



APOPKA DEVELOPMENT REVIEW COMMITTEE AGENDA

March 5, 2025 9:00 AM

Apopka City Hall Council Chambers

SPECIAL EVENTS

[IGNORE_NUMBERING]

1. Apopka High School - Orange Blossom Jazz Festival - 3710 Jason Dwelley Parkway - Apopka Amphitheater
2. Finding Florida Online (Taste of Florida) - Taste of Florida Wine & Food Festival - 3710 Jason Dwelley Parkway - Apopka Amphitheater - May 21, 2025, 4:00PM - 9:00PM
3. The Gina McReynolds Foundation - Team Gina 5K - 3710 Jason Dwelley Parkway - Apopka Amphitheater - October 18, 2025, 5:00 AM - 10:00 AM
4. Deuterman Products - Reggae & Country Concert - 3710 Jason Dewelly Parkway - Apopka Amphitheater - October 25, 2025, 5:00 PM - 10:00 PM
5. RL3 Foundation - Motivation Weekend - Field of Fame Football and Apopka Amphitheater - 3710 Jason Dwelley Parkway - May 31, 2025, 8:00 AM - 3:00 PM and June 1, 2025, 11:00 AM - 5:00 PM
6. Simply Clean - SC Invitational Car Show - 3710 Jason Dwelley Parkway - Apopka Amphitheater - May 10, 2025, 12:00 PM - 4:00 PM
7. N.A.O.M.I. Kids Inc. - Movie in the Park - 10 North Forest Avenue - Kit Land Nelson Park - May 2, 2025, 7:00 PM - 10:00 PM
8. City Of Apopka - Jalen Carter Super Bowl Celebration - 5th Street - March 8, 2025, 5:00 PM - 8:00 PM

ANNEXATION

[IGNORE_NUMBERING]

1. AN-25-1, Ondich North - Annexation (Annex), 1st Submittal
Owner(s): HMF LLC, PM S-1 REO LLC, Charles P. & Kim L. Stallings, Euell E. & Crystal Denise Stallings
Applicant(s): Appian Engineering - Like Classon
Location: Northwest corner of Ondich Road and SR 453/SR 429
Proposed Use: Single Family Residential Subdivision
Project Manager: Jean Sanchez
Presented by: Jean Sanchez, Senior Planner

FUTURE LAND USE AMENDMENT

[IGNORE_NUMBERING]

1. FLU-25-1, 724 West Keene Road - Future Land Use (FLU), 1st Submittal

REZONING

[IGNORE_NUMBERING]

1. FLU-25-1, 724 West Keene Road - Rezoning (Rz), 1st Submittal
2. RZ-25-1, Golden Gem Estates - Rezoning (RZ), 1st Submittal

PLAT

[IGNORE_NUMBERING]

1. PL-25-1, Kelly Park Village - Plat (PL), 1st Submittal

SITE PLAN:

[IGNORE_NUMBERING]

CONSTRUCTION SITE PLAN

[IGNORE_NUMBERING]

1. CSP-25-2, 4301 Hogshhead - Construction Site Plan (CSP), 1st Submittal
2. CSP-24-14, Hunt Club Medical Office - Construction Site Plan (CSP), 2nd Submittal
3. CSP-25-3, Apopka Business Center West Phase Modification- Revision to Construction Site Plan (CSP), 1st Submittal

SUBDIVISION:

[IGNORE_NUMBERING]

MAJOR DEVELOPMENT PLAN

[IGNORE_NUMBERING]

1. MDP-24-6 - Ondich South - Major Development Plan (MDP), 2nd Submittal
Owner(s): Pm S-1 REO LLC
Applicant(s): Appian Engineering, LLC - Sofia Sierra-Gil
Location: Southwest corner of Ondich Road and Effie Drive
Proposed Use: 326-Lot single family subdivision
Project Manager: Jean Sanchez
Presented by: Jean Sanchez
2. MDP-24-5, Golden Gem Estates - Major Development Plan (MDP), 2nd Submittal
Owner(s): Timothy Burchfield, Robert & Stacy Moss
Applicant(s): G L Summitt Engineering, Inc. - Geoffrey L. Summitt
Location: Northwest corner of Golden Gem Road and Trussell Trail
Proposed Use: Residential Single Family
Project Manager: Jean Sanchez
Presented by: Jean Sanchez, Senior Planner

VACATION OF ROW/EASEMENT

[IGNORE_NUMBERING]

1. VAC-24-1, Oak Pointe of Apopka HOA - Vacation of ROW/Easement, 2nd Submittal
Owner(s): Oak Pointe of Apopka Home Owners Association
Applicant(s): David Evans
Location: 3640 Major Oak Boulevard
Proposed Use: Utility Easement within Rec Tract
Project Manager: Amer Hamza
Presented by: Amer Hamza, Planner

DISCUSSION

[IGNORE_NUMBERING]

ADJOURNMENT

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least two (2) working days in advance of the meeting date and time at (407) 703-1704. F.S. 286.0105 If a person decides to appeal any decision or recommendation made by Council with respect to any matter considered at this meeting, he will need record of the proceedings, and that for such purposes he may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Any opening invocation that is offered before the official start of the Council meeting shall be the voluntary offering of a private person, to and for the benefit of the Council. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the City Council or the city staff, and the City is not allowed by law to endorse the religious or non-religious beliefs or views of such speaker. Persons in attendance at the City Council meeting are invited to stand during the opening ceremony. However, such invitation shall not be construed as a demand, order, or any other type of command. No person in attendance at the meeting shall be required to participate in any opening invocation that is offered or to participate in the Pledge of Allegiance. You may remain seated within the City Council Chambers or exit the City Council Chambers and return upon completion of the opening invocation and/or Pledge of Allegiance if you do not wish to participate in or witness the opening invocation and/or the recitation of the Pledge of Allegiance.

[IGNORE_NUMBERING]

April 11/12 2025

Orange Blossom Jazz Fest

DEC:

Amp

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator
events@apopka.net
407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also must submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name Apopka High School

Name of Applicant Jeremy Langford

Mailing Address 555 Martin St

City	Apopka
State	FL
Zip Code	32712
Cell Phone	4079055509
Email	jeremy.langford@ocps.net
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	Yes
State of Florida Tax ID Number	85-8012622264C-6

A copy of your 501C3 non-profit certificate is required for non-profit status. Otherwise taxes will be charged.

Please attach a copy of your 501C3 non-profit certificate

 OCPS Tax Exempt Certificate 2025.pdf

Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

 OCPS Tax Exempt Certificate 2025.pdf

Name of the Event	Orange Blossom Jazz Festival
Date(s) of the Event	April 11th/12th, 2025
Hours of the Event	9 AM - 9 PM, Daily
Location of the Event	Amphitheater

Does the location of the event take place on Public or Private Property?	Yes
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Anticipated attendance:	1000
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Briefly describe the event and all activities that will occur during the event:	Jazz Festival featuring Middle School, High School, and Collegiate jazz bands.
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Event Category	• Festival/Celebration
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Are there flyers or advertisements for this event?	Yes
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Attach Flyer or Advertisement 1



Additional Event Information	Event is hosted by Apopka High School.
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Will there be admission fees to your event?	No
Will you be serving alcohol?	No
Is your event open to the public?	Yes
Does your event include food concession?	Yes
Do you intend to have food trucks at your event?	No
Will there be merchandising vending at your event?	Yes

How many vendors? 1

Will they need electric? Yes

Additional fees apply for electric use.

Will you be hiring a private security company for the event? Yes

Name of Security Company: Apopka Police Department

Do you require overnight security? Yes

Are there musical entertainment features related to your event? Yes

Please attach a list of all stage performance schedules.

Please attach a list of all stage performance schedules.

 2024 Orange Blossom Jazz Festival Event Guide.pdf

Will amplified sound be used during the event? Yes

Will any streets be closed or will the flow of traffic be affected by the event? No

Does your event include the use of tents? Yes

Please indicate tent location & size on layout. Permits and ground locates may be required.

What size of tents? 10x20

Will inflatables be used at your event? No

Will your event include any fireworks or pyrotechnics? No

Layout map for event

 2024 Orange Blossom Jazz Festival Event Guide.pdf

Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date	04/10/2025
Start Time	5:00 PM (EST)
End Time	10:00 PM (EST)

Event Dates

Date	04/11/2025
Start Time	9:00 AM (EST)
End Time	9:00 PM (EST)

Take Down/Load Out

Date	04/12/2025
Start Time	9:00 AM (EST)
End Time	9:00 PM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant	Jeremy Langford
Title of Applicant	Band Director, Apopka High
Date Submitted	02/10/2025

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active

on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.
- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than thirty (30) business days prior to the event.

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled!

Please provide a copy of your certificate of insurance.



City-of-Apopka_The-School-Boar_2024-GL-Master-_7-15-2024_1463194234_1.pdf

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance **(including all extensions to the insurance certificate—to also include a copy of the complete insurance policy)** on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.

- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.
- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant	Jeremy Langford
Title of Applicant	Band Director
Sponsoring Organization Name	Apopka High School



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

7/15/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Arthur J. Gallagher Risk Management Services, LLC 200 South Orange Avenue Suite 750 Orlando FL 32801	CONTACT NAME: Carmen J. Bishop PHONE (A/C, No, Ext): 407-563-3546 E-MAIL ADDRESS: Carmen_Bishop@ajg.com FAX (A/C, No): 407-370-3057
INSURED The School Board of Orange County, Florida 445 W. Amelia Street c/o Risk Management Dept. Orlando FL 32801	INSURER(S) AFFORDING COVERAGE INSURER A: Safety National Casualty Corporation INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:

COVERAGES **CERTIFICATE NUMBER:** 1463194234 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INS LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC ☐ OTHER:			XPR4068230	7/1/2024	7/1/2025	EACH OCCURRENCE \$ 5,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000 MED EXP (Any one person) \$ Excluded PERSONAL & ADV INJURY \$ Included GENERAL AGGREGATE \$ 5,000,000 PRODUCTS - COMP/OP AGG \$ 5,000,000 SIR: Each Occ \$ 500,000
A	☒ AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☒ HIRED AUTOS ONLY ☐ SCHEDULED AUTOS ☒ NON-OWNED AUTOS ONLY			XPR4068230	7/1/2024	7/1/2025	COMBINED SINGLE LIMIT (Ea accident) \$ 5,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ SIR: Each Occ \$ 500,000
	☐ UMBRELLA LIAB ☐ EXCESS LIAB ☐ DED ☐ RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
A A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☐	N/A	F.S.440.38 SP4066539	7/1/2024 7/1/2024	7/1/2025 7/1/2025	☒ PER STATUTE ☒ OTH-ER SIR \$2,000,000 E.L. EACH ACCIDENT \$ 2,000,000 E.L. DISEASE - EA EMPLOYEE \$ 2,000,000 E.L. DISEASE - POLICY LIMIT \$ 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

**Subject to Florida Statute 768.28, sovereign immunity applies to The School Board of Orange County Florida and therefore, shall be limited to pay any claim or judgement in amounts listed above for CGL and Auto. The School Board of Orange County Florida, in accordance to Florida Statutes 1001.42 and 440.38, has elected to maintain a self-insured program for tort liability and workers compensation, respectively. Certificate applies to all operations and activities of The SBOC, its schools, elected officials, and employees held on City of Apopka property/facilities or for any services provided to City of Apopka. Questions related to this insurance and agreements with City of Apopka should be directed to riskmanagement@ocps.net and Risk Management of City of Apopka.

CERTIFICATE HOLDER City of Apopka 120 East Main Street Apopka FL 32704 USA	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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Consumer's Certificate of Exemption

Issued Pursuant to Chapter 212, Florida Statutes

DR-14
R. 01/18

85-8012622264C-6	04/30/2020	04/30/2025	COUNTY GOVERNMENT
Certificate Number	Effective Date	Expiration Date	Exemption Category

This certifies that

ORANGE COUNTY SCHOOL BOARD
445 W AMELIA ST
ORLANDO FL 32801-1129

is exempt from the payment of Florida sales and use tax on real property rented, transient rental property rented, tangible personal property purchased or rented, or services purchased.



Important Information for Exempt Organizations

DR-14
R. 01/18

1. You must provide all vendors and suppliers with an exemption certificate before making tax-exempt purchases. See Rule 12A-1.038, Florida Administrative Code (F.A.C.).
2. Your *Consumer's Certificate of Exemption* is to be used solely by your organization for your organization's customary nonprofit activities.
3. Purchases made by an individual on behalf of the organization are taxable, even if the individual will be reimbursed by the organization.
4. This exemption applies only to purchases your organization makes. The sale or lease to others of tangible personal property, sleeping accommodations, or other real property is taxable. Your organization must register, and collect and remit sales and use tax on such taxable transactions. Note: Churches are exempt from this requirement except when they are the lessor of real property (Rule 12A-1.070, F.A.C.).
5. It is a criminal offense to fraudulently present this certificate to evade the payment of sales tax. Under no circumstances should this certificate be used for the personal benefit of any individual. Violators will be liable for payment of the sales tax plus a penalty of 200% of the tax, and may be subject to conviction of a third-degree felony. Any violation will require the revocation of this certificate.
6. If you have questions about your exemption certificate, please call Taxpayer Services at 850-488-6800. The mailing address is PO Box 6480, Tallahassee, FL 32314-6480.

SAVE THE DATE!

SAVE THE DATE!

SAVE THE DATE!

Orange Blossom

- TWO DAYS! -

FRIDAY, APRIL 11TH, 2025

SATURDAY, APRIL 12TH, 2025

JAZZ FESTIVAL

SIGN UPS GOING LIVE SOON!





Festival Schedule & Site Layout

2024 Orange Blossom Jazz Festival Schedule

Schedule is subject to change.

Performance	Band	Warm Up	Holding	Performance
10:40 AM	Apopka High 3	10:10 AM	10:30 AM	10:40 AM
11:00 AM	Kelly Park K-8	10:30 AM	10:50 AM	11:00 AM
11:20 AM	East Ridge Middle	10:50 AM	11:10 AM	11:20 AM
11:40 AM	Wolf Lake Middle	11:10 AM	11:30 AM	11:40 AM
12:00 PM	Wekiva High	11:30 AM	11:50 AM	12:00 PM
	Event Break			
12:40 PM	Eustis High 2	12:10 PM	12:30 PM	12:40 PM
1:00 PM	Ocoee High 2	12:30 PM	12:50 PM	1:00 PM
1:20 PM	Spoto High	12:50 PM	1:10 PM	1:20 PM
1:40 PM	Umatilla High	1:10 PM	1:30 PM	1:40 PM
2:00 PM	Apopka High 2	1:30 PM	1:50 PM	2:00 PM
2:20 PM	Eustis High 1	1:50 PM	2:10 PM	2:20 PM
2:40 PM	OYCE Jazz Ensemble	2:10 PM	2:30 PM	2:40 PM
	EVENT BREAK 3:00 PM - 3:20 PM			
3:20 PM	Ocoee High 1	2:50 PM	3:10 PM	3:20 PM
3:40 PM	West Orange High	3:10 PM	3:30 PM	3:40 PM
4:00 PM	West Boca Raton Community High	3:30 PM	3:50 PM	4:00 PM
4:20 PM	OYCE Josephine Swing	3:50 PM	4:10 PM	4:20 PM
4:40 PM	Apopka High 1	4:10 PM	4:30 PM	4:40 PM
	EVENT BREAK 5:20 PM - 6:00 PM			
6:00 PM	University of Central Florida Flying Horse Big Band	5:30 PM	5:50 PM	6:00 PM
7:00 PM	University of North Florida JE1	6:30 PM	6:50 PM	7:00 PM

Site Layout & Performance Flow Chart

Bands will depart the Warm Up pavilion for the holding area located back stage 10 minutes prior to performance time.



Flow: Warm Up ➡ Performance ➡ Clinic ➡ Load Gear ➡ Enjoy More Bands!

Orange Blossom Jazz Festival Event Contacts

Jeremy Langford (352) 267-3818
Director

Mark Ellis (407) 592-1781
Associate Director

Dimitri Ioannidis (407) 928-4145
Festival Coordinator

Beth McClellan (407) 463-7365
Concessions Coordinator



Arrival Information

Apopka Amphitheater Site Layout



Apopka Amphitheater Parking Details

For mapping purposes use: 3710 Jason Dweley Parkway, Apopka, Florida 32712

This address maps your arrival to our Parks and Recreation department which is also on site. Use your Apple Maps or Google Maps applications to guide your busses or spectators in accordingly to the information below.

Planning your arrival:

- Busses and trailers entering from Plymouth-Sorrento Road or Jason Dweley Parkway should enter via Appy Lane Gate 5/Grand Slam Drive to enter the parking area located to the left of the Amphitheater. This offers a short walking distance to the performance area.
- Spectators should enter the main parking area off Jason Dweley Parkway via the two entries to the parking lot.

Orange Blossom Jazz Festival Event Contacts

Jeremy Langford (352) 267-3818
Director

Mark Ellis (407) 592-1781
Associate Director

Dimitri Ioannidis (407) 928-4145
Festival Coordinator

Beth McClellan (407) 463-7365
Concessions Coordinator



Notes For The Day

Performance Notes

- Each band needs to bring two sets of scores for our adjudicators. These can be turned in at the check-in tent upon your arrival.
- During your performance, you will receive commentary from two adjudicators, one of which will follow your ensemble to the clinic area for a performance-based follow up session.
- Provided gear for the day will include
 - Warm Up: Piano/Amp, Drum Set, Bass Amp, Guitar Amp, Chairs, Stands/Plexiglass Shields
 - Stage: Piano/Amp, Drum Set, Bass Amp, Guitar Amp, Chairs, Stands/Plexiglass Shields (Stage Fronts for Saxes), Sound Reinforcement Micing,
 - Clinic: Piano/Amp, Drum Set, Bass Amp, Guitar Amp, Chairs, Stands/plexiglass Shields
 - Your rhythm section folks will only need to bring their guitar/cables, bass/cables, drum sticks, and music. Providing this set up is what enables for smooth, efficient flow between areas and offers each ensemble the opportunity to focus on performance at their peak level minus the hassle of shuffling large gear.

Audience Notes

Each band is encouraged to make the most of the day not only as a performance ensemble, but also in audience participation. Throughout the day we hope that you identify times for your group to come together and sit in our covered pavilion to enjoy ensemble performances together, and, we also encourage you to make use of the wonderful green space offered at our Northwest Recreation Complex and allow your students to also enjoy jazz while throwing a ball, sitting in the grass on the south side of the amphitheater, or taking a stroll on our one mile walking path around the lake. Allowing your kiddos to engage in this manner will certainly allow them to make memories together while celebrating the jazz idiom. This is a day of celebration. We recognize that not all students can or should sit still in a seat for the full length of the day and having this conversation and planning ahead with your students will certainly lead to a better experience by all. There will be a director tent area in the back of the audience seating area that will enable you a full view of both performances and your students enjoying their time together. When our headliners take the stage starting at 6 PM, your students will be blown away by the musicianship of our two University bands and each band will want to come together to enjoy the show as a full group in the main seating area!

Cycle Of Performance Notes

Take the time to chat with your students about the cycle of performance! Celebrating performances is part of how we grow! Spend a few minutes chatting with your students about how as a performer your desire to play better rises with the genuine appreciation you feel from the audience. Help them see that as they become the audience, they create this experience when the opportunity arises while another group is in performance. When ensembles and soloist do things to knock your socks off, let them know! In the moment! Helping our students understand this cycle can lead to an authentic experience between peer groups that is not only welcomed, but necessary in the growth and maturation of our performance ensembles!

Orange Blossom Jazz Festival Event Contacts

Jeremy Langford (352) 267-3818
Director

Mark Ellis (407) 592-1781
Associate Director

Dimitri Ioannidis (407) 928-4145
Festival Coordinator

Beth McClellan (407) 463-7365
Concessions Coordinator



Notes For The Day - Continued

Recording & Video Notes

With this being our inaugural event, we are venturing into the sound reinforcement and recording waters! That said, it is our goal to provide a Google Drive link after the performance that will include the following:

- Google Drive Folder
 - Adjudicator Comments
 - Performance Video
 - Audio Recording

You are encouraged to have your parents and others record and take pictures as they desire. The media that we will offer you will be free and of no charge as part of your festival registration. For copyright purposes, there will be no sales of recordings, however, you are free to share the recordings you receive with your students and parents once you get your Google Drive link.

Director/VIP Area

We will provide a tent and director area for viewing throughout the day to enable some relaxation and refreshments during your stay. Each director will receive Director Dollars to be used at the concessions area for food. This setting will allow for a full view of the performance and green space around our event to watch your kids throughout the day.

Merchandise Sales

There will be inaugural Orange Blossom Jazz Festival gear on sale! Please let your students know that the items will be available while they last! Inventory will be limited in our first year and all are encouraged to purchase early! Hats, shirts, cups, and other commemorative items will be available while supplies last!

Concessions

Our Concessions team will be set up and ready to fill your appetite throughout the entire day! We ask that you patronize our concessions as this is the primary element that will help us raise funds to support our students attending summer music camps! The menus below will help your students plan ahead regarding their eating plan as well as they can utilize the pre-order Google Form option which will be available through Tuesday, March 26th. The form will be emailed by Friday, March 22nd and run through March 26th. After this time, sales will only occur on site.

The full concessions menu can be viewed on the following page.

Orange Blossom Jazz Festival Event Contacts

Jeremy Langford (352) 267-3818
Director

Mark Ellis (407) 592-1781
Associate Director

Dimitri Ioannidis (407) 928-4145
Festival Coordinator

Beth McClellan (407) 463-7365
Concessions Coordinator



Concessions Menu

FOOD:

- \$6.00 Hamburger**
- \$7.00 Cheeseburger**
- \$4.00 Hot Dog**
- \$6.00 Walking Tacos**
- \$7.00 Greek Salad**
- \$5.00 Nachos with Cheese**
- \$4.00 Popcorn**
- \$8.00 Sausage, Pepper, Onion Hoagie**
****available after 3pm**
- \$10.00 BBQ Meal with sides**
****available after 3pm**



SNACKS:

- \$2.00 Chips**
- \$3.00 Candy**

DRINKS:

- \$3.00 Soda**
- \$2.00 Water**
- \$3.00 Gatorade**

Orange Blossom Jazz Festival Event Contacts

Jeremy Langford (352) 267-3818
Director

Mark Ellis (407) 592-1781
Associate Director

Dimitri Ioannidis (407) 928-4145
Festival Coordinator

Beth McClellan (407) 463-7365
Concessions Coordinator



DEC:

Amp

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator

events@apopka.net

407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

Finding Florida Online (Taste of Florida)

Name of Applicant	Dee Marchman
Mailing Address	502 Perkins St.
City	Leesburg
State	Florida
Zip Code	34748
Cell Phone	352-444-5565
Email	findingfla@gmail.com
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	Yes
State of Florida Tax ID Number	85-0821844

A copy of your 501C3 non-profit certificate is required for non-profit status. Otherwise taxes will be charged.

Please attach a copy of your 501C3 non-profit certificate

 Tax Exempt Certificate.pdf

Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

 leesburg buisness tax receipt exemption.pdf

Name of the Event	Taste of Florida Wine & Food Festival
Date(s) of the Event	5/21/25
Hours of the Event	4pm-9pm
Location of the Event	Apopka Amphitheatre
Does the location of the event take place on Public or Private Property?	Yes
Anticipated attendance:	1000

Briefly describe the event and all activities that will occur during the event:

Taste of Florida Wine & Food Festival is an all-inclusive event where attendees can enjoy an array of food samplings, and wine tastings without any additional charges on-site. Guests will have the opportunity to sample a wide variety of delectable dishes, and premium wines, and enjoy live-themed entertainment, and educational demonstrations all included in the price of their admission. This ensures a seamless and enjoyable experience, allowing everyone to fully indulge in the culinary delights and entertainment without the need for any transactions during the event. There will be dancing and competition awards. Vendor Booths will be cooking, preparing, showcasing, and serving food and beverages. The main entertainment will be using the stage and backstage. Guest, Vendors, and staff will be using restrooms. There will be an exclusive area for VIP guests.

Event Category • Festival/Celebration

Are there flyers or advertisements for this event?

Yes

Additional Event Information

All advertisements are digital. Here is a link
<https://www.findingflawines.com/taste-of-florida-wff.html>

Will there be admission fees to your event?

Yes

Will you be serving alcohol?

Yes

Copy of your liquor license & insurance



Temporary Event Form (DBPR Form ABT-6003).docx

If yes for serving alcohol, a copy of your liquor license & insurance is required.

City Council approval is also required.

Is your event open to the public?

No

Does your event include food concession?

No

Do you intend to have food trucks at your event?

No

Will there be merchandising vending at your event?

No

Will they need electric?

Yes

Additional fees apply for electric use.

Will you be hiring a private security company for the event?

No

Do you require overnight security?

No

Are there musical entertainment features related to your event?

Yes

Please attach a list of all stage performance schedules.

Please attach a list of all stage performance schedules.



music schedule.pdf

Will amplified sound be used during the event?

Yes

Will any streets be closed or will the flow of traffic be affected by the event?

No

Does your event include the use of tents?

Yes

Please indicate tent location & size on layout. Permits and ground locates may be required.

What size of tents? 10x10 popup canopy tent

Will inflatables be used at your event?

No

Will your event include any fireworks or pyrotechnics?

No

Layout map for event

 layout.pdf

Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date 05/21/2025

Start Time 11:00 PM (EST)

End Time 4:00 PM (EST)

Event Dates

Date 05/21/2025

Start Time 4:00 PM (EST)

End Time 9:00 PM (EST)

Take Down/Load Out

Date 05/21/2025

Start Time 9:00 PM (EST)

End Time 10:00 PM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant Dee Marchman

Title of Applicant President

Date Submitted 01/28/2025

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.
- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than thirty (30) business days prior to the event.

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled!

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance **(including all extensions to the insurance certificate—to also include a copy of the complete insurance**

policy) on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.
- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.
- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant

Dee Marchman

Title of Applicant

President



Consumer's Certificate of Exemption

Issued Pursuant to Chapter 212, Florida Statutes

DR-14
R. 01/18

85-8018130838C-7	07/29/2020	07/31/2025	501(C)(3) ORGANIZATION
Certificate Number	Effective Date	Expiration Date	Exemption Category

This certifies that

FINDING FLORIDA ONLINE INC
502 PERKINS ST
LEESBURG FL 34748-3907

is exempt from the payment of Florida sales and use tax on real property rented, transient rental property rented, tangible personal property purchased or rented, or services purchased.



Important Information for Exempt Organizations

DR-14
R. 01/18

1. You must provide all vendors and suppliers with an exemption certificate before making tax-exempt purchases. See Rule 12A-1.038, Florida Administrative Code (F.A.C.).
2. Your *Consumer's Certificate of Exemption* is to be used solely by your organization for your organization's customary nonprofit activities.
3. Purchases made by an individual on behalf of the organization are taxable, even if the individual will be reimbursed by the organization.
4. This exemption applies only to purchases your organization makes. The sale or lease to others of tangible personal property, sleeping accommodations, or other real property is taxable. Your organization must register, and collect and remit sales and use tax on such taxable transactions. Note: Churches are exempt from this requirement except when they are the lessor of real property (Rule 12A-1.070, F.A.C.).
5. It is a criminal offense to fraudulently present this certificate to evade the payment of sales tax. Under no circumstances should this certificate be used for the personal benefit of any individual. Violators will be liable for payment of the sales tax plus a penalty of 200% of the tax, and may be subject to conviction of a third-degree felony. Any violation will require the revocation of this certificate.
6. If you have questions about your exemption certificate, please call Taxpayer Services at 850-488-6800. The mailing address is PO Box 6480, Tallahassee, FL 32314-6480.



[Home](#) > [My City](#) > [Departments](#) > [Planning And Zoning](#) > [Business Tax Receipts](#)

BUSINESS TAX RECEIPTS

To: Local Business Owners

From: Al Minner, Leesburg City Manager

Re: ELIMINATION OF LEESBURG'S BUSINESS TAX RECEIPT PROGRAM

On behalf of the Leesburg City Commission, I am happy to report that at the July 13, 2020 Regular Meeting, the Mayor and Commission unanimously voted to repeal the requirement for an annual Business Tax Receipt. The effect of this action is to eliminate the need for local businesses to obtain and annually renew a City of Leesburg Tax Receipt. The repeal will be effective for Fiscal Year 2021, starting October 1, 2020.

During these challenging times, our Commissions' desire to eliminate this annual tax helps demonstrate Leesburg's commitment to local businesses. If there are any questions, or if further information is needed, please contact us at (352)728-9760.

Respectfully,

Al Minner

Leesburg City Manager

Music Program

■ **4 Divas**
4 PM – 4:45 PM

■ **Havana
Brothers**
4:50PM – 5:50 PM

■ **4 Divas**
6 PM – 6:45PM

■ **Havana
Brothers**
6:50 PM – 7:50PM

■ **4 Divas**
8 PM – 9PM







DRC:

Amp/NWRC

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator

events@apopka.net

407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also must submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

The Gina McReynolds Foundation

Name of Applicant	Tara Barrett
Mailing Address	1631 Rock Springs Road PMB 106
City	Apopka
State	FL
Zip Code	32712
Cell Phone	3214024887
Email	Tarag8r15@aol.com
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	Yes
State of Florida Tax ID Number	45-441-5436

A copy of your 501C3 non-profit certificate is required for non-profit status. Otherwise taxes will be charged.

Please attach a copy of your 501C3 non-profit certificate

 Gina McReynolds Foundation (501c3 Verificaiton) (1).pdf

Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

 Gina McReynolds Foundation (501c3 Verificaiton) (1).pdf

Name of the Event	TeamGina 5K
Date(s) of the Event	October 18, 2025
Hours of the Event	5 AM - 10 AM (Race starts at 7:30 AM)
Location of the Event	Amphitheater
Does the location of the event take place on Public or Private Property?	Yes
Anticipated attendance:	200
Briefly describe the event and all activities that will occur during the event:	Like the previous 6 years, 5K around the lake
Event Category	• Organized Run/Walk
Are there flyers or advertisements for this event?	Yes
Additional Event Information	Teamgina.org/race
Will there be admission fees to your event?	Yes

Will you be serving alcohol?	No
Is your event open to the public?	Yes
Does your event include food concession?	No
Do you intend to have food trucks at your event?	No
Will there be merchandising vending at your event?	No
Will they need electric?	Yes

Additional fees apply for electric use.

Will you be hiring a private security company for the event?	No
Do you require overnight security?	No
Are there musical entertainment features related to your event?	No
Will amplified sound be used during the event?	Yes
Will any streets be closed or will the flow of traffic be affected by the event?	No
Does your event include the use of tents?	Yes

Please indicate tent location & size on layout. Permits and ground locates may be required.

What size of tents? 4x4 pop up tents

Will inflatables be used at your event?	Yes
Will your event include any fireworks or pyrotechnics?	No

Layout map for event

 Race Map.docx

Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date 10/17/2025

Start Time 4:00 PM (EST)

End Time 7:00 PM (EST)

Event Dates

Date 10/18/2025

Start Time 5:00 AM (EST)

End Time 10:00 AM (EST)

Take Down/Load Out

Date 10/18/2025

Start Time 10:00 PM (EST)

End Time 11:00 PM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant Tara Barrett for The Gina McReynolds Foundation

Title of Applicant Race Director

Date Submitted 01/24/2025

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.

- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than **thirty (30) business days prior to the event.**

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled!

Please provide a copy of your certificate of insurance.



TeamGina COI.pdf

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance **(including all extensions to the insurance certificate—to also include a copy of the complete insurance policy)** on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.
- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of

Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.

- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant Tara Barrett on behalf of The Gina McReynolds Foundation

Title of Applicant Race Director

Sponsoring Organization Name The Gina McReynolds Foundation



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

05/11/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER CF Insurance Services, Inc. DBA DeClue Brothers Insurance 218 S Lake Ave Apopka FL 32703		CONTACT NAME: Jonathan DeClue PHONE (A/C, No, Ext): 407-884-7843 E-MAIL: jond@ins4fl.com ADDRESS: INSURER(S) AFFORDING COVERAGE INSURER A: Mount Vernon Fire Insurance Company INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:		FAX (A/C, No): 407-884-6014 NAIC # MtVern
INSURED Gina McReynolds Foundation Inc 2078 Apopka Blvd Apopka FL 32703				

COVERAGES**CERTIFICATE NUMBER:** 20230511165758738**REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:	Y	Y	NBP2556456	04/18/2023	04/18/2024	EACH OCCURRENCE \$ 1,000,000
	DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000						
	MED EXP (Any one person) \$ 5,000						
	PERSONAL & ADV INJURY \$ NA						
							GENERAL AGGREGATE \$ 2,000,000
							PRODUCTS - COMP/OP AGG \$ NA
							\$
	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ HIRED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$
							BODILY INJURY (Per person) \$
							BODILY INJURY (Per accident) \$
							PROPERTY DAMAGE (Per accident) \$
							\$
	UMBRELLA LIAB ☐ EXCESS LIAB ☐ DED ☐ RETENTION \$						EACH OCCURRENCE \$
							AGGREGATE \$
							\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☐	N/A				PER STATUTE E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER**CANCELLATION**

City of Apopka
120 E Main St
Apopka FL 32703

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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INTERNAL REVENUE SERVICE
P. O. BOX 2508
CINCINNATI, OH 45201

DEPARTMENT OF THE TREASURY

Date:

MAY 27 2014

GINA MCREYNOLDS FOUNDATION INC
C/O SHIVON PATEL
7025 CR46A STE 1071 PMB 353
LAKE MARY, FL 32746

Employer Identification Number:

45-4415436

DLN:

17053324402013

Contact Person:

CUSTOMER SERVICE

ID# 31954

Contact Telephone Number:

(877) 829-5500

Accounting Period Ending:

December 31

Public Charity Status:

170(b)(1)(A)(vi)

Form 990 Required:

Yes

Effective Date of Exemption:

January 30, 2012

Contribution Deductibility:

Yes

Addendum Applies:

No

Dear Applicant:

We are pleased to inform you that upon review of your application for tax exempt status we have determined that you are exempt from Federal income tax under section 501(c)(3) of the Internal Revenue Code. Contributions to you are deductible under section 170 of the Code. You are also qualified to receive tax deductible bequests, devises, transfers or gifts under section 2055, 2106 or 2522 of the Code. Because this letter could help resolve any questions regarding your exempt status, you should keep it in your permanent records.

Organizations exempt under section 501(c)(3) of the Code are further classified as either public charities or private foundations. We determined that you are a public charity under the Code section(s) listed in the heading of this letter.

Please see enclosed Publication 4221-PC, Compliance Guide for 501(c)(3) Public Charities, for some helpful information about your responsibilities as an exempt organization.

Letter 947

GINA MCREYNOLDS FOUNDATION INC

We have sent a copy of this letter to your representative as indicated in your power of attorney.

Sincerely,

Director, Exempt Organizations

Enclosure: Publication 4221-PC

Letter 947





DRC:

AMP

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator

events@apopka.net

407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

Deuterman Productions

Name of Applicant	Robert Deuterman
Mailing Address	9274 150th Ct N
City	Jupiter
State	FL
Zip Code	33478
Cell Phone	3215085141
Email	deuterman@ineffablemusic.com
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	No
State of Florida Tax ID Number	475191717
Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.	 Deuterman_Productions_ReSale_cert.pdf
Name of the Event	<u>Reggae & Country Concert - Artists TBA in May</u>
Date(s) of the Event	Saturday Oct. 25th 2025
Hours of the Event	5p-10p
Location of the Event	Apopka Amphitheater - 3710 Jason Dwelley Pkwy Apopka, FL 32712
Does the location of the event take place on Public or Private Property?	Yes
Anticipated attendance:	8000
Briefly describe the event and all activities that will occur during the event:	Reggae and Country concert with vendors and Food and Drinks
Event Category	• Concert Performance
Are there flyers or advertisements for this event?	Yes
Will there be admission fees to your event?	Yes
Will you be serving alcohol?	Yes
Copy of your liquor license & insurance	 Liq_Lic_25.pdf

If yes for serving alcohol, a copy of your liquor license & insurance is required.

City Council approval is also required.

Is your event open to the public?	Yes
Does your event include food concession?	Yes
Do you intend to have food trucks at your event?	No
Will there be merchandising vending at your event?	Yes
How many vendors?	2
Will they need electric?	Yes

Additional fees apply for electric use.

Will you be hiring a private security company for the event?	Yes
Name of Security Company:	Metropolitan Asset Security of Florida
Do you require overnight security?	Yes
Are there musical entertainment features related to your event?	Yes

Please attach a list of all stage performance schedules.

Please attach a list of all stage performance schedules.



_set_times.pdf

Will amplified sound be used during the event?	Yes
Will any streets be closed or will the flow of traffic be affected by the event?	No
Does your event include the use of tents?	Yes

Please indicate tent location & size on layout. Permits and ground locates may be required.

What size of tents?	10x10, 10x20
Will inflatables be used at your event?	No
Will your event include any fireworks or pyrotechnics?	No

Layout map for event



Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date	10/24/2025
Start Time	8:00 AM (EST)
End Time	8:00 PM (EST)

Event Dates

Date	10/25/2025
Start Time	5:00 PM (EST)
End Time	10:00 PM (EST)

Take Down/Load Out

Date	10/25/2025
Start Time	10:00 PM (EST)
End Time	3:00 AM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant Robert Deuterman

Title of Applicant Owner

Date Submitted 02/06/2025

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.
- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than thirty (30) business days prior to the event.

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled!

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance (**including all extensions to the insurance certificate—to also include a copy of the complete insurance policy**) on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.
- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.
- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant	Robert Deuterman
Title of Applicant	Owner
Sponsoring Organization Name	Deuterman Productions



2025 Florida Annual Resale Certificate for Sales Tax

DR-13
R. 10/24

This Certificate Expires on December 31, 2025

Business Name and Location Address

Certificate Number

ROBERT G. DEUTERMAN
DEUTERMANPRODUCTIONS.COM.LLC
9274 150TH CT N
JUPITER, FL 33478-6974

60-8018921016-2

By extending this certificate or the certificate number to a selling dealer to make eligible purchases of taxable property or services exempt from sales tax and discretionary sales surtax, the person or business named above certifies that the taxable property or services purchased or rented will be resold or re-rented for one or more of the following purposes:

- Resale as tangible personal property
- Re-rental as tangible personal property
- Resale of services
- Re-rental as commercial real property
- Incorporation into tangible personal property being repaired
- Re-rental as transient rental property
- Incorporation as a material, ingredient, or component part of tangible personal property that is being produced for sale by manufacturing, compounding, or processing

Your *Florida Annual Resale Certificate for Sales Tax* (Annual Resale Certificate) allows you or your representatives to buy or rent property or services tax exempt when the property or service is resold or re-rented. You **may not** use your Annual Resale Certificate to make tax-exempt purchases or rentals of property or services that will be used by your business or for personal purposes. Florida law provides for criminal and civil penalties for fraudulent use of an Annual Resale Certificate.

As a seller, you must document each tax-exempt sale for resale using one of three methods. You can use a different method each time you make a tax-exempt sale for resale.

1. Obtain a copy (paper or electronic) of your customer's current Annual Resale Certificate.
2. For each sale, obtain a transaction authorization number using your customer's Annual Resale Certificate number.
3. Each calendar year, obtain annual vendor authorization numbers for your regular customers using their Annual Resale Certificate numbers.

Online: Visit floridarevenue.com/taxes/certificates

Phone: 877-357-3725 and enter your customer's Annual Resale Certificate number

Mobile App: Available for iPhone, iPad, and Android devices



Ron DeSantis, Governor

Melanie S. Griffin, Secretary



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

DIV OF ALCOHOLIC BEVERAGES & TOBACCO

THE RETAILER OF ALCOHOLIC BEVERAGES HEREIN IS LICENSED UNDER THE
PROVISIONS OF CHAPTER 565, FLORIDA STATUTES

SERIES: 4COP DUAL LICENSE

WR BAR ENTERPRISE INC

WHISKEY ROW
7777 N WICKHAM RD
18
MELBOURNE FL 32940

LICENSE NUMBER: BEV1500080

EXPIRATION DATE: MARCH 31, 2025

Always verify licenses online at [MyFloridaLicense.com](https://myfloridalicense.com)

ISSUED: 03/19/2024

Do not alter this document in any form.

This is your license. It is unlawful for anyone other than the licensee to use this document.





APOPKA AMPHITHEATER, APOPKA, FLORIDA



DRC:

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator
events@apopka.net
407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

RL3 Foundation

Name of Applicant	Tatyana McCall Wimberly
Mailing Address	1170 Tree Swallow Dr. #125
City	Winter Springs
State	FL
Zip Code	32708
Cell Phone	3218314779
Email	RL3FOUNDATION@GMAIL.COM
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	Yes
State of Florida Tax ID Number	85-8019272219C-8

A copy of your 501C3 non-profit certificate is required for non-profit status. Otherwise taxes will be charged.

Please attach a copy of your 501C3 non-profit certificate



2023 IRS Final Letter_93-3494665_RL3FOUNDATION_09192023_00.pdf

Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.



2024 City of Apopka Business Tax Receipt.pdf



2025 MDE Orange County Tax Receipt.pdf

Name of the Event	Motivation Weekend (three events in one)
Date(s) of the Event	May 31 - June 1, 2025
Hours of the Event	8AM-3PM and 11AM-5PM
Location of the Event	Field of Fame Football Fields and Apopka Amphitheater
Does the location of the event take place on Public or Private Property?	Yes
Anticipated attendance:	600

Briefly describe the event and all activities that will occur during the event:

This is three events in one. Ray Ray's Kids Camp (youth non-contact football camp for elementary and middle school ages). Ballin' Out High School 7v7 Football Tournament. Music Fest featuring local musical talent and DJ. The camp and the tournament will run concurrently on May 31st, and the music fest will be during the day in the afternoon on June 1st. All events will be family friendly. Alcohol will NOT be available to or sold by vendors or general attendees. However, there will be a VIP Tent at the Music Fest that will accommodate a flow of approximately 20-25 people who will be corporate sponsors and VIP guests. To accommodate that higher end stakeholder, we MAY possibly consider an adult beverage sponsor this year if we are approached. IF that occurs, the adult beverage sponsor would be the sponsor of the VIP tent, and their product would ONLY be distributed in that tent to those 20-25 VIP guests designated by VIP wristbands. There are no such sponsors registered at this time. However, we did include this on our liability insurance to have coverage just in case, and therefore I

wanted to mention it on this application as well. But in general, we will NOT be having alcohol.

Event Category • Other

Please specify Football Camp & Tournament and Music Festival

Are there flyers or advertisements for this event?

Yes

Attach Flyer or Advertisement 1



Additional Event Information

Additional flyers for each event are being designed. There is a fourth event on May 30, 2025 (the CTE Brain Ball). However, that event is NOT being held at any City of Apopka venues and therefore is NOT included in this application but will possibly be referenced on a future comprehensive flyer in combination with these events to promote the whole weekend of events.

Will there be admission fees to your event?

Yes

Will you be serving alcohol?

No

Is your event open to the public?

Yes

Does your event include food concession?

Yes

Do you intend to have food trucks at your event?

Yes

How many? 5

Will there be merchandising vending at your event?

Yes

How many vendors? 20

Will they need electric?

No

Will you be hiring a private security company for the event?

Yes

Name of Security Company: Xpress Guards

Do you require overnight security?

No

Are there musical entertainment features related to your event?

Yes

Please attach a list of all stage performance schedules.

Please attach a list of all stage performance schedules.

 2025 Music Fest ROS.pdf

Will amplified sound be used during the event?

Yes

Will any streets be closed or will the flow of traffic be affected by the event?

No

Does your event include the use of tents?

Yes

Please indicate tent location & size on layout. Permits and ground locates may be required.

What size of tents?

TBD

Will inflatables be used at your event?

Yes

Will your event include any fireworks or pyrotechnics?

No

Layout map for event

 RL3 Motivation Weekend Music Festival Layout.pdf

Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date 05/31/2025

Start Time 6:00 AM (EDT)

End Time 3:00 PM (EDT)

Event Dates

Date 06/01/2025

Start Time 7:00 AM (EDT)

End Time 5:00 PM (EDT)

Take Down/Load Out

Date 06/01/2025

Start Time 5:00 PM (EDT)

End Time

7:00 PM (EDT)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant Tatyana McCall Wimberly

Title of Applicant Co-Founder / President

Date Submitted 10/30/2024

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.
- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than thirty (30) business days prior to the event.

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled!

Please provide a copy of your certificate of insurance.



Certificate of Insurance_Music Fest.pdf



Certificate of Insurance_Football Events.pdf

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance **(including all extensions to the insurance certificate—to also include a copy of the complete insurance policy)** on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.
- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.
- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant Tatyana McCall Wimberly

Title of Applicant Co-Founder / President

Sponsoring Organization Name RL3 Foundation



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

10/29/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Foresite Sports, Inc. DBA: Eventsured 3553 West Chester Pike #418 Newtown Square, PA 19073	CONTACT NAME: Eventsured Customer Service PHONE (A/C, No, Ext): 888-882-5902 E-MAIL ADDRESS: info@eventsured.com FAX (A/C, No): INSURER(S) AFFORDING COVERAGE INSURER A: Houston Casualty Company INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	NAIC # 42374
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COVERAGES **CERTIFICATE NUMBER:** TM390949 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY ☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR ☒ Host Liquor Liability GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC	Y	Y	H23SE00155/TM390949	06/01/2025 12:01AM	06/02/2025 2:01AM	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 1,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000 DEDUCTIBLE \$ 0
	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ ALL OWNED AUTOS ☐ HIRED AUTOS ☐ SCHEDULED AUTOS ☐ NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB EXCESS LIAB DED ☐ RETENTION \$ ☐						EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory In NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☐	N/A				WC STATUTORY LIMITS E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)

Additional Insureds must be venue managers or municipalities and are added with respect to our insureds operations only. Waiver of Subrogation (WOS) and Primary & Non-Contributory (PNC) wording applies only when coverage is purchased by the insured, required by written contract and as indicated below. This coverage is with respect to the Festival to be held on 06/01/2025 - 06/01/2025 with 500 attendees at City of Apopka 120 E Main St Apopka, FL 32703. Additional Insureds include: City of Apopka 120 E Main St Apopka, FL 32703; Apopka Amphitheater (WOS & PNC selected).

CERTIFICATE HOLDER**CANCELLATION**

City of Apopka 120 E Main St Apopka FL, 32703	SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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Department of the Treasury
Internal Revenue Service
Tax Exempt and Government Entities
P.O. Box 2508
Cincinnati, OH 45201

RL3 FOUNDATION
1170 TREE SWALLOW DR - NUM 125
WINTER SPRINGS, FL 32708

Date:
09/29/2023
Employer ID number:
93-3494665
Person to contact:
Name: Customer Service
ID number: 31954
Telephone: 877-829-5500
Accounting period ending:
December 31
Public charity status:
170(b)(1)(A)(vi)
Form 990 / 990-EZ / 990-N required:
Yes
Effective date of exemption:
September 19, 2023
Contribution deductibility:
Yes
Addendum applies:
No
DLN:
26053664005043

Dear Applicant:

We're pleased to tell you we determined you're exempt from federal income tax under Internal Revenue Code (IRC) Section 501(c)(3). Donors can deduct contributions they make to you under IRC Section 170. You're also qualified to receive tax deductible bequests, devises, transfers or gifts under Section 2055, 2106, or 2522. This letter could help resolve questions on your exempt status. Please keep it for your records.

Organizations exempt under IRC Section 501(c)(3) are further classified as either public charities or private foundations. We determined you're a public charity under the IRC Section listed at the top of this letter.

If we indicated at the top of this letter that you're required to file Form 990/990-EZ/990-N, our records show you're required to file an annual information return (Form 990 or Form 990-EZ) or electronic notice (Form 990-N, the e-Postcard). If you don't file a required return or notice for three consecutive years, your exempt status will be automatically revoked.

If we indicated at the top of this letter that an addendum applies, the enclosed addendum is an integral part of this letter.

For important information about your responsibilities as a tax-exempt organization, go to www.irs.gov/charities. Enter "4221-PC" in the search bar to view Publication 4221-PC, Compliance Guide for 501(c)(3) Public Charities, which describes your recordkeeping, reporting, and disclosure requirements.

Sincerely,

Stephen A. Martin

Stephen A. Martin
Director, Exempt Organizations
Rulings and Agreements

CITY OF APOPKA

120 E Main Street

Apopka, FL 32703

Phone: 407-703-1719, Website: www.Apopka.gov/BTR

Local Business Tax Receipt

BTR ID: BTR-6668

Effective Date: October 1, 2024

BTR Type(s): (08C7) Consulting agency/consultant

Issued Date: October 16, 2024

Expiration Date: September 30, 2025

Business Name: McCall Diversified Enterprises, LLC

Business Location: 2573 Tree Meadow Loop APOPKA, FL 32712

Business Registration Number(s): L12000115728

Planning and Zoning Conditions:

Notes:

This receipt Indicates payment of the business tax as required by Chapter 66 of the City Code. This receipt does not Indicate verification of zoning compliance or actual operation of the stated business at this address.

NON-TRANSFERABLE

TO BE PLACED IN A CONSPICUOUS PLACE



For Online
Access

3110 CONSULTING 2024 \$30.00 EXPIRES 9/30/2025 3110-1153301
1 EMPLOYEE

TOTAL TAX \$30.00
PREVIOUSLY PAID \$30.00
TOTAL DUE \$0.00

MCCALL TATYANA RENEE

MCCALL DIVERSIFIED ENTERPRISES LLC
MCCALL TATYANA RENEE
2573 TREE MEADOW LOOP
APOPKA FL 32712

2573 TREE MEADOW LOOP (MOBILE)
U - APOPKA, 32712

PAID: \$30.00 0098-01187128 9/20/2024

x Collector Scott Randolph**Local Business Tax Receipt****Orange County, Florida**

Local Business Tax Receipt is in addition to and not in lieu of any other tax required by law or municipal ordinance. Businesses are subject to regulation of zoning, health and other lawful authorities. This receipt is valid from October 1 through September 30 of receipt year. Delinquent penalty is added October 1.

3110 CONSULTING 2024 \$30.00 EXPIRES 9/30/2025 3110-1153301
1 EMPLOYEE

TOTAL TAX \$30.00
PREVIOUSLY PAID \$30.00
TOTAL DUE \$0.00

2573 TREE MEADOW LOOP (MOBILE)
U - APOPKA, 32712

PAID: \$30.00 0098-01187128 9/20/2024



MCCALL TATYANA RENEE

MCCALL DIVERSIFIED ENTERPRISES LLC
MCCALL TATYANA RENEE
2573 TREE MEADOW LOOP
APOPKA FL 32712

This receipt is official when validated by the Tax Collector.

Orange County Code requires this local Business Tax Receipt to be displayed conspicuously at the place of business in public view. It is subject to inspection by all duly authorized officers of the County.



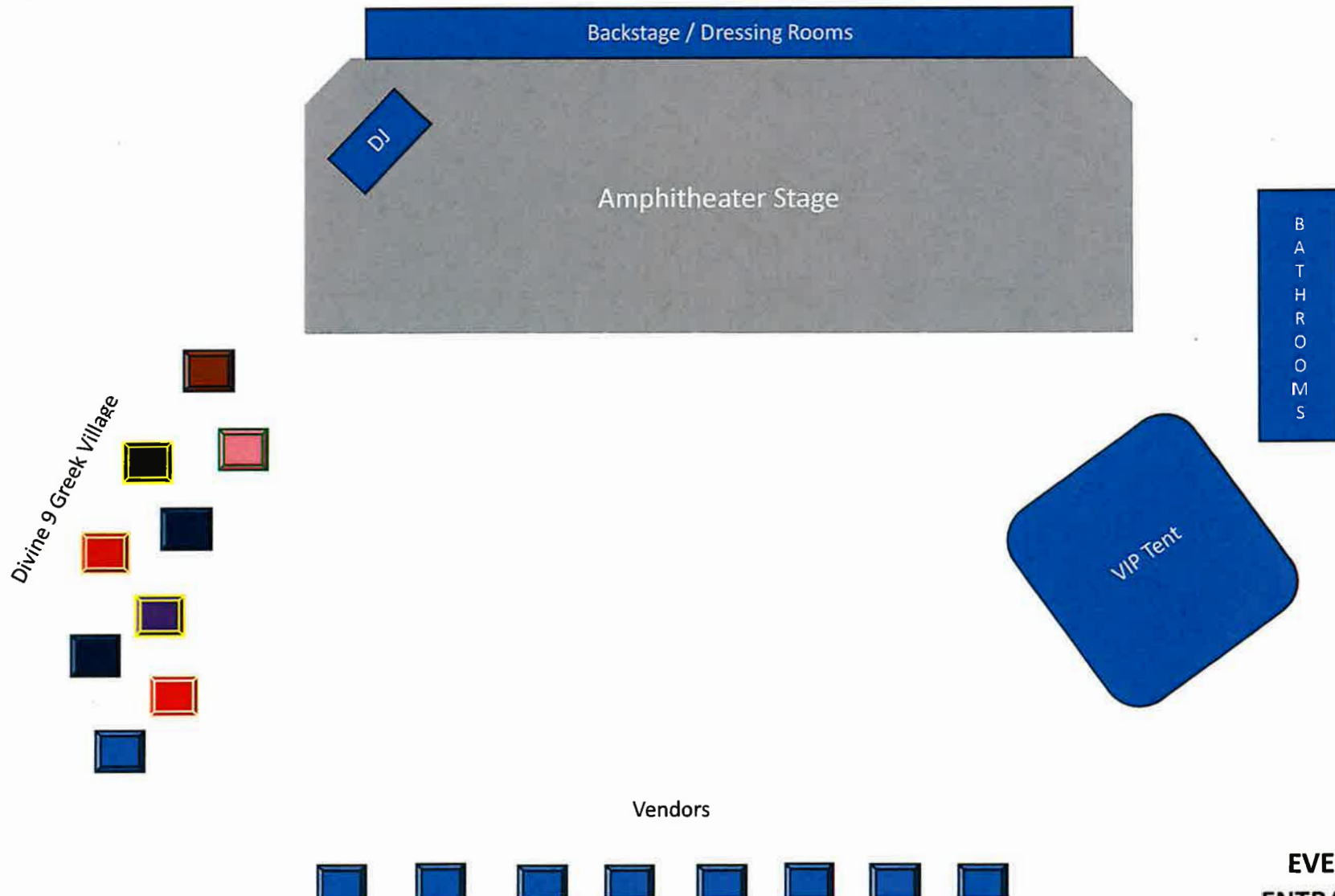
2025 Motivation Weekend - Music Fest: Run of Show (ROS)

Action	Start Time	End Time	Duration	Lead
Amphitheatre Set up for Music Fest	7:00AM	10:30AM	3 hrs	Sylvia / Angel
Music Fest Artist Sound Check @ Amphitheater	10:00AM	11:00AM	1hr	Sylvia / Angel
Music Fest VIP Tent Set up	9:00AM	11:00AM	2hrs	Sylvia / Brandy
Music Fest Vendor Set up	9:00AM	11:00AM	2hrs	Portia / Shenille
Music Festival doors open	11:00AM			Sylvia / Brandy
Music Festival Begins (MC kicks it off)	12:00PM	12:10PM	10 mins	Tye Hollywood / Tyesha Williams
DJ 305 / host set	12:10PM	12:25PM	15 mins	Tye Hollywood / Tyesha Williams
Performer # 1	12:25PM	12:33PM	8 mins	Artist (TBD)
PSA #1	12:33PM	12:35PM	2 mins	Event Sponsor/Partner (TBD)
DJ 305 / host set	12:35PM	12:43PM	8 mins	Tye Hollywood / Tyesha Williams
Performer #2	12:43PM	12:55PM	8 mins	Artist (TBD)
PSA #2	12:55PM	12:57PM	2 mins	Event Sponsor/Partner (TBD)
DJ 305 / host set	12:57PM	1:05PM	8 mins	Tye Hollywood / Tyesha Williams
Performer #3	1:05PM	1:13PM	8 mins	Artist (TBD)
PSA #3	1:13PM	1:15PM	2 mins	Event Sponsor/Partner (TBD)
PSA #4	1:15PM	1:17PM	2 mins	Event Sponsor/Partner (TBD)
DJ 305 Set / Hosts	1:17PM	1:25PM	8 mins	Tye Hollywood / Tyesha Williams
Performer #4	1:25PM	1:33PM	8 mins	Artist (TBD)
PSA #5	1:33PM	1:35PM	2 mins	Event Sponsor/Partner (TBD)
DJ 305 Set / Hosts	1:35PM	1:40PM	5 mins	Tye Hollywood / Tyesha Williams
Performer #5	1:40PM	1:48PM	8 mins	Artist (TBD)
DJ 305 Set / Hosts - Greek Village Divine 9 Shout Outs	1:48PM	2:03PM	15 mins	Tye Hollywood / Tyesha Williams
Performer # 6	2:03PM	2:13PM	10 mins	Artist (TBD)
Sponsor Announcement #1	2:13PM	2:15PM	2 mins	Event Sponsor/Partner (TBD)
DJ 305 Set / Host - Greek Village Divine 9 Shout Outs	2:15PM	2:20PM	5 mins	Tye Hollywood / Tyesha Williams
Performer #7 - Dj DHurt & Dj Meech	2:20PM	2:30PM	10 mins	Artist (TBD)
Sponsor Announcement #2	2:30PM	2:32PM	2 mins	Event Sponsor/Partner (TBD)
DJ Set / Hosts	2:32PM	2:40PM	8 mins	Tye Hollywood / Tyesha Williams
Performer #8	2:40PM	2:50PM	10 mins	Artist (TBD)
DJ Set / Hosts - Vendor LAST CALL	2:50PM	3:00PM	10 mins	Tye Hollywood / Tyesha Williams
Ayzha nyree #9	3:00PM	3:12PM	12 mins	Artist (TBD)
DJ Set / Hosts	3:12PM	3:20PM	8 mins	Tye Hollywood / Tyesha Williams
Performer #10	3:20PM	3:45PM	25 mins	Artist (TBD)
Performer #11 (National Recording Artist - Finale)	4:00PM	4:45 PM	45 mins	Artist (TBD)
RL3 Closing Remarks	4:45PM	5:00PM	15 mins	Ray Lewis & Tatyana McCall
Breakdown / Clean up Music Fest	4:00PM	6:00PM	2 hrs	All Volunteers / Neat Squad Cleaning Svr.



RL3 Foundation Motivation Weekend Music Festival Layout

Service Road via **GATE 5** for VIP / Talent Entrance





Save
the

RL3
"LET'S MAKE TODAY GREAT"
FOUNDATION

Date

**2ND ANNUAL
RAY LEWIS III (RL3)
"MOTIVATION WEEKEND"**

FRIDAY, MAY 30 - SUNDAY, JUNE 1, 2025

ORLANDO, FLORIDA

More information coming soon - visit www.RL3Foundation.com



City of Apopka Special Events Application

02/24/2025 12:09 PM (EST)

Amp

DRC: 3/5

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator
events@apopka.net
 407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also must submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

Simply Clean

Name of Applicant	Nickoli Chin
Mailing Address	411 Shady Banks Rd
City	Altamonte Springs
State	FL
Zip Code	32714
Cell Phone	4073106549
Email	info@simplycleanevents.com
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	No
State of Florida Tax ID Number	27-2783075
Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.	 BTR Certificate (Single)_11-09-2024_10-11-02.pdf
Name of the Event	SC Invitational Car Show
Date(s) of the Event	May 10 2025
Hours of the Event	8
Location of the Event	Apopka Amphitheater
Does the location of the event take place on Public or Private Property?	Yes
Anticipated attendance:	3000
Briefly describe the event and all activities that will occur during the event:	Hand selected show displaying 150 - 200 modified cars strategically parked in the grass surroundings of Apopka Amphitheater. Hand selected vendors from the automotive community showcasing products and merchandise. Hand selected food vendors from Apopka and Central Florida providing food options for purchase. Dj providing music during the event for everyone to enjoy. We just want to create a day for automotive enthusiasts to celebrate and enjoy looking at modified cars.
Event Category	• Other
Please specify	Car Show
Are there flyers or advertisements for this event?	No
Additional Event Information	No flyer created yet until event is approved.
Will there be admission fees to your event?	Yes
Will you be serving alcohol?	No

Is your event open to the public?	Yes
Does your event include food concession?	No
Do you intend to have food trucks at your event?	Yes
How many? 10	
Will there be merchandising vending at your event?	Yes
How many vendors? 10	
Will they need electric?	No
Will you be hiring a private security company for the event?	No
Do you require overnight security?	No
Are there musical entertainment features related to your event?	No
Will amplified sound be used during the event?	Yes
Will any streets be closed or will the flow of traffic be affected by the event?	Yes
Please indicate the road names Flow of traffic might be affected due to cars turning into venue	
Does your event include the use of tents?	No
Will inflatables be used at your event?	No
Will your event include any fireworks or pyrotechnics?	No

Layout map for event



Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date 05/10/2025

Start Time	7:00 AM (EST)
End Time	12:00 PM (EST)

Event Dates

Date	05/10/2025
Start Time	12:00 PM (EST)
End Time	4:00 PM (EST)

Take Down/Load Out

Date	05/10/2025
Start Time	4:00 PM (EST)
End Time	7:00 PM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant	Nickoli Chin
Title of Applicant	Event Organizer
Date Submitted	02/24/2025

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

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- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to

riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.

- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant

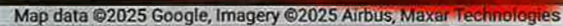
Nickoli Chin

Title of Applicant

Event Organizer

Sponsoring Organization Name

Simply Clean



CITY OF ALTAMONTE SPRINGS
225 NEWBURYPORT AVENUE
ALTAMONTE SPRINGS, FLORIDA 32701-3697
407-571-8116

SIMPLY CLEAN AUTOMOTIVE GROUP LLC
411 SHADY BANKS RD
ALTAMONTE SPRINGS, FL 32714-7525

DO NOT PAY - THIS IS NOT A BILL
Below Certificate must be displayed at Business Location



CITY OF ALTAMONTE SPRINGS
225 NEWBURYPORT AVENUE
ALTAMONTE SPRINGS, FLORIDA 32701-3697
407-571-8116

Fiscal Year
2024-2025

BUSINESS TAX RECEIPT

Business Number: 006958-2024

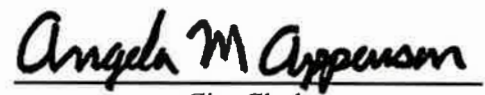
Expires: September 30, 2025

Business Name: SIMPLY CLEAN AUTOMOTIVE GROUP LLC

Business Address: 411 SHADY BANKS RD
ALTAMONTE SPRINGS, FL 32714

RECEIPT NO.	CLASS DESCRIPTION	FEE
BTR-022406-2025	Coordinator (Party, Events, ect.)	\$120.75
BTR-022406-2025	Seminole County – Unregulated	\$25.00
TOTAL BUSINESS TAX PAID:		\$145.75

Restrictions: Home Occupation Restrictions Apply
Home Occ.–Office Only
Other: EVENT COORDINATION ONLY - NO SELLING
MERCHANDISE


City Clerk

2024 FLORIDA LIMITED LIABILITY COMPANY ANNUAL REPORT

DOCUMENT# L10000059261

Entity Name: SIMPLY CLEAN AUTOMOTIVE GROUP, LLC

Current Principal Place of Business:

411 SHADY BANKS RD
ALTAMONTE SPRINGS, FL 32714

Current Mailing Address:

PO BOX 947591
MAITLAND, FL 32794 US

FEI Number: 27-2783075

Certificate of Status Desired: No

Name and Address of Current Registered Agent:

CHIN, NICKOLI
411 SHADY BANKS RD
ALTAMONTE SPRINGS, FL 32714 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

SIGNATURE: _____

Electronic Signature of Registered Agent

_____ Date

Authorized Person(s) Detail :

Title MGRM
Name CHIN, NICKOLI
Address 411 SHADY BANKS RD
City-State-Zip: ALTAMONTE SPRINGS FL 32714

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 605, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: NICKOLI CHIN

MGRM

02/26/2024

_____ Electronic Signature of Signing Authorized Person(s) Detail

_____ Date



DRC: 3/5

KLNP

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator
events@apopka.net
407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also must submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

N.A.O.M.I. KIDS INC

Name of Applicant	Nikki McGuire
Mailing Address	1773 Saddleback Ridge Road
City	Apopka
State	FL
Zip Code	32703
Cell Phone	4078835585
Email	nikki.mcguire@naomikids.com
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	Yes
State of Florida Tax ID Number	47-1739223

A copy of your 501C3 non-profit certificate is required for non-profit status. Otherwise taxes will be charged.

Please attach a copy of your 501C3 non-profit certificate

 501c3 Exempt 2029 NAOMI KIDS.pdf

Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

 2024-2025 City Business Tax Receipt.pdf

 2024-2025 City BTR Central Ave.pdf

Name of the Event	Movie In The Park
Date(s) of the Event	05/02/2025; 10/03/2025; 11/14/2025, 11/21/2025, 2026 to Infinity Every 2nd Friday in February, May, and November.
Hours of the Event	7PM - 10PM
Location of the Event	Kit Land Nelson Park
Does the location of the event take place on Public or Private Property?	Yes
Anticipated attendance:	100
Briefly describe the event and all activities that will occur during the event:	Attendees will bring blankets and/or chairs to enjoy a free movie on a projected screen. 10x10 tent with concession items. 1-2 Food Trucks
Event Category	• Other
Please specify	Outdoor Movie
Are there flyers or advertisements for this event?	No
Additional Event Information	Flyers will be generated after approval of this application.

Will there be admission fees to your event?	No
Will you be serving alcohol?	No
Is your event open to the public?	Yes
Does your event include food concession?	Yes
Do you intend to have food trucks at your event?	Yes

How many? 2

Will there be merchandising vending at your event?	No
Will they need electric?	Yes

Additional fees apply for electric use.

Will you be hiring a private security company for the event?	No
Do you require overnight security?	No
Are there musical entertainment features related to your event?	No
Will amplified sound be used during the event?	Yes
Will any streets be closed or will the flow of traffic be affected by the event?	No
Does your event include the use of tents?	Yes

Please indicate tent location & size on layout. Permits and ground locates may be required.

What size of tents? 10x10

Will inflatables be used at your event?	No
Will your event include any fireworks or pyrotechnics?	No

Layout map for event



Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date 05/02/2025
Start Time 6:30 PM (EST)
End Time 7:00 PM (EST)

Event Dates

Date 05/02/2025
Start Time 7:00 PM (EST)
End Time 9:30 PM (EST)

Take Down/Load Out

Date 05/02/2025
Start Time 9:30 PM (EST)
End Time 10:00 PM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant Nikki McGuire

Title of Applicant CEO

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.
- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than thirty (30) business days prior to the event.

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled!

Please provide a copy of your certificate of insurance.



City of Apopka COI 2024-2025.pdf

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance **(including all extensions to the insurance certificate—to also include a copy of the complete insurance policy)** on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such

amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.

- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.
- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

Signature of Applicant



Name of Applicant Nikki McGuire

Title of Applicant CEO

Sponsoring Organization Name N.A.O.M.I. KIDS INC



Consumer's Certificate of Exemption

Issued Pursuant to Chapter 212, Florida Statutes

DR-14
R. 01/18

85-8016553044C-1	09/29/2024	09/30/2029	501(C)(3) ORGANIZATION
Certificate Number	Effective Date	Expiration Date	Exemption Category

This certifies that

NAOMI KIDS INC
1773 SADDLEBACK RIDGE RD
APOPKA FL 32703-1535

is exempt from the payment of Florida sales and use tax on real property rented, transient rental property rented, tangible personal property purchased or rented, or services purchased.



Important Information for Exempt Organizations

DR-14
R. 01/18

1. You must provide all vendors and suppliers with an exemption certificate before making tax-exempt purchases. See Rule 12A-1.038, Florida Administrative Code (F.A.C.).
2. Your *Consumer's Certificate of Exemption* is to be used solely by your organization for your organization's customary nonprofit activities.
3. Purchases made by an individual on behalf of the organization are taxable, even if the individual will be reimbursed by the organization.
4. This exemption applies only to purchases your organization makes. The sale or lease to others of tangible personal property, sleeping accommodations, or other real property is taxable. Your organization must register, and collect and remit sales and use tax on such taxable transactions. Note: Churches are exempt from this requirement except when they are the lessor of real property (Rule 12A-1.070, F.A.C.).
5. It is a criminal offense to fraudulently present this certificate to evade the payment of sales tax. Under no circumstances should this certificate be used for the personal benefit of any individual. Violators will be liable for payment of the sales tax plus a penalty of 200% of the tax, and may be subject to conviction of a third-degree felony. Any violation will require the revocation of this certificate.
6. If you have questions about your exemption certificate, please call Taxpayer Services at 850-488-6800. The mailing address is PO Box 6480, Tallahassee, FL 32314-6480.

CITY OF APOPKA

120 E Main Street

Apopka, FL 32703

Phone: 407-703-1719, Website: www.Apopka.gov/BTR

Local Business Tax Receipt

BTR ID: BTR-5446

Effective Date: October 1, 2024

BTR Type(s):

(08D3) Daycare

(08B8) Business/Administrative Office

Issued Date:

August 13, 2024

Expiration Date:

September 30, 2025

Business Name:

N.A.O.M.I. KIDS, INC.

Business Location:

1773 Saddleback Ridge Rd APOPKA, FL 32703

Business Registration Number(s): N14000008092

Planning and Zoning Conditions:

Notes:

Exempt 501(c)(3)

This receipt indicates payment of the business tax as required by Chapter 66 of the City Code. This receipt does not indicate verification of zoning compliance or actual operation of the stated business at this address.

NON-TRANSFERABLE

TO BE PLACED IN A CONSPICUOUS PLACE



For Online
Access



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

02/11/25

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER SVF INSURANCE AGENCY, LLC 1205 N. PINE HILLS RD ORLANDO, FL 32808		CONTACT NAME: NICOLE FARQUHARSON PHONE (A/C, No, Ext): 407-447-2204 E-MAIL ADDRESS: NICOLE@SVFINS.COM; SERVICE@SVFINS.COM FAX (A/C, No): 866.630.1751	
INSURED N.A.O.M.I. KIDS INC 1773 SADDLEBACK RIDGE RD APOPKA, FL 32703		INSURER(S) AFFORDING COVERAGE INSURER A: UNITED STATES LIABILITY INS. CO. INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR ☒ PROFESSIONAL LIABILITY ☒ SEX ABUSE/MOLESTATION GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:	X		NPP1624628A	11/1/24	11/1/25	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000
	☐ AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ HIRED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	☐ UMBRELLA LIAB ☐ EXCESS LIAB DED RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☐ N/A					

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CITY OF APOPKA LISTED AS AN ADDITIONAL INSURED.

CERTIFICATE HOLDER**CANCELLATION**CITY OF APOPKA
120 E MAIN ST.
APOPKA, FL 32703

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

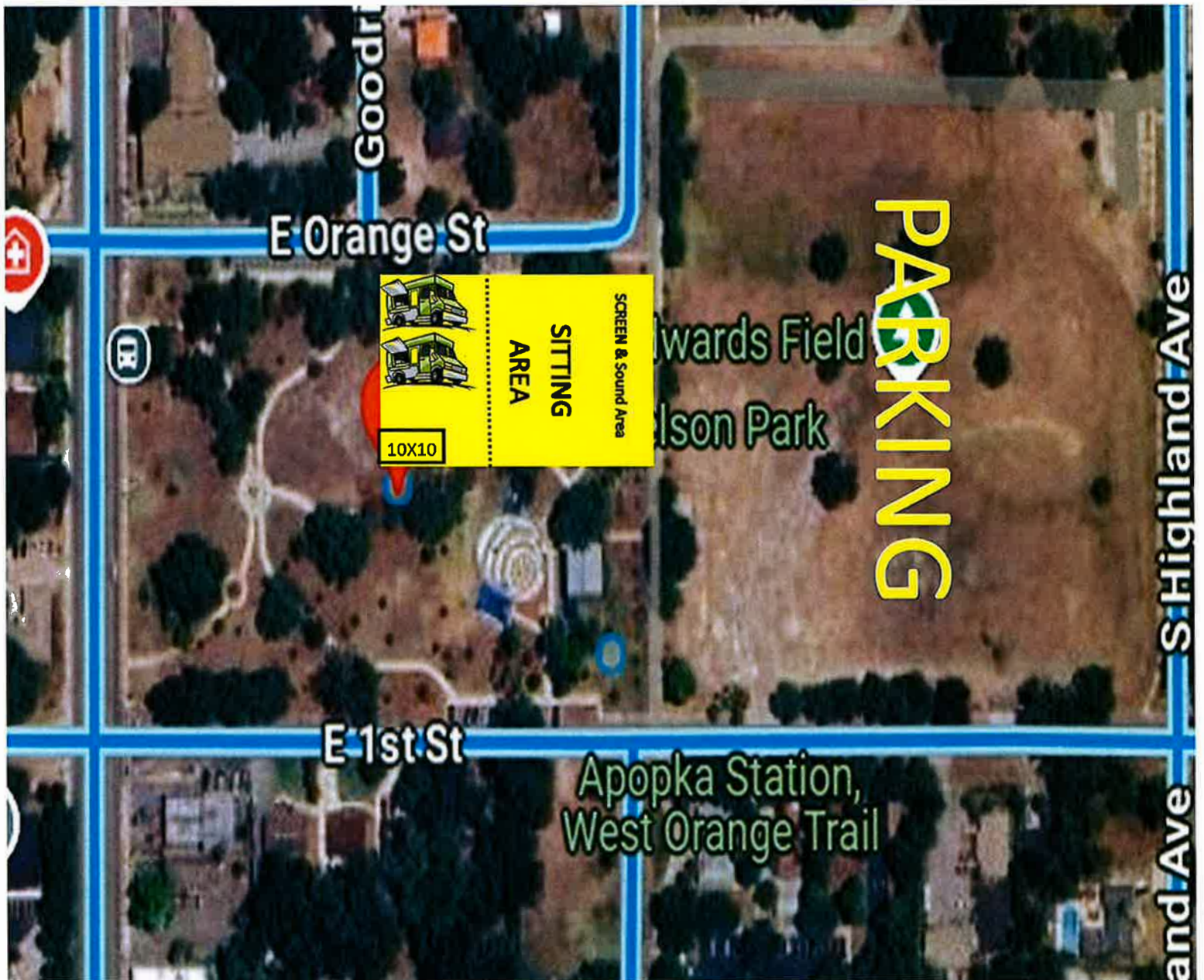
AUTHORIZED REPRESENTATIVE

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ACORD 25 (2016/03)

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ACORDs provided by Forms Boss. www.FormsBoss.com; (c) Impressive Publishing 800-208-1977





DRC: 3/5

5th Street

Special Event Permit Application

A completed Special Event Permit application is required for all events with the City of Apopka. All events will be reviewed by our Development Review Committee for approval. The City of Apopka has the exclusive right to permit or deny an individual or organization facility use.

Once we have the complete special event application we will schedule for review and approval. Please note this may take time, as we suggest that all applications submitted at least 60 to 90 days prior to the event.

Incomplete applications will not be reviewed. After approval, an estimation of fees forms for your event based on the application and the approval is applicable.

Lexi Lahendro – Events Coordinator
events@apopka.net
 407-703-1812

You must submit all required documents with your application.

Special Event Permit Application Checklist

Remember, we suggest that all applications submitted at least 60-90 days prior to the event.

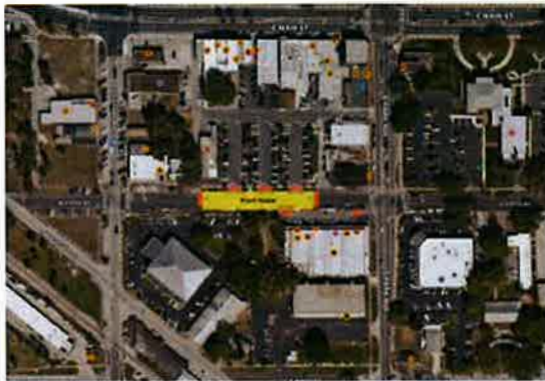
Please review this checklist and make sure you have the items requested below available during this application process.

- Completed Special Event Permit Application
- Event Description
- A non-refundable application fee of \$50.00 or completed application for waiver of permit fee is due when application is submitted. *Staff will contact you about this step.*
- A certificate of general liability insurance listing the "City of Apopka" as 'Additional Insured' must be submitted. Copy of the declaration sheet and endorsement page must be included. Additional insurance may be required, please see the event insurance requirements.
- A site plan (Map) or Parade/Race Route **MUST** be submitted with your application. Map must identify location of staging, tents, parking, barricades, vendors, and restrooms and must be to scale.
- Letter from the property owner granting permission for use of their property. (if on private property)
- If alcohol will be served at your event you must include the alcohol permit and insurance with the completed permit
- Copies of flyers and advertisements.
- Policies and protocols in regards to CDC Guidelines/COVID-19 & social distancing
- All renters and vendors must have a listing with the Florida Department of State Division of Corporations. Visit www.sunbiz.org for more information about the process of registering a business.
- All businesses must also must submit a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.

Applicant must be present for duration of event.

Organization Name

City of Apopka

Name of Applicant	Carolyn Ray		
Mailing Address	3710 Jason Dwelley Parkway		
City	Apopka		
State	FL		
Zip Code	32712		
Cell Phone	4077031809		
Email	cray@apopka.net		
Is your organization a Non – Profit (501C3) OR Tax Exempt Organization?	No		
State of Florida Tax ID Number	NA		
Please attach a copy of your Business Tax Receipt for the municipality/county that your business/organization is registered in.			
Name of the Event	Jalen Carter Super Bowl Celebration		
Date(s) of the Event	March 8th, 2025		
Hours of the Event	5-8pm		
Location of the Event	5th Street		
Does the location of the event take place on Public or Private Property?	Yes		
Anticipated attendance:	500		
Briefly describe the event and all activities that will occur during the event:	Celebration for Jalen Carter's Super bowl win. Street pep rally with bands and will be given a key to the City.		
Event Category	Street Festival		
Are there flyers or advertisements for this event?	No		
Additional Event Information	We will have the stage set up, APK HS pep band.		
Will there be admission fees to your event?	No		

Will you be serving alcohol?	No
Is your event open to the public?	Yes
Does your event include food concession?	No
Do you intend to have food trucks at your event?	No
Will there be merchandising vending at your event?	No
Will they need electric?	No
Will you be hiring a private security company for the event?	No
Do you require overnight security?	No
Are there musical entertainment features related to your event?	Yes

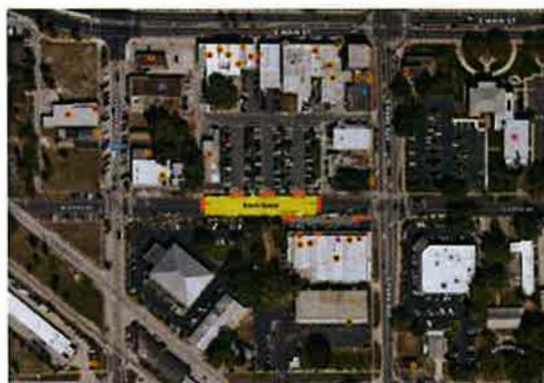
Please attach a list of all stage performance schedules.

Will amplified sound be used during the event?	Yes
Will any streets be closed or will the flow of traffic be affected by the event?	Yes

Please indicate the road names 5th Street
From the entrance of the 5th street parking lot to the entrance of the Community Center lot. There will be access to the parking lot thru the first stall and also access to the VFW/Community Center parking lot.

Does your event include the use of tents?	No
Will inflatables be used at your event?	No
Will your event include any fireworks or pyrotechnics?	No

Layout map for event



Date/Time (on site load in and load out)

For events that are held on City Property, set up days and load out days may require additional fees.

Setup/Load In

Date	03/08/2025
Start Time	3:00 PM (EST)
End Time	5:00 PM (EST)

Event Dates

Date	03/08/2025
Start Time	5:00 PM (EST)
End Time	8:00 PM (EST)

Take Down/Load Out

Date	03/08/2025
Start Time	8:00 PM (EST)
End Time	10:00 PM (EST)

I, Being the Applicant/Event Organizer, have read and understand the guidelines contained within the City of Apopka's Special Event Permit Application and agree to conduct my event in accordance. I further understand that failure to abide by these guidelines may result in the denial or forfeiture of my Special Event Permit.

The City of Apopka is not responsible for lost, stolen or damaged items.

I acknowledge that the information contained in this application is true, correct, and complete to the best of my knowledge.

Applicant Signature



Name of Applicant	Carolyn Ray
Title of Applicant	Event Manager
Date Submitted	02/26/2025

The Applicant/Event Organizer shall maintain at all times throughout the duration of the event, a current insurance policy naming the City of Apopka as an additional insured providing coverage for all approved event activities and

must be active on the date(s) of the event, including the set-up and break-down period. Failure to provide proof of adequate coverage will result in the denial of the special event permit or cancellation of the event. The City may require subcontractors acting on behalf of the Applicant/Event Organizer to provide proof of insurance or other related documents depending on the scope or location of the event.

- Comprehensive listing of all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers must be submitted no later than forty-five (45) business days prior to the event.
- All certificates of insurance, required extensions to said insurance certificates, copies of insurance policies and insurance agreements must be submitted no later than thirty (30) business days prior to the event.

If insurance requirements are not met at least twenty (20) business days prior to the date of the event, your event will be cancelled

The City of Apopka defines an Applicant/Event Organizer as any individual or organization that is responsible for all aspects of an event to include advertising, marketing, talent costs, insurance, hold harmless agreement contracts, along with all the revenues and expenses for the event. The Applicant/Event Organizer agrees to conduct this event in accordance with the City of Apopka Code of Ordinances (Chapters 46 and 62).

REQUIREMENTS

- Applicant/Event Organizer recognizes the City's authority to halt the operation of the above listed event due to inclement weather or any other safety concern that may arise.
- The City is not responsible or liable for any damage, loss or theft to any vendor or event participant.
- Applicant/Event Organizer agrees that the City may use photographic images and video taken at the event in promotions and publications. These images may be used online or provided to media outlets and/or used in social media applications.

INSURANCE

Before activity setup, or any other site activity begins, Applicant/Event Organizer must have a Certificate of Liability Insurance **(including all extensions to the insurance certificate—to also include a copy of the complete insurance policy)** on file with the City's Risk Management Division. The cost of such insurance shall be the responsibility of the Applicant/Event Organizer and must meet ALL requirements as directed by the City of Apopka. The City reserves the right to increase coverage as determined for higher risk events or activities. This insurance policy must remain in effect throughout the entire duration of the property use beginning with load-in and ending at the conclusion of load-out.

- Applicant/Event Organizer shall, at its sole cost and expense, procure and maintain throughout the term of this agreement, Commercial General Liability and Workers' Compensation insurance, including Employer Liability insurance, with minimum policy limits of \$1,000,000 Combined Single Limits, or to the extent and in such amounts as required and authorized by Florida Law. If such GL insurance contains a general aggregate limit, it shall apply separately to this event in the amount of \$2,000,000. Products and completed operations aggregate shall be \$1,000,000. Damage to rented premises shall be included at \$100,000. The event Applicant/Event Organizer and their representatives who wish to drive on City property to set up or tear down for events, and/or Food Trucks and/or any vehicle that functions as the workplace or is used to perform contracted work must provide an Automobile Liability insurance policy in the minimum amount of \$300,000 Combined Single Limit. If alcohol is being served, the Applicant/Event Organizer shall provide evidence of coverage for liquor liability in the minimum amount of \$1,000,000. The insurance policy must not exclude Personal Injury/Advertising Injury, Medical, volunteer coverage or spectator liability.

- All insurance policies shall: 1) provide that the insurance carrier shall not cancel, terminate or otherwise modify the terms and conditions of said policies except upon thirty days written notice to the City's contract administrator; 2) be evidenced by an endorsed Certificate of Insurance generated and executed by a licensed insurance broker, brokerage, or similar licensed insurance professional evidencing such coverage, and naming the City of Apopka as a named additional insured, as well as furnishing the City with a certified copy, or copies, of said insurance policies; and 3) be approved as to form and sufficiency by the City's contract administrator. The original insurance certificate(s) and all extensions to the insurance certificate(s) should be sent to: City of Apopka, Risk Management, 120 East Main Street, Apopka, FL 32703 or e-mailed to riskmanagement@apopka.net. All insurance coverage shall be written with a company having an A.M. Best Rating of at least the "A" category and size category of VIII.
- Applicant/Event Organizer is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by the Applicant/Event Organizer as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and the Applicant/Event Organizer agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self-insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by the Applicant/Event Organizer as required herein.
- Applicant/Event Organizer shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, and entertainers, maintain insurance meeting all of the requirements stated herein. Furthermore, the insurance policy held by the Applicant/Event Organizer shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Applicant/Event Organizer by a subcontractor. The Certificate of Insurance submitted by the Applicant/Event Organizer must clearly state that all such subcontractors are "Named Insureds".

Nothing herein shall be construed to extend the City of Apopka's liability beyond that provided in section 768.28, Florida Statutes.

By signing below, I acknowledge that I have read and understand the insurance requirements contained herein. I further understand that my permit application may be declined if I fail to provide the appropriate insurance coverage.

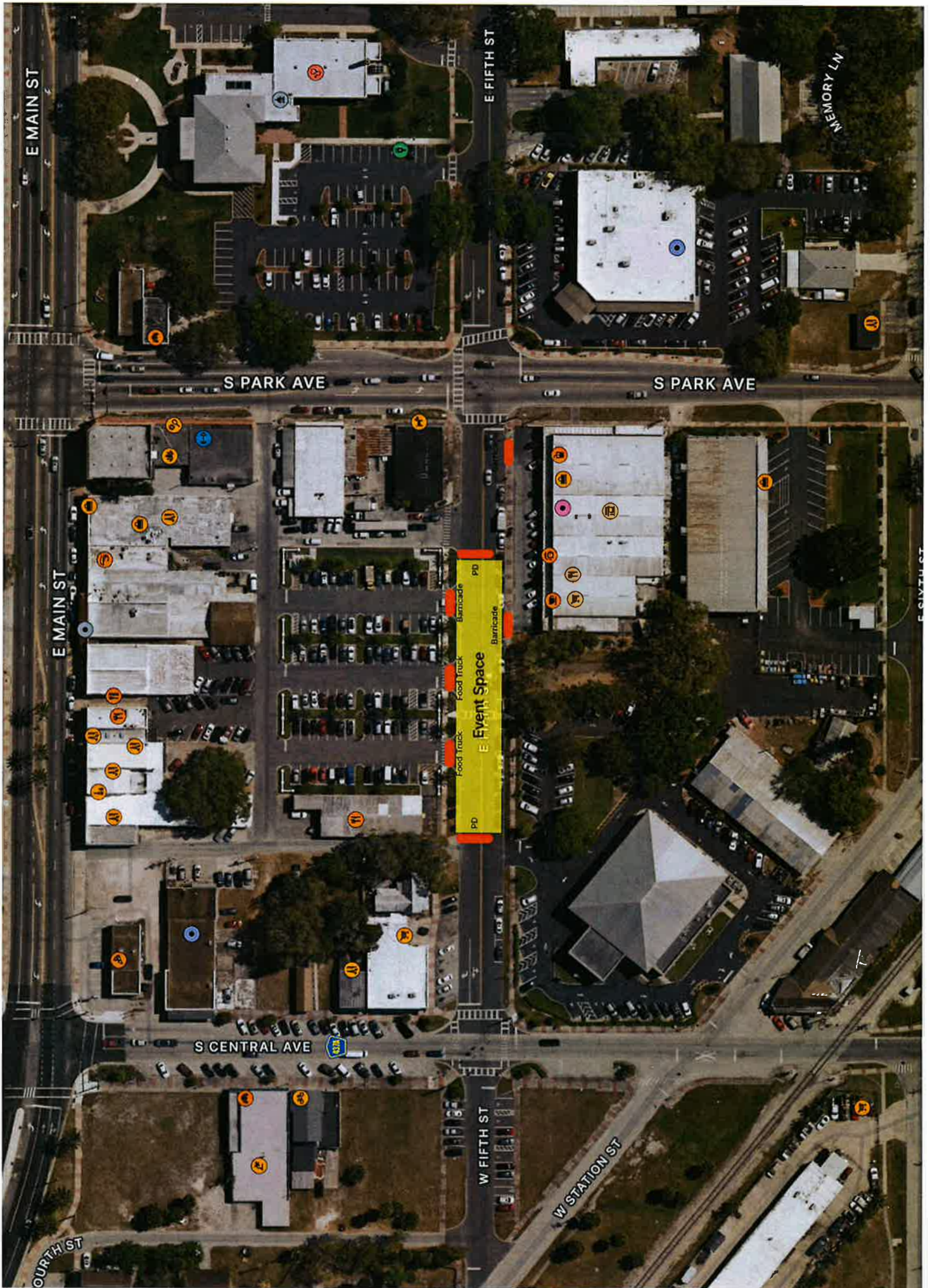
Signature of Applicant

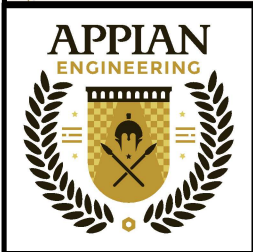
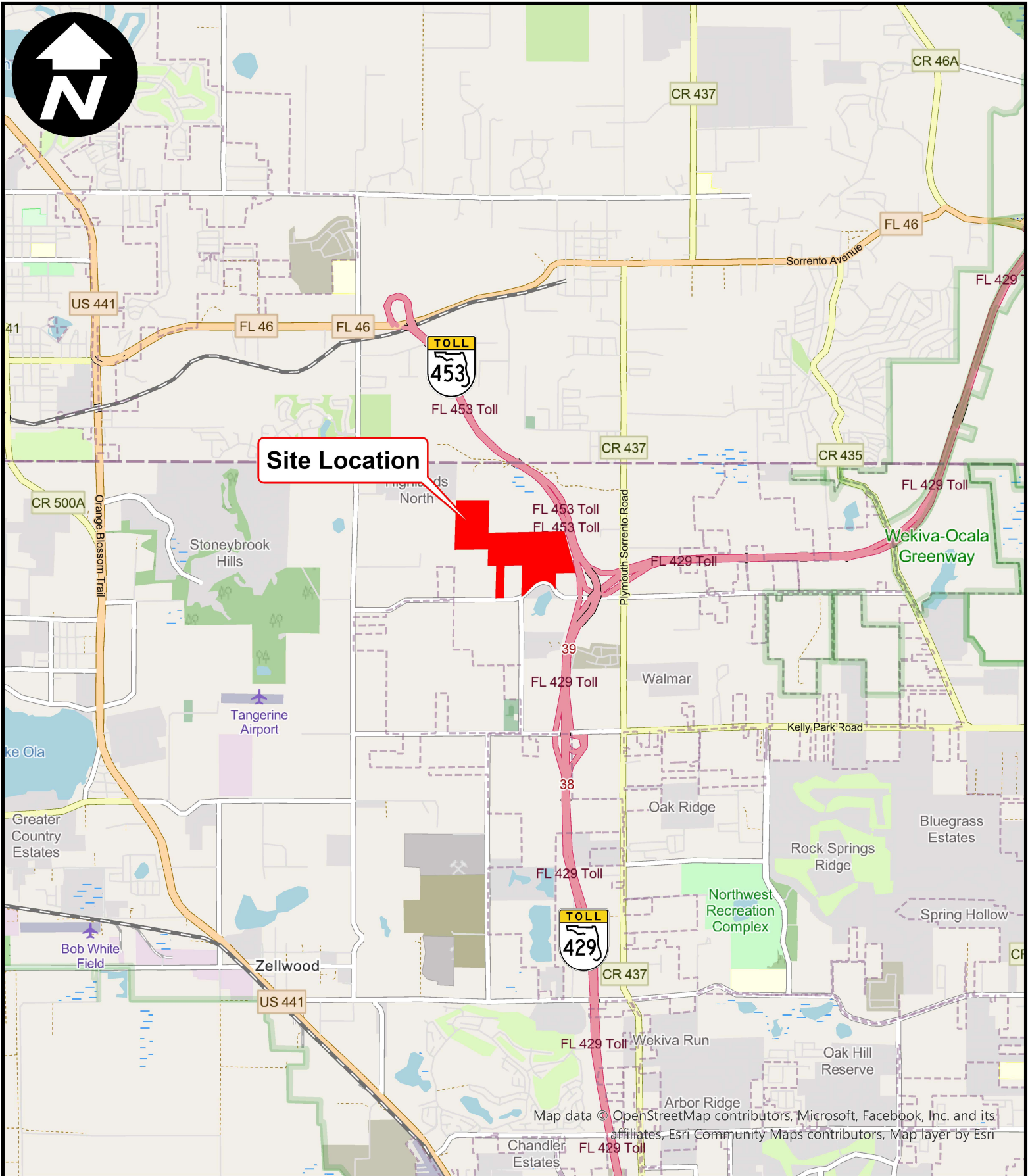


Name of Applicant Carolyn Ray

Title of Applicant Manager

Sponsoring Organization Name City Apopka





CIVIL ENGINEERING | LAND PLANNING

APPIANFL.COM • 407.960.5868

2221 LEE ROAD, SUITE 27, WINTER PARK, FLORIDA 32789

Location Map

Orange County, Florida

PUL-037

1" = 5,000 ft

Date: 1/9/2024

Drawing name: L:\Users\20230703\OneDrive\20230703 ONDICH ALTA Sheet-1

LEGAL DESCRIPTION PER TITLE COMMITMENT NO. 110199887:

PARCEL 1:

THAT PART OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼, LYING NORTH OF ONDICH ROAD AND THE NORTH ¼ OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 1, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

LESS AND EXCEPT THAT PORTION AS SET FORTH IN THAT CERTAIN ORDER OF TAKING RECORDED JANUARY 30, 2015 IN OFFICIAL RECORDS BOOK 10869, PAGE 79, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

PARCEL 2:

THE SOUTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 2, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR UNIMPEDED PEDESTRIAN AND VEHICULAR ACCESS, INGRESS, AND EGRESS AS CREATED IN THAT CERTAIN EASEMENT AGREEMENT, RECORDED MARCH 7, 2018 IN INSTRUMENT NO. 20180135614, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

PARCEL 3:

A TRACT OF LAND, LYING IN THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE RUN NORTH 88°56'20"EAST, ALONG THE NORTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 2684.78 FEET TO THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE RUN NORTH 88°56'20"EAST, ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 1, A DISTANCE OF 321.24 FEET TO A POINT LYING ON THE WESTERLY LIMITED ACCESS RIGHT-OF-WAY LINE OF STATE ROAD 429 (WEKIVA PARKWAY), STATE ROAD 46 CONNECTOR INTERCHANGE, PER CENTRAL FLORIDA EXPRESSWAY AUTHORITY RIGHT-OF-WAY MAP F.P. NUMBER 429-204; THENCE DEPARTING SAID NORTH LINE, RUN SOUTH 15°03'37"EAST, ALONG SAID WESTERLY LIMITED ACCESS RIGHT-OF-WAY LINE, 1206.74 FEET TO THE POINT OF CURVATURE OF A CURVE, CONCAVE SOUTHWESTERLY; THENCE RUN SOUTHEASTERLY, ALONG SAID WESTERLY LIMITED ACCESS RIGHT-OF-WAY LINE AND SAID CURVE, HAVING A RADIUS OF 22824.00 FEET, A CENTRAL ANGLE OF 00°23'21", AN ARC LENGTH OF 155.00 FEET, A CHORD LENGTH OF 155.00 FEET AND A CHORD BEARING OF SOUTH 14°51'56"EAST TO A POINT LYING ON THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 1; THENCE DEPARTING SAID WESTERLY LIMITED ACCESS RIGHT-OF-WAY LINE, RUN NON-TANGENT TO SAID CURVE, SOUTH 89°08'51"WEST, ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 1, A DISTANCE OF 688.30 FEET TO THE SOUTHEAST CORNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE RUN SOUTH 89°07'52"WEST, ALONG THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 2036.77 FEET TO THE NORTHEAST CORNER OF THE WEST 330.00 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE DEPARTING SAID SOUTH LINE, RUN SOUTH 01°23'13"WEST, ALONG THE EAST LINE OF THE WEST 330.00 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 1283.24 FEET TO A POINT LYING ON THE NORTH RIGHT-OF-WAY LINE OF ONDICH ROAD; THENCE RUN SOUTH 89°19'14"WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE, 330.21 FEET TO A POINT LYING ON THE WEST LINE OF THE WEST 330.00 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE DEPARTING SAID NORTH RIGHT-OF-WAY LINE, RUN NORTH 01°23'13"EAST, ALONG THE WEST LINE OF THE WEST 330.00 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 1282.15 FEET TO A POINT LYING ON AFORESAID SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE RUN SOUTH 89°07'52"WEST, ALONG THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 538.14 FEET TO THE SOUTHWEST CORNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 1; THENCE RUN NORTH 01°29'49"EAST, ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 1, A DISTANCE OF 1311.14 FEET TO THE POINT OF BEGINNING.

PARCEL 4:

THE NE ¼ OF THE NE ¼ OF THE SE ¼ OF SECTION 2, TOWNSHIP 20 SOUTH, RANGE 27 EAST, TOGETHER WITH NON-EXCLUSIVE EASEMENTS FOR INGRESS AND EGRESS OVER THE EAST 20 FEET OF THE SE ¼ OF THE SE ¼ OF SAID SECTION 2, AS RECORDED IN OFFICIAL RECORDS BOOK 3995, PAGE 3632 AND OVER THE EAST 20 FEET OF THE SOUTH ½ OF THE NE ¼ OF THE SE ¼, AS RECORDED IN OFFICIAL RECORDS BOOK 5142, PAGE 3281, ALL OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

PARCEL 5:

THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 2, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

CONTAINING 199.46 ACRES, MORE OR LESS.

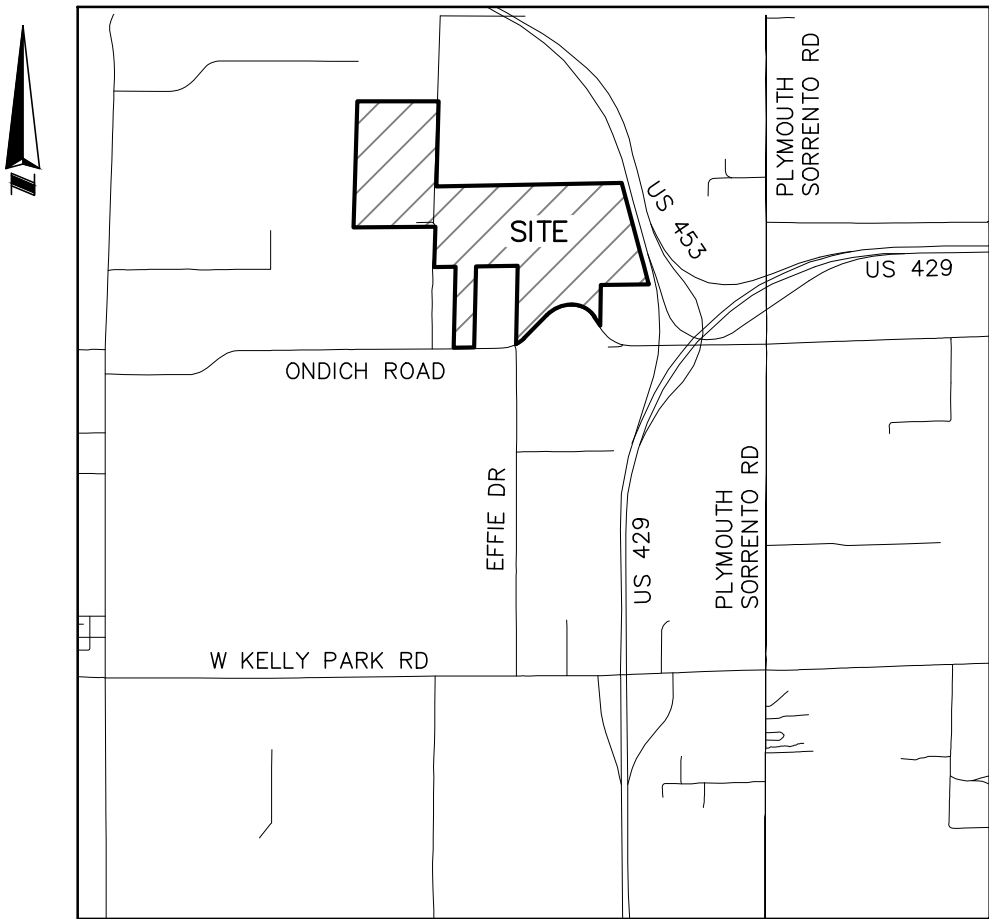
SCHEDULE B-II EXCEPTIONS PER TITLE COMMITMENT:

- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 3750, PAGE 1202 (AS TO PARCEL 1). AFFECT SUBJECT PROPERTY, AS SHOWN HEREON
- TERMS AND CONDITIONS OF THE EASEMENT AGREEMENT BETWEEN JOHN HENRY STEWART AND DAVID ALAN STEWART, SOLELY IN THEIR CAPACITY AS TRUSTEES OF THE GEORGE AND FLORENCE STEWART REVOCABLE TRUST AND STACY IRRGANG RUTLEDGE AND DARROLD M. RUTLEDGE; AND SARA H. IRRGANG RECORDED IN INSTRUMENT NO. 20180135614 (AS TO PARCEL 2). AFFECT SUBJECT PROPERTY, AS SHOWN HEREON
- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 2234, PAGE 208 (AS TO PARCEL 3). AFFECT SUBJECT PROPERTY, AS SHOWN HEREON
- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 3124, PAGE 2784 (AS TO EASEMENT PARCEL FOR PARCEL 4). BENEFITS SUBJECT PROPERTY, AS SHOWN HEREON
- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 3832, PAGE 429 (AS TO PARCEL 4). AFFECT SUBJECT PROPERTY, AS SHOWN HEREON
- TERMS AND CONDITIONS OF THE GRANT OF EASEMENT BETWEEN ELMER G. YOUNGBLOOD AND DAVID SHELLEY, AND TOMMY L. SHELLEY RECORDED IN BOOK 3995, PAGE 3632 (AS TO EASEMENT PARCEL FOR PARCEL 4). BENEFITS SUBJECT PROPERTY, AS SHOWN HEREON
- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 4017, PAGE 1833 (AS TO PARCEL 4). AFFECTS SUBJECT PROPERTY, IS BLANKET IN NATURE, AND THERE ARE NO PLOTTABLE EASEMENTS
- TERMS AND CONDITIONS OF THE GRANT OF EASEMENT BETWEEN TOMMY L. SHELLEY AND ELIZABETH SHELLEY, HIS WIFE AND CHARLES P. STALLINGS AND KIM L. STALLINGS RECORDED IN BOOK 5142, PAGE 3281 (AS TO EASEMENT PARCEL FOR PARCEL 4). BENEFITS SUBJECT PROPERTY, AS SHOWN HEREON
- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 3832, PAGE 492 (AS TO PARCEL 5). AFFECT SUBJECT PROPERTY, AS SHOWN HEREON
- EASEMENT GRANTED TO FLORIDA POWER CORPORATION BY INSTRUMENT RECORDED IN BOOK 6697, PAGE 4517 (AS TO PARCEL 5). AFFECTS SUBJECT PROPERTY, IS BLANKET IN NATURE, AND THERE ARE NO PLOTTABLE EASEMENTS

LEGEND OF SYMBOLS AND ABBREVIATIONS:

ORB.	OFFICIAL RECORDS BOOK
P.B.	PLAT BOOK
PG.(S)	PAGE(S)
LB	LICENSED BUSINESS
P.S.M.	PROFESSIONAL SURVEYOR AND MAPPER
ID	IDENTIFICATION
CCR	CERTIFIED CORNER RECORD
R/W	RIGHT OF WAY
R	RADIUS
CB	CHORD BEARING
CD	CHORD DISTANCE
Δ	DELTA/CENTRAL ANGLE
L	ARC LENGTH
(D)	DESCRIBED
(M)	MEASURED
⊕	METAL POWER POLE
⊞	WOODEN POWER POLE
→	GUY WIRE
⚑	FLAG POLE
⊙	FENCE GATE
▣	FOUND CONCRETE MONUMENT AS NOTED
⊙	FOUND IRON ROD OR PIPE AS NOTED
●	SET 1/2" IRON ROD AND CAP OR NAIL & DISK LB#6723
—X—	FENCE LINE, AS NOTED
—OHV—	OVERHEAD ELECTRIC LINE
▨	EASEMENTS AREAS
F.T.	FENCE TIE
⊗	SOIL BORING (BORING NOT FOUND, ELEVATION TAKEN AT PROVIDED COORDINATES)
⊕	SOIL BORING

VICINITY MAP: NOT TO SCALE



ADDRESS:

3658 ONDICH RD, APOPKA, FL 32712

SURVEYOR'S NOTES:

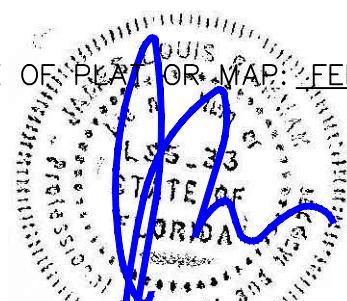
- BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE NE 1/4 OF SECTION 2-20-27 AS BEING N01°36'01"E. (AN ASSUMED BEARING FOR ANGULAR DESIGNATION ONLY)
- THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE, PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NUMBER 110199887, EFFECTIVE DATE DECEMBER 28, 2023 AT 8:00 AM.
- THE LEGAL DESCRIPTION HEREON IS IN ACCORD WITH THE DESCRIPTION PROVIDED IN TITLE COMMITMENT NO. 110199887.
- THERE MAY BE EASEMENTS AND RESTRICTIONS OF RECORD AND/OR PRIVATE AGREEMENTS NOT FURNISHED TO THIS SURVEYOR OR SHOWN ON THIS BOUNDARY SURVEY THAT MAY AFFECT PROPERTY RIGHTS AND/OR LAND USE RIGHTS OF THE SUBJECT PROPERTY.
- THERE MAY BE ENVIRONMENTAL ISSUES AND/OR OTHER MATTERS REGULATED BY VARIOUS DEPARTMENTS OF FEDERAL, STATE OR LOCAL GOVERNMENTS AFFECTING THE SUBJECT PROPERTY NOT SHOWN ON THIS SURVEY.
- THIS SURVEY WAS PERFORMED FOR THE SOLE AND EXCLUSIVE BENEFIT OF THE ENTITIES LISTED HEREON AND SHALL NOT BE RELIED UPON BY ANY OTHER ENTITY OR INDIVIDUAL WHOMSOEVER.
- ADJOINING PARCEL OWNER AND RECORDING INFORMATION DELINEATED HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISER'S PUBLIC WEBSITE.
- THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER OR AN ELECTRONIC SIGNATURE THAT IS IN COMPLIANCE WITH FLORIDA ADMINISTRATIVE CODE 5J-17.062.
- UNLESS OTHERWISE NOTED OR SHOWN HEREON, APPARENT AND/OR VISIBLE, UNOBSTRUCTED, ABOVE GROUND IMPROVEMENTS WERE LOCATED. UNDERGROUND IMPROVEMENTS, SUCH AS FOUNDATIONS AND UTILITIES, WERE NOT LOCATED, UNLESS NOTED OTHERWISE.
- UNLESS OTHERWISE NOTED OR SHOWN HEREON, THERE ARE NO APPARENT AND/OR UNOBSTRUCTED, ABOVE GROUND ENCROACHMENTS. THE DISPOSITION OF ANY POTENTIAL ENCROACHING IMPROVEMENTS SHOWN IS BEYOND THE PROFESSIONAL PURVIEW OF THE SURVEYOR AND SUBJECT TO LEGAL INTERPRETATION.
- SUBJECT PROPERTY SHOWN HEREON IS IN ZONE X, AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AND ZONE A BASE FLOOD ELEVATIONS NOT DETERMINED, ACCORDING TO FLOOD INSURANCE RATE MAP PANEL NUMBER 12095C0050H, MAP REVISED SEPTEMBER 24, 2021. THE ABOVE STATEMENT IS FOR INFORMATION ONLY AND THIS SURVEYOR ASSUMES NO LIABILITY FOR THE CORRECTNESS OF THE CITED MAP(S). IN ADDITION, THE ABOVE STATEMENT DOES NOT REPRESENT THIS SURVEYOR'S OPINION OF THE PROBABILITY OF FLOODING. THE LIMITS OF SAID ZONES ARE GRAPHICALLY DEPICTED HEREON AS NEAR AS MAY BE SCALED FROM SAID MAP.
- THE ACCURACY OF THE SURVEY MEASUREMENTS USED FOR THIS SURVEY MEETS OR EXCEEDS THE EXPECTED USE OF THE PROPERTY DESCRIBED HEREON; (RURAL) 1 FOOT IN 5,000 FEET.
- WE HEREBY CERTIFY THAT THE LANDS SHOWN HEREON AND THE ADJACENT PARCELS OF LAND, WHERE THEY SHARE A COMMON BOUNDARY LINE, ARE CONTIGUOUS WITH NO GAPS, GORES, HIATUS, OR OVERLAPS.
- WE HEREBY CERTIFY THAT THE LANDS SHOWN HEREON AND ONDICH ROAD, A PUBLIC RIGHT OF WAY, WHERE THEY SHARE A COMMON BOUNDARY LINE, ARE CONTIGUOUS WITH NO GAPS, GORES, HIATUS, OR OVERLAPS.
- WE HEREBY CERTIFY THAT PARCELS 1, 2, 3, 4, AND 5 DESCRIBE ONE AND THE SAME PROPERTY AS DEPICTED HEREON AND IN SCHEDULE A OF THE TITLE COMMITMENT ARE CONTIGUOUS WITH NO GAPS, GORES, HIATUS, OR OVERLAPS.
- LAST DATE IN FIELD: FEBRUARY 2, 2024.

CERTIFIED TO:

FIRST AMERICAN TITLE INSURANCE COMPANY
PULTE HOME COMPANY, LLC, A MICHIGAN LIMITED LIABILITY COMPANY
PM S-1 REO LLC, A DELAWARE LIMITED LIABILITY COMPANY
HMF LLC, A FLORIDA LIMITED LIABILITY COMPANY
CHARLES P. STALLINGS AND KIM L. STALLINGS, HUSBAND AND WIFE
EUELL E. STALLINGS, JR. AND CRYSTAL DENISE STALLINGS, HUSBAND AND WIFE
SHUTTS & BOWEN LLP

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7A, 8, 11, 13 AND 19 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON FEBRUARY 2, 2024.

DATE OF SURVEY: FEBRUARY 2, 2024



JAMES L. RICKMAN, PSM #5633



SURVEYING • MAPPING
GEOSPATIAL SERVICES
www.allen-company.com

16 EAST PLANT STREET
WINTER GARDEN, FLORIDA 34787
(407) 654-5355 LB#6723

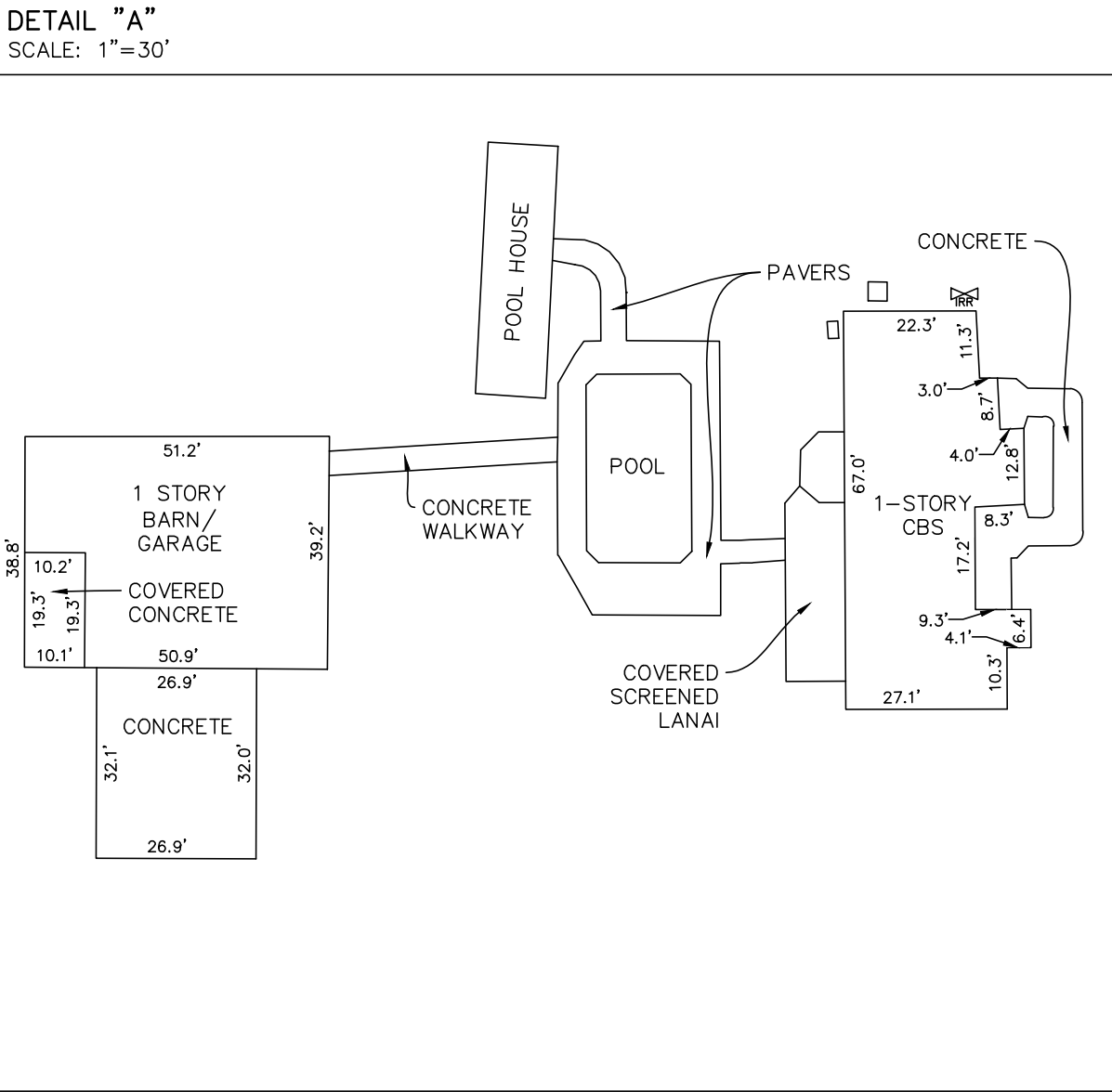
ALT/NSPS LAND TITLE SURVEY
OF
ONDICH PARCELS
SECTIONS 1 AND 2, TOWNSHIP 20 SOUTH, RANGE 27 EAST
ORANGE COUNTY, FLORIDA

FOR:
PULTEGROUP

DATE	REVISIONS
1/30/25	COMMENTS
1/15/25	ADD SOIL BORINGS

JOB #: 20230703
DATE: 02/02/2024
SCALE: N/A
CALC BY: AR/BRH
FIELD BY: SR
DRAWN BY: AR
CHECKED BY: BRH

SHEET 1 OF 3



SHEET 2 OF 3

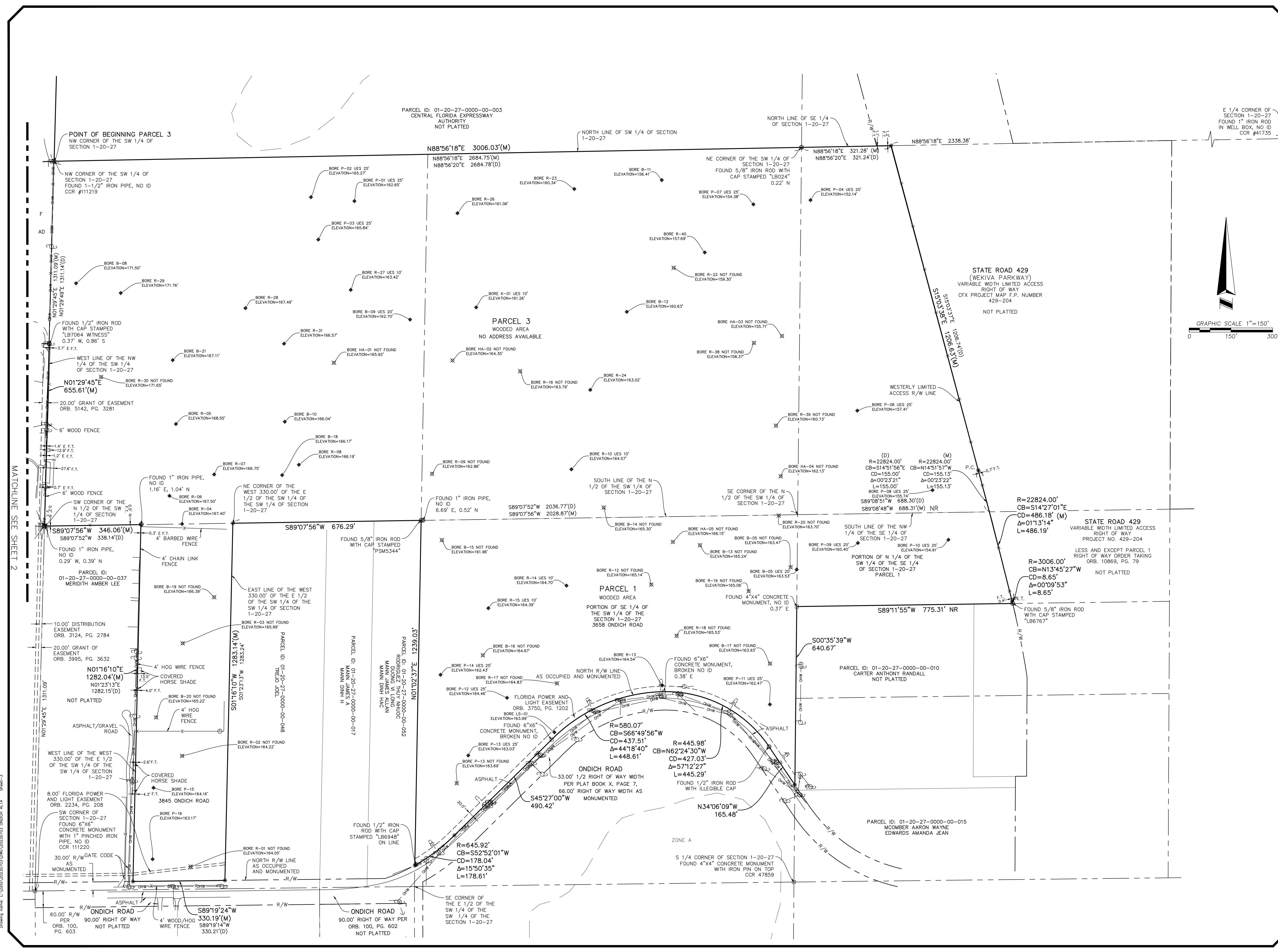


FOR:

PULTE GROUP

[illegible]

SHEET 3 OF 3

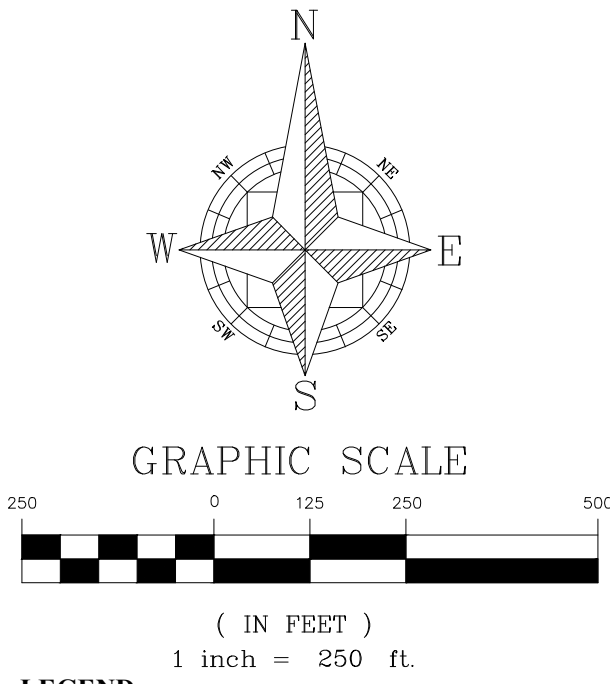


CONCEPT PLAN PROVIDED BY:

APPIAN ENGINEERING, LLC.

FOR INFORMATION REGARDING
THIS CONCEPT PLAN CONTACT:

LUKE M. CLASSON, P.E.
OFFICE: (407) 960-5868 EXT:106



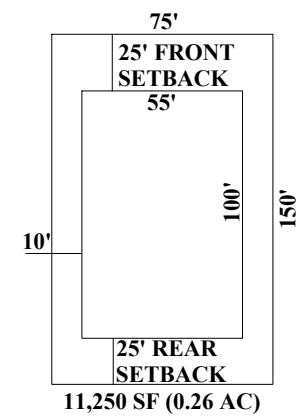
- LEGEND**
- PROPERTY BOUNDARY
 - FEMA FLOOD ZONE 'A' LINE
 - EXISTING RIGHT-OF-WAY
 - 75' X 150'
 - 75' X 225' LOT
 - 100' X 225' LOT
 - OPEN SPACE

SITE DATA:

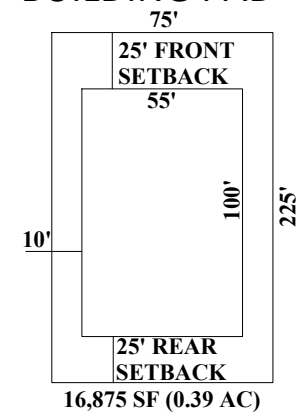
OCA - PARCEL ID #:	01-20-27-0000-00-007, 01-20-27-0000-00-034, 01-20-27-0000-00-053, 02-20-27-0000-00-011, 02-20-27-0000-00-010, 02-20-27-0000-00-020
PROPERTY ADDRESS:	3845 ONDICH RD APOKA, FLORIDA, 32712
TOTAL PROPERTY AREA:	± 197.54 AC
EXISTING FUTURE LAND USE:	R (COUNTY)
EXISTING ZONING:	A-1 (COUNTY)
PROPOSED FUTURE LAND USE:	VLS (CITY)
PROPOSED ZONING:	PD/RSF-1B (CITY)
SETBACKS:	
FRONT	25 ft.
FRONT GARAGE	20 ft. min.
REAR	25 ft.
SIDE	10 ft.
CORNER	25 ft.
DEVELOPMENT PROGRAM:	
75' X 150' LOTS	120 LOTS
75' X 225' LOTS	41 LOTS
100' X 225' LOTS	36 LOTS
TOTAL	197 LOTS
ALLOWED DENSITY:	1.0 DU/AC
PROPOSED DENSITY:	± 1.00 DU/AC
OPEN SPACE REQUIRED (20%):	± 39.51 AC (± 20.0%)
PROPOSED OPEN SPACE:	
AMENITY	± 1.78 AC
POCKET PARKS	± 0.63 AC
OPEN SPACE	± 5.26 AC
LANDSCAPE BUFFER	± 8.94 AC
TREE PRESERVATION AREA	± 76.90 AC
STORMWATER POND (75% MAX)	± 15.32 AC
TOTAL	± 108.83 AC (± 53.6%)
STORMWATER POND ¹ :	± 20.43 AC (± 15.3%)
CENTERLINE LENGTH:	± 11,643 LF
LOT FRONTAGE LENGTH:	± 15,101 LF

¹THE STORMWATER AREA HAS NOT BEEN EVALUATED. PRELIMINARY STORMWATER CALCULATIONS MUST BE DONE BEFORE MORE ACCURATE POND SIZING.

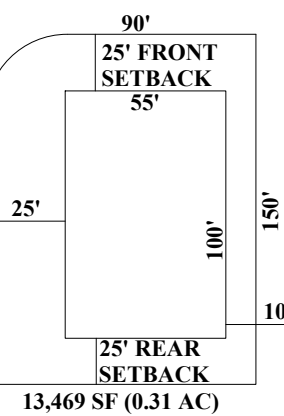
TYPICAL 75' LOT
SIZE/PROPOSED
BUILDING PAD



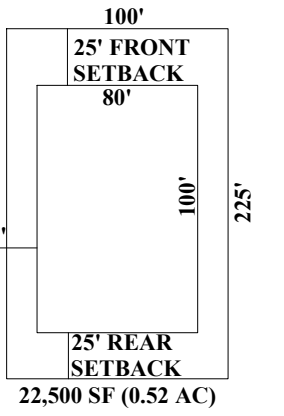
TYPICAL 75'
DEEPER LOT
SIZE/PROPOSED
BUILDING PAD



CORNER LOT
SIZE/ BUILDING
PAD FOR LOTS



TYPICAL 100' LOT
SIZE/PROPOSED
BUILDING PAD



CROSSROADS
AT KELLY
PARK

ONDICH RD

ONDICH
SOUTH

EFFIE DR

ONDICH RD

STATE ROAD 429

STATE ROAD 453

OAK LN

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANFL.COM • 407-960-5868

2231 Lee Road, Suite 217, Winter Park, Florida, 32789

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NO. 1514

CONCEPTUAL PLAN 20

ONDICH NORTH

CITY OF APOKA, FLORIDA

DRAWN: S. SIERRA-GIL

DESIGNED: S. SIERRA-GIL

CHECKED: L. CLASSON

DATE: 12/11/2024

SCALE: 1" = 250'

PROJECT: PUL-037

SHEET: CP.20

APPIAN ENGINEERING

NOT FOR CONSTRUCTION

12/13/24

REV.

DATE

DESCRIPTION

BY

BOUNDARY AND TOPOGRAPHIC SURVEY
OF LANDS SITUATED IN
SECTION 28-21-28
(PARCEL #28-21-28-0000-00-002)
(PARCEL #28-21-28-0000-00-029)
(PARCEL #28-21-28-0000-00-024)
(PARCEL #28-21-28-0000-00-006)
PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

LEGAL DESCRIPTION PROVIDED:

PARCEL 1:
THE WESTERLY 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LESS ROAD RIGHT OF WAY AND LESS AND EXCEPT THAT PORTION CONVEYED TO THE CITY OF APOPKA BY VIRTUE OF BOOK 6492, PAGE 5643, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

PARCEL 2:
THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LESS ROAD RIGHT OF WAY.

PARCEL 3:
EASTERLY 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, LESS ROAD RIGHT OF WAY AND LESS THE WEST 10 FEET THEREOF.

PARCEL 4:
THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST AND THE WEST 10.00 FEET OF THE EASTERLY 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LESS RIGHT OF WAY FOR KEENE ROAD.

LEGEND:

- (C) = CALCULATED
- (M) = MEASURED
- (R) = RECORD
- CL = CENTERLINE OF RIGHT-OF-WAY
- CMP = CORRUGATED METAL PIPE
- CPP = CORRUGATED PLASTIC PIPE
- EOP = EDGE OF PAVEMENT
- FND = FOUND
- ID = IDENTIFICATION
- LB = LICENSED BUSINESS
- RLS = REGISTERED LICENSE SURVEYOR
- NAVD = NORTH AMERICAN VERTICAL DATUM (1988)
- N&D = NAIL AND DISC
- OR = OFFICIAL RECORDS BOOK
- PG = PAGE
- INV = INVERT
- CM = CONCRETE MONUMENT
- CCR = CERTIFIED CORNER RECORD
- CLF = CHAIN LINK FENCE
- BFP = BACK FLOW PREVENTER
- IP = IRON PIPE
- IR = IRON ROD
- IRC = IRON ROD & CAP
- TOB = TOP OF BANK
- NCF = NO CORNER FOUND
- UT = UTILITY POLE
- EB = ELECTRIC BOX
- FH = FIRE HYDRANT
- WV = WATER VALVE
- TR = TELECOMMUNICATION RISER
- SM = SANITARY MANHOLE
- ER = ELECTRICAL RISER
- BFA = BACK FLOW ASSEMBLY
- GW = GUY WIRE
- GM = GAS MARKER
- RWM = RECLAIM WATER MARKER
- GV = GAS VALVE
- FMR = FIBROPTIC MARKER
- V = VAULT
- WM = WATER METER
- S = SIGN
- FL = FENCE LINE
- OLU = OVERHEAD UTILITY LINE
- TL = TRUNCATED LINES
- SN&D = SET NAIL AND DISC (LB7970)
- S5/8" = SET 5/8" IRON ROD & CAP (LB7970)
- FND N&D = FOUND NAIL AND DISC
- FND IR = FOUND IRON ROD & CAP
- FND CM = FOUND CONCRETE MONUMENT
- FND IP = FOUND IRON PIPE
- FND RS = FOUND RAILROAD SPIKE
- SA = SCHEDULE BII EXCEPTION

CERTIFIED TO:
DEWAR KEENE 40, LLC
FIRST AMERICAN TITLE INSURANCE COMPANY

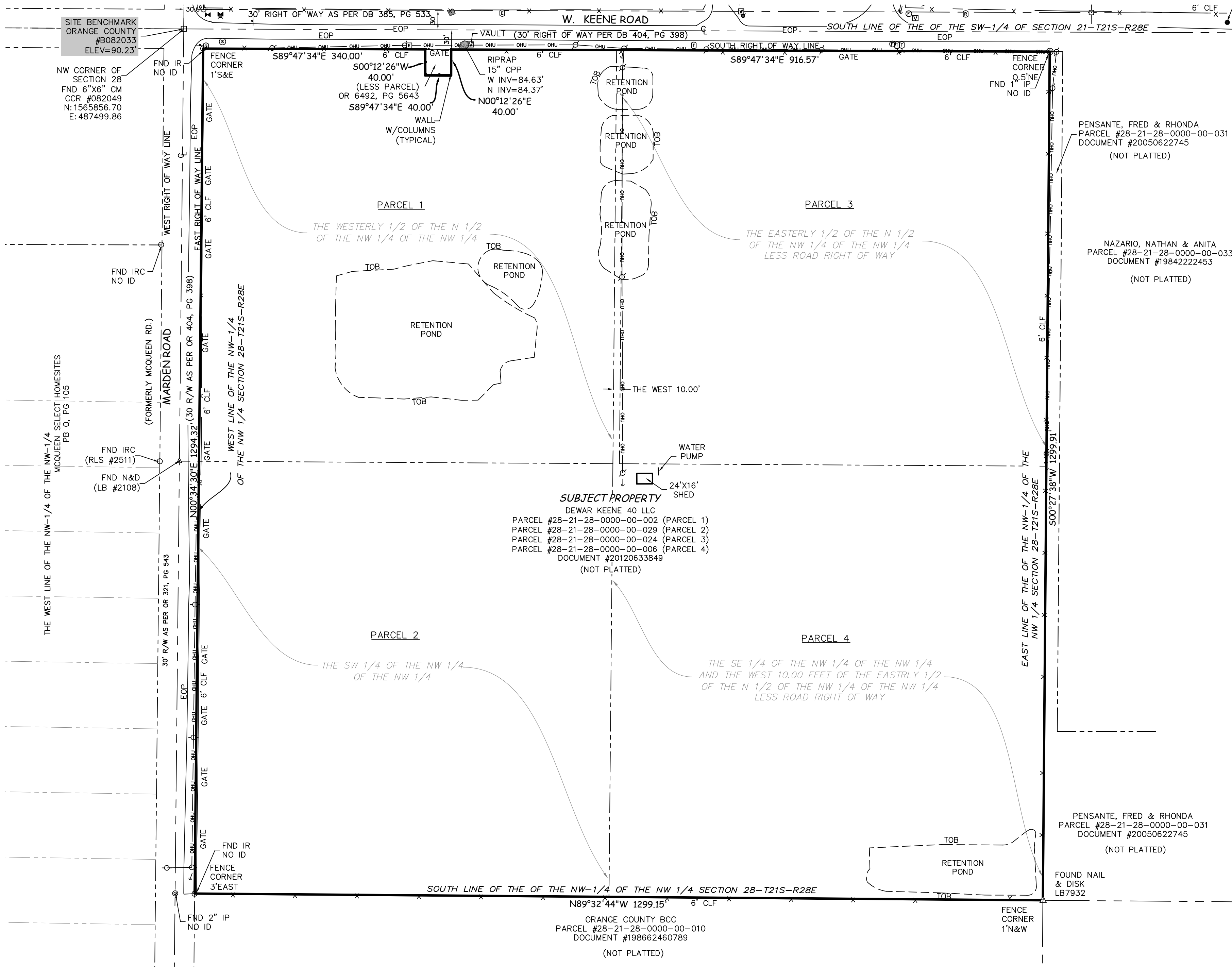
SURVEYOR'S NOTES:

- PREPARED AS A BOUNDARY AND TOPOGRAPHIC SURVEY WITH AN EFFECTIVE DATE OF THE LAST DATE OF FIELD WORK, NOT THE SIGNATURE BLOCK. DATE OF LAST FIELDWORK: 01/06/2025
- MAP IS NOT A CERTIFICATION OF TITLE, ZONING, SETBACKS OR FREEDOM OF ENCUMBRANCES AND WAS PREPARED WITH BENEFIT OF ABSTRACT OF TITLE PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY #110575557 DATED 12/18/2024 AND ALL MATTERS OF TITLE SHOULD BE REFERRED TO AN ATTORNEY AT LAW.
- PARCEL MAY BE SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS AND RIGHTS OF WAY OF RECORD. (RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN).
- IMPROVEMENTS OTHER THAN THOSE SHOWN NOT LOCATED.
- MAP BASED ON DESCRIPTION PROVIDED BY THE CLIENT.
- THIS SURVEY WAS NOT INTENDED TO DELINEATE OR DEFINE ANY WETLANDS, ENVIRONMENTALLY SENSITIVE AREAS, WILDLIFE HABITATS OR JURISDICTIONAL LINES OF ANY FEDERAL, STATE, REGIONAL OR LOCAL AGENCY, BOARD, COMMISSION OR OTHER ENTITY.
- PARCEL LIES IN FLOOD ZONE "X", AS SHOWN ON FEDERAL INSURANCE RATE MAP COMMUNITY PANEL 12095C0120H, DATED 09/24/21.
- HORIZONTAL POSITIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN DATUM OF 1983 (NAD83 2011 ADJUSTMENT) STATE PLANE COORDINATES, FLORIDA EAST ZONE. ELEVATIONS SHOWN HEREON ARE BASED UPON ORANGE COUNTY BENCHMARK STAMPED B082033 WITH A PUBLISHED ELEVATION OF 90.23 AND ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).
- SOME TOPOGRAPHIC FEATURES OR SYMBOLS MAY BE EXAGGERATED IN SCALE FOR CLARITY. THE CENTER OF THE SYMBOL OF SUCH FEATURES IS THE CORRECT LOCATION.
- DIMENSIONS OF IMPROVEMENTS SHOWN SHOULD NOT BE USED TO RECONSTRUCT BOUNDARY LINES.

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SCHEDULE BII-EXCEPTIONS

- NOT A SURVEY MATTER.
- DISTRIBUTION EASEMENT IN FAVOR OF FLORIDA POWER CORPORATION RECORDED MARCH 16, 1992 IN BOOK 4385, PAGE 1981. (AS TO PARCEL 1) AFFECTS PARCEL 1 AND IS BLANKET IN NATURE.
- DISTRIBUTION EASEMENT IN FAVOR OF FLORIDA POWER CORPORATION RECORDED MARCH 16, 1992 IN BOOK 4385, PAGE 1981. (AS TO PARCEL 2) AFFECTS PARCEL 2 AND IS BLANKET IN NATURE.
- NOT A SURVEY MATTER.



BOUNDARY AND TOPOGRAPHIC SURVEY
OF LANDS SITUATED IN
SECTION 28-21-28
(PARCEL #28-21-28-0000-00-002)
(PARCEL #28-21-28-0000-00-029)
(PARCEL #28-21-28-0000-00-024)
(PARCEL #28-21-28-0000-00-006)
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THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LESS ROAD RIGHT OF WAY.
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EASTERLY 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, LESS ROAD RIGHT OF WAY AND LESS THE WEST 10 FEET THEREOF.
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THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST AND THE WEST 10.00 FEET OF THE EASTERLY 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LESS RIGHT OF WAY FOR KEENE ROAD.

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LB = LICENSED BUSINESS
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PG = PAGE
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CLF = CHAIN LINK FENCE
BFP = BACK FLOW PREVENTER
IP = IRON PIPE
IR = IRON ROD
IRC = IRON ROD & CAP
TOB = TOP OF BANK
NCF = NO CORNER FOUND
- UTILITY POLE
ELECTRIC BOX
FIRE HYDRANT
WATER VALVE
TELECOMMUNICATION RISER
SANITARY MANHOLE
ELECTRICAL RISER
BACK FLOW ASSEMBLY
GUY WIRE
GAS MARKER
RECLAIM WATER MARKER
GAS VALVE
FIBROPTIC MARKER
VAULT
WATER METER
SIGN
FENCE LINE
OVERHEAD UTILITY LINE
TRUNCATED LINES
SET NAIL AND DISC (LB7970)
SET 5/8" IRON ROD & CAP (LB7970)
FOUND NAIL AND DISC
FOUND IRON ROD & CAP
FOUND CONCRETE MONUMENT
FOUND IRON PIPE
FOUND RAILROAD SPIKE
SCHEDULE BII EXCEPTION

CERTIFIED TO:
DEWAR KEENE 40, LLC
FIRST AMERICAN TITLE INSURANCE COMPANY

SURVEYOR'S NOTES:

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- DIMENSIONS OF IMPROVEMENTS SHOWN SHOULD NOT BE USED TO RECONSTRUCT BOUNDARY LINES.

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PROJECT NO. 24-1537
SCALE: 1"=100'
DRAWN BY: SC
CHECKED BY: MGEI
DATE DRAWN: 01/16/2025
FIELD BOOK/AGE: FILE



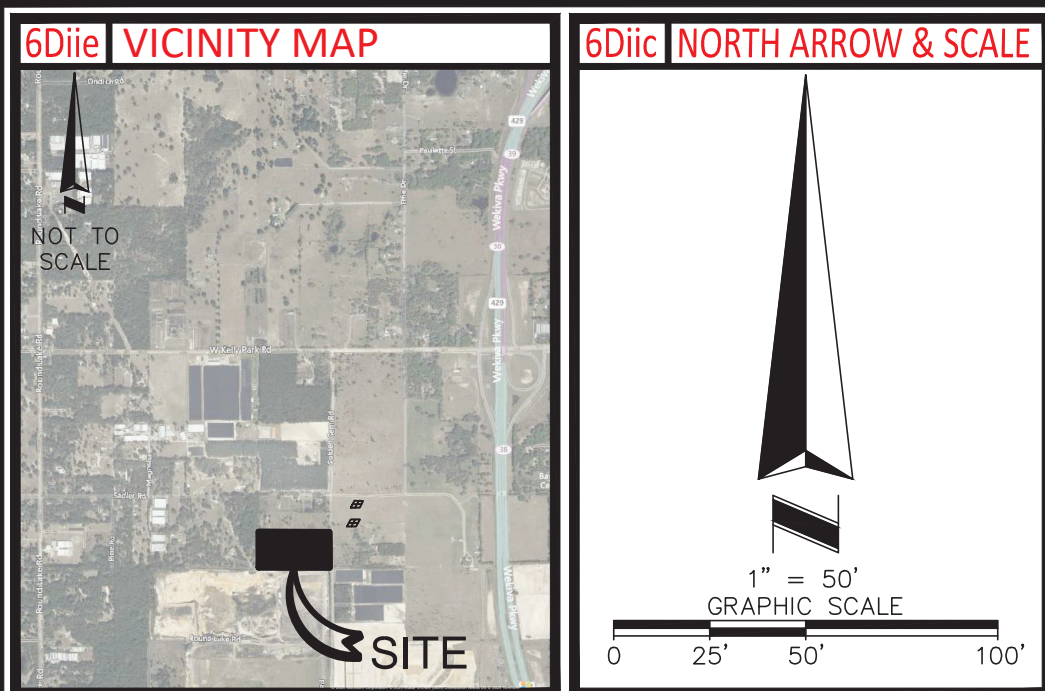
ELLIS SURVEYS LLC
Land Surveying & Planning
P.O. Box 140952
Altamonte Springs, FL 32716
Florida Licensed Business LB-7970
P. 407-834-4003 F. 407-869-5454
www.ellisurveys.com

PREPARED FOR:
ACCUTECH CONSTRUCTION

DATE:

REVISIONS:

VERIFY THAT THIS SURVEY WAS MADE IN ACCORDANCE WITH THE FLORIDA SURVEYING AND MAPPING ACT AND THE FLORIDA PROFESSIONAL SURVEYOR'S REGULATION. IT BEARS THE SIGNATURE AND ORIGINAL POWER SEAL OF THE LAND SURVEYOR. THIS DRAWING IS NOT VALID AND IS FOR INFORMATIONAL PURPOSES ONLY.
STREET ADDRESS: 415 WEST LAKE PRATLEY BLVD., ALTAMONTE SPRINGS, FL 32714
DATE DRAWN: 01/16/2025



5Ciii SURVEYOR OBSERVED POSSIBLE ENCROACHMENTS

- ☐ A FIELD FENCE CROSSES BOUNDARY BY AT MOST 0.2'.
☐ B FIELD FENCE CROSSES BOUNDARY BY AT MOST 0.7'.
☐ C FIELD FENCE CROSSES BOUNDARY BY AT MOST 1.2'.
☐ D FIELD FENCE CROSSES BOUNDARY BY AT MOST 5.8'.
☐ E WIRE FENCE CROSSES BOUNDARY BY AT MOST 0.5'.

3 FLOOD INFORMATION

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120179 0125 H (MAP NO. 12095C0125H), WHICH BEARS AN EFFECTIVE DATE OF 9/24/2021, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

6Diid LEGEND AND ABBREVIATIONS

	CONCRETE SURFACE		ELECTRIC BOXES/STRUCTURES
	GRAVEL		UTILITY POLE WITH METER
	BRICK PAVERS		UTILITY POLE
			GUY ANCHOR
			LIGHT POLE
(C) CALCULATED DATA			GROUND LIGHT
(CL) CERTIFIED CORNER RECORD			ELECTRIC TRANSFORMER
(CP) CHAIN LINK FENCE			AIR CONDITIONER
(EP) EDGE OF PAVEMENT			ELECTRIC VAULT
(LF) FIELD FENCE			KEY PAD
(L) LICENSED BUSINESS			ELECTRIC RISER
(M) METAL FENCE			UTILITY PULL BOX
(P) PROFESSIONAL SURVEYOR			CLEANOUT
(PM) MAPPER			IRRIGATION CONTROL VALVE
(RW) RETAINING WALL			HOSE BIBB
(TOB) TOP OF BANK			WELL
(TOE) TOE OF SLOPE			TELEPHONE RISER
			GAS UTILITY MARKER
			SIGN
			FLAGPOLE
			RECOVERED MONUMENT AS NOTED
--- CENTERLINE			SET 1/2" IRON ROD
- - - RIGHT-OF-WAY LINE			WITH CAP "LB 6393"
--- SECTIONAL LINE			

6Cvii PLATTED SETBACK OR RECORDED BUILDING RESTRICTION LINES

NONE PROVIDED TO THIS SURVEYOR.

5Ei "SCHEDULE B - SECTION 2" ITEMS

- 4) — EASEMENT RECORDED MARCH 7, 1968 IN OFFICIAL RECORDS BOOK 1712, PAGE 307. (AS TO PARCEL 1).
(DOES NOT AFFECT — EASEMENT LOCATED NORTHWESTERLY OF THE SUBJECT PROPERTY)
- 5) — EASEMENT RECORDED MARCH 15, 1976 IN OFFICIAL RECORDS BOOK 2684, PAGE 1892. (AS TO PARCELS 1 AND 4).
(DOES NOT AFFECT — EASEMENT LOCATED WESTERLY OF THE SUBJECT PROPERTY)
- 6) — DISTRIBUTION EASEMENT RECORDED JUNE 28, 1979 IN OFFICIAL RECORDS BOOK 3023, PAGE 1284. (AS TO PARCEL 1).
(DOES NOT AFFECT — EASEMENT LOCATED IN SW 1/4 OF SECTION 14—20—27)
- 7) — INTENTIONALLY DELETED.
- 8) — INTENTIONALLY DELETED.
- 9) — INTENTIONALLY DELETED.
- 10) — ROAD MAINTENANCE AGREEMENT RECORDED APRIL 14, 1997 IN OFFICIAL RECORDS BOOK 5233, PAGE 0028. (AS TO PARCEL 1).
(AFFECTS — BLANKET IN NATURE OVER ROADWAY TO PARCEL 1)
- 11) — DISTRIBUTION EASEMENT RECORDED JULY 22, 1999 IN OFFICIAL RECORDS BOOK 5800, PAGE 633. (AS TO PARCEL 2).
(AFFECTS — AS SHOWN)
- 12) — DISTRIBUTION EASEMENT RECORDED AUGUST 26, 2003 IN OFFICIAL RECORDS BOOK 7068, PAGE 2657. (AS TO PARCEL 3).
(AFFECTS — AS SHOWN)
- 13) — INTENTIONALLY DELETED.
- 14) — ROAD MAINTENANCE AGREEMENT RECORDED JUNE 5, 2009 IN OFFICIAL RECORDS BOOK 9882, PAGE 6566. (AS TO PARCEL 4).
(MAY OR MAY NOT AFFECT — EXHIBIT "A" NOT INCLUDED IN THE DOCUMENT)
- 15) — ROAD MAINTENANCE AGREEMENT RECORDED MARCH 7, 2013 IN OFFICIAL RECORDS BOOK 10533, PAGE 1993. (AS TO PARCEL 4).
(MAY OR MAY NOT AFFECT — EXHIBIT "A" NOT INCLUDED IN THE DOCUMENT)

ALTA/NSPS LAND TITLE SURVEY IDENTIFICATION TABLE			
2	"TABLE A" PROPERTY ADDRESS	6Biv	BEARING BASIS
3	"TABLE A" FLOOD INFORMATION	6Bvi	CONTIGUITY STATEMENT
4	"TABLE A" LAND AREA	6Bxii	TITLE COMMITMENT INFORMATION
5Biii	ACCESS TO PROPERTY	6Cvii	RECORDED SETBACKS/RESTRICTIONS PROVIDED BY INSURED
5Ciii	SURVEYOR OBSERVED POSSIBLE ENCROACHMENTS	6Dii	NORTH ARROW & SCALE
5Ei	"SCHEDULE B – SECTION 2" ITEMS	6Dii	LEGEND & ABBREVIATIONS
5F	CEMETERY NOTE	5Dii	VICINITY MAP
6Bii	TITLE DESCRIPTION	5Dii	SURVEYOR'S NOTES
		5Dii	TYPE OF SURVEY
7	SURVEYOR'S CERTIFICATE	7b	"TABLE A" BUILDING AREA
		7c	"TABLE A" BUILDING HEIGHT
		9	"TABLE A" PARKING SPACES
		13	"TABLE A" ADJOINING OWNERS
		14	"TABLE A" INTERSECTING STREET
		16	"TABLE A" EARTH MOVING NOTE

SEE SHEET 2 OF 2 FOR SURVEY DRAWING

6Bxii	TITLE COMMITMENT INFORMATION
-------	------------------------------

THE TITLE DESCRIPTION AND SCHEDULE "B" ITEMS HEREON ARE FROM:
FIDELITY NATIONAL TITLE INSURANCE COMPANY, COMMITMENT FILE NO.: FLX1564, HAVING AN
EFFECTIVE DATE OF JANUARY 4, 2024.

SHEET 1
OF 2

6Bi	TITLE DESCRIPTION
-----	-------------------

PARCEL 2:

THE NORTH 330 FEET OF THE SOUTH 660 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE EAST 30.00 FEET THEREOF.

PARCEL 3:

THE SOUTH 330 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 SECTION 14, TOWNSHIP 20 SOUTH,
RANGE 27 EAST, ORANGE COUNTY, FLORIDA.
LESS AND EXCEPT ANY PORTION OF THE ABOVE DESCRIBED LANDS LYING WITHIN ROAD RIGHT-OF-WAY.

THIS SURVEY DESCRIBES AND DEPICTS THE SAME LAND AS DESCRIBED IN THE TITLE COMMITMENT AS REFERENCED ABOVE.

