



APOPKA DEVELOPMENT REVIEW COMMITTEE AGENDA

April 30, 2025 9:00 AM

Apopka City Hall Council Chambers

SPECIAL EVENTS

ANNEXATION

1. AN-25-5, 1920 Sheeler Avenue - Annexation (AN), 1st Submittal
Owner(s): Marvin W. and Susan Thomas Reid
Applicant(s): Jonathan P. Huels, Esq.
Location: 1920 Sheeler Avenue
Proposed Use: Residential
Project Manager: Jun Sohn
Presented by: Jun Sohn, Planner

VARIANCE

1. VAR-25-1, Cold Link Logistics - Variance (VAR), 1st Submittal
Owner(s): MG88 Central Florida Cold Storage II LLC
Applicant(s): Kimley-Horn Associates Inc. - Joshua Enot
Location: 2560 West Orange Blossom Trail
Proposed Use: Industrial
Project Manager: Jun Sohn
Presented by: Jun Sohn, Planner

SITE PLAN:

CONSTRUCTION SITE PLAN

1. CSP-25-2, 4301 Hogshead - Construction Site Plan (CSP), 2nd Submittal

SUBDIVISION:

CONSTRUCTION SITE PLAN

1. CSP-25-15, Ondich South - Construction Site Plan (CSP), 1st 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, Senior Planner
2. CSP-25-11, Golden Gem Estates - Construction Site Plan (CSP), 1st Submittal
Owner(s): Timothy Birchfield, Robert and Stacey Moss,
Applicant(s): G L Summitt Engineering, Inc. - Geoffrey L. Summitt
Location: northwest corner of Golden Gem Road and Trussell Trail
Proposed Use: 65-lot single-family subdivision

Project Manager: Jean Sanchez
Presented by: Jean Sanchez, Senior Planner

DISCUSSION

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.

THE WEST 693 FEET OF THE NORTHEAST 1/4 OF THE
SOUTHEAST 1/4, SECTION, 22, TOWNSHIP 21 SOUTH, RANGE 28
EAST, ORANGE COUNTY, FLORIDA

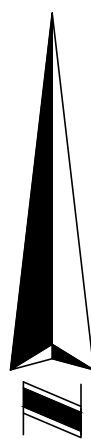
THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4, SECTION, 22, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LESS EXCEPT THE EAST 33 FEET FOR ROAD RIGHT OF WAY AS SET FORTH IN THAT CERTAIN DEED RECORDED IN DEED BOOK 338, PAGE 19, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

9. RESERVATION OF OIL, GAS AND OTHER MINERALS IN DEED RECORDED NOVEMBER 29, 1945 IN DEED BOOK 678, PAGE 373 (NOTE: THE RIGHT OF ENTRY HAS BEEN EXTINGUISHED PURSUANT TO SECTION 704.05, FLORIDA STATUTES) -AFFECTS SUBJECT PROPERTY AND IS BLANKET IN NATURE

LEGEND OF SYMBOLS AND ABBREVIATIONS:



FENCE LINE AS NOTED
 OVERHEAD UTILITY LINE
 AREA OF APPARENT OVERLAP



(FIRST AMERICAN TITLE COMPANY AND KB HOME ORLANDO, LLC)

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, 7(A), 8, 13, AND 18 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON JUNE 28, 2024.

JAMES L. RICKMAN, PSM #5633

1. BEARINGS SHOWN HEREON ARE BASED ON THE STATE PLANE COORDINATE SYSTEM EAST ZONE NORTH AMERICAN DATUM (NAD) OF 1983 WITH 2011 ADJUSTMENT AND DERIVING A BEARING BASED ON THE EAST LINE OF SECTION 22-21-28 AS BEING NORTH 00°20'11" EAST.
2. 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.
3. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE, PREPARED BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NUMBER 110373916, EFFECTIVE DATE JULY 3, 2024.
4. 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.
5. 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.
6. ADJOINING PARCEL OWNER AND RECORDING INFORMATION DELINEATED HEREON WAS OBTAINED FROM THE ORANGE COUNTY PROPERTY APPRAISER'S PUBLIC WEBSITE.
7. 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.

8. UNLESS OTHERWISE NOTED OR SHOWN HEREON, APPARENT AND/OR VISIBLE, UNOBSERVED, ABOVE GROUND IMPROVEMENTS WERE LOCATED. UNLESS NOTED OTHERWISE UNDERGROUND IMPROVEMENTS, SUCH AS FOUNDATIONS AND UTILITIES, WERE NOT LOCATED.
9. UNLESS OTHERWISE NOTED OR SHOWN HEREON, THERE ARE NO APPARENT AND/OR UNOBSERVED ABOVE GROUND ENCRoACHMENTS, THE DISPOSITION OF ANY POTENTIAL ENCRoACHING IMPROVEMENTS SHOWN IS BEYOND THE PROFESSIONAL PURVIEW OF THE SURVEYOR AND SUBJECT TO LEGAL INTERPRETATION.
10. SUBJECT PROPERTY SHOWN HEREON IS IN ZONE X, AREA DETERMINED TO BE , ACCORDING TO FLOOD INSURANCE RATE MAP PANEL NUMBER 12095C0140F, MAP EFFECTIVE 9/25/2009. THE ABOVE STATEMENT IS FOR INFORMATION ONLY AND THIS SURVEYOR ASSUMES NO LIABILITY FOR THE PRECISION OF THE MAP(S). IF ANY OF THE ABOVE STATEMENTS DOES NOT ACCURATELY 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.
11. 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.
12. SUBJECT PARCEL CONTAINS 1,756,300 SQUARE FEET OR 40.32 ACRES, MORE OR LESS.
13. THERE IS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORKS, BUILDING CONSTRUCTION, OR ADDITIONS WITHIN RECENT MONTHS.

CLARKSTON ROAD

SITE

STATE ROAD 414

E KEENE RD

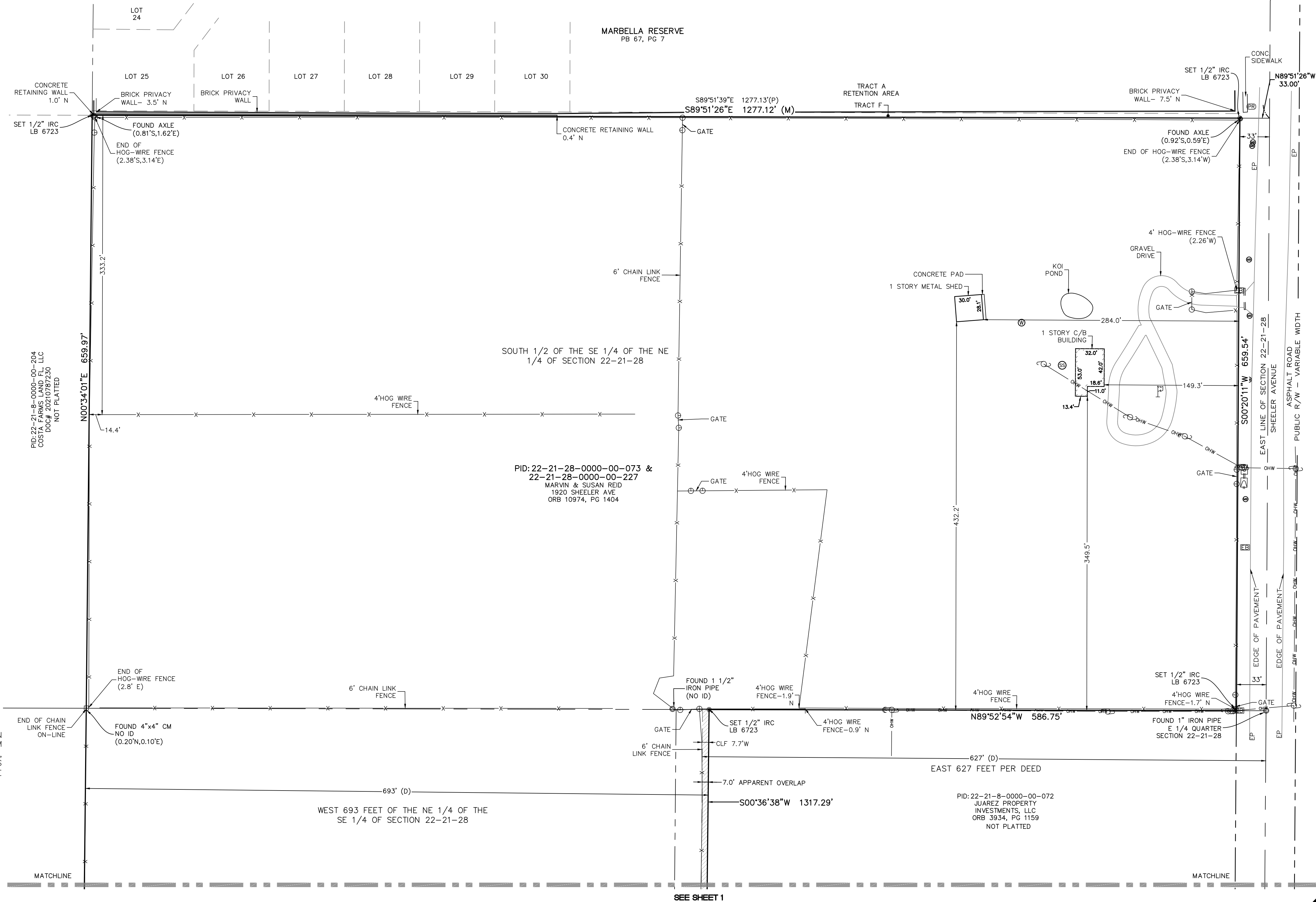
SHEELER AVE

N

FOUND 6"X6" CM
NE CORNER
SECTION 22-21-28
CCR 82058

N00°20'11"E 1978.09'

BASIS OF BEARINGS



SEE SHEET 1



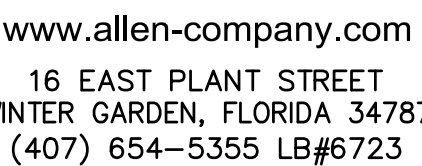
www.allen-company.com
16 EAST PLANT STREET
WINTER GARDEN, FLORIDA 34787
(407) 654-5355 LB#6723

FOR:

[illegible]

JOB #: 20240502
DATE: JUNE 28, 2024
SCALE: 1" = 60'
CALC BY: JJ
FIELD BY: AB
DRAWN BY: JJ
CHECKED BY: WB

SHEET 1 OF 2

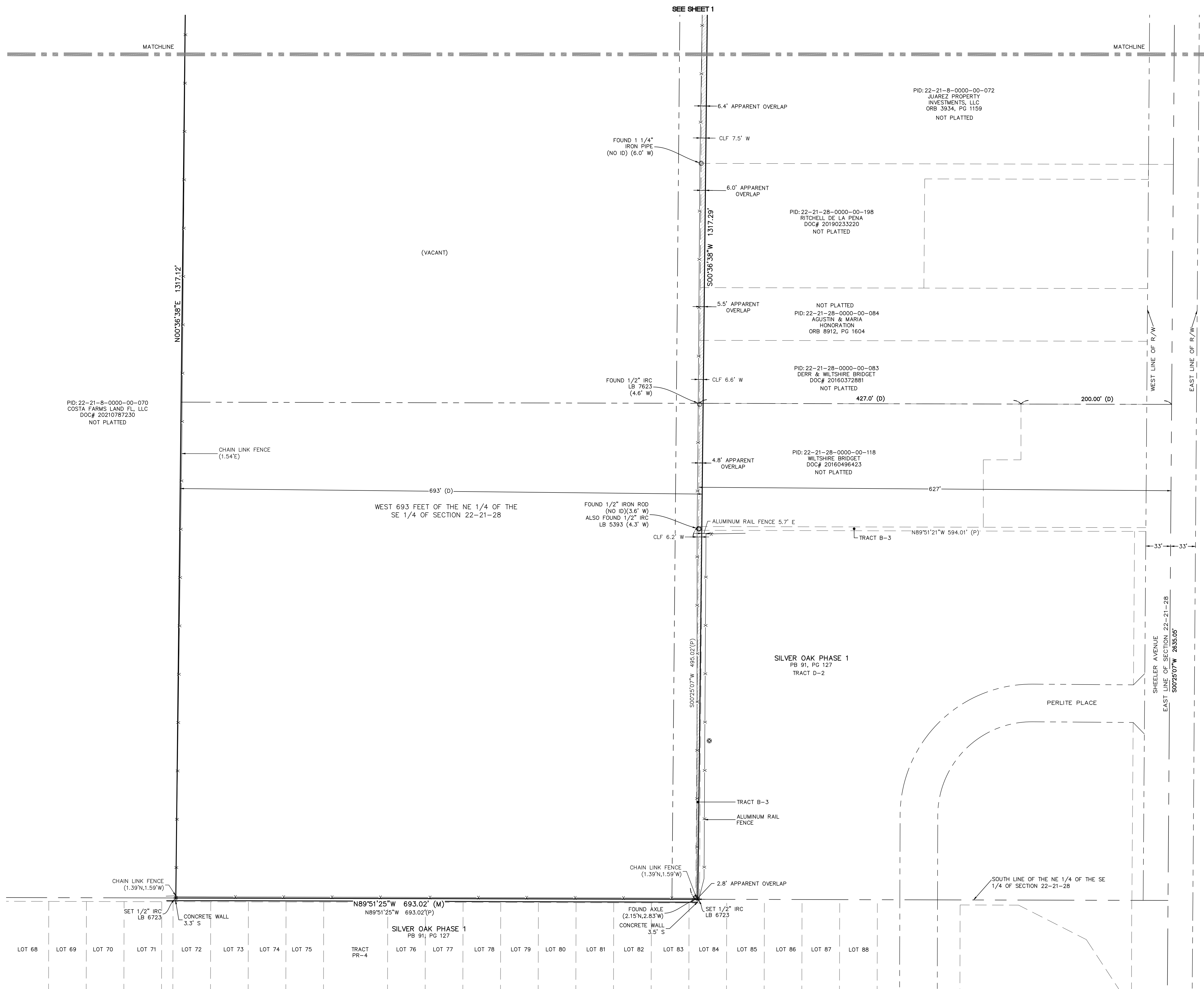


FOR:

[illegible]

JOB #: 20240502
DATE: JUNE 28, 2024
SCALE: 1" = 60'
CALC BY: JJ
FIELD BY: AB
DRAWN BY: JJ
CHECKED BY: WB

SHEET 2 OF 2



Drawing name: L:\Data\20240502\DWG\20240502-ALTA ALTA SHEET 2

BOUNDARY SURVEY

DESCRIPTION

THAT PART OF PLYMOUTH DELLS, AS RECORDED IN PLAT BOOK "D", PAGE 102, AND THAT PART OF MAP OF PLYMOUTH, AS RECORDED IN PLAT BOOK "B", PAGE 17, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, TOGETHER WITH ALL VACATED RIGHTS OF WAY BEING A PART OF SAID PLYMOUTH DELLS AND SAID MAP OF PLYMOUTH, LYING WITHIN THE FOLLOWING DESCRIBED PARCEL OF LAND: BEGIN AT A 4"x4" CONCRETE MONUMENT MARKING THE SOUTHERLY MOST CORNER OF BLOCK H OF SAID PLYMOUTH DELLS; THENCE N.32°06'00"E., ALONG THE EAST LINE OF SAID BLOCK H A DISTANCE OF 232.97 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE LEFT, HAVING A RADIUS OF 1347.68 FEET, A CENTRAL ANGLE OF 20°22'37", A CHORD BEARING OF N.21°54'41"E., AND A CHORD LENGTH OF 476.77 FEET; THENCE ALONG SAID EAST LINE AND THE ARC OF SAID CURVE, AN ARC LENGTH OF 479.30 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF U.S. HIGHWAY 441 (STATE ROAD 500); THENCE N.71°43'45"W., ALONG SAID SOUTHERLY RIGHT OF WAY LINE A DISTANCE OF 1195.64 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 2917.93 FEET, A CENTRAL ANGLE OF 03°33'03", A CHORD BEARING OF N.69°57'14"W., AND A CHORD LENGTH OF 180.81 FEET; THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE, AN ARC LENGTH OF 180.84 FEET TO THE POINT OF TANGENCY OF SAID CURVE; THENCE N.68°10'42"W., ALONG SAID SOUTHERLY RIGHT OF WAY LINE A DISTANCE OF 469.92 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE S.34°45'13"W., A DISTANCE OF 451.27 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF THE FORMER SEABOARD AIRLINE RAILROAD; THENCE ALONG SAID NORTHERLY RAILROAD RIGHT OF WAY FOR THE FOLLOWING (9) COURSES; THENCE S.55°22'15"E., A DISTANCE OF 317.59 FEET; THENCE N.34°33'15"E., A DISTANCE OF 33.72 FEET; THENCE S.55°23'41"E., A DISTANCE OF 816.63 FEET TO A POINT ON A CURVE TO THE RIGHT, HAVING A RADIUS OF 480.41 FEET, A CENTRAL ANGLE OF 15°00'04", A CHORD BEARING OF S.48°53'15"E., AND A CHORD LENGTH OF 125.42 FEET; THENCE ALONG THE ARC OF SAID CURVE, AN ARC LENGTH OF 125.78 FEET TO THE END OF SAID CURVE; THENCE S.41°57'18"E., A DISTANCE OF 5.89 FEET; THENCE S.54°39'24"E., A DISTANCE OF 7.36 FEET TO A POINT ON A CURVE TO THE LEFT, HAVING A RADIUS OF 154.98 FEET, A CENTRAL ANGLE OF 12°27'09", A CHORD BEARING OF S.47°19'02"E., AND A CHORD LENGTH OF 33.62 FEET; THENCE ALONG THE ARC OF SAID CURVE, AN ARC LENGTH OF 33.62 FEET TO THE END OF CURVE; THENCE S.56°51'11"E., A DISTANCE OF 169.33 FEET; THENCE S.59°18'08"E., A DISTANCE OF 199.64 FEET; THENCE DEPARTING SAID RAILROAD RIGHT OF WAY LINE N.34°35'01"E., A DISTANCE OF 147.99 FEET; THENCE N.55°24'00"W., A DISTANCE OF 50.00 FEET; THENCE N.22°01'43"E., A DISTANCE OF 61.47 FEET; THENCE S.55°24'00"E., A DISTANCE OF 286.58 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINS 27.599 ACRES, MORE OR LESS.

LEGEND / ABBREVIATIONS

- = BOLLARD
● = SET 5/8" IRON ROD #4887
UNLESS NOTED OTHERWISE

P.D.B. = POINT OF BEGINNING
UTIL = UTILITY
TRANS = TRANSFORMER
VPP = WOOD POWER POLE
MP = METER POST
CPP = CONC POWER POLE
BFP = BACK FLOW PREVENTER
FDC = FIRE DEPT. CONNECTION
INL = INLET
MH = MANHOLE
PIV = PRESSURE INDICATOR VALVE
STMH = STORM MANHOLE
VB = VALVE BOX
COV = COVERED AREA
FH = FIRE HYDRANT
- UP = UTILITY POLE
GA = GUY ANCHOR
D/H = OVERHANG
W/F = WOOD FRAME
RES = RESIDENCE
CR = CABLE RISER
LIC = LICENSED
REG = REGISTERED
MC1 = CABLE BOX
PVMT = PAVEMENT
UB = UTILITY BOX
EB = ELECTRIC BOX
DHW = OVERHEAD WIRES
AMM = AMMONIA LINE
R/W = RIGHT OF WAY
CONC = CONCRETE
HB = HOSE BIB
SL = SEPTIC LID
PBP = POWER BOX POST
SP = SIGNAL POLE

LINE TABLE

Line	Bearing	Distance
L1	N.34°33'15"E.	33.72'
L2	S.41°57'18"E.	5.89'
L3	S.54°39'24"E.	7.36'
L4	N.22°01'43"E.	61.47'
L5	N.55°24'00"W.	50.00'

CURVE TABLE

NO.	RADIUS	DELTA	ARC	CHORD	CHORD BEARING
1	480.41'	15°00'04"	125.78'	125.42'	S.48°53'15"E.
2	154.98'	12°27'09"	33.68'	33.62'	S.47°19'02"E.
3	2917.93'	03°33'03"	180.84'	180.81'	N.69°57'14"W.
4	1347.68'	20°22'37"	479.30'	476.77'	N.21°54'41"E.
5	1407.68'	20°05'48"	493.75'	491.22'	S.22°03'05"W.
6	520.90'	15°15'00"	138.64'	138.24'	S.32°30'30"W.
7	502.17'	26°10'00"	229.34'	227.35'	S.11°48'00"W.
8	20.00'	20°53'56"	7.30'	7.25'	S.11°43'58"E.

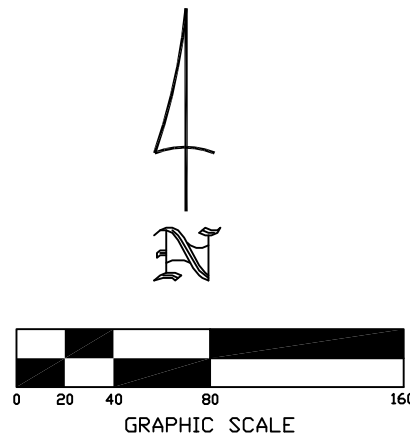
TITLE NOTES

THIS SURVEY REFLECTS MATTERS SET FORTH IN SCHEDULE "B", SECTION II, OF CHICAGO TITLE INSURANCE COMPANY TITLE COMMITMENT NUMBER 8049074, WITH AN EFFECTIVE DATE OF 11/21/2019 AS FOLLOWS:

- | ITEM | COMMENT |
|-------------|---|
| 1 THROUGH 4 | - STANDARD EXCEPTION ITEMS - NOTHING TO PLOT |
| 5 | AGREEMENT PER D.R.B. 878, PAGE 637 - AFFECTS PROPERTY - NOTHING TO PLOT |
| 6 | CERTIFICATE PER D.R.B. 2735, PAGE 539 - AFFECTS PROPERTY - NOTHING TO PLOT |
| 7 | METER SITE LEASE PER D.R.B. 1669, PAGE 734 - AFFECTS PROPERTY - SHOWN ON SURVEY |
| 8 | EASEMENT PER D.R.B. 2544, PAGE 419 - DOES NOT AFFECT |
| 9 | COVENANT PER D.R.B. 2727, PAGE 1858 - AFFECTS PROPERTY - NOTHING TO PLOT |
| 10 | - UTILITY (WATER) EASEMENT PER D.R.B. 8005, PAGE 4929 - AFFECTS PROPERTY - SHOWN ON SURVEY |
| 11 | LEASE AGREEMENT MEMORANDUM PER D.R.B. 8462, PAGE 315 - THIS DOCUMENT IS A MEMORANDUM WHICH REFERENCES A NON RECORDED LEASE FOR BILLBOARD RIGHTS. THE MEMORANDUM DOES NOT SPECIFY A PARTICULAR LEASE AREA. THE DESCRIPTION IN THE MEMORANDUM COVERS THE ENTIRE PROPERTY SHOWN HEREIN, HOWEVER, THE MEMORANDUM IS NOT CLEAR AS TO ANY PARTICULAR LOCATION |
| 12 | BINDING UTILITY EASEMENT PER DOCUMENT NUMBER 20190527956 - AFFECTS PROPERTY - NOTHING TO PLOT. |

SURVEYOR'S NOTES

- BEARINGS BASED ON THE WEST R/W LINE OF ALBRECHT AVENUE AS BEING S.71°43'45"E., AN ASSUMED MERIDIAN.
- UNDERGROUND IMPROVEMENTS NOT LOCATED (EXCEPT AS SHOWN).
- SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD. NO TITLE PROVIDED
- SUBJECT PROPERTY LIES IN ZONE "X", PER FLOOD INSURANCE RATE MAP PANEL #1209500110F, DATED 9/25/2009, AND LIES OUTSIDE THE 500-YEAR FLOOD PLAIN.
- DATE OF FIELD SURVEY: 11/25/19.
- RAILROAD R/W LOCATION BASED ON SURVEY BY SEARS SURVEYING COMPANY PROVIDED TO THE SURVEY BY OTHERS.
- THE PROPERTY SHOWN HEREON CONTAINS NO GAPS, GORES OR OVERLAPS WITHIN SAID BOUNDS OR WITH ADJOINING PROPERTIES.



SURVEYOR'S CERTIFICATION

CERTIFIED TO: MID-FLORIDA FREEZER PROPERTIES, LLC
PHILIP TATICH
MID FLORIDA FREEZER, LLC
MID FLORIDA FREEZER WAREHOUSES, LTD.
CHICAGO TITLE INSURANCE COMPANY

I HEREBY CERTIFY: THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 17, FLORIDA ADMINISTRATIVE CODE

DATE: 12/25/2019
SCALE: 1" = 80'
JOB NO. 19-MFF

THOMAS J. MCMAHON
FL REG LAND SURVEYOR #4887
CITIZENSHIP: FLORIDA
EXPIRATION DATE: 12/31/2024

MCMAHON SURVEYING AND MAPPING, LLC
245 SAN MARCOS AVENUE
SANFORD, FLORIDA, 32771
PHONE 407-328-7201

NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

THIS IS A GENERAL NOTE. IT DOES NOT REPLACE THE CONTRACT DOCUMENTS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN AND REVIEW THE CONTRACT DOCUMENTS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN AND REVIEW THE CONTRACT DOCUMENTS.

• DISINFECTION & BACTERIOLOGICAL SAMPLE TESTS: THE CONTRACTOR SHALL FLUSH AND DISINFECT ALL WATER MAINS & ACCORDANCE WITH THE LOCAL JURISDICTION AND/OR UTILITY PROVIDER REQUIREMENTS. ALL WATER SAMPLE LOCATIONS FOR BACTERIOLOGICAL TESTING SHALL BE IN ACCORDANCE WITH THE FOLLOWING 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 C900, C905, 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 MANHOLE, IN NOT MORE THAN 5% 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 GASPIPE MAINS AND LATERALS IN ACCORDANCE PROCEDURES DESCRIBED WITH ASTM F447 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 C900, C905, OR M23 AS APPLICABLE TO PIPE MATERIAL, 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 FOOT STANDARDS PLANS FOR ROAD AND BRIDGE CONSTRUCTION. THE FINAL 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 SHALL BE CERTIFIED FREE OF LEAD.

3. ALL HANDCAP 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 POSITIVE 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 PERTAINING TO CONSTRUCTED IMPROVEMENTS SHALL BE A REVISED OR A NEWLY ISSUED 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
 - LOCATION AND INVERT ELEVATION OF ALL STORM STUB-OUTS

- 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, INDOWLS, 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
- 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 PSI 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 DEP CLEARANCES.

6. THE ENGINEER RESERVES THE RIGHT TO REQUIRE THE CONTRACTOR TO UNCOVER, RETEST OR PERFORM ANY NECESSARY ACTION TO CORRECT THAT ALL IMPROVEMENTS HAVE BEEN CONSTRUCTED IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS.

REVISIONS:

CLOUSED REVISIONS ARE INTENDED TO ADJ THE CONTRACTOR, BUT DO NOT RELIEVE THE CONTRACTOR FROM IDENTIFYING ANY ADDITIONAL CHANGES AS A RESULT OF THE CLOUSED 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 SUBJECT TO THE ATTENTION OF THE ENGINEER FOR CLARIFICATION. TYPICALLY THE AHJ REQUIREMENTS SHALL APPLY.

B. MATERIAL FURNISHED UNDER THESE REQUIREMENTS SHALL BE IN NEW CONDITION, FREE OF DEFECTS AND DAMAGE.

2. PAVING AND DRAINAGE:

- A. ALL STORM PIPE SHALL BE CLASS 150 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. ALL JOINTS SHALL MEET THE REQUIREMENTS OF ASTM C443 AND BE WRAPPED PER FOOT INDEX 430055.
- B. HP PIPE ALTERNATIVE: WHERE LOCAL MUNICIPALITIES ALLOW, HIGH DENSITY POLYPROPYLENE (HDPE) PIPE MAY BE USED AS AN ALTERNATE TO 18" HP STORM PIPE. 18" HDPE SHALL HAVE A SMOOTH INTERIOR AND ANNUAL RING CORRUGATIONS AND SHALL MEET ASTM F2818. HDPE SHALL BE JOINED USING A BELL AND SPIGOT JOINT. JOINTS SHALL BE WATER TIGHT 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 FOOT 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 60% IN LINE DRAINS AND DRAIN BASINS WITH WATER TIGHT ADAPTER CONNECTIONS, OR ENGINEER APPROVED EQUAL. CATCH BASIN BURNER (NDS4236) SHALL BE USED IN SHEEP AREAS. SQUARE MANHOLE FRAMES 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 "B" 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 II 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 1.5" TO 3" AND FITTINGS LESS THAN 4" SHALL BE PVC MEETING ASTM D2241 AND ASTM D1248 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 D1248 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 C204/A221.4, AND EXTERIOR COATING PER ANSI/AWWA C152/A21.51 OF 1.0 MIL MIN THICKNESS.

E. FITTINGS 4" AND OVER SHALL BE DUCTILE IRON CONFORMING TO ANSI/AWWA C150/A21.10, 250 PSI, WITH CEMENT MORTAR LINING CONFORMING TO ANSI/AWWA C204/A221.4. STANDARD THICKNESS, WITH COMPRESSION TYPE JOINTS, MECHANICAL JOINTS AS RESPECTIVELY SPECIFIED IN ASTM D3139 AND ANSI/AWWA C150/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 JOINING TO THE SELECTED PIPE.

G. VALVES 3" TO 12" SHALL BE RESILIENT SEAT GATE VALVES AT 250 PSI RATING, CONFORMING TO ANSI/AWWA C500 OR CLASS OPENING COUNTERCLOCKWISE, WITH ORING 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 BUTYLOUS 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 (DDCA) AND DOUBLE CHECK VALVE ASSEMBLY (DCA) SHALL CONFORM TO ASSE STANDARD 1015 AND AWWA C650 WATTS 70 SERIES OR ENGINEER APPROVED EQUAL. DEVICES TO INCLUDE: GATE VALVES AT BOTH ENDS AND EPoxy COATED STRAINER. ALL CAST DUCTILE IRON PARTS TO BE EPoxy COATED. DOCKA 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 C111 HERSET MODEL C OR ENGINEER APPROVED EQUAL. DEVICES TO INCLUDE 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 HOPE TUBING OR ENGINEER APPROVED EQUAL.

N. ALL WATER SYSTEM COMPONENTS INSTALLED THAT WILL COME INTO CONTACT WITH DRINKING WATER SHALL CONFORM TO THE INTERNATIONAL STANDARDS AS ADOPTED IN ASSE 305.315, F.A.C. OR OTHER APPLICABLE STANDARDS, REGULATIONS OR REQUIREMENTS REFERENCED IN PARAGRAPH C-555.305.315, 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 C-555.305.315(B), F.A.C., USING BLUE AS A PREDOMINANT COLOR. UNDERGROUND PLASTIC PIPE WILL BE SOLID WALL BLUE PIPE. WILL HAVE A EXTENDED 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 STRIPES DURING MANUFACTURING OF THE PIPE WILL HAVE CONTINUOUS STRIPES PARALLEL TO THE AXIS OF THE PIPE THAT ARE LOCATED AT NO GREATER THAN 90-DEGREE INTERVALS AROUND THE PIPE, AND THAT WILL REMAIN INTACT 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 LINE UNDERGROUND (PPL).

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 1.5" TO 3" AND FITTINGS LESS THAN 4" SHALL BE PVC MEETING ASTM D2241 AND ASTM D1248 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 D1248 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

350 PER AWWA C150, WITH INTERIOR LINING OF CEMENT MORTAR AND ASPHALTIC MATERIAL, SEAL COAT IN ACCORDANCE WITH ANSI/AWWA C204/A221.4, AND EXTERIOR COATING PER ANSI/AWWA C152/A21.51 OF 1.0 MIL MIN THICKNESS.

E. FITTINGS 4" AND OVER SHALL BE DUCTILE IRON CONFORMING TO ANSI/AWWA C150/A21.10, 250 PSI, WITH CEMENT MORTAR LINING CONFORMING TO ANSI/AWWA C204/A221.4. STANDARD THICKNESS, WITH COMPRESSION TYPE JOINTS, MECHANICAL JOINTS AS RESPECTIVELY SPECIFIED IN ASTM D3139 AND ANSI/AWWA C150/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 JOINING TO THE SELECTED PIPE.

G. VALVES 3" TO 12" SHALL BE RESILIENT SEAT GATE VALVES AT 250 PSI RATING, CONFORMING TO ANSI/AWWA C500 OR CLASS OPENING COUNTERCLOCKWISE, WITH ORING 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 BUTYLOUS PAINT. BOXES SHALL BE SUITABLE FOR THE APPLICABLE SURFACE LOADING AND VALVE SIZE. ALL VALVES SHALL HAVE BOXES.

I. RECLAIMED WATER SERVICES 3/4" TO 2" SHALL BE ENDOT INDUSTRIES ENDOPURE RWPT, PURPLE COLOR SDR-9 250 PSI HOPE 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 6" NOMINAL CONCRETE WALL WITH 4,000 PSI COMPRESSIVE STRENGTH.

C. FORCE MAINS 4" TO 12" SHALL BE PVC DR 18 CLASS 150 PER AWWA C900 WITH ELASTOMERIC JOINTS PER ASTM D3139.

D. FORCE MAIN FITTINGS AND PIPE 1.5" TO 3" AND FITTINGS LESS THAN 4" SHALL BE PVC MEETING ASTM D2241 AND ASTM D1248 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 C150/A21.10, 250 PSI, WITH CEMENT MORTAR LINING CONFORMING TO ANSI/AWWA C204/A221.4. STANDARD THICKNESS, WITH COMPRESSION TYPE JOINTS, MECHANICAL JOINTS AS RESPECTIVELY SPECIFIED IN ASTM D3139 AND ANSI/AWWA C150/A21.11.

PREPARED BY:



PREPARED FOR:

CHORY HOLDINGS II LLC

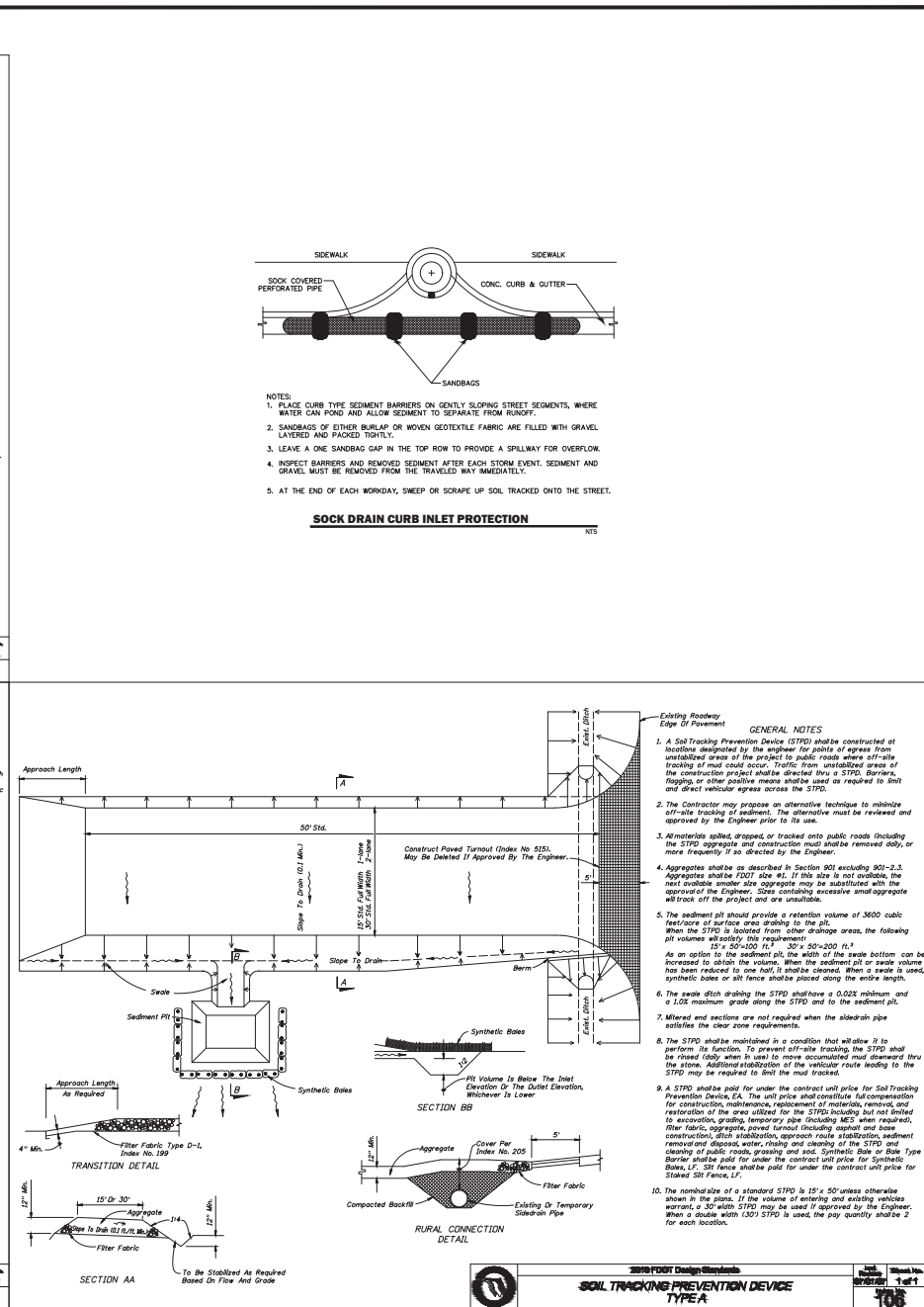
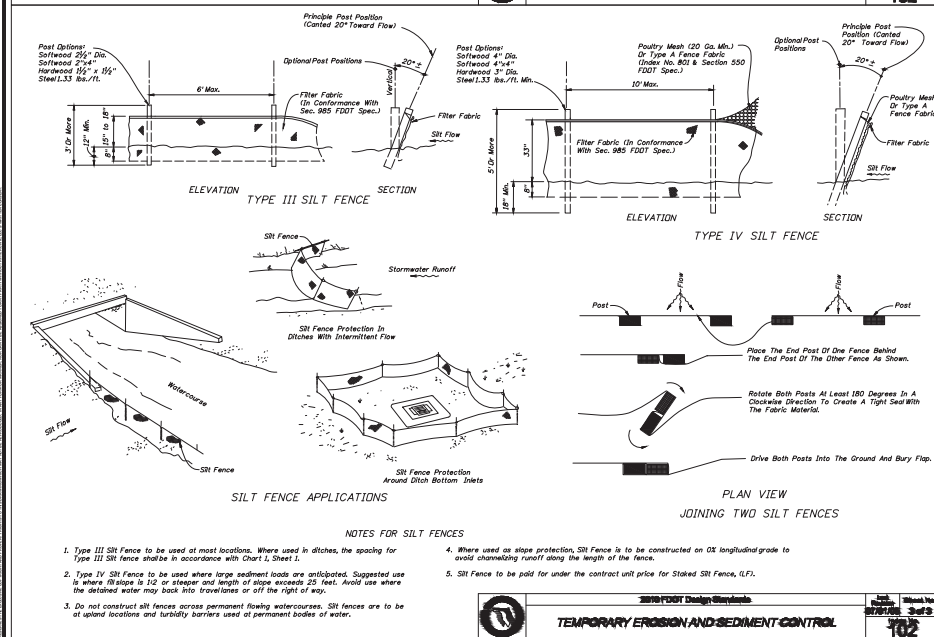
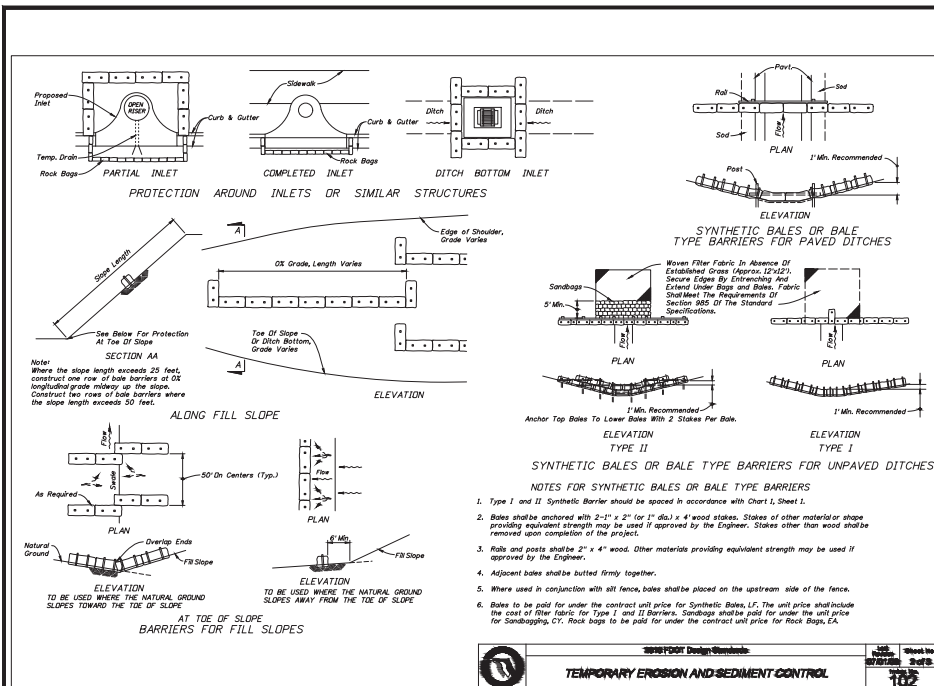
GENERAL NOTES
4301 HOGSHEAD

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

DRAWN:	SPR
CHECKED:	SPR
PROJECT NUMBER:	26248

SHEET:
C2.1

GENERAL NOTES - JANUARY 27, 2025



ISSUE DATE: 02/29/2025

REVISION	DATE	DESCRIPTION
1	02/29/2025	ISSUED FOR PERMIT

DRAWN BY: JLD

CHECKED BY: JLD

PROJECT NUMBER: 2024

SHEET: C3.1

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PROJECT NUMBER: 2024

PREPARED BY:

PREPARED FOR:

ISSUE DATE: 01/29/2025

SHEET: C4.0

N.W. CORNER, NE 1/4
SECTION 2-21-27
FOUND IRON PIPE IN
6"x6" CONC MONUMENT

2643.64'

N. LINE, N.W. 1/4, NE 1/4, SECTION

S 89°54'52"E. (M.)
S 89°57'40"E. (D.)
61.27'

N 00°44'10"E. (M.)
N 00°41'22"E. (D.)
800.75' (C.) (M.)

576.94'
S 00°46'00"E. (D.)
S 00°43'12"E. (D.)

S 89°57'40"E. (D.) S 89°54'52"E. (M.)
50.00'

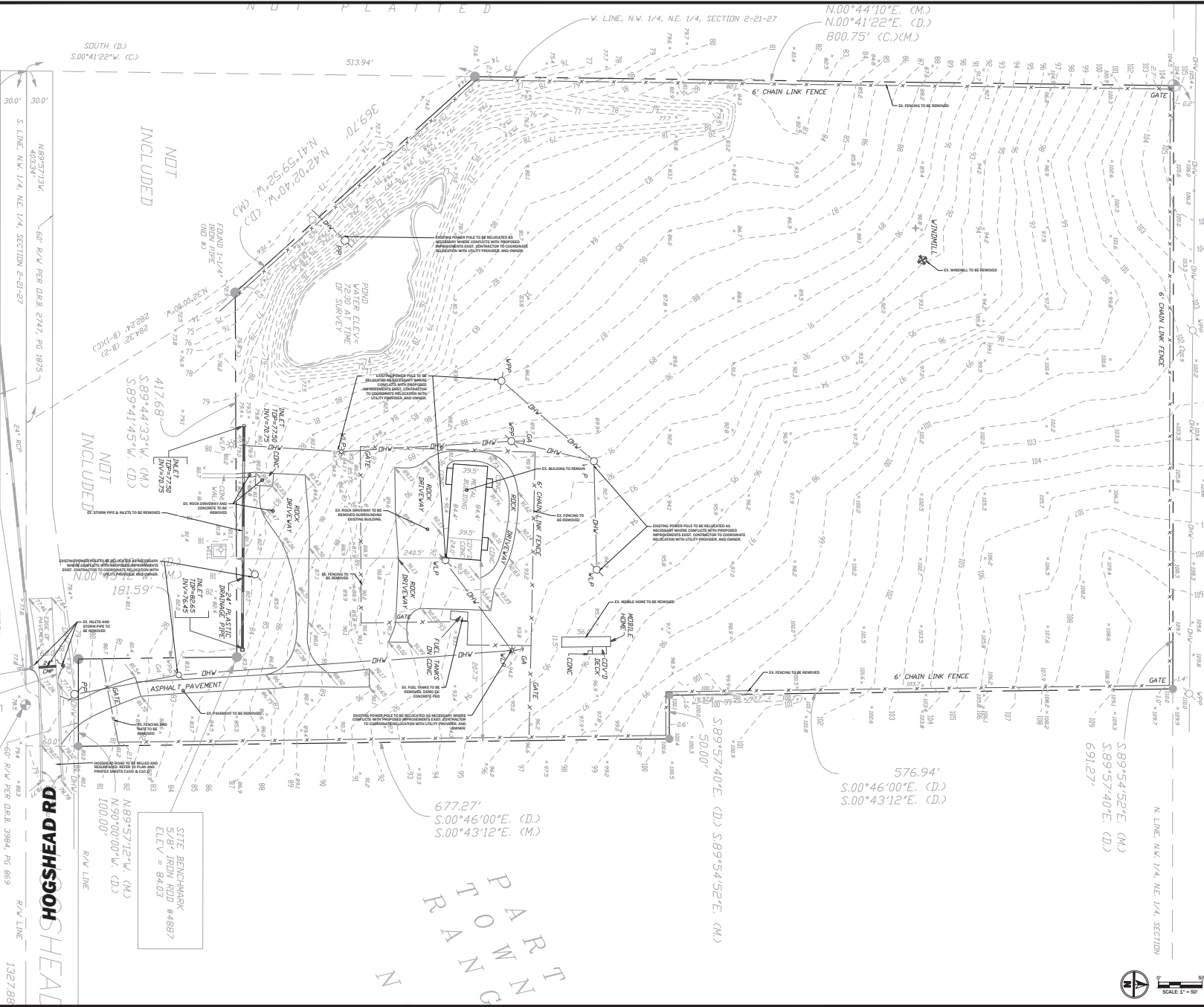
677.27'
S 00°46'00"E. (D.)
S 00°43'12"E. (M.)

SOUTH (D.)
S 00°41'22"W. (C.)

S. LINE, N.W. 1/4, NE 1/4, SECTION 2-21-27
SECTION 2-21-27

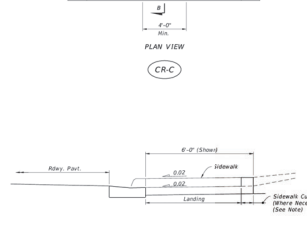
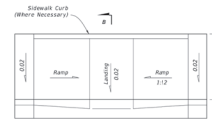
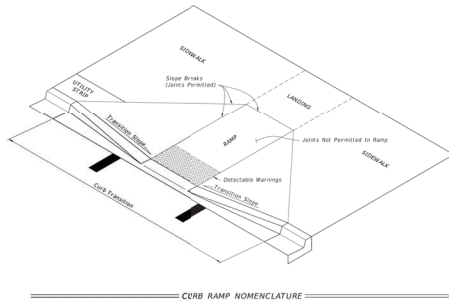
END PIPE
INV=90.73

SITE BENCHMARK
5/8" IRON ROD #4887
ELEV = 78.48

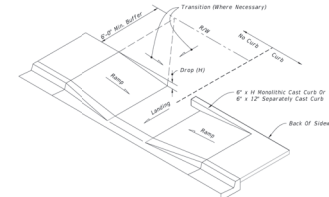


GENERAL NOTES:

- Cross Slopes and Grades:
 - Sidewalk, ramp, and landing slopes (i.e. 0.02, 0.05, and 1:10) shown in this index are maximums. **With approval of the Engineer, provide the minimum feasible slope when the requirements cannot be met.**
 - Landings must have cross-slopes less than or equal to 0.02 in any direction. Ramp slopes are not required to exceed 1:5 feet in length.
 - Maintain a single longitudinal slope along each side of the curb ramp. Ramp slopes are not required to exceed 1:5 feet in length.
 - 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.
- Curb, Curb and Gutter, and/or Sidewalk:
 - Refer to Index 522-001 for concrete thickness and sidewalk details.
 - 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.
 - Width of Curb Ramp is 4'-0" minimum. Match sidewalk or Shared Use Path width or shown in the Plans.
- Curb Ramp Alpha-Identification:
 - Sidewalk curb ramp alpha-identifications (e.g. CR-A) are provided for reference purposes in the Plans.
 - Alpha-identifications CR-1 and CR-2 are intentionally omitted.
- Detectable Warnings:
 - Install detectable warnings in accordance with Specification 527.
 - 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.
 - If detectable warnings are shown in the Plans on slopes greater than 3%, edge the truncated domes with the centerline of the ramp; otherwise, the truncated domes are not required to be edged.



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



CONSTRUCTION OF SIDEWALK CURB IN CUT SECTIONS



SIDEWALK CURB RAMP CR-C AND SIDEWALK CURB

LAST REVISION	DESCRIPTION	DATE	BY	INDEX	SHEET
11/01/21	REVISION			522-002	1 of 7



FY 2023-24
STANDARD PLANS

DETECTABLE WARNINGS AND SIDEWALK CURB RAMP

INDEX
522-002

SHEET
1 of 7

LAST REVISION	DESCRIPTION	DATE	BY	INDEX	SHEET
11/01/20	REVISION			522-002	3 of 7

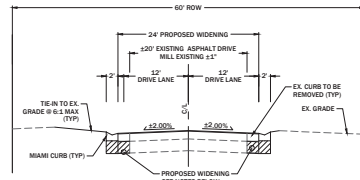


FY 2023-24
STANDARD PLANS

DETECTABLE WARNINGS AND SIDEWALK CURB RAMP

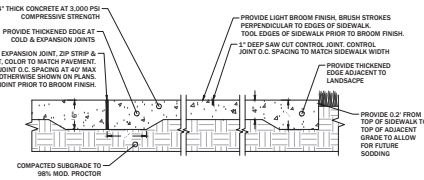
INDEX
522-002

SHEET
3 of 7



- NOTES:
- EXISTING ROADWAY TO BE MILLED (14\"/>

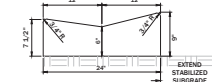
HOGSHEAD ROAD - PROPOSED WIDENING
TYPICAL CROSS SECTION



SIDEWALK NOTES:
USE ONE COLOR SUPPLIER BATCH FOR ALL CONCRETE SIDEWALKS.
FULL PANEL JOINTS TO JOINT REPLACEMENT REQUIRED FOR REPAIRING CRACKED OR OTHERWISE DAMAGED CONCRETE SIDEWALKS.
DETAIL PROVIDED FOR STANDARD PEDESTRIAN GRADE SIDEWALKS. REFER TO HARBORCRAFT PLANS FOR NON-STANDARD OR VEHICULAR GRADE CONCRETE PAVING CONDITIONS AND DETAILS.

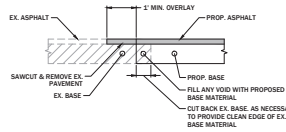
STANDARD CONCRETE SIDEWALK

SCALE: NTS



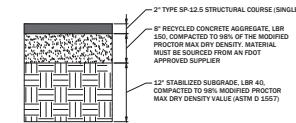
MIAMI CURB

NTS



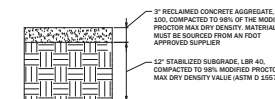
PAVEMENT SPLICE DETAIL

NTS



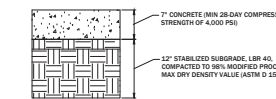
HEAVY DUTY ASPHALT PAVEMENT

NTS



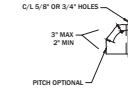
LIGHT DUTY PAVEMENT

NTS



HEAVY DUTY CONCRETE

NTS



CONCRETE BUMPER GUARD

NTS

PREPARED BY:



PREPARED FOR:

CHORY HOLDINGS II
LLC

PAVEMENT SECTIONS &
DETAILS

4301 HOGSHEAD

ISSUE DATE:

REVISION	DATE	DESCRIPTION
1	01/29/2025	ISSUE

DRAWN:

DATE: 01/29/2025

CHECKED:

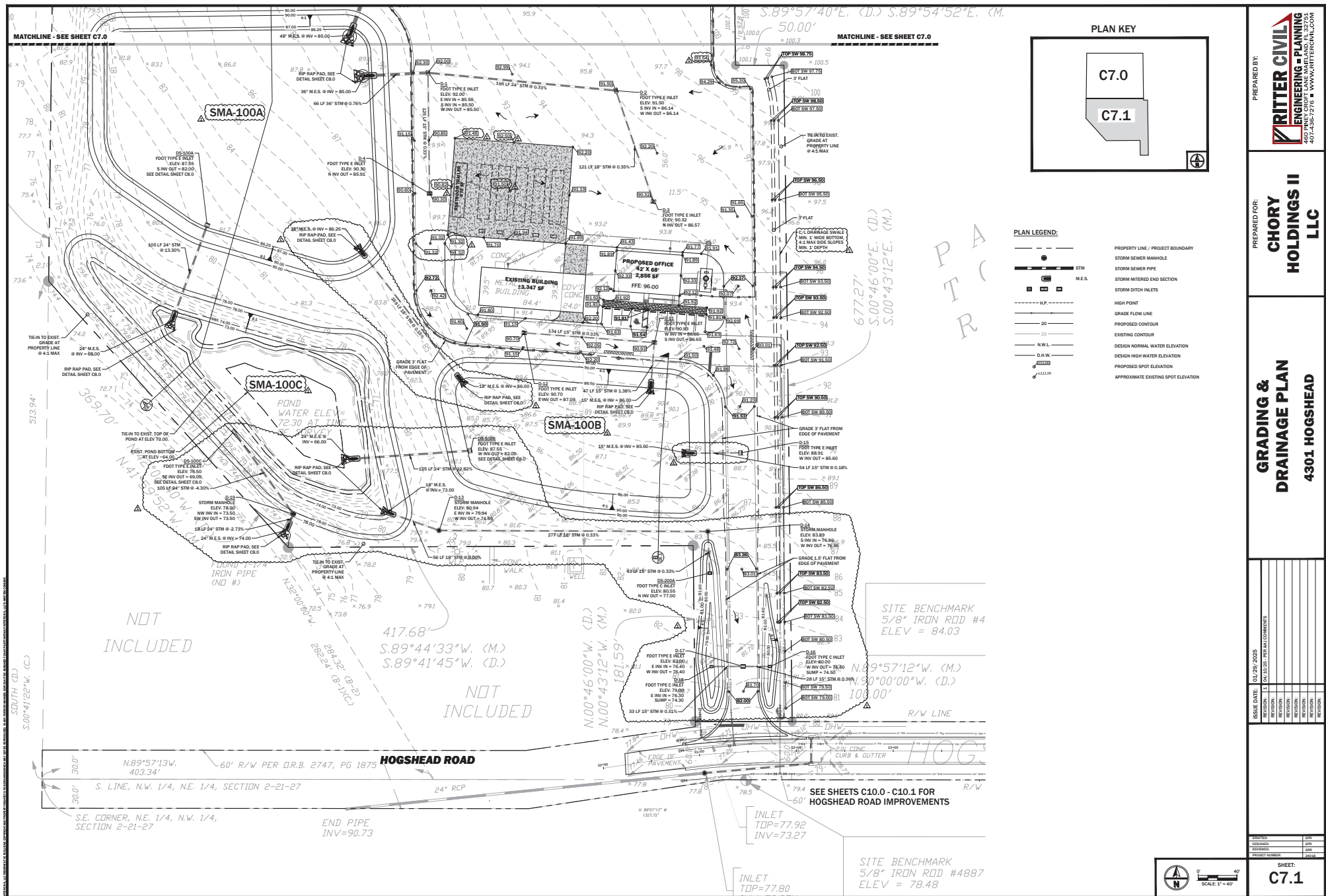
DATE: 01/29/2025

PROJECT NUMBER:

202501

SHEET:

C6.0

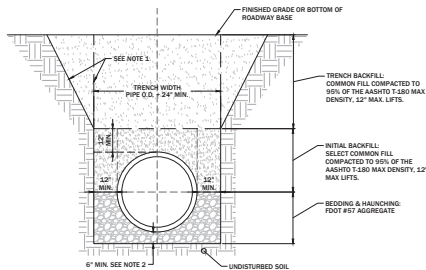


ISSUE DATE:	01/29/2025
REVISION	1
DESCRIPTION	OK, 03/27, PER R/W COMMENTS
REVISION	2
DESCRIPTION	
REVISION	3
DESCRIPTION	
REVISION	4
DESCRIPTION	

DRAWN:	SPR
CHECKED:	SPR
DESIGNED:	SPR
PROJECT NUMBER:	26248



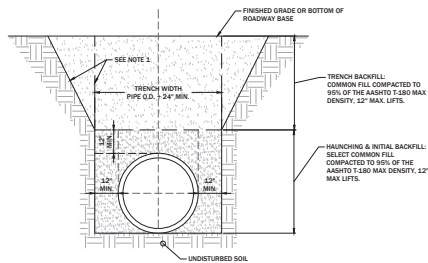
NOTES: 1. TRENCH WALLS PER OSHA SAFETY REQUIREMENTS. SHORE OR BRACE TRENCH WALLS WHERE SAFE SLOPES WOULD EXCEED BEYOND EASEMENT OR RIGHT OF WAY LIMITS, OR CONFLICT WITH EXISTING IMPROVEMENTS. 2. DEPTH VARIES. REMOVE UNSUITABLE MATERIAL AS NECESSARY TO REACH SUITABLE FOUNDATION.



- NOTES:
- TRENCH WALLS PER OSHA SAFETY REQUIREMENTS. SHORE OR BRACE TRENCH WALLS WHERE SAFE SLOPES WOULD EXCEED BEYOND EASEMENT OR RIGHT OF WAY LIMITS, OR CONFLICT WITH EXISTING IMPROVEMENTS.
 - DEPTH VARIES. REMOVE UNSUITABLE MATERIAL AS NECESSARY TO REACH SUITABLE FOUNDATION.

TYPICAL TRENCH - TYPE 'A' BEDDING

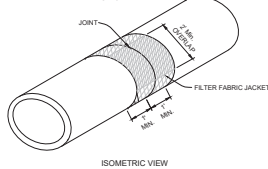
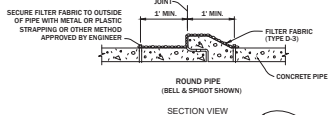
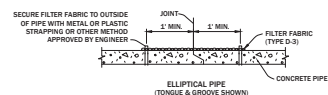
NTS



- NOTES:
- TRENCH WALLS PER OSHA SAFETY REQUIREMENTS. SHORE OR BRACE TRENCH WALLS WHERE SAFE SLOPES WOULD EXCEED BEYOND EASEMENT OR RIGHT OF WAY LIMITS, OR CONFLICT WITH EXISTING IMPROVEMENTS.
 - DEPTH VARIES. REMOVE UNSUITABLE MATERIAL AS NECESSARY TO REACH SUITABLE FOUNDATION.

TYPICAL TRENCH - TYPE 'B' BEDDING

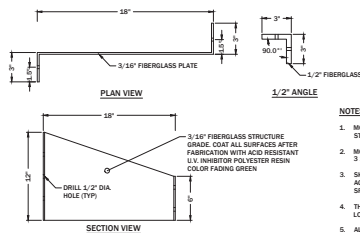
NTS



- NOTES:
- COST OF FILTER FABRIC JACKET TO BE INCLUDED IN COST OF PIPE OVERLAYS
 - ALL PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC.

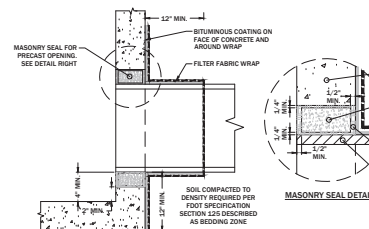
FILTER FABRIC JACKET

NTS



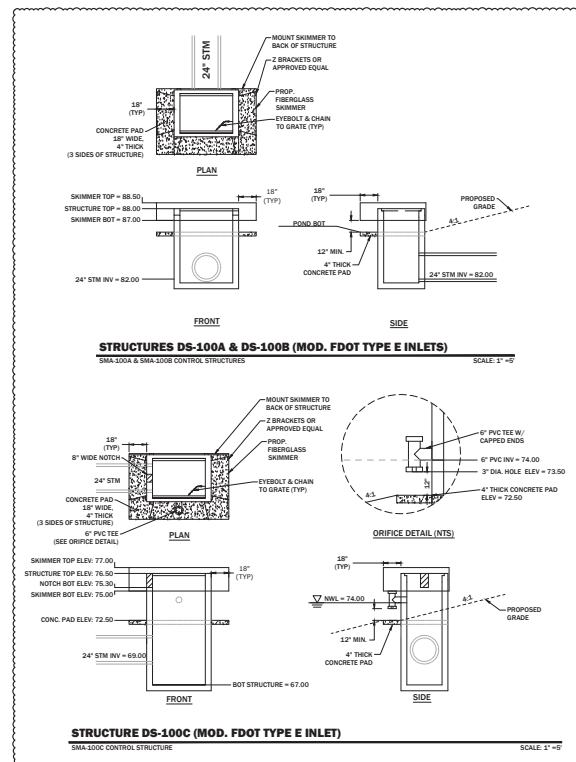
MOUNTING Z-BRACKET DETAIL

NTS



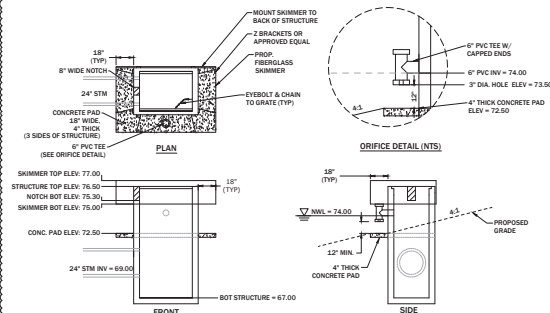
FILTER FABRIC WRAP AT GROUTED PIPE TO STRUCTURE CONNECTION

NTS



STRUCTURES DS-100A & DS-100B (MOD. FDOT TYPE E INLETS)

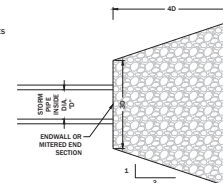
SCALE: 1"=1'-0"



STRUCTURE DS-100C (MOD. FDOT TYPE E INLET)

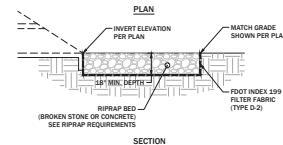
SCALE: 1"=1'-0"

- NOTES:
- MOUNT BRACKETS TO SKIMMERS W/ 1/4" STAINLESS STEEL BOLTS
 - MOUNT BRACKETS TO STRUCTURES W/ 3/8" X 3/4" STAINLESS STEEL WOODS ANCHORS.
 - SKIMMER TO BE MOUNTED TO INLET IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS USING 2 BRACKETS.
 - THE CONTROL STRUCTURES ARE TO BE LOCATED IN THE POND PER THE PLAN.
 - ALL BOX STRUCTURES SHALL INCLUDE GRATES AND CHAINS.



RIPRAP APRON

- RIPRAP REQUIREMENTS:
- RIPRAP SHALL MEET FDOT STANDARD SPECIFICATIONS SECTION 543 REQUIREMENTS INCLUDING THE FOLLOWING GRADATION:
- WEIGHT MAX 75 POUNDS
WEIGHT 50% 30 POUNDS
WEIGHT MIN 4 POUNDS
- ENSURE THAT AT LEAST 97% OF THE MATERIAL BY WEIGHT IS SMALLER THAN WEIGHT MAXIMUM POUNDS.
- ENSURE THAT AT LEAST 50% OF THE MATERIAL BY WEIGHT IS GREATER THAN WEIGHT 50% POUNDS.
- ENSURE THAT AT LEAST 90% OF THE MATERIAL BY WEIGHT IS GREATER THAN WEIGHT MINIMUM POUNDS.

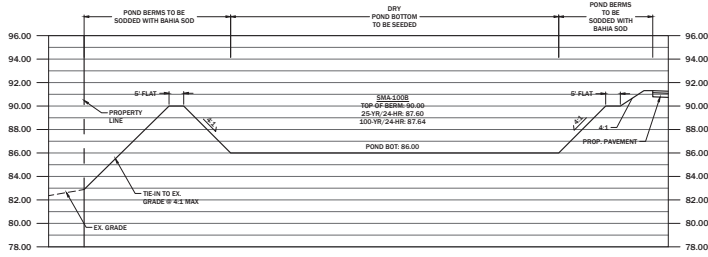
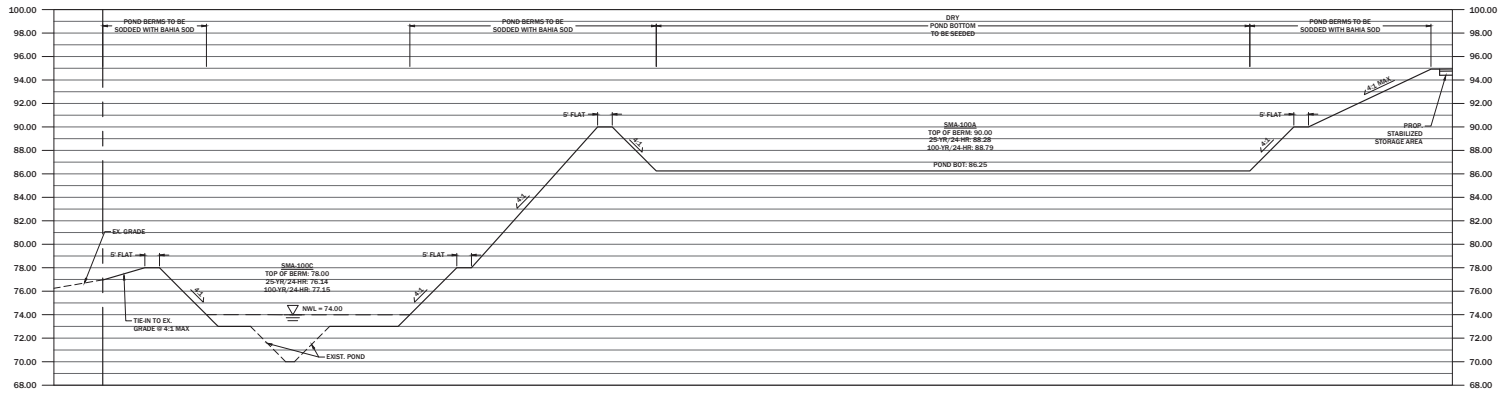


RIPRAP APRON

NTS

ISSUE DATE:	01/29/2025
REVISION:	1. SEE DETAIL PER ANY COMMENTS
REVISION:	
REVISION:	
REVISION:	
REVISION:	

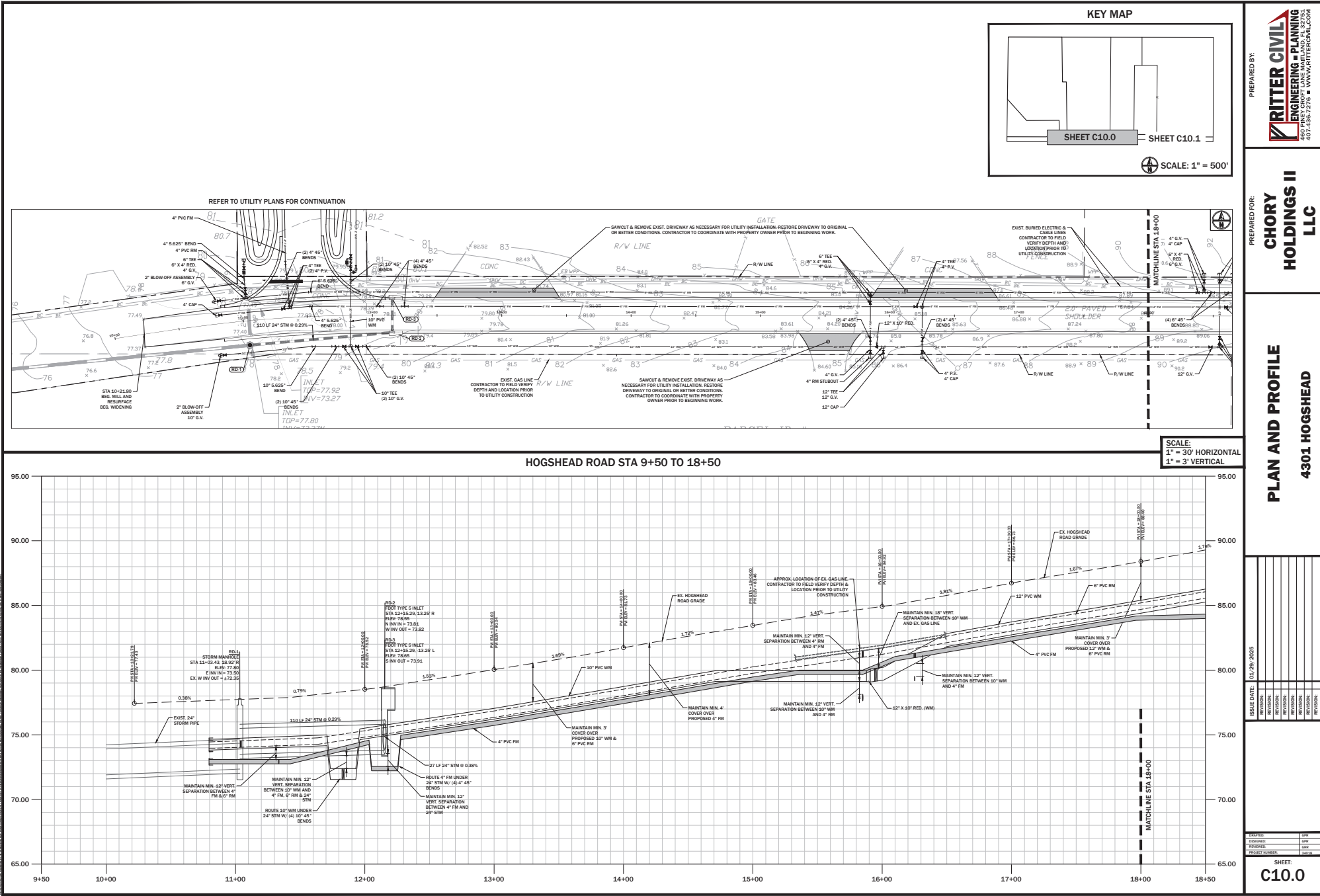
DRAWN:	SPR
CHECKED:	SPR
DATE:	01/29/2025
PROJECT NUMBER:	24049



ISSUE DATE:	01/29/2025
REVISION	1
DESCRIPTION	OK, EXIST. PER A&E COMMENTS
REVISION	
DESCRIPTION	
REVISION	
DESCRIPTION	
REVISION	
DESCRIPTION	

DRAWN:	SPR
CHECKED:	SPR
PROJECT NUMBER:	20220

SHEET:
C8.1



PREPARED BY:
RITTER CIVIL
ENGINEERING + PLANNING
460 PINE CROFT LANE, HATFIELD, IL 62751
401-486-2770 • WWW.RITTERCIVIL.COM

PREPARED FOR:
CHORY HOLDINGS II
LLC

PLAN AND PROFILE
4301 HOGSHEAD

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

DRAWN	SPR
CHECKED	SPR
DESIGNED	SPR
PROJECT NUMBER	24028

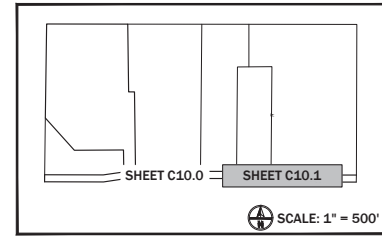
SHEET:
C10.0

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

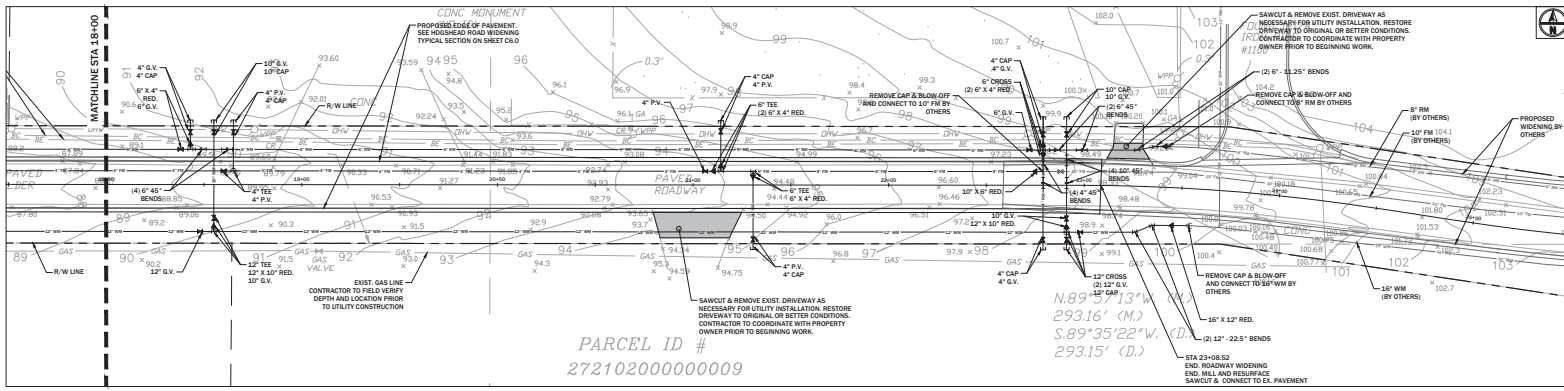
DRAWN:	SPR
CHECKED:	SPR
PROJECT NUMBER:	24028

SHEET:
C10.1

KEY MAP



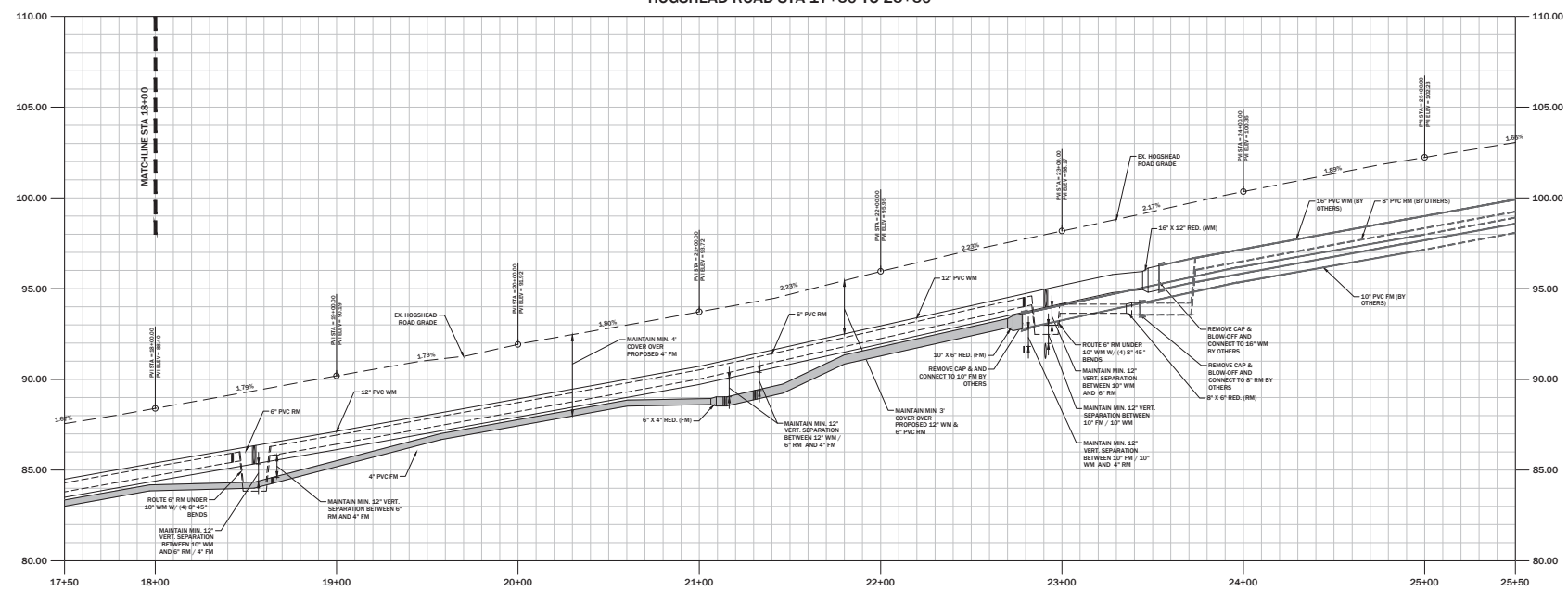
SCALE: 1" = 500'



PARCEL ID #
 272102000000009

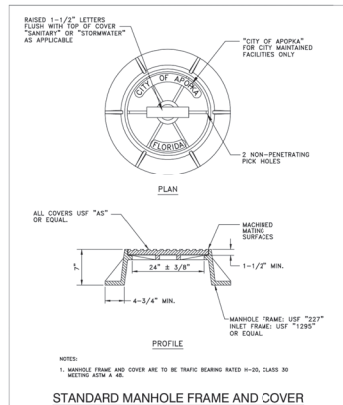
SCALE:
 1" = 30' HORIZONTAL
 1" = 3' VERTICAL

HOGSHEAD ROAD STA 17+50 TO 25+50





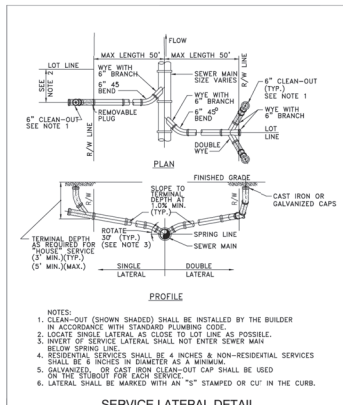
Page 23 of 183



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

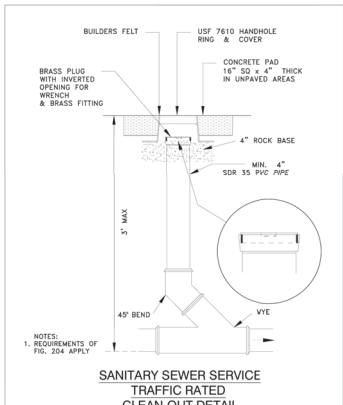
FIG. 202



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

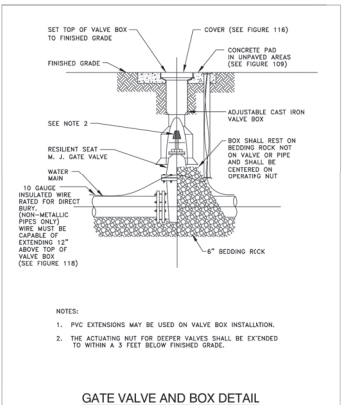
FIG. 204



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

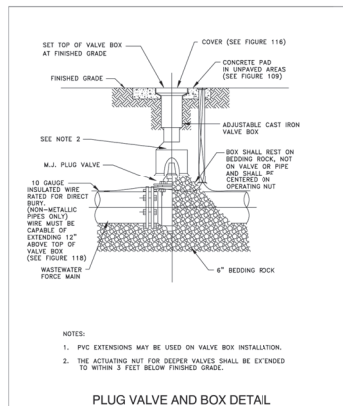
FIG. 205



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

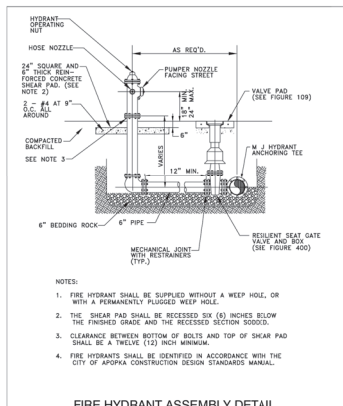
FIG. 400



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

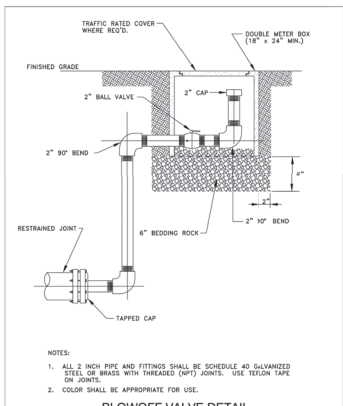
FIG. 400 A



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

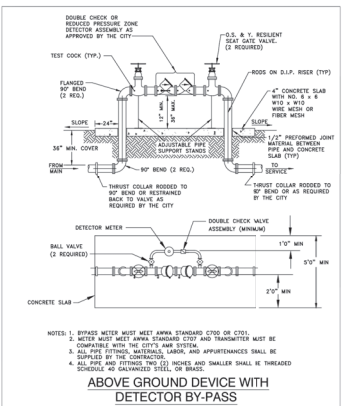
FIG. 402



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 403



CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 500 B

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. 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 BY:

RITTER CIVIL
ENGINEERING + PLANNING
460 PINE CROFT LANE, ATLANTA, GA 30328
404-486-2700 • WWW.RITTERCIVIL.COM

PREPARED FOR:

CHORY HOLDINGS II LLC

4301 HOGSHEAD

UTILITY DETAILS

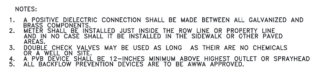
ISSUE DATE:	REVISION	DATE	BY
01/29/2025	1		
	2		
	3		
	4		
	5		
	6		
	7		
	8		
	9		
	10		

PROJECT NUMBER:

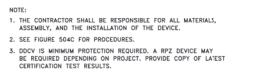
202501

SHEET:

C11.2



CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 502
---	--------------	----------



CITY OF APOPKA	JANUARY 2014	FIG. 504 A
----------------	--------------	------------

[illegible]

CITY OF APOPKA	JANUARY 2014	FIG. 504 C
----------------	--------------	------------

GRAFTED:	GPR
DESIGNED:	GPR
VIEWED:	GPR
PROJECT NUMBER:	24018

C11 3

RILEY & Company, Inc. (H-20 GP)[®]

w/ BATTERY BACKUP FOR AUTOMATIC 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 exceeds 140° C, the motor shall shut off but shall automatically reset when the 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

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 85 DB), ROHS 3 Compliant, NEMA 4X
- 1- ea. Generator Receptacle w/ weatherproof cover 60A Minimum, Shall
- 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 Load Switch
- 1- ea. Control Transformer (480 Volt Only) (Min. 500VA)
- 1- ea. Model RCBS5AH 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 - UL 489
- 1- ea. Emergency Circuit Breaker - UL 489
- 1- ea. Mechanical Interface 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 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) product.

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.

The cover shall be constructed of 1/2 inch thick finished aluminum, diamond plate 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 between 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.

01/01/25 SR

PRIMARY PUMP CAPACITY	113	GPM
PRIMARY TDH	104	TDH

STATION DESIGN CONDITIONS

RUN-OUT TDH	137.54	TDH
PUMP MODEL #	HOMA GRP59 ET73	
R.P.M.	3450	
HORSEPOWER	8.8	HP
ELECTRICAL VOLTS / PHASE	230V/3Ø	

PUMP DISCHARGE SIZE

STATION ELEVATIONS AND DIMENSIONS

100-YEAR FLOOD ELEVATION	(A)	89.33'
WET WELL DIAMETER	(B)	60"
INVERT DIAMETER	(C)	52.50'
TOP OF WET WELL	(D)	85.50'
INLET / INVERT	(E)	85.50'
HIGH LEVEL ALARM (HLA)	(F)	84.80'
2nd PUMP ON (LAG)	(G)	84.30'
1st PUMP ON (LEAD)	(H)	83.50'
PUMPS OFF (OFF)	(I)	83.50'
BOTTOM OF WET WELL	(J)	81.00'
DISCHARGE PIPE DIAMETER	(K)	1.5"
GUIDE RAIL DIAMETER	(L)	4"
F.M.	(M)	

STATION MANUFACTURING MATERIALS

DISCHARGE RISER PIPE	HDB/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 3" DISCHARGE
(48" x 48" x 36" DEEP)	FOR 4" DISCHARGE

WET WELL HATCH OPENINGS

CONCRETE BALLAST REQUIREMENTS	
CUBIC YARDS OF CONCRETE REQUIRED	(V) 3.0 yds ³
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"

**PRIVATE
SANITARY SEWER**

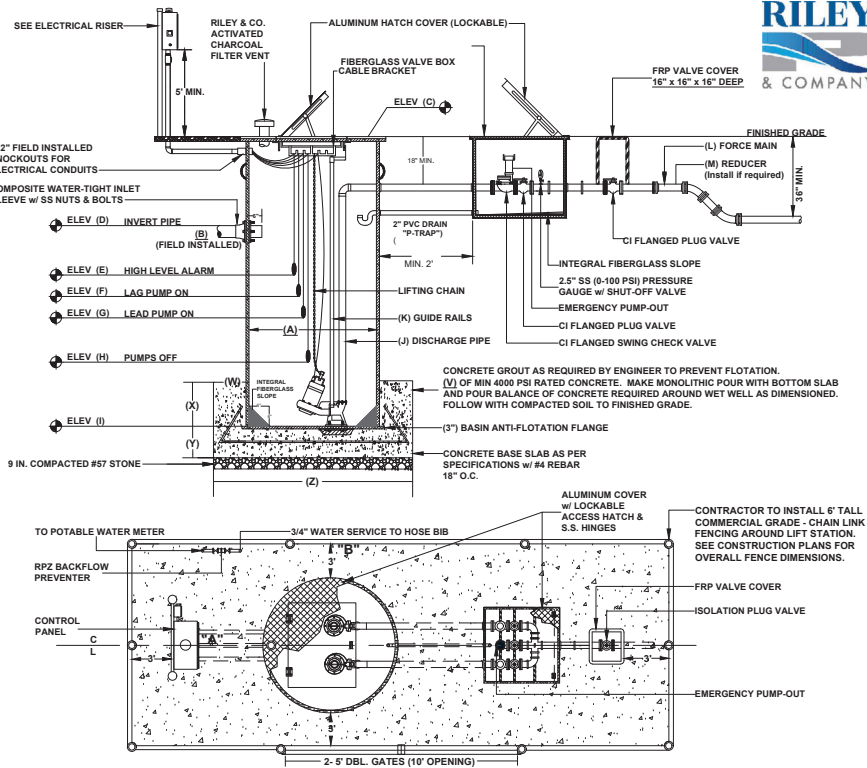
IN CASE OF EMERGENCY CONTACT THE
PUMP STATION MAINTAINED BY:
NAME: _____
PHONE NUMBER: _____
FACILITY MAINTAINED BY:
NAME: _____
PHONE NUMBER: _____
STATION NUMBER: _____

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.

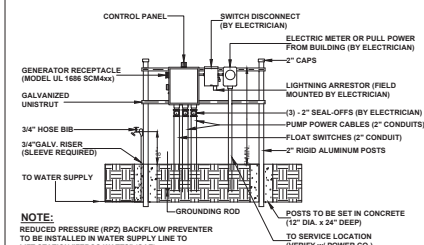
NO SUBSTITUTIONS - NO ALTERNATES



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

ELECTRICIAN NOTES:

1. DRAWING NOT TO SCALE
2. ALL ELECTRICAL WORK SHALL BE IN ACCORDANCE WITH LOCAL CODES
3. ELECTRICIAN TO INSTALL SWITCH DISCONNECT & LIGHTNING ARRESTOR
4. CONTRACTOR SHALL VERIFY POWER SUPPLY PRIOR TO ORDERING EQUIPMENT
5. NEUTRAL TO BE SUPPLIED FOR 3Ø/2Ø8-230V OR 1Ø/2Ø8-230V



NOTE: REDUCED PRESSURE (RPD) BACKFLOW PREVENTER TO BE INSTALLED IN WATER SUPPLY LINE TO LIFT STATION "FEBCO WATTS" (OAE)

ILLUSTRATION PURPOSES ONLY

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.

PREPARED BY:
**RITTER CIVIL
ENGINEERING - PLANNING**
460 PINE CROFT LANE, MATLAND, IL 62701
618-486-2720 • WWW.RITTERCIVIL.COM

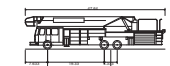
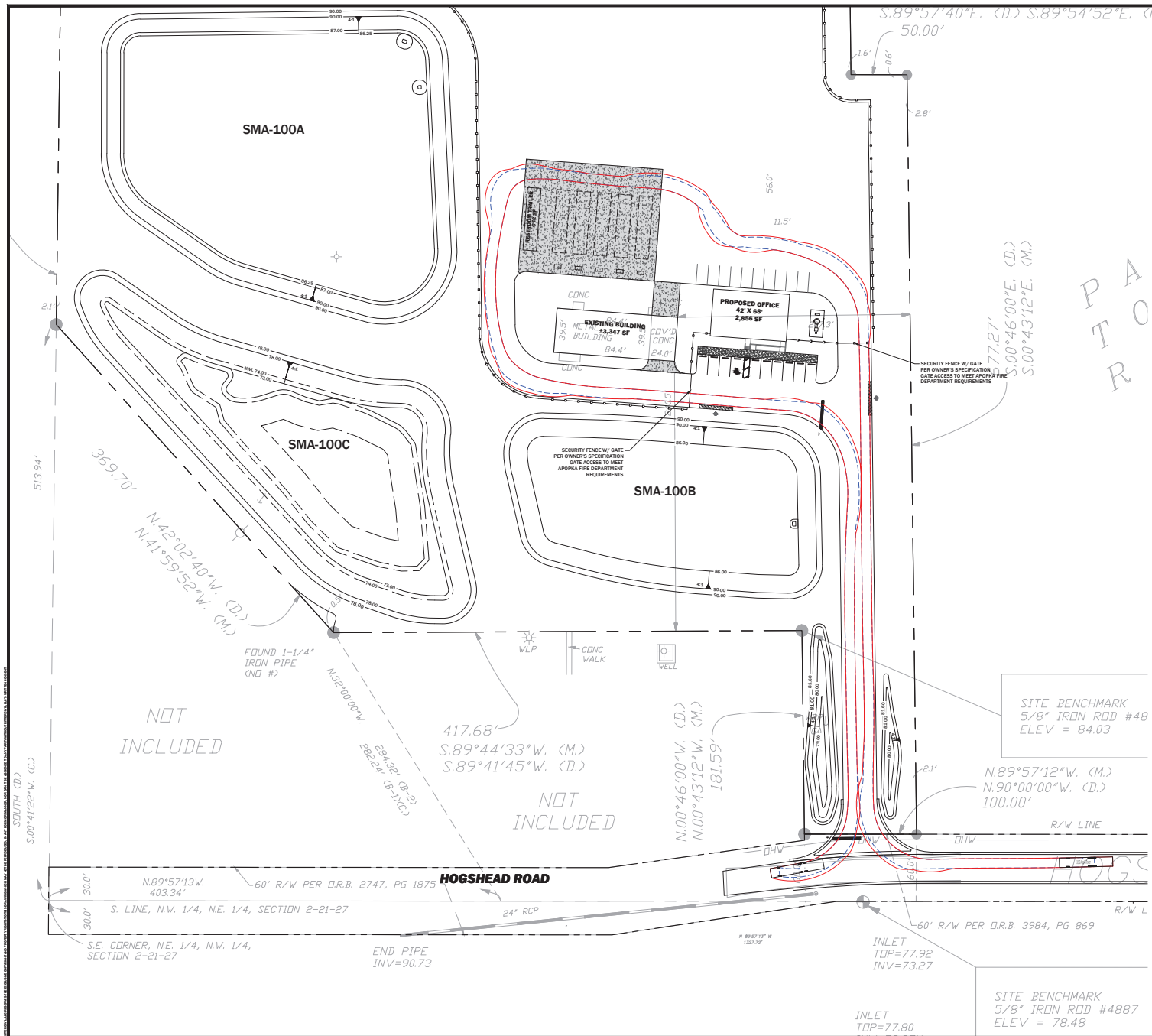
PREPARED FOR:
**CHORY
HOLDINGS II
LLC**

**UTILITY DETAILS
4301 HOGSHEAD**

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

DRAWN:	SPR
CHECKED:	SPR
DESIGNED:	SPR
PROJECT NUMBER:	24024

SHEET:
C11.4

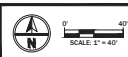


2025 Apollo Tower	47' 6.00"
Overall Length	8' 4.00"
Overall Width	11' 0.00"
Min. Ground Clearance	8' 0.00"
Turn Radius	8' 0.00"
Lock-Axis View	8' 0.00"
Max. Steering Angle (Virtual)	46.00°

PLAN LEGEND:

— VEHICLE BODY ENVELOPE

--- WHEEL PATH



PREPARED BY:

RITTER CIVIL

ENGINEERING - PLANNING

460 PINE CROFT LANE, WATLAND, IL 62751

401-486-2770 • WWW.RITTERCIVIL.COM

PREPARED FOR:

CHORY HOLDINGS II

LLC

FIRE TRUCK ACCESS PLAN

4301 HOGSHEAD

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

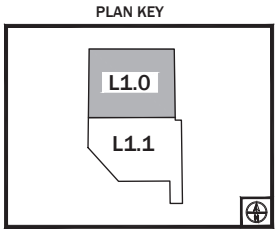
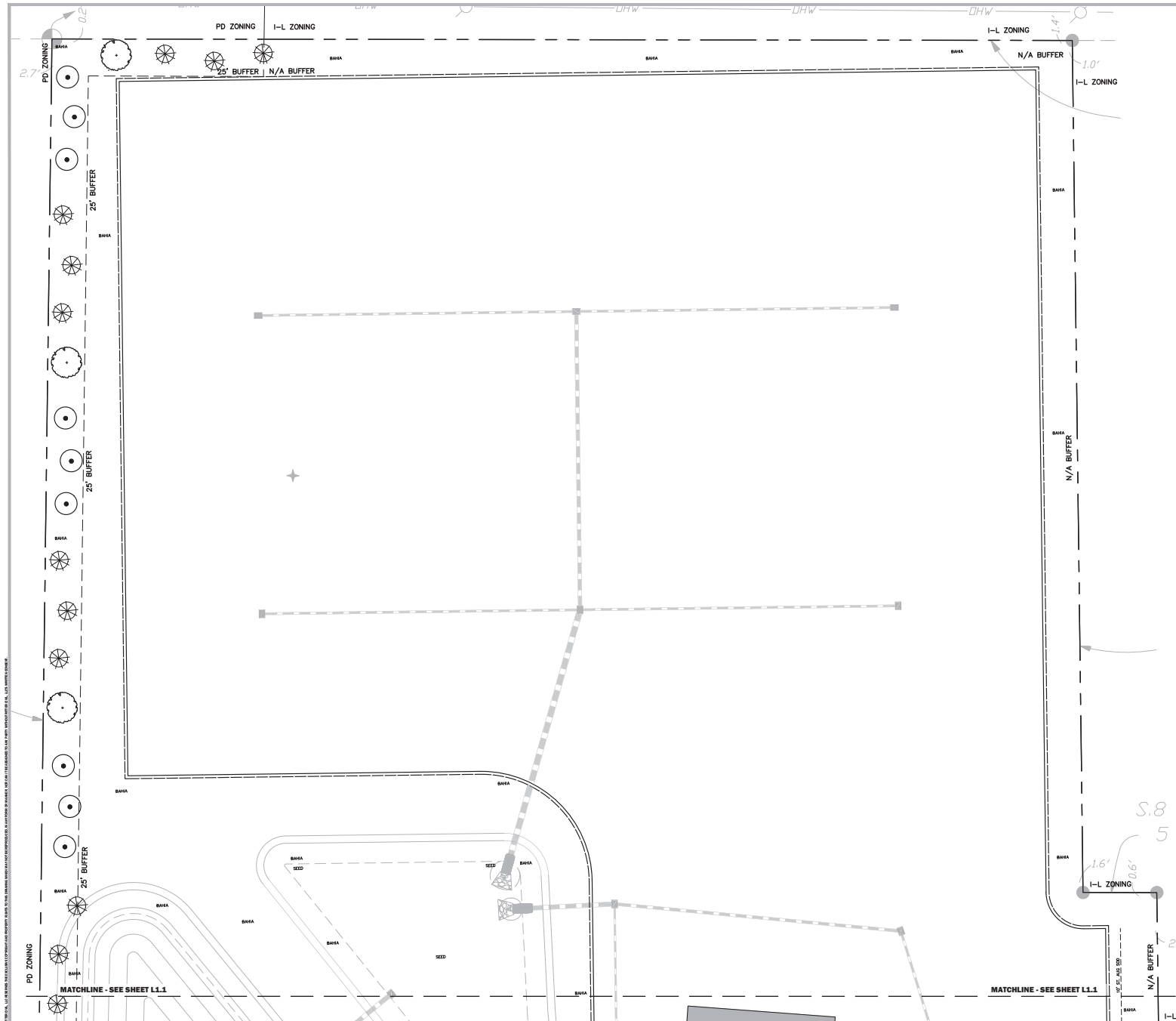
DRAWN: []

CHECKED: []

PROJECT NUMBER: 20250

SHEET:

C13.0



- PLANT SYMBOLS**
- GRAPE MYRTLE
 - LIVE OAK
 - SOUTHERN MAGNOLIA
 - TREE-FORM LIQUISTRUM
 - DRAKE ELM
 - BALD CYPRESS
 - JAPANESE BLUEBERRY
 - HIBISCUS STANDARD
 - SCREEN/BUFFER HEDGE
30' HT. MIN., 3" OC. MAX.
 - SHRUBS AND GRASSES
24" HT. MIN., 3" OC. MAX.

Digitally signed by

 Date: 2025.01.20 09:56:10 -05'00'
 J. SCOTT LIBERTY, LANDSCAPE ARCHITECT
 FLORIDA REGISTRATION NO. LA00001478
 8621 REDWOOD LOOP, WINTER PARK, FL 32782
 PHONE: 407-719-2124 FAX: 407-671-6904



PREPARED FOR:
CHORY HOLDINGS II LLC

PREPARED BY:
RITTER CIVIL ENGINEERING + PLANNING
460 PINE CROFT LANE FAIRLAND, FL 32703
 407-436-7276 • WWW.RITTERCIVIL.COM

LANDSCAPE PLAN

4301 HOGSHEAD

REVISION	DATE	BY	CHKD

ISSUE DATE: 12/16/2024 FOR REVIEW

SHEET:
L1.0

RECLAIMED REQUIREMENTS

- 1) ALL PIPE SHALL BE THE PURPLE RECLAIMED WATER TYPE.
- 2) ALL SPRINKLER HEADS SHALL HAVE PURPLE INDICATORS.
- 3) ALL MAINLINE AND ELECTRIC VALVES SHALL HAVE TAGS TO INDICATE RECLAIMED WATER.
- 4) ALL VALVE BOXES SHALL BE PURPLE WITH PURPLE LIDS TO INDICATE THE PRESENCE OF RECLAIMED WATER.
- 5) ALL EQUIPMENT SHALL BE INSTALLED AS PER ALL LOCAL, COUNTY, STATE, AND FEDERAL CODES. PROVIDE AND MAINTAIN ALL REQUIRED RECLAIMED WATER SIGNS. COORDINATE PLACEMENT AND TYPE WITH THE RECLAIMED WATER PROVIDER.
- 6) ALL CROSSEINGS OF IRRIGATION PIPING AND PORTABLE WATER LINES SHALL HAVE THE VERTICAL CLEARANCE VISUALLY VERIFIED AND THE VERIFICATION MUST BE SHOWN ON THE AS-BUILT DRAWINGS BY DOCUMENTING THE VERTICAL MEASUREMENT SEPARATING THE PIPES.
- 7) THE VERTICAL SEPARATION BETWEEN THE PORTABLE AND RECLAIMED WATER LINES SHALL BE A MINIMUM OF 18". THIS SEPARATION SHALL BE VERIFIED AND DOCUMENTED IN A SET OF AS-BUILT DRAWINGS AS PER SPECIFICATIONS. THE HORIZONTAL SEPARATION SHALL BE 5' CENTER TO CENTER AND 5' OUTSIDE TO OUTSIDE IF PIPES. MINIMUM OF 18" IS NOT MET. REFER TO THE SPECIFIC CODE IF THESE SEPARATIONS CAN NOT BE MET.

GENERAL NOTES

- 1) REFER TO THE LANDSCAPE PLANS WHEN TRENCHING TO AVOID TREES AND SHRUBS. HAND DIG AROUND ANY EXISTING TREES. DO NOT CUT ANY ROOTS OVER 4" IN DIAMETER.
- 2) ALL MAINLINE PIPING SHALL BE BURIED TO A MINIMUM DEPTH OF 18" OF COVER. ALL LATERAL PIPING SHALL BE BURIED TO A MINIMUM DEPTH OF 12" OF COVER.
- 3) ALL POP-UP ROTATORS AND SPRINKLS SHALL BE INSTALLED USING AN 18" PVC FLEX PIPE CONNECTION. DO NOT USE 1/2" OR 3/4" FLEX PIPE. USE 1/2" OR 3/4" WITH A MINIMUM OF 12" OF COVER.
- 4) ALL NOZZLES TO BE USED WATER WASTE ON HARD SURFACES (BRICKS AND SDO) SHALL THROTTLE ALL VALVES ON SHRUB LINES AS REQUIRED TO PREVENT FLOODING. USE ADJUSTABLE NOZZLES WHEN REQUIRED TO AVOID ANY WATER ON BUILDING SURFACES.
- 5) ALL RISERS SHALL BE PAINTED BLACK OR A COLOR CHOSEN BY THE OWNER'S REPRESENTATIVE AND SHALL BE STAKED WITH A STEEL ANGLE AND SECURED WITH STAINLESS STEEL CLAMPS. LEAVE THE BOTTOM 12" OF THE PURPLE PURPLE RECLAIMED WATER CONNECTION SHALL BE MADE IN VALVE BOXES USING 3M DRY-WIRE CONNECTORS AND SEALANT WITH WIRE NUTS.
- 6) THE CONTRACTOR SHALL PREPARE AN AS-BUILT DRAWING SHOWING ALL IRRIGATION INSTALLATION. THE CONTRACTOR SHALL NEATLY MARK IN RED INK ON A WHITE BOND PAPER COPY OF THE INSTALLATION PLAN ANY REVISIONS TO THE PLAN. THE AS-BUILT DRAWING SHALL ALSO LOCATE ALL MAINLINE AND VALVES BY SHOWING EXACT MEASUREMENTS FROM HARD SURFACES. MEASUREMENTS SHALL BE MARKED ON THE PLAN EVEN WHEN THE EQUIPMENT IS INSTALLED IN THE EXACT LOCATION AS THE PLAN. PROVIDE THE OWNER A PDF OF THE AS-BUILT PLAN.
- 7) ALL VALVES, GATE VALVES AND QUICK COUPLERS SHALL BE INSTALLED IN VALVE BOXES. THE VALVE BOXES SHALL BE PURPLE WHEN USING RECLAIMED WATER.
- 8) ANY PIPING SHOWN OUTSIDE THE PROPERTY LINE OR RUNNING OUTSIDE A LANDSCAPE AREA IS BROWN. THESE FOR CLARITY ONLY. ALL LINES SHALL BE INSTALLED ON THE PROPERTY AND INSIDE THE LANDSCAPE AREAS OR INSIDE A BOX. 40 SLEEVE.
- 9) ALL HEADS SHALL BE INSTALLED A MINIMUM OF 34" FROM ANY WALL AND A MINIMUM OF 6" FROM ANY SIDEWALK, PATIO OR ROAD. MINIMUM OF 2" WHERE THERE ARE NO BUMPER STOPS. THE EXACT HEIGHT OF ANY 12" POP-UP THAT IS SHOWN IN A SCHEDULE SHALL BE DETERMINED BY THE OWNER'S REPRESENTATIVE IN THE FIELD. INSTALL THE 12" POP-UP HIGHER WHEN BLOCKED BY TALL SHRUBS.
- 10) THE CONTRACTOR SHALL EXERCISE CARE SO AS NOT TO DAMAGE ANY EXISTING UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE IMMEDIATE REPAIRS AND COST OF ANY DAMAGE CAUSED BY THEIR WORK.
- 11) ALL WORK SHALL BE GUARANTEED FOR ONE YEAR FROM THE DATE OF FINAL ACCEPTANCE. ALL DEFECTS IN EQUIPMENT AND WORKMANSHIP OR AS OUTLINED IN THE WRITER'S SPECIFICATIONS.
- 12) ELECTRICAL SERVICE TO LOCATION OF THE CONTROLLER, WELL OR PUMP SHALL BE PROVIDED TO A JUNCTION BOX OR DISCONNECT AT THE EQUIPMENT LOCATION BY THE ELECTRICAL CONTRACTOR OR BY OWNER. WHEN IT IS NOT PART OF THE BID PACKAGE, CONFIRM THE LOCATION OF THE CONTROLLER WITH THE OWNER OR GENERAL CONTRACTOR BEFORE ANY INSTALLATION.
- 13) IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO SCALE THE PLAN AND CHECK NOZZLE TYPES TO DETERMINE THE CORRECT SPACING OF THE HEADS. THE CONTRACTOR SHALL NOT SPACE THE HEADS FURTHER APART OR USE LARGER HEADS THAN SHOWN ON THE PLAN. ANY CHANGES TO THE TUBING TO CURVED BEDS OR PLANTERS AS REQUIRED. ADJUST AND ADAPT THE TUBING FOR ALL TREES. REFER TO THE TREE DAP AND SPACING FOR THE CORRECT SPACING OF THE HEADS.
- 14) THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE FOR WARRANTY OF THE PLANTS AND OR SOD IN THESE AREAS.
- 15) 48 HOURS BEFORE DIGGING, CALL 1-800-432-4770 (SUNSHINE STATE ONE CALL CENTER).
- 16) INSTALL THREE EXTRA CONTROL WIRES TO EACH TERMINATION OF THE MAIN. ALL CONTROL WIRES SHALL BE INSTALLED INSIDE OF SCH. 40 GRAY PVC CONDUIT WHERE THEY CANNOT BE UNDER THE MAIN.

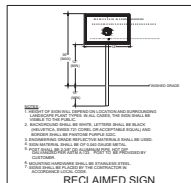
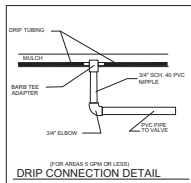
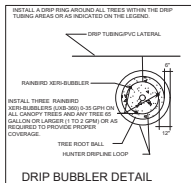
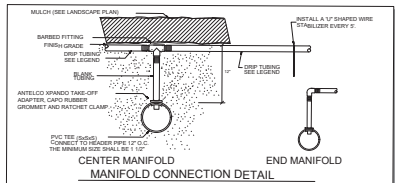
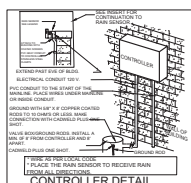
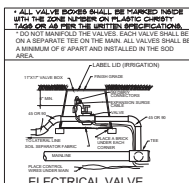
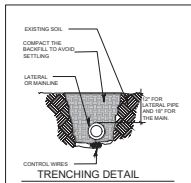
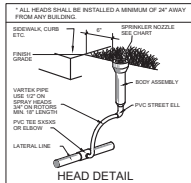
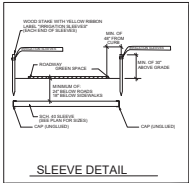
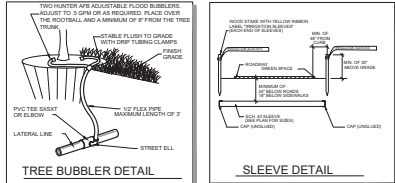
DRIP TUBING NOTES

- 1) INSTALL ALL DRIP TUBING AT GROUND LEVEL AFTER PLANT INSTALLATION. INSTALL TUBING 1/8" SHARPED WIRE STABILIZING A MIN. OF 4" O.C. TO HOLD THE LINES IN PLACE.
- 2) PER ALL DRIP LINE CLEAR OF ALL TREES BEFORE THE FINAL CONNECTION. ALL TUBE ENDS SHALL BE INTERCONNECTED TO ALL OTHER DRIP TUBING. DOES NOT DEAD END TUBING. SINGLE ROWS SHALL HAVE AN END CAP AND NOT BENT OVER OR SAVED.
- 3) AVOID SHARP BENDS IN THE TUBING. DO NOT BEND THE TUBING WITHIN A 12" RADIUS. THERE SHALL NOT BE ANY KINKS IN THE TUBING.
- 4) ALL DRIP TUBING SHALL HAVE UNIFORM SPACING AND BURIAL DEPTH. THE PLAN DOES NOT ALWAYS REFLECT THE EXACT BURIAL DEPTH OF THE TUBING. LAYOUT THE TUBING DOWN THE LONGEST WIDTH WHEN POSSIBLE. ADJUST THE TUBING TO CURVED BEDS OR PLANTERS AS REQUIRED. ADJUST AND ADAPT THE TUBING FOR ALL TREES. REFER TO THE TREE DAP AND SPACING FOR THE CORRECT SPACING OF THE HEADS.
- 5) INSTALL DRIP TUBING TO ALL AREAS THAT SHALL RECEIVE PLANT MATERIAL. SEE THE LANDSCAPE PLAN FOR THE EXACT LOCATIONS. THERE SHALL BE A MINIMUM OF TWO ROWS OF TUBING ON A SINGLE ROW OF PLANTS.
- 6) SPACE TUBING AS NOTED ON THE PLAN. DO NOT SPARE TUBING BACK AND FORTH EXCEPT WHERE SHOWN ON THE PLAN. ALWAYS INSTALL A SCHEDULE PIPE CHART AT THE END OF EACH ROW OF PLANTS.
- 7) REFER TO THE MANUFACTURER'S DRIP INSTALLATION MANUAL FOR INSTALLATION INSTRUCTIONS. ALL FITTINGS SHALL BE THE SAME TYPE AND MANUFACTURER AS THE DRIP TUBING.
- 8) ALWAYS FLUSH ALL LINES BEFORE FINAL CONNECTION.
- 9) INSTALL A 1/2" SYSTEM OF INDICATOR/ALARM ON EVERY ZONE WHERE IT IS SEEN FROM THE CONTROL VALVE. (E.G. VALVE, FLUSH VALVE, ETC.)
- 10) INSTALL FLUSH VALVES BEFORE SHOWN AT THE ENDS OF EACH ROW OF DRIP TUBING AND ONE OR EVERY 15' OF TUBING.
- 11) CLEARLY AND NEATLY MARK THE TOP OF EACH VALVE BOX WITH THE TYPE OF EQUIPMENT THAT IT CONTAINS. (E.G. VALVE, FLUSH VALVE, ETC.)
- 12) THE DRIP ZONE VALVE ASSEMBLY SHALL BE PLACED INSIDE AN ARMOR JUMBO VALVE BOX. THE VALVE SHALL BE INSTALLED AS PER THE DETAIL ON THE PLANS.
- 13) THE DRIP TUBING SHALL HAVE EMBITTERS EVERY 12" AND SHALL BE SPACED 12" APART IN GROUND COVER BEDS AND A MINIMUM OF TWO ROWS FOR EACH ROW OF SHRUBS WHEN THE SHRUBS ARE SPACED FARTHER THAN 2' ON CENTER.
- 14) REFER TO THE ZONE CONTROL KIT DETAIL FOR FILTER SIZES.
- 15) THE IRRIGATION CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE HIGHER WORK WITH THE LANDSCAPE CONTRACTOR.

LEGEND

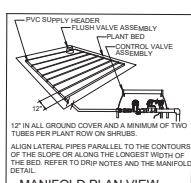
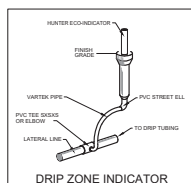
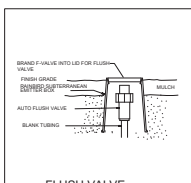
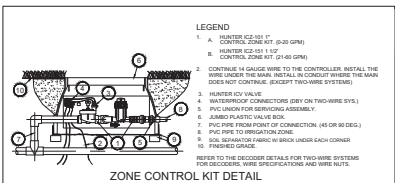
REFER TO RECLAIMED WATER NOTES

●	HUNTER PPS30 6" POP-UP SPRAY HEAD
●	TWO HUNTER AFB ADJUSTABLE FLOOD BUBBLERS PER TREE
—	CLASS 200 PVC DRIP HEADER PIPE-REFER TO DETAIL
○	HUNTER DRIP BUBBLER TREE RING-REFER TO DRIP BUBBLER DETAIL
■	HUNTER DRIP ZONE ECO-INDICATOR-REFER TO THE DETAIL
▲	HUNTER FLUSH VALVE
▲	HUNTER POP ULTRA ROTOR HEAD - 6 GPM
▲	HUNTER POP ULTRA ROTOR HEAD - 3 GPM
—	HUNTER TECHLINE CY 17MM DRIP TUBING - 1 GPH EMBITTERS EVERY 12". PLACE ROWS 12" APART IN ALL GROUND COVER BEDS. INSTALL A DOUBLE ROW ON ALL HEDGE ROWS. REFER TO ALL NOTES AND DETAILS ON THIS SHEET.
—	CLASS 200 PURPLE PVC MAINLINE-1 1/2"
—	CLASS 200 PURPLE PVC LATERAL LINE- SIZE AS SHOWN UNTIL A SMALLER SIZE IS SHOWN. MINIMUM SIZE OF 3/4"
—	SCH. 40 SLEEVE (MINIMUM OF 24" DEPTH AND 2 SIZES LARGER THAN THE PIPE SIZE OR AS LABELED ON THE PLAN)
●	HUNTER KCV ELECTRIC VALVE- SIZE AS SHOWN BELOW. INSTALL VALVE IN A 11X17" PURPLE VALVE BOX AND COVER
●	HUNTER ZONE CONTROL KIT- REFER TO THE DETAIL
●	CONTROLLER- HUNTER IC23 WHERE SHOWN ON THE PLAN. INSTALL WITH A HUNTER MINI-CLK RAIN SENSOR. GROUND AS PER THE DETAILS. SLEEVE TO AS REQUIRED.
●	POINT OF CONNECTION TO A 1" RECLAIMED WATER METERS. REFER TO THE UTILITY PLAN FOR THE EXACT LOCATION AND DETAILS.



NOZZLE CHART

LETTER	PRODUCT SPEC.	GPM @ 30PSI	RADIUS	RADIUS/ANGLE	ZONE LABELS
A	1/2" TEE	1.5	15'	15'	1
B	1/2" TEE	2.5	15'	15'	2
C	1/2" TEE	3.5	15'	15'	3
D	1/2" TEE	4.5	15'	15'	4
E	1/2" TEE	5.5	15'	15'	5
F	1/2" TEE	6.5	15'	15'	6
G	1/2" TEE	7.5	15'	15'	7
H	1/2" TEE	8.5	15'	15'	8
I	1/2" TEE	9.5	15'	15'	9
J	1/2" TEE	10.5	15'	15'	10
K	1/2" TEE	11.5	15'	15'	11
L	1/2" TEE	12.5	15'	15'	12
M	1/2" TEE	13.5	15'	15'	13
N	1/2" TEE	14.5	15'	15'	14
O	1/2" TEE	15.5	15'	15'	15
P	1/2" TEE	16.5	15'	15'	16
Q	1/2" TEE	17.5	15'	15'	17
R	1/2" TEE	18.5	15'	15'	18
S	1/2" TEE	19.5	15'	15'	19
T	1/2" TEE	20.5	15'	15'	20
U	1/2" TEE	21.5	15'	15'	21
V	1/2" TEE	22.5	15'	15'	22
W	1/2" TEE	23.5	15'	15'	23
X	1/2" TEE	24.5	15'	15'	24
Y	1/2" TEE	25.5	15'	15'	25
Z	1/2" TEE	26.5	15'	15'	26



J. SCOTT LIBERTY, LANDSCAPE ARCHITECT
FLORIDA REGISTRATION NO. LA00000196
8401 REVELLOO LOOP, WINTER PARK, FL 32789
PHONE: 407-795-2024 FAX: 407-611-9504

PREPARED BY:
RITTER CIVIL
ENGINEERING + PLANNING
4600 PINECREST CROFT LANE, MAITLAND, FL 32751
407-436-2276 WWW.RITTERCIVIL.COM

PREPARED FOR:
CHORY HOLDINGS II LLC

IRRIGATION DETAILS
4301 HOGSHEAD

ISSUE DATE:	12/16/2024	FOR REVIEW
REVISION		
REVISION		
REVISION		
REVISION		
REVISION		

SHEET:
L12.0

IRRIGATION SPECIFICATIONS

1.1.0 GENERAL

A. The general conditions, supplementary conditions and special conditions apply to the work in this section.

1.01 DESCRIPTION

- A. Scope of Work: Provide all labor, materials, transportation and services necessary to furnish and install irrigation systems as shown on the drawings and described herein.
- B. Contractor shall submit job schedule for all areas of the work. Coordinate with Owner's dates of occupancy.

1.02 QUALITY ASSURANCE & REQUIREMENTS

- A. Permits and Fees: The Contractor shall obtain and pay for any and all permits and all inspections as required.
- B. Manufacturer's Directions: Manufacturer's directions and detailed drawings shall be followed in all cases where the manufacturers of articles used in this contract furnish directions covering points not shown in the drawings and specifications.
- C. Ordinances and Regulation: All local, municipal and state laws, and rules and regulations governing or relating to any portion of this work are hereby incorporated into and made a part of these specifications, and their provisions shall be carried out.
- D. Superintendent:
- There shall be a superintendent satisfactory to the Owner's Representative
- The Superintendent shall not be changed except with the consent of the Owner's Representative.
- The Superintendent shall be authorized to represent the Contractor.
- E. Explanation of Drawings:
1. Due to the scale of the drawings, it is not possible to indicate all fittings, flanges, sleeves, etc., which may be required. The Contractor shall carefully investigate the structural and finished conditions affecting all of his work.
2. The term Landscape Architect as used herein shall refer to the Owner's authorized representative, specifically mentioned in the specifications.
3. The Contractor shall not willfully install the irrigation system as shown on the drawings when it is obvious in the field that obstructions, grade differences and discrepancies in the area dimensions exist that might not have been considered in design.
4. Work of this Section which is allied with the work of other trades shall be coordinated as necessary.

1.03 SUBMITTALS

- A. Materials List:
1. The Contractor shall furnish the articles, equipment, materials or processes specified by name in the drawings and specifications. No substitution will be allowed without prior written acceptance by the Landscape Architect.
2. Complete material list shall be submitted prior to performing any work. Material list shall include the manufacturer, model number and specifications.
3. Equipment or materials installed or furnished without prior approval of the Landscape Architect may be rejected and the Contractor required to remove such materials from the site at his own expense.
4. Approval of any item, alternate or substitute indicates only that the product or products apparently meet the requirements of the drawings and specifications on the basis of the information submitted.
5. Manufacturer's warranties shall not relieve the Contractor of his liability under the warranties. Such warranties shall only supplement the guarantee.
6. If equipment is so specified, no manufacturer descriptive catalogs are necessary in submittal.
- B. Record and As-Built Drawings:
1. The Contractor shall provide and keep up to date and complete "as-built" record set of bond points which shall be corrected daily and show every change from the and specifications and the exact "as-built" locations, sizes and kinds of equipment.
2. These drawings shall also serve as work progress sheets and shall be the basis for measurement and payment for work completed. These drawings shall be available at all times for reviews and shall be kept in a location designated by the Landscape Architect.
3. The Contractor shall make neat and legible notations on the as-built progress sheets daily as the work proceeds, showing the work as actually installed. For example, should a piece of equipment be installed in a location that does not match the plan.
4. Before the date of provisional acceptance, the Contractor shall provide a clean and legible as-built drawing. The drawing shall indicate the location of equipment as described below. The drawing shall be red ink marked on a bond copy or a pdf of this drawing.
5. The Contractor shall dimension from two permanent points of reference, building corners, sidewalk, or road intersections, mainlines (dimension max. 100' along routing).
- a. Sprinkler control valves.
- b. Routing of control wiring.
- c. Quick coupling valves.
- d. Other related equipment as directed by the Landscape Architect.
6. On or before the date of work review for provisional acceptance, the Contractor shall deliver the corrected and completed as-built and pdf to the Landscape Architect. Delivery of the as-built shall not relieve the Contractor of the responsibility of finishing all requirements.
- C. Controller Charts:
1. The chart shall show the area controlled by the automatic controller and shall be the maximum size which the controller door will allow. (size as directed by Landscape Architect)
2. The chart is to be a reduced drawing of the actual as-built system. of a maximum size that will fit inside controller housing, double sided if required for readability.
3. The chart shall be black line print and a different color shall be used to indicate the area of coverage for each station, using pastel or transparent colors.
4. When completed and approved, the chart shall be hermetically sealed between two pieces of plastic, each piece being minimum 20 mils.
5. These charts shall be completed and approved prior to final acceptance of the irrigation system.
- D. Operation and Maintenance Manuals:
1. Prepare and deliver to the Landscape Architect within 10 calendar days prior to completion of construction, two hard cover binders with three rings containing the following information:
- a. Index sheet stating Contractor's address and telephone number, list of equipment with name and addresses of local manufacturer's representative.
- b. Catalog and part sheets on every material and equipment installed under this contract.
- c. Guarantee statement.

1.04 PRODUCT DELIVERY, STORAGE AND HANDLING

- A. Handling of PVC Pipe and Fittings: The Contractor is cautioned to exercise care in handling, loading, unloading, and storing of PVC pipe and fittings.

2.01 MATERIALS

A. General: Use only new materials of brands and types noted on drawings, specified herein, or approved equals.

2.02 PIPE & FITTINGS

- A. Pressure Main Line Piping and Fittings: (Purple reclaimed type on reclaimed water systems) Size 3 inches or smaller shall be PVC class 200 solvent weld type.
- B. Pressure Main Line Piping and Fittings: (Purple reclaimed type on reclaimed water systems) Size 2 1/2 inches and smaller shall be Schedule PVC class 200.
- C. Non-pressure lines: Shall be PVC class 200. (Purple reclaimed type on reclaimed water systems)
- D. All pipe and fittings shall conform to specific requirements as follows:
1. PVC (Solvent Weld)
- a. Pipe: Manufactured from virgin polyvinyl chloride compound in accordance with ASTM D 1784 or ASTM D 2241, cell classification 12454R, hydrostatic design less than 2,000 psi.
- b. Fittings (solvent weld or threaded): Standard weight Schedule 40, side gated, injection molded PVC complying with ASTM D 1784, cell classification 4B, including threads when required.
2. PVC nipples shall be Schedule 80 with molded threads.
3. All PVC pipe must bear the following markings:
- a. Manufacturer's name.
- b. Nominal pipe size.
- c. Schedule or class.
- d. Date of extrusion.
4. Solvent cement and primer for PVC solvent-weld pipe and fittings shall be of type and installation method prescribed by the manufacturer.

2.03 ELECTRICAL (HIGH VOLTAGE)

A. All high voltage electrical service required for automatic controller and other equipment noted on the drawing for irrigation system will be provided in the electrical plans.

2.04 ELECTRICAL (LOW VOLTAGE)

A. Connections between controller and remote control valves shall be made by the contractor as part of these plans.

B. All connections shall be with 3M dry, dry connectors. Any wire that cannot be placed under the main shall be installed inside 1/4" gray conduit.

2.05 ELECTRICAL CONTROL VALVE

A. As noted on the details. No 1/8 gauge wire shall be used.

2.06 GATE VALVES

A. See Legend

2.07 CONTROLLER

A. See Legend

2.08 REMOTE CONTROL VALVES

A. See Legend

2.09 ROTOR HEADS

A. See Legend

2.10 SPRAY HEADS

- A. The heads shall be as indicated in the legend.
- B. Height as noted in legend.

2.11 VALVE BOXES

- A. Valve boxes shall be fabricated from a durable plastic material resistant to weather, sunlight and chemical action of soils.
- B. Valve box extensions shall be by the same manufacturer as the valve box.
- C. Gate valve boxes shall be round plastic boxes.
- D. Remote control valve boxes shall be 11" x 17" rectangular plastic boxes. (Purple reclaimed type on reclaimed water systems)

3.01 SITE CONDITIONS

- A. All scaled dimensions are approximate. The Contractor shall check and verify all sizes dimensions and receive Landscape Architect's approval prior to proceeding with work under this section. Any pipe shown outside of the property line is shown for clarity only. All pipe and heads shall be installed within the property line.
- B. Exercise extreme care in excavating and working near existing utilities. Contractor shall be responsible for damages to utilities which are caused by his operations or neglect. Check existing utilities drawings for existing utility locations.
- C. Coordinate installation of sprinkler irrigation materials including pipes, so there will be no interference with utilities or other construction or difficulty in planting trees, shrubs and ground covers.
- D. The Contractor shall carefully check all grades to satisfy himself that he may safely proceed before starting work on the sprinkler irrigation system.
- E. The Irrigation Contractor shall be responsible to coordinate their work with the landscape contractor. All head layout shall match the plan and the installed plant beds.

3.02 PREPARATION

- A. Water Supply:
1. The irrigation system shall be connected to water supply points of connection as indicated on the drawings. The contractor shall be responsible for the installation of the well, unless otherwise noted on well systems.
2. Connections shall be made at appropriate locations as shown on the drawings. Contractor is responsible for minor changes caused by actual site conditions. Refer to the utilities plan for the exact location and details.
- B. Operation Scheduler:
1. Contractor shall be responsible for notifying the Landscape Architect in advance for the following observation meetings,
- a. Pressure supply line installation and testing - 48 hours.
- b. Coverage test and provisional observation for approval - 48 hours.
2. When observations have been conducted by other than the Landscape Architect, show evidence in writing of when and by whom these observations were made.
3. No site observations will commence without as-built drawings.
- C. Final Observation
1. Contractor shall operate each system in its entirety for the Landscape Architect at time of final observation.
- Any items deemed not acceptable by the Landscape Architect, or not in compliance with these specifications and drawings, shall be replaced or repaired by the contractor.
- D. Physical Layout:
1. All piping or equipment shown diagrammatically on drawings outside planting areas shall be installed inside planting area whenever possible, coordinate locations with the landscape contractor. The irrigation contractor shall be responsible to move heads as required to match the plant beds.
2. All layout shall be as per the plans.

3.03 INSTALLATION

- A. General:
1. Line Clearance: All lines shall have a minimum clearance of 18 inches from each other and from lines of other trades. Refer to the reclaimed water requirements.
2. A fire resistant material back fill will be initially placed on all lines. No foreign matter larger than 1/2 inch in size will be permitted.
- B. Trenching:
1. Excavate trenches to required depths as indicated on the legend. Follow approved layout for each system.
2. Trench bottom shall be flat to ensure piping is supported continuously on an even grade.
3. Where lines occur under paved areas, consider dimension to be below the subgrade.
4. Provide minimum coverage as follows unless otherwise shown in the legend:
- a. Non-pressure lines: 12 inches.
- b. Control wire: 18 inches.
- c. Backfilling:
- D. Trenching and Backfill Under Paving:
3. If settlement occurs and subsequent adjustments in pipe, valves, sprinkler heads, lawn or plantings, or other construction are necessary, the Contractor shall make all required adjustments without cost to the Owner.
1. Trenches located under areas where paving, asphaltic concrete or concrete will be installed shall be back filled and compacted.
2. Piping under existing walks is the responsibility of the irrigation contractor. Any cutting or breaking of sidewalks and/or concrete necessary shall be performed by the Contractor and paving replacement as a part of the contract cost. The contractor can jet or wash the pipes under pavement that is 5 wide or less.
3. Coordinate installation of piping and wires under paved areas.
3. Hand dig within the dipline of existing trees. Do not cut any roots 2" or larger.
- E. Assemblies:
1. Routing of sprinkler irrigation lines as indicated on the drawings is diagrammatic. Install lines (and various assemblies) in such a manner as to conform with the details per plans.
2. Install no multiple assemblies in plastic lines. Provide each assembly with its own outlet.
3. PVC pipe and fittings shall be thoroughly cleaned of dirt, dust and moisture before installation.
- F. Electrical Supply:
1. Low voltage wiring shall be placed in the same ditch and along side of main lines unless otherwise approved.
2. When more than one wire is placed in a trench, tape wires to each other at maximum 12 feet on center.
3. Provide a 12 inch expansion loop at each connection and directional change.
4. Use a continuous wire between controller and remote control valves.
- G. Flushing of Systems:
1. After all new sprinkler pipe lines and risers are in place and connected, all necessary diversion work has been completed and prior to installation of sprinkler heads, the control valves and full head of water to flush out the system.
2. Sprinkler heads shall be installed only after flushing of the system has been accomplished to the complete satisfaction of the Landscape Architect.
- H. Sprinkler Heads:
1. Install the sprinkler heads as designated on the drawings and in accordance with their respective details.
2. Spacing of heads shall not exceed the maximum indicated on the drawings.
3. Install the control valves as per the detail.
4. All boxes shall be permanently marked on top, designating type of equipment installed therein etched in 2" high black letters/numbers using AVERO Black No. 209M paint or approved equalR.
- 3.04 TEMPORARY REPAIRS
- A. The Owner reserves the right to make temporary repairs as necessary to keep the sprinkler system equipment in operating condition. The exercise of this right by the Owner shall not relieve the Contractor of his responsibilities under the contract.
- 3.05 FIELD QUALITY CONTROL
- A. Adjustment of the System:
- B. Testing of Irrigation System:
1. Test all pressure lines under hydrostatic pressure of 150 psi for 2 hours and prove watertight.
2. Testing of pressure main lines shall occur prior to installation of electric control valves, quick couplers or any other equipment that might prevent a proper test from being performed.
3. All piping under paved areas shall be tested under hydrostatic pressure of 150 psi, and proved watertight, prior to paving in planting areas at static pressure.
4. Sustain pressure in lines for not less than 2 hours. If leaks develop, replace joints and repeat test until entire system is proven watertight.
5. All hydrostatic tests shall be made only in the presence of the Landscape Architect, or other duly authorized representative of the Owner. No pipe shall be completely back filled until it inspected, tested and approved in writing.
6. Furnish necessary force pump and all other test equipment.
7. When the sprinkler irrigation system is completed, perform a coverage test in the presence of the Landscape Architect, to determine if the water coverage for planting areas is complete and adequate.
8. Upon completion of each phase of work, entire system shall be tested and adjusted to meet site requirements.
- 3.06 MAINTENANCE
- A. The entire sprinkler irrigation system shall be under full automatic operation for a period of seven days prior to any inspections.
- B. The Landscape Architect reserves the right to waive or shorten the operation period.
- 3.07 CLEANUP
- A. Cleanup shall be performed as each portion of the work progresses. Trash and excess dirt shall be removed from the site, all walks and paving shall be sheaped or washed down, and any damage sustained to the work of others shall be repaired.



J. SCOTT LIBERTY, LANDSCAPE ARCHITECT
FLORIDA REGISTRATION NO. LA00000176
8401 REVELLWOOD LOOP, WINTER PARK, FL 32780
PHONE: 407-775-2024 FAX: 407-616-1604



PREPARED FOR:
CHORY HOLDINGS II LLC

IRRIGATION SPECIFICATIONS
4301 HOGSHEAD

ISSUE DATE:	12/16/2024 - FOR REVIEW
REVISION	
REVISION	
REVISION	
REVISION	
REVISION	
REVISION	

DRAWN	JL
CHECKED	JL
REVIEWED	JL
PROJECT NUMBER	240108

SHEET:
L13.0

REVISION	DATE	DESCRIPTION

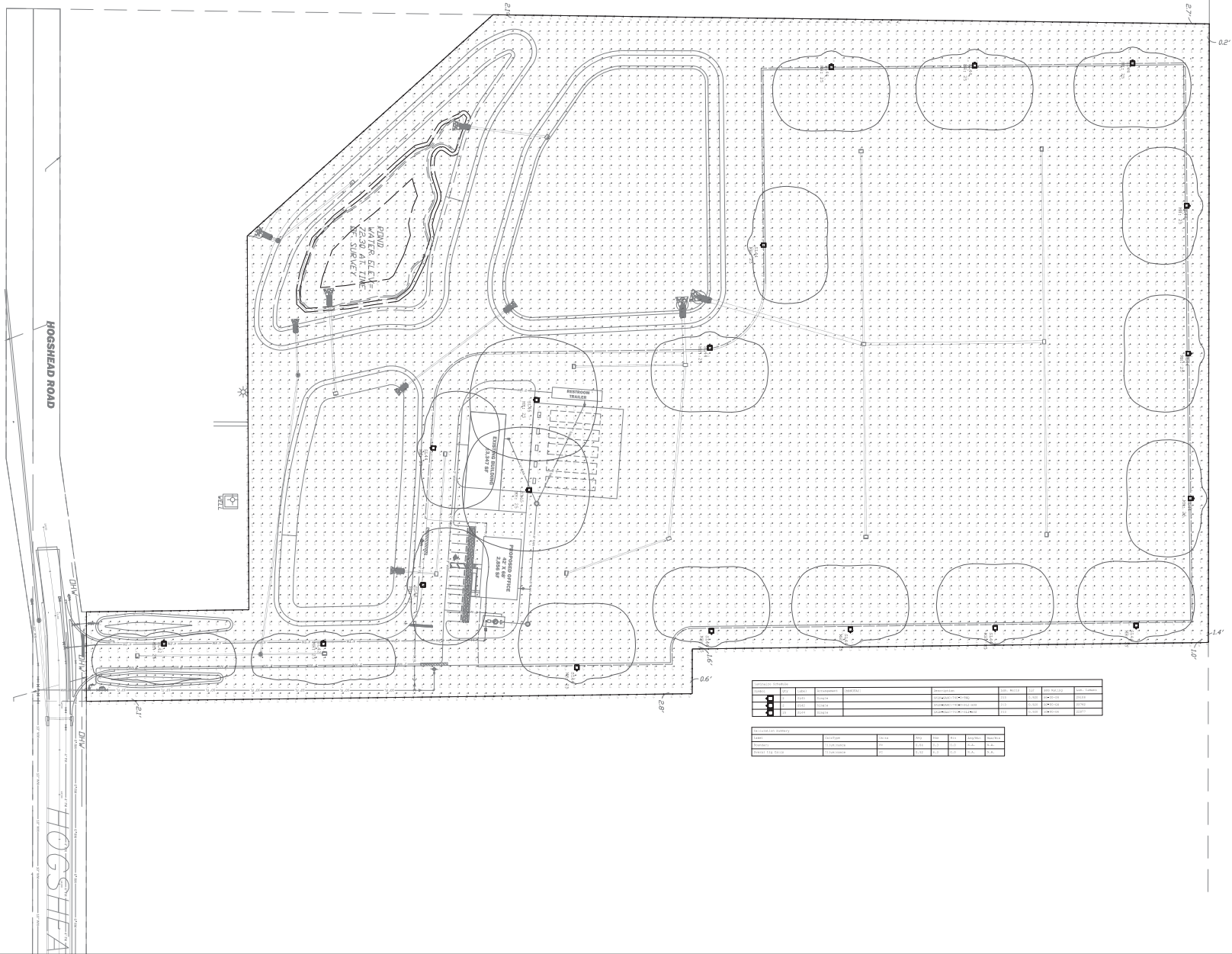
ISSUE DATE:	03.17.2025 - FOR CLIENT REVIEW
DESIGNED:	WSP
CHECKED:	WSP
INCHARGE:	WSP
PROJECT NUMBER:	000000

POINT OF BEGINNING

2643.64'

WPP

WPP



NO.	TYPE	HEIGHT	BEAM	FOOT COUNTS	WATTAGE	WATTAGE	WATTAGE
1	100' TALL	100'	100'	100'	100'	100'	100'
2	100' TALL	100'	100'	100'	100'	100'	100'
3	100' TALL	100'	100'	100'	100'	100'	100'
4	100' TALL	100'	100'	100'	100'	100'	100'
5	100' TALL	100'	100'	100'	100'	100'	100'
6	100' TALL	100'	100'	100'	100'	100'	100'
7	100' TALL	100'	100'	100'	100'	100'	100'
8	100' TALL	100'	100'	100'	100'	100'	100'
9	100' TALL	100'	100'	100'	100'	100'	100'
10	100' TALL	100'	100'	100'	100'	100'	100'

NO.	TYPE	HEIGHT	BEAM	FOOT COUNTS	WATTAGE	WATTAGE	WATTAGE
1	100' TALL	100'	100'	100'	100'	100'	100'
2	100' TALL	100'	100'	100'	100'	100'	100'
3	100' TALL	100'	100'	100'	100'	100'	100'
4	100' TALL	100'	100'	100'	100'	100'	100'
5	100' TALL	100'	100'	100'	100'	100'	100'
6	100' TALL	100'	100'	100'	100'	100'	100'
7	100' TALL	100'	100'	100'	100'	100'	100'
8	100' TALL	100'	100'	100'	100'	100'	100'
9	100' TALL	100'	100'	100'	100'	100'	100'
10	100' TALL	100'	100'	100'	100'	100'	100'

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\GENERAL NOTES.dwg Modified: 4/1/2025 By: cfrancis Plotted By: andrew francis

GENERAL NOTES

1.

UNLESS OTHERWISE SPECIFIED, ALL WORK SHALL BE PERFORMED CONSISTENT WITH THE FOLLOWING SPECIFICATIONS:
- ORANGE COUNTY, FLORIDA

•

CITY OF APOPKA, FLORIDA

•

ST. JOHNS RIVER WATER MANAGEMENT DISTRICT

•

FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION

•

NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM
2.

THE GEOTECHNICAL REPORT SHALL BE REVIEWED BY THE CONTRACTOR, AND THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE SITE, INCLUDING ALL SURFACE AND SUBSURFACE CONDITIONS, THE WORK REQUIRED, AND ALL OTHER CONDITIONS THAT MAY AFFECT THE SUCCESSFUL COMPLETION OF THE JOB PRIOR TO COMMENCEMENT OF WORK.
3.

THE CONTRACTOR SHALL GIVE ALL NOTICES AND COMPLY WITH ALL LAWS, ORDINANCES, RULES, REGULATIONS AND PERMIT CONDITIONS BEARING ON THE CONDUCT OF THE WORK, AS DRAWN AND SPECIFIED. IF THE CONTRACTOR OBSERVES THAT THE DRAWINGS AND SPECIFICATIONS ARE AT VARIANCE THEREWITH, HE SHALL PROMPTLY NOTIFY THE ENGINEER, IN WRITING, AND ANY NECESSARY CHANGES SHALL BE ADJUSTED, AS PROVIDED IN THE AGREEMENT FOR CHANGES IN THE WORK.
4.

THE CONTRACTOR SHALL BE RESPONSIBLE TO THE OWNER AND THE ENGINEER FOR THE ACTS AND OMISSIONS OF CONTRACTOR'S EMPLOYEES AND ALL HIS SUBCONTRACTORS AND THEIR AGENTS AND EMPLOYEES AND OTHER PERSONS PERFORMING ANY OF THE WORK UNDER A CONTRACT WITH THE CONTRACTOR.
5.

THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING ALL NECESSARY ARRANGEMENTS WITH GOVERNMENTAL DEPARTMENTS, PUBLIC UTILITIES, PUBLIC CARRIERS, SERVICE COMPANIES, AND CORPORATIONS OWNING OR CONTROLLING ROADWAYS, RAILWAYS, WATER, SEWER, GAS, ELECTRICAL, TELEPHONE, AND TELEGRAPH FACILITIES SUCH AS PAVEMENTS, TRACKS, PIPING, WIRES, CABLES, CONDUITS, POLES, GUYS, OR OTHER SIMILAR FACILITIES, INCLUDING INCIDENTAL STRUCTURES CONNECTED THEREWITH THAT ARE ENCOUNTERED IN THE WORK IN ORDER THAT SUCH ITEMS MAY BE PROPERLY SUPPORTED, PROTECTED OR LOCATED.
6.

UNLESS OTHERWISE SPECIFIED IN THE GENERAL CONDITIONS, ALL CONSTRUCTION IS TO BE GOVERNED BY THE PLANS, APPLICABLE PERMITS, AND SPECIFICATIONS HEREIN, AND ALL APPLICABLE FEDERAL, STATE AND LOCAL BUILDING AND SAFETY CODES, LAWS AND ORDINANCES.
7.

PRIOR TO PERFORMING ANY WORK WITHIN ANY PUBLIC OR UTILITY RIGHT-OF-WAY, CONTRACTOR SHALL OBTAIN AUTHORIZATION AND PERMIT FROM JURISDICTION RESPONSIBLE FOR SUCH RIGHT-OF-WAY. IN ADDITION, CONTRACTOR SHALL OBTAIN GAS I.D. NUMBER FROM LOCAL GAS COMPANY AND NOTIFY SUNSHINE STATE ONE-CALL UTILITY NOTIFICATION CENTER AT 1-800-432-4770 AT LEAST 48 HOURS PRIOR TO START OF WORK.
8.

PRIOR TO PERFORMING ANY WORK WITHIN ANY PUBLIC RIGHT-OF-WAY, CONTRACTOR SHALL DEVELOP AND IMPLEMENT A TRAFFIC CONTROL PLAN CONSISTENT WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" PUBLISHED BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION, AND SUBMIT TO THE COUNTY ENGINEER FOR APPROVAL.
9.

IN THE EVENT THE CONTRACTOR DISCOVERS ANY ERRORS OR OMISSIONS IN THE PLANS HE SHALL IMMEDIATELY NOTIFY THE ENGINEER AND/OR OWNER OR OWNER'S AGENT.
10.

CONTRACTOR SHALL PRESERVE AND PROTECT ALL PERMANENT REFERENCE MONUMENTS, PERMANENT CONTROL POINTS, PERMANENT BENCH MARKS AND PROPERTY CORNERS. IN THE EVENT THE MONUMENTS, POINTS OR MARKERS ARE DISTURBED THE CONTRACTOR SHALL EMPLOY A FLORIDA REGISTERED LAND SURVEYOR TO RESET OR REPLACE THEM.
11.

THE OWNER, OWNER'S AGENT AND INSPECTORS OF APPLICABLE GOVERNMENT JURISDICTIONS, SHALL AT ALL TIMES HAVE ACCESS TO THE WORK WHEREVER AND WHENEVER IT IS IN PREPARATION OR PROGRESS; AND THE CONTRACTOR SHALL PROVIDE PROPER FACILITIES FOR SUCH ACCESS AND FOR THE INSPECTION.
12.

IT IS THE CONTRACTOR'S RESPONSIBILITY TO TAKE ALL REASONABLE AND PRUDENT PRECAUTIONS TO INSURE THAT ALL COMPLETED WORK, MATERIALS AND EQUIPMENT STORED ON SITE ARE SAFE AND SECURED FROM UNAUTHORIZED ACCESS, USE, THEFT, OR VANDALISM. SUCH PRECAUTIONS MAY INCLUDE INSTALLATION OF SIGNS, FENCES, OR POSTING OF SECURITY GUARDS.
13.

CONTRACTOR SHALL, AT ALL TIMES, UTILIZE ALL NORMALLY ACCEPTED AND REASONABLY EXPECTED SAFETY PRACTICES AND COMPLY WITH ALL FEDERAL, STATE AND LOCAL REGULATIONS, ORDINANCES AND GUIDELINES PERTAINING TO SAFE UTILIZATION OF EQUIPMENT OR MATERIALS AS PUBLISHED BY THEIR MANUFACTURER'S.
14.

PRIOR TO INITIATING ANY EXCAVATION (INCLUDING BUT NOT LIMITED TO TUNNELS, DITCHES, STORM WATER PONDS, CANALS, ARTIFICIAL LAKES) CONTRACTOR SHALL INSTALL FENCES AND/OR TAKE ALL OTHER REASONABLE AND PRUDENT STEPS TO INSURE THAT ACCESS TO EXCAVATION BY UNAUTHORIZED PERSONNEL IS PREVENTED.
15.

CONTRACTOR SHALL COMPLY IN EVERY RESPECT WITH THE PROVISIONS OF THE FLORIDA STATE TRENCH SAFETY ACT.
16.

THE CONTRACTOR SHALL TAKE ALL REASONABLE PRECAUTIONS FOR THE SAFETY OF, AND SHALL PROVIDE ALL REASONABLE PROTECTION TO PREVENT DAMAGE, INJURY OR LOSS TO:

A.

ALL EMPLOYEES ON THE WORK AND ALL OTHER PERSONS WHO MAY BE AFFECTED THEREBY;

B.

ALL THE WORK AND ALL MATERIALS AND EQUIPMENT TO BE INCORPORATED THEREIN, WHETHER IN STORAGE ON OR OFF THE SITE, UNDER THE CARE, CUSTODY OR CONTROL OF THE CONTRACTOR OR ANY OF ITS SUBCONTRACTORS;

C.

OTHER PROPERTY AT THE SITE OR ADJACENT THERETO, INCLUDING TREES, SHRUBS, LAWNS, WALKS, PAVEMENTS, ROADWAY, STRUCTURES AND UTILITIES NOT DESIGNATED FOR DEMOLITION IN THE COURSE OF CONSTRUCTION.
17.

THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE SAFETY CODES AND WITH ALL APPLICABLE LAWS, ORDINANCES, RULES, REGULATIONS AND LAWFUL ORDERS OF ANY PUBLIC, QUASI PUBLIC OR OTHER AUTHORITY HAVING JURISDICTION FOR THE SAFETY OF PERSONS OR FOR THEIR PROTECTION AGAINST DAMAGE, INJURY OR LOSS, OR DESIGNED TO PROTECT THE ENVIRONMENT. THE CONTRACTOR SHALL ERECT AND MAINTAIN, AS REQUIRED BY EXISTING CONDITIONS AND PROGRESS OF THE WORK, ALL REASONABLE SAFEGUARDS FOR SAFETY AND PROTECTION, INCLUDING POSTING DANGER SIGNS AND OTHER WARNINGS AGAINST HAZARDS, PROMULGATING SAFETY REGULATIONS AND NOTIFYING OWNERS AND USERS OF ADJACENT UTILITIES OF THE EXISTENCE OF HAZARDS AND OF THE SAFETY REGULATIONS.
18.

ALL DAMAGE OR LOSS TO ANY PROPERTY CAUSED IN WHOLE OR IN PART BY THE CONTRACTOR, A SUBCONTRACTOR, OR BY ANYONE FOR WHOSE ACTS ANY OF THEM MAY BE LIABLE, SHALL BE REMEDIED BY THE CONTRACTOR, EXCEPT DAMAGE OR LOSS PROPERLY ATTRIBUTABLE SOLELY TO THE ACTS OR OMISSIONS OF THE OWNER, OR THE ENGINEER OR ANYONE EMPLOYED BY THEM, OR FOR WHOSE ACTS ANY OF THEM MAY BE LIABLE, AND NOT PROPERLY ATTRIBUTABLE IN WHOLE OR IN PART, TO THE FAULT OR NEGLIGENCE OF THE CONTRACTOR.
19.

THOSE PARTS OF WORK IN PLACE WHICH ARE SUBJECT TO DAMAGE BECAUSE OF OPERATIONS BEING CARRIED ON ADJACENT THERETO SHALL BE COVERED, BOARDED UP OR SUBSTANTIALLY ENCLOSED WITH ADEQUATE PROTECTION BY THE CONTRACTOR AT CONTRACTOR'S EXPENSE.
20.

UNTIL FINAL ACCEPTANCE OF THE WORK BY OWNER, THE CONTRACTOR SHALL HAVE THE CHARGE AND CARE OF AND SHALL BEAR THE RISK OF INJURY OR DAMAGE, LOSS OR EXPENSE TO ANY PART THEREOF, OR TO ANY MATERIALS STORED ON SITE, BY THE ACTION OF THE ELEMENTS OR FROM ANY OTHER CAUSE WHETHER ARISING FROM THE EXECUTION OR NON-EXECUTION OF THE WORK. THE CONTRACTOR SHALL REBUILD, REPAIR, RESTORE AND MAKE GOOD ALL INJURIES OR DAMAGES TO ANY PORTION OF THE WORK OCCASIONED BY ANY OF THE ABOVE CAUSES BEFORE FINAL ACCEPTANCE AND SHALL BEAR THE EXPENSES THEREOF.
21.

ADEQUATE TRAFFIC CONTROL, BARRICADES AND FLAGMAN SERVICES SHALL BE FURNISHED AND MAINTAINED BY THE CONTRACTOR AT ALL POINTS WHERE CONVEYING EQUIPMENT ENGAGED ON THE WORK REGULARLY ENTERS ONTO OR CROSSES TRAFFIC-CARRYING ROADS.
22.

THE CONTRACTOR SHALL COMPLY IN EVERY RESPECT WITH THE FEDERAL OCCUPATIONAL HEALTH AND SAFETY ACT OF 1970 AND ALL RULES AND REGULATIONS NOW OR HEREAFTER IN EFFECT UNDER SAID ACT, AND THE CONTRACTOR FURTHER AGREES TO COMPLY WITH ANY AND ALL APPLICABLE STATE LAWS AND REGULATIONS PERTAINING TO JOB SAFETY AND HEALTH.
23.

CONTRACTOR AND ITS SUBCONTRACTORS SHALL USE, HANDLE, TRANSPORT, AND DISPOSE OF ALL MATERIALS (HAZARDOUS OR OTHERWISE) IN COMPLIANCE WITH ALL PRESENT FEDERAL, STATE AND LOCAL ENVIRONMENTAL, HEALTH OR SAFETY LAW, INCLUDING, BUT NOT LIMITED TO, ALL SUCH STATUTES, REGULATIONS, RULES, ORDINANCES, CODES, AND RULES OF COMMON LAW.

24.

CONTRACTOR FURTHER AGREES THAT CONTRACTOR AND ITS SUBCONTRACTORS SHALL NOT CAUSE THE DISCHARGE, RELEASE OR DISPOSAL OF ANY HAZARDOUS MATERIAL CREATED BY ITS WORK ON OR ABOUT THE JOB SITE. IN THE EVENT OF ANY SPILL, RELEASE OR ANY OTHER REPORTABLE OCCURRENCE, CONTRACTOR SHALL NOTIFY THE APPROPRIATE GOVERNMENTAL AGENCY AND SHALL TAKE SUCH ACTION AS MAY BE NECESSARY TO MINIMIZE THE DELETERIOUS EFFECT OF SUCH SPILL ON PERSONS OR PROPERTY.
25.

THE CONTRACTOR SHALL PROTECT AND KEEP OWNER (INCLUDING THEIR AGENTS AND EMPLOYEES) FREE AND HARMLESS FROM ANY AND ALL LIABILITY, PUBLIC OR PRIVATE, PENALTIES, CONTRACTUAL OR OTHERWISE, LOSSES, DAMAGES, COSTS, ATTORNEY'S FEES, EXPENSES, CAUSES OF ACTION, CLAIMS OR JUDGMENTS RESULTING FROM THE FEDERAL OCCUPATIONAL SAFETY AND HEALTH ACT OF 1970 AS AMENDED OR ANY RULE OR REGULATION PROMULGATED THEREUNDER OR OF ANY STATE LAWS OR REGULATIONS PERTAINING TO JOB SAFETY AND HEALTH ARISING OUT OF OR IN ANY WAY CONNECTED WITH THE PERFORMANCE OF WORK OR WORK TO BE PERFORMED UNDER THIS CONTRACT, AND CONTRACTOR SHALL INDEMNIFY OWNER FROM ANY SUCH CLAIMS, PENALTIES, SUITS OR ACTIONS, PUBLIC OR PRIVATE, ADMINISTRATIVE OR JUDICIAL, INCLUDING ATTORNEY'S FEES PAID OR INCURRED BY OR ON BEHALF OF OWNER, JOINTLY OR SEVERALLY, AND/OR THEIR AGENTS AND EMPLOYEES. THE CONTRACTOR FURTHER AGREES, IN THE EVENT OF A CLAIMED VIOLATION OF ANY FEDERAL OR STATE SAFETY AND HEALTH LAW OR REGULATION ARISING OUT OF OR IN ANY WAY CONNECTED WITH THE PERFORMANCE OF WORK OR WORK TO BE PERFORMED UNDER THIS CONTRACT, OWNER MAY IMMEDIATELY TAKE WHATEVER ACTION IS DEEMED NECESSARY BY OWNER TO REMEDY THE CLAIMED VIOLATION. ANY AND ALL COSTS OR EXPENSES PAID OR INCURRED BY OWNER IN TAKING SUCH ACTION SHALL BE BORNE BY CONTRACTOR, AND CONTRACTOR AGREES TO PROTECT, HOLD HARMLESS AND INDEMNIFY OWNER AGAINST ANY AND ALL SUCH COSTS OR EXPENSES.
26.

CONTRACTOR AND ITS SUBCONTRACTORS SHALL, UPON COMPLETION OF PERFORMANCE OF ALL DUTIES UNDER THIS CONTRACT, REMOVE ALL SUPPLIES, MATERIALS, AND WASTE CONTAINING AND HAZARDOUS MATERIAL FROM THE JOB SITE. CONTRACTOR SHALL BEAR FULL FINANCIAL RESPONSIBILITY, AS BETWEEN THE PARTIES OF THIS CONTRACT, FOR THE COMPLIANCE OF CONTRACTOR AND ITS SUBCONTRACTORS WITH THE PROVISIONS OF THIS CONTRACT.
27.

CONTRACTOR AGREES TO INDEMNIFY, DEFEND, PROTECT AND HOLD THE OWNER HARMLESS FROM AND AGAINST ANY CLAIMS INCLUDING, WITHOUT LIMITATION, ACTUAL ATTORNEY'S FEES AND ANY COSTS OF INVESTIGATION, SOILS TESTING, GOVERNMENTAL APPROVALS, REMEDIATION AND CLEANUP ARISING OUT OF OR IN ANY WAY CONNECTED WITH THE FAILURE OF CONTRACTOR OR ITS SUBCONTRACTORS, OR THEIR AGENTS, EMPLOYEES, OFFICERS, OR REPRESENTATIVES, TO COMPLY WITH THE TERMS OF THESE CONSTRUCTION DOCUMENTS.
28.

SHOULD CONTRACTOR OR ITS SUBCONTRACTORS DISCHARGE, RELEASE OR DISPOSE OF ANY HAZARDOUS MATERIAL ON OR ABOUT THE JOB SITE IN VIOLATION OF THESE CONSTRUCTION DOCUMENTS, CONTRACTOR SHALL IMMEDIATELY SO INFORM OWNER & ENGINEER IN WRITING. IN THE EVENT OF ANY SPILL, RELEASE OR ANY OTHER REPORTABLE OCCURRENCE, CONTRACTOR SHALL NOTIFY THE APPROPRIATE GOVERNMENTAL AGENCY, OWNER & ENGINEER AND SHALL TAKE SUCH ACTION AS MAY BE NECESSARY TO MINIMIZE THE DELETERIOUS EFFECT OF SUCH SPILL ON PERSONS OR PROPERTY.
29.

IN THE EVENT CONTRACTOR OR ITS SUBCONTRACTORS ENCOUNTER ON THE PREMISES ANY PIPELINE, UNDERGROUND STORAGE TANK OR OTHER CONTAINER, OF ANY KIND, THAT MAY CONTAIN A HAZARDOUS MATERIAL, OR ENCOUNTER MATERIAL REASONABLY BELIEVED TO BE A HAZARDOUS MATERIAL, CONTRACTOR SHALL IMMEDIATELY STOP WORK IN THE AREA AFFECTED AND REPORT THE CONDITION TO OWNER AND/OR ENGINEER IN WRITING.
30.

"HAZARDOUS MATERIAL" MEANS ANY SUBSTANCE: (A) THE PRESENCE OF WHICH REQUIRES INVESTIGATION OR REMEDIATION UNDER ANY PRESENT FEDERAL, STATE OR LOCAL STATUTE, REGULATION, ORDINANCE, RULE, CODE, ORDER, ACTION, POLICY OR COMMON LAW, OR (B) WHICH IS OR BECOMES DEFINED AS A "HAZARDOUS WASTE," "HAZARDOUS SUBSTANCE," POLLUTANT OR CONTAMINANT UNDER ANY PRESENT FEDERAL, STATE OR LOCAL STATUTE, REGULATION, RULE OR ORDINANCE OR AMENDMENTS THERETO INCLUDING, WITHOUT LIMITATION, THE COMPREHENSIVE ENVIRONMENTAL RESPONSE COMPENSATION AND LIABILITY ACT (42 U.S.C. SECTIONS 9601 ET SEQ.) AND/OR THE RESOURCE CONSERVATION AND RECOVERY ACT (42 U.S.C. SECTIONS 6901 ET SEQ.), OR (C) WHICH IS TOXIC, EXPLOSIVE, CORROSIVE, FLAMMABLE, INFECTIOUS, RADIOACTIVE, CARCINOGENIC, MUTAGENIC, OR OTHERWISE HAZARDOUS AND IS REGULATED BY ANY GOVERNMENTAL AUTHORITY, AGENCY, DEPARTMENT, COMMISSION, BOARD, AGENCY OR INSTRUMENTALITY OF THE UNITED STATES, THE STATE IN WHICH THE PREMISES ARE LOCATED OR ANY POLITICAL SUBDIVISION THEREOF, OR (D) THE PRESENCE OF WHICH ON THE PREMISES CAUSES OR THREATENS TO CAUSE A NUISANCE UPON THE PREMISES OR TO ADJACENT PROPERTIES OR POSES OR THREATENS TO POSE A HAZARD TO THE HEALTH OR SAFETY OF PERSONS ON OR ABOUT THE PREMISES, OR (E) WHICH CONTAINS GASOLINE, DIESEL FUEL OR OTHER PETROLEUM HYDROCARBONS, OR (F) WHICH CONTAINS POLYCHLORINATED BIPHENYLS (PCBS), ASBESTOS, LEAD OR UREA FORMALDEHYDE FOAM INSULATION.
31.

THE CONTRACTOR SHALL FIELD LOCATE ALL EXISTING UTILITIES AS TO SIZE, LOCATION, AND ELEVATION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY AND ALL CONFLICTS, DEVIATIONS OR OMISSIONS TO THESE CONSTRUCTION DRAWINGS PRIOR TO BEGINNING CONSTRUCTION.
32.

IF ANY TESTING, INSPECTION OR APPROVAL REVEAL DEFECTIVE WORK, CONTRACTOR SHALL NOT BE ALLOWED TO RECEIVE ANY ASSOCIATED COSTS AND THE OWNER SHALL BE ENTITLED TO DEDUCT FROM THE CONTRACT PRICE, BY ISSUING A CHANGE ORDER, OWNER'S COSTS ARISING OUT OF THE DEFECTIVE WORK, INCLUDING COSTS OF REPEATED PROCEDURES, COMPENSATION FOR ENGINEER'S AND DESIGN ENGINEER'S SERVICES AND ALL OTHER RELATED COSTS.

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.

ELEVATIONS SHOWN HEREON ARE BASED ON BENCHMARK NUMBER L708026, ELEVATION BEING 127.97, NORTH AMERICAN VERTICAL DATUM (NAVD) 1988.

HANDICAP ACCESSIBILITY NOTES:

1.

ALL CONSTRUCTION MUST MEET OR EXCEED ALL REQUIREMENTS AS OUTLINED IN THE AMERICANS WITH DISABILITIES ACT (ADA) AND THE FLORIDA ACCESSIBILITY CODE, MOST RECENT EDITIONS. BOTTOM OF CURB RAMP ELEVATION (B.O. RAMP) IS RELATIVE TO EACH CURB RAMP CONDITION. ACTUAL ELEVATIONS SHALL BE BASED ON EXISTING GRADE OF CURB FLOW LINE AT THE B.O. RAMPS.
2.

TOP OF CURB ELEVATION ADJACENT TO B.O. RAMP = 0.50 FT. MAX. UNLESS OTHERWISE NOTED.
3.

ADA REQUIREMENTS SUPERSEDE SPOT GRADES AT LOT LINES. CONTRACTOR TO CUT BACK SLOPE AT 3:1 OR FLATTER AS NEEDED FOR RAMP AND SIDEWALK CONNECTION.
4.

REFER TO PLAN SHEETS AND SECTIONS FOR LOCATIONS AND SIDEWALK WIDTHS.
5.

THE DETECTABLE WARNING STRIP SHALL CONSIST OF A 24 INCH WIDE TACTILE PATTERN OF RAISED TRUNCATED DOMES (ALIGNED PATTERN). DOMES SHALL HAVE A DIAMETER OF 0.9 INCH, A HEIGHT OF 0.2 INCH, AND A CENTER TO CENTER SPACING OF 2.35 INCHES. THE RAMP DETECTABLE WARNING STRIP SHALL BE CONTRASTING IN COLOR. THE MATERIAL USED TO PROVIDE CONTRAST SHALL CONTRAST BY AT LEAST 70%.
6.

THE CROSS SLOPE OF RAMP SURFACES AND ADJACENT STREET GRADES SHALL BE NO MORE THAN 1:50 OR 2% MAXIMUM.
7.

CURB RAMPS CONSTRUCTED BY THE CONTRACTOR SHALL MEET ALL CURRENT APPLICABLE A.D.A. REQUIREMENTS AND SHALL HAVE DETECTABLE WARNING COMPLYING WITH A.D.A. REQUIREMENTS. ACCESSIBILITY ROUTES SHALL MEET ALL APPLICABLE A.D.A. REQUIREMENTS.
8.

CONTRACTOR TO REFER TO ORANGE COUNTY DETAILS AS NEEDED.
9.

DRIVEWAY/ROADWAY CROSS SLOPES AT CROSSWALKS SHALL BE MAXIMUM 2% PER ADA REQUIREMENTS.
10.

SIDEWALK CROSS SLOPES SHALL BE MAXIMUM 2% PER ADA REQUIREMENTS.
11.

CURB RAMP FLARES & LANDINGS SHALL MEET ADA REQUIREMENTS.
12.

ACCESSIBLE ROUTE WITH RUNNING SLOPES GREATER THAN 1:20 IS A RAMP AND SHALL COMPLY WITH ADA RAMP REQUIREMENTS.
13.

IT IS THE CONTRACTORS SOLE RESPONSIBILITY TO MEET ALL CURRENT ADA STANDARDS. CONTRACTOR SHALL REFER TO FDOT STANDARDS. (INDEX 304, MOST CURRENT EDITION)

RECORD DRAWING AS-BUILT REQUIREMENTS:

AS-BUILT DRAWINGS SHALL BE PREPARED BY AND CERTIFIED (SIGNED AND SEALED) BY A REGISTERED SURVEYOR, AND SHALL BE PROVIDED TO THE ENGINEER OF RECORD UPON COMPLETION OF THE PROJECT. SITE IMPROVEMENTS A MINIMUM OF 1 WEEK PRIOR TO CONTRACTORS ATTEMPT FOR FINAL CERTIFICATE OF OCCUPANCY (CO). AS-BUILT DRAWINGS SHALL REFLECT ANY CHANGES TO THE IMPROVEMENTS MADE DURING CONSTRUCTION AND MUST MEET THE MINIMUM REQUIREMENTS OF ALL REGULATORY AGENCIES HAVING JURISDICTION AS WELL AS THE CRITERIA OUTLINED BELOW. BOTH THE ORIGINAL DESIGN AND REVISED AS-BUILT DATA, AS APPLICABLE, MUST BE CLEARLY SHOWN. THE AS-BUILT DRAWINGS MUST BE CLEARLY LABELED AS AS-BUILT OR RECORD DRAWING. THE FOLLOWING INFORMATION, AT A MINIMUM, SHALL BE CERTIFIED ON THE AS-BUILT DRAWINGS:

WATER DISTRIBUTION SYSTEM:

- A.

LOCATION AND DIMENSIONS OF PIPES, VALVES, FITTINGS, CHANGE OF DIRECTION, AND OTHER ASSOCIATED FACILITIES.

WASTEWATER COLLECTION/TRANSMISSION SYSTEM:

- A.

LOCATION, DIMENSION, AND INVERT ELEVATIONS OF PIPES, MANHOLES (INCLUDING RIM ELEVATION), LIFTSTATION, FORCEMAIN, FITTINGS, CHANGE IN DIRECTION AND OTHER ASSOCIATED FACILITIES.

PAVING AND DRAINAGE SYSTEM:

- A.

DIMENSIONS AND ELEVATIONS OF ALL DISCHARGE STRUCTURES INCLUDING ALL WEIRS, SLOTS, GATES, PIPES, AND SKIMMERS;
- B.

LOCATIONS, DIMENSIONS, AND ELEVATIONS OF ALL FILTER, EXFILTRATION, OR UNDERDRAIN SYSTEMS INCLUDING CLEANOUTS, PIPES, CONNECTIONS TO CONTROL STRUCTURES, AND POINTS OF DISCHARGE TO THE RECEIVING WATERS;
- C.

DIMENSIONS, ELEVATIONS, CONTOURS, OR CROSS-SECTIONS OF ALL STORMWATER TREATMENT POND STORAGE AREAS SUFFICIENT TO DETERMINE STAGE-STORAGE RELATIONSHIPS OF THE STORAGE AREA, AND THE POND DEPTH AND VOLUME BELOW THE CONTROL WATER ELEVATION FOR NORMALLY WET SYSTEMS;
- D.

DIMENSIONS, ELEVATIONS, CONTOURS, FINAL GRADES, OR CROSS-SECTIONS OF THE DRAINAGE SYSTEM IMPROVEMENTS TO DETERMINE FLOW DIRECTIONS AND CONVEYANCE OF RUNOFF TO THE TREATMENT SYSTEM;
- E.

DIMENSIONS, ELEVATIONS, CONTOURS, FINAL GRADES, OR CROSS-SECTIONS OF ALL CONVEYANCE SYSTEMS UTILIZED TO CONVEY OFF-SITE RUNOFF AROUND THE SYSTEM;
- F.

EXISTING WATER ELEVATION OF SURFACE WATERS AND THE DATE DETERMINED;
- G.

ELEVATION AND LOCATION OF BENCHMARK'S FOR THE SURVEY.

ADA FACILITIES:

- A.

ELEVATIONS AT THE FOUR CORNERS OF ALL HANDICAP PARKING SPACES AND ADJACENT LOADING AISLES.
- B.

ELEVATIONS AND LOCATIONS FOR ALL ACCESSIBLE RAMPS WHICH ADEQUATELY REFLECT THE BUILT SLOPES.
- C.

ELEVATIONS AND LOCATIONS ALONG THE PATHS OF CONVEYANCE FOR PEDESTRIAN TRAFFIC AND ALL ADA ACCESSIBLE ROUTES EVERY 25 FT. WHICH ADEQUATELY REFLECT THE SLOPE AND CROSS SLOPE.

SCALE

N.T.S.

DRAWN:

A. FRANCIS

DESIGNED:

S.SIERRA-OIL

CHECKED:

L.CLAASON

DATE:

3/10/2025

PROJECT

PUL-048

SHEET

C1.0

APPLAN ENGINEERING LLC

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING & LAND PLANNING

APPLANFL.COM • 407.960.6868

2231 Lee Road, Suite 27, Winter Park, Florida, 32789

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 0171

REVISIONS

REV.

DATE

DESCRIPTION

03/07/25

02/21/2025

SCS

BY

Call 48 hours before you dig

It's the Law! 1-800-432-4770

Sunshine State One Call of Florida, Inc.

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\ABBREVIATIONS & SYMBOLS.dwg Modified: 4/8/2025 By: graham Plotted By: andrew francis

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
AR/VV	AIR RELEASE VACUUM VALVE
ASPH	ASPHALT
ASSY	ASSEMBLY
AVE	AVENUE
AVG	AVERAGE
AZ	AZIMUTH

B	
BFP	BACKFLOW PREVENTER
BL	BASELINE
BLDG	BUILDING
BLVD	BULEVARD
BM	BENCH MARK
BND	BOUNDARY
BO	BLOWOFF
BQC	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
CLP	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	CONSTRUCT(ION)
CONT	CONTINUOUS
COORD	COORDINATE(S)
COP	CORNER
CPLG	COUPLING
CP/P	CONCRETE POWER POLE
CS	CONTROL STRUCTURE
CTG	COATING
CTR	CENTER
CTV	CABLE TELEVISION
CULV	CULVERT
CY	CUBIC YARD
CYL	CYLINDER

D	
DBL	DOUBLE
DEG OR	DEGREE
DEFL	DEFLECT(ION)
DEPT	DEPARTMENT
DET	DETAIL
DH/WL	DESIGN HIGH WATER LEVEL
DI	DUCTILE IRON
DIA	DIAMETER
DIAG	DIAGONAL
DM	DIMENSION
DIP	DUCTILE IRON PIPE
DISCH	DISCHARGE
DIST	DISTANCE
DMH	DROP MANHOLE
DN	DOWN
DRN	DRAIN
DWO	DRAWING
DWY	DRIVEWAY

E	
EA	EAST
EC	EACH
ED	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	ENGINE(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
GPD	GALLONS PER DAY
GPH	GALLONS PER HOUR
GPM	GALLONS PER MINUTE
GPS	GALLONS PER SECOND
GRD	GUARD RAIL
GRD	GROUND/GRADE
GSP	GALVANIZED STEEL PIPE
GV	GATE VALVE
GV&B	GATE VALVE AND BOX
GW	GLY WIRE
GWT	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
JOIST	JOIST
JT	JOINT

L	
L	LENGTH
LAT	LATITUDE
LATL	LATERAL
LB	LOAD
LF	LINEAR FEET/FOOT
LG	LONG
LM	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
NT	NOT IN CONTRACT
NIC	NUMBER
NO OR #	NUMBER
NOM	NOMINAL
NTP	NOTICE TO PROCEED
NTS	NOT TO SCALE
NW	NORTHWEST
NWL	NORMAL WATER LEVEL

O	
OC	ON-CENTER
OD	OUTSIDE DIAMETER
OE	OR EQUAL
OPNG	OPENING
OPP	OPPOSITE
ORCP	ORVAL REINFORCED CONCRETE PIPE
OS	OUTFALL STRUCTURE
OVFL	OVERFLOW
OVHD	OVERHEAD

Q	
Q	FLOW RATE

R	
R	RADIUS
RCP	REINFORCED CONCRETE PIPE
RCFA	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	
S	SOUTH
SAN	SANITARY SEWER
SB	SPLASH BLOCK
SCH	SCHEDULE
SD	SIDE DRAIN
SDN	SHELF DRAIN
SE	SOUTHEAST
SEC	SECONDS
SECT	SECTION
SHEET	SHEET
SHCWT	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	TURBLOCK
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 LAMPPOLE
TOB	TOP OF BANK
TOC	TOP OF CURB
TOS	TOP 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
WP	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

	CENTER LINE
	CHAIN LINK FENCE
	CONTOUR
	EASEMENT
	FENCE
	GUARDRAIL
	EXISTING PLATS
	RETAINING WALL
	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
	CURB INLET
	MANHOLE
	MITERED END
	STORM INLET
	SPOT ELEVATION

HIGHWAY & UTILITIES

	BENCHMARK
	BOUND CORNER
	CONCRETE
	COUNTY ROADS
	INTERSTATE ROADS
	LIGHT POLE
	SIGN
	EDGE OF PAVEMENT W/O 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

	SANITARY PIPE
	CLEANOUT
	SINGLE SANITARY SERVICE
	DOUBLE SANITARY SERVICE
	MANHOLE
	FORCE MAIN
	PLUG VALVE

POTABLE WATER

	WATER MAIN
	FIRE
	SINGLE WATER SERVICE
	DOUBLE WATER SERVICE
	FIRE HYDRANT ASSEMBLY
	FIRE DEPARTMENT CONNECTION
	METER
	SAMPLE POINT

RECLAIMED WATER

	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

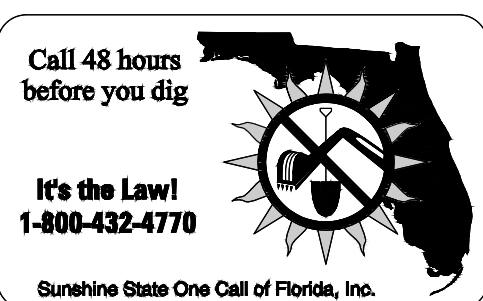
STORM

	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

ROADWAY & GRADING

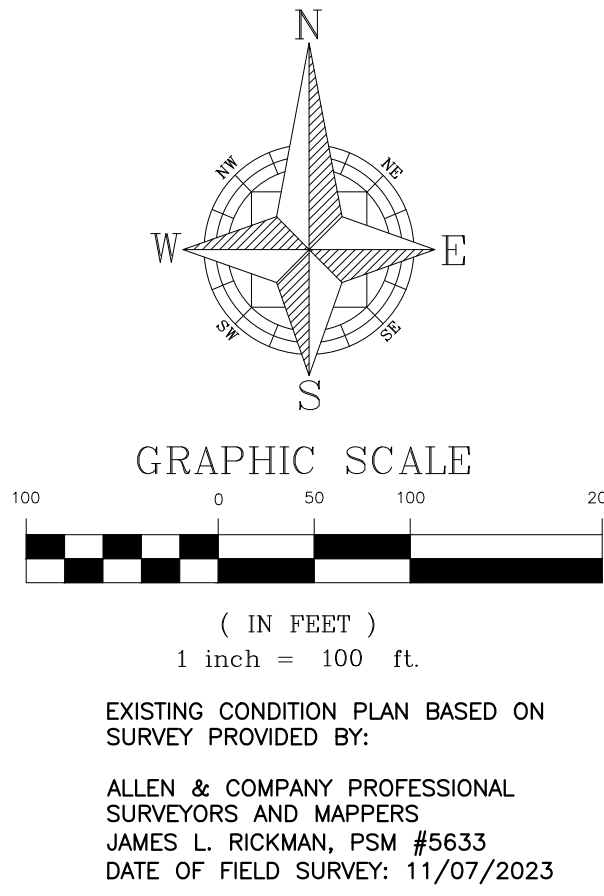
	CONCRETE
	BLDG OR STRUCTURE
	TYPE F CURB & GUTTER
	RIBBON CURB
	DETAIL REFERENCE
	SPOT ELEVATION
	FINISHED FLOOR ELEVATION W/ FHA LOT TYPE
	HANDICAP PARKING
	INTERSTATE ROADS
	LIGHT POLE
	STATE ROADS
	SIGN
	TRAFFIC FLOW PAVEMENT MARKING
	UTILITY POLE
	CROSS SECTION DETAIL

- NOTES:
1. TREE TYPES SHALL BE REFERENCED BY LEGEND ON APPLICABLE DRAWING SHEETS.
 2. EXISTING CONSTRUCTION FEATURES MAY BE SCREENED ON DRAWING SHEETS TO PROVIDE CLARITY.



SHEET 3 OF 155

CIVIL ENGINEERING LAND PLANNING					
APPIAN ENGINEERING LLC.					
APPIANENGINEERING.COM • 407.960.5868					
2201 Lee Road, Suite 27, Winter Park, Florida 32789			03/07/25	SHAWD COMMENTS DATED 02/21/2025	SC5
STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, DOT			REV.	DATE	BY

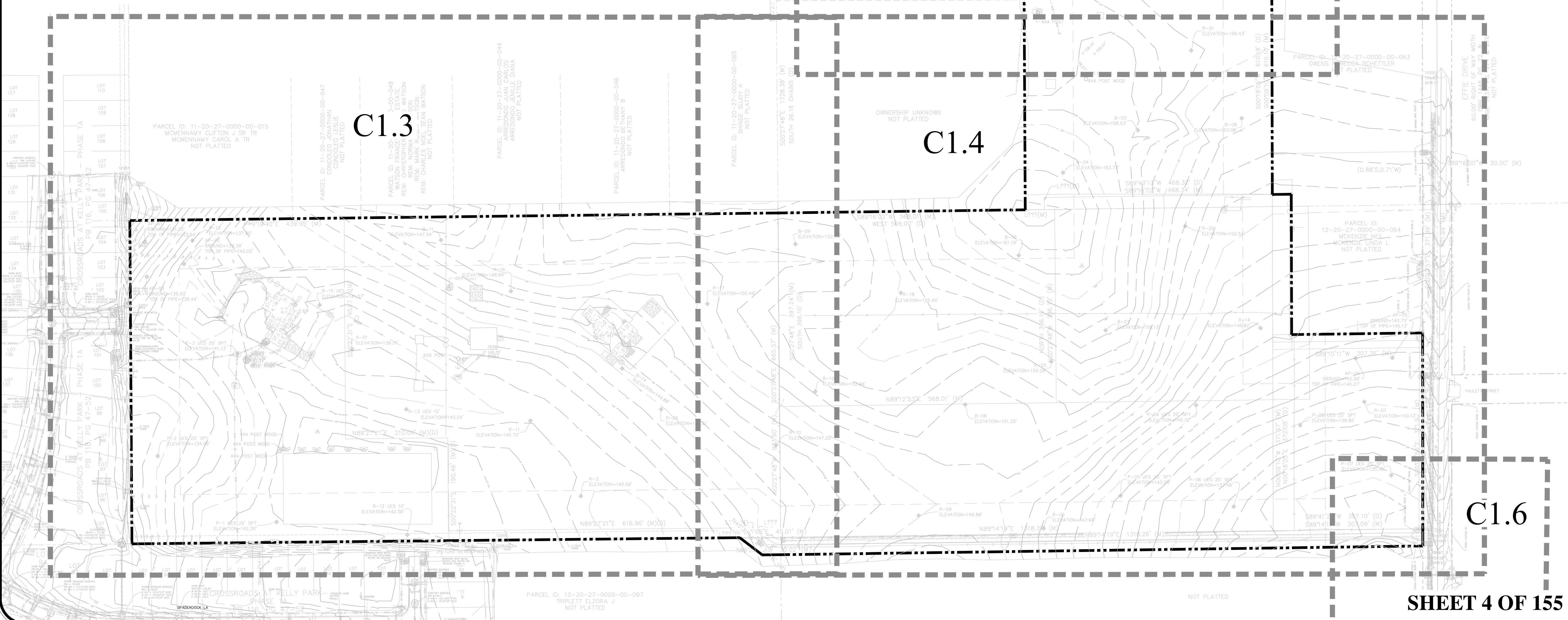


SURVEYOR'S NOTES:

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 12095000504, 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.

LEGEND OF SYMBOLS AND ABBREVIATIONS:

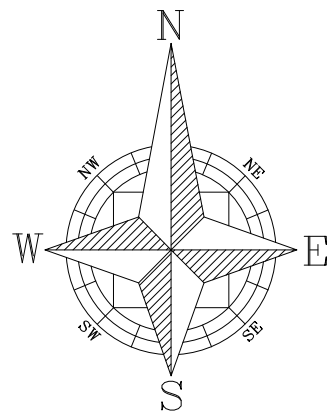
ORB.	OFFICIAL RECORD BOOK
PG(S)	PAGE(S)
LB	LICENSED BUSINESS
R/W	PROFESSIONAL SURVEYOR AND MAPPER
PSM	RIGHT OF WAY
(M)	MEASURED
(D)	DESCRIBED
+	SINGLE STAND SIGN
+	WELL
+	CLEANOUT
+	FENCE GATE
+	POWER POLE
+	WOODEN POWER POLE
+	CONCRETE HATCH
+	DECK HATCH
+	BORING LOCATION
+	IRRIGATION VALVE
+	GUY WIRE
+	ELECTRICAL VAULT
+	KEY PAD
+	MAILBOX
+	TELECOMMUNICATION RISER
+	FOUND CONCRETE MONUMENT AS NOTED
+	FOUND IRON PIPE AS NOTED
+	FOUND IRON ROD AS NOTED
+	SET 1/2" IRON ROD OR NAIL & DISK LB#6723
+	CONTOUR
+	SPOT ELEVATION
+	FENCE LINE, AS NOTED
+	EASEMENT
+	OVERHEAD ELECTRICAL LINE
+	TOP OF BANK
+	TOE OF SLOPE
+	TREE LOCATION



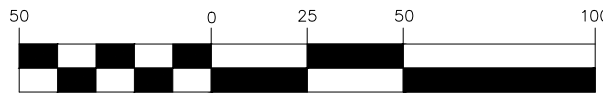
SHEET 4 OF 155

CIVIL ENGINEERING LAND PLANNING			
APPIAN ENGINEERING LLC.			
APPIANFL.COM • 407.960.5868			
2221 Lees Road, Suite 27, Winter Park, Florida, 32789			
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1911			
REV.	DATE	REVISIONS	COMMENTS
03/07/25	02/21/2025	SCS	BY
OVERALL EXISTING CONDITIONS PLAN			
CONSTRUCTION SITE PLAN			
ONDICH SOUTH SUBDIVISION			
CITY OF APOPKA, FLORIDA			
DRAWN:	A. FRANOS	DESIGNED:	S. SIERRA-OIL
PROJECT:	PUL-048	CHECKED:	L. CLASON
SHEET:	C1.2	DATE:	4/2/2025
APPIAN ENGINEERING			
SOUTH CAROLINA SIERRA OIL LICENSE			
No. 90745			
STATE OF FLORIDA			
PROFESSIONAL ENGINEER			

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D Layouts\05 Construction Site Plan\EXISTING CONDITIONS.dwg Modified: 4/8/2025 By: graham Plotted By: andrew francis



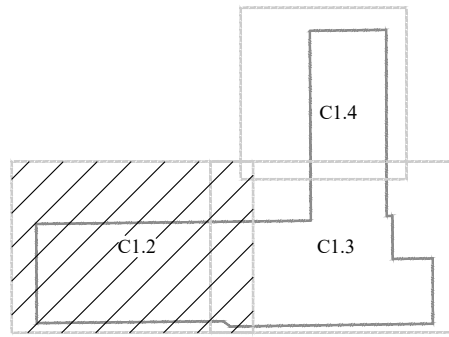
GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

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

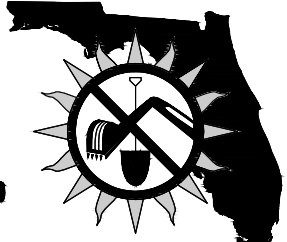


KEY MAP

Call 48 hours
before you dig

It's the Law!
1-800-432-4770

Sunshine State One Call of Florida, Inc.



SHEET C1.3

SHEET C1.4

8"E 1728.38' (M)
SOUTH 26.16 CHAINS (D)

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANFL.COM • 407.960.5868

2231 Lee Road, Suite 27, Winter Park, Florida 32789

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1914

EXISTING CONDITIONS — WEST

CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOKA, FLORIDA

SCALE
1" = 50'

DRAWN:
A. FRANCO

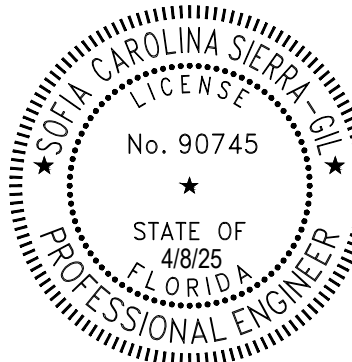
DESIGNED:
S. SIERRA-OIL

CHECKED:
L. CLASON

DATE:
4/2/2025

PROJECT
PUL-048

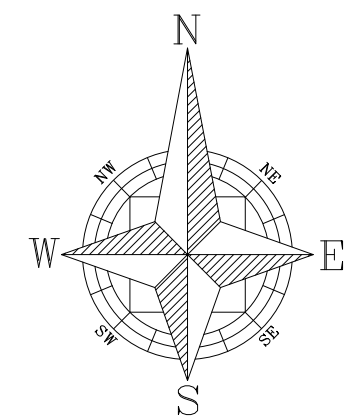
SHEET
C1.2



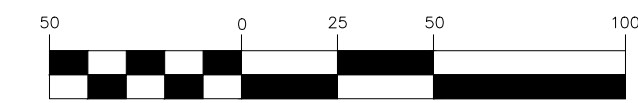
SHEET 5 OF 155



SHEET C1.4



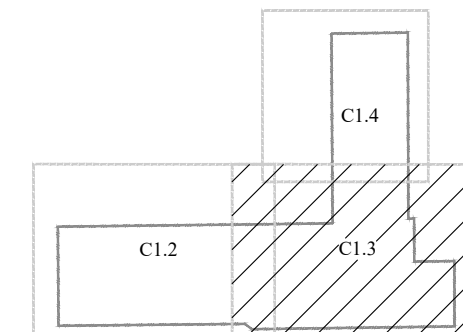
GRAPHIC SCALE



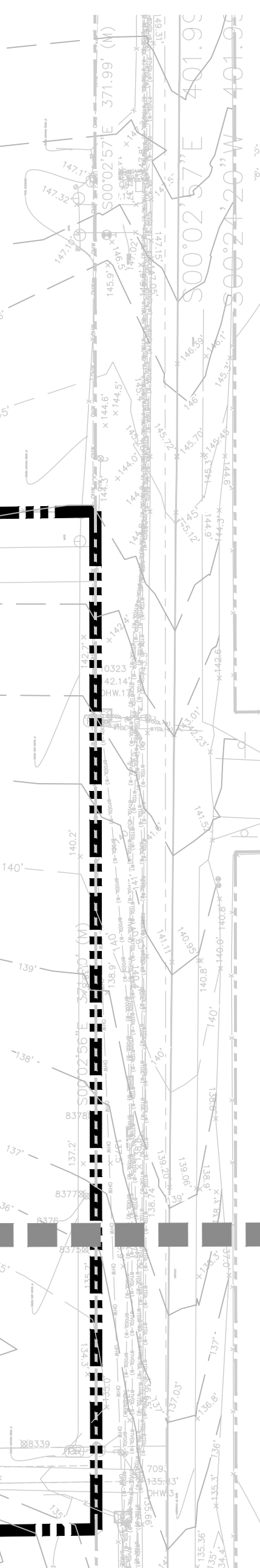
(IN FEET)
1 inch = 50 ft.

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



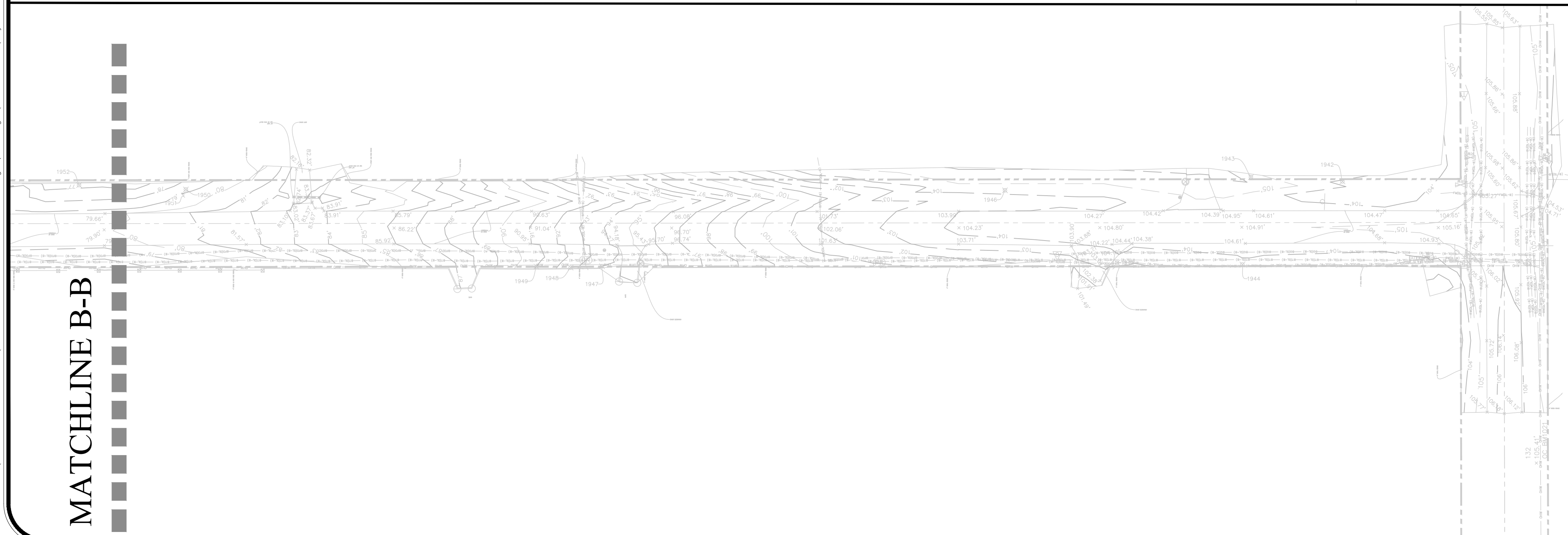
KEY MAP



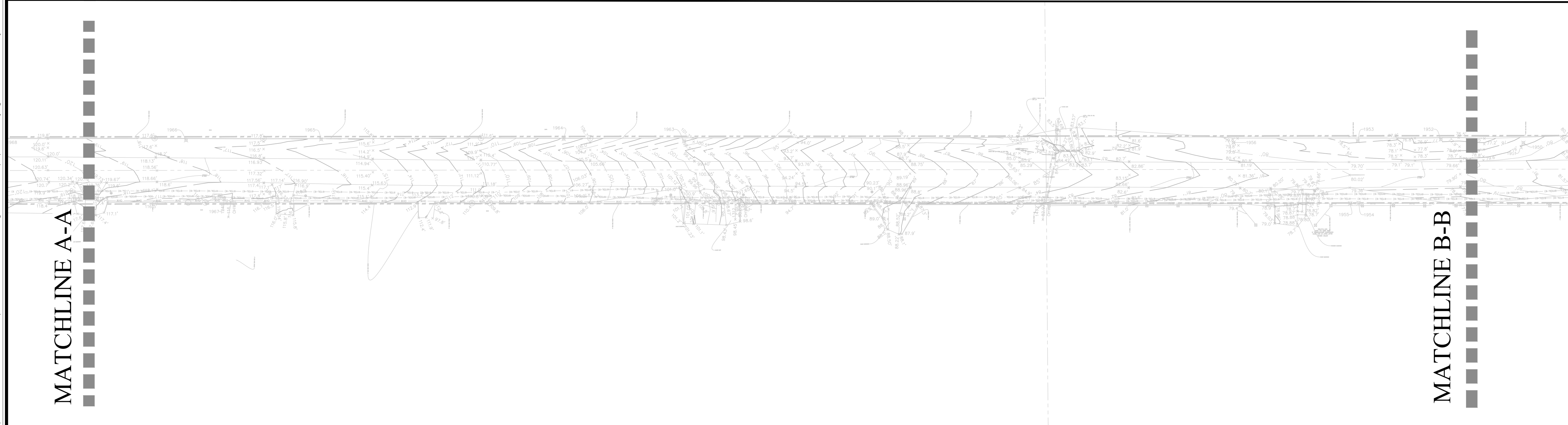
SHEET C1.6

SHEET 6 OF 155

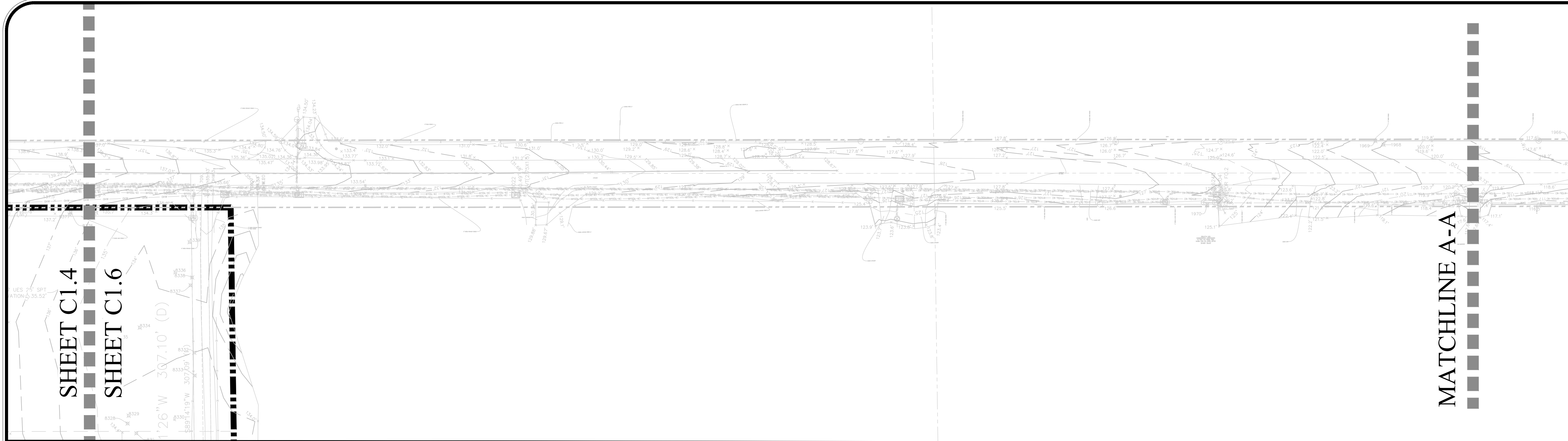
					
SCALE	1" = 50'	PROJECT	PUL-048	SHEET	C1.4
DRAWN:	A. FRANOIS	DESIGNED:	SIERRA-GIL	CHECKED:	LCLASSON
EXISTING CONDITIONS - EAST			ONDICH SOUTH SUBDIVISION		
CONSTRUCTION SITE PLAN			CITY OF APOPKA, FLORIDA		
CIVIL ENGINEERING LAND PLANNING APPIAN ENGINEERING LLC. APPIANFL.COM • 407-960-5868 2221 Lee Road, Suite 27, Winter Park, Florida, 32789 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION, 02/21/2025			REV. DATE A 03/07/25 A 02/27/2025 COMMENTS		



MATCHLINE B-B



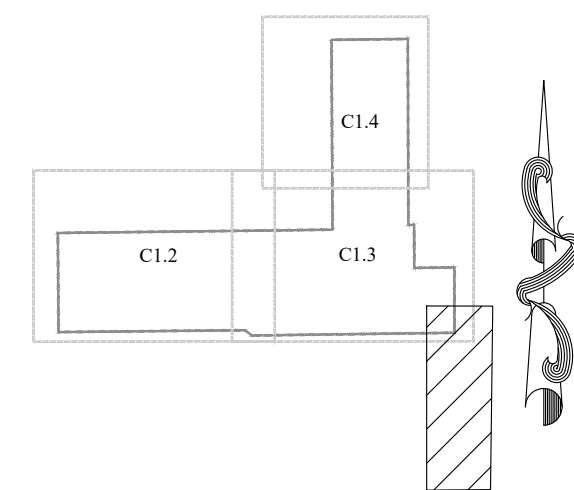
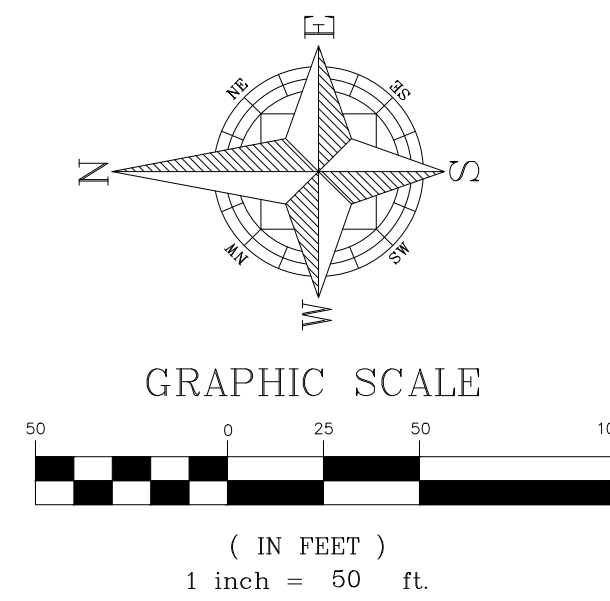
MATCHLINE A-A



7/16" **SHEET C1.4**

SHEET C1.6

MATCHLINE A-A



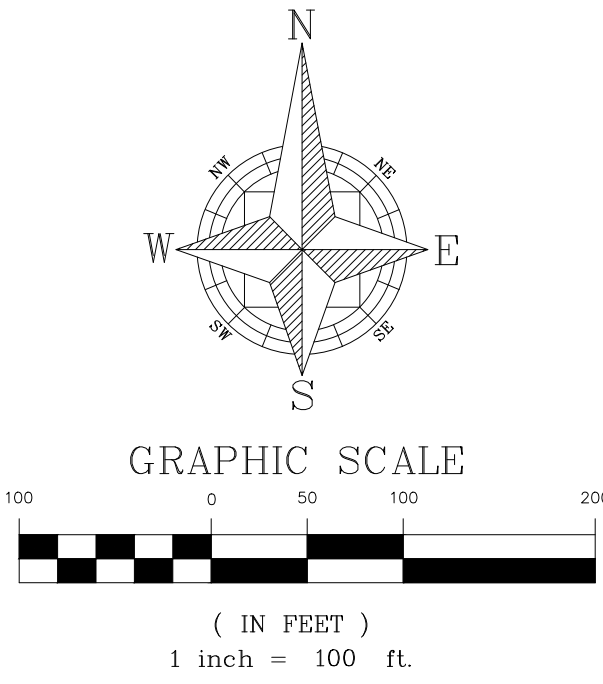
KEY MAP



SHEET 8 OF 155

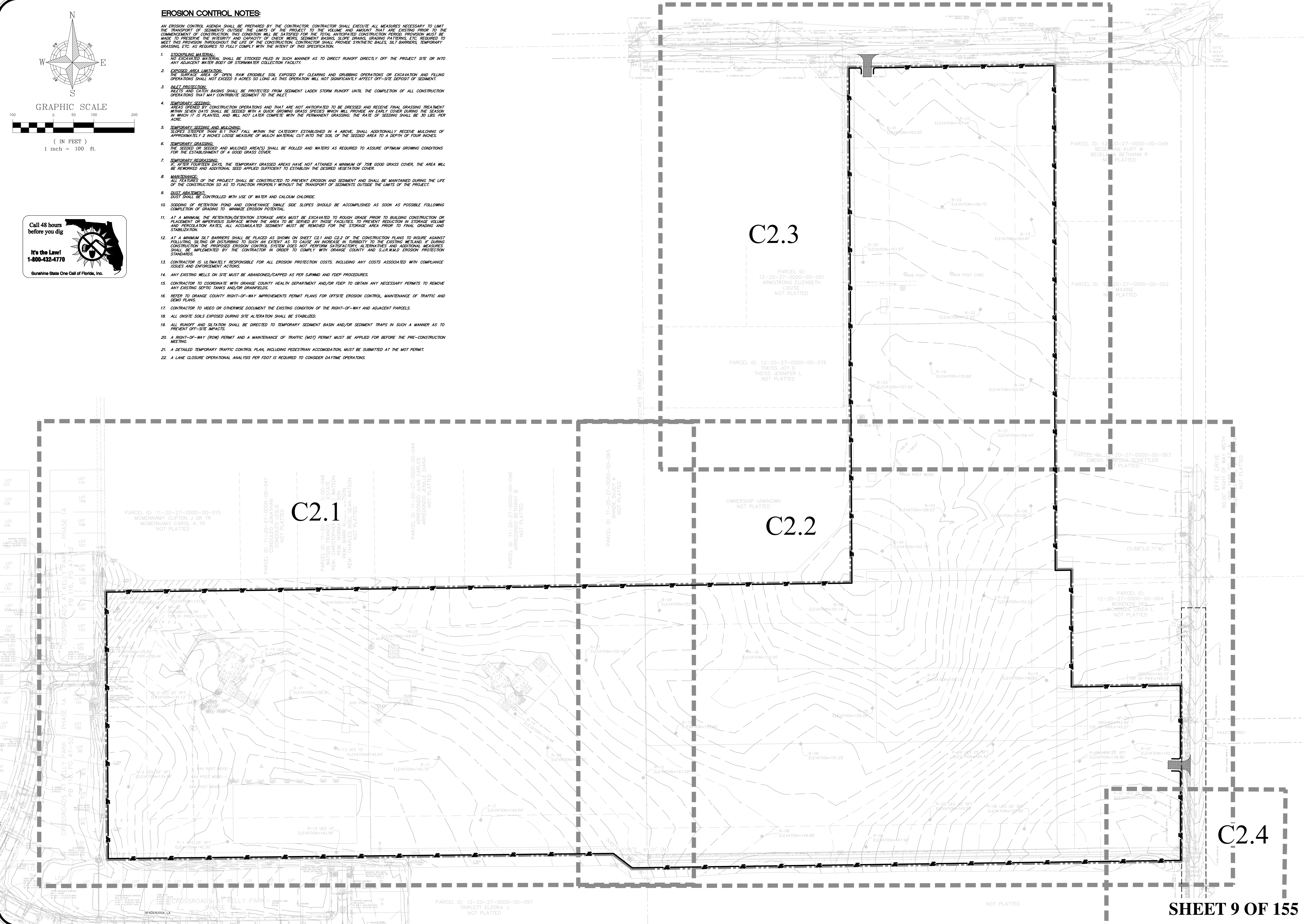
	SCALE	DRAWN BY A. FRANCIS	EXISTING CONDITIONS – SOUTH CONSTRUCTION SITE PLAN ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	CIVIL ENGINEERING LAND PLANNING APIAN ENGINEERING LLC. APPIANFL.COM • 407.960.5868 2211 East Bay, SUITE 21, Winter Park, Florida, 32789 STATE OF FLORIDA CERTIFICATE OF REGISTRATION NO. 0074	BY
					852
					DESCRIPTION
					03/07/25
					DATE
					REV.

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings CAD Civil3D\Layouts\05 Construction Site Plan\DEMO, EROSION, & MOT PLAN.dwg Modified: 4/8/2025 By: afrancis Plotted By: andrew francis

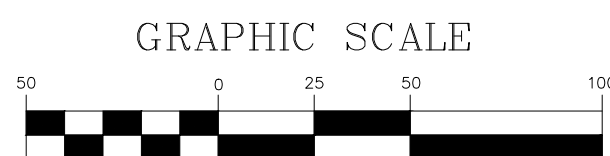


EROSION CONTROL NOTES:

- AN EROSION CONTROL AGENDA SHALL BE PREPARED BY THE CONTRACTOR. CONTRACTOR SHALL EXECUTE ALL MEASURES NECESSARY TO LIMIT THE TRANSPORT OF SEDIMENTS OUTSIDE THE LIMITS OF THE PROJECT TO THE VOLUME AND AMOUNT THAT ARE EXISTING PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. THIS CONDITION WILL BE SATISFIED FOR THE TOTAL ANTICIPATED CONSTRUCTION PERIOD. PROVISION MUST BE MADE TO PRESERVE THE INTEGRITY AND CAPACITY OF CHECK WEIRS, SEDIMENT BASINS, SLOPE DRAINS, GRADING PATTERNS, ETC. REQUIRED TO MEET THIS PROVISION THROUGHOUT THE LIFE OF THE CONSTRUCTION. CONTRACTOR SHALL PROVIDE SYNTHETIC SLEETS, SILT BARRIERS, TEMPORARY GRASSING, ETC. AS REQUIRED TO FULLY COMPLY WITH THE INTENT OF THIS SPECIFICATION.
- STOCKPILING MATERIAL:**
NO EXCAVATED MATERIAL SHALL BE STOCKED PILED IN SUCH MANNER AS TO DIRECT RUNOFF DIRECTLY OFF THE PROJECT SITE OR INTO ANY ADJACENT WATER BODY OR STORMWATER COLLECTION FACILITY.
 - EXPOSED AREA LIMITATION:**
THE SURFACE AREA OF OPEN, RAW, ERODIBLE SOIL EXPOSED BY CLEARING AND GRUBBING OPERATIONS OR EXCAVATION AND FILLING OPERATIONS SHALL NOT EXCEED 5 ACRES SO LONG AS THIS OPERATION WILL NOT SIGNIFICANTLY AFFECT OFF-SITE DEPOSIT OF SEDIMENT.
 - INLET PROTECTION:**
INLETS AND CATCH BASINS SHALL BE PROTECTED FROM SEDIMENT LADEN STORM RUNOFF UNTIL THE COMPLETION OF ALL CONSTRUCTION OPERATIONS THAT MAY CONTRIBUTE SEDIMENT TO THE INLET.
 - TEMPORARY SEEDING:**
AREAS OPENED BY CONSTRUCTION OPERATIONS AND THAT ARE NOT ANTICIPATED TO BE DRESSED AND RECEIVE FINAL GRASSING TREATMENT WITHIN SEVEN (7) DAYS SHALL BE SEED WITH A QUICK GROWING GRASS SPECIES WHICH WILL PROVIDE AN EARLY COVER DURING THE SEASON IN WHICH IT IS PLANTED, AND WILL NOT LATER COMPETE WITH THE PERMANENT GRASSING. THE RATE OF SEEDING SHALL BE 30 LBS. PER ACRE.
 - TEMPORARY SEEDING AND MULCHING:**
SLOPES STEEPER THAN 6:1 THAT FALL WITHIN THE CATEGORY ESTABLISHED IN 4. ABOVE, SHALL ADDITIONALLY RECEIVE MULCHING OF APPROXIMATELY 2 INCHES LOOSE MEASURE OF MULCH MATERIAL CUT INTO THE SOIL OF THE SEEDING AREA TO A DEPTH OF FOUR INCHES.
 - TEMPORARY GRASSING:**
THE SEEDING OR SEEDING AND MULCHED AREA(S) SHALL BE ROLLED AND WATERED AS REQUIRED TO ASSURE OPTIMUM GROWING CONDITIONS FOR THE ESTABLISHMENT OF A GOOD GRASS COVER.
 - TEMPORARY REGRASSING:**
IF, AFTER FOURTEEN (14) DAYS, THE TEMPORARY GRASSED AREAS HAVE NOT ATTAINED A MINIMUM OF 75% GOOD GRASS COVER, THE AREA WILL BE REWORKED AND ADDITIONAL SEED APPLIED SUFFICIENT TO ESTABLISH THE DESIRED VEGETATION COVER.
 - MAINTENANCE:**
ALL FEATURES OF THE PROJECT SHALL BE CONSTRUCTED TO PREVENT EROSION AND SEDIMENT AND SHALL BE MAINTAINED DURING THE LIFE OF THE CONSTRUCTION SO AS TO FUNCTION PROPERLY WITHOUT THE TRANSPORT OF SEDIMENTS OUTSIDE THE LIMITS OF THE PROJECT.
 - DUST ABATEMENT:**
DUST SHALL BE CONTROLLED WITH USE OF WATER AND CALCIUM CHLORIDE.
 - SEEDING OF RETENTION POND AND CONVEYANCE SHALL:** SIDE SLOPES SHOULD BE ACCOMPLISHED AS SOON AS POSSIBLE FOLLOWING COMPLETION OF GRADING TO MINIMIZE EROSION POTENTIAL.
 - AT A MINIMUM, THE RETENTION/DETENTION STORAGE AREA MUST BE EXCAVATED TO ROUGH GRADE PRIOR TO BUILDING CONSTRUCTION OR PLACEMENT ON IMPERVIOUS SURFACE WITHIN THE AREA TO BE SERVED BY THOSE FACILITIES. TO PREVENT REDUCTION IN STORAGE VOLUME AND PRECIPITATION RATES, ALL ACCUMULATED SEDIMENT MUST BE REMOVED FOR THE STORAGE AREA PRIOR TO FINAL GRADING AND STABILIZATION.**
 - AT A MINIMUM, SILT BARRIERS SHALL BE PLACED AS SHOWN ON SHEET C2.1 AND C2.2 OF THE CONSTRUCTION PLANS TO INSURE AGAINST POLLUTING, SIFTING OR DISTURBING TO SUCH AN EXTENT AS TO CAUSE AN INCREASE IN TURBIDITY TO THE EXISTING WETLAND. IF DURING CONSTRUCTION THE PROPOSED EROSION CONTROL SYSTEM DOES NOT PERFORM SATISFACTORILY, ALTERNATIVES AND ADDITIONAL MEASURES SHALL BE IMPLEMENTED BY THE CONTRACTOR IN ORDER TO COMPLY WITH ORANGE COUNTY AND S.J.R.W.M.D. EROSION PROTECTION STANDARDS.**
 - CONTRACTOR IS ULTIMATELY RESPONSIBLE FOR ALL EROSION PROTECTION COSTS, INCLUDING ANY COSTS ASSOCIATED WITH COMPLIANCE ISSUES AND ENFORCEMENT ACTIONS.**
 - ANY EXISTING WELLS ON SITE MUST BE ABANDONED/CAPPED AS PER SWMD AND FDEP PROCEDURES.**
 - CONTRACTOR TO COORDINATE WITH ORANGE COUNTY HEALTH DEPARTMENT AND/OR FDEP TO OBTAIN ANY NECESSARY PERMITS TO REMOVE ANY EXISTING SEPTIC TANKS AND/OR DRAINFIELDS.**
 - REFER TO ORANGE COUNTY RIGHT-OF-WAY IMPROVEMENTS PERMIT PLANS FOR OFFSITE EROSION CONTROL, MAINTENANCE OF TRAFFIC AND DEMO PLANS.**
 - CONTRACTOR TO VIDEO OR OTHERWISE DOCUMENT THE EXISTING CONDITION OF THE RIGHT-OF-WAY AND ADJACENT PARCELS.**
 - ALL ON-SITE SOILS EXPOSED DURING SITE ALTERATION SHALL BE STABILIZED.**
 - ALL RUNOFF AND SITUATION SHALL BE DIRECTED TO TEMPORARY SEDIMENT BASIN AND/OR SEDIMENT TRAPS IN SUCH A MANNER AS TO PREVENT OFF-SITE IMPACTS.**
 - A RIGHT-OF-WAY (ROW) PERMIT AND A MAINTENANCE OF TRAFFIC (MOT) PERMIT MUST BE APPLIED FOR BEFORE THE PRE-CONSTRUCTION MEETING.**
 - A DETAILED TEMPORARY TRAFFIC CONTROL PLAN, INCLUDING PEDESTRIAN ACCOMMODATION, MUST BE SUBMITTED AT THE MOT PERMIT.**
 - A LANE CLOSURE OPERATIONAL ANALYSIS PER FDOT IS REQUIRED TO CONSIDER DAYTIME OPERATIONS.**



CIVIL ENGINEERING LAND PLANNING			
APPIAN ENGINEERING LLC.			
APPIANFL.COM • 407.960.5868			
2221 Lee Road, Suite 27, Winter Park, Florida 32789			
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1511			
REV.	DATE	DATE	DESCRIPTION
1	03/07/25		SWMD COMMENTS DATED 02/27/2025
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
16			
17			
18			
19			
20			
21			
22			
23			
24			
25			
26			
27			
28			
29			
30			
31			
32			
33			
34			
35			
36			
37			
38			
39			
40			
41			
42			
43			
44			
45			
46			
47			
48			
49			
50			
51			
52			
53			
54			
55			
56			
57			
58			
59			
60			
61			
62			
63			
64			
65			
66			
67			
68			
69			
70			
71			
72			
73			
74			
75			
76			
77			
78			
79			
80			
81			
82			
83			
84			
85			
86			
87			
88			
89			
90			
91			
92			
93			
94			
95			
96			
97			
98			
99			
100			
101			
102			
103			
104			
105			
106			
107			
108			
109			
110			
111			
112			
113			
114			
115			
116			
117			
118			
119			
120			
121			
122			
123			
124			
125			
126			
127			
128			
129			
130			
131			
132			
133			
134			
135			
136			
137			
138			
139			
140			
141			
142			
143			
144			
145			
146			
147			
148			
149			
150			
151			
152			
153			
154			
155			
156			
157			
158			
159			
160			
161			
162			
163			
164			
165			
166			
167			
168			
169			
170			
171			
172			
173			
174			
175			
176			
177			
178			
179			
180			
181			
182			
183			
184			
185			
186			
187			
188			
189			
190			
191			
192			
193			
194			
195			
196			
197			
198			
199			
200			
201			
202			
203			
204			
205			
206			
207			
208			
209			
210			
211			
212			
213			
214			
215			
216			
217			
218			
219			
220			
221			
222			
223			
224			
225			
226			
227			
228			
229			
230			
231			
232			
233			
234			
235			
236			
237			
238			
239			
240			
241			
242			
243			
244			
245			
246			
247			
248			
249			
250			
251			
252			
253			
254			
255			
256			
257			
258			
259			
260			
261			
262			
263			
264			
265			
266			
267			
268			
269			
270			
271			
272			
273			
274			
275			
276			
277			
278			
279			
280			
281			
282			
283			
284			
285			
286			
287			
288			
289			
290			
291			
292			
293			
294			
295			
296			
297			
298			
299			
300			
301			
302			
303			
304			
305			
306			
307			
308			
309			
310			
311			
312			
313			
314			
315			
316			
317			
318			
319			
320			
321			
322			
323			
324			
325			
326			
327			
328			
329			
330			
331			
332			
333			
334			
335			
336			
337			
338			
339			
340			
341			
342			
343			
344			
345			
346			
347			
348			
349			
350			
351			
352			
353			
354			
355			
356			
357			
358			
359			
360			
361			
362			
363			
364			
365			
366			
367			
368			
369			
370			
371			
372			
373			
374			
375			
376			
377			
378			
379			
380			
381			
382			
383			
384			
385			
386			
387			
388			
389			
390			
391			
392			
393			
394			
395			
396			
397			
398			
399			
400			
401			
402			
403			
404			
405			
406			
407			
408			
409			
410			
411			
412			
413			
414			
415			
416			
417			
418			
419			
420			
421			

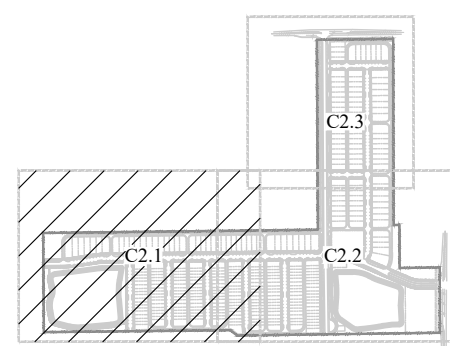


(IN FEET)
1 inch = 50

$$1 \text{ inch} = 50 \text{ ft.}$$

EXISTING CONDITION PLAN BASED ON
SURVEY PROVIDED BY:

ALLEN & COMPANY PROFESSIONAL
SURVEYORS AND MAPPERS
JAMES L. RICKMAN, PSM #5633
DATE OF FIELD SURVEY: 11/07/202.



KEY MAP



**Call 48 hours
before you dig**

It's the Law!
1-800-432-4777

Sunshine State One Call of Florida, Inc.

SHEET C2.1

SHEET C2.2

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPLIANFL.COM • 407.960.5868

THE ROAD, SUITE 27, WINTER PARK, FLORIDA 32789

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NO. 32174

REV.	DATE	DESCRIPTION
2	03/07/25	SURVMD COMMENTS DATED 02/21/2025

REV.	DATE	DESCRIPTION
------	------	-------------

DEMO, EROSION & M.O.T. PLAN - WEST

CONSTRUCTION SITE PLAN

CONDICH SOUTH SUBDIVISION
CITY OF AOPKA, FLORIDA

DRAWN: _____
A. FRANCISDESIGNED:
S.SIERRA-G

CHECKED: L. CLASSON

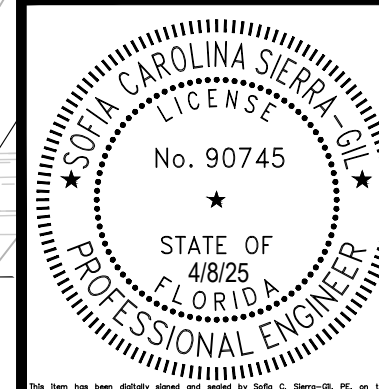
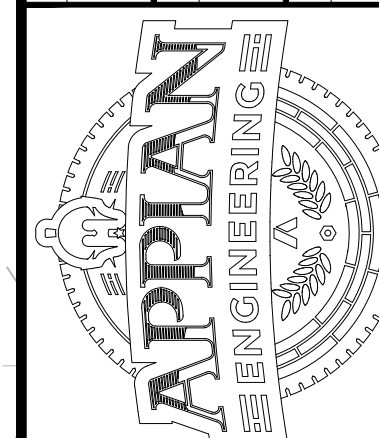
DATE: 4/8/2025

SCALE

PROJECT

PUL-048

SHEET
C2.1



SHEET 10 OF 155

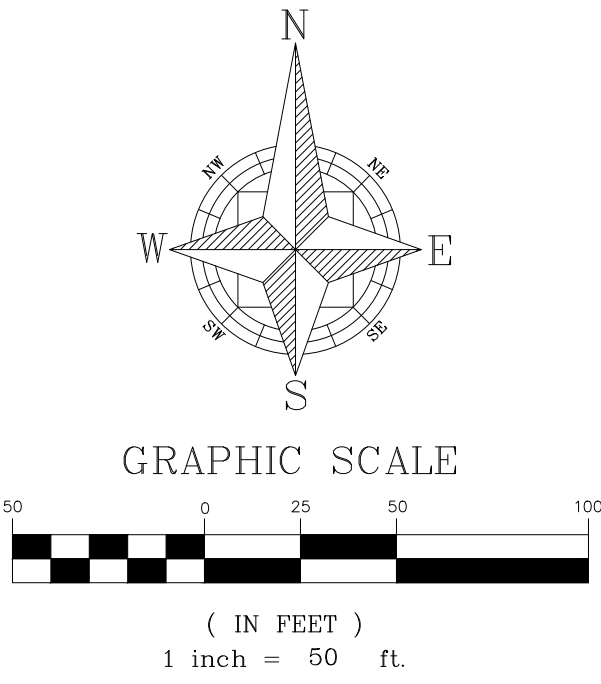
Call 48 hours
before you dig



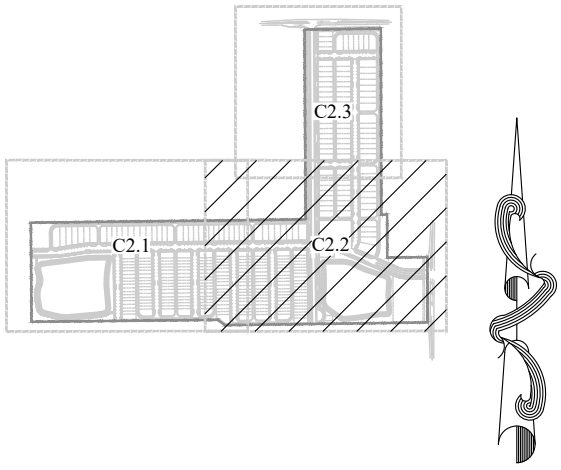
It's the Law!
1-800-432-4770
Sunshine State One Call of Florida, Inc.

SHEET C2.3

SHEET C2.2

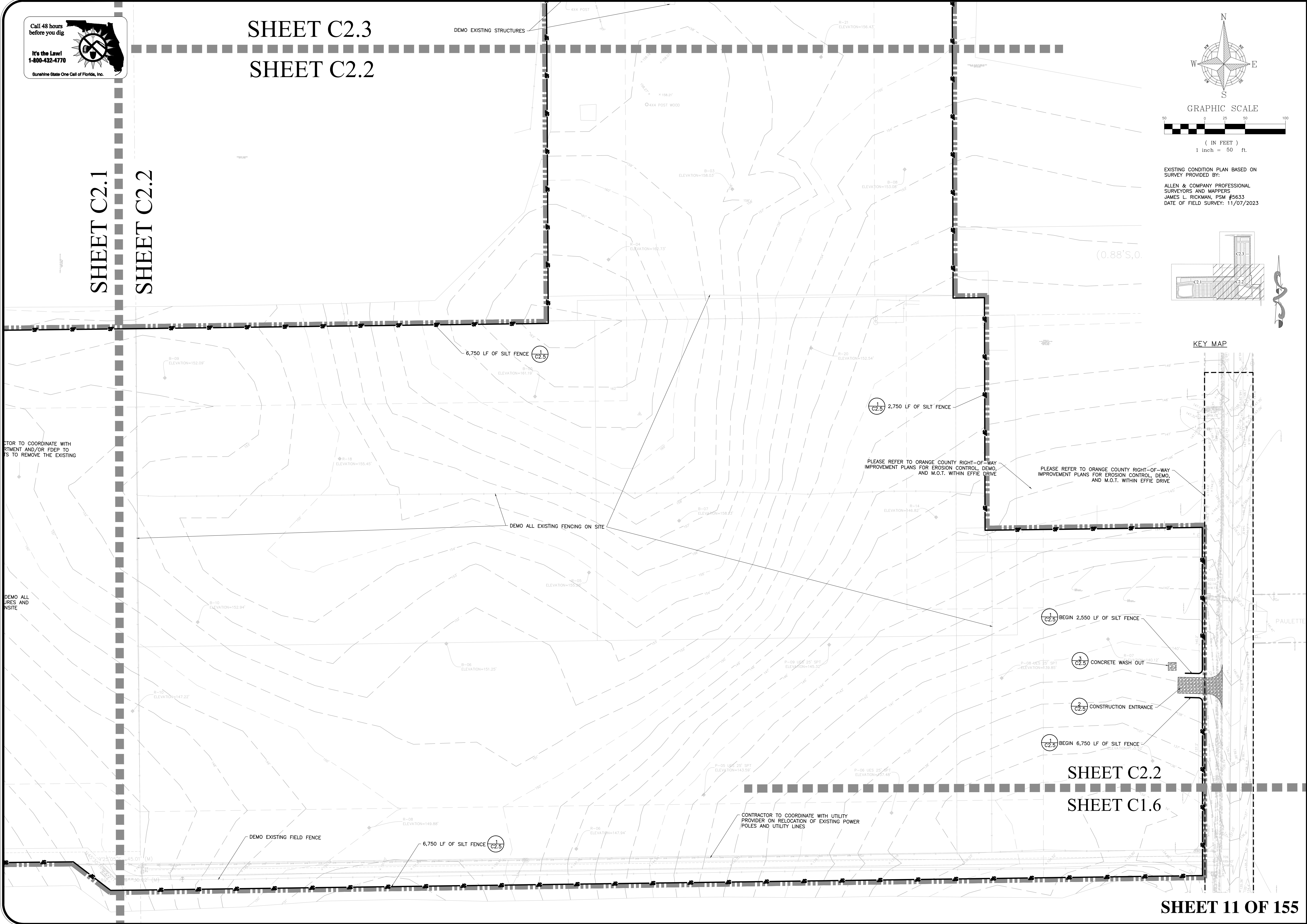


EXISTING CONDITION PLAN BASED ON
SURVEY PROVIDED BY:
ALLEN & COMPANY PROFESSIONAL
SURVEYORS AND MAPPERS
JAMES L. RICKMAN, PSM #5633
DATE OF FIELD SURVEY: 11/07/2023



KEY MAP

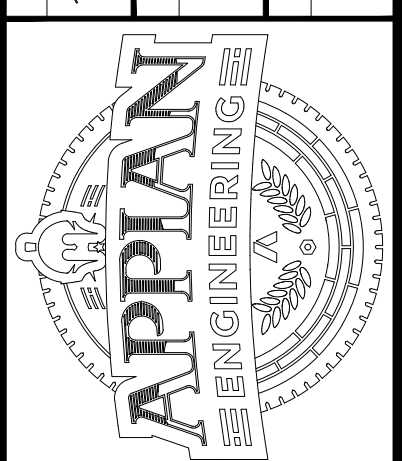
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\DEMO, EROSION, & MOT PLAN.dwg Modified: 4/8/2025 By: Francis Plotted By: Andrew Francis



SHEET C2.2

SHEET C1.6

CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.		APPIANFL.COM • 407.960.5868		2231 Lees Road, Suite 27, Winter Park, Florida 32789		STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1914	
DEMO, EROSION & M.O.T. PLAN - EAST		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION		CITY OF APOPKA, FLORIDA			
SCALE	1" = 50'	DRAWN	A. FRANCIS	DESIGNED	S. SIERRA-OIL	CHECKED	L. CLASON	DATE	4/8/2025
PROJECT	PUL-048								
SHEET	C2.2								

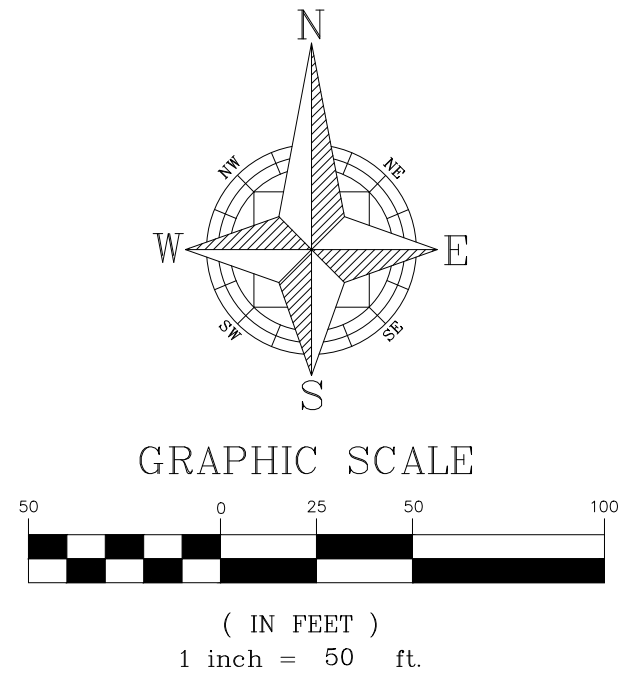
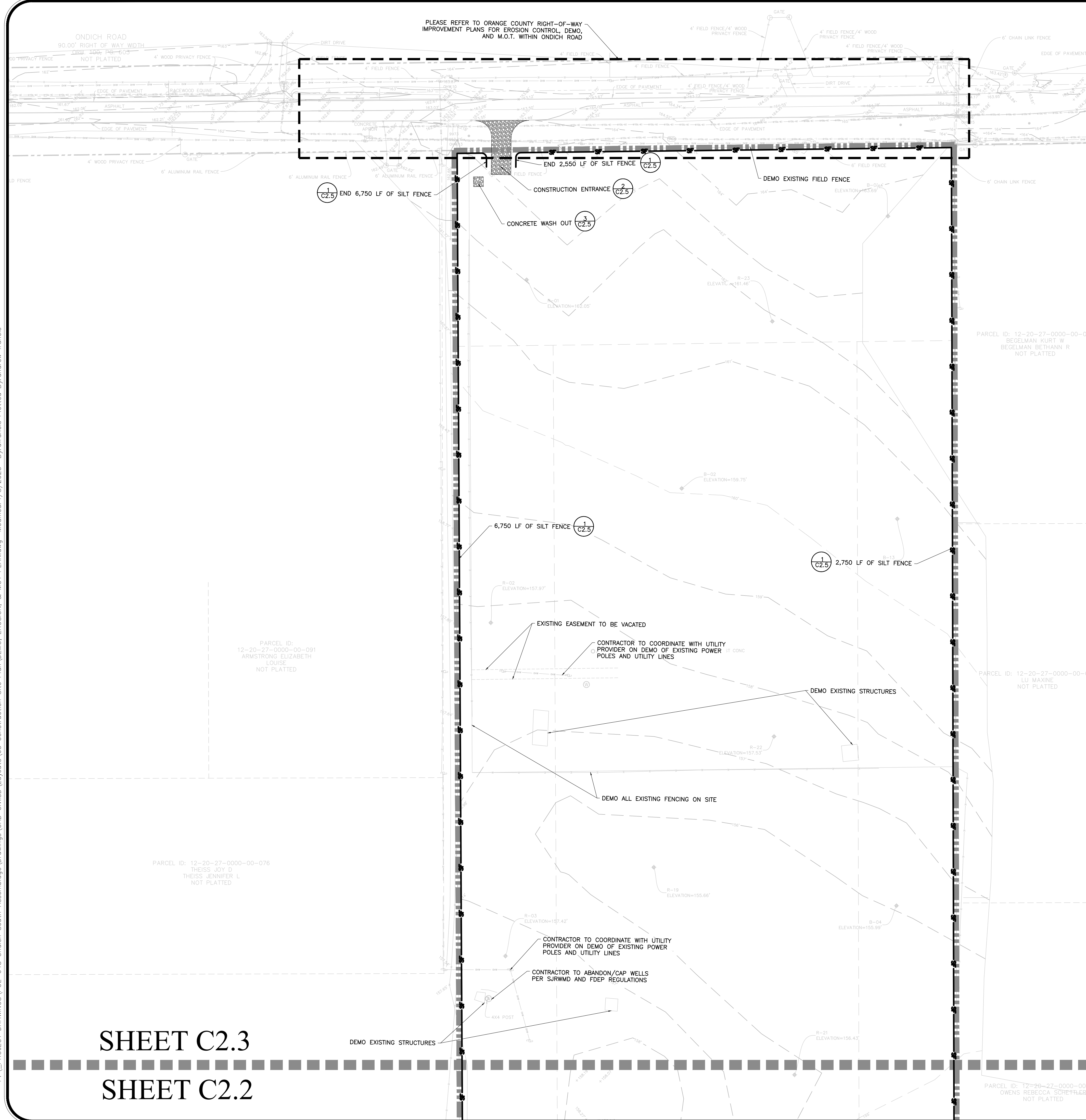


No. 90745

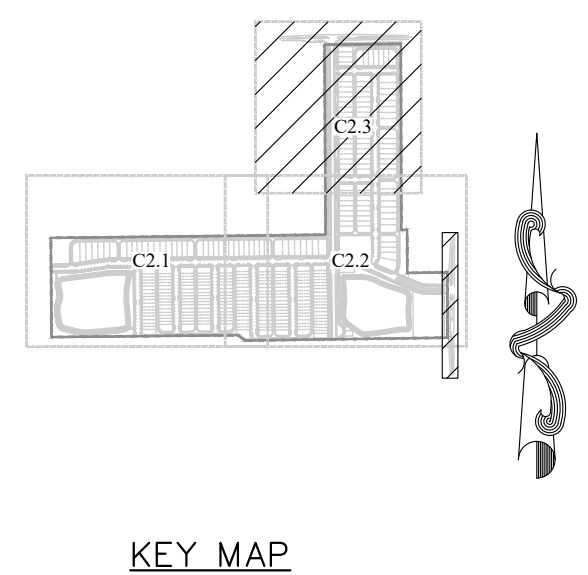
STATE OF
FLORIDA
PROFESSIONAL ENGINEER

REV.	DATE	DESCRIPTION
A	03/07/25	ISSUED COMMENTS DATED 02/21/2025
B		
C		
D		
E		
F		
G		
H		
I		
J		
K		
L		
M		
N		
O		
P		
Q		
R		
S		
T		
U		
V		
W		
X		
Y		
Z		

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\DEMO, EROSION, & M.O.T. PLAN.dwg Modified: 4/8/2025 By: afrancis Plotted By: andrew Francis



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

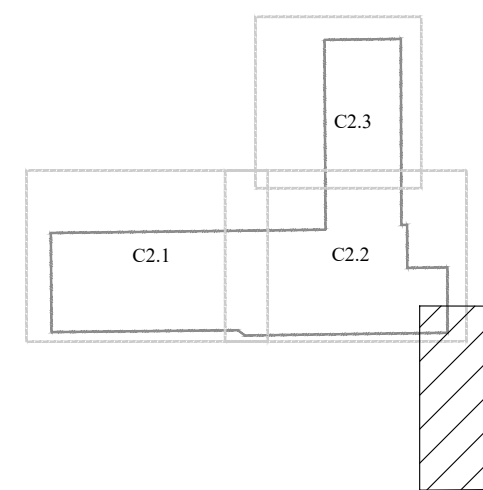
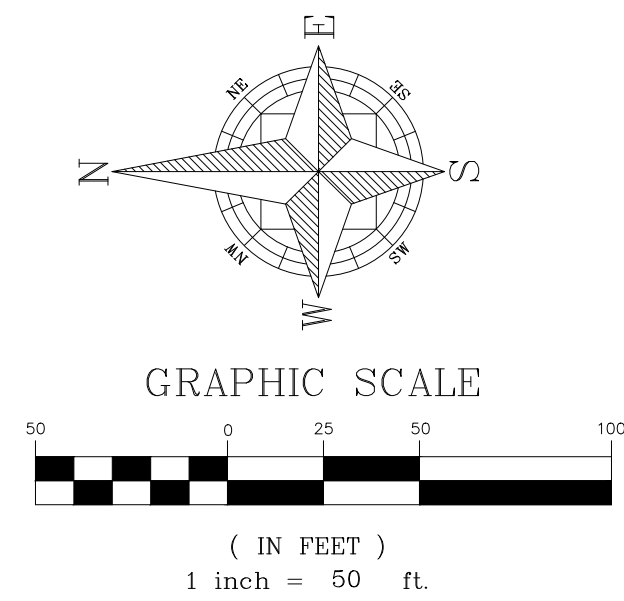
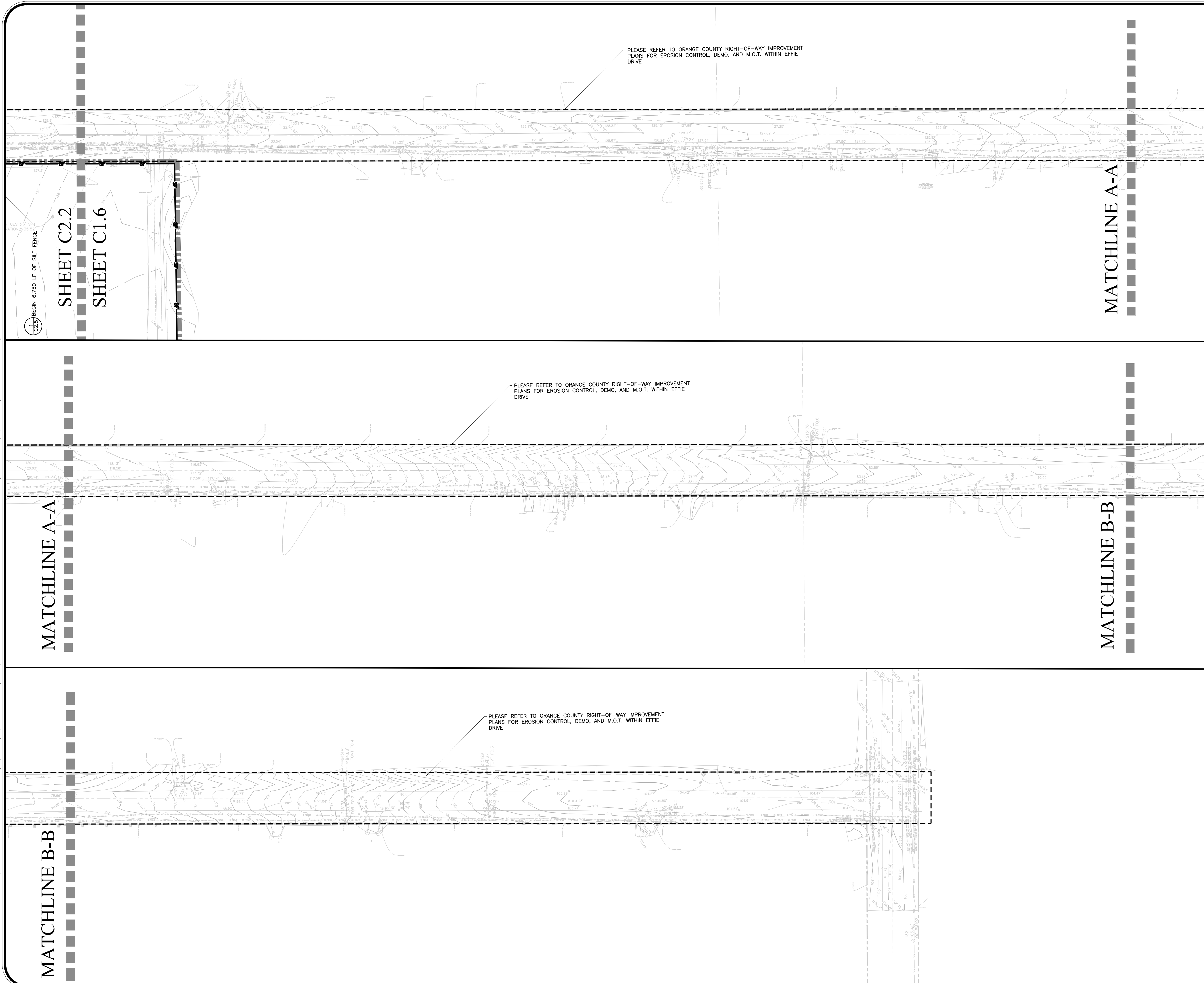


SHEET C2.3
SHEET C2.2



SHEET 12 OF 155

CIVIL ENGINEERING LAND PLANNING				SCS	BY
APPIAN ENGINEERING LLC.				DATE	DESCRIPTION
APPIANFL.COM • 407.960.5868				03/07/23	SAJWD COMMENTS DATED 02/21/2025
2221 Lee Road, Suite 27, Winter Park, Florida 32789				REV.	
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1514					
DEMO, EROSION & M.O.T. PLAN - NORTH		DRAWN: A. FRANCIS			
CONSTRUCTION SITE PLAN		DESIGNED: S. SIERRA-OIL			
ONDICH SOUTH SUBDIVISION		CHECKED: L. CLASSON			
CITY OF APOPKA, FLORIDA		DATE: 4/8/2025			
SCALE: 1" = 50'		PROJECT: PUL-048			
		SHEET: C2.3			



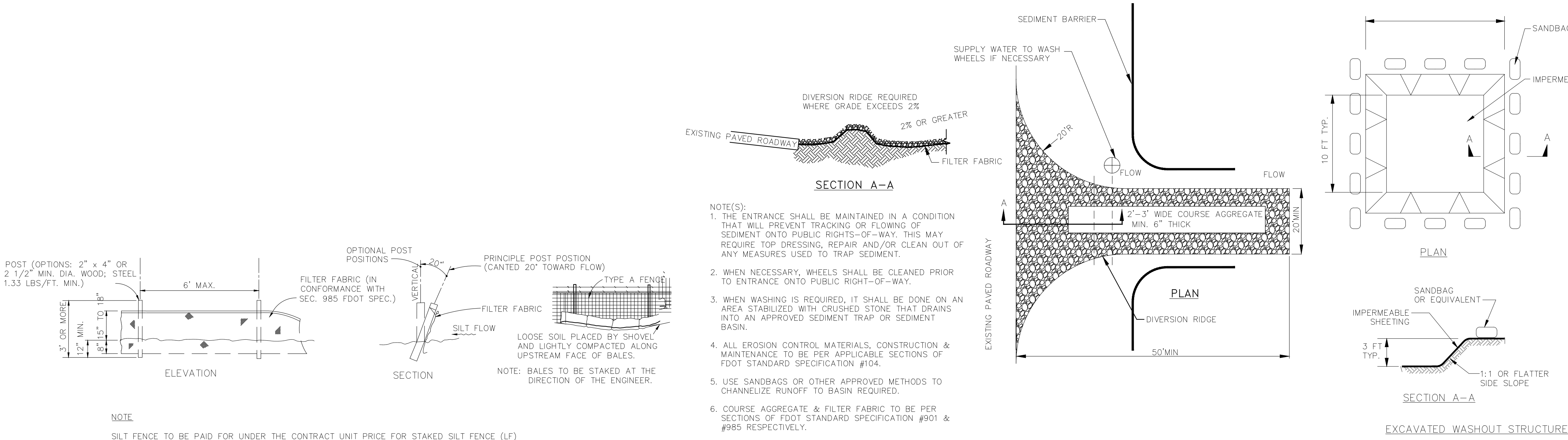
KEY MAP



SHEET 13 OF 155

		SCALE	DRAWN:	DEMO, EROSION & M.O.T. PLAN - SOUTH CONSTRUCTION SITE PLAN			CIVIL ENGINEERING LAND PLANNING APPLAN ENGINEERING LLC. APPLANFL.COM • 407.960.5868 2221 LAS ROAD, SUITE 27, WHITEHALL PARK, FLORIDA 32789 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NO. 2474	REV	DATE	COMMENTS	DATED	BY			
		PROJECT	DESIGNED:					CHECKED:	DATE:	DESCRIPTION					
				PUL-048	A. FRANCIS	S.SIERRA-GIL									
				SHEET	L.CLASSON										
				C2.4	DATE:	4/8/2025									

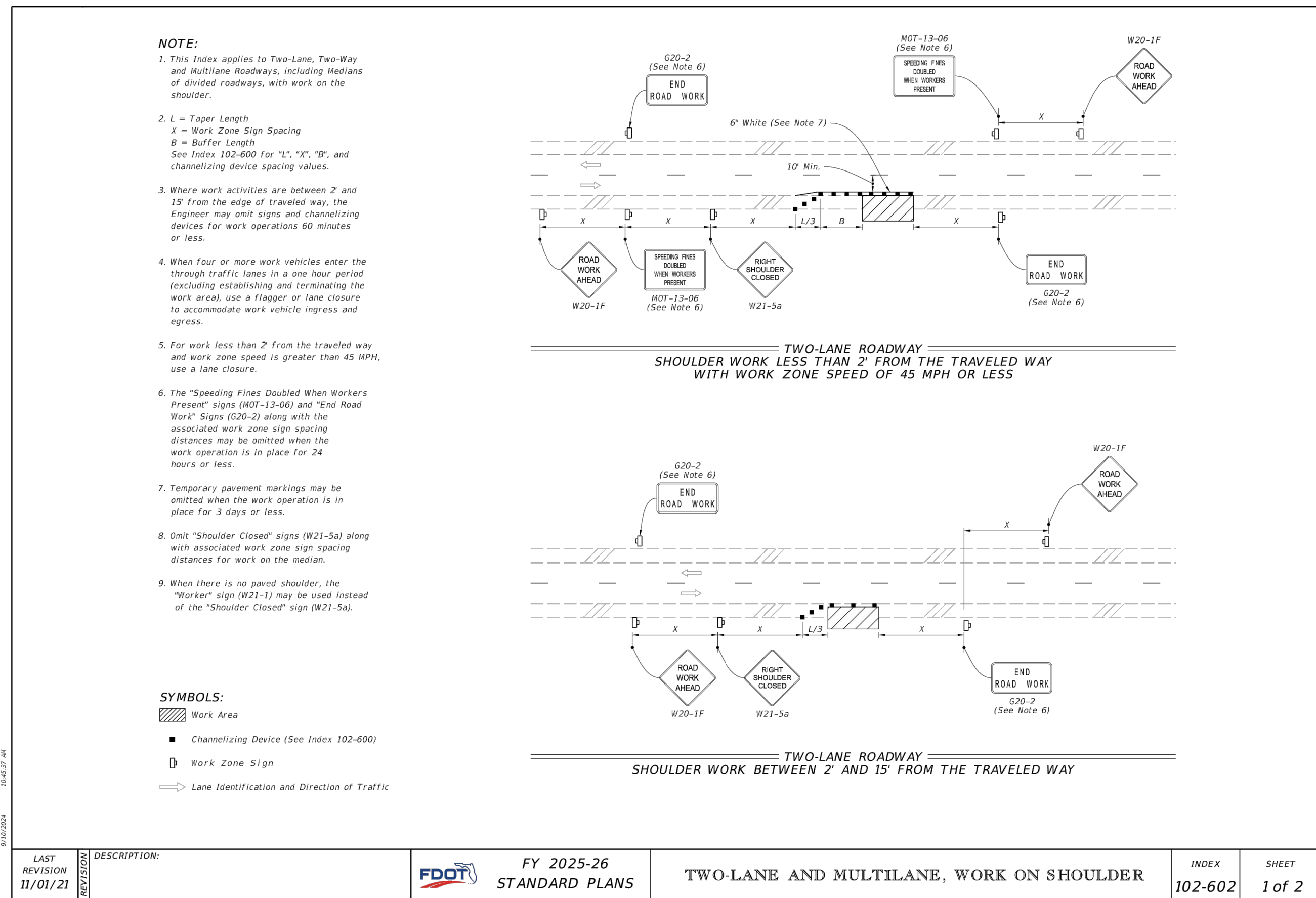
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\DEMO, EROSION, & MOT PLAN.dwg Modified: 4/8/2025 By: cfrancis Plotted By: andrew Francis

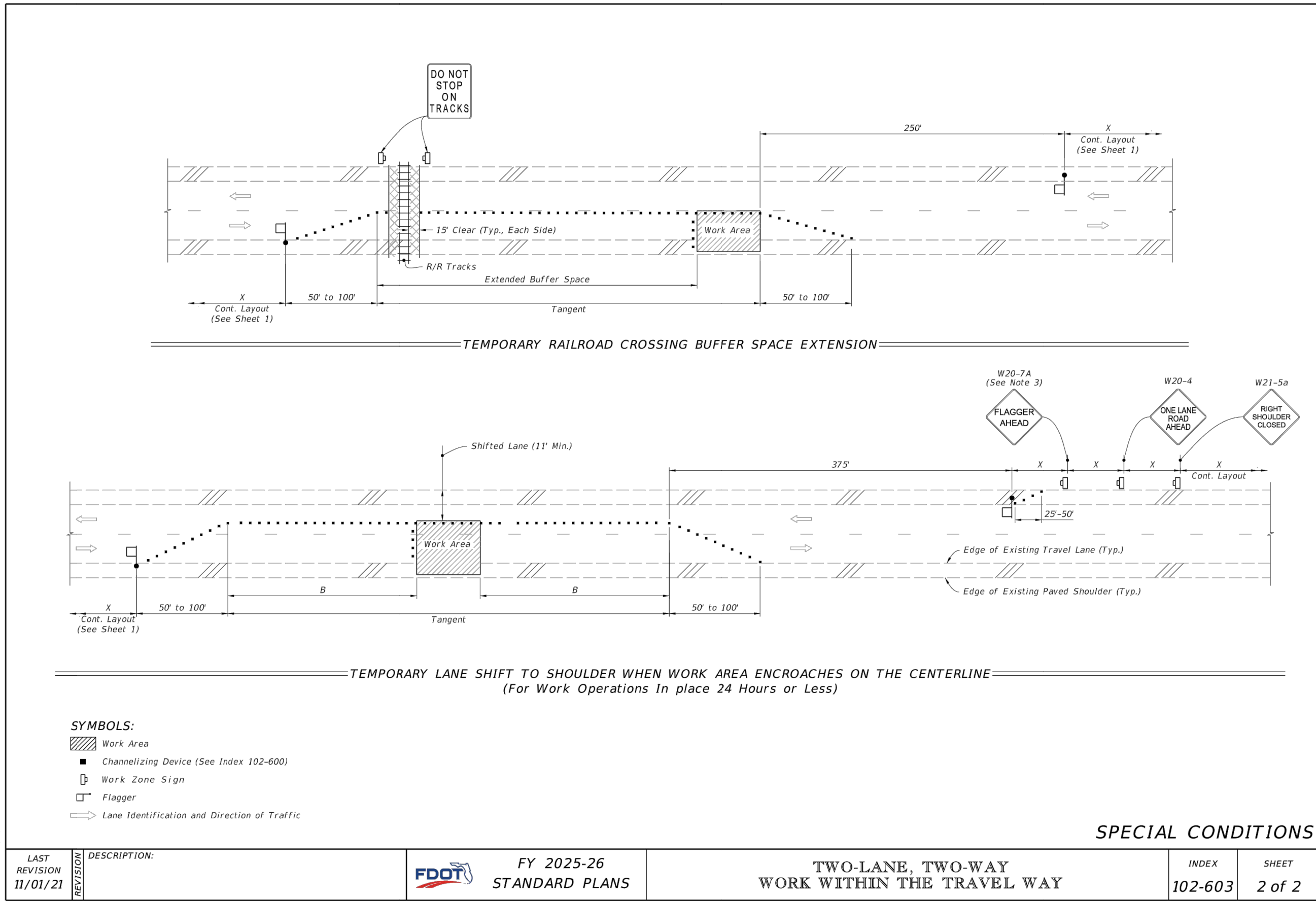
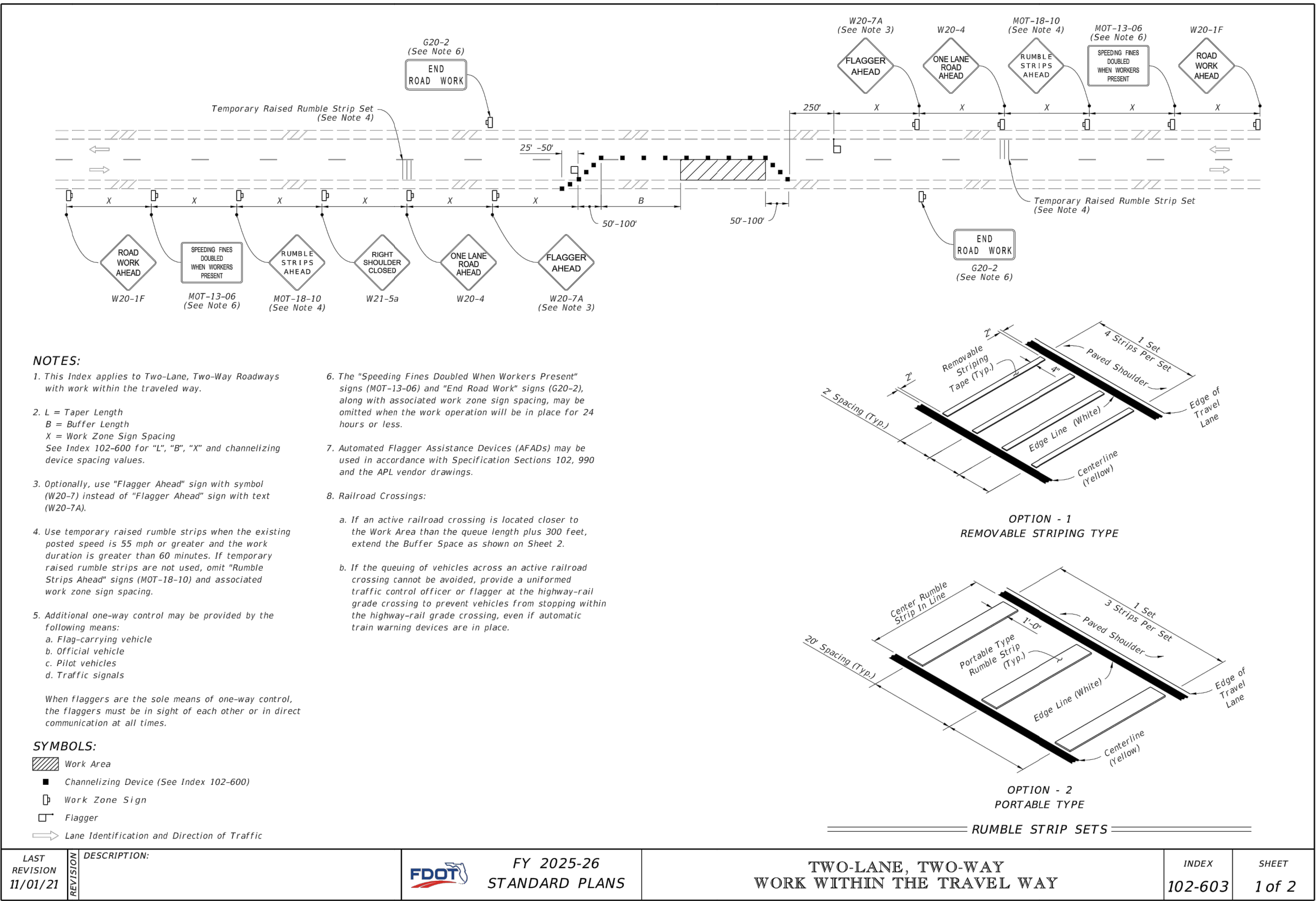


1 TYPE III SILT FENCE DETAIL
N.T.S.

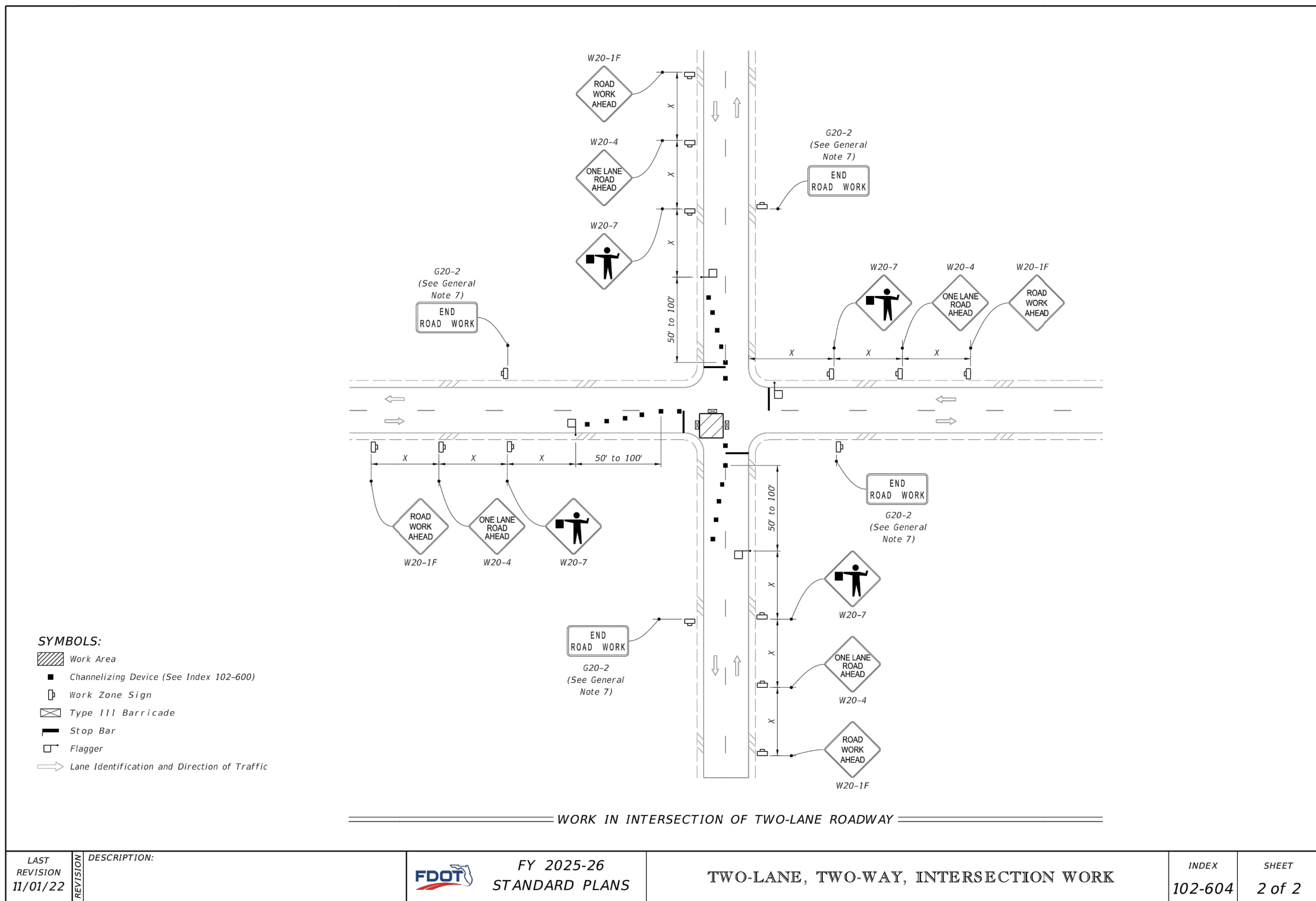
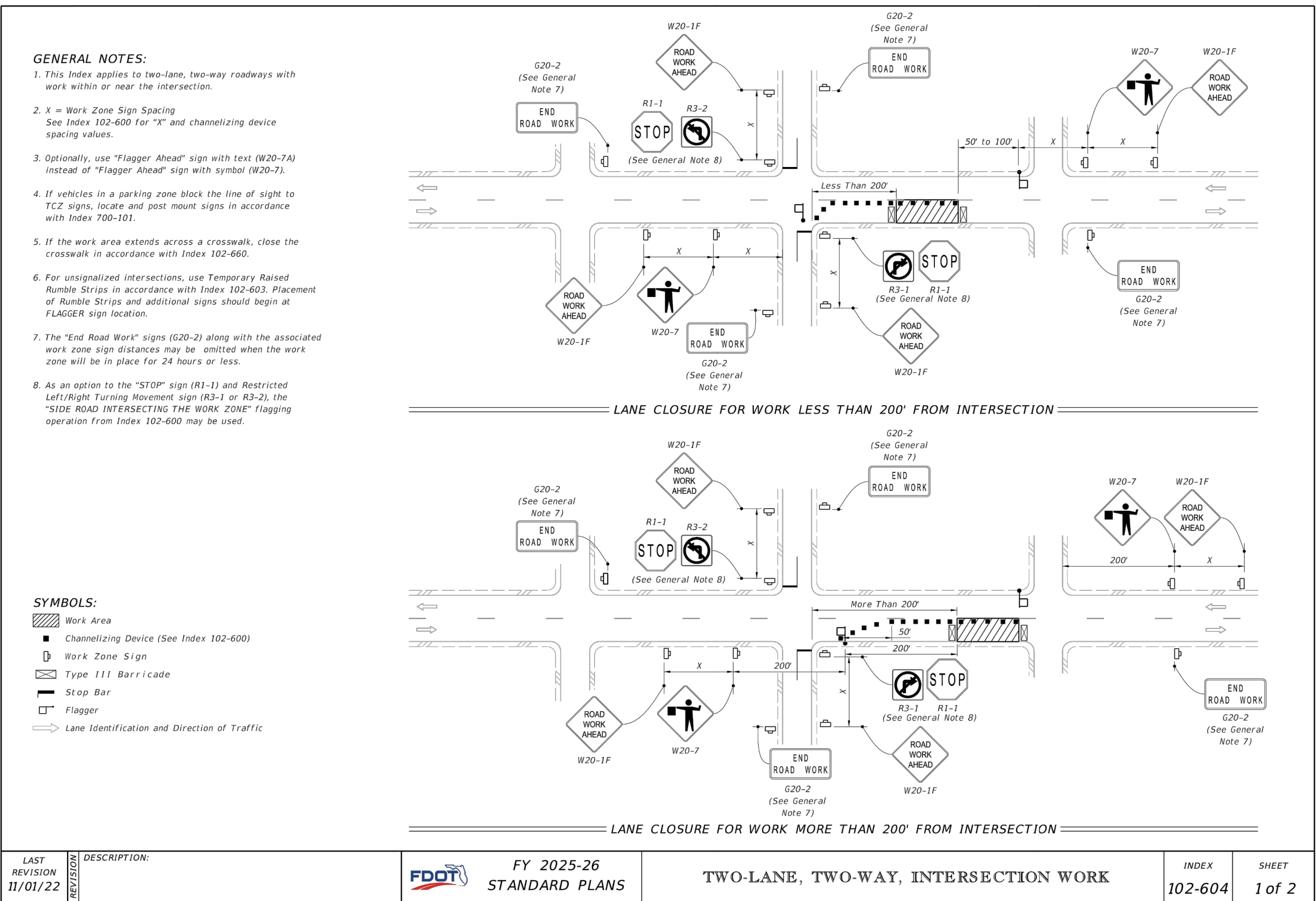
2 TEMPORARY CONSTRUCTION ENTRANCE DETAIL
N.T.S.

3 CONCRETE WASH OUT
N.T.S.





5 MAINTENANCE OF TRAFFIC – WORK WITHIN TRAVEL WAY
N.T.S.



6 MAINTENANCE OF TRAFFIC – WORK IN INTERSECTION
N.T.S.



CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.		APPIANFL.COM • 407-960-6868		2221 Lee Road, Suite 27, Winter Park, Florida, 32789		STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1517	
DRAWN: A. FRANCIS		DESIGNED: S. SIERRA-OIL		CHECKED: L. CLAYSON		DATE: 4/8/2025		REV. DATE DESCRIPTION	
SCALE: N.T.S.		PROJECT: PUL-048		SHEET: C2.6					
M.O.T. DETAILS		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION		CITY OF APOPKA, FLORIDA			
APPIAN ENGINEERING		APPIAN ENGINEERING		APPIAN ENGINEERING		APPIAN ENGINEERING			
STATE OF FLORIDA		STATE OF FLORIDA		STATE OF FLORIDA		STATE OF FLORIDA			
No. 90745		No. 90745		No. 90745		No. 90745			
4/8/25		4/8/25		4/8/25		4/8/25			
PROFESSIONAL ENGINEER		PROFESSIONAL ENGINEER		PROFESSIONAL ENGINEER		PROFESSIONAL ENGINEER			

OVERALL SITE DATA:

OCA - PARCEL ID #s:		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	
TOTAL PROPERTY AREA:		54.85 Ac.	
DEDICATED RIGHT-OF-WAY AREA		0.20 Ac.	
FUTURE COMMERCIAL TRACT		1.37 Ac.	
TOTAL RESIDENTIAL DEVELOPABLE AREA		53.29 Ac.	
FEMA FLOOD INSURANCE RATE MAP FLOOD ZONE:		X	
FIRM PANEL #1209SC0050H DATED SEPT. 24, 2021			
EXISTING FUTURE LAND USE (FLU):		R (COUNTY)	
ADJACENT FUTURE LANE USE (FLU):		R (COUNTY) R (COUNTY), MU R (COUNTY) R (COUNTY), MU	
EXISTING ZONING:		A-1	
REQUESTED OVERLAY ZONING/CHARACTER ZONES:		TRANSITION OVERLAY DISTRICT & NEIGHBORHOOD OVERLAY DISTRICT	
PROPOSED ZONING:		KPI-MU	
ADJACENT ZONING:		A-1 (COUNTY) A-1 (COUNTY), KPI-MU A-1 (COUNTY), A-R (COUNTY) A-1 (COUNTY), KPI-MU	
ALLOWABLE MAX I.S.R. FOR COMMERCIAL TRACT:		0.85	
PROPOSED MINIMUM LOT REQUIREMENTS			
		DETACHED	ATTACHED
MINIMUM LOT AREA		3,366 SF	1,840 SF
MINIMUM LOT WIDTH		34 ft.	20 ft.
MINIMUM LOT DEPTH		99 ft.	92 ft.
MAXIMUM BUILDING HEIGHT		35 ft. (2-story)	35 ft. (2-story)
SETBACKS			
FRONT/STREET SIDE (TRANSITION)		10 ft. min/20 ft. max.	10 ft. min/20 ft. max.
FRONT/STREET SIDE (NEIGHBORHOOD)		15 ft. min/30 ft. max.	N/A
REAR		5 ft. min.	5 ft. min.
SIDE		5 ft. min.	0 ft/5 ft. min.*
REAR GARAGE		20 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

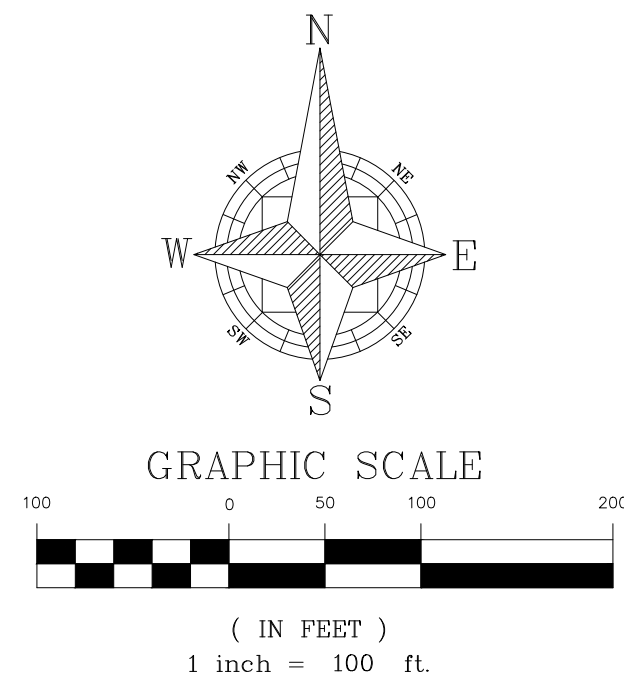
OPEN SPACE TABLE		
OPEN SPACE REQUIRED (20%)	7.99 AC	15.00%
PROPOSED OPEN SPACE		
AMENITY & PLAYGROUND	0.85 AC	1.59%
OPEN SPACE	0.55 AC	1.03%
LANDSCAPE BUFFER	1.36 AC	2.56%
STORMWATER POND (75% MAX)	8.24 AC	15.47%
TOTAL	11.00 AC	20.65%

PROPOSED AMENITIES:
CABANA & POOL
8' MULTI-PURPOSE TRAIL
PLAYGROUND
5' POND TRAIL

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	562,257 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	11,711 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	H.O.A.
TRACT 'Q'	STORMWATER POND 1	0.51 AC	22,196 SF	CITY
TRACT 'R'	STORMWATER POND 2	5.58 AC	242,947 SF	CITY
TRACT 'S'	STORMWATER POND 3	4.55 AC	198,108 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	0.07 AC	2,873 SF	H.O.A.
TRACT 'CC'	10' LANDSCAPE BUFFER	0.29 AC	12,601 SF	H.O.A.
TRACT 'DD'	OPEN SPACE	0.05 AC	2,104 SF	H.O.A.
TRACT 'EE'	OPEN SPACE	0.35 AC	15,147 SF	H.O.A.
TRACT 'FF'	OPEN SPACE	0.07 AC	3,058 SF	H.O.A.
TRACT 'GG'	OPEN SPACE	0.07 AC	3,193 SF	H.O.A.
TRACT 'HH'	PLAYGROUND	0.11 AC	4,888 SF	H.O.A.
TRACT 'II'	AMENITY	0.74 AC	32,058 SF	H.O.A.
TRACT 'JJ'	LIFT STATION	0.04 AC	1,739 SF	CITY
TRACT 'KK'	FUTURE COMMERCIAL DEVELOPMENT	1.37 AC	59,606 SF	PRIVATE
TRACT 'LL'	TRAFFIC CIRCLE	0.00 AC	68 SF	H.O.A.

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\MASTER PLAN.dwg Modified: 4/2/2025 By: andrew Francis

CROSSROADS
AT KELLY PARK
(BY OTHERS)



- 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



SHEET 16 OF 155

CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.		APPIANFL.COM • 407.960.5868	03/07/25	REV.	DATE	DESCRIPTION	SCS	BY	
KPI-MU MASTER PLAN		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION	CITY OF APOKA, FLORIDA						
SCALE	1" = 100'	DRAWN	A. FRANOS	DESIGNED	S. SERRA-OIL	CHECKED	L. CLASON	DATE	3/12/2025		
PROJECT	PUL-048										
SHEET	C3.0										
APPIAN ENGINEERING LLC		STATE OF FLORIDA		PROFESSIONAL ENGINEER							

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\MASTER PLAN.dwg Modified: 4/2/2025 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'
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 1/2 Stories	35 1/2 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

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 understory 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. 12095C00050H, dated September 24, 2021, the entire site of the proposed development is located within Unshaded Zone 'X' (areas determined to be outside the 500-year floodplain).
- An erosion control plan will be submitted with the Construction Site Plan.

5

- 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.
 - 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.
- 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.

2

- 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

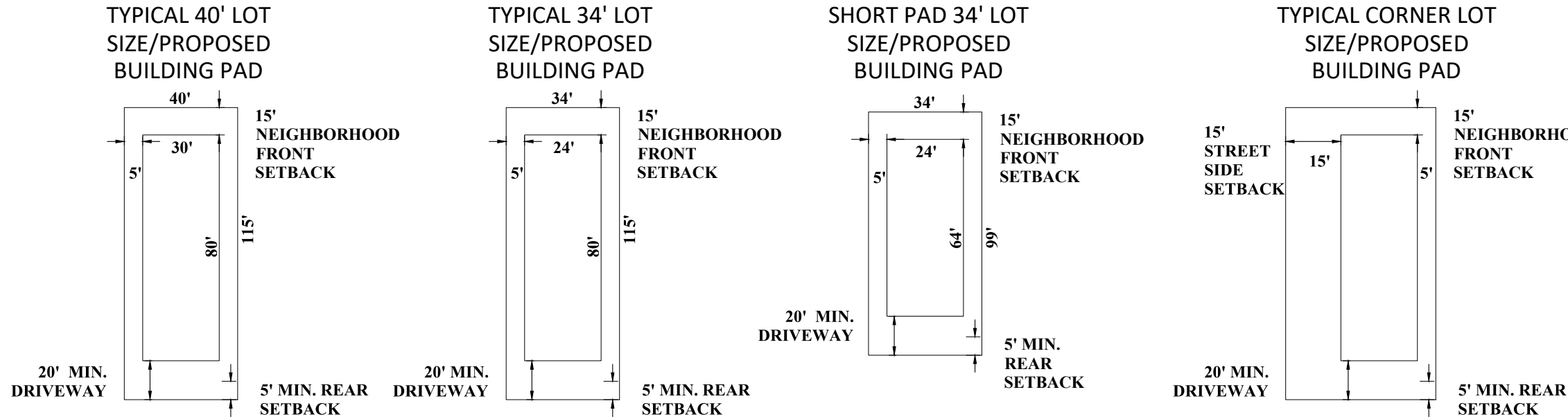
- Any existing septic tanks or wells shall be properly abandoned prior to earthwork or construction. Permits shall be applied for and issued by the appropriate agencies.
- All acreages are subject to change with Construction Site Plan and Preliminary Plat review and approval.
- Outdoor storage areas (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.

6

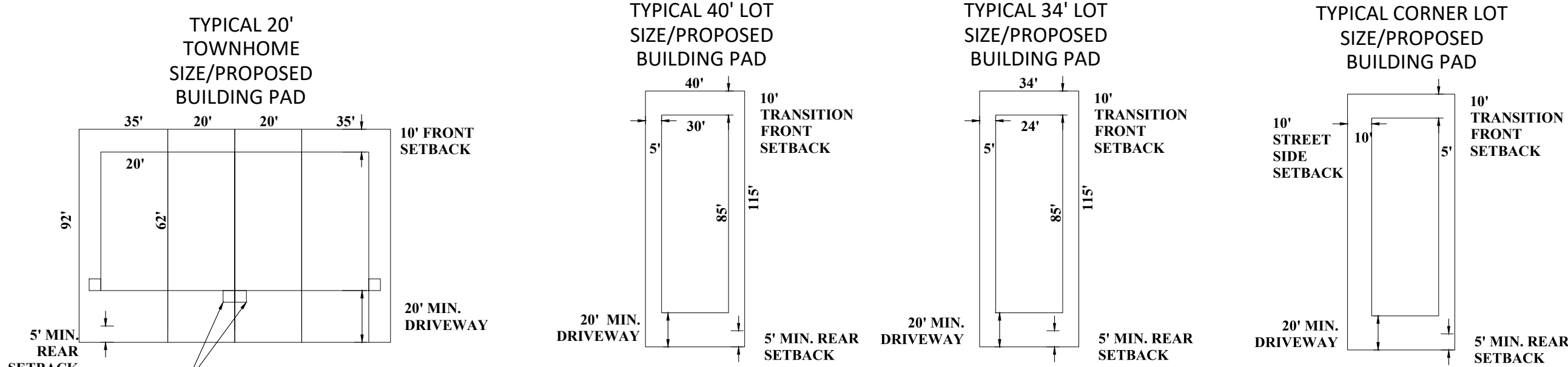
- Mail delivery for all lots within Ondich South shall occur at cluster mailbox units. Approval from the Postmaster of the location shall be submitted prior to approval of the Construction Site Plan.
- AC condenser units and similar equipment shall be placed in the rear yard area for interior lots and 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.
 - 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.

3

NEIGHBORHOOD DETAILS



TRANSITION DETAILS



- 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.
- An eight-foot (8') 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 Amentiy 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



SHEET 17 OF 155

CIVIL ENGINEERING I LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANENGINEERING.COM • 407.960.6868

2221 Lees Road, Suite 27, Winter Park, Florida, 32789

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1917

KPI-MU DEVELOPMENT STANDARDS

CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

DRAWN: A. FRANCIS

DESIGNED: S. SIERRA-OIL

CHECKED: L. CLAASON

DATE: 3/12/2025

SCALE: N.T.S.

PROJECT: PUL-048

SHEET: C.3.1

APPIAN ENGINEERING

REGISTERED PROFESSIONAL ENGINEER

No. 90745

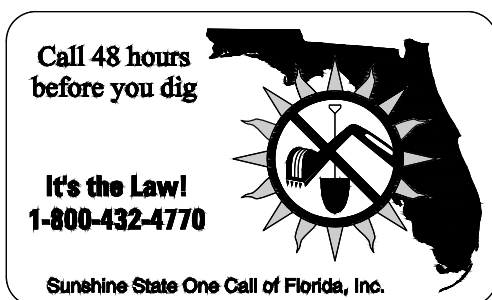
STATE OF FLORIDA

4/8/25

Call 48 hours before you dig

It's the Law! 1-800-432-4770

Sunshine State One Call of Florida, Inc.



ENERGY CONSERVATION	
- USE CENTRAL AIR CONDITIONERS THAT ARE ENERGY STAR QUALIFIED	0.50 pt.

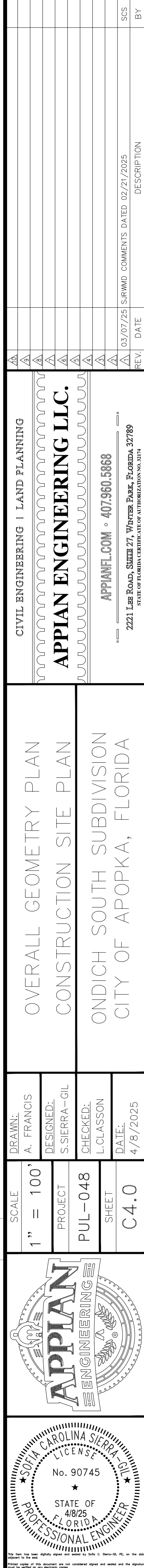
PASSIVE SOLAR
- ORIENT A MINIMUM OF 50% OF LOTS WITHIN 20-PERCENT OF EAST-WEST AXIS 1.50 pt.

TRANSPORTATION
- PROVIDE MORE BICYCLE PARKING THAN REQUIRED 1.00 pt.

RESILIENCY TO NATURAL HAZARDS	
- ELEVATE NEW AND/OR EXISTING STRUCTURES MORE THAN 3 FEET ABOVE BASE FLOOD ELEVATION	1.00 pt.

- **INSTALL OPERABLE WINDOWS TO ALLOW FOR NATURAL VENTILATION IN THE EVENT OF POWER FAILURES** 0.25 pt.

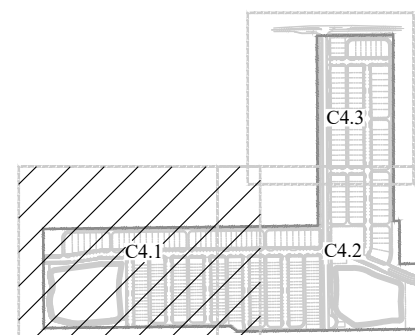
TOTAL :	4.25 pt.
---------	----------



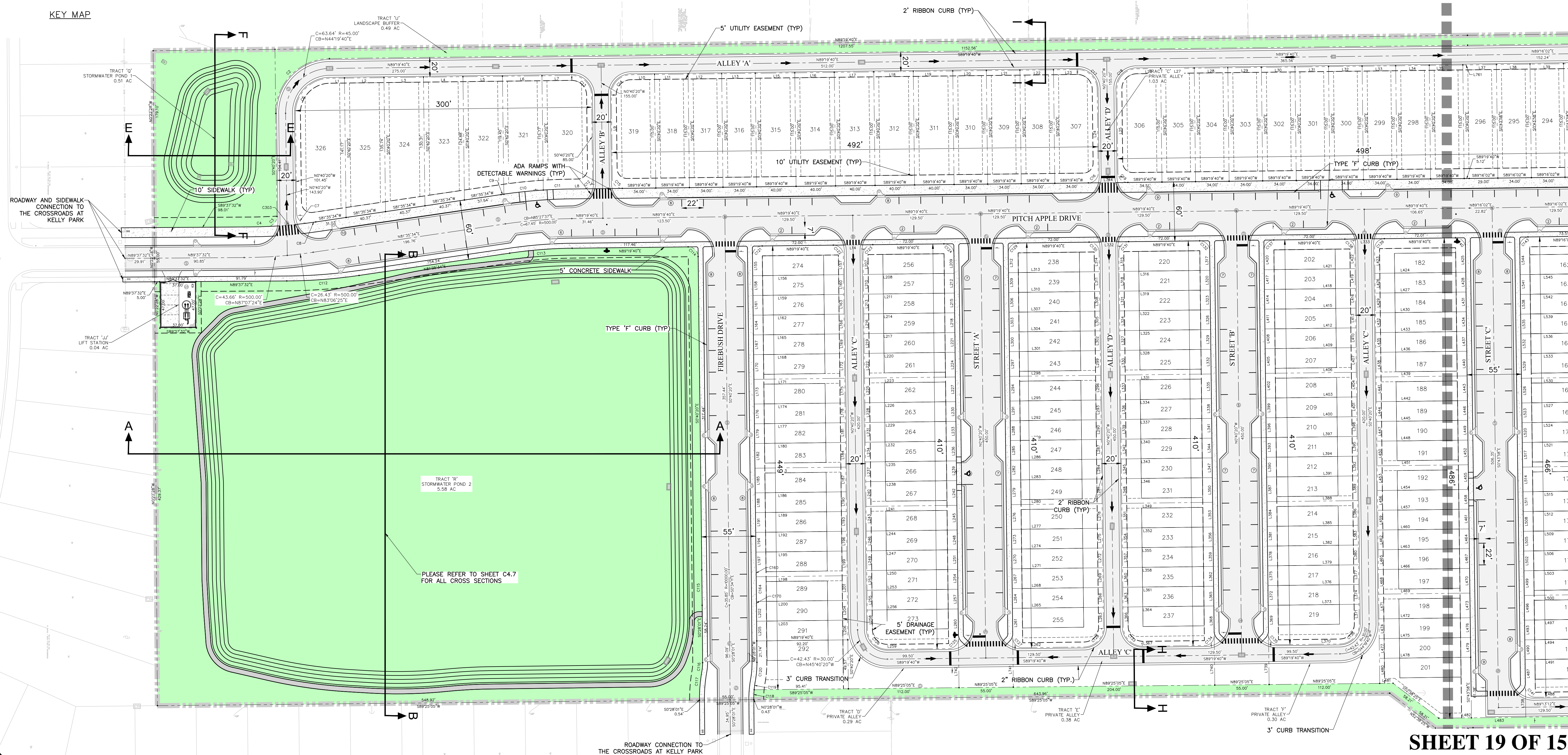


0 25 50

(IN FEET)
inch = 50 ft



KEY MAP



SHEET 19 OF 155

[illegible]

GEOMETRY PLAN – WEST
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

SCALE	DRAWN:
1" = 50'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GIL
SHEET	CHECKED:
C4.1	L.CLASSON
	DATE:
	4/8/2025



SOFIA CAROLINA SIERRA-GIL
 LICENSE
 No. 90745
 STATE OF
 4/8/25
 FLORIDA
 PROFESSIONAL ENGINEER

This Seal has been digitally signed by Sofia C. Sierra-Gil, PE, on the date indicated on this document and is considered signed and sealed. The digital signature of this document and the corresponding signed and sealed digital signature of this document are contained signed and sealed. The digital signature of this document and the corresponding signed and sealed digital signature of this document are contained signed and sealed.

Call 48 hours
before you dig

It's the Law!
1-800-432-4770

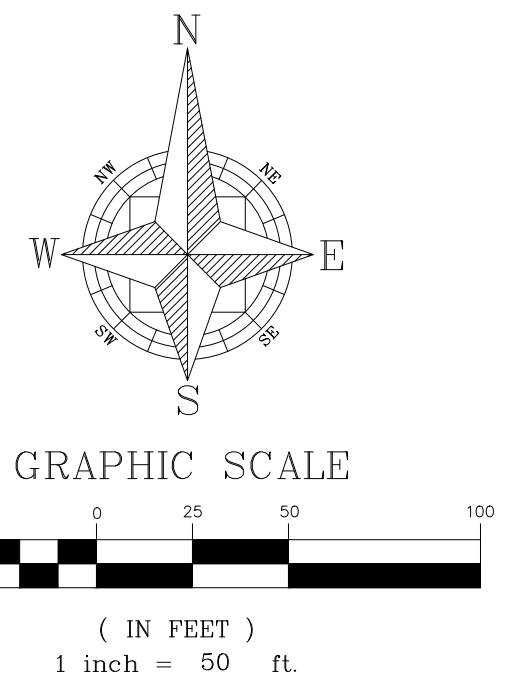
Sunshine State One Call of Florida, Inc.

SHEET C4.3

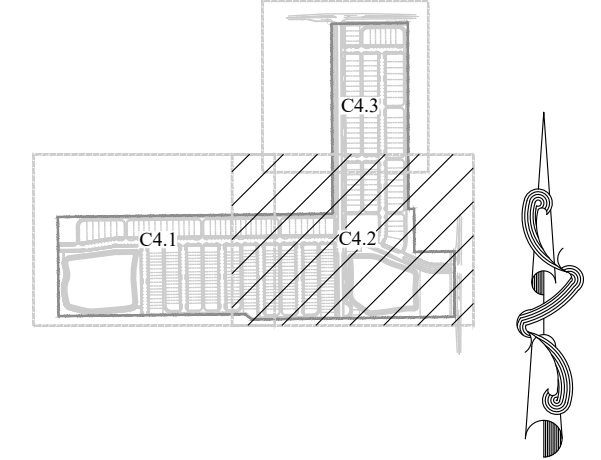
SHEET C4.2

SHEET C4.1

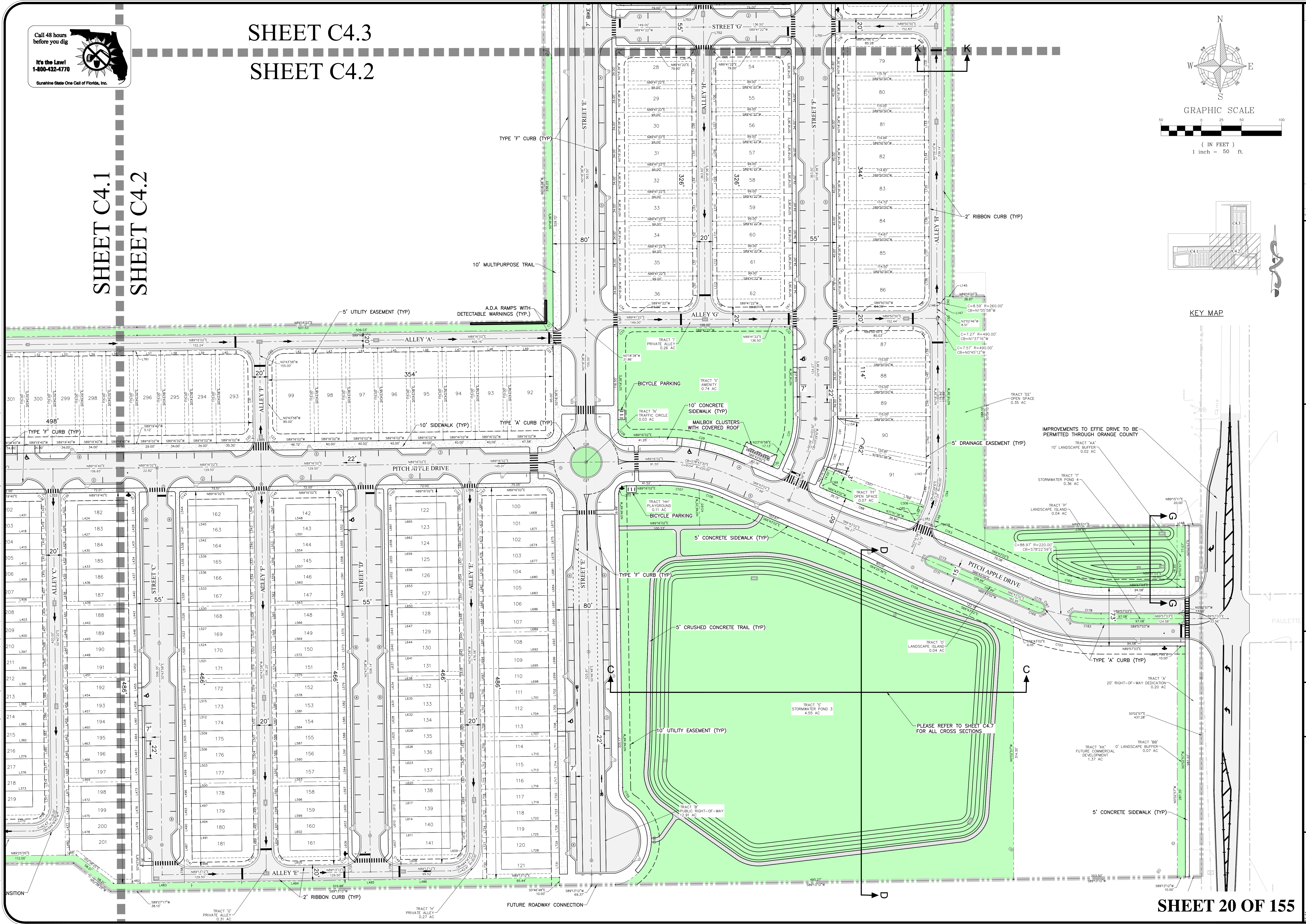
SHEET C4.2



KEY MAP



P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D Layouts\05 Construction Site Plan\GEOMETRY PLAN.dwg Modified: 4/8/2025 By: andrew francis



SHEET 20 OF 155

CIVIL ENGINEERING | LAND PLANNING

APIAN ENGINEERING LLC.

APIANFL.COM • 407.960.5868

2231 Lee Road, Suite 27, Winter Park, Florida 32789

GEOMETRY PLAN - EAST
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOKA, FLORIDA

DRAWN:

A. FRANCIS

SCALE:

1" = 50'

DESIGNED:

S. SIERRA-OIL

CHECKED:

L. CLASON

DATE:

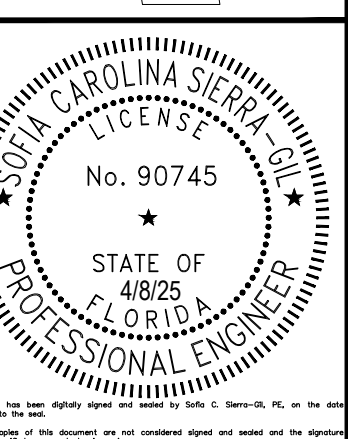
4/8/2025

SHEET

C4.2

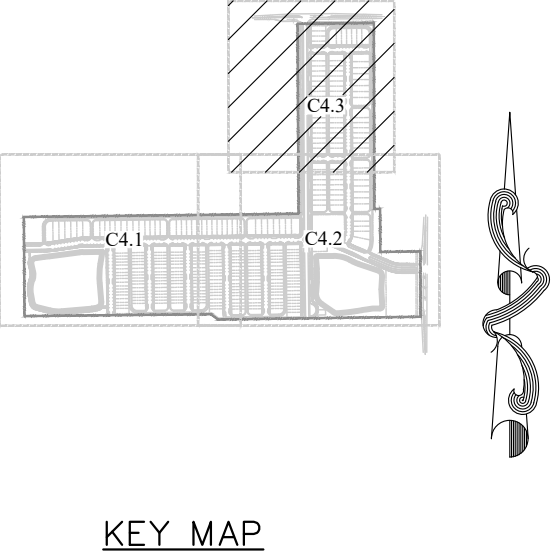
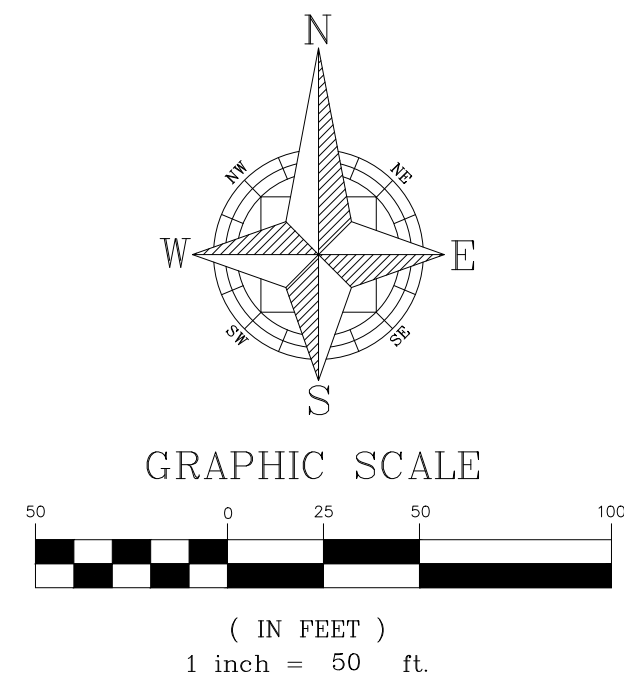
PROJECT

PUL-048

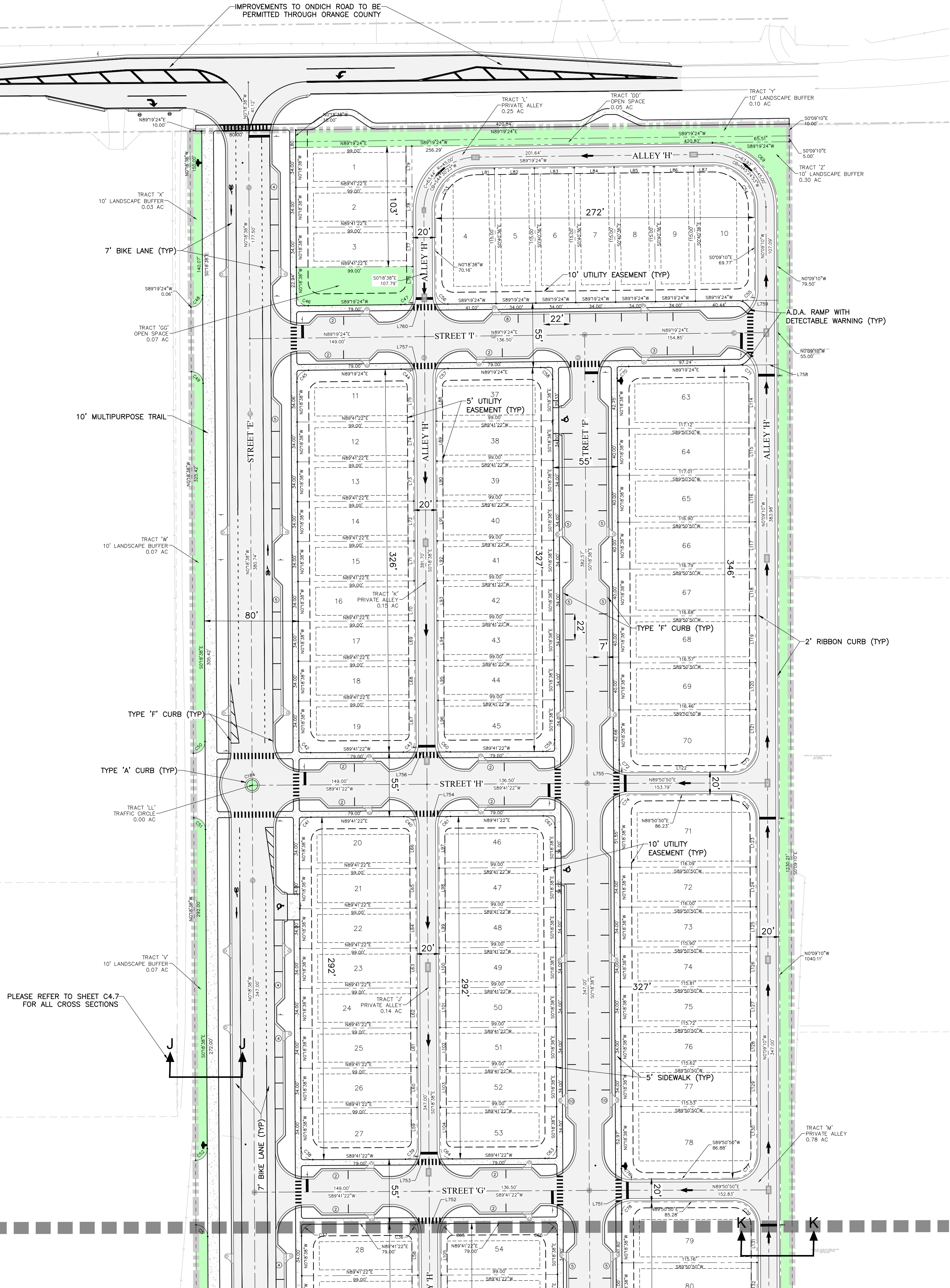


SHEET C4.3
SHEET C4.2

PLEASE REFER TO SHEET C4.7
FOR ALL CROSS SECTIONS



SHEET 21 OF 155



CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.		APPIANFL.COM • 407.960.5868		2221 Lee Road, Suite 27, Winter Park, Florida 32789		STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1311	
GEOMETRY PLAN - NORTH		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION		CITY OF APOKA, FLORIDA			
DRAWN:	A. FRANCIS	DESIGNED:	S. SIