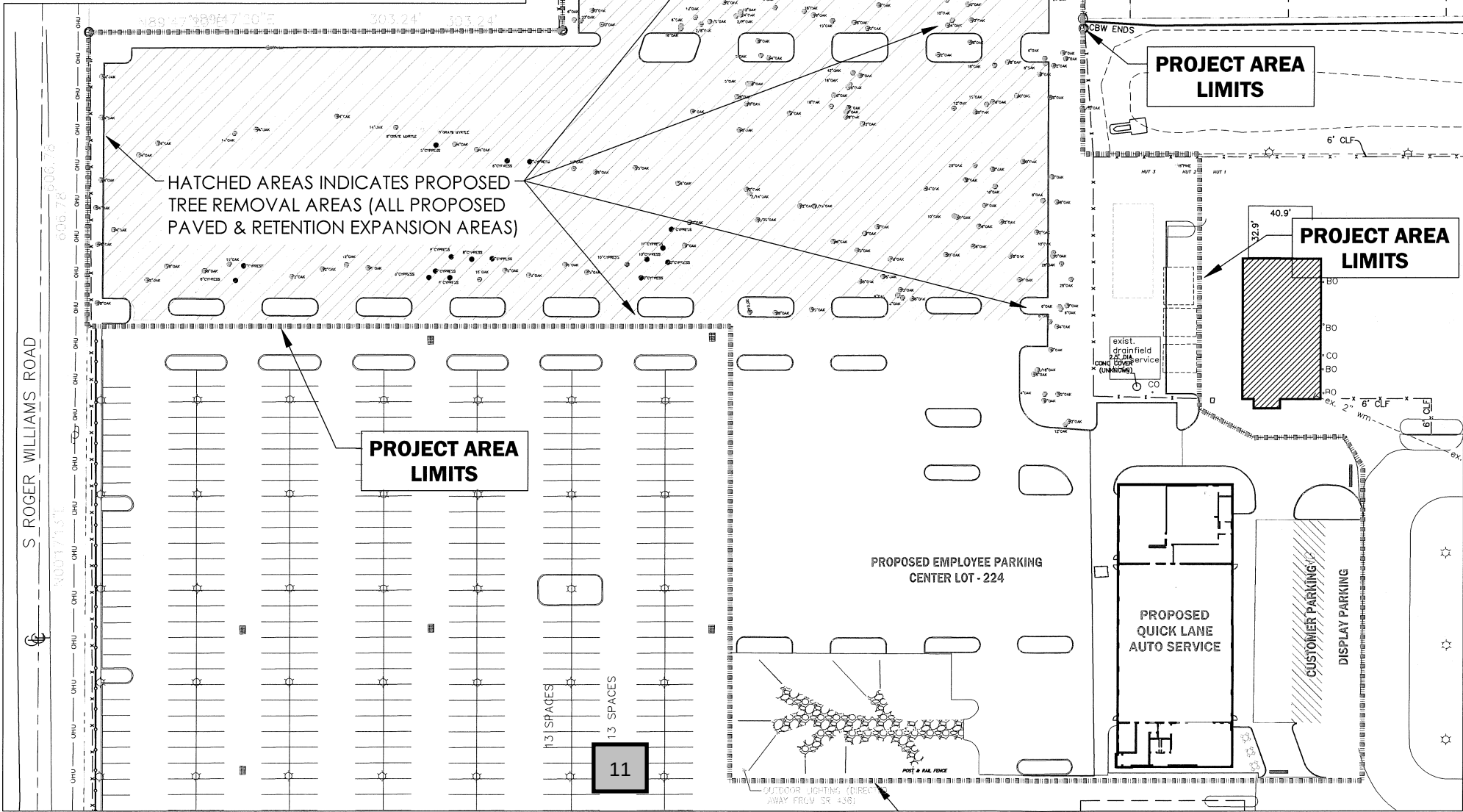
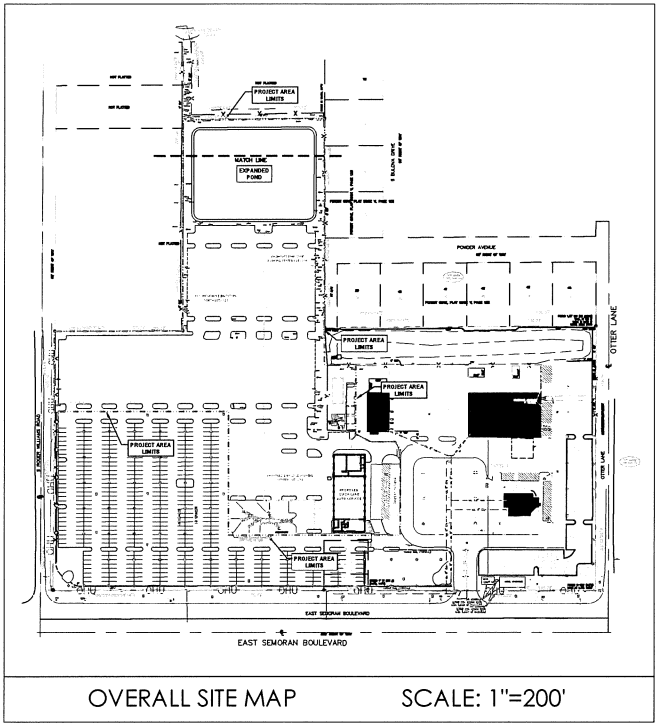
TRUCK MOUNTAIN - DISPLAY FEATURE

DESIGNED BY JAA	DRAWN BY VP	CHECKED BY JAA	APPROVED BY JAA
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PROJECT NO. 17026	FLORIDA ENGINEERING GROUP, INC. CERTIFICATE NO. EB-0006502
SCALE NOTED	
DATE MARCH 31, 2017	
SHEET NO. C-5	
SHEET 5 OF 9	



All ideas, designs, arrangements and plans indicated or represented by this drawing are owned by and the property of SCHWEIZER BOJACK LANDSCAPE ARCHITECTURE LLC and were created, evolved and developed for the use on and connection with this specific project.



TREE MITIGATION PLAN

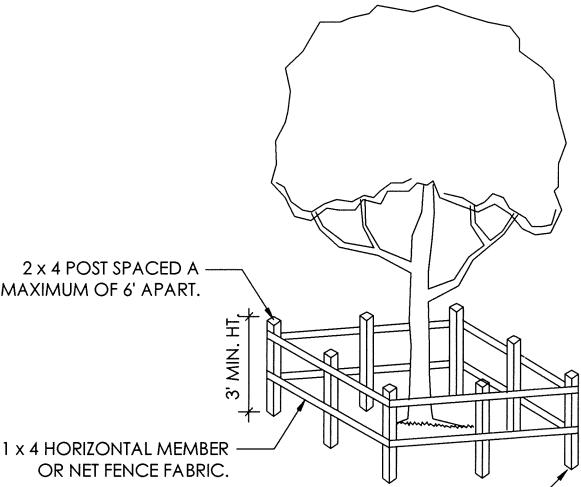
LANDSCAPE & IRRIGATION DESIGN

I CERTIFY THAT THE LANDSCAPE AND IRRIGATION DESIGN FOR THIS PROJECT IS IN ACCORDANCE WITH THE CITY OF APOKA'S ORDINANCE 2069 ADOPTED MAY 21, 2008 WHICH ESTABLISHES WATERWISE LANDSCAPE AND IRRIGATION STANDARDS.

SIGNATURE _____ REG. NO. _____ DATE _____

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TREE PROTECTION DETAIL



PROTECTIVE BARRIERS SHALL BE PLACED AT POINTS NOT CLOSER THAN SIX (6) FEET FROM THE BASE OF THE TREE OR AT THE RADIUS OF THE DRIP-LINE OF THE PROTECTED TREE OR STAND OF TREES, WHICHEVER IS GREATER. EACH SECTION OF THE BARRIER SHALL BE CLEARLY VISIBLE (FLAGGED WITH BRIGHTLY COLORED PLASTIC TAPES OR OTHER MARKERS). NO ATTACHMENTS OR WIRES OTHER THAN THOSE OF A PROTECTIVE OR NON-DAMAGING NATURE SHALL BE ATTACHED TO ANY TREE.

TREE PROTECTION NOTES

All protected tree shall have the trunk and roots protected by protective barriers erected prior to development activity in accordance with the following:

1. Protective barriers constructed of wood rails, chain link fabric or orange plastic safety netting shall be placed around the tree or trees to form a continuous barricade at least four feet high. Ideally such barriers will form a protection zone described by the drip line.
2. Signs or other markings shall be placed on all sides of the protective barrier to designate the protected area.
3. Protective barriers shall remain in place until landscape operations begin or until construction in the immediate area has been completed.
4. Trenching for underground utilities shall be prohibited inside the protective barriers. If underground utilities must be routed through the protected area, tunneling shall be required. All landscape preparation in these areas shall be conducted by hand, except for mechanical tunneling as needed.
5. No vehicles, equipment, materials or fill shall be placed or stored within the protected area.

TREE MITIGATION CALCULATIONS

NOTE: FINAL TREE REMOVAL CALCULATIONS (AND TREE PRESERVATION TABULATION) TO BE INCLUDED WITH FINAL DEVELOPMENT PLANS.

TREE MITIGATION NOTES,
DETAILS & CALCULATIONS

LANDSCAPE & IRRIGATION DESIGN

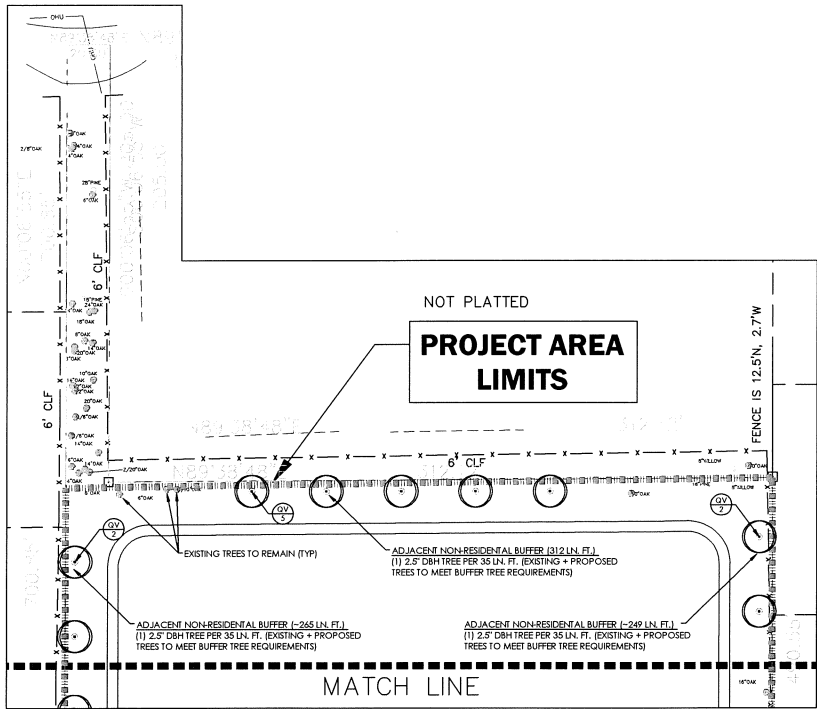
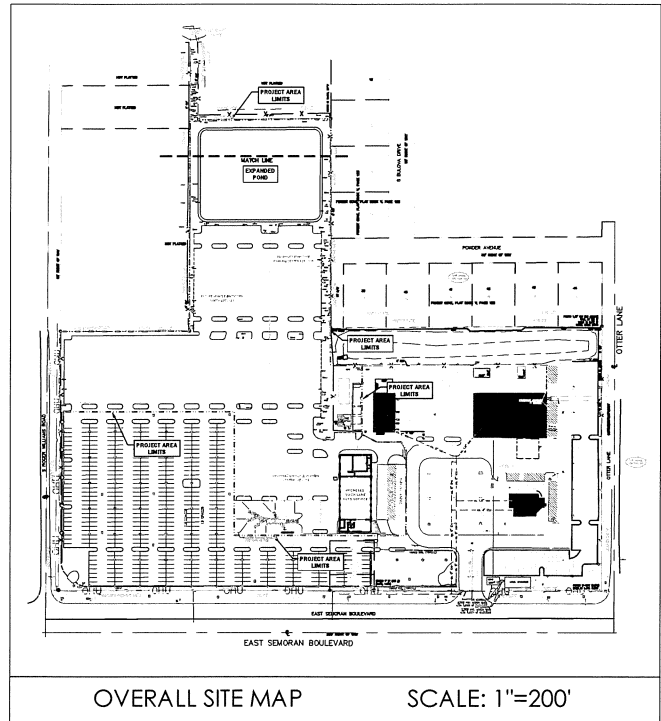
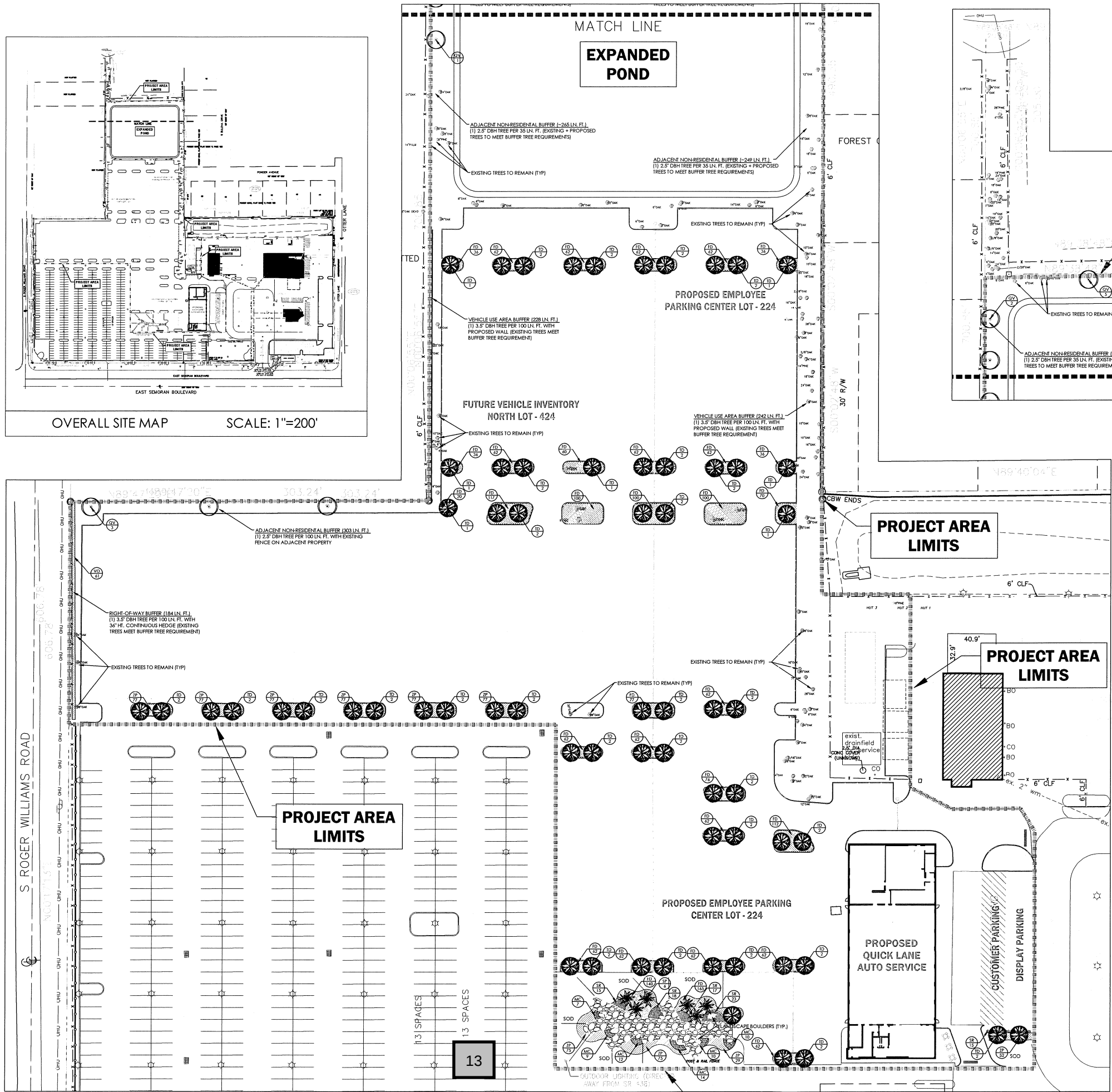
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SIGNATURE

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DATE

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LANDSCAPE PLAN

LANDSCAPE & IRRIGATION DESIGN

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REG. NO.

DATE



SCHWEIZER
BOJACK
LANDSCAPE
ARCHITECTURE

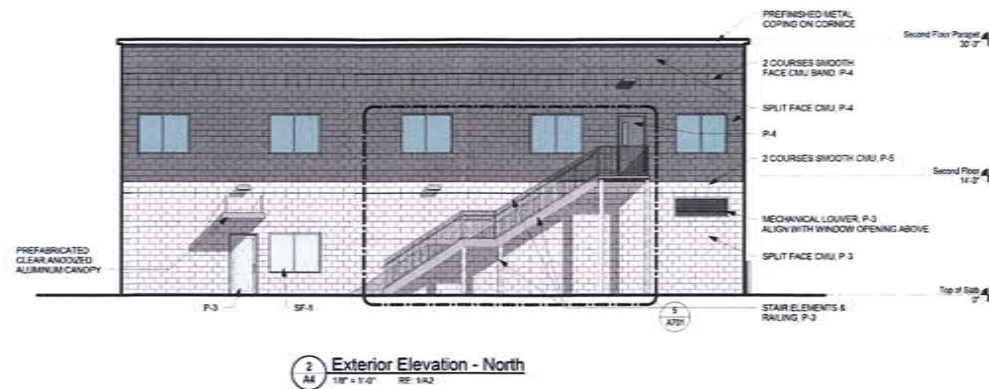
LANDSCAPE & IRRIGATION DESIGN

PO BOX 948383 • MAILAND, FLORIDA 32794 • PH (407) 376-1423
LICENSE NO. LC26000487 • DESIGN@SCHWEIZERBOJACK.COM

MULLINAX FORD

1151 SEMORAN BLVD. - CITY OF APOPKA, FL 32703

5/25/17
DRAWN BY: KB
SHEET NUMBER
L-3



TAG	DESCRIPTION	DETAILS
M-1	METAL	ORANGE ACM TO MATCH SIGNAGE
MCM	METAL COMPOSITE MATERIAL	ALPOLC THARLINE ALUMINUM (SILVER)
P-3	PAINT	SHERWIN WILLIAMS "WINDMILL GRAY" KSW-1818
P-4	PAINT	SHERWIN WILLIAMS "TIGER WHITE" KSW-7014
P-5	PAINT	SHERWIN WILLIAMS "TIGER WHITE" KSW-7014
P-6	PAINT	SHERWIN WILLIAMS "TIGER WHITE" KSW-7014
SF-1	STOREFRONT	WINNER ENDORE, CLEAR ANODIZED