6Diig SURVEYOR'S NOTES

1. NO UNDERGROUND UTILITIES ARE SHOWN ON THIS SURVEY, ONLY ABOVE GROUND VISIBLE EVIDENCE OF UTILITIES ARE SHOWN.
2. ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY EASEMENTS, PARTIAL EASEMENTS, SETBACKS, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
3. THIS SURVEY MEETS OR EXCEEDS THE SURVEY STANDARDS/STANDARDS OF CARE AS SET FORTH IN SECTION 3 OF THE 2021 ALTA/NPS SURVEY REQUIREMENTS.

4	LAND AREA	860,852± SQUARE FEET	19.762± ACRES
---	-----------	----------------------	---------------

6Biv	BEARING BASIS
------	---------------

BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, WHICH BEARS N00°21'14"W, FLORIDA STATE PLANE EAST COORDINATE SYSTEM DATUM OF NAD83(2010).

5F	CEMETERY NOTE
----	---------------

THERE IS NO VISIBLE EVIDENCE OF CEMETERIES, BURIAL GROUNDS OR ISOLATED GRAVESITES ON SUBJECT PROPERTY.

9	PARKING SPACES
---	----------------

THERE IS NO STRIPED PARKING ON SUBJECT PROPERTY.

5Biii ACCESS TO PROPERTY

THE SUBJECT PROPERTY HAS DIRECT PHYSICAL ACCESS TO GOLDEN GEM ROAD, A DEDICATED PUBLIC STREET OR HIGHWAY & INDIRECT ACCESS TO SADLER ROAD, A DEDICATED PUBLIC STREET OR HIGHWAY, VIA EASEMENT INSTRUMENT #20160323528.

16	EARTH MOVING NOTE
----	-------------------

THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.

6Bvii CONTIGUITY STATEMENT

THE PARCELS CONTAINED IN THE LEGAL DESCRIPTION ARE CONTIGUOUS WITHOUT ANY GAPS, GORES OR OVERLAPS.

7	SURVEYOR'S CERTIFICATE
---	------------------------

TO: FIDELITY NATIONAL TITLE INSURANCE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NPSPLAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NPSPL, AND INCLUDES ITEMS 1, 2, 3, 4, 7(a), 7(b)(1), 7(c), 8, 9, 13, 14, 16, AND 19 OF TABLE A THEREOF.

THE FIELD WORK WAS COMPLETED ON 09/25/2023.

DATE OF PLAT OR MAP: 10/03/2023.

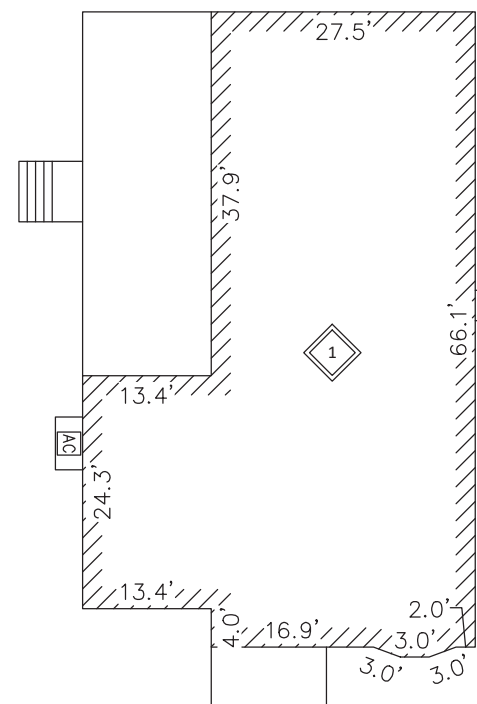
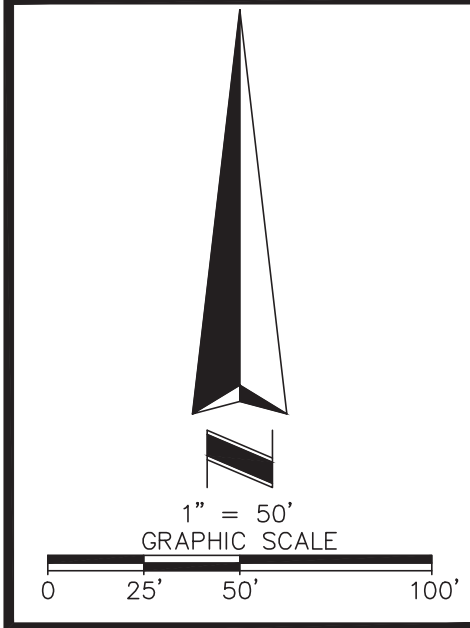
Digitally signed by E Glenn Turner
DN: cn=E Glenn Turner, o=American
Surveying & Mapping, ou=Professional L
Surveyor,
email=gtturner@asmcorporate.com, c=U
Date: 2024.07.16 12:04:56 -04'00'
Adobe Acrobat version: 2020.005.30636

PROFESSIONAL SURVEYOR & MAPPER NO: 5643
STATE OF: FLORIDA
PROJECT NO: 230903

SURVEY PREPARED BY:
AMERICAN SURVEYING AND MAPPING, INC.
221 CIRCLE DRIVE
MAITLAND, FL 32751
CERTIFICATE OF AUTHORIZATION # LB6393
PHONE: (407) 426-7979
FAX: (407) 426-9741
INFO@ASMCORPORATE.COM

DATE	REVISIONS	TECH	DATE	REVISIONS	TECH	FIELD	JS	DRAWING SCALE	1"=50'
02/15/24	ADDED TITLE	EGW				DRAWN BY	JLS	QC BY	
03/20/24	PARCELS 1 & 4 REMOVED	EGW				DRAWING NAME	230903_4146	GOLDEN GEM RD_ALTA.DWG	

6Dii NORTH ARROW & SCALE



1 STORY FRAME BUILDING

7b 2,150± SQ.FT.

7c HEIGHT=15.0'±

DETAIL A
SCALE 1"=20'

6DiiK ALTA/NSPS LAND TITLE SURVEY

2

BOUNDARY SURVEY OF

GOLDEN GEM

4350 & 4362 TRUSSEL TRAIL AND

4146 & 4160 GOLDEN GEM ROAD

APOPKA, FLORIDA

ORANGE COUNTY

ASM AMERICAN SURVEYING & MAPPING, INC.

NDDSS NATIONAL DUE DILIGENCE SERVICES

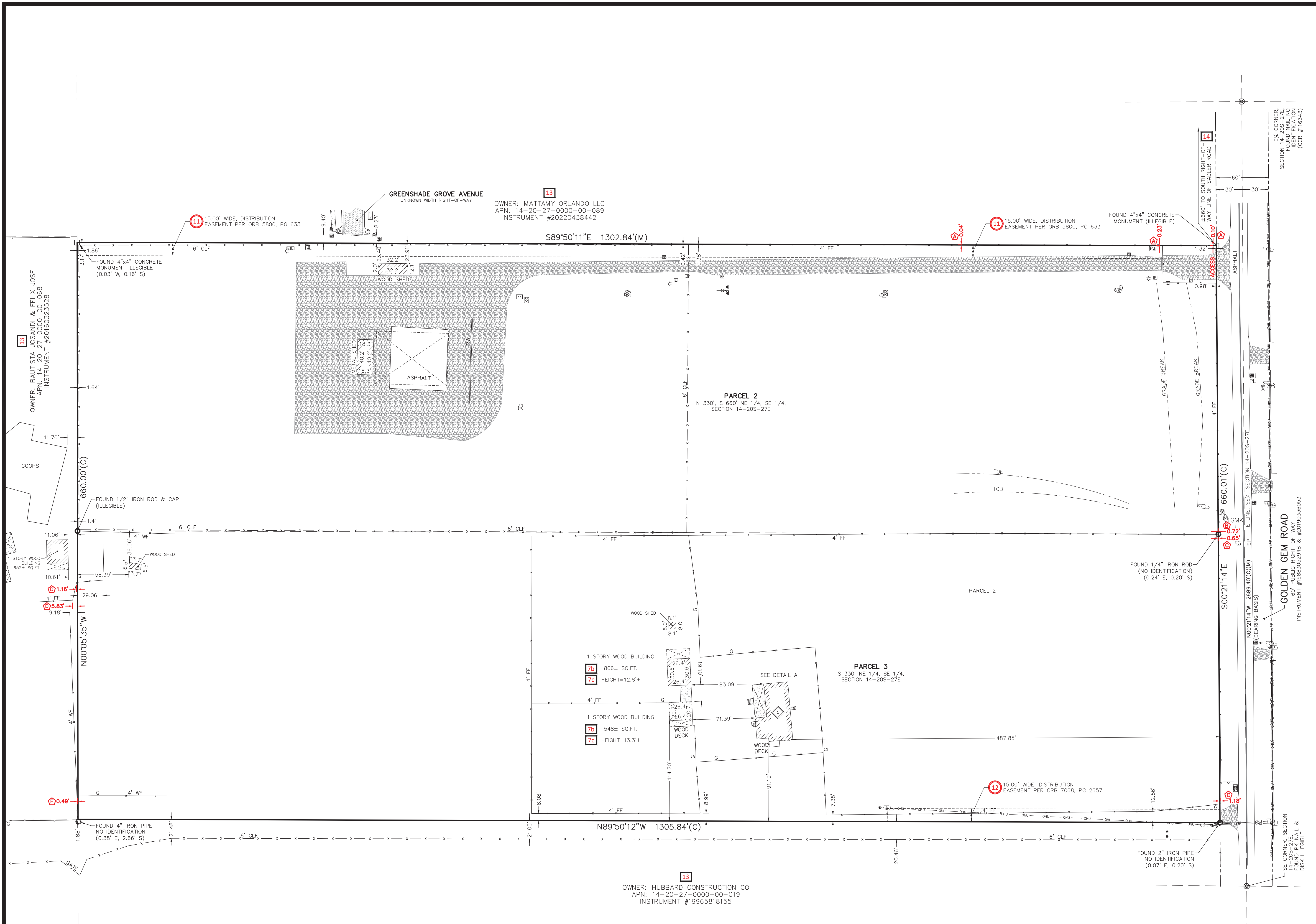
A DIVISION OF AMERICAN SURVEYING & MAPPING, INC.

227 Ocala Drive, Maitland, FL 32751 Phone: (407) 425-7979 nationalduediligenceservices.com

OWNER: HUBBARD CONSTRUCTION CO
APN: 14-20-27-0000-00-019
INSTRUMENT #19965818155

OWNER: MATTAMY ORLANDO LLC
APN: 14-20-27-0000-00-089
INSTRUMENT #20220438442

OWNER: BAUTISTA, ISANDI & FELIX JOSE
APN: 14-20-27-0000-00-068
INSTRUMENT #20160323528



KELLY PARK VILLAGE

A PORTION OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST
CITY OF APOPKA, ORANGE COUNTY, FLORIDA

DESCRIPTION:

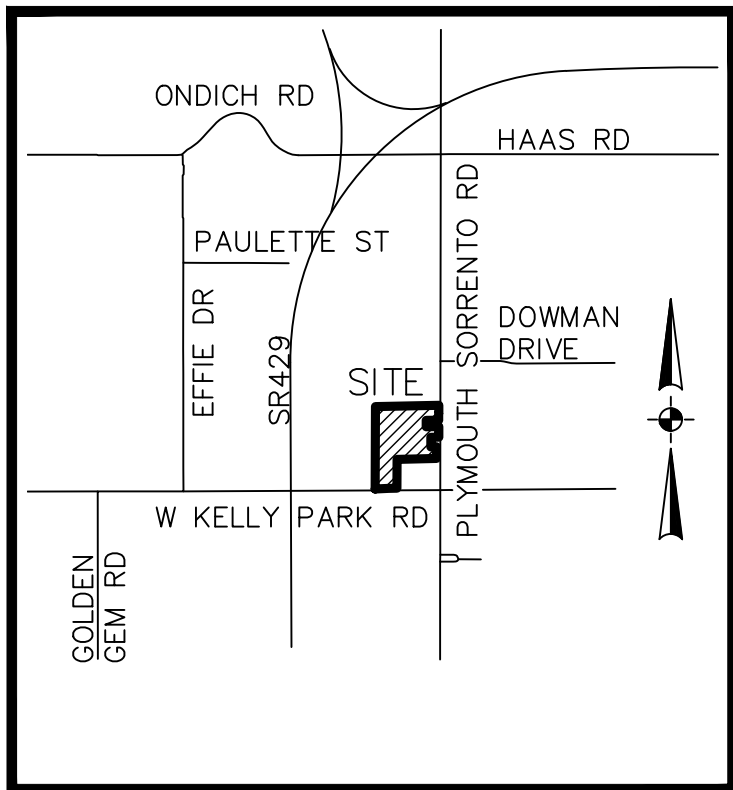
A PORTION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA; THENCE NORTH 00°09'58" EAST ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 497.07 FEET TO THE SOUTH LINE OF THE NORTH 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE SOUTH 88°30'29" WEST ALONG SAID SOUTH LINE, 61.64 FEET TO THE WEST RIGHT OF WAY LINE OF COUNTY ROAD 437 (PLYMOUTH-SORRENTO ROAD) AS DESCRIBED IN OFFICIAL RECORDS BOOK 10803, PAGE 1152, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA FOR THE POINT OF BEGINNING; THENCE DEPARTING SAID WEST RIGHT OF WAY LINE CONTINUE SOUTH 88°30'29" WEST ALONG SAID SOUTH LINE OF THE NORTH 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 616.89 FEET TO THE EAST LINE OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE SOUTH 00°13'00" WEST ALONG SAID EAST LINE, 448.98 FEET TO THE INTERSECTION WITH THE NORTH RIGHT OF WAY LINE OF W. KELLY PARK ROAD AS DEPICTED ON ORANGE COUNTY ROAD BOND MAP PROJECT NO. 49; THENCE SOUTH 88°20'47" WEST ALONG SAID NORTH RIGHT OF WAY LINE, 126.63 FEET; THENCE CONTINUE ALONG SAID NORTH RIGHT OF WAY LINE SOUTH 87°44'27" WEST, 212.95 FEET TO THE WEST LINE OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE DEPARTING SAID NORTH RIGHT OF WAY LINE RUN NORTH 00°14'30" EAST ALONG SAID WEST LINE, 1285.47 FEET TO THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE NORTH 88°46'42" EAST ALONG SAID NORTH LINE, 990.06 FEET TO THE INTERSECTION WITH THE WEST RIGHT OF WAY LINE OF COUNTY ROAD 437 (PLYMOUTH-SORRENTO ROAD) AS DEPICTED ON ORANGE COUNTY ROAD BOND MAP PROJECT NO. 62; THENCE SOUTH 00°06'04" WEST ALONG SAID WEST RIGHT OF WAY LINE, 120.03 FEET; THENCE SOUTH 88°46'42" WEST, 3.64 FEET TO THE EAST LINE OF PROPERTY AS DESCRIBED IN OFFICIAL RECORDS BOOK 10379, PAGE 8335, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE SOUTH 00°09'58" WEST ALONG SAID EAST LINE, 111.37 FEET; THENCE DEPARTING SAID EAST LINE RUN SOUTH 88°40'12" WEST, 195.07 FEET TO A POINT LYING 225.00 FEET WEST OF THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE SOUTH 00°09'58" WEST PARALLEL WITH SAID EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 100.03 FEET TO THE NORTH LINE OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE NORTH 88°40'12" EAST, 198.94 FEET TO AFORESAID WEST RIGHT OF WAY LINE OF COUNTY ROAD 437 (PLYMOUTH-SORRENTO ROAD) AS DEPICTED ON ORANGE COUNTY ROAD BOND MAP PROJECT NO. 62; THENCE SOUTH 00°06'04" WEST ALONG SAID WEST RIGHT OF WAY LINE, 165.71 FEET TO THE NORTH LINE OF THE SOUTH 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE DEPARTING SAID WEST RIGHT OF WAY LINE RUN SOUTH 88°36'58" WEST ALONG SAID NORTH LINE, 124.11 FEET TO A POINT LYING 150.00 FEET WEST OF THE EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 12; THENCE SOUTH 00°09'58" WEST PARALLEL WITH SAID EAST LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 150.05 FEET; THENCE NORTH 88°36'58" EAST, 88.19 FEET TO THE WEST RIGHT OF WAY LINE COUNTY ROAD 437 (PLYMOUTH-SORRENTO ROAD) AS DESCRIBED IN OFFICIAL RECORDS BOOK 10803, PAGE 1152, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE SOUTH 00°05'41" WEST ALONG SAID WEST RIGHT OF WAY LINE, 181.44 FEET TO THE POINT OF BEGINNING.

CONTAINING 21.361 ACRES, MORE OR LESS.

SURVEYOR'S NOTES

- BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF SE 1/4 OF THE SE 1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, AS BEING N 00°09'58" E, A GRID BEARING BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM OF 1983 (NAD-83-2011 ADJUSTMENT), EAST ZONE .
- ALL LINES INTERSECTING CURVES ARE RADIAL UNLESS OTHERWISE NOTED AS (NR) = NON-RADIAL.
- PROPERTY IS LOCATED IN FLOOD ZONE X, ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR ORANGE COUNTY COMMUNITY PANEL NUMBER 121095C0050 F, EFFECTIVE DATE OF 9/25/2009. THE ABOVE STATEMENT DOES NOT REPRESENT THIS SURVEYOR'S OPINION OF THE PROBABILITY OF FLOODING.
- THE STATE PLANE COORDINATES SHOWN HEREON ARE RELATIVE TO THE FLORIDA STATE PLANE COORDINATE SYSTEM 1983 (NAD 83-2011 ADJUSTMENT), EAST ZONE. (COORDINATES SHOWN AS NORTHING= N:1431064.72, EASTING= E: 762080.25).
- ALL PLATTED UTILITY EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES, PROVIDED. HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE, AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS PARAGRAPH SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. FURTHER, SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
- LOT CORNERS SHALL BE SET IN ACCORDANCE WITH CHAPTER 177.091 (9) FLORIDA STATUTES.
- THE LANDS SHOWN HEREON ARE SUBJECT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR KELLY PARK VILLAGE (HEREAFTER REFERRED TO AS DECLARATION) RECORDED IN THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA AND ANY SUPPLEMENT AND/OR AMENDMENT THERETO.
- TRACTS C-1, C-2, C-3 AND C-4 (FUTURE COMMERCIAL DEVELOPMENT) SHALL BE OWNED AND MAINTAINED BY KPI RETAIL, LLC, A DELAWARE LIMITED LIABILITY COMPANY.



VICINITY MAP

SCALE: 1" = 3000'

LEGEND AND ABBREVIATIONS:

- SET 4"x4" CONCRETE MONUMENT, PRM LB #8060 PERMANENT REFERENCE MONUMENT
- SET NAIL AND DISC, PRM LB #8060 PERMANENT REFERENCE MONUMENT
- ⦿ SET NAIL AND DISK, PCP LB #8060 PERMANENT CONTROL POINT
- ⌒ CENTERLINE
- C.C.R. CERTIFIED CORNER RECORD
- ⌒ CHANGE IN DIRECTION
- C# CURVE NUMBER
- L# LINE NUMBER
- (NR) NON-RADIAL
- NO. NUMBER
- ORB OFFICIAL RECORDS BOOK
- PG(S) PAGE OR PAGES
- R.B.M. ROAD BOND MAP

CERTIFICATE OF APPROVAL BY PLANNING COMMISSION

EXAMINED
AND
APPROVED

CHAIRMAN

DATE

CERTIFICATE OF APPROVAL BY CITY ENGINEER

EXAMINED
AND
APPROVED

CITY ENGINEER

DATE

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, THAT ON
THE FOREGOING PLAT WAS APPROVED BY THE MUNCIPALITY

MAYOR

ATTEST:
CITY CLERK

PLAT BOOK

PAGE

SHEET 1 OF 2

KELLY PARK VILLAGE

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT KPI PARTNERSHIP, LLC A DELAWARE LIMITED LIABILITY COMPANY, BEING THE OWNER IN FEE SIMPLE OF THE LANDS DESCRIBED IN THE FOREGOING CAPTION TO THIS PLAT, HEREBY DEDICATES SAID LANDS AND PLAT FOR THE USES AND PURPOSES THEREIN EXPRESSED AND DEDICATES THE DRAINAGE AND UTILITY EASEMENTS TO THE PERPETUAL USE OF THE PUBLIC.

TRACTS RW-1 AND RW-2 (RIGHT OF WAY) ARE DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR ADDITIONAL RIGHT OF WAY.

TRACTS C-1, C-2, C-3 AND C-4 (FUTURE COMMERCIAL DEVELOPMENT) ARE DEDICATED TO KPI RETAIL, LLC, A DELAWARE LIMITED LIABILITY COMPANY.

IN WITNESS WHEREOF, THE UNDERSIGNED, KPI PARTNERSHIP, LLC A DELAWARE LIMITED LIABILITY COMPANY, HAS CAUSED THESE PRESENTS TO BE EXECUTED AND ACKNOWLEDGED BY ITS UNDERSIGNED _____MANAGER THEREUNTO DULY AUTHORIZED ON THIS ____DAY OF _____, 2025.

KPI PARTNERSHIP, LLC A DELAWARE LIMITED LIABILITY COMPANY

BY: _____ DATE: _____
PRINTED NAME: _____
TITLE: _____ MANAGER
1001 FEEHANVILLE DRIVE
MOUNT PROSPECT, IL 600

WITNESS

WITNESS

PRINTED NAME

PRINTED NAME

STATE OF
COUNTY OF

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF ☐ PHYSICAL PRESENCE OR ☐ ONLINE NOTARIZATION, THIS ____DAY OF _____, 2025, BY _____, MANAGER, KPI PARTNERSHIP, LLC A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY HE IS PERSONALLY KNOWN TO ME OR WHO HAS PRODUCED _____ AS IDENTIFICATION.

NOTARY PUBLIC: _____

PRINT NAME: _____

MY COMMISSION EXPIRES: _____

COMMISSION #: _____

CERTIFICATE OF SURVEYOR

KNOW ALL MEN BY THESE PRESENTS, THAT I THE UNDERSIGNED, BEING A LICENSED SURVEYOR AND MAPPER, DO HEREBY CERTIFY THAT ON MAY 21, 2024 COMPLETED THE SURVEY OF THE LANDS AS SHOWN IN THE FOREGOING PLAT OR PLAN; THAT SAID PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED AND PLATTED AND WAS PREPARED UNDER MY DIRECTION AND SUPERVISION; THAT PERMANENT REFERENCE MONUMENTS HAVE BEEN PLACED AS SHOWN THEREON; AND THIS PLAT COMPLIES WITH ALL THE SURVEY REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES; AND THAT SAID LAND IS LOCATED IN ORANGE COUNTY FLORIDA.

STEVEN E. BLANKENSHIP, _____ DATE
P.S.M. REGISTRATION NO. 5361
POULOS & BENNETT, A PAPE-DAWSON COMPANY
2602 EAST LIVINGSTON STREET ORLANDO,
FLORIDA 32803
LICENSED BUSINESS #8606

CERTIFICATE OF REVIEW BY SURVEYOR

THIS PLAT HAS BEEN REVIEWED FOR CONFORMITY WITH CHAPTER 177, FLORIDA STATUTES.

COUNTY SURVEYOR

DATE

CERTIFICATE OF APPROVAL BY BOARD OF COUNTY COMMISSIONERS

THIS IS TO CERTIFY, THAT ON THE ____ DAY OF _____, 2025, THE FOREGOING PLAT WAS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY, FLORIDA.

ORANGE COUNTY

ATTEST:

CLERK OF THE BOARD

BY: _____ D.C.

CERTIFICATE OF COUNTY COMPTROLLER

I HEREBY CERTIFY, THAT THE FOREGOING PLAT WAS RECORDED IN THE ORANGE COUNTY OFFICIAL RECORDS

ON _____AS DOCUMENT NO. _____,

COUNTY COMPTROLLER IN AND FOR ORANGE COUNTY, FLORIDA.

BY: _____.

POULOS & BENNETT

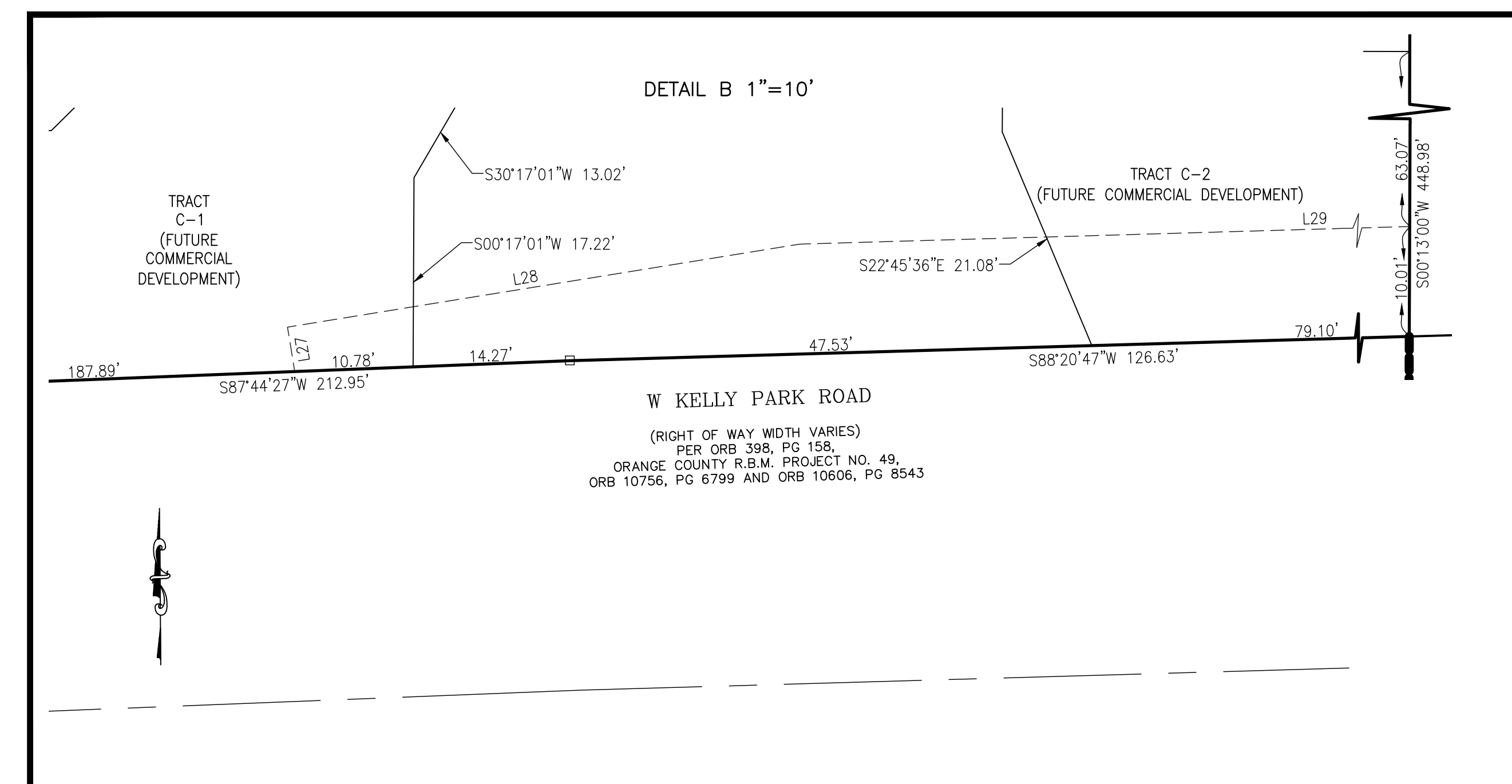
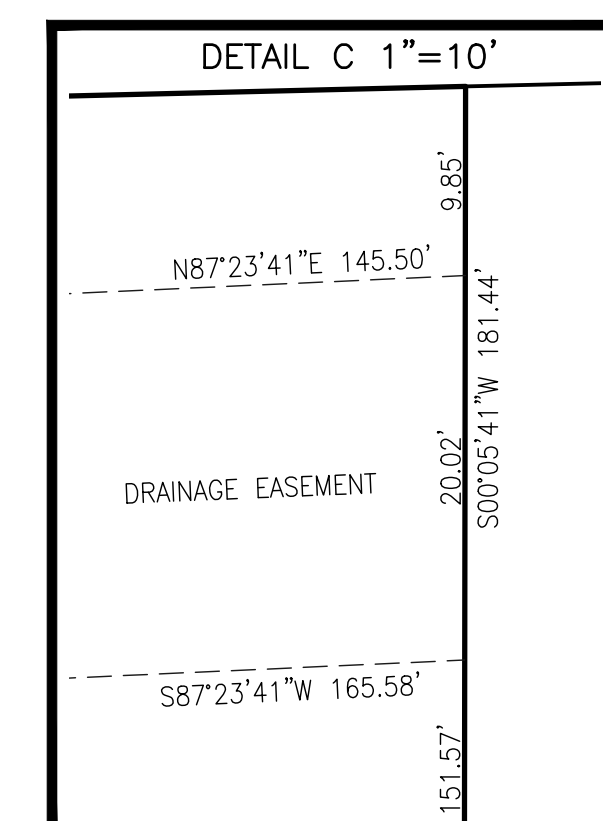
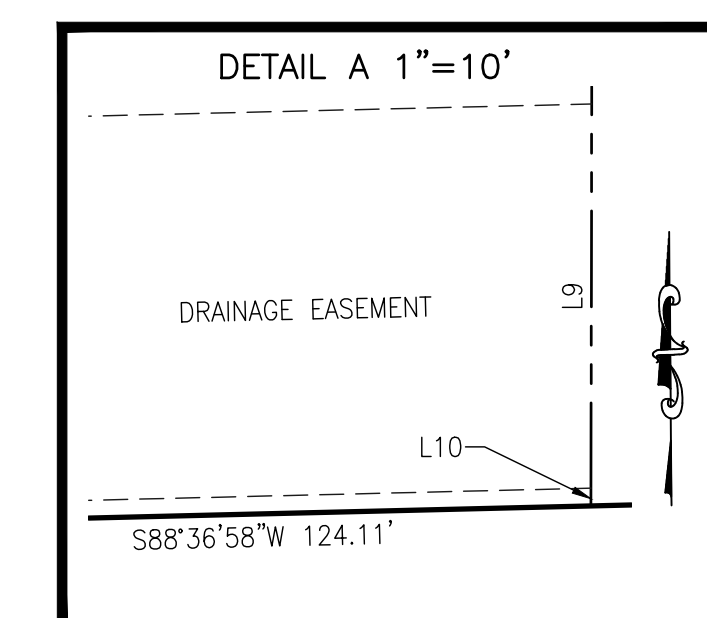
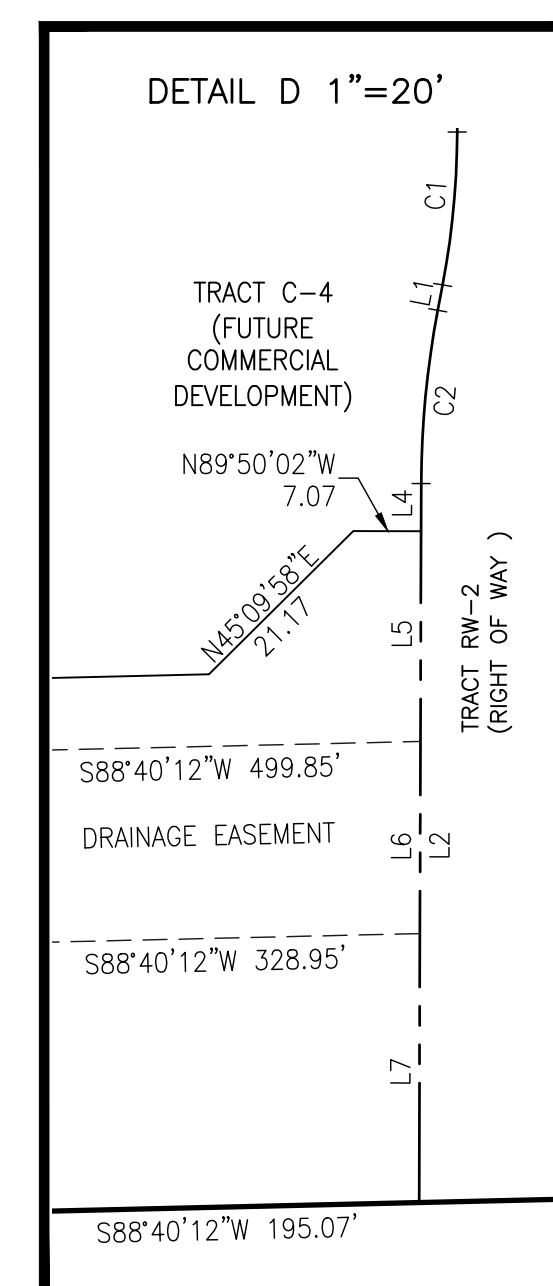
NOTICE:
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

A PORTION OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST
CITY OF APOPKA, ORANGE COUNTY, FLORIDA

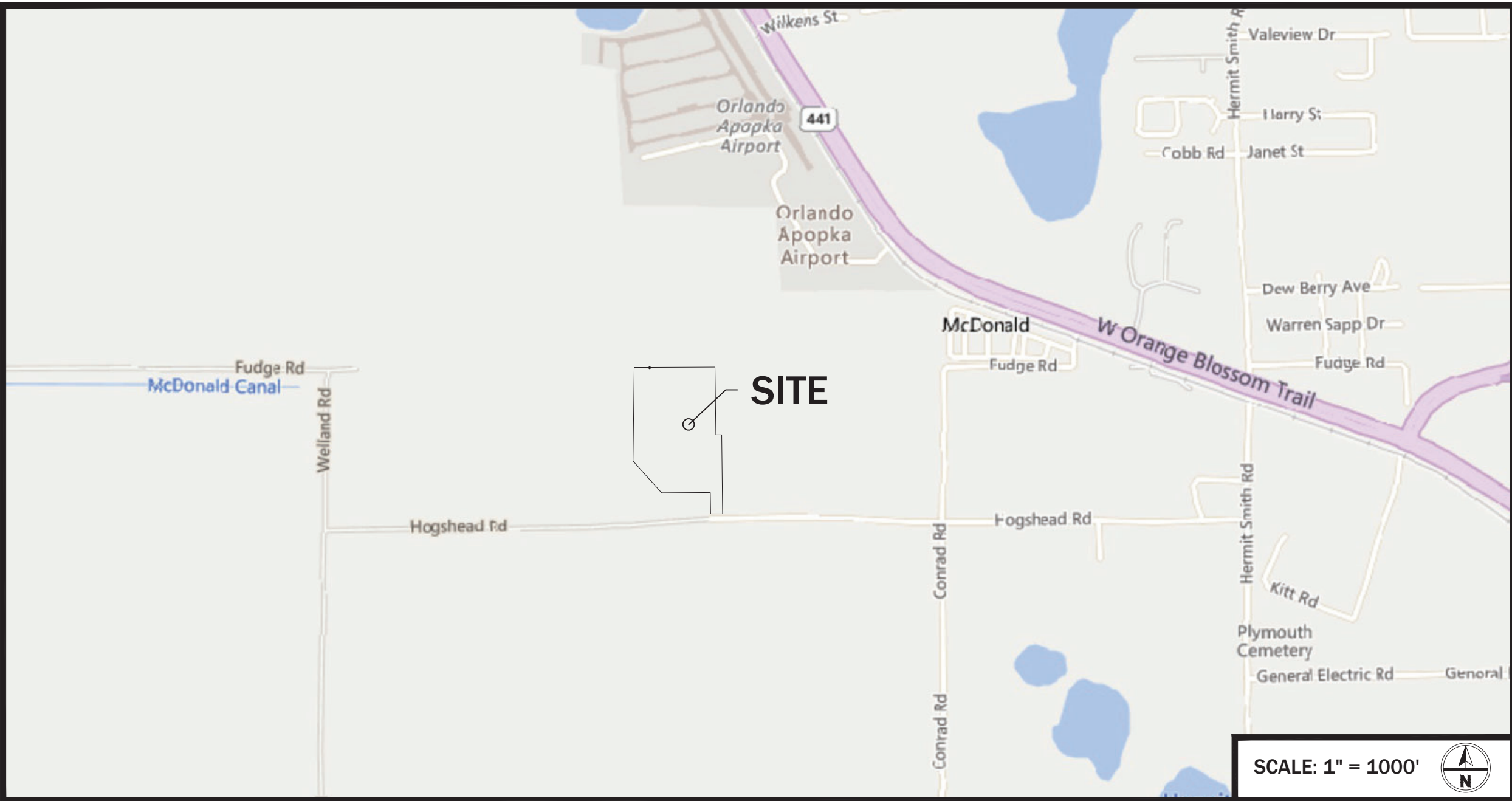
PAGE

Line Table		
Line #	Bearing	Length
L.1	N10°0'46.2"E	2.69'
L.2	N00°09'58"E	74.88'
L.3	N88°40'12"E	118.86'
L.4	S00°09'58"W	4.97'
L.5	S00°09'58"W	21.30'
L.6	S00°09'58"W	20.01'
L.7	S00°09'58"W	28.01'
L.8	S00°06'04"W	144.81'
L.9	S00°06'04"W	20.01'
L.10	S00°06'04"W	0.93'
L.11	S88°36'58"W	118.89'
L.12	N88°36'58"E	120.90'
L.13	N80°08'00"E	41.63'
L.14	S80°08'00"W	32.66'
L.15	N68°58'05"E	41.56'
L.27	S09°12'26"E	4.09'
L.28	S89°47'26"W	47.21'
L.29	S88°20'47"W	105.75'

Curve Table					
Curve #	Radius	Chord Bearing	Chord Length	Delta	Length
C1	86.00'	N05° 26' 19"E	16.01'	010°40'45"	16.01'
C2	98.00'	S05° 28' 20"W	18.13'	010°36'44"	18.13'
C3	174.00'	N10° 14' 50"E	60.21'	019°55'38"	60.51'
C4	48.64'	N65° 20' 40"W	16.52'	019°33'19"	16.66'



SITE LOCATION



AERIAL MAP



LEGAL DESCRIPTION FROM SURVEY PREPARED BY MCMAHON SURVEYING AND MAPPING LLC, DATED 04/12/21:

DESCRIPTION:

BEGIN AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 21 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA; THENCE S.89°57'40"E, ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 A DISTANCE OF 691.27 FEET; THENCE S.00°46'00"E, A DISTANCE OF 576.94 FEET; THENCE S.89°57'40"E, A DISTANCE OF 50.00 FEET; THENCE S.00°46'00"E, A DISTANCE OF 677.27 FEET TO A POINT ON A LINE 60.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 2; THENCE WEST, ALONG SAID PARALLEL LINE A DISTANCE OF 100.00 FEET; THENCE N.00°46'00"W, A DISTANCE OF 181.59 FEET; THENCE S.89°41'45"W, A DISTANCE OF 417.68 FEET; THENCE N.42°02'40"W, A DISTANCE OF 369.70 FEET TO THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 2; THENCE N.00°41'22"E, ALONG SAID WEST LINE A DISTANCE OF 800.75 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 17.58 ACRES, MORE OR LESS.

4301 HOGSHEAD

CITY OF APOPKA, FL

FINAL ENGINEERING PLANS

PARCEL ID #: 02-21-27-0000-00-023

SECTION 02, TOWNSHIP 21 S, RANGE 27 E

PROJECT TEAM:

DEVELOPER / APPLICANT / OWNER
CHORY HOLDINGS II, LLC
2315 LYNX LANE SUITE 6
ORLANDO, FL 32804
EMAIL: COLE@MCNULTYGROUPINC.COM

CIVIL ENGINEER
RITTER CIVIL, LLC
460 PINEY CROFT LANE
MAITLAND, FL 32751
PHONE: (407) 436-7276
EMAIL: GARTH@RITTERCIVIL.COM

SURVEYOR
MCMAHON SURVEYING & MAPPING, LLC
1690 TALL OAKS ROAD
DELAND, FL 32720
PHONE: (407) 399-2044
EMAIL: THOMASMCMAHONSURVEYOR@OUTLOOK.COM

GEOTECHNICAL ENGINEER
UES PROFESSIONAL SOLUTIONS, LLC
3532 MAGGIE BOULEVARD
ORLANDO, FLORIDA 32811
PHONE: (407) 423-0504

UTILITY PROVIDERS:

WATER / WASTEWATER
CITY OF APOPKA
748 E. CLEVELAND STREET
APOPKA, FL 32703
PHONE: (407) 703-1731

ELECTRIC
DUKE ENERGY
2955 E. SEMORAN BLVD
APOPKA, FL 32703
PHONE: (800) 778-9140

NATURAL GAS
LAKE APOPKA NATURAL GAS DISTRICT
1320 WINTER GARDEN VINELAND RD
WINTER GARDEN, FL 34787
PHONE: (407) 656-2734

COMMUNICATIONS
CENTURY LINK
715 DOUGLAS AVE SUITE #45,
ALTAMONTE SPRINGS, FL 32714
PHONE: (877) 366-8344

DRAWING INDEX

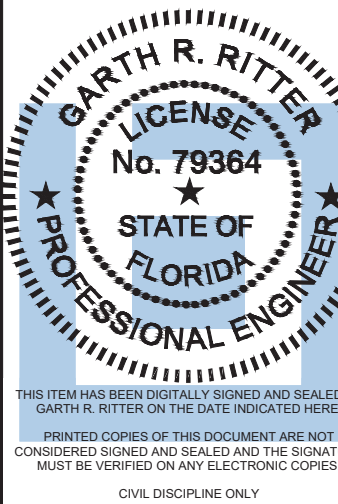
COVER SHEET	C1.0
GENERAL NOTES	C2.0 - C2.1
SEDIMENTATION & EROSION CONTROL PLAN	C3.0 - C3.1
DEMOLITION PLAN	C4.0
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SIGNAGE & STRIPING PLAN	C12.0

PREPARED BY:
RITTER CIVIL
ENGINEERING - PLANNING
460 PINEY CROFT LANE MAITLAND, FL 32751
407-436-7276 ■ WWW.RITTERCIVIL.COM

PREPARED FOR:
CHORY HOLDINGS II LLC

COVER SHEET
4301 HOGSHEAD

ISSUE DATE:	01/29/2025
REVISION:	
REVISION:	
REVISION:	
REVISION:	
REVISION:	
REVISION:	



DRAFTED:	GPR
DESIGNED:	GPR
REVIEWED:	GRR
PROJECT NUMBER:	24018

SHEET:
C1.0

ITTER CIVIL, LLC RESERVES THE EXCLUSIVE COPYRIGHT AND PROPRIETARY RIGHTS IN THE DRAWINGS WHICH MAY NOT BE REPRODUCED IN ANY FORM OR BY ANY MEANS, NOR CAN THEY BE REPRODUCED IN ANY FORM WITHOUT WRITTEN CONSENT OF RITTER CIVIL, LLC.

GENERAL:

1. THE FOLLOWING NOTES CONTAINED IN THE GENERAL NOTES SHEETS APPLY TO ALL WORK DETAILED IN THIS SET OF CONSTRUCTION DRAWINGS. THIS SET OF CONSTRUCTION DRAWINGS, INCLUDING ANY BELOW REFERENCED BOUNDARY AND TOPOGRAPHIC SURVEYS, GEOTECHNICAL ENGINEERING REPORTS, AND ALL REQUIRED PERMITS ARE HEREBY INCORPORATED AS THE COMPLETE SET OF CIVIL SITE CONSTRUCTION DOCUMENTS, WHICH MAY ALSO BE REFERRED HEREIN AS "CONSTRUCTION DOCUMENTS."
- A. EXISTING TOPOGRAPHIC INFORMATION BASED ON THE FOLLOWING:
- SURVEYOR: MCMAHON SURVEYING AND MAPPING, LLC
DRAWING NUMBER: H066
DRAWING DATE: 04/12/2021
LATEST REVISION: 04/12/2021
- B. PROJECT BOUNDARY BASED ON THE FOLLOWING:
- SURVEYOR: MCMAHON SURVEYING AND MAPPING, LLC
DRAWING NUMBER: H066
DRAWING DATE: 04/12/2021
LATEST REVISION: 04/12/2021
- C. GEOTECHNICAL ENGINEERING DETAILS TAKEN FROM:
- GEOTECHNICAL ENGINEER: UNIVERSAL ENGINEERING SCIENCES, LLC
REPORT NUMBER: 1809024
REPORT DATE: SEPTEMBER 30, 2021
LATEST REVISION: JANUARY 20, 2025
2. GEOTECHNICAL SERVICES: GEOTECHNICAL DETAILS AND SPECIFICATIONS IF SHOWN IN THESE PLANS ARE PROVIDED FOR REFERENCE ONLY. GEOTECHNICAL RECOMMENDATIONS ARE NOT THE RESPONSIBILITY OF RITTER CIVIL, LLC. RITTER CIVIL, LLC HAS RELIED ON THE GEOTECHNICAL REPORT REFERENCED ABOVE IN PREPARATION OF THESE PLANS. ANY CONFLICT BETWEEN THE GEOTECHNICAL REPORT AND THE GEOTECHNICAL REPORT AND THESE DRAWINGS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER AND OWNER IMMEDIATELY UPON DISCOVERY. RITTER CIVIL, LLC IS NOT RESPONSIBLE FOR THE COMPLETENESS, CORRECTNESS, OR ACCURACY OF THE GEOTECHNICAL INFORMATION.
3. VERTICAL DATUM: ELEVATIONS SHOWN WITHIN THESE PLANS ARE RELATIVE TO NAVD83 DATUM BASED ON BENCHMARKS SHOWN ON THE TOPOGRAPHIC SURVEY REFERENCED ABOVE. REFER TO TOPOGRAPHIC SURVEY FOR REFERENCED BENCHMARK DETAILS.
4. UNLESS OTHERWISE SPECIFIED, ALL CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH THE CURRENT PUBLICATION OF THE FOLLOWING CODES, STANDARDS, AND SPECIFICATIONS IN ADDITION TO THE LATEST EDITIONS OF ALL OTHER APPLICABLE STANDARDS AND SPECIFICATIONS: LOCAL CITY OR COUNTY, WATER MANAGEMENT DISTRICT, FLORIDA BUILDING CODE, FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP), FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) STANDARD PLANS FOR ROAD AND BRIDGE CONSTRUCTION, AMERICANS WITH DISABILITIES ACT (ADA) BY U.S. DEPARTMENT OF JUSTICE, "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS" (MUTCD) PUBLISHED BY THE FEDERAL HIGHWAY ADMINISTRATION (FHWA), RIGHT-OF-WAY ACCESSIBILITY GUIDELINES (PROWAG) PUBLISHED BY THE U.S. DEPARTMENT OF TRANSPORTATION, AND FAIR HOUSING ACT BY U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD).
5. ALL CONSTRUCTION ACTIVITY SHALL BE GOVERNED BY ALL APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, ORDINANCES, BUILDING AND SAFETY CODES, AND REQUIRED PERMIT CONDITIONS.
6. ALL STANDARDS AND SPECIFICATIONS SHALL BE OF THE LATEST REVISION. IN THE EVENT THAT ANY STANDARDS OR SPECIFICATIONS AS DESCRIBED HEREIN ARE IN CONFLICT WITH EACH OTHER, OR SHOWN IN CONFLICT ON THE PLANS, THE MORE STRINGENT CRITERIA SHALL USUALLY APPLY. CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD OF SUCH CONFLICT IN WRITING IMMEDIATELY. SHOULD THE MORE STRINGENT CRITERIA BE UNCLEAR, THE CONTRACTOR SHALL REQUEST IN WRITING THE ENGINEER'S INTERPRETATION OF THE MORE STRINGENT CRITERIA TO BE USED.
7. CONTRACTOR SHALL REVIEW ALL PLANS WITHIN THE CIVIL SITE WORK SCOPE IN THEIR ENTIRETY. ANY ERRORS, OMISSIONS, OR DISCREPANCIES BETWEEN ACTUAL FIELD CONDITIONS, THE CONSTRUCTION PLANS, OR APPLICABLE SPECIFICATIONS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER AND ENGINEER BEFORE COMMENCING WORK. NO DEVIATIONS OR FIELD CHANGES FROM THE CONSTRUCTION DRAWINGS SHALL BE MADE WITHOUT PRIOR APPROVAL OF THE OWNER AND ENGINEER.
8. IF ANY ITEMS APPEARING TO BE HISTORICAL OR ARCHEOLOGICAL ARTIFACTS ARE DISCOVERED DURING CONSTRUCTION ACTIVITY WITHIN THE PROJECT LIMITS, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OWNER, THE ENGINEER, AND THE BUREAU OF HISTORICAL PRESERVATION, DIVISION OF HISTORICAL RESOURCES R.A. GRAY BUILDING, 500 S. BRONKHOUT ST. TALLAHASSEE, FLORIDA, 32399-0250.
9. ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITY, INCLUDING THOSE WHO NO SPECIFIC IMPROVEMENTS ARE SHOWN, SHALL BE RESTORED TO THEIR ORIGINAL OR BETTER CONDITION, WITH BAHIA SOD AT A MINIMUM, UNLESS OTHERWISE SPECIFIED.

CONTRACTOR RESPONSIBILITIES:

1. EXISTING CONDITIONS:

- A. THE CONTRACTOR SHALL CONDUCT A SITE INVESTIGATION TO THOROUGHLY ANALYZE THE SITE, INCLUDING ALL SURFACE AND SUBSURFACE CONDITIONS, THE WORK DETAILED IN THE CONSTRUCTION DOCUMENTS, AND ALL OTHER CONDITIONS THAT MAY AFFECT THE DESIGN OR SUCCESSFUL COMPLETION OF THE PROJECT PRIOR TO COMMENCEMENT OF WORK.

- B. THE LOCATION OF EXISTING UTILITIES, FACILITIES, STRUCTURES, AND OTHER FEATURES SHOWN ON THE PLANS HAVE BEEN DETERMINED BY THE BEST INFORMATION AVAILABLE AND ARE PROVIDED FOR THE CONVENIENCE OF THE ENGINEER. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL UTILITIES AND OTHER FEATURES SHOWN ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETENESS OF THE LOCATION INFORMATION PROVIDED. ANY INACCURACY OR OMISSION IN SUCH INFORMATION SHALL NOT RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITY TO PROTECT EXISTING FEATURES FROM DAMAGE OR UNSCHEDULED INTERRUPTION OF SERVICE. IF DISCREPANCIES ARISE BETWEEN ACTUAL FIELD CONDITIONS AND THE PLANS THAT WOULD RESULT IN A NECESSARY CHANGE TO THE CONSTRUCTION DESIGN, THE CONTRACTOR SHALL STOP ALL CONSTRUCTION IN THE AFFECTED AREA AND NOTIFY THE OWNER & ENGINEER IMMEDIATELY. FAILURE TO NOTIFY THE OWNER & ENGINEER, AND CONTINUING CONSTRUCTION SHALL MAKE THE CONTRACTOR LIABLE FOR ALL SUBSEQUENT ERRORS AND NECESSARY CORRECTIONS.

- C. THE CONTRACTOR SHALL PROTECT ALL PROPERTIES SURROUNDING THE JOB SITE FROM DAMAGE DUE TO CONSTRUCTION RELATED ACTIVITY OR SEDIMENTATION.

- D. THE CONTRACTOR SHALL PROTECT ALL EXISTING SURVEY MONUMENTATION AND TAKE ALL REASONABLE PRECAUTIONS NECESSARY TO AVOID DAMAGE TO ITEMS INCLUDING, BUT NOT LIMITED TO: PERMANENT REFERENCE MONUMENTS, PERMANENT CONTROL POINTS, PERMANENT BENCHMARKS, PROPERTY CORNERS, POINTS OR MARKERS. ANY DAMAGE OR DISTURBANCE TO EXISTING SURVEY MONUMENTATION DURING CONSTRUCTION SHALL BE RESTORED BY A FLORIDA LICENSED SURVEYOR AT THE CONTRACTOR'S EXPENSE.

2. PERMITS:

- A. THE CONTRACTOR SHALL ENSURE THAT ALL REQUIRED PERMITS ARE OBTAINED, WITH HARD COPIES AVAILABLE AT THE JOB SITE PRIOR TO COMMENCING CONSTRUCTION. CONTRACTOR SHALL ABIDE BY ALL REQUIRED PERMIT CONDITIONS. PERMITS INCLUDED (BUT NOT LIMITED TO) ARE:
- WATER MANAGEMENT DISTRICT ENVIRONMENTAL RESOURCE PERMIT (E.R.P.) OR M.S.S.W.
 - WATER MANAGEMENT DISTRICT CONSUMPTIVE USE (WATER USE) FOR CONSTRUCTION DEWATERING (C.U.P.)
 - A.C.O.E. NATIONWIDE OR INDIVIDUAL DREDGE AND FILL
 - FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION TORTOISE INCIDENTAL TAKE OR RELOCATION
 - F.D.E.P. WATER DISTRIBUTION
 - F.D.E.P. SANITARY SEWER COLLECTION AND TRANSMISSION
 - LOCAL/STATE RIGHT OF WAY USE
 - LOCAL/STATE UNDERGROUND UTILITIES
 - F.D.E.P. N.P.D.E.S. STORMWATER

- B. THE CONTRACTOR SHALL REVIEW ALL PERMITS PRIOR TO CONSTRUCTION FOR ANY CHANGES TO THE DESIGN INCLUDED THEREIN. CONTRACTOR SHALL NOTIFY THE OWNER AND ENGINEER OF ANY REQUIRED CHANGES PRIOR TO COMMENCING CONSTRUCTION.

3. PRE-CONSTRUCTION:

- A. THE CONTRACTOR SHALL VERIFY ALL QUANTITIES, TAKE-OFF MEASUREMENTS, NEEDED MATERIALS AND NECESSARY REMOVAL & REPAIR OF IMPROVEMENTS AT POINTS OF CONNECTION TO EXISTING INFRASTRUCTURE DURING THE BID PROCESS. ALL NECESSARY WORK TO COMPLETE THE PROJECT SHALL BE INCLUDED ON THE CONTRACTOR'S BID. ANY EXCLUSIONS FROM THE BID SHALL BE CLEARLY ITEMIZED AND DESCRIBED ON THE BID.

- B. UPON NOTICE OF AWARD, THE CONTRACTOR SHALL ARRANGE AND ATTEND A REQUIRED PRE-CONSTRUCTION MEETING WITH THE AUTHORITY HAVING JURISDICTION'S STAFF, OWNER, ENGINEER OF RECORD, AND ANY OTHER APPLICABLE PARTIES.

- C. THE CONTRACTOR SHALL PROVIDE THE OWNER AND ENGINEER A CONSTRUCTION SCHEDULE FOR ALL INCLUDED SITE WORK ELEMENTS TO FACILITATE COORDINATION OF PERIODIC SITE VISITS TO ENSURE TIMELY ISSUANCE OF CERTIFICATION OF COMPLETION OR CERTIFICATION OF OCCUPANCY.

4. LABOR & MATERIALS:

- A. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FURNISHING ALL MATERIALS AND LABOR TO CONSTRUCT THE PROJECT AS SHOWN AND DESCRIBED IN THE CONSTRUCTION DRAWINGS IN ACCORDANCE WITH THE APPROPRIATE GOVERNING AGENCIES, SPECIFICATIONS, AND REQUIREMENTS.

- B. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE APPROPRIATE GOVERNING AGENCIES AND ENGINEER FOR REVIEW PRIOR TO MATERIAL PROCUREMENT AND DELIVERY TO JOB SITE. CONTRACTOR SHALL CONFIRM COMPATIBILITY OF MATERIALS, PIPE SLOPES AND INVERTS AND ADVISE ENGINEER OF ANY DISCREPANCIES.

- C. NO EXISTING MATERIALS SHALL BE USED IN NEW CONSTRUCTION UNLESS OTHERWISE APPROVED BY THE ENGINEER. EXISTING ITEMS CALLED OUT TO BE RELOCATED IN THE PLANS SHALL BE EVALUATED IN THE FIELD BY THE CONTRACTOR TO DETERMINE IF RELOCATION IS FEASIBLE OR IF A SUITABLE REPLACEMENT IS REQUIRED.

- D. ALL WORK SHALL BE COMPLETED IN REASONABLE CONFORMANCE WITH THE LINES, GRADES, CROSS SECTIONS, AND DIMENSIONS SPECIFIED IN THE CONSTRUCTION DOCUMENTS. ALL PROVIDED MATERIALS AND THEIR INSTALLATION SHALL MEET THE MOST STRINGENT SPECIFICATIONS AND TESTING REQUIREMENTS OF THE APPROPRIATE GOVERNING AGENCY, FDOT, FDEP, UTILITY PROVIDER, GEOTECHNICAL REPORT, AND/OR OWNER REQUIREMENTS.

- E. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACTIONS OR INACTIONS OF THE CONTRACTOR'S EMPLOYEES, SUBCONTRACTORS, AGENTS OR ANY OTHER PERSONS OR ENTITY PERFORMING WORK ON BEHALF OF THE CONTRACTOR.

- F. ANY HAULING OR MOVEMENT OF MATERIALS OR EQUIPMENT TO AND FROM THE JOB SITE SHALL COMPLY WITH ALL LEGAL LOAD RESTRICTIONS ON PUBLIC ROADS. THE CONTRACTOR SHALL BE HELD LIABLE FOR ANY DAMAGE THAT MAY OCCUR FROM HAULING OR MOVING MATERIALS & EQUIPMENT.

- G. THE CONTRACTOR SHALL ARRANGE FOR DAILY REMOVAL OF TRASH AND DEBRIS FROM THE SITE OR AT MORE FREQUENT INTERVALS AS NEEDED TO REDUCE ACCUMULATION OF POTENTIAL FIRE & SAFETY HAZARDS OR ENVIRONMENTAL CONCERNS. TRASH AND DEBRIS SHALL BE PLACED IN SEALED CONTAINERS, COVERED OR TIED DOWN AS NECESSARY TO PREVENT LEAVING THE CONSTRUCTION SITE BY WIND, STORMWATER DISCHARGE, OR OTHER MEANS. ALL TRASH AND DEBRIS SHALL BE DISPOSED OF BY THE CONTRACTOR IN A LEGAL MANNER.

5. CONSTRUCTION LAYOUT:

- A. THE CONTRACTOR SHALL HAVE THE DESIGN/PLATTING SURVEYOR SET AND/OR VERIFY PROPERTY CORNER AND BENCHMARK LOCATIONS AND ELEVATIONS PRIOR TO CONSTRUCTION.

- B. ANY SUPPLEMENTAL DIGITAL FILES, INCLUDING BUT NOT LIMITED TO COMPUTER AIDED DRAFTING (CAD) FILES, DESIGN FILES, OR SIMILAR FILES ARE PROVIDED AT THE DISCRETION OF RITTER CIVIL, LLC FOR INFORMATIONAL PURPOSES ONLY. RITTER CIVIL, LLC BEARS NO RESPONSIBILITY FOR THE COMPATIBILITY OF SUPPLEMENTAL DIGITAL FILES WITH THE RECIPIENT'S SOFTWARE OR SYSTEM. THE CONTRACTOR SHALL LAYOUT PROPOSED IMPROVEMENTS BASED ON THE SITE BOUNDARY PROVIDED BY SURVEYOR AND THE DIMENSIONS, NOTES AND OTHER APPLICABLE INFORMATION CONTAINED IN THE SIGNED AND SEALED CONSTRUCTION PLANS.

- C. THE CONTRACTOR SHALL COMPLETELY STAKE AND CHECK ALL IMPROVEMENTS SHOWN ON THE CONSTRUCTION PLANS TO ENSURE ADEQUATE HORIZONTAL AND VERTICAL POSITIONING PRIOR TO INSTALLING ANY IMPROVEMENT.

- D. ANY BUILDING FOOTPRINT SHOWN IS PROVIDED FOR CONVENIENCE ONLY. CONTRACTOR TO VERIFY BUILDING GEOMETRY WITH ARCHITECT AND/OR BUILDING CONTRACTOR PRIOR TO STAKING ANY BUILDING CORNERS PER THE CONTRACTOR SHALL VERIFY BUILDING LAYOUT MEETS ALL MINIMUM REQUIRED BUILDING SETBACKS.

6. NOTIFICATIONS & UTILITY COORDINATION:

- A. PRIOR TO COMMENCING WORK, THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE APPROPRIATE GOVERNMENTAL AGENCIES, UTILITY SERVICE PROVIDERS, AND CORPORATIONS OWNING OR CONTROLLING ANY ROADWAY, UTILITY, OR STORMWATER INFRASTRUCTURE AND FACILITIES IN CLOSE PROXIMITY TO THE WORK AREA OR OTHERWISE AFFECTED BY CONSTRUCTION ACTIVITIES AT A MINIMUM OF 3 WORKING DAYS UNLESS OTHERWISE REQUIRED BY SUCH ENTITY. CONTRACTOR TO COORDINATE WITH APPROPRIATE ENTITIES TO PROPERLY LOCATE, SUPPORT, AND PROTECT SUCH FACILITIES FROM ANY UNAUTHORIZED DISTURBANCE, INTERRUPTION OF SERVICE, OR DAMAGE. CONTRACTOR SHALL NOTIFY SUNSHINE STATE OF FLORIDA, INC. (800-432-4770) PRIOR TO PLANNED EXCAVATION OR DEMOLITION ACTIVITIES.

7. JOB SITE SAFETY & SECURITY:

- A. THE CONTRACTOR SHALL ADHERE TO ALL REASONABLE & COMMONLY ACCEPTED SAFETY PRACTICES AND COMPLY WITH ALL FEDERAL, STATE, AND LOCAL LAWS, REGULATIONS, ORDINANCES AND GUIDELINES GOVERNING JOB SITE SAFETY, HEALTH, SAFE USE OF EQUIPMENT AND MATERIAL HANDLING AS PUBLISHED BY THE RESPECTIVE MANUFACTURERS. SUCH REGULATIONS SHALL INCLUDE BUT ARE NOT LIMITED TO: OSHA SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION, STANDARDS 29 C.F.R., 1926, SUBPART P, EXCAVATION, AND ALL SUBSEQUENT REVISIONS OR UPDATES AS ADOPTED BY THE DEPARTMENT OF LABOR AND EMPLOYMENT SECURITY, AND WITH SECTION 555.62, FLORIDA STATUTES.
- B. PRIOR TO COMMENCING WORK, THE CONTRACTOR SHALL PROVIDE AND MAINTAIN ALL NECESSARY BARRICADES, LIGHTS, WARNING SIGNS, AND PAVEMENT MARKINGS FOR HAZARDS AND TRAFFIC CONTROL THROUGH WORK ZONES IN ACCORDANCE WITH THE STANDARDS AND SPECIFICATIONS OF THE AGENCIES HAVING JURISDICTION IN ORDER TO PREVENT ACCIDENT OR INJURY AT ALL LOCATIONS WHERE CONSTRUCTION ACTIVITY CREATES ANY FORM OF HAZARD TO THE PUBLIC OR INTERRUPTS NORMAL TRAFFIC FLOW. WHEN REQUIRED, A MAINTENANCE OR TRAFFIC PLAN SHALL BE PREPARED BY AN FDOT CERTIFIED DESIGNER RETAINED BY THE CONTRACTOR AND SUBMITTED BY THE CONTRACTOR TO THE OWNER/ENGINEER AND AUTHORITY HAVING JURISDICTION FOR APPROVAL.

- C. WHEN COMBUSTIBLE MATERIALS ARE BROUGHT ON SITE, ACCESS ROADS AND A TEMPORARY OR PERMANENT SUPPLY OF WATER SHALL BE PROVIDED AND MAINTAINED AS REQUIRED BY THE GOVERNING FIRE DEPARTMENT.

- D. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR JOB SITE SECURITY AND SHALL TAKE EVERY PRECAUTION NECESSARY TO ENSURE THE COMPLETED WORK, EQUIPMENT, AND MATERIALS ARE SECURED & STORED ON SITE IN SUCH A MANNER TO PREVENT UNAUTHORIZED ACCESS, USE, OR THEFT. SIGNAGE, FENCING AND ANY OTHER APPLICABLE SECURITY MEASURES WILL BE PROVIDED AT CONTRACTOR'S EXPENSE.

- E. ANY WORK IN PLACE SUBJECT TO DAMAGE DUE TO ONGOING CONSTRUCTION ACTIVITY SHALL BE COVERED, BOARDED UP OR OTHERWISE SUFFICIENTLY PROTECTED BY THE CONTRACTOR AT THEIR EXPENSE.

8. INSPECTIONS & TESTING:

- A. THE OWNER, OWNER'S REPRESENTATIVES, ENGINEER, & INSPECTORS OF APPLICABLE PERMITTING AGENCIES SHALL HAVE ACCESS TO THE JOB SITE AT ALL TIMES TO MONITOR WORK COMPLETED OR WORK IN PROGRESS.

- B. THE CONTRACTOR SHALL RETAIN A QUALIFIED GEOTECHNICAL ENGINEER FOR INSPECTIONS, TESTING, REPORTS, AND CERTIFICATIONS.

- C. THE CONTRACTOR SHALL BE RESPONSIBLE TO PERFORM ALL TESTING AS REQUIRED BY CITY / AND OR COUNTY, FDOT, UTILITY PROVIDER, FDEP, GEOTECHNICAL ENGINEER, AND AS REQUIRED BY THE OWNER / ENGINEER. TEST RESULTS SHALL BE SUBMITTED BY THE CONTRACTOR IN A TIMELY MANNER TO THE OWNER / ENGINEER FOR REVIEW, ACCEPTANCE AND CERTIFICATIONS.

- D. THE CONTRACTOR SHALL PROVIDE THE ENGINEER A MINIMUM NOTICE OF TWO BUSINESS DAYS FOR THE FOLLOWING CONSTRUCTION AND OBSERVATION ACTIVITIES:

- SANITARY SEWER VIDEO INSPECTION
- CONNECTION TO EXISTING STORMWATER OR UTILITY SYSTEMS
- STORM AND SANITARY LAMPING
- INLET TOP POURS
- WATER, RECLAIM, AND FORCE MAIN PRESSURE TESTS
- BACTERIOLOGICAL SAMPLING
- BASE INSPECTION
- PLACEMENT OF ASPHALT LIFTS
- PRE-FINAL SITE INSPECTIONS
- FINAL SITE INSPECTIONS

- E. IF ANY INSPECTIONS OR TEST RESULTS REVEAL DEFECTIVE WORK, THE CONTRACTOR SHALL NOT BE ELIGIBLE FOR ANY PAYMENT ASSOCIATED WITH THE WORK UNTIL IT MEETS THE REQUIRED SPECIFICATIONS AND STANDARDS INDICATED IN THE PLANS. THE CONTRACTOR SHALL COVER ALL REINSTALLATION, ADDITIONAL TESTING AND ASSOCIATED COSTS AS A RESULT OF REMEDYING THE DEFECTIVE WORK.

- F. ALL WORK RESULTING FROM REQUIREMENTS OR RECOMMENDATIONS FROM INSPECTION PERSONNEL MUST BE REPORTED TO THE OWNER / ENGINEER FOR REVIEW AND AUTHORIZATION PRIOR TO COMMENCEMENT. NO COMPENSATION WILL BE GRANTED TO THE CONTRACTOR FOR ADDITIONAL WORK THAT WAS NOT APPROVED BY THE OWNER / ENGINEER.

SEDIMENTATION AND EROSION CONTROL:

1. REFER TO SEDIMENTATION AND EROSION CONTROL PLAN SHEET FOR SEDIMENTATION AND EROSION CONTROL NOTES AND DETAILS.

DEMOLITION AND CLEARING:

1. THE CONTRACTOR SHALL CLEARLY DELINEATE THE LIMITS OF CONSTRUCTION ON SITE PRIOR TO CONSTRUCTION. ALL WORK SHALL REMAIN WITHIN THE LIMITS OF CONSTRUCTION.

2. ALL EXISTING STRUCTURES, SLABS, FENCING, ASPHALT, SIGNS, OR OTHER EXISTING IMPROVEMENTS OR DEBRIS PLACES WITHIN THE LIMITS OF PROPOSED IMPROVEMENTS ARE TO BE REMOVED BY THE CONTRACTOR UNLESS OTHERWISE NOTED ON THE PLANS. ANY REMAINING REMOVAL MAY NOT BE SHOWN ON THE PLANS OR SURVEY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO REVIEW THE EXISTING CONDITIONS OF THE SITE AND PROPOSED IMPROVEMENTS TO DETERMINE THE EXTENT OF ITEMS TO BE REMOVED. THE CONTRACTOR SHALL BE RESPONSIBLE TO REMOVE ALL ITEMS. IF ANY QUESTION AS TO WHETHER OR NOT AN ITEM SHOULD BE REMOVED, CONTRACTOR SHALL REMOVE ALL NON-REUSABLE WASTE MATERIAL, AT THE OWNERS DIRECTION, FOR DISPOSAL OFF-SITE. DISPOSAL SHALL CONFORM TO ALL APPLICABLE REGULATIONS.

3. THE CONTRACTOR SHALL APPLY FOR AND OBTAIN ALL NECESSARY PERMITS FOR DEMOLITION, AND COMPLY WITH THE REQUIREMENTS OF SUCH PERMITS IN THEIR ENTIRETY.

4. ANY SIDEWALKS OR CURBING DISTURBED BY THE WORK SHALL BE RESTORED TO THE CONDITION OF THE ORIGINAL STRUCTURE. SIDEWALK PANELS SHALL BE RESTORED TO FULL PANEL WIDTHS AND LENGTHS (DEFINED BY EDGES OF SIDEWALK AND THE NEAREST CONTROL JOINTS OR EXPANSION JOINTS). PARTIAL PATCHING OF SIDEWALKS SHALL NOT BE ACCEPTABLE. PAVEMENT FINISHES, THICKNESSES AND GRADES SHALL MATCH THE EXISTING SIDEWALK.

5. THE CONTRACTOR SHALL COMPLY WITH ALL TREE PROTECTION REQUIREMENTS BY THE AGENCY HAVING JURISDICTION. THE CONTRACTOR SHALL USE EXTRA CARE WHEN WORKING NEAR EXISTING TREES DESIGNATED TO BE SAVED ON THE PLANS OR OTHERWISE NOTED IN THE FIELD. ALL PRACTICAL AND REASONABLE MEASURES SHALL BE TAKEN TO AVOID UNNECESSARY TREE REMOVAL.

6. TREE PROTECTION FENCING SHALL BE PROVIDED IN ACCORDANCE WITH THE LOCAL PERMITTING AGENCY REQUIREMENTS.

7. ANY EXISTING TREE DESIGNATED TO REMAIN THAT IS DAMAGED OR DESTROYED BY CONSTRUCTION ACTIVITIES WILL BE REPLACED AT THE CONTRACTOR'S EXPENSE. REPLACEMENT TREE TO MEET LOCAL PERMITTING AGENCY REQUIREMENTS.

8. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL FIELD STAKE AND ROPE OFF ALL CONSERVATION AREA BOUNDARIES.

9. THE CONTRACTOR SHALL STRIP OR OTHERWISE REMOVE ALL EXISTING VEGETATION, RUBBISH OR DELETERIOUS MATERIAL IN AREAS REQUIRING FILL MATERIAL.

PAVING, GRADING AND DRAINAGE NOTES:

1. GENERAL

- A. ALL EARTHWORK FILL, STORMWATER SYSTEM, AND PAVEMENT MATERIALS AND THEIR INSTALLATION / PLACEMENT SHALL MEET THE MOST STRINGENT REQUIREMENTS OF FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LOCAL PERMITTING AGENCIES, OR GEOTECHNICAL RECOMMENDATIONS. IN THE EVENT OF A CONFLICT BETWEEN REQUIREMENTS, CONTRACTOR TO REQUEST CLARIFICATION FROM THE ENGINEER IN WRITING.

- B. ALL EXISTING TOPOGRAPHY, VERTICAL CONTROL AND BOUNDARY INFORMATION IS SHOWN AS PROVIDED BY SURVEYOR. CONTRACTOR TO VERIFY ALL EXISTING GRADES PRIOR TO BEGINNING WORK & NOTIFY ENGINEER IMMEDIATELY SHOULD ANY DISCREPANCIES OCCUR BETWEEN THE TOPOGRAPHIC SURVEY AND FIELD CONDITIONS.

- C. INFORMATION PROVIDED IN THE GEOTECHNICAL REPORT AND GEOTECHNICAL ENGINEER'S RECOMMENDATIONS WERE RELIED UPON DURING PREPARATION OF THESE CONSTRUCTION DRAWINGS. RITTER CIVIL, LLC ASSUMES NO RESPONSIBILITY FOR THE COMPLETENESS OR ACCURACY OF THE GEOTECHNICAL REPORT OR OTHER INFORMATION PROVIDED BY THE GEOTECHNICAL ENGINEER.

- D. FOR THE DURATION OF THE PROJECT, THE CONTRACTOR SHALL RESTORE AND REGRADE ANY WASHOUTS THAT MAY OCCUR UNTIL ADEQUATE STABILIZATION IS ACHIEVED.

2. GEOTECHNICAL TESTING & INSPECTIONS:

- A. THE CONTRACTOR/OWNER SHALL RETAIN A QUALIFIED FLORIDA-REGISTERED GEOTECHNICAL ENGINEER AND TESTING COMPANY FOR INSPECTION, TESTING, LAB REPORTS, AND CERTIFICATIONS.

- B. THE CONTRACTOR IS RESPONSIBLE FOR PERFORMING ALL TESTING REQUIRED BY THE LOCAL CITY OR COUNTY, FDOT, GEOTECHNICAL ENGINEER OR OWNER.

- C. ALL EARTHWORK ACTIVITIES SHALL BE INSPECTED AND TESTED BY THE GEOTECHNICAL ENGINEER OR AGENT UNDER THE GEOTECHNICAL ENGINEER'S RESPONSIBLE CHARGE. THE GEOTECHNICAL ENGINEER SHALL INSPECT AND TEST THE EXCAVATION, PLACEMENT, AND COMPACTION OF FILL AREAS, AND THE BACKFILL AND COMPACTION OF ANY STORM UTILITY TRENCHES.

- D. ALL TESTING AND LAB REPORTS SHALL BE SUBMITTED BY THE CONTRACTOR TO THE OWNER / ENGINEER AS THEY ARE GENERATED.

- E. THE CONTRACTOR'S GEOTECHNICAL ENGINEER SHALL MONITOR ONGOING CONSTRUCTION CONDITIONS AND PROVIDE RECOMMENDATIONS TO THE OWNER / ENGINEER FOR ROADWAY UNDERDRAINS OR ADDITIONAL ROADWAY UNDERDRAINS AS NECESSARY.

- F. THE CONTRACTOR'S GEOTECHNICAL ENGINEER SHALL PROVIDE THE FOLLOWING CERTIFICATIONS TO OWNER / ENGINEER:

- OBSERVATIONS AND TESTS WERE CONDUCTED BY THE GEOTECHNICAL ENGINEER OR AGENT UNDER THEIR SUPERVISION, AND IN THE GEOTECHNICAL ENGINEER'S OPINION, ALL EXCAVATIONS AND EMBANKMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE STANDARDS AND SPECIFICATIONS OF THE GEOTECHNICAL REPORT AND THAT ALL EXCAVATIONS AND EMBANKMENTS ARE SUITABLE FOR THEIR INTENDED USE.

- POND BERMS HAVE BEEN CONSTRUCTED BASED ON THE RECOMMENDATIONS OF THE DESIGN GEOTECHNICAL ENGINEER AND CIVIL ENGINEERING PLANS AND SPECIFICATIONS.

- G. ANY ROADWAY IMPROVEMENTS THAT HAVE NOT BEEN TESTED BY A FLORIDA-REGISTERED GEOTECHNICAL ENGINEER AND REPORTED TO CONFORM TO THE PROJECT'S SPECIFICATIONS IS SUBJECT TO WITHHOLDING AUTHORIZATION OF PAYMENT UNTIL SATISFACTORY TEST RESULTS ARE PROVIDED.

3. EARTHWORK

- A. IF PROVIDED, EARTHWORK QUANTITIES DETERMINED BY RITTER CIVIL, LLC ARE FOR INFORMATIONAL PURPOSES ONLY. THE CONTRACTOR SHALL CONFIRM REQUIRED EARTHWORK QUANTITIES WITH INDEPENDENT FLOW, WHEN REQUIRED, AND VERIFICATION AND CALCULATIONS AS NECESSARY DURING THE BID PROCESS. ALL REQUIRED EARTHWORK, INCLUDING ANY IMPORTED OR EXPORTED FILL MATERIAL SHALL BE INCLUDED IN THE CONTRACTOR'S BID. UNLESS OTHERWISE SPECIFIED BY THE OWNER, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY ADDITIONAL IMPORT OR EXPORTED FILL MATERIAL REQUIRED BUT NOT INCLUDED ON THE INITIAL BID.

- B. ALL AREAS REQUIRING FILL SHALL BE PREPARED IN ACCORDANCE WITH GEOTECHNICAL REPORT'S SPECIFICATIONS. THE CONTRACTOR SHALL REMOVE ANY MUCK, VEGETATIVE OR DELETERIOUS MATERIAL FROM THE SURFACE OF THE AREA REQUIRING PLACEMENT OF FILL. LOOSE FILL AND ALLUVIAL SOILS SHALL BE REMOVED TO SUITABLE FIRM NATURAL GROUND.

- C. ALL FILL MATERIALS SHALL BE FREE OF UNSUITABLE MATERIALS INCLUDING BUT NOT LIMITED TO MUCK, STUMPS, ROOTS, BRUSH OR VEGETATIVE MATTER.

- D. ALL EXCESS FILL MATERIAL SHALL BE HAULED OFF-SITE UNLESS OTHERWISE SHOWN IN THE PLANS TO BE STOCKPILED ON-SITE.

4. GRADING

- A. THE CONTRACTOR SHALL GRADE THE SITE TO PROVIDE POSITIVE DRAINAGE IN ALL AREAS, AND AVOID DAMAGE TO ADJOINING PROPERTIES OR WORK RELATED TO CONSTRUCTION ACTIVITY BY THE CONTROL OF SURFACE WATER. SMOOTH TRANSITIONS SHALL BE PROVIDED BETWEEN THE SPOT GRADES, CONTOURS, AND FLOW LINES DEPICTED ON THE CONSTRUCTION PLANS.

- B. ALL CUT OR FILL SLOPES SHALL BE MAXIMUM 4:1 (HORIZONTAL:VERTICAL) UNLESS OTHERWISE SHOWN ON THE PLANS.

- C. ALL ELEVATIONS PROVIDED IN GRASSED AREAS ARE SET AT TOP OF SOD OR SEEDED SURFACE.

- D. ALL ELEVATIONS PROVIDED IN PAVED AREAS ARE SET AT EDGE OF PAVEMENT UNLESS OTHERWISE NOTED ON THE PLANS.

- E. GRADING OF ROADWAY CORRIDORS SHALL INCLUDE ANY ADJACENT UTILITY, DRAINAGE, OR ACCESS EASEMENTS WITHIN FUTURE LOTS. SAID EASEMENTS SHALL BE GRADED TO WITHIN 6 INCHES OF FINAL DESIGN GRADE.

5. DEWATERING

- A. THE CONTRACTOR SHALL INCLUDE DEWATERING AS REQUIRED BY THE MORE STRINGENT OF THE GEOTECHNICAL RECOMMENDATIONS OR LOCAL AUTHORITY HAVING JURISDICTION.

- B. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS FOR DEWATERING, ADHERE TO SAID PERMIT CONDITIONS AND ALL LOCAL CITY, COUNTY, FDEP, FDOT, WATER MANAGEMENT DISTRICT, OR OTHER ENVIRONMENTAL REGULATIONS.

- C. THE CONTRACTOR SHALL COORDINATE DEWATERING WITH OTHER SITE ACTIVITIES.

- D. ALL DEWATERING EFFLUENT SHALL BE RETAINED ON SITE, WITHIN TEMPORARY HOLDING CELLS CONSTRUCTED BY THE CONTRACTOR. UNDER NO CIRCUMSTANCES SHALL DEWATERING EFFLUENT BE DISCHARGED TO PROPOSED DRY RETENTION AREAS PLANNED FOR PERMANENT OPERATION WITHOUT THE ENGINEER'S WRITTEN APPROVAL.

- E. IF THE CONTRACTOR PROPOSES TO DISCHARGE DEWATERING EFFLUENT OFF-SITE, HE SHALL DO SO IN ACCORDANCE WITH "FDEP'S" GENERIC PERMIT FOR DISCHARGE OF PRODUCE GROUND WATER FROM ANY NON-CONTAMINATED SITE ACTIVITY". PERMIT REQUIREMENTS CAN BE OBTAINED FROM FDEP AT 888/694-7555 EXT 3985. THIS PERMIT IS INDEPENDENT OF AND IN ADDITION TO THE WATER MANAGEMENT DISTRICT'S PERMITS FOR CONSTRUCTION DEWATERING.

6. WALLS

- A. THE CONTRACTOR / OWNER SHALL RETAIN A QUALIFIED STRUCTURAL ENGINEER FOR STRUCTURAL DESIGN OF ANY RETAINING WALLS OR SCREEN WALLS. THE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR REVIEW & ACCEPTANCE. ALL NECESSARY PERMITS FOR WALL CONSTRUCTION SHALL BE APPLIED FOR AND OBTAINED BY THE CONTRACTOR.

7. STORMWATER MANAGEMENT SYSTEM

- A. ALL DRAINAGE STRUCTURES, WITH THE EXCEPTION OF CONTROL STRUCTURES, ARE IDENTIFIED BY THE TYPE OF STRUCTURE TOP ONLY. CONTRACTOR SHALL PROVIDE FDOT STANDARD DITCH BOTTOM INLETS, J, OR S STRUCTURE BOTTOMS AS NECESSARY TO MEET PIPE SIZE AND ORIENTATION DEPICTED ON THE CONSTRUCTION DRAWINGS. ALL STRUCTURE BOTTOMS UTILIZED SHALL BE CLEARLY DETAILED ON THE SHOP DRAWINGS.

- B. THE CONTRACTOR SHALL ENSURE THAT ALL INLETS IN PAVEMENT AREAS ARE ALIGNED WITH PAVEMENT FLOW LINES AS APPLICABLE. ANY PONDING AROUND INLETS WILL NOT BE ACCEPTED.

- C. STORMWATER PIPE LENGTHS CALLED OUT ON THE PLANS ARE MEASURED FROM THE CENTERLINES OF CONNECTED DRAINAGE STRUCTURES AND TO THE INVERTS OF END SECTIONS OR ENDWALLS. CONTRACTOR SHALL ADJUST PIPE LENGTHS ACCORDINGLY DURING THE BID PROCESS.

- D. ALL STORMWATER PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC IN ACCORDANCE WITH FDOT SPECIFICATIONS.

- E. ONLY RIGID PIPE MATERIAL SHALL BE USED BENEATH PUBLICLY MAINTAINED ROADWAYS UNLESS OTHERWISE APPROVED BY THE AUTHORITY HAVING JURISDICTION.

- F. ANY NEW STORMWATER PIPE CONNECTIONS TO EXISTING PIPES SHALL BE AT AN EXISTING FACTORY-MADE JOINT. PARTIAL PIPES TO BE REMOVED AS NECESSARY.

- G. ALL ENDWALLS, MITERED END SECTIONS, FLARED END SECTIONS OR SIMILAR DRAINAGE STRUCTURES SHALL BE STABILIZED AND PROTECTED FROM EROSION UNTIL THE BANK SLOPES OF THE RECEIVING WATER BODY HAVE BEEN ADEQUATELY STABILIZED AND ACCEPTED FOR MAINTENANCE.
- H. THE CONTRACTOR SHALL INSTALL FILTER FABRIC OVER ALL DRAINAGE STRUCTURES AND FILTER SOCKS FOR CURB INLETS PRIOR TO THE DURATION OF THE PROJECT. ALL STORMWATER DRAINAGE STRUCTURES AND PIPES WITHIN THE LIMITS OF CONSTRUCTION SHALL BE CLEANED OF SEDIMENT AND DEBRIS AS FREQUENTLY AS REQUIRED BY THE LOCAL PERMITTING AGENCY OR AT THE END OF CONSTRUCTION.

1. MAINTAIN 3' SEPARATION BETWEEN STORM STRUCTURES AND PRESSURE PIPES.

2. INLET STATION AND OFFSET REFERENCES ARE TO THE CENTERLINE PER FDOT STANDARD PLANS.

- K. ALL STORM SEWER PIPES SHALL BE TESTED AND INSPECTED BY THE LOCAL CITY / COUNTY OR FDOT REQUIREMENTS, INCLUDING BUT NOT LIMITED TO VIDEO TAPING, CLEANING, AND MANDREL TESTING.

8. DRY STORMWATER POND CONSTRUCTION

- A. THE FOLLOWING CONSTRUCTION PROCEDURES SHALL BE IMPLEMENTED AT ALL DRY BOTTOM RETENTION PONDS TO AVOID DEGRADATION OF THE POND'S INFILTRATION CAPACITY:

- INITIALLY UNDER-EXCAVATE (OR OVERFILL AS THE CASE MAY BE) THE STORMWATER POND BOTTOM AND SIDES TO APPROXIMATELY 12 INCHES ABOVE FINAL GRADE.

- AFTER THE SITE OR DRAINAGE AREAS CONTRIBUTING TO THE STORMWATER POND HAVE ACHIEVED FULL STABILIZATION, EXCAVATE THE STORMWATER POND BOTTOM AND SIDES TO FINAL GRADE. ANY EXCESS SOIL AND UNSUITABLE MATERIALS SHALL BE CAREFULLY REMOVED FROM THE STORMWATER POND TO ELIMINATE ALL ACCUMULATED SILTS, CLAYS, ORGANICS, AND OTHER FINE SEDIMENTS. DISPOSE OF THE EXCAVATED MATERIAL BEYOND THE LIMITS OF THE DRAINAGE AREA OF THE STORMWATER POND.
- AFTER THE STORMWATER POND HAS BEEN EXCAVATED TO FINAL GRADE, THE POND BOTTOM SHALL BE DEEP-RAKED AND LOOSEND.

9. PAVEMENT

- A. ALL PAVEMENT AREAS SHALL BE GRADED FOR POSITIVE DRAINAGE, WITH SMOOTH TRANSITIONS BETWEEN SPOT ELEVATIONS, LOW POINTS, FLOW LINES OR CONTOURS PROVIDED ON THE PLANS. INTERSECTIONS SHALL BE TRANSITIONED APPROPRIATELY TO ACHIEVE A SMOOTH DRIVING SURFACE WHILE MAINTAINING POSITIVE DRAINAGE PER THE GRADING INTENT DEPICTED ON THE PLANS. ANY AREAS OF POOR DRAINAGE OBSERVED IN THE FIELD SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER FOR REVIEW & RECOMMENDATION OF FIELD ADJUSTMENTS PRIOR TO PLACEMENT OF CURB OR PAVEMENT.

- B. ALL PROPOSED PAVEMENT AREAS SHALL BE CONSTRUCTED PER THE APPLICABLE TYPICAL SECTIONS PROVIDED ON THE PLANS, AND PER THE RECOMMENDATIONS AND REQUIREMENTS OF THE GEOTECHNICAL ENGINEERING REPORT.

- C. ALL SIDEWALKS, CROSSWALKS, AND DESIGNATED ACCESSIBLE ROUTES SHALL NOT HAVE ANY RUNNING SLOPES EXCEEDING 5%, AND CROSS SLOPES EXCEEDING 2%; AND HANDICAPPED PARKING SPACES SHALL NOT EXCEED 2% SLOPE IN ANY DIRECTION, IN ACCORDANCE WITH AMERICANS WITH DISABILITIES ACT (ADA) REQUIREMENTS.

- D. WHERE PROPOSED PAVEMENT MEETS EXISTING PAVEMENT, THE CONTRACTOR SHALL SAW CUT A MINIMUM OF 2" DEEP FOR A SMOOTH AND STRAIGHT JOINT. MATCH EXISTING PAVEMENT ELEVATION UNLESS OTHERWISE NOTED ON THE PLANS.

- E. IF EXISTING PAVEMENT IS CALLED OUT FOR REMOVAL AND REPLACEMENT, THE CONTRACTOR SHALL SAW CUT A MINIMUM OF 2" DEEP FOR A SMOOTH AND STRAIGHT JOINT. MATCH EXISTING PAVEMENT DEPTH AND MATERIALS UNLESS OTHERWISE NOTED ON THE PLANS.

- F. THE CONTRACTOR SHALL NOT COMPACT, STABILIZE (WITH THE EXCEPTION OF 1' BEYOND BACK OF CURB) OR CONSTRUCT BASE COURSE WITHIN LANDSCAPE ISLANDS, TRACTS OR MEDIANS.

- G. AFTER ROADWAY SUBGRADE HAS BEEN CONSTRUCTED, IT SHALL BE PROOF-ROLLED TO ENSURE PROPER COMPACTION HAS BEEN ACHIEVED. PROOF ROLLING AND COMPACTION TO BE INSPECTED AND TESTED BY GEOTECHNICAL ENGINEER.

- H. ALL CONCRETE WORK SHALL EXHIBIT A 3,000 PSI MINIMUM COMPRESSIVE STRENGTH AND EXHIBIT A BROOM FINISH, UNLESS OTHERWISE SPECIFIED BY THE GEOTECHNICAL ENGINEER. MORE STRINGENT LOCAL REQUIREMENT, OR THESE PLANS.

UTILITY NOTES:

RITTER CIVIL, LLC RESERVES THE EXCLUSIVE COPYRIGHT AND PROPERTY RIGHTS TO THESE DRAWINGS. THESE DRAWINGS, WHICH MAY NOT BE REPRODUCED IN ANY FORM OR MANNER, NOR CAN BE ASSIGNED TO ANY PARTY WITHOUT RITTER CIVIL, LLC'S WRITTEN CONSENT.

- DISINFECTION & BACTERIOLOGICAL SAMPLE TESTS: THE CONTRACTOR SHALL FLUSH AND DISINFECT ALL WATER MAINS IN ACCORDANCE WITH AWWA C651. LOCAL JURISDICTION OR UTILITY PROVIDER REQUIREMENTS. ALL WATER SAMPLE LOCATIONS FOR BACTERIOLOGICAL TESTING SHALL BE IN ACCORDANCE WITH FDEP PERMIT REQUIREMENTS.
- E. RECLAIM WATER SYSTEM TESTING, AT A MINIMUM, SHALL INCLUDE:
- PRESSURE AND LEAKAGE TEST: THE CONTRACTOR SHALL PERFORM A HYDROSTATIC PRESSURE AND LEAKAGE TEST OF THE WATER SYSTEM IN ACCORDANCE WITH AWWA STANDARDS C600, C605, OR M23 AS APPLICABLE TO PIPE MATERIAL, LOCAL AND/ OR UTILITY PROVIDER REGULATIONS. RECLAIM WATER MAINS SHALL BE TESTED AT 200 PSI FOR A MINIMUM OF 2 HOURS, AND MEET AWWA STANDARDS FOR THEIR RESPECTIVE MATERIAL.
- F. SANITARY GRAVITY SEWER SYSTEM TESTING AND INSPECTION, AT A MINIMUM, SHALL INCLUDE:
- LAMPING & VIDEO INSPECTION: THE CONTRACTOR SHALL LAMP AND VIDEO INSPECT EACH MAIN IN ACCORDANCE WITH THE UTILITY PROVIDER REQUIREMENTS, FOR ALIGNMENT, GRADE VARIATIONS, JOINT SEPARATION, LEAKS, DEFLECTION, DAMAGE OR OTHER DEFECTS IN THE PIPE MATERIALS OR THEIR INSTALLATION.
- DEFLECTION TESTS: AFTER FINAL BACKFILL IS IN PLACE FOR AT LEAST 30 DAYS, THE CONTRACTOR SHALL CONDUCT A DEFLECTION TEST UTILIZING A RIGID BALL OR MANDREL IN NOT LESS THAN 95% OF THE MAIN'S BASE INSIDE DIAMETER OR AVERAGE INSIDE DIAMETER AS SPECIFIED IN THE ASTM SPECIFICATIONS AND APPENDICES. NO MECHANICAL PULLING DEVICES SHALL BE USED FOR TESTING. ALL PIPES SHALL NOT EXCEED A 5% DEFLECTION.
- VACUUM TESTING: ALL WASTEWATER MANHOLES SHALL BE VACUUM TESTED PER ASTM C1244 FOR CONCRETE MANHOLES.
- LEAKAGE TESTS: THE CONTRACTOR SHALL PERFORM LOW-PRESSURE AIR TESTS ON ALL GRAVITY MAINS AND LATERALS IN ACCORDANCE PROCEDURES DESCRIBED WITH ASTM F1417 FOR PLASTIC PIPE. MAINS SHALL BE TESTED BETWEEN MANHOLES WITH TESTING SECTIONS NOT TO EXCEED 400 FEET IN LENGTH.
- G. SANITARY FORCE MAIN TESTING, AT A MINIMUM, SHALL INCLUDE:
- PRESSURE AND LEAKAGE TEST: THE CONTRACTOR SHALL PERFORM A HYDROSTATIC PRESSURE AND LEAKAGE TEST OF THE FORCE MAIN SYSTEM IN ACCORDANCE WITH AWWA STANDARDS C600, C605, OR M23 AS APPLICABLE TO PIPE MATERIAL, FDEP, LOCAL AND/ OR UTILITY PROVIDER REGULATIONS. FORCE MAINS SHALL BE TESTED AT 150 PSI FOR A MINIMUM OF 2 HOURS, AND MEET AWWA STANDARDS FOR THEIR RESPECTIVE MATERIAL.

SIGNAGE AND PAVEMENT MARKINGS:

1. ALL SIGNAGE AND PAVEMENT MARKING MATERIALS AND THEIR INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE FDOT STANDARD PLANS FOR ROAD AND BRIDGE CONSTRUCTION, THE FHWA "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS", AND LOCAL CODE.
2. ALL PAVEMENT MARKINGS SHALL BE THERMOPLASTIC UNLESS OTHERWISE NOTED AND APPROVED ON THE PLANS. ALL THERMOPLASTIC AND PAINT MATERIALS SHALL BE CERTIFIED FREE OF LEAD.
3. ALL HANDICAP PARKING SPACES SHALL BE DESIGNATED WITH PAVEMENT MARKINGS AND SIGNAGE IN ACCORDANCE WITH ADA REQUIREMENTS.
4. ALL REGULATORY TRAFFIC SIGNS SHALL BE INSTALLED PRIOR TO FINAL INSPECTION OF ROADWAY IMPROVEMENTS.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ANY EXISTING PAVEMENT MARKINGS IN CONFLICT WITH THE PROPOSED PAVEMENT MARKINGS DEPICTED ON THE CONSTRUCTION PLANS.
6. FIRE HYDRANTS SHALL BE LOCATED WITH BLUE REFLECTIVE PAVEMENT MARKERS, PLACED OPPOSITE FIRE HYDRANTS IN THE CENTER OF THE NEAREST TRAVEL LANE.

AS-BUILTS & CERTIFICATION:

1. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL REQUEST THE MINIMUM AS-BUILT REQUIREMENTS OF THE APPLICABLE PERMITTING AGENCIES AND/ OR UTILITY PROVIDER AND BECOME FAMILIAR WITH THESE REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AS-BUILTS OF INSTALLED IMPROVEMENTS SATISFYING THE MINIMUM SUBMITTAL REQUIREMENTS OF THE APPLICABLE PERMITTING AGENCIES AND/ OR UTILITY PROVIDER.
2. AS-BUILT DRAWINGS SHALL BE PREPARED AND CERTIFIED AS CORRECT BY A FLORIDA LICENSED LAND SURVEYOR AND PROVIDED TO THE ENGINEER FOR REVIEW.
3. UNLESS OTHERWISE DIRECTED BY RITTER CIVIL, LLC, ALL AS-BUILT INFORMATION AND LINEWORK DEPICTING CONSTRUCTED IMPROVEMENTS SHALL BE OVERLAID IN BOLD OVER A GREYS/SCALE VERSION OF THE APPROVED PLAN SHEETS. WHERE DEVIATIONS FROM THE APPROVED PLANS OCCUR, THE AS-BUILT SURVEYOR SHALL STRIKE OUT THE APPLICABLE CALLOUTS ON THE APPROVED PLANS AND PROVIDE THE AS-BUILT INFORMATION.
4. IN ADDITION TO THE MINIMUM AS-BUILT REQUIREMENTS OF THE APPLICABLE PERMITTING AGENCIES AND/ OR UTILITY PROVIDER, AS-BUILT DRAWINGS SHALL CONTAIN THE FOLLOWING INFORMATION:
- A. SANITARY SEWER SYSTEM
- HORIZONTAL LOCATION TOP ELEVATIONS OF EACH MANHOLE/STRUCTURE FRAME AND COVER
- PIPE SIZE AND MATERIAL (IF ALTERNATE MATERIAL WAS APPROVED)
- INVERTS OF ALL PIPES ENTERING AND/ OR LEAVING EACH MANHOLE/STRUCTURE
- LENGTHS OF EACH RUN OF MAIN BETWEEN MANHOLES/STRUCTURES, MEASURED CENTER TO CENTER
- INVERTS OF PIPE CONNECTIONS TO EXISTING MANHOLES/STRUCTURES
- AS-BUILT SLOPE OF PIPE BETWEEN MANHOLES/STRUCTURES
- LENGTH OF ALL SERVICE WYES, LOCATION AND DEPTH AT LOT LINE OR INVERT AT CLEAN-OUT LOCATION.
- LOCATION & ELEVATION OF ALL FITTINGS AND ACCESSORIES NOT VISIBLE TO THE SURFACE.
- B. STORM SEWER SYSTEM
- HORIZONTAL LOCATION & TOP ELEVATIONS OF EACH MANHOLE/STRUCTURE FRAME, COVER OR GRATE
- OUTFALL AND CONTROL STRUCTURE COMPONENTS INCLUDING BUT NOT LIMITED TO WEIR ELEVATIONS, DIMENSIONS, ORIFICE PIPE SIZE AND INVERTS, AND SKIMMER DIMENSIONS
- PIPE SIZE AND MATERIAL (IF ALTERNATE MATERIAL FROM THE PLANS WAS APPROVED)
- INVERTS OF ALL PIPES ENTERING AND/ OR LEAVING EACH MANHOLE/STRUCTURE, INCLUDING UNDERDRAINS
- INVERTS OF MITERED END SECTIONS, ENDWALLS, OR INVERT OF PIPE CONNECTIONS TO EXISTING SYSTEMS
- AS-BUILT GRADE OF PIPE BETWEEN MANHOLES/STRUCTURES
- LOCATION AND INVERT ELEVATION OF ALL STORM STUB-OUTS
- UNDERDRAIN LOCATIONS
- C. PRESSURE SYSTEMS (WATER/ RECLAIM /FORCE MAIN)
- LOCATION AND TOP ELEVATION OF ALL MAINS, SERVICE LINES AND FIRE APPARATUS
- LOCATION AND TOP ELEVATION OF ALL VALVES AND FITTINGS
- PIPE SIZE AND MATERIAL (IF ALTERNATE MATERIAL FROM THE PLANS WAS APPROVED)
- ALL UTILITY CROSSINGS WITH CLEARANCES MEASURED FROM OUTSIDE OF PIPE. AS-BUILTS SHALL CLEARLY DEMONSTRATE COMPLIANCE WITH MINIMUM SEPARATION DISTANCES.
- D. GRADING & STORMWATER FACILITIES
- POND ELEVATIONS INCLUDING TOP OF BANK, GRADE BREAKS, AND POND BOTTOM
- SWALE / DITCH TOP AND BOTTOM ELEVATIONS
- ELEVATIONS FOR ALL SPOT GRADES SHOWN IN PROPOSED PAVEMENT AREAS
- ELEVATIONS ON RESIDENTIAL LOT CORNERS, GRADE BREAKS ON LOT LINES, AND CENTER OF BUILDING PAD
- TOP AND BOTTOM OF RETAINING WALL ELEVATIONS
- ALONG ALL PROPOSED ROADWAYS, SPOT GRADES AT EVERY MAJOR STATION AND PVI SHALL BE PROVIDED AT CROWN, EDGE OF PAVEMENT, TOP OF CURB, AND BACK OF SIDEWALK OR RIGHT OF WAY LINE.
4. AS-BUILTS FOR ALL UNDERGROUND STORMWATER DRAINAGE AND UTILITY IMPROVEMENTS MUST BE SUBMITTED TO THE ENGINEER AND ACCEPTED PRIOR TO CONSTRUCTION OF PAVING IMPROVEMENTS.
5. NO ENGINEER'S CERTIFICATION OF COMPLETION WILL BE ISSUED UNTIL COMPLETE AS-BUILT DRAWINGS HAVE BEEN PROVIDED AND ACCEPTED. PARTIAL AS-BUILTS MAY BE PROVIDED FOR SPECIFIC PURPOSES SUCH AS FDEP CLEARANCES.
6. THE ENGINEER RESERVES THE RIGHT TO REQUIRE THE CONTRACTOR TO UNCOVER, RETEST OR PERFORM ANY NECESSARY ACTION TO CONFIRM THAT ALL IMPROVEMENTS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS.

REVISIONS:

CLOUDED REVISIONS ARE INTENDED TO AID THE CONTRACTOR, BUT DO NOT RELIEVE THE CONTRACTOR FROM IDENTIFYING ANY ADDITIONAL CHANGES AS A RESULT OF THE CLOUDED REVISIONS. THE CONTRACTOR SHALL REVIEW THE REVISION CHANGES IN RELATION TO THE CONSTRUCTION PLANS IN THEIR ENTIRETY BEFORE PROCEEDING.

MATERIAL SPECIFICATIONS:

1. GENERAL:
- A. THE CONTRACTOR SHALL REVIEW THESE MATERIAL SPECIFICATIONS AGAINST THOSE OF THE AUTHORITY HAVING JURISDICTION (AHJ). WHEREVER THE BELOW STANDARDS DIFFER FROM THE REQUIREMENTS OF THE AHJ, THEY SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER FOR CLARIFICATION. TYPICALLY THE AHJ REQUIREMENT SHALL APPLY.
- B. MATERIAL, FURNISHED UNDER THESE REQUIREMENTS SHALL BE IN NEW CONDITION, FREE OF DEFECTS, AND HIGH GRADE.
2. PAVING AND DRAINAGE:
- A. ALL STORM PIPE SHALL BE CLASS III REINFORCED CONCRETE PIPE PER ASTM C-76, UNLESS OTHERWISE SPECIFIED. LIFTING HOLES ARE NOT ACCEPTABLE. PIPES SHALL BE JOINED USING A BELL AND SPIGOT JOINT, WITH COMPRESSION GASKETS MEETING THE REQUIREMENTS OF ASTM C443 AND WRAPPED PER FDOT INDEX 430-001.
- B. HP PIPE ALTERNATIVE: WHERE LOCAL MUNICIPALITIES ALLOW, HIGH DENSITY POLYPROPYLENE (HP) PIPE MAY BE SUBSTITUTED AS AN ALTERNATE TO RCP. HP STORM PIPE, 12 INCH THROUGHT 60 INCH, SHALL HAVE A SMOOTH INTERIOR AND ANNULAR EXTERIOR CORRUGATIONS AND SHALL MEET ASTM F2881 OR AASHTO M330. PIPES SHALL BE JOINED USING A BELL AND SPIGOT JOINT. JOINTS SHALL BE WATERTIGHT ACCORDING TO THE REQUIREMENTS OF ASTM D3212. GASKETS SHALL MEET THE REQUIREMENTS OF ASTM F477. GASKETS SHALL BE INSTALLED BY THE PIPE MANUFACTURER AND COVERED WITH A REMOVABLE PLASTIC WRAP TO ENSURE THE GASKET IS FREE FROM DEBRIS. A JOINT LUBRICANT AVAILABLE FROM THE MANUFACTURER SHALL BE USED ON THE GASKET AND BELL DURING ASSEMBLY. EXTERIOR BELL WRAPS SHALL BE INSTALLED BY THE MANUFACTURER.
- C. ALL STORM PIPES SHALL BE INSTALLED, LASER PROFILED AND VIDEOED IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS.
- D. STORM CLEANOUTS LOCATED IN PAVED AREAS SHALL BE TRAFFIC BEARING. STORM STRUCTURES AND MANHOLES SHALL HAVE TRAFFIC BEARING GRATES OR LIDS. ALL GRATES AND LIDS SHALL BE SET FLUSH WITHOUT MOVEMENT WHEN SUBJECTED TO VEHICLE TRAFFIC.
- E. ALL YARD DRAINS SHALL BE NOS IN-LINE DRAINS AND DRAIN BASINS WITH WATER TIGHT ADAPTER CONNECTIONS, OR ENGINEER APPROVED EQUAL. CATCH BASIN RISER (NDS#1216) SHALL BE USED IN SHRUB AREAS. 12" SQUARE FLAT GRATES (NDS#1211) SHALL BE USED IN TURF AREAS. REFER TO LANDSCAPE PLANS FOR GRATE TYPE SUITABLE FOR THE LOCATION.
- F. YARD DRAIN PIPING UNDER PAVEMENT AREAS SHALL BE ASTM D3034 SDR 35 PVC OR ENGINEER APPROVED EQUAL. YARD DRAIN PIPING OUTSIDE OF PAVEMENT AREAS SHALL BE ASTM D3034 SDR 35 PVC OR HEAVY DUTY CORRUGATED POLYETHYLENE (HDPE). SELECTED MATERIALS SHALL BE CONSISTENT THROUGHOUT THE PROJECT.
- G. ALL TYPE "P" STRUCTURE BOTTOMS SHALL BE ROUND UNLESS OTHERWISE NOTED AND SHALL HAVE A 4 FOOT DIAMETER.
- H. ALL UNDERDRAIN SHALL BE ADVANCED DRAINAGE SYSTEMS (ADS) HEAVY-DUTY CORRUGATED POLYETHYLENE PIPE WITH FACTORY INSTALLED FILTER FABRIC, OR APPROVED EQUAL.
- I. ALL UNDERDRAIN DISCHARGE PIPE SHALL BE NON-PERFORATED ASTM D3034 SDR 35 PVC WITH ELASTOMERIC JOINTS.
- J. AGGREGATE USED FOR ANY EXFILTRATION TRENCH SHALL BE NON-LIMESTONE BASED NATURALLY OCCURRING MATERIAL, CRUSHED OR RECYCLED CONCRETE IS NOT PERMITTED FOR USE IN THE EXFILTRATION TRENCH.
- K. STORM CLEANOUTS LOCATED IN PAVED AREAS SHALL BE TRAFFIC BEARING. STORM STRUCTURES AND MANHOLES SHALL HAVE TRAFFIC BEARING GRATES OR LIDS. ALL GRATES AND LIDS SHALL BE SET FLUSH WITHOUT MOVEMENT WHEN SUBJECTED TO VEHICLE TRAFFIC.
- L. ALL REINFORCED CONCRETE PIPE (RCP) SHALL BE MINIMUM CLASS III UNLESS OTHERWISE NOTED ON THE CONSTRUCTION PLANS.
3. POTABLE WATER:
- A. WATER MAINS, FITTINGS, VALVES, AND APPURTENANCES SHALL MEET ALL APPLICABLE UTILITY PROVIDER CRITERIA. IF UTILITY PROVIDER CRITERIA DOES NOT APPLY, MINIMUM MATERIAL SPECIFICATIONS SHALL BE AS FOLLOWS:
- B. WATER MAINS 1-1/2" TO 3" AND FITTINGS LESS THAN 4" SHALL BE PVC MEETING ASTM D2241 AND ASTM D1784 CLASS 200, SDR 21, AND INCLUDE INTEGRAL BELLS AND ELASTOMERIC JOINTS PER ASTM D3139 AND GASKETS PER ASTM F477.
- C. WATER MAINS 4" TO 12" SHALL BE PVC (UNLESS OTHERWISE CALLED FOR) MEETING THE REQUIREMENTS OF AWWA C900 CLASS 150 DR18 AND ASTM D1784 AND INCLUDE INTEGRAL BELLS AND ELASTOMERIC JOINTS PER ASTM D3139 AND GASKETS PER ASTM F477.
- D. WATER MAINS SHALL BE DUCTILE IRON WHEN CALLED FOR, WITH MIN PRESSURE CLASS 350 PER AWWA C150, WITH INTERIOR LINING OF CEMENT MORTAR AND ASPHALTIC MATERIAL SEAL COAT IN ACCORDANCE WITH ANSI/AWWA C104/A21.4, AND EXTERIOR COATING PER ANSI/AWWA C151/A21.51 OF 1.0 MIL MIN THICKNESS.
- E. FITTINGS 4" AND OVER SHALL BE DUCTILE IRON CONFORMING TO ANSI/AWWA C110/A21.10, 250 PSI, WITH CEMENT MORTAR LINING CONFORMING TO ANSI/AWWA C104/A21.4, STANDARD THICKNESS, WITH COMPRESSION TYPE JOINTS/ MECHANICAL JOINTS AS RESPECTIVELY SPECIFIED IN ASTM D3139 AND ANSI/ AWWA C110/A21.11
- F. VALVES 2" AND SMALLER SHALL BE BRONZE, WEDGE DISC, NON-RISING STEM TYPE, 150 PSI MIN WORKING PRESSURE, WITH WROUGHT STEEL OR CAST IRON HANDWHEELS AND WITH SUITABLE ENDS FOR JOINTING TO THE SELECTED PIPE.
- G. VALVES 3" TO 12" SHALL BE RESILIENT SEAT GATE VALVES AT 250 PSI RATING, CONFORMING TO ANSI/AWWA C509 OR C515 OPENING COUNTERCLOCKWISE, WITH O-RING STEM SEAL AND OPENING EQUAL TO OR GREATER THAN THE NOMINAL DIAMETER OF THE VALVE.
- H. VALVE BOXES SHALL BE ADJUSTABLE, CAST IRON, WITH MINIMUM INTERIOR DIAMETER OF 5 INCHES WITH COVERS LEGIBLY CAST WITH THE INSCRIPTION "WATER" ON THE TOP, AND WITH A HEAVY COATING OF BITUMINOUS PAINT. BOXES SHALL BE SUITABLE FOR THE APPLICABLE SURFACE LOADING AND VALVE SIZE. ALL VALVES SHALL HAVE BOXES.
- I. FIRE HYDRANTS SHALL CONFORM TO AWWA C502, PAINTED IN ACCORDANCE WITH AHJ REQUIREMENTS.
- J. BACKFLOW PREVENTION DEVICES: SHALL BE REDUCED PRESSURE ZONE TYPE UNLESS OTHERWISE SPECIFIED.
- K. DOUBLE DETECTOR CHECK VALVE ASSEMBLY (DDCVA) AND DOUBLE CHECK VALVE ASSEMBLY (DCVA) SHALL CONFORM TO ASSE STANDARD 1015 AND AWWA C510 WATTS 709 SERIES OR ENGINEER APPROVED EQUAL. DEVICES TO INCLUDE OS&Y GATE VALVES AT BOTH ENDS AND EPOXY COATED STRAINER. ALL CAST/DUCTILE IRON PARTS TO BE EPOXY COATED. DDCVA TO INCLUDE METER BYPASS WITH DOUBLE CHECK VALVE (ALSO CONFORMING TO THIS SPECIFICATION).
- L. REDUCED PRESSURE BACKFLOW PREVENTION DEVICES SHALL CONFORM TO ASSE STANDARD 1015 AND AWWA C511 HERSEY MODEL 6 OR OR ENGINEER APPROVED EQUAL. DEVICES TO INCLUDE OS&Y GATE VALVES AT BOTH ENDS AND EPOXY COATED STRAINER. ALL CAST/DUCTILE IRON PARTS TO BE EPOXY COATED.
- M. POTABLE WATER SERVICES 3/4" TO 2" SHALL BE ENDOT INDUSTRIES ENDOPURE, BLUE COLOR SDR-9 250 PSI HDPE TUBING OR ENGINEER APPROVED EQUAL.
- N. ALL WATER SYSTEM COMPONENTS INSTALLED THAT WILL COME INTO CONTACT WITH DRINKING WATER WILL CONFORM TO NSF INTERNATIONAL STANDARD 61 AS ADOPTED IN RULE 62-555.335, F.A.C. OR OTHER APPLICABLE STANDARDS, REGULATIONS OR REQUIREMENTS REFERENCED IN PARAGRAPH 62-555.320(3)(B), F.A.C.
- O. ALL PIPE, FITTINGS, SOLDER OR FLUX USED IN CONSTRUCTION SHALL CONTAIN NO LEAD.
- P. ALL PIPE AND PIPE FITTINGS INSTALLED UNDER THIS PROJECT WILL BE COLOR CODED OR MARKED IN ACCORDANCE WITH SUBPARAGRAPH 62-555.320(21)(B)3, F.A.C., USING BLUE AS A PREDOMINANT COLOR. UNDERGROUND PLASTIC PIPE WILL BE SOLID-WALL BLUE PIPE. WILL HAVE A CO-EXTRUDED BLUE EXTERNAL SKIN, OR WILL BE WHITE OR BLACK PIPE WITH BLUE STRIPES INCORPORATED INTO, OR APPLIED TO, THE PIPE WALL. AND UNDERGROUND METAL OR CONCRETE PIPE WILL HAVE BLUE STRIPES APPLIED TO THE PIPE WALL. PIPE STRIPED DURING MANUFACTURING OF THE PIPE WILL HAVE CONTINUOUS STRIPES THAT RUN PARALLEL TO THE AXIS OF THE PIPE. THAT ARE LOCATED AT NO GREATER THAN 90-DEGREE INTERVALS, AND THAT WILL REMAIN INTACT DURING AND AFTER INSTALLATION OF THE PIPE. IF TAPE OR PAINT IS USED TO STRIPE PIPE DURING INSTALLATION OF THE PIPE, THE TAPE OR PAINT WILL BE APPLIED IN A CONTINUOUS LINE THAT RUNS PARALLEL, TO THE AXIS OF THE PIPE AND THAT IS LOCATED ALONG THE TOP OF THE PIPE. FOR PIPE WITH AN INTERNAL DIAMETER OF 24 INCHES OR GREATER, TAPE OR PAINT WILL BE APPLIED IN CONTINUOUS LINES ALONG EACH SIDE OF THE PIPE AS WELL AS ALONG THE TOP OF THE PIPE. ABOVEGROUND PIPE WILL BE PAINTED BLUE OR WILL BE COLOR CODED OR MARKED LIKE UNDERGROUND PIPE.)
4. RECLAIMED WATER:
- A. RECLAIMED WATER MAINS, FITTINGS, VALVES, AND APPURTENANCES SHALL MEET ALL APPLICABLE UTILITY PROVIDER CRITERIA. IF UTILITY PROVIDER CRITERIA DOES NOT APPLY, MINIMUM MATERIAL SPECIFICATIONS SHALL BE AS FOLLOWS:
- B. RECLAIMED WATER MAINS 1-1/2" TO 3" AND FITTINGS LESS THAN 4" SHALL BE PVC MEETING ASTM D2241 AND ASTM D1784 CLASS 200, SDR 21, AND INCLUDE INTEGRAL BELLS AND ELASTOMERIC JOINTS PER ASTM D3139 AND GASKETS PER ASTM F477.
- C. RECLAIMED WATER MAINS 4" TO 12" SHALL BE PVC (UNLESS OTHERWISE CALLED FOR) MEETING THE REQUIREMENTS OF AWWA C900 CLASS 150 DR18 AND ASTM D1784 AND INCLUDE INTEGRAL BELLS AND ELASTOMERIC JOINTS PER ASTM D3139 AND GASKETS PER ASTM F477.
- D. RECLAIMED WATER MAINS SHALL BE DUCTILE IRON WHEN CALLED FOR, WITH MIN PRESSURE CLASS

50 PER AWWA C150, WITH INTERIOR LINING OF CEMENT MORTAR AND ASPHALTIC MATERIAL SEAL COAT IN ACCORDANCE WITH ANSI/AWWA C104/A21.4, AND EXTERIOR COATING PER ANSI/AWWA C151/A21.51 OF 1.0 MIL MIN THICKNESS.

- E. FITTINGS 4" AND OVER SHALL BE DUCTILE IRON CONFORMING TO ANSI/AWWA C110/A21.10, 250 PSI, WITH CEMENT MORTAR LINING CONFORMING TO ANSI/AWWA C104/A21.4, STANDARD THICKNESS, WITH COMPRESSION TYPE JOINTS/ MECHANICAL JOINTS AS RESPECTIVELY SPECIFIED IN ASTM D3139 AND ANSI/AWWA C110/A21.11
- F. VALVES 2" AND SMALLER SHALL BE BRONZE, WEDGE DISC, NON-RISING STEM TYPE, 150 PSI MIN WORKING PRESSURE, WITH WROUGHT STEEL OR CAST IRON HANDWHEELS AND WITH SUITABLE ENDS FOR JOINTING TO THE SELECTED PIPE.
- G. VALVES 3" TO 12" SHALL BE RESILIENT SEAT GATE VALVES AT 250 PSI RATING, CONFORMING TO ANSI/AWWA C509 OR C515 OPENING COUNTERCLOCKWISE, WITH O-RING STEM SEAL AND OPENING EQUAL TO OR GREATER THAN THE NOMINAL DIAMETER OF THE VALVE.
- H. VALVE BOXES SHALL BE ADJUSTABLE, CAST IRON, WITH MINIMUM INTERIOR DIAMETER OF 5 INCHES WITH COVERS LEGIBLY CAST WITH THE INSCRIPTION "RECLAIMED WATER" ON THE TOP, AND WITH A HEAVY COATING OF BITUMINOUS PAINT. BOXES SHALL BE SUITABLE FOR THE APPLICABLE SURFACE LOADING AND VALVE SIZE. ALL VALVES SHALL HAVE BOXES.
- M. RECLAIMED WATER SERVICES 3/4" TO 2" SHALL BE ENDOT INDUSTRIES ENDOCORE RW7, PURPLE COLOR SDR-9 250 PSI HDPE TUBING OR ENGINEER APPROVED EQUAL.
- N. ALL PIPING VALVES AND OUTLETS SHALL BE COLOR CODED PANTONE 522C PURPLE AND MARKED PER LOCAL AND STATE CODES TO DIFFERENTIATE RECLAIMED WATER FROM POTABLE WATER OR OTHER WATER SOURCES.
5. WASTEWATER COLLECTION & TRANSMISSION:
- A. GRAVITY SEWER LINES AND FITTINGS TO BE PVC SDR 35 PER ASTM D3034 WITH ELASTOMERIC JOINTS PER ASTM D3212.
- B. MANHOLES TO MEET ASTM C478 WITH A 5" MINIMUM CONCRETE WALL WITH 4,000 PSI COMPRESSIVE STRENGTH.
- C. FORCE MAINS 4" TO 12" SHALL BE PVC DR 18 CLASS 100 PER AWWA C900 WITH ELASTOMERIC PUSH-ON JOINTS PER ASTM D3139.
- D. FORCE MAIN FITTINGS AND PIPE 1-1/2" TO 3" AND FITTINGS LESS THAN 4" SHALL BE PVC MEETING ASTM D2241 AND ASTM D1784 CLASS 200, SDR 21, AND INCLUDE INTEGRAL BELLS AND ELASTOMERIC JOINTS PER ASTM D3139 AND GASKETS PER ASTM F477.
- E. FORCE MAIN FITTINGS 4" AND OVER SHALL BE DUCTILE IRON CONFORMING TO ANSI/ AWWA C110/A21.10, 250 PSI, WITH CEMENT MORTAR LINING CONFORMING TO ANSI/AWWA C104/A21.4, STANDARD THICKNESS, WITH COMPRESSION TYPE JOINTS/ MECHANICAL JOINTS AS RESPECTIVELY SPECIFIED IN ASTM D3139 AND ANSI/AWWA C110/A21.11

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PREPARED FOR:
CHORY HOLDINGS II
LLC

ISSUE DATE: 01/29/2025
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THIS SEDIMENTATION AND EROSION CONTROL PLAN AND ASSOCIATED DETAILS ARE PROVIDED AS A GUIDE TO THE CONTRACTOR. THE CONTRACTOR SHALL PREPARE AND IMPLEMENT THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) WHICH DEMONSTRATES THE MEANS AND METHODS THAT WILL BE UTILIZED TO PROTECT THE CONSTRUCTION SITE AND SURROUNDING AREAS AND WETLANDS DURING CONSTRUCTION ACTIVITIES IN ACCORDANCE WITH NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT REQUIREMENTS. THE PLAN SHALL INCLUDE AT A MINIMUM, THE LOCATION OF SOIL TRACKING PREVENTION DEVICES, SILT SCREENS AND FENCING, TURBIDITY BARRIERS, TEMPORARY SHEETING, EMERGENCY RESPONSE PRACTICES, AND ALL OTHER NECESSARY MEANS AND METHODS TO PREVENT POLLUTION.

2. THE CONTRACTOR SHALL COMPLY WITH ALL FEDERAL, STATE, LOCAL LAWS, AND ALL REGULATIONS PERTAINING TO POLLUTION OF THE ENVIRONMENT.

3. FOR CONSTRUCTION ACTIVITIES THAT DISTURB 1 ACRE OR MORE OF LAND, OR DISTURB LESS THAN ONE ACRE OF LAND BUT ARE PART OF A COMMON PLAN OF DEVELOPMENT OR SALE, THE CONTRACTOR SHALL SUBMIT TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) A "NOTICE OF INTENT TO USE THE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES" (NOI) A MINIMUM OF 2 CALENDAR DAYS BEFORE COMMENCEMENT OF CONSTRUCTION BY CLEARING, GRADING, EXCAVATING, DEMOLITION, OR OTHER CONSTRUCTION ACTIVITIES DISTURBING SOIL.

4. PRIOR TO SUBMITTING THE NOI, THE CONTRACTOR SHALL PREPARE A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) IN ACCORDANCE WITH EPA/FDEP NPDES AS WELL AS THE LOCAL AUTHORITY HAVING JURISDICTION'S MINIMUM EROSION CONTROL REQUIREMENTS.

5. ALL CONTRACTORS AND SUBCONTRACTORS INCLUDED ON THE STORMWATER POLLUTION PREVENTION SHALL OBTAIN A COPY OF THE SWPPP AND THE NPDES PERMIT AND ABIDE BY THE REQUIREMENTS THEREIN.

6. THE CONTRACTOR SHALL IMPLEMENT BEST MANAGEMENT PRACTICES (BMP'S) AS REQUIRED BY THE SWPPP TO LIMIT SEDIMENTATION OUTSIDE OF THE PROJECT LIMITS. SITE CONDITIONS MAY NECESSITATE THE IMPLEMENTATION OF ADDITIONAL BMP'S WHICH SHALL BE PROVIDED BY THE CONTRACTOR AT NO ADDITIONAL EXPENSE TO THE OWNER.

7. ALL BMP'S SHALL BE PROVIDED IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, LOCAL REQUIREMENTS, MANUAL OF PRACTICE, AND/OR AS DIRECTED BY THE AGENCY HAVING JURISDICTION.

8. ALL BMP'S SHALL BE IN PLACE PRIOR TO CONSTRUCTION ACTIVITY AND MONITORED FOR ADEQUATE FUNCTION AND ANY NEEDED MAINTENANCE UNTIL THE PROJECT OR PHASE OF THE PROJECT IS FULLY COMPLETED AND ACCEPTED.

9. THE SITE SHALL BE INSPECTED BY A QUALIFIED INSPECTOR PROVIDED BY THE CONTRACTOR / OWNER AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN TWENTY-FOUR HOURS OF THE END OF A RAINFALL EVENT 6 INCHES OR GREATER.

10. INSPECTIONS OF THE BMP'S SHALL COVER THE FOLLOWING:

- ALL STORMWATER DISCHARGES FROM THE SITE TO ENSURE BMP'S ARE NOT CAUSING OR CONTRIBUTING TO VIOLATIONS OF WATER QUALITY STANDARDS OR RESULTING IN OFFSITE SEDIMENTATION
- THE BMP'S IDENTIFIED IN THE SWPPP ARE INSTALLED, MAINTAINED, AND OPERATING CORRECTLY AND EFFECTIVELY
- BMP'S ARE BEING USED AND MAINTAINED PROPERLY FOR ALL AREAS USED FOR STORAGE OF MATERIALS EXPOSED TO RAINFALL AND RUNOFF
- ANY EVIDENCE OF OFFSITE SEDIMENT TRACKING AT ALL LOCATIONS WHERE VEHICLES ENTER AND EXIT THE SITE. NOTE ANY ACTIONS NEEDED TO REMOVE SEDIMENTS FROM THE ROADWAY AND TO PREVENT IT IN THE FUTURE.
- THE VISIBILITY OF EROSION AND SEDIMENTATION IN ALL DISTURBED AREAS AND DISCHARGE POINTS.

11. ANY CORRECTIVE ACTION TO THE BMP'S SHALL BE FULLY DOCUMENTED. A COPY OF THE APPROVED NOI, ACKNOWLEDGEMENT LETTER, SWPPP, INSPECTION REPORTS, RECORDS AND ALL NOTIFICATIONS FROM FDEP SHALL BE KEPT ON SITE AT ALL TIMES FOR REVIEW BY THE NPDES INSPECTOR, OWNER OR OTHER AUTHORIZED PARTIES.

12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DIRT AND DUST ABATEMENT, AND SHALL WATER THE SITE OR USE OTHER APPROPRIATE MEASURES FOR CONTROL. NO USE OF PETROLEUM BASED OR OTHER TOXIC SUBSTANCES SHALL BE PERMITTED FOR DUST ABATEMENT.

13. THE CONTRACTOR SHALL PROVIDE SOIL TRACKING PREVENTION DEVICES AT DESIGNATED CONSTRUCTION ENTRANCES IN ACCORDANCE WITH THE FDOT EROSION AND SEDIMENT CONTROL DESIGNER AND REVIEWER MANUAL.

14. IF PROVIDED CONSTRUCTION ENTRANCES ARE NOT SUFFICIENT TO REMOVE DIRT AND MUD FROM THE TIRES OF VEHICLES AND EQUIPMENT LEAVING THE CONSTRUCTION SITE, THE TIRES MUST BE WASHED PRIOR TO THE VEHICLES LEAVING THE SITE AND ENTERING A PUBLIC ROAD.

15. ALL WATER USED FOR CLEANING CONCRETE TRUCKS, VEHICLES, EQUIPMENT OR OTHER CLEANING ACTIVITY SHALL BE PROPERLY DETAINED AND TREATED OR DISPOSED OF IN A LEGAL MANNER.

16. ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLES ON TO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED AS SOON AS POSSIBLE.

17. SILT FENCING SLOPES ON THE PLANS IS SCHEMATIC AND MAY NEED TO BE ADJUSTED DUE TO SITE CONDITION CONDITIONS. CONTRACTOR SHALL PLACE SILT FENCING ALONG THE LIMITS OF CONSTRUCTION BASED ON THE CONSTRUCTION PLANS IN THEIR ENTIRETY.

18. EXISTING CURB AND DITCH INLETS SHALL BE PROTECTED FROM SEDIMENTATION DUE TO SURFACE RUNOFF UNTIL ALL CONSTRUCTION ACTIVITY IS COMPLETE. FILTER FABRIC SHALL BE PLACED UNDER THE GRATE OF DITCH INLETS, AND FILTER SOCKS SHALL BE PLACED IN FRONT OF THE THROAT OF CURB INLETS.

19. TURBIDITY BARRIERS SHALL BE INSTALLED IN ALL EXISTING WATER BODIES WHERE CONSTRUCTION ACTIVITY COULD CAUSE THE TRANSFER OF SEDIMENTS AND SUSPENDED SOLIDS. TURBIDITY BARRIERS SHALL REMAIN IN PLACE UNTIL CONSTRUCTION ACTIVITY IS COMPLETE AND THE GROUND IS STABILIZED WITH A DENSE STAND OF VEGETATION.

20. THE CONTRACTOR SHALL REMOVE SEDIMENT IN STORMWATER PONDS AND ANY SEDIMENT THAT MAY HAVE ACCUMULATED IN THE STORMWATER DRAINAGE SYSTEM.

21. ALL RIGHT OF WAY, POND SLOPES, OR SLOPES 5:1 OR GREATER SHALL BE SODDED. ALL SODDED AREAS SHALL BE WATERED, FERTILIZED OR OTHERWISE MAINTAINED BY THE CONTRACTOR AS NECESSARY UNTIL FINAL ACCEPTANCE OF THE PROJECT.

22. IF CONSTRUCTION ACTIVITY HAS CEASED FOR ANY REASON, ALL DISTURBED AREAS SHALL BE SEEDED & MULCHED OR OTHERWISE STABILIZED NO LATER THAN 7 DAYS FROM THE LAST CONSTRUCTION ACTIVITY.

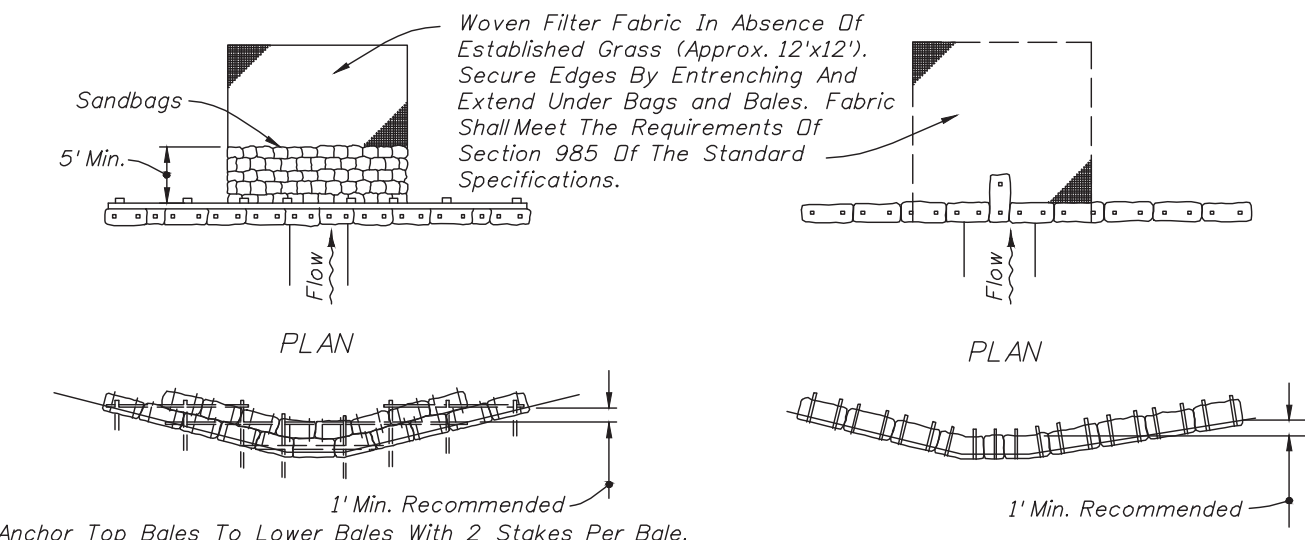
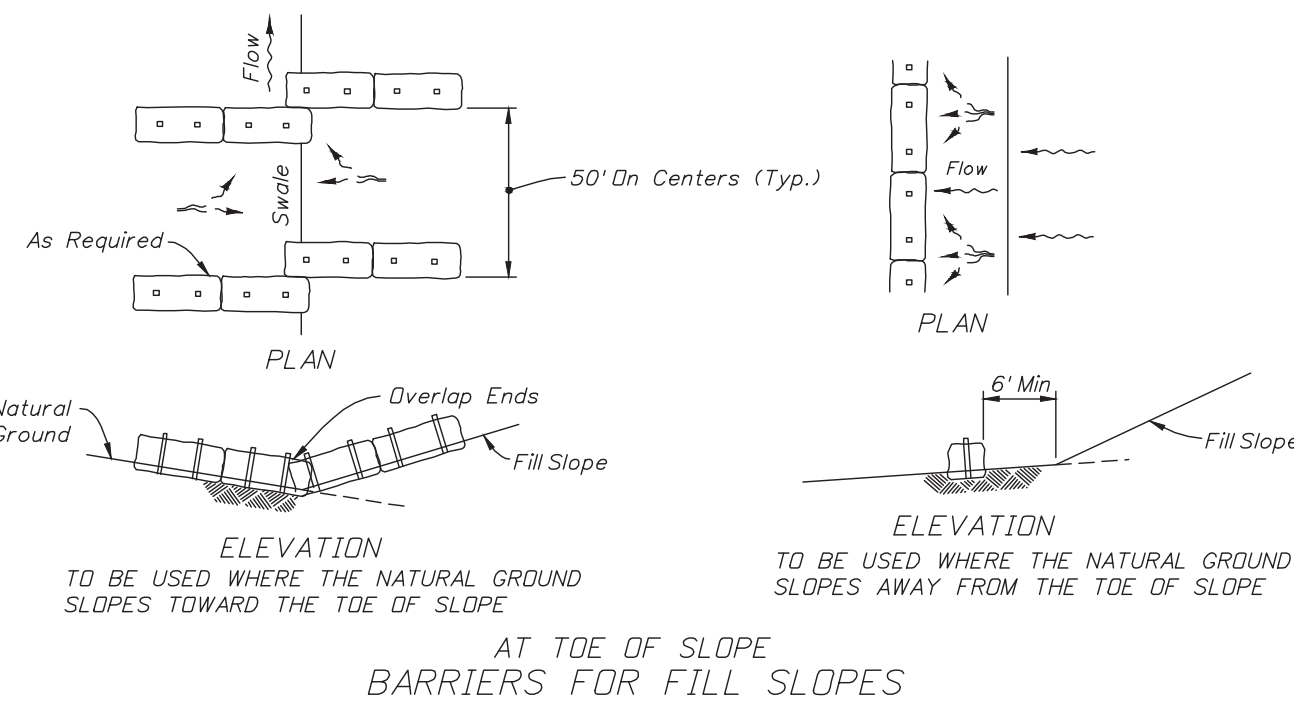
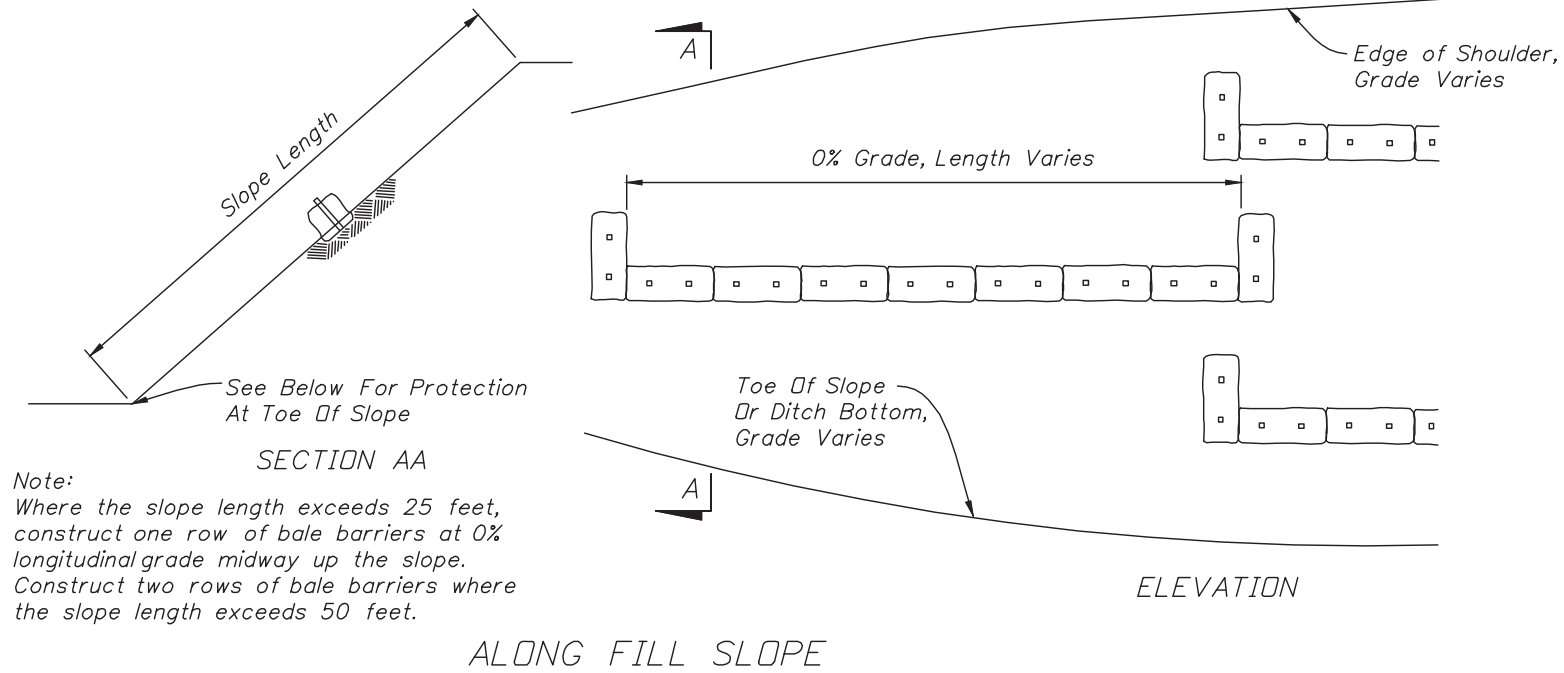
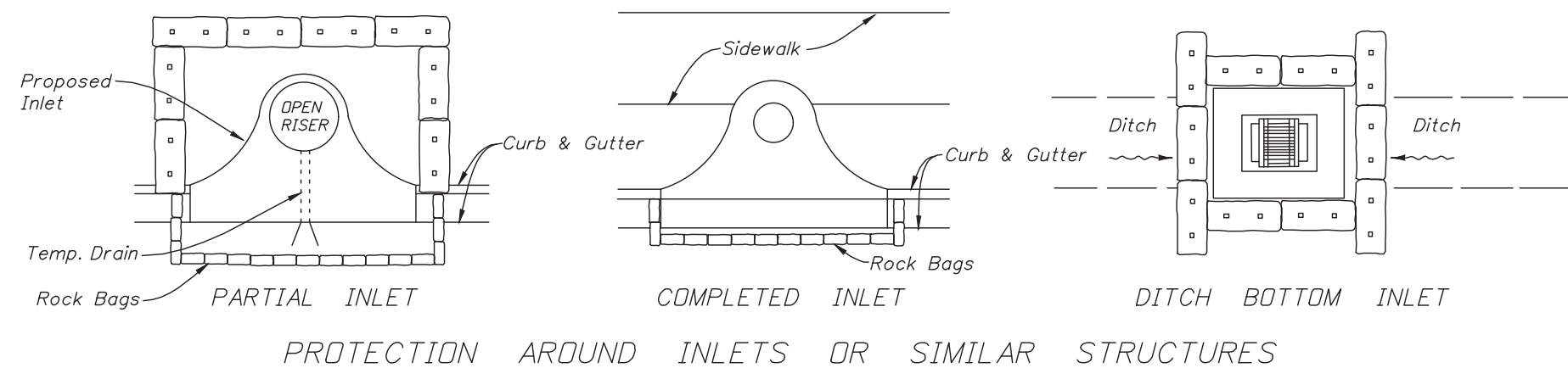
SEDIMENTATION & EROSION CONTROL PLAN 4301 HOGSHEAD

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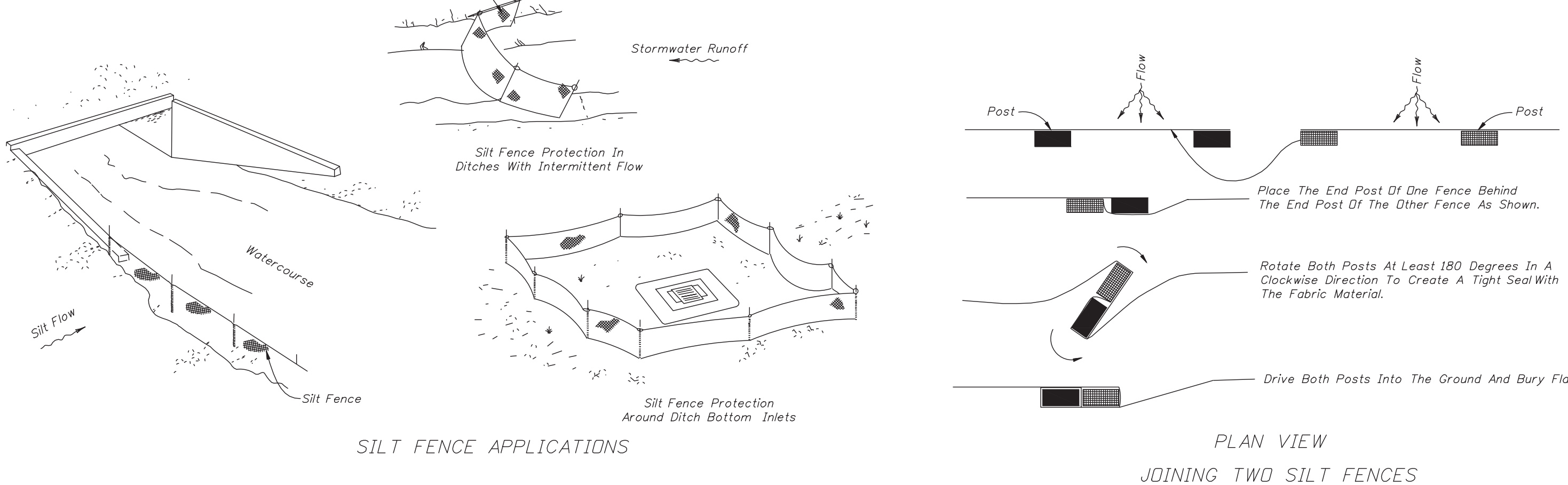
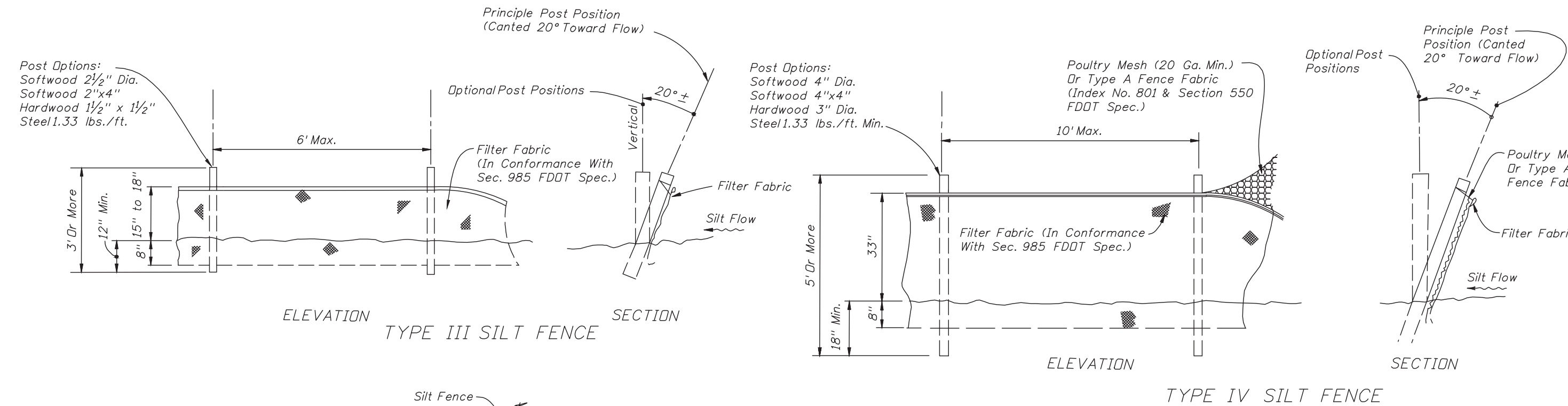
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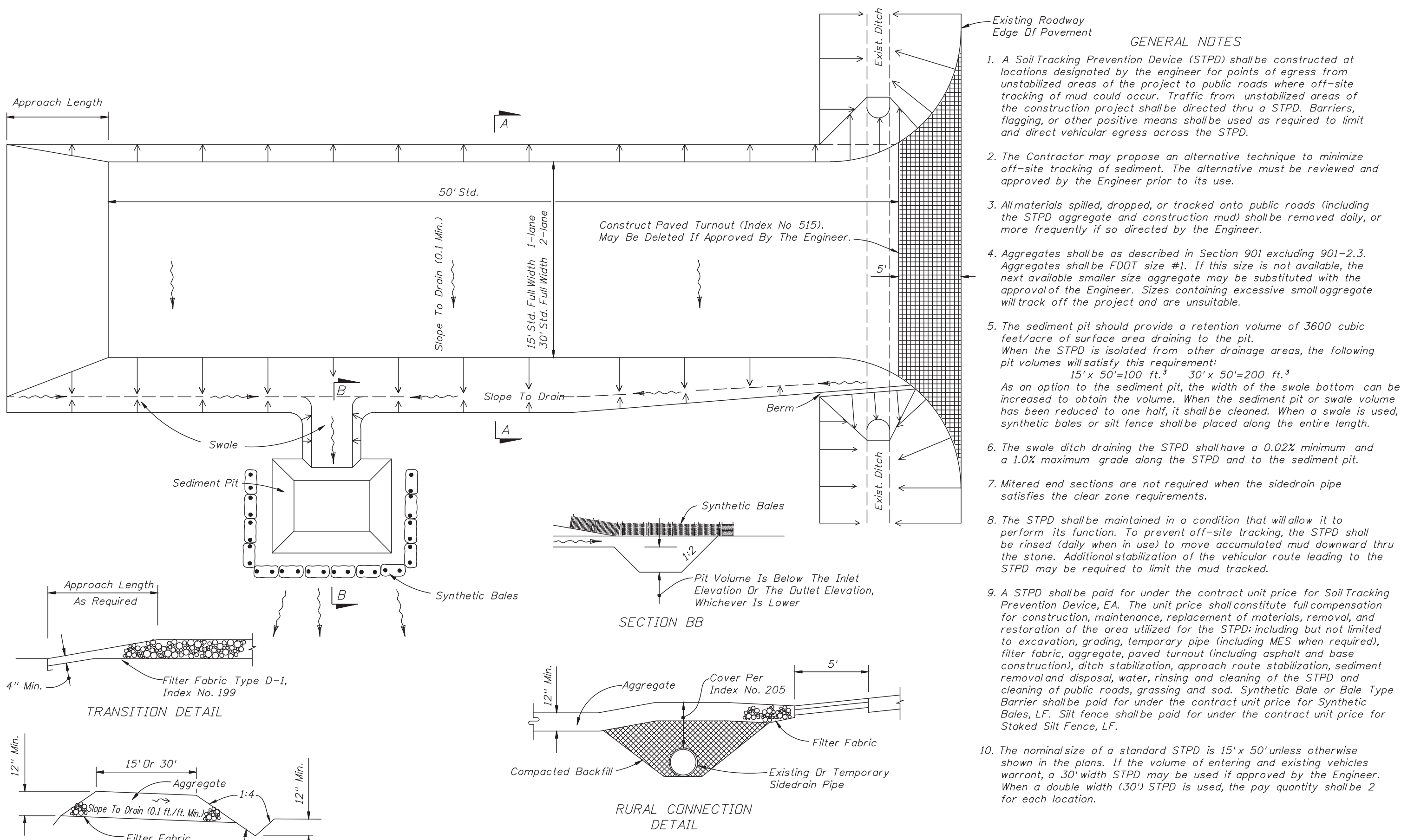
- NOTES FOR SYNTHETIC BALES OR BALE TYPE BARRIERS**
- Type I and II Synthetic Barrier should be spaced in accordance with Chart 1, Sheet 1.
 - Bales shall be anchored with 2'-1" x 2" (or 1" dia.) x 4' wood stakes. Stakes of other material or shape providing equivalent strength may be used if approved by the Engineer. Stakes other than wood shall be removed upon completion of the project.
 - Rails and posts shall be 2" x 4" wood. Other materials providing equivalent strength may be used if approved by the Engineer.
 - Adjacent bales shall be butted firmly together.
 - Where used in conjunction with silt fence, bales shall be placed on the upstream side of the fence.
 - Bales to be paid for under the contract unit price for Synthetic Bales, LF. The unit price shall include the cost of filter fabric for Type I and II Barriers. Sandbags shall be paid for under the unit price for Sandbagging, CY. Rock bags to be paid for under the contract unit price for Rock Bags, EA.

2010 FDOT Design Standards		Last Revision	Sheet No.
TEMPORARY EROSION AND SEDIMENT CONTROL		07/01/09	2 of 3
Index No.		102	



- NOTES FOR SILT FENCES**
- Type III Silt Fence to be used at most locations. Where used in ditches, the spacing for Type III Silt fence shall be in accordance with Chart 1, Sheet 1.
 - Type IV Silt Fence to be used where large sediment loads are anticipated. Suggested use is where fill slope is 1:2 or steeper and length of slope exceeds 25 feet. Avoid use where the detained water may back into travel lanes or off the right of way.
 - Do not construct silt fences across permanent flowing watercourses. Silt fences are to be at upland locations and turbidity barriers used at permanent bodies of water.
 - Where used as slope protection, Silt Fence is to be constructed on 0% longitudinal grade to avoid channelizing runoff along the length of the fence.
 - Silt Fence to be paid for under the contract unit price for Staked Silt Fence, (LF).

2010 FDOT Design Standards		Last Revision	Sheet No.
TEMPORARY EROSION AND SEDIMENT CONTROL		07/01/05	3 of 3
Index No.		102	

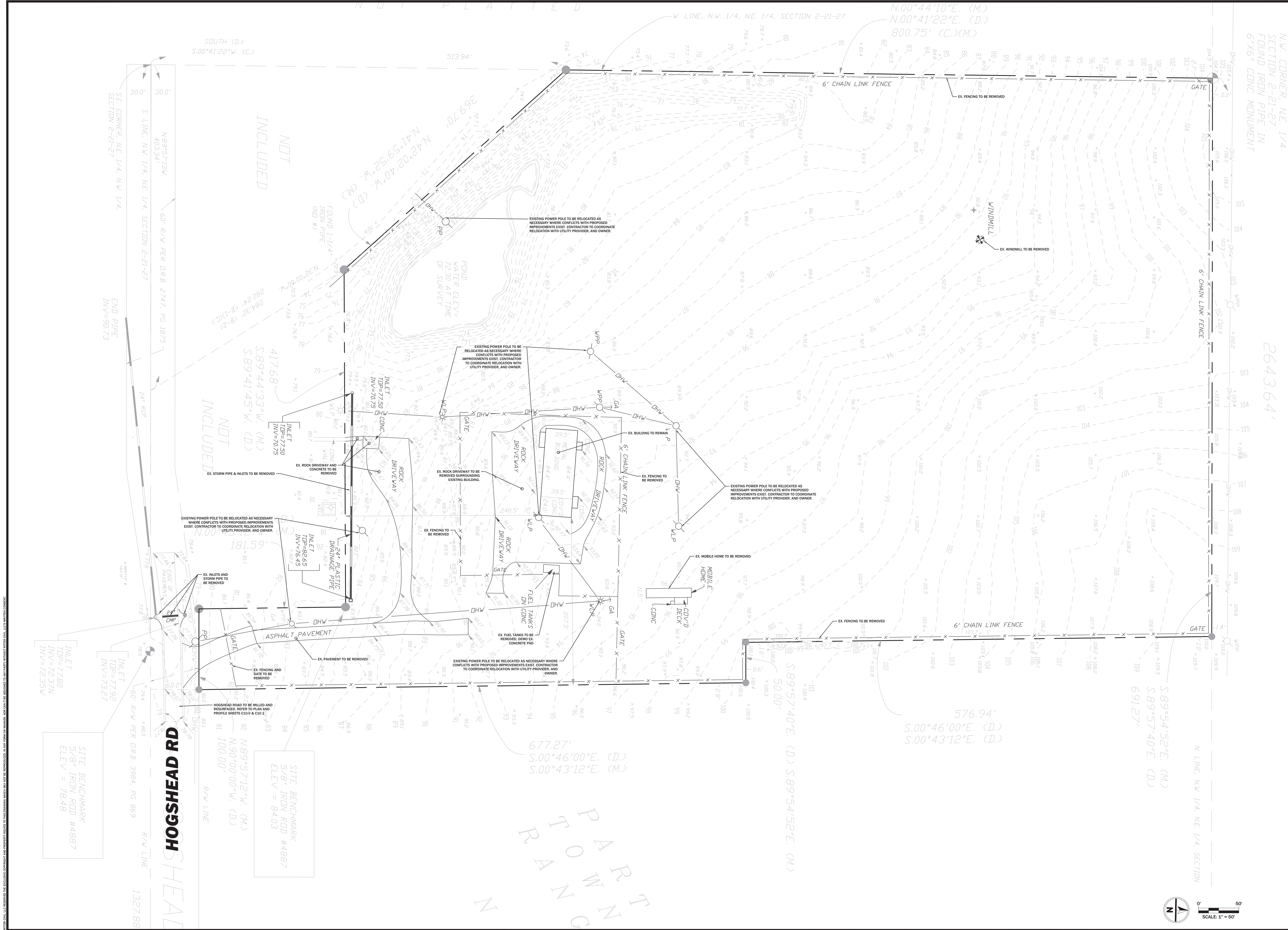


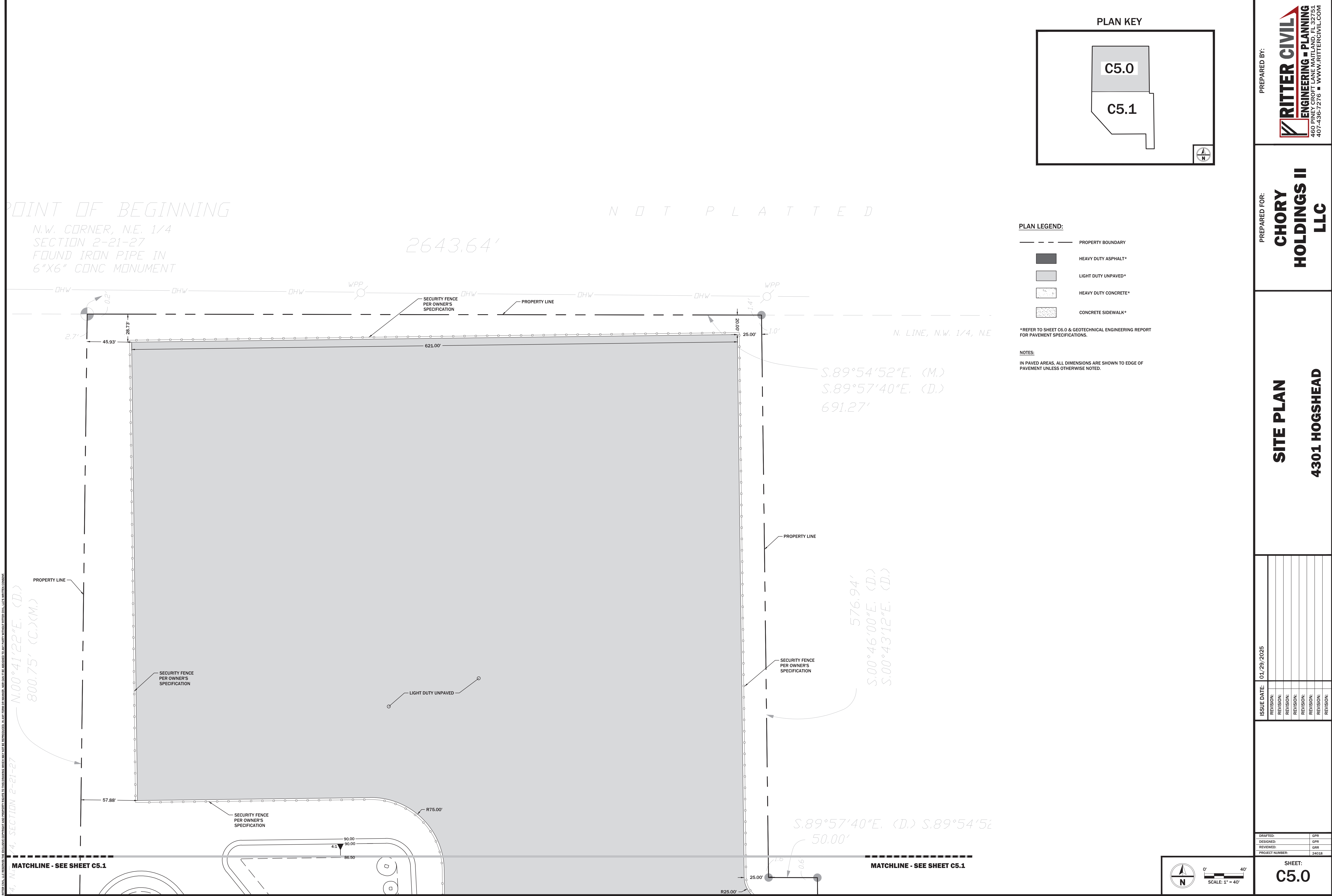
2010 FDOT Design Standards		Last Revision	Sheet No.
SOIL TRACKING PREVENTION DEVICE TYPE A		07/01/07	1 of 1
Index No.		106	

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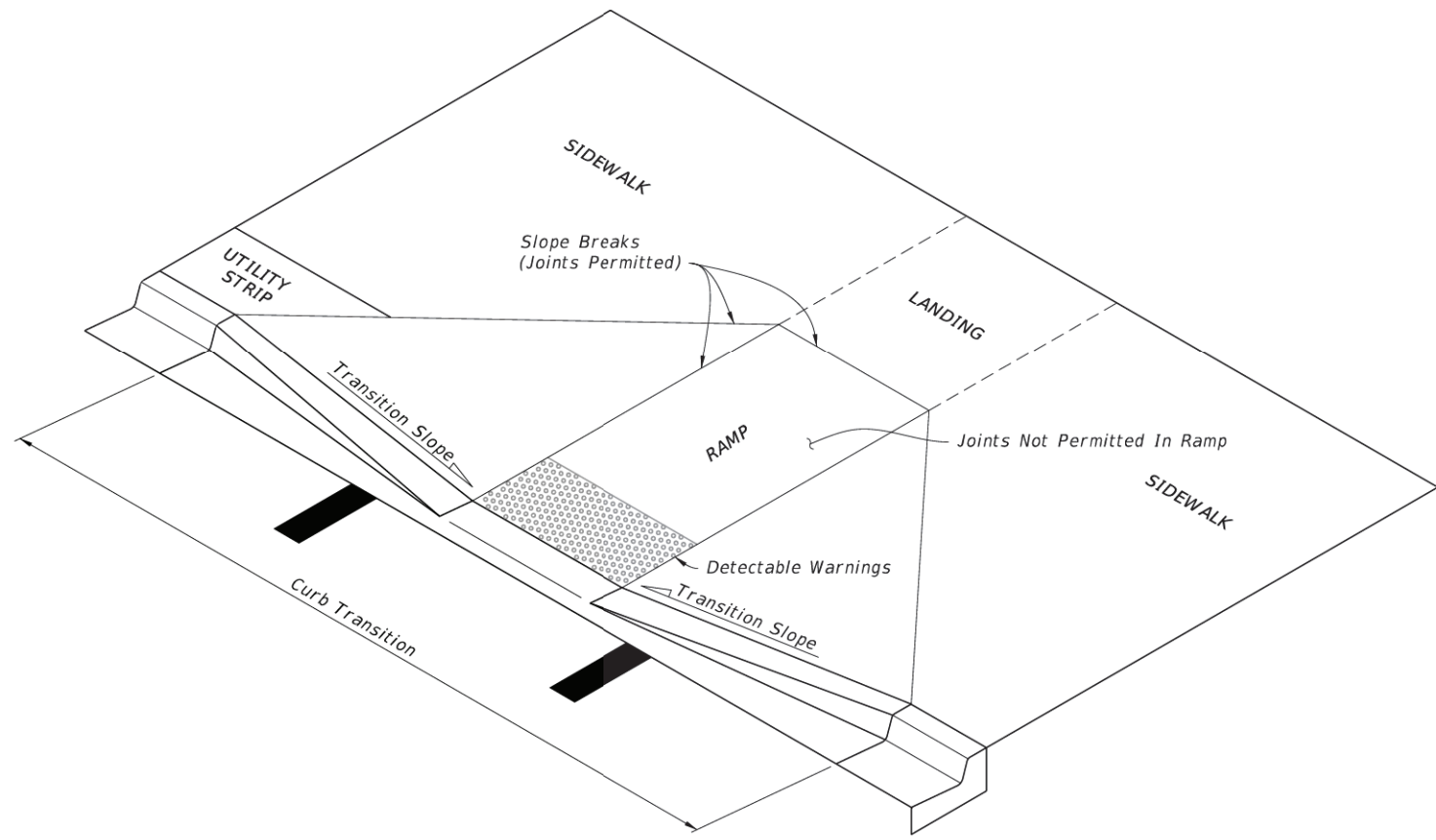


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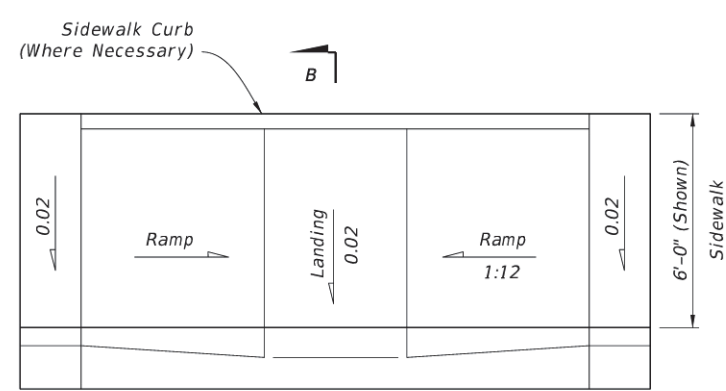
GENERAL NOTES:

1. Cross Slopes and Grades:
- A. Sidewalk, ramp, and landing slopes (i.e. 0.02, 0.05, and 1:12) shown in this Index are maximums. With approval of the Engineer, provide the minimum feasible slope where the requirements cannot be met.
- B. Landings must have cross-slopes less than or equal to 0.02 in any direction.
- C. Maintain a single longitudinal slope along each side of the curb ramp. Ramp slopes are not required to exceed 1:5 feet in length.
- D. Joints permitted at the location of Slope Breaks. Otherwise locate joints in accordance with Index 522-001. No joints are permitted within the ramp portion of the Curb Ramp.
2. Curb, Curb and Gutter, and/or Sidewalk:
- A. Refer to Index 522-001 for concrete thickness and sidewalk details.
- B. Remove any existing curb, curb and gutter, or sidewalk to the nearest joint beyond the curb transition or to the extent that no remaining section is less than 5 feet long.
- C. Width of Curb Ramp is 4'-0" minimum. Match sidewalk or Shared Use Path width as shown in the Plans.
3. Curb Ramp Alpha-Identification:
- A. Sidewalk curb ramp alpha-identifications (e.g. CR-A) are provided for reference purposes in the Plans.
- B. Alpha-identifications CR-I and CR-J are intentionally omitted.
4. Detectable Warnings:
- A. Install detectable warnings in accordance with Specification 527.
- B. Place detectable warnings across the full width of the ramp or landing, to a minimum depth of 2 feet measured perpendicular to the curb line and no greater than 5 feet from the back of the curb or edge of pavement.
- C. If detectable warnings are shown in the Plans on slopes greater than 5%, align the truncated domes with the centerline of the ramp; otherwise, the truncated domes are not required to be aligned.



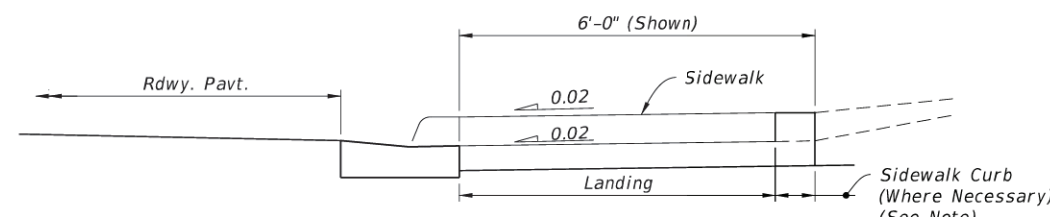
CURB RAMP NOMENCLATURE

LAST REVISION	DESCRIPTION:	FY 2023-24 STANDARD PLANS	INDEX	SHEET
11/01/21			522-002	1 of 7



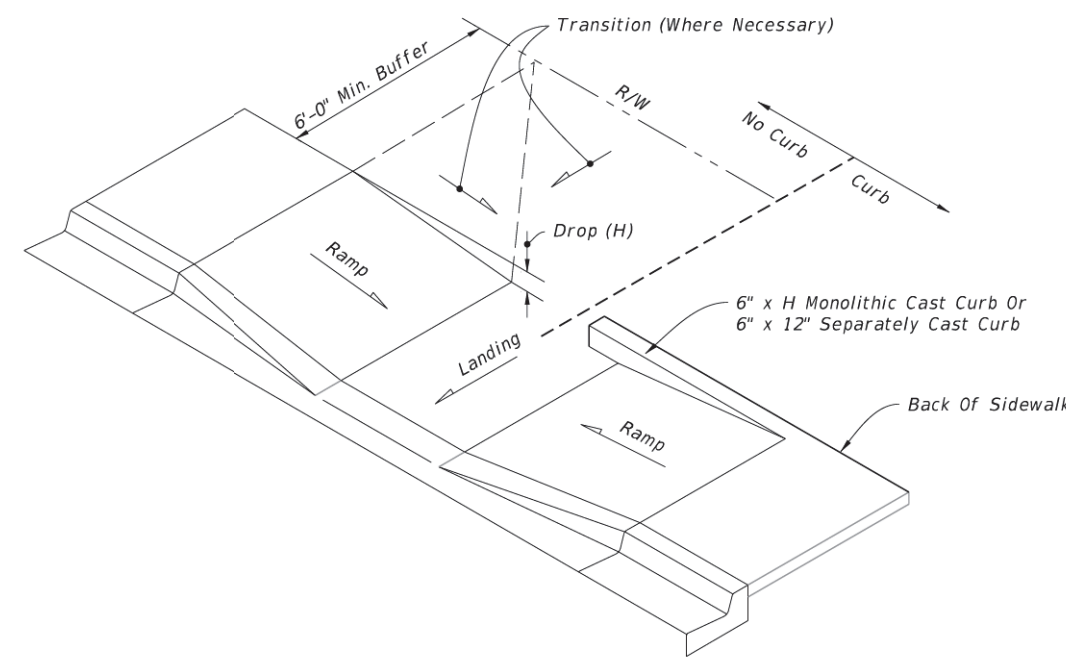
PLAN VIEW

CR-C

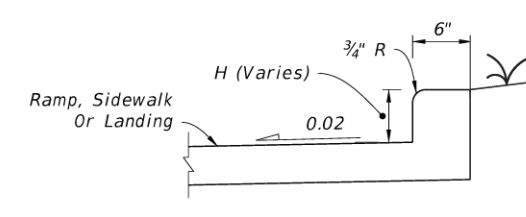


NOTE: For additional information on sidewalk curb construction, see SIDEWALK CURB OPTIONS details.

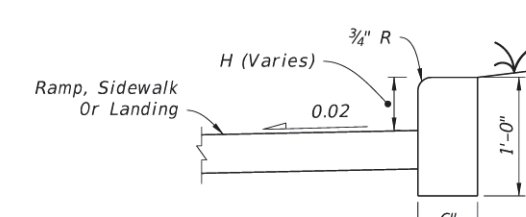
SECTION B-B



CONSTRUCTION OF SIDEWALK CURB IN CUT SECTIONS



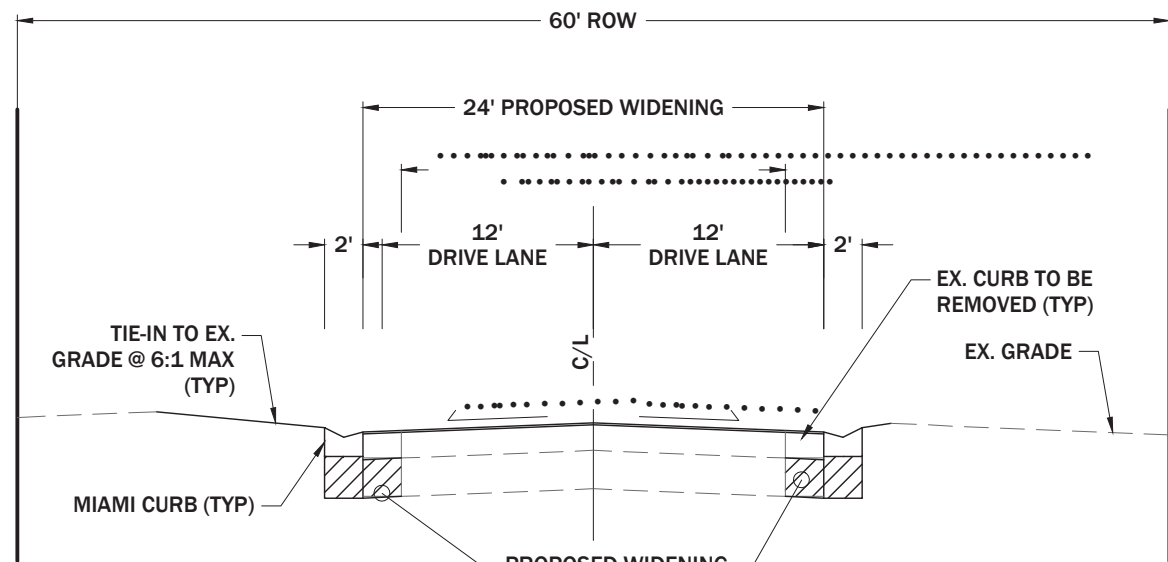
MONOLITHIC CAST CURB



SEPARATELY CAST CURB

SIDEWALK CURB RAMPS CR-C AND SIDEWALK CURB

LAST REVISION	DESCRIPTION:	FY 2023-24 STANDARD PLANS	INDEX	SHEET
11/01/20			522-002	3 of 7

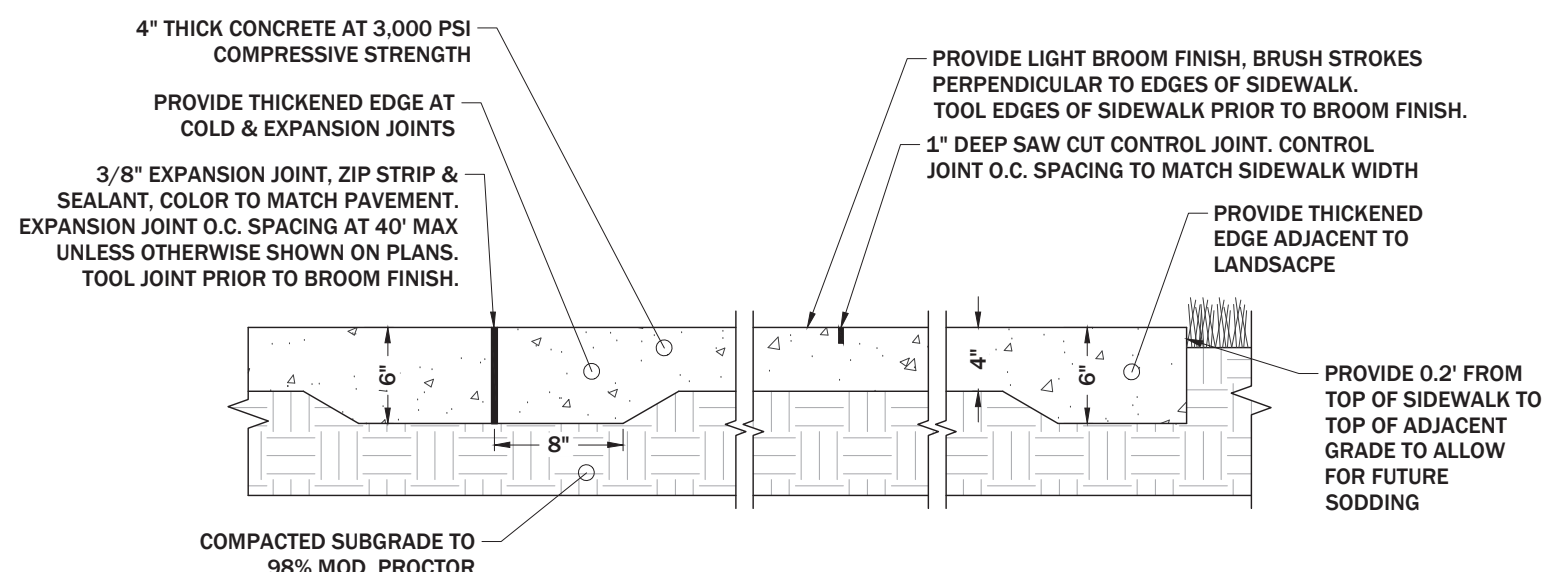


- NOTES:
1.
 2. INSTALL FULL WIDTH ASPHALT OVERLAY
 3. MATCH EXISTING PAVEMENT SECTION

HOGSHEAD ROAD - PROPOSED WIDENING

TYPICAL CROSS SECTION

HORIZONTAL: 1" = 10'
VERTICAL: 1" = 5'



SIDEWALK NOTES:

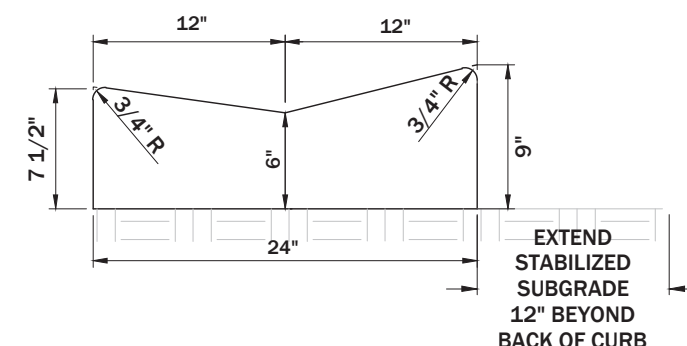
USE ONE COLOR /SUPPLIER/BATCH FOR ALL CONCRETE SIDEWALKS.

FULL PANEL (JOINT-TO-JOINT) REPLACEMENT REQUIRED FOR REPAIRING CRACKED OR OTHERWISE DAMAGED CONCRETE SIDEWALKS.

DETAIL PROVIDED FOR STANDARD PEDESTRIAN GRADE SIDEWALKS. REFER TO HARDSCAPE PLANS FOR NON-STANDARD OR VEHICULAR GRADE CONCRETE PAVING CONDITIONS AND DETAILS.

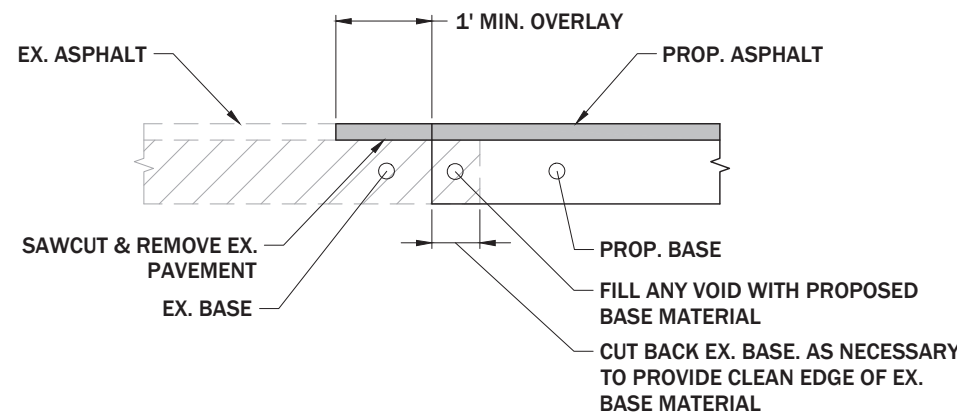
STANDARD CONCRETE SIDEWALK

SCALE: NTS



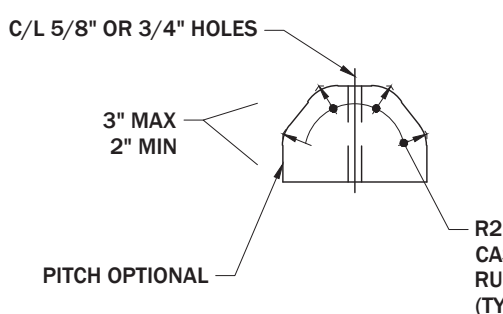
MIAMI CURB

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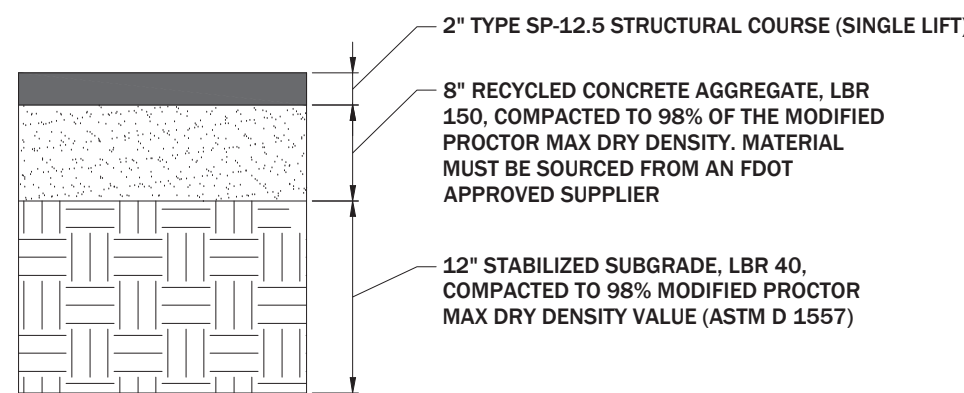
PAVEMENT SPLICE DETAIL

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CONCRETE BUMPER GUARD

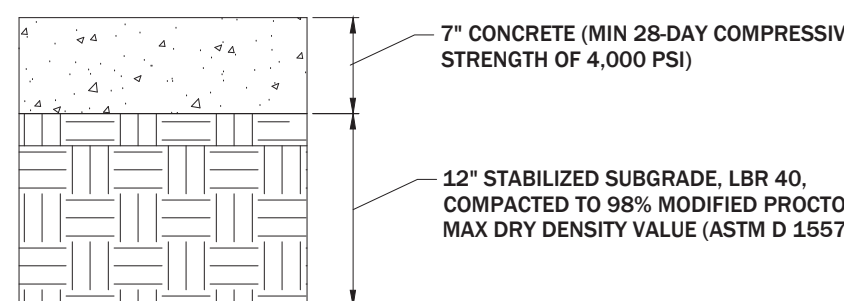
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NOTE: REFER TO GEOTECHNICAL REPORT FOR FULL PAVEMENT SPECIFICATIONS AND DETAILS

HEAVY DUTY ASPHALT PAVEMENT

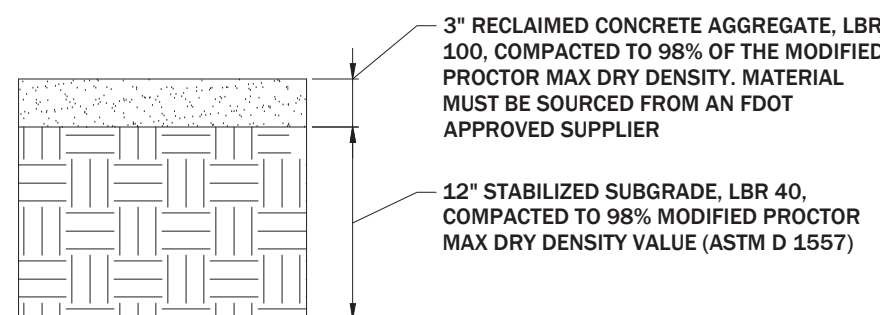
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NOTE: REFER TO GEOTECHNICAL REPORT FOR FULL PAVEMENT SPECIFICATIONS AND DETAILS

HEAVY DUTY CONCRETE

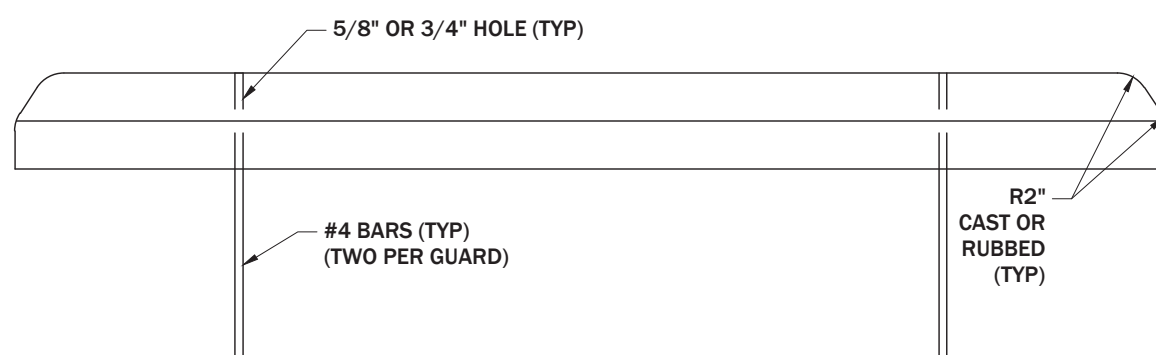
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NOTE: REFER TO GEOTECHNICAL REPORT FOR FULL PAVEMENT SPECIFICATIONS AND DETAILS

LIGHT DUTY UNPAVED

NTS



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PAVEMENT SECTIONS & DETAILS

4301 HOGSHEAD

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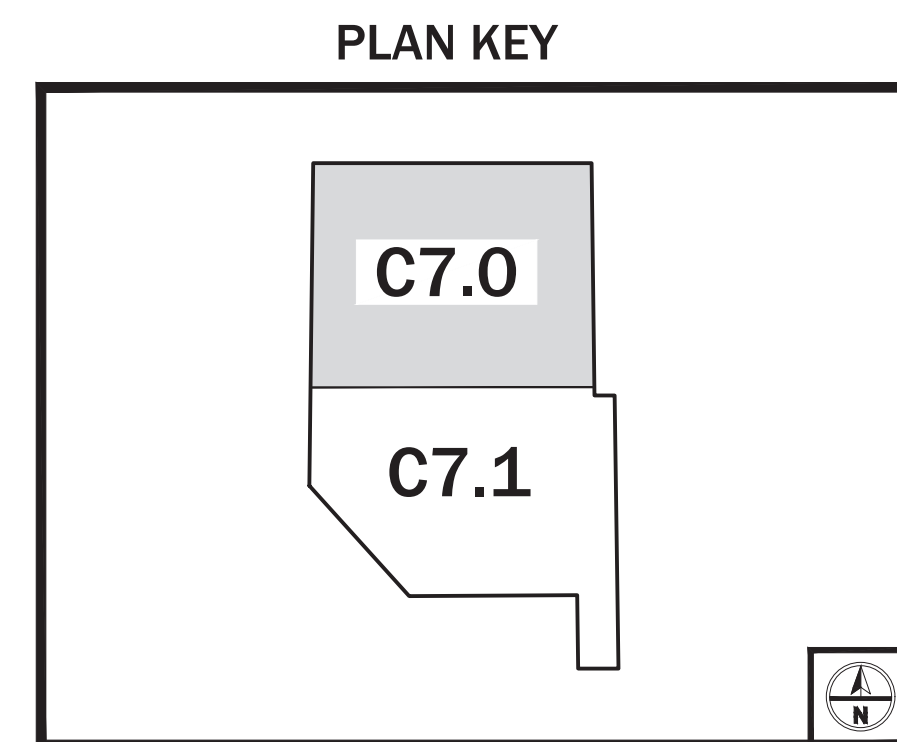
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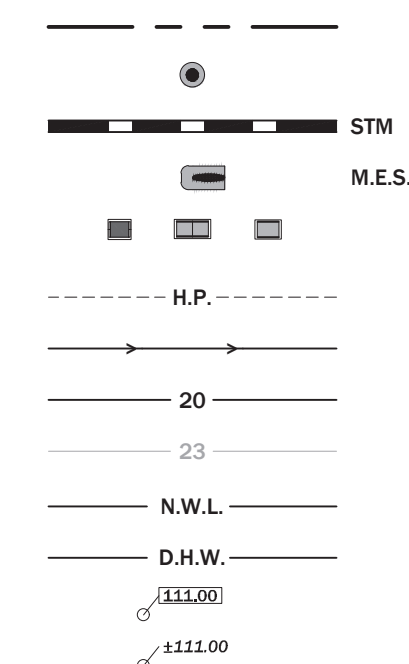
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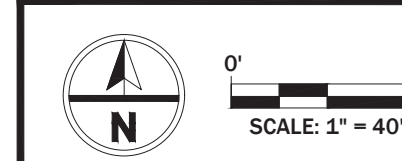
N.W. CORNER, N.E. 1/4
SECTION 2-21-27
FOUND IRON PIPE IN
6"X6" CONC MONUMENT



PLAN LEGEND:



PROPERTY LINE / PROJECT BOUNDARY
STORM SEWER MANHOLE
STORM SEWER PIPE
STORM MITERED END SECTION
STORM DITCH INLETS
HIGH POINT
GRADE FLOW LINE
PROPOSED CONTOUR
EXISTING CONTOUR
DESIGN NORMAL WATER ELEVATION
DESIGN HIGH WATER ELEVATION
PROPOSED SPOT ELEVATION
APPROXIMATE EXISTING SPOT ELEVATION



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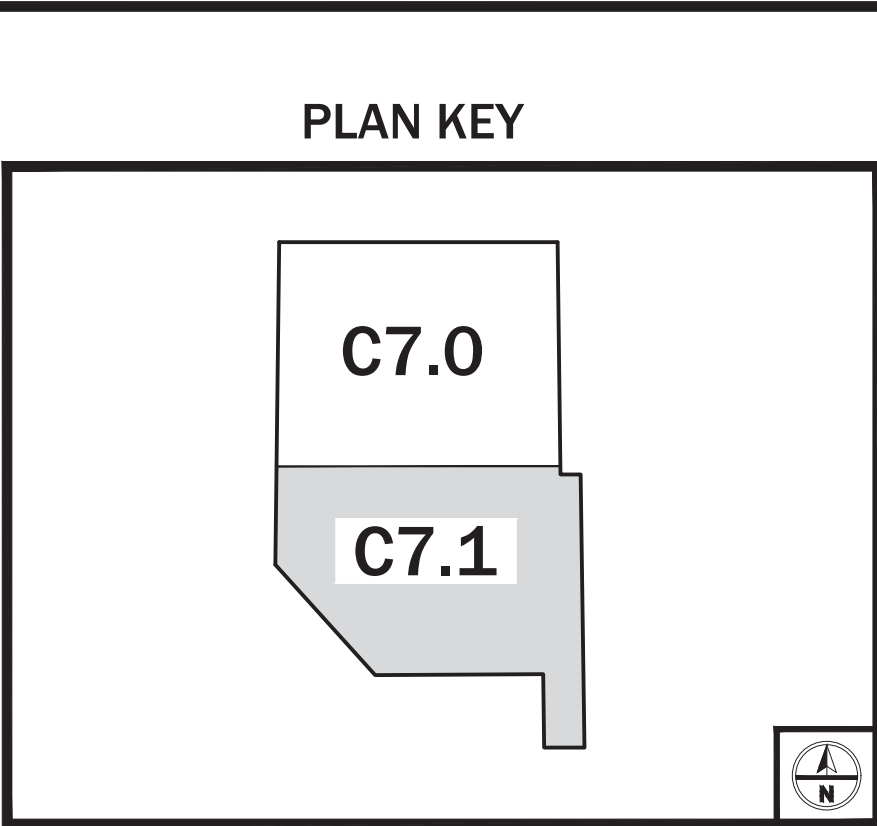
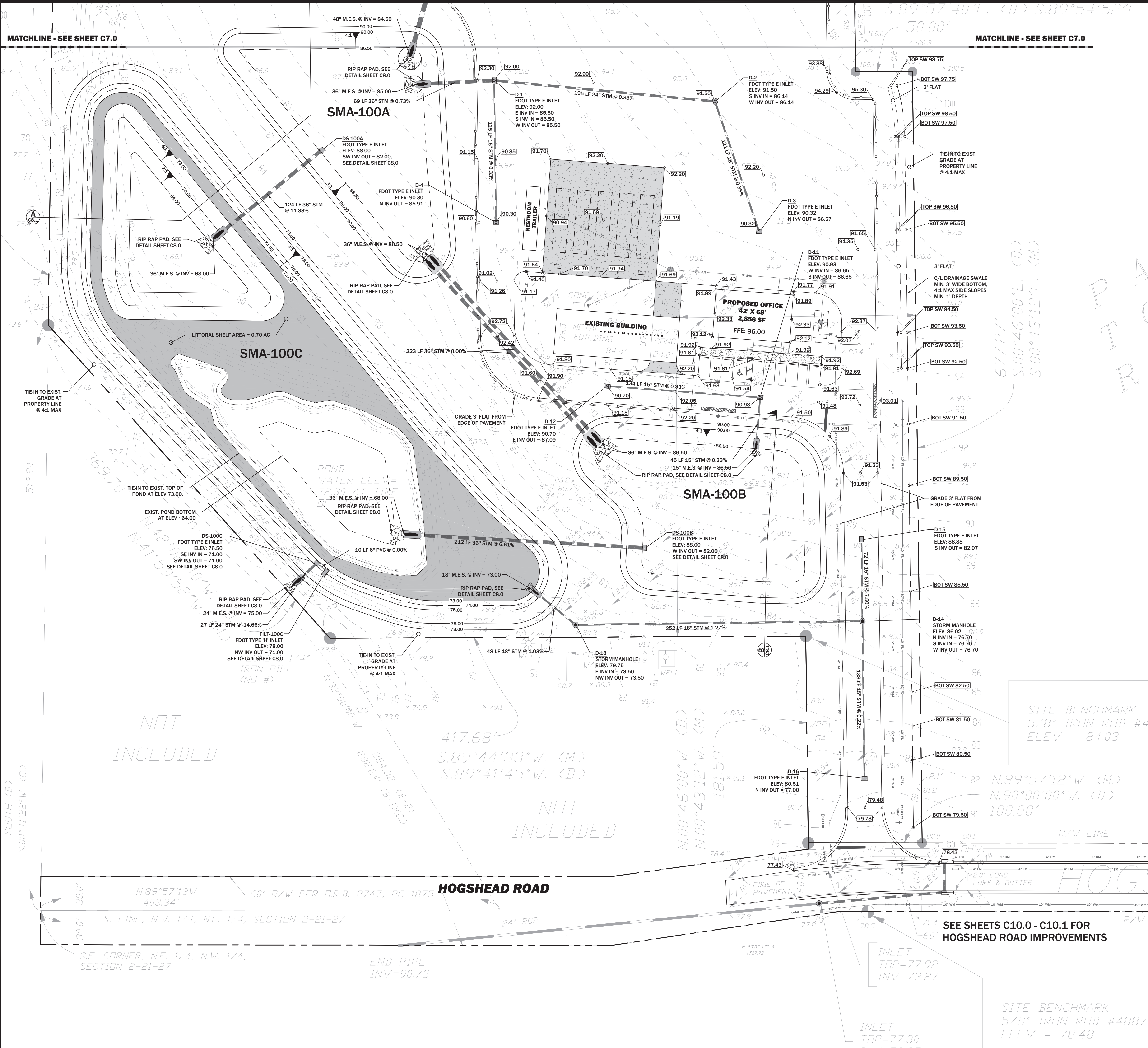
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HOLDINGS II
LLC**

GRADING & DRAINAGE PLAN 4301 HOGSHEAD

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PLAN LEGEND:	
	PROPERTY LINE / PROJECT BOUNDARY
	STORM SEWER MANHOLE
	STORM SEWER PIPE
	STORM MITERED END SECTION
	STORM DITCH INLETS
	HIGH POINT
	GRADE FLOW LINE
	PROPOSED CONTOUR
	EXISTING CONTOUR
	DESIGN NORMAL WATER ELEVATION
	DESIGN HIGH WATER ELEVATION
	PROPOSED SPOT ELEVATION
	APPROXIMATE EXISTING SPOT ELEVATION

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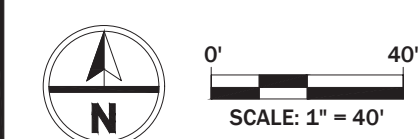
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GRADING & DRAINAGE PLAN
4301 HOGSHEAD

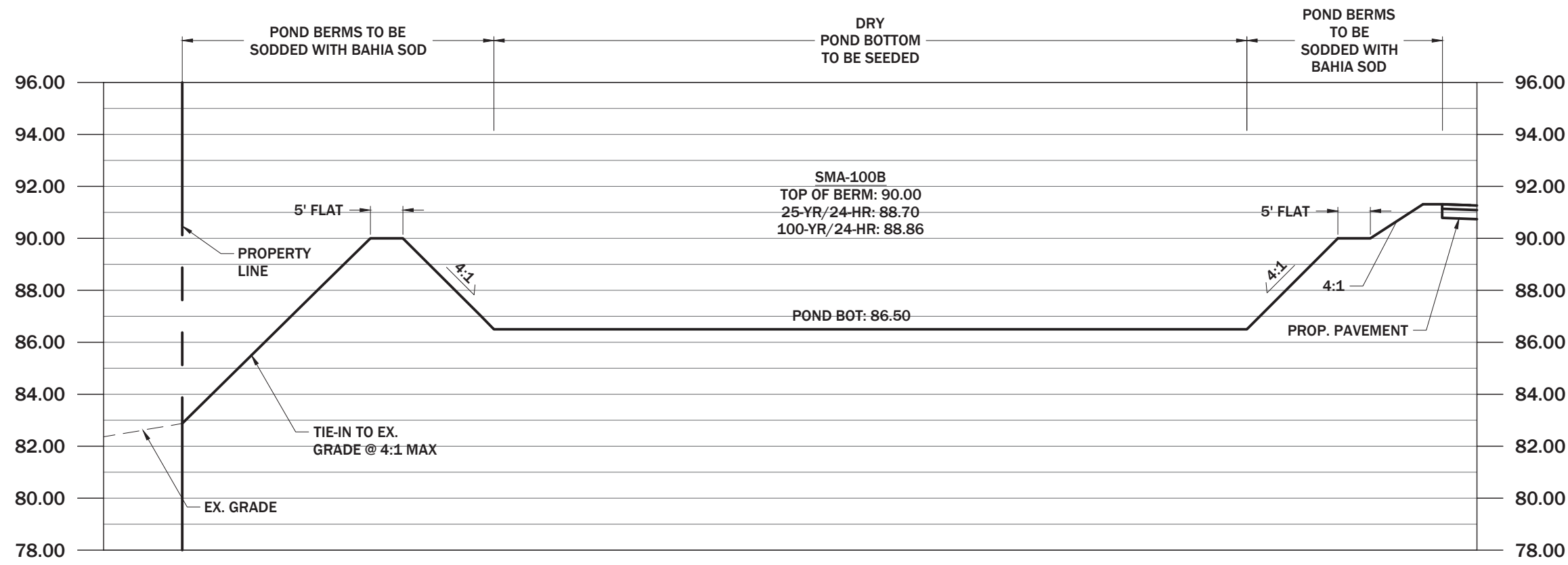
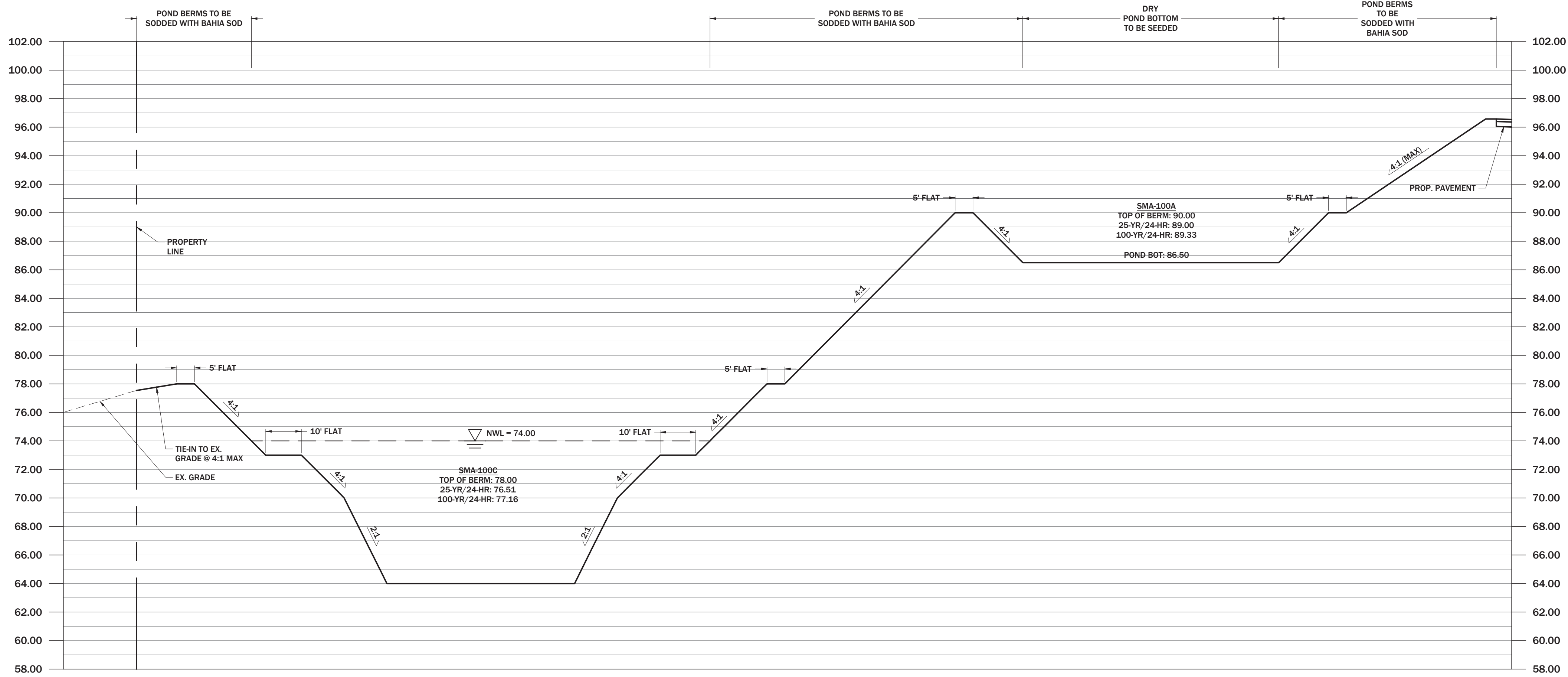
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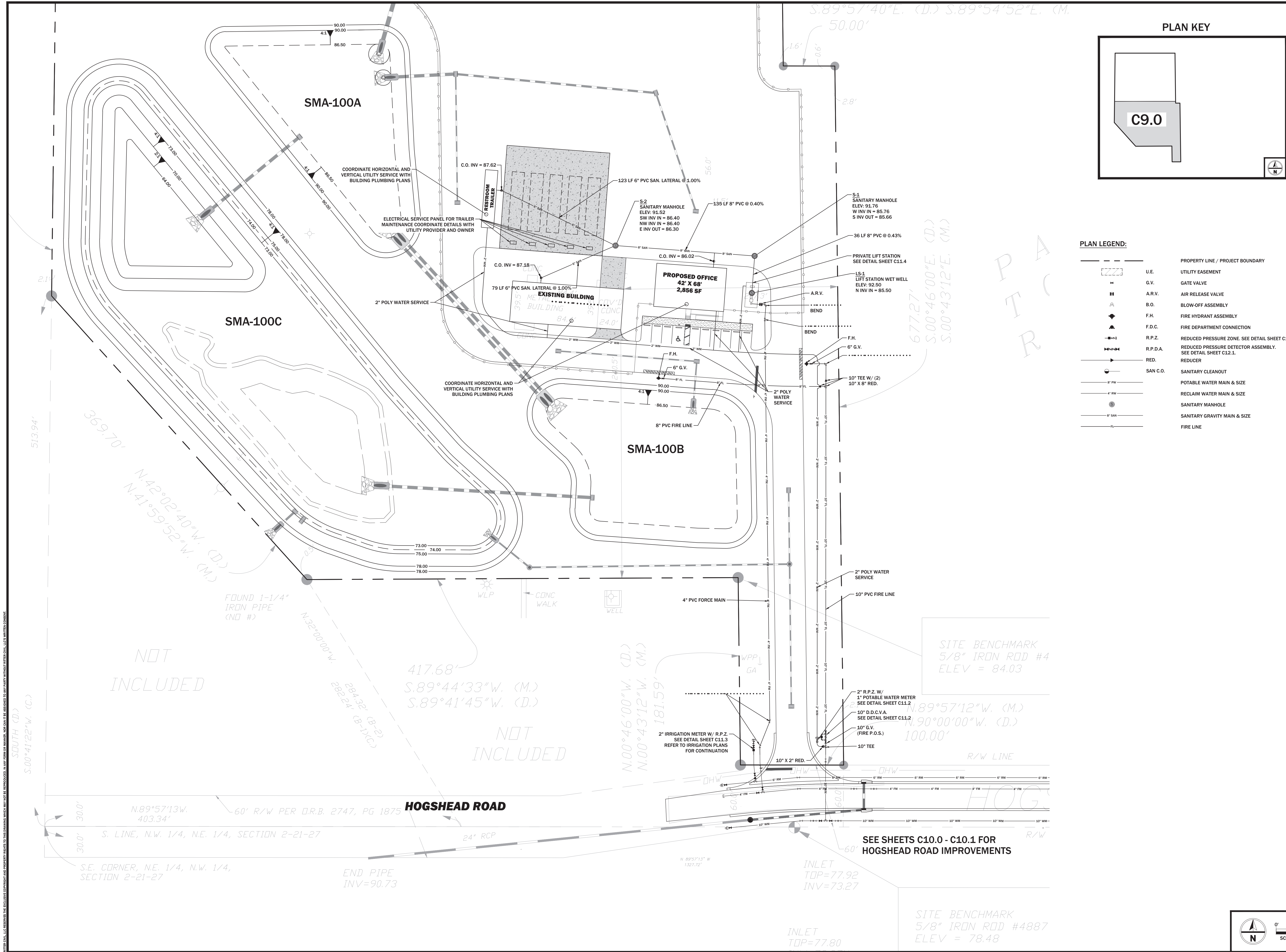
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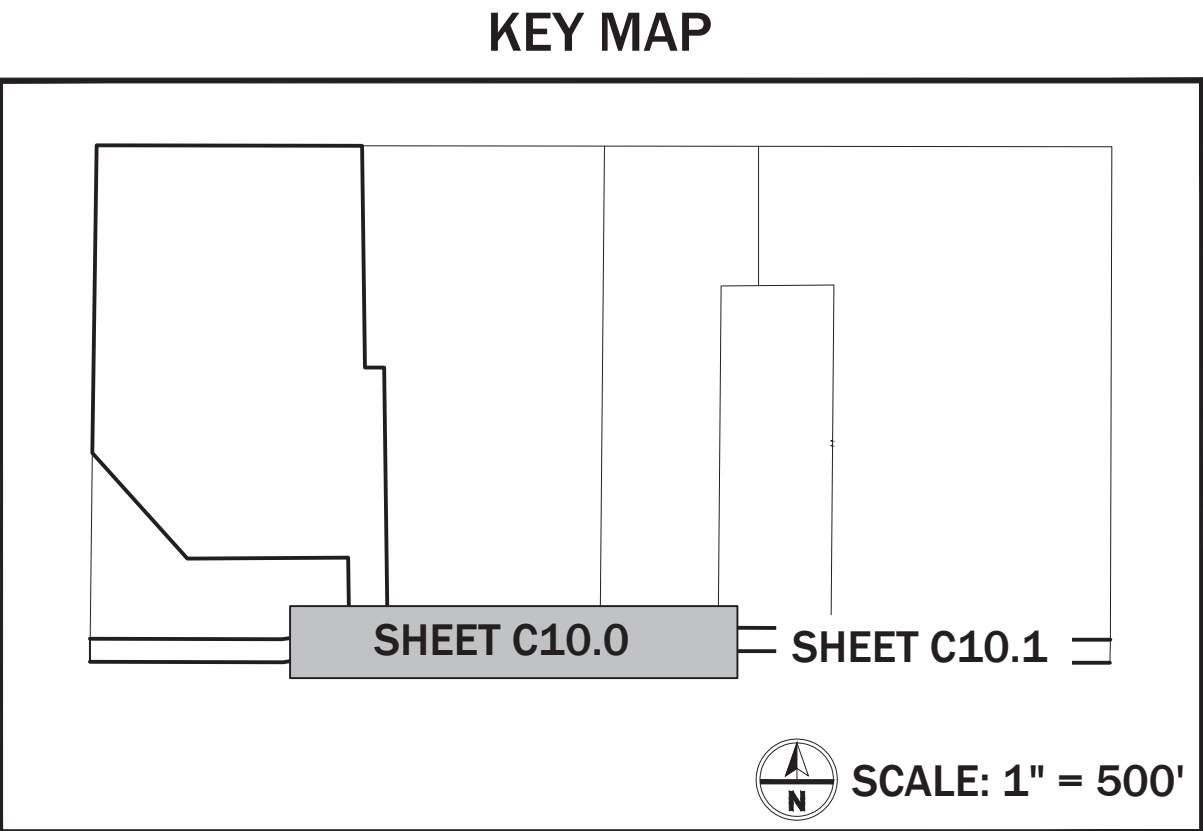
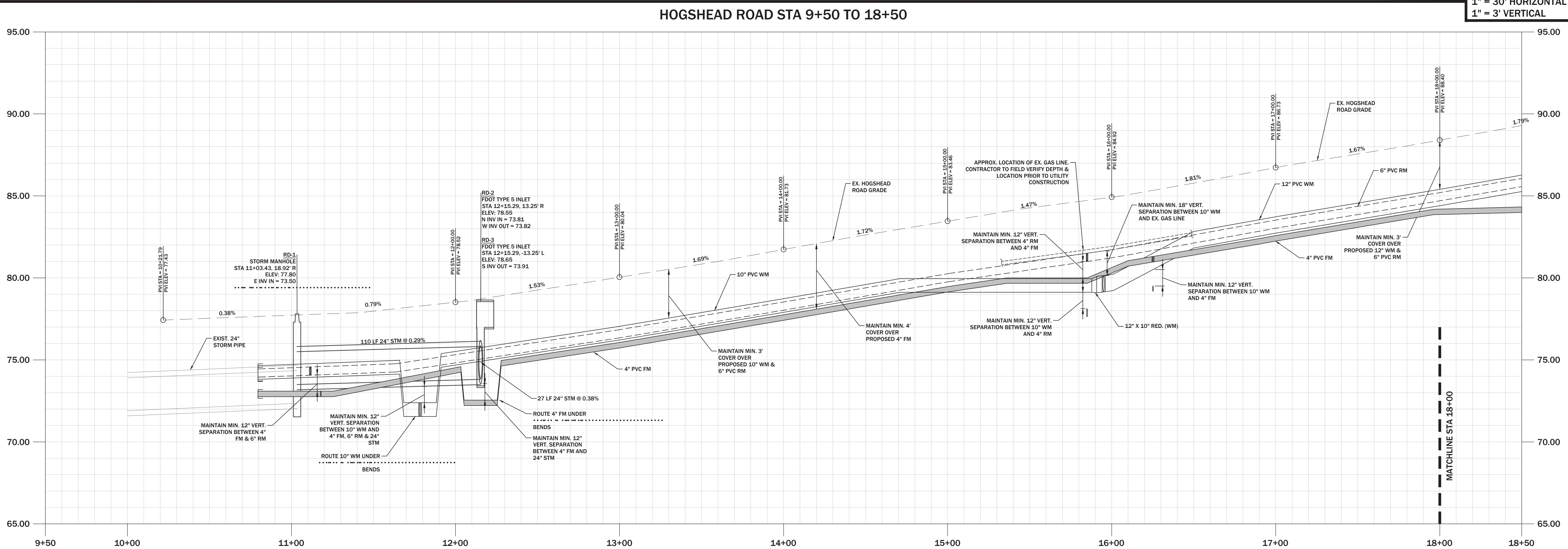
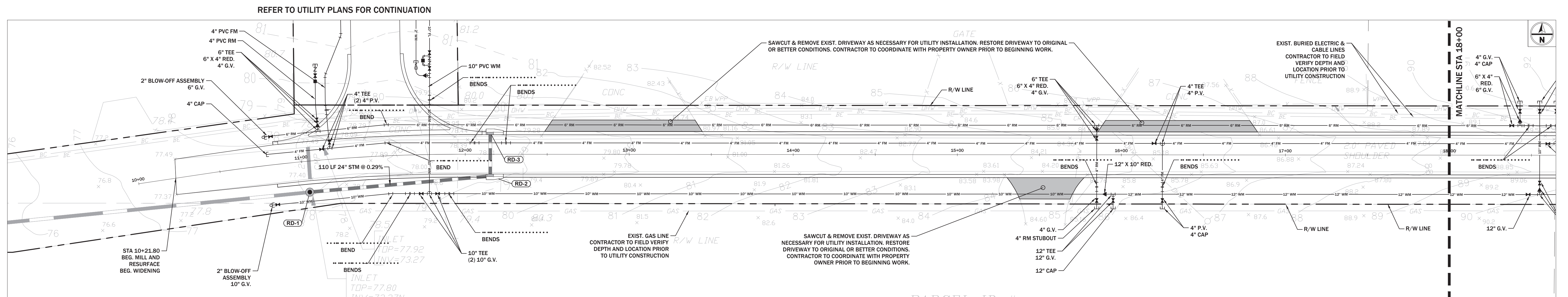
UTILITY PLAN
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DRAFTED:	GPR
DESIGNED:	GPR
REVIEWED:	GRR
PROJECT NUMBER:	24018

SHEET:
C9.0





PREPARED BY:

BITTER CIVIL
ENGINEERING - PLANNING

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PREPARED FOR:

**CHORY
HOLDINGS II
LLC**

PLAN AND PROFILE

4301 HOGSHEAD

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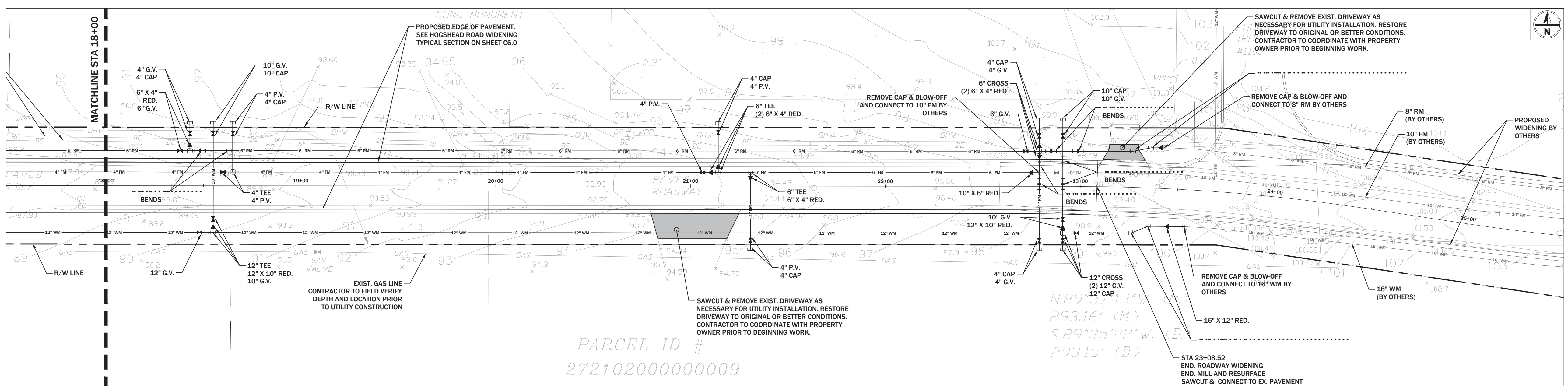
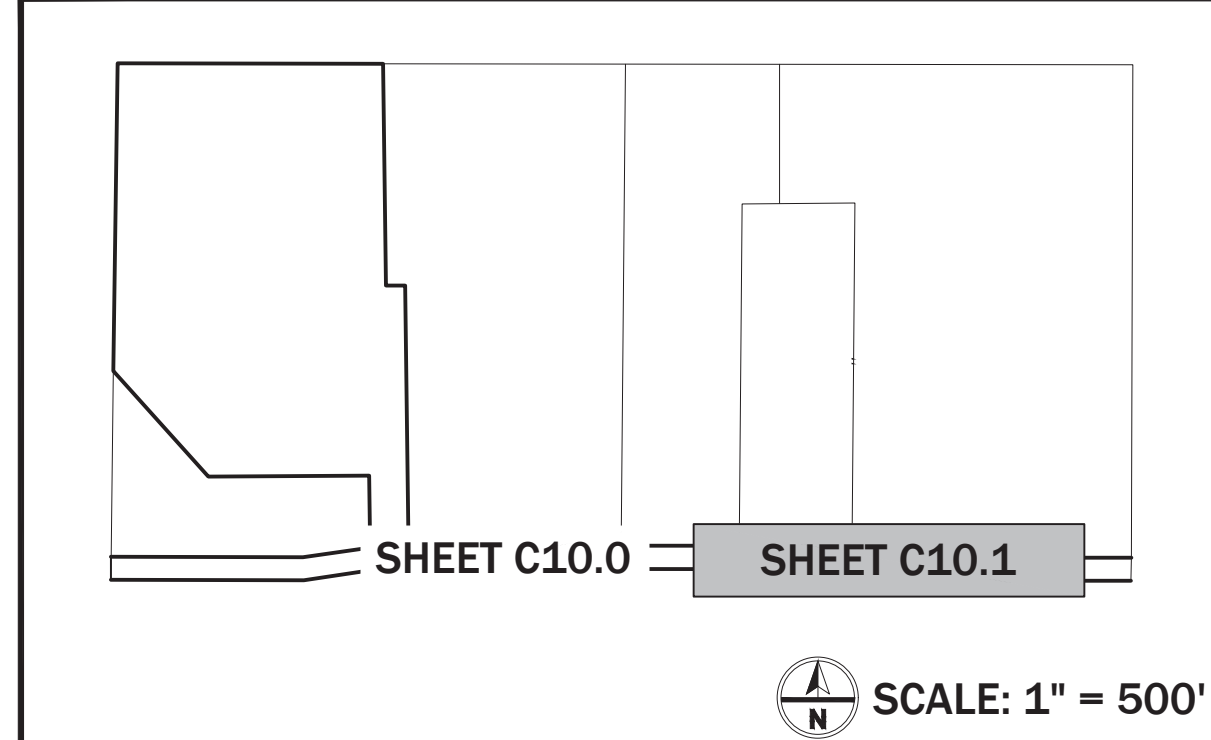
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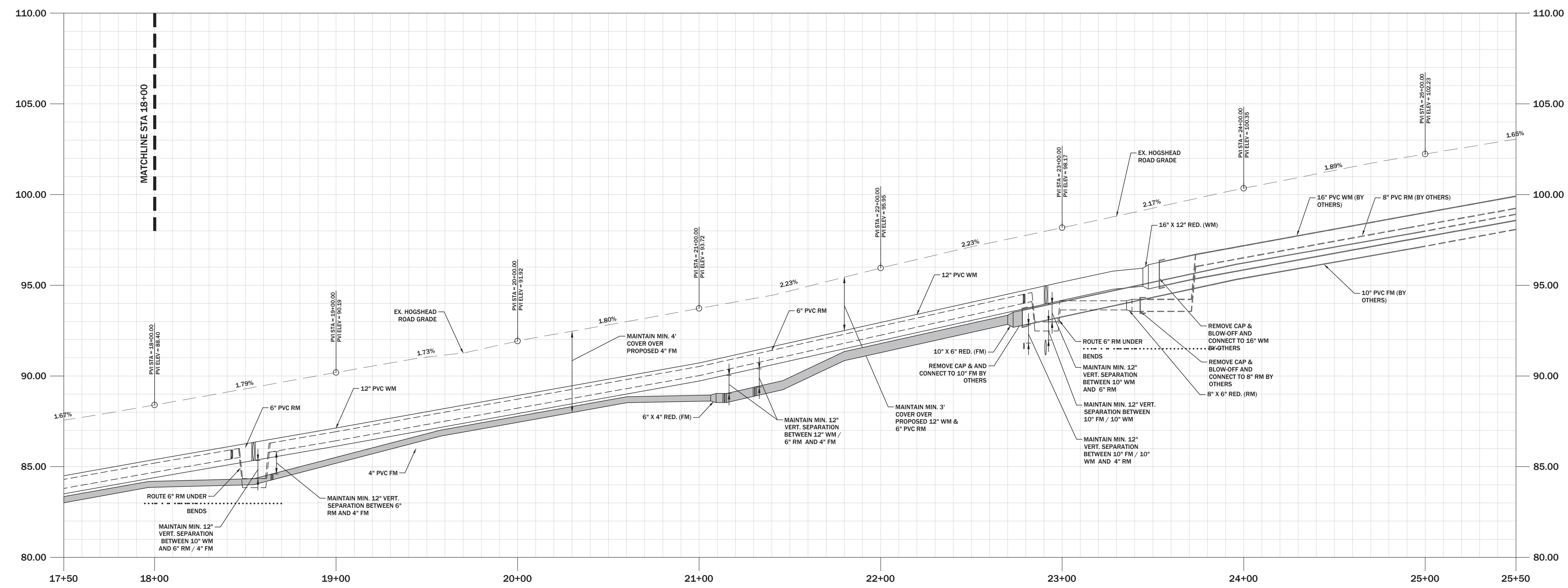
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KEY MAP



HOGSHEAD ROAD STA 17+50 TO 25+50

SCALE:
1" = 30' HORIZONTAL
1" = 3' VERTICAL

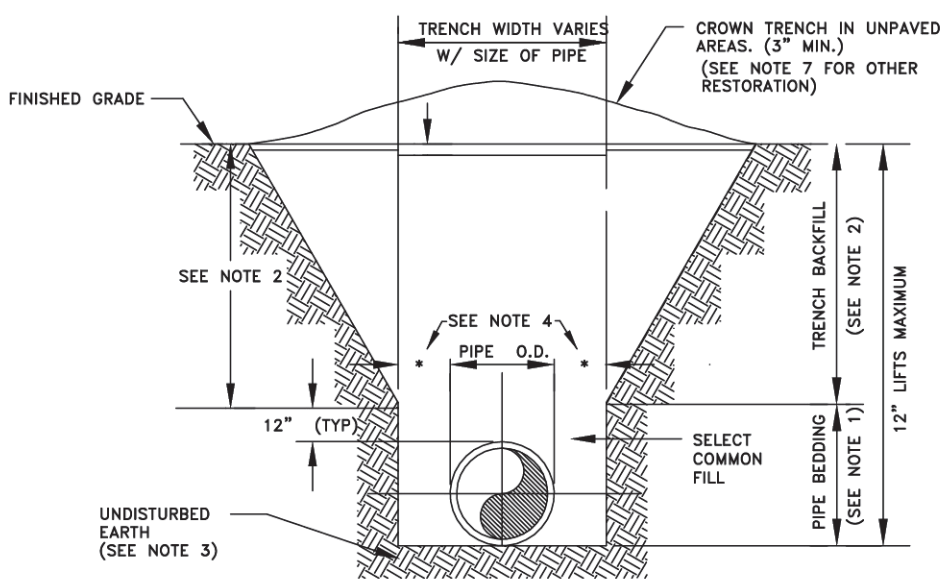


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- [illegible]

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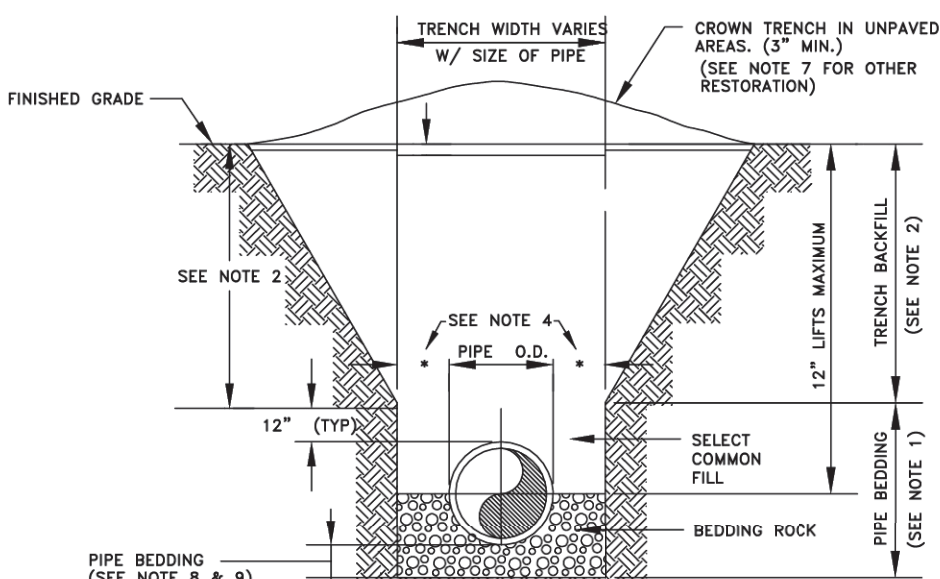
FIG. C



- 1. **PYPE BEDDING:** SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-150
- 2. **TRENCH BACKFILL:** COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS TO AASHTO T-150.
- 3. **PYPE BEDDING:** UTILIZE SELECT COMMON FILL OR BEDDING ROCK IN ACCORDANCE WITH TYPE A BEDDING AND TRENCHING TABLE MAY BE REQUIRED, AS DETERMINED BY THE CITY.
- 4. **(%) 15% MAX.** FOR PIPE DIAMETERS LESS THAN 24", AND 24" FOR PIPE DIAMETER 24" AND LARGER
- 5. **WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.**
- 6. **ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.**
- 7. **FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE STANDARDS OF GOVERNING AGENCIES.**
- 8. **SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.**
- 9. **ALL UNPAVED DISTURBED AREAS SHALL BE SOEDED TO MATCH ADJACENT DOMINANT NATURAL SPECIES.**

TYPE "B" BEDDING AND OPEN-CUT DETAIL

FIG. 100



- NOTES:
1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAYMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-100.
 2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAYMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-100.
 3. USE TYPE A BEDDING TO BE DETERMINED IN THE FIELD AS DIRECTED BY THE CITY.
 4. (*): 15" FOR PIPE DIAMETER LESS THAN 24", AND 24" MAX. FOR PIPE DIAMETER 24" AND LARGER.
 5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
 6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
 7. GRAVITY SEWERS SHALL UTILIZE TYPE BEDDING IF REQUIRED BY THE CITY. BEDDING DEPTH SHALL BE 6" MINIMUM FOR PIPE DIAMETER LESS THAN 15" AND 8" MINIMUM FOR PIPE DIAMETER 15" AND LARGER.
 8. DEPTH FOR REMOVAL OF UNSUITABLE MATERIAL SHALL COVER DEPTH OF BEDDING ROCK BELOW THE CITY SHALL DETERMINE IN THE FIELD IF REMOVAL OF UNSUITABLE MATERIAL IS REQUIRED TO REACH A SUITABLE FOUNDATION.
 9. ALL UNPAVED DISTURBED AREAS SHALL BE SOODED TO MATCH ADJACENT DOMINATE LAND SPECIES.
 10. FINAL RESTORATION: IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS AND THE FOLLOWING AREAS SHALL BE SUBJECT TO RESTORATION WITH CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.

TYPE "A" BEDDING AND OPEN-CUT DETAIL

FIG. 101

PROPOSED UTILITY	HORIZONTAL & VERTICAL SEPARATION REQUIREMENTS											
	POTABLE WATER		RECLAIMED WATER*		SANITARY FORCE MAIN		SANITARY SEWER GRAVITY MAIN		SANITARY SEWER FORCE MAIN		STORM SEWER	
	HORIZ.	VERT.	HORIZ.	VERT.	HORIZ.	VERT.	HORIZ.	VERT.	HORIZ.	VERT.	HORIZ.	VERT.
POTABLE WATER	--	--	3'	12"	6'	12"	6'	12"	6'	12"	6'	12"
RECLAIMED* WATER	3'	12"	--	--	3'	12"	3'	12"	--	--	3'	6"
SANITARY SEWER GRAVITY MAIN	6'	12"	3'	12"	--	--	3'	12"	--	--	--	--
SANITARY SEWER FORCE MAIN	6'	8"ABOVE 12"BELOW	3'	12"	--	--	3'	12"	--	--	--	--

GENERAL NOTES:

1. THE TABLE REPRESENTS THE MINIMUM SEPARATION REQUIREMENTS AS DESCRIBED IN F.D.E.P.R. RULES OF THE FLORIDA ADMINISTRATION CODE (F.A.C.) CONCERNING SEPARATION OF SANITARY SEWERS FROM ALL OTHERS. NEWLY PROPOSED UTILITY LINES AND EXISTING OR PROPOSED UTILITY LINES.
2. FOR THE PURPOSE OF THIS TABLE, RECLAIMED WATER SHALL MEAN UNRESTRICTED PUBLIC ACCESS REUSE WATER AS DEFINED BY F.A.C. RECLAIMED WATER OR RECLAIMED WATER ARE CONSIDERED RAW SEWAGE AND SEPARATIONS LISTED FOR SANITARY SEWER SHALL APPLY.
3. ALL SEPARATION DISTANCES ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE UNLESS OTHERWISE SPECIFIED. CRITERION PRODUCING GREATER CLEARANCE SHALL BE USED.

C/C = DENOTES CENTER OF PIPE TO CENTER OF PIPE.
O/O = DENOTES OUTSIDE OF PIPE TO OUTSIDE OF PIPE.
4. ACCEPTABLE VARIANCES:

A. WHERE HORIZONTAL SEPARATION IS NOT ATTAINABLE, PVC-C-900 SDR-14 OR CONCRETE ENCASEMENT MUST BE USED FOR THE ENTIRE LENGTH OF THE PIPE. WHERE THE PIPE IS PVC-C-900 SDR-14 OR CONCRETE ENCASEMENT MUST BE USED UNTIL MINIMUM CLEARANCE IS REACHED.
- B. WHERE 18 INCH VERTICAL SEPARATION IS NOT ATTAINABLE AT ANY POINT, THE USE OF 24 INCH VERTICAL SEPARATION IS REQUIRED FOR SANITARY SEWERS OR ENCASED PIPE CENTERED AT THE POINT OF CROSSING. SPECIAL SUPPORTS MAY BE REQUIRED.
5. NO SANITARY SEWAL, PUMP, OR FORCE MAIN CAN CONTACT WITH ANY PART OF A SANITARY OR STORM WATER CONDUIT OR STRUCTURE.
6. CONCRETE ENCASEMENT SHALL NOT BE USED UNLESS APPROVED BY PUBLIC SEWER DIRECTOR OR HIS DESIGNEE.

HORIZONTAL & VERTICAL SEPARATION REQUIREMENTS

FIG. 104

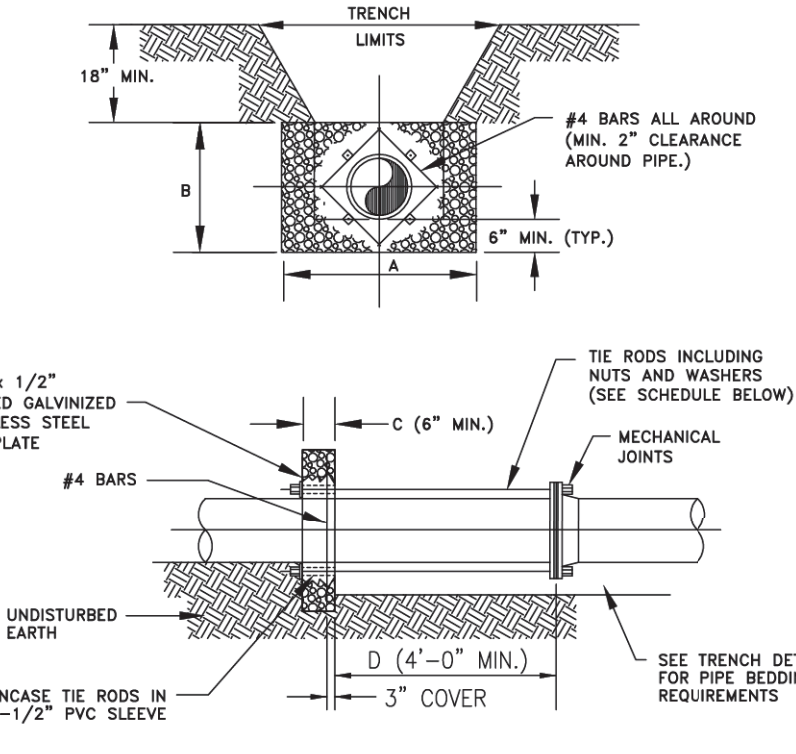
MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *											
	PIPE SIZE										
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND	3.3	4.3	5.1	6.0							
45° BEND	1.4	1.8	2.2	2.5							
22-1/2° BEND	7	9	11	12							
11-1/4° BEND	4	5	6	6							
TEE**	1	7	24	44							
REDUCER (ONE SIZE SMALLER)		41	39	40							
DEAD END	74	96	115	136							

- * ONLY RESTRAIN BRANCH PIPE FOR TEES, ONLY RESTRAIN LARGER PIPE FOR REDUCERS
* LENGTH ALONG RUN ASSUMED TO BE 18'
- NOTES:
1. FITTINGS SHALL BE DUCTILE IRON RESTRAINED JOINT TYPE. FM FITTINGS TO BE LINED WITH PROTECTO 401.
 2. INSTALL FULL LENGTHS OF PIPE WITH TOTAL LENGTH CONTAINING ONLY RESTRAINED JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
 3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
 4. IN LINE VALVES AND THROUGH RUN OF TEES OUTSIDE LIMITS OF RESTRAINED JOINTS FROM OTHER FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
 5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" AS PUBLISHED BY DIPRA, FOR PVC WITH THE FOLLOWING ASSUMPTIONS:

WORK OF PIPE:	PVC	
TYRPING PRESSURE:	150	P.S.I.**
SOIL DESIGNATION:	SW-60	
LAYING CONDITIONS:	3	
- ** FM = 180 P.S.I. /
WM OR RWM = 150 P.S.I.
6. FOR PIPE ENCASED IN POLYETHYLENE INCREASE THE GIVEN VALUE BY A FACTOR OF 1.5.
 7. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (PVC)

FIG. 105



- | NOTES: | SCHEDULE OF DIMENSIONS AND MATERIALS | | | | | | |
|--|--------------------------------------|------------------|-----|-----|-----|-------------------|--|
| | PIPE SIZE
(INCHES) | DIMENSIONS (FT.) | | | | TIE RODS REQUIRED | |
| | A | B | C | D | NO. | SIZE | |
| 1. ADDITIONAL REINFORCEMENTS SHALL BE AS SPECIFIED BY THE ENGINEER. | 8 | 2.0 | 2.0 | 1.0 | N/A | N/A | |
| 2. MINIMUM COMPRESSIVE STRENGTH FOR CONCRETE SHALL BE 2500 P.S.I. | 8 | 2.5 | 2.5 | 1.0 | N/A | N/A | |
| 3. BEDDING, BACKFILL, AND COMPACTION SHALL BE AS SPECIFIED ELSEWHERE IN THE STANDARD DRAWINGS. | 10 | 3.5 | 3.5 | 1.0 | N/A | N/A | |
| 4. ALL FORM BOARDS SHALL BE REMOVED PRIOR TO BACKFILL. | 12 | 5.0 | 5.0 | 1.0 | N/A | N/A | |
| | 16 | 6.0 | 6.0 | 1.5 | N/A | N/A | |
| | 20 | 8.0 | 8.0 | 1.5 | N/A | N/A | |
| 5. NO ALLOWANCE SHALL BE MADE FOR FRICTION BETWEEN THE PIPE WALL AND THE THRUST COLLAR. | 24 | 9.0 | 9.0 | 1.5 | N/A | N/A | |
| 6. DESIGN PRESSURE: 150 P.S.I. | | | | | | | |

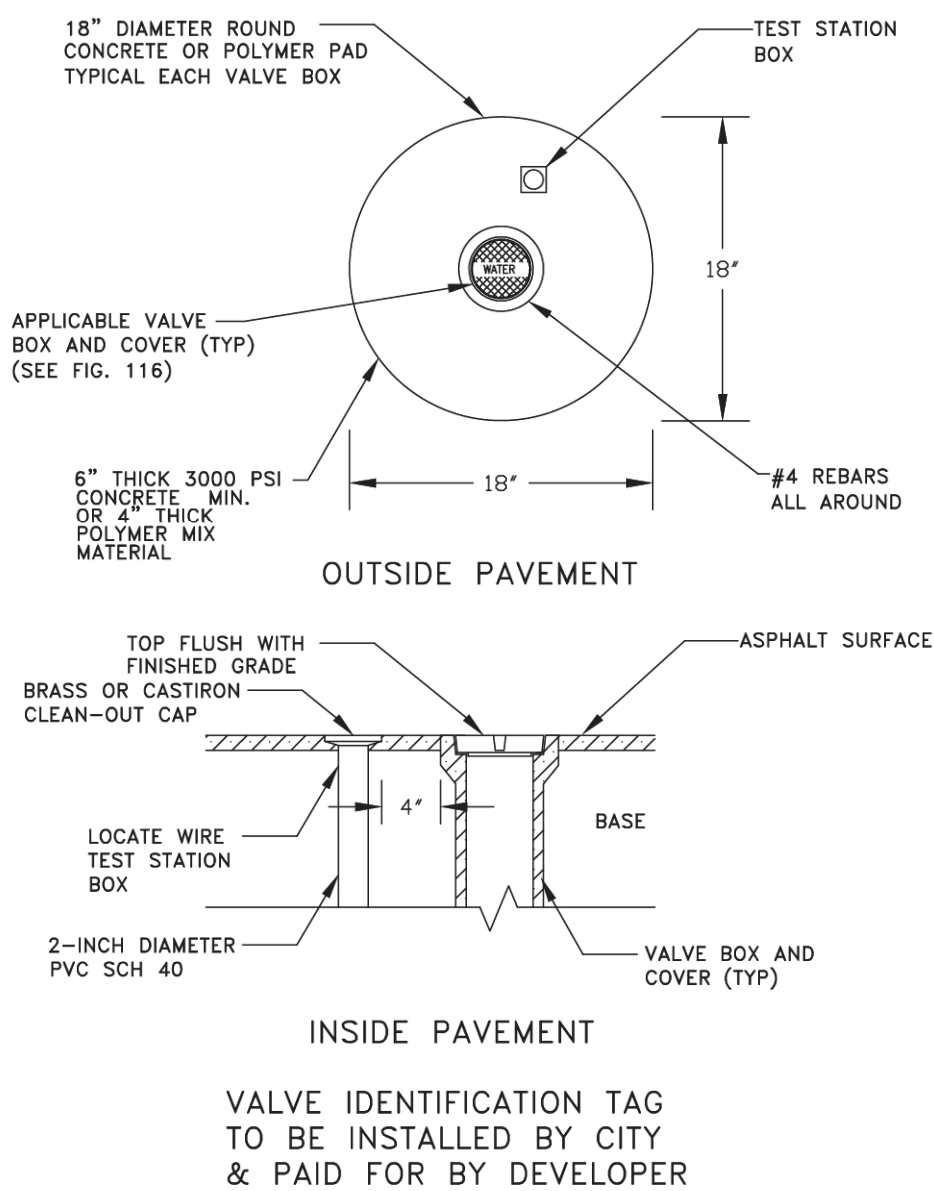
PIPE SIZE (INCHES)	DIMENSIONS (FT.)				THE HOOD REQS.	
	A	B	C	D	DIA.	NO.
6	2.0	2.0	1.0		3/4	2
8	2.5	2.5	1.0		3/4	2
10	3.5	3.0	1.0		3/4	4
12	5.0	3.0	1.0		3/4	4
16	6.0	4.0	1.5		3/4	6
20	8.0	5.0	1.5		3/4	6
24	9.0	6.0	1.5		3/4	8

NOTE: THRUST BLOCK AREA TO BE COMPUTED ON BASIS OF
 1 LB. PER SQ. FT. SOIL RESISTANCE
 BEARING.
 * TO BE COMPLETED BY ENGINEER.

-2000-
(1,000) BINS
SEE NOTE 5

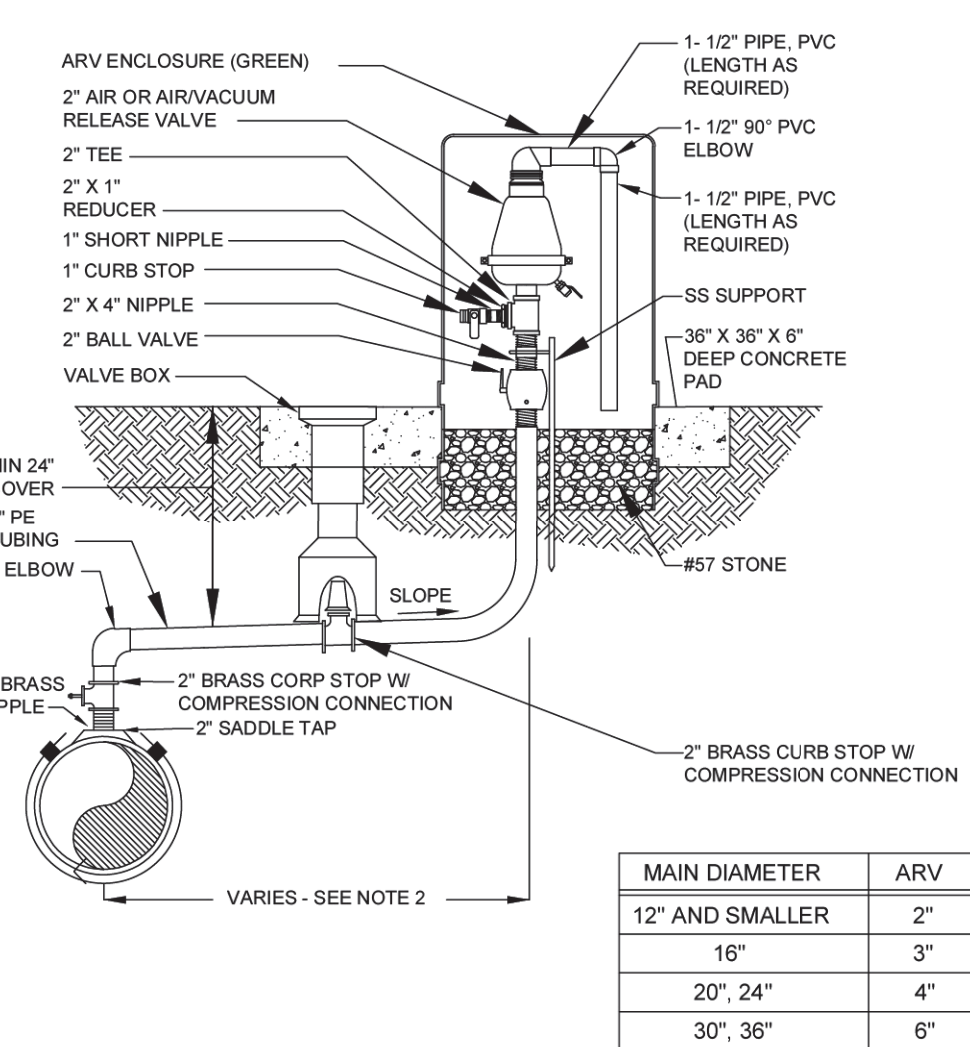
WATER MAIN THRUST COLLAR DETAIL

FIG. 107



VALVE BOX

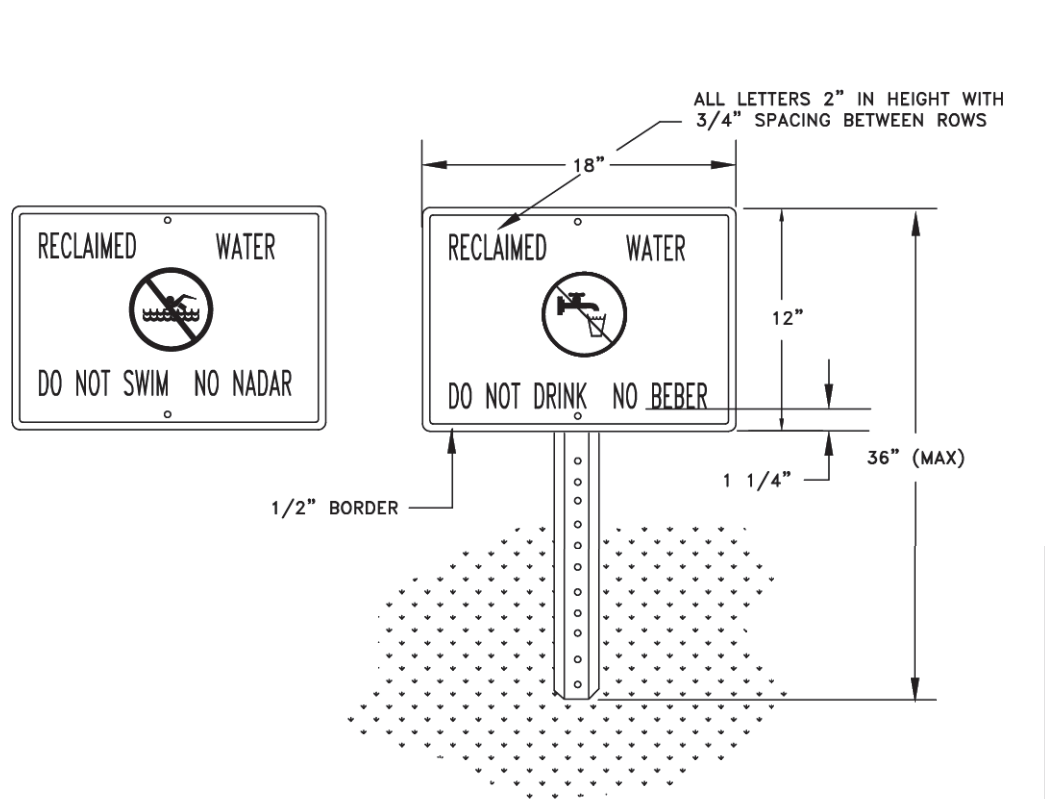
FIG. 109



- NOTES:
1. FOR WASTEWATER USE ONLY.
 2. OFFSET DISTANCE TO BE FIELD DETERMINED AND AS CLOSE TO THE R/W LINE AS POSSIBLE
 3. ADJUST HORIZONTAL LOCATION OF SIDEWALK, AS REQUIRED TO AVOID ARV ENCLOSURE.
 4. LOCATE ARV ENCLOSURE WITHIN 6" OF R/W LINE.

OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - WASTEWATER ONLY

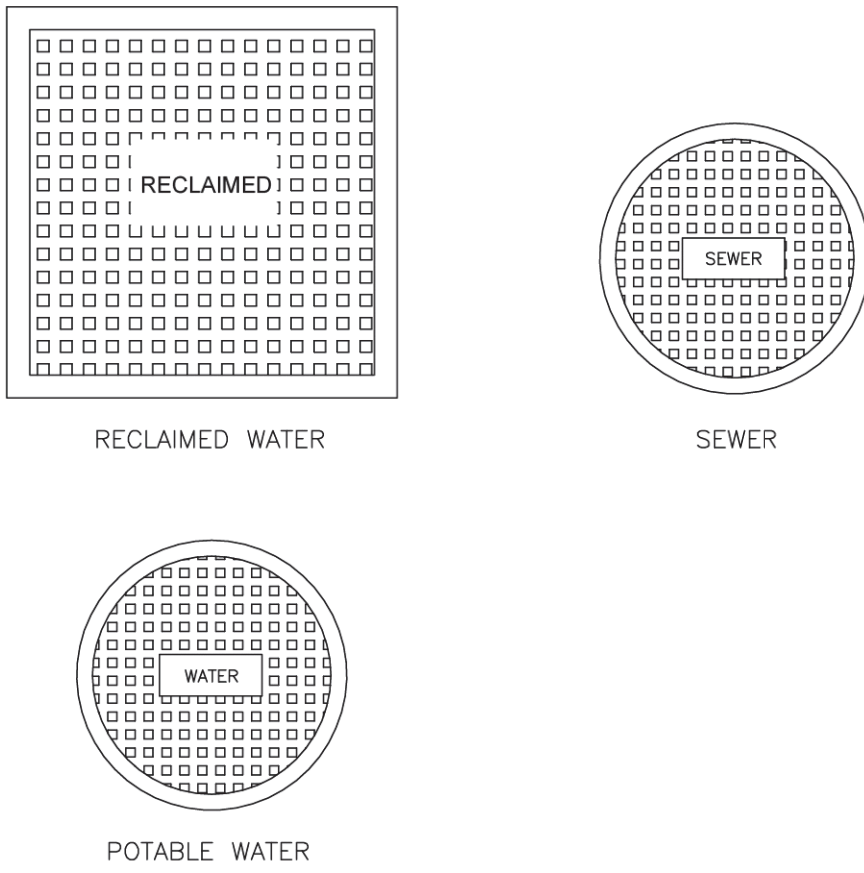
FIG. 114



- NOTES:
1. HEIGHT OF SIGN WILL DEPEND ON LOCATION AND SURROUNDING LANDSCAPE PLANT TYPES. IN ALL CASES, THE SIGN SHALL BE VISIBLE TO THE PUBLIC.
 2. BACKGROUND SHALL BE WHITE, LETTERS AND FIGURES SHALL BE BLACK. PROHIBITIVE SYMBOL SHALL BE RED.
 3. ENGINEERING GRADE REFLECTIVE MATERIALS SHALL BE USED.
 4. POST SHALL BE U CHANNEL 12 FT. 2 LB. HOT ROLLED HIGH TENSILE RAIL OR BILLET STEEL, HOT DIP GALVANIZED PER ASTM A-123.
 5. MOUNTING HARDWARE SHALL BE STAINLESS STEEL.
 6. SIGNS SHALL BE PLACED BY THE CONTRACTOR IN ACCORDANCE WITH THE CITY APPROVED ENGINEERING PLANS AND/OR AS APPROVED BY PUBLIC SERVICES DEPARTMENT.

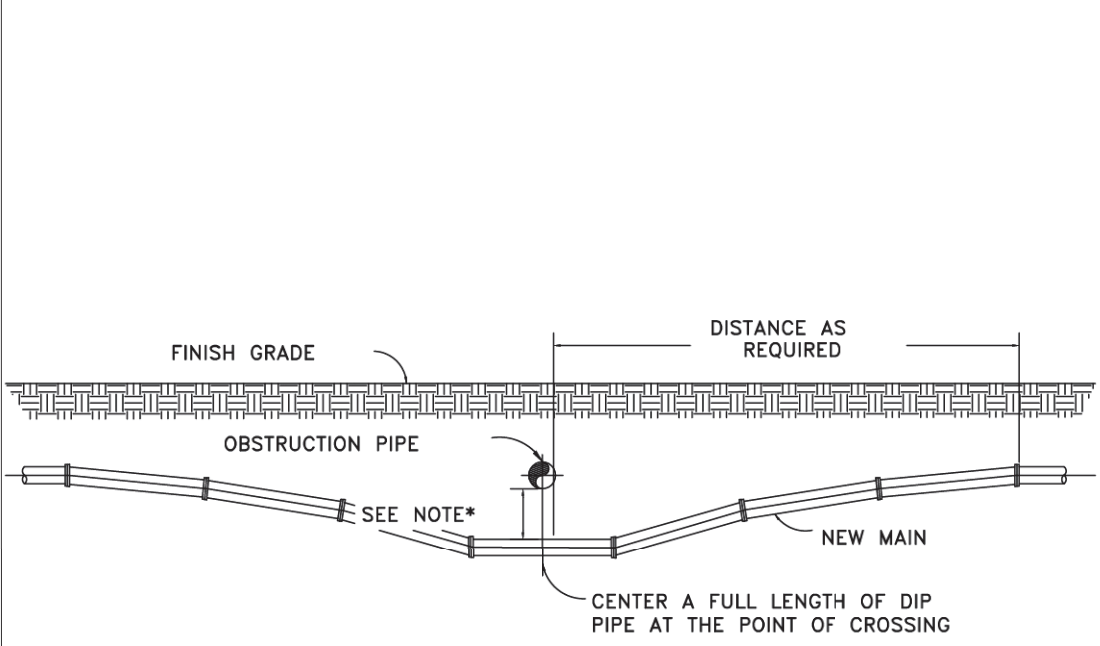
RECLAIMED WATER ADVISORY SIGN

CITY OF AOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 115
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TYPICAL VALVE BOX COVER DETAILS

CITY OF AOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 116
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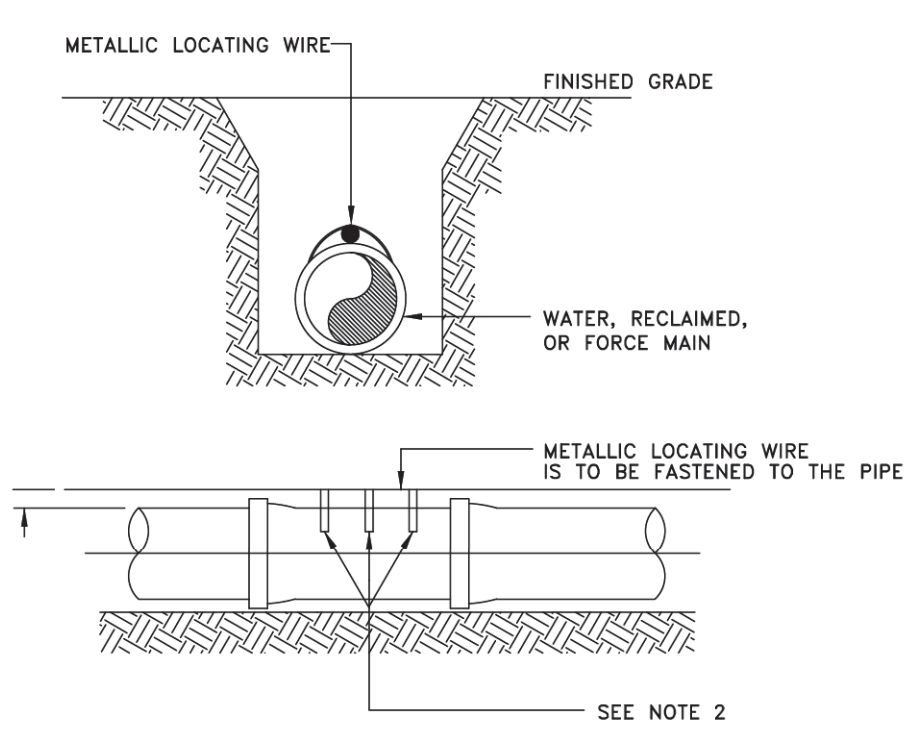


- NOTES:
1. 18" MINIMUM CLEARANCE FOR WATER, SEWER AND RECLAIMED WATER MAIN CROSSINGS
 2. 12" MINIMUM CLEARANCE REQUIRED FOR OTHER TYPE UTILITY CROSSINGS.
 3. SEE ENCASEMENT DETAIL IF MINIMUM CLEARANCE CANNOT BE OBTAINED.

* CONSTRUCT UNIFORM PIPE DEFLECTION
NOT TO EXCEED 75% OF MANUFACTURER RECOMMENDED
MAXIMUM DEFLECTION PER PIPE JOINT

UTILITY CROSSING PIPE DEFLECTION DETAIL

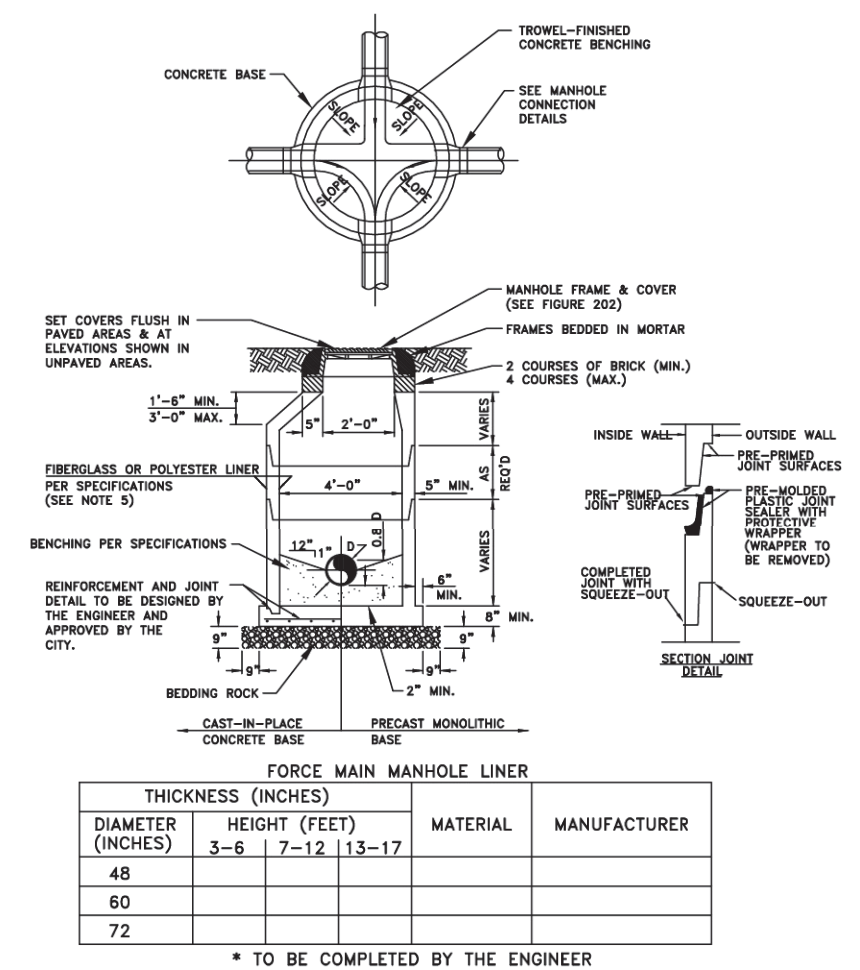
CITY OF AOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 117
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- NOTES:
1. ALL PIPE SHALL REQUIRE INSULATED METALLIC LOCATING WIRE (10 AWG-SOLID CCS REINFORCED TRACER WIRE-INSULATED 30 MIL HOPE - 30 VOLT MFG. BY COPPERHEAD INDUSTRIES, LLC OR EQUAL) CAPABLE OF DETECTION BY A CABLE LOCATOR.
 2. SHALL BE BURIED DIRECTLY ABOVE THE CENTERLINE OF THE PIPE AND ATTACHED WITH DUCT TAPE OR NYLON STRAPS AT 3 LOCATIONS PER JOINT. LOCATING WIRE SHALL TERMINATE AT THE TEST STATION BOX AS SHOWN IN FIG. 109.
 3. BE CAPABLE OF EXTENDING 12" ABOVE TOP OF TEST STATION BOX IN SUCH A MANNER SO AS NOT TO INTERFERE WITH VALVE OPERATION.
 4. SPLICES SHOULD BE MADE USING STANDARDS AND PRODUCTS DESIGNED FOR DIRECT BURIAL CONDUCTORS.
 5. WIRE INSULATION SHALL BE COLOR CODED FOR THE TYPE OF PIPE BEING INSTALLED.

PIPE LOCATING WIRE DETAIL

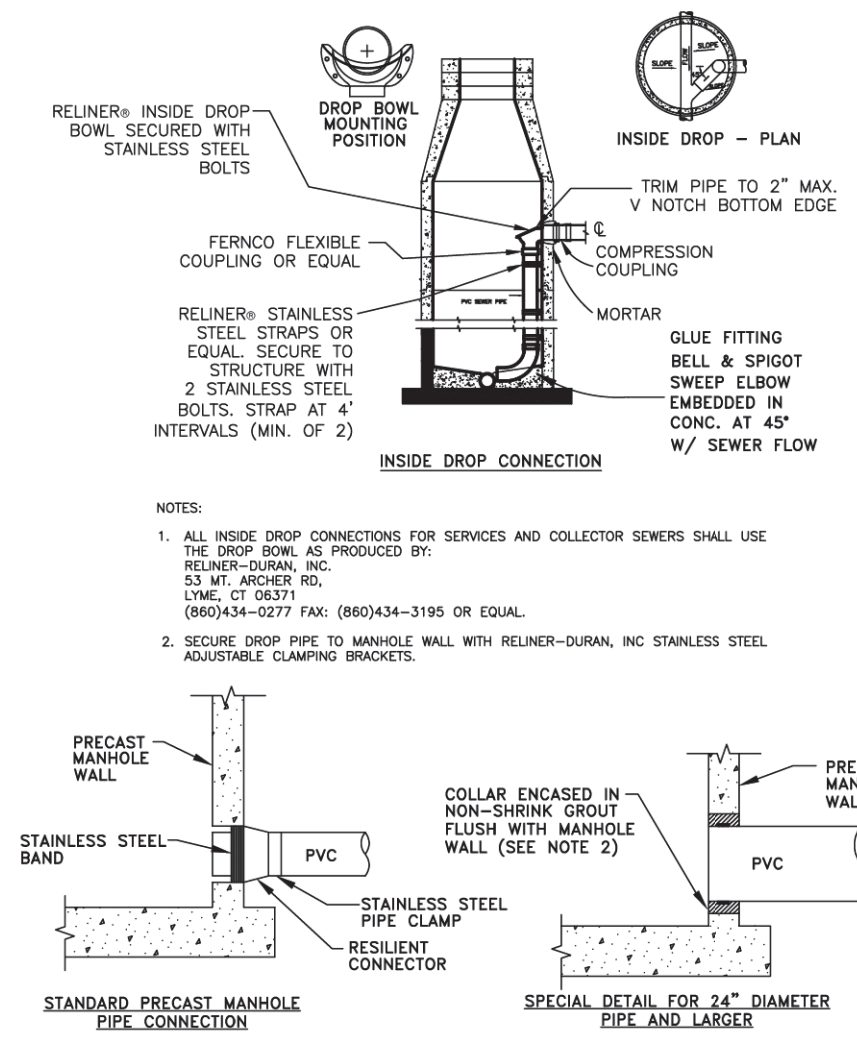
CITY OF AOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 118
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- NOTES:
1. MANHOLE SHOWN IS FOR SEWER SIZE 8" THRU 24". SEE SECTION 20.4 OF THE MANUAL FOR MANHOLE DIAMETER FOR SEWERS LARGER THAN 24".
 2. DROP CONNECTIONS ARE REQUIRED WHENEVER INVERT OF INFLUENT SEWER IS 24" OR MORE ABOVE THE INVERT OF THE MANHOLE. SEE MANHOLE CONNECTION DETAILS.
 3. THE THICKNESS OF THE LINER SHALL BE 3/8" MINIMUM
 4. EACH BENCH WALL SHALL BE A MINIMUM OF 18 INCHES LONG FROM THE WALL OF THE MANHOLE TOWARD THE CENTER.
 5. SANITARY SEWER MANHOLES MAY BE REQUIRED TO BE LINED WITH HOPE OR FIBERGLASS AS DIRECTED BY THE CITY.

TYPICAL MANHOLE

CITY OF AOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 200
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- NOTES:
1. DROP PIPE AND FITTINGS SHALL BE OF EQUAL SIZE AND MATERIAL AS THE INFLUENT SEWER.
 2. THE CITY MAY APPROVE ALTERNATE WATERTIGHT CONNECTION DETAILS FOR CONNECTION OF 24" DIAMETER PIPES AND LARGER.
 3. AN INSIDE DROP CONNECTION SHALL BE REQUIRED FOR ALL INFLUENT WHICH HAVE AN INVERT 24" OR MORE ABOVE THE OUTFLOW PIPE INVERT.
 4. CONCRETE TO BE MINIMUM OF 3000 PSI.

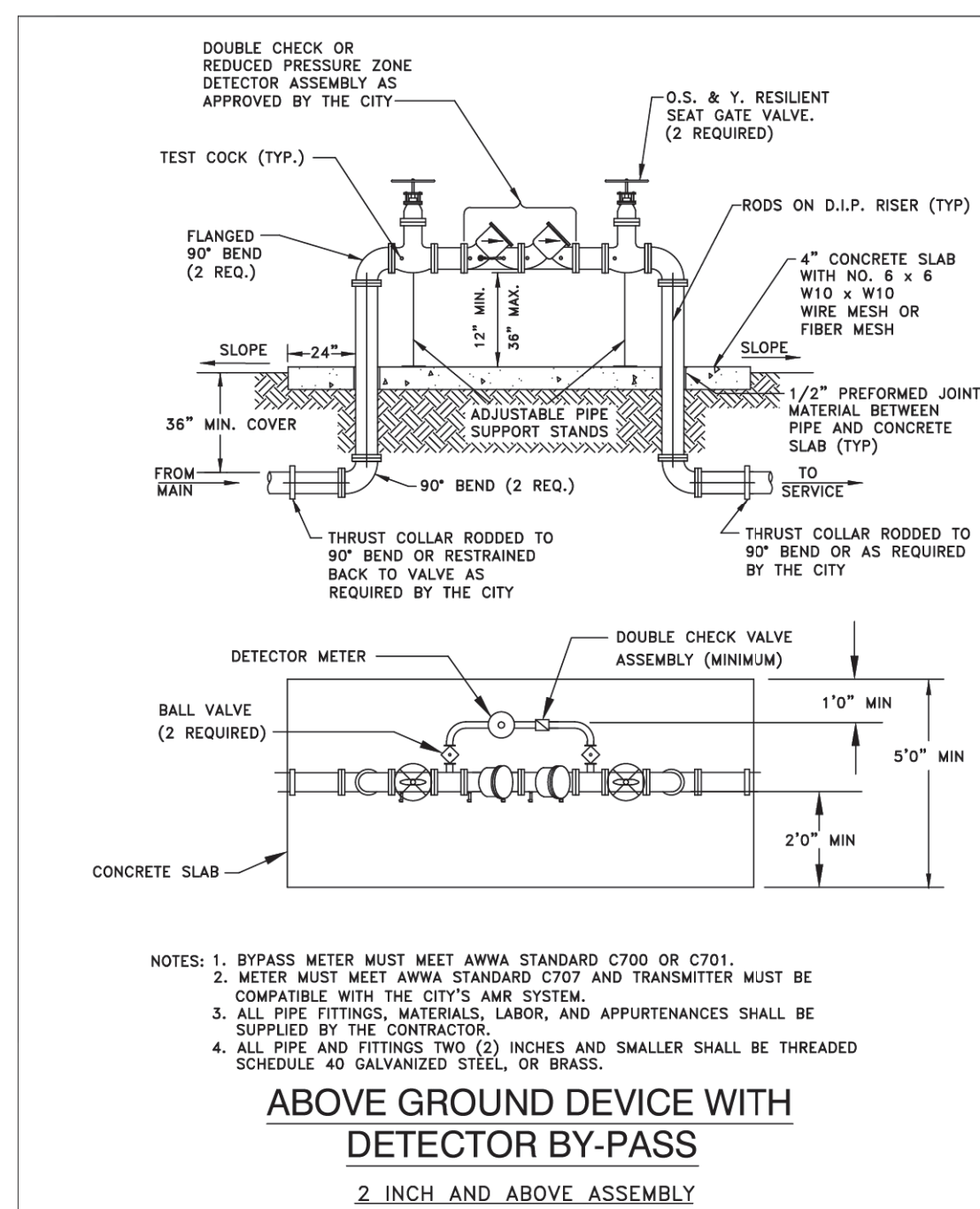
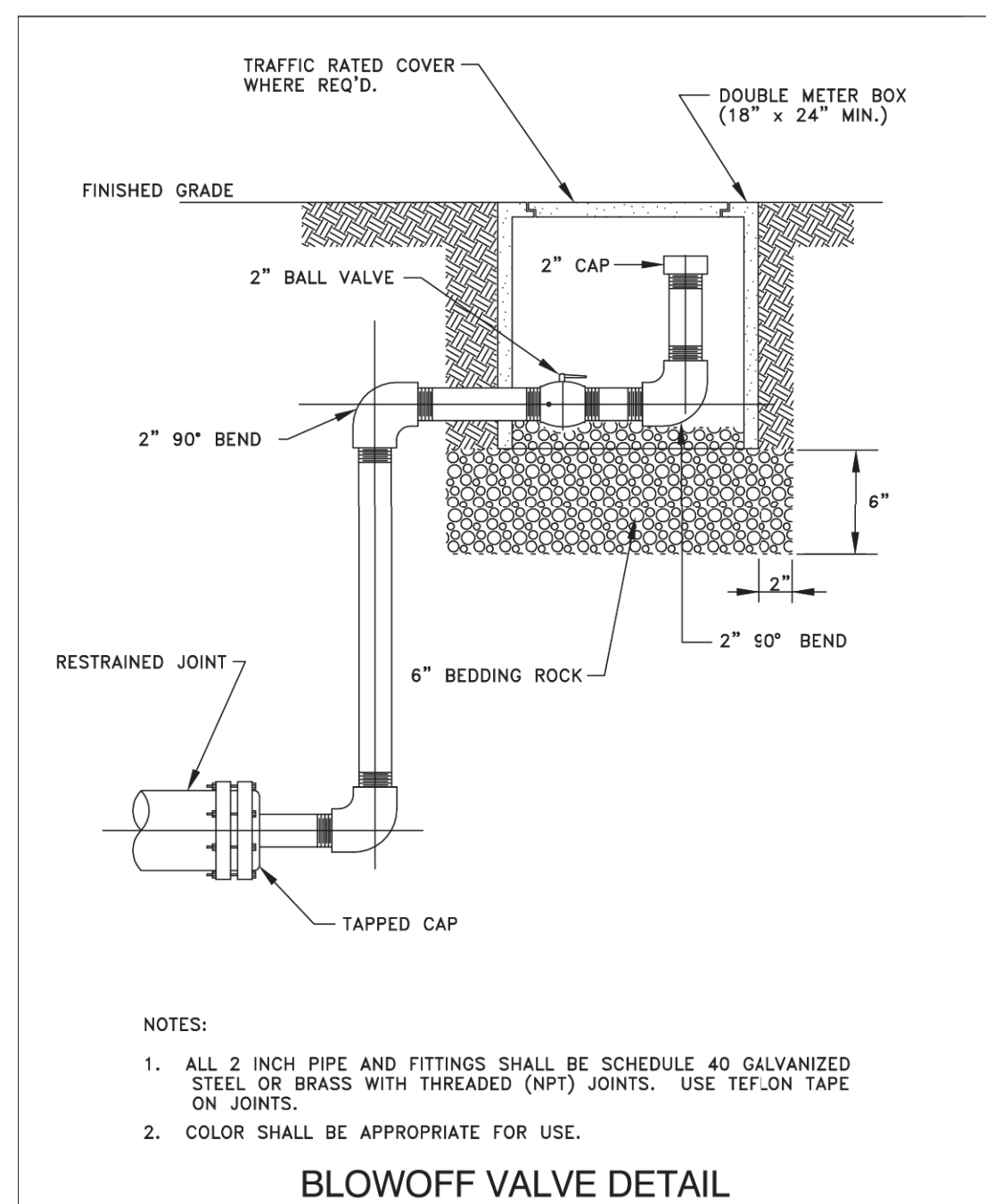
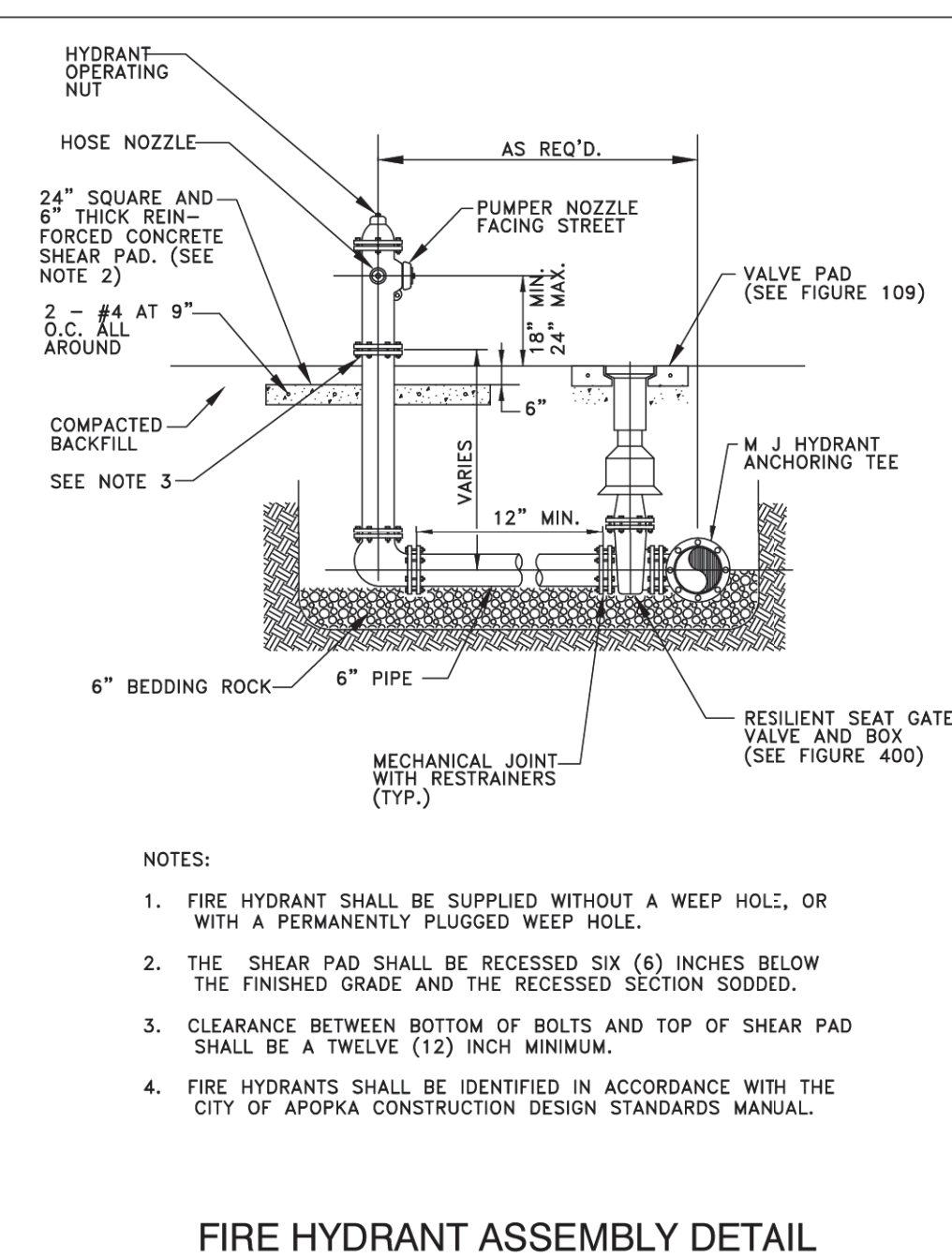
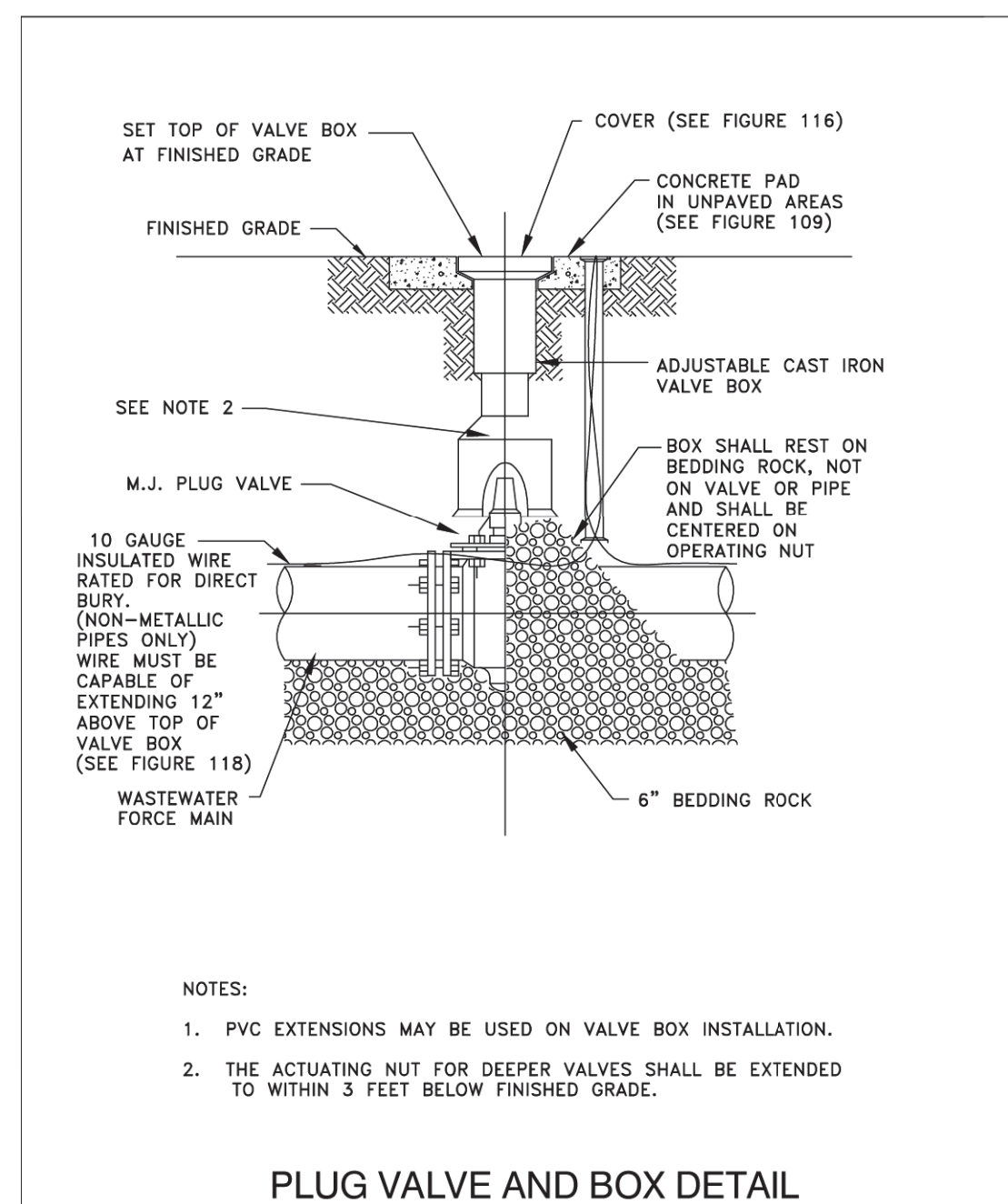
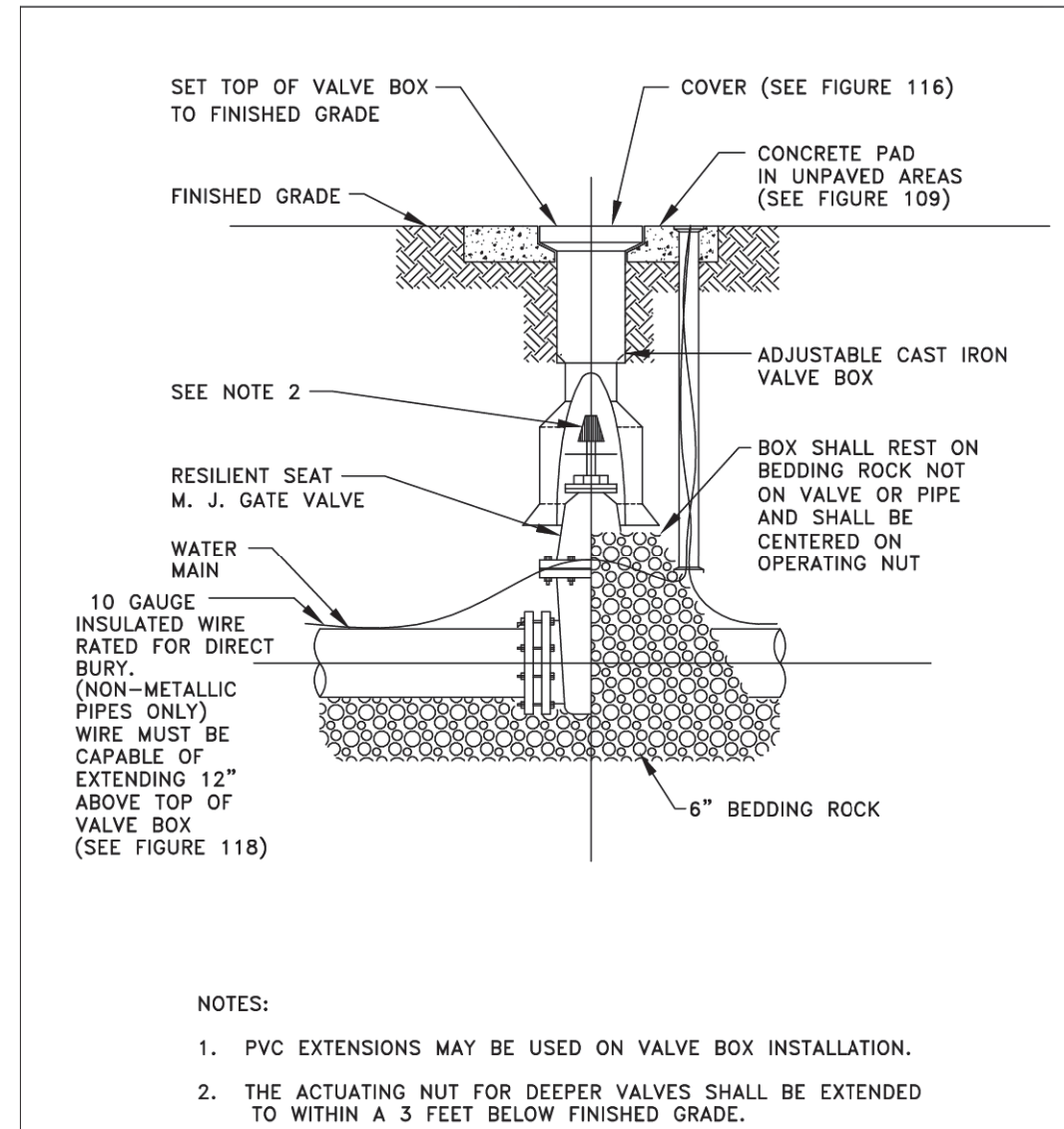
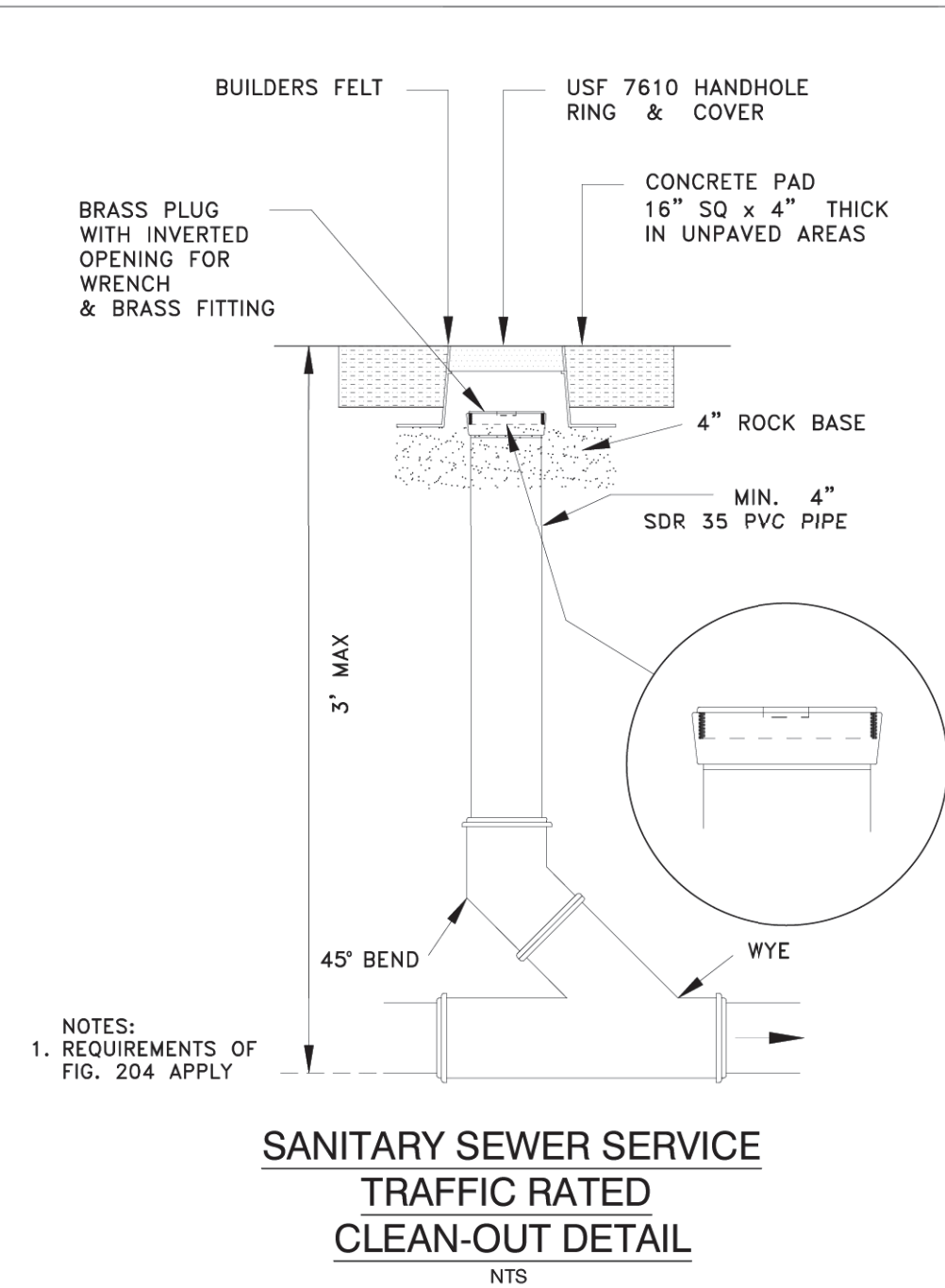
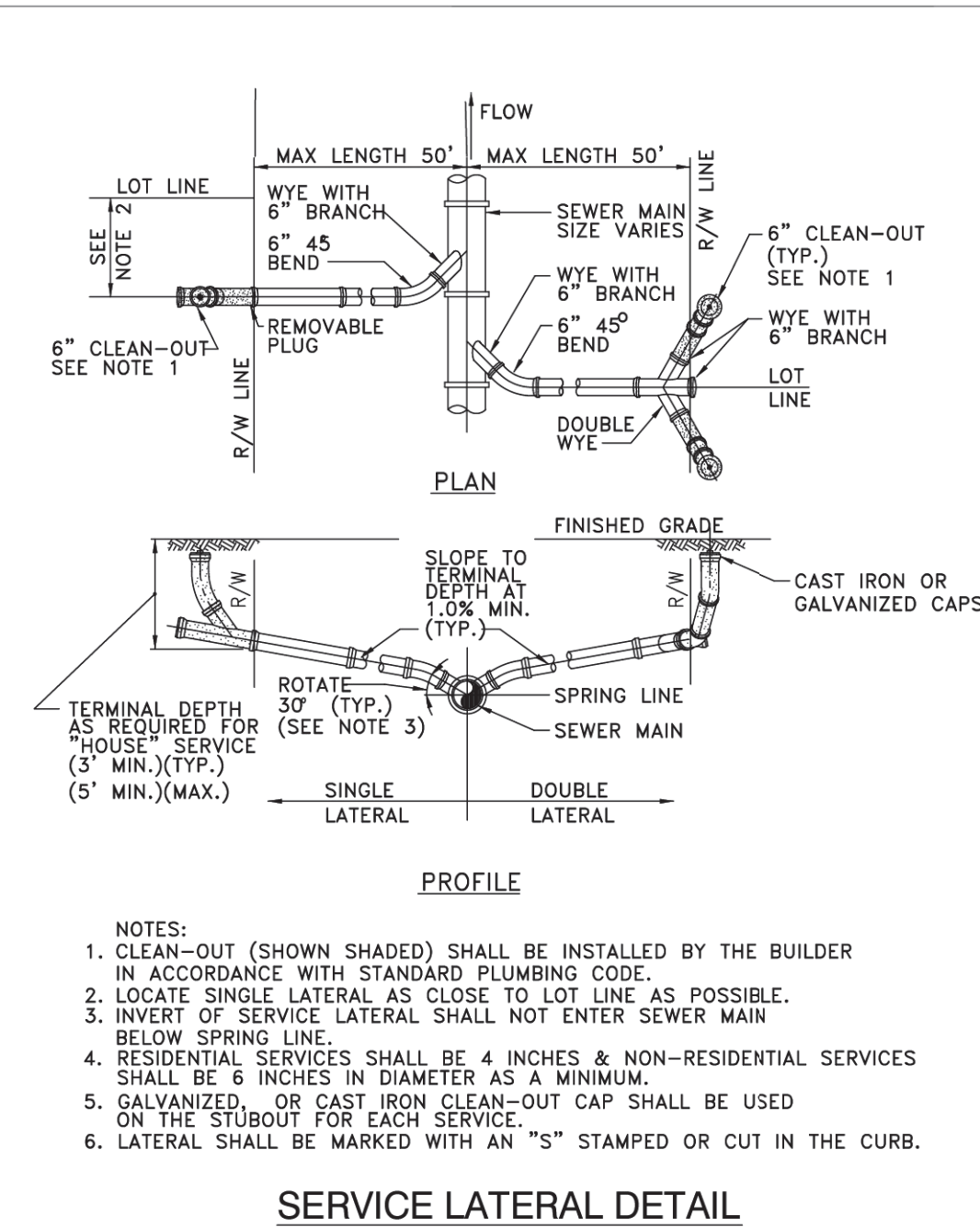
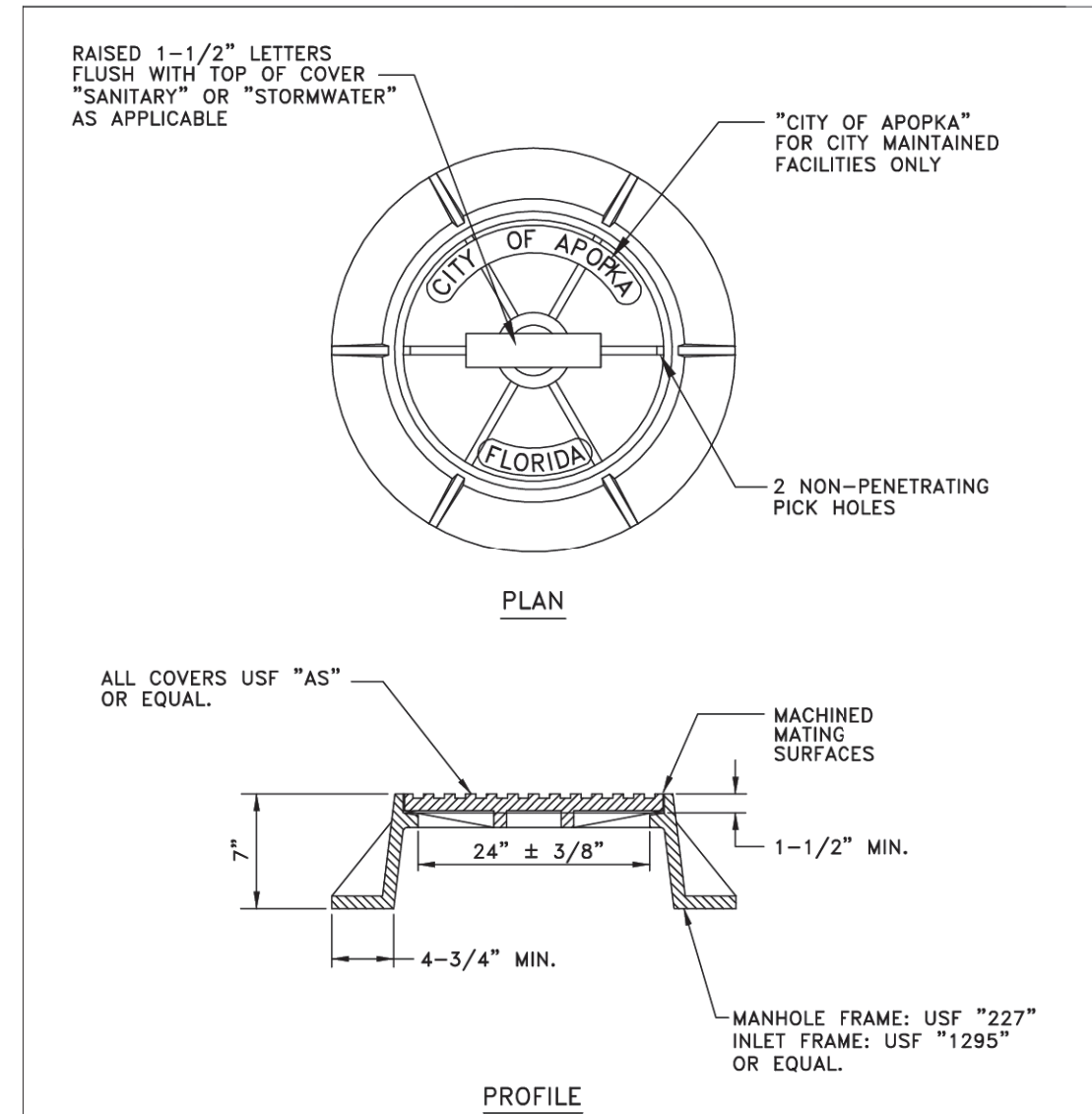
MANHOLE CONNECTION DETAILS

CITY OF AOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 201
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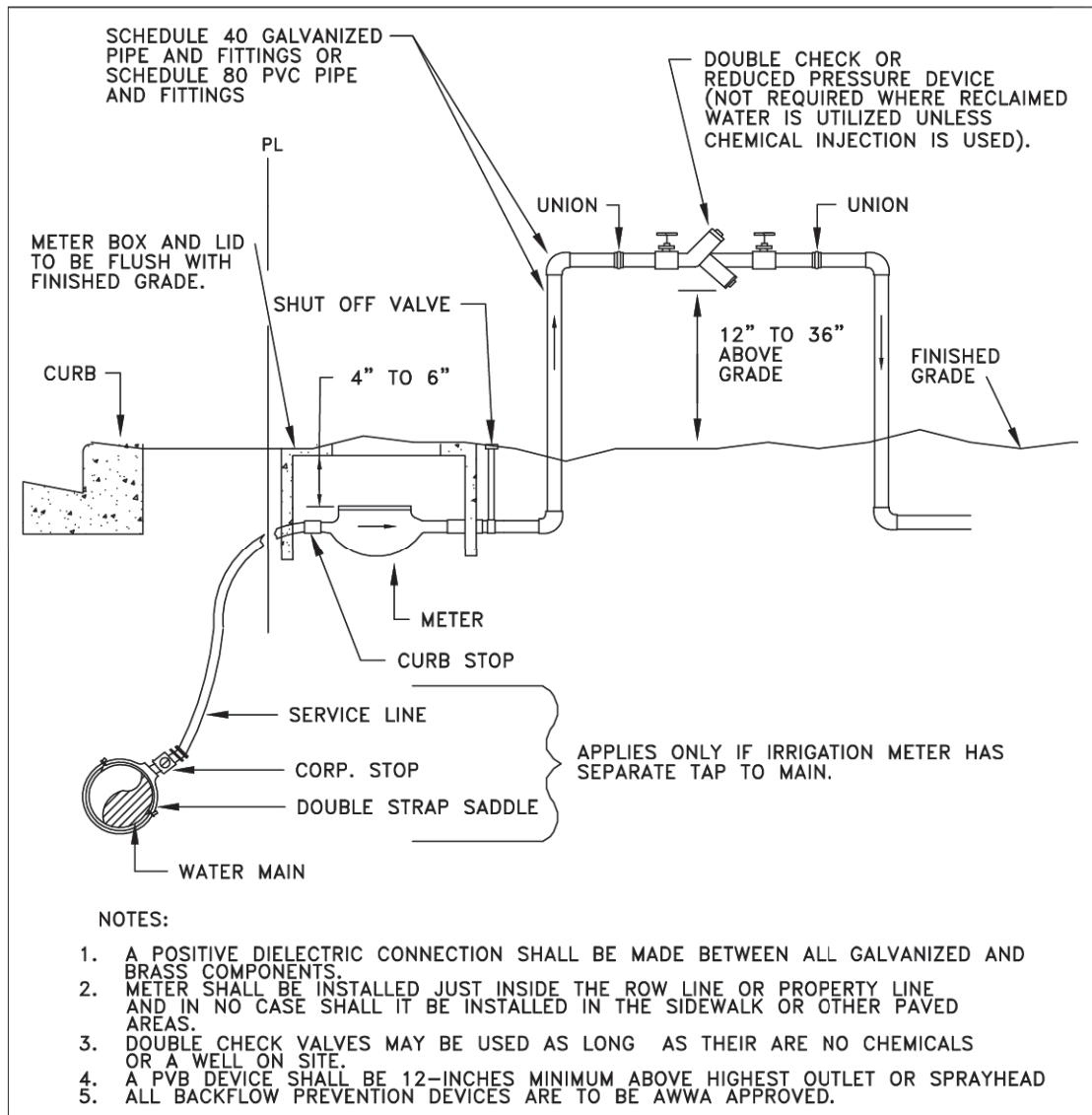
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PROJECT NUMBER:	24018



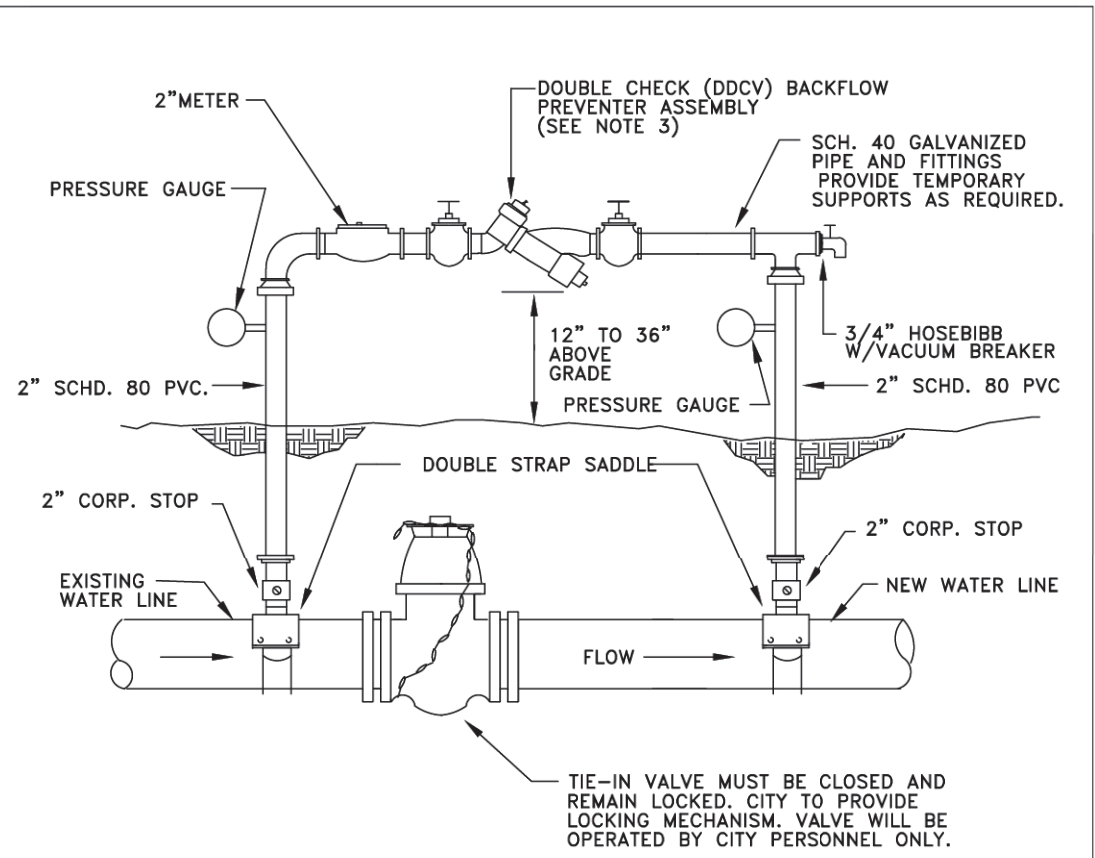
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IRRIGATION METER AND DOUBLE CHECK VALVE OR REDUCED PRESSURE BACKFLOW PREVENTER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 502
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TEMPORARY JUMPER CONNECTION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 A
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- TEMPORARY JUMPER CONNECTION NOTES:
- A temporary jumper connection is required of all connections between existing active water mains and proposed new water main improvements.
 - Figures 504A and 504B to be used for filling any new water main of any size from existing active water mains and for flushing of new mains up to 8 inches in diameter (2.5 FPS minimum velocity) and for pulling bacteriological samples from any new water main of any size. The jumper connection shall be maintained until after filling, flushing, testing and disinfection of the new main has been successfully completed and cleared for use from the Florida Department of Environmental Protection (FDEP) and other pertinent agencies have been received. The jumper connection shall also be used to maintain a minimum pressure of 20 psi in the new mains after disinfection and until the FDEP clearance letter is obtained. Throat blocking and/or restraints shall be provided temporarily, as required. Pipe and fittings used for connecting the new pipe to the existing pipe shall be disinfected prior to installation in accordance with AWWA C651, 2005 edition. The tapping sleeve and the exterior of the main to be tapped shall be disinfected by spraying or swabbing per section II of AWWA C651-05.
 - Flushing of 10 inches in diameter and larger water mains may be done through the tie-in valve under very controlled conditions. The following procedures shall be followed:
 - The tie-in valves shall be opened and pressure tested in the presence of the City engineer to verify water tightness prior to tie-in. Valves which are not water tight shall be replaced with a new valve installed immediately adjacent to the leaking valve.
 - The temporary jumper connection shall be constructed as detailed. The jumper connection shall be used to fill the new water main and for providing water for bacteriological sampling of the new main as required by the FDEP permit.
 - Flushing shall not be attempted during peak demand hours of the existing water mains.
 - All downstream valves in the system must be open prior to opening the tie-in valve.
 - Provide for and monitor the pressure in the tie-in point. The pressure in the existing main must not drop below 35 psi.
 - The tie-in valve shall be opened a few turns only, ensuring a pressure drop across the valve is greater than 10 psi.
 - The tie-in valve shall be locked closed by the City personnel until flushing begins.
 - The tie-in valve shall be opened only for flushing of the new main. The procedure shall be directed by the City and observed by the engineer.
 - After flushing, the tie-in valve shall be closed and locked in the closed position by the City personnel.
 - The contractor shall provide documentation demonstrating that the double check backflow prevention device has been tested and is in good working order at the time of installation.
 - Except as required to flush lines of greater than 8 inches in diameter, the tie-in valve shall remain closed and shall be locked in the closed position by the City. The tie-in valve shall remain locked closed until the new system has been cleared for use by FDEP and all other pertinent agencies.
 - Upon receipt of clearance for use from FDEP and all other pertinent agencies, the contractor shall remove the temporary jumper connection. The corporation stops are to be closed and plugged with 2 inch brass plugs.
 - All installation and maintenance of the temporary jumper connection and associated backflow prevention device, fittings, valve, etc. shall be the responsibility of the contractor.

PROCEDURES FOR TEMPORARY JUMPER CONNECTION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 C
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NOTE: THIS SHEET CONTAINS STANDARD DRAWINGS AND NOTES OF THE UTILITY SERVICE PROVIDER. IT MAY CONTAIN INFORMATION THAT DIFFERS FROM THAT CONTAINED IN PROJECT NOTES, SPECIFICATIONS, AND DETAILS SHOWN ELSEWHERE IN THE PLANS. TYPICALLY, THE MORE STRINGENT REQUIREMENTS SHALL APPLY, SUBJECT TO DETERMINATION BY THE ENGINEER. ELECTRICAL, STRUCTURAL, GEOTECHNICAL AND MECHANICAL ENGINEERING DETAILS AND ELEMENTS SHOWN, IF ANY, ARE PROVIDED FOR INFORMATIONAL PURPOSES ONLY, ARE NOT THE RESPONSIBILITY OF THE CIVIL / SITE ENGINEER, AND ARE NOT COVERED UNDER THEIR SIGNATURE AND SEAL PROVIDED ON THIS SHEET.

PREPARED FOR:
CHORY HOLDINGS II LLC
 UTILITY DETAILS
 4301 HOGSHEAD

PREPARED BY:
RITTER CIVIL
 ENGINEERING - PLANNING
 460 PINEY CROFT LANE MAITLAND, FL 32751
 407-436-7276 ■ WWW.RITTERCIVIL.COM

ISSUE DATE:	01/29/2025	
REVISION:		
REVISION:		
REVISION:		
REVISION:		
REVISION:		
REVISION:		
REVISION:		
DRAFTED:		GPR
DESIGNED:		GPR
REVIEWED:		GRR
PROJECT NUMBER:		24018
SHEET:		
C11.3		

RILEY & Company, Inc. (H-20 GP)[©]

w/ BATTERY BACKUP FOR AUTOMATIC VISUAL ALARMS

PUMPS: SPECIFICATION

Submersible grinder pumps shall be installed in the H-20 FRP wet well utilizing a dual slide rail system.

The pumps shall be capable of pumping materials normally found in domestic and commercial wastewater.

Stator winding shall be open type with Class H insulation and shall be heat -shrink fitted into the stator housing. The use of pins, bolts and other fastening devices is not acceptable.

A heat sensor thermostat shall be attached to the top end of the motor winding and shall be connected in series with a magnetic contactor coil in the control panel. If the winding temperature drops below the threshold. Two heat sensors shall be used on 3 phase motors. Upper & lower mechanical seals shall have Silicon Carbide vs Silicon Carbide.

The Enclosure shall be NEMA 4X, minimum 30" high x 20" wide x 10" deep with a 3 point latching system.

CONTROL PANEL SPECIFICATION
The enclosure shall have external mounting feet to allow for wall mounting. The following components shall be mounted through the enclosure:
1- ea. Red Alarm Beacon (Light) LED 360 Degree viewable range, NEMA 4X
1- ea. Alarm Horn (minimum 95 DCB), ROHS 3 Compliant, NEMA 4X
1- ea. Generator Receptacle w/ weatherproof cover 60A Minimum. Shall

The back panel shall be fabricated from 1205-5052-H32 marine alloy aluminum. All components shall be mounted by machined stainless steel screws.

The following components shall be mounted to back panel:

- 2- ea. IEC style Motor Contactors
- 1- ea. Volt Monitor (1 Ph) Phase Monitor (3 Ph) w/2 N/O & 1 N/C Contacts
- 1- ea. Alternator w/ Pump Lead Switch
- 1- ea. Control Transformer (480 Volt Only) (Min. 500VA)
- 1- ea. Model RCB5AH Battery Back-Up w/ Smart Charger (UPS) - 24 Hr Min.
- 20- ea. Terminals For Field Connections
- 6- ea. Terminals For Motor Connections (Single Phase Only)
- 7- ea. Grounding Lugs
- 1- ea. Lightning and Surge Protection shall meet the UL 1449 2nd Edition

The inner door shall have a continuous aluminum piano hinge.

The following components shall be mounted through the inner door:

- 1- ea. Main Circuit Breaker - UL489
- 1- ea. Emergency Circuit Breaker - UL 489
- 1- ea. Mechanical Interlock For Emergency And Main Breakers (UL Listed)
- 2- ea. Short Circuit Protectors w/ Auxiliary Contacts
- 1- ea. Control Circuit Breaker & GFCI Circuit Breaker - UL 489
- 1- ea. GFI Duplex Convenience Outlet - NEMA 5-15R
- 2- ea. Elapsed Time Meter, Non-Resettable

MISCELLANEOUS: All wiring on the back panel shall be contained within the wiring duct. All wiring between the inner door and the back panel shall be contained within in a plastic spiral wrap. Each wire shall have a wire number at each end to correspond to the as built drawing for field troubleshooting. The control panel must be manufactured in-house by the lift station supplier and be a TUV (UL508A Certified) wet well.

WET WELL: SPECIFICATION

Wet Well FRP Wall Laminate must be designed to withstand wall collapse or buckling based on third party specifications and the assumptions below.

- *Hydrostatic Pressure: 62.4 lbs. Per SQ Ft.
- *Saturated Soil Weight: 120 lbs. Per Cubic Ft.
- *Soil Modulus: 700 lbs Per SQ Ft.
- *Pipe Stiffness as Specified in ASTM D 3753

The wet well FRP laminate must be constructed to withstand or exceed two times the assumed loading for the complete depth of the structure.

pattern with 300 series stainless steel hardware. The hatch shall have a positive means of locking the door open in the vertical position via a hold open arm and shall be made of a non-corrosive material. The cover shall be mounted with minimum of six 300 series stainless steel fasteners. The access hatch cover shall have a lift handle and a means of locking.

The prefabricated FRP lift station manufacturer shall guarantee the prefabricated lift station per approved drawings for a period of one year from the date of delivery.

INSPECTION & TESTING:

A factory representative shall be provided for a one (1) time start-up and shall have complete knowledge of the proper operation and maintenance of the complete system. The pump motors shall be megged out prior to the start-up to ensure that the insulation execution. The motor and cable is intact. The pumps and the controls shall be checked for mechanical reliability and proper operation.

Installation shall be in strict accordance with the manufacturer's recommendations in the locations shown on the engineered drawings.

STATION DESIGN CONDITIONS		
PRIMARY PUMP CAPACITY	113	GPM
PRIMARY TDH	104	TDH
RUN-OUT TDH	137.54	GPM
PUMP MODEL #	HOMA GRP59 ET/3	
R.P.M.	3450	
HORSEPOWER	8.9 HP	
ELECTRICAL VOLTS / PHASE		
PUMP DISCHARGE SIZE	2"	
STATION ELEVATIONS AND DIMENSIONS		
100 YEAR FLOOD ELEVATION	89.33'	
WET WELL DIAMETER (A)	60"	
INVERT DIAMETER (B)	8"	
TOP OF WET WELL INLET / INVERT (C)	92.50'	
HIGH LEVEL ALARM (HLA) (D)	85.50'	
2nd PUMP ON (LAG) (E)	85.50'	
1st PUMP ON (LEAD) (F)	84.80'	
PUMPS OFF (OFF) (H)	83.50'	
	(I)	81.00'
BOTTOM OF WET WELL (J)	3"	
DISCHARGE PIPE DIAMETER (K)	1.5"	
GUIDE RAIL DIAMETER (L)	4"	
F.M.	(M)	2.5"

STATION MANUFACTURING MATERIALS	
DISCHARGE/RISER PIPE	HDR/B/C
INLET PIPE	304 SS
GUIDE RAIL	FRP ASTM D-3753
WET WELL	300 LBS PSF ALUM
WET WELL HATCH COVER	304 SS
CABLE BRACKET	304 SS
LIFTING CHAIN	CAST IRON
PLUG VALVE	CAST IRON
SWING CHECK VALVE	CAST IRON
VALVE BOX	300 LBS PSF ALUM
VALVE BOX HATCH COVER	FRP
(36" x 36" x 36" DEEP)	FOR 2" DISCHARGE
(48" x 48" x 36" DEEP)	FOR 4" DISCHARGE

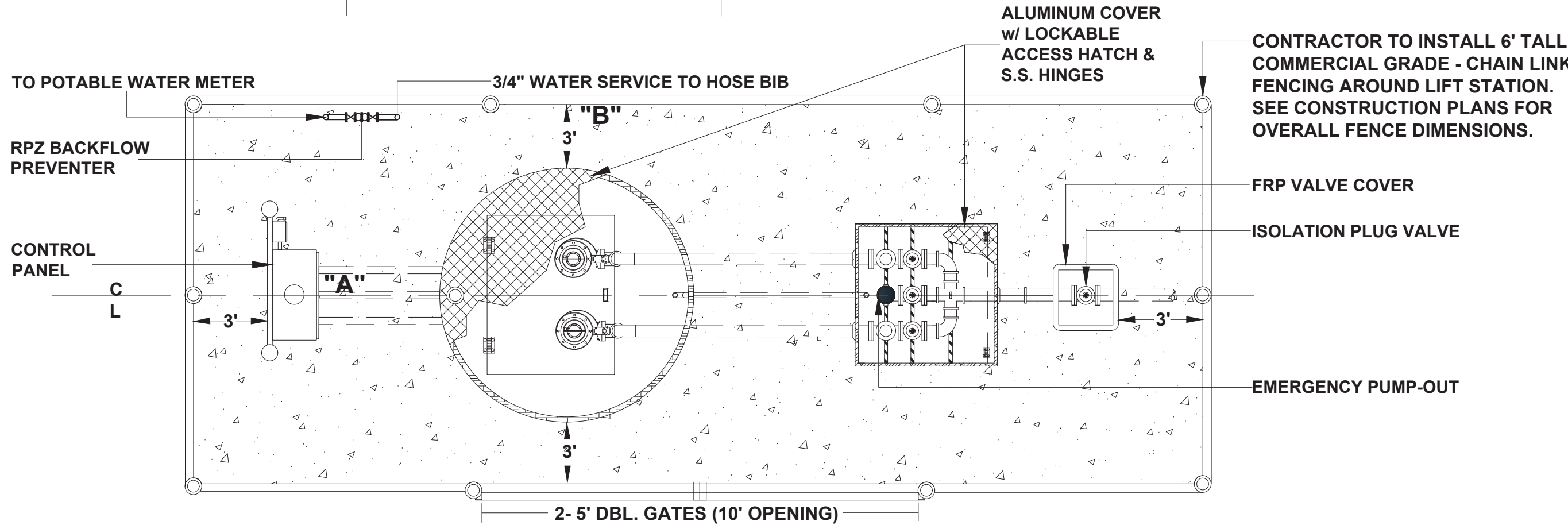
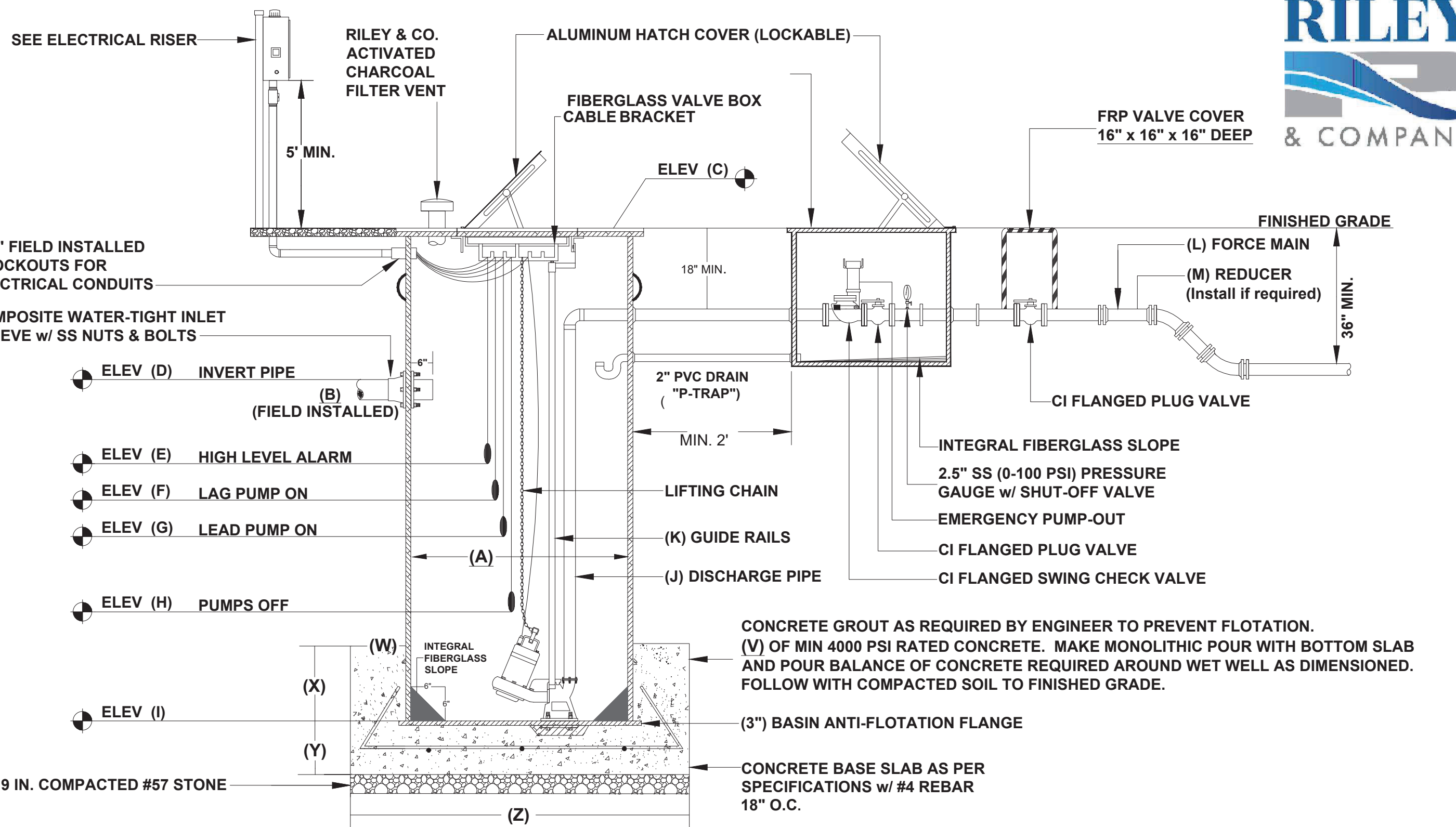
STATION HATCH OPENINGS	
WET WELL DIA.	60"
VALVE BOX DIA.	36" x 30"
CONCRETE BALLAST REQUIREMENTS	
CUBIC YARDS OF CONCRETE REQUIRED (V)	3.0
CIRCUMFERENCE DIMENSION - WIDTH (W)	12.0"
CIRCUMFERENCE DIMENSION - HEIGHT (X)	27.0"
BASE SLAB DIMENSION - HEIGHT (Y)	18.0"
BASE SLAB DIMENSION - LENGTH & WIDTH (Z)	84.0"

18"	
PRIVATE SANITARY SEWER	
IN CASE OF EMERGENCY CONTACT THE	
PUMP STATION	24"
NAME:	
PHONE NUMBER:	
PROPRIETY MAINTAINED BY:	
NAME:	
PHONE NUMBER:	
STATION NUMBER:	
NOTE: CONTRACTOR MUST SUPPLY INFORMATION SIGN AT START-UP.	

LIFT STATION WILL BE PRIVATELY OWNED AND MAINTAINED.

NOTE: PRIOR TO START-UP OWNER MUST HAVE A MINIMUM 1 YR. PREVENTIVE MAINTENANCE CONTRACT WITH A REPUTABLE LIFT STATION MAINTENANCE COMPANY.

NO SUBSTITUTIONS - NO ALTERNATES



NOTE: PUMP CONTROL PANEL SHALL BE LOCATED A MIN. OF 3 FEET FROM WET WELL PERIMETER AT POINT "A" OR "B"

ELECTRICIAN NOTES:

- DRAWING NOT TO SCALE
- ALL ELECTRICAL WORK SHALL BE IN ACCORDANCE WITH LOCAL CODES
- ELECTRICIAN TO INSTALL SWITCH DISCONNECT & LIGHTNING ARRESTOR
- CONTRACTOR SHALL VERIFY POWER SUPPLY PRIOR TO ORDERING EQUIPMENT

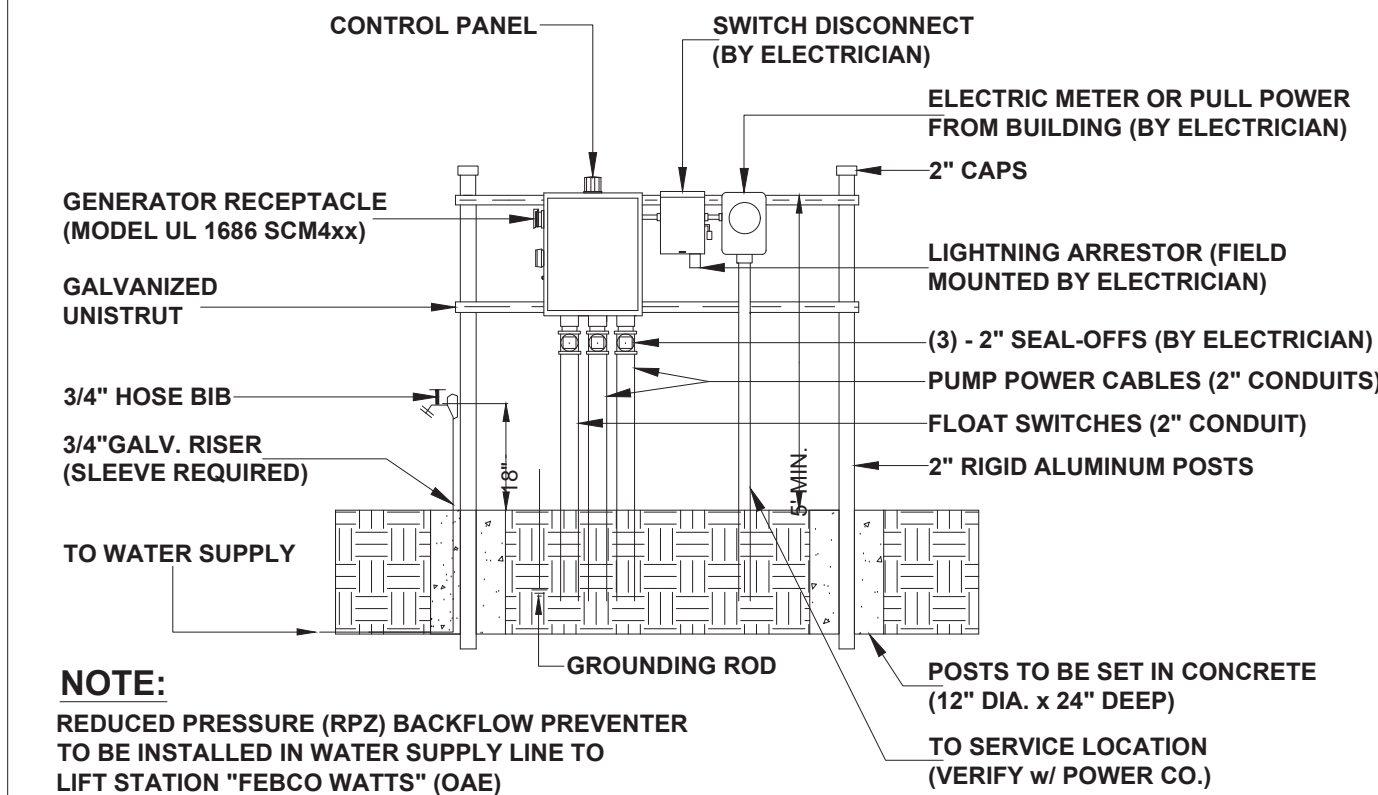


ILLUSTRATION PURPOSES ONLY
ELECTRICAL RISER FOR

THIS IS A COPYRIGHTED DRAWING. ANY CHANGES OR MODIFICATIONS WITHOUT WRITTEN APPROVAL FROM RILEY & COMPANY IS STRICTLY PROHIBITED.

NOTE: LIFT STATION DETAIL SHEET PROVIDED BY OTHERS FOR INFORMATION ONLY. IT MAY CONTAIN INFORMATION THAT DIFFERS FROM THAT CONTAINED IN PROJECT NOTES, SPECIFICATIONS, AND DETAILS SHOWN ELSEWHERE IN THE PLANS. TYPICALLY, THE MORE STRINGENT REQUIREMENTS SHALL APPLY. SUBJECT TO DETERMINATION BY THE ENGINEER. ELECTRICAL, STRUCTURAL, GEOTECHNICAL AND MECHANICAL ENGINEERING DETAILS AND ELEMENTS SHOWN, IF ANY, ARE PROVIDED FOR INFORMATIONAL PURPOSES ONLY, ARE NOT THE RESPONSIBILITY OF THE CIVIL / SITE ENGINEER, AND ARE NOT COVERED UNDER THEIR SIGNATURE AND SEAL PROVIDED ON THIS SHEET.

01/01/25 SR

HUNT CLUB MEDICAL OFFICE BUILDING

APOPKA, FLORIDA

CONSTRUCTION SITE PLAN

OCTOBER 2024

CONTACT INFORMATION:

OWNER:
BIG K, INC.
AKBER JAMAL
3015 WINDCHIME CIRCLE WEST
APOPKA, FL., 32703
TEL: 321.356.7860
E-MAIL: ALIJAMAL17@GMAIL.COM

ARCHITECT:
SMA ARCHITECTURE & INTERIORS
SCOTT MALENOCK, AIA
100 COLONIAL CENTER PKWY, SUITE 230
LAKE MARY, FL 32746
TEL: 407.585.0330
E-MAIL: SCOTTM@SM-ARCH.COM

SURVEYOR:
BENCHMARK SURVEYING & MAPPING, INC.
BILLY JOE JENKINS, JR. P.S.M.
3110 RED FOX RUN
KISSIMMEE, FL 34746
TEL: 407.654.6183
EMAIL: JOE@BENCHMARKSURVEYINGAND MAPPING.COM

CIVIL ENGINEER:
KLIMA WEEKS CIVIL ENGINEERING, INC.
SELBY G. WEEKS, P.E., LEED AP
385 DOUGLAS AVE., STE. 2100
ALTAMONTE SPRINGS, FLORIDA 32714
TEL: 407.478.8750
E-MAIL: SWEEEKS@KLIMAWEEKS.COM

LANDSCAPE ARCHITECT:
BONNETT DESIGN GROUP, LLC
TODD W. BONNETT, RLA
400 S. ORLANDO AVE., STE. 201
MAITLAND, FL 32751
TEL: 407.622.1588
E-MAIL: TODD@BONNETTDESIGNGROUP.COM

GEOTECHNICAL ENGINEER:
ARDAMAN & ASSOCIATES, INC.
CHUCK CUNNINGHAM, P.E.
8008 S. ORANGE AVENUE
ORLANDO, FL 32809
TEL: 407.855.3860
E-MAIL: CCUNNINGHAM@ARDAMAN.COM

UTILITY PROVIDERS:

POWER:
DUKE ENERGY
150 PROGRESS ENERGY WAY
LONGWOOD, FL. 32750
P: 407.850.2762

CABLE COMPANIES:
CENTURY LINK
555 LAKE BORDER DRIVE
APOPKA, FL. 32703
P: 407.889.6000

CHARTER COMMUNICATIONS
3767 ALL AMERICAN BLVD.
ORLANDO, FL. 32810
P: 407.532.8509

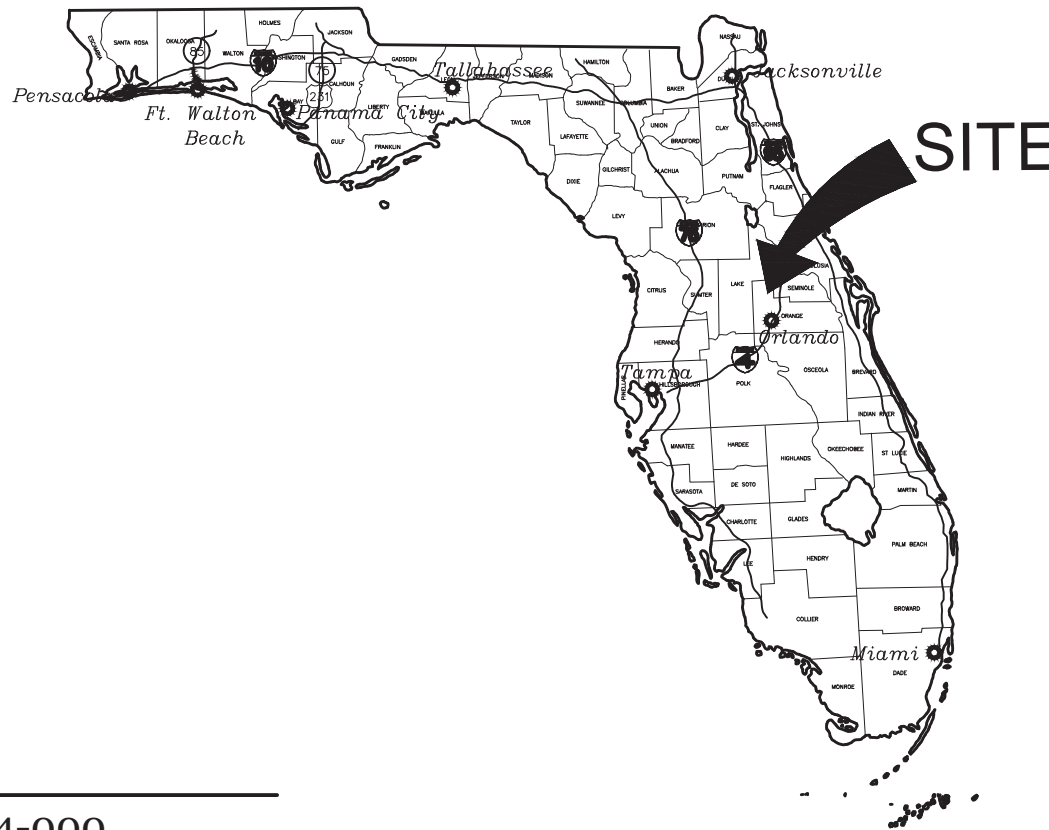
STORMWATER & SOLID WASTE:
CITY OF APOPKA – PUBLIC SERVICES DEPARTMENT
748 E. CLEVELAND STREET
APOPKA, FL. 32703
P: 407.703.1731

WATER & WASTEWATER:
ORANGE COUNTY UTILITIES
9150 CURRY FORD RD.
ORLANDO, FL. 32825
P: 407.836.5515

SHEET INDEX

C000	COVER SHEET
1 of 1	BOUNDARY AND TOPOGRAPHIC SURVEY
C100	SITE PLAN
C101	VEHICLE TURNING MODELS
C200	EROSION CONTROL & DEMOLITION PLAN
C300	GEOMETRY, STRIPING & SIGNAGE PLAN
C400	GRADING & DRAINAGE PLAN
C500	UTILITY PLAN
C600	SITE DETAILS
C700	DRAINAGE DETAILS
C800	WATER & SANITARY DETAILS
C801	WATER & SANITARY DETAILS
C802	WATER & SANITARY DETAILS
C803	WATER & SANITARY DETAILS

L400	OVERALL LANDSCAPE PLAN
L401	LANDSCAPE DETAILS & NOTES
L500	OVERALL IRRIGATION PLAN
L501	IRRIGATION DETAILS & NOTES
L502	IRRIGATION DETAILS
A401	EXTERIOR ELEVATIONS
A402	EXTERIOR ELEVATIONS
A411	COLOR EXTERIOR ELEVATIONS
A801	DUMPSTER ENCLOSURE DETAILS
E201	SITE LIGHTING PLAN
E202	SITE LIGHTING SPECIFICATIONS



PARCEL ID:

12-21-28-0165-04-000

ADDRESS:

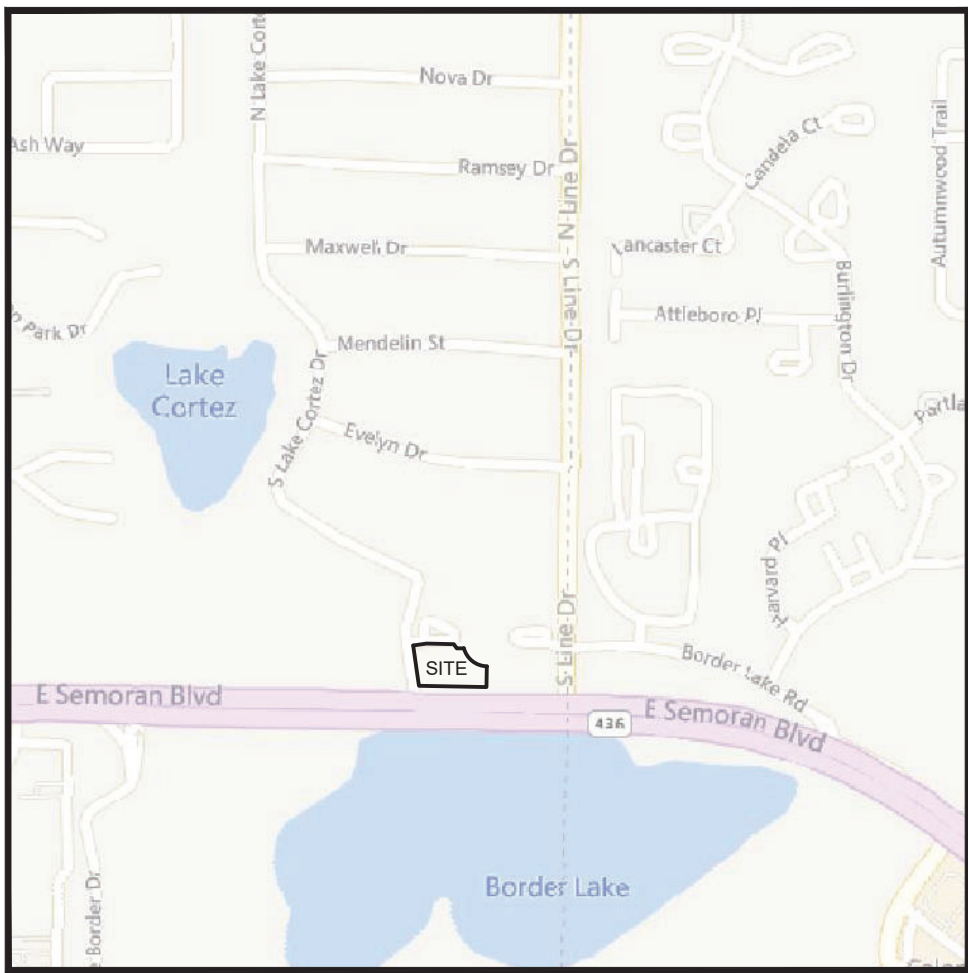
2715 E. SEMORAN BOULEVARD, APOPKA, FL. 32703

PROPERTY DESCRIPTION:

LOT 4, APOPKA GATEWAY CENTER, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 74, PAGES 136 AND 137, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

CHARACTER AND INTENDED USE:

CONSTRUCT A 5,285 SF MEDICAL OFFICE WITH ASSOCIATED PARKING LOT, UTILITIES AND STORMWATER COLLECTION AND CONVEYANCE SYSTEM. CONSTRUCTION IS EXPECTED TO START IN JANUARY 2025 AND BE COMPLETED IN JULY 2025.



LOCATION MAP

NTS



ZONING AND FUTURE LAND USE MAP

NTS

2715 E SEMORAN BOULEVARD, APOPKA, FLORIDA

385 DOUGLAS AVENUE, STE 2100
ALTAMONTE SPRINGS, FL 32714
TELEPHONE 407.478.8750
FACSIMILE 407.478.8749
WWW.KLIMAWEEKS.COM

Klima
Weeks
CIVIL ENGINEERING



NO.	REVISION	BY	DATE
1			
2			
3			
4			

C000

File Location : P:\Land Projects 2024\24HEMB060 - Hunt Club M03 (4m)

Filename : C100-SITE-24HEMB060.dwg Plot Date : Oct. 22, 2024 8:13pm

BUILDING SETBACKS:

	REQUIRED:	PROVIDED:
FRONT YARD (E SEMORAN BLVD):	0' *	10'
SIDE YARD (S LAKE CORTEZ BLVD):	20' *	140'
SIDE YARD (EAST):	0'	42'
REAR YARD (NORTH):	0'	1'

* PD SETBACK REQUIREMENT IS 50' FROM THE CENTERLINE OF THE SEMORAN BLVD. AND LK CORTEZ DR. RIGHTS-OF-WAY. THE CENTERLINES OF THE SEMORAN BLVD. AND LK CORTEZ DR. RIGHTS-OF-WAY ARE 100' AND 30' FROM THE RESPECTIVE PROPERTY LINES; THEREFORE, THE EFFECTIVE SETBACK REQUIREMENTS ARE 0' AND 20'.

LANDSCAPE BUFFERS:

	REQUIRED:	PROVIDED:
FRONT YARD (E SEMORAN BLVD):	10'	10'
SIDE YARD (S LAKE CORTEZ BLVD):	10'	14'
SIDE YARD (EAST):	0'	42'
REAR YARD (NORTH):	0'	1'

FEMA FLOOD DATA:

SUBJECT PROPERTY LIES WITHIN ZONE X, AN AREA OF MINIMAL FLOOD HAZARD, ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP NUMBER 12095C0140F, DATED SEPTEMBER 25, 2009.

SOILS:

3 BASINGER FINE SAND; 47 TAVARES-MILLHOPPER FINE SAND

BUILDING DATA:

PROPOSED BUILDING: 5,285 SF MEDICAL OFFICE BUILDING

FBC CONSTRUCTION TYPE: IIB

MAX. BUILDING HEIGHT: 25' / ONE-STORY

MAX. ALLOWED HEIGHT: 35' / ONE-STORY (PD LOT 4)

FAR: 0.15

MAX. ALLOWABLE FAR: 0.17 (PD LOT 4)

PARKING CALCULATIONS:

BASIS:
CITY OF APOPKA, MEDICAL OFFICE(S):
FOUR (4) SPACES PER ONE THOUSAND (1,000) SQUARE FEET OF GROSS FLOOR AREA.

PARKING REQUIRED: 4 SPACES PER 1,000 SF.
5,285/1,000 X 4 SPACE= 21 SPACES

PARKING PROVIDED: 26 STANDARD SPACE
2 ACCESSIBLE SPACES
28 TOTAL PARKING SPACES

PROJECT AREA CALCULATIONS:

TOTAL SITE AREA: 35,720 SF / 0.82 AC

IMPERVIOUS AREAS:	SF	AC	%
PROPOSED SITE IMPERVIOUS:	16,089	0.37	45.0
PROPOSED BUILDING:	5,285	0.12	14.8
TOTAL IMPERVIOUS:	21,374	0.49	59.8

TOTAL PROJECT AREAS:	SF	AC	%
IMPERVIOUS AREA:	21,374	0.49	59.8
PERVIOUS AREA:	14,346	0.33	40.2

MAXIMUM ALLOWABLE IMPERVIOUS SURFACE AREA: 80% (PD)
PROVIDED IMPERVIOUS SURFACE AREA: 60%

MINIMUM PERMITTED OPEN SPACE: 20% (PD)
PROVIDED OPEN SPACE: 40%

BIKE PARKING:

BASIS:
SHORT TERM: 1 BICYCLE PARKING SPACE FOR EVERY 2,000 GSF BUILDING AREA.

REQUIRED: 5,285 / 2,000 X 1 SPACE = 3 BICYCLE SPACES

PROVIDED: 2 RACKS = 4 BICYCLE SPACES

STATEMENT OF INTENT:

CONSTRUCT A 5,285 SF MEDICAL OFFICE WITH ASSOCIATED PARKING LOT, UTILITIES AND STORMWATER COLLECTION AND CONVEYANCE SYSTEM. CONSTRUCTION IS EXPECTED TO START IN JANUARY 2025 AND BE COMPLETED IN JULY 2025.

PARCEL ID: 12-21-28-0165-04-000

PROPERTY INFORMATION:

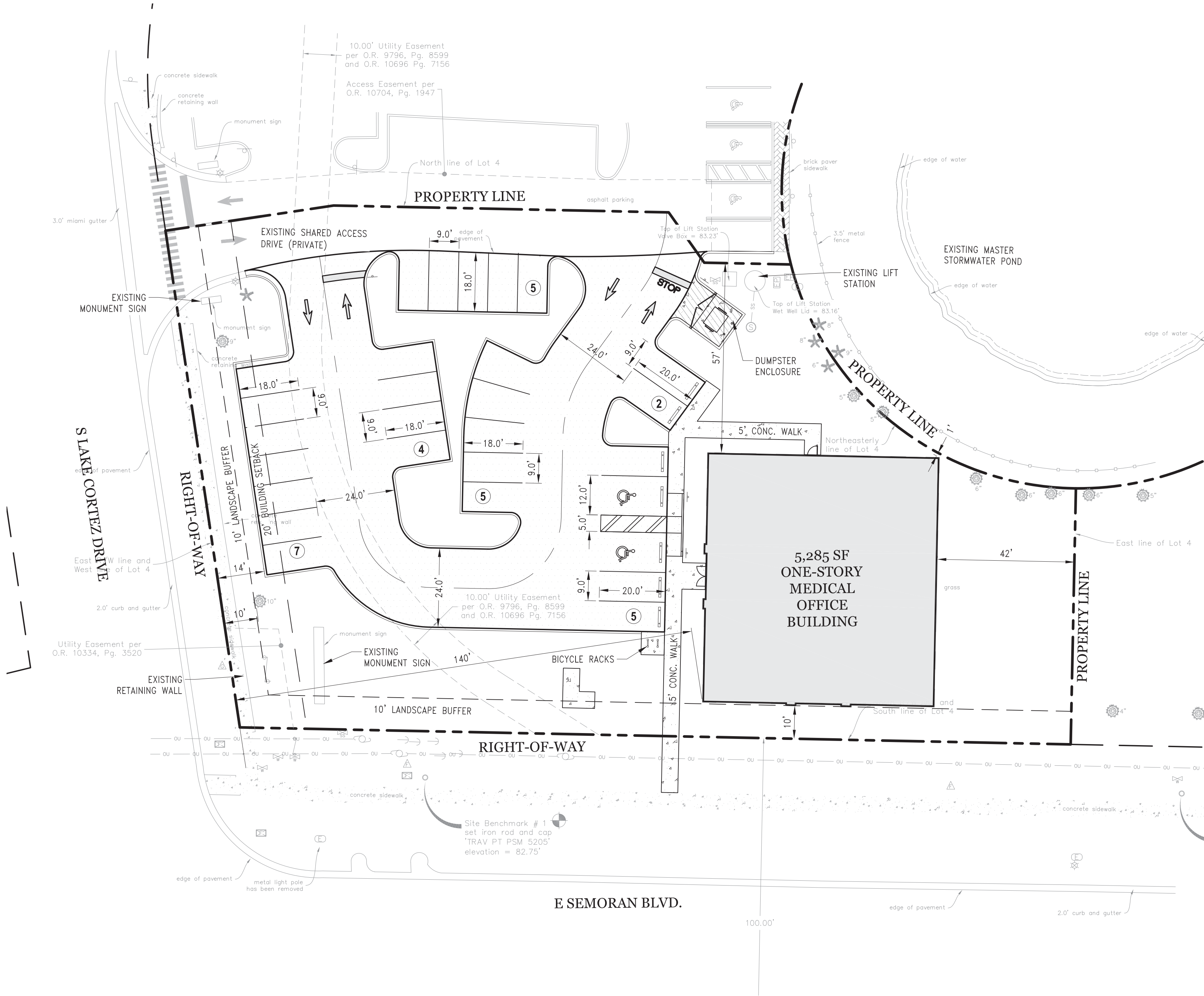
ADDRESS:	2715 E. SEMORAN BLVD, APOPKA FL, 32703
SITE TOTAL AREA:	35,720 SF
PROPOSED USE:	MEDICAL OFFICE BUILDING
ZONING:	PD (PLANNED DEVELOPMENT)
FUTURE LAND USE:	MIXED USE

ADJACENT ZONING:

SUBJECT SITE:	PD (PLANNED DEVELOPMENT)
NORTH:	PD (PLANNED DEVELOPMENT)
EAST:	PD (PLANNED DEVELOPMENT)
WEST:	S. LAKE CORTEZ DR., C-R (REGIONAL COMMERCIAL)
SOUTH:	E. SEMORAN BLVD., O (OFFICE)

ADJACENT FUTURE LAND USE:

SUBJECT SITE:	MU (MIXED-USE)
NORTH:	MU (MIXED-USE)
EAST:	MU (MIXED-USE)
WEST:	S. LAKE CORTEZ DR., COMM (COMMERCIAL)
SOUTH:	E. SEMORAN BLVD., OFF (OFFICE)



GENERAL NOTES:

- CONTRACTOR SHALL COORDINATE WITH UTILITY COMPANIES PRIOR TO ANY CONSTRUCTION ACTIVITY FOR DIG PERMITS, ELECTRICAL PERMITS OR OTHER PERMITS AS APPLICABLE. CONTRACTOR IS ALSO TO COORDINATE FULLY WITH UTILITY COMPANIES ON EXACT LOCATION OF UNDERGROUND UTILITIES AND ANY UTILITY ADJUSTMENT REQUIRED. UTILITY COMPANIES SHALL BE NOTIFIED A MINIMUM OF THREE WORKING DAYS PRIOR TO EXCAVATION.
- THE LOCATION OF EXISTING UTILITIES SHOWN ON THESE PLANS WERE DEPICTED FROM ACTUAL FIELD MEASUREMENTS AND/OR DERIVED FROM RECORD DRAWINGS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONFIRM THE LOCATION OF EXISTING UTILITIES TO DETERMINE IF THERE ARE ANY CONFLICTS WITH THE PROPOSED CONSTRUCTION AND TO COORDINATE WITH THE UTILITY OWNERS TO RESOLVE THESE CONFLICTS.
- THE SUBSURFACE INFORMATION FOR THIS PROJECT WAS OBTAINED FOR DESIGN PURPOSES AND MAY NOT BE AN ADEQUATE REPRESENTATION OF ACTUAL CONDITIONS FOR PROJECT CONSTRUCTION. INFORMATION SHOWN, INCLUDING WATER LEVELS, REPRESENTS EXISTING CONDITIONS AT THE SPECIFIC BORING LOCATIONS AT THE TIME THE BORINGS WERE MADE.
- ANY DIFFERING SITE CONDITIONS FROM THAT WHICH IS REPRESENTED HEREON, WHETHER ABOVE, ON OR BELOW THE SURFACE OF THE GROUND, SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ENGINEER, IN WRITING, WITHIN 48 HOURS OF DISCOVERY. NO CLAIM FOR EXPENSES INCURRED BY THE CONTRACTOR DUE TO SUCH DIFFERING CONDITIONS WILL BE ALLOWED IF HE OR SHE FAILS TO PROVIDE THE WRITTEN NOTIFICATION.
- ALL MATERIALS, INSTALLATION AND TESTING SHALL BE IN ACCORDANCE WITH THE CITY OF APOPKA, ORANGE COUNTY UTILITIES (WATER & WASTEWATER CONSTRUCTION), FLORIDA BUILDING CODE AND FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION. WHERE THE SPECIFICATIONS CONFLICT, THE MORE STRINGENT SPECIFICATION SHALL APPLY, AS DETERMINED BY THE ENGINEER OF RECORD OR THE CITY MANAGER.
- THE CONTRACTOR SHALL PROVIDE ALL SHEETING, SHORING AND BRACING REQUIRED TO PROTECT ADJACENT STRUCTURES AND UTILITIES OR MINIMIZE TRENCH WIDTH AS REQUIRED. SHEETING AND SHORING SHALL BE DESIGNED BY A STATE OF FLORIDA PROFESSIONAL ENGINEER RETAINED BY THE CONTRACTOR.
- THE CONTRACTOR SHALL ENSURE THAT ALL REQUIRED CONSTRUCTION PERMITS HAVE BEEN OBTAINED PRIOR TO COMMENCING WORK.
- ALL DEBRIS AND WASTE MATERIALS GENERATED BY DEMOLITION OR SUBSEQUENT CONSTRUCTION ACTIVITIES SHALL BE DISPOSED OFF-SITE IN A LEGAL MANNER AT AN APPROVED DISPOSAL FACILITY. THE CONTRACTOR SHALL OBTAIN ANY AND ALL PERMITS REQUIRED FOR DEMOLITION, CONSTRUCTION WORK AND HAULING WASTE MATERIAL. ALL ASSOCIATED COSTS AND PERMIT FEES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- ANY PUBLIC LAND CORNER, WITHIN THE LIMITS OF CONSTRUCTION, IS TO BE PROTECTED. IF A CORNER MONUMENT IS IN DANGER OF BEING ALTERED AND HAS NOT YET BEEN PROPERLY REFERENCED, THE CONTRACTOR SHALL NOTIFY THE ENGINEER WITHOUT DELAY.
- COORDINATE VALUES ARE BASED ON A LOCAL GRID ESTABLISHED BY THE ENGINEER AND ARE INDEPENDENT OF VALUES DEPICTED ON THE SURVEY.
- ALL REFERENCES TO PROPOSED CONSTRUCTION INDICATES CONSTRUCTION INCLUDED IN THIS CONTRACT.
- ALL PIPING TO HAVE A MINIMUM OF THREE (3) FEET COVER UNLESS OTHERWISE NOTED ON PLANS.
- THE CONTRACTOR SHALL FURNISH, ERECT AND MAINTAIN ALL NECESSARY STRIPING, TRAFFIC CONTROL AND SAFETY DEVICES IN ACCORDANCE WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES," LATEST EDITION, AND THE LATEST FLORIDA DEPARTMENT OF TRANSPORTATION "ROADWAY DESIGN STANDARDS."
- REFER TO FDOT ROADWAY AND TRAFFIC DESIGN (FY 2024-25) STANDARDS FOR THE FOLLOWING:
 - TYPE "C" INLET (INDEX No. 425-052)
 - CURB TRANSITION (INDEX No. 520-001)
 - TYPE "D" CURB (INDEX No. 520-001)
 - TYPE "F" CURB AND GUTTER (INDEX No. 520-001)
 - CURB RAMP (INDEX No. 522-002)
 - CROSSWALK, STOP BAR (INDEX No. 711-001)
 - PAVEMENT ARROWS & MESSAGE SIZE & SPACING (INDEX No. 711-001)
 - CONCRETE BUMPER GUARD (WHEEL STOP) (INDEX No. 520-001)
 - STRUCTURE BOTTOMS TYPE "J" AND "P" (INDEX No. 425-010)
 - SUPPLEMENTARY DETAILS FOR MANHOLES AND INLETS (INDEX No. 425-001)
- AS-BUILT DRAWINGS, SIGNED AND SEALED BY A LAND SURVEYOR REGISTERED IN THE STATE OF FLORIDA, SHALL BE PROVIDED PER THE PROJECT SPECIFICATIONS AND SHALL COMPLY WITH ORANGE COUNTY UTILITIES, ST. JOHNS RIVER WATER MANAGEMENT DISTRICT, FDOT AND CITY OF APOPKA REQUIREMENTS.
- ALL POWER SERVICES WILL HAVE TO BE PROVIDED UNDERGROUND, NO OVERHEAD SERVICE WILL BE ALLOWED.

Selby G. Weeks 56991

HUNT CLUB MEDICAL OFFICE BUILDING

2715 E. SEMORAN BOULEVARD
APOPKA, FL

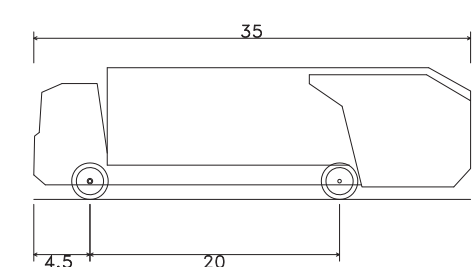
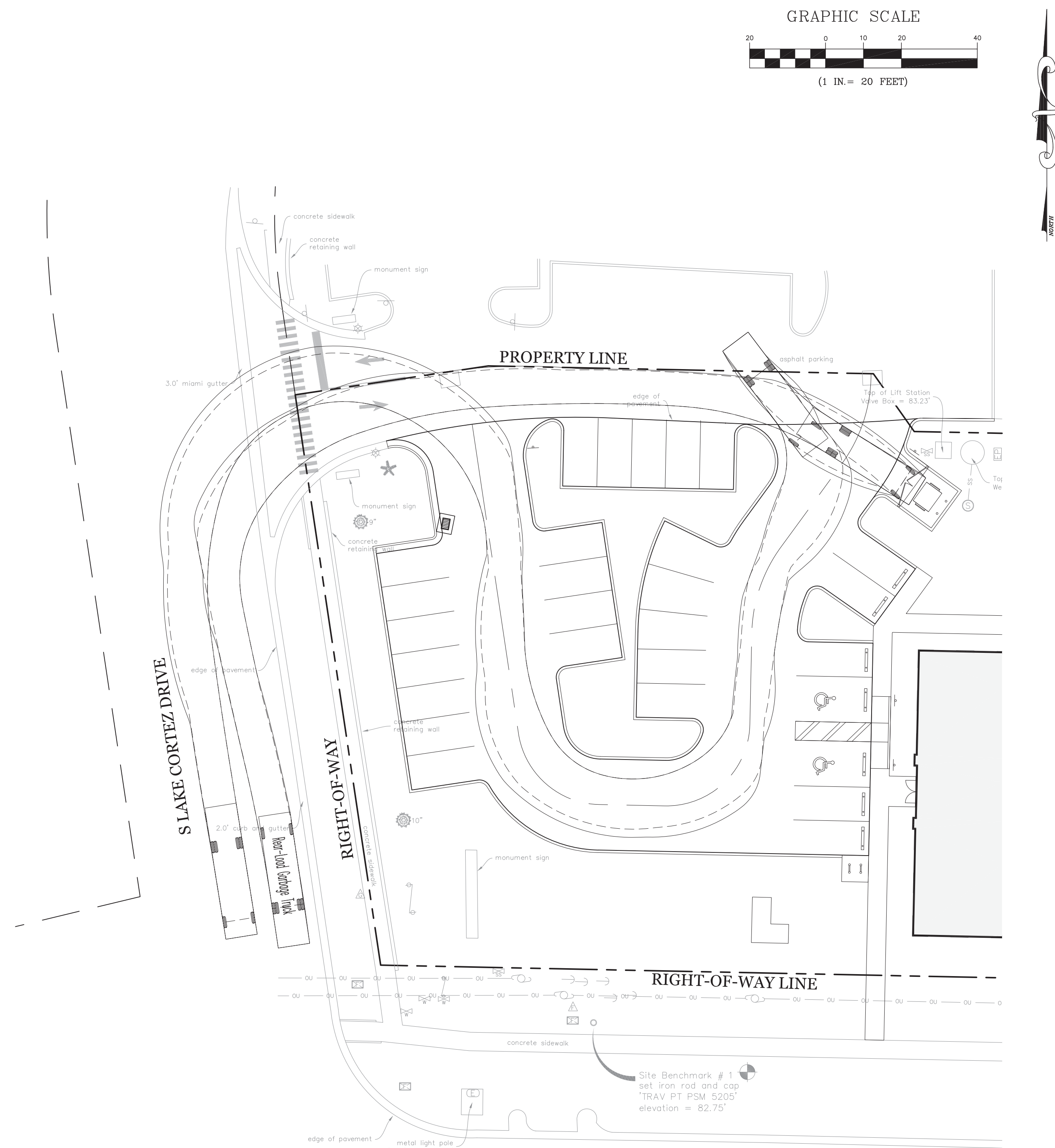
SITE PLAN

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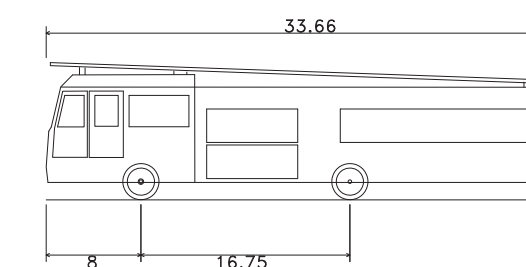
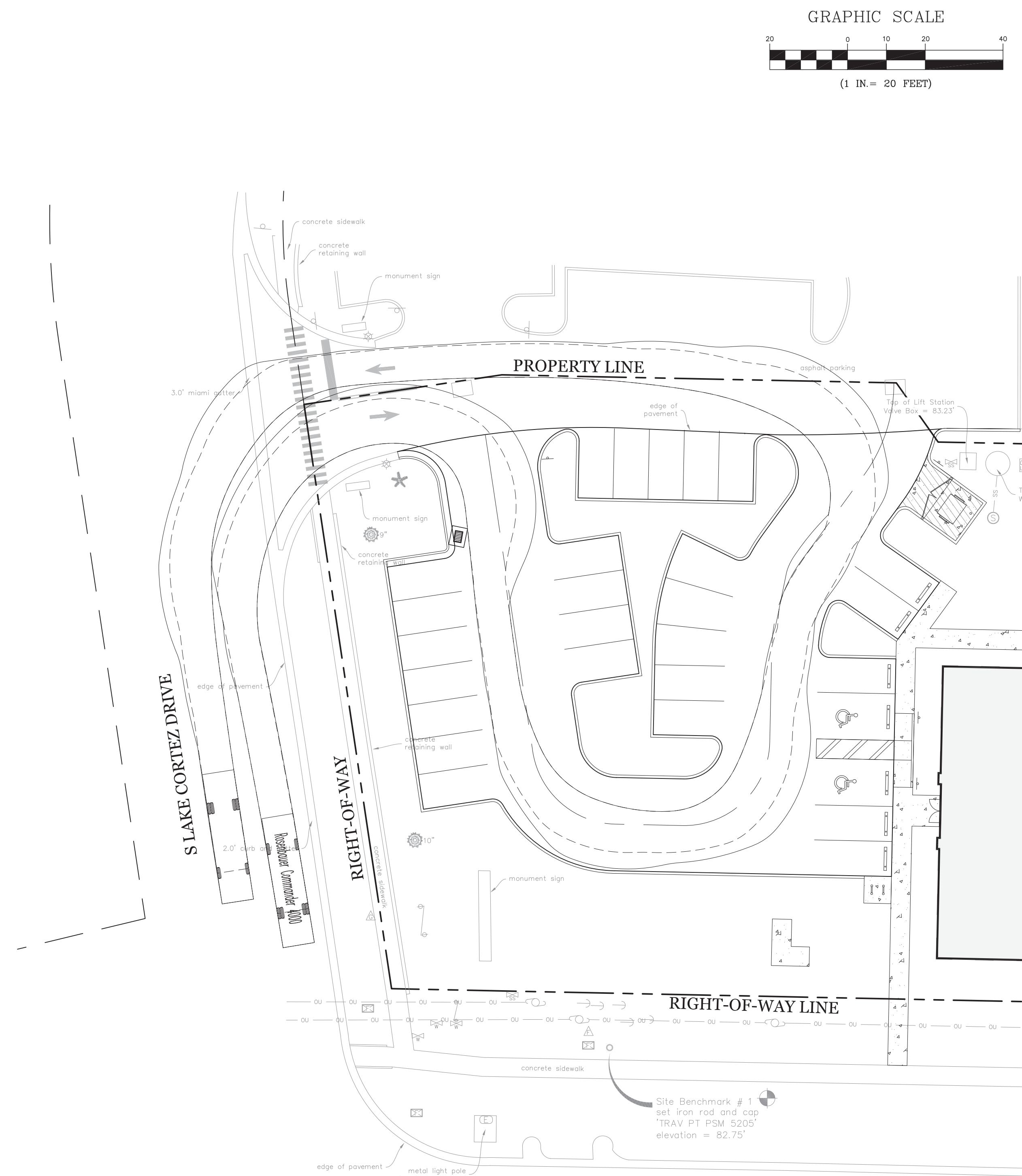
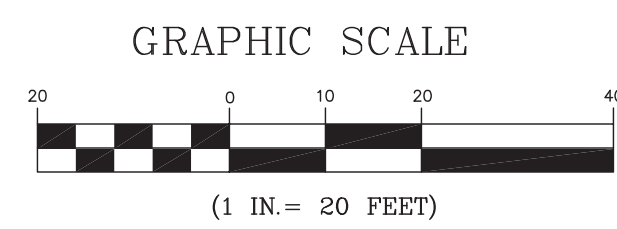
C100



Rear-Load Garbage Truck	
Overall Length	35.000ft
Overall Width	8.375ft
Overall Body Height	10.546ft
Min Body Ground Clearance	1.000ft
Track Width	8.375ft
Lock-to-lock time	6.00s
Curb to Curb Turning Radius	29.300ft

REFUSE TRUCK TURNING MODEL

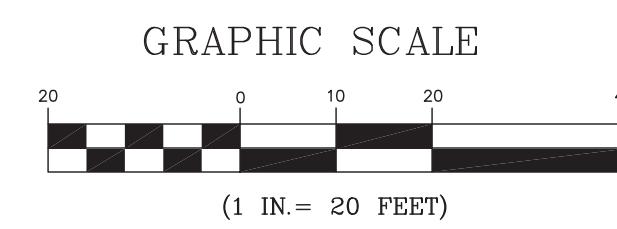
TRUCK DATA



Rosenbauer Commander 4000	
Overall Length	33.660ft
Overall Width	8.160ft
Overall Body Height	9.830ft
Min Body Ground Clearance	1.363ft
Track Width	8.160ft
Lock-to-lock time	6.00s
Max Wheel Angle	46.00°

AERIAL FIRE TRUCK TURNING MODEL

TRUCK DATA



385 Douglas Avenue, Ste 2100
Altamonte Springs, FL 32714
Telephone 407.478.8750
Facsimile 407.478.8749

Selby G. Weeks 56991

HUNT CLUB MEDICAL OFFICE BUILDING

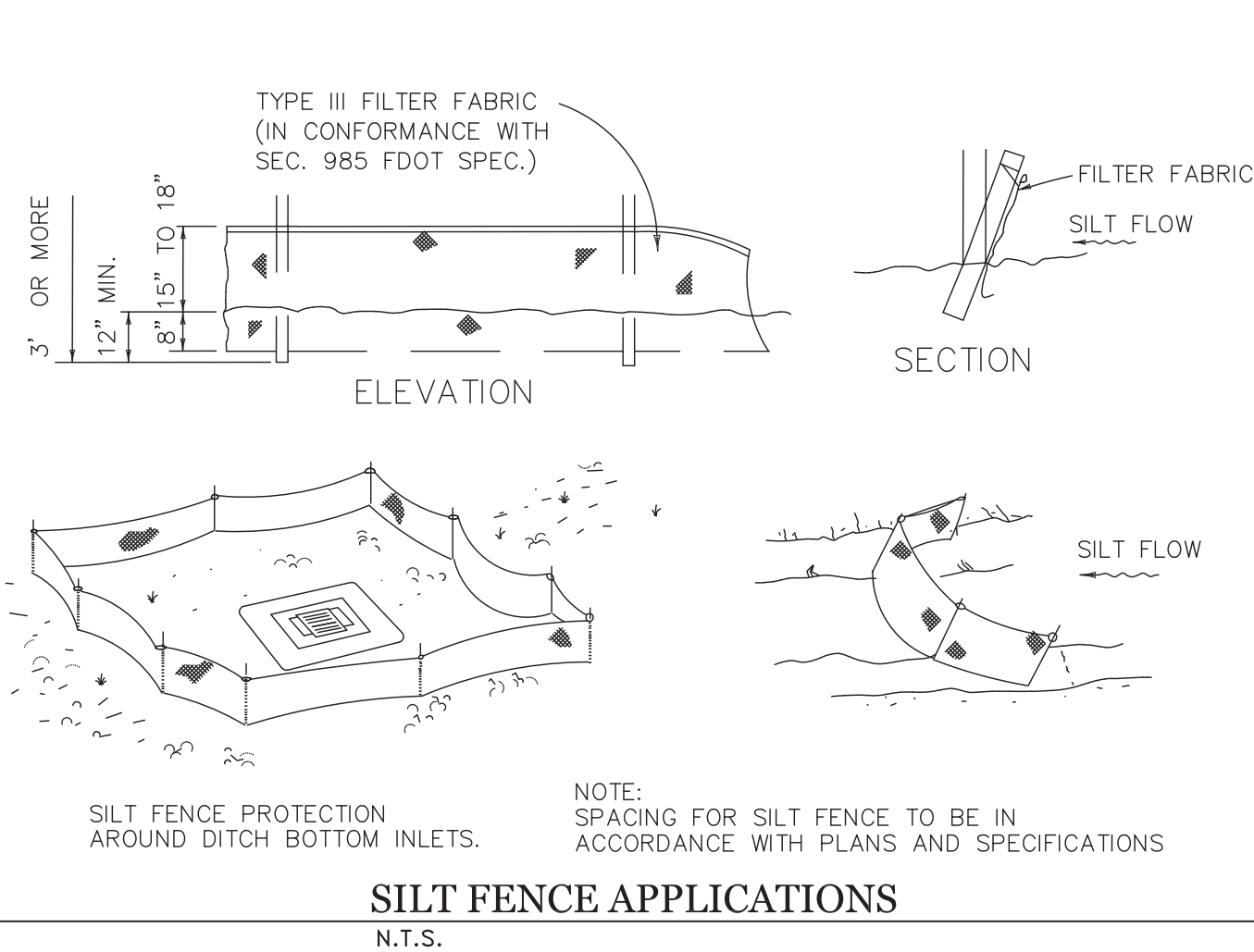
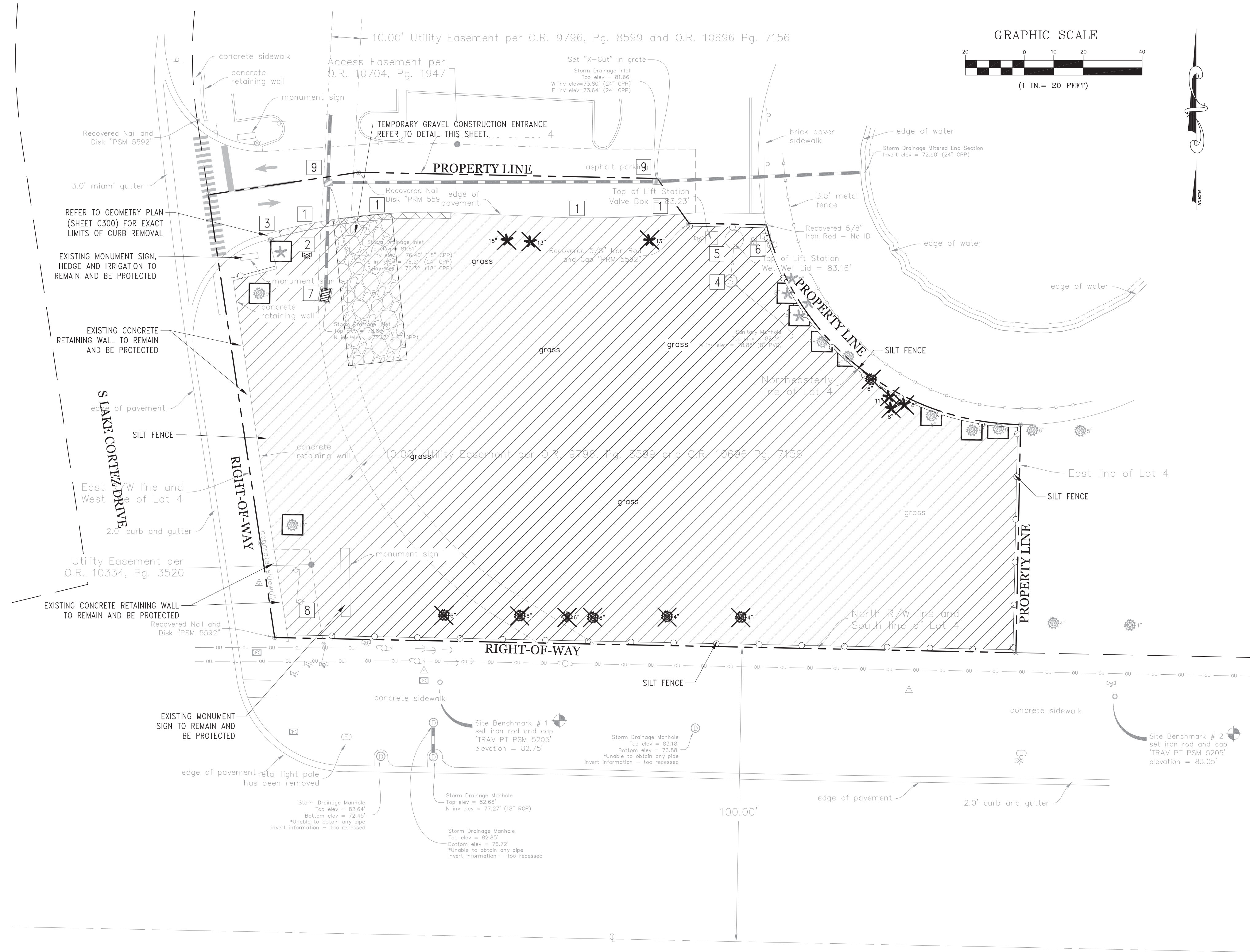
2715 E. SEMORAN BOULEVARD
APOPKA, FL

VEHICLE TURNING MODELS

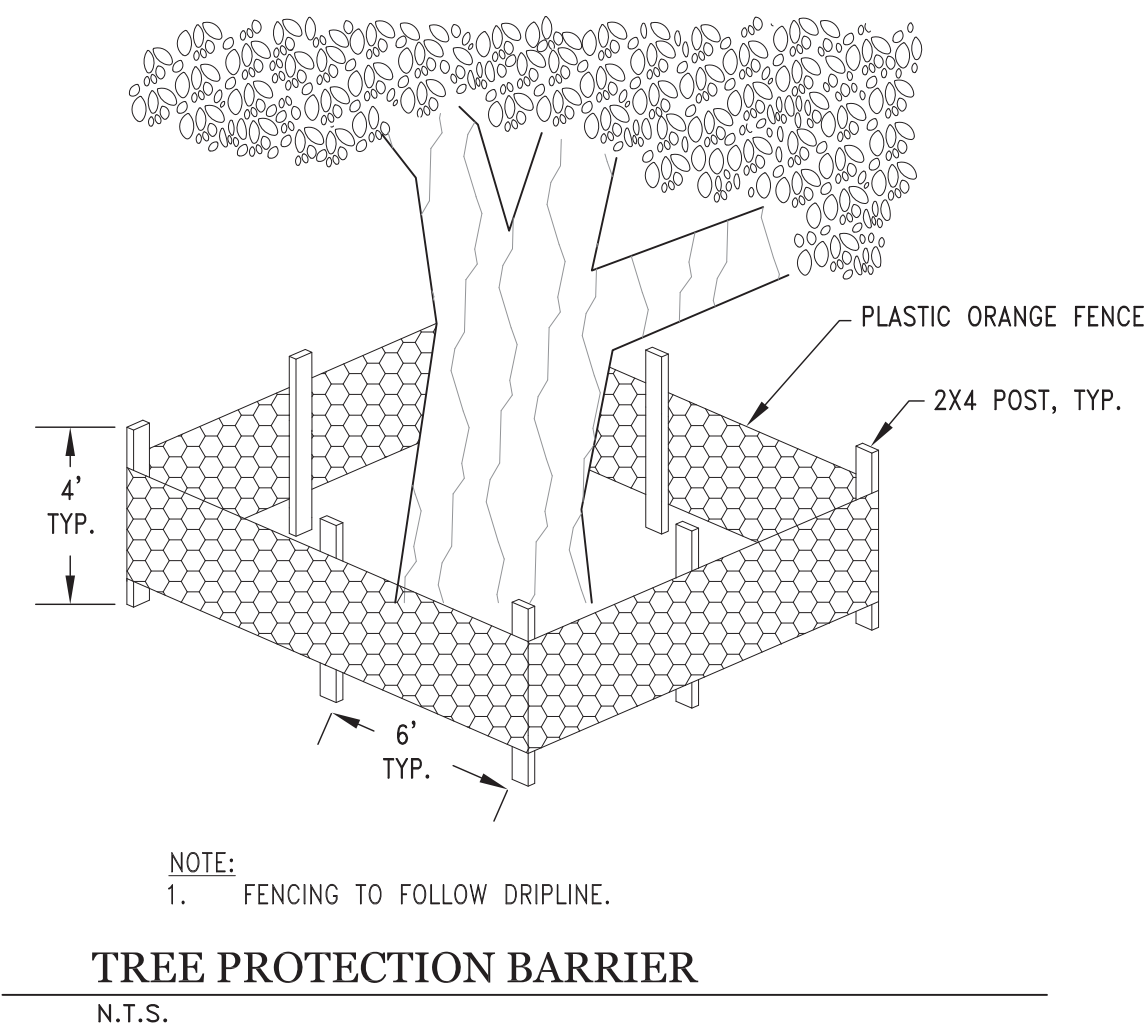
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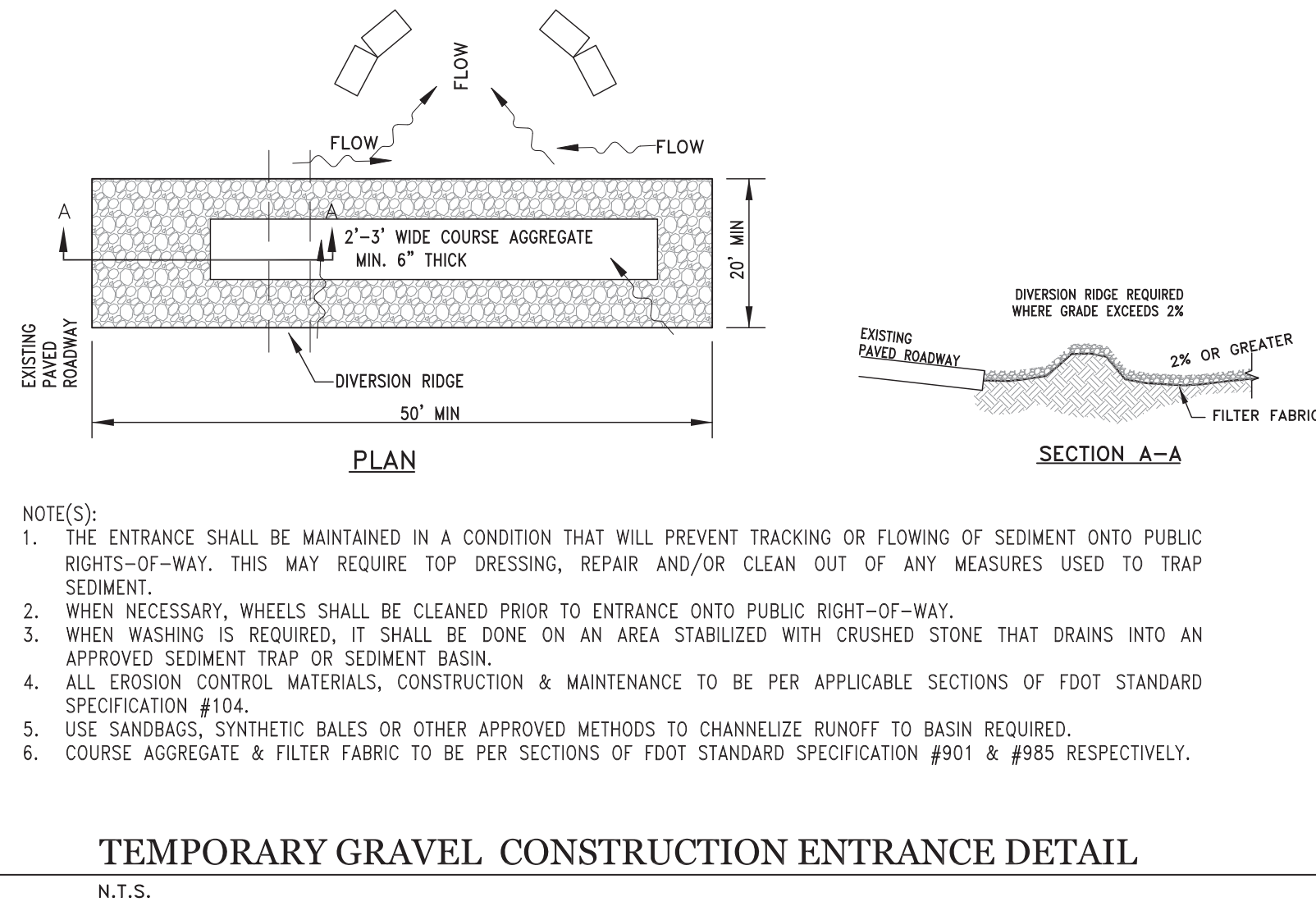
C101



SILT FENCE APPLICATIONS
N.T.S.



TREE PROTECTION BARRIER
N.T.S.



TEMPORARY GRAVEL CONSTRUCTION ENTRANCE DETAIL
N.T.S.

DEMOLITION NOTES:

1. CONTACT AND COORDINATE WITH ORANGE COUNTY UTILITIES PRIOR TO ANY REMOVAL OR CAPPING OF EXISTING WATER OR SEWER UTILITIES.
2. "BUILDING AREAS" SHALL BE CLEANED OF ALL EXISTING PAVEMENT, BUILDING SLABS, FOOTINGS, FOUNDATIONS, UTILITIES AND SEWERS. NO EXISTING IMPROVEMENTS SHALL BE LEFT UNDER PROPOSED BUILDING AREAS.
3. ALL AREAS WHERE PAVEMENT, BUILDING SLABS, FOUNDATIONS, UTILITIES, CONDUITS, AND/OR UTILITY STRUCTURES HAVE BEEN REMOVED SHALL BE BACK FILLED WITH SELECT BACK FILL MATERIAL. ALL SELECT BACK FILL MATERIAL SHALL BE PLACED AND COMPACTED PER THE REQUIREMENTS OF THE SPECIFICATIONS AND THE ON-SITE GEOTECHNICAL ENGINEER.
4. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES PRIOR TO ANY CONSTRUCTION ACTIVITY FOR DIG PERMITS, ELECTRICAL PERMITS OR OTHER PERMITS AS APPLICABLE.
5. CONTRACTOR IS TO COORDINATE FULLY WITH UTILITY COMPANIES ON EXACT LOCATION OF UNDERGROUND UTILITIES PRIOR TO EXCAVATION. ALL DEBRIS AND WASTE MATERIALS GENERATED BY DEMOLITION OR SUBSEQUENT CONSTRUCTION ACTIVITIES SHALL BE DISPOSED OFF-SITE IN A LEGAL MANNER AT AN APPROVED DISPOSAL FACILITY.
6. THE CONTRACTOR SHALL OBTAIN ANY AND ALL PERMITS REQUIRED FOR DEMOLITION, CONSTRUCTION WORK AND HAULING WASTE MATERIAL. ALL ASSOCIATED COSTS AND PERMIT FEES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR ASPHALT RESURFACING AND STRIPING TO ALL EXISTING ROADS WHICH ARE DAMAGED DURING CONSTRUCTION. ALL REPAIRS TO BE MADE IN ACCORDANCE WITH FDOT REQUIREMENTS.
8. THE CONTRACTOR IS ADVISED THAT UNCHARTED UTILITIES MAY BE FOUND TO EXIST WITHIN THE CONSTRUCTION AREA AND THAT CONSTRUCTION OPERATIONS SHOULD BE CONDUCTED WITH CAUTION.
9. REMOVE AND DISPOSE OF EXISTING TREES LOCATED WITHIN THE PROJECT CLEARING LIMITS (THIS SHEET).
10. ALL CONCRETE TO BE REMOVED SHALL BE SAW CUT AT THE NEAREST JOINT IN REASONABLY GOOD CONDITION, SO AS TO PRODUCE A CONNECTION WITH NEW CONCRETE THAT IS FREE OF CRACKS, DEFORMITY IN SHAPE, NOTICEABLE VOIDS, SURFACE IRREGULARITIES, AND OTHER DEFECTS. CONCRETE GUTTER SHALL BE SAW CUT BETWEEN ASPHALT AND GUTTER BEFORE REMOVAL.

EROSION CONTROL NOTES:

1. ALL EROSION AND SEDIMENT CONTROL WORK SHALL CONFORM TO STANDARDS OF THE CITY OF APOPKA, FLORIDA AND THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT.
2. EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE PLACED PRIOR TO, OR AS THE FIRST STEP IN, CONSTRUCTION. SEDIMENT CONTROL PRACTICES WILL BE APPLIED AS A PERIMETER DEFENSE AGAINST ANY TRANSPORTATION OF SILT OFF THE SITE.
3. SOIL MATERIALS FROM WORK ON THIS PROJECT SHALL BE CONTAINED AND NOT ALLOWED TO COLLECT ON ANY OFF-PERIMETER AREAS OR IN WATERWAYS. THESE INCLUDE BOTH NATURAL AND MAN-MADE OPEN DITCHES, STREAMS, STORM DRAINS, LAKES AND PONDS.
4. DAILY INSPECTIONS SHALL BE MADE BY THE CONTRACTOR TO DETERMINE THE EFFECTIVENESS OF EROSION/SEDIMENT CONTROL EFFORTS. ANY NECESSARY REMEDIES SHALL BE PERFORMED WITHOUT DELAY.
5. ALL MUD, DIRT, OR OTHER MATERIALS TRACKED OR SPILLED ONTO EXISTING PUBLIC OR PRIVATE ROADS AND FACILITIES FROM THIS SITE, DUE TO CONSTRUCTION, SHALL BE PROMPTLY REMOVED BY THE CONTRACTOR.
6. ALL PERMANENT EROSION CONTROL MEASURES FOR ALL SLOPES, CHANNELS AND ANY DISTURBED LAND AREAS SHALL BE COMPLETED WITHIN 7 CALENDAR DAYS AFTER FINAL GRADING.
7. ALL TEMPORARY PROTECTION SHALL BE MAINTAINED UNTIL PERMANENT MEASURES ARE IN PLACE AND ESTABLISHED.
8. THE EROSION CONTROL MEASURES ARE INTENDED AS MINIMUM STANDARDS. ANY EROSION CONTROL REQUIRED BEYOND THAT SPECIFIED SHALL BE CONSIDERED AS INCLUDED WITHIN THIS CONTRACT.

DEMOLITION LEGEND:

NOTE: REFER TO DEMOLITION NOTES, THIS SHEET, FOR ADDITIONAL DETAILS

○ — ○ — ○ SILT FENCE (REFER TO DETAIL SHEET THIS SHEET)
NOTE: CLEARING LIMITS ARE TO PROPERTY LINE, BUT
SILT FENCE IS SHOWN INSIDE OF PROPERTY LINE
FOR GRAPHICAL PURPOSES.

□ TREE PROTECTION BARRIER (REFER TO DETAIL ON THIS SHEET)

✕ REMOVE EXISTING TREE

▨ LIMITS OF CLEARING AND GRUBBING

▩ REMOVE EXISTING CURBING.
SAWCUT AT ALL EXISTING EDGES TO REMAIN.

1 SAWCUT EXISTING PAVEMENT SECTION/CONCRETE WALKS AND/OR CURBS AT ALL EXISTING EDGES TO REMAIN. REFER TO SHEET C300 FOR LIMITS.

2 REFER TO IRRIGATION PLANS FOR LIMITS OF REALIGNMENT/ REMOVAL/RELOCATION OF THE EXISTING IRRIGATION SYSTEM. ADJUST ALL VALVE BOXES TO REMAIN TO FINISH GRADE.

3 EXISTING LIGHT POLE AND ASSOCIATED CONDUIT TO REMAIN AND BE PROTECTED.

4 EXISTING SANITARY MANHOLE AND ASSOCIATED PIPING TO REMAIN AND BE PROTECTED.

5 EXISTING LIFT STATION, ASSOCIATED UNDERGROUND PIPING, UNDERGROUND AND ABOVE-GROUND ELECTRIC, ELECTRIC PANELS, VALVE BOX AND APPURTENANCES TO REMAIN AND BE PROTECTED.

6 EXISTING ELECTRICAL BOX/PANEL & ASSOCIATED LINES TO REMAIN AND BE PROTECTED.

7 REMOVE EXISTING STORM INLET, ASSOCIATED PIPING TO REMAIN AND BE PROTECTED. REFER TO SHEET C400 FOR NEW INLET DETAILS. PROVIDE SILT SACK.

8 EXISTING BACKFLOW PREVENTERS, ASSOCIATED UNDERGROUND PIPING, VALVES, METERS, AND APPURTENANCES TO REMAIN AND BE PROTECTED.

9 PROVIDE SILT SACK IN EXISTING INLET DURING CONSTRUCTION.

Selby G. Weeks 56991

HUNT CLUB MEDICAL OFFICE BUILDING

2715 E. SEMORAN BOULEVARD
APOPKA, FL

EROSION CONTROL & DEMOLITION PLAN

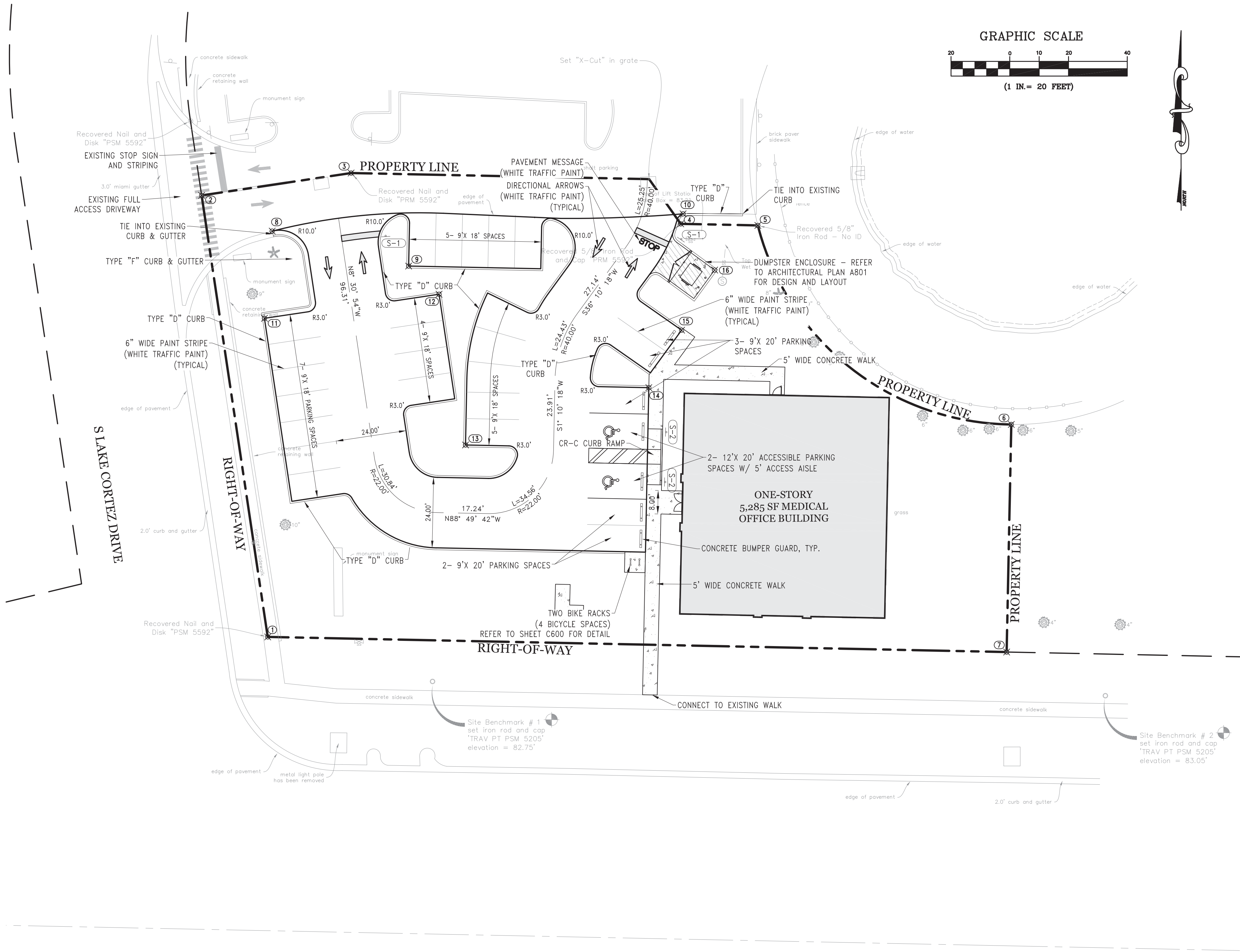
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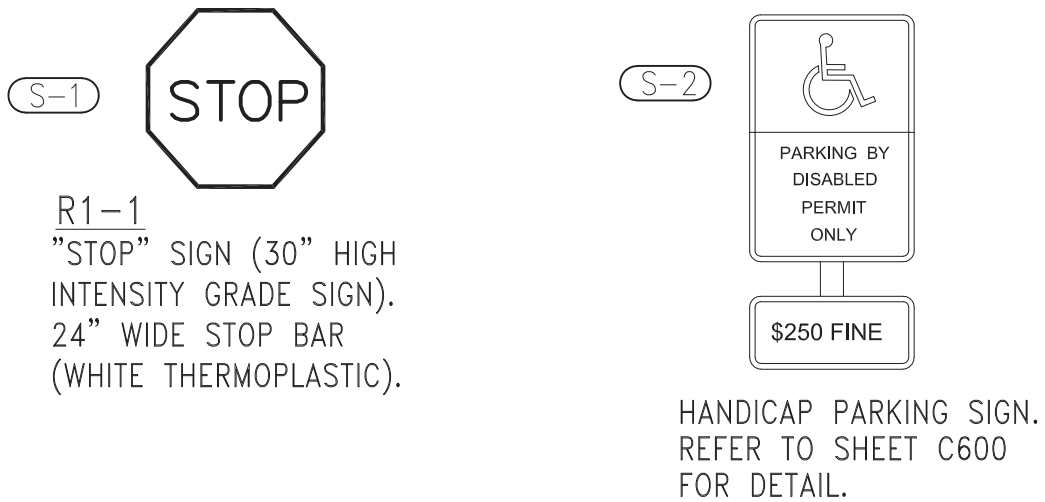
C200

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Filename : C300-GEOM-24HEMB060.dwg Plot Date : Oct. 08, 2024 2:25pm



SIGNAGE AND STRIPING LEGEND:



GEOMETRY NOTES:

- THREE (3) FOOT CURB TRANSITION SHALL BE PROVIDED AT ALL CURB TERMINATIONS EXCEPT WHERE CURB ABUTS RAISED WALK AND AT PROPERTY LINE TERMINATIONS.
- POINTS SHOWN ON THE PLANS HAVE BEEN SET AT FACE OF CURB, PC, PT, CURB MIDPOINT AND INTERSECTIONS LOCATIONS. POINTS SHOWN ON UTILITY & STORM STRUCTURES ARE AT THE CENTER OF THE STRUCTURE.
- REFER TO GRADING PLANS FOR LIMITS OF FLUSH AND RAISED CONCRETE WALKS. DISPOSITION OF WALK/ASPHALT INTERFACE IS PROVIDED BY SPOT ELEVATIONS.

FDOT NOTE:

SIDEWALK IN FDOT RIGHT-OF-WAY SHALL BE BUILT AND INSPECTED TO MEET CURRENT ADA AND FDOT REQUIREMENTS.

COORDINATE POINT TABLE:

Point Table			
Point #	Raw Description	Northing	Easting
1	Property Corner	1577714.0963	508222.7491
2	Property Corner	1577864.4263	508200.2417
3	Property Corner	1577872.0476	508251.1453
4	Property Corner	1577854.7491	508363.3672
5	Property Corner	1577854.2124	508389.6118
6	Property Corner	1577786.4350	508475.9111
7	Property Corner	1577708.9512	508474.3265
8	EOP	1577852.2727	508224.2704
9	EOP	1577840.3749	508270.7251
10	EOP	1577858.1512	508364.1681
11	EOP	1577822.5783	508221.6377
12	EOP	1577830.7761	508281.0791
13	EOP	1577779.4542	508290.0889
14	EOP	1577798.9610	508352.5008
15	EOP	1577818.5410	508363.6642
16	Dumpster Enclosure	1577839.0116	508374.9176

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HUNT CLUB MEDICAL OFFICE BUILDING

2715 E. SEMORAN BOULEVARD

APOPKA, FL

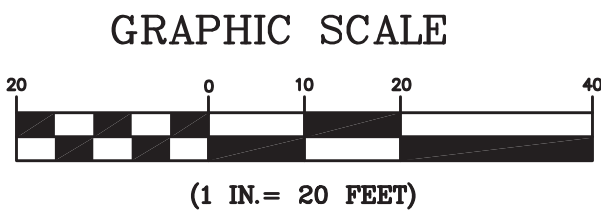
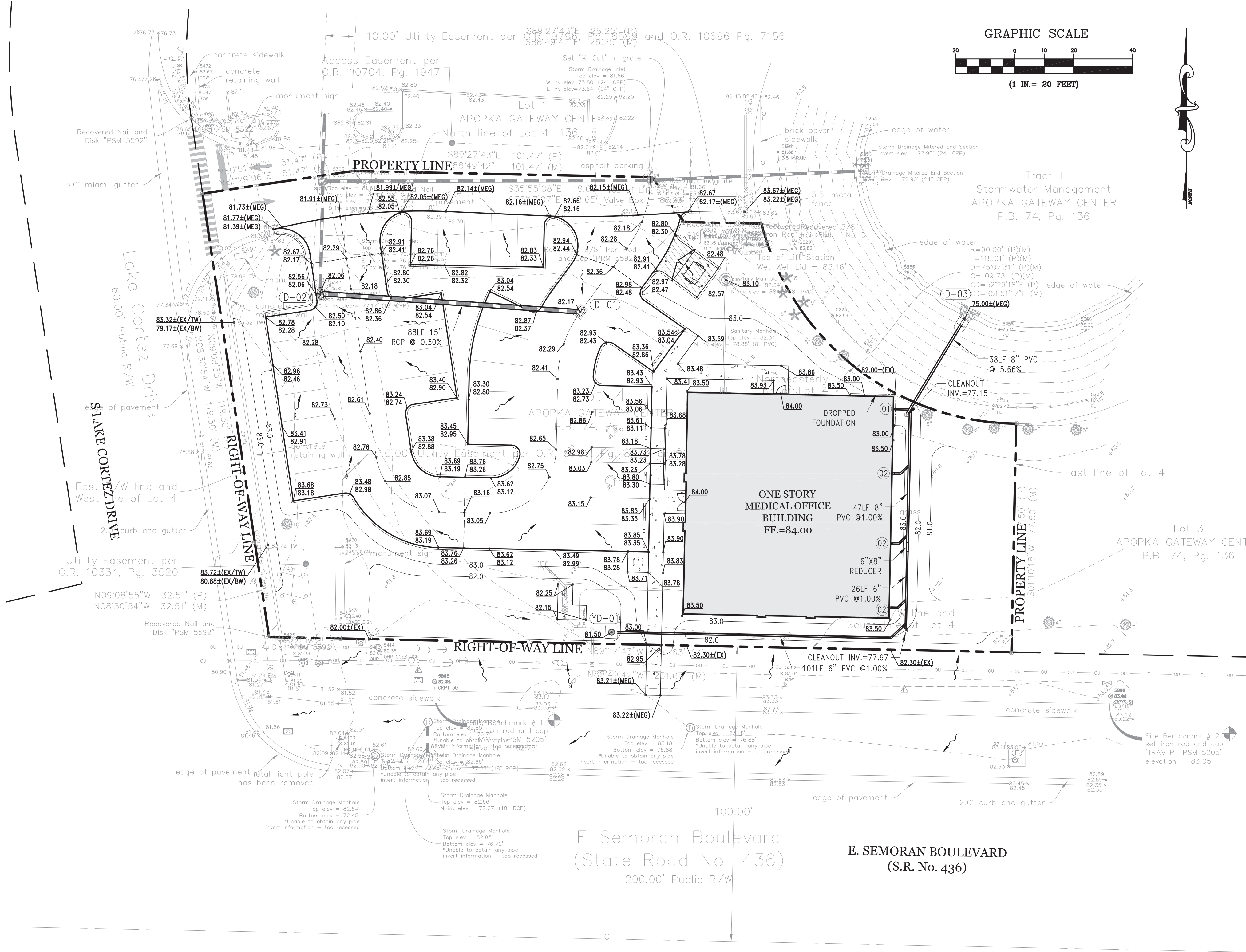
GEOMETRY, STRIPING & SIGNAGE PLAN

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C300



GRADING AND DRAINAGE NOTES:

1. CONTRACTOR SHALL VERIFY EXISTING TOPOGRAPHIC DATA, LOCATION OF EXISTING UTILITIES AND ALL OTHER SITE CONDITIONS PRIOR TO BEGINNING CONSTRUCTION.
2. ALL GRADING AND SITE PREPARATION SHALL CONFORM TO SPECIFICATIONS CONTAINED IN THE PROJECT GEOTECHNICAL INVESTIGATION AND RECOMMENDATIONS, AND SPECIFICATION SECTIONS 31 10 00 AND 31 20 00.
3. ALL GRADES SHOWN, WITH THE EXCEPTION OF THOSE INDICATED ON THE SURVEY BASE DRAWING, ARE FINISHED GRADES UNLESS INDICATED OTHERWISE.
4. ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES SHALL BE GRADED TO ORIGINAL GROUND LINES AND FINISHED WITH SOD PER PROJECT SPECIFICATIONS UNLESS NOTED OTHERWISE. THE CONTRACTOR SHALL MAINTAIN ALL AREAS UNTIL FINAL ACCEPTANCE.
5. STORMWATER COLLECTION SYSTEM TO BE PRIVATELY OWNED AND MAINTAINED.
6. INLET AND MANHOLE ELEVATIONS ARE TOP OF RIM.
7. ALL INLET AND MANHOLE TOPS SHALL BE TRAFFIC BEARING UNLESS OTHERWISE NOTED.
8. CONTRACTOR SHALL CONFIRM EXACT LOCATION OF ALL TIE-INS TO ROOF DRAINAGE PIPING PRIOR TO INSTALLATION OF ROOF PIPING AND ASSOCIATED FITTINGS.
9. SIDEWALKS AND CROSSWALKS:
 - a. CROSS-SLOPES SHALL NOT EXCEED 2.0%
 - b. LONGITUDINAL SLOPES SHALL NOT EXCEED 5.0% EXCEPT CURB RAMPS.
 - c. CURB RAMP LONGITUDINAL SLOPES SHALL NOT EXCEED 12:1.
10. ACCESSIBLE PARKING SPACES, ACCESS AISLES AND PASSENGER LOADING ZONES:
 - a. SLOPES SHALL NOT EXCEED 2.0% IN ANY DIRECTION.
11. ALL AFFECTED SIDEWALK, RAMPS AND CROSSWALKS SHALL BE BUILT AND INSPECTED TO MEET CURRENT ADA AND CITY CONSTRUCTION STANDARDS AND SPECIFICATIONS.
12. ALL RCP STORM PIPE JOINTS SHALL BE WRAPPED WITH NON-WOVEN FILTER FABRIC TO ENSURE A SOIL-TIGHT JOINT.

FEMA FLOOD DATA:

SUBJECT PROPERTY LIES WITHIN ZONE X, AN AREA OF MINIMAL FLOOD HAZARD, ACCORDING TO THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP NUMBER 12095C0140F, DATED SEPTEMBER 25, 2009.

PROJECT BENCHMARK:

BOUNDARY AND TOPOGRAPHIC SURVEY OF 2715 E SEMORAN BOULEVARD, APOPKA, FLORIDA. SECTION 12, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA AS PREPARED BY BENCHMARK SURVEYING & MAPPING, LLC, REVISED OCTOBER 7, 2024.

THE HORIZONTAL AND VERTICAL DATUM IS BASED ON THE FLORIDA DEPARTMENT OF TRANSPORTATION PERMANENT REFERENCE NETWORK, AND IS RELATIVE TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), AND NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). THE EQUIPMENT USED TO MAKE ALL SITE OBSERVATIONS ARE AS FOLLOWS: CARLSON BRX6 GNSS BASE + ROVER, AND GEOMAX ZOOM 80 ROBOTIC TOTAL STATION.

STORM STRUCTURE TABLE:

D-01	TYPE "C" INLET TOP EL.= 82.17 W. INV.= 77.46	D-03	MITERED END SECTION W/ ENERGY DISSIPATOR INV.= 75.00
D-02	TYPE "C" INLET W/ J BOTTOM TOP=82.06 E. INV.= 77.20 N. INV.= 77.17±(EX)	YD-01	8" INLINE DRAIN TOP=81.50 E. INV.=78.98

KEYNOTES:

- 01 CONNECT TO 4"x 4" DOWNSPOUT WITH 6" PVC AT INVERT= 79.50 AND CONTINUE TO MANIFOLD @ 1.0% MIN., REFER TO PLUMBING PLANS FOR CONTINUATION.
- 02 CONNECT TO 4"x 4" DOWNSPOUT WITH 6" PVC AT INVERT= 81.00 AND CONTINUE TO MANIFOLD @ 1.0% MIN., REFER TO PLUMBING PLANS FOR CONTINUATION.

GRADING & DRAINAGE LEGEND:

	CONCRETE WALKS - REFER TO DETAIL ON SHEET C600
	PROPOSED SPOT GRADE
	MATCH EXISTING GRADE
	TOP OF WALL ELEVATION
	BOTTOM OF WALL ELEVATION
	EXISTING SPOT GRADE
	PROPOSED DRAINAGE FLOW
	GRADE BREAK LINE

Selby G. Weeks 56991

HUNT CLUB MEDICAL OFFICE BUILDING
2715 E. SEMORAN BOULEVARD
APOPKA, FL
GRADING & DRAINAGE PLAN

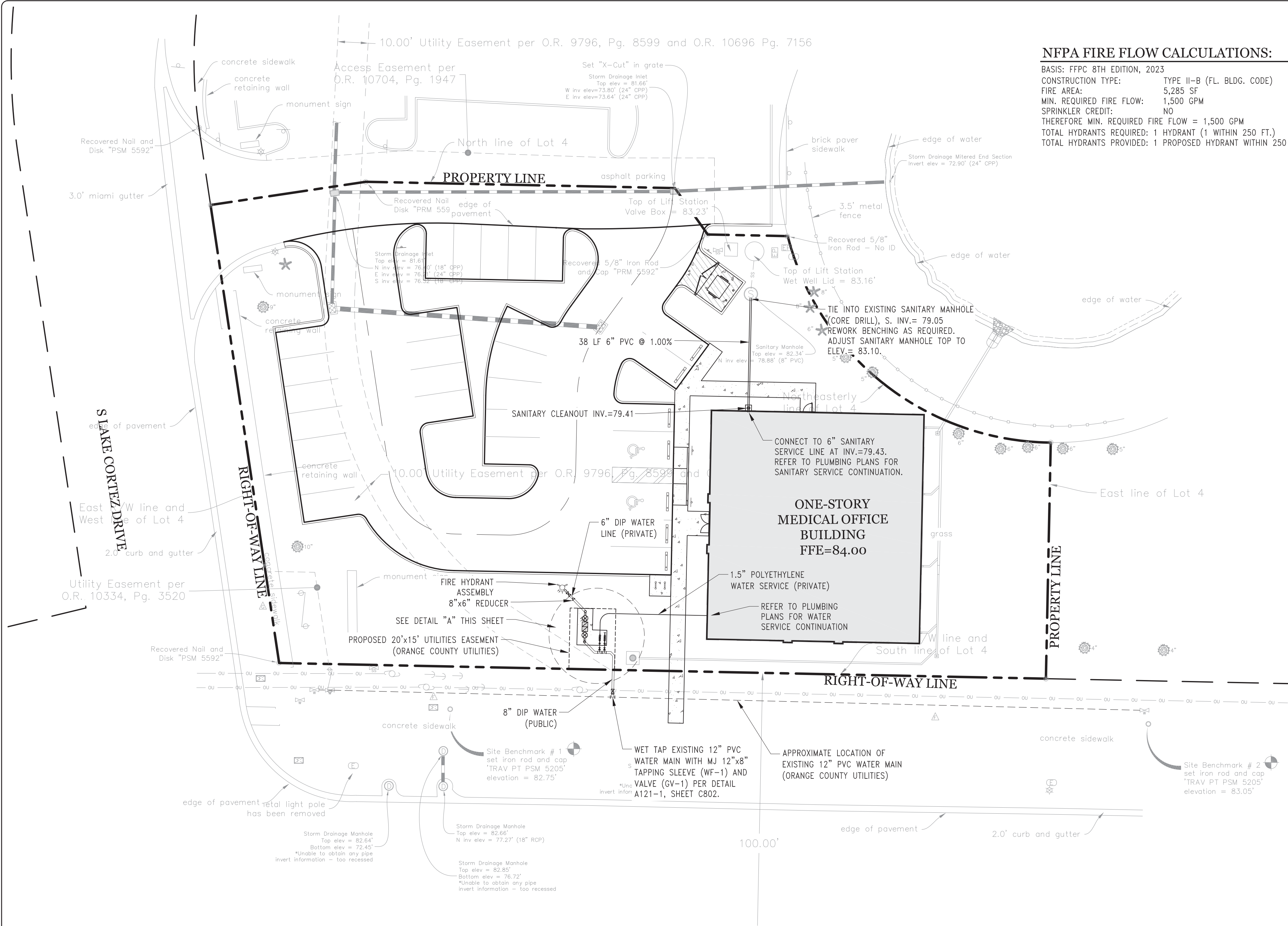
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C400

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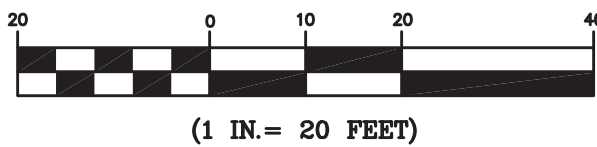
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NFPA FIRE FLOW CALCULATIONS:

BASIS: FFPC 8TH EDITION, 2023
CONSTRUCTION TYPE: TYPE II-B (FL. BLDG. CODE)
FIRE AREA: 5,285 SF
MIN. REQUIRED FIRE FLOW: 1,500 GPM
SPRINKLER CREDIT: NO
THEREFORE MIN. REQUIRED FIRE FLOW = 1,500 GPM
TOTAL HYDRANTS REQUIRED: 1 HYDRANT (1 WITHIN 250 FT.)
TOTAL HYDRANTS PROVIDED: 1 PROPOSED HYDRANT WITHIN 250 FT.

GRAPHIC SCALE



UTILITY NOTES:

- ALL WATER & WASTEWATER MAIN MATERIALS AND APPURTENANCES SHALL CONFORM TO AND SHALL BE INSTALLED, TESTED AND CLEARED FOR SERVICE IN ACCORDANCE WITH THE STANDARDS OF ORANGE COUNTY AND THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.
- HORIZONTAL SEPARATION BETWEEN WATER MAINS AND SANITARY OR STORM SEWER, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.
 - A. WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE (3) FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER, REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
 - B. WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN (10) FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.
 - C. WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN (10) FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRAVITY OR PRESSURE TYPE SANITARY SEWER, WASTEWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. THE MINIMUM HORIZONTAL SEPARATION DISTANCE BETWEEN WATER MAINS AND GRAVITY TYPE SANITARY SEWERS SHALL BE REDUCED TO THREE (3) FEET WHERE THE BOTTOM OF THE WATER MAIN IS LAID AT LEAST SIX (6) INCHES ABOVE THE TOP OF THE SEWER.
 - D. WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN (10) FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM.
- VERTICAL SEPARATION BETWEEN WATER MAINS AND SANITARY OR STORM SEWER, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.
 - A. WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRAVITY OR VACUUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST TWELVE (12) INCHES ABOVE THE OUTSIDE OF THE OTHER PIPELINE.
 - B. WATER MAINS CROSSING ANY EXISTING OR PROPOSED PRESSURE TYPE SANITARY SEWER, WASTEWATER OR STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST TWELVE (12) INCHES ABOVE THE OUTSIDE OF THE OTHER PIPELINE.
 - C. AT THE UTILITY CROSSINGS DESCRIBED IN PARAGRAPHS (A) AND (B) ABOVE, ONE FULL LENGTH OF WATER MAIN PIPE SHALL BE CENTERED ABOVE OR BELOW THE OTHER PIPELINE SO THE WATER MAIN JOINTS WILL BE AS FAR AS POSSIBLE FROM THE OTHER PIPELINE. ALTERNATIVELY, AT SUCH CROSSINGS, THE PIPES SHALL BE ARRANGED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE (3) FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER AND AT LEAST SIX (6) FEET FROM ALL JOINTS IN GRAVITY OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610 F.A.C.
- ALL ON-SITE UTILITIES SHALL BE PRIVATELY OWNED AND MAINTAINED.
- ALL UNDERGROUND MAINS SERVING FIRE HYDRANTS OR FIRE PROTECTION SYSTEMS ON PRIVATE PROPERTY MUST BE PERMITTED PRIOR TO INSTALLATION. ALL UNDERGROUND FIRE MAINS WILL BE INSTALLED IN ACCORDANCE WITH NFPA 24, 2010 EDITION, "STANDARD FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES". F.A.C. 69A-60.005(2).

ORANGE COUNTY UTILITY 'S NOTES:

- ALL EXISTING UTILITIES HAVE BEEN FIELD VERIFIED (VERTICALLY AND HORIZONTALLY) AT ALL POINTS OF CONNECTION TO, AND AT ALL AREAS OF CONFLICT WITH OCU INFRASTRUCTURE. (REFER TO OCU MANUAL SECTION 2111 4.03 C.-4.)
- ALL UTILITIES (INCLUDING PUMP STATION IF APPLICABLE) LOCATED OUTSIDE PUBLIC RIGHT-OF-WAYS AND PUBLIC EASEMENTS SHALL BE PRIVATELY OWNED AND MAINTAINED.
- MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES. PLEASE REFER TO THE FOLLOWING SECTIONS FROM THE 2021 OCU MANUAL: SECTION 2210, PART 4, A- WATER MAINS; SECTION 2310, PART 4, B- GRAVITY MAINS; SECTION 2311, PART 4, A-FORCE MAINS; SECTION 2510, PART 4, A- RECLAIMED WATER MAINS.
- ALL METERS TO BE INSTALLED BY OCU, BACKFLOW PREVENTERS INSTALLED BY CONTRACTOR.
- A MINIMUM OF 3 FEET HORIZONTAL SEPARATION IS REQUIRED BETWEEN UTILITY MAINS AND CURB AND STORM WATER STRUCTURES.
- NO PUBLIC MAIN SHALL BE IMPACTED THROUGH ANY TYPE OF MODIFICATIONS UNDER THIS PERMIT.

EASEMENT TABLE – ORANGE COUNTY UTILITIES						
ID NUMBER	PLAN SHEET #	EASTING	NORTHING	ELEVATION	BOUNDARY CORNER TYPE	COMMENTS
E-1	C500					
E-2	C500					
E-3	C500					
E-4	C500					

METER & BACKFLOW ASSET TABLE – ORANGE COUNTY UTILITIES						
ID NUMBER	PLAN SHEET #	EASTING	NORTHING	ELEVATION	MAIN TYPE	COMMENTS
RPBF-1	C500				WATER	1.5" REDUCED PRESSURE BACKFLOW
WM-1	C500				WATER	1" DOMESTIC METER
RPBF-2	C500				IRRIGATION	1.5" REDUCED PRESSURE BACKFLOW
WM-2	C500				IRRIGATION	1" IRRIGATION METER
DDCVA-1	C500				WATER	8" DOUBLE DETECTOR CHECK VALVE ASSEMBLY

WATER VALVE ASSET TABLE – ORANGE COUNTY UTILITIES																
ID VALVE NUMBER	PLAN SHEET #	EASTING	NORTHING	ELEVATION	VALVE TYPE	MAIN TYPE	VALVE SIZE	VALVE MANUFACTURER	VALVE MODEL No.	No. OF TURNS TO CLOSE	GEAR ACTUATOR	GEAR RATIO	SIDE ACTUATOR	ACTUATOR MANUFACTURE	COMMENTS	
GV-1	C500				GATE VALVE	WATER	10 IN.								LOCATE AT OPERATING NUT	
GV-2	C500				GATE VALVE	IRRIGATION	1.5 IN.								LOCATE AT OPERATING NUT	
GV-3	C500				GATE VALVE	WATER	1.5 IN.								LOCATE AT OPERATING NUT	

FITTING ASSET TABLE – ORANGE COUNTY UTILITIES							
ID NUMBER	PLAN SHEET #	EASTING	NORTHING	ELEVATION	MAIN TYPE	FITTING TYPE	COMMENTS
WF-1	C500				WATER	WET TAP	TAPPING VALVE & SLEEVE (BY CONTRACTOR)

Selby G. Weeks 56991

HUNT CLUB MEDICAL OFFICE BUILDING

2715 E. SEMORAN BOULEVARD
APOPKA, FL

UTILITY PLAN

revision description date

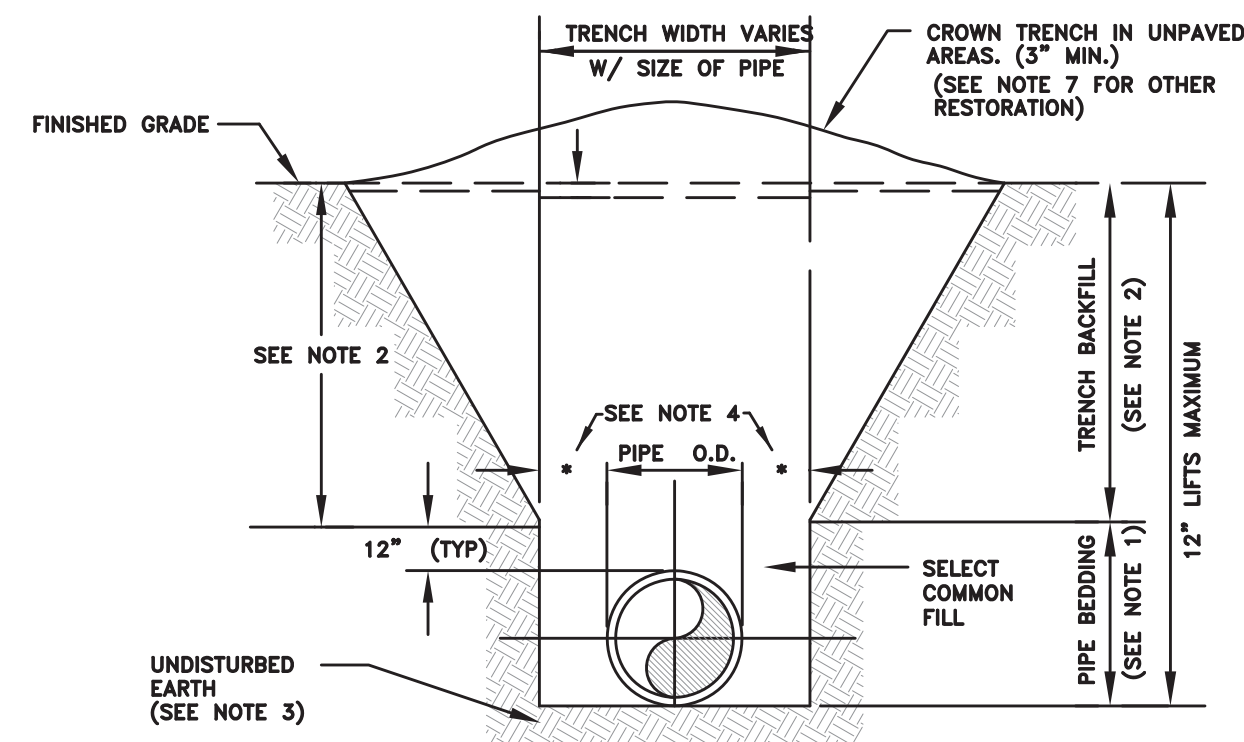
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drawn by: EG
checked by: SW
date: 09/12/24
plot scale: AS SHOWN
project number: 24HEMB060
file name: C:\p00\T11\c01\HEMB060.dwg

C500

Klima
Weeks
CIVIL ENGINEERING

385 Douglas Avenue, Ste 2100
Altamonte Springs, FL 32714
Telephone 407.478.8750
Facsimile 407.478.8749



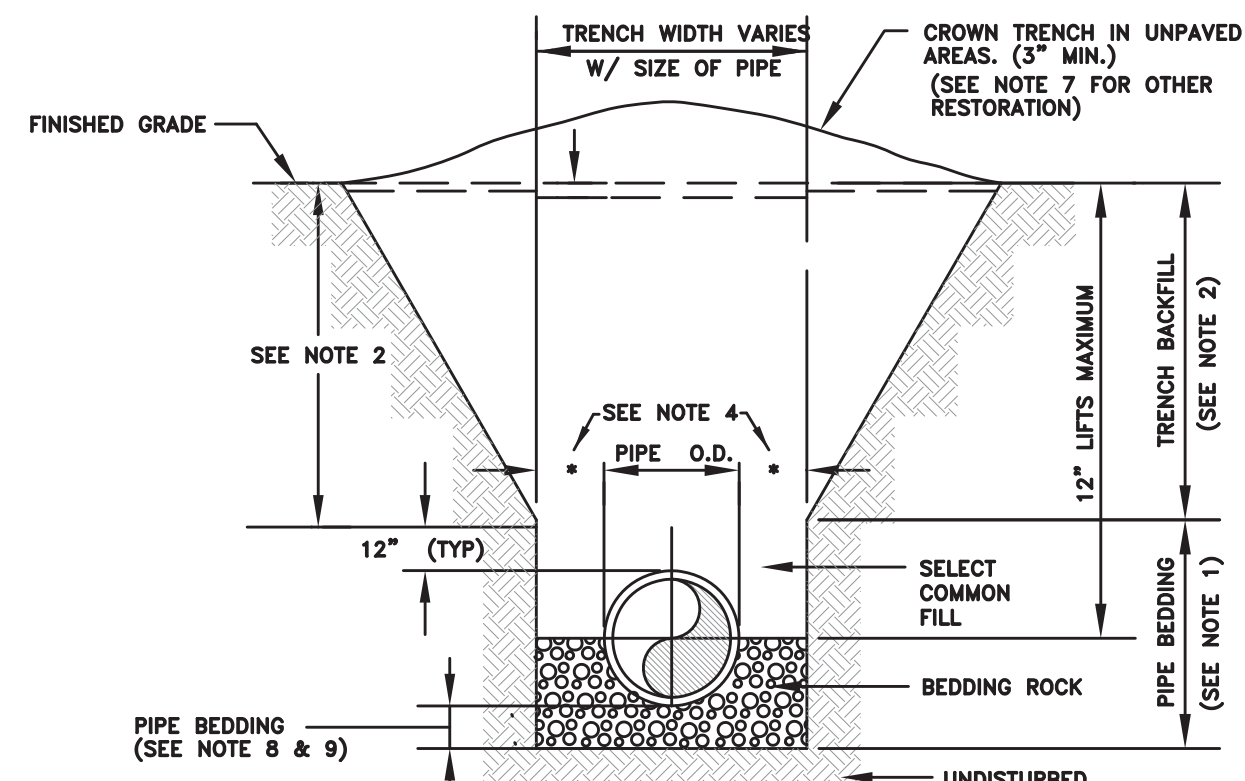
- NOTES:
1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
 2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS TO AASHTO T-180.
 3. PIPE BEDDING UTILIZING SELECT COMMON FILL OR BEDDING ROCK IN ACCORDANCE WITH TYPE A BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY THE CITY.
 4. (6") 18" MAX. FOR PIPE DIAMETERS LESS THAN 24", AND 24" FOR PIPE DIAMETER 24" AND LARGER.
 5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
 6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
 7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.
 8. SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.
 9. ALL UNPAVED DISTURBED AREAS SHALL BE SODED TO MATCH ADJACENT DOMINATE GRASS SPECIES.

TYPE "B" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 100



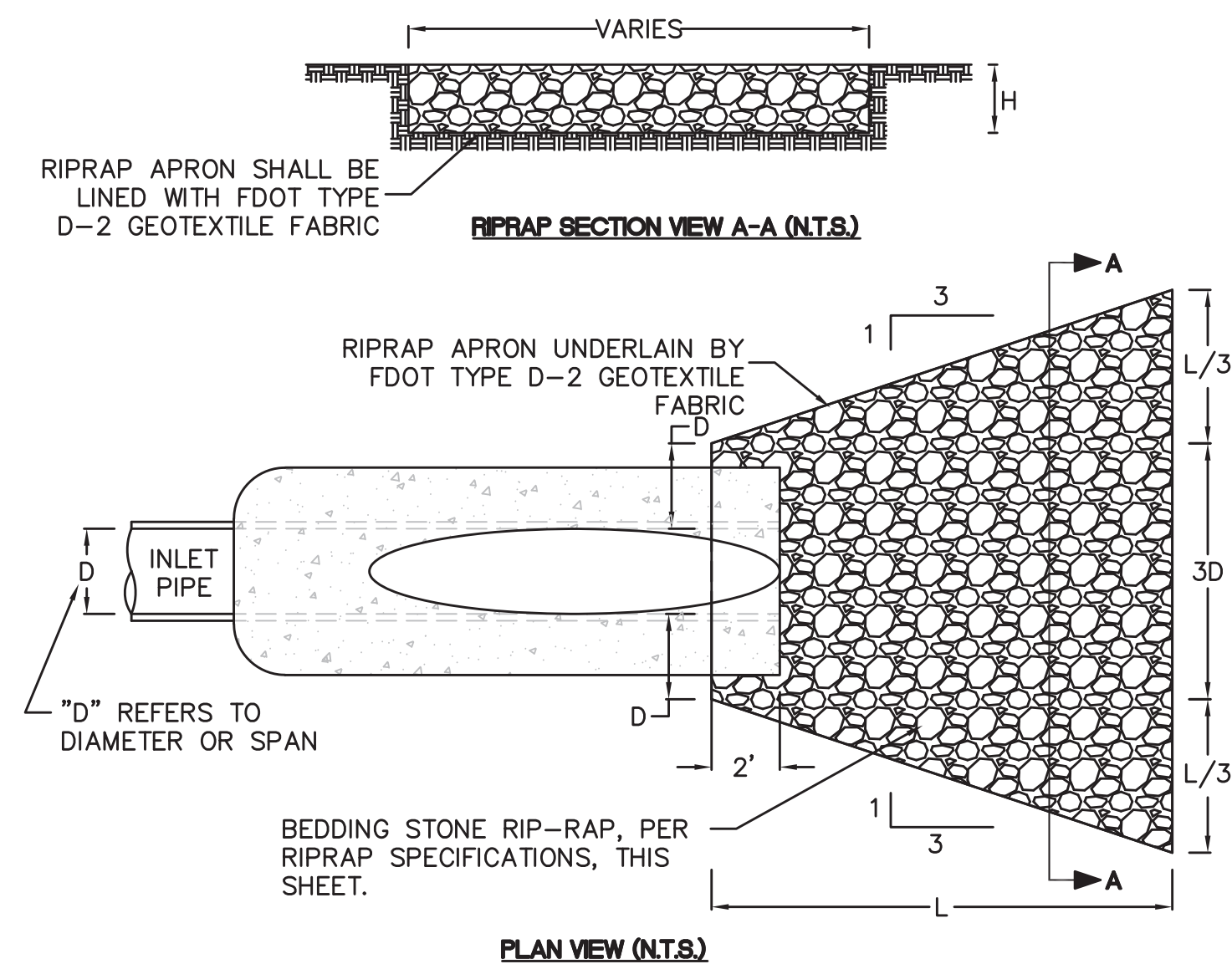
- NOTES:
1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
 2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
 3. USE OF TYPE A BEDDING TO BE DETERMINED IN THE FIELD AS DIRECTED BY THE CITY.
 4. ALL 15" MAX. FOR PIPE DIAMETER LESS THAN 24", AND 24" MAX. FOR PIPE DIAMETER 24" AND LARGER.
 5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
 6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
 7. GRAVITY SEWERS SHALL UTILIZE TYPE A BEDDING IF REQUIRED BY THE CITY. BEDDING DEPTH SHALL BE 4" MINIMUM FOR PIPE DIAMETER LESS THAN 15" AND 6" MINIMUM FOR PIPE DIAMETER 16" AND LARGER.
 8. DEPTH FOR REMOVAL OF UNSUITABLE MATERIAL SHALL GOVERN DEPTH OF BEDDING ROCK BELOW THE PIPE. THE CITY SHALL DETERMINE IN THE FIELD IF REMOVAL OF UNSUITABLE MATERIAL IS REQUIRED TO REACH A SUITABLE FOUNDATION.
 9. ALL UNPAVED DISTURBED AREAS SHALL BE SODDED TO MATCH ADJACENT DOMINATE GRASS SPECIES.
 10. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF THE GOVERNING AGENCIES. SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.

TYPE "A" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 101



IRON SHALL BE
TH FDOT TYPE
EXTILE FABRIC

RIPRAP SECTION VIEW A-A (N.T.S.)

RIPRAP APRON UNDERLAIN BY__

↳ "D" REFERS TO
DIAMETER OR SPAN

3

L

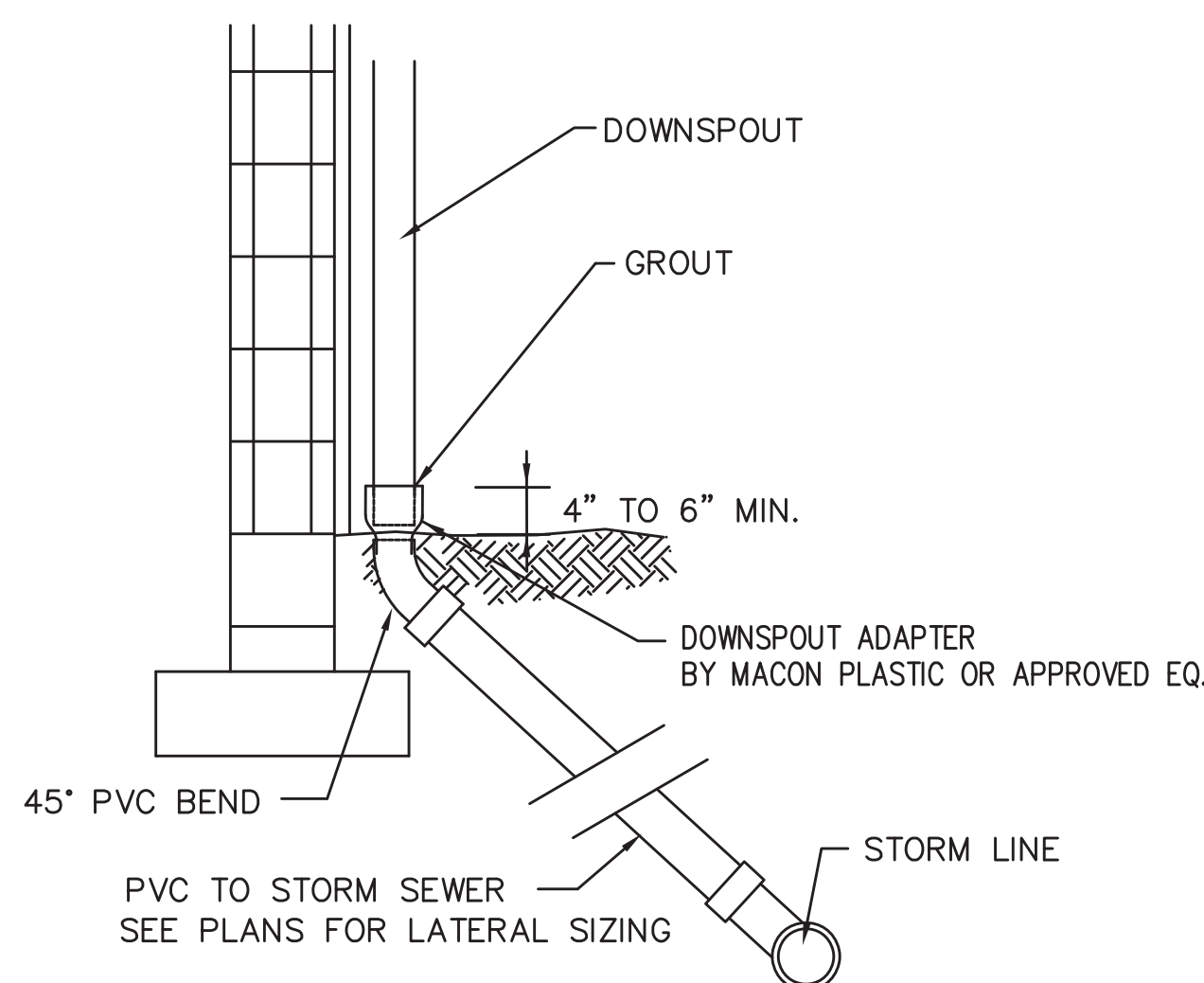
A

PLAN VIEW (N.T.S)

PLAN VIEW (N.T.S.)

RIPRAP PLACEMENT AT MITERED END SECTION

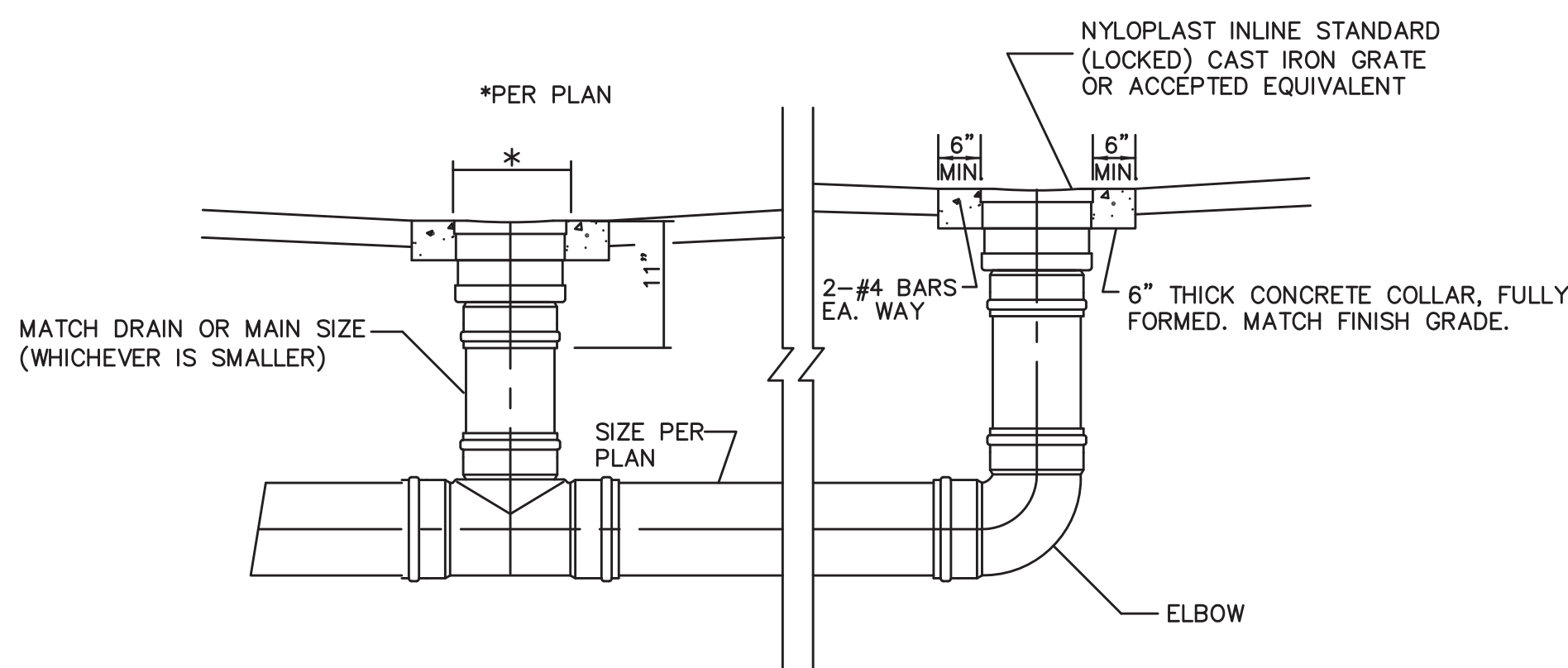
RIPRAP APRON DIMENSIONS AND ESTIMATED QUANTITIES					
INLET PIPE SIZE "D" (IN)	LENGTH OF APRON "L" (FT)	DEPTH OF APRON "H" (FT)	ESTIMATED RIPRAP (CY)	ESTIMATED GEOTEXTILE (SY)	CLASS
8	5	1.5	1.3	6	1



- NOTES:
1. VERIFY THAT THERE ARE NO CONFLICTS WITH BUILDING/WALK FOUNDATION. PROVIDE FITTINGS AS REQUIRED TO MITIGATE CONFLICT.
 2. ENSURE THAT CENTERLINE OF HUB MATCHES CENTERLINE OF DOWNSPOUT AT JUNCTION.
 3. REFER TO ARCHITECTURAL PLANS FOR ADDITIONAL INFORMATION.

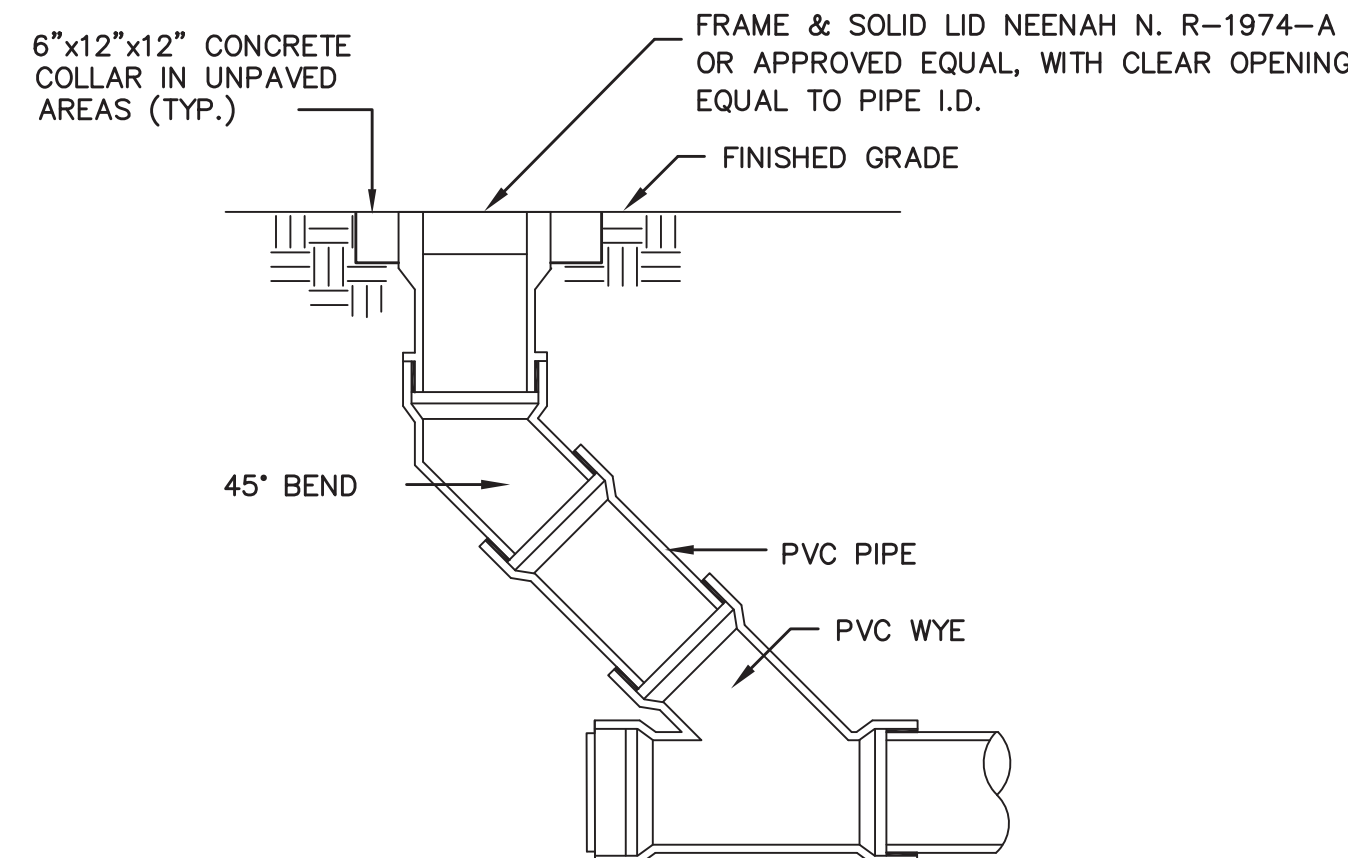
DOWNSPOUT CONNECTION DETAIL (IN GRASS)

N.T.S.



INLINE & DRAIN BASIN DETAIL

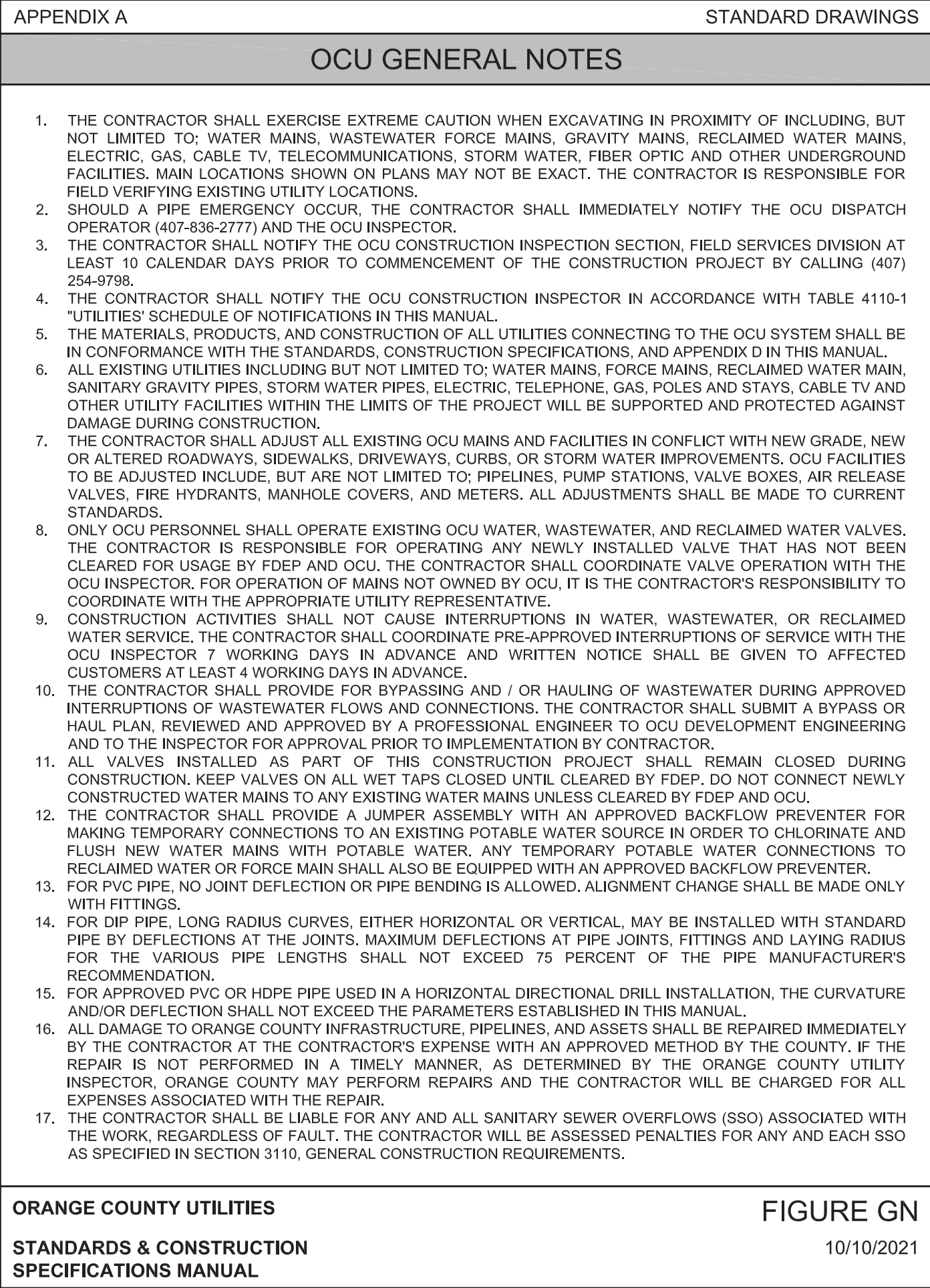
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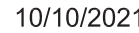
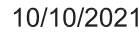
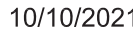
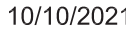
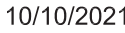


CLEANOUT DETAIL

N.T.S.

File Location : P:\Land Projects 2024\24HEM0600 - Hunt Club M03\dwg\





File Location : P:\Land Projects 2024\24HEMB060 - Hunt Club M03 (vna)

APPENDIX A STANDARD DRAWINGS										
HORIZONTAL PIPELINE SEPARATION REQUIREMENTS										
HORIZONTAL SEPARATION REQUIREMENTS (NOTES 1 & 2)										
PROPOSED UTILITY		POTABLE WATER (NOTE 3)		RECLAIMED WATER MAIN (SEE NOTE 7)		WASTEWATER FORCEMAIN		SANITARY SEWER	STORM SEWER	STRUCTURAL FOUNDATION, WALLS, ETC. (SEE NOTE 8)
		4"-12"	16"-UP	4"-12"	16"-UP	4"-12"	16"-UP	ALL SIZES	ALL SIZES	ALL SIZES
POTABLE WATER (NOTE 3)	4"-12"	3'	5'	3'	5'	6'	6'	6'	3'	10'
	16"-UP	5'	5'	5'	5'	6'	6'	6'	5'	15' (NOTE 5)
RECLAIMED WATER MAIN (SEE NOTE 7)	4"-12"	3'	5'	3'	5'	3'	5'	3'	3'	10'
	16"-UP	5'	5'	5'	5'	5'	5'	5'	5'	15' (NOTE 5)
WASTEWATER FORCEMAIN	4"-12"	6'	6'	3'	5'	3'	5'	3'	3'	10'
	16"-UP	6'	6'	5'	5'	5'	5'	5'	5'	15' (NOTE 5)
SANITARY SEWER	ALL SIZES	6'	6'	3'	5'	3'	5'	3'	5'	VARIES PER DEPTH
NOTES: 1. DISTANCES GIVEN ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE. 2. THIS SEPARATION REQUIREMENT IS TO PROVIDE ACCESSIBILITY FOR CONSTRUCTION AND MAINTENANCE. FOR PIPES INSTALLED AT GREATER DEPTHS THAN THE MINIMUM OCU DESIGN STANDARDS, PROVIDE AN ADDITIONAL FOOT OF SEPARATION FOR EACH ADDITIONAL FOOT OF DEPTH. 3. THIS SEPARATION REQUIREMENT COMPLIES WITH THE MINIMUM FDEP SEPARATION REQUIREMENTS OUTLINED IN 62-555.314, FAC. VARIANCES FROM THE FDEP REQUIREMENTS MUST COMPLY WITH 62-555.314(5), FAC AND MUST BE APPROVED INDIVIDUALLY BY BOTH FDEP AND UTILITIES PRIOR TO INSTALLATION. 4. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF SANITARY OR STORM WATER MANHOLE OR STRUCTURE. 5. PRESSURE MAINS 16-IN TO 24-IN MAY HAVE 10-FT SEPARATION FROM STRUCTURAL FOUNDATION, WALLS, ETC IF NEW MAINS ARE RESTRAINED FOR THE ENTIRE LENGTH. 6. REFERENCE FIGURE A116-2 FOR VERTICAL PIPELINE SEPARATION REQUIREMENTS. 7. RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. 8. ADDITIONAL SEPARATION SHALL BE REQUIRED BY UTILITIES FOR CONSTRUCTION OF, INCLUDING, BUT NOT LIMITED TO: LIVE LOADS, MULTI-STORY COMMERCIAL BUILDINGS, SUPERSTRUCTURES, EMBANKMENTS, RETAINING WALLS, BRIDGES, RAILROADS, HIGH VOLTAGE TRANSMISSION MAINS, GAS MAINS, ETC.										
ORANGE COUNTY UTILITIES						FIGURE A116-1				
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL						10/10/2021				

APPENDIX A STANDARD DRAWINGS						
VERTICAL PIPELINE SEPARATION REQUIREMENTS						
VERTICAL SEPARATION REQUIREMENTS (NOTES 1 & 2)						
PROPOSED UTILITY	POTABLE WATER (NOTE 4)	RECLAIMED WATER MAIN	WASTEWATER FORCEMAIN	SANITARY SEWER	STORM SEWER (NOTE 3)	
POTABLE WATER (NOTE 4)	12"	12"	12" / 18"	12" / 18"	12" / 18"	
RECLAIMED WATER MAIN	12"	12"	12"	12"	12" / 18"	
WASTEWATER FORCEMAIN	12"	12"	12"	12"	12" / 18"	
SANITARY SEWER	12" / 18"	12"	12"	12"	12" / 18"	
NOTES: 1. DISTANCES GIVEN ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE. 2. THIS SEPARATION REQUIREMENT IS TO PROVIDE ACCESSIBILITY FOR CONSTRUCTION AND MAINTENANCE. 3. THE 18-IN SEPARATION REQUIREMENT APPLIES WHEN THE STORM PIPE OR SANITARY SEWER CROSSES ABOVE THE UTILITY MAIN, AND WHEN THE STORM PIPE HAS A DIAMETER EQUAL TO OR GREATER THAN 24-IN. OTHERWISE, THE REQUIRED SEPARATION IS 12-IN. 4. THIS SEPARATION REQUIREMENT COMPLIES WITH THE MINIMUM FDEP SEPARATION REQUIREMENTS OUTLINED IN 62-555.314, FAC. VARIANCES FROM THE FDEP REQUIREMENTS MUST COMPLY WITH 62-555.314(5), FAC AND MUST BE APPROVED INDIVIDUALLY BY BOTH FDEP AND UTILITIES. 5. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF SANITARY OR STORM WATER MANHOLE OR STRUCTURE. 6. REFERENCE FIGURE A116-1 FOR HORIZONTAL PIPELINE SEPARATION REQUIREMENTS. 7. JOINT SPACING AT CROSSING SHALL COMPLY WITH THE MINIMUM FDEP SEPARATION REQUIREMENTS OUTLINED IN 62-555.314, F.A.C.						
ORANGE COUNTY UTILITIES				FIGURE A116-2		
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL				10/10/2021		

APPENDIX A STANDARD DRAWINGS	
MJ TAPPING SLEEVE & GATE VALVE ASSEMBLY FOR WATER & RECLAIMED WATER	
NOTES: 1. TAPPING SLEEVE INSTALLATION SHALL BE IN ACCORDANCE WITH SECTION 3117-SYSTEM CONNECTIONS. 2. BEDDING ROCK SHALL BE FULLY AND UNIFORMLY SUPPORTING THE TAPPING SLEEVE & VALVE AT A MIN OF 8-IN IN ALL DIRECTIONS.	
ORANGE COUNTY UTILITIES	
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL	
FIGURE A121-1	
10/10/2021	

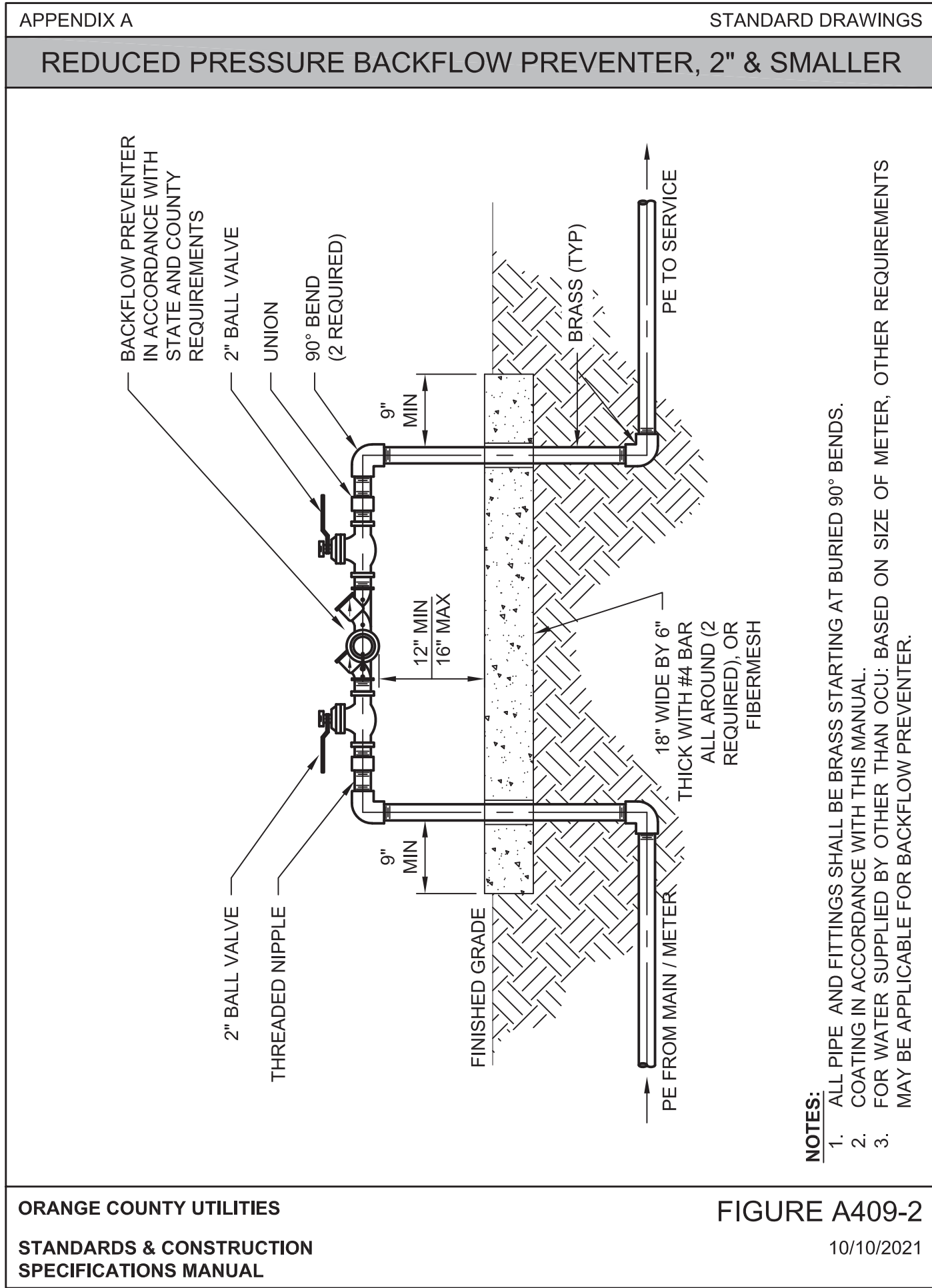
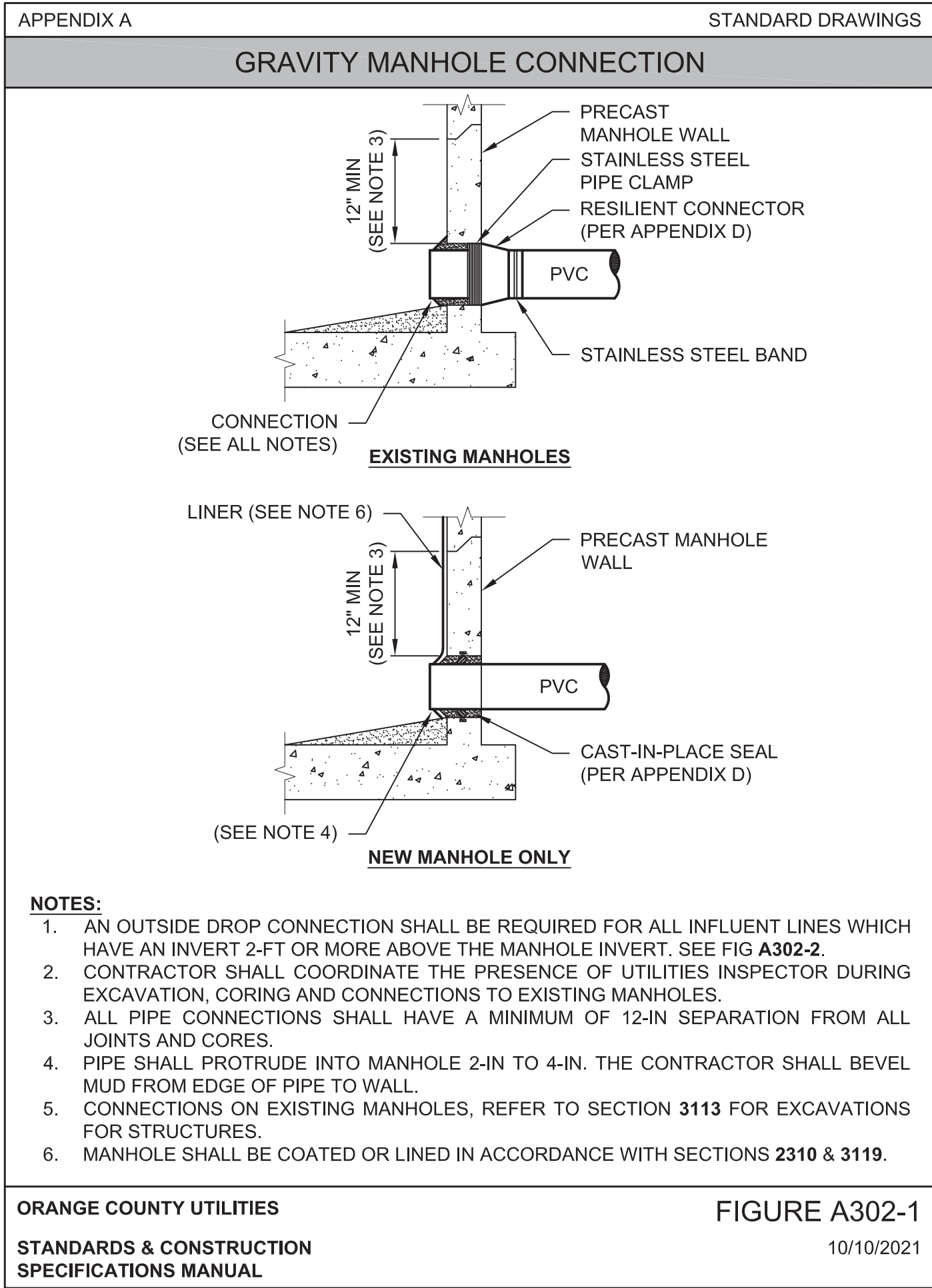
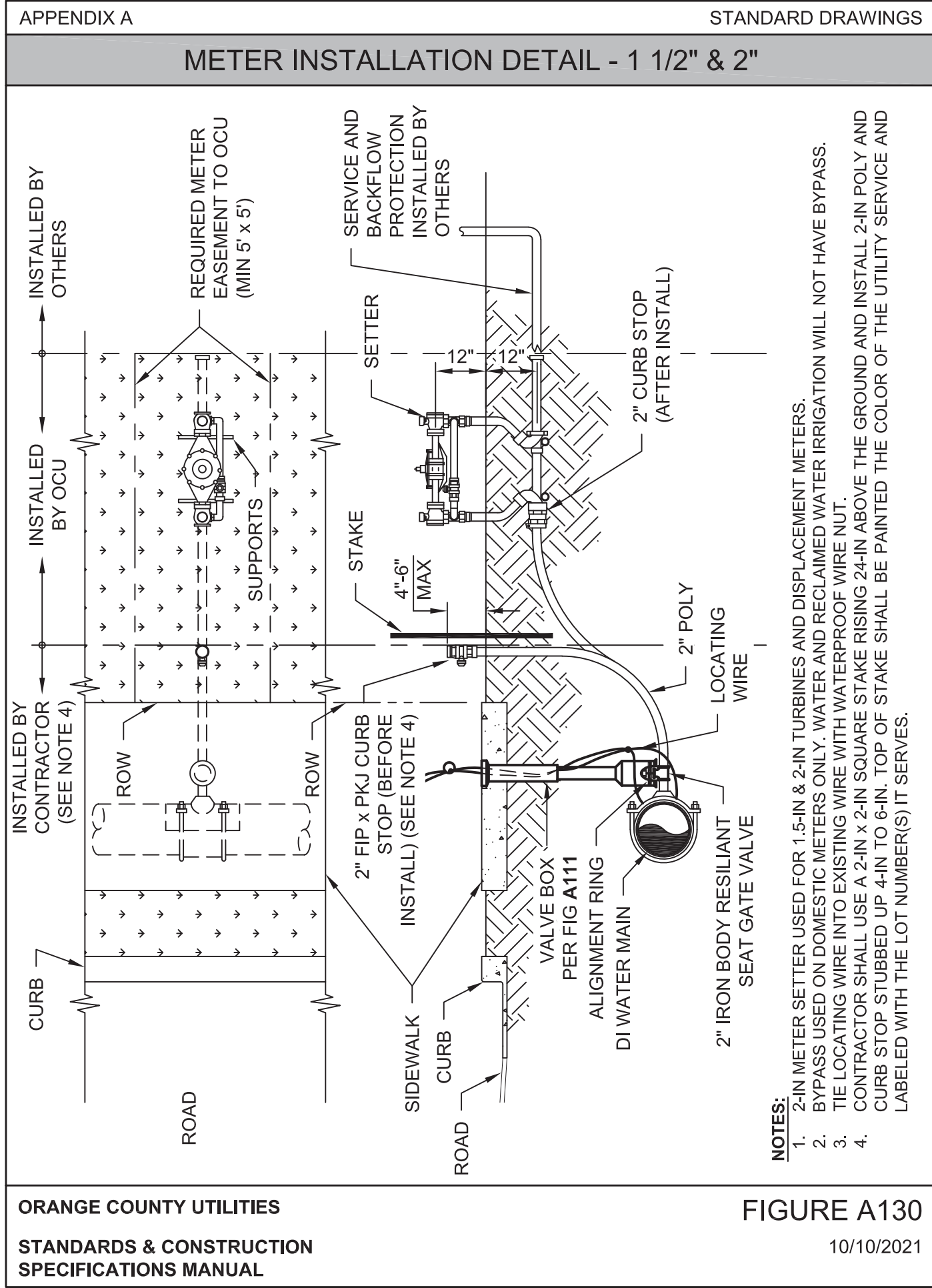
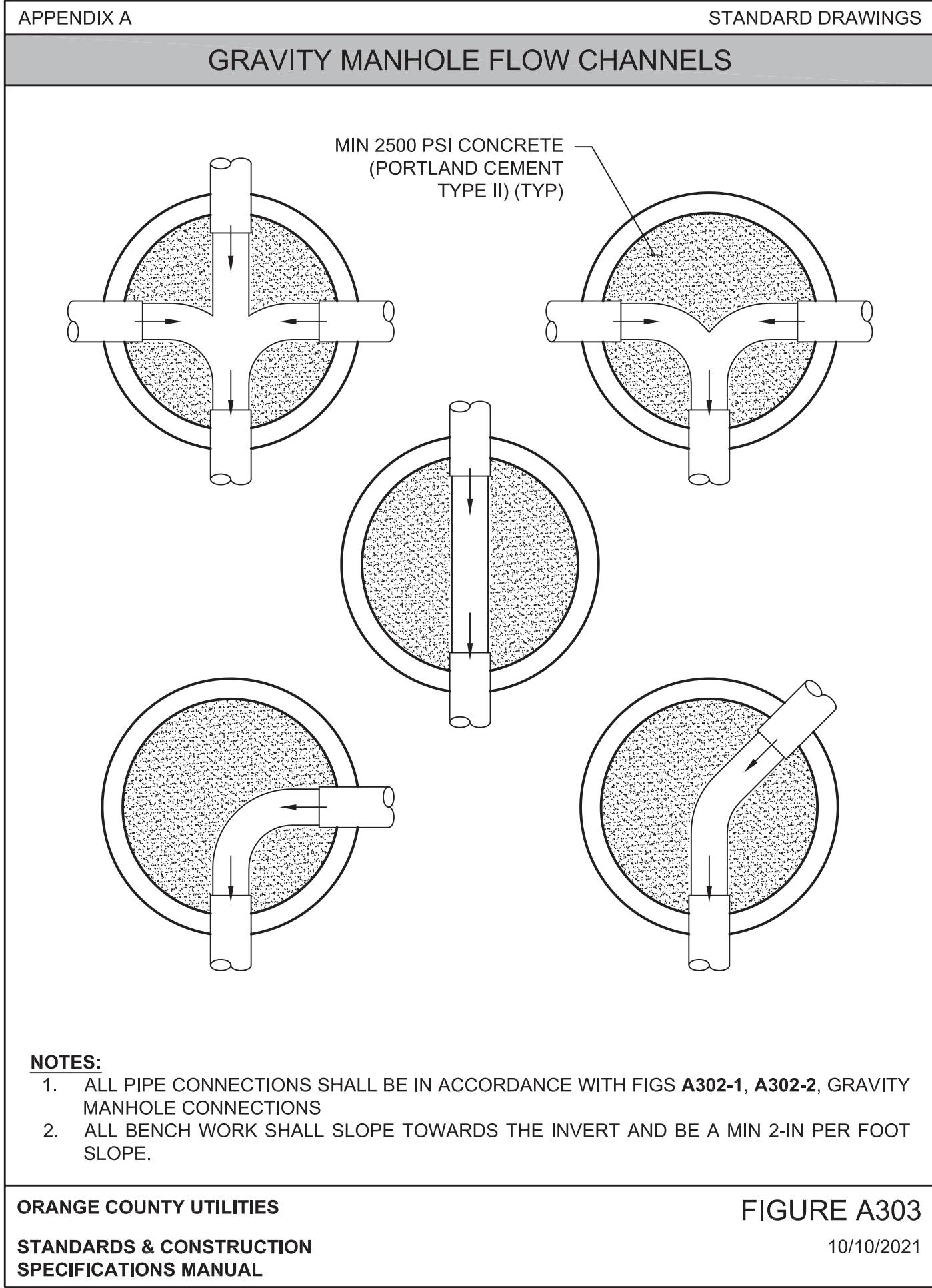
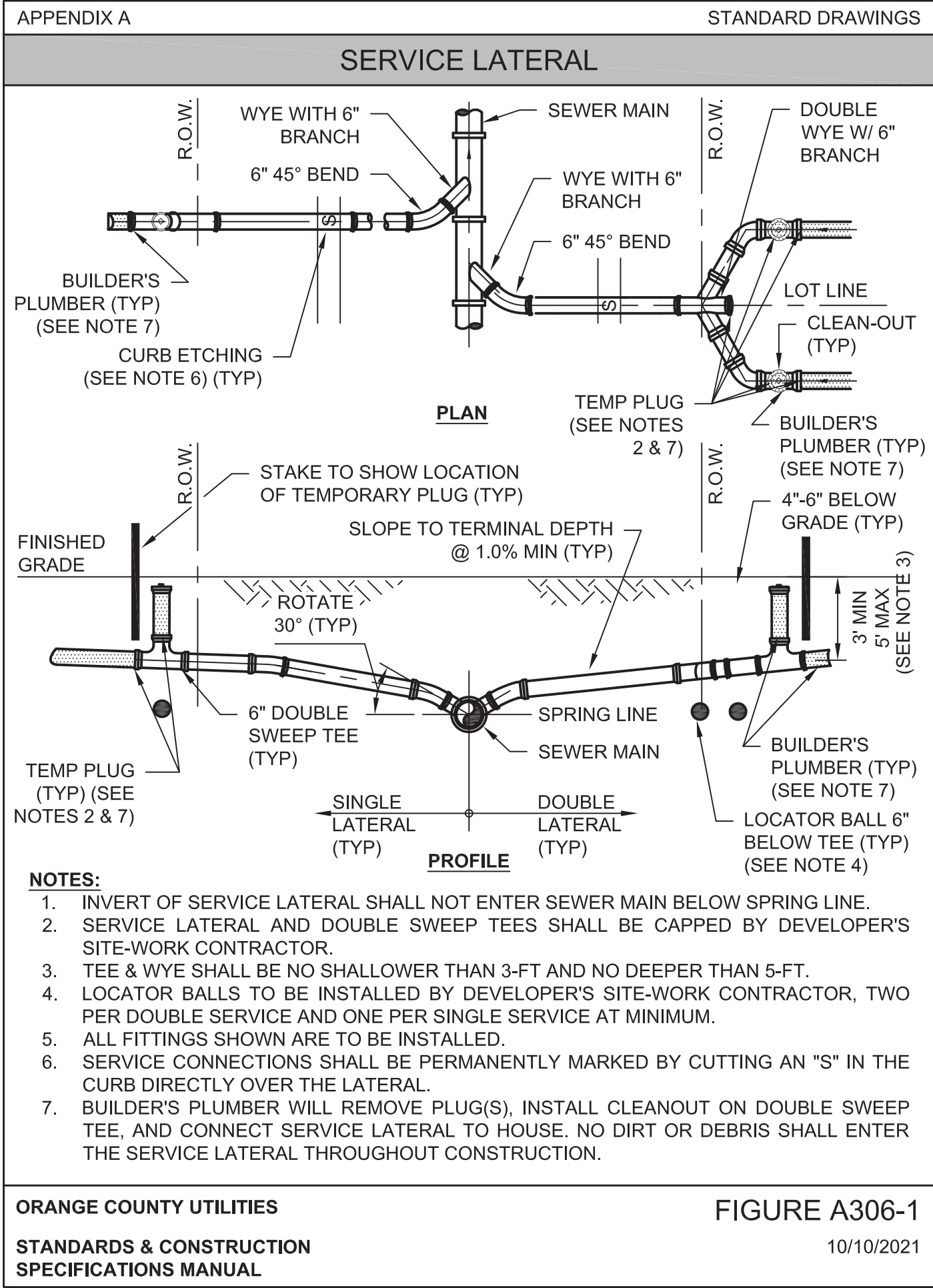
APPENDIX A STANDARD DRAWINGS	
DOUBLE DETECTOR CHECK VALVE ASSEMBLY	
NOTES: 1. REQUIRED FOR SITES WITH SEPARATE DOMESTIC AND FIRE SYSTEM SUPPLY PIPING. 2. BACKFLOW ASSEMBLY SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER, UTILITIES SHALL OWN AND MAINTAIN THE METER. 3. UTILITY EASEMENT REQUIRED FOR BY-PASS METER READING. MINIMUM EASEMENT SIZE IS 10-FT x 15-FT. 4. DETAIL NOT APPLICABLE WHEN AN RPZ IS REQUIRED IN ACCORDANCE WITH THE BACKFLOW PREVENTION MANUAL. 5. ALL FLANGES: PIPE, VALVES AND APPURTENANCES SHALL HAVE 316 SST HARDWARE. 6. FINISH GRADE AROUND METER ASSEMBLY SLAB SHALL ENSURE A SAFE WORK ENVIRONMENT. GRADING SLOPE DROP OFF SHALL NOT EXCEED 6-IN WITHIN 5-FT OF SLAB. 7. ASSEMBLY SHALL BE PAINTED IN ACCORDANCE WITH SECTION 3119. 8. SERVICES 4-INCH AND LARGER SHALL BE DIP FROM THE POINT OF CONNECTION AT THE MAIN TO THE METER ASSEMBLY IF THE MAIN IS ON THE SAME SIDE OF THE STREET AS THE ASSEMBLY. A MINIMUM OF ONE SEGMENT OF PIPE IMMEDIATELY UPSTREAM FROM THE METER ASSEMBLY SHALL BE DIP.	
ORANGE COUNTY UTILITIES	
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL	
FIGURE A202	
10/10/2021	

APPENDIX A STANDARD DRAWINGS	
FIRE HYDRANT ASSEMBLY (STANDARD CONFIGURATION)	
NOTES: 1. CENTER OF THE FLANGE CONNECTION SHALL BE 4-IN TO 6-IN FROM THE TOP OF THE SLAB. 2. BARREL COLORS: PRIVATE HYDRANTS - RED; PUBLIC HYDRANTS - SILVER. 3. BONNET COLORS: TO BE DETERMINED BY FLOW TEST. 4. OFFSET MJ FITTING ROTATED AS REQUIRED FOR HYDRANT BURY DEPTH ADJUSTMENT. HYDRANT EXTENSION RISERS SHALL NOT BE PERMITTED. ADDITIONAL RESTRAINT FITTINGS AS REQUIRED. 5. HYDRANT SHALL BE CENTERED ON SHEAR PAD. 6. PUMPER NOZZLE SHALL FACE ROADWAY. 7. ALL PIPE SHALL BE RESTRAINED DIP FROM ANCHORING TEE TO HYDRANT. 8. HYDRANT SHALL BE 5-FT TO 7-FT FROM EDGE OF PAVEMENT.	
ORANGE COUNTY UTILITIES	
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL	
FIGURE A203-1	
10/10/2021	

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checked by:	SW
date:	09/12/24
plot scale:	AS SHOWN
project number:	24HEMB060
file name:	C:\oc\DTLS\24HEMB060.dwg

File Location : P:\Land Projects 2024\24HEMB060 - Hunt Club M03\wp4



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drawn by: EG
checked by: SW
date: 09/12/24
plot scale: AS SHOWN
project number: 24HEMB060
file name: C600-DTLS-24HEMB060.dwg

APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION

MAJOR DEVELOPMENT PLAN

444 HERMIT SMITH ROAD, APOPKA, FLORIDA 32703
PART OF SECTION 01, TOWNSHIP 21 SOUTH, RANGE 27 EAST
ORANGE COUNTY PARCEL ID: 01-21-27-0000-00-024

PROPERTY OWNER

NANCY MANN TRUST
914 ELYSIUM BOULEVARD
MOUNT DORA, FLORIDA 32757
CONTACT: WILLIAM BLAINE
PHONE: (321) 228-7112
EMAIL: WBLAINE67@GMAIL.COM

APPLICANT

TC FLORIDA DEVELOPMENT, INC.
200 SOUTH ORANGE AVENUE, SUITE 2100
ORLANDO, FLORIDA 32801
CONTACT: BRENDON DEDEKIND
PHONE: (407) 404-5061
EMAIL: BDEDEKIND@TRAMMELLCROW.COM

SURVEYOR

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13485 VETERANS WAY, SUITE 120
ORLANDO, FLORIDA 32827
CONTACT: JOSEPH YANNUCCI
PHONE: (407) 974-2900
EMAIL: JYANNUCCI@LANGAN.COM

CIVIL ENGINEER

LANGAN ENGINEERING AND ENVIRONMENTAL SERVICES, LLC
13485 VETERANS WAY, SUITE 120
ORLANDO, FLORIDA 32827
CONTACT: JOSEPH YANNUCCI
PHONE: (407) 974-2900
EMAIL: JYANNUCCI@LANGAN.COM

LANDSCAPE ARCHITECT

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ORLANDO, FLORIDA 32827
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PHONE: (407) 974-2900
EMAIL: JYANNUCCI@LANGAN.COM

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ORLANDO, FLORIDA 32809
CONTACT: JOHN HICKS
PHONE: (407) 859-8378
EMAIL: JHICKS@ECSLIMITED.COM

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C4 ARCHITECTURE
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ORLANDO, FLORIDA 32801
CONTACT: CLARK STRANAHAN
PHONE: (407) 363-6136
EMAIL: CSTRANAHAN@C4ARCHITECTURE.COM

ECOLOGICAL CONSULTANT

ECS FLORIDA, LLC
2815 DIRECTORS ROW, SUITE 500
ORLANDO, FLORIDA 32809
CONTACT: JOE BRINSON
PHONE: (407) 859-8378
EMAIL: JLB@ECSLIMITED.COM



LOCATION MAP

SCALE: 1" = 1,000'

LEGAL DESCRIPTION

THE LEGAL DESCRIPTION THAT FOLLOWS WAS PROVIDED IN TITLE COMMITTMENT DOCUMENTS FROM FIDELITY NATIONAL TITLE INSURANCE COMPANY:

THE NORTH 1/2 OF THE SW 1/4 OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

DRAWING LIST

C-01	COVER SHEET
C-02	ENGINEERING NOTES
C-03	EXISTING CONDITIONS
C-04	AERIAL PLAN
C-04A	PHASING PLAN
C-05	OVERALL SITE PLAN
C-06-08	PARTIAL SITE PLAN
C-09	VEHICULAR PAVEMENT PLAN
C-10	TURNING MOVEMENT PLAN - FIRE ACCESS
C-11	TURNING MOVEMENT PLAN - TRUCK
C-12	OVERALL GRADING AND DRAINAGE PLAN
C-13-15	PARTIAL GRADING AND DRAINAGE PLAN
C-16-16A	SECTIONS
C-16B	POND SECTIONS
C-17	SOIL EROSION & SEDIMENT CONTROL PLAN
C-18	OVERALL UTILITY PLAN
C-19-21	PARTIAL UTILITY PLAN
C-22	EXISTING TREE INVENTORY AND SPECIMEN TREE SURVEY
L-01	OVERALL LANDSCAPE PLAN
L-02-04	PARTIAL LANDSCAPE PLAN
L-05	LANDSCAPE NOTES & DETAILS

PROJECT SUMMARY

THE PROPOSED PROJECT IS A REVISION TO AN EXISTING MASTER DEVELOPMENT PLAN AND INCLUDES THE CONSTRUCTION OF TWO INDUSTRIAL WAREHOUSES (BUILDING 500 AND 600) WITHIN PARCEL 01-21-27-0000-00-024. PLANNED SITE IMPROVEMENTS WILL INCLUDE AN ACCESS DRIVE, SURFACE PARKING, TRUCK LOADING AREAS, DRAINAGE AND UTILITY INFRASTRUCTURE, SITE LIGHTING, LANDSCAPING, DRY POND-W AND WET POND-W. THE EAST PHASE WAS PERMITTED UNDER PERMIT CPS-24-6 AND IS UNDER CONSTRUCTION.

THIS PROJECT IS PURSUING LEED CERTIFICATION

Date	Description	No.
Revisions		

This item has been digitally signed and sealed by JOSEPH J. YANNUCCI, JR., P.E. on the DATE shown in the digital signature. Printed copies of this document are not considered signed and sealed and the Digital Signature must be verified on any electronic copies.

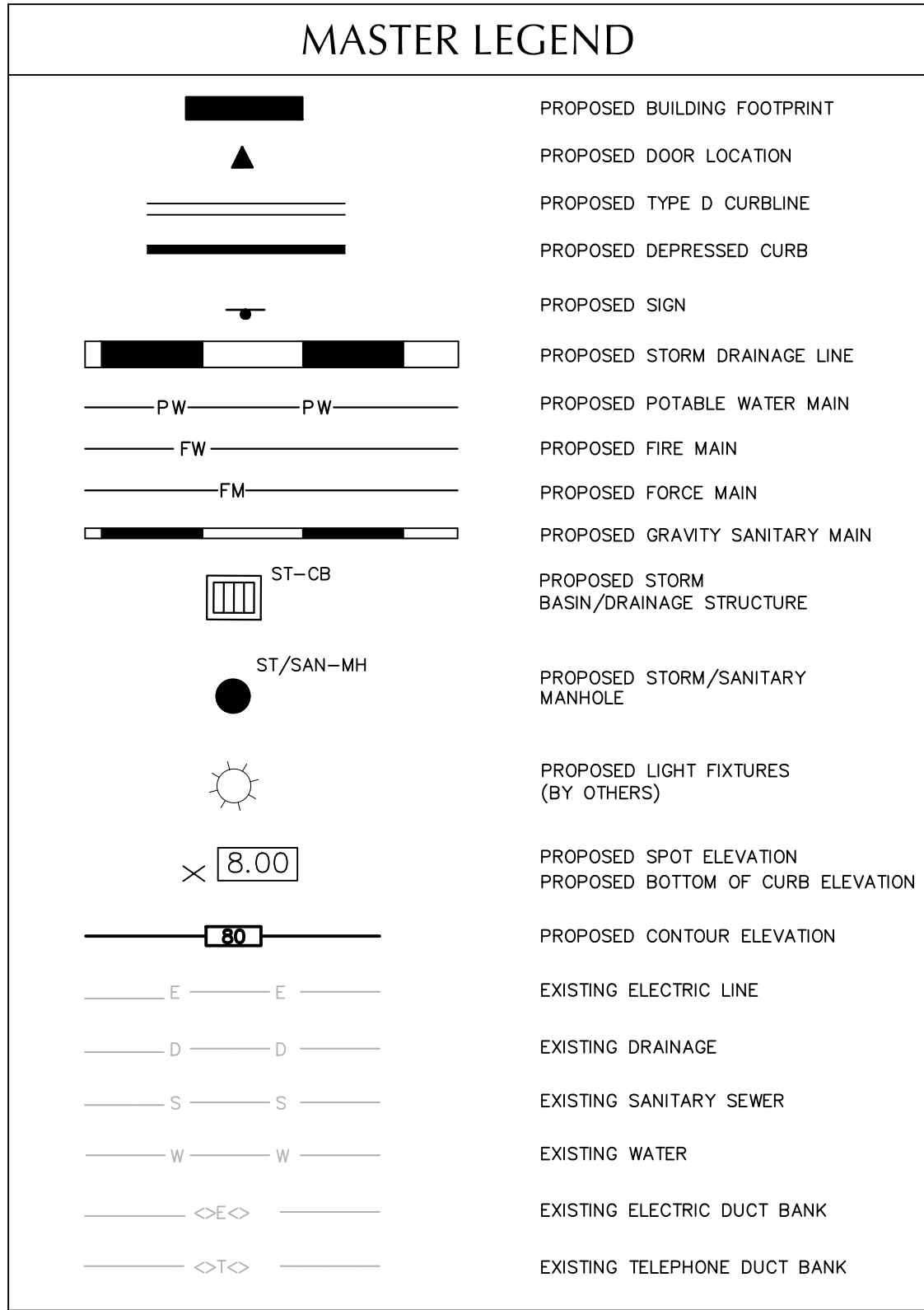
SIGNATURE JOSEPH J. YANNUCCI, JR. DATE SIGNED
PROFESSIONAL ENGINEER FL Lic. No. 65969

LANGAN
Langan Engineering and Environmental Services, LLC.
13485 Veterans Way, Suite 120
Orlando, FL 32827
T: 407.974.2900 F: 407.974.2901 www.langan.com
FL Certificate of Authorization No. 00006601/LB8172/LB8198

Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY
FLORIDA

Drawing Title
COVER SHEET

Project No. 342010601	C-01
Date 23 JANUARY 2025	
Drawn By RH	
Checked By JY	



SUSTAINABILITY SUMMARY	
OPTION	POINTS ACHIEVED
PROVIDE RAIN GARDENS, STREET-STREET SWALES, OR OTHER APPROPRIATE STORM WATER INFILTRATION SYSTEM(S) THAT CAPTURES A MINIMUM OF 25 PERCENT OF SITE STORMWATER RUNOFF	1.0
PRESERVE LARGE, NON-EXOTIC TREES ON SITE (LARGE TREE DEFINED AS 20 FEET OR GREATER IN HEIGHT AND 24 INCHES OR GREATER DBH)	1.0 (5+ TREES PRESERVED)
ELEVATE NEW AND/OR EXISTING STRUCTURES MORE THAN 3 FEET ABOVE BASE FLOOD ELEVATION (BFE) 0.5 PER FOOT ABOVE BFE	3.0 (BUILDINGS 500 AND 600 ARE 6FT ABOVE POND TOP OF BANK)**
TOTAL	5

*PER SECTION 5.11.4.A.2.B THE MINIMUM AMOUNT OF POINTS REQUIRED FOR A BUILDING WITH MORE THAN 25,000 SF IS 4.0 POINTS.
**POND TOP OF BANK = 96.5 (WAREHOUSE 500 AND 600)

Sunshine811

Call 811 or www.sunshine811.com two full business days before digging to have utilities located and marked.

Check positive response codes before you dig!

- GENERAL CONTRACTOR NOTES:
- THESE PLANS REPRESENT THE OVERALL SITE WORK IMPROVEMENTS REQUIRED FOR PROJECT CONSTRUCTION. THE CONTRACTOR SHALL FURNISH, INSTALL, TEST AND COMPLETE ALL WORK TO THE SATISFACTION OF THE ENGINEER AND OWNER IN ACCORDANCE WITH THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR MEANS AND METHODS OF CONSTRUCTION. AS SUCH, THESE PLANS DO NOT COMPLETELY REPRESENT, NOR ARE THEY INTENDED TO REPRESENT, ALL SPECIFIC INSTRUCTIONS REQUIRED FOR SITE WORK CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE TO CONSTRUCT ALL IMPROVEMENTS DEPICTED ON THESE PLANS IN ACCORDANCE WITH ALL APPLICABLE RULES, REGULATIONS AND LAWS IN EFFECT AT THE TIME OF CONSTRUCTION.
 - THE CONTRACTOR SHALL ACCEPT THE SITE AS IS. THE CONTRACTOR SHALL ASSESS CONDITIONS, AND THE KIND, QUALITY AND QUANTITY OF WORK REQUIRED. THE OWNER MAKES NO GUARANTEE IN REGARD TO THE ACCURACY OF ANY AVAILABLE INFORMATION WHICH WAS OBTAINED DURING INVESTIGATIONS. THE CONTRACTOR SHALL MAKE THEIR OWN SITE INSPECTION IN ORDER TO FIELD CHECK EXISTING SITE CONDITIONS, CORRELATE CONDITIONS WITH THE DRAWINGS AND RESOLVE ANY POSSIBLE CONSTRUCTION CONFLICTS WITH THE OWNER AND ENGINEER PRIOR TO COMMENCEMENT OF WORK. THE CONTRACTOR SHALL MAKE ADDITIONAL TOPOGRAPHIC SURVEYS IF HE DEEMS NECESSARY, PROVIDED THEY ARE COORDINATED WITH THE OWNER. ANY CONDITIONS DETERMINED BY THE CONTRACTOR THAT DIFFER FROM THE INFORMATION SHOWN ON THE DRAWINGS THAT ARE NOT BROUGHT TO THE ATTENTION OF THE OWNER AND ENGINEER PRIOR TO THE START OF WORK SHALL NOT BE CONSIDERED GROUNDS FOR ADDITIONAL PAYMENT OR CHANGES TO THE CONTRACT DURATION, OR ANY OTHER CLAIMS AGAINST THE OWNER OR OWNER'S ENGINEER.
 - THE CONTRACTOR SHALL, WHEN THEY DEEM NECESSARY, PROVIDE WRITTEN REQUESTS FOR INTERPRETATION (RFIs) TO THE OWNER AND ENGINEER PRIOR TO THE CONSTRUCTION OF ANY SPECIFIC SITE WORK ITEM. THE RFI SHALL BE IN A FORM ACCEPTABLE TO OWNER AND ENGINEER AND SHALL ALLOW FOR A MINIMUM OF TWO WORK DAYS OR ADDITIONAL REASONABLE TIME FOR A WRITTEN REPLY. RFIs SHALL BE NUMBERED CONSECUTIVELY BY DATE SUBMITTED. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR SITE WORK ITEMS CONSTRUCTED DIFFERENTLY THAN INTENDED OR AS DEPICTED ON THE PLANS.
 - INFORMATION RELATED TO ELEVATIONS AND PROPOSED UTILITIES (SUCH AS ROADWAY GRADES, INVERT ELEVATIONS, RIM ELEVATIONS, GRATE ELEVATIONS, BUILDING FINISHED FLOOR ELEVATIONS, ETC.) MAY BE FOUND IN MORE THAN ONE LOCATION IN THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL SUFFICIENTLY REVIEW ALL PLANS, PROFILES AND ANY OTHER INFORMATION IN THE CONTRACT DOCUMENTS FOR CONSISTENCY PRIOR TO CONSTRUCTION. ANY INCONSISTENCIES OR DISCREPANCIES THAT ARE FOUND BY THE CONTRACTOR OR HIS ASSIGNS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER AND ENGINEER IN WRITING, IN THE FORMAT OF AN RFI PRIOR TO CONSTRUCTION.
 - THERE ARE ADDITIONAL NOTES, SPECIFICATIONS AND REQUIREMENTS CONTAINED THROUGHOUT THE PLAN SET AS WELL AS REFERENCES TO SPECIFICATIONS FROM APPLICABLE GOVERNING AUTHORITIES AND INDUSTRY STANDARDS. THE CONTRACTOR IS RESPONSIBLE TO OBTAIN, REVIEW AND ADHERE TO ALL THESE DOCUMENTS.
 - CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ALL DRAINAGE AND UTILITY STRUCTURES AND MANUFACTURED PRODUCTS TO THE ENGINEER OF RECORD FOR REVIEW AND APPROVAL PRIOR TO COMMENCING WITH CONSTRUCTION. ALL MATERIALS SHALL BE IN ACCORDANCE WITH SPECIFICATIONS OF THE AUTHORITIES HAVING JURISDICTION.
 - CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL MAINTENANCE OF TRAFFIC MEASURES (INCLUDING DESIGN AND PERMITTING) AS REQUIRED BY THE LOCAL, COUNTY, OR STATE AGENCY HAVING JURISDICTION.
 - THE CONTRACTOR SHALL PROVIDE COMPLETED AS-BUILT SURVEY / RECORD DRAWINGS SIGNED AND SEALED BY A FLORIDA REGISTERED PROFESSIONAL LAND SURVEYOR TO THE ENGINEER OF RECORD OF ALL COMPLETED SITEWORK. COMPLIANCE WITH ALL AUTHORITIES HAVING JURISDICTION. ALL CONSTRUCTED HORIZONTAL AND VERTICAL DIMENSIONS SHALL BE INCLUDED WITH CROSS-CUTS OF DESIGN DATA FOR COMPARISON. WHERE APPROPRIATE, ELECTRONIC FILES IN DWG FORMAT SHALL BE SUPPLIED TO THE ENGINEER OF RECORD IN ADDITION TO SIGNED AND SEALED HARD COPIES. SPECIFICALLY, ALL UNDERGROUND STRUCTURES, DRAINAGE, WATER, SANITARY, GAS, ELECTRIC, COMMUNICATIONS PIPING, CONDUIT OR APPURTENANCES AND ACCESSORIES AND ALL ABOVE GROUND FEATURES INCLUDING, BUT NOT LIMITED TO, FIRE HYDRANTS, WATER VALVES, DRAINAGE AND SEWER CLEANOUTS, LIGHT FIXTURES, SHALL BE RECORDED BY A PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE THAT THE WORK IS PERFORMED. ELEVATIONS OF TOP OF WATER PIPING SHALL BE RECORDED AT ALL BENDS, TEES, AND AT ALL STORM DRAINAGE AND SANITARY SEWER CROSSINGS. SANITARY SEWER TOP OR BOTTOM OF PIPE ELEVATIONS SHALL BE RECORDED AT ALL CROSSINGS WITH WATER AND STORM DRAINAGE PIPING. FINISHED GRADE ELEVATIONS AT ALL WATER VALVES, FIRE HYDRANTS, SANITARY MANHOLES, DRAINAGE STRUCTURES AND CLEANOUTS SHALL BE RECORDED. CURB AND PAVEMENT FINISHED GRADE ELEVATIONS AT ALL HIGH AND LOW POINTS, ALONG SWALES, CENTERLINES OF ROADS OR DRIVE ASIDES, AND IN PARKING AREAS, SHALL BE RECORDED.
 - CONTRACTOR IS SPECIFICALLY CAUTIONED THAT ALL CONSTRUCTION STAKEOUT FOR THIS PROJECT MUST BE COMPLETED FROM THE SITE SPECIFIC SURVEY CONTROL. HORIZONTAL AND VERTICAL UPON WHICH THE DESIGN IS BASED. THE CONTRACTOR SHOULD NOT RELY ON OR RE-ESTABLISH SURVEY CONTROL BY GPS OR OTHER METHODS FOR USE IN CONSTRUCTION STAKEOUT OR ANY OTHER PURPOSE FOR THIS PROJECT. ANY DISCREPANCIES BETWEEN THE EXISTING HORIZONTAL OR VERTICAL DATA SHOWN ON THESE DRAWINGS AND THAT ENCOUNTERED IN THE FIELD MUST BE REPORTED TO THE CONTRACTOR PRIOR TO CONSTRUCTION. PRIOR TO CONSTRUCTION, THE ENGINEER OF RECORD SHALL BE INVITED TO THE PRE-CONSTRUCTION MEETINGS.
 - ALL DEBRIS AND WASTE SHALL BE RECYCLED OR DISPOSED OF OFFSITE BY THE CONTRACTOR IN ACCORDANCE WITH ALL APPLICABLE RECYCLING AND DISPOSAL LAWS.
 - CONTRACTOR SHALL PROTECT ALL SURVEY MONUMENTATION AND REPAIR AT HIS COST ANY MONUMENTATION THAT IS DAMAGED BY HIS WORK.

- GENERAL SURVEY NOTES:
- BOUNDARY SURVEY REFERENCED FROM DRAWING ENTITLED "ALTA / NSPS LAND TITLE SURVEY" PREPARED BY LANGAN ENGINEERING AND ENVIRONMENTAL SERVICES, INC. DATED 14 JANUARY 2022.
 - TOPOGRAPHIC SURVEY REFERENCED FROM DRAWING ENTITLED "HERMIT SMITH ROAD INDUSTRIAL - TOPOGRAPHIC SURVEY" - PREPARED BY LANGAN ENGINEERING AND ENVIRONMENTAL SERVICES, INC. DATED 11 APRIL 2022.
 - ELEVATIONS SHOWN ON THIS PLAN REFERENCE THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAV88).

- GENERAL SOIL EROSION AND SEDIMENT CONTROL NOTES:
- ALL EROSION CONTROL DEVICES SHALL FOLLOW STANDARDS AND DETAILS IN THE CURRENT FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL MANUAL.
 - THE CONTRACTOR SHALL INSTALL AND MAINTAIN SILT FENCE AROUND THE PERIMETER OF ALL EARTH DISTURBANCES. SILT FENCES SHALL REMAIN IN PLACE UNTIL PERMANENT STABILIZATION OF DISTURBED AREAS IS COMPLETED.
 - THE CONTRACTOR SHALL PROVIDE SILTATION REDUCTION DEVICES FOR THE DISCHARGE FROM ANY Dewatering PROCESS SO THAT DIRECT DISCHARGE DOES NOT OCCUR. ALL Dewatering ACTIVITIES ON SITE WITH RESPECT TO TREES SHALL BE SUPERVISED BY AN ARBORIST AND UNAFFECTED TREES WILL BE PLACED ON A SCHEDULE FOR WATER AND MONITORED BY THE ARBORIST.
 - THE CONTRACTOR SHALL CHECK ALL EROSION AND SILTATION CONTROL DEVICES AFTER EACH RAINFALL AND REPAIR OR REPLACE THEM AS REQUIRED. PERIODIC INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL STRUCTURES AND DEVICES MUST BE PROVIDED TO ENSURE INTENDED PURPOSE IS ACCOMPLISHED. THE DEVELOPER, OWNER AND / OR CONTRACTOR SHALL BE CONTINUALLY RESPONSIBLE FOR ALL SEDIMENT LEAVING THE PROPERTY. SEDIMENT CONTROL MEASURES SHALL BE IN WORKING CONDITION AT THE END OF EACH WORKDAY.
 - THE CONTRACTOR SHALL CONTROL ALL DUST ORIGINATING ON THIS PROJECT BY WATERING OR OTHER METHODS AS APPROVED BY THE OWNER.
 - ALL PRACTICABLE AND NECESSARY EFFORT, INCLUDING BUT NOT LIMITED TO THE USE OF STAKED SYNTHETIC BALES OR STAKED SILT SCREEN BARRIERS, SHALL BE TAKEN DURING CONSTRUCTION TO CONTROL AND PREVENT EROSION AND TRANSPORT OF SEDIMENT MATERIALS TO SURFACE WATER CONVEYANCE DITCHES, INLETS, SURFACE DRAINS, WETLANDS AND LAKE AREAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RESTORATION EFFORTS THAT MAY BE REQUIRED TO MITIGATE EROSION OR SEDIMENTATION EFFECTS OCCURRING DURING HIS WORK.
 - THE CONTRACTOR MUST SUBMIT A NPDES NOTICE OF TERMINATION FORM TO THE FDOT UPON COMPLETION OF CONSTRUCTION.
 - THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO PERMANENTLY STABILIZE ALL GROUND AREAS THAT ARE DISTURBED BY THE WORK. PERMANENT STABILIZATION SHALL INCLUDE SOO, PAVEMENTS AND LANDSCAPES, OR OTHER METHODS PROPOSED BY THE CONTRACTOR AND APPROVED BY THE ENGINEER OF RECORD, OWNER AND APPROPRIATE REGULATORY AUTHORITIES.
 - THE CONTRACTOR SHALL SEED AND MULCH OR SOO SWALES, PONDS, AND/OR GREEN AREAS IMMEDIATELY AFTER CONSTRUCTION OF THESE AREAS ARE COMPLETED.
 - THE CONTRACTOR SHALL PROVIDE SILTATION REDUCTION DEVICES FOR THE DISCHARGE FROM ANY Dewatering PROCESS.
 - THE CONTRACTOR SHALL MARK OUT THE LANDWARD SIDE OF WETLAND / BUFFERS TO PREVENT UNINTENTIONAL WETLAND BUFFER IMPACTS DURING CONSTRUCTION.
 - CONTRACTOR SHALL IMPLEMENT THE CONSTRUCTION ENTRANCE POLLUTION PREVENTION FEATURES WHEREVER AN ENTRANCE TO THE SITE IS UTILIZED FOR CONSTRUCTION.
 - CONTRACTOR SHALL AVOID PLACING OR USING HEAVY EQUIPMENT IN THE PROPOSED SWALES AND DRY RETENTION AREAS. BOTTOM OF SWALES SHALL BE SCARIFIED PRIOR TO PLACEMENT OF FINAL STABILIZATION. SOO SHALL NOT LIMIT THE DRY RETENTION AREAS OR SWALES ABILITY TO PERCOLATE STORMWATER RUNOFF.
 - SEDIMENTATION CONTROLS / BMPs SHALL PREVENT STORMWATER RUNOFF WITH TURBIDITY GREATER THAN 29 NTUS FROM LEAVING THE CONSTRUCTION SITE.
 - NO EXCAVATING MATERIAL SHALL BE STOCKPILED IN A MANNER AS TO DIRECT RUNOFF DIRECTLY OFF THE PROJECT SITE OR INTO ANY ADJACENT WATER BODY OR STORMWATER COLLECTION FACILITY.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING STAKED TURBIDITY BARRIERS AROUND WETLAND AREAS ADJACENT TO THE SITE BOUNDARY TO PREVENT FINE SEDIMENT PARTICLES FROM ENTERING WETLAND AREAS.
 - CONTRACTOR SHALL HAUL ALL EXCESS FILL MATERIAL OFFSITE.
 - THE REQUIREMENTS LISTED ABOVE SHALL BE CONSIDERED MINIMUM REQUIREMENTS AND THE CONTRACTOR SHALL USE WHATEVER METHODS HE DEEMS NECESSARY TO PREVENT EROSION AND SILTATION AS MAY BE REQUIRED FOR THE PROJECT, AND APPROVED BY THE AUTHORITIES HAVING JURISDICTION.

- GENERAL SITE NOTES:
- ALL SIGNAGE, PAVEMENT MARKINGS, AND TRAFFIC CONTROL DEVICES SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF FHWA MUTCD.
 - UNLESS OTHERWISE NOTED ON THE PLANS, ALL CONCRETE COMPONENTS SHALL BE A MINIMUM 3,000 PSI.
 - ALL OFFSITE DISTURBED AREAS SHALL BE RESTORED TO PRE-CONSTRUCTION CONDITIONS.

- EARTHWORK AND GRADING NOTES:
- ALL EARTHWORK OPERATIONS SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL INVESTIGATION REPORT PREPARED BY ECS FLORIDA, LLC, DATED 03 FEBRUARY 2022, UPDATED 09 SEPTEMBER 2022.
 - EARTHWORK OPERATIONS SHALL NOT PROCEED UNTIL ALL EROSION CONTROL MEASURES HAVE BEEN INSTALLED.
 - UNSATURABLE SOILS FOUND DURING ANY EARTHWORK OPERATIONS SHALL BE REMOVED AND NOT RE-USED WITHOUT SPECIFIC APPROVAL BY THE GEOTECHNICAL ENGINEER, ENGINEER OF RECORD, AND OWNER.
 - PRIOR TO EARTHWORK OPERATIONS WITHIN THE DESIGNATED AREAS OF CONSTRUCTION, THE SITE SHALL BE CLEARED, STRIPPED, AND GRUBBED OF ALL SURFACE AND SUBSURFACE VEGETATION (TOP SOIL, ROOTS AND OTHER DELETERIOUS MATERIALS). THE OWNERS GEOTECHNICAL ENGINEER SHALL INSPECT AND APPROVE AREAS PRIOR TO FILL PLACEMENT.
 - ALL MUCK DEPOSITS SHALL BE REMOVED AND REPLACED WITH ENGINEERED FILL.
 - ALL IMPORTED MATERIALS SHALL COME FROM A KNOWN APPROVED SOURCE AND SHALL BE CERTIFIED AS FREE OF CONTAMINATION.
 - UNLESS OTHERWISE SPECIFIED BY THE GEOTECHNICAL ENGINEER, ENGINEERED FILL SHALL BE ON-SITE OR IMPORTED MATERIAL HAVING LESS THAN 15% PASSING THE NO. 200 SIEVE AND A MAXIMUM PARTICLE SIZE OF 3 INCHES, AND BE FREE OF ORGANIC MATERIALS AND DEBRIS.
 - ENGINEERED FILL SHALL BE PLACED IN MAXIMUM 12-INCH THICK LIFTS WHEN COMPACTING WITH VIBRATORY ROLLERS. WHEN COMPACTING FILL WITH SMALLER PLATE COMPACTORS, THE THICKNESS OF THE LIFT SHALL BE REDUCED TO A MAXIMUM OF 6 INCHES. EACH LIFT SHALL BE COMPACTED TO NOT LESS THAN 95% OF THE MATERIAL'S MAXIMUM DRY DENSITY AS DETERMINED BY THE MODIFIED PROCTOR COMPACTION TEST (ASTM D 1557). COMPACTION SHOULD BE VERIFIED BY PERFORMING FIELD DENSITY TESTS IN ACCORDANCE WITH ASTM D 2922. A MINIMUM OF ONE FIELD DENSITY TEST SHALL BE TAKEN FOR EACH 2,500 SF FOR EACH LIFT OF COMPACTED FILL PLACED. TRENCH BACKFILL SHALL INCLUDE A MINIMUM OF ONE FIELD DENSITY TEST FOR EVERY 100 LF FOR EACH LIFT OF COMPACTED BACKFILL PLACED. EACH COMPACTED FILL LIFT SHALL BE TESTED AND APPROVED BEFORE PLACING SUBSEQUENT FILL LIFTS. DEVIATIONS FROM ABOVE REQUIRE APPROVAL FROM THE GEOTECHNICAL ENGINEER, ENGINEER OF RECORD, AND OWNER.
 - SHEETING AND BRACING FOR OPEN CUTS SHALL BE IN ACCORDANCE WITH OSHA AND THE FLORIDA TRENCH SAFETY ACT.
 - ALL IMPERVIOUS SURFACES SHALL BE CONSTRUCTED TO DRAIN STORMWATER RUNOFF POSITIVELY TO A LANDSCAPE AREA OR DRAINAGE CATCHMENT DEVICE. PAVED AREAS SHALL NOT CONTAIN "BIRD BATHS". CONTRACTOR SHALL REQUEST CLARIFICATION IF THE DESIGN DOCUMENTS ILLUSTRATE AN IMPERVIOUS AREA TO NOT HAVE POSITIVE DRAINAGE PRIOR TO FINAL SURFACE PAVEMENT INSTALLATION.

- DRAINAGE NOTES:
- UNLESS OTHERWISE NOTED ON THE PLANS, ALL DRAINAGE PIPE SHALL BE HIGH DENSITY POLYETHYLENE PIPE (HDPE), OR AS REQUIRED BY THE AUTHORITY HAVING JURISDICTION.
 - DRAINAGE PIPE LENGTHS ARE BASED ON CENTER OF STRUCTURE TO CENTER OF STRUCTURE (ACTUAL INSTALLED PIPE LENGTH WILL TYPICALLY BE LESS THAN THE ANNOTATED LENGTH).
 - CONTRACTOR SHALL REVIEW ALL DRAINAGE CONNECTIONS TO MANHOLES AND CATCH BASINS FOR CONSTRUCTION FEASIBILITY AND SHALL PROVIDE RFIs TO THE ENGINEER OF RECORD PRIOR TO SHOP DRAWING ISSUANCE.
 - ALL DRAINAGE STRUCTURES SHALL MEET HS-20 TRAFFIC LOADING.
 - THE CONTRACTOR SHALL REMOVE ALL SEDIMENT AND DEBRIS FROM THE DRAINAGE PIPES UPON COMPLETION AND SHALL PROVIDE THE MANIFEST DOCUMENTING THE COMPLETION OF THE DRAINAGE SYSTEM CLEANING.
 - THE CONTRACTOR SHALL CCTV AND LASER PROFILED THE DRAINAGE PIPES UPON COMPLETION AND PROVIDE THE RESULTS TO THE ENGINEER OF RECORD FOR USE IN FINAL COMPLETION CERTIFICATIONS WITH THE AUTHORITY HAVING JURISDICTION.

- SANITARY SEWER NOTES
- UNLESS OTHERWISE NOTED ON THE PLANS, ALL SANITARY SEWER PIPE AND FITTINGS SHALL BE GREEN SDR-26 PVC, OR AS REQUIRED BY THE AUTHORITY HAVING JURISDICTION.
 - THE SANITARY SEWER PIPE AND FITTINGS SHALL BE DIP CLASS 350 IF THE PIPE IS GREATER THAN 15 FEET DEEP.
 - THE SANITARY FORCE MAIN PIPE AND FITTINGS SHALL BE HDPE (DR-9 OR DR-11) WITH GREEN STRIPPING AND HAVE A PRESSURE RATING OF NOT LESS THAN 80 PSI.
 - GRAVITY SANITARY SEWER PIPE LENGTHS ARE BASED ON CENTER OF STRUCTURE TO CENTER OF STRUCTURE (ACTUAL INSTALLED PIPE LENGTH WILL TYPICALLY BE LESS THAN THE ANNOTATED LENGTH).
 - CONTRACTOR SHALL REVIEW ALL SANITARY SEWER CONNECTIONS TO MANHOLES FOR CONSTRUCTION FEASIBILITY AND SHALL PROVIDE RFIs TO THE ENGINEER OF RECORD PRIOR TO SHOP DRAWING ISSUANCE.
 - SANITARY DROP MANHOLES SHALL BE PROVIDED FOR DROPS GREATER THAN TWO FEET.
 - ALL SANITARY SEWER STRUCTURES SHALL MEET HS-20 TRAFFIC LOADING.
 - ALL SANITARY STRUCTURES SHALL BE PRE-CAST WITH BITUMASTIC COATINGS ON THE INSIDE AND OUTSIDE.
 - THE CONTRACTOR SHALL REMOVE ALL SEDIMENT AND DEBRIS FROM THE SANITARY SEWER PIPES UPON COMPLETION AND SHALL PROVIDE THE MANIFEST DOCUMENTING THE COMPLETION OF THE SANITARY SEWER SYSTEM CLEANING.
 - THE CONTRACTOR SHALL CCTV AND LASER PROFILE THE SANITARY SEWER PIPES UPON COMPLETION AND PROVIDE THE RESULTS TO THE ENGINEER OF RECORD FOR USE IN FINAL COMPLETION CERTIFICATIONS WITH THE AUTHORITY HAVING JURISDICTION. IF DEFORMITIES IN THE SHAPE OF THE PIPE ARE IDENTIFIED FROM CCTV INSPECTION, THEN MANHOLE TESTING WILL BE REQUIRED. IF THE MANHOLE TEST FAILS, THEN THE CONTRACTOR SHALL MAKE ALL NECESSARY REPAIRS AND REPEAT THE TESTING.
 - SANITARY SEWER PIPE SHALL BE PRESSURE TESTED IN ACCORDANCE WITH ASTM F1417-11A.
 - NO DETECTABLE LEVEL OF INFILTRATION / EXFILTRATION IS ALLOWED AT THE TIME OF INSPECTION. ANY EVIDENCE OF LEAKAGE MUST BE CORRECTED PRIOR TO ACCEPTANCE.

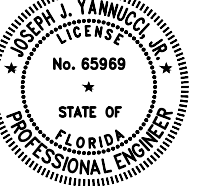
- POTABLE WATER NOTES
- UNLESS OTHERWISE NOTED ON THE PLANS, POTABLE WATER PIPE AND FITTINGS SHALL BE AS FOLLOWS:
 - 3/4" - 2" BLUE 6901 PE AND HAVE A PRESSURE RATING NO LESS THAN 200 PSI
 - 4" AND LARGER: BLUE 6900 PVC DR-18 OR DR-19 AND HAVE A PRESSURE RATING NO LESS THAN 200 PSI
 - ALL POTABLE WATER PIPE SHALL HAVE A MINIMUM COVER OF 3 FEET.
 - ALL POTABLE WATER MAINS SHALL BE RESTRAINED IN ACCORDANCE WITH THE PIPE MANUFACTURERS SPECIFICATIONS.
 - FIRE MAINS SHALL BE INSTALLED PER NFPA 24.
 - ALL NEW WATER LINES (DOMESTIC AND FIRE) SHALL BE DISINFECTED IN ACCORDANCE WITH AWWA 651. BACTERIOLOGICAL SAMPLES SHALL BE TAKEN AND TESTED IN ACCORDANCE WITH AWWA C601-81.
 - POTABLE WATER PIPE SHALL HAVE HYDROSTATIC TESTING PERFORMED IN ACCORDANCE WITH AWWA C605.

- RECLAIMED WATER NOTES
- UNLESS OTHERWISE NOTED ON THE PLANS, RECLAIMED WATER PIPE AND FITTINGS SHALL BE AS FOLLOWS:
 - 4" AND LARGER: PURPLE 6900 PVC DR-14 OR DR-18 AND HAVE A PRESSURE RATING NO LESS THAN 200 PSI
 - ALL RECLAIMED WATER PIPE SHALL HAVE A MINIMUM COVER OF 3 FEET.
 - ALL RECLAIMED WATER MAINS SHALL BE RESTRAINED IN ACCORDANCE WITH THE PIPE MANUFACTURERS SPECIFICATIONS.
 - RECLAIMED PIPE SHALL HAVE HYDROSTATIC TESTING PERFORMED IN ACCORDANCE WITH AWWA C605.

- FIRE DEPARTMENT NOTES
- ALL ROADWAYS AND FIRE HYDRANTS SHALL BE IN PLACE BEFORE BUILDING CONSTRUCTION MAY BEGIN.
 - FIRE HYDRANTS SHALL BE MARKED WITH A BLUE ROAD REFLECTOR.

Date	Description	No.
Revisions		

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SIGNATURE **JOSEPH J. YANNUCCI, JR.**, DATE SIGNED
PROFESSIONAL ENGINEER FL Lic. No. 65969

LANGAN

Langan Engineering and Environmental Services, LLC.

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Orlando, FL 32827

T: 407.974.2900 F: 407.974.2901 www.langan.com
FL Certificate of Authorization No. 0000601LB18172LB18198

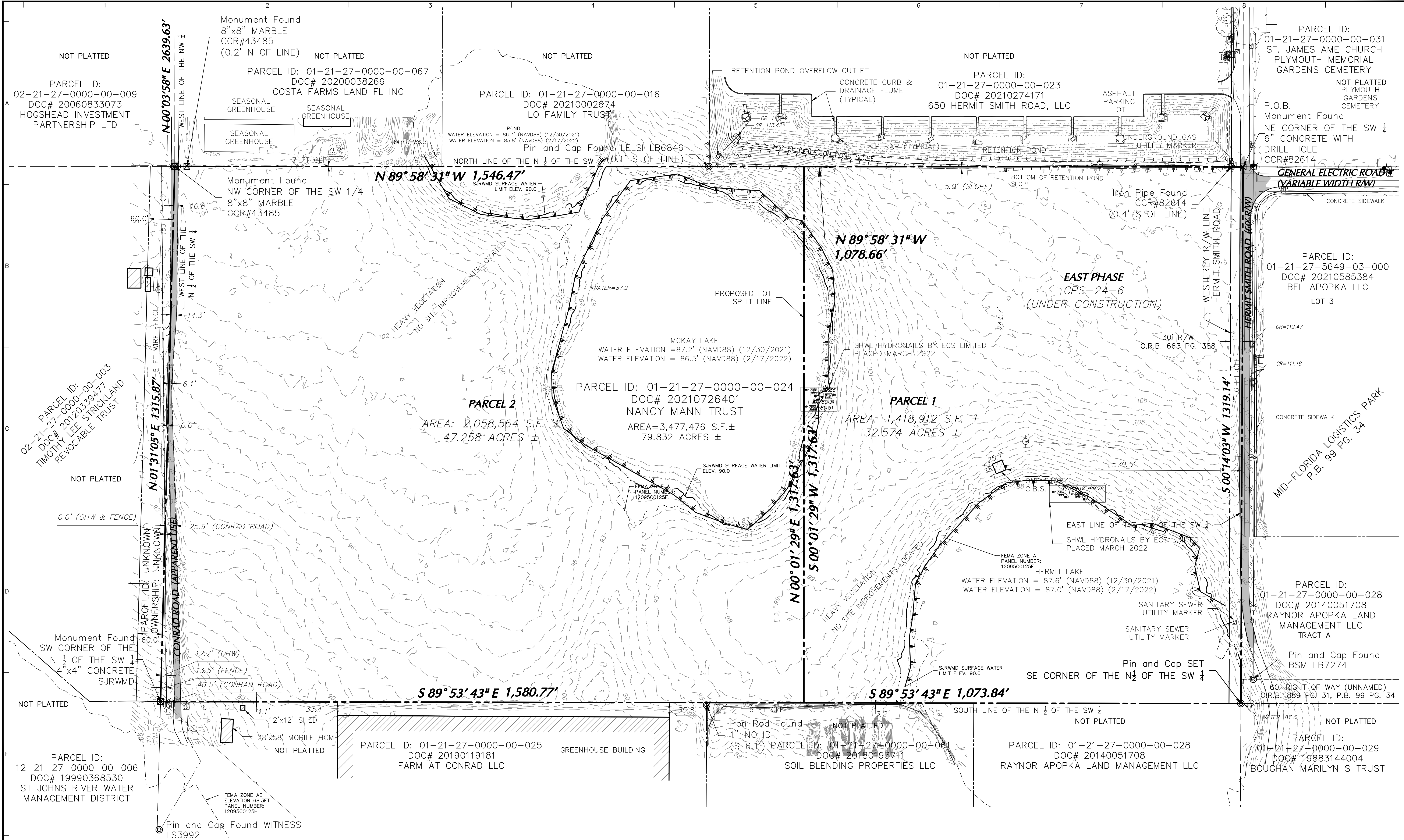
Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION

CITY OF APOPKA

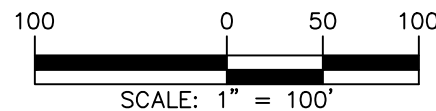
ORANGE COUNTY FLORIDA

Drawing Title
ENGINEERING NOTES

Project No. 342010601	Drawing No. C-02
Date 23 JANUARY 2025	
Drawn By RH	
Checked By JY	

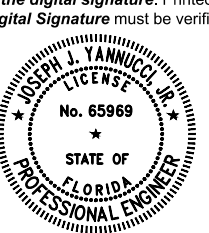


- NOTES:
- BOUNDARY SURVEY REFERENCED FROM DRAWING ENTITLED "ALTA / NPS LAND TITLE SURVEY" PREPARED BY LANGAN ENGINEERING AND ENVIRONMENTAL SERVICES, INC. DATED 14 JANUARY 2022.
 - TOPOGRAPHIC SURVEY REFERENCED FROM DRAWING ENTITLED "HERMIT SMITH ROAD INDUSTRIAL - TOPOGRAPHIC SURVEY" PREPARED BY LANGAN ENGINEERING AND ENVIRONMENTAL SERVICES, INC. DATED 11 APRIL 2022.
 - ELEVATIONS SHOWN ON THIS PLAN REFERENCE THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
 - WETLANDS REFERENCED FROM DRAWING ENTITLED "ECOLOGICAL DUE DILIGENCE" PREPARED BY ECS FLORIDA, LLC DATED 1 JANUARY 2022.



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 *for you*

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Project

APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION

CITY OF APOPKA

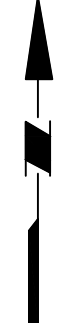
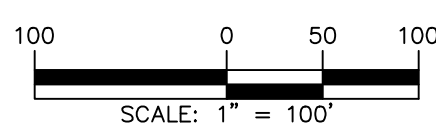
ORANGE COUNTY

FLORIDA

Drawing Title

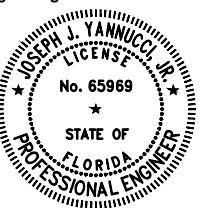
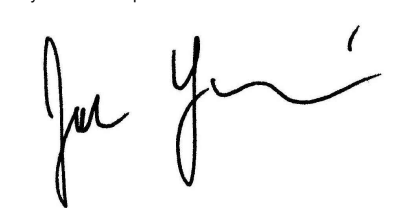
EXISTING CONDITIONS PLAN

Project No.	342010601	Drawing No.	C-03
Date	23 JANUARY 2025	Drawn By	RH
Checked By	JY		



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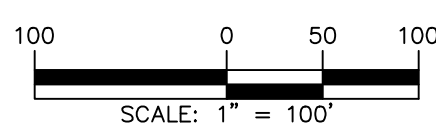
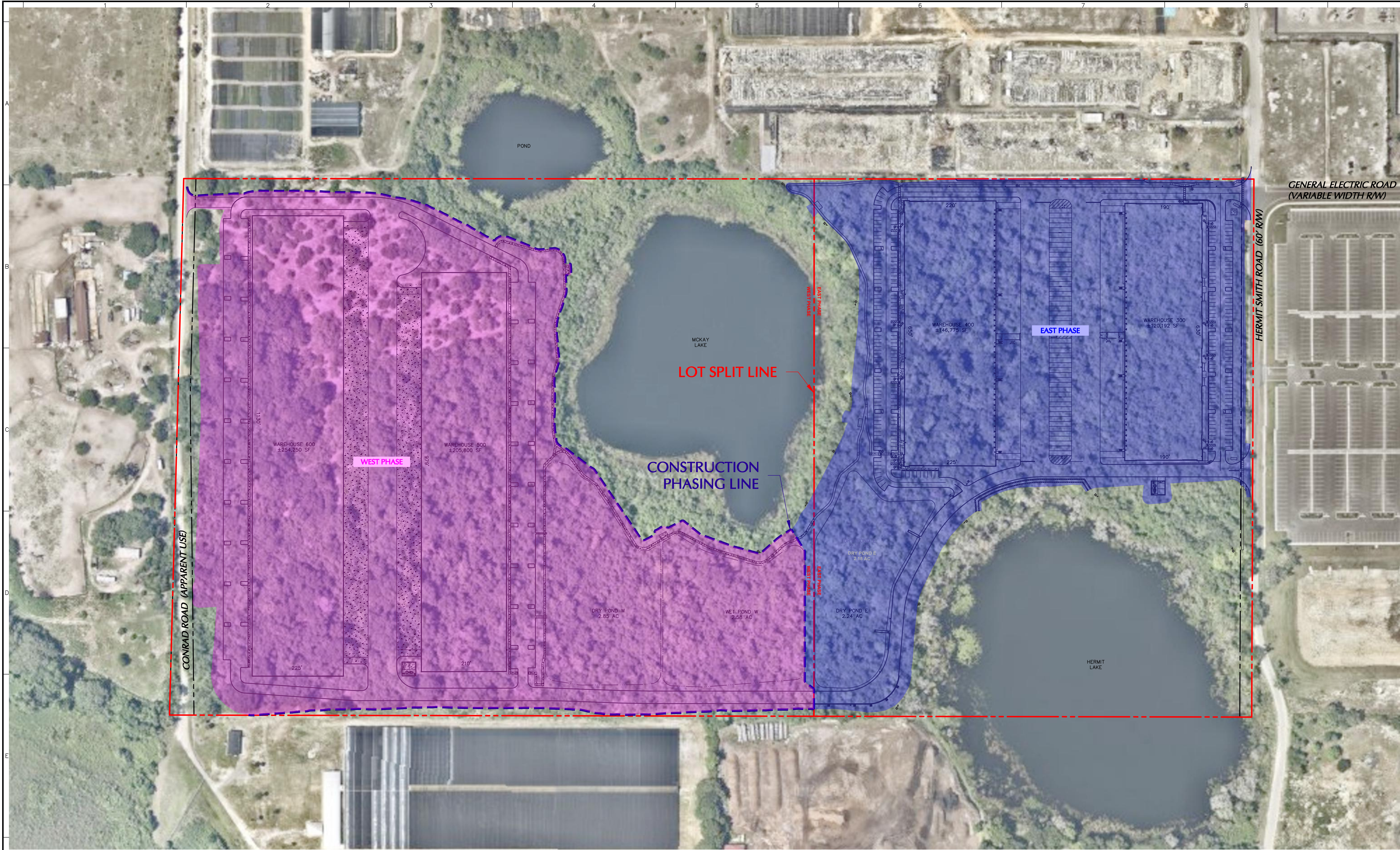
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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY FLORIDA

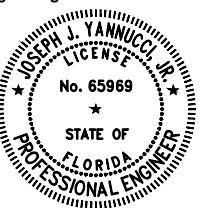
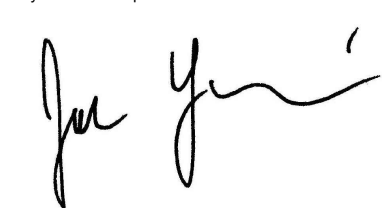
Drawing Title
AERIAL PLAN

Project No. 342010601	Drawing No. C-04
Date 23 JANUARY 2025	
Drawn By RH	
Checked By IJY	



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Orlando, FL 32827

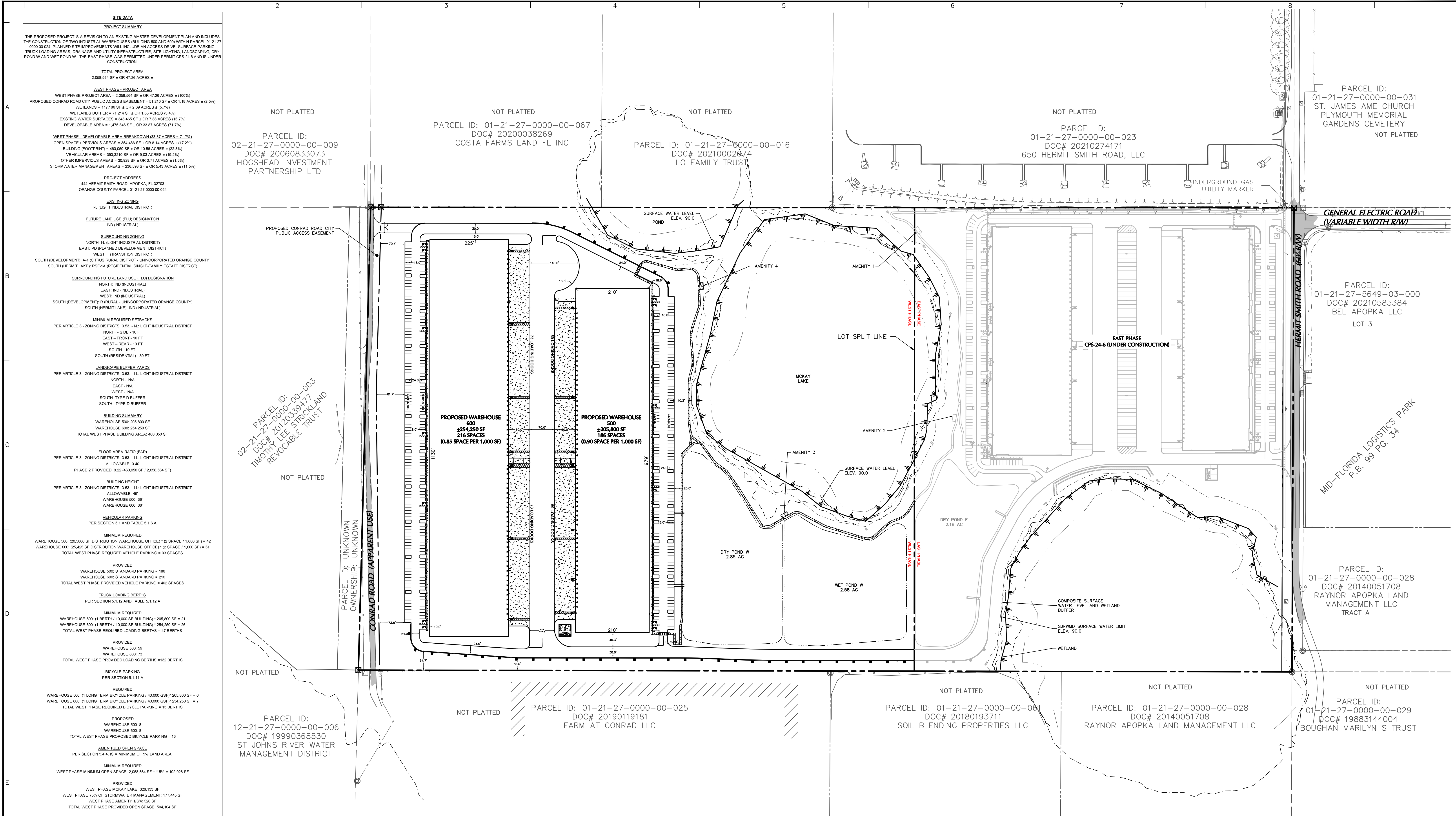
T: 407.974.2900 F: 407.974.2901 www.langan.com
FL Certificate of Authorization No. 00006601/LB8172/LB8198

Project
**APOPKA BUSINESS CENTER -
WEST PHASE MODIFICATION**
CITY OF APOPKA
ORANGE COUNTY FLORIDA

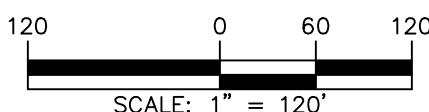
Drawing Title
PHASING PLAN

Project No.
342010601
Date
23 JANUARY 2025
Drawn By
BL
Checked By
JJY

Drawing No.
C-04A

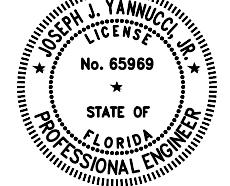


- NOTES:
- OVERNIGHT PARKING OF COMMERCIAL VEHICLES, TRACTOR TRAILERS, BOATS, RECREATIONAL VEHICLES, CAMPERS OR MOTOR HOMES SHALL BE PROHIBITED WITHIN PARKING LOTS NOT SPECIFICALLY DESIGNED FOR THAT PURPOSE.
 - RETAINING WALLS SHALL BE MAINTAINED BY THE POA. ALL RETAINING WALL DESIGN SHALL BE PREPARED BY A FLORIDA LICENSED PROFESSIONAL ENGINEER.
 - LANDSCAPE AND IRRIGATION PLANS WILL BE DESIGNED IN ACCORDANCE WITH CITY ORDINANCE NO. 2069.



Date	Description	No.
Revisions		

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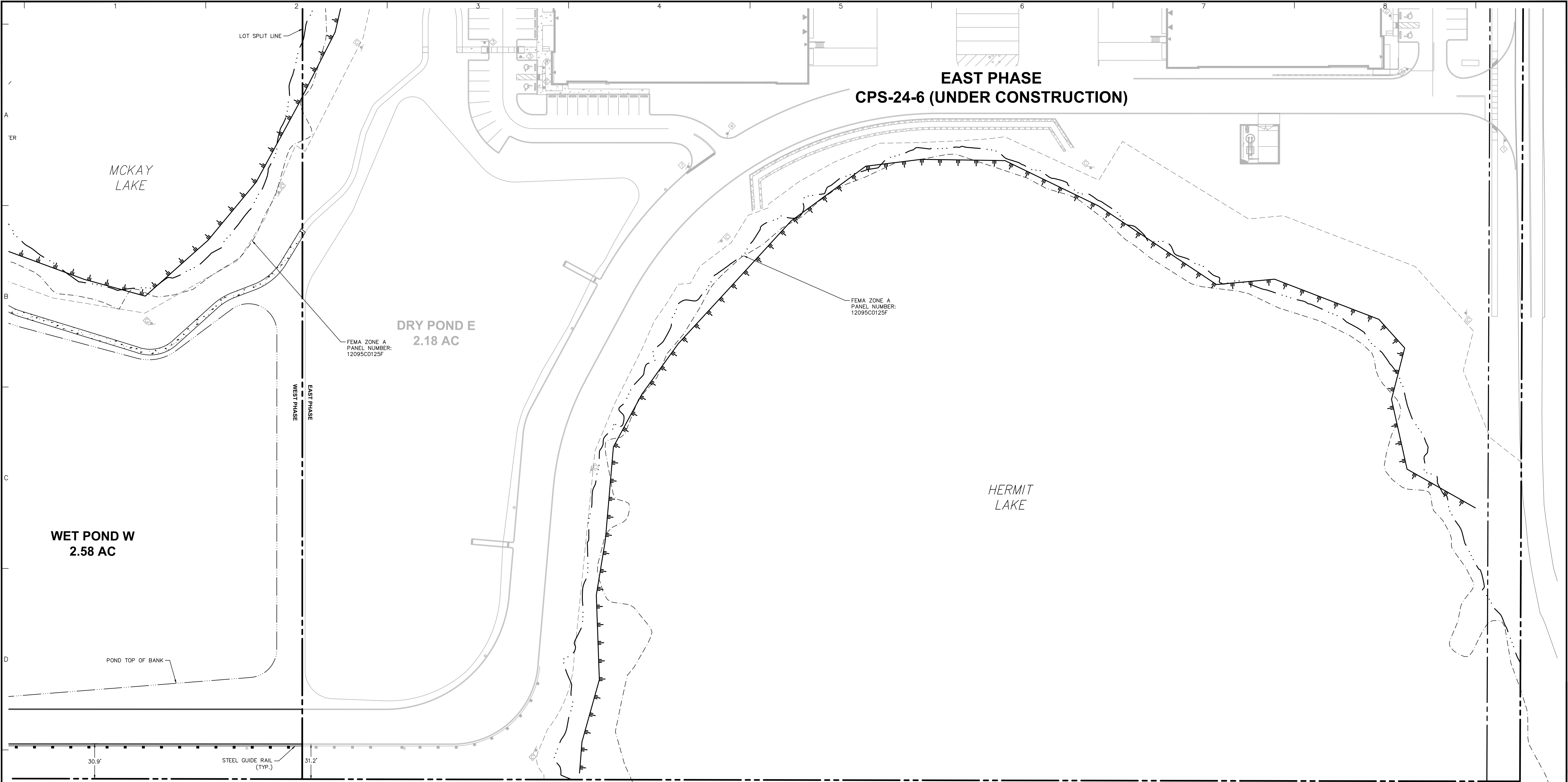

SIGNATURE JOSEPH J. YANNUCCI, JR. DATE SIGNED
PROFESSIONAL ENGINEER FL Lic. No. 65969

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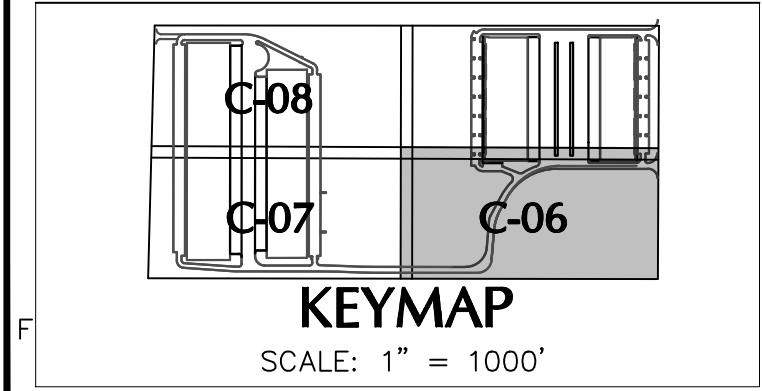
Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title
OVERALL SITE PLAN

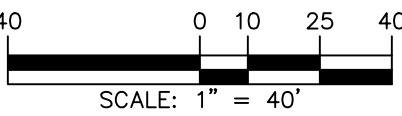
Project No. 342010601	Drawing No. C-05
Date 23 JANUARY 2025	
Drawn By RH	
Checked By JY	



- NOTES:
- OVERNIGHT PARKING OF COMMERCIAL VEHICLES, TRACTOR TRAILERS, BOATS, RECREATIONAL VEHICLES, CAMPER'S OR MOTOR HOMES SHALL BE PROHIBITED WITHIN PARKING LOTS NOT SPECIFICALLY DESIGNED FOR THAT PURPOSE.
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SIGN LEGEND	
	STOP SIGN (R1-1)
	ACCESSIBLE PARKING SIGN
	YIELD TO PEDESTRIANS
	NO TRUCKS ALLOWED



Date	Description	No.
Revisions		

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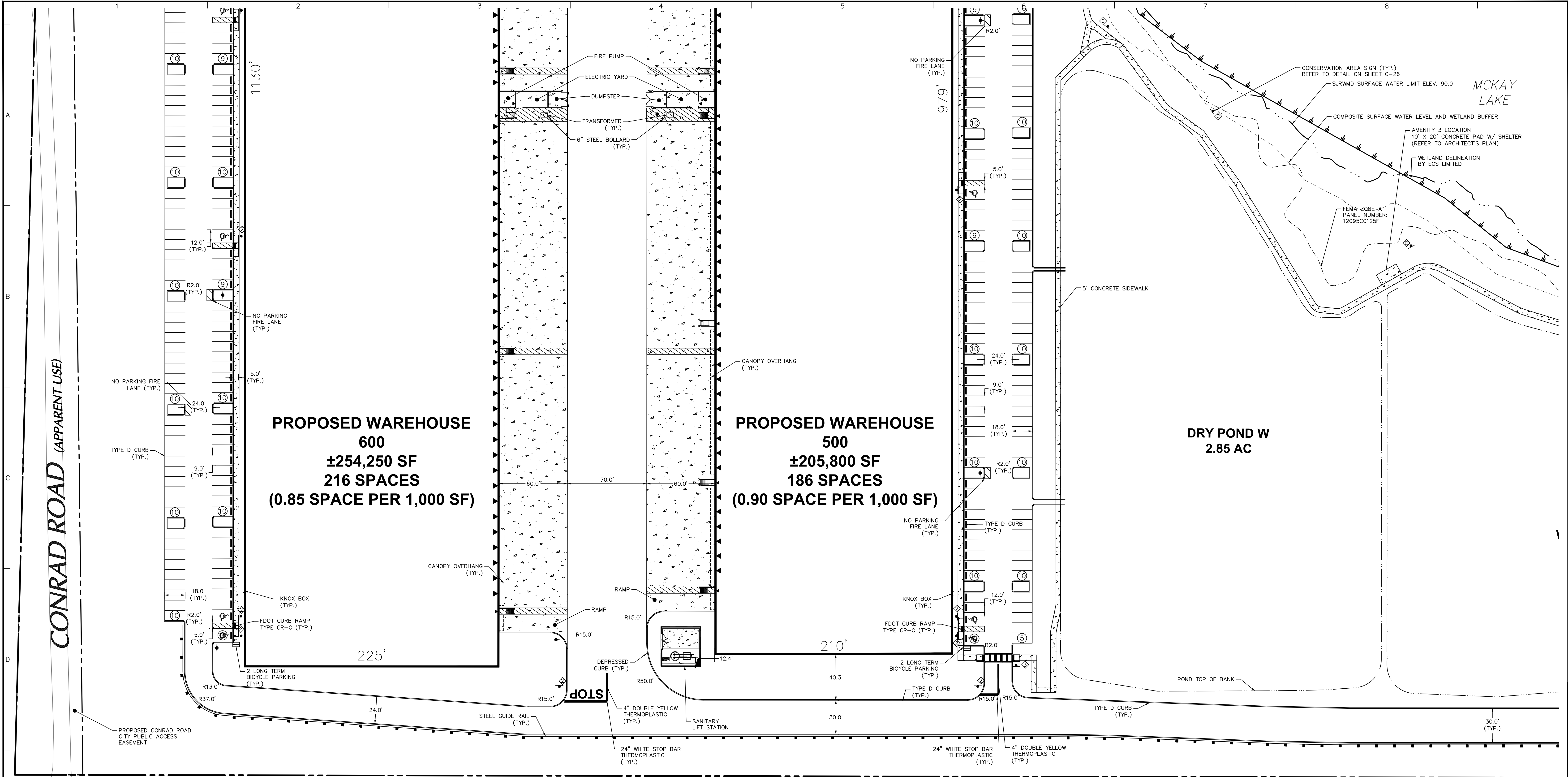
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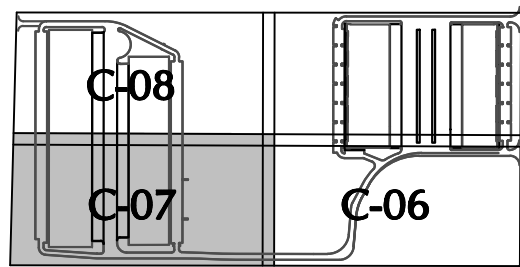
Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title
PARTIAL SITE PLAN

Project No. 342010601	Drawing No. C-06
Date 23 JANUARY 2025	
Drawn By BL	
Checked By JY	



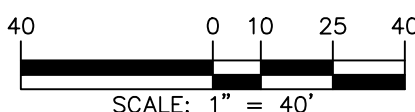
- NOTES:
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SCALE: 1" = 1000'

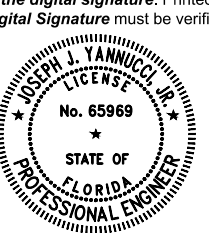
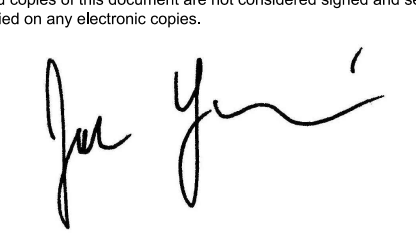
SIGN LEGEND

- STOP SIGN (R1-1)
- ACCESSIBLE PARKING SIGN
- YIELD TO PEDESTRIANS
- NO TRUCKS ALLOWED



Date	Description	No.
Revisions		

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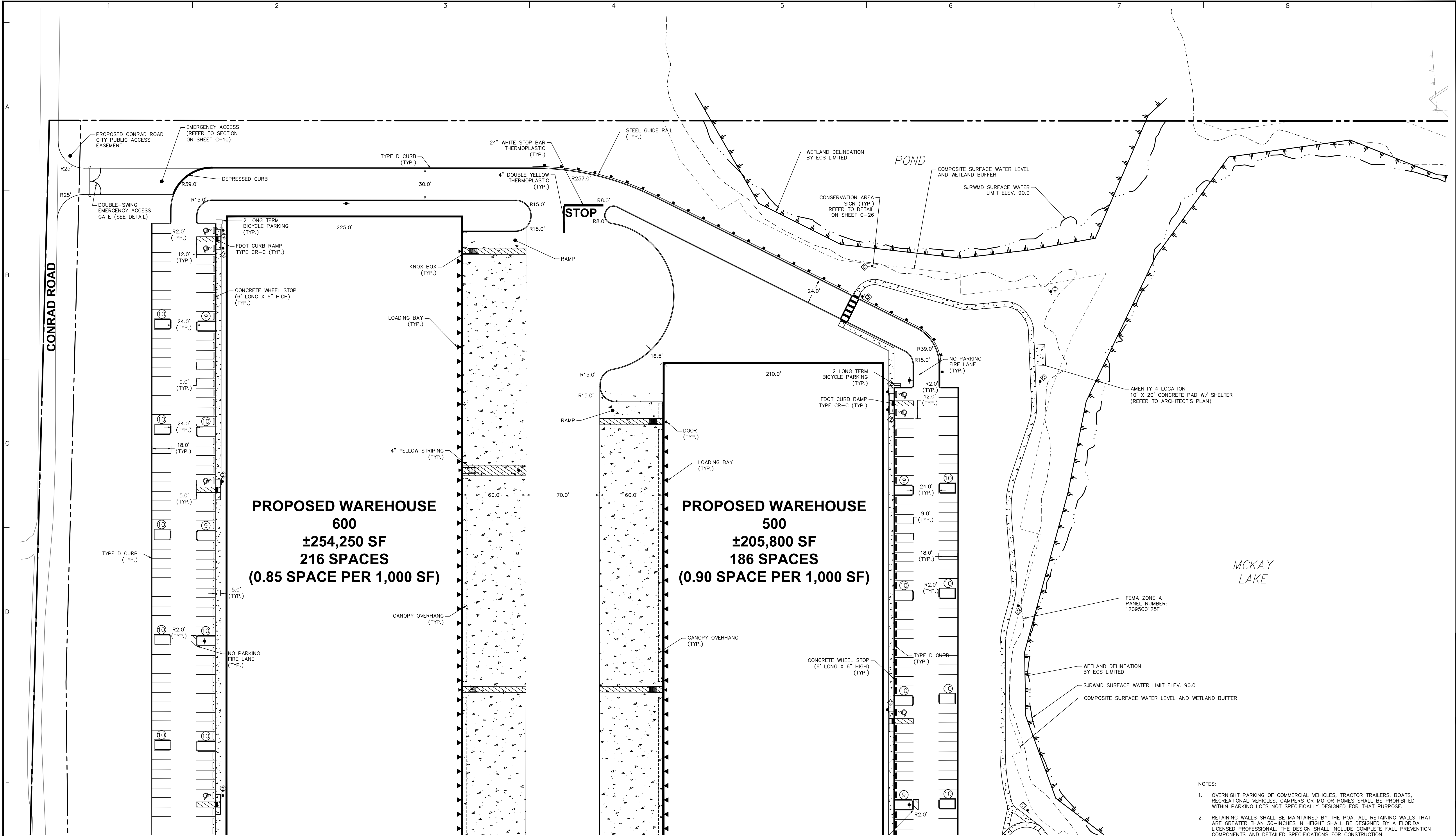
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FL Certificate of Authorization No. 00006601/LB8172/LB8198

Project
**APOPKA BUSINESS CENTER -
WEST PHASE MODIFICATION**
CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title
**PARTIAL
SITE PLAN**

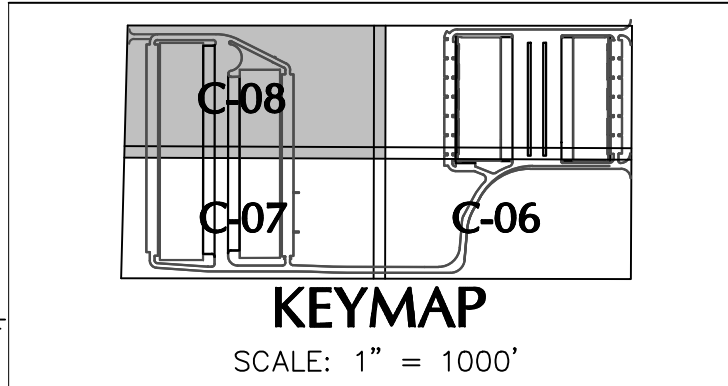
Project No. 342010601	Drawing No. C-07
Date 23 JANUARY 2025	
Drawn By BL	
Checked By JY	



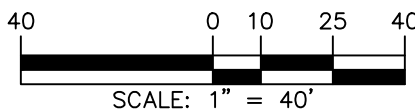
**PROPOSED WAREHOUSE
600
±254,250 SF
216 SPACES
(0.85 SPACE PER 1,000 SF)**

**PROPOSED WAREHOUSE
500
±205,800 SF
186 SPACES
(0.90 SPACE PER 1,000 SF)**

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SIGN LEGEND	
	STOP SIGN (R1-1)
	ACCESSIBLE PARKING SIGN
	YIELD TO PEDESTRIANS
	NO TRUCKS ALLOWED



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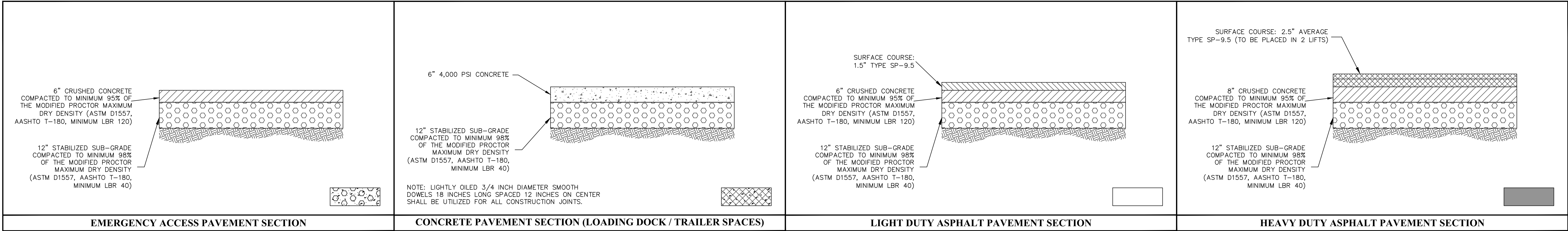
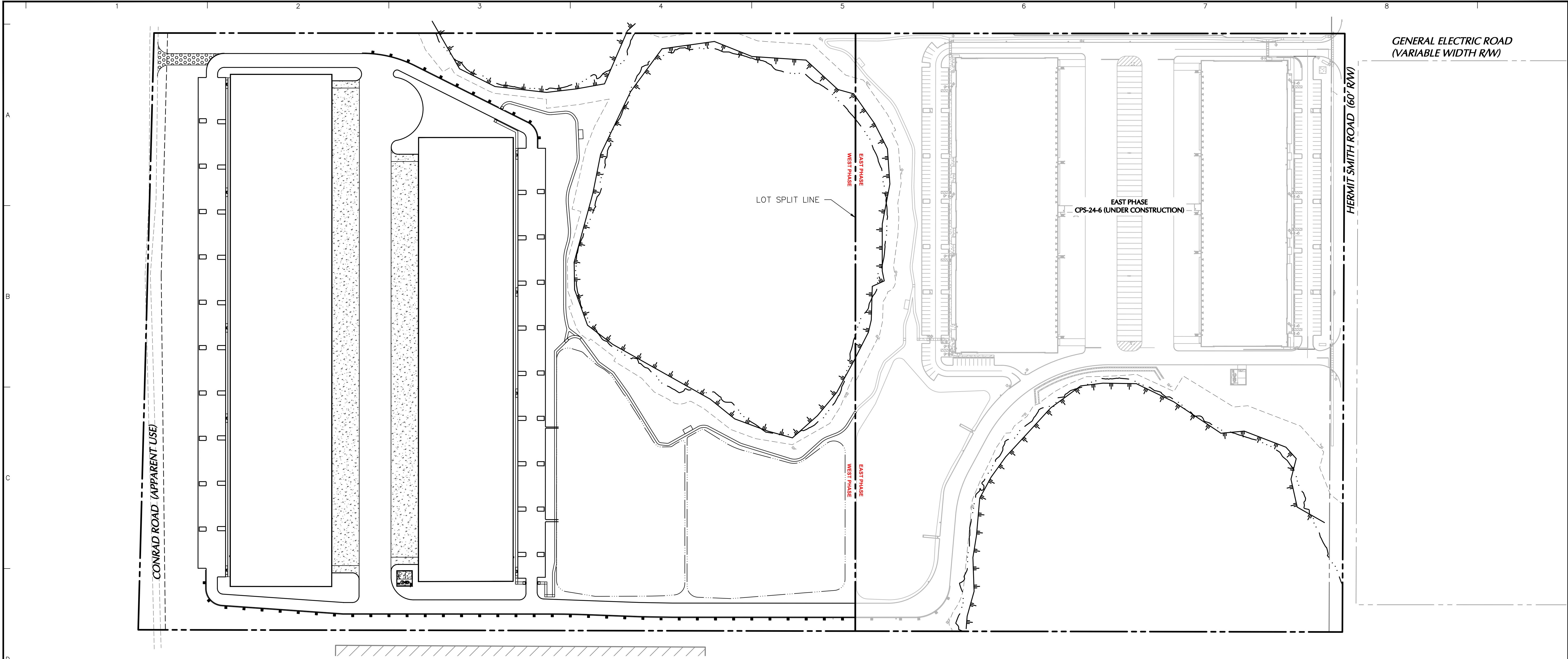
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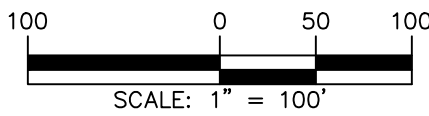
Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY
FLORIDA

Drawing Title
PARTIAL SITE PLAN

Project No. 342010601	Drawing No. C-08
Date 23 JANUARY 2025	
Drawn By BL	
Checked By JY	



- NOTES:
1. PAVEMENT SECTION STANDARDS REFERENCED FROM REPORT ENTITLED "PRELIMINARY SUBSURFACE EXPLORATION GEOTECHNICAL ENGINEERING REPORT HERMIT SMITH INDUSTRIAL DEVELOPMENT" - PREPARED BY ECS FLORIDA, LLC. DATED 03 FEBRUARY 2022 UPDATED 09 SEPTEMBER 2022. PAVEMENT SECTIONS ARE PRELIMINARY AND ARE SUBJECT TO CHANGE.
 2. CRUSHED CONCRETE SHOULD FOLLOW FDOT SPECIFICATION FOR MATERIAL QUALIFICATIONS AND PLACEMENT.
 3. COMPLIANCE TESTING SHALL BE A FREQUENCY OF ONE TEST PER 5,000 SF UNLESS OTHERWISE SPECIFIED BY THE GEOTECHNICAL ENGINEER.
 4. UNLESS OTHERWISE SPECIFIED BY THE GEOTECHNICAL ENGINEER, STABILIZED SUBGRADE SHALL HAVE LESS THAN 15% PASSING THE NO. 200 SIEVE AND A MAXIMUM PARTICLE SIZE OF 3 INCHES, FREE OF ORGANIC MATERIALS AND DEBRIS, WITH A MINIMUM LIMEROCK BEARING RATIO (LBR) OF 40.



Date	Description	No.
Revisions		

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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY
FLORIDA

Drawing Title
PAVEMENT PLAN

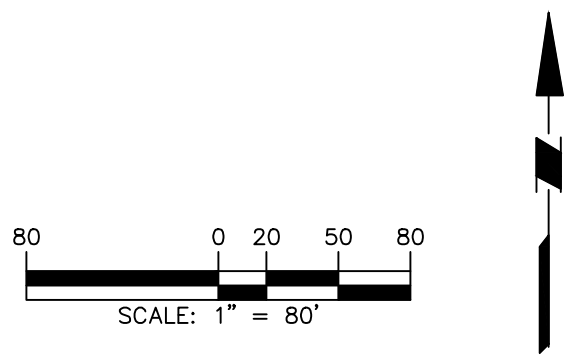
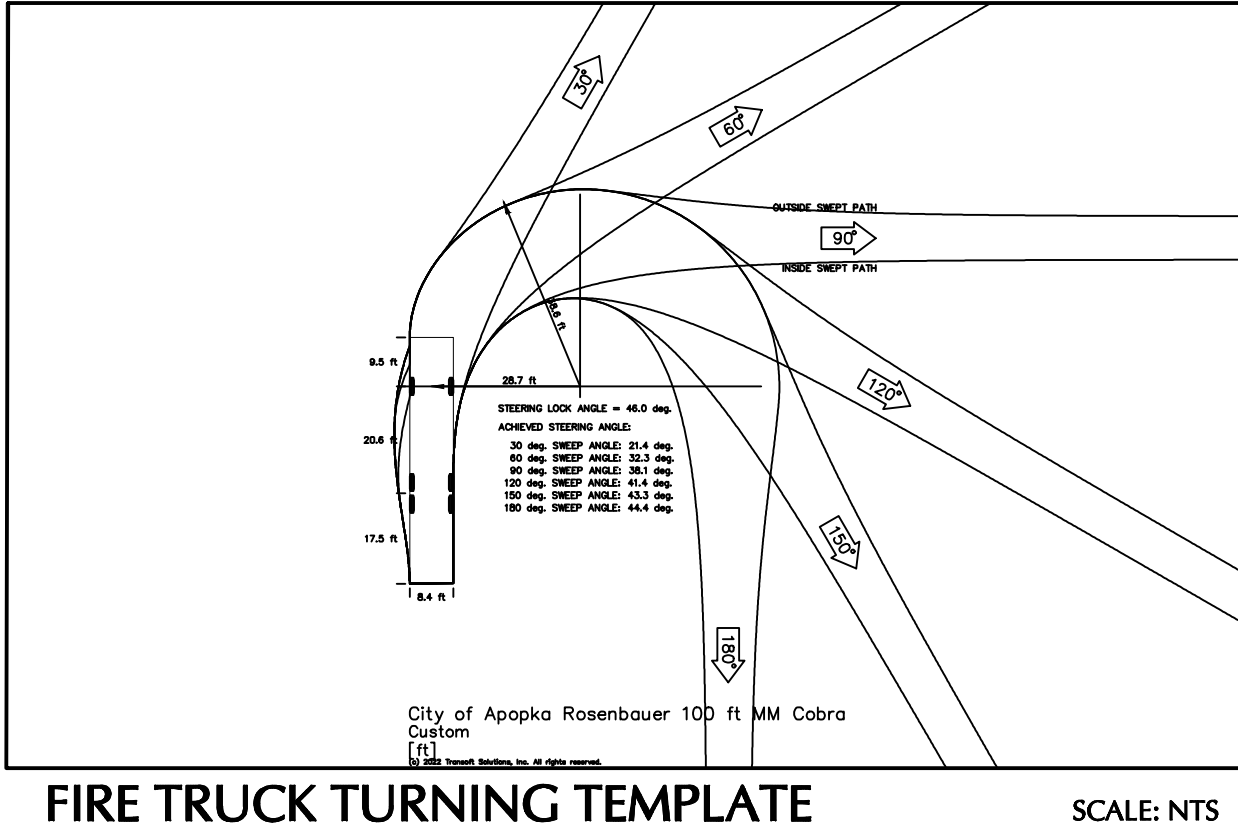
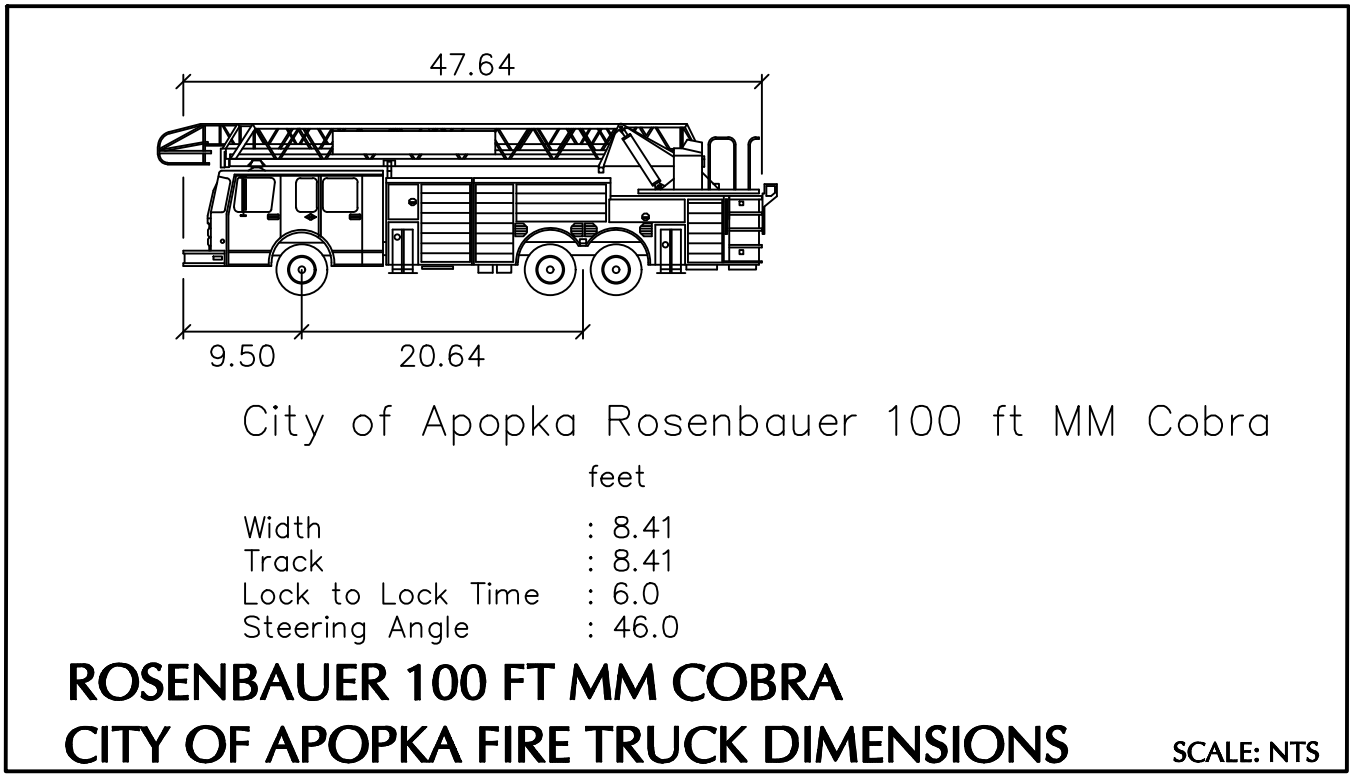
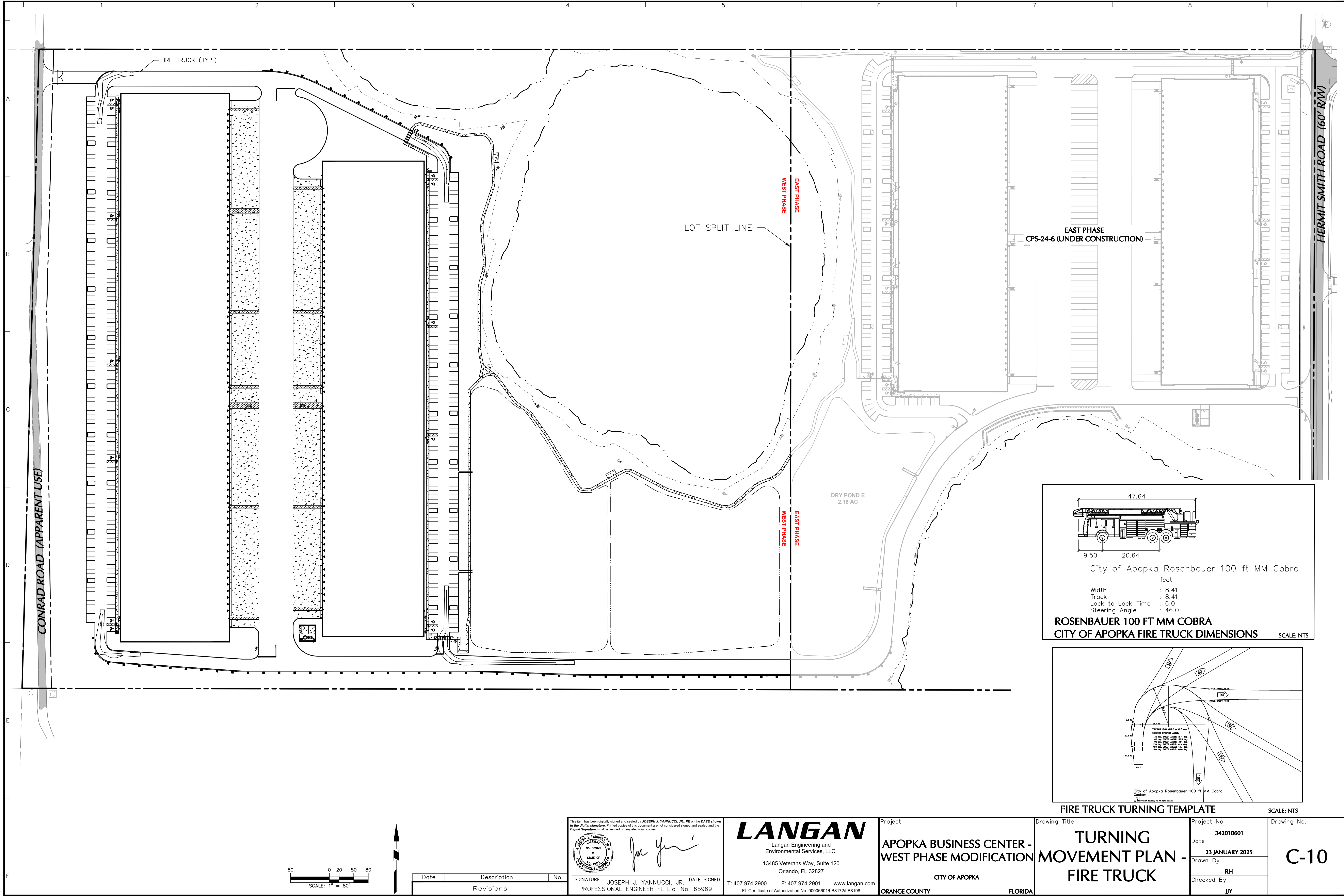
Project No.
342010601

Date
23 JANUARY 2025

Drawn By
RH

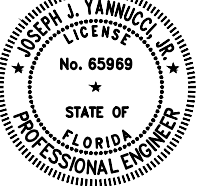
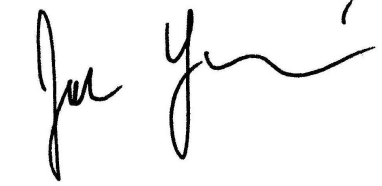
Checked By
JY

Drawing No.
C-09



Date	Description	No.
Revisions		

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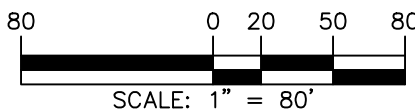
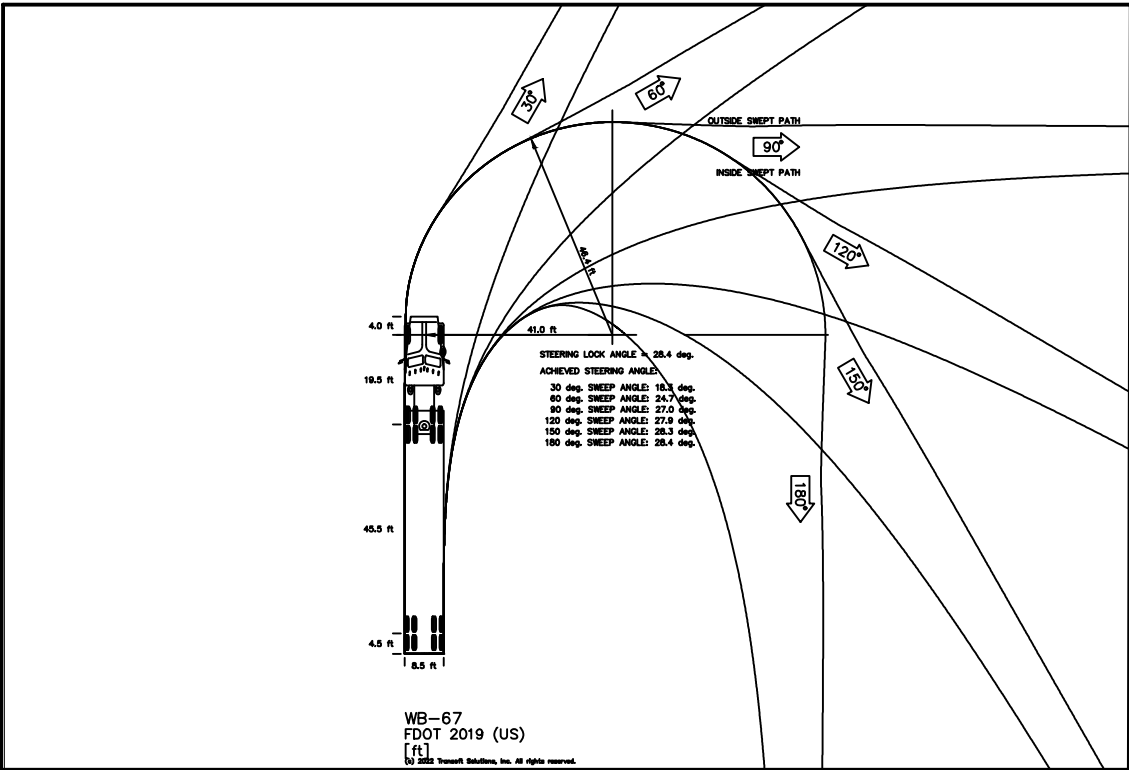
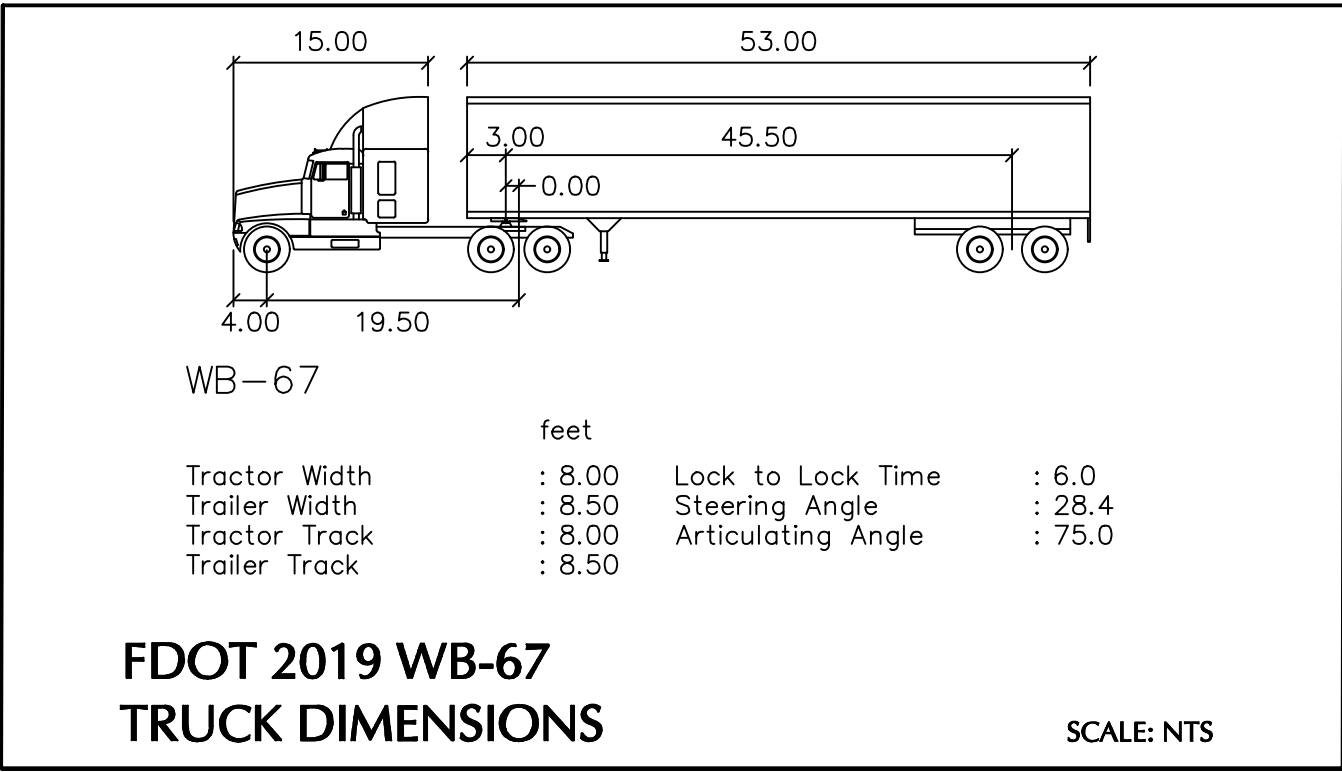
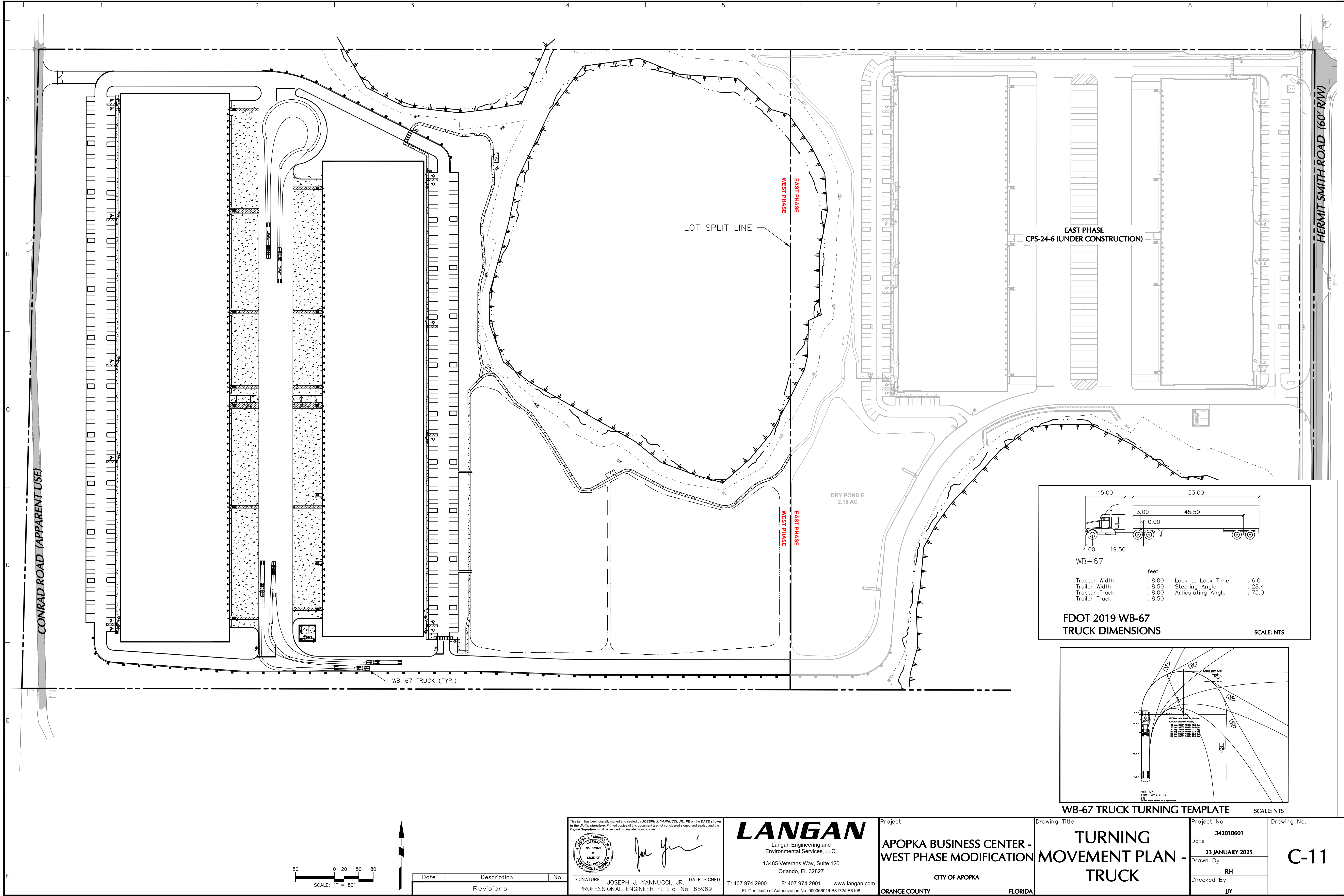
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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY **FLORIDA**

Drawing Title
TURNING MOVEMENT PLAN - FIRE TRUCK

Project No.
342010601
Date
23 JANUARY 2025
Drawn By
RH
Checked By
JY

Drawing No.
C-10



Date	Description	No.
Revisions		

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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY
FLORIDA

Drawing Title
TURNING MOVEMENT PLAN - TRUCK

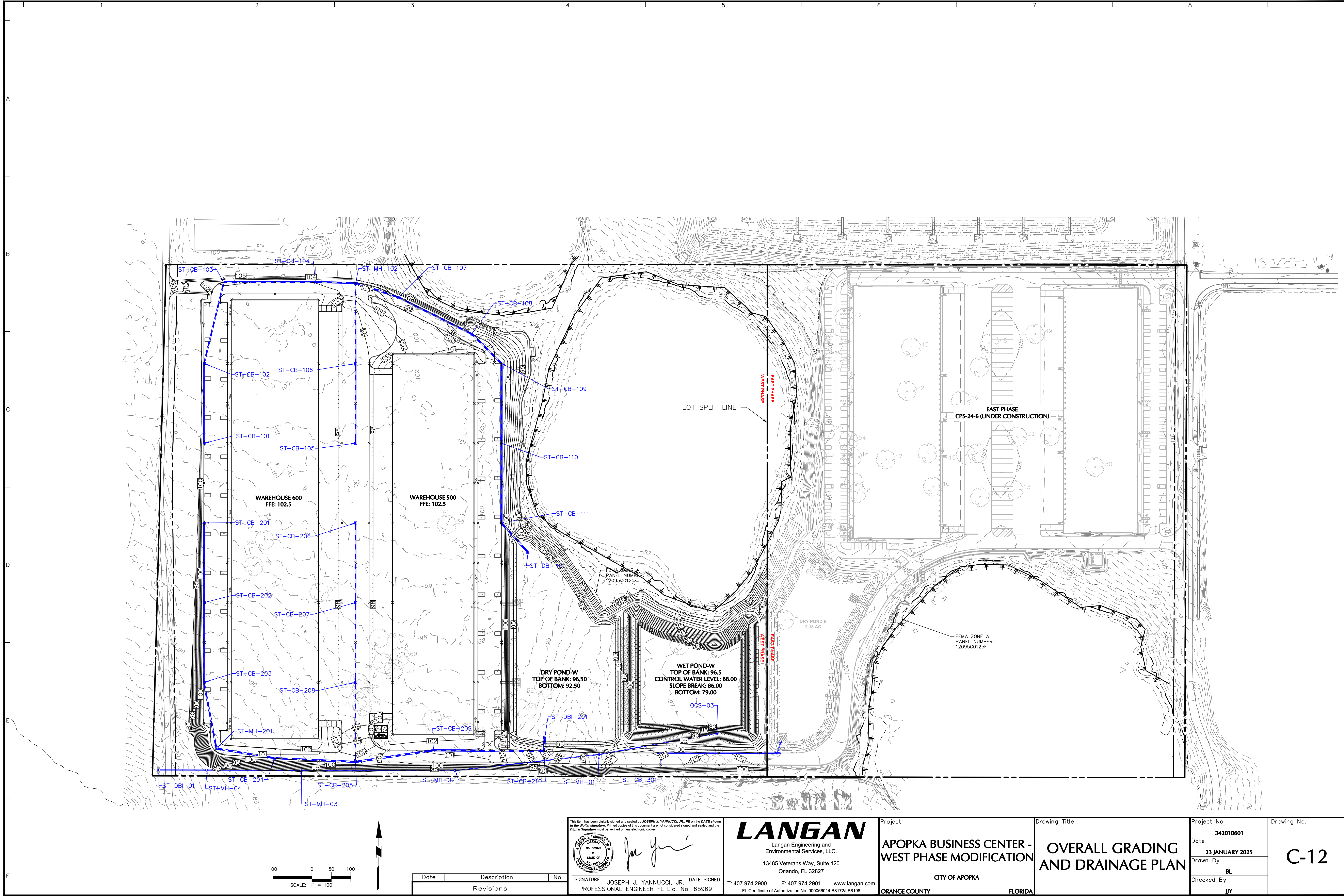
Project No.
342010601

Date
23 JANUARY 2025

Drawn By
RH

Checked By
JY

Drawing No.
C-11

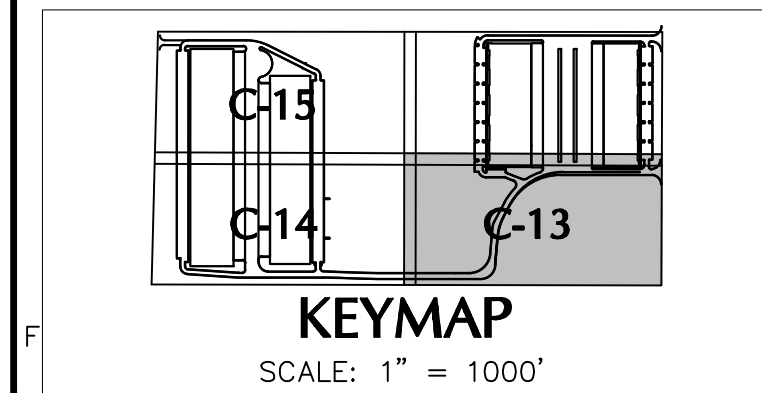
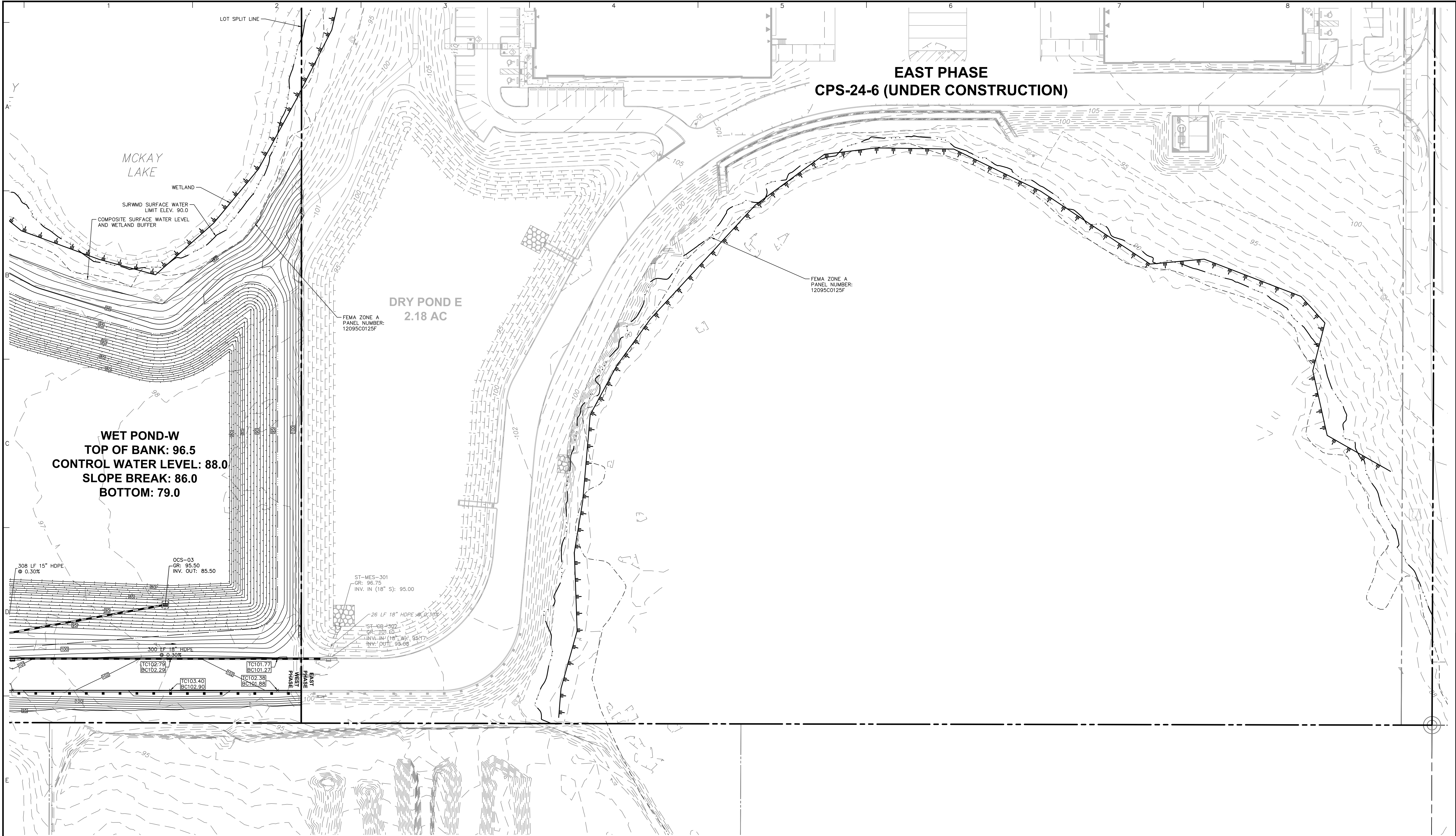


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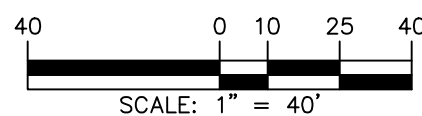
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Project		Drawing Title		Project No.	Drawing No.
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION		OVERALL GRADING AND DRAINAGE PLAN		342010601	C-12
CITY OF APOPKA		ORANGE COUNTY		FLORIDA	
				Date	23 JANUARY 2025
				Drawn By	BL
				Checked By	JY

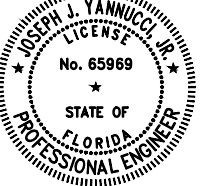


- NOTES:
1. CONTRACTOR TO COORDINATE WITH GEOTECHNICAL ENGINEER REGARDING EMBANKMENT SLOPE STABILIZATION.



Date	Description	No.
Revisions		

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Project

APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION

CITY OF APOPKA

ORANGE COUNTY

FLORIDA

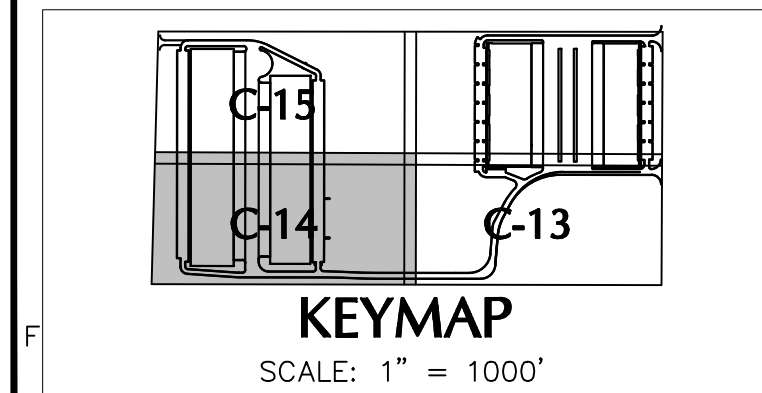
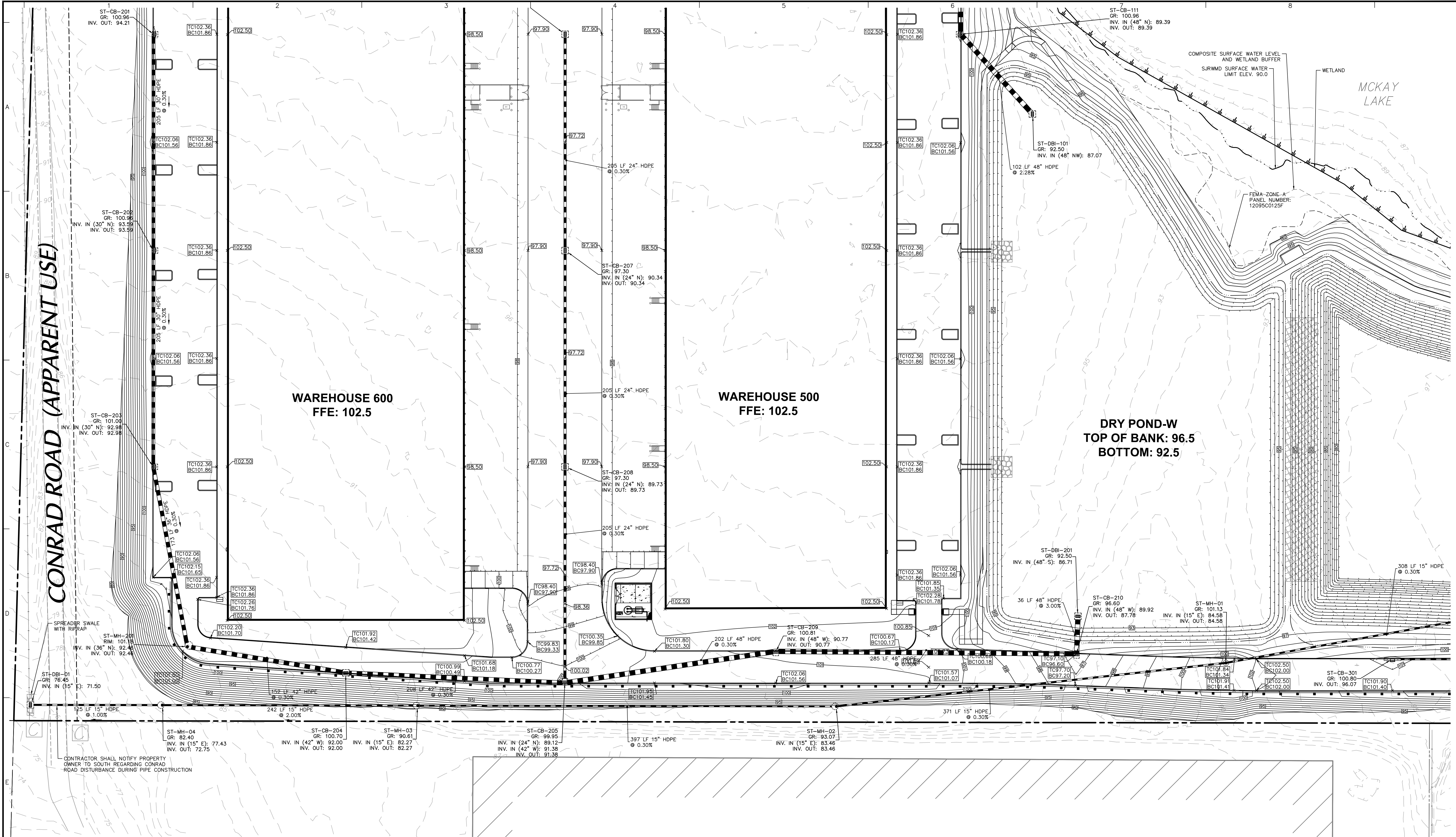
Drawing Title

PARTIAL DRAINAGE & GRADING SHEETS

Project No.	342010601
Date	23 JANUARY 2025
Drawn By	BL
Checked By	JY

Drawing No.

C-13

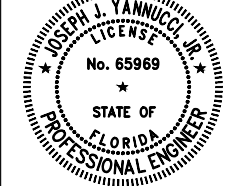


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Date	Description	No.
Revisions		

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 *for you*

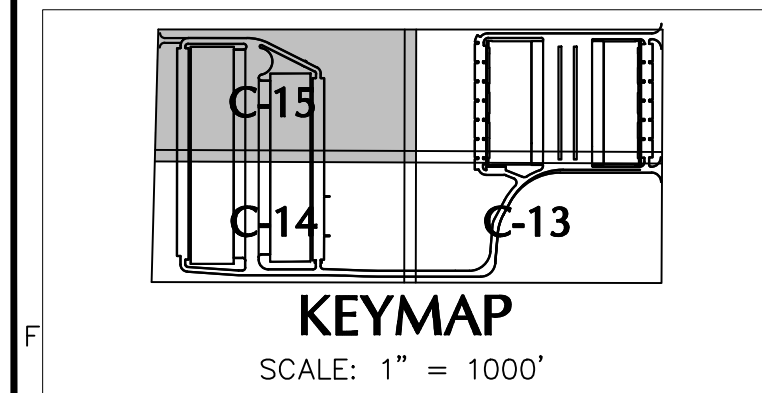
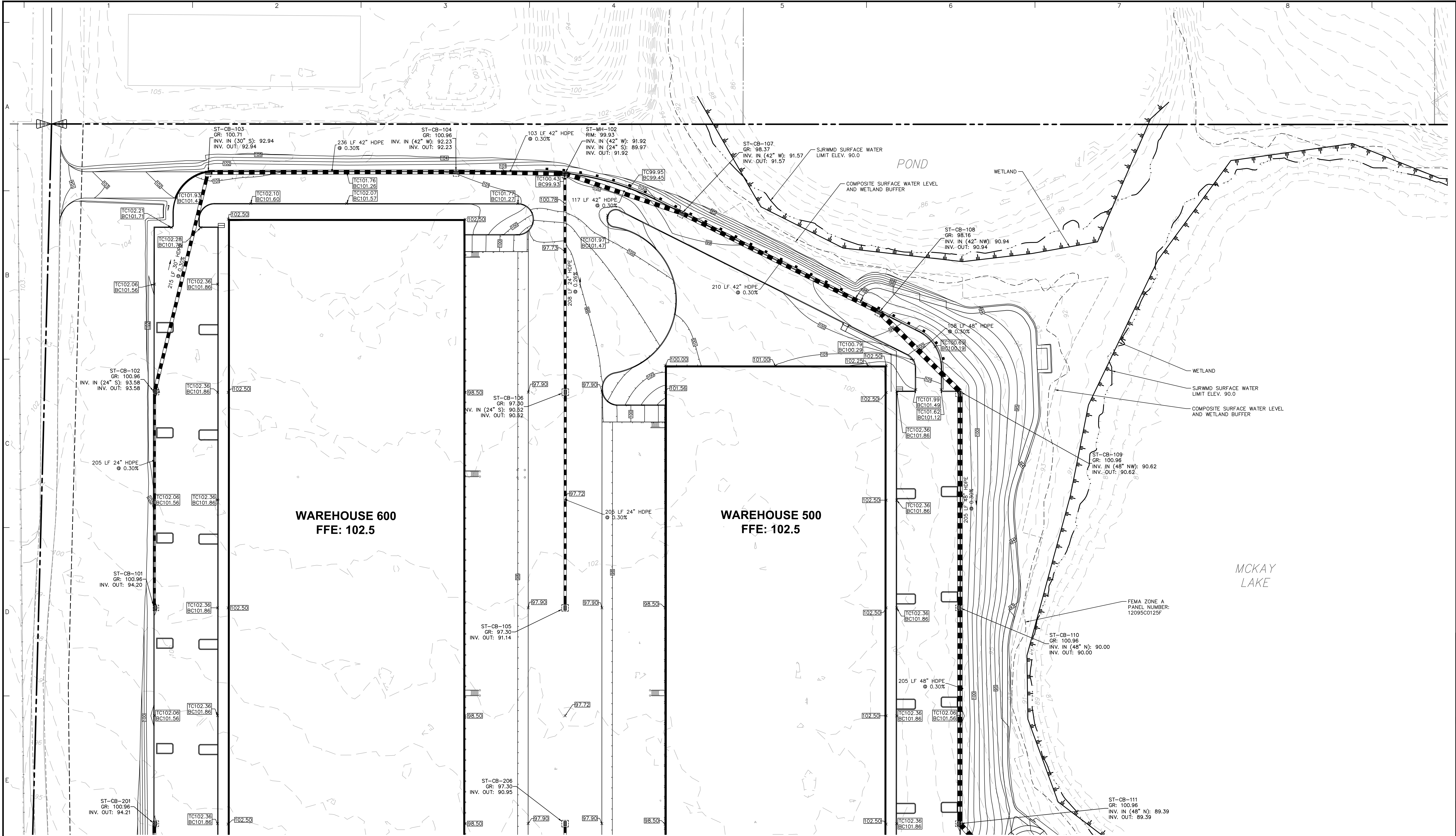
SIGNATURE JOSEPH J. YANNUCCI, JR. DATE SIGNED
PROFESSIONAL ENGINEER FL Lic. No. 65969

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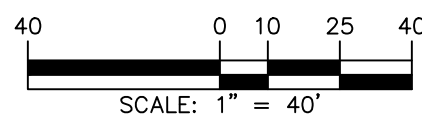
Project
**APOPKA BUSINESS CENTER -
WEST PHASE MODIFICATION**
CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title
**PARTIAL
DRAINAGE &
GRADING SHEETS**

Project No. 342010601	Drawing No. C-14
Date 23 JANUARY 2025	
Drawn By BL	
Checked By JY	

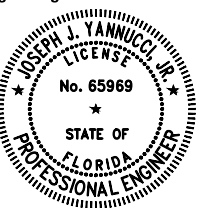
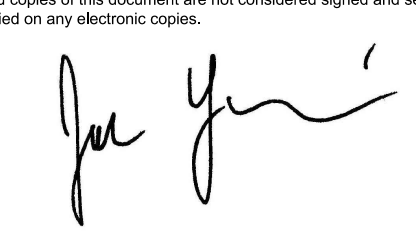


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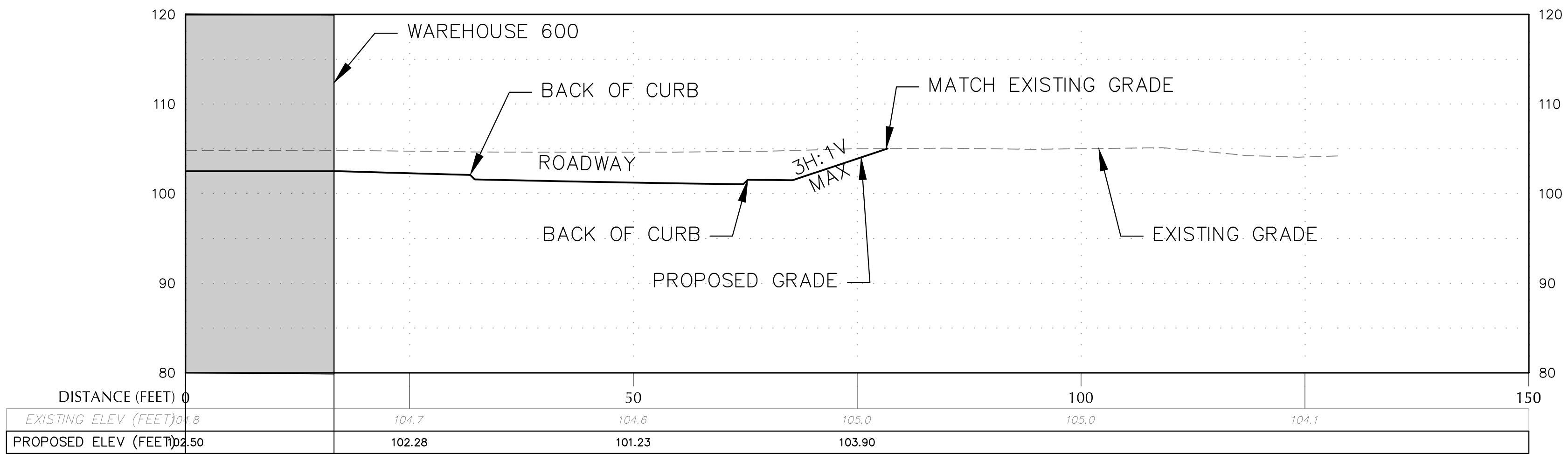
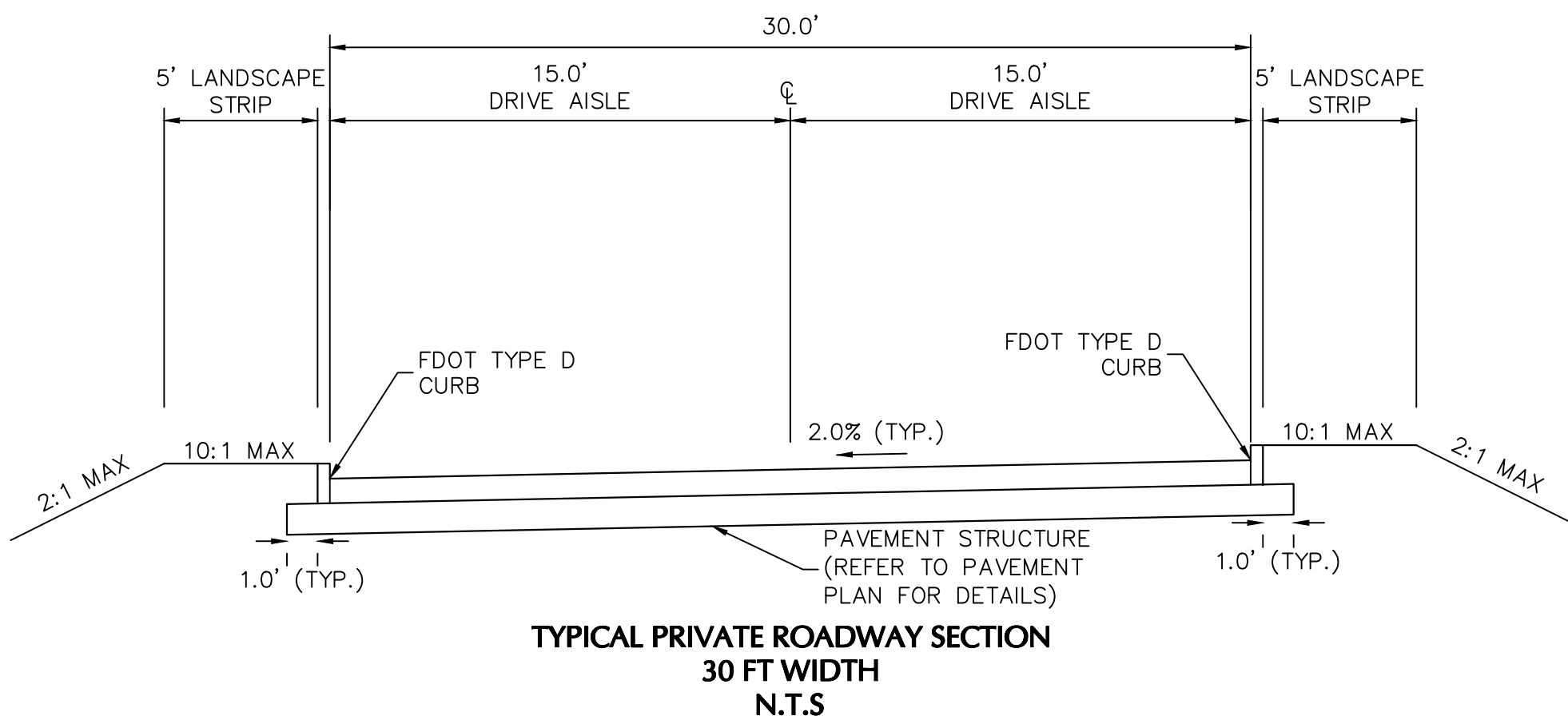
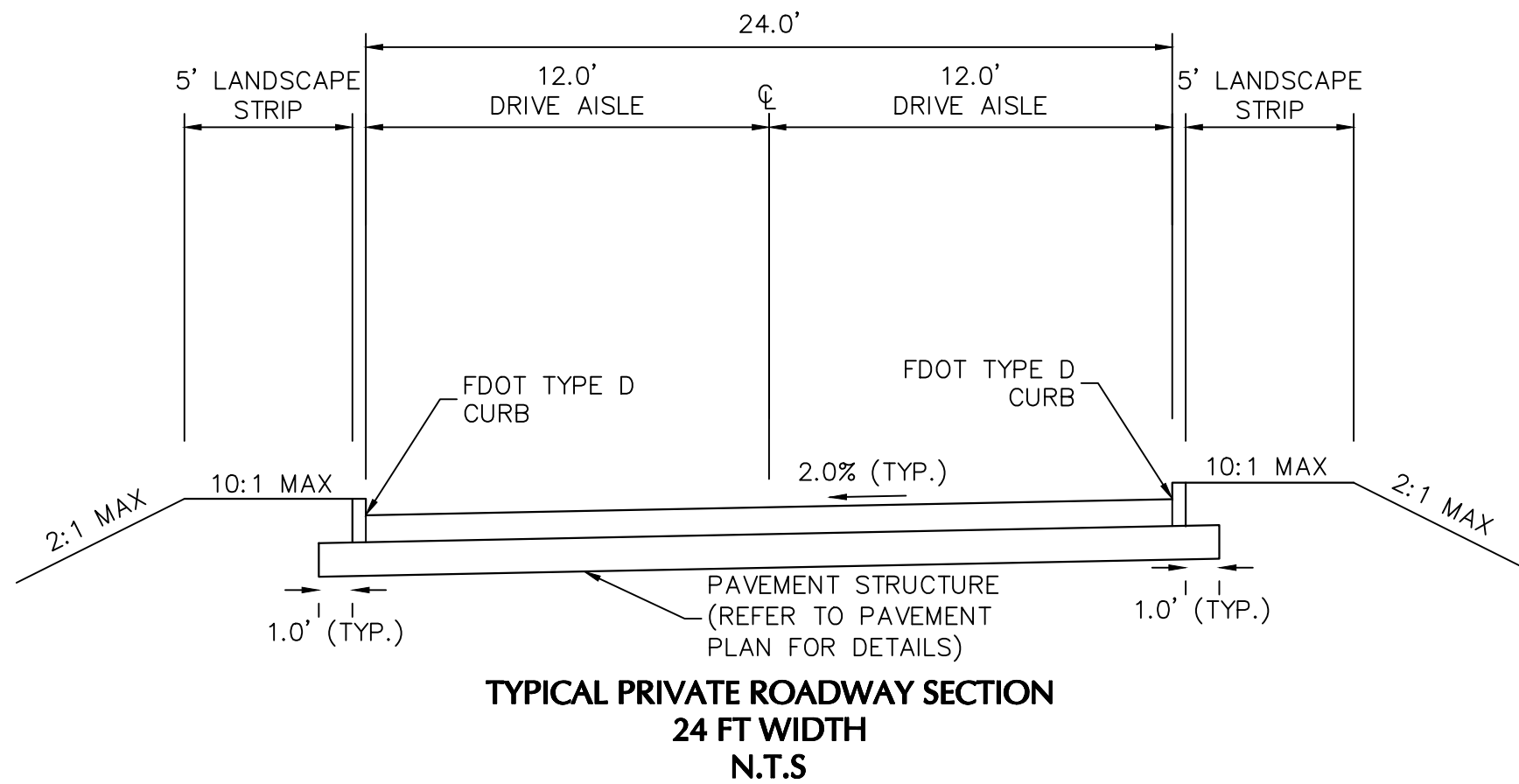
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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY
FLORIDA

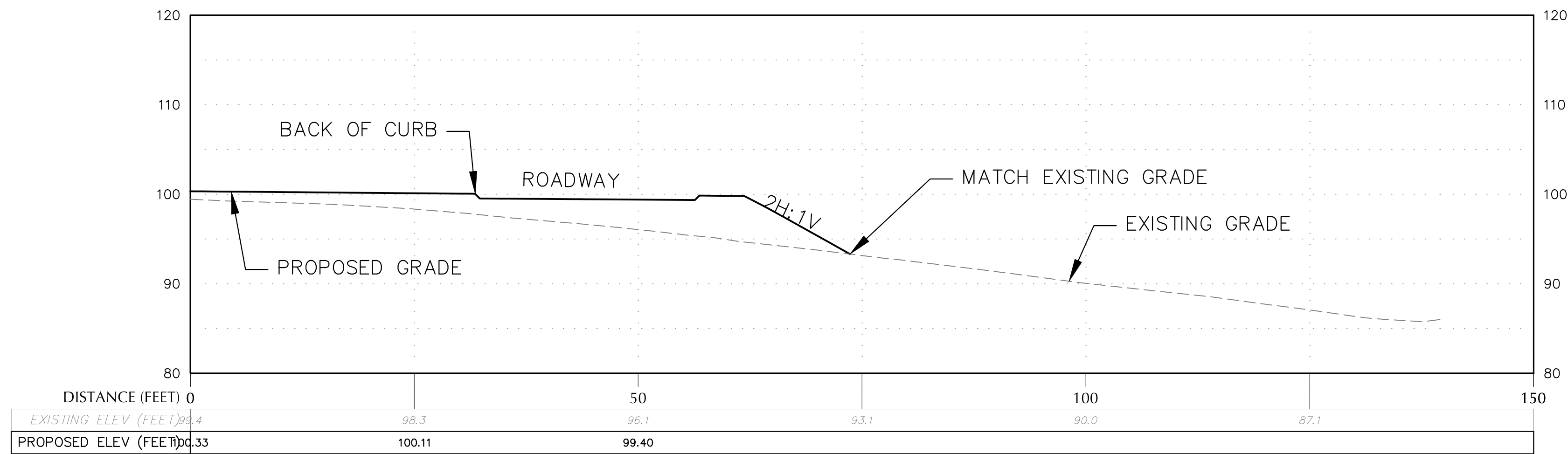
Drawing Title
PARTIAL DRAINAGE & GRADING SHEETS

Project No. 342010601	Drawing No. C-15
Date 27 JUNE 2024	
Drawn By JMW	
Checked By JY	

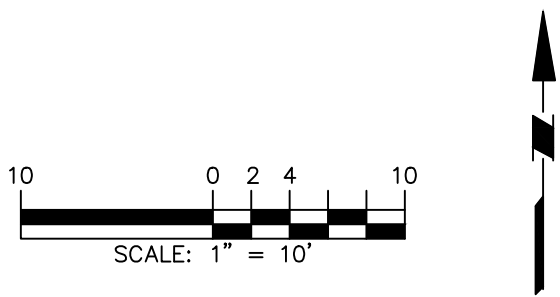
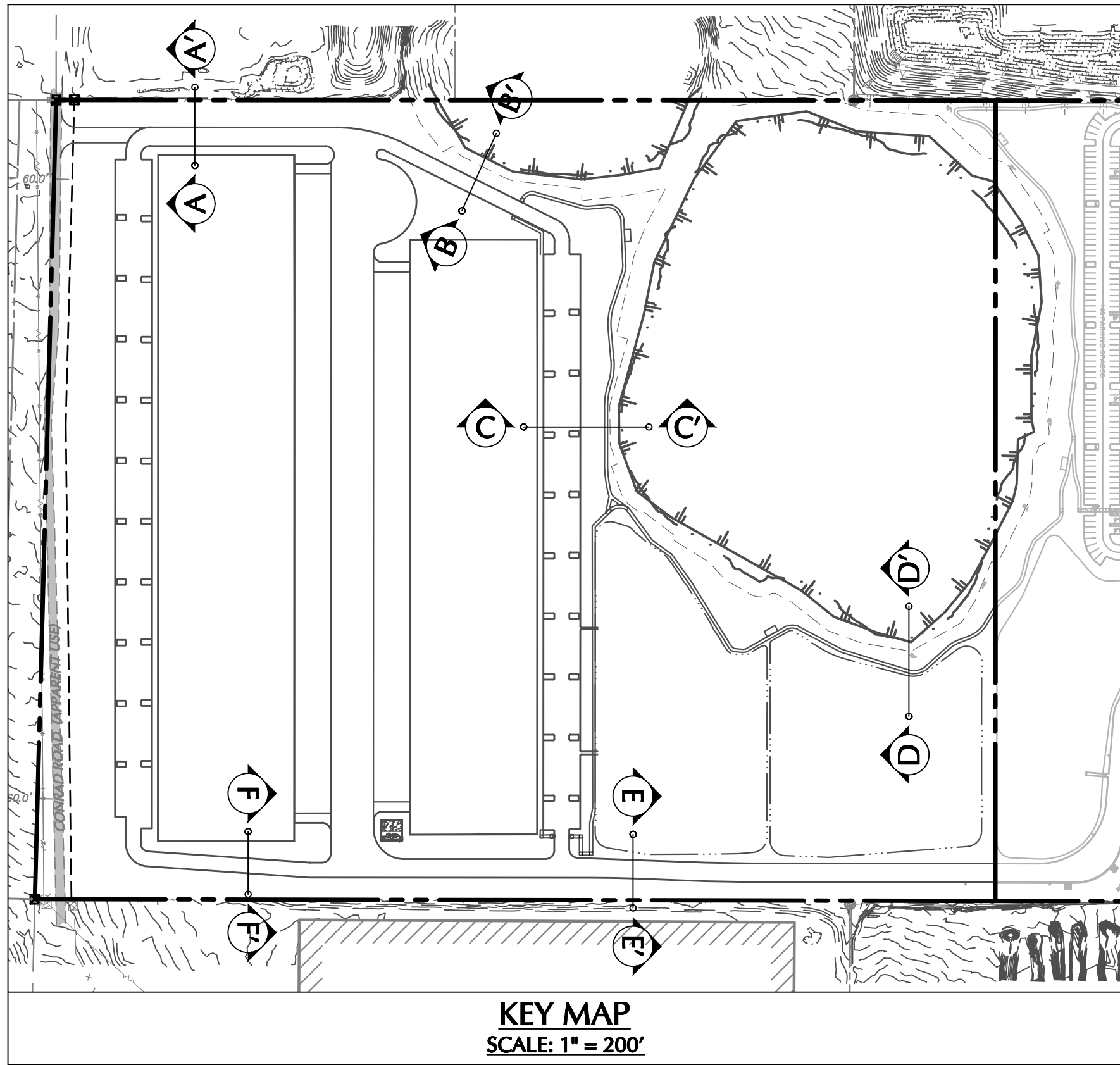
A
B
C
D
E
F



A-A' SECTION

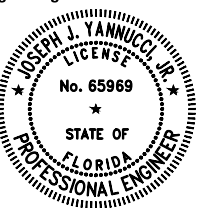


B-B' SECTION



Date	Description	No.
	Revisions	

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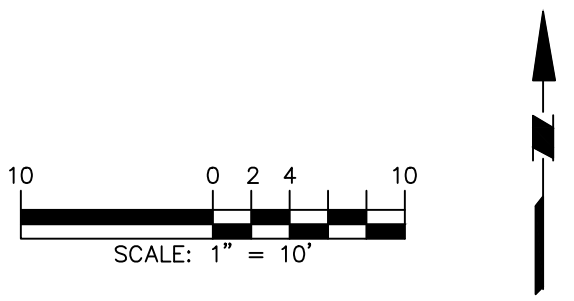
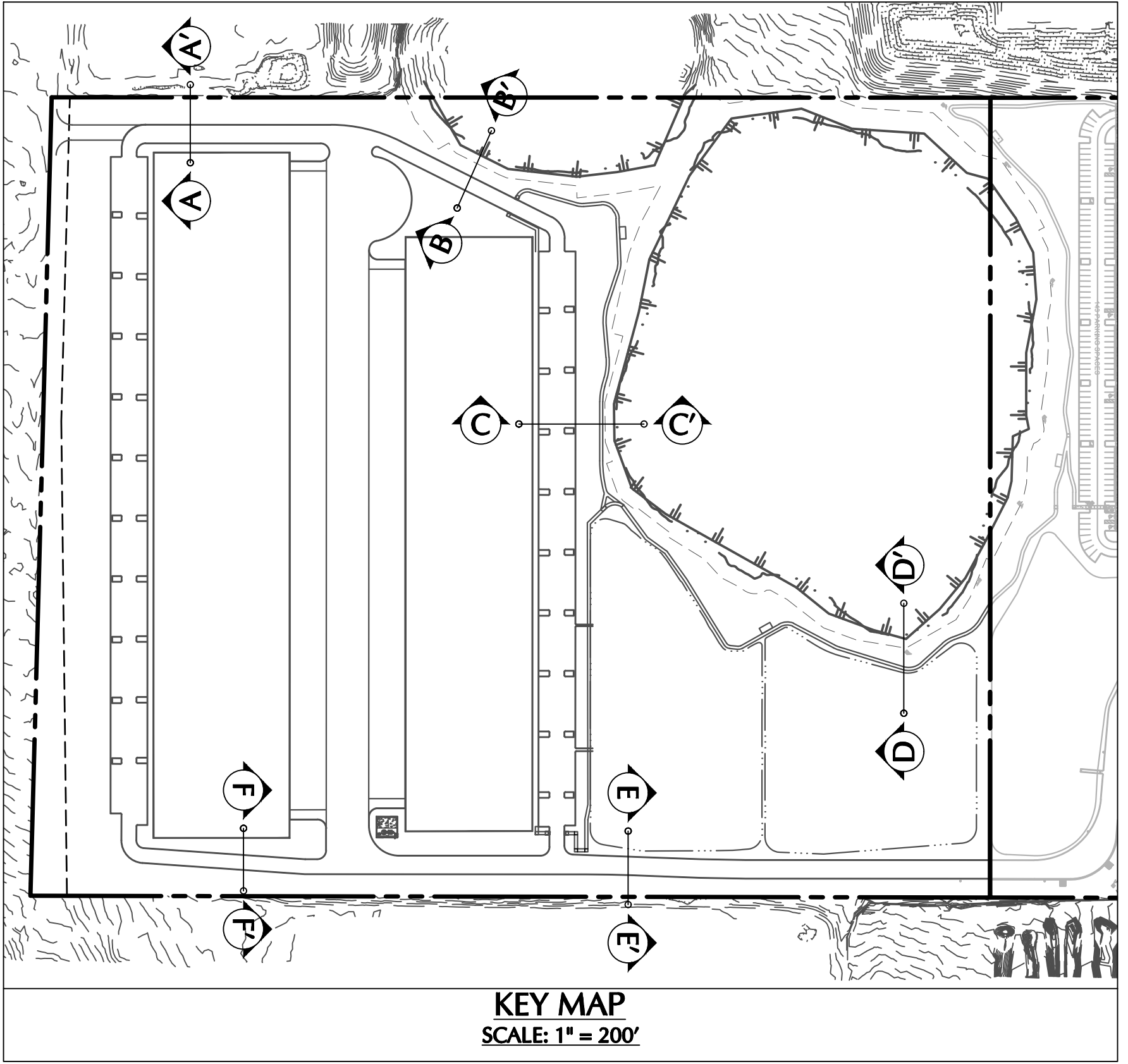
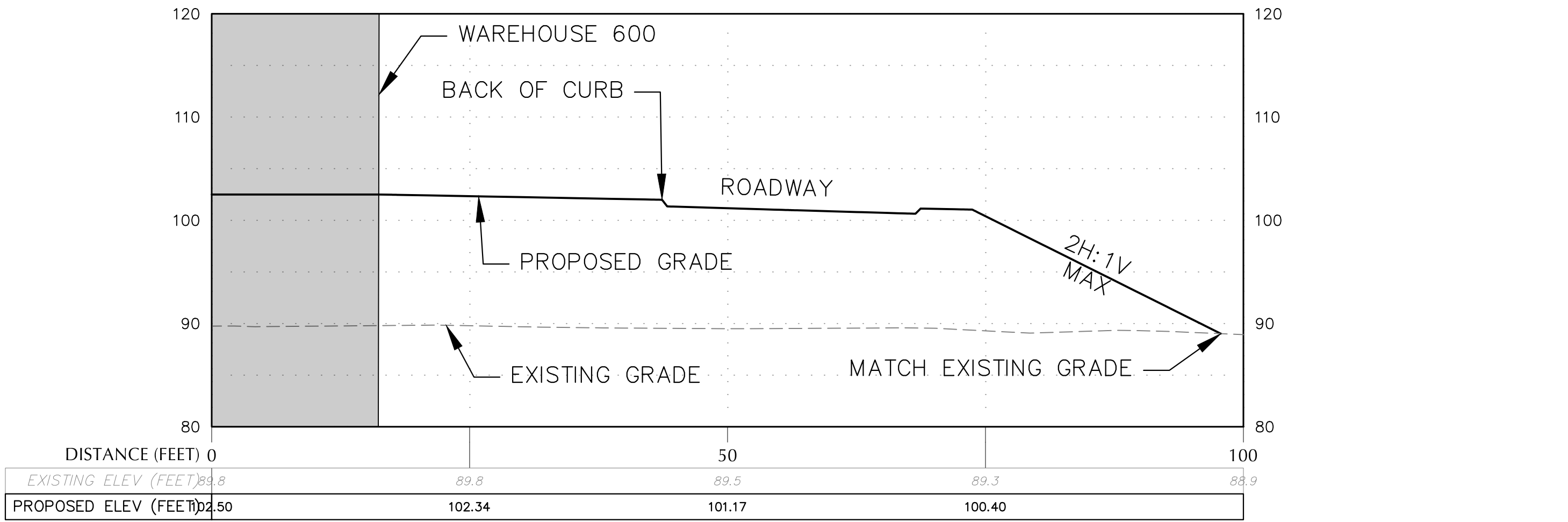
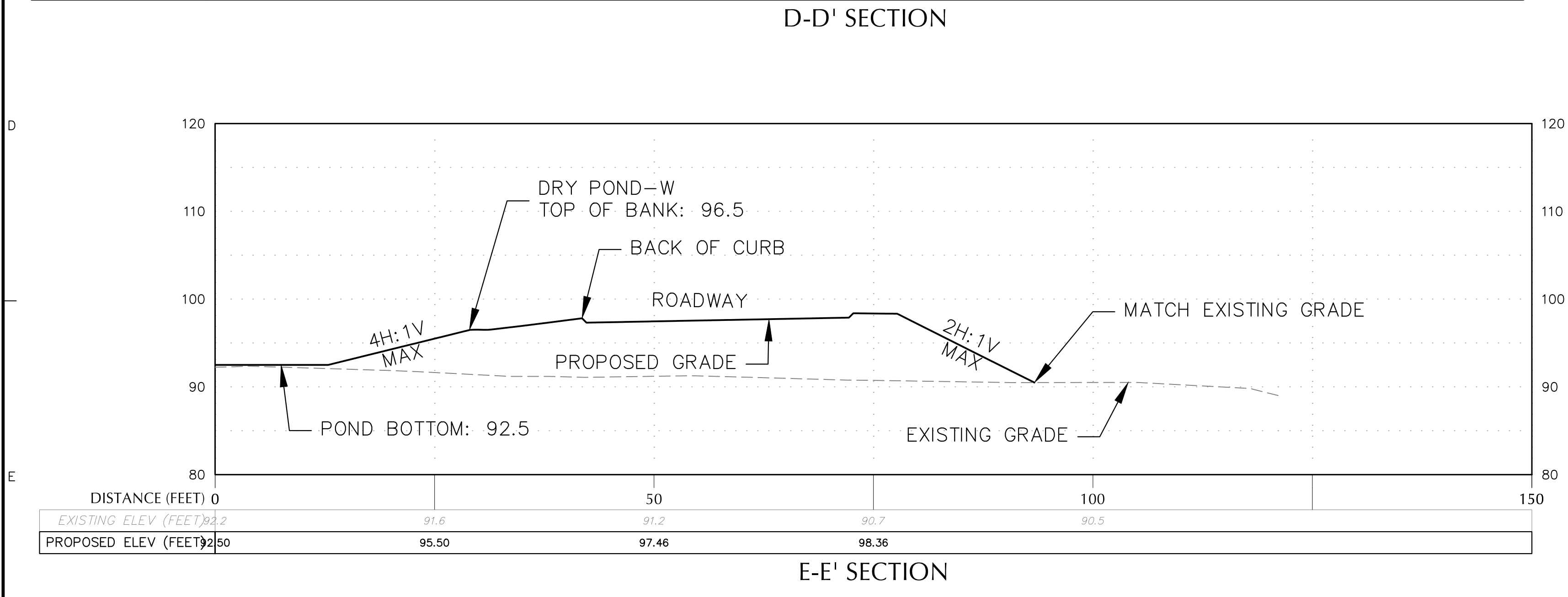
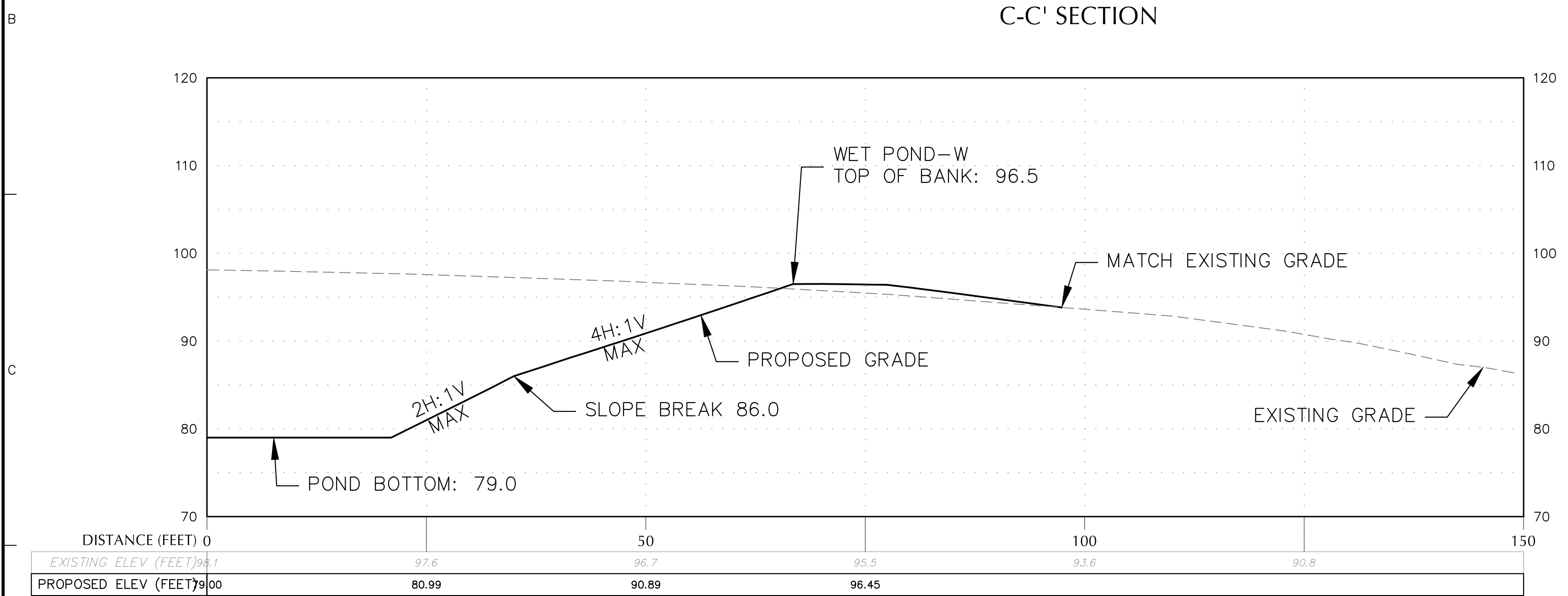
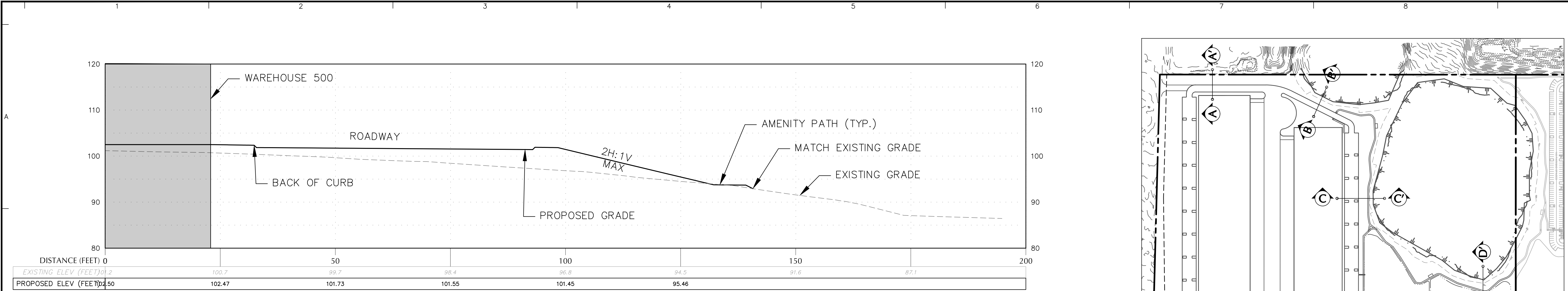

SIGNATURE: JOSEPH J. YANNUCCI, JR. DATE SIGNED: [Signature]
PROFESSIONAL ENGINEER FL Lic. No. 65969

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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
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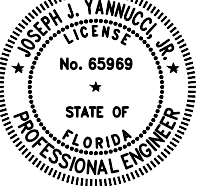
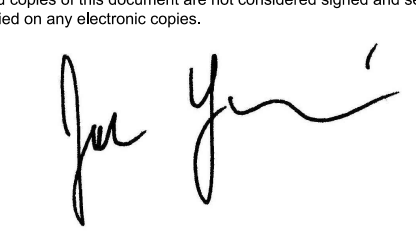
Drawing Title
SECTIONS

Project No. 342010601	Drawing No. C-16
Date 23 JANUARY 2025	
Drawn By BL	
Checked By JY	



Date	Description	No.
Revisions		

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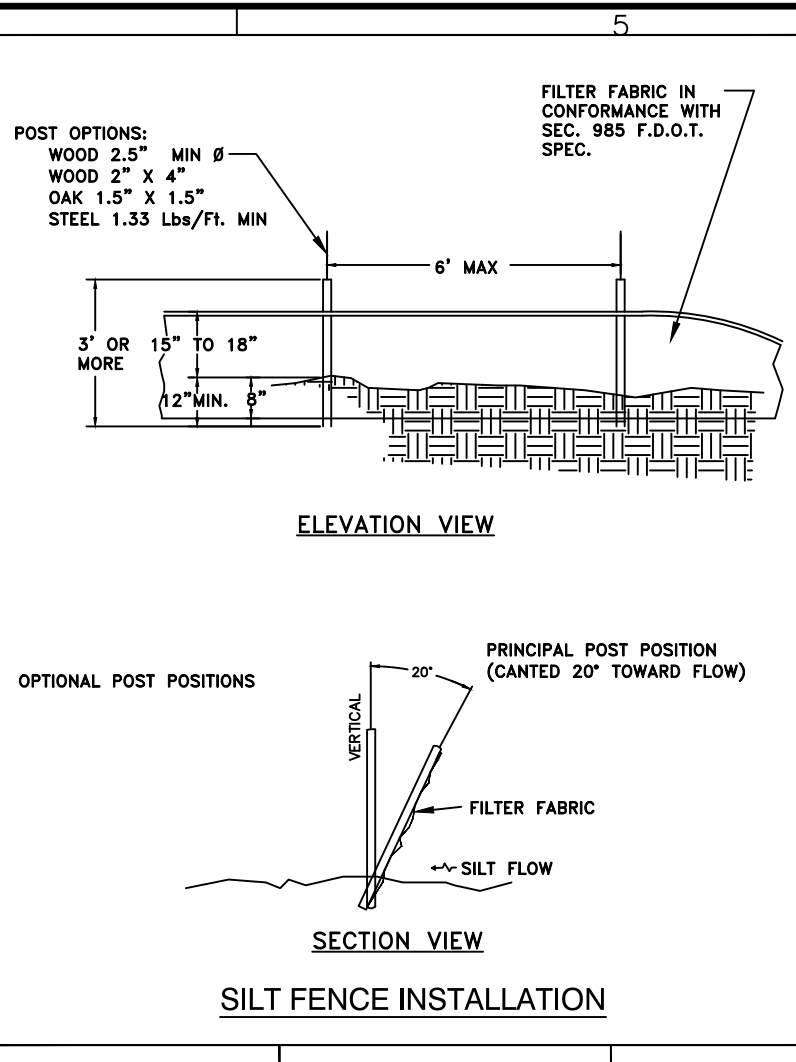
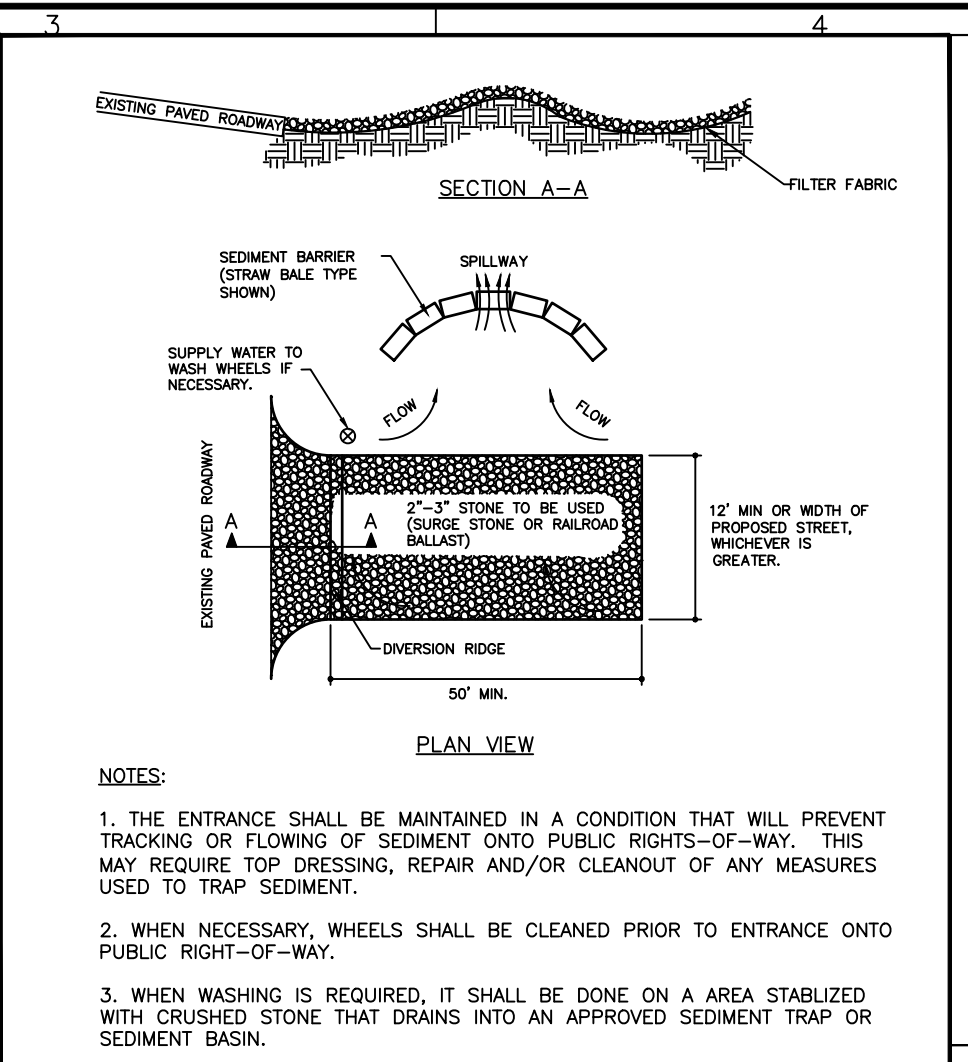
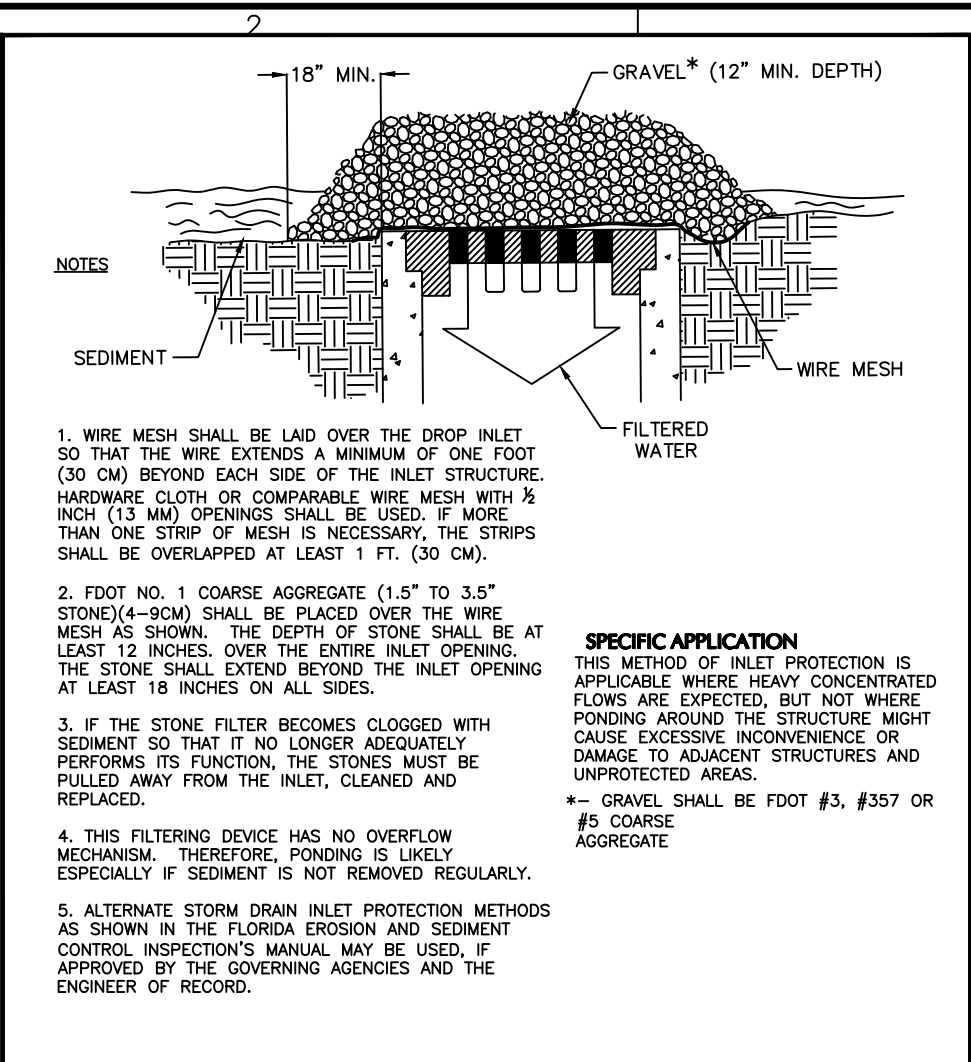
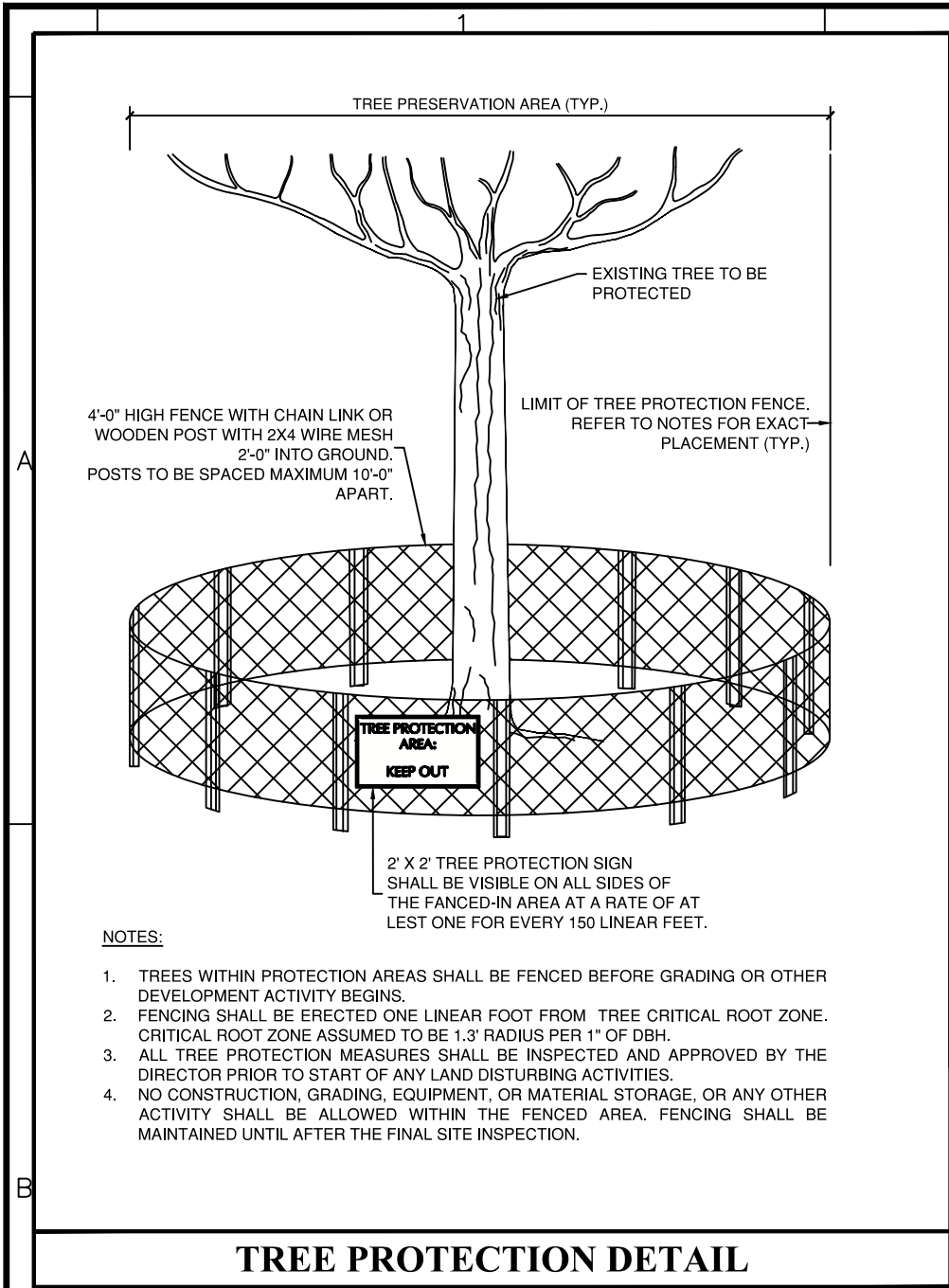
Project
**APOPKA BUSINESS CENTER -
WEST PHASE MODIFICATION**

CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title
SECTIONS

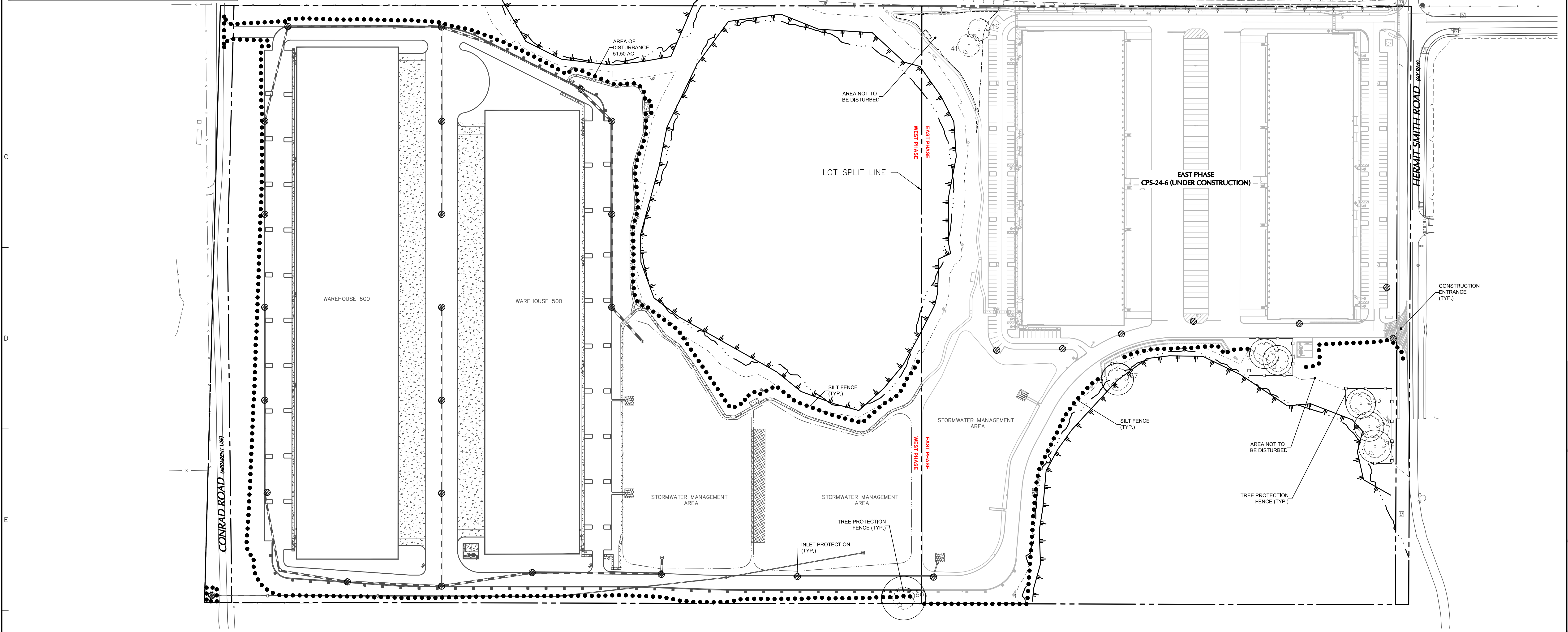
Project No.
342010601
Date
23 JUNE 2022
Drawn By
LC
Checked By
JY

Drawing No.
C-16A

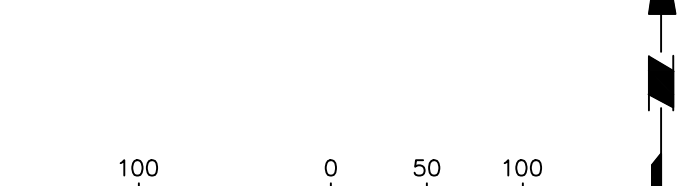


- EROSION AND SEDIMENT CONTROL NOTES**
1. THE CONTRACTOR SHALL INSTALL AND MAINTAIN SILT FENCE AROUND THE PERIMETER OF ALL EARTH DISTURBANCES. THE SILT FENCE SHALL BE INSPECTED AND REPAIRED FOLLOWING EVERY RAINFALL EVENT. SILT FENCES SHALL REMAIN IN PLACE UNTIL PERMANENT STABILIZATION OF DISTURBED AREAS IS COMPLETED.
 2. THE CONTRACTOR SHALL PROVIDE SILTATION REDUCTION DEVICES FOR THE DISCHARGE FROM ANY DEWATERING PROCESS SO THAT DIRECT DISCHARGE DOES NOT OCCUR. ALL DEWATERING ACTIVITIES ON SITE WITH RESPECT TO TREES SHALL BE SUPERVISED BY AN ARBORIST AND ANY AFFECTED TREES WILL BE PLACED ON A SCHEDULE FOR WATER AND MONITORED BY THE ARBORIST.
 3. THE CONTRACTOR SHALL CHECK ALL EROSION AND SILTATION CONTROL DEVICES AFTER EACH RAINFALL AND REPAIR OR REPLACE THEM AS REQUIRED.
 4. THE REQUIREMENTS LISTED ABOVE SHALL BE CONSIDERED MINIMUM REQUIREMENTS AND THE CONTRACTOR SHALL USE WHATEVER METHODS HE DEEMS NECESSARY TO PREVENT EROSION AND SILTATION AS MAY BE REQUIRED FOR THE PROJECT, AND APPROVED BY THE AUTHORITIES HAVING JURISDICTION.
 5. THE CONTRACTOR SHALL CONTROL ALL DUST ORIGINATING ON THIS PROJECT BY WATERING OR OTHER METHODS AS APPROVED BY THE OWNER.
 6. ALL PRACTICABLE AND NECESSARY EFFORT, INCLUDING BUT NOT LIMITED TO THE USE OF STAKED SYNTHETIC BALES OR STAKED SILT SCREEN BARRIERS, SHALL BE TAKEN DURING CONSTRUCTION TO CONTROL AND PREVENT EROSION AND TRANSPORT OF SEDIMENT MATERIALS TO SURFACE WATER CONVEYANCE DITCHES, INLETS, SURFACE DRAINS, WETLANDS AND LAKE AREAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RESTORATION EFFORTS THAT MAY BE REQUIRED TO MITIGATE EROSION OR SEDIMENTATION EFFECTS OCCURRING DURING HIS WORK.
 7. PERIODIC INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL STRUCTURES AND DEVICES MUST BE PROVIDED TO ENSURE INTENDED PURPOSE IS ACCOMPLISHED. THE DEVELOPER, OWNER AND/OR CONTRACTOR SHALL BE CONTINUALLY RESPONSIBLE FOR ALL SEDIMENT LEAVING THE PROPERTY. SEDIMENT CONTROL MEASURES SHALL BE IN WORKING CONDITION AT THE END OF EACH WORKDAY.
 8. EROSION CONTROL DEVICES SHALL FOLLOW STANDARDS AND DETAILS IN INDEX 102.103.104 OF THE (FOOT ROADWAY AND TRAFFIC DESIGN STANDARDS). CONTROL DEVICES AND TECHNIQUES, AS PROVIDED IN THE FLORIDA EROSION AND SEDIMENT CONTROL MANUAL SHALL BE IMPLEMENTED TO COMPLY WITH CURRENT STATE REGULATIONS.
 9. THE CONTRACTOR MUST SUBMIT A NPDES NOTICE OF TERMINATION FORM TO THE FDOT UPON COMPLETION OF CONSTRUCTION.
 10. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO PERMANENTLY STABILIZE ALL GROUND AREAS THAT ARE DISTURBED BY HIS WORK. PERMANENT STABILIZATION SHALL INCLUDE SOIL PAVEMENTS AND HARDCAPES, OR OTHER METHODS PROPOSED BY THE CONTRACTOR AND APPROVED BY THE ENGINEER OF RECORD, OWNER AND APPROPRIATE REGULATORY AUTHORITIES.
 11. THE CONTRACTOR SHALL PROVIDE TEMPORARY BEST MANAGEMENT PRACTICES (BMPs) FOR TREATMENT OF STORMWATER FLOWS DURING CONSTRUCTION. THE BMP SHALL PROVIDE TREATMENT VOLUME FOR 1/2" OVER THE DISTURBED AREA AT ANY TIME DURING CONSTRUCTION. THE CONTRACTOR SHALL RESTORE ANY AREAS USED FOR TEMPORARY STORMWATER TREATMENT TO A PERMANENTLY STABILIZED CONDITION EQUIVALENT TO THE PRE-CONSTRUCTION CONDITION OR OTHER PROPOSED CONDITION AS APPROVED BY THE OWNER.
 12. THE CONTRACTOR SHALL INSTALL AND MAINTAIN SILT FENCE, IN ACCORDANCE WITH FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL MANUAL, AROUND THE PERIMETER OF ALL EARTH DISTURBANCES. SILT FENCES SHALL REMAIN IN PLACE UNTIL PERMANENT STABILIZATION OF DISTURBED AREAS IS COMPLETED.
 13. THERE IS ONE SOIL GROUP (SOIL SERIES 44 - SMYRNA, WET FINE SAND, 0 TO 2 PERCENT SLOPES) WITHIN THE VICINITY OF THE PROPOSED PROJECT. SOIL SURVEY INFORMATION IS REFERENCED FROM GEOTECHNICAL ENGINEERING SERVICE REPORT PREPARED BY "PROFESSIONAL SERVICE INDUSTRIES, INC." DATED NOVEMBER 22, 2017.
 14. THE CONTRACTOR SHALL SEED AND MULCH OR SOO SWALES, PONDS, AND/OR GREEN AREAS IMMEDIATELY AFTER CONSTRUCTION OF THESE AREAS ARE COMPLETED.

15. THE CONTRACTOR SHALL PROVIDE SILTATION REDUCTION DEVICES FOR THE DISCHARGE FROM ANY DEWATERING PROCESS SO THAT DIRECT DISCHARGE DOES NOT OCCUR.
16. THE CONTRACTOR SHALL CHECK ALL EROSION AND SILTATION CONTROL DEVICES WEEKLY AND/OR WITHIN 24 HOURS OF STORM EVENT THAT PRECIPITATES 1/8 INCH OR GREATER AND REPAIR OR REPLACE THEM AS REQUIRED. SILT FENCES SHALL REMAIN IN PLACE UNTIL PERMANENT STABILIZATION OF DISTURBED AREAS IS COMPLETED.
17. THE REQUIREMENTS LISTED ON THIS DOCUMENT SHALL BE CONSIDERED MINIMUM REQUIREMENTS AND THE CONTRACTOR SHALL USE WHATEVER METHODS DEEMED NECESSARY TO PREVENT EROSION AND SILTATION AS MAY BE REQUIRED FROM THE PROJECT, AND APPROVED BY THE AUTHORITIES HAVING JURISDICTION.
18. THE CONTRACTOR SHALL CONTROL ALL DUST ORIGINATING ON THIS PROJECT BY WATERING OR OTHER METHODS AS APPROVED BY THE OWNER AND ENGINEER OF RECORD.
19. ALL PRACTICABLE AND NECESSARY EFFORT, INCLUDING BUT NOT LIMITED TO THE USE OF STAKED SYNTHETIC BALES OR STAKED SILT SCREEN BARRIERS, SHALL BE TAKEN DURING CONSTRUCTION TO CONTROL AND PREVENT EROSION AND TRANSPORT OF SEDIMENT MATERIALS TO SURFACE WATER CONVEYANCE DITCHES, INLETS, SURFACE DRAINS, WETLANDS AND LAKE AREAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RESTORATION EFFORTS THAT MAY BE REQUIRED TO MITIGATE EROSION OR SEDIMENTATION EFFECTS OCCURRING DURING THE WORK.
20. TEMPORARY SILTATION CONTROL BARRIERS (E.G. SILT FENCE) SHALL BE INSTALLED WHERE EARTH DISTURBANCES ARE WITHIN 100 FEET OF SURFACE WATER CONVEYANCE SYSTEMS AND WETLANDS.
21. IT IS REQUIRED THAT THE CONTRACTOR MARK OUT THE LANDWARD SIDE OF WETLAND / BUFFERS TO PREVENT UNINTENTIONAL WETLAND BUFFER IMPACTS DURING CONSTRUCTION.
22. PERIODIC INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL STRUCTURES AND DEVICES MUST BE PROVIDED TO ENSURE INTENDED PURPOSE IS ACCOMPLISHED. THE CONTRACTOR SHALL BE CONTINUALLY RESPONSIBLE FOR ALL SEDIMENT LEAVING THE PROPERTY. SEDIMENT CONTROL MEASURES SHALL BE IN WORKING CONDITION AT THE END OF EACH WORKDAY.
23. ALL EROSION CONTROL DEVICES SHALL FOLLOW STANDARDS AND DETAILS IN THE CURRENT FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL MANUAL.
24. ON SLOPES OR DITCHES WHICH ARE TOO STEEP FOR THE USE OF GRASSING, SUITABLE EROSION PROTECTION SHALL BE PROVIDED BY DITCH OR SLOPE PAYMENT, ADEQUATE FOR PERMANENT PROTECTION. IN NO CASE WILL ANY AREA WHICH IS SUBJECT TO DETRIMENTAL EROSION BE ACCEPTABLE UNLESS SUCH PROTECTION IS PROVIDED.
25. CONTRACTOR SHALL IMPLEMENT THE CONSTRUCTION ENTRANCE POLLUTION PREVENTION FEATURES WHEREVER AN ENTRANCE TO THE SITE IS UTILIZED FOR CONSTRUCTION.
26. CONTRACTOR SHALL AVOID PLACING OR USING HEAVY EQUIPMENT IN THE PROPOSED SWALES AND DRY RETENTION AREAS. BOTTOM OF SWALES SHALL BE SCARIFIED PRIOR TO PLACEMENT OF FINAL STABILIZATION. SOO SHALL NOT LIMIT THE DRY RETENTION AREAS OR SWALES ABILITY TO PERCOLATE STORMWATER RUNOFF.
27. SEDIMENTATION CONTROLS/BMPs SHALL PREVENT STORMWATER RUNOFF WITH TURBIDITY GREATER THAN 29 NTU'S FROM LEAVING THE CONSTRUCTION SITE.
28. NO EXCAVATING MATERIAL SHALL BE STOCKPILED IN A MANNER AS TO DIRECT RUNOFF DIRECTLY OFF THE PROJECT SITE OR INTO ANY ADJACENT WATER BODY OR STORMWATER COLLECTION FACILITY.
29. CONTRACTOR SHALL CONDUCT INSPECTIONS TO DETERMINE THE EFFECTIVENESS OF EROSION/SEDIMENT CONTROL EFFORTS DAILY AND WITHIN 24 HOURS AFTER EACH .50 INCH OR GREATER RAINFALL EVENT.
30. SITE BOUNDARY ADJACENT TO WETLAND AREAS MUST USE STAKED TURBIDITY BARRIER TO PREVENT FINE SEDIMENT PARTICLES FROM ENTERING WETLAND.
31. ALL DESIGNATED ENTRANCES AND EXITS FOR THE CONSTRUCTION SITE SHALL BE STABILIZED USING FILTER FABRIC AND GRAVEL OR OTHER PRE-APPROVED METHODS TO PREVENT OFF-SITE TRACKING OF SEDIMENTS.
32. CONTRACTOR SHALL PERFORM DEWATERING ACTIVITIES IN ACCORDANCE WITH THE CITY OF ORLANDO ESM SECTION 6.14.01H.



- NOTES:**
1. PROTECTED TREE INVENTORY AND SPECIMEN TREE INVENTORY REFERENCED FROM ECS FLORIDA, LLC SPECIMEN TREE REGISTRY AND PROTECTED TREE INVENTORY DATED FEBRUARY 2022. PLEASE REFER TO SHEET C-25.



Date	Description	No.
	Revisions	

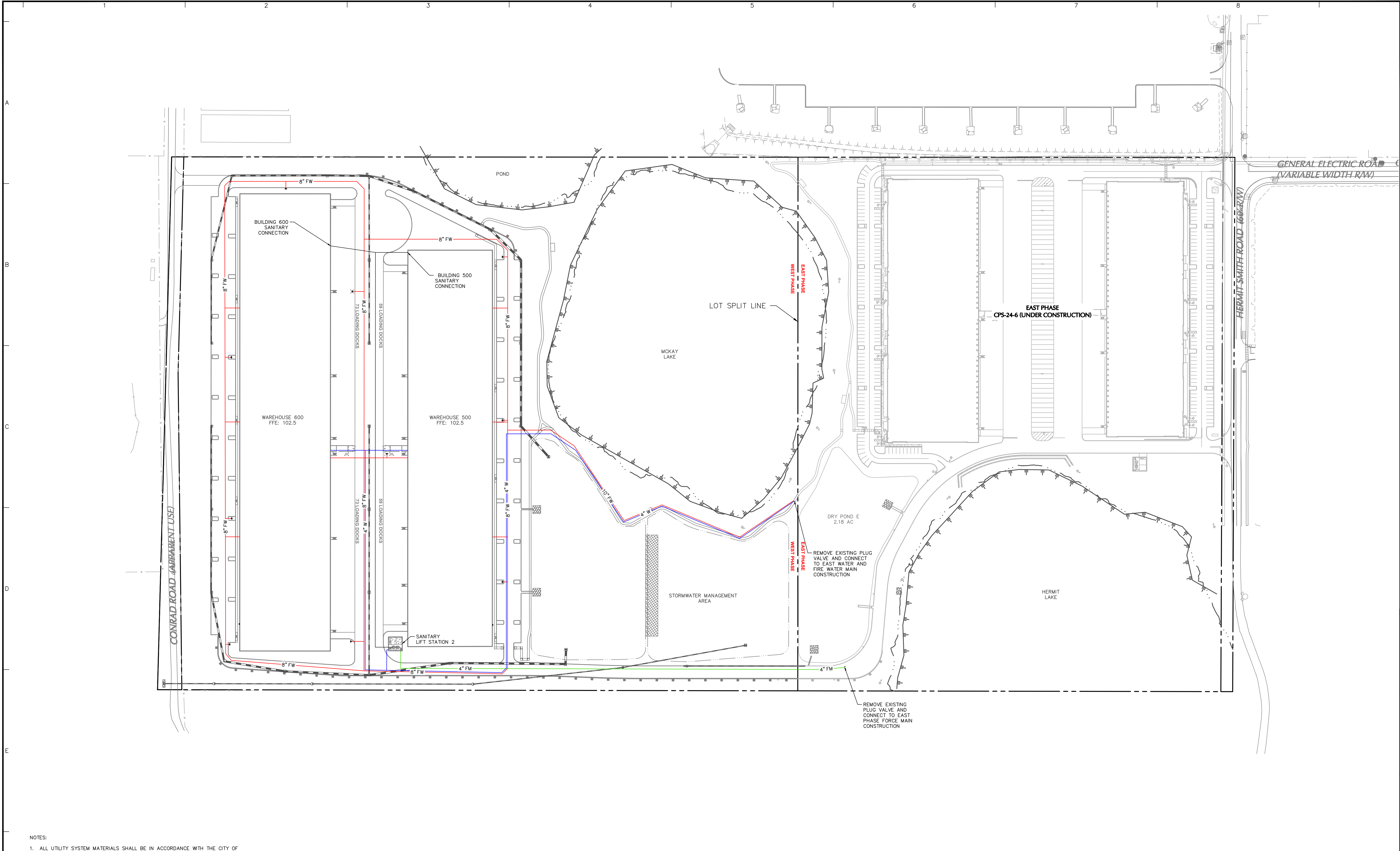
Signature of Joseph J. Yannucci, Jr., Professional Engineer, FL Lic. No. 65969.

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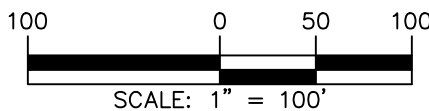
Drawing Title: SOIL EROSION & SEDIMENT CONTROL PLAN VIEW

Project No. 342010601
Date: 24 JANUARY 2025
Drawn By: BL
Checked By: JY
Drawing No. C-17



NOTES:

1. ALL UTILITY SYSTEM MATERIALS SHALL BE IN ACCORDANCE WITH THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
2. SANITARY GRAVITY AND FORCE MAIN PIPES SHALL BE SDR-35 PVC.
3. POTABLE AND FIRE WATER MAINS SHALL BE C900 PVC.
4. THE LIFT STATIONS WILL REMAIN PRIVATELY OWNED AND MAINTAINED.
5. A YELP SIREN ACTIVATION WITH KEY CODE 1882 FOR EMERGENCY ACCESS AND KNOX KEY SWITCH MUST BE PROVIDED IF ACCESS GATES ARE INSTALLED.
6. IF RACKS ARE INSTALLED, ANY STORAGE OVER 10 FEET WILL REQUIRE AN ESFR SPRINKLER SYSTEM OR HEADS WILL NEED TO BE INSTALLED IN THE RACKS.



Date	Description	No.
Revisions		

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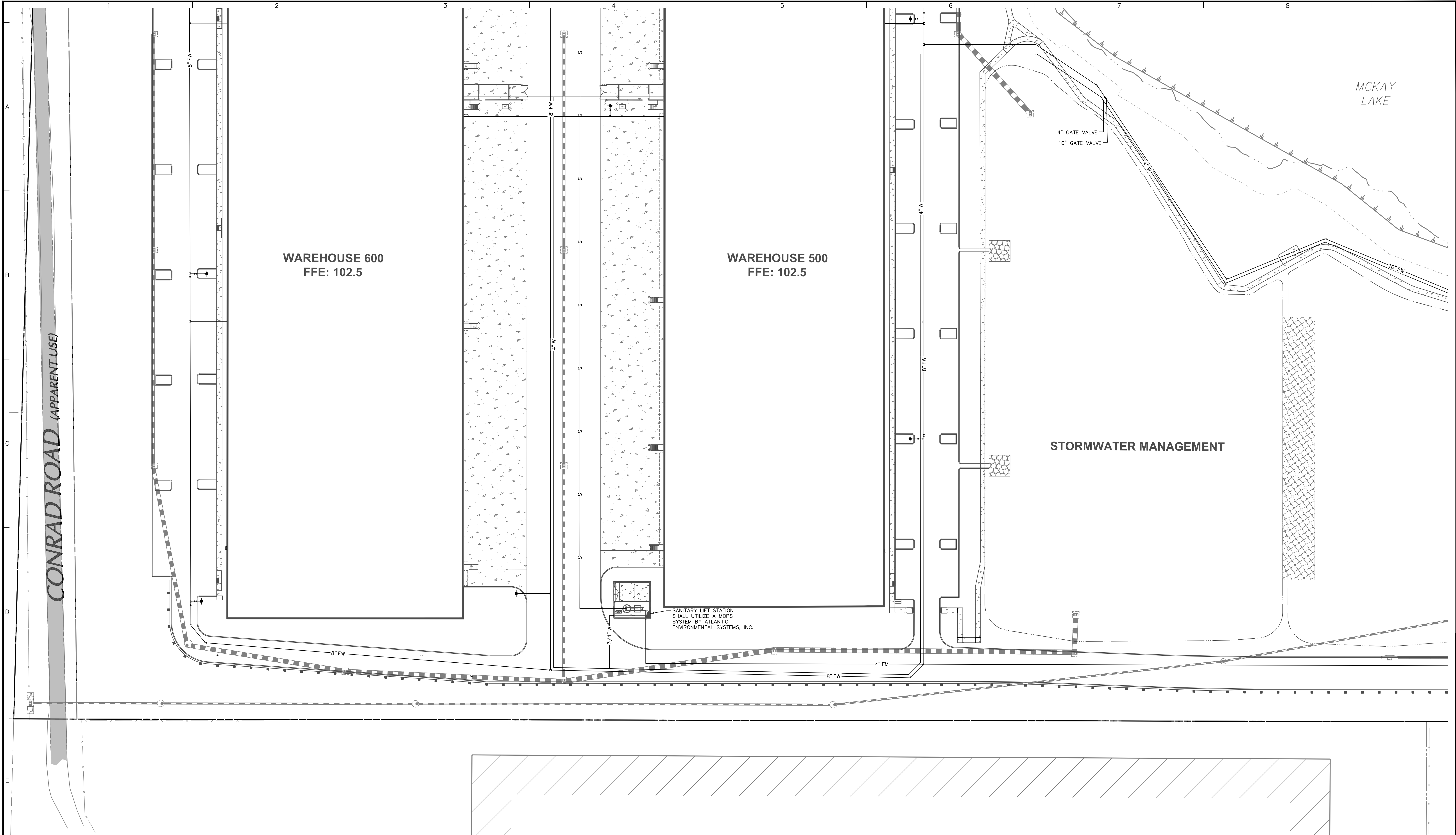
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Project
APOPKA BUSINESS CENTER - WEST PHASE MODIFICATION
CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title
OVERALL UTILITY PLAN

Project No. 342010601	Drawing No. C-18
Date 24 JANUARY 2025	
Drawn By BL	
Checked By JY	



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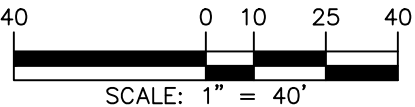
Project
**APOPKA BUSINESS CENTER -
WEST PHASE MODIFICATION**
CITY OF APOPKA
ORANGE COUNTY FLORIDA

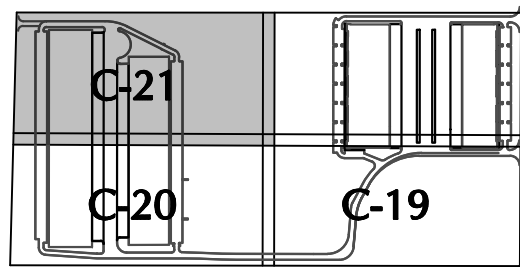
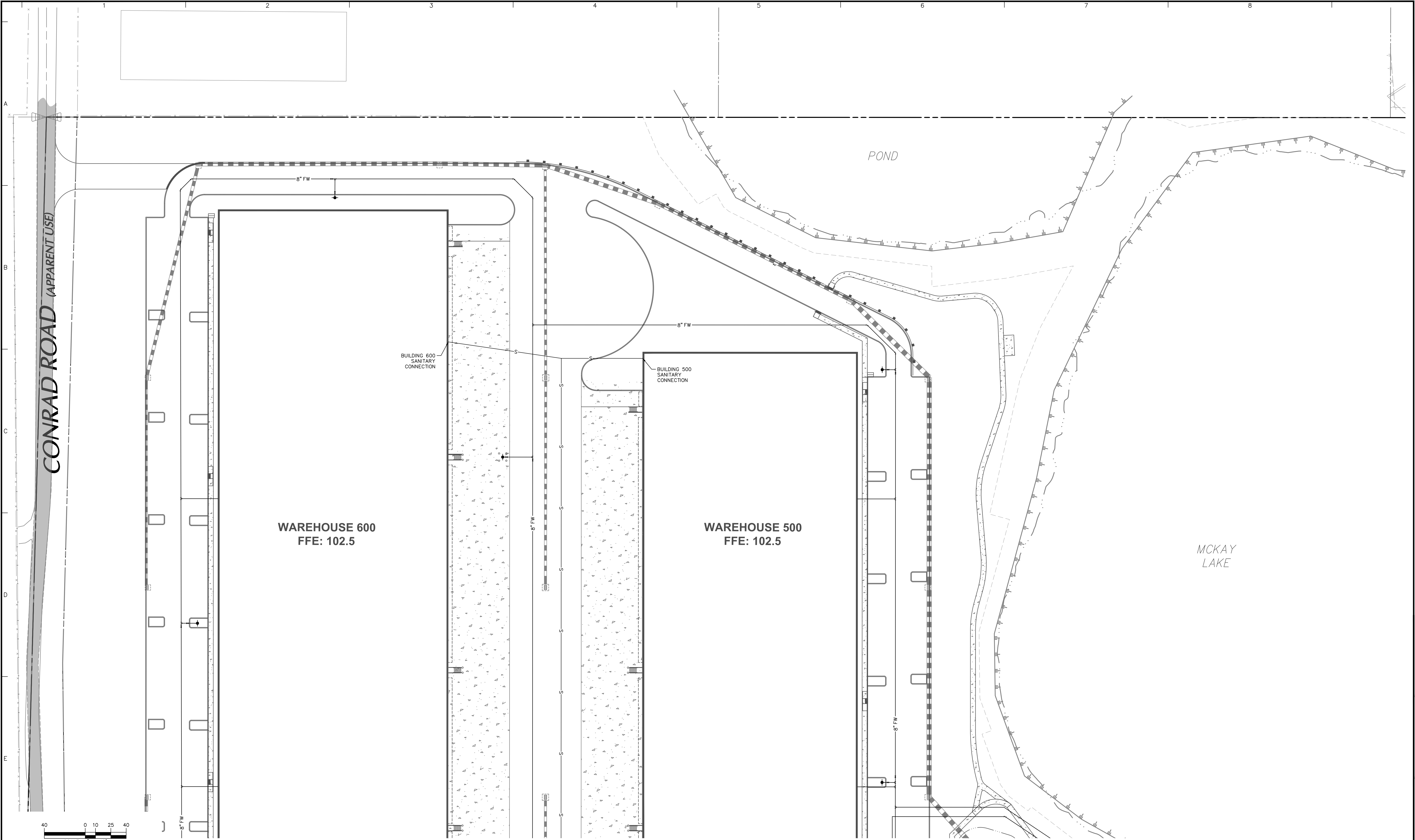
Drawing Title
**PARTIAL UTILITY
PLAN**

Project No.
342010601
Date
24 JANUARY 2025
Drawn By
BL
Checked By
JY

Drawing No.
C-20

KEYMAP
SCALE: 1" = 1000'





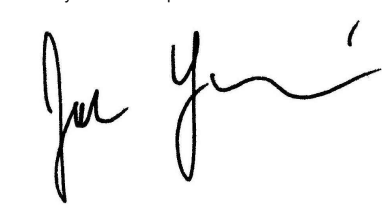
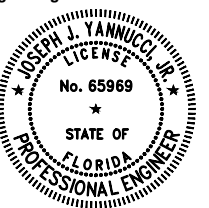
KEYMAP
SCALE: 1" = 1000'

NOTES:

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6. IF RACKS ARE INSTALLED, ANY STORAGE OVER 10 FEET WILL REQUIRE AN ESRF SPRINKLER SYSTEM OR HEADS WILL NEED TO BE INSTALLED IN THE RACKS.

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Revisions		

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Project

**APOPKA BUSINESS CENTER -
WEST PHASE MODIFICATION**

CITY OF APOPKA
ORANGE COUNTY FLORIDA

Drawing Title

**PARTIAL UTILITY
PLAN**

Project No. 342010601	C-21
Date 24 JANUARY 2025	
Drawn By BL	
Checked By JJY	

[illegible]

PARCELS ONE:

THE NORTH-ONE-HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 11, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA,

AND

PARCEL TWO:

THE NORTH 13 FEET OF THE SOUTH-ONE-HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST; QUARTER TO RIGHT OF WAY FOR 15TH ROAD OVER THE EAST 30 FEET THEREOF, AND SUBJECT TO AN EASEMENT AS ESTABLISHED BY FINAL JUDGMENT IN CIVIL ACTION 97-60 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA, DATED OCTOBER 16, 1978

AND,

FROM A POINT OF BEGINNING AT THE SOUTHEAST CORNER OF PARCEL ONE, RUN SOUTH ALONG THE EAST SECTION LINE OF SECTION 11, A DISTANCE OF 15 FEET, RUN THENCE WEST PARALLEL TO THE SOUTH LINE OF PARCEL ONE A DISTANCE OF 30 FEET, RUN THENCE NORTHWEST TO A POINT ON THE SOUTH LINE OF PARCEL ONE 45 FEET WEST OF THE POINT OF BEGINNING, AND RUN THENCE EAST ALONG THE SOUTH LINE OF SAID PARCEL ONE, A DISTANCE OF 45 FEET TO THE POINT OF BEGINNING.

THE ABOVE LEGAL DESCRIPTION WAS TAKEN FROM THAT CERTAIN WARRANTY DEED RECORDED JANUARY 28, 1981, IN OFFICIAL RECORDS BOOK 3168, PAGE 1277, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

LESS THE FOLLOWING DESCRIBED PROPERTY:

CONJUNCTION AT THE CORNER OF THE N 1/4 OF SECTION 28, TOWNSHIP 28 NORTH, RANGE 27 EAST, THENCE ALONG THE EAST LINE OF SAID N 1/4 NORTH 89 DEGREES 17 MINUTES 57 SECONDS, FOR A DISTANCE OF 62.67 FEET, THENCE CURVE SOUTH 89 DEGREES 23 MINUTES 21 SECONDS WEST, FOR A DISTANCE OF 30.26 FEET, THENCE BURN RUN, THENCE SOUTH 89 DEGREES 30 MINUTES 21 SECONDS WEST, FOR A DISTANCE OF 57.00 FEET TO THE POINT OF BEGINNING, SAID POINT BEING THE CORNER OF THE PARCEL AS DESCRIBED IN THE CORN. BOOK 106, PAGE 127, THENCE ALONG SAID SOUTH LINE NORTH 89 DEGREES 27 MINUTES 21 SECONDS WEST, FOR A DISTANCE OF 249.73 FEET TO A POINT ON THE EAST LINE OF SAID PARCEL AS DESCRIBED IN THE CORN. BOOK 106, PAGE 127, THENCE ALONG SAID SOUTH LINE NORTH 89 DEGREES 27 MINUTES 21 SECONDS WEST, FOR A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING OF THE PARCEL AS DESCRIBED IN CORN. BOOK 106, PAGE 127, THENCE ALONG SAID SOUTH LINE NORTH 89 DEGREES 19 MINUTES 23 SECONDS EAST, FOR A DISTANCE OF 440.00 FEET, THENCE LEAVING SAID SOUTH LINE NORTH 89 DEGREES 21 SECONDS EAST, FOR A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING OF THE PARCEL AS DESCRIBED IN CORN. BOOK 106, PAGE 127, THENCE BURN RUN NORTH 89 DEGREES 23 MINUTES 21 SECONDS EAST, FOR A DISTANCE OF 20.00 FEET, THENCE SOUTH 89 DEGREES 15 MINUTES 31 SECONDS EAST, FOR A DISTANCE OF 106.61 FEET, THENCE BURN RUN NORTH 89 DEGREES 23 MINUTES 21 SECONDS EAST, FOR A DISTANCE OF 60.66 FEET, THENCE BURN RUN SOUTH 89 DEGREES 30 MINUTES 15 SECONDS WEST, FOR A DISTANCE OF 28.26 FEET, THENCE BURN RUN SOUTH 89 DEGREES 27 MINUTES 21 SECONDS WEST, FOR A DISTANCE OF 30.26 FEET TO THE POINT OF BEGINNING.

[illegible]

PARCEL II: BEGINNING AT A POINT 14.15 CHAINS NORTH OF QUARTER SECTION POST ON WEST BOUNDARY OF SECTION 12, TOWNSHIP 20 SOUTH RANGE 27 EAST, RUNNING EAST 16.49 CHAINS, NORTH 6.38 CHAINS, WEST 16.49 CHAINS, SOUTH 6.38 CHAINS, LESS 568.00 FEET ON THE WEST EAST, ORANGE COUNTY, FLORIDA.

LESS THAT PORTION AS DESCRIBED IN O.R. BOOK 8006, PAGE 757, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

PARCEL 2, BEGINNING 26.16 CHAINS SOUTH OF NORTHWEST CORNER, RUN SOUTH 41.15 CHAINS, EAST 15.35 CHAINS, NORTH 14.15 CHAINS, WEST 15.35 CHAINS, SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

[illegible]

PARCEL III:

FROM THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, RUN SOUTH 00°02'51" EAST ALONG THE WEST LINE OF SAID NORTHWEST QUARTER, A DISTANCE OF 6.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF ONDICI ROAD; THENCE RUN NORTH 89°46'42" EAST ALONG SAID RIGHT OF WAY LINE 51.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 89°46'42" EAST ALONG SAID RIGHT OF WAY LINE 15.00 FEET; THENCE RUN SOUTH 00°08'48" WEST 63.55 FEET; THENCE NORTH 00°45'57" EAST 60.41 FEET TO A POINT ON THE WEST LINE OF THE WEST THREE QUARTERS OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 12; THENCE RUN SOUTH 10°00'00" WEST 43.00 FEET; THENCE EAST 41.00 FEET TO THE NORTHEAST CORNER OF THE SOUTH 24.66 FEET OF THE EAST 468.32 FEET OF AFORESAID WEST LINE OF THE NORTHWEST 20.14 FEET OF THE NORTHWEST 1/4 OF SECTION 12; THENCE RUN SOUTH 00°01'00" WEST 74.00 FEET TO A POINT ON THE 4.00 FEET OF THE WEST LINE OF THE NORTHWEST 1/4 OF SECTION 12.

PARCEL IV:

FROM THE NORTHWEST CORNER OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA RUN SOUTH 00 DEGREES 00 MINUTES 35 SECONDS EAST ALONG THE WEST LINE TO SAID NORTHWEST 1/4 A DISTANCE OF 60.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF ONDCH ROAD, THENCE RUN NORTH 89 DEGREES 46 MINUTES 42 SECONDS EAST LONG SAID RIGHT OF WAY LINE 525.91 FEET TO THE POINT OF BEGINNING, THENCE CONTINUE NORTH 89 DEGREES 46 MINUTES 42 SECONDS EAST LONG SAID RIGHT OF WAY 405.91 FEET TO A POINT ON THE EAST LINE OF THE WEST 3/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, THENCE RUN SOUTH 00 DEGREES 18 MINUTES 05 SECONDS WEST ALONG SAID EAST LINE 651.13 FEET, THENCE SOUTH 89 DEGREES 44 MINUTES 57 SECONDS WEST 404.10 FEET, THENCE NORTH 00 DEGREES 08 MINUTES 45 SECONDS EAST

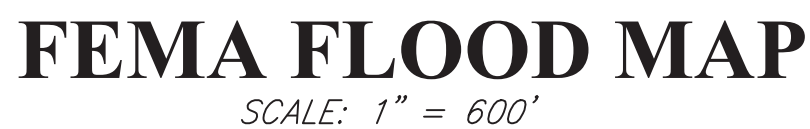
PARCEL V:
THE SOUTH 24.08 FEET OF THE EAST 488.32 FEET OF THE WEST 3/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 IN SECTION 12, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.
LESS AND EXCEPT THAR PORTION DESCRIBED IN CERTIFICATE OF TITLE AND IDENTIFIED THEREIN AS PARCEL 11626 (JOHNSON), RECORDED AS CLERK'S INSTRUMENT NO. 20190194789, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

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OCA PARCEL ID # 11-20-27-0000-00-037, 11-20-27-0000-00-069, 12-20-27-0000-00-001,
12-20-27-0000-00-012, 12-20-27-0000-00-046, 12-20-27-0000-00-048



Sofia C Sierra-Gil

Digitally signed by Sofia C. Sierra-Gil
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Serial 2020.03.24 17:30:20+0100

This form has been digitally signed and sealed by Sofia C. Sierra-Gil, PE, on the document in the PDF.

ABBREVIATIONS

A	AREA
AB	ANCHOR BOLT
ABD	ABANDON(ED)
AC	ACRE(S)
AC-FT	ACRE FOOT/FEET
ACP	ASBESTOS CEMENT PIPE
ADDL	ADDITIONAL
ADT	AVERAGE DAILY TRAFFIC
AL	ALUMINUM
ALT	ALTERNATE
AM	BEFORE NOON
AMP	AMPERE(S)
APPROX	APPROXIMATE
ARV	AIR RELEASE VALVE
ARVV	AIR RELEASE VACUUM VALVE
ASPH	ASPHALT
ASSY	ASSEMBLY
AVE	AVENUE
AVG	AVERAGE
AZ	AZIMUTH

B	
BFP	BACKFLOW PREVENTER
BL	BASELINE
BLDG	BUILDING
BLVD	BOULEVARD
BM	BENCH MARK
BND	BOUNDARY
BO	BLOWOFF
BOC	BACK OF CURB
BOT	BOTTOM
BRG	BEARING
BS	BOTTOM OF SLOPE
BV	BUTTERFLY VALVE

C	
CAP	CAPACITY
CB	CATCH BASIN
CC	CENTER TO CENTER
CEM	CEMENT
CF	CUBIC FEET
CFM	CUBIC FEET PER MINUTE
CFS	CUBIC FEET PER SECOND
C&G	CURB AND GUTTER
CI	CAST IRON
CIP	CAST IRON PIPE
CJ	CONSTRUCTION JOINT
C/L	CENTER LINE
CLP	CONCRETE LIGHT POLE
CLR	CLEAR/CLEARANCE
CLS	CLASS
CM	CONCRETE MONUMENT
CMP	CORRUGATED METAL PIPE
CMPA	CORRUGATED METAL PIPE ARCH
CND	CONDUIT
CO	COUNTY
CO	CLEANOUT
COL	COLUMN
COMP	COMPLETE
CONC	CONCRETE
CONN	CONNECTION
CONST	CONSTRUCTION(ION)
CONT	CONTINUOUS
COORD	COORDINATE(S)
COR	CORNER
CPLG	COURTLING
CPP	CONCRETE POWER POLE
CS	CONTROL STRUCTURE
CTS	COATING
CTR	CENTER
CTV	CABLE TELEVISION
CULV	CULVERT
CY	CUBIC YARD
CYL	CYLINDER

D	
DBL	DOUBLE
DEG OR °	DEGREE
DEFL	DEFLECT(ION)
DEPT	DEPTH
DET	DETAIL
DHWL	DESIGN HIGH WATER LEVEL
DI	DUCTILE IRON
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DIP	DUCTILE IRON PIPE
DISCH	DISCHARGE
DIST	DISTANCE
DMH	DROP MANHOLE
DN	DOWN
DRN	DRAIN
DWG	DRAWING
DWY	DRIVEWAY

E	
EA	EAST
EC	EACH
EC	EDGE OF CONCRETE
ED	ENERGY DISSIPATOR
EF	EACH FACE
EFF	EFFLUENT
EG	EXISTING GRADE
E/L	EASEMENT LINE
ELB	ELBOW
ELEC	ELECTRIC
ELEV	ELEVATION
ELLIP	ELLIPSE/ELLIPTICAL
ENC	ENCASEMENT
ENG	ENGINEER(ING)
EOP	EDGE OF PAVEMENT
EQ	EQUAL/EQUATION
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
ESMT	EASEMENT
EST	ESTIMATE
EW	EACH WAY
EWL	ENDWALL
EXC	EXCAVATE/EXCAVATION
EXIST	EXISTING
EXP	EXPAND/EXPANSION
EXT	EXTEND/EXTENSION

F	
FA	EAST
EC	EACH
EC	EDGE OF CONCRETE
ED	ENERGY DISSIPATOR
EF	EACH FACE
EFF	EFFLUENT
EG	EXISTING GRADE
E/L	EASEMENT LINE
ELB	ELBOW
ELEC	ELECTRIC
ELEV	ELEVATION
ELLIP	ELLIPSE/ELLIPTICAL
ENC	ENCASEMENT
ENG	ENGINEER(ING)
EOP	EDGE OF PAVEMENT
EQ	EQUAL/EQUATION
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
ESMT	EASEMENT
EST	ESTIMATE
EW	EACH WAY
EWL	ENDWALL
EXC	EXCAVATE/EXCAVATION
EXIST	EXISTING
EXP	EXPAND/EXPANSION
EXT	EXTEND/EXTENSION

F	
FA	EAST
EC	EACH
EC	EDGE OF CONCRETE
ED	ENERGY DISSIPATOR
EF	EACH FACE
EFF	EFFLUENT
EG	EXISTING GRADE
E/L	EASEMENT LINE
ELB	ELBOW
ELEC	ELECTRIC
ELEV	ELEVATION
ELLIP	ELLIPSE/ELLIPTICAL
ENC	ENCASEMENT
ENG	ENGINEER(ING)
EOP	EDGE OF PAVEMENT
EQ	EQUAL/EQUATION
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
ESMT	EASEMENT
EST	ESTIMATE
EW	EACH WAY
EWL	ENDWALL
EXC	EXCAVATE/EXCAVATION
EXIST	EXISTING
EXP	EXPAND/EXPANSION
EXT	EXTEND/EXTENSION

F	
FA	EAST
EC	EACH
EC	EDGE OF CONCRETE
ED	ENERGY DISSIPATOR
EF	EACH FACE
EFF	EFFLUENT
EG	EXISTING GRADE
E/L	EASEMENT LINE
ELB	ELBOW
ELEC	ELECTRIC
ELEV	ELEVATION
ELLIP	ELLIPSE/ELLIPTICAL
ENC	ENCASEMENT
ENG	ENGINEER(ING)
EOP	EDGE OF PAVEMENT
EQ	EQUAL/EQUATION
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
ESMT	EASEMENT
EST	ESTIMATE
EW	EACH WAY
EWL	ENDWALL
EXC	EXCAVATE/EXCAVATION
EXIST	EXISTING
EXP	EXPAND/EXPANSION
EXT	EXTEND/EXTENSION

F	
F&C	FRAME AND COVER
FD	FLOOR DRAIN
FDC	FIRE DEPARTMENT CONNECTION
FDN	FOUNDATION
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION
FF	FINISHED FLOOR
FG	FINISHED GRADE
FH	FIRE HYDRANT
F&I	FURNISH AND INSTALL
FIG	FIGURE
FIN	FINISHED
FIT	FITTING
FL	FENCE LINE
FLR	FLOOR
FLEX	FLEXIBLE
FLG	FLANGE
FM	FORCE MAIN
FND	FOUND
FPH	FEET PER HOUR
FPM	FEET PER MINUTE
FPS	FEET PER SECOND
FT	FEET/FOOT
FTG	FOOTING

G	
GA	GAUGE
GAL	GALLON
GALV	GALVANIZED
GM	GAS MAIN
QPD	GALLONS PER DAY
GPH	GALLONS PER HOUR
GPM	GALLONS PER MINUTE
GPS	GALLONS PER SECOND
GR	GUARD RAIL
GRD	GROUND/GRADE
GSP	GALVANIZED STEEL PIPE
GV	GATE VALVE
GV&B	GATE VALVE AND BOX
GW	GUY WIRE
GW	GROUND WATER TABLE

H	
HB	HOSE BIBB
HDW	HARDWARE
HORIZ	HORIZONTAL
HP	HORSEPOWER
HR	HOUR
HT	HEIGHT
HW	HEADWALL
HWL	HIGH WATER LEVEL
HWY	HIGHWAY
HYD	HYDRAULIC

I	
I-4	INTERSTATE HIGHWAY
IA	INTERSECTION ANGLE
ID	INSIDE DIAMETER
IF	INSIDE FACE
IN	INCHES
INL	INLET
INS	INSERT
INST	INSTALL
IP	IRON PIPE
IR	IRON ROD
INT	INTERSECT/INTERSECTION
INV	INVERT

J	
JB	JUNCTION BOX
JCT	JUNCTION
JST	JOIST
JT	JOINT

L	
L	LENGTH
LAT	LATITUDE
LATL	LATERAL
LB	POUND
LF	LINEAR FEET/FOOT
LG	LONG
LIM	LIMIT(S)
LP	LIGHT POLE
LONG	LONG
LT	LEFT
LWL	LOW WATER LEVEL

M	
MAINT	MAINTENANCE
MATL	MATERIAL
MAX	MAXIMUM
MECH	MECHANICAL
ME	MITERED END
MFR	MANUFACTURER
MGD	MILLION GALLONS PER DAY
MH	MANHOLE
MHC	MANHOLE COVER
MHWL	MEAN HIGH WATER LEVEL
MIN	MINIMUM
MISC	MISCELLANEOUS
MJ	MECHANICAL JOINT
MLP	METAL LIGHT POLE
MLWL	MEAN LOW WATER LEVEL
MON	MONUMENT
MPH	MILES PER HOUR
MSL	MEAN SEA LEVEL
MTG	MOUNTING

N	
N	NORTH
NA	NOT APPLICABLE
N&C	NAIL AND CAP
NE	NORTHEAST
NG	NATURAL GROUND
NIC	NOT IN CONTRACT
NO OR #	NUMBER
NOM	NOMINAL
NTP	NOTICE TO PROCEED
NTS	NOT TO SCALE
NW	NORTHWEST
NWL	NORMAL WATER LEVEL

P	
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
PEP	POLYETHYLENE PIPE
PI	POINT OF INTERSECTION
PIV	POST INDICATOR VALVE
P	PROPERTY LINE
POB	POINT OF BEGINNING
POJ	PUSH ON JOINT
POS	POINT OF SERVICE
PP	POWER POLE
PR	PHONE RISER
PRC	POINT OF REVERSE CURVATURE
PRESS	PRESSURE
PROJ	PROJECT
PROP	PROPOSED
PRVC	POINT OF REVERSE VERTICAL CURVE
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PT	POINT OF TANGENCY
PVC	POLYVINYL CHLORIDE
PVMT	PAVEMENT
PWR	POWER

Q	
Q	FLOW RATE

R	
R	RADIUS
RCP	REINFORCED CONCRETE PIPE
RCPA	REINFORCED CONCRETE PIPE ARCH
RD	ROAD
RDY	ROADWAY
RED	REDUCER
REF	REFERENCE
REINF	REINFORCE(D)
REQD	REQUIRED
REV	REVISE/REVISION
RPM	REVOLUTIONS PER MINUTE
RR	RAILROAD
RT	RIGHT
RV	RELIEF VALVE
R/W	RIGHT-OF-WAY
RWM	REUSE WATER MAIN

S	
SAN	SOUTH
SB	SANITARY SEWER
SCH	SCHEDULE
SD	SIDE DRAIN
SDN	SHELF DRAIN
SE	SOUTHEAST
SEC	SECONDS
SECT	SECTION
SH	SHEET
SHGWT	SEASONAL HIGH GROUND WATER TABLE
SM	SIMILAR
S/L	SETBACK LINE
SL	SLOPE
SM	SHEET METAL
SPEC	SPECIFICATION(S)
SQ	SQUARE
SQ IN	SQUARE INCH(ES)
SQ FT	SQUARE FOOT/FEET
SQ YD	SQUARE YARD(S)
SR	STATE ROAD
SS	STAINLESS STEEL
ST	STREET
STA	STATION
STD	STANDARD
STL	STEEL
STR	STRUCTURE
STS	STORM SEWER
SUP	SUPPORT
SUSP	SUSPEND/SUSPENSION
SVC	SERVICE
SW	SOUTHWEST
SWK	SIDEWALK
SYM	SYMBOL(S)
SYMM	SYMMETRICAL
SYS	SYSTEM

T	
T	TANGENT
TB	TURFBLOCK
T&B	TOP AND BOTTOM
TBM	TEMPORARY BENCH MARK
TC	TIME OF CONCENTRATION
TD	TRENCH DRAIN
TDH	TOTAL DYNAMIC HEAD
TECH	TECHNICIAN/TECHNICAL
TEMP	TEMPORARY
TL	TERMINAL LAMP/HOLE
TOB	TOP OF BANK
TOC	TOP OF CURB
TOS	TOE OF SLOPE
TOT	TOTAL
TS	TOP OF SLOPE
TWP	TOWNSHIP
TYP	TYPICAL

U	
UD	UNDERDRAIN
UG	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
UTC	UNDERGROUND TELEPHONE CABLE

V	
VB	VALVE BOX
VC	VERTICAL CURVE
VCP	VITRIFIED CLAY PIPE
VERT	VERTICAL
VPC	VERTICAL POINT OF CURVE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TANGENCY

W	
W	WEST
W/	WITH
WM	WATER MAIN
W/O	WITHOUT
W/W	WATER/WEATHER PROOF
WPP	WOOD POWER POLE
WS	WATER SURFACE
WSWT	WET SEASON WATER TABLE
WT	WEIGHT
WV	WATER VALVE
WVF	WELDED WIRE FABRIC
WWM	WELDED WIRE MESH

Y	
YD	YARD
YR	YEAR

MISC	
&	AND
@	AT
Δ	DELTA

EXISTING SYMBOLS

LINES

	C/L	CENTER LINE
		CHAIN LINK FENCE
	81	CONTOUR
		EASEMENT
		FENCE
		GUARDRAIL
		EXISTING PLATS
		RETAINING WALL
	R/W	RIGHT-OF-WAY LINE
		SHORELINE
		SWALE
		SOIL BOUNDARY

SANITARY SEWER

		SANITARY SEWER LINE
		CLEANOUT
		FORCE MAIN
		MANHOLE

POTABLE WATER

		WATER MAIN
		EXISTING VALVE
		FIRE HYDRANT
		WATER METER

STORM DRAIN

	STORM SEWER		FDOT TYPE 1 INLET
	CURB INLET		FDOT TYPE 2 INLET
	MANHOLE		FDOT TYPE 3 INLET
	MITERED END		FDOT TYPE 4 INLET
	STORM INLET		FDOT TYPE 5 INLET
	SPOT ELEVATION		FDOT TYPE 6 INLET

HIGHWAY & UTILITIES

	BENCHMARK		STATE ROADS
	BOUND CORNER		GUY POLE
	CONCRETE		UTILITY POLE
	COUNTY ROADS		YARD LIGHT
	INTERSTATE ROADS		GAS MAIN
	LIGHT POLE		OVER HEAD WIRE
	SIGN		ELECTRIC CABLE OR CONDUIT, BURIED
	EDGE OF PAVEMENT W/O CURB		UNDERGROUND TELEPHONE CABLE
			EDGE OF PAVEMENT W/CURB

PROPOSED SYMBOLS

LINES

	PROPERTY BOUNDARY
	LOT LINE
	CENTER LINE
	EASEMENT
	BUILDING SETBACK LINE
	WETLAND LINE
	WETLAND BUFFER LINE
	FENCE
	SILT FENCE
	GUARDRAIL
	ENTRY WALL
	RETAINING WALL
	SWALE
	CONTOUR

SANITARY SEWER

	100 LF OF 8" PVC @ 0.40%	SANITARY PIPE
		CLEANOUT
		SINGLE SANITARY SERVICE
		DOUBLE SANITARY SERVICE
		MANHOLE
		FORCE MAIN
		PLUG VALVE

POTABLE WATER

	WM	WATER MAIN
	FIRE	FIRE MAIN
		SINGLE WATER SERVICE
		DOUBLE WATER SERVICE
		FIRE HYDRANT ASSEMBLY
		FIRE DEPARTMENT CONNECTION
		METER
	SP#	SAMPLE POINT

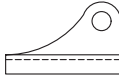
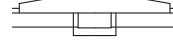
RECLAIMED WATER

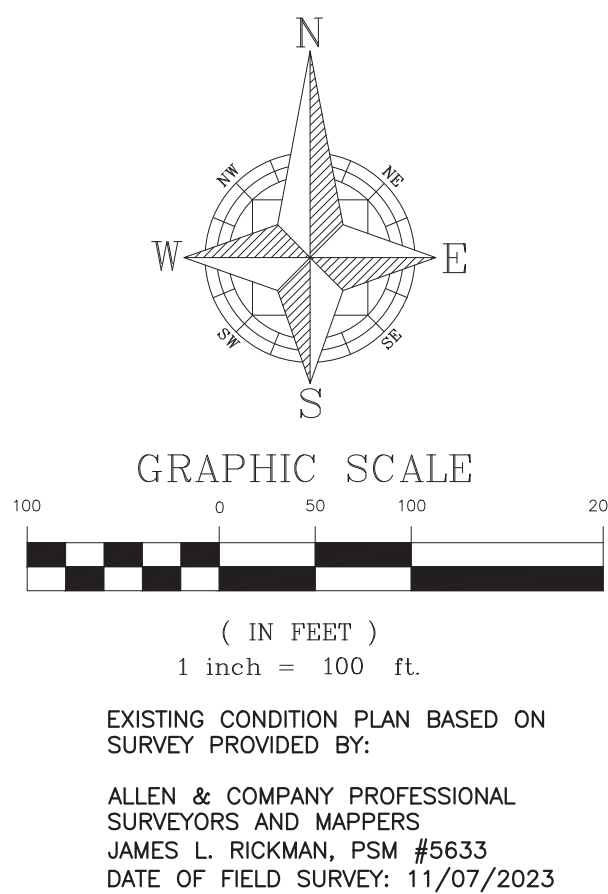
	RU	RECLAIMED WATER MAIN
		SINGLE WATER SERVICE
		DOUBLE WATER SERVICE

GENERIC UTILITIES

	11 1/2° BEND
	22 1/2° BEND
	45° BEND
	90° BEND
	TEE
	CROSS
	GATE VALVE
	REDUCER

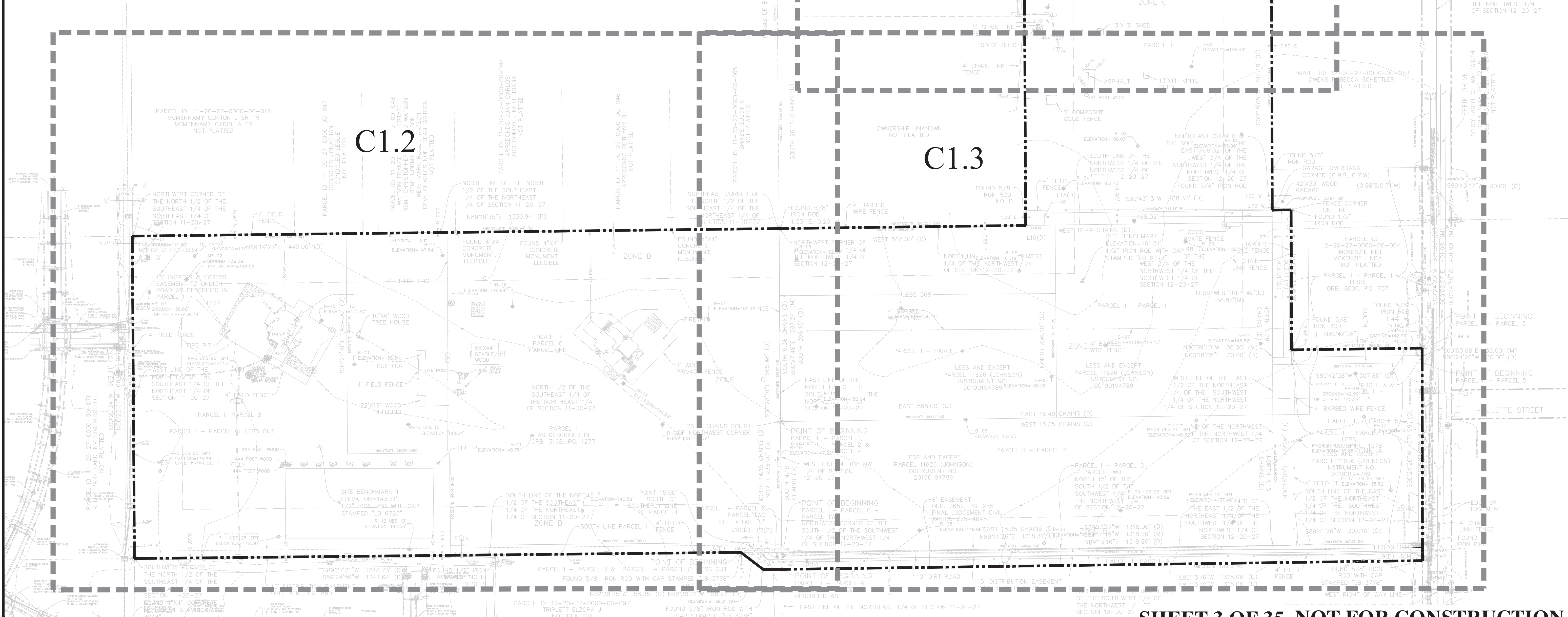
STORM

100 LF OF 24" RCP @ 0.20%	STORM PIPE
	DRAINAGE FLOW DIRECTION
	FDOT INLET TYPE 1
	FDOT INLET TYPE 2
	FDOT INLET TYPE 3
	FDOT INLET TYPE 4
	FDOT INLET TYPE 5
	FDOT INLET TYPE 6
	MANHOLE
	MITERED END SECTION
	STORM INLET



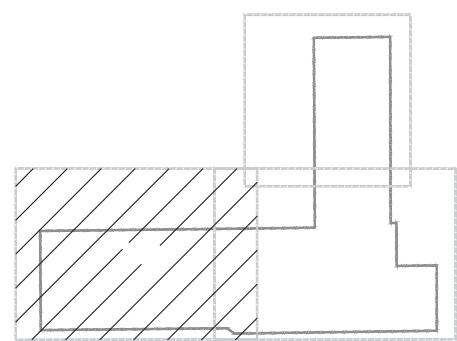
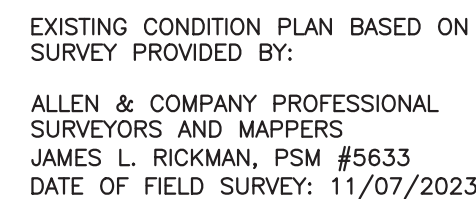
SURVEYOR'S NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE WEST LINE OF THE NORTHWEST 1/4 OF SECTION 12-20-27 AS BEING S00°27'48"E. (AN ASSUMED BEARING FOR ANGULAR DESIGNATION ONLY)
2. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE, PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NUMBER 110137765, EFFECTIVE DATE OCTOBER 19, 2023 AT 8:00 AM.
3. THE LEGAL DESCRIPTION HEREON IS IN ACCORD WITH THE DESCRIPTION IN THE TITLE COMMITMENT NO. 110137765.
4. THERE MAY BE EASEMENTS AND RESTRICTIONS OF RECORD AND/OR PRIVATE AGREEMENTS NOT FURNISHED TO THIS SURVEYOR OR SHOWN ON THIS BOUNDARY SURVEY THAT MAY AFFECT PROPERTY RIGHTS AND/OR LAND USE RIGHTS OF THE SUBJECT PROPERTY.
5. THERE MAY BE ENVIRONMENTAL ISSUES AND/OR OTHER MATTERS REGULATED BY VARIOUS DEPARTMENTS OF FEDERAL, STATE OR LOCAL GOVERNMENTS AFFECTING THE SUBJECT PROPERTY NOT SHOWN ON THIS SURVEY.
6. THIS SURVEY WAS PERFORMED FOR THE SOLE AND EXCLUSIVE BENEFIT OF THE ENTITIES LISTED HEREON AND SHALL NOT BE RELIED UPON BY ANY OTHER ENTITY OR INDIVIDUAL WHOMSOEVER.
7. ADJOINING PARCEL OWNER AND RECORDING INFORMATION DELINEATED HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISER'S PUBLIC WEBSITE.
8. THIS SURVEY IS NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER OR AN ELECTRONIC SIGNATURE THAT IS IN COMPLIANCE WITH FLORIDA ADMINISTRATIVE CODE 5J-17.062.
9. UNDERGROUND UTILITIES AND IMPROVEMENTS WERE NOT LOCATED, UNLESS SHOWN HEREON.
10. UNLESS OTHERWISE NOTED OR SHOWN HEREON, APPARENT AND/OR VISIBLE, UNOBSTRUCTED, ABOVE GROUND IMPROVEMENTS WERE LOCATED. UNDERGROUND IMPROVEMENTS, SUCH AS FOUNDATIONS AND UTILITIES, WERE NOT LOCATED, UNLESS NOTED OTHERWISE.
11. UNLESS OTHERWISE NOTED OR SHOWN HEREON, THERE ARE NO APPARENT AND/OR UNOBSTRUCTED, ABOVE GROUND ENCROACHMENTS. THE DISPOSITION OF ANY POTENTIAL ENCROACHING IMPROVEMENTS SHOWN IS BEYOND THE PROFESSIONAL PURVIEW OF THE SURVEYOR AND SUBJECT TO LEGAL INTERPRETATION.
12. SUBJECT PROPERTY SHOWN HEREON IS IN ZONE X, AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, ACCORDING TO FLOOD INSURANCE RATE MAP PANEL NUMBER 12095C0050H, MAP REVISED SEPTEMBER 24, 2021. THE ABOVE STATEMENT IS FOR INFORMATION ONLY AND THIS SURVEYOR ASSUMES NO LIABILITY FOR THE CORRECTNESS OF THE CITED MAP(S). IN ADDITION, THE ABOVE STATEMENT DOES NOT REPRESENT THIS SURVEYOR'S OPINION OF THE PROBABILITY OF FLOODING.
13. THE ACCURACY OF THE SURVEY MEASUREMENTS USED FOR THIS SURVEY MEETS OR EXCEEDS THE EXPECTED USE OF THE PROPERTY DESCRIBED HEREON. (SUBURBAN) 1 FOOT IN 7,500 FEET; (RURAL) 1 FOOT IN 5,000 FEET; (COMMERCIAL/HIGH RISK) 1 FOOT IN 10,000 FEET.
14. ELEVATIONS SHOWN HEREON ARE BASED ON BENCHMARK NUMBER L708026, ELEVATION BEING 127.97, NORTH AMERICAN VERTICAL DATUM (NAVD) 1988.
15. WE HEREBY CERTIFY THAT THE LANDS SHOWN HEREON AND THE ADJACENT PARCELS OF LAND, WHERE THEY SHARE A COMMON BOUNDARY LINE, ARE CONTIGUOUS WITH NO GAPS, GORES, HIATUS, OR OVERLAPS.
16. THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORKS, BUILDING CONSTRUCTION, OR ADDITIONS WITHIN RECENT MONTHS.
17. THERE IS NO OBSERVED EVIDENCE OF CHANGES IN STREET RIGHT-OF-WAY LINES EITHER COMPLETED OR PROPOSED AND RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.
18. THE SUBJECT PROPERTY IS CONTIGUOUS TO EFFIE DRIVE AND ONDICH ROAD, EACH BEING A PUBLIC RIGHT-OF-WAY, WITH NO GAPS, GORES, OVERLAPS OR HIATUSES.
19. THE MEASURED LEGAL DESCRIPTION HEREON DESCRIBES ONE AND THE SAME PROPERTY AS SCHEDULE A OF THE TITLE COMMITMENT AND DESCRIBES ONE AND THE SAME PROPERTY AS THE DRAWING SHOWN HEREON WITH NO GAPS, GORES, OVERLAPS OR HIATUSES.
20. THE TREES SHOWN HEREON ARE IN ACCORDANCE WITH CITY OF APOPKA CODE OF ORDINANCES, INCLUDING ALL TREES WITH A TRUNK DIAMETER OF 4 INCHES OR GREATER.

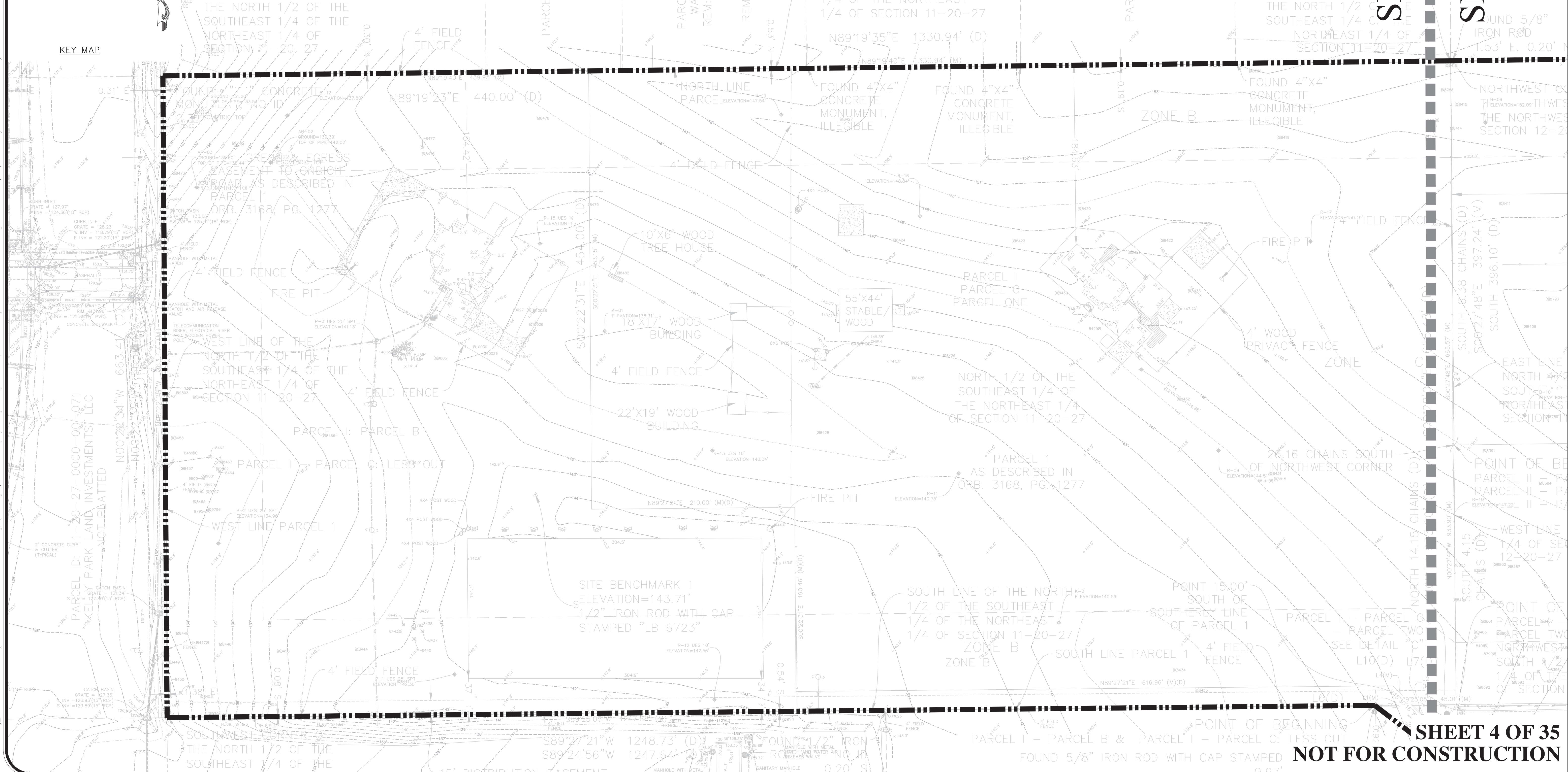


SHEET 3 OF 35 NOT FOR CONSTRUCTION

CIVIL ENGINEERING LAND PLANNING			
APPIAN ENGINEERING LLC.			
2221 Lee Road, Suite 27, Winter Park, Florida 32789 STATE OF FLORIDA LICENSE NO. 24625			
APPIAN.COM • 407.960.5868			
CITY OF APOPKA, FLORIDA			
ONDICH SOUTH SUBDIVISION			
MAJOR DEVELOPMENT PLAN			
OVERALL EXISTING CONDITIONS PLAN			
SCALE	1" = 100'	DRAWN	L. GRAHAM
PROJECT	PUL-048	DESIGNED	S. SIERRA-GIL
SHEET	C1.1	CHECKED	L. GLASSON
DATE:	12/18/2024	LICENSE	No. 90745
STATE OF FLORIDA 24625 APPIAN ENGINEERING LLC L. GRAHAM L. SIERRA-GIL L. GLASSON L. GRAHAM			



KEY MAP



SHEET C1.2

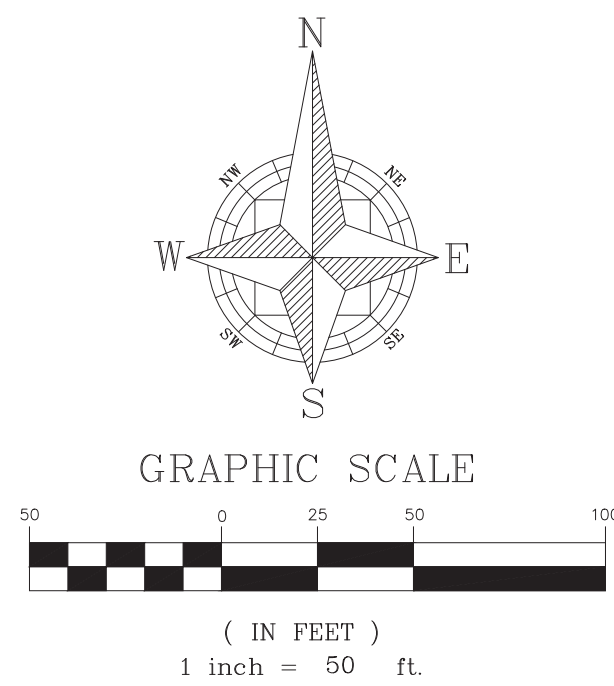
SHEET C1.3

SHEET 4 OF 35
NOT FOR CONSTRUCTION

[illegible]

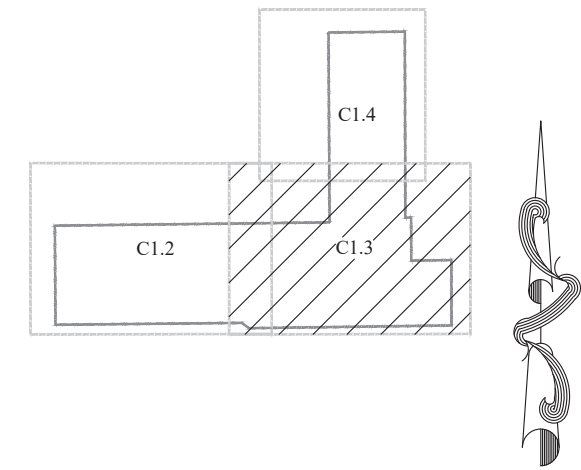
SHEET C1.4

SHEET C1.3

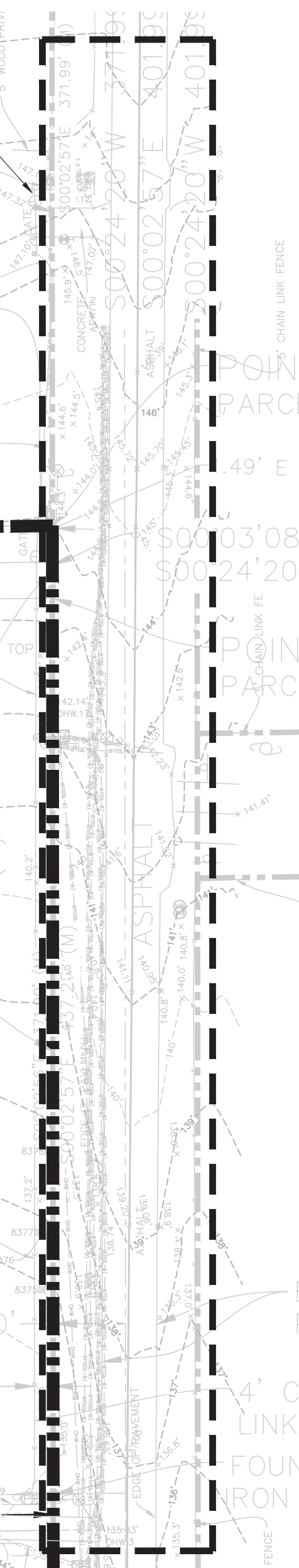


EXISTING CONDITION PLAN BASED ON
SURVEY PROVIDED BY:

ALLEN & COMPANY PROFESSIONAL
SURVEYORS AND MAPPERS
JAMES L. RICKMAN, PSM #5633
DATE OF FIELD SURVEY: 11/07/2023



KEY MAP



SHEET 5 OF 35
CONSTRUCTION

		SCALE	DRAWN:	EXISTING CONDITIONS – EAST	CIVIL ENGINEERING LAND PLANNING						
		1" = 50'	L. GRAHAM								
		PROJECT	DESIGNED:								
		PUL-048	CHECKED:								
		SHEET	DATE:								
C1.3	12/18/2024	ONDICH SOUTH SUBDIVISION	CITY OF APOPKA, FLORIDA								
APPLANENGINEERING.COM • 407.960.5868											
2221 LEE ROAD, SUITE 27, WINTER PARK, FLORIDA 32789											
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION, 10/18/24											
CITY OF APOPKA, COMMENTS DATED 01/28/2025											
REV. DATE DESCRIPTION BY											

CROSSROADS
AT KELLY PARK
(BY OTHERS)

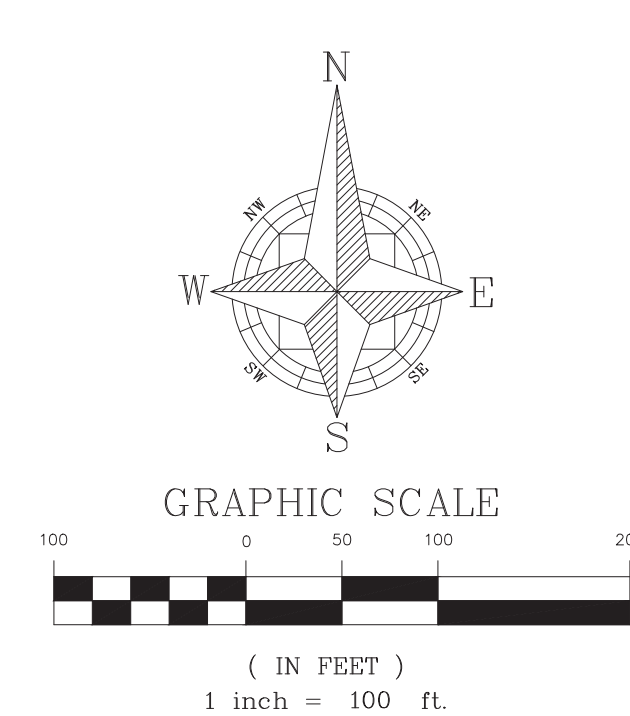
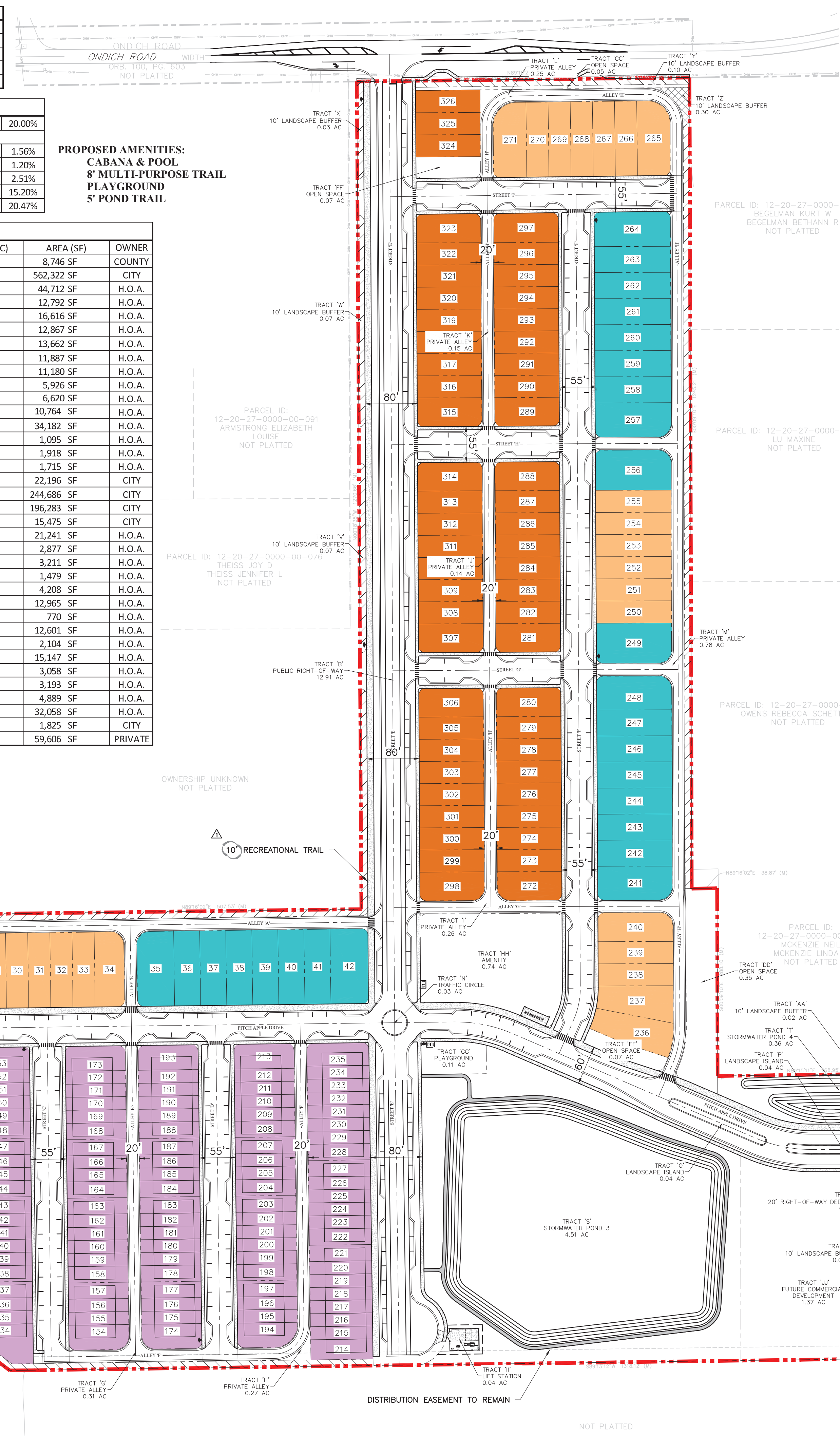
11-20-27-0000-00-037, 11-20-27-0000-00-069 12-20-27-0000-00-001, 12-20-27-0000-00-012 12-20-27-0000-00-046, 12-20-27-0000-00-048	
54.85 Ac.	
0.20 Ac.	
1.37 Ac.	
53.29 Ac.	
X	
R (COUNTY)	
R (COUNTY), MU	
R (COUNTY)	
R (COUNTY), MU	
A-1	
TRANSITION OVERLAY DISTRICT & NEIGHBORHOOD OVERLAY DISTRICT	
KPI-MU	
A-1 (COUNTY)	
A-1 (COUNTY), KPI-MU	
A-1 (COUNTY), A-R (COUNTY)	
A-1 (COUNTY), KPI-MU	
DETACHED 3,366 SF 34 ft. 99 ft. 35 ft. (2-story)	ATTACHED 1,840 SF 20 ft. 92 ft. 35 ft. (2-story)
10 ft. min/20 ft. max. 15 ft. min/30 ft. max. 5 ft. min. 5 ft. min. 20 ft. min.	10 ft. min/20 ft. max. N/A 5 ft. min. 0 ft/5 ft. min.* 20 ft. min.
*5 ft. SETBACK IS FOR EXTERIOR TOWNHOME UNITS TO CREATE A MINIMUM 10 ft. OF SEPARATION BETWEEN BUILDINGS. INTERIOR TOWNHOME UNITS HAVE A 0 ft. SIDE SETBACK.	

DEVELOPMENT PROGRAM	
20' TOWNHOME	193 LOTS
34' DETACHED REAR-LOADED (SHORT PAD)	55 LOTS
34' DETACHED REAR-LOADED	40 LOTS
40' DETACHED REAR-LOADED	38 LOTS
Total	326 LOTS

OPEN SPACE TABLE		
OPEN SPACE REQUIRED (20%)	10.84 AC	20.00%
PROPOSED OPEN SPACE		
AMENITY & PLAYGROUND	0.85 AC	1.56%
OPEN SPACE	0.65 AC	1.20%
LANDSCAPE BUFFER	1.36 AC	2.51%
STORMWATER POND (75% MAX)	8.24 AC	15.20%
TOTAL	11.10 AC	20.47%

TRACT DATA				
TRACT	DESCRIPTION	AREA (AC)	AREA (SF)	OWNER
TRACT 'A'	20' RIGHT-OF-WAY DEDICATION	0.20 AC	8,746 SF	COUNTY
TRACT 'B'	PUBLIC RIGHT-OF-WAY	12.91 AC	562,322 SF	CITY
TRACT 'C'	PRIVATE ALLEY	1.03 AC	44,712 SF	H.O.A.
TRACT 'D'	PRIVATE ALLEY	0.29 AC	12,792 SF	H.O.A.
TRACT 'E'	PRIVATE ALLEY	0.38 AC	16,616 SF	H.O.A.
TRACT 'F'	PRIVATE ALLEY	0.30 AC	12,867 SF	H.O.A.
TRACT 'G'	PRIVATE ALLEY	0.31 AC	13,662 SF	H.O.A.
TRACT 'H'	PRIVATE ALLEY	0.27 AC	11,887 SF	H.O.A.
TRACT 'I'	PRIVATE ALLEY	0.26 AC	11,180 SF	H.O.A.
TRACT 'J'	PRIVATE ALLEY	0.14 AC	5,926 SF	H.O.A.
TRACT 'K'	PRIVATE ALLEY	0.15 AC	6,620 SF	H.O.A.
TRACT 'L'	PRIVATE ALLEY	0.25 AC	10,764 SF	H.O.A.
TRACT 'M'	PRIVATE ALLEY	0.78 AC	34,182 SF	H.O.A.
TRACT 'N'	TRAFFIC CIRCLE	0.03 AC	1,095 SF	H.O.A.
TRACT 'O'	LANDSCAPE ISLAND	0.04 AC	1,918 SF	H.O.A.
TRACT 'P'	LANDSCAPE ISLAND	0.04 AC	1,715 SF	CITY
TRACT 'Q'	STORMWATER POND 1	0.51 AC	22,196 SF	CITY
TRACT 'R'	STORMWATER POND 2	5.62 AC	244,686 SF	CITY
TRACT 'S'	STORMWATER POND 3	4.51 AC	196,283 SF	CITY
TRACT 'T'	STORMWATER POND 4	0.36 AC	15,475 SF	CITY
TRACT 'U'	LANDSCAPE BUFFER	0.49 AC	21,241 SF	H.O.A.
TRACT 'V'	10' LANDSCAPE BUFFER	0.07 AC	2,877 SF	H.O.A.
TRACT 'W'	10' LANDSCAPE BUFFER	0.07 AC	3,211 SF	H.O.A.
TRACT 'X'	10' LANDSCAPE BUFFER	0.03 AC	1,479 SF	H.O.A.
TRACT 'Y'	10' LANDSCAPE BUFFER	0.10 AC	4,208 SF	H.O.A.
TRACT 'Z'	10' LANDSCAPE BUFFER	0.30 AC	12,965 SF	H.O.A.
TRACT 'AA'	10' LANDSCAPE BUFFER	0.02 AC	770 SF	H.O.A.
TRACT 'BB'	10' LANDSCAPE BUFFER	0.29 AC	12,601 SF	H.O.A.
TRACT 'CC'	OPEN SPACE	0.05 AC	2,104 SF	H.O.A.
TRACT 'DD'	OPEN SPACE	0.35 AC	15,147 SF	H.O.A.
TRACT 'EE'	OPEN SPACE	0.07 AC	3,058 SF	H.O.A.
TRACT 'FF'	OPEN SPACE	0.07 AC	3,193 SF	H.O.A.
TRACT 'GG'	PLAYGROUND	0.11 AC	4,889 SF	H.O.A.
TRACT 'HH'	AMENITY	0.74 AC	32,058 SF	H.O.A.
TRACT 'II'	LIFT STATION	0.04 AC	1,825 SF	CITY
TRACT 'JJ'	FUTURE COMMERCIAL DEVELOPMENT	1.37 AC	59,606 SF	PRIVATE

PROPOSED AMENITIES:
CABANA & POOL
8' MULTI-PURPOSE TRAIL
PLAYGROUND
5' POND TRAIL



- LEGEND**
- PROPERTY BOUNDARY
 - LOT LINES
 - SETBACKS
 - 10' LANDSCAPE BUFFER
 - LANDSCAPE BUFFER
 - 34' DETACHED LOTS
 - 34' DETACHED LOTS - SHORT PAD
 - 40' DETACHED LOTS
 - 20' TOWNHOME LOTS

CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.	
KPI-MU MASTER PLAN		MAJOR DEVELOPMENT PLAN	
DRAWN: L. GRAHAM		DESIGNED: S. SIERRA - GIL	
SCALE 1" = 100'		PROJECT PUL-048	
CHECKED: L. GLASSON		DATE: 1/31/2025	
SHEET C1.0		2025 CAROLINA SIERRA - GIL LICENSE No. 90745 STATE OF FLORIDA PROFESSIONAL ENGINEER	
ONDICH ROAD, SUBDIVISION 27, WINTER PARK, FLORIDA 32789		2221 Lee Road, Suite 27, Winter Park, Florida 32789	
CITY OF APOPKA, FLORIDA		CITY OF APOPKA, FLORIDA	
SHEET 7 OF 35		NOT FOR CONSTRUCTION	

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage Drawings\CAD Civil3D\LAYOUTS\04 Major Development Plan\MASTER PLAN.dwg Modified: 2/4/2025 By: afrancis Plotted By: andrew francis

ONDICH SOUTH SUBDIVISION MASTER PLAN DEVELOPMENT STANDARDS

A. Design Standards ⁽¹⁾

1. LOT CRITERIA:

Description	Single-Family Detached 34' & 40' Lots (Rear-Loaded)	Single-Family Attached 20' Townhomes (Rear-Loaded)
Front Porch Setback ⁽²⁾	10' min.	10' min.
Front/Street Side Setback (Neighborhood District)	Minimum: 15' Maximum: 30'	Minimum: 15' Maximum: 30'
Front/Street Side Setback (Transition District)	Minimum: 10' Maximum: 20'	Minimum: 10' Maximum: 20'
Side Setback	5' min.	0' for interior units 5' minimum for exterior units
Rear Setback	5' min.	5' min.
Garage Rear Setback ⁽³⁾	20' min.	20' min.
Min. Average Lot Area	3,366 SF	1,840 SF
Min. Lot Width	34'	20'
Min. Lot Depth	99'	92'
Max. Lot Coverage	75%	90%
Max. Building Height	35'2 Stories	35'2 Stories
Min. Living Area	1,300 SF	1,200 SF

- (1) See Master Plan for depiction of conceptual typical site details.
(2) Front porch requirements and setback as allowed per Kelly Park Interchange Form-Based Code Section J.1 and K.2(g)(v) and within Sections B.9.a, B.9.b, C.9.a, and C.9.b of these Development Standards.
(3) Rear garages are allowed per Kelly Park Interchange Form-Based Code Section K.2(g)(iv).

B. Architectural, Buildings, and Accessory Structures for Detached Units

- Architectural design shall meet the intent of City of Apopka Kelly Park Interchange Form-Base Code unless otherwise stated.
- Each individual single-family home shall have a minimum of two (2) bedrooms.
- All rear-loaded lots shall have a minimum of one (1) car garage.
- Mail delivery for all lots within Ondich South shall occur at cluster mailbox units. Approval from the Postmaster of the location shall be submitted prior to approval of the Construction Site Plan.
- AC condenser units and similar equipment shall be placed in the side yard area. AC condenser units and similar equipment shall be placed with a minimum setback of three (3) feet from the side property line. For corner lots, AC condenser units and similar equipment shall be screened from side streets with landscaping or opaque fencing.
- Storage sheds or similar storage facilities shall not be allowed.
- Swimming pools shall not be allowed on rear-loaded lots.
- Architectural Design Standards:
 - Architectural styles shall be determined prior to Construction Site Plan approval, and these shall meet the intent of the City of Apopka's Kelly Park Interchange Form-Based Code except as noted on these Development Standards. Modification or replacement of the exterior elevations can be approved by the Community Development Director if such changes represent equivalent architectural value. Substantial deviations from architectural rendering must be approved by City Council.

1

F. Buffers and Landscaping

- A ten-foot (10') buffer for entry wall and landscaping will be provided along Ondich Road. This tract shall be dedicated to and maintained by the H.O.A.
- A ten-foot (10') buffer for entry wall and landscaping will be provided along Effie Drive. This tract shall be dedicated to and maintained by the H.O.A.
- A buffer with a minimum width of ten (10) feet shall be provided along the rest of the property boundary, except where adjacent to a stormwater pond tracts or the commercial parcel, for landscaping purposes. These landscape buffer tracts shall be dedicated to and maintained by the H.O.A. Landscape buffer plantings shall be planted along the boundary within the stormwater pond tracts. The future development Commercial parcel shall provide buffering within its parcel when it is developed.
- The design of all buffer tracts, and buffer plantings within stormwater tracts, shall follow the City of Apopka Kelly Park Interchange Form-Base Code Section M. Landscaping and Hardscape Plans shall be provided at Construction Site Plan.
- Entrance feature and community sign details will be provided with the Construction Site Plan.
- Final landscape plans for the buffer areas and landscape islands along the proposed main entrance at Effie Drive shall be provided with the Construction Site Plan.
- Tree Planting Conditions. Minimum of two (2) new trees shall be planted per residential lot. The new trees shall be a minimum of three (3) inches DBH at the time of planting and shall count toward the overall number of required tree replacement inches, if any. Trees within Street Type E (Neighborhood) shall be medium canopy trees at forty (40) feet minimum spacing and understorey trees at twenty (20) feet minimum spacing per City of Apopka Kelly Park Interchange Form-Base Code Section P.3 Table 12. Trees within Street Type D shall be medium canopy trees at forty (40) feet minimum spacing per City of Apopka Kelly Park Interchange Form-Base Code Section P.3 Table 12.
- Tree Protection Plan - The Construction Site Plan shall include tree protection techniques to prevent harm to any trees designate to be preserved or encroachment into protected natural areas, including but not limited to tree barricades, silt fencing or other similar techniques accepted by the City Engineer.

G. Maintenance and Plat

- Ondich South Homeowners' Association shall maintain common areas including all fences/walls and landscaping within said common areas.
- The Construction Site Plan shall include the plat document, and the plat shall be in final form.
- The City of Apopka shall be responsible for the maintenance of Street Type D, Street Type E (Neighborhood), on-street parallel parking spaces, street lighting, stormwater collection systems and utilities (potable water main, reclaimed water main, force main, etc.) within the public rights-of-way of Ondich South.

H. Wetlands and Environmental

- There are no wetland areas within the site.
- According to the FEMA Flood Insurance Rate Map for Orange County, FL, Panel No. 12095C0050H, dated September 24, 2021, the entire site of the proposed development is located within Unshaded Zone 'X' (areas determined to outside the 500-year floodplain).
- An erosion control plan will be submitted with the Construction Site Plan.

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- approved by the Community Development Director if such changes represent equivalent architectural value. Substantial deviations from architectural rendering must be approved by City Council.
- Front facade materials such as cultured stone veneer, stucco, wood plank, and fiber cement siding may be utilized to be consistent with the applicable Architectural Style.
 - Minimum roof pitch over the main house and garage shall be 5/12. Roof pitch over porches shall be a minimum of 4/12.
 - Thirty-year asphalt shingle shall be installed on all roofs. Three-tab shingles are prohibited. The shingle color shall compliment the color scheme of the house.
 - Aluminum fascia and soffit shall be standard for all houses. Fascia and soffit color shall complement the color scheme of the house.
 - Trim around windows and doors shall be painted a different color from the body of the house. Doors may be painted either the same as the trim or separate accent color.
 - Concrete or pavers shall be installed in rear yard driveways, lead walks, porches, and porticos.
9. Front Building Entrance Elevation Design Standards:
- Front building entrance shall feature a minimum four (4) feet deep (per Kelly Park Interchange Form-Base Code Section J.4 Figure 16) porches and porticos flush or projecting beyond front wall or similar feature. Porches shall be a minimum width of four (4) feet and a minimum clear height of eight (8) feet.
 - Front porches and porticos may be at grade level or elevated.
 - Should any home's front elevation comprise less than the required 10% of windows, the front door shall be predominantly made of glass.
 - Identical model plan type shall not be constructed on neighboring lots who share a side yard property boundary line or are directly across the street without a different elevation type.
 - Identical exterior paint schemes shall not be applied on neighboring lots who share a side yard property boundary line or are directly across the street.
 - Specific elevations style types shall have similar wall finishes, window grid patterns, window banding and trim, roof lines and slopes, etc. Applied to each lot width model plan type front elevations.
 - Modification or replacement of the exterior elevations can be approved by the Community Development Director if such changes represent equivalent architectural value. Substantial deviations from exterior elevations must be approved by City Council.
10. Individual Lot Front, Side, and Rear Yard Fencing Standards:
- The maximum height of a fence within a lot shall be six (6) feet above final grade or six (6) inches less than the community common wall height, whichever is less. No fence shall exceed the height of an abutting common area wall.
 - Fencing at rear yards of rear-loaded lots shall be setback a minimum two (2) feet from the alley and driveway edges.
 - Fencing in front yards and street corner side yards of lots shall adhere to LDC Section 5.5.
 - Vinyl fencing shall be allowed.

C. Architectural, Buildings, and Accessory Structures for Attached Units (Townhomes)

- Architectural design shall meet the intent of City of Apopka Kelly Park Interchange Form-Base Code unless otherwise stated.
- Each individual townhome shall have a minimum of two (2) bedrooms.
- All rear-loaded lots shall have a minimum of one (1) car garage.

- Tree removal, tree replacement, and landscaping shall comply with the City of Apopka Kelly Park Interchange Form-Base Code Section M.
- Individual lot arbor/clearing permit is required prior to clearing or grading of any lot or issuance of a building permit. Placement of the house shall preserve existing trees to the greatest extent practical. Plot plan for each lot shall illustrate tree locations as presented within the Construction Site Plan.

I. Development Condition Continuity

The KPI-MU Development Standards shall be printed within the KPI-MU Master Plan and the Construction Site Plan.

J. Signage

Signage shall comply with the City of Apopka Kelly Park Interchange Form-Base Code.

K. Lighting

Lighting shall comply with the City of Apopka's Kelly Park Interchange Form-Base Code Section P.4(e). Street and parking area or pedestrian path light poles shall be decorative type. Details will be provided with the Construction Site Plan.

L. Garbage Pickup

- Garbage of rear-loaded single-family units shall be picked up at the adjacent Street Type F (Alley) along the rear of the lots.

M. Miscellaneous

- Any existing septic tanks or wells shall be properly abandoned prior to earthwork or construction. Permits shall be applied for and issued by the appropriate agencies.
- All acreages are subject to change with Construction Site Plan and Preliminary Plat review and approval.
- Outdoor storage areas (boats, trailers, recreational vehicles, etc.) are not provided within the development and will be prohibited through the H.O.A. documents.
- All lots with rear alley access shall have uniform address numbers on the front and rear facades of the residence.

- Mail delivery for all lots within Ondich South shall occur at cluster mailbox units. Approval from the Postmaster of the location shall be submitted prior to approval of the Construction Site Plan.
- AC condenser units and similar equipment shall be placed in the rear yard area for interior lots and in the rear or side yard for exterior lots. For exterior lots when placed within the side yard, AC condenser units and similar equipment shall be placed with a minimum setback of three (3) feet from the side property line. For interior lots, AC condenser units and similar equipment shall be placed within the rear yard with no minimum setback from the side property line. For corner lots, AC condenser units and similar equipment shall be screened from side streets with landscaping or opaque fencing.
- Storage sheds or similar storage facilities shall not be allowed.
- Swimming pools shall not be allowed on rear-loaded lots.
- Architectural Design Standards:
 - Architectural styles shall be determined prior to Construction Site Plan approval, and these shall meet the intent of the City of Apopka's Kelly Park Interchange Form-Based Code except as noted on these Development Standards. Modification or replacement of the exterior elevations can be approved by the Community Development Director if such changes represent equivalent architectural value. Substantial deviations from architectural rendering must be approved by City Council.
 - Front facade materials such as cultured stone veneer, stucco, wood plank, and fiber cement siding may be utilized to be consistent with the applicable Architectural Style.
 - Minimum roof pitch over the main house and garage shall be 5/12. Roof pitch over porches shall be a minimum of 4/12.
 - Thirty-year asphalt shingle shall be installed on all roofs. Three-tab shingles are prohibited. The shingle color shall compliment the color scheme of the house.
 - Aluminum fascia and soffit shall be standard for all houses. Fascia and soffit color shall complement the color scheme of the house.
 - Trim around windows and doors shall be painted a different color from the body of the house. Doors may be painted either the same as the trim or separate accent color.
 - Concrete or pavers shall be installed in rear yard driveways, lead walks, porches, and porticos.
- Front Building Entrance Elevation Design Standards:
 - Front building entrance shall feature a minimum four (4) feet deep (per Kelly Park Interchange Form-Base Code Section J.4 Figure 16) porches and porticos flush or projecting beyond front wall or similar feature. Porches shall be a minimum width of four (4) feet and a minimum clear height of eight (8) feet.
 - Front porches and porticos may be at grade level or elevated.
 - Should any home's front elevation comprise less than the required 10% of windows, the front door shall be predominantly made of glass.
 - Specific elevations style types shall have similar wall finishes, window grid patterns, window banding and trim, roof lines and slopes, etc. Applied to each lot width model plan type front elevations.
 - Modification or replacement of the exterior elevations can be approved by the Community Development Director if such changes represent equivalent architectural value. Substantial deviations from exterior elevations must be approved by City Council.
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 - The maximum height of a fence within a lot shall be six (6) feet above final grade or six (6) inches less than the community common wall height, whichever is less. No fence shall exceed the height of an abutting common area wall.
 - Fencing at rear yards of rear-loaded lots shall be setback a minimum two (2) feet from the alley and driveway edges.
 - Fencing in front yards and street corner side yards of lots shall adhere to LDC Section 5.5.

3

- Vinyl fencing shall be allowed.

D. Utilities and Infrastructure

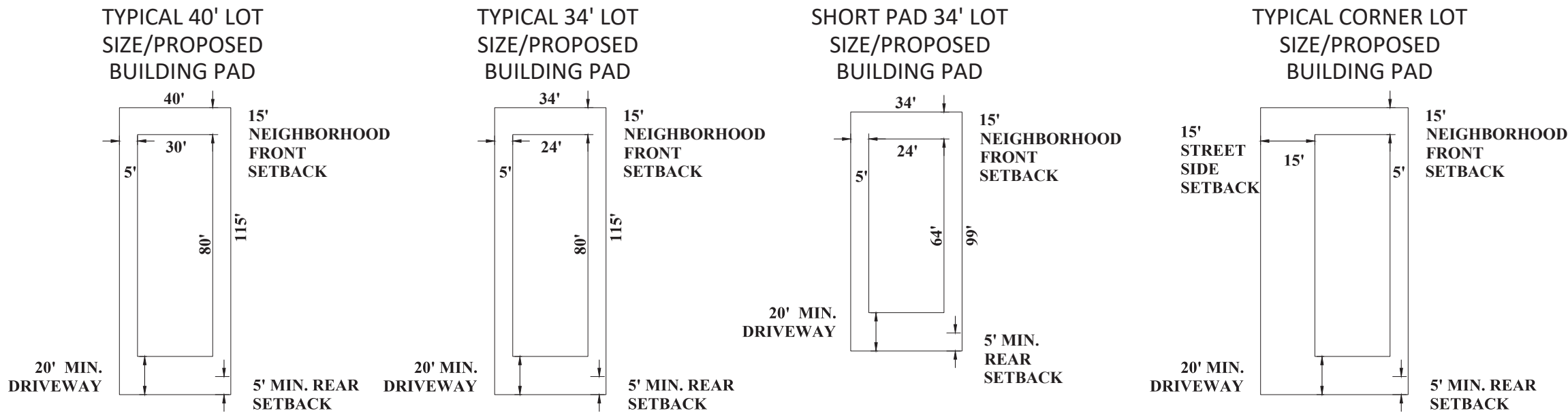
- Potable water service shall be provided by the City of Apopka. The water system shall be designed to City of Apopka standards.
- Reclaimed water service shall be provided by the City of Apopka. The reclaimed water system shall be designed to City of Apopka standards.
- Stormwater management system shall be designed to comply with the design standards of the City of Apopka and the St. Johns River Water Management District.
- A final drainage report and soils report will be submitted with the Construction Site Plan.
- Sanitary service shall be provided by the City of Apopka. The sanitary system shall be designed to City of Apopka standards.
- Utility easements shall be dedicated to the City of Apopka.
- Drainage easements to be dedicated to the Homeowners' Association unless otherwise required by the City of Apopka.
- All stormwater and utility pipes may be moved to save existing trees in the right-of-way. Any change in the location of these pipes will be shown on the Construction Site Plan.
- On-site streets are to be constructed per City of Apopka standards.
- Stabilized access roadways and fire hydrants must be in place before building construction may begin.
- Solid waste collection and public safety (police and fire) shall be provided by the City of Apopka.
- The internal Street Type D right-of-way is to be public.
- The internal Street Type E (Neighborhood) rights-of-way are to be public.
- The internal Street Type F (Alley) rights-of-way are to be private.
- Five-foot (5') sidewalks are to be constructed within internal Streets Type E rights-of-way throughout the entire project in compliance with the City of Apopka Kelly Park Interchange Form-Base Code unless otherwise noted. Sidewalk alignment may be adjusted at Construction Site Plan to preserve existing trees.
- A ten-foot (10') multipurpose trail is to be constructed along one side of internal Street Type D right-of-way as shown on the Master Plan. A five-foot (5') sidewalk is to be constructed on the other side of said Street Type D right-of-way.
- Garages shall be accessed from the adjacent Street Type F (Alley) at the rear of the lot for all rear-loaded lots.
- Power service within the development shall be underground. No overhead service will be allowed.
- Vehicular, Pedestrian and Accent lighting shall substantially conform to the City of Apopka's Kelly Park Interchange Form-Base Code Section P.4(e).

E. Recreation and Open Space

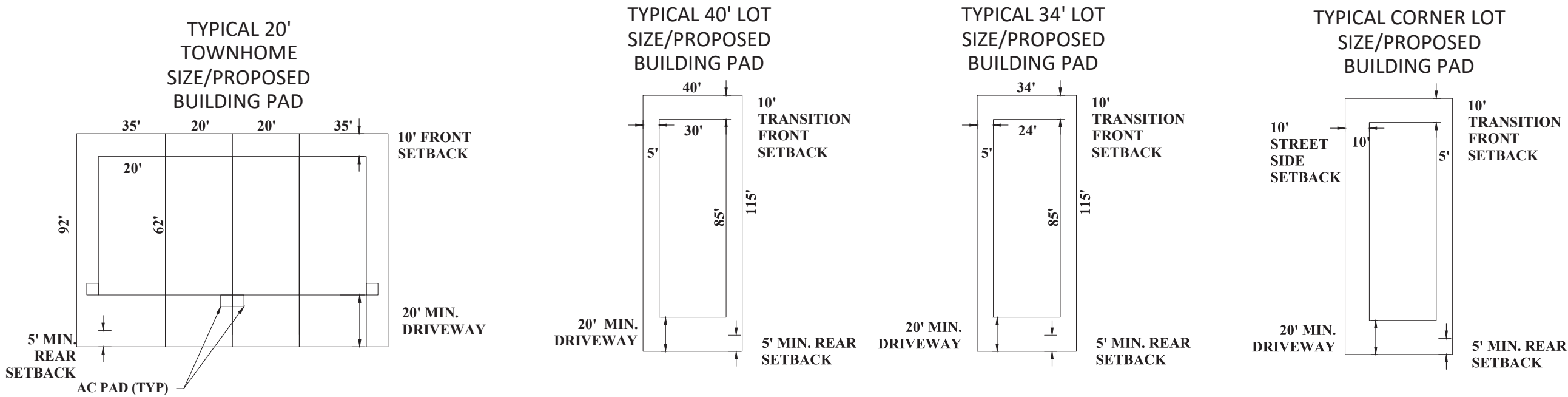
- Required project open space shall be a minimum of 15% of the developed site area in accordance with City of Apopka Kelly Park Interchange Form-Base Code per Section Q Table 13.
- Tract 'A' shall be an approximately 0.74-acre Amenity Tract. A specific park site plan showing amenities/equipment shall be provided with the Construction Site Plan. Park amenities shall include a cabana with restrooms, a swimming pool, and a covered mailbox kiosk at a minimum. The swimming pool shall meet minimum sizing requirements based on the Florida Building Code. Documentation/calculations that the proposed pool size and deck complies with state health standards will be provided at the Building Permit Application.

4

NEIGHBORHOOD DETAILS



TRANSITION DETAILS



CIVIL ENGINEERING I LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANENGINEERING.COM • 407.960.5868

2221 LEE ROAD, SUITE 27, WINTER PARK, FLORIDA 32789

STATE OF FLORIDA CERTIFICATE OF REGISTRATION 00000000000000000000

KPI-MU DEVELOPMENT STANDARDS

MAJOR DEVELOPMENT PLAN

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

DRAWN: L. GRAHAM

DESIGNED: S. SIERRA - GIL

CHECKED: L. GLASSON

DATE: 1/31/2025

SCALE: N.T.S.

PROJECT: PUL-048

SHEET: C2.0

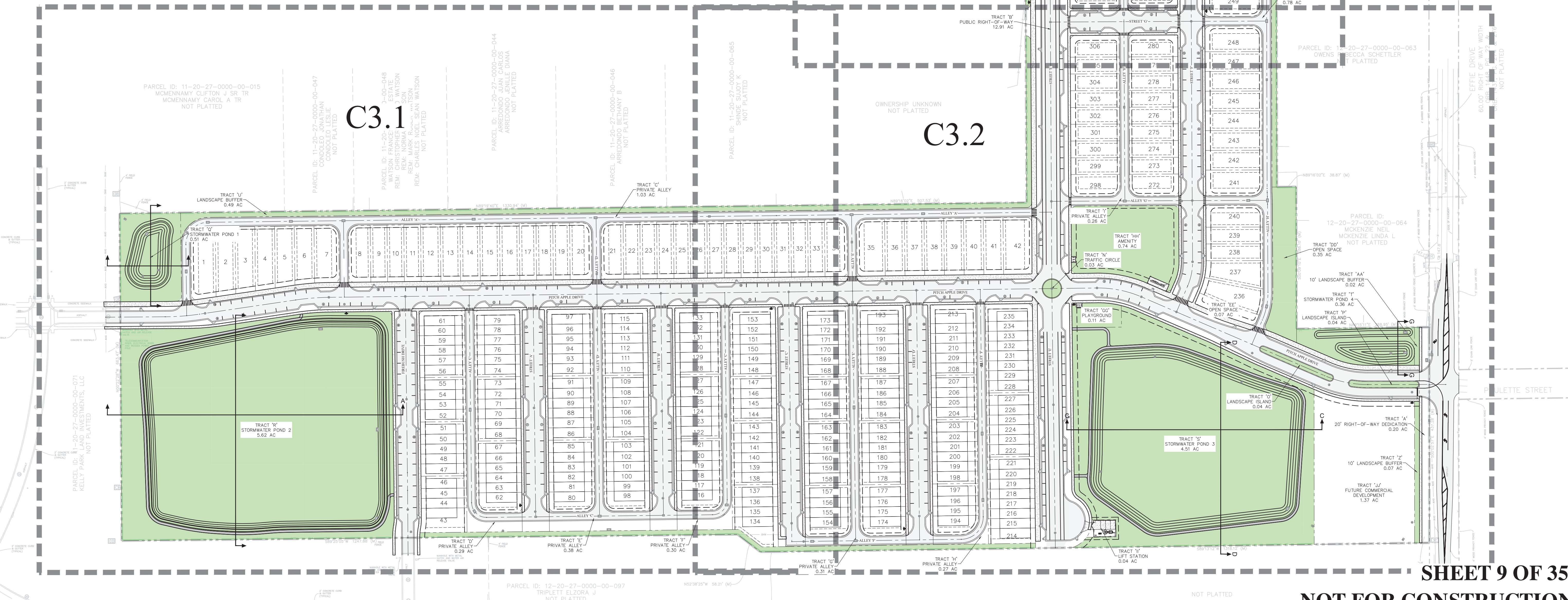
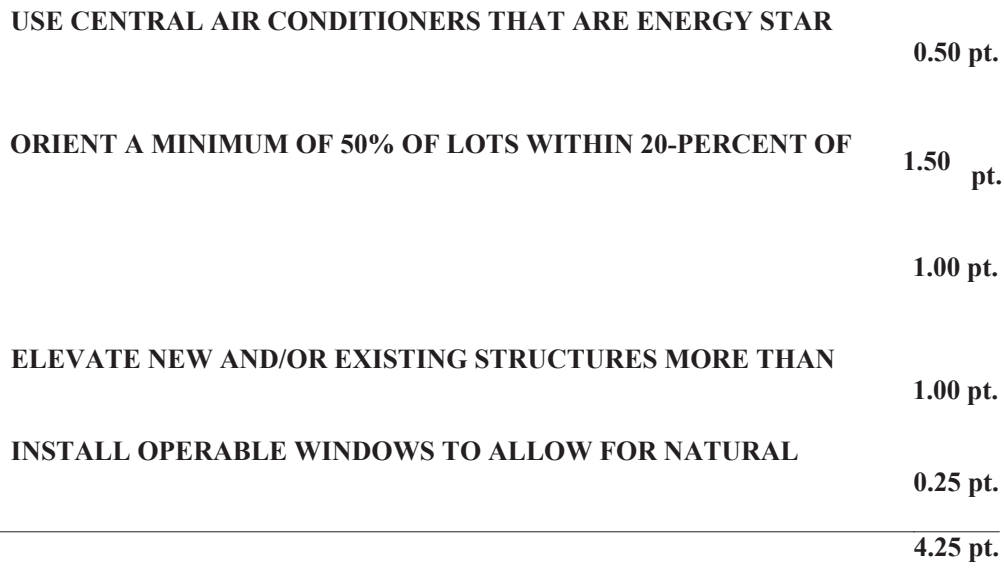
DATE: 01/28/2025

CITY OF APOPKA COMMENTS DATED: 01/28/2025

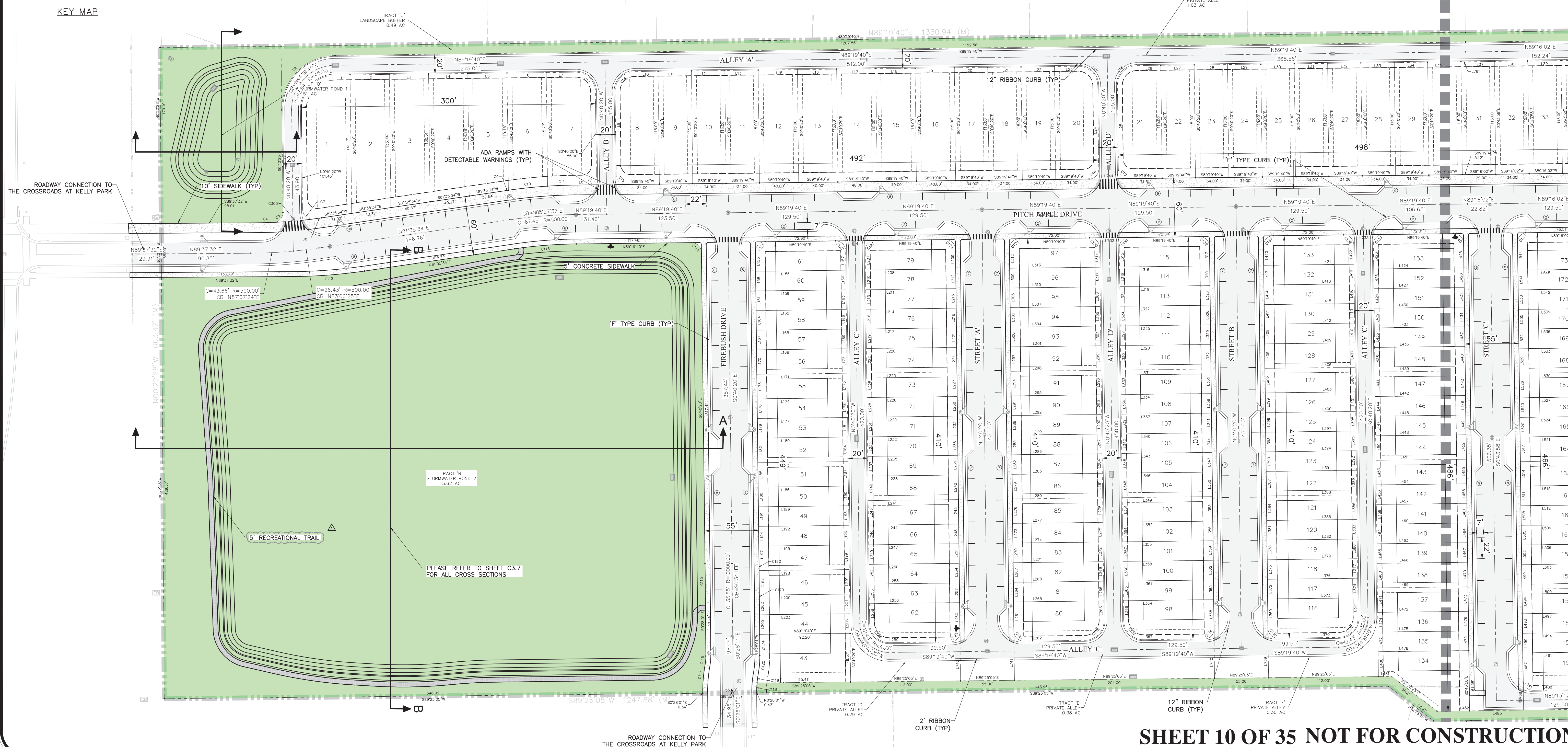
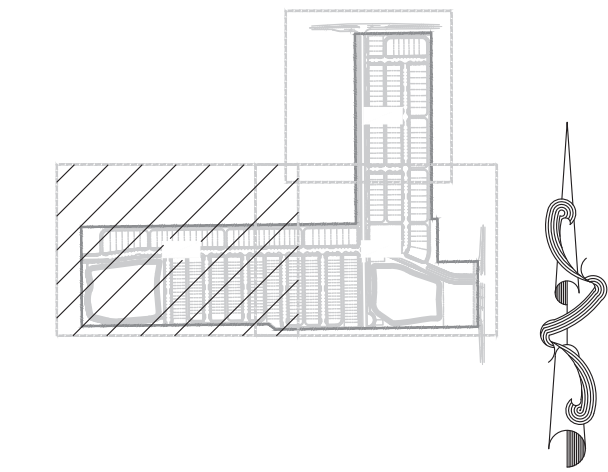
DATE: REV: DESCRIPTION

BY: AF

BY:



SHEET 9 OF 35
NOT FOR CONSTRUCTION



SHEET 10 OF 35 NOT FOR CONSTRUCTION

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

GEOMETRY PLAN – WEST
MAJOR DEVELOPMENT PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOKA, FLORIDA

SCALE	DRAWN: L. GRAHAM
1" = 50'	DESIGNED: S. SIERRA-GIL
PROJECT	CHECKED: L. CLASSON
PUL-048	DATE: 1/20/2005
SHEET	
C31	

[illegible]

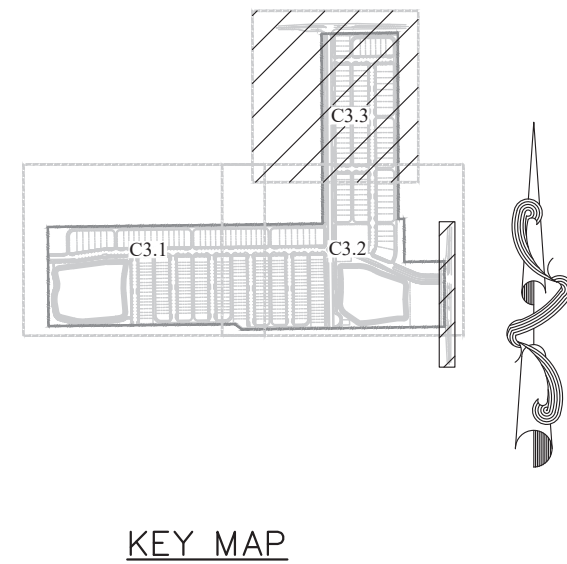
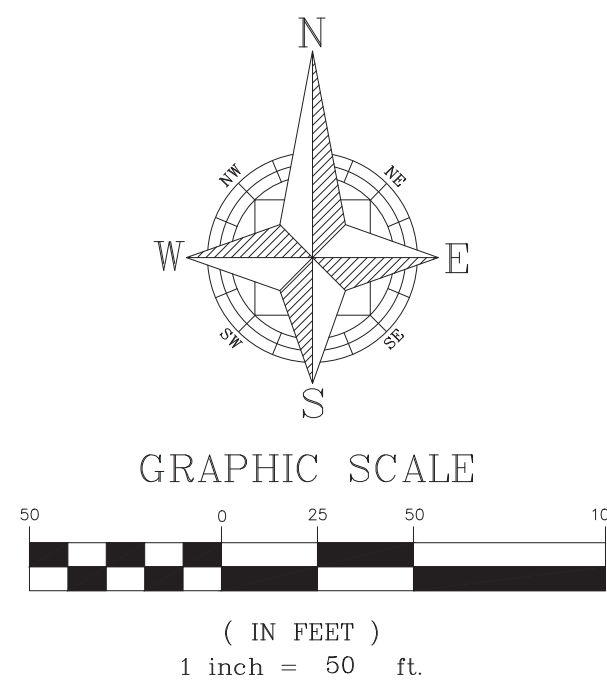
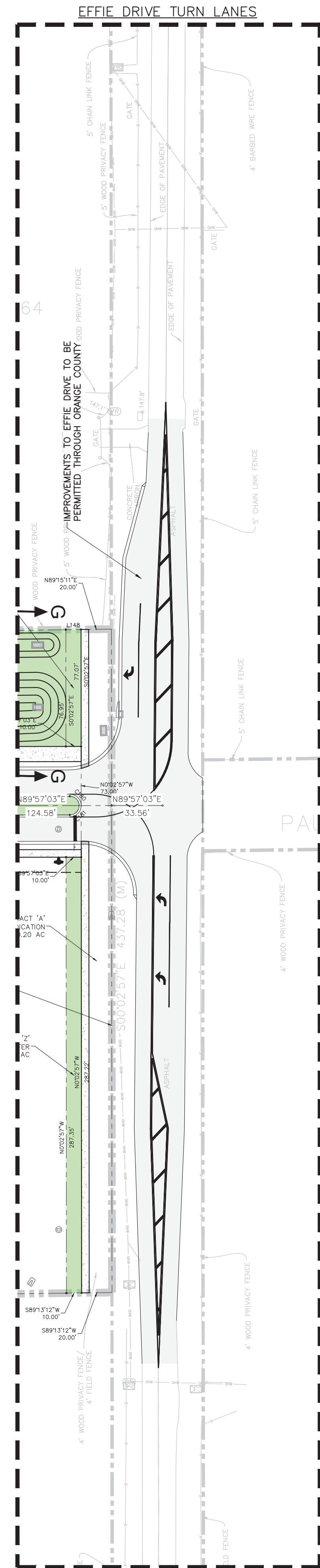
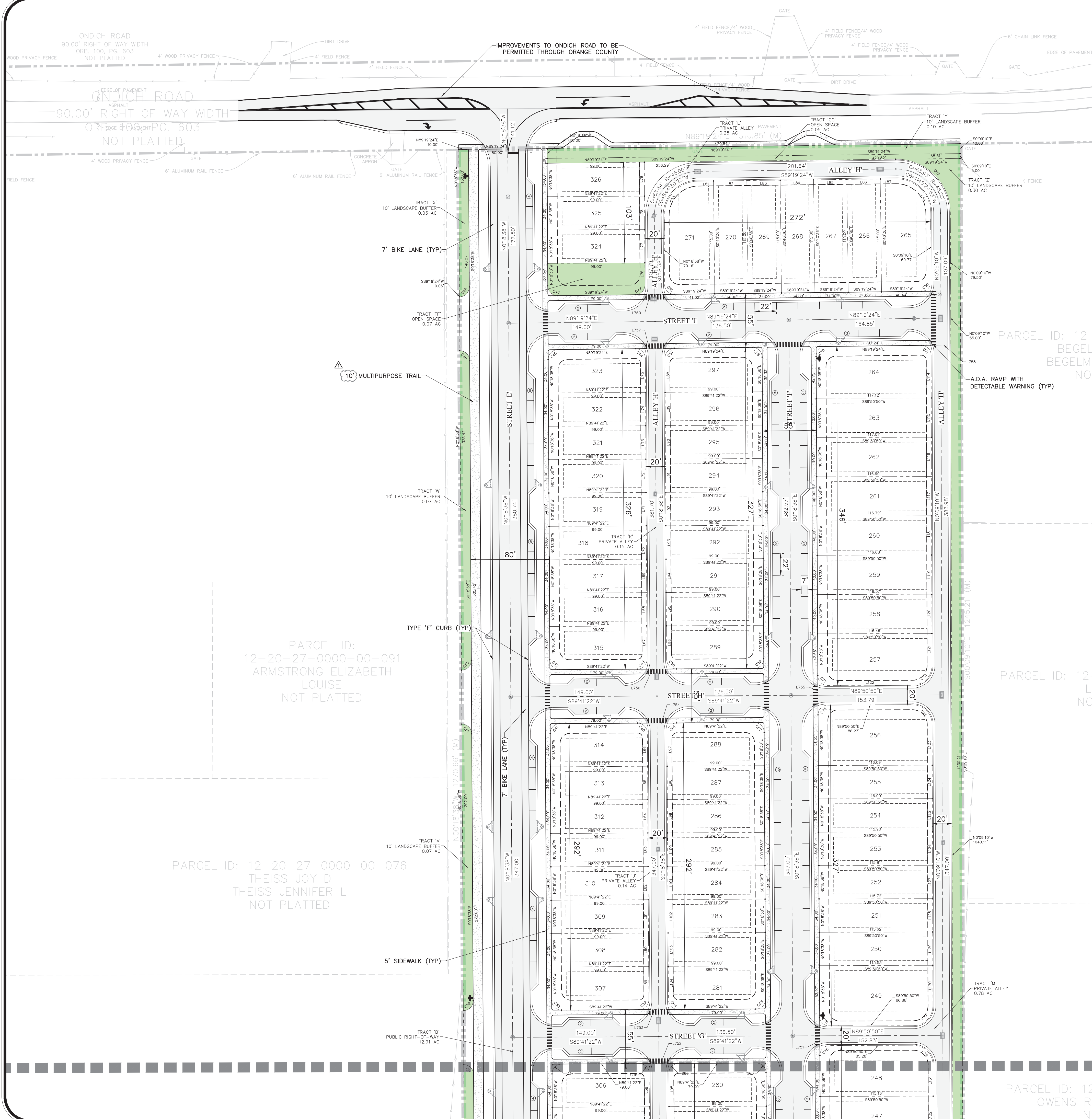


SOFA CAROLINA SIERRA-GIL
LICENSE
No. 90745
STATE OF
2/4/25
FLORIDA
PROFESSIONAL ENGINEER

This seal has been digitally signed and sealed by Sofia C. Sierra-Gil, PE in accordance to the seal.

Any digital copy of this document is not considered signed and sealed and the seal will be nullified on any electronic copies.

Page 169 of 218



SHEET 12 OF 35
NOT FOR CONSTRUCTION

CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.	
GEOMETRY PLAN - NORTH		MAJOR DEVELOPMENT PLAN	
DRAWN: L. GRAHAM		DESIGNED: S. SIERRA - GIL	
SCALE: 1" = 50'		PROJECT: PUL-048	
CHECKED: L. GLASSON		SHEET: C3.3	
DATE: 1/29/2025		CITY OF APOPKA, FLORIDA	
APPIAN ENGINEERING		APPIAN ENGINEERING LLC.	
STATE OF FLORIDA PROFESSIONAL ENGINEER		APPROVAL: 407,960,5868	
No. 90745		2221 Lee Road, Suite 27, Winter Park, Florida 32789	
DATE: 01/29/2025		CITY OF APOPKA COMMENTS DATED: 01/29/2025	
BY: [Signature]		DESCRIPTION: [Blank]	

P:\PROJECT DRAWINGS\Drawings\CAD Civil3D\LAYOUTS\04 Major Development Plan\CURVE & TRACT DATA TABLE.dwg Modified: 1/31/2025 By: afrancis Plotted By: andrew francis

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C1	11.98'	S44°28'42"W	10.00'
C2	77.78'	S44°19'40"W	55.00'
C3	13.93'	S43°27'43"W	10.00'
C4	16.61'	S88°36'39"W	469.00'
C5	14.14'	S45°18'38"E	10.00'
C6	49.50'	N44°19'40"E	35.00'
C7	14.95'	N49°02'32"W	10.00'
C8	8.15'	S82°05'25"W	469.00'
C9	2.82'	S81°44'43"W	530.00'
C10	40.17'	S84°04'10"W	530.00'
C11	28.55'	S87°47'04"W	530.00'
C12	14.14'	S44°19'40"W	10.00'
C13	28.28'	S45°40'20"E	20.00'
C14	28.28'	N44°19'40"E	20.00'
C15	14.14'	N45°40'20"W	10.00'
C16	14.14'	S44°19'40"W	10.00'
C17	28.28'	S45°40'20"E	20.00'
C18	28.28'	N44°19'40"E	20.00'
C19	14.14'	N45°40'20"W	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C20	14.14'	S44°16'02"W	10.00'
C21	28.28'	S45°43'58"E	20.00'
C22	28.28'	N44°16'02"E	20.00'
C23	14.14'	N45°43'58"W	10.00'
C24	14.09'	S44°28'42"W	10.00'
C25	14.19'	S45°31'18"E	10.00'
C26	37.33'	N90°00'00"E	18.67'
C27	37.33'	N90°00'00"W	18.67'
C28	14.19'	N45°31'18"W	10.00'
C29	104.02'	N78°43'30"W	250.00'
C30	14.14'	S68°16'58"W	10.00'
C31	38.84'	S11°29'10"W	95.00'
C32	14.14'	S45°18'38"E	10.00'
C33	14.14'	N44°41'22"E	10.00'
C34	14.14'	N45°18'38"W	10.00'
C35	28.28'	S44°41'22"W	20.00'
C36	14.14'	S45°18'38"E	10.00'
C37	14.14'	N44°41'22"E	10.00'
C38	14.14'	N45°18'38"W	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C39	14.14'	S44°41'22"W	10.00'
C40	14.14'	S45°18'38"E	10.00'
C41	14.14'	N44°41'22"E	10.00'
C42	14.14'	N45°18'38"W	10.00'
C43	14.14'	S44°41'22"W	10.00'
C44	14.19'	S45°29'37"E	10.00'
C45	14.10'	N44°30'23"E	10.00'
C46	14.19'	N45°29'37"W	10.00'
C47	14.10'	S44°30'23"W	10.00'
C48	14.10'	S44°30'23"W	10.00'
C49	14.14'	S45°18'38"E	10.00'
C50	14.14'	S44°41'22"W	10.00'
C51	14.14'	S45°18'38"E	10.00'
C52	14.14'	S44°41'22"W	10.00'
C53	49.34'	N44°30'23"E	35.00'
C54	49.72'	S45°24'53"E	35.00'
C55	14.08'	S44°35'07"W	10.00'
C56	14.19'	N45°29'37"W	10.00'
C57	14.10'	N44°30'23"E	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C58	14.19'	S45°29'37"E	10.00'
C59	14.14'	S44°41'22"W	10.00'
C60	14.14'	N45°18'38"W	10.00'
C61	14.14'	N44°41'22"E	10.00'
C62	14.14'	S45°18'38"E	10.00'
C63	14.14'	S44°41'22"W	10.00'
C64	14.14'	N45°18'38"W	10.00'
C65	14.14'	N44°41'22"E	10.00'
C66	14.14'	S45°18'38"E	10.00'
C67	14.14'	S44°41'22"W	10.00'
C68	28.28'	N45°18'38"W	20.00'
C69	78.14'	N45°24'53"W	55.00'
C70	14.10'	N44°30'23"E	10.00'
C71	14.21'	S45°24'53"E	10.00'
C72	14.12'	N45°13'54"W	10.00'
C73	28.23'	S44°57'03"W	20.00'
C74	14.16'	N44°46'06"E	10.00'
C75	28.34'	S45°02'59"E	20.00'
C76	11.99'	N45°18'38"W	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C77	28.28'	S44°50'50"W	20.00'
C78	14.16'	N44°46'06"E	10.00'
C79	28.28'	S45°09'10"E	20.00'
C80	14.12'	N45°13'54"W	10.00'
C81	28.28'	S44°50'50"W	20.00'
C82	14.16'	N44°46'06"E	10.00'
C83	28.25'	S45°13'54"E	20.00'
C84	46.67'	S10°01'46"W	130.00'
C85	13.49'	S65°42'41"W	10.00'
C86	44.86'	N69°17'19"W	500.00'
C89	14.14'	N21°43'02"W	10.00'
C90	29.50'	N17°38'22"E	150.00'
C91	32.16'	N5°50'34"E	150.00'
C92	8.26'	N1°05'58"W	250.00'
C93	15.15'	N1°10'42"W	500.00'
C94	61.33'	N11°29'10"E	150.00'
C103	102.72'	S78°22'59"E	254.00'
C104	19.99'	S65°34'19"E	500.00'
C105	19.99'	S65°34'19"E	500.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C106	30.34'	S71°17'48"E	190.00'
C107	49.13'	S83°18'16"E	190.00'
C110	53.56'	S29°33'40"E	57.00'
C111	12.19'	N45°01'51"E	10.00'
C112	73.40'	N85°36'33"E	524.00'
C113	63.40'	N85°27'37"E	470.00'
C114	14.14'	S45°40'20"E	10.00'
C115	35.75'	S0°34'11"E	9972.50'
C116	8.79'	S4°59'33"W	48.71'
C117	28.74'	S4°51'05"W	155.07'
C118	9.58'	N2°16'40"E	100.06'
C119	8.99'	N7°35'41"E	100.06'
C120	18.87'	N4°56'53"E	100.00'
C121	14.14'	N44°19'40"E	10.00'
C122	14.14'	S45°40'20"E	10.00'
C123	14.14'	N44°19'40"E	10.00'
C124	14.14'	S45°40'20"E	10.00'
C125	14.14'	S44°19'40"W	10.00'
C126	28.28'	N45°40'20"W	20.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C127	14.14'	N45°40'20"W	10.00'
C128	28.28'	S44°19'40"W	20.00'
C129	14.14'	N44°19'40"E	10.00'
C130	14.14'	S45°40'20"E	10.00'
C131	14.14'	N44°19'40"E	10.00'
C132	14.14'	S45°40'20"E	10.00'
C133	28.28'	N45°40'20"W	20.00'
C134	14.14'	S44°19'40"W	10.00'
C135	14.14'	N45°40'20"W	10.00'
C136	28.28'	S44°19'40"W	20.00'
C137	14.14'	N44°19'40"E	10.00'
C138	14.14'	S45°40'20"E	10.00'
C139	14.14'	N44°19'40"E	10.00'
C140	14.13'	S45°42'09"E	10.00'
C141	14.15'	N45°45'23"W	10.00'
C142	28.27'	S44°14'37"W	20.00'
C143	12.01'	N44°14'14"E	10.00'
C144	14.14'	S45°43'58"E	10.00'
C145	14.14'	N44°16'02"E	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C146	14.14'	S45°43'58"E	10.00'
C147	28.30'	N45°45'23"W	20.00'
C148	14.14'	S44°14'37"W	10.00'
C149	14.15'	N45°45'23"W	10.00'
C150	49.48'	S44°14'37"W	35.00'
C151	14.14'	N44°16'02"E	10.00'
C152	14.14'	S45°43'58"E	10.00'
C153	14.14'	N44°16'02"E	10.00'
C154	11.85'	S44°56'48"E	10.00'
C155	20.29'	N27°15'57"W	20.00'
C156	36.81'	S17°18'08"W	57.00'
C157	31.38'	S17°38'22"W	57.00'
C158	23.02'	S70°32'27"E	500.00'
C159	14.45'	S22°58'10"E	10.00'
C160	7.56'	N0°39'03"W	10027.50'
C162	73.20'	S78°22'59"E	181.00'
C163	21.86'	S67°58'10"E	500.00'
C164	25.00'	N0°33'28"W	10027.50'
C167	8.57'	S25°37'42"E	6.17'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
C168	8.87'	S64°22'18"W	6.17'
C169	11.58'	N68°11'03"W	226.17'
C170	3.39'	N0°28'36"W	10027.50'
C171	27.06'	N65°06'39"W	482.67'
C172	10.82'	N23°16'58"E	5.42'
C173	27.06'	S68°19'24"E	482.67'
C175	10.95'	S68°11'03"E	213.83'
C176	8.87'	N35°40'20"W	6.17'
C177	8.57'	N54°19'40"E	6.17'
C178	31.32'	S85°50'57"E	213.83'
C180	8.72'	S45°02'57"E	6.17'
C181	8.72'	S44°57'03"W	6.17'
C183	33.13'	N85°50'57"W	226.17'
C303	40.98'	N85°05'32"E	469.00'
C306	6.61'	N21°49'35"E	130.00'
C307	42.71'	S69°17'19"E	476.00'

Line Table		
Line #	Length	Direction
L1	15.000	N89° 19' 40"E
L2	40.000	N89° 19' 40"E
L3	40.000	N89° 19' 40"E
L4	40.000	N89° 19' 40"E
L5	40.000	N89° 19' 40"E
L6	40.000	N89° 19' 40"E
L7	30.000	N89° 19' 40"E
L8	11.464	S89° 19' 40"W
L9	85.000	N0° 40' 20"W
L10	24.000	N89° 19' 40"E
L11	34.000	N89° 19' 40"E
L12	34.000	N89° 19' 40"E
L13	34.000	N89° 19' 40"E
L14	40.000	N89° 19' 40"E
L15	40.000	N89° 19' 40"E
L16	40.000	N89° 19' 40"E
L17	40.000	N89° 19' 40"E
L18	40.000	N89° 19' 40"E
L19	40.000	N89° 19' 40"E
L20	34.000	N89° 19' 40"E

Line Table		
Line #	Length	Direction
L62	34.000	S0° 18' 38"E
L63	34.000	S0° 18' 38"E
L64	34.000	S0° 18' 38"E
L65	34.000	S0° 18' 38"E
L66	34.000	S0° 18' 38"E
L67	34.000	S0° 18' 38"E
L68	34.000	S0° 18' 38"E
L69	34.000	S0° 18' 38"E
L70	34.000	S0° 18' 38"E
L71	34.000	S0° 18' 38"E
L72	34.000	S0° 18' 38"E
L73	34.000	S0° 18' 38"E
L74	34.000	S0° 18' 38"E
L75	34.568	S0° 18' 38"E
L76	22.434	S0° 18' 38"E
L77	34.000	S0° 18' 38"E
L78	34.000	S0° 18' 38"E
L79	34.633	S0° 18' 38"E
L80	5.000	N0° 18' 38"W
L81	15.569	N89° 19' 24"E

Line Table		
Line #	Length	Direction
L21	34.000	N89° 19' 40"E
L22	34.000	N89° 19' 40"E
L23	24.000	N89° 19' 40"E
L24	85.000	S0° 40' 20"E
L25	85.000	N0° 40' 20"W
L26	24.513	N89° 19' 40"E
L27	34.000	N89° 19' 40"E
L28	34.000	N89° 19' 40"E
L29	34.000	N89° 19' 40"E
L30	34.000	N89° 19' 40"E
L31	34.000	N89° 19' 40"E
L32	34.000	N89° 19' 40"E
L33	34.000	N89° 19' 40"E
L34	34.000	N89° 19' 40"E
L35	34.000	N89° 19' 40"E
L37	28.943	N89° 16' 02"E
L38	34.000	N89° 16' 02"E
L39	34.000	N89° 16' 02"E
L40	25.302	N89° 16' 02"E
L41	85.000	S0° 43' 58"E

Line Table		
Line #	Length	Direction
L82	34.000	N89° 19' 24"E
L83	34.000	N89° 19' 24"E
L84	34.000	N89° 19' 24"E
L85	34.000	N89° 19' 24"E
L86	34.000	N89° 19' 24"E
L87	16.076	N89° 19' 24"E
L88	34.824	N0° 18' 38"W
L89	34.000	N0° 18' 38"W
L90	34.000	N0° 18' 38"W
L91	34.000	N0° 18' 38"W
L92	34.000	N0° 18' 38"W
L93	34.000	N0° 18' 38"W
L94	34.000	N0° 18' 38"W
L95	34.000	N0° 18' 38"W
L96	34.000	N0° 18' 38"W
L97	34.000	N0° 18' 38"W
L98	34.000	N0° 18' 38"W
L99	34.000	N0° 18' 38"W
L100	34.000	N0° 18' 38"W
L101	34.000	N0° 18' 38"W

Line Table		
Line #	Length	Direction
L42	36.722	N89° 16' 02"E
L43	40.000	N89° 16' 02"E
L44	40.000	N89° 16' 02"E
L45	40.000	N89° 16' 02"E
L46	40.000	N89° 16' 02"E
L47	40.000	N89° 16'

Line Table		
Line #	Length	Direction
L306	20.000	N0° 40' 20"W
L307	92.000	N89° 19' 40"E
L308	20.000	S0° 40' 20"E
L309	20.000	N0° 40' 20"W
L310	92.000	N89° 19' 40"E
L311	20.000	S0° 40' 20"E
L312	20.000	N0° 40' 20"W
L313	92.000	N89° 19' 40"E
L314	20.000	S0° 40' 20"E
L315	20.000	N0° 40' 20"W
L316	92.000	S89° 19' 40"W
L317	20.000	S0° 40' 20"E
L318	20.000	N0° 40' 20"W
L319	92.000	S89° 19' 40"W
L320	20.000	S0° 40' 20"E
L321	20.000	N0° 40' 20"W
L322	92.000	S89° 19' 40"W
L323	20.000	S0° 40' 20"E
L324	20.000	N0° 40' 20"W
L325	92.000	S89° 19' 40"W

Line Table		
Line #	Length	Direction
L366	20.000	N0° 40' 20"W
L367	62.000	S89° 19' 40"W
L368	30.000	S0° 40' 20"E
L369	30.000	N0° 40' 20"W
L370	62.000	S89° 19' 40"W
L371	20.000	S0° 40' 20"E
L372	20.000	N0° 40' 20"W
L373	92.000	N89° 19' 40"E
L374	20.000	S0° 40' 20"E
L375	20.000	N0° 40' 20"W
L376	92.000	N89° 19' 40"E
L377	20.000	S0° 40' 20"E
L378	20.000	N0° 40' 20"W
L379	92.000	N89° 19' 40"E
L380	20.000	S0° 40' 20"E
L381	20.000	N0° 40' 20"W
L382	92.000	N89° 19' 40"E
L383	20.000	S0° 40' 20"E
L384	25.000	N0° 40' 20"W
L385	92.000	N89° 19' 40"E

Line Table		
Line #	Length	Direction
L426	20.000	N0° 40' 20"W
L427	92.058	N89° 19' 40"E
L428	20.000	S0° 43' 58"E
L429	20.000	N0° 40' 20"W
L430	92.079	N89° 19' 40"E
L431	20.000	S0° 43' 58"E
L432	20.000	N0° 40' 20"W
L433	92.100	N89° 19' 40"E
L434	20.000	S0° 43' 58"E
L435	20.000	N0° 40' 20"W
L436	92.121	N89° 19' 40"E
L437	20.000	S0° 43' 58"E
L438	25.000	N0° 40' 20"W
L439	92.148	N89° 19' 40"E
L440	25.000	S0° 43' 58"E
L441	25.000	N0° 40' 20"W
L442	92.174	N89° 19' 40"E
L443	25.000	S0° 43' 58"E
L444	20.000	N0° 40' 20"W
L445	92.195	N89° 19' 40"E

Line Table		
Line #	Length	Direction
L486	112.000	N89° 13' 12"E
L487	28.246	N0° 43' 58"W
L488	62.008	S89° 13' 12"W
L489	18.195	S0° 43' 58"E
L490	20.000	N0° 43' 58"W
L491	92.000	S89° 16' 02"W
L492	20.000	S0° 43' 58"E
L493	20.000	N0° 43' 58"W
L494	92.000	S89° 16' 02"W
L495	20.000	S0° 43' 58"E
L496	25.000	N0° 43' 58"W
L497	92.000	S89° 16' 02"W
L498	25.000	S0° 43' 58"E
L499	25.000	N0° 43' 58"W
L500	92.000	S89° 16' 02"W
L501	25.000	S0° 43' 58"E
L502	20.000	N0° 43' 58"W
L503	92.000	S89° 16' 02"W
L504	20.000	S0° 43' 58"E
L505	20.000	N0° 43' 58"W

Line Table		
Line #	Length	Direction
L546	28.077	S0° 43' 58"E
L547	28.037	N0° 43' 58"W
L548	92.000	N89° 16' 02"E
L549	28.037	S0° 43' 58"E
L550	20.000	N0° 43' 58"W
L551	92.000	N89° 16' 02"E
L552	20.000	S0° 43' 58"E
L553	20.000	N0° 43' 58"W
L554	92.000	N89° 16' 02"E
L555	20.000	S0° 43' 58"E
L556	20.000	N0° 43' 58"W
L557	92.000	N89° 16' 02"E
L558	20.000	S0° 43' 58"E
L559	20.000	N0° 43' 58"W
L560	92.000	N89° 16' 02"E
L561	20.000	S0° 43' 58"E
L562	25.000	N0° 43' 58"W
L563	92.000	N89° 16' 02"E
L564	25.000	S0° 43' 58"E
L565	25.000	N0° 43' 58"W

Line Table		
Line #	Length	Direction
L606	28.135	S0° 43' 58"E
L607	28.033	N0° 43' 58"W
L608	47.021	S89° 13' 12"W
L609	2.994	S0° 43' 58"E
L610	20.000	N0° 43' 58"W
L611	92.000	S89° 16' 02"W
L612	20.000	S0° 43' 58"E
L613	20.000	N0° 43' 58"W
L614	92.000	S89° 16' 02"W
L615	20.000	S0° 43' 58"E
L616	25.000	N0° 43' 58"W
L617	92.000	S89° 16' 02"W
L618	25.000	S0° 43' 58"E
L619	25.000	N0° 43' 58"W
L620	92.000	S89° 16' 02"W
L621	25.000	S0° 43' 58"E
L622	20.000	N0° 43' 58"W
L623	92.000	S89° 16' 02"W
L624	20.000	S0° 43' 58"E
L625	20.000	N0° 43' 58"W

Line Table		
Line #	Length	Direction
L666	28.077	S0° 43' 58"E
L667	25.000	N0° 43' 58"W
L668	95.067	N89° 16' 02"E
L669	26.507	S0° 46' 48"E
L670	20.000	N0° 43' 58"W
L671	95.084	N89° 16' 02"E
L672	20.000	S0° 46' 48"E
L673	20.000	N0° 43' 58"W
L674	95.100	N89° 16' 02"E
L675	20.000	S0° 46' 48"E
L676	20.000	N0° 43' 58"W
L677	95.117	N89° 16' 02"E
L678	20.000	S0° 46' 48"E
L679	20.000	N0° 43' 58"W
L680	95.133	N89° 16' 02"E
L681	20.000	S0° 46' 48"E
L682	20.000	N0° 43' 58"W
L683	95.150	N89° 16' 02"E
L684	20.000	S0° 46' 48"E
L685	20.000	N0° 43' 58"W

Line Table		
Line #	Length	Direction
L726	20.000	S0° 46' 48"E
L727	20.000	N0° 43' 58"W
L728	95.414	N89° 16' 02"E
L729	20.000	S0° 46' 48"E
L730	31.025	N0° 43' 58"W
L731	30.946	S0° 46' 48"E
L732	40.000	N89° 19' 40"E
L733	40.000	N89° 19' 40"E
L734	40.000	N89° 16' 02"E
L735	40.000	N89° 16' 02"E
L736	30.008	N0° 43' 58"W
L737	29.992	N0° 43' 58"W
L738	30.008	N0° 43' 58"W
L739	50.241	N0° 40' 20"W
L740	50.154	N0° 40' 20"W
L741	49.833	N0° 40' 20"W
L742	49.746	N0° 40' 20"W
L744	40.000	N89° 19' 40"E
L745	40.000	N89° 16' 02"E
L746	38.512	S0° 18' 38"E

Line Table		
Line #	Length	Direction
L326	20.000	S0° 40' 20"E
L327	20.000	N0° 40' 20"W
L328	92.000	S89° 19' 40"W
L329	20.000	S0° 40' 20"E
L330	25.000	N0° 40' 20"W
L331	92.000	S89° 19' 40"W
L332	25.000	S0° 40' 20"E
L333	25.000	N0° 40' 20"W
L334	92.000	S89° 19' 40"W
L335	25.000	S0° 40' 20"E
L336	20.000	N0° 40' 20"W
L337	92.000	S89° 19' 40"W
L338	20.000	S0° 40' 20"E
L339	20.000	N0° 40' 20"W
L340	92.000	S89° 19' 40"W
L341	20.000	S0° 40' 20"E
L342	20.000	N0° 40' 20"W
L343	92.000	S89° 19' 40"W
L344	20.000	S0° 40' 20"E
L345	20.000	N0° 40' 20"W

Line Table		
Line #	Length	Direction
L386	25.000	S0° 40' 20"E
L387	25.000	N0° 40' 20"W
L388	92.000	N89° 19' 40"E
L389	25.000	S0° 40' 20"E
L390	20.000	N0° 40' 20"W
L391	92.000	N89° 19' 40"E
L392	20.000	S0° 40' 20"E
L393	20.000	N0° 40' 20"W
L394	92.000	N89° 19' 40"E
L395	20.000	S0° 40' 20"E
L396	20.000	N0° 40' 20"W
L397	92.000	N89° 19' 40"E
L398	20.000	S0° 40' 20"E
L399	20.000	N0° 40' 20"W
L400	92.000	N89° 19' 40"E
L401	20.000	S0° 40' 20"E
L402	25.000	N0° 40' 20"W
L403	92.000	N89° 19' 40"E
L404	25.000	S0° 40' 20"E
L405	25.000	N0° 40' 20"W

Line Table		
Line #	Length	Direction
L446	20.000	S0° 43' 58"E
L447	20.000	N0° 40' 20"W
L448	92.216	N89° 19' 40"E
L449	20.000	S0° 43' 58"E
L450	25.000	N0° 40' 20"W
L451	92.243	N89° 19' 40"E
L452	25.000	S0° 43' 58"E
L453	25.000	N0° 40' 20"W
L454	92.269	N89° 19' 40"E
L455	25.000	S0° 43' 58"E
L456	20.000	N0° 40' 20"W
L457	92.290	N89° 19' 40"E
L458	20.000	S0° 43' 58"E
L459	20.000	N0° 40' 20"W
L460	92.311	N89° 19' 40"E
L461	20.000	S0° 43' 58"E
L462	20.000	N0° 40' 20"W
L463	92.332	N89° 19' 40"E
L464	20.000	S0° 43' 58"E
L465	20.000	N0° 40' 20"W

Line Table		
Line #	Length	Direction
L506	92.000	S89° 16' 02"W
L507	20.000	S0° 43' 58"E
L508	20.000	N0° 43' 58"W
L509	92.000	S89° 16' 02"W
L510	20.000	S0° 43' 58"E
L511	20.000	N0° 43' 58"W
L512	92.000	S89° 16' 02"W
L513	20.000	S0° 43' 58"E
L514	25.000	N0° 43' 58"W
L515	92.000	S89° 16' 02"W
L516	25.000	S0° 43' 58"E
L517	25.000	N0° 43' 58"W
L518	92.000	S89° 16' 02"W
L519	25.000	S0° 43' 58"E
L520	20.000	N0° 43' 58"W
L521	92.000	S89° 16' 02"W
L522	20.000	S0° 43' 58"E
L523	20.000	N0° 43' 58"W
L524	92.000	S89° 16' 02"W
L525	20.000	S0° 43' 58"E

Line Table		
Line #	Length	Direction
L566	92.000	N89° 16' 02"E
L567	25.000	S0° 43' 58"E
L568	20.000	N0° 43' 58"W
L569	92.000	N89° 16' 02"E
L570	20.000	S0° 43' 58"E
L571	20.000	N0° 43' 58"W
L572	92.000	N89° 16' 02"E
L573	20.000	S0° 43' 58"E
L574	25.000	N0° 43' 58"W
L575	92.000	N89° 16' 02"E
L576	25.000	S0° 43' 58"E
L577	25.000	N0° 43' 58"W
L578	92.000	N89° 16' 02"E
L579	25.000	S0° 43' 58"E
L580	20.000	N0° 43' 58"W
L581	92.000	N89° 16' 02"E
L582	20.000	S0° 43' 58"E
L583	20.000	N0° 43' 58"W
L584	92.000	N89° 16' 02"E
L585	20.000	S0° 43' 58"E

Line Table		
Line #	Length	Direction
L626	92.000	S89° 16' 02"W
L627	20.000	S0° 43' 58"E
L628	20.000	N0° 43' 58"W
L629	92.000	S89° 16' 02"W
L630	20.000	S0° 43' 58"E
L631	20.000	N0° 43' 58"W
L632	92.000	S89° 16' 02"W
L633	20.000	S0° 43' 58"E
L634	25.000	N0° 43' 58"W
L635	92.000	S89° 16' 02"W
L636	25.000	S0° 43' 58"E
L637	25.000	N0° 43' 58"W
L638	92.000	S89° 16' 02"W
L639	25.000	S0° 43' 58"E
L640	20.000	N0° 43' 58"W
L641	92.000	S89° 16' 02"W
L642	20.000	S0° 43' 58"E
L643	20.000	N0° 43' 58"W
L644	92.000	S89° 16' 02"W
L645	20.000	S0° 43' 58"E

Line Table		
Line #	Length	Direction
L686	95.166	N89° 16' 02"E
L687	20.000	S0° 46' 48"E
L688	25.000	N0° 43' 58"W
L689	95.187	N89° 16' 02"E
L690	25.000	S0° 46' 48"E
L691	25.000	N0° 43' 58"W
L692	95.208	N89° 16' 02"E
L693	25.000	S0° 46' 48"E
L694	20.000	N0° 43' 58"W
L695	95.224	N89° 16' 02"E
L696	20.000	S0° 46' 48"E
L697	20.000	N0° 43' 58"W
L698	95.241	N89° 16' 02"E
L699	20.000	S0° 46' 48"E
L700	20.000	N0° 43' 58"W
L701	95.257	N89° 16' 02"E
L702	20.000	S0° 46' 48"E
L703	20.000	N0° 43' 58"W
L704	95.274	N89° 16' 02"E
L705	20.000	S0° 46' 48"E

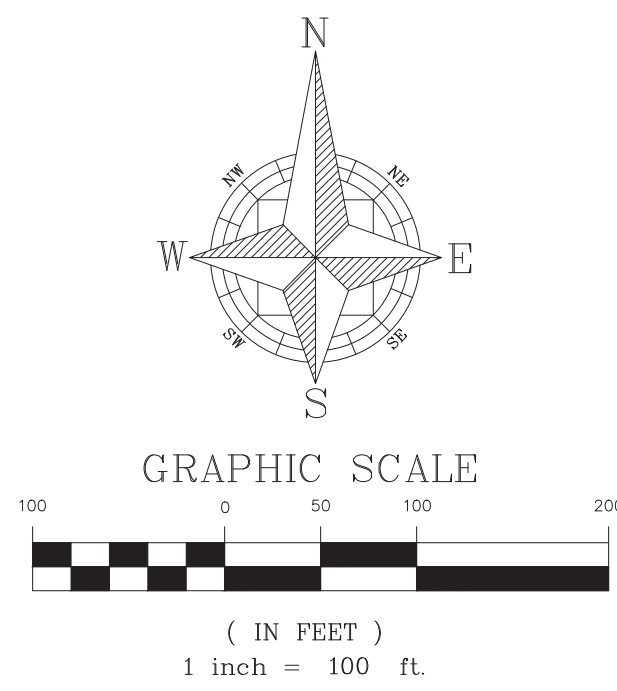
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LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
1	0.16 AC	6,951 SF	3,816 SF	52.47 LF	PRIVATE
2	0.13 AC	5,538 SF	3,701 SF	40.37 LF	PRIVATE
3	0.12 AC	5,321 SF	3,538 SF	40.37 LF	PRIVATE
4	0.12 AC	5,104 SF	3,375 SF	40.37 LF	PRIVATE
5	0.11 AC	4,886 SF	3,212 SF	40.37 LF	PRIVATE
6	0.11 AC	4,694 SF	3,068 SF	40.18 LF	PRIVATE
7	0.13 AC	5,650 SF	3,003 SF	55.72 LF	PRIVATE
8	0.11 AC	4,953 SF	2,399 SF	49.71 LF	PRIVATE
9	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
10	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
11	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
12	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
13	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
14	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
15	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
16	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
17	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
18	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
19	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
20	0.11 AC	4,953 SF	2,399 SF	49.71 LF	PRIVATE
21	0.12 AC	5,012 SF	2,450 SF	50.22 LF	PRIVATE
22	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
23	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
24	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
25	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
26	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
27	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
28	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
29	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
30	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
31	0.09 AC	3,917 SF	2,406 SF	34.10 LF	PRIVATE
32	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
33	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
34	0.12 AC	5,102 SF	2,529 SF	51.01 LF	PRIVATE
35	0.15 AC	6,416 SF	3,671 SF	62.47 LF	PRIVATE
36	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
37	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
38	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
39	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
40	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
41	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
42	0.15 AC	6,620 SF	3,795 SF	63.22 LF	PRIVATE
43	0.11 AC	4,601 SF	3,059 SF	49.63 LF	PRIVATE
44	0.04 AC	1,843 SF	1,543 SF	20.00 LF	PRIVATE
45	0.04 AC	1,842 SF	1,542 SF	20.00 LF	PRIVATE
46	0.05 AC	2,301 SF	1,541 SF	25.00 LF	PRIVATE
47	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
48	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
49	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
50	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
51	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
* BUILDABLE AREA IS EQUAL TO LOT AREA MINUS THE BUILDINGS SETBACK AREA					

LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
52	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
53	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
54	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
55	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
56	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
57	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
58	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
59	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
60	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
61	0.06 AC	2,717 SF	1,540 SF	35.69 LF	PRIVATE
62	0.08 AC	3,573 SF	2,289 SF	45.71 LF	PRIVATE
63	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
64	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
65	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
66	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
67	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
68	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
69	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
70	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
71	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
72	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
73	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
74	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
75	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
76	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
77	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
78	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
79	0.06 AC	2,717 SF	1,540 SF	35.71 LF	PRIVATE
80	0.08 AC	3,573 SF	2,289 SF	45.71 LF	PRIVATE
81	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
82	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
83	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
84	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
85	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
86	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
87	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
88	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
89	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
90	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
91	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
92	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
93	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
94	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
95	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
96	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
97	0.06 AC	2,717 SF	1,540 SF	35.71 LF	PRIVATE
98	0.08 AC	3,573 SF	2,289 SF	45.71 LF	PRIVATE
99	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
100	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
101	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
102	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
* BUILDABLE AREA IS EQUAL TO LOT AREA MINUS THE BUILDINGS SETBACK AREA					

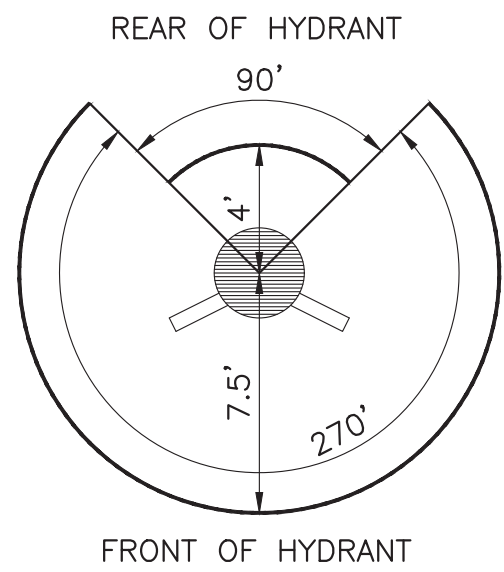
LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
103	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
104	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
105	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
106	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
107	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
108	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
109	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
110	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
111	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
112	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
113	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
114	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
115	0.06 AC	2,717 SF	1,540 SF	35.71 LF	PRIVATE
116	0.08 AC	3,573 SF	2,288 SF	45.71 LF	PRIVATE
117	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
118	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
119	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
120	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
121	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
122	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
123	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
124	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
125	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
126	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
127	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
128	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
129	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
130	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
131	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
132	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
133	0.06 AC	2,717 SF	1,540 SF	35.71 LF	PRIVATE
134	0.10 AC	4,364 SF	3,174 SF	61.38 LF	PRIVATE
135	0.04 AC	1,849 SF	1,549 SF	20.00 LF	PRIVATE
136	0.04 AC	1,848 SF	1,548 SF	20.00 LF	PRIVATE
137	0.05 AC	2,310 SF	1,548 SF	25.00 LF	PRIVATE
138	0.05 AC	2,309 SF	1,547 SF	25.00 LF	PRIVATE
139	0.04 AC	1,847 SF	1,547 SF	20.00 LF	PRIVATE
140	0.04 AC	1,846 SF	1,546 SF	20.00 LF	PRIVATE
141	0.04 AC	1,846 SF	1,546 SF	20.00 LF	PRIVATE
142	0.04 AC	1,846 SF	1,545 SF	20.00 LF	PRIVATE
143	0.05 AC	2,306 SF	1,545 SF	25.00 LF	PRIVATE
144	0.05 AC	2,306 SF	1,544 SF	25.00 LF	PRIVATE
145	0.04 AC	1,844 SF	1,544 SF	20.00 LF	PRIVATE
146	0.04 AC	1,844 SF	1,543 SF	20.00 LF	PRIVATE
147	0.05 AC	2,304 SF	1,543 SF	25.00 LF	PRIVATE
148	0.05 AC	2,303 SF	1,542 SF	25.00 LF	PRIVATE
149	0.04 AC	1,842 SF	1,542 SF	20.00 LF	PRIVATE
150	0.04 AC	1,842 SF	1,542 SF	20.00 LF	PRIVATE
151	0.04 AC	1,841 SF	1,542 SF	20.00 LF	PRIVATE
152	0.04 AC	1,841 SF	1,541 SF	20.00 LF	PRIVATE
153	0.07 AC	3,178 SF	1,926 SF	40.71 LF	PRIVATE
* BUILDABLE AREA IS EQUAL TO LOT AREA MINUS THE BUILDINGS SETBACK AREA					

LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
154	0.08 AC	3,409 SF	1,786 SF	43.96 LF	PRIVATE
155	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
156	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
157	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
158	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
159	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
160	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
161	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
162	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
163	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
164	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
165	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
166	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
167	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
168	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
169	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
170	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
171	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
172	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
173	0.08 AC	3,462 SF	2,162 SF	42.46 LF	PRIVATE
174	0.08 AC	3,405 SF	1,782 SF	42.52 LF	PRIVATE
175	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
176	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
177	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
178	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
179	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
180	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
181	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
182	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
183	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
184	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
185	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
186	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
187	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
188	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
189	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
190	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
191	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
192	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
193	0.08 AC	3,456 SF	2,159 SF	43.74 LF	PRIVATE
194	0.07 AC	3,218 SF	1,723 SF	42.89 LF	PRIVATE
195	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
196	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
197	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
198	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
199	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
200	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
201	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
202	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
203	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
204	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
* BUILDABLE AREA IS EQUAL TO LOT AREA MINUS THE BUILDINGS SETBACK AREA					

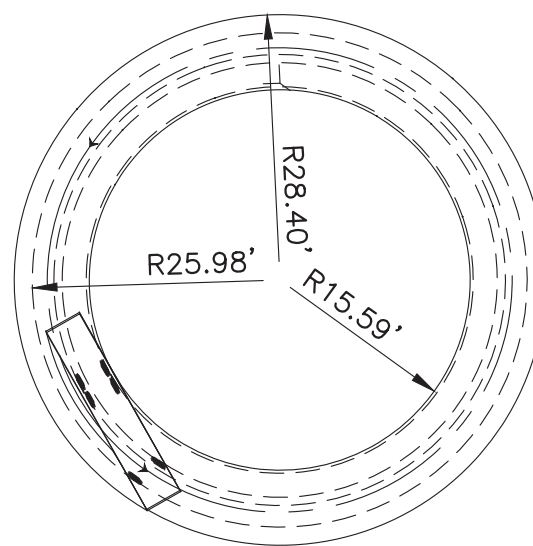


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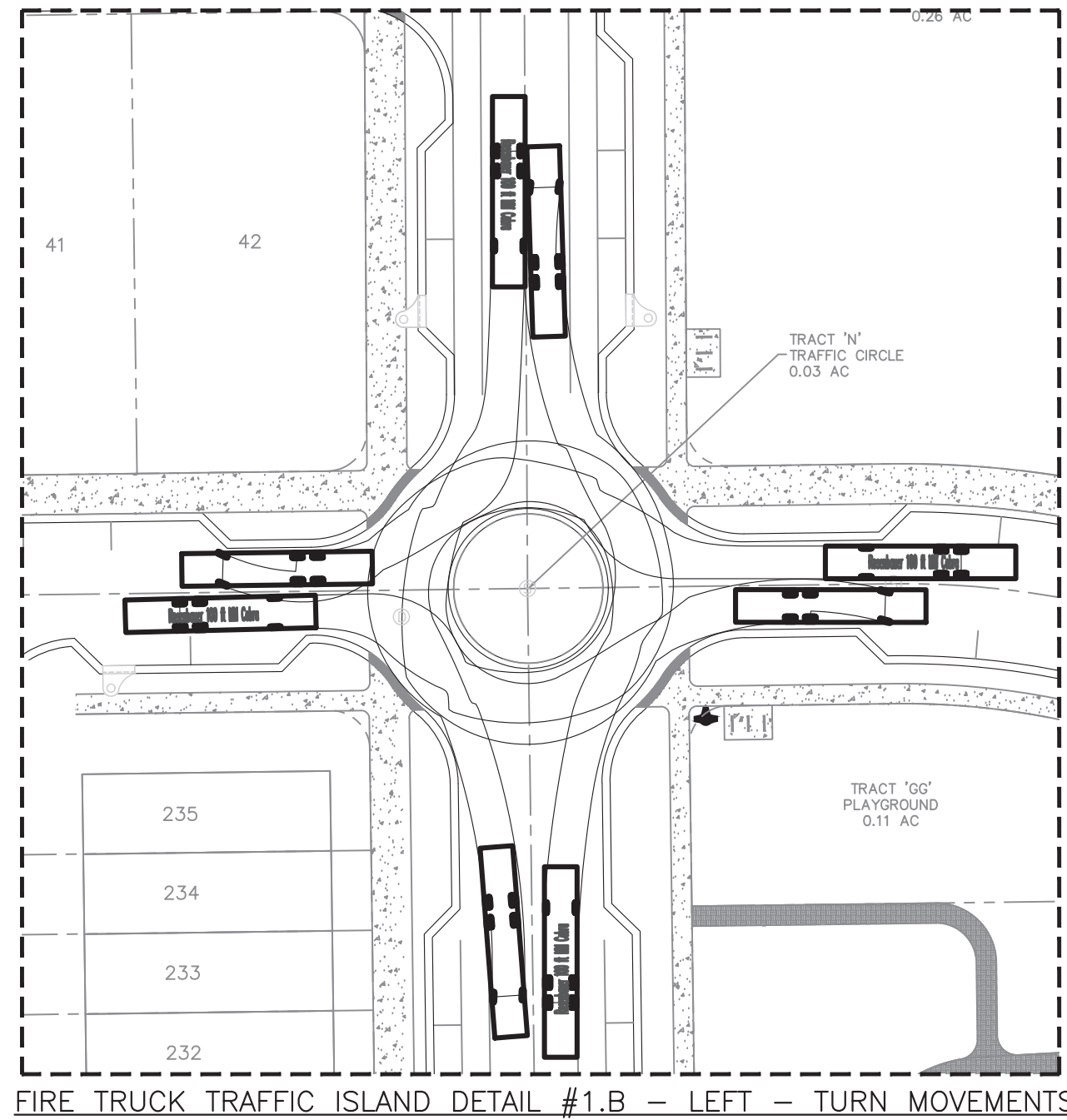
--- FIRE HYDRANT 500' RADIUS



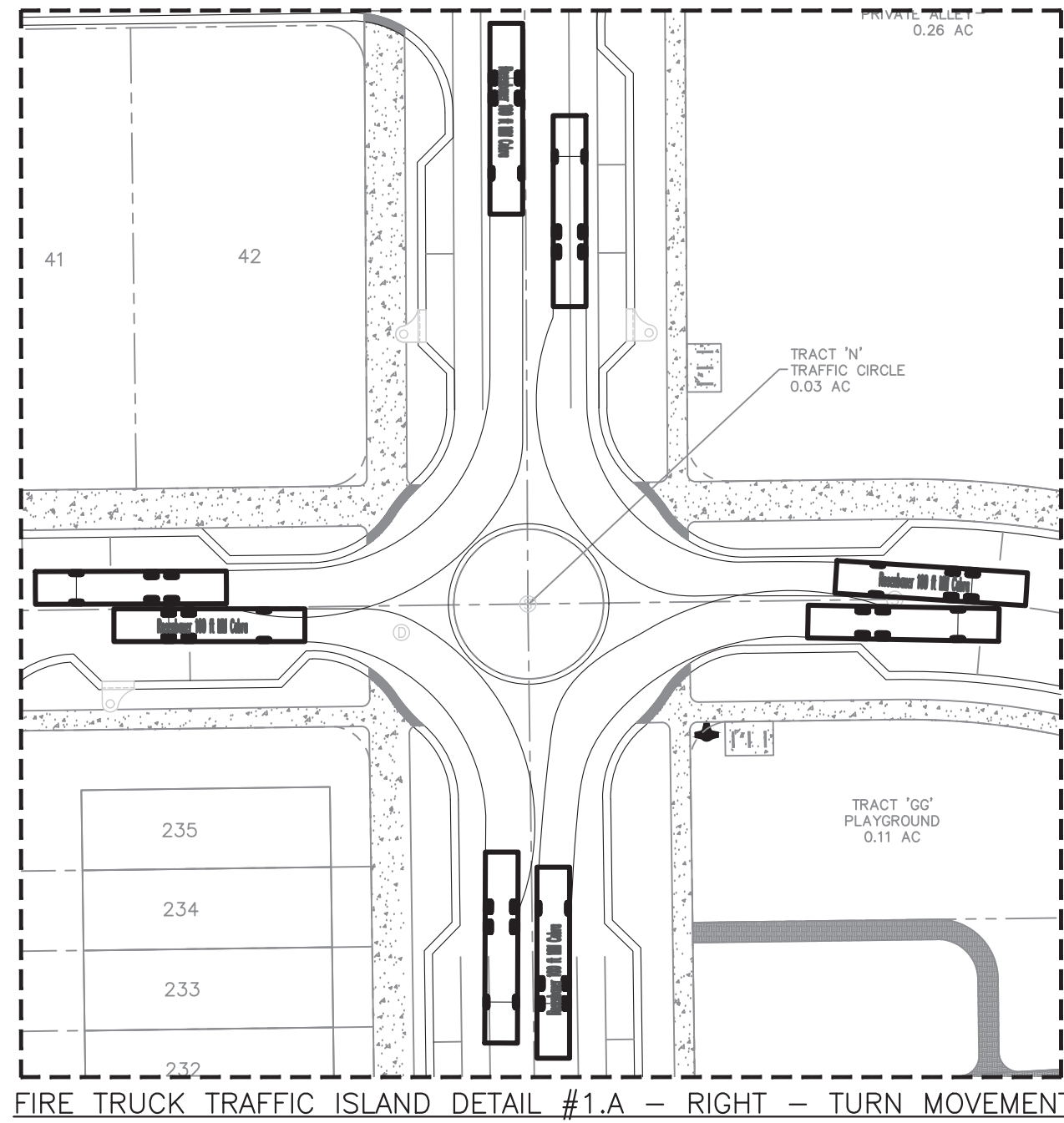
FIRE HYDRANT CLEARANCE
DETAIL



TURNING RADIUS SKETCH



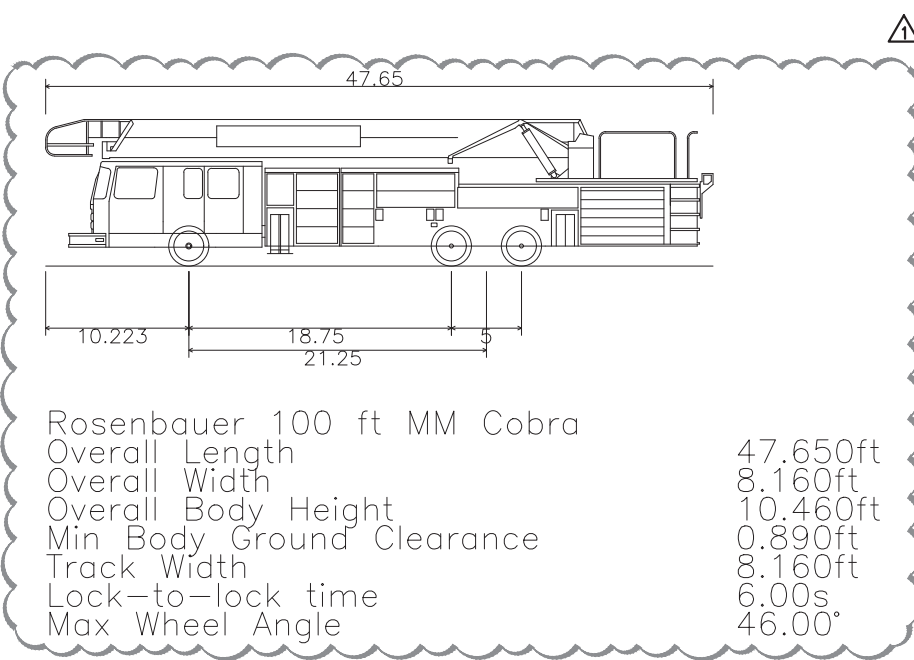
FIRE TRUCK TRAFFIC ISLAND DETAIL #1.B - LEFT - TURN MOVEMENTS



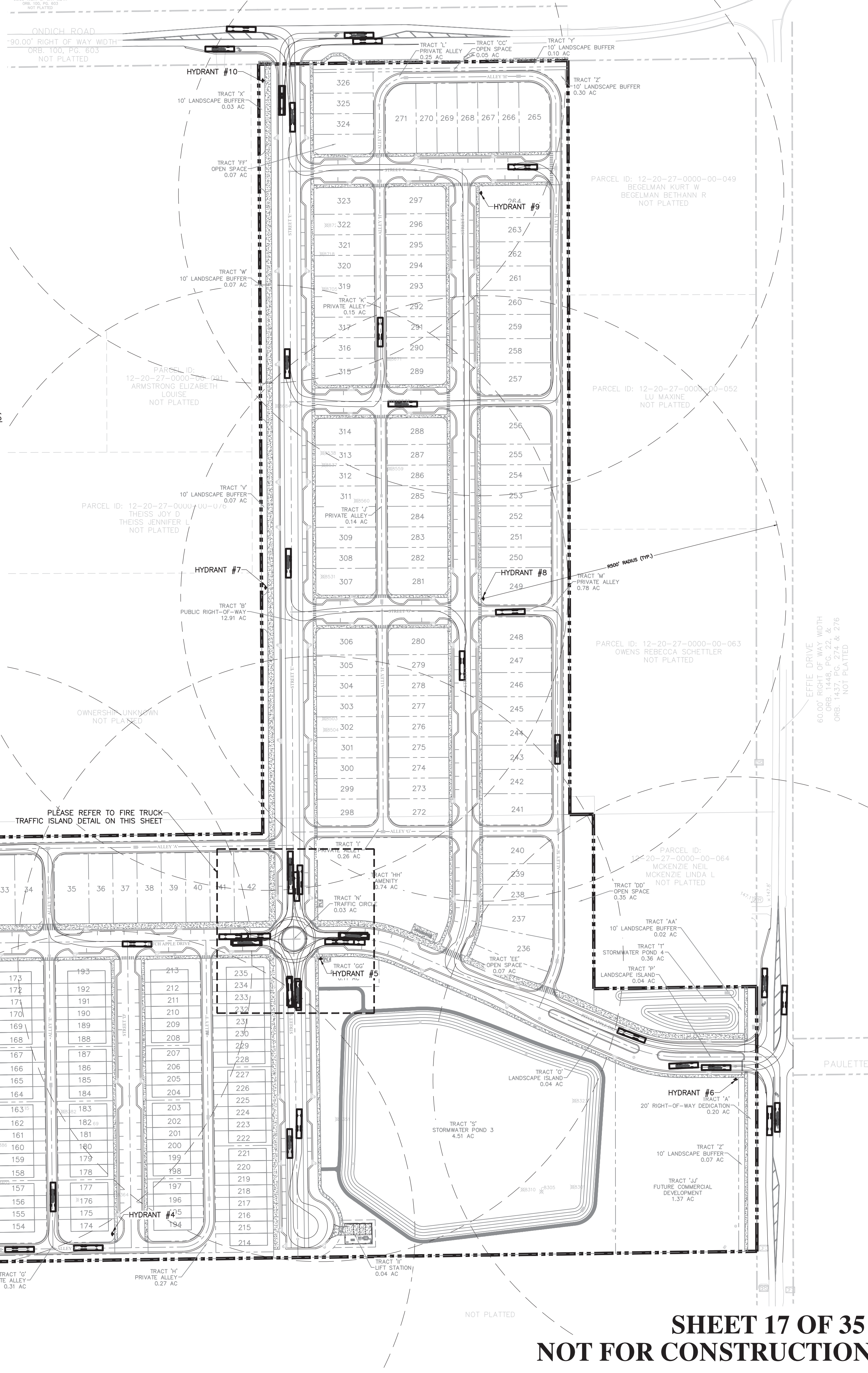
FIRE TRUCK TRAFFIC ISLAND DETAIL #1.A - RIGHT - TURN MOVEMENTS

FIRE ACCESS NOTES:

1. FIRE DEPARTMENT ACCESS ROADS SHALL BE DESIGNED AND MAINTAINED TO SUPPORT THE IMPOSED LOADS OF FIRE APPARATUS AND SHALL BE PROVIDED WITH AN ALL WEATHER DRIVING SURFACE (NFPA 1,18.2.3.4.2).
2. THE LOCATION OF THE FIRE HYDRANTS SHALL BE IDENTIFIED BY A BLUE REFLECTIVE PAVEMENT MARKER. (NFPA 1,18.5.10.1)
3. ALL ROADWAYS, WATER LINE INFRASTRUCTURE, AND FIRE HYDRANTS SHALL BE IN PLACE BEFORE BUILDING CONSTRUCTION CAN BEGIN.
4. FIRE HYDRANTS MUST BE LOCATED WITHIN 500 FEET OF ALL SINGLE-FAMILY RESIDENTIAL HOMES.
5. CONTRACTOR SHALL FOLLOW THE CURRENT NFPA AND FLORIDA FIRE PREVENTION CODE 7TH EDITION CONCERNING FIRE AND LIFE SAFETY.

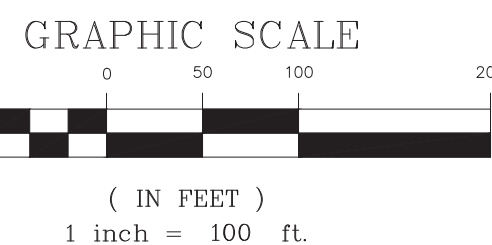


Rosenbauer 100 ft MM Cobra
Overall Length 47.65ft
Overall Width 10.223ft
Overall Body Height 18.75ft
Min Body Ground Clearance 21.25ft
Track Width 47.65ft
Lock-to-lock time 6.00s
Max Wheel Angle 46.00'



SHEET 17 OF 35
NOT FOR CONSTRUCTION

CIVIL ENGINEERING LAND PLANNING	
APPIAN ENGINEERING LLC.	
2221 Lee Road, Suite 27, Winter Park, Florida 32789	
APPIAN.COM • 407.960.5868	
DATE	01/29/2025
BY	AF
FIRE TRUCK ROUTE PLAN	
MAJOR DEVELOPMENT PLAN	
ONDICH SOUTH SUBDIVISION	
CITY OF APOPKA, FLORIDA	
SCALE	1" = 100'
DESIGNED	L. GRAHAM
CHECKED	S. SIERRA-GIL
PROJECT	PUL-048
SHEET	C3.8
DATE: 1/29/2025	
APPIAN ENGINEERING	
STATE OF FLORIDA	
PROFESSIONAL ENGINEER	
No. 90745	
2/4/25	

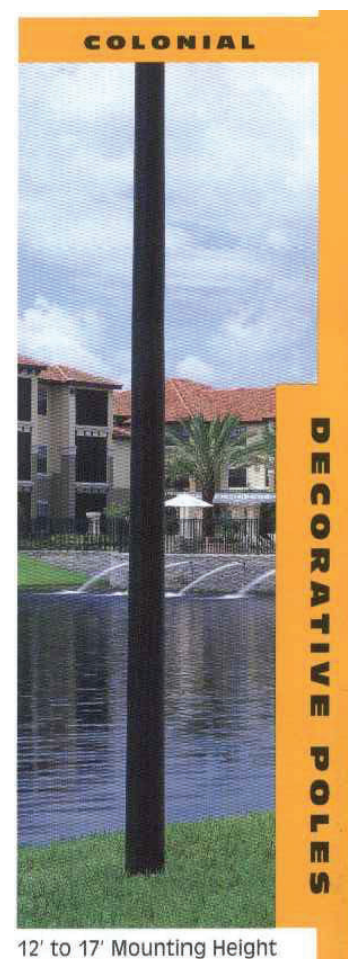


LEGEND

* PROPOSED LIGHT POLE

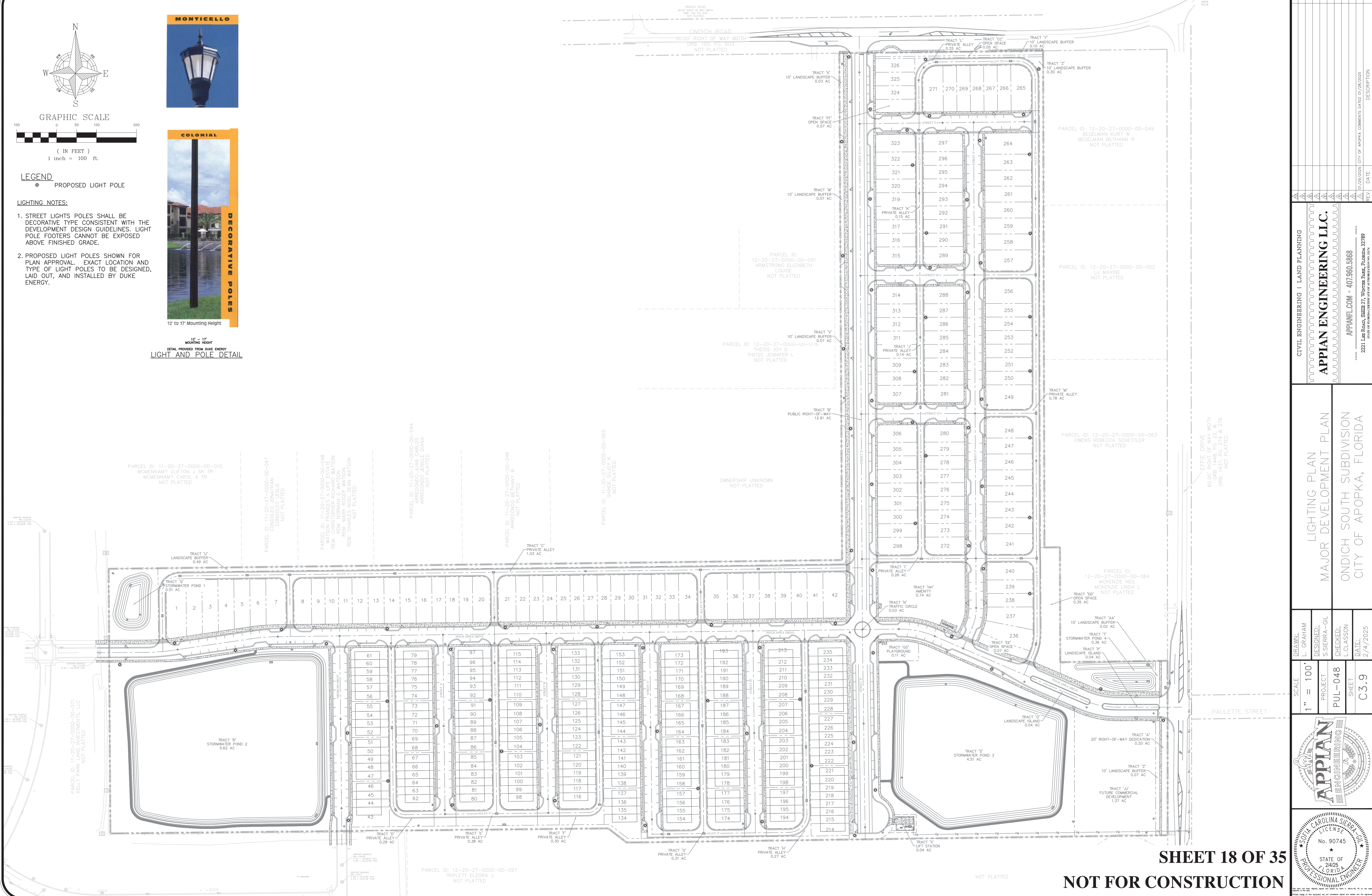
LIGHTING NOTES:

1. STREET LIGHTS POLES SHALL BE DECORATIVE TYPE CONSISTENT WITH THE DEVELOPMENT DESIGN GUIDELINES. LIGHT POLE FOOTERS CANNOT BE EXPOSED ABOVE FINISHED GRADE.
2. PROPOSED LIGHT POLES SHOWN FOR PLAN APPROVAL. EXACT LOCATION AND TYPE OF LIGHT POLES TO BE DESIGNED, LAID OUT, AND INSTALLED BY DUKE ENERGY.



12' to 17' Mounting Height

12' - 17'
MOUNTING HEIGHT
DETAIL PROVIDED FROM DUKE ENERGY
LIGHT AND POLE DETAIL



SHEET 18 OF 35

NOT FOR CONSTRUCTION

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANFI.COM • 407.960.5868

LEE ROAD, SUITE 27, WINTER PARK, FLORIDA 32789
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NO. 31174

ED 01/28/2025	AF
DESCRIPTION	BY

LIGHTING PLAN
MAJOR DEVELOPMENT PLAN
ONDICH SOUTH SUBDIVISION
CITY OF AOPKA, FLORIDA

DRAWN:
I. GRAHAM

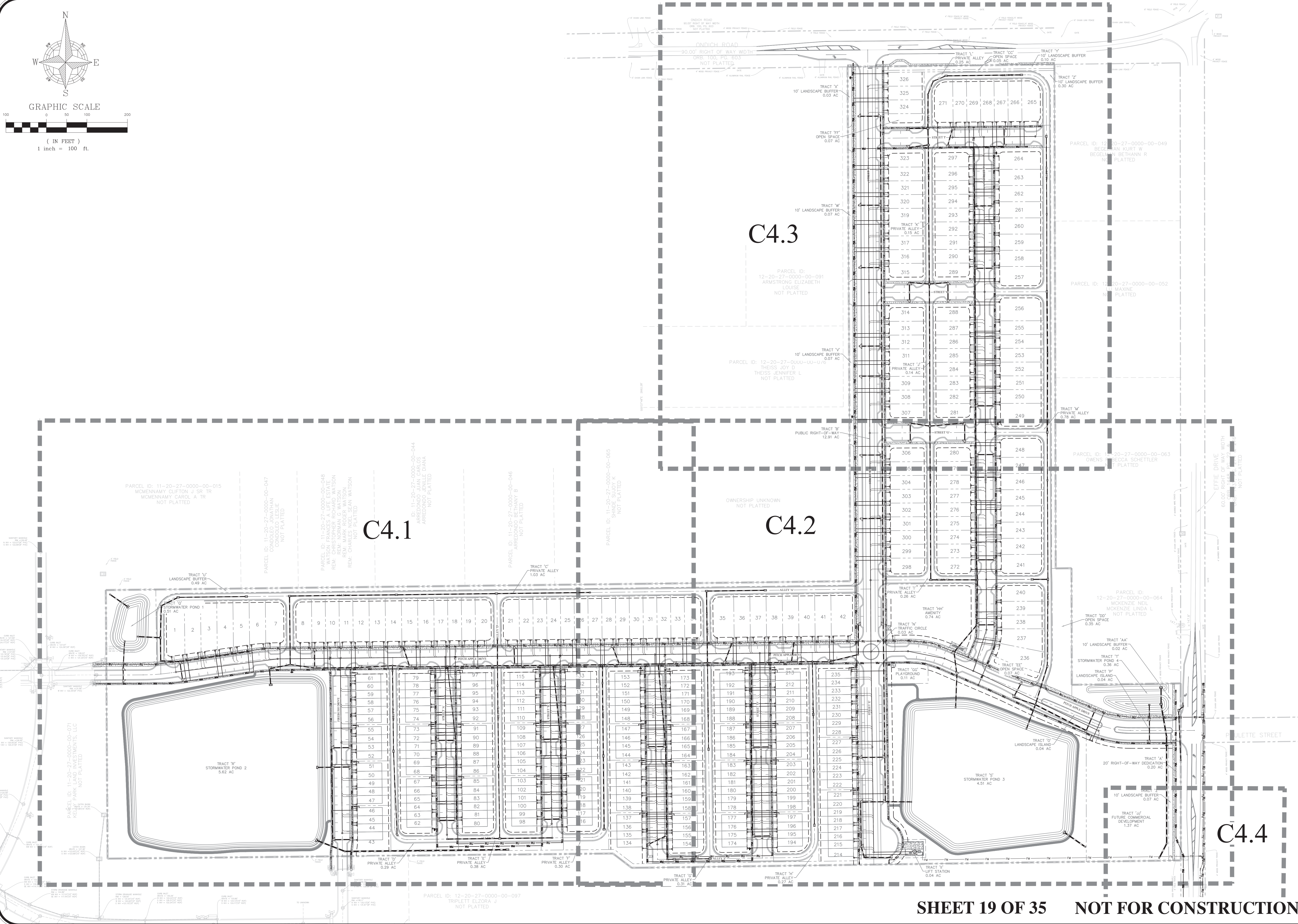
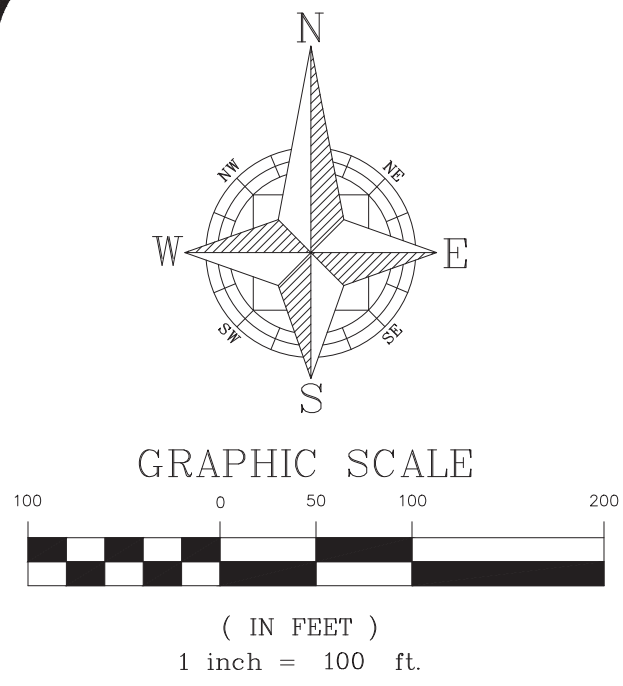
SCALE	



505

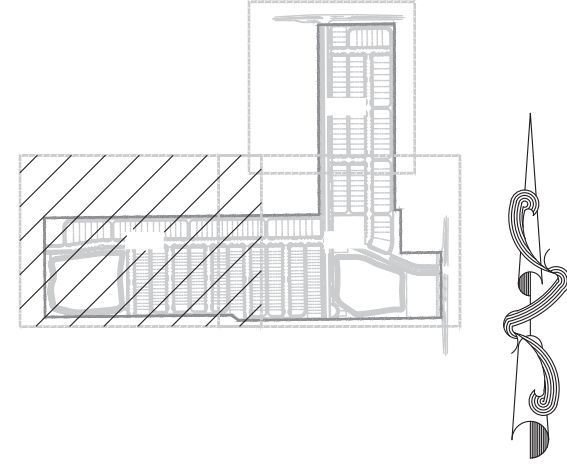
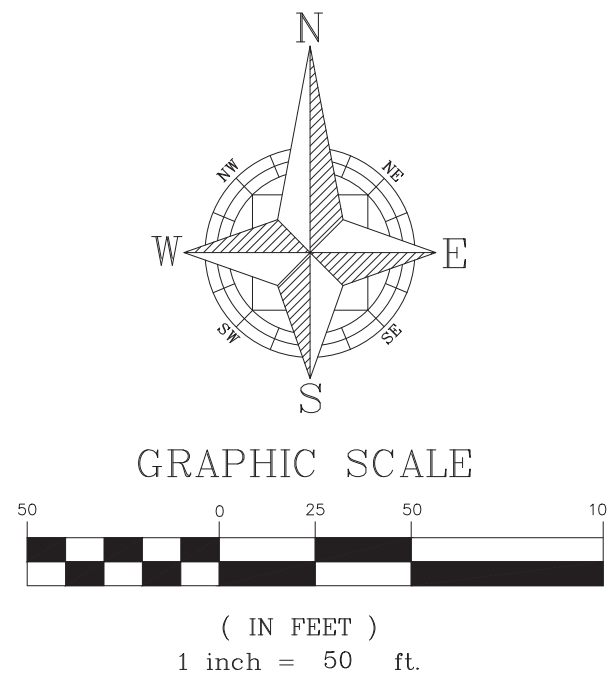
PRO

Printed copies
must be verified



CIVIL ENGINEERING LAND PLANNING		OVERALL UTILITY & DRAINAGE PLAN		MAJOR DEVELOPMENT PLAN		ONDICH SOUTH SUBDIVISION		CITY OF APOPKA, FLORIDA	
APPIAN ENGINEERING LLC.		L. GRAHAM		S. SIERRA-GIL		L. GLASSON		C4.0	
APPIAN.COM • 407.960.5868		DESIGNED		PROJECT		CHECKED		DATE	
2221 Lee Road, Suite 27, Winter Park, Florida 32789		PUL-048		C4.0		12/29/2024			
STATE OF FLORIDA LICENSE NO. 24025		SCALE		1" = 100'		SHEET		C4.0	
APPROVAL		APPROVAL		APPROVAL		APPROVAL		APPROVAL	
RECD		DATE		DATE		DATE		DATE	
BY		BY		BY		BY		BY	

P:\PROJECT DRAWINGS\Drawings\CAD Civil3D\LAYOUTS\04 Major Development Plan\UTILITY & DRAINAGE.dwg Modified: 12/30/2024 By: osanchez Plotted By: andrew francis



KEY MAP

PARCEL ID: 11-20-27-0000-00-015
MCMENNAMY CLIFTON J SR TR
MCMENNAMY CAROL A TR
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-047
CONDOLEO JONATHAN
CONDOLEO LESLIE
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-048
WATSON FRANCES A LIFE ESTATE
REM: CHRISTOPHER RICHARD WATSON
REM: NORMAN G WATSON
REM: MARK ROGER WATSON
REM: CHARLES NOEL SEAN WATSON
NOT PLATTED

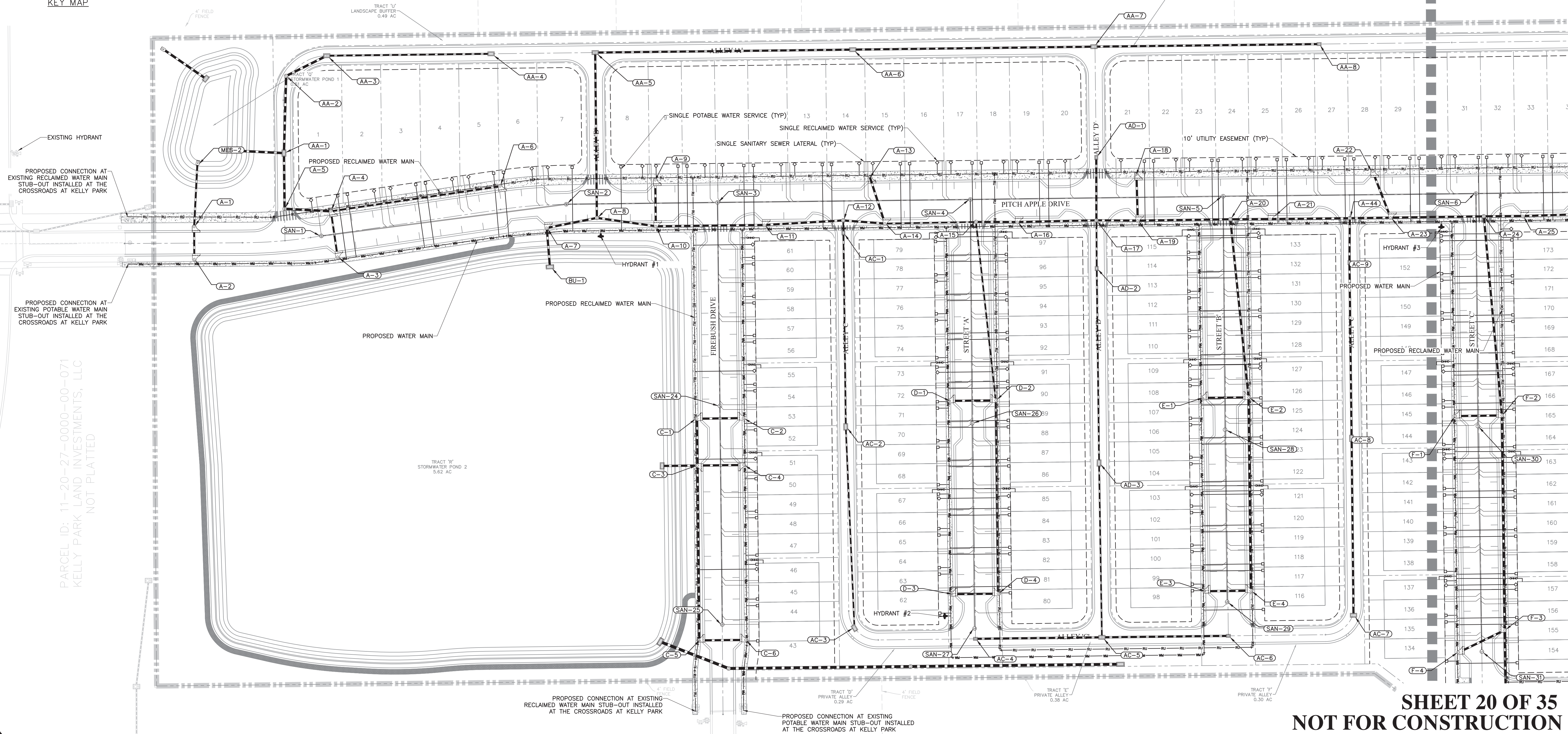
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ARREDONDO JUAN CARLOS
ARREDONDO JENILLE DIANA
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-046
ARREDONDO BETHANY B
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-065
SHINDE SUJOY K
NOT PLATTED

SHEET C4.1

SHEET C4.2

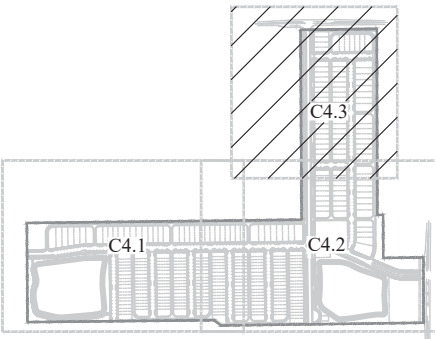
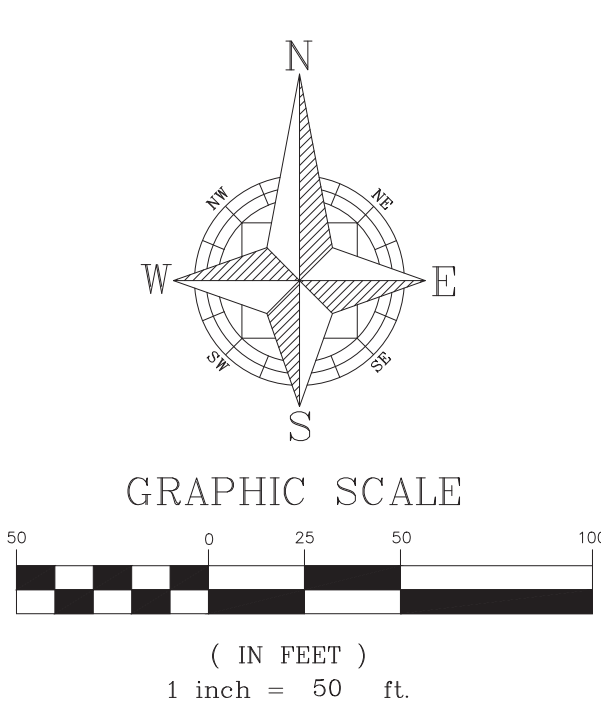
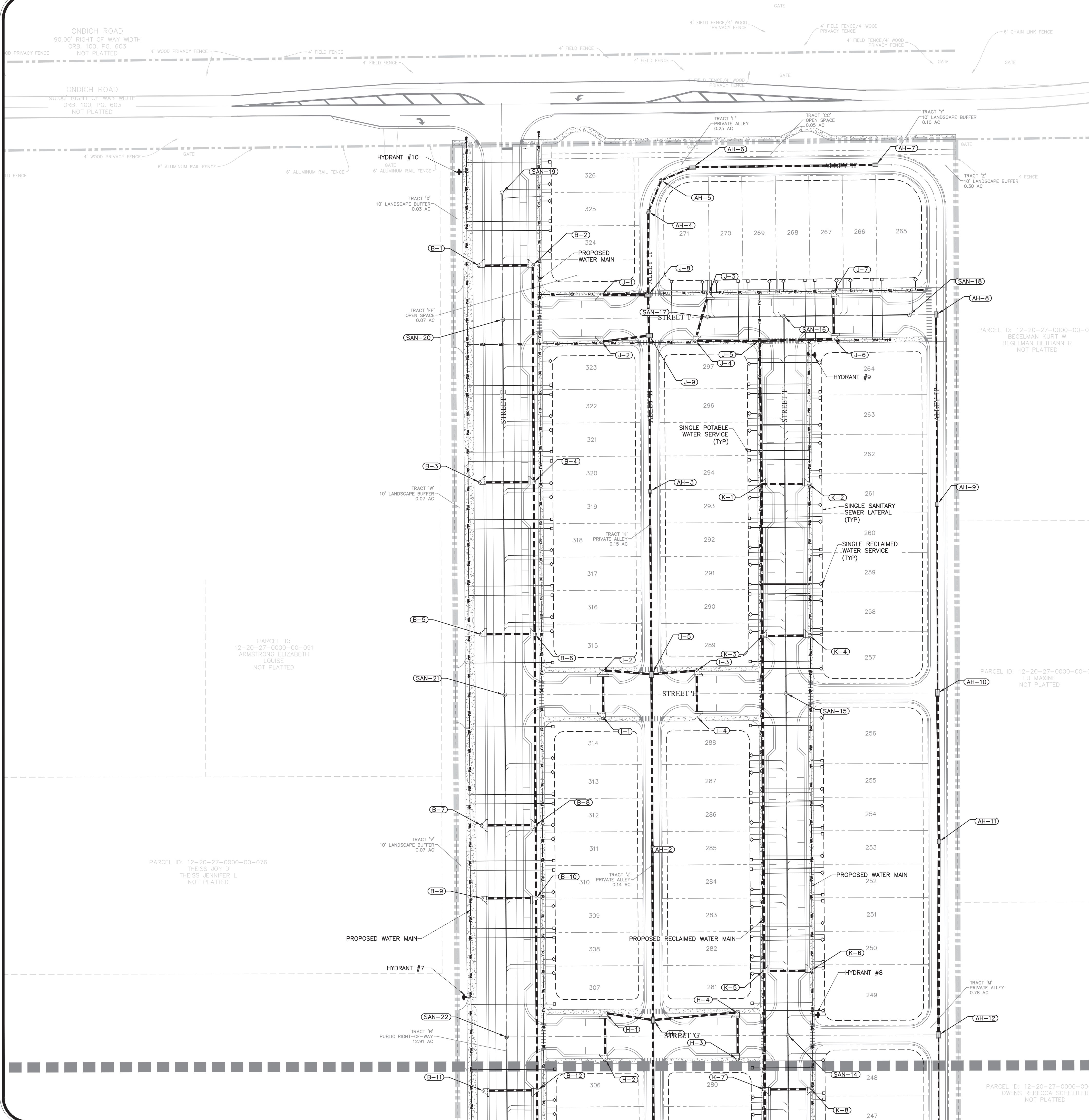


PARCEL ID: 11-20-27-0000-00-071
KELLY PARK LAND INVESTMENTS, LLC
NOT PLATTED

CIVIL ENGINEERING I LAND PLANNING		UTILITY & DRAINAGE PLAN - WEST		DRAWN: L. GRAHAM		SCALE: 1" = 50'		SHEET: C4.1		DATE: 12/29/2024	
APPIAN ENGINEERING LLC.		MAJOR DEVELOPMENT PLAN		DESIGNED: S. SIERRA-GIL		PROJECT: PUL-048		PROJECT: PUL-048		SHEET: C4.1	
APPIAN.COM • 407.960.5868		ONDICH SOUTH SUBDIVISION		CHECKED: L. GLASSON		DATE: 12/29/2024		PROJECT: PUL-048		SHEET: C4.1	
2221 Lee Road, Suite 27, Winter Park, Florida 32789		CITY OF APOPKA, FLORIDA		L. GRAHAM		S. SIERRA-GIL		L. GLASSON		STATE OF FLORIDA PROFESSIONAL ENGINEER	
01/28/2025		01/28/2025		01/28/2025		01/28/2025		01/28/2025		01/28/2025	
REV		DATE		BY		DATE		BY		DATE	

SHEET 20 OF 35
NOT FOR CONSTRUCTION

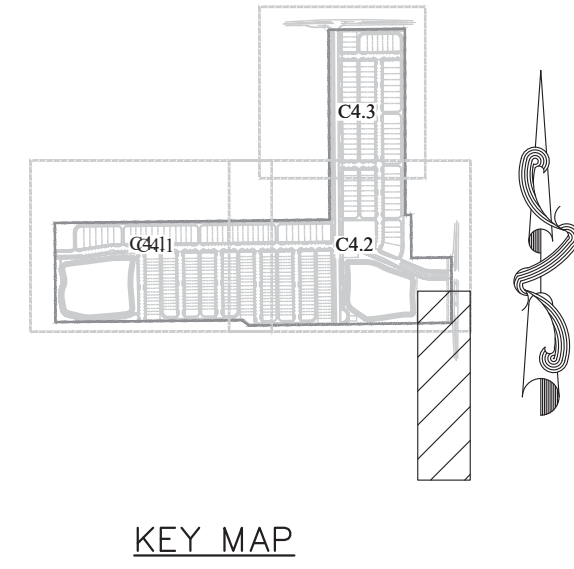
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KEY MAP

SHEET 22 OF 35
NOT FOR CONSTRUCTION

CIVIL ENGINEERING LAND PLANNING		UTILITY & DRAINAGE PLAN - NORTH		DRAWN: L. GRAHAM	
APPIAN ENGINEERING LLC.		MAJOR DEVELOPMENT PLAN		DESIGNED: S. SIERRA-GIL	
APPIANENGINEERING.COM • 407.960.5868		ONDICH SOUTH SUBDIVISION		CHECKED: L. GLASSON	
2221 Lee Road, Suite 27, Winter Park, Florida 32789		CITY OF APOPKA, FLORIDA		DATE: 12/29/2024	
STATE OF FLORIDA CERTIFICATE OF REGISTRATION 00000000000000000000				SCALE: 1" = 50'	
				PROJECT: PUL-048	
				SHEET: C4.3	
				APPIAN ENGINEERING	
				STATE OF FLORIDA PROFESSIONAL ENGINEER No. 90745	
				2/4/25	
				OWENS REBECCA SCHETTLER	
				NOT PLATTED	

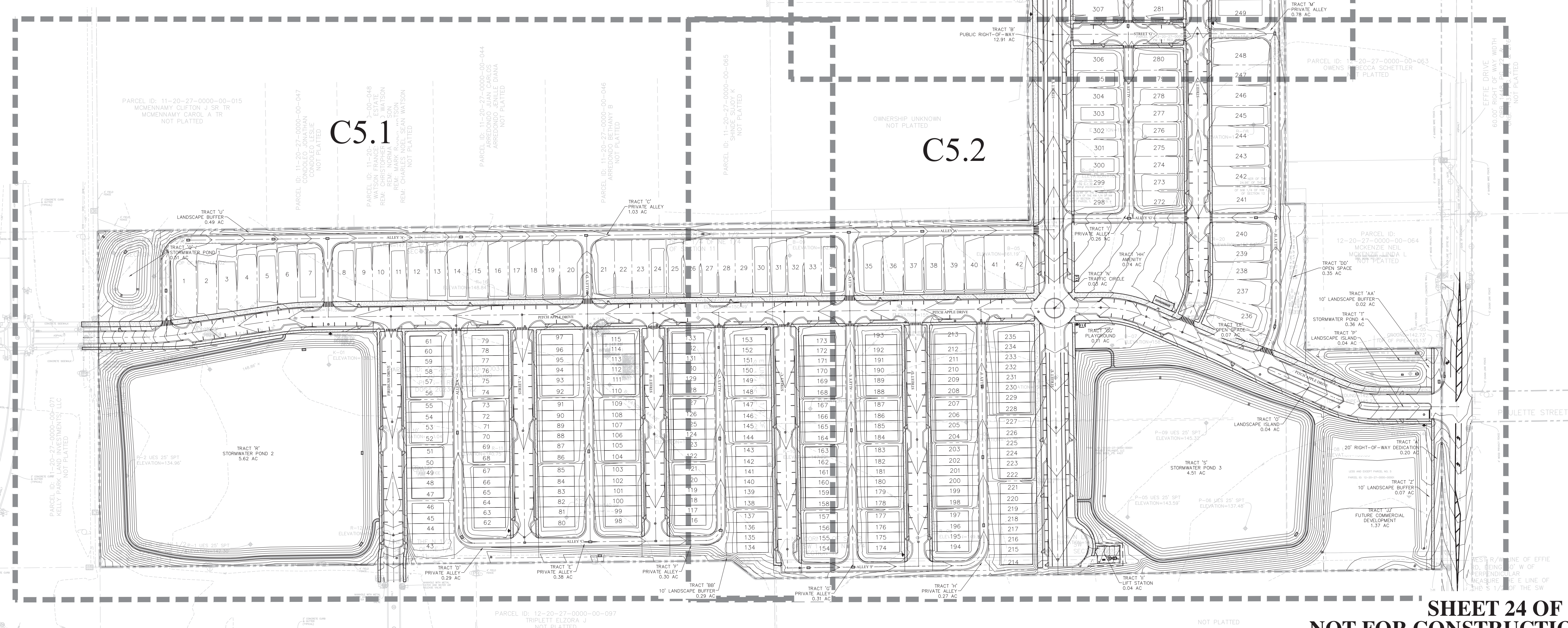
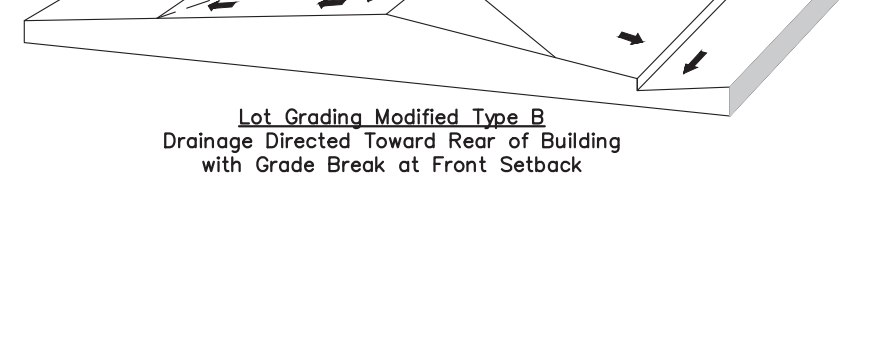
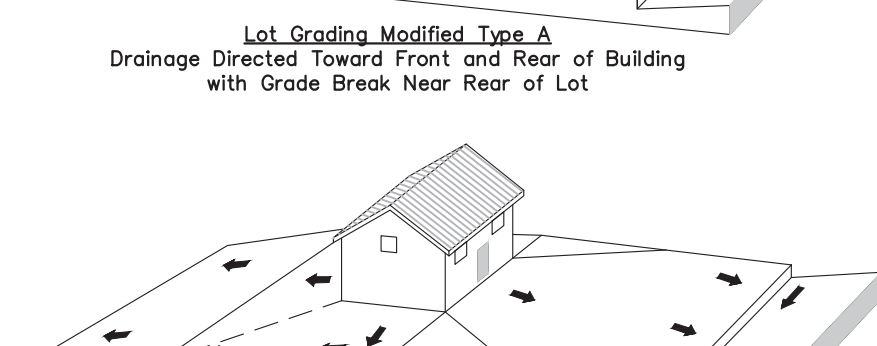
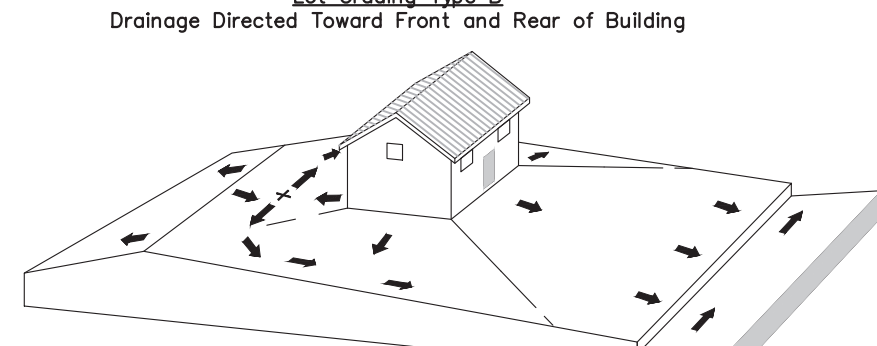
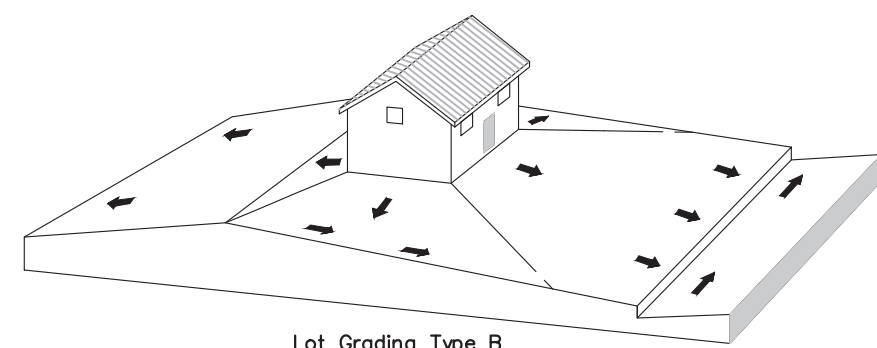
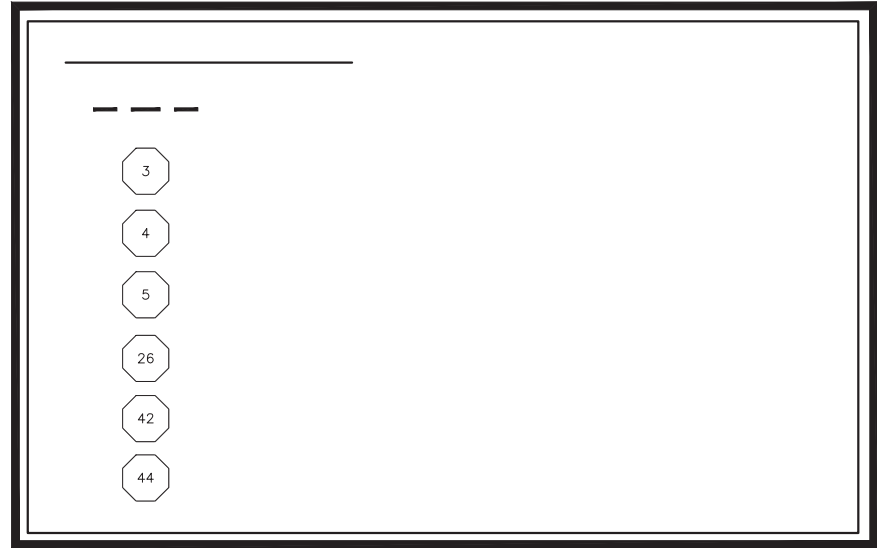


MATCHLINE A-A

MATCHLINE B-B

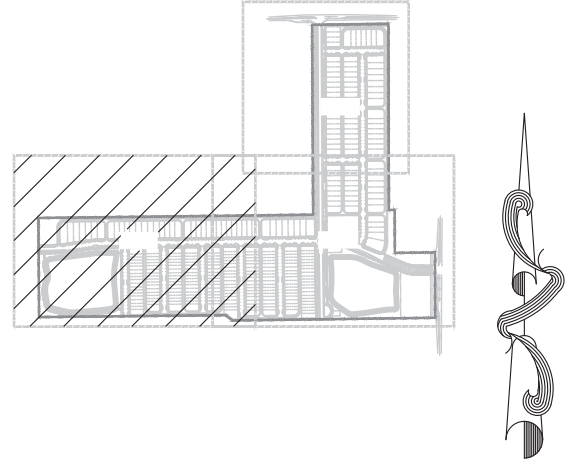
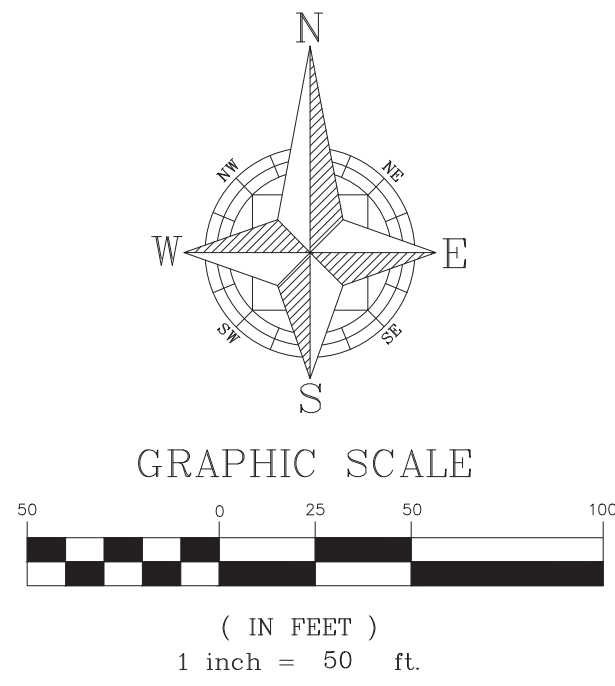
SHEET 23 OF 35
NOT FOR CONSTRUCTION

[illegible]



SHEET 24 OF 35
NOT FOR CONSTRUCTION

		SCALE	DRAWN:	OVERALL PAVING & GRADING PLAN MAJOR DEVELOPMENT PLAN ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	CIVIL ENGINEERING LAND PLANNING APPIAN ENGINEERING LLC. APPLANL.COM • 407.960.5868 2221 LEE ROAD, SUITE 27, WINTER PARK, FLORIDA 32789 STATE OF FLORIDA CERTIFICATE OF REGISTRATION NO. 1674	DATE 10/29/2025	CITY OF APOPKA COMMENTS DATED 01/28/2026 AF	BY
		"1" = 100'	DESIGNED:					
		PROJECT	S-SIERRA-QL					
		PUL-048	CHECKED:					
		SHEET	L-LASSON					
		C5.0						



KEY MAP

PARCEL ID: 11-20-27-0000-00-071
KELLY PARK LAND INVESTMENTS, LLC
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-015
MCMENNAMY CLIFTON J SR TR
MCMENNAMY CAROL A TR
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-047
CONDOLIO JONATHAN
CONDOLIO LESLIE
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-048
WATSON FRANCES A LIFE ESTATE
REM: CHRISTOPHER RICHARD WATSON
REM: NORMAN G WATSON
REM: MARK ROGER WATSON
REM: CHARLES NOEL SEAN WATSON
NOT PLATTED

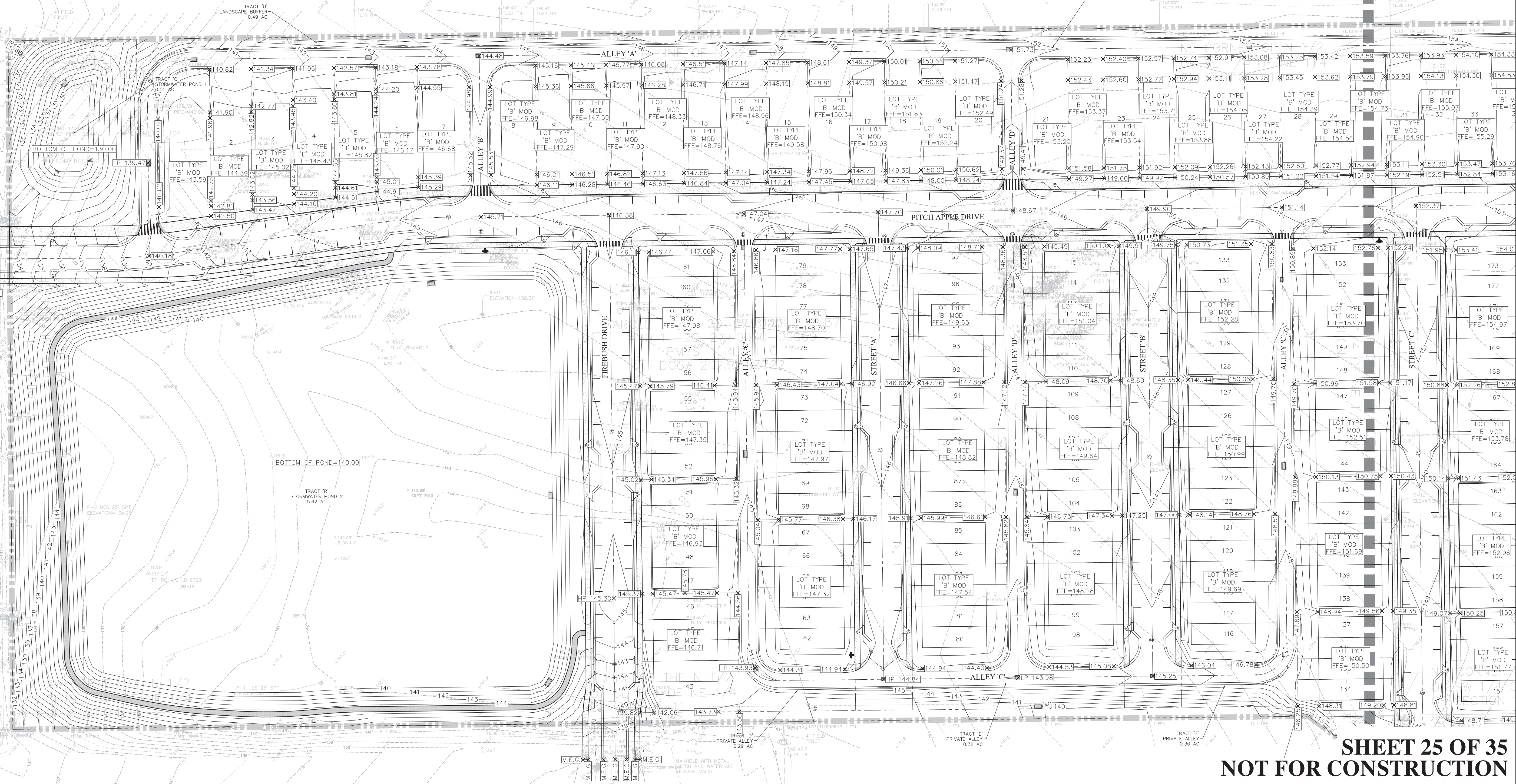
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ARREDONDO JUAN CARLOS
ARREDONDO JENILLE DIANA
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-046
ARREDONDO BETHANY B
NOT PLATTED

PARCEL ID: 11-20-27-0000-00-065

SHEET C5.1

SHEET C5.2



SHEET 25 OF 35
NOT FOR CONSTRUCTION

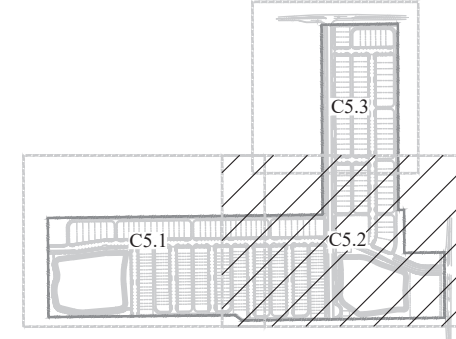
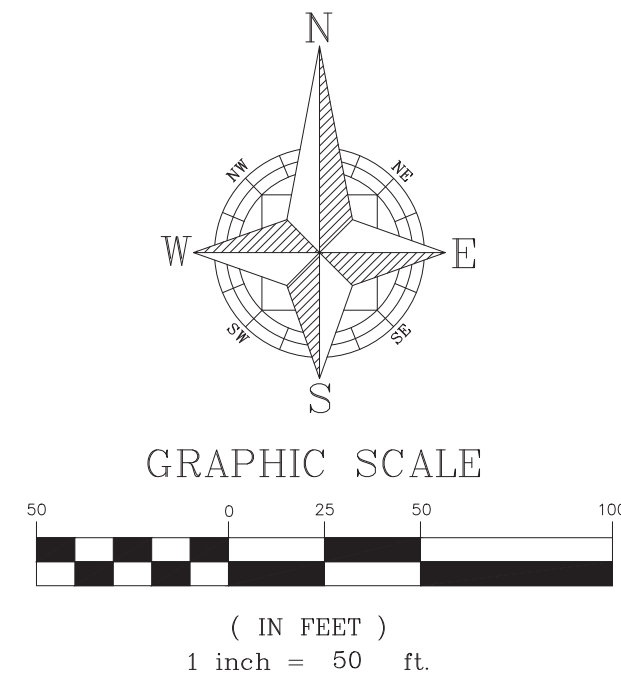
CIVIL ENGINEERING LAND PLANNING	
APPIAN ENGINEERING LLC.	
2221 Lee Road, Suite 27, Winter Park, Florida 32789	
APPIAN.COM • 407.960.5868	
DATE	1/10/2025
REV	
DESCRIPTION	
PAVING & GRADING PLAN - WEST	
MAJOR DEVELOPMENT PLAN	
ONDICH SOUTH SUBDIVISION	
CITY OF APOPKA, FLORIDA	
DRAWN	L. GRAHAM
DESIGNED	S. SIERRA-GIL
CHECKED	L. CLASSON
DATE	1/10/2025
SCALE	1" = 50'
PROJECT	PUL-048
SHEET	C5.1
APPIAN ENGINEERING	
STATE OF FLORIDA PROFESSIONAL ENGINEER	
No. 90745	
2/2025	

SHEET C5.3

SHEET C5.2

PARCEL ID: 11-20-27-0000-00-065

OWNERSHIP UNKNOWN
NOT PLATTED



KEY MAP

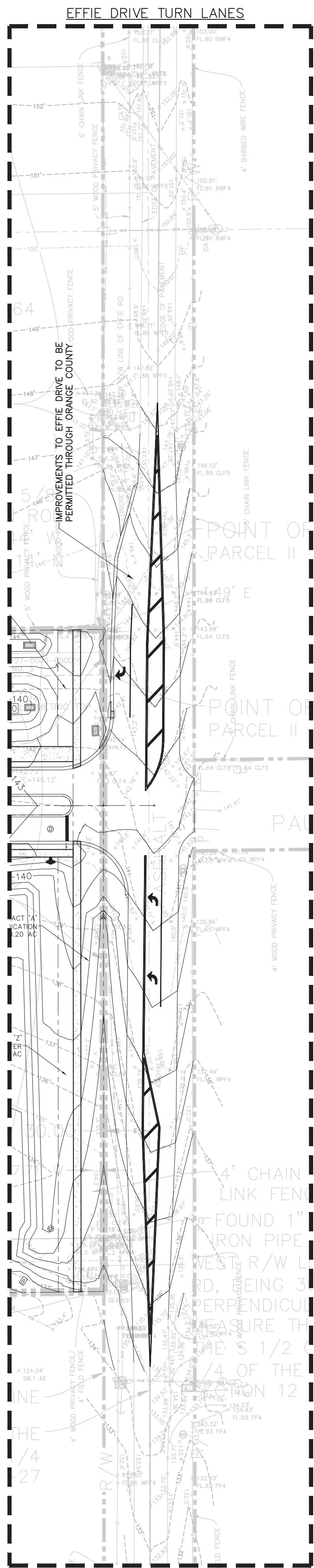
PARCEL ID: 12-20-27-0000-00-064
OWENS REBECCA SCHETT
NOT PLATTED

PARCEL ID:
12-20-27-0000-00-064
MCKENZIE NEIL
MCKENZIE LINDA L
NOT PLATTED

SHEET 27 OF 35
NOT FOR CONSTRUCTION

P:\PROJECT DRAWINGS\Drawings\CAD\Civil3D\LAYOUTS\04 Major Development Plan\PAVING & GRADING PLAN.dwg Modified: 1/10/2025 By: andrew francis

CIVIL ENGINEERING LAND PLANNING	
APPIAN ENGINEERING LLC.	
APPIAN.COM • 407.960.5868	
2221 Lee Road, Suite 27, Winter Park, Florida 32789	
STATE OF FLORIDA LICENSE NO. 14000000000000000000	
PAVING & GRADING PLAN - EAST	
MAJOR DEVELOPMENT PLAN	
ONDICH SOUTH SUBDIVISION	
CITY OF APOPKA, FLORIDA	
DRAWN L. GRAHAM	DESIGNED S. SIERRA-GIL
CHECKED L. GLASSON	DATE 1/10/2025
PROJECT PUL-048	SHEET C5.2

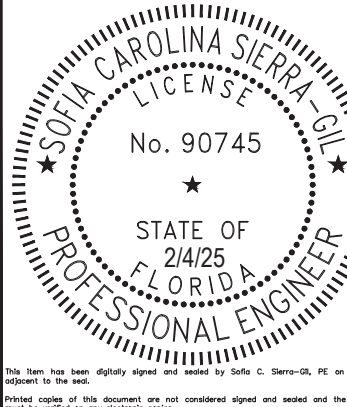
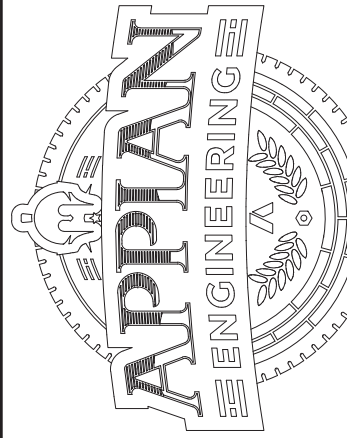


CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

PAVING & GRADING PLAN – NORTH
MAJOR DEVELOPMENT PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

SCALE	DRAWN: L. GRAHAM
1" = 50'	DESIGNED: S. SIERRA-C
PROJECT	CHECKED: L. CLASSON
PUL-048	DATE:
SHEET	
C53	

[illegible]

ABBREVIATIONS

A A AREA AB ANCHOR BOLT ABD ABANDONED (ED) AC ACRE(S) AC-FT ACRE FOOT/FEET ACP ASBESTOS CEMENT PIPE ADDL ADDITIONAL ADT AVERAGE DAILY TRAFFIC AL ALUMINUM ALT ALTERNATE AM BEFORE NOON AMP AMPERE(S) APPROX APPROXIMATE ARV AIR RELEASE VALVE ARVV AIR RELEASE VACUUM VALVE ASPH ASPHALT ASSY ASSEMBLY AVE AVENUE AVG AVERAGE AZ AZIMUTH	F F&C FRAME AND COVER FD FLOOR DRAIN FDN FOUNDATION FDT FDOT FF FINISHED FLOOR FG FINISHED GRADE FH FIRE HYDRANT F&I FURNISH AND INSTALL FIG FIGURE FIN FINISHED FIT FITTING FL FENCE LINE FLR FLOOR FLEX FLEXIBLE FLG FLANGE FM FORCE MAIN FND FOUND FPH FEET PER HOUR FPM FEET PER MINUTE FPS FEET PER SECOND FT FOOT FTG FOOTING	P PC POINT OF CURVATURE PCC POINT OF COMPOUND CURVATURE PEF POLYETHYLENE PIPE PFGP PROFILE GRADE POINT PI POINT OF INTERSECTION P/L PROPERTY LINE POB POINT OF BEGINNING POJ PUSH ON JOINT PP POWER POLE PR PHONE RISER PRC POINT OF REVERSE CURVATURE PRESS PRESSURE PROJ PROJECT PROP PROPOSED PRVC POINT OF REVERSE VERTICAL CURVE PSF POUNDS PER SQUARE FOOT PSI POUNDS PER SQUARE INCH PT POINT OF TANGENCY PVC POLYVINYL CHLORIDE PVMT PAVEMENT PWR POWER
B BFP BACKFLOW PREVENTER BLDg BUILDING BLVD BOULEVARD BM BENCH MARK BND BOUNDARY BO BLOWOFF BOC BACK OF CURB BOT BOTTOM BRG BEARING BS BOTTOM OF SLOPE BV BUTTERFLY VALVE	G GA GAUGE GAL GALLON GALV GALVANIZED GM GALLONS PER DAY GPD GALLONS PER DAY GPH GALLONS PER HOUR GPM GALLONS PER MINUTE GPS GALLONS PER SECOND GR GROUND/GRADE GRD GROUND/GRADE GSP GALVANIZED STEEL PIPE GV GATE VALVE GV&B GATE VALVE AND BOX GW GUY WIRE GWT GROUND WATER TABLE	Q Q FLOW RATE R RADIUS RCP REINFORCED CONCRETE PIPE RCPA REINFORCED CONCRETE PIPE ARCH RD ROAD RDY ROADWAY RED REDUCER REF REFERENCE REFN REINFORCE(D) REQD REQUIRED REV REVISE/REVISION RPM REVOLUTIONS PER MINUTE RR RAILROAD RT RIGHT RV RELIEF VALVE R/W RIGHT-OF-WAY RWM REUSE WATER MAIN
C CAP CAPACITY CB CATCH BASIN CC CENTER TO CENTER CEM CEMENT CF CUBIC FEET CFM CUBIC FEET PER MINUTE CFS CUBIC FEET PER SECOND C&G CAST IRON GUTTER CI CAST IRON CIP CAST IRON PIPE CJ CONSTRUCTION JOINT CL CENTER LINE CLP CONCRETE LIGHT POLE CLR CLEAR/CLEARANCE CLS CLASS CM CONCRETE MONUMENT CMP CORRUGATED METAL PIPE CMPA CORRUGATED METAL PIPE ARCH CND CONDUIT CO COUNTY COL COLUMN COMP COMPLETE CONC CONCRETE CONN CONNECTION CONST CONSTRUCT(ION) CONT CONTINUOUS COORD COORDINATE(S) COR CORNER CPLG COUPLING CIP CONCRETE POWER POLE CS CONTROL STRUCTURE CTG COATING CTR CENTER CTV CABLE TELEVISION CULV CULVERT CY CUBIC YARD CYL CYLINDER	H HB HOSE BIBB HDPE HIGH DENSITY POLYETHYLENE HDW HARDWARE HORIZ HORIZONTAL HP HORSEPOWER HR HOUR HT HEIGHT HW HEADWALL HWL HIGH WATER LEVEL HWH HIGHWAY HYD HYDRAULIC	S S SOUTH SAN SANITARY SEWER SB SPLASH BLOCK SCH SCHEDULE SD SIDE DRAIN SDN SLOPE DRAIN SE SOUTHEAST SEC SECONDS SECT SECTION SH SHEET SHGWT SEASONAL HIGH GROUND WATER TABLE SIM SIMILAR SL SLOPE SL SETBACK LINE SM SHEET METAL SPEC SPECIFICATION(S) SQ SQUARE SQ IN SQUARE INCH(ES) SQ FT SQUARE FOOT/FEET SQ YD SQUARE YARD(S) SR STATE ROAD SS STAINLESS STEEL ST STREET STA STATION STD STANDARD STL STEEL STR STRUCTURE STS STORM SEWER SUP SUPPORT SUSP SUSPEND/SUSPENSION SV SERVICE SW SOUTHWEST SIDEWALK SYN SYMBOL(S) SYMM SYMMETRICAL SYS SYSTEM
D DBL DOUBLE DEG OR ° DEGREE DEFL DEFLECTION(ION) DEPT DEPARTMENT DET DETAIL DHWL DESIGN HIGH WATER LEVEL DI DUCTILE IRON DIA DIAMETER DIAG DIAGONAL DIM DIMENSION DIP DUCTILE IRON PIPE DISCH DISCHARGE DIST DISTANCE DMH DROP MANHOLE DN DOWN DRN DRAIN DWG DRAWING DWY DRIVEWAY	I I-4 INTERSTATE HIGHWAY IA INTERSECTION ANGLE ID INSIDE DIAMETER IF INSIDE FACE IN INCHES INL INLET INS INSERT INST INSTALL IP IRON PIPE IR IRON ROD INT INTERSECT/INTERSECTION INV INVERT	T T TANGENT T&B TURFBLOCK TOP AND BOTTOM TBM TEMPORARY BENCH MARK TC TIME OF CONCENTRATION TD TRENCH DRAIN TDH TOTAL DYNAMIC HEAD TECH TECHNICIAN/TECHNICAL TEMP TEMPORARY TL TERMINAL LAMPHOLE TOB TOP OF BANK TOC TOP OF CURB TOS TOE OF SLOPE TOT TOTAL TS TOP OF SLOPE TWP TOWNSHIP TYP TYPICAL
E EA EAST EACH EACH EC EDGE OF CONCRETE ED ENERGY DISSIPATOR EF EACH FACE EFF EFFLUENT EG EXISTING GRADE E/L EASEMENT LINE ELB ELBOW ELEC ELECTRIC ELEV ELEVATION ELLIP ELLIPSE/ELLIPTICAL ENC ENCASEMENT ENG ENGINEERING(S) EOP EDGE OF PAVEMENT EQ EQUAL/EQUATION EQP EQUIPMENT EQUIV EQUIVALENT ESMT EASEMENT EST ESTIMATE EW EACH WAY EWL ENDWALL EXC EXCAVATE/EXCAVATION EXIST EXISTING EXP EXPAND/EXPANSION EXT EXTEND/EXTENSION	J JB JUNCTION BOX JCT JUNCTION JST JOIST JT JOINT	U UD UNDERDRAIN UG UNDERGROUND UON UNLESS OTHERWISE NOTED UTC UNDERGROUND TELEPHONE CABLE
L L LENGTH LAT LATITUDE LATL LATERAL LB POUND LF LINEAR FEET/FOOT LG LONG LIM LIMIT(S) LP LIGHT POLE LONG LONG LT LEFT LWL LOW WATER LEVEL	M MAINT MAINTENANCE MATL MATERIAL MAX MAXIMUM MECH MECHANICAL ME MITERED END MFR MANUFACTURER MGD MILLION GALLONS PER DAY MH MANHOLE MHC MANHOLE COVER MHW MEAN HIGH WATER LEVEL MIN MINIMUM MISC MISCELLANEOUS MJ MECHANICAL JOINT MLP METAL LIGHT POLE MLWL MEAN LOW WATER LEVEL MON MONUMENT MPH MILES PER HOUR MSL MEAN SEA LEVEL MTG MOUNTING	V VB VALVE BOX VC VERTICAL CURVE VCP VITRIFIED CLAY PIPE VERT VERTICAL VPC VERTICAL POINT OF CURVE VPI VERTICAL POINT OF INTERSECTION VPT VERTICAL POINT OF TANGENCY
N NORTH NORTH NA NOT APPLICABLE N&C NAIL AND CAP NE NORTHEAST NG NATURAL GROUND NIC NOT IN CONTRACT NO OR # NUMBER NOM NOMINAL NTS NOT TO SCALE NW NORTHWEST NWL NORMAL WATER LEVEL	O OC ON CENTER OD OUTSIDE DIAMETER OE OR EQUAL OPG OPENING OPP OPPOSITE ORCP OVAL REINFORCED CONCRETE PIPE OS OUTFALL STRUCTURE OVFL OVERFLOW OVHD OVERHEAD	W W WEST W/ WITH WM WATER MAIN W/O WITHOUT WP WATER/WEATHER PROOF WPP WOOD POWER POLE WSP WATER SURFACE WSW WET SEASON WATER TABLE WT WEIGHT WV WATER VALVE WWF WELDED WIRE FABRIC WWM WELDED WIRE MESH
MISC & AND @ AT Δ DELTA		Y YD YARD YR YEAR

EXISTING SYMBOLS

	CENTER LINE		BUILDING LINE
	WIRE FENCE		CONTOURS
	CHAIN LINK FENCE		RAILROAD TRACKS
	WOOD FENCE		GAS MAIN
	GUARDRAIL		UNDERGROUND ELECTRIC
	EXISTING PLATS		UNDERGROUND TELEPHONE
	RETAINING WALL		OVERHEAD ELECTRIC
	RIGHT-OF-WAY LINE		OVERHEAD TELEPHONE
	SHORELINE		UNDERGROUND CABLE TELEVISION
	SWALE		EASEMENT

SANITARY

	SANITARY SEWER LINE		FORCE MAIN
	CLEANOUT		MANHOLE

WATER & REUSE WATER

	WATER MAIN 6" PVC PIPE		WATER VALVE
	REUSE WATER MAIN		FIRE HYDRANT
	BACKFLOW PREVENTOR		WATER METER

STORM DRAIN

	STORM SEWER		FDOT TYPE 1 INLET
	MANHOLE		FDOT TYPE 2 INLET
	MITERED END		FDOT TYPE 3 INLET
	STORM INLET		FDOT TYPE 4 INLET
	FDOT TYPE 6 INLET		FDOT TYPE 5 INLET

HIGHWAY & UTILITIES

	BENCHMARK		GUY POLE		BRICK PAVERS
	RECOVERED 4x4 CM		WOOD UTILITY POLE		DIRT ROAD
	SET 4x4 CM		CONCRETE UTILITY POLE		8" MAPLE TREE
	SET IRON ROD		ELECTRIC MANHOLE		8" OAK TREE
	RECOVERED IRON ROD		TELEPHONE MANHOLE		8" PINE TREE
	CONCRETE		TELEPHONE RISER		8" PALM TREE
	COUNTY ROADS		ELECTRIC BOX / TRANSFORMER		8" MISC. TREE
	INTERSTATE ROADS		WELL		
	STATE ROADS		MONITORING WELL		
	WOOD AND/OR METAL LIGHT POLE		RR CROSSING SIGN		
	CONCRETE LIGHT POLE		RR CROSSING GATE		
	YARD LIGHT		TRAFFIC SIGNAL POLE		
	MISCELLANEOUS SIGN		SATALLITE DISH		
	SECTION CORNER		GUY WIRE		
	EDGE OF PAVEMENT W/O CURB		HANDICAP PARKING		
	EDGE OF PAVEMENT W/CURB		SPOT ELEVATION		

PROPOSED SYMBOLS

	BOUNDARY		CONSERVATION SETBACK
	CENTER LINE		CHAIN LINK FENCE
	CONTOUR		EASEMENT
	FENCE		GUARDRAIL
	LOT LINE		PROPERTY LINE
	RETAINING WALL		RIGHT-OF-WAY LINE
	SETBACK LINE		SHORELINE
	SWALE		TREE LINE

SANITARY

	100 LF SAN 8 PVC 0.40%		100 LINEAR FEET SANITARY 8" PVC PIPE @ 0.40% SLOPE
	CLEANOUT		DOUBLE SANITARY SERVICE
	FORCE MAIN		MANHOLE

WATER & REUSE WATER

	WATER MAIN		11 1/2° BEND
	22 1/2° BEND		45° BEND
	90° BEND		TEE
	CROSS		CHECK VALVE
	DOUBLE DETECTOR CHECK VALVE		DOUBLE WATER SERVICE
	GATE VALVE		FIRE HYDRANT
	METER		REDUCER
	BLOWOFF		BACKFLOW PREVENTER
	SAMPLE POINT		UNDERDRAIN CEANOUT
	RECLAIMED WATER MAIN		REUSE WATER SYSTEM CONNECTION
	DOUBLE REUSE WATER SERVICE		

STORM DRAIN

	100 LF STS 24 RCP @ 0.20%		100 LINEAR FEET STORM PIPE 24" REINFORCED CONCRETE PIPE @ 0.20%
	UNDERDRAIN 6" PVC PIPE		DRAINAGE FLOW DIRECTION
	FDOT INLET TYPE 1		FDOT INLET TYPE 2
	FDOT INLET TYPE 3		FDOT INLET TYPE 4
	FDOT INLET TYPE 5		FDOT INLET TYPE 6
	MANHOLE		MITERED END SECTION
	SLOPE DIRECTION ARROW FOR POND SIDE SLOPE		SPOT ELEVATION
	STORM INLET		

HIGHWAY & UTILITIES

	BOUND CORNER		CONCRETE
	COUNTY ROADS		DETAIL REFERENCE
	DUMPSTER PAD		FINISHED FLOOR ELEVATION W/ FHA LOT TYPE
	GUY POLE		HANDICAP PARKING
	INTERSTATE ROADS		LIGHT POLE
	SIGNS		SECTION CORNER
	STATE ROADS		SILT FENCE
	TRAFFIC FLOW PAVEMENT MARKING		UTILITY POLE
	BLDG OR STRUCTURE		TYPE F CURB & GUTTER
	MIAMI CURB		CROSS SECTION DETAIL



G L SUMMITT
ENGINEERING INC

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phone: 407-323-0705
fax: 407-992-8650

www.GLSeng.com

K. Hovnanian Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

KPI Master/Major
Development Plan

Symbols & Abbreviations

Plans not valid unless Signed,
Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: October 30, 2024
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	10/30/2024	Final Submittal
2		
3		
4		
5		
6		
7		
8		
9		
10		

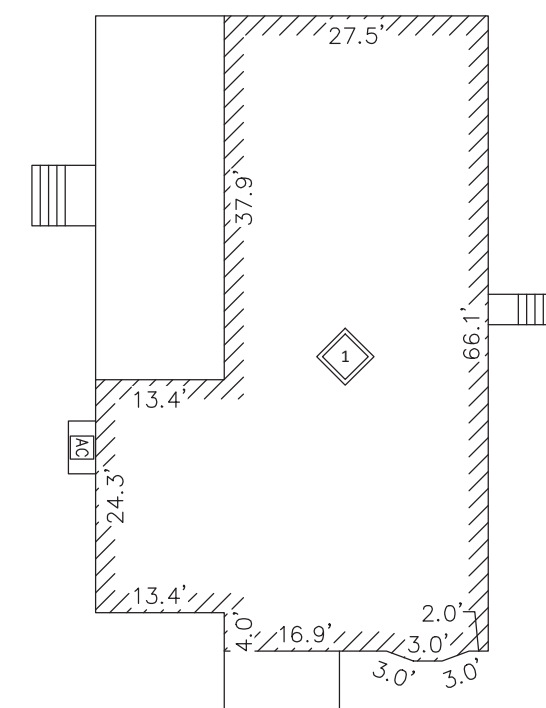
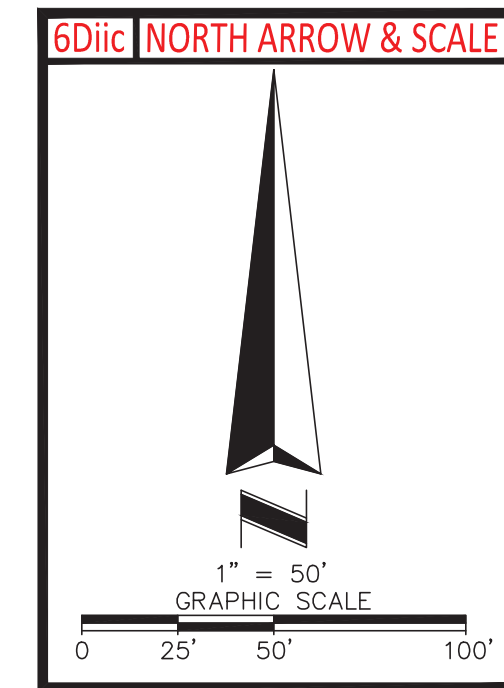
SHEET NUMBER

2 OF 22

ALTA/NSPS LAND TITLE SURVEY IDENTIFICATION TABLE			
2	"TABLE A" PROPERTY ADDRESS	6Biv	BEARING BASIS
3	"TABLE A" FLOOD INFORMATION	6Bvii	CONTIGUITY STATEMENT
4	"TABLE A" LAND AREA	6Bviii	TITLE COMMITMENT INFORMATION
5Biii	ACCESS TO PROPERTY	6Cvii	RECORDED SETBACKS/RESTRICTIONS PROVIDED BY INSURED
5Ciii	SURVEY OBSERVED POSSIBLE ENCROACHMENTS	6Diii	NORTH ARROW & SCALE
5Ei	"SCHEDULE B - SECTION 2" ITEMS	6Dii	LEGEND & ABBREVIATIONS
5F	CEMETERY NOTE	6Diiie	VICINITY MAP
6Bi	TITLE DESCRIPTION	6Diiig	SURVEYOR'S NOTES
		6Diii	TYPE OF SURVEY
7	SURVEYOR'S CERTIFICATE	7B	"TABLE A" BUILDING AREA
		7C	"TABLE A" BUILDING HEIGHT
		9	"TABLE A" PARKING SPACES
		13	"TABLE A" ADJOINING OWNERS
		14	"TABLE A" INTERSECTING STREET
		16	"TABLE A" EARTH MOVING NOTE

6Diii] SURVEYOR'S NOTES		ALTA/NSPS LAND TITLE SURVEY BOUNDARY SURVEY OF GOLDEN GEM 4350 & 4362 TRUSSEL TRAIL AND 4146 & 4160 GOLDEN GEM ROAD APOPKA, FLORIDA
1. NO UNDERGROUND UTILITIES ARE SHOWN ON THIS SURVEY, ONLY ABOVE GROUND VISIBLE EVIDENCE OF UTILITIES ARE SHOWN. 2. ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON. 3. THIS SURVEY MEETS OR EXCEEDS THE SURVEY STANDARDS/STANDARDS OF CARE AS SET FORTH IN SECTION 3 OF THE 2021 ALTA/NSPS SURVEY REQUIREMENTS.		
4	LAND AREA 860,852± SQUARE FEET 19.762± ACRES	
6Biv] BEARING BASIS BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, WHICH BEARS N002°11'4"W, FLORIDA STATE PLANE EAST COORDINATE SYSTEM DATUM OF NAD83(1980).		
5F] CEMETERY NOTE THERE IS NO VISIBLE EVIDENCE OF CEMETERIES, BURIAL GROUNDS OR ISOLATED GRAVESITES ON SUBJECT PROPERTY.		6Diik] 2 ORANGE COUNTY
9] PARKING SPACES THERE IS NO STRIPED PARKING ON SUBJECT PROPERTY.		
5Biii] ACCESS TO PROPERTY THE SUBJECT PROPERTY HAS DIRECT PHYSICAL ACCESS TO GOLDEN GEM ROAD, A DEDICATED PUBLIC STREET OR HIGHWAY & INDIRECT ACCESS TO SADLER ROAD, A DEDICATED PUBLIC STREET OR HIGHWAY, VIA EASEMENT INSTRUMENT #20160323528.		
16] EARTH MOVING NOTE THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADJUSTMENTS WITHIN RECENT MONTHS.		
6Bvii] CONTIGUITY STATEMENT THE PARCELS CONTAINED IN THE LEGAL DESCRIPTION ARE CONTIGUOUS WITHOUT ANY GAPS, GORES OR OVERLAPS.		6Diik] 2 ORANGE COUNTY
7] SURVEYOR'S CERTIFICATE TO: FIDELITY NATIONAL TITLE INSURANCE COMPANY: THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DEED REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7(a), 7(b)(1), 7(c), 8, 9, 13, 14, 16, AND 19 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON 09/25/2023. DATE OF PLAT OR MAP: 10/03/2023.		
_____ E. GLENN TURNER PROFESSIONAL SURVEYOR & MAPPER NO: 5643 STATE OF: FLORIDA PROJECT NO: 230903		
_____ DATE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.S. 472.025 OR THE CERTIFIED ELECTRONIC SIGNATURE AND SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.A.C. 5J-17.062(2) AND 5J17.062(3).		

Page 188 of 218



1 STORY FRAME BUILDING

7b 2,150± SQ.FT.

7c HEIGHT=15.0'±

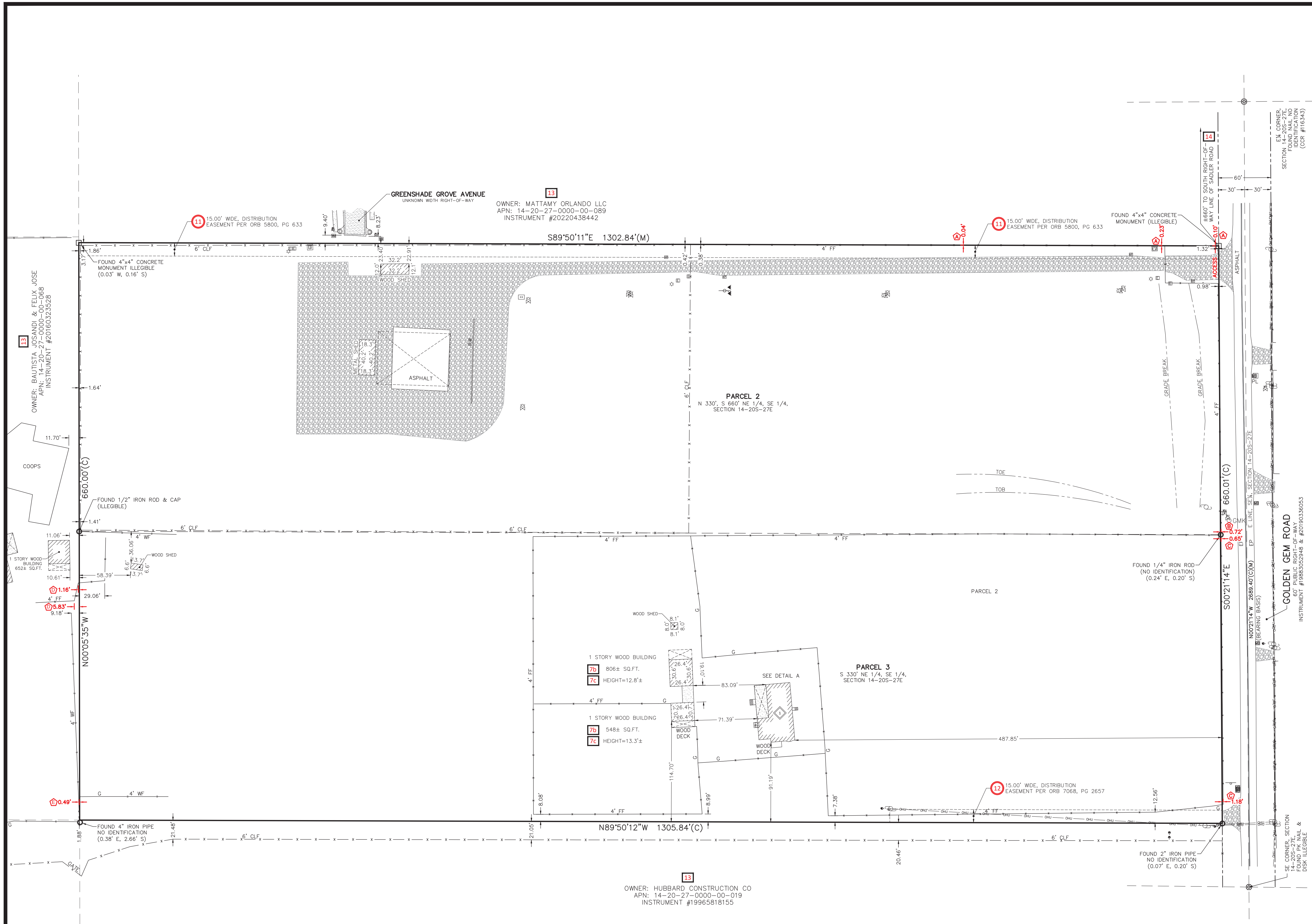
DETAIL A
SCALE 1"=20'

6DiiK ALTA/NSPS LAND TITLE SURVEY

2

ASM AMERICAN SURVEYING & MAPPING, INC.
NDDSS NATIONAL DUE DILIGENCE SERVICES
A DIVISION OF AMERICAN SURVEYING & MAPPING, INC.
227 Ocala Drive, Maitland, FL 32751 Phone: (407) 425-7979 nationalduediligenceservices.com

BOUNDARY SURVEY OF
GOLDEN GEM
4350 & 4362 TRUSSEL TRAIL AND
4146 & 4160 GOLDEN GEM ROAD
APOPKA, FLORIDA
ORANGE COUNTY



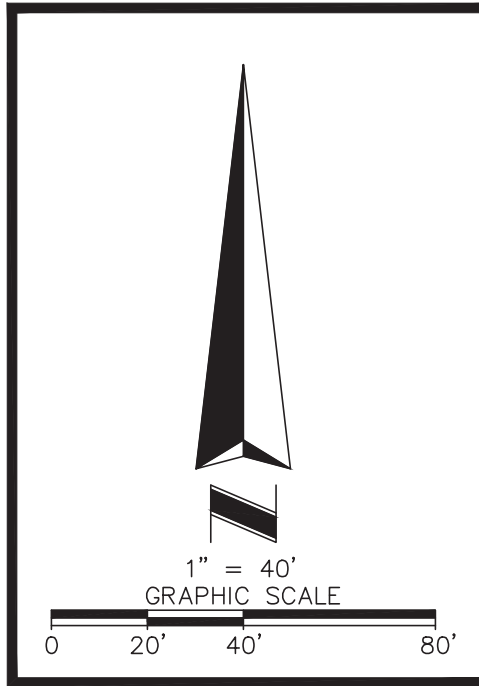
OWNER: HUBBARD CONSTRUCTION CO
APN: 14-20-27-0000-00-019
INSTRUMENT #19965818155

OWNER: MATTAMY ORLANDO LLC
APN: 14-20-27-0000-00-089
INSTRUMENT #20220438442

OWNER: BAUTISTA, ISANDI & FELIX JOSE
APN: 14-20-27-0000-00-068
INSTRUMENT #20160323528

OWNER: ANDERSON, SHIRLEY A
PARCEL NO.: 14-20-27-0000-00-030

OWNER: MATTAMY ORLANDO LLC
PARCEL NO.: 14-20-27-0000-00-089



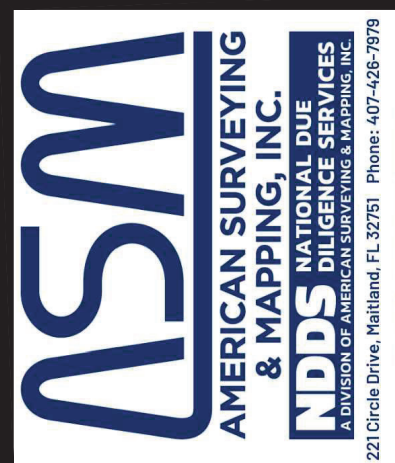
SHEET 1
OF 2

I HEREBY CERTIFY THAT THIS SURVEY, SUBJECT TO THE SURVEYOR'S NOTES CONTAINED HEREON, WAS MADE IN ACCORDANCE WITH THE FLORIDA PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17, FLORIDA STATUTES, 472.027, FLORIDA STATUTES.

FOR THE FIRM
E. GLENN TURNER PSM #5643
DATE

DATE	REVISIONS	TECH
02/14/24	ADDED LEGAL DESCRIPTION & EASEMENTS	EGW
03/20/24	PARCELS 1 & 4 REMOVED	EGW

TOPOGRAPHIC SURVEY OF
4146 & 4160 GOLDEN GEM ROAD
AND 4350 & 4362 TRUSSEL TRAIL
A PORTION OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST
ORANGE COUNTY
APOPKA, FLORIDA



JOB NO.:	230903
SCALE:	1"=40'
FIELD DATE:	01/02/2024
FIELD BY:	BY
DRAWN BY:	EGW
APPROVED BY:	
DRAWING FILE #	
RD_TOPCDWG	

LEGAL DESCRIPTION

PARCEL 2:

THE NORTH 330 FEET OF THE SOUTH 660 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE EAST 30.00 FEET THEREOF.

PARCEL 3:

THE SOUTH 330 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS AND EXCEPT ANY PORTION OF THE ABOVE DESCRIBED LANDS LYING WITHIN ROAD RIGHT-OF-WAY.

SURVEYOR'S NOTES

- BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, WHICH BEARS NORTH 00°21'14" WEST, STATE PLANE COORDINATE SYSTEM DATUM.
- ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
- THE SURVEYOR HAS NOT ABSTRACTED THE LAND SHOWN HEREON FOR EASEMENTS, RIGHT-OF-WAY OR RESTRICTIONS OF RECORD WHICH MAY AFFECT THE TITLE OR USE OF LAND, NOR WAS ANY TITLE WORK PROVIDED TO THIS SURVEYOR BY THE CLIENT.
- NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.S. 472.025 OR THE CERTIFIED ELECTRONIC SIGNATURE AND SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.A.C. 5J-17.062(2) AND 5J17.062(3).
- ALL RECORDING INFORMATION CITED HEREON REFERS TO THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
- VERTICAL INFORMATION BASED ON: BENCHMARK 'L708026' HAVING A PUBLISHED ELEVATION OF 127.988' (NAVD 83) DESCRIBED AS: 2" ORANGE COUNTY BRASS DISK IN 1" CONCRETE MONUMENT.
- THIS IS **NOT** A BOUNDARY SURVEY, IT IS INTENDED TO BE USED FOR TOPOGRAPHIC PURPOSES ONLY.

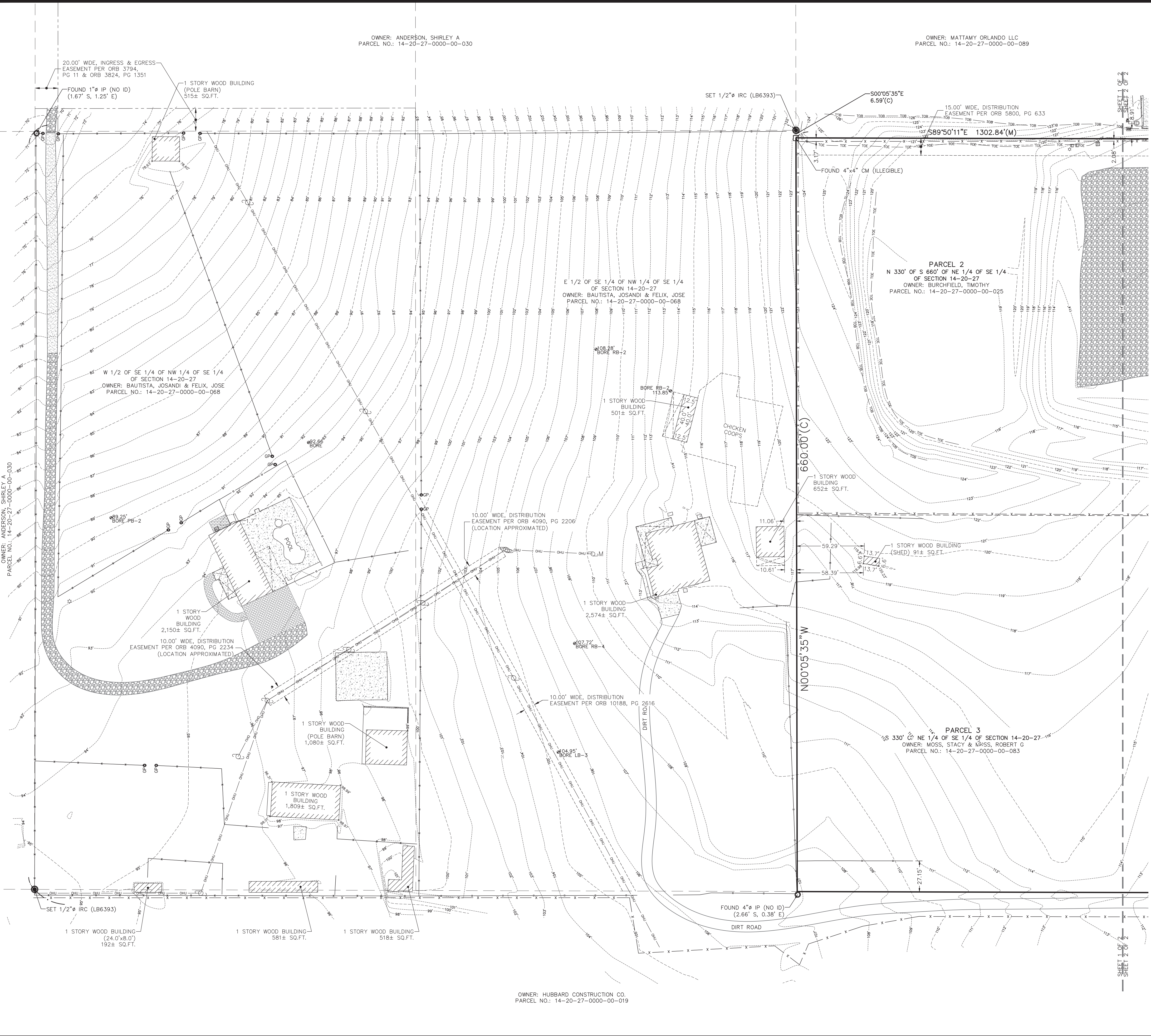
FLOOD INFORMATION

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120178 0125 H (MAP NO. 12095C0125H), WHICH BEARS AN EFFECTIVE DATE OF 09/24/2021, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA; NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

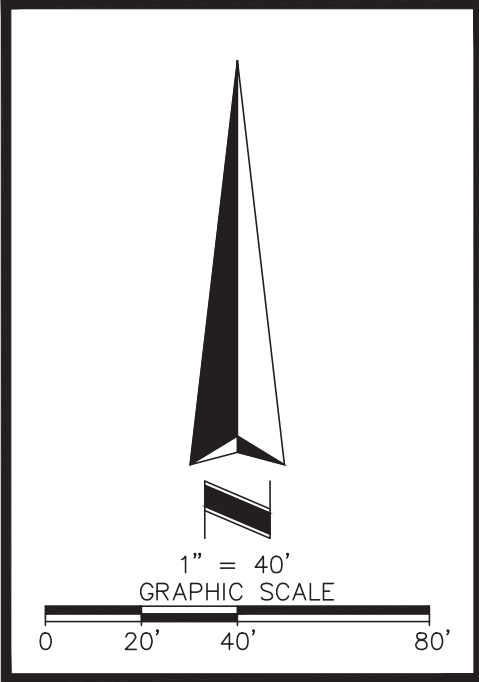
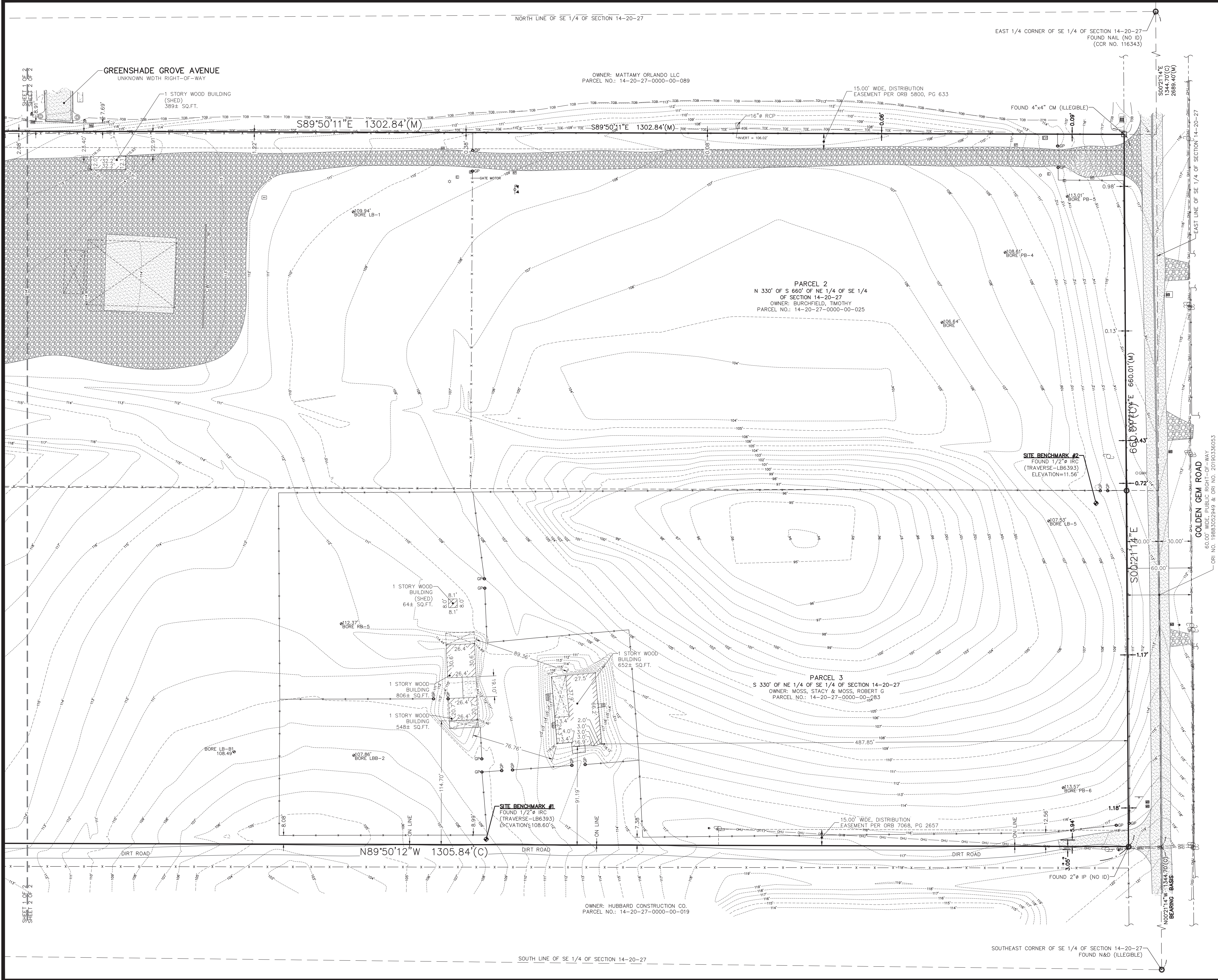
LEGEND

	ASPHALT		SIGN
	BRICK PAVERS		TELEPHONE RISER
	GRAVEL		UTILITY POLE
	CHAIN LINK FENCE		UTILITY POLE WITH METER
	OVERHEAD UTILITY LINE(S)		UTILITY PULL BOX
	WIRE FENCE		WELL
	WOOD FENCE		FOUND MONUMENT AS NOTED
	AIR CONDITIONER		SET MONUMENT AS NOTED
	CLEANOUT		CALCULATED DATA
	ELECTRIC BOX(ES)/STRUCTURE(S)		CERTIFIED CORNER RECORD
	ELECTRIC RISER		CHAIN LINK FENCE
	ELECTRIC TRANSFORMER		CONCRETE WALL
	ELECTRIC VAULT		EDGE OF PAVEMENT
	FLAGPOLE		FINISHED FLOOR ELEVATION
	GAS UTILITY MARKER		LICENSED BUSINESS
	GROUND LIGHT		PROFESSIONAL SURVEYOR & MAPPER
	GUY ANCHOR		RETAINING WALL
	HOSE BIBB		TOP OF BANK
	IRRIGATION CONTROL VALVE		TOE OF SLOPE
	KEY PAD		
	LIGHT POLE		

OWNER: HUBBARD CONSTRUCTION CO.
PARCEL NO.: 14-20-27-0000-00-019



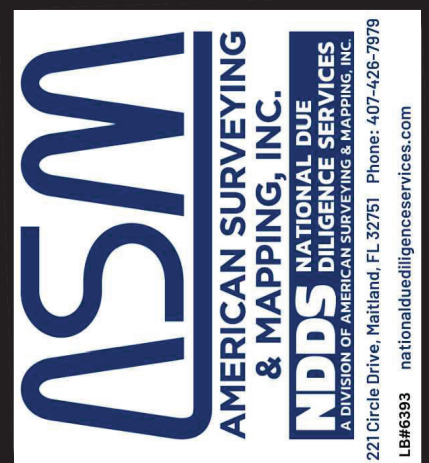
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SHEET 2
OF 2

DATE	REVISIONS	TECH
02/14/24	ADDED LEGAL DESCRIPTION & EASEMENTS	EGW
03/20/24	PARCELS 1 & 4 REMOVED	EGW

TOPOGRAPHIC SURVEY OF
4146 & 4160 GOLDEN GEM ROAD
AND 4350 & 4362 TRUSSEL TRAIL
A PORTION OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST
ORANGE COUNTY
APOPKA, FLORIDA



JOB NO.:	230903
SCALE:	1" = 40'
FIELD DATE:	01/02/2024
FIELD BY:	BY
DRAWN BY:	EGW
APPROVED BY:	
DRAWING FILE #	
RD_TOP.DWG	

SEE SHEET 1 OF 2 FOR LEGEND

I HEREBY CERTIFY THAT THIS SURVEY, SUBJECT TO THE SURVEYOR'S NOTES CONTAINED HEREON, WAS MADE BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND IN ACCORDANCE WITH THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 55-17, FLORIDA STATUTES, 472.027, FLORIDA STATUTES.

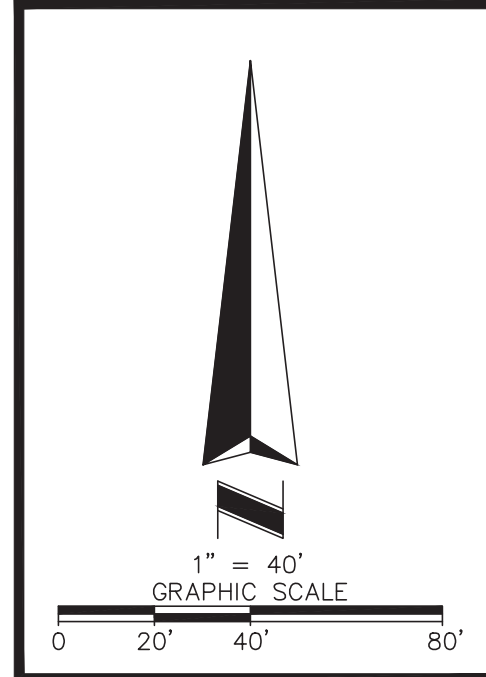
FOR THE FIRM
E. GLENN TURNER PSM #5643
DATE

DATE	REVISIONS	ADDED LEGAL DESCRIPTION	TECH
02/14/24		ADDED LEGAL DESCRIPTION & EASEMENTS	EGW
03/20/24		PARCELS 1 & 4 REMOVED	EGW

SPECIFIC PURPOSE SURVEY OF
4146 & 4160 GOLDEN GEM ROAD
AND 4350 & 4362 TRUSSEL TRAIL
A PORTION OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST
ORANGE COUNTY
APOPKA, FLORIDA

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AMERICAN SURVEYING
& MAPPING, INC.
NDDS ALLIANCE SERVICES
223 Corra Drive, Apopka, FL 32703 Phone: 407-627-0778
L88933 nationaldigitalmapping.com

JOB NO.: 230903
SCALE: 1"=40'
FIELD DATE: 01/29/2024
FIELD BY: BY
DRAWN BY: EGW
APPROVED BY: #
DRAWING FILE #
230903_4146 GOLDEN GEM
RD_TOP.DWG



SEE SHEET 2 OF 2 FOR TREE TABLE

LEGAL DESCRIPTION

PARCEL 1:

THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

PARCEL 2:

THE NORTH 330 FEET OF THE SOUTH 660 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, **LESS** THE EAST 30.00 FEET THEREOF.

PARCEL 3:

THE SOUTH 330 FEET OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, **LESS AND EXCEPT** ANY PORTION OF THE ABOVE DESCRIBED LANDS LYING WITHIN ROAD RIGHT-OF-WAY.

PARCEL 4:

THE EAST ONE HALF OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA.

SURVEYOR'S NOTES

- BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, WHICH BEARS NORTH 00°21'14" WEST, STATE PLANE COORDINATE SYSTEM DATUM.
- ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
- THE SURVEYOR HAS NOT ABSTRACTED THE LAND SHOWN HEREON FOR EASEMENTS, RIGHT-OF-WAY OR RESTRICTIONS OF RECORD WHICH MAY AFFECT THE TITLE OR USE OF LAND, NOR WAS ANY TITLE WORK PROVIDED TO THIS SURVEYOR BY THE CLIENT.
- NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.S. 472.025 **OR** THE CERTIFIED ELECTRONIC SIGNATURE AND SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.A.C. 5J-17.062(2) AND 5J17.062(3).
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- THIS IS **NOT** A BOUNDARY SURVEY. THE SPECIFIC PURPOSE OF THIS SURVEY IS GRAPHICALLY REPRESENT THE EXISTING TREES ON THE SUBJECT PROPERTIES. ALL TREE DIAMETERS MEASURE IN THE FIELD AT BREAST HEIGHT.

FLOOD INFORMATION

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120179 0125 H (MAP NO. 12095C0125H), WHICH BEARS AN EFFECTIVE DATE OF 09/24/2021, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

LEGEND

	ASPHALT		SIGN
	BRICK PAVERS		TELEPHONE RISER
	GRAVEL		UTILITY POLE
	CHAIN LINK FENCE		UTILITY POLE WITH METER
	OVERHEAD UTILITY LINE(S)		UTILITY PULL BOX
	WIRE FENCE		WELL
	WOOD FENCE		FOUND MONUMENT AS NOTED
	AIR CONDITIONER		SET MONUMENT AS NOTED
	CLEANOUT		CALCULATED DATA
	ELECTRIC BOX(ES)/STRUCTURE(S)		CERTIFIED CORNER RECORD
	ELECTRIC RISER		CHAIN LINK FENCE
	ELECTRIC TRANSFORMER		CONCRETE WALL
	ELECTRIC VAULT		EDGE OF PAVEMENT
	FLAGPOLE		FINISHED FLOOR ELEVATION
	GAS UTILITY MARKER		LICENSED BUSINESS
	GROUND LIGHT		PROFESSIONAL SURVEYOR & MAPPER
	GUY ANCHOR		RETAINING WALL
	HOSE BIBB		TOP OF BANK
	IRRIGATION CONTROL VALVE		TOE OF SLOPE
	KEY PAD		
	LIGHT POLE		

OWNER: ANDERSON, SHIRLEY A
PARCEL NO.: 14-20-27-0000-00-030

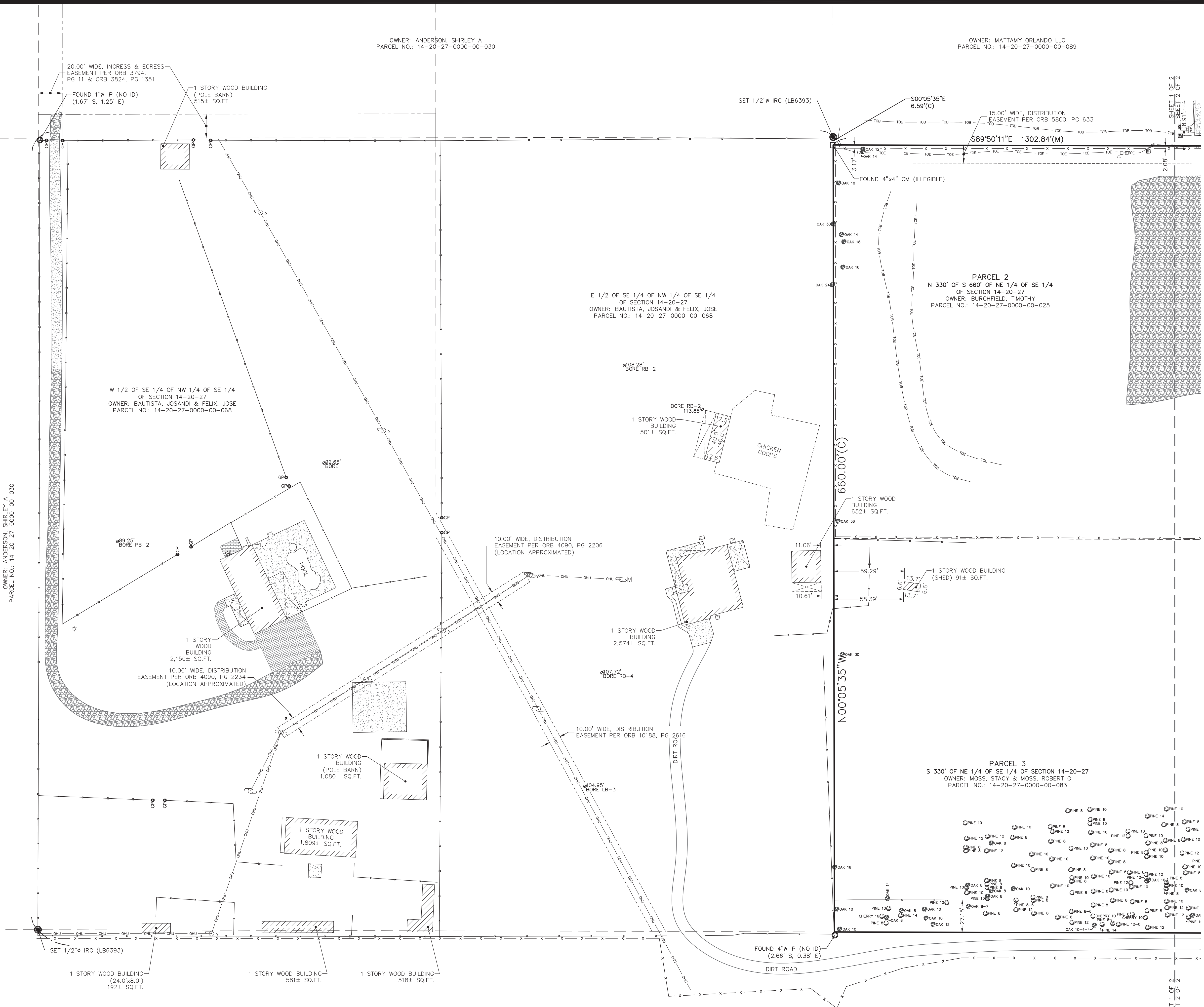
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PARCEL NO.: 14-20-27-0000-00-089

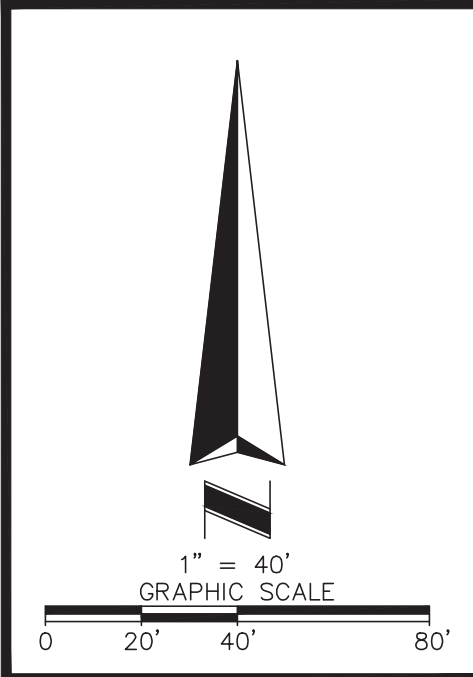
E 1/2 OF SE 1/4 OF NW 1/4 OF SE 1/4
OF SECTION 14-20-27
OWNER: BAUTISTA, JOSANDI & FELIX, JOSE
PARCEL NO.: 14-20-27-0000-00-068

PARCEL 2
N 330' OF S 660' OF NE 1/4 OF SE 1/4
OF SECTION 14-20-27
OWNER: BURCHFIELD, TIMOTHY
PARCEL NO.: 14-20-27-0000-00-025

PARCEL 3
S 330' OF NE 1/4 OF SE 1/4 OF SECTION 14-20-27
OWNER: MOSS, STACY & MOSS, ROBERT G
PARCEL NO.: 14-20-27-0000-00-083

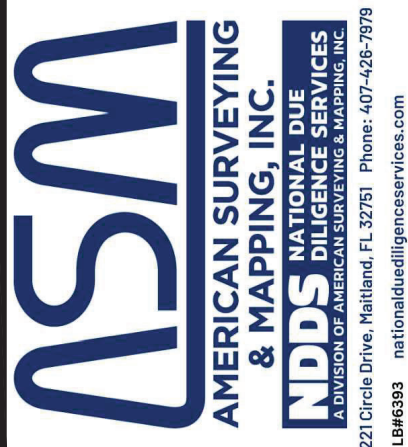
OWNER: HUBBARD CONSTRUCTION CO.
PARCEL NO.: 14-20-27-0000-00-019





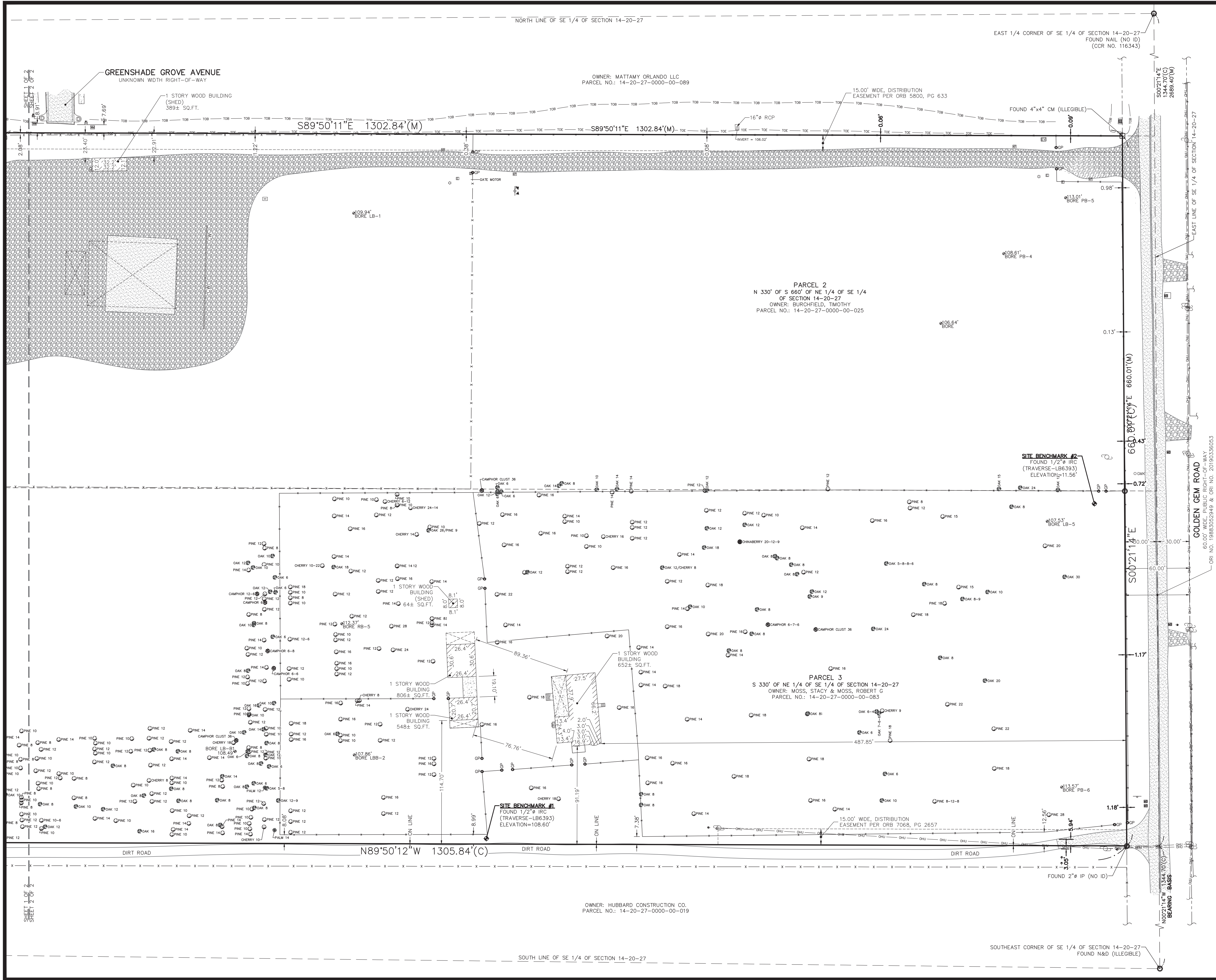
TREE TABLE		
TYPE	DIAMETER (")	QUANTITY
CAMPBOR	6"	1
CAMPBOR	6 7/8"	1
CAMPBOR	7 7/8"/6"	1
CAMPBOR	8 7/8"	1
CAMPBOR	12"/6"	1
CAMPBOR	36" CLUSTER	3
CHERRY	8"	3
CHERRY	9"	1
CHERRY	10"	3
CHERRY	12"/6"	1
CHERRY	14"	1
CHERRY	16"	2
CHERRY	18"	2
CHERRY	22"/10"	1
CHERRY	24"	1
CHERRY	24"/14"	1
CHINABERRY	20"/12"/9"	1
OAK	6"	12
OAK	6 7/8"	1
OAK	7 7/8"/6"	1
OAK	8"	36
OAK	8 7/8"	1
OAK	8 7/8"/6"/5"	1
OAK	9"	1
OAK	9 7/8"	1
OAK	10"	17
OAK	10 7/8"/4"/4"	1
OAK	12"	15
OAK	12"/9"	1
OAK	14"	7
OAK	15"	1
OAK	16"	4
OAK	18"	4
OAK	20"	1
OAK	24"	3
OAK	26"	1
OAK	30"	3
OAK	36"	1
PALM	12"	1
PALM	14"	1
PINE	8"	50
PINE	8 7/8"	2
PINE	9"	1
PINE	10"	67
PINE	10 7/8"	1
PINE	12"	79
PINE	12 7/8"	1
PINE	12"/8"	2
PINE	12 7/8"/8"	1
PINE	14"	39
PINE	15"	2
PINE	16"	27
PINE	18"	12
PINE	20"	3
PINE	22"	3
PINE	24"	1
PINE	28"	2

SPECIFIC PURPOSE SURVEY OF
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ORANGE COUNTY



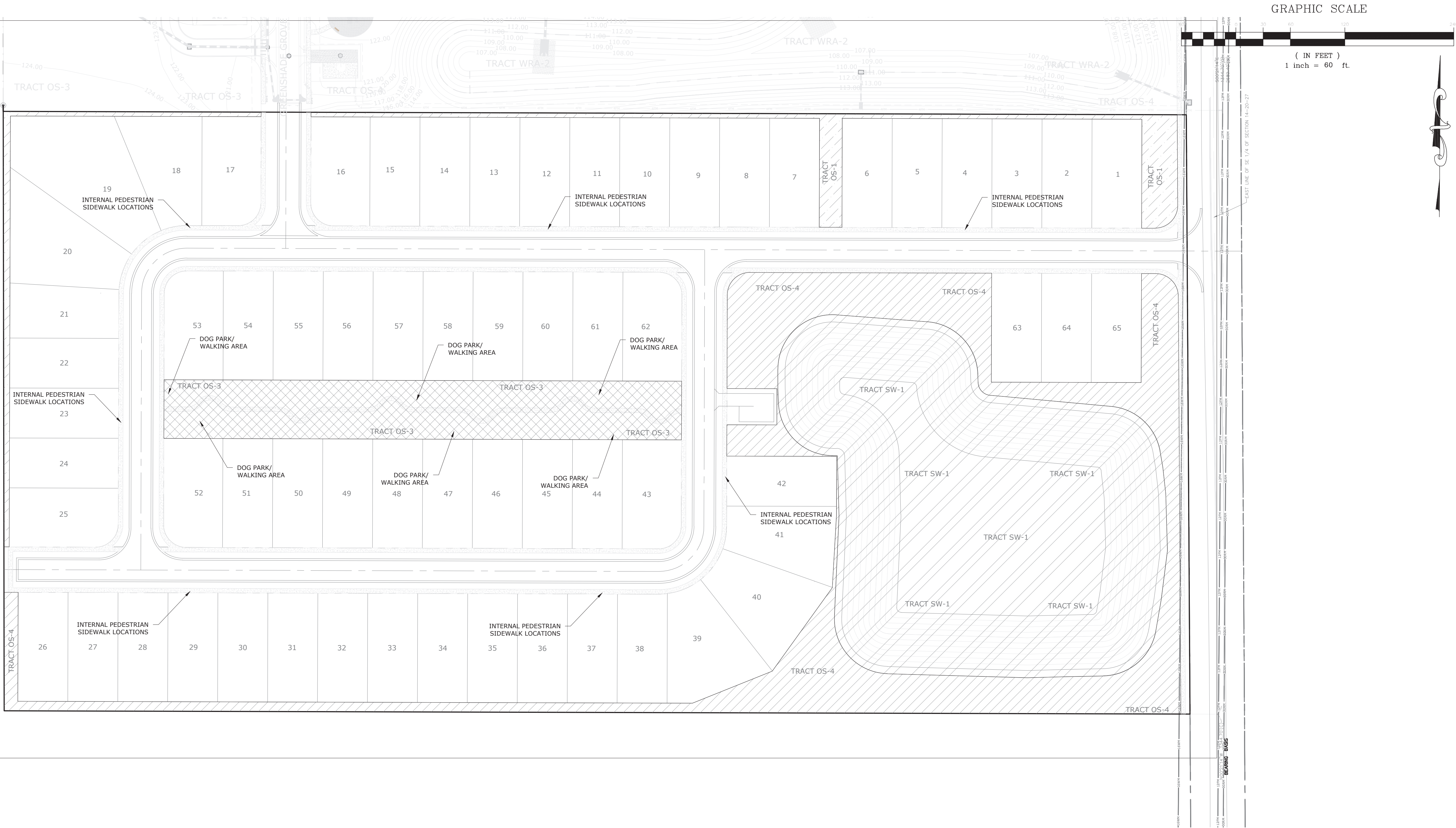
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SCALE:	1"=40'
FIELD DATE:	01/02/2024
FIELD BY:	BY
DRAWN BY:	EGW
APPROVED BY:	
DRAWING FILE #	
230903_4146 GOLDEN GEM	
RD_TOPCDWG	

SEE SHEET 1 OF 2 FOR LEGEND





TRACT TABLE				
TRACT LABEL	TRACT TYPE	Area (Ac.)	TRACT DEDICATED TO	EASEMENT DEDICATED TO
-	Rights-of-Way	3.08	City of Apopka	
RW-1	Rights-of-Way Dedications	0.15	City of Apopka	
OS-1	Open Space Tract	0.28	HOA	
OS-2	Open Space Tract	0.11	HOA	
OS-3	Open Space/Recreational Tract	0.84	HOA	
OS-4	Open Space/Recreational Tract	1.76	HOA	
SW-1	Stormwater Retention Area	2.93	HOA	City of Apopka
LS-1	Lift Station Tract	0.05	City of Apopka	



Open Space Requirements:

Land Development Code (Neighborhood 20%)
19.76 ac. * .20 = 3.95 acres (required)

Open Space Provided:

Tract OS-1:	0.28 acres
Tract OS-2:	0.11 acres
Tract OS-3:	0.84 acres
Tract OS-4:	1.76 acres
Tract SW-1:	2.93 acres
Total:	5.92 acres (3.95 required)

OPEN SPACE SET-ASIDE HATCH LEGEND

	ACTIVE RECREATIONAL OPEN SPACE
	COMMUNITY SQUARE OPEN SPACE AREAS
	GREEN OPEN SPACE AREAS
	GENERAL OPEN SPACE AREAS



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K. Hovnanian Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
KPI Master/Major
Development Plan

Open Space Rec
Plan

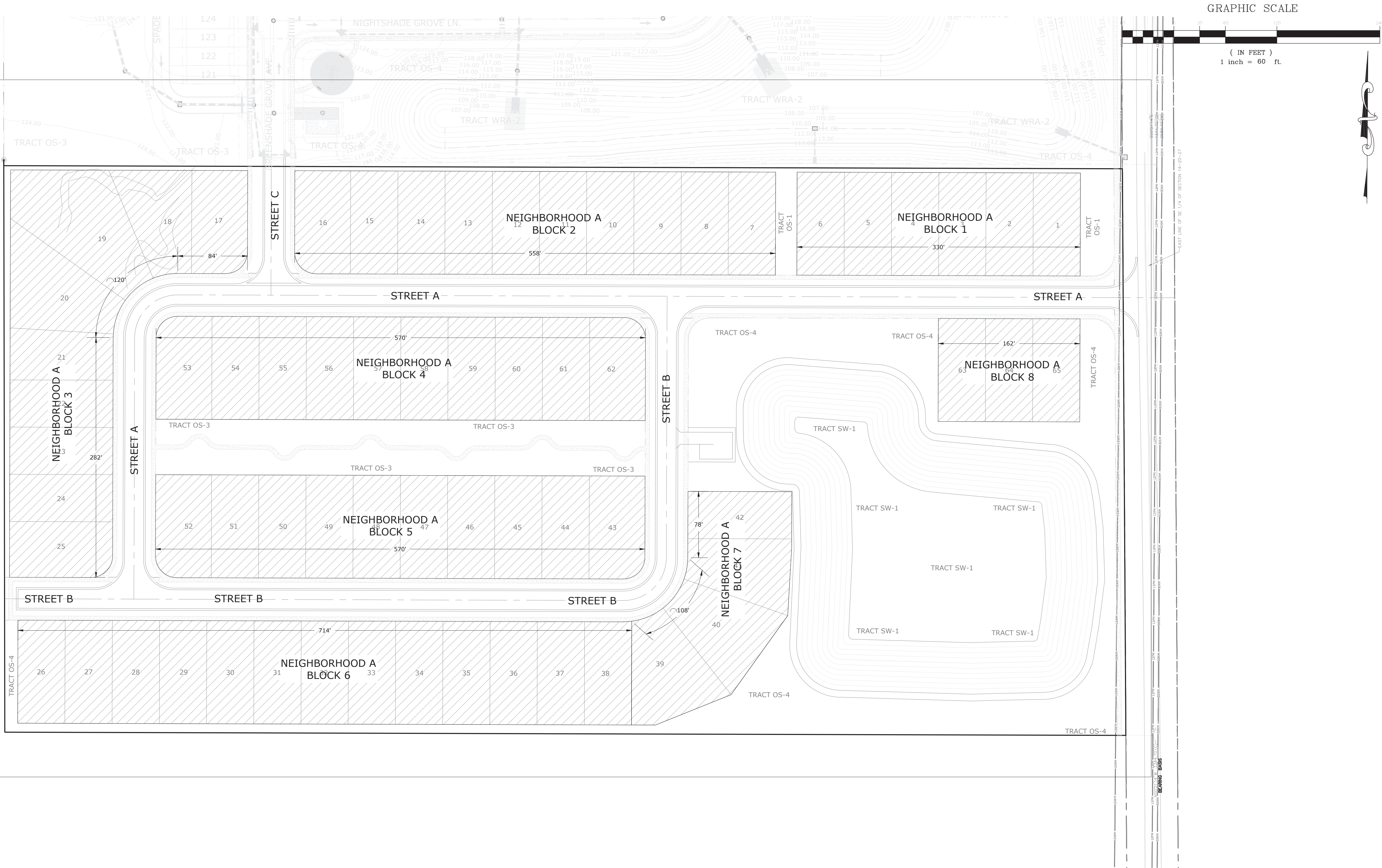
Plans not valid unless Signed,
Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.

Date: October 30, 2024
FL Registration #58775
Certificate of Authorization #29665

Revisions		
NO.	DATE	DESCRIPTION
1	10/30/2024	Initial Submittal
2		
3		
4		
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SHEET NUMBER
5 OF 22



NEIGHBORHOOD LOT SIZE HATCH LEGEND



NEIGHBORHOOD STREETS DESIGNATION

STREET NAME	STREET DESIGNATION
STREET 'A'	STREET TYPE 'D'
50' RIGHT-OF-WAY	
STREET 'B'	STREET TYPE 'D'
50' RIGHT-OF-WAY	
STREET 'C'	STREET TYPE 'D'
55' RIGHT-OF-WAY	



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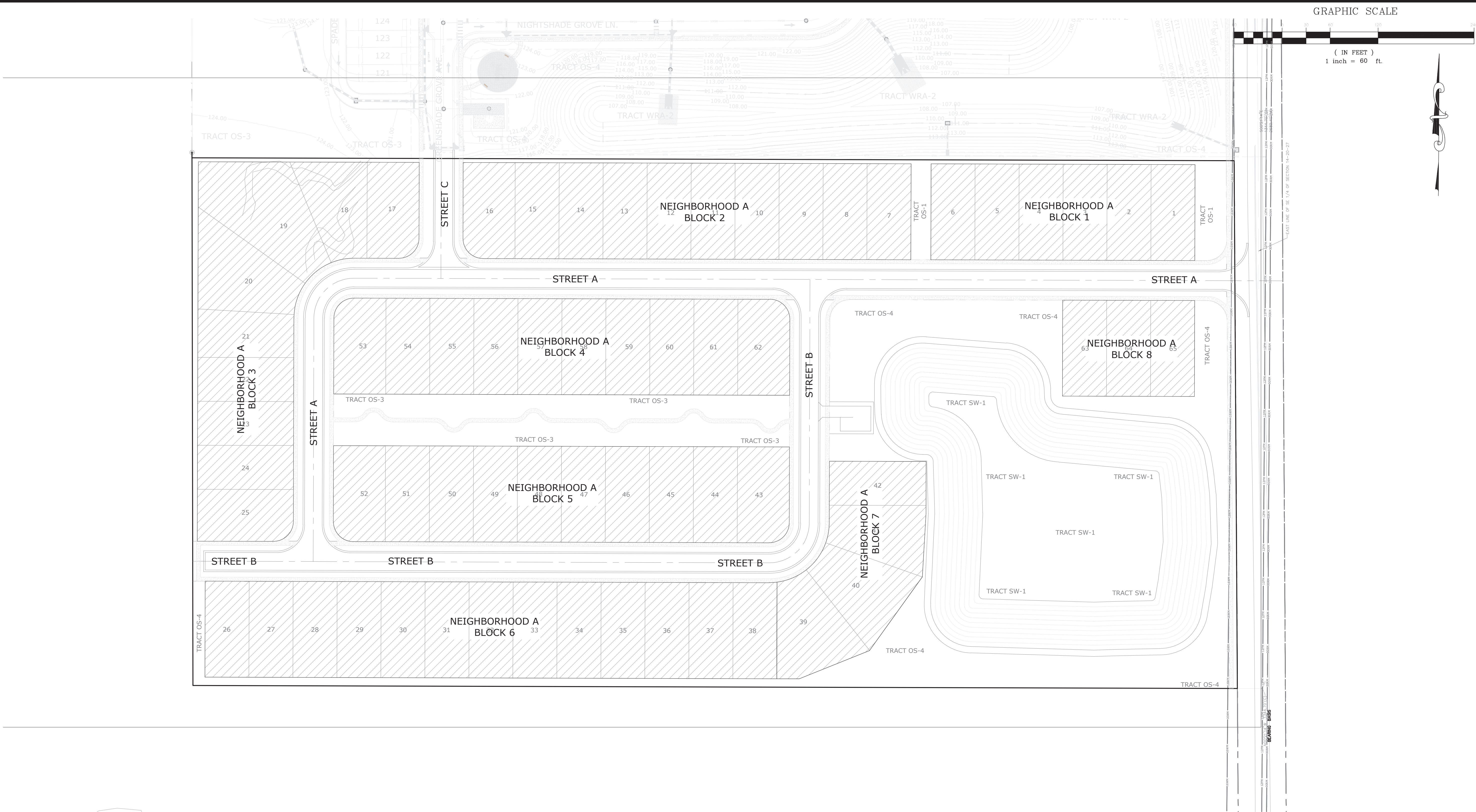
Neighborhood
Block Plan

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SHEET NUMBER
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SITE DESIGN STANDARDS PLAN:

NEIGHBORHOOD 'A' DESIGN DETAILS:

- Minimum Living Area: 1,600 sqft. (Heated/cooled space)
Maximum Building Height: Two Stories, 35'
Minimum Lot Width: 55'
Minimum Lot Depth: 120'
Minimum Lot Size: 6,600
Maximum Lot Coverage: 70%
Minimum Open Space %: 20%
Garage Location: FRONT-Entry (2-Car)
- Setbacks:
Front: 20' (15' Porch)
Side: 5.0'
Side Street: 15'
Rear: 20' max.
Accessory Uses: Those permitted by code
Architectural Design: Consistent with Section K of the form-based code

Street Landscaping:

Landscaping shall be consistent with Section M of the form-based code or the City of Apopka LDR

Building Architecture:

Building Architecture shall comply with Section K of the form-based code. Elevations for proposed product types for Neighborhood's A, B and Pool Cabana have been included in the plans for reference as to compliance with the requirements of Section K.

Model-Home Park:

The model home park will be provided along Street A. The model park will consist of 4 homes. A model site plan will be provided after the Construction Plan approval for staff to review with the model home permit requests.



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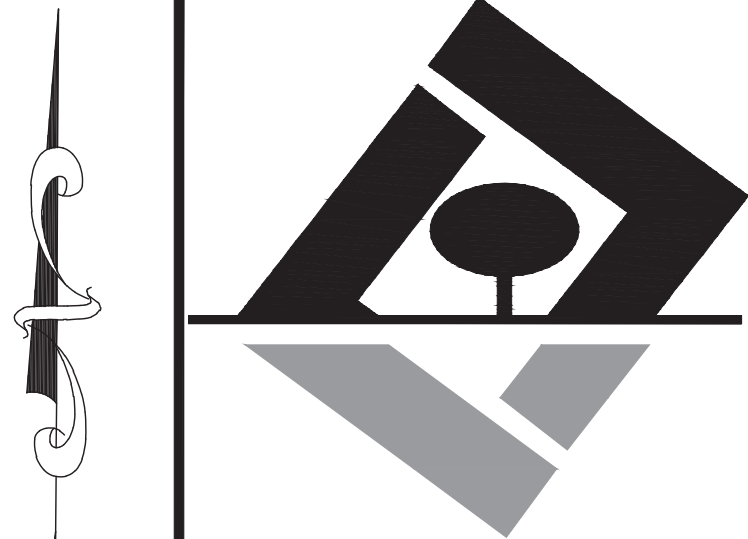
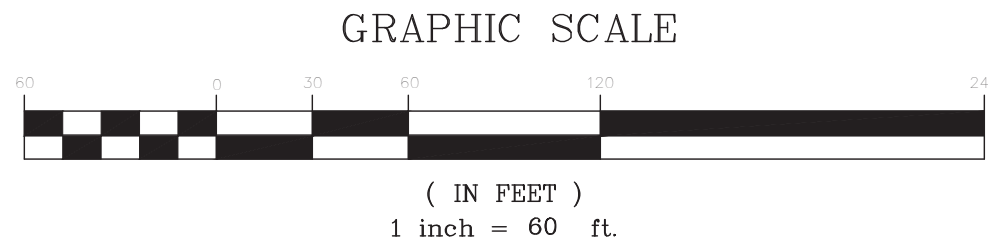
Design
Standards Plan

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City of Apopka, Florida

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Development Plan

Key Map Plan

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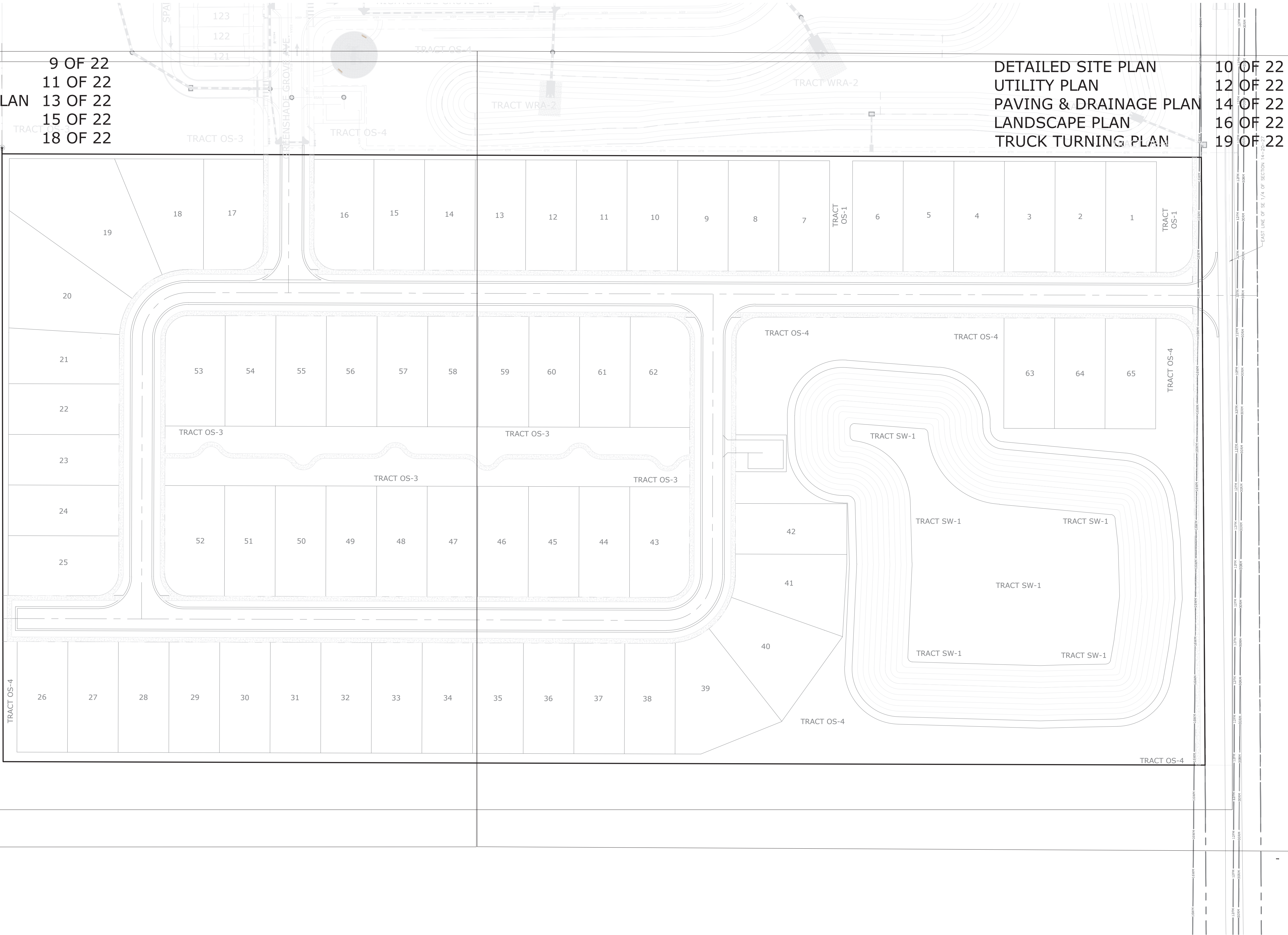
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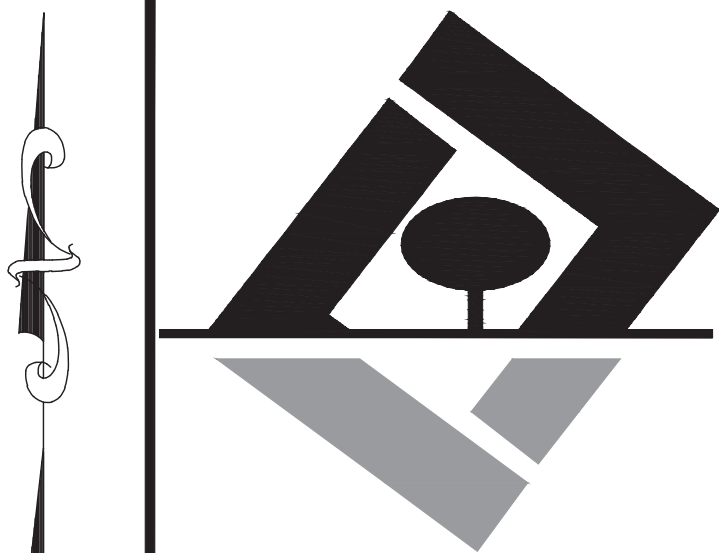
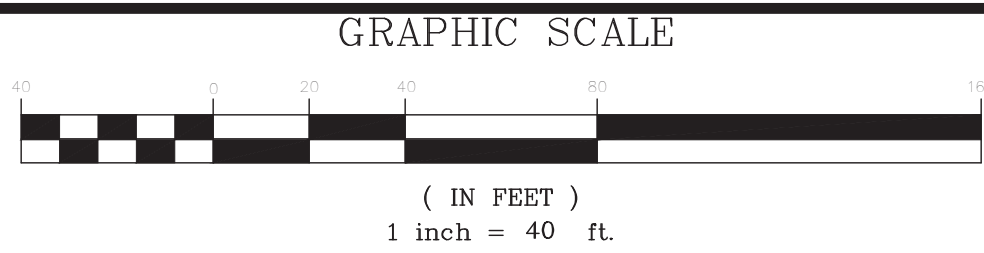
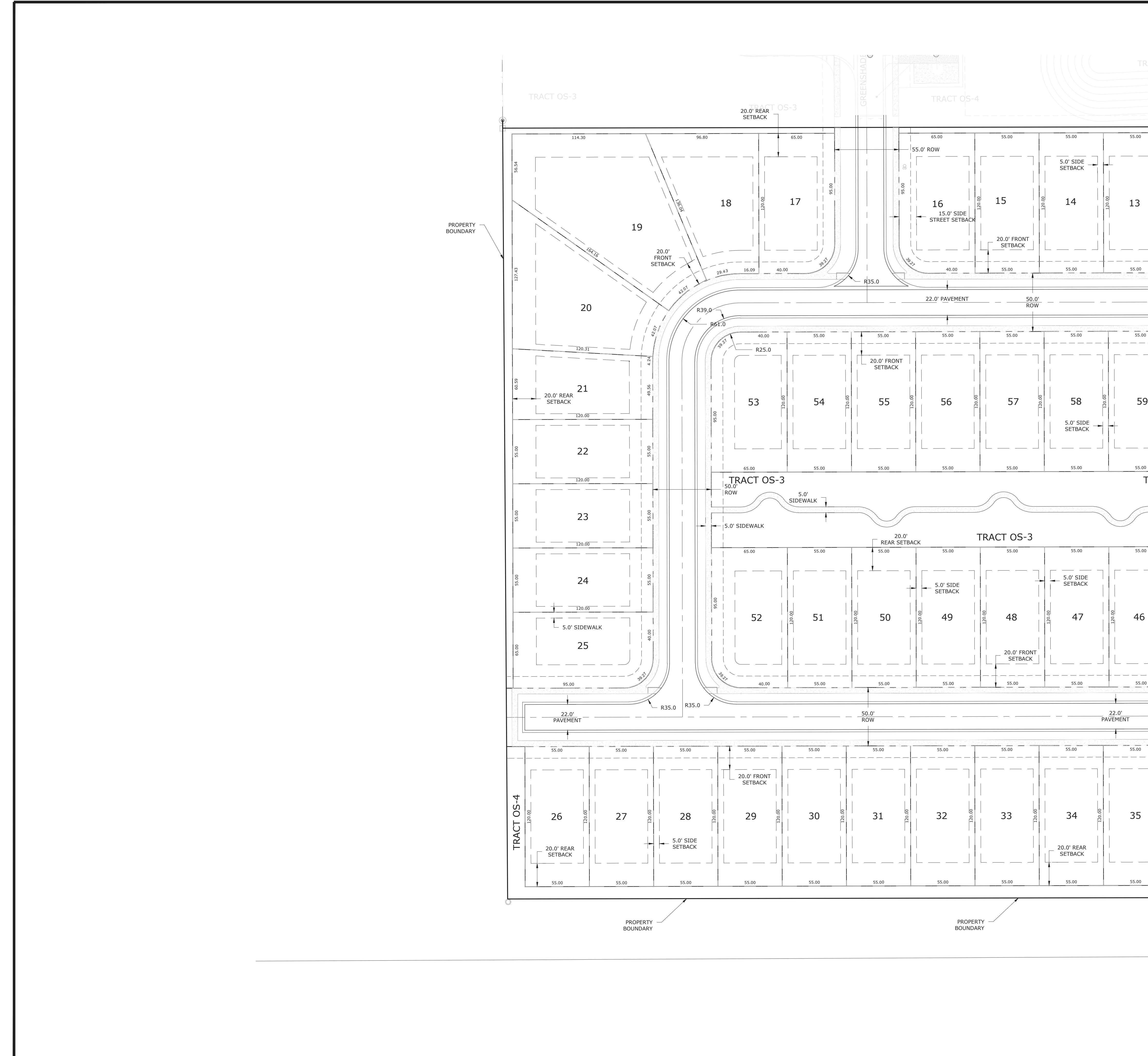
SHEET NUMBER

8 OF 22

DETAILED SITE PLAN 9 OF 22
UTILITY PLAN 11 OF 22
PAVING & DRAINAGE PLAN 13 OF 22
LANDSCAPE PLAN 15 OF 22
TRUCK TURNING PLAN 18 OF 22

DETAILED SITE PLAN 10 OF 22
UTILITY PLAN 12 OF 22
PAVING & DRAINAGE PLAN 14 OF 22
LANDSCAPE PLAN 16 OF 22
TRUCK TURNING PLAN 19 OF 22





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**Golden Gem Estates
Subdivision**
City of Apopka, Florida
**KPI Master/Major
Development Plan**

Site Plan 1

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Date: October 30, 2024
FL Registration #58775
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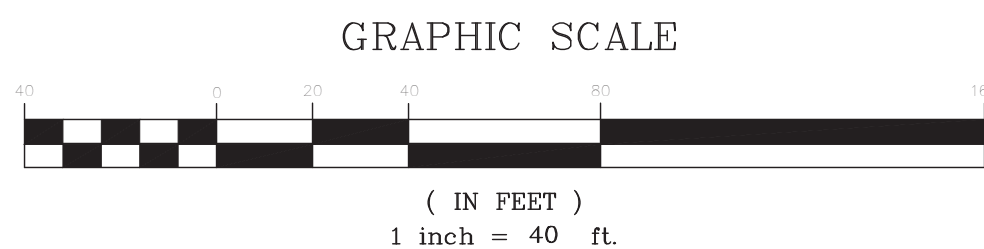
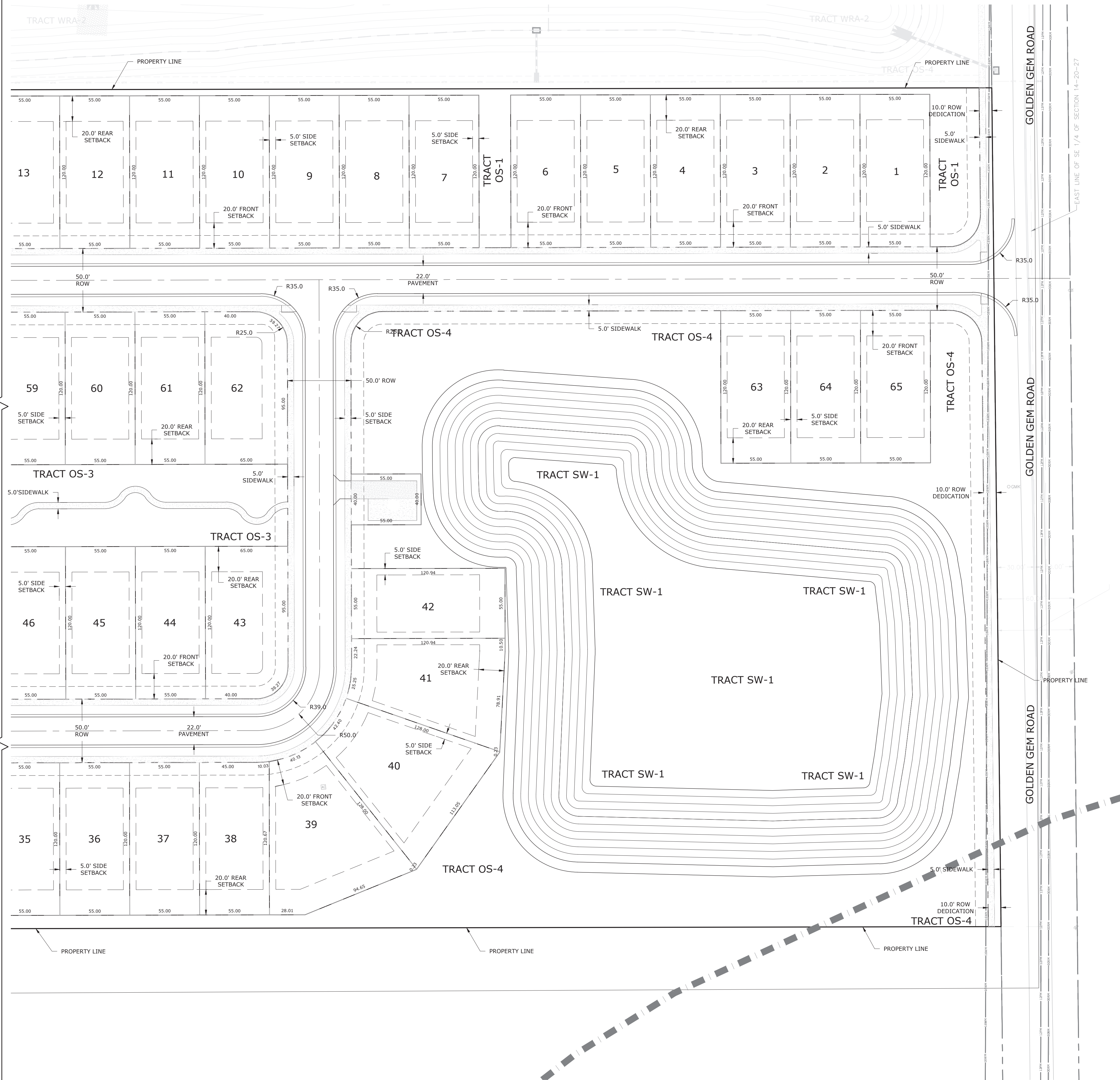
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9 OF 22

SEE SHEET 9 OF 22



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KPI Master/Major Development Plan

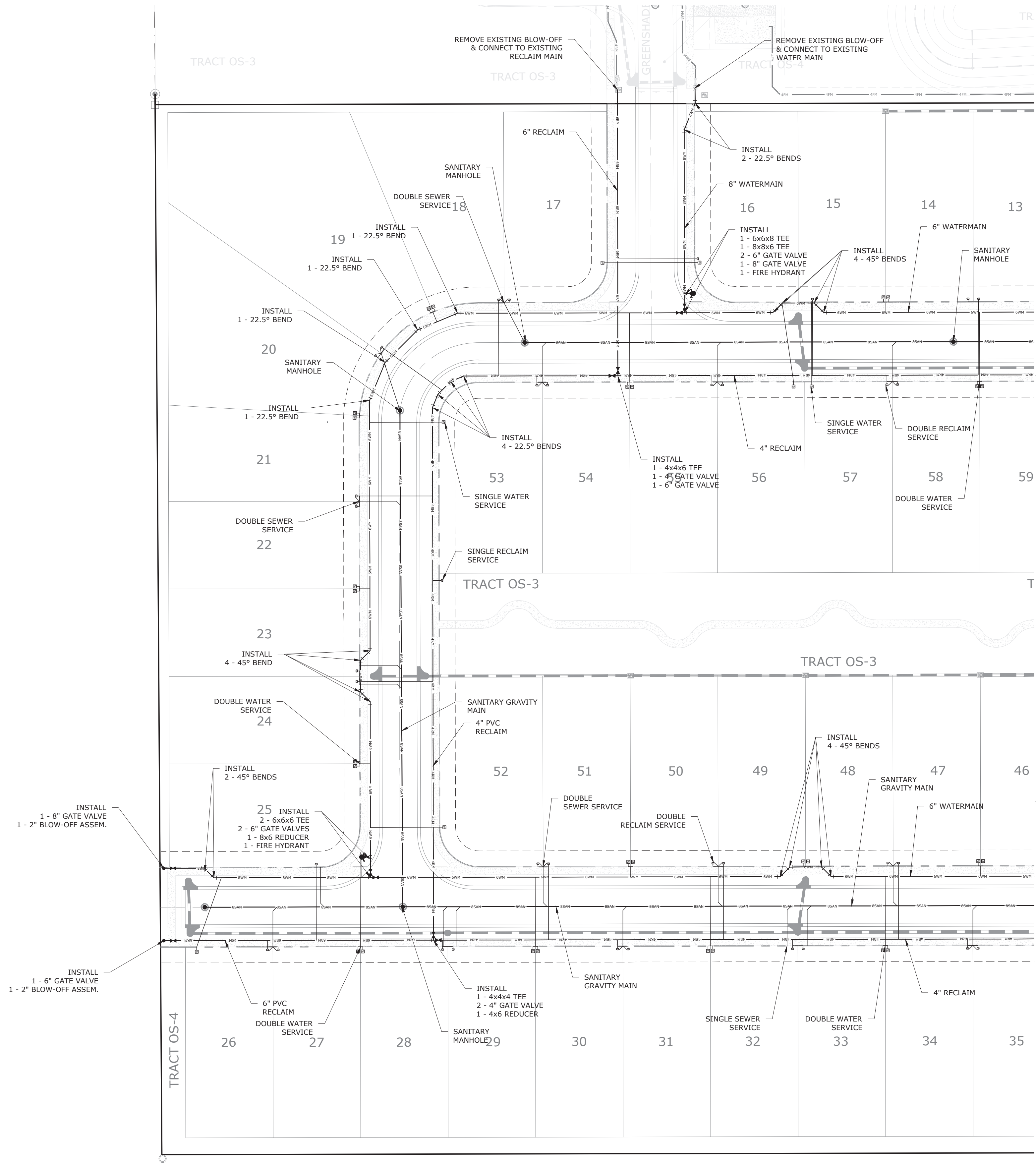
Site Plan 2

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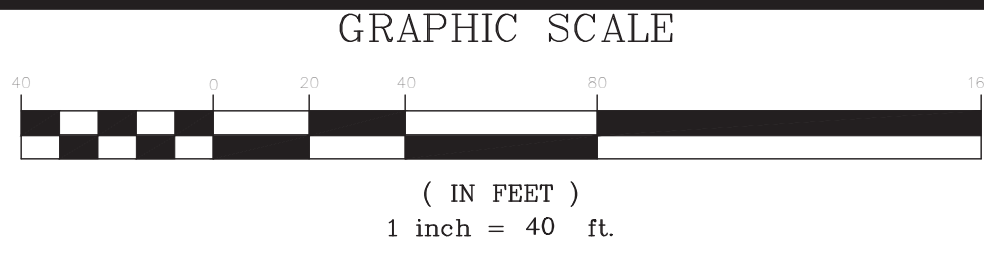
GEOFFREY L. SUMMITT, P.E.
Date: October 30, 2024
FL Registration #58775
Certificate of Authorization #29665

Revisions		
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SEE SHEET 12 OF 22



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Maitland, FL 32751

**Golden Gem Estates
Subdivision**
City of Apopka, Florida
**KPI Master/Major
Development Plan**

Utility Plan 1

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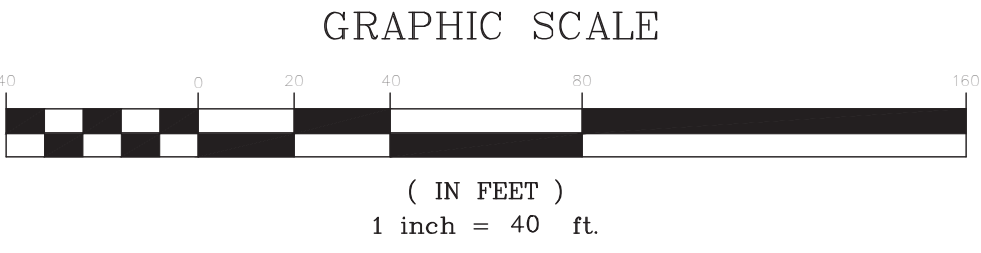
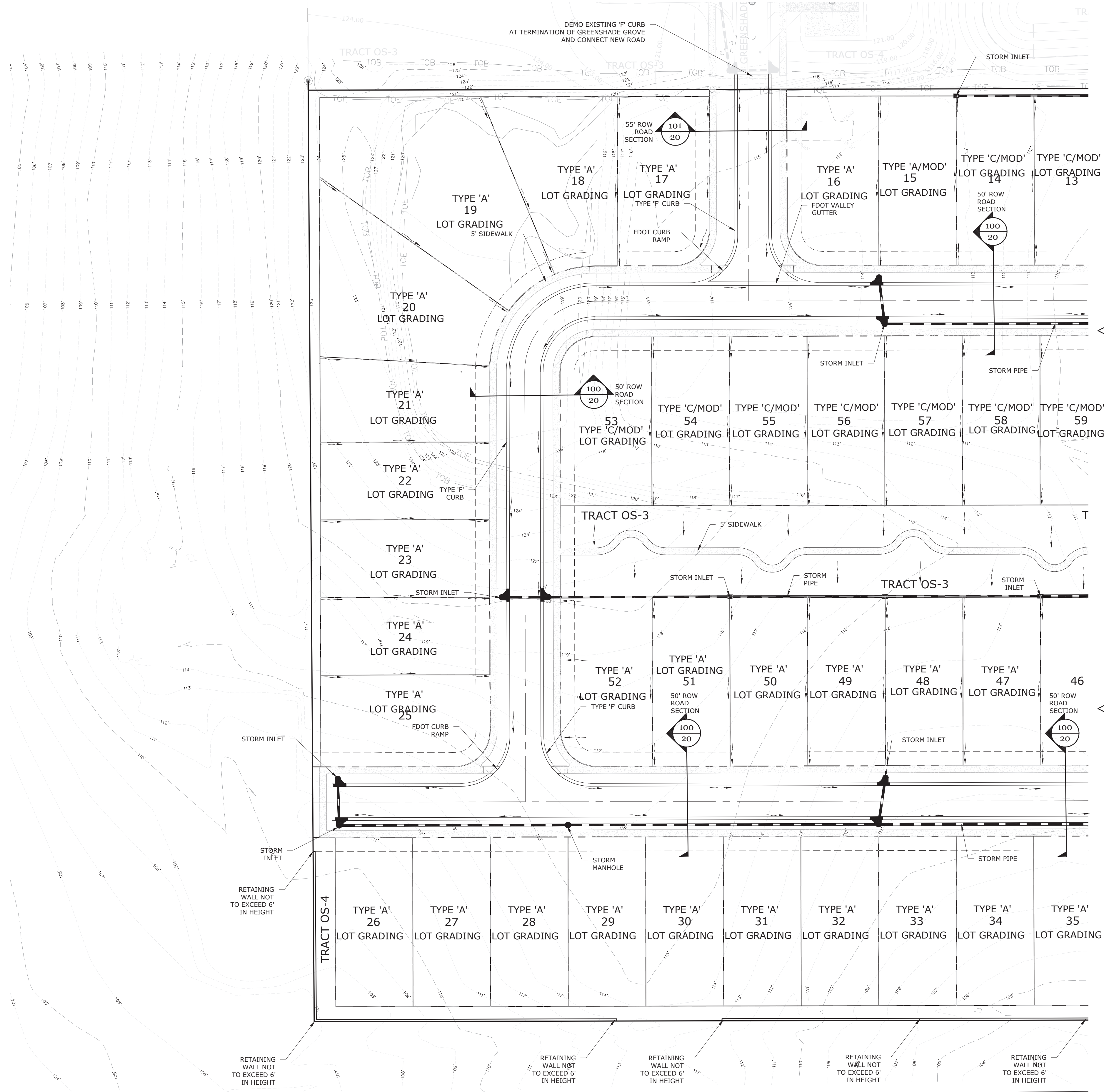
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**Golden Gem Estates
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Development Plan**

**Paving &
Drainage Plan 1**

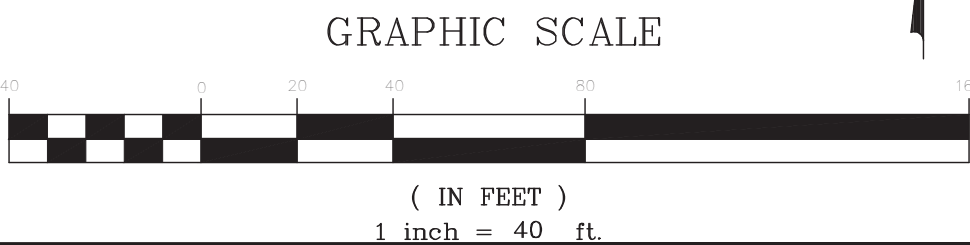
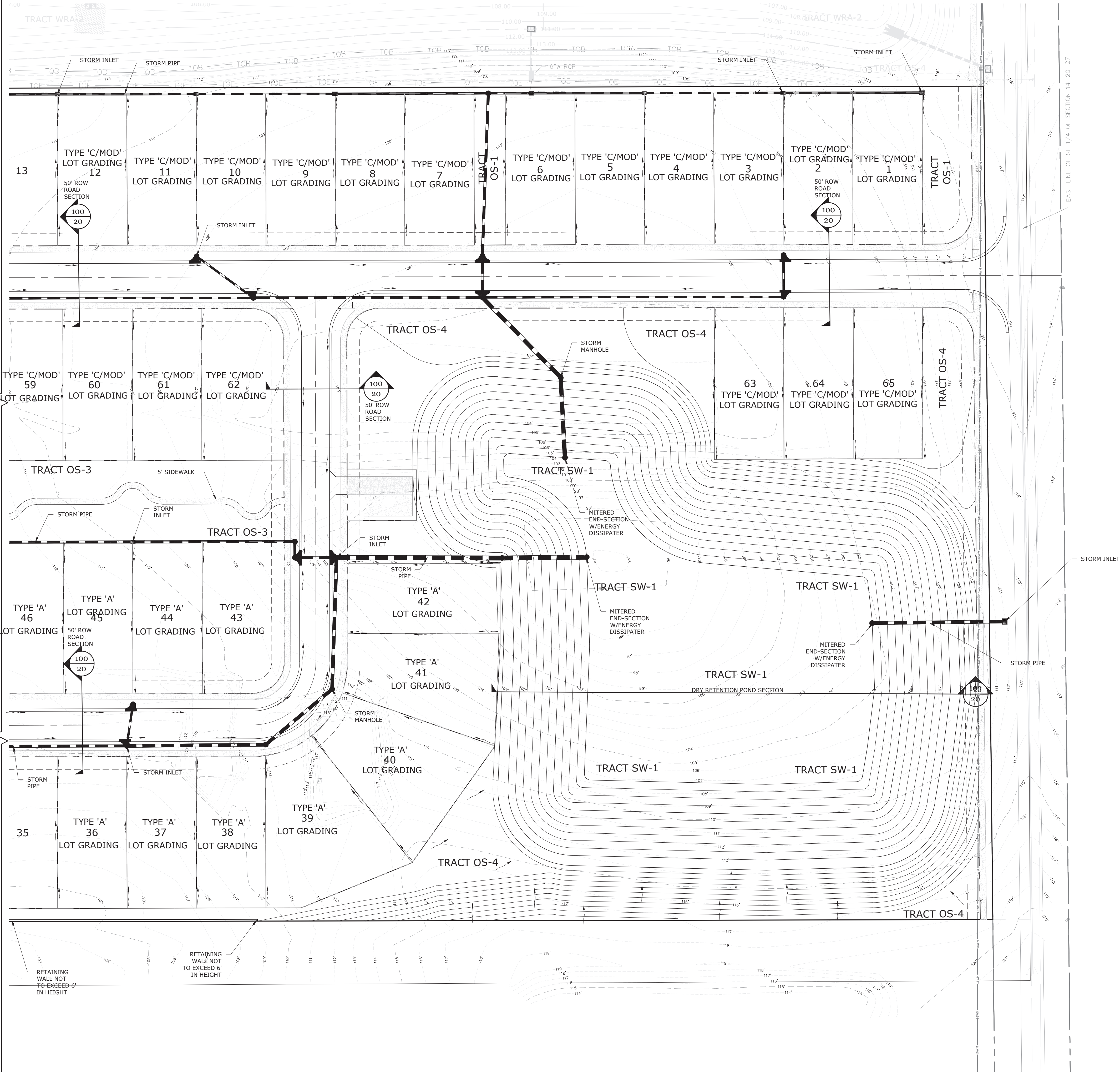
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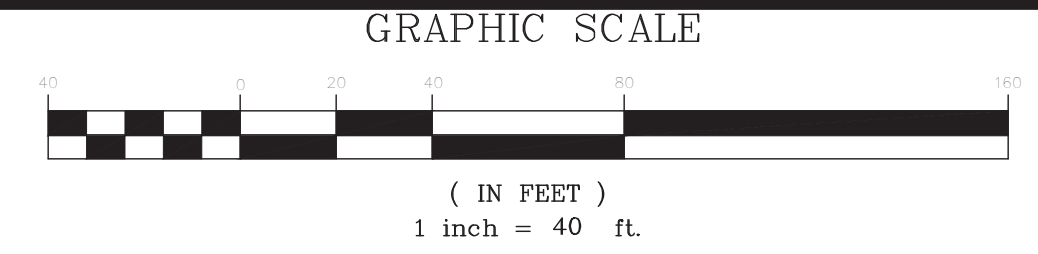
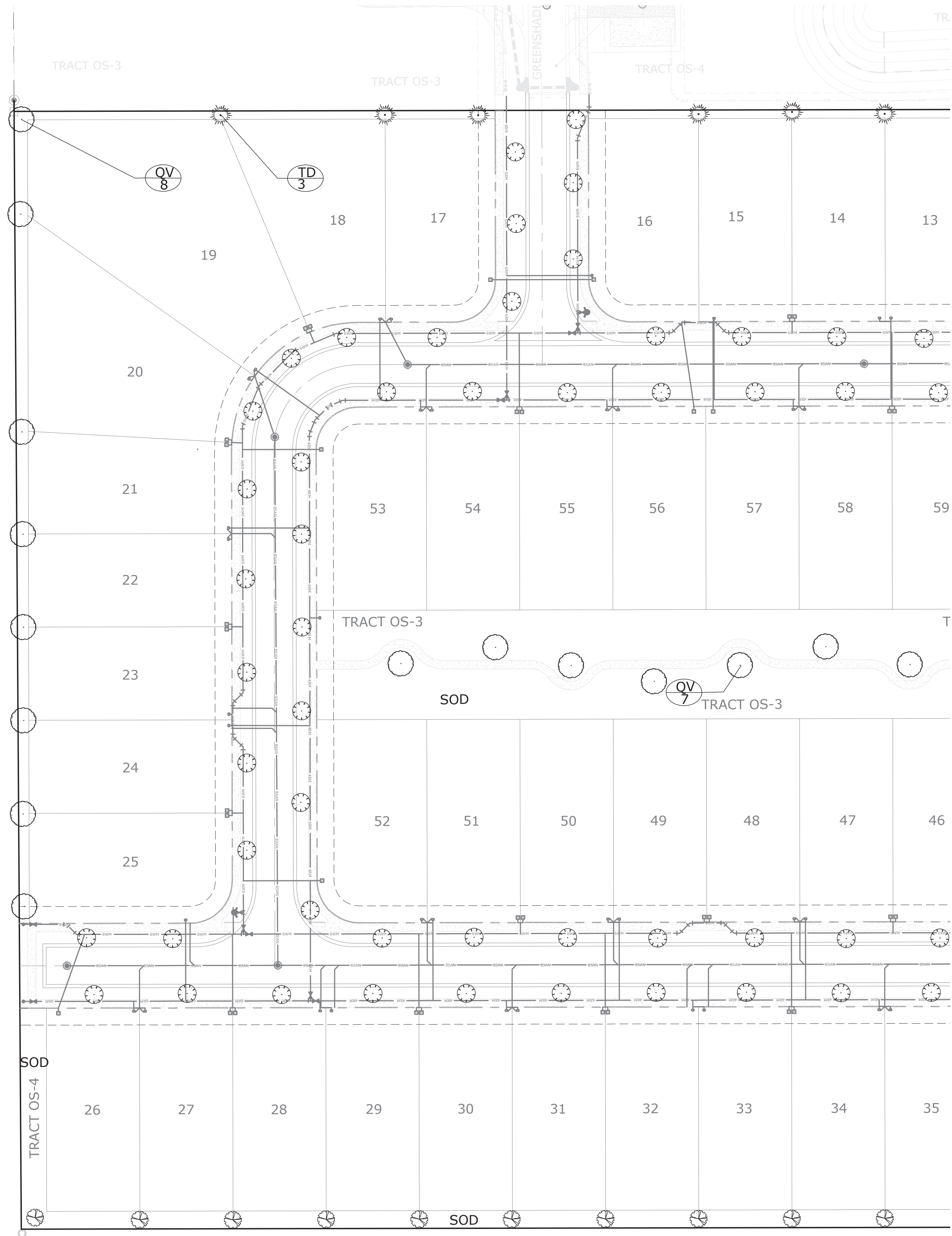
**Paving &
Drainage Plan 2**

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Golden Gem Estates Subdivision
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KPI Master/Major Development Plan

Landscape Plan 1

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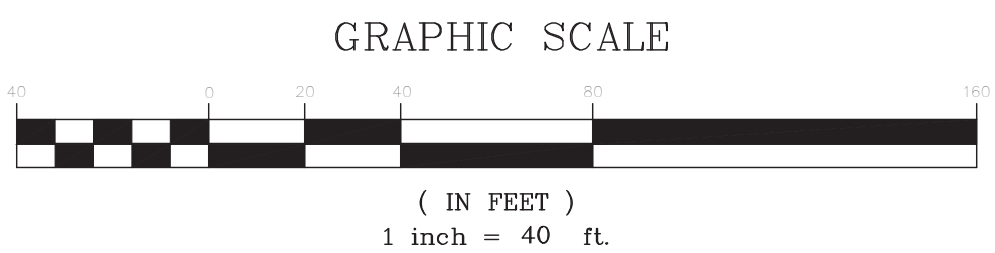
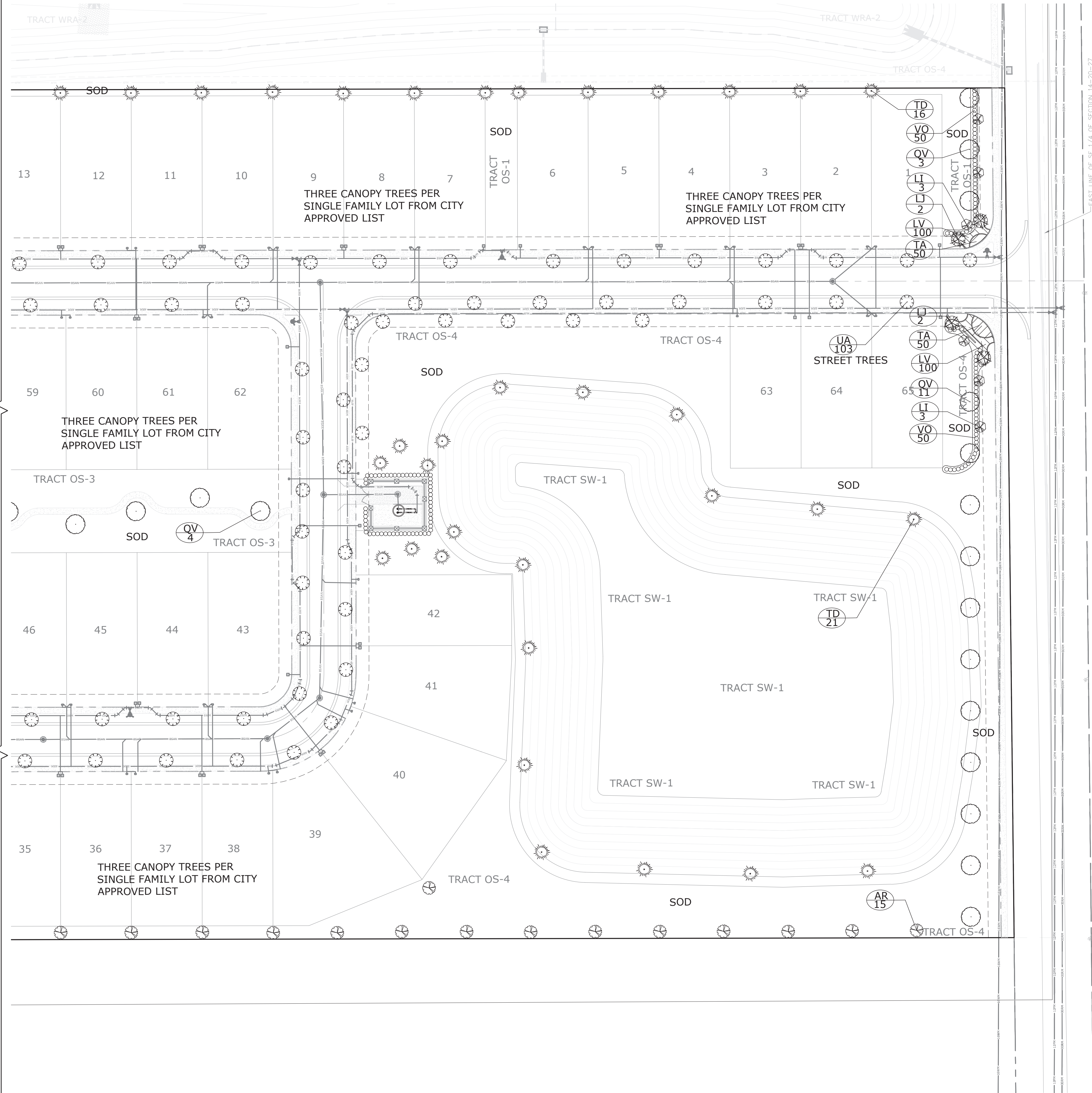
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Landscape Plan 2

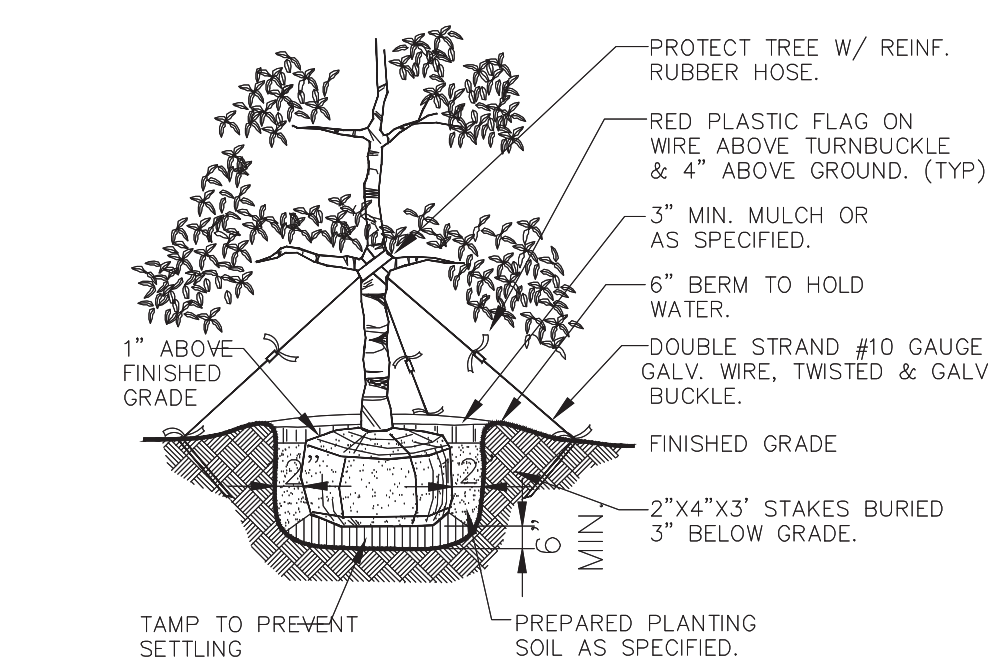
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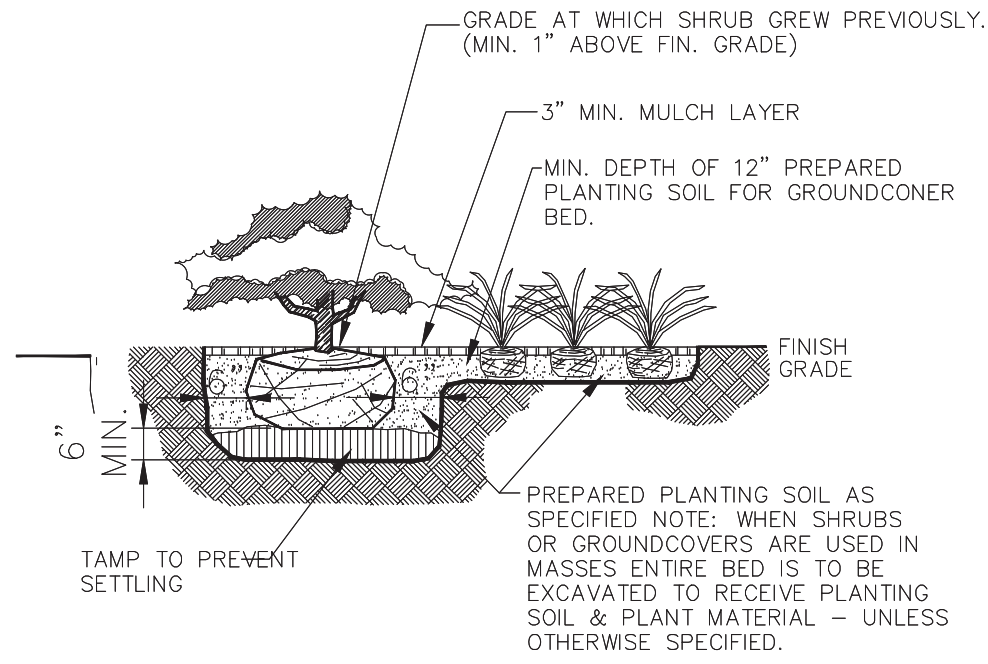
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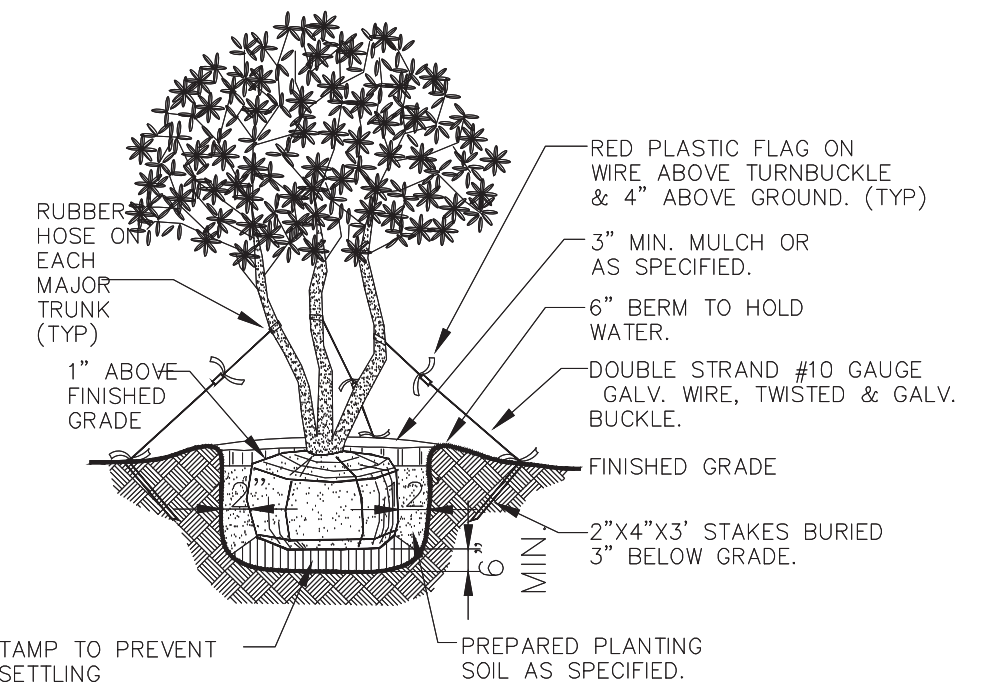
PLANT LIST				
PLANT LIST				
QTY.	SYM.	BOTANICAL NAME	COMMON NAME	SIZE
TREES				
33	QV	QUERCUS VIRGINIA	LIVE OAK	10'; 3" CAL.
25	AR	ACER RUBRUM	RED MAPLE	10'; 3" CAL.
103	UA	ULMUS ALATA	WINGED ELM	10'; 3" CAL.
6	LI	LAGERSTROEMIA INDICA	CREPE MYRTLE	8'; 2" CAL. MT
4	LJ	LIGUSTRUM JAPONICUM	LIGUSTRUM	8'; 2" CAL. 5-6 TRUNKS
40	TD	TAXODIUM DISTCHUM	BALD CYPRESS	10'; 3" CAL.
SINGLE FAMILY LOTS				
195		CANOPY TREES FROM CITY OF APOPKA APPROVED LIST		10'; 3" CAL.
SHRUBS				
100	VO	VIBURNUM ODORATISSIMUM	SWEET VIBURNUM	30"X24"; 30" OC
GROUND COVER				
100	TA	TRACH. ASIATICUM	MINIMA	FULL GLS., 24" OC
200	LV	LIRIOPE VARIEGATA	AZTEC GRASS	FULL GLS., 24" OC



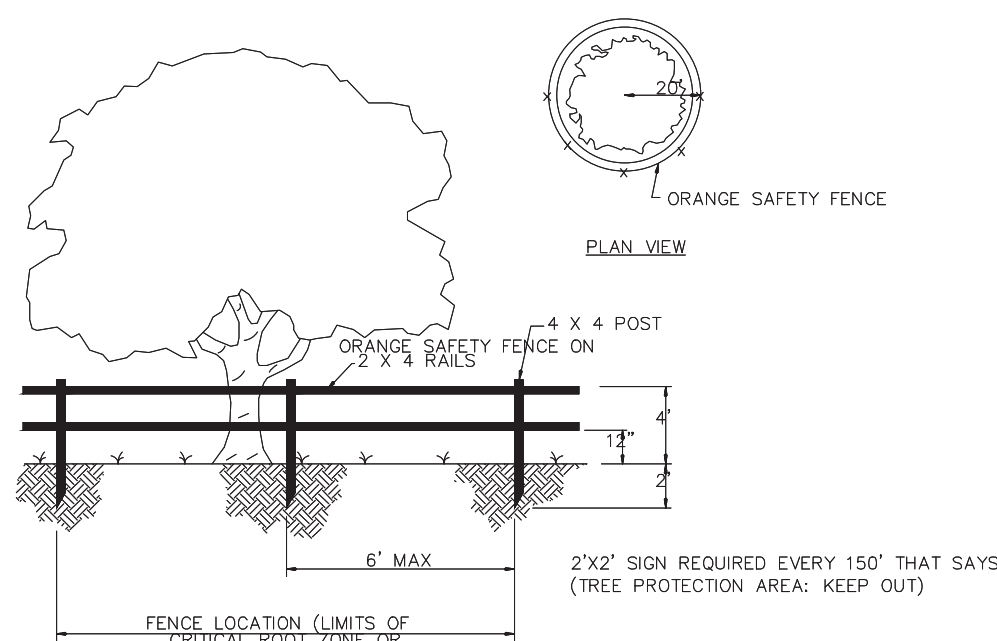
TREE PLANTING DETAIL



SHRUB AND GROUND COVER DETAIL



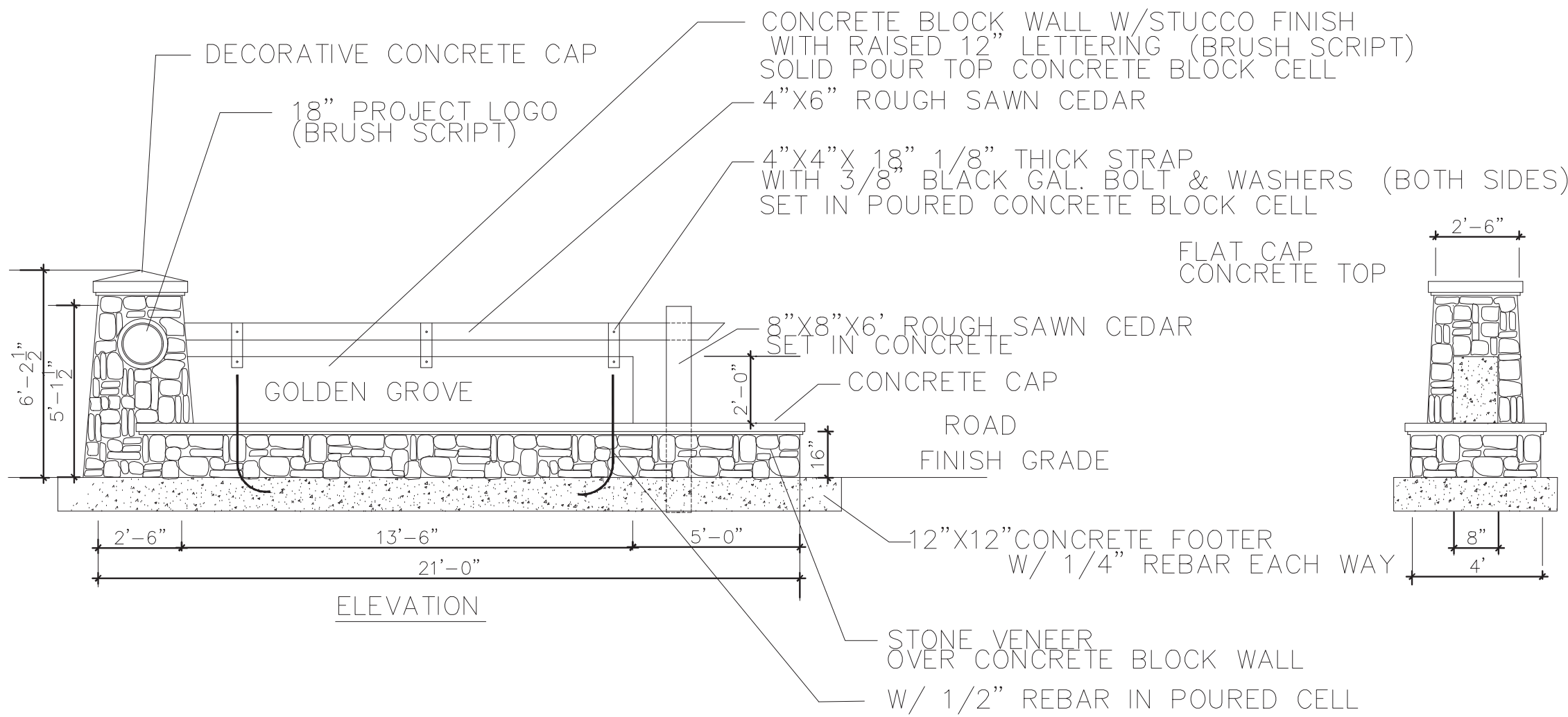
MULTI-TRUNK DETAIL



TREE PROTECTION FENCE DETAIL

TREE REQUIREMENT DATA AND ARBOR MITIGATION CALCULATION

Tree Requirement (Max Tree Stock Calculation) :	
SITE ACREAGE :	19.76 ACRES
SITE SQUARE FOOTAGE AREA :	860,745 SF
NUMBER OF TREES REQUIRED :	108 TREES
NUMBER OF TREES SHOWN :	396 TREES
Arbor Mitigation Calculation	
TOTAL INCHES REMOVED	1,187"
OAKS 8"-23" = 963"	
SPECIMEN OAKS 24" & LARGER = 224"	
TOTAL REQUIRED REPLACEMENT INCHES:	1,187"
PROPOSED INCHES TO BE PLANTED :	1,188"
STREET TREES & OPEN SPACE (201) CANOPY TREES= 603"	
SINGLE FAMILY LOTS (195) CANOPY TREES = 585"	
TOTAL REMAINING TO BE MITIGATED :	0.00
MITIGATION RATE PER INCH (\$15 PER INCH)/TREE MITIGATION FEE	0.00
BALANCE:	\$0.00



ENTRY SIGN-ELEVATION

GENERAL LANDSCAPE NOTES

- ALL PLANTS TO BE FLORIDA NO. 1, OR BETTER AS OUTLINED UNDER 'GRADES AND STANDARDS FOR NURSERY PLANTS, PART I, 1963 AND PART II, STATE OF FLORIDA DEPARTMENT OF AGRICULTURE, TALLAHASSEE, FLORIDA, AND ANY AMENDMENTS THERETO.
- ALL TREES AND PLANT MATERIAL SHALL BE PLANTED IN ACCORDANCE WITH THE SPECIFICATIONS DESCRIBED IN THE STATE DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, DIVISION OF FORESTRY, "TREE PROTECTION MANUAL FOR BUILDERS AND DEVELOPERS", OCTOBER, 1980.
- THE LANDSCAPE CONTRACTOR (CONTRACTED BY OWNER, N.I.C.) SHALL BE RESPONSIBLE FOR ALL MATERIALS AND ALL WORK AS CALLED FOR ON THE LANDSCAPE PLANS. THE LIST OF PLANT QUANTITIES ACCOMPANYING THE PLANS SHALL BE USED AS A GUIDE ONLY. IF A VARIATION OCCURS BETWEEN THE PLANS AND THE PLANT LIST, THE PLANS SHALL CONTROL.
- ALL TREES, SHRUBS AND GROUND COVERS SHALL BE PLANTED USING A SOIL MIXTURE PREPARED ACCORDINGLY (2/3 EXISTING SOIL, 1/3 PEAT).
- THE LANDSCAPE CONTRACTOR SHALL INSURE ADEQUATE VERTICAL DRAINAGE IN ALL PLANT BEDS AND PLANTERS. VERTICAL DRILLING THROUGH ANY COMPACTED FILL TO NATIVE SOIL SHALL BE ACCOMPLISHED TO AID DRAINAGE.
- ALL PLANT BEDS AND TREE WATERING BASINS SHALL BE TOP DRESSED WITH THREE INCHES (3") OF PINE BARK MULCH.
- NO TREES SHALL BE PLANTED CLOSER THAN 3 FEET (3') FROM THE EDGE OF PAVEMENT TO ALLOW ADEQUATE TREE TRUNK PROTECTION .
- LANDSCAPE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR STABILITY AND PLUMB CONDITION OF ALL TREES AND SHALL BE LEGALLY LIABLE FOR ANY DAMAGE CAUSED BY THE INSTABILITY OF ANY PLANT MATERIAL.
- ALL LAWN AREAS TO RECEIVE SOD SHALL BE DISKED FOUR(4) TO SIX(6) INCHES AND DRAGGED TO ESTABLISH A LEVEL FINISH GRADE. ALL DEBRIS TO BE REMOVED FROM THE SITE.
- SOD SHALL BE FREE OF WEEDS AND PESTS. IT SHALL BE LAID EVENLY AND ROLLED, WITH TIGHT FITTING JOINTS. THE SOD SHALL CONTAIN MOIST SOIL WHICH DOES NOT FALL APART OR TEAR WHEN LIFTED. ALL AREAS NOT PAVED OR OTHERWISE LANDSCAPED SHALL BE SODDED. SOD SHALL BE ARGENTINE BAHIA..
- ALL LANDSCAPE AREAS TO BE IRRIGATED WITH AN AUTOMATIC UNDERGROUND SYSTEM, WITH 100% COVERAGE, BACK FLOW PREVENTOR, & RAIN SENSOR DEVICE.
- DIRECT SPRAY HEADS AWAY FROM ANY NATURAL AREAS AND PAVED SURFACES.
- THE TREE CALIPER OF ALL TREES SPECIFIED ON THE PLANT LIST SHALL BE MEASURED AT SIX (6) INCHES ABOVE GRADE.



Ravensdale Planning & Design

Land Planning Landscape Architecture • Project Management Expert Witness

5106 South Pointe Drive Inverness, Florida 34450

(407) 647-1213



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Landscape
Details 1

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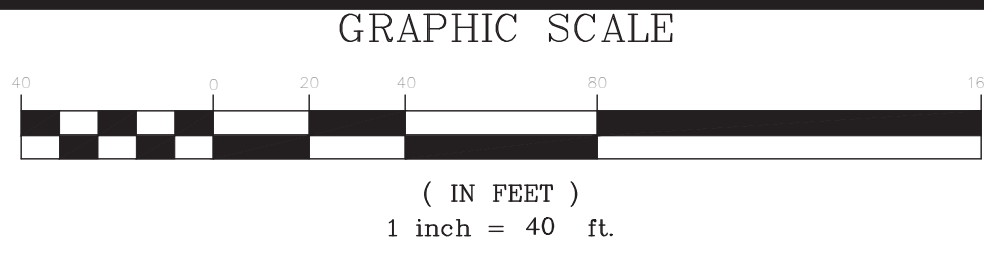
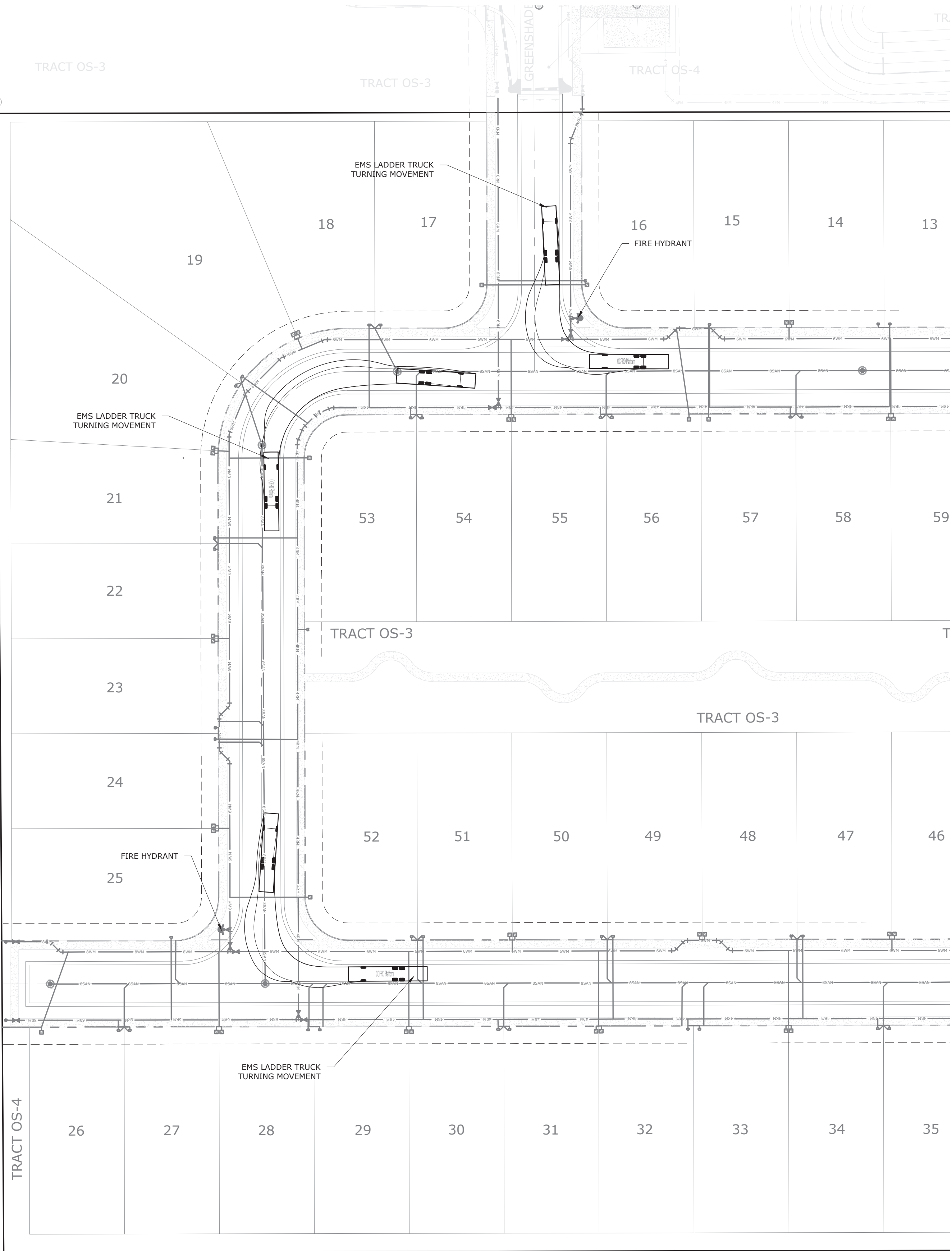
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**Truck Turning
Plan 1**

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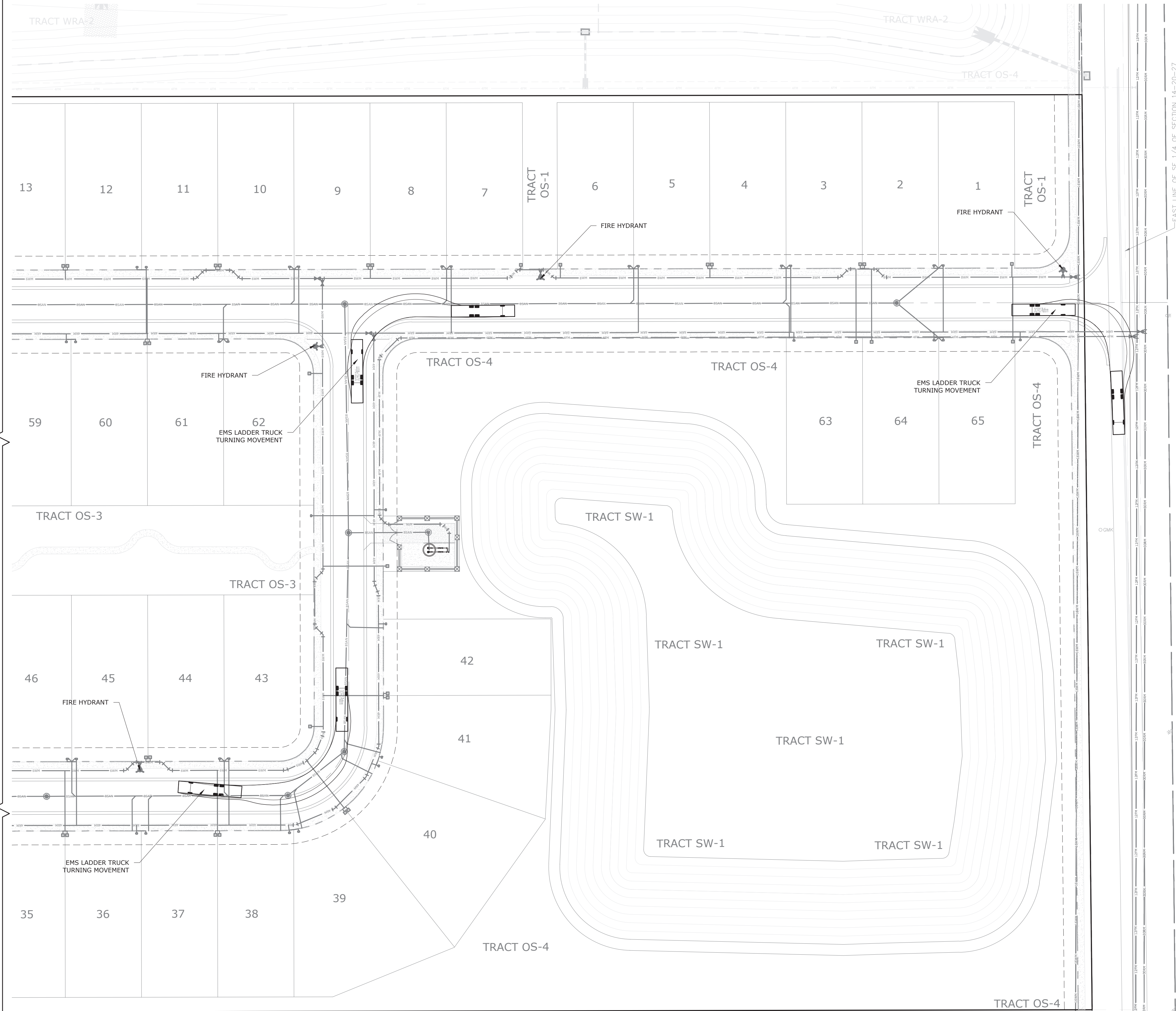
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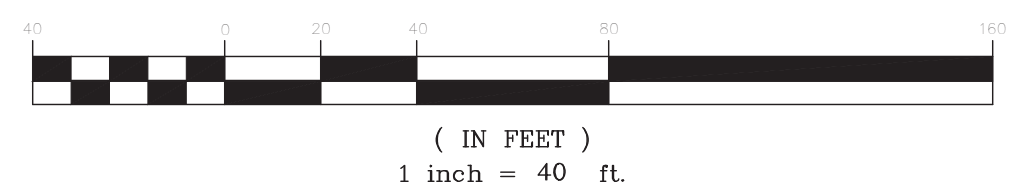
- NOTES:
1. Fire flow based on FFPC 8th (NFPA 1 and 101 2023 edition) for building is 1,000 gpm or based Table 18.1.
 2. Fire hydrants within 250' of building via Fire Department Access Road shall be allowed 1,500 gpm max fire flow credit, over 250' from building max. fire flow credit shall be 1,000 gpm.
 3. Non-Sprinklered building shall provide 150' hose lay to all exterior points on the building from the approved Fire Department Access Road(s).
 4. Overall Length (Bumper to Bumper)- 45.7 feet Width - 8.33 feet Track - 8.33 feet Lock to Lock Time - 6.0 Steering Angle- 44.2 degrees Min Centerline Radius - 29 feet
 5. Fire hydrants shall be marked with blue reflectors in the pavement adjacent to the hydrant.

SEE SHEET 18 OF 22



- NOTES:
1. Fire flow based on FFPC 8th (NFPA 1 and 101 2023 edition) for building is 1,000 gpm or based Table 18.1.
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GRAPHIC SCALE



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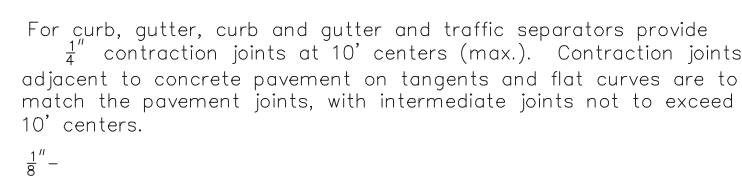
**Truck Turning
Plan 2**

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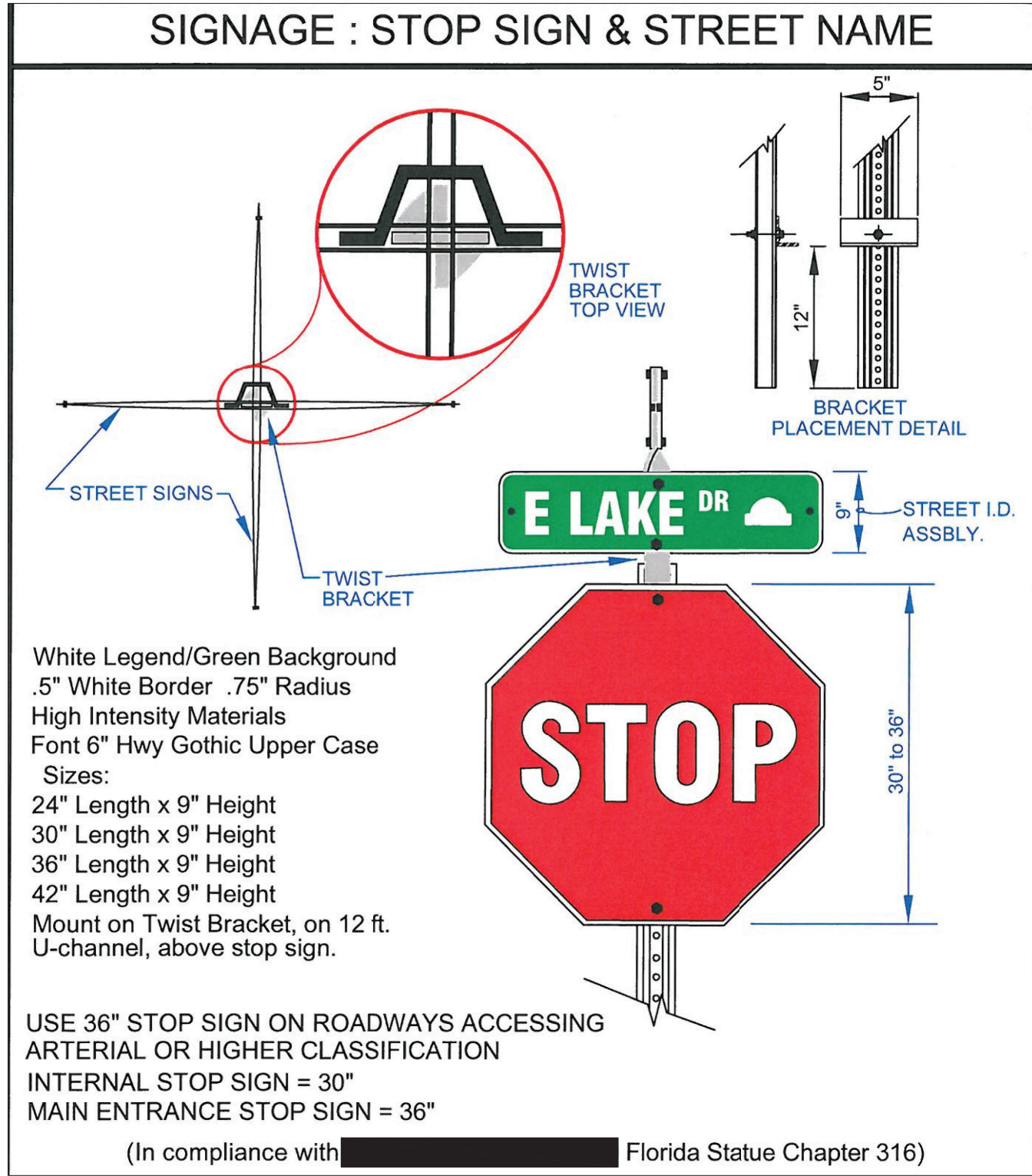
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200
-
STOP SIGN & STREET SIGN DETAIL
N.T.S.

Mini Bell LED

The Mini Bell LED is an energy-efficient luminaire with a classic, sophisticated design. This fixture is an excellent choice for illuminating pathways and residential communities.

LED (light-emitting diode)	50 watts
Mounting height	12'
Color	Black
Poles	Colonial concrete Victorian concrete Washington concrete
Applications	Neighborhoods Parks Shopping centers Streets

201
-
DUKE ENERGY STREET LIGHT FIXTURE DETAIL
N.T.S.

Outdoor Lighting

Mini Bell LED

Light source: LED (white)

Wattage: 50

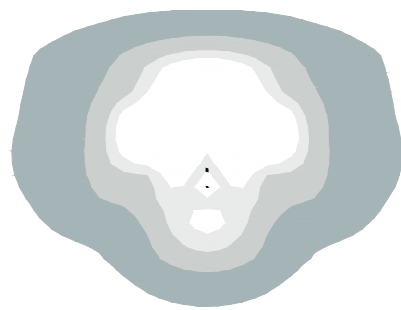
Lumens: 2,889

Light pattern: IESNA Type III (oval)

IESNA cutoff classification: Semi-cutoff

Color temperature: 4,000K

Warm-up and restrike time: Instant on (no warm-up or restrike time)



light distribution pattern

Pole available:

Name	Mounting height	Color
Colonial concrete	12'	Black
Victorian concrete		Black, Gray-green
Washington concrete		Black, Gray

Features

Little or no installation cost

Design services by lighting professionals included

Maintenance included

Electricity included

Warranty included

One low monthly cost on your electric bill

Turnkey operation

Backed by over 40 years of experience

Benefits

Frees up capital for other projects

Meets industry standards and lighting ordinances

Eliminates high and unexpected repair bills

Less expensive than metered service

Worry-free

Convenience and savings for you

Provides hassle-free installation and service

A name you can trust today ... and tomorrow

Lot Area Table			
Lot Number	Gross Area (sqft)	Gross Area (ac.)	Lot Width (ft)
1	6,600.00	0.15	55
2	6,600.00	0.15	55
3	6,600.00	0.15	55
4	6,600.00	0.15	55
5	6,600.00	0.15	55
6	6,600.00	0.15	55
7	6,600.00	0.15	55
8	6,600.00	0.15	55
9	6,600.00	0.15	55
10	6,600.00	0.15	55
11	6,600.00	0.15	55
12	6,600.00	0.15	55
13	6,600.00	0.15	55
14	6,600.00	0.15	55
15	6,600.00	0.15	55
16	7,665.87	0.18	65
17	7,666.00	0.18	65
18	8,696.27	0.20	55
19	15,078.87	0.35	55
20	10,847.10	0.25	55
21	6,863.82	0.16	55
22	6,600.00	0.15	55
23	6,600.00	0.15	55
24	6,600.00	0.15	55
25	7,665.87	0.18	65
26	6,600.00	0.15	55
27	6,600.00	0.15	55
28	6,600.00	0.15	55
29	6,600.00	0.15	55
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31	6,600.00	0.15	55
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34	6,600.00	0.15	55
35	6,600.00	0.15	55
36	6,600.00	0.15	55
37	6,600.00	0.15	55
38	6,602.23	0.15	55
39	9,873.79	0.23	55
40	9,455.21	0.22	55
41	8,286.53	0.19	55
42	6,651.81	0.15	55
43	7,665.87	0.18	55
44	6,600.00	0.15	55
45	6,600.00	0.15	55
46	6,600.00	0.15	55
47	6,600.00	0.15	55

202
-
LOT DIMENSIONS AND AREA TABLE
N.T.S.

Lot Area Table			
Lot Number	Gross Area (sqft)	Gross Area (ac.)	Lot Width (ft)
48	6,600.00	0.15	55
49	6,600.00	0.15	55
50	6,600.00	0.15	55
51	6,600.00	0.15	55
52	7,665.87	0.18	65
53	7,665.87	0.18	65
54	6,600.00	0.15	55
55	6,600.00	0.15	55
56	6,600.00	0.15	55
57	6,600.00	0.15	55
58	6,600.00	0.15	55
59	6,600.00	0.15	55
60	6,600.00	0.15	55
61	6,600.00	0.15	55
62	7,665.87	0.18	65
63	6,600.00	0.15	55
64	6,600.00	0.15	55
65	6,600.00	0.15	55



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AA SANTA FE ELEVATIONS
N.T.S.



BB SANTA ROSA ELEVATIONS
N.T.S.



CC VALLEJO ELEVATIONS
N.T.S.



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phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

K. Hovnanian Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

**Golden Gem Estates
Subdivision**
City of Apopka, Florida
KPI Master/Major
Development Plan

**Architectural
Elevations 1**

Plans not valid unless Signed,
Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: October 30, 2024
FL Registration #58775
Certificate of Authorization #29665

Revisions		
NO.	DATE	DESCRIPTION
1	10/30/2024	Revised Submittal
2		
3		
4		
5		
6		
7		
8		
9		
10		

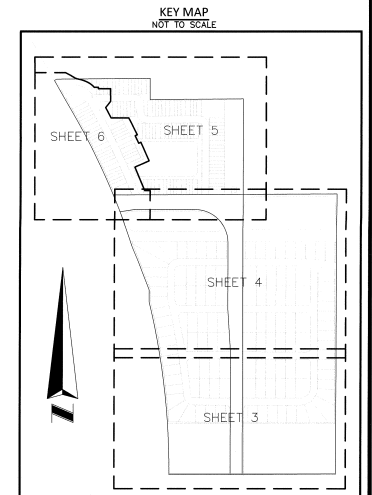
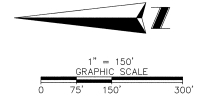
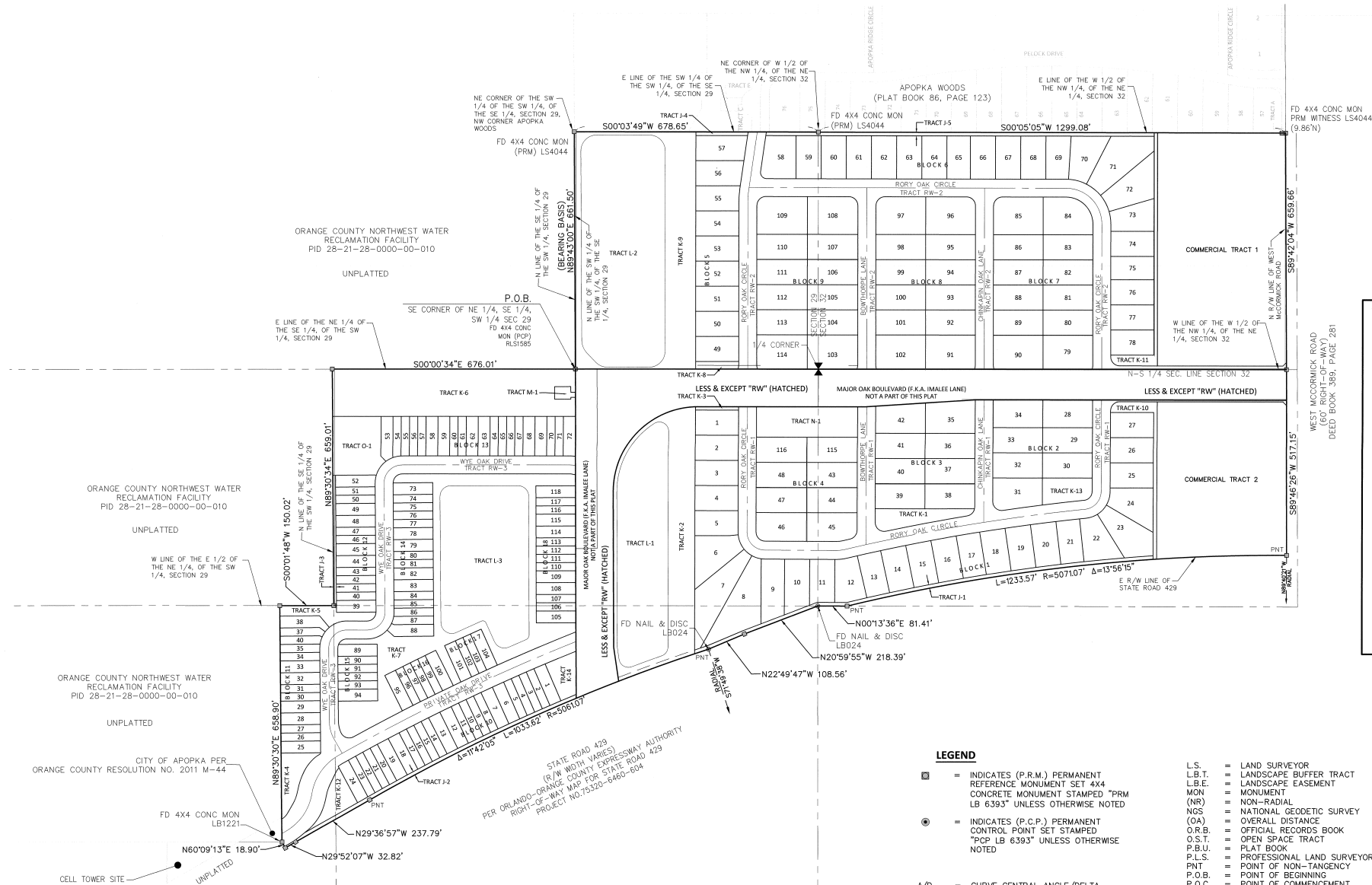
SHEET NUMBER
22 OF 22

OAK POINTE SOUTH

SHEET 2 OF 6

PLAT BOOK **109** PAGE **89**

BEING PORTIONS OF SECTION 29, & 32, TOWNSHIP 21 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA



LEGEND

- | | | | |
|--------|--|--------|----------------------------------|
| ■ | = INDICATES (P.R.M.) PERMANENT REFERENCE MONUMENT SET 4X4 CONCRETE MONUMENT STAMPED "PRM LB 6393" UNLESS OTHERWISE NOTED | L.S. | = LAND SURVEYOR |
| ● | = INDICATES (P.C.P.) PERMANENT CONTROL POINT SET STAMPED "PCP LB 6393" UNLESS OTHERWISE NOTED | L.B.T. | = LANDSCAPE BUFFER TRACT |
| Δ/D | = CURVE CENTRAL ANGLE/DELTA | L.B.E. | = LANDSCAPE EASEMENT |
| R | = RADIUS | MON | = MONUMENT |
| L | = CURVE LENGTH | (NR) | = NON-RADIAL |
| B.E. | = BUFFER EASEMENT | NGS | = NATIONAL GEODETIC SURVEY |
| CB | = CHORD BEARING | (OA) | = OVERALL DISTANCE |
| CHD | = CHORD | O.R.B. | = OFFICIAL RECORDS BOOK |
| CL | = CHORD LENGTH | O.S.T. | = OPEN SPACE TRACT |
| CCR | = CERTIFIED CORNER RECORD | P.B.U. | = PLAT BOOK |
| CM | = CONCRETE MONUMENT | P.L.S. | = PROFESSIONAL LAND SURVEYOR |
| CONC | = CONCRETE | PNT | = POINT OF NON-TANGENCY |
| D.E. | = DRAINAGE EASEMENT | P.O.B. | = POINT OF BEGINNING |
| FD | = FOUND | P.O.C. | = POINT OF COMMENCEMENT |
| I.E.E. | = INGRESS/EGRESS EASEMENT | P.S.M. | = PROFESSIONAL SURVEYOR & MAPPER |
| IR | = IRON ROD | PG | = PAGE |
| IR&C | = 5/8" IRON ROD & CAP | PI | = POINT OF INTERSECTION |
| L.B. | = LICENSED BUSINESS | PRC | = POINT OF REVERSE CURVATURE |
| | | PT | = POINT OF TANGENCY |
| | | R/W | = RIGHT-OF-WAY |
| | | REC. | = RECREATION TRACT |
| | | ROE. | = RANGE |
| | | RLS | = REGISTERED LAND SURVEYOR |
| | | S.F. | = SQUARE FEET |
| | | S.P.C. | = STATE PLANE COORDINATE |
| | | SEC. | = SECTION |
| | | TWP. | = TOWNSHIP |
| | | (TYP) | = TYPICAL |
| | | U.E. | = UTILITY EASEMENT |
| | | W.M.T. | = WATER MANAGEMENT TRACT |



- SHEET INDEX**
1. COVER SHEET (LEGAL, NOTES, DEDICATION, SIGNATURE BLOCKS, AND LEGEND)
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 4. LOT AND EASEMENT DETAIL SHEET
 5. LOT AND EASEMENT DETAIL SHEET
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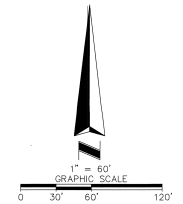
OAK POINTE SOUTH

SHEET 3 OF 6

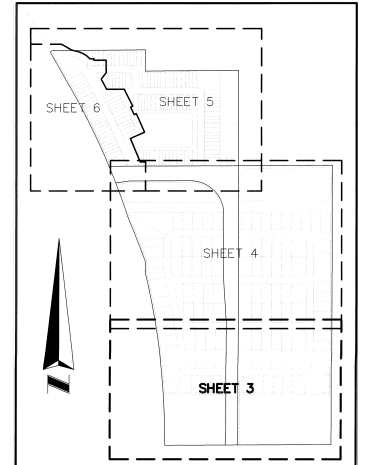
PLAT BOOK **109** PAGE **90**

BEING PORTIONS OF SECTION 29, & 32, TOWNSHIP 21 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA

MATCHLINE - SEE SHEET 4



KEY MAP
NOT TO SCALE



LEGEND

- INDICATES (P.R.M.) PERMANENT REFERENCE MONUMENT SET 4X4 CONCRETE MONUMENT STAMPED "PRM LB 6393" UNLESS OTHERWISE NOTED
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- TOWNSHIP = TOWNSHIP
- (TYP) = TYPICAL
- U.E. = UTILITY EASEMENT

Curve Table				
Curve #	Length	Radius	Delta	Chd. Bearing
CR2	35.14	25.00	80°32'03"	S49°41'28"E
CR3	30.25	25.00	69°19'10"	N44°05'03"W

COMMERCIAL TRACT 2

COMMERCIAL TRACT 1



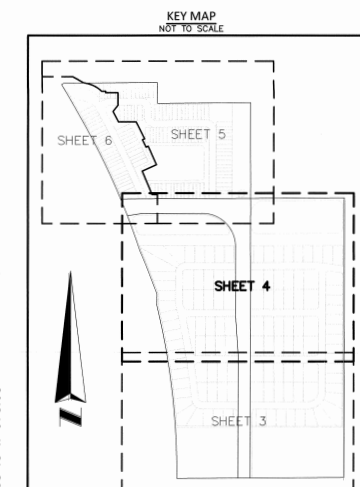
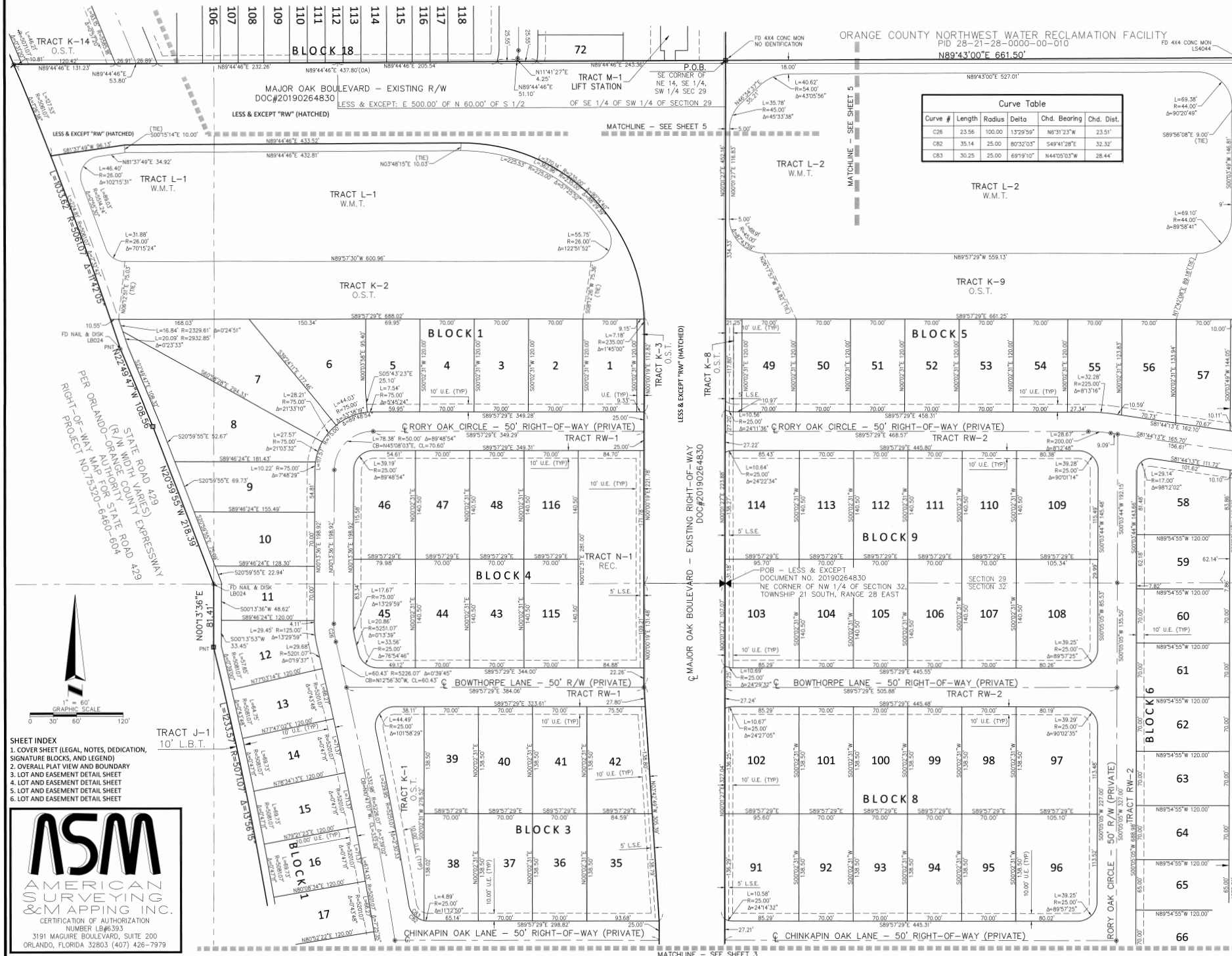
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OAK POINTE SOUTH

SHEET 4 OF 6

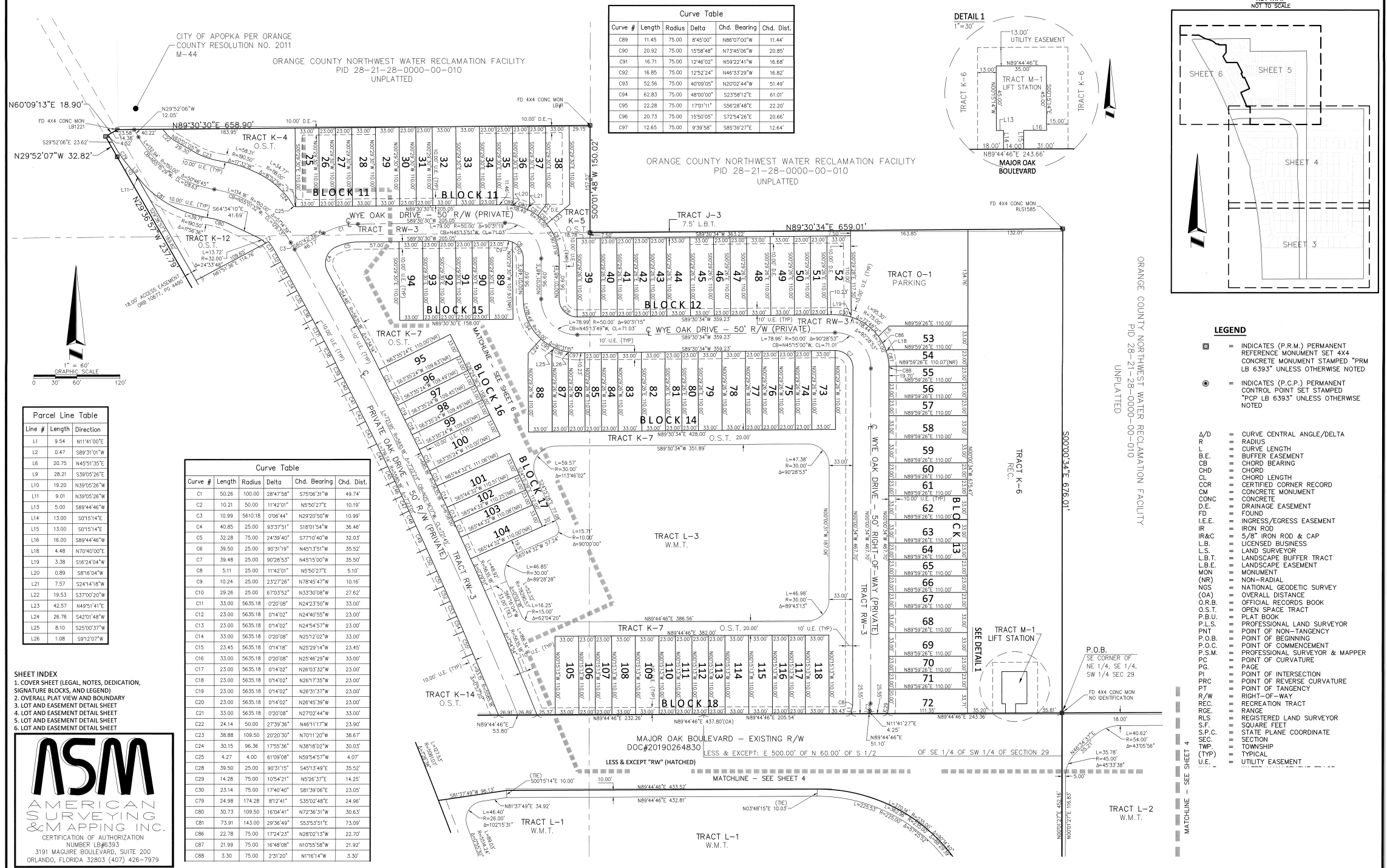
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BEING PORTIONS OF SECTION 29, & 32, TOWNSHIP 21 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA



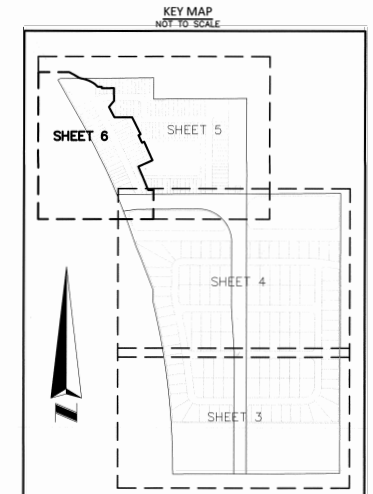
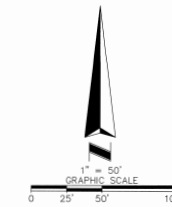
ASAM
AMERICAN
SURVEYING
& MAPPING INC.
CERTIFICATION OF AUTHORIZATION
NUMBER LB6393
3191 MAGUIRE BOULEVARD, SUITE 200
ORLANDO, FLORIDA 32803 (407) 426-7979

BEING PORTIONS OF SECTION 29, & 32, TOWNSHIP 21 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA



OAK POINTE SOUTH

BEING PORTIONS OF SECTION 29, & 32, TOWNSHIP 21 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA



STATE ROAD 429
(R/W WIDTH VARIES)
PER ORLANDO-ORANGE COUNTY EXPRESSWAY AUTHORITY
RIGHT-OF-WAY MAP FOR STATE ROAD 429
PROJECT NO. 75320-6-60-604

Curve Table					
Curve #	Length	Radius	Delta	Chd. Bearing	Chd. D.
C1	50.26	100.00	28°47'58"	S75°31'31" W	49.74
C2	10.21	50.00	11°42'01"	N50°02'E	10.18
C4	40.85	25.00	93°37'51"	S180°54" W	36.46
C5	32.28	75.00	24°39'40"	S77°04'40" W	32.03
C6	39.50	25.00	90°31'19"	N45°13'51" W	35.52
C7	39.48	25.00	90°28'53"	N45°15'00" W	35.50
C8	5.11	25.00	11°42'01"	N50°02'E	5.10
C9	10.24	25.00	23°27'26"	N78°45'47" W	10.16
C10	29.26	25.00	67°03'52"	N33°08'08" W	27.62
C11	33.00	5635.18	02°00'08"	N24°35'50" W	33.00
C12	23.00	5635.18	01°44'02"	N24°40'55" W	23.00
C13	23.00	5635.18	01°42'02"	N24°54'53" W	23.00
C14	23.00	5635.18	02°00'08"	N25°12'02" W	23.00
C15	23.45	5635.18	01°41'18"	N25°29'14" W	23.45
C16	33.00	5635.18	02°00'08"	N26°45'29" W	33.00
C17	23.00	5635.18	01°44'02"	N26°03'32" W	23.00
C18	23.00	5635.18	01°44'02"	N26°17'35" W	23.00
C19	23.00	5635.18	01°44'02"	N26°31'37" W	23.00
C20	23.00	5635.18	01°44'02"	N26°45'39" W	23.00
C21	33.00	5635.18	02°00'08"	N27°02'44" W	33.00
C22	24.14	50.00	27°39'36"	N46°11'17" W	23.90
C23	38.88	109.50	20°20'30"	N70°11'20" W	38.87
C24	30.15	96.36	17°55'36"	N88°30'02" W	30.13
C25	4.27	4.00	61°09'08"	N59°54'53" W	4.07
C28	39.50	25.00	90°31'15"	S45°13'49" E	35.52
C29	14.28	75.00	10°54'21"	N26°32' E	14.25
C30	23.14	75.00	17°40'40"	S81°30'06" E	23.07
C31	16.38	125.00	7°30'29"	S33°29'27" E	16.35

Curve Table					
Curve #	Length	Radius	Delta	Chd. Bearing	Chd. Distance
C32	16.70	5585.18	01°01'17"	S29°19'05"E	16.70
C33	23.00	5585.18	01°41'0"	S29°06'51"E	23.00
C34	23.00	5585.18	01°49'59"	S28°52'41"E	23.00
C35	23.00	5585.18	01°49'09"	S28°38'32"E	23.00
C36	23.00	5585.18	01°49'09"	S28°24'23"E	23.00
C37	34.18	5585.18	02°10'02"	S28°06'47"E	34.18
C38	34.18	5585.18	02°10'02"	S27°45'45"E	34.18
C39	23.00	5585.18	01°49'09"	S27°28'09"E	23.00
C40	23.00	5585.18	01°49'09"	S27°13'59"E	23.00
C41	23.00	5585.18	01°49'09"	S26°59'50"E	23.00
C42	23.00	5585.18	01°49'09"	S26°45'40"E	23.00
C43	35.07	5585.18	02°13'35"	S26°28'47"E	35.07
C44	35.07	5585.18	02°13'35"	S26°06'13"E	35.07
C45	23.00	5585.18	01°49'09"	S25°48'21"E	23.00
C46	23.00	5585.18	01°49'09"	S25°34'11"E	23.00
C47	23.00	5585.18	01°49'09"	S25°20'02"E	23.00
C48	23.00	5585.18	01°49'09"	S25°05'52"E	23.00
C49	35.16	5585.18	02°13'39"	S24°47'58"E	35.16
C50	34.41	5585.18	02°11'11"	S24°26'34"E	34.41
C51	23.00	5585.18	01°49'09"	S24°08'35"E	23.00
C52	23.00	5585.18	01°49'09"	S23°54'44"E	23.00
C53	23.00	5585.18	01°49'09"	S23°40'35"E	23.00
C54	23.00	5585.18	01°49'09"	S23°26'25"E	23.00
C55	33.81	5585.18	02°01'48"	S23°08'56"E	33.81
C56	33.11	5071.07	02°22'27"	S23°17'03"E	33.11
C57	23.00	5585.18	01°15'36"	S23°39'04"E	23.00
C58	23.00	5071.07	01°15'36"	S23°39'04"E	23.00
C59	23.00	5071.07	01°15'36"	S23°07'16"E	23.00

Curve Table					
Curve #	Length	Radius	Delta	Chd. Bearing	Chd. Dist.
C60	23.00	5071.07	075°36'	S24°22'51"E	23.00'
C61	33.04	5071.07	072°24'	S24°41'51"E	33.04'
C62	33.03	5071.07	072°24'	S25°04'16"E	33.03'
C63	23.00	5071.07	075°36'	S25°23'44"E	23.00'
C64	23.00	5071.07	075°36'	S25°38'50"E	23.00'
C65	23.00	5071.07	075°36'	S25°54'25"E	23.00'
C66	23.00	5071.07	075°36'	S26°10'01"E	23.00'
C67	33.22	5071.07	072°31'	S26°29'55"E	33.22'
C68	33.22	5071.07	072°31'	S26°45'34"E	33.22'
C69	23.00	5071.07	075°36'	S27°10'39"E	23.00'
C70	23.00	5071.07	075°36'	S27°26'15"E	23.00'
C71	23.00	5071.07	075°36'	S27°41'50"E	23.00'
C72	23.00	5071.07	075°36'	S27°57'26"E	23.00'
C73	33.25	5071.07	072°33'	S28°16'30"E	33.25'
C74	33.25	5071.07	072°33'	S28°39'02"E	33.25'
C75	23.00	5071.07	075°36'	S28°58'06"E	23.00'
C76	23.00	5071.07	075°36'	S29°15'42"E	23.00'
C77	23.01	5071.07	075°36'	S29°29'18"E	23.01'
C78	22.64	5071.07	075°21'	S29°44'46"E	22.64'
C79	24.88	174.28	87°24'	S35°02'46"E	24.86'
C80	30.73	109.50	16°04'41"	N72°36'31"W	30.63'
C81	73.91	143.00	29°36'49"	S53°53'15"E	73.09'
C82	35.14	25.00	80°32'03"	S49°41'28"E	32.32'
C83	30.25	25.00	63°19'10"	N44°55'05"E	28.44'

Line #	Length	Direction
L1	9.54	N11°41'00"
L2	0.47	S89°31'01"
L6	20.75	N45°51'35"
L7	0.37	S29°36'57"
L8	33.01	S29°36'57"
L9	28.21	S39°05'26"
L10	19.20	N39°05'26"
L11	9.01	N39°05'26"
L12	5.11	N61°51'36"

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MAJOR OAK BOULEVA
EXISTING R/W
DOC#20190264830

LESS & EXCEPT "RW" (HATCHED) (TIE)
S007'15"14"E 10.00'
(TIE)

TRACT L
W.M.T.

MATCHLINE - SEE SHEET 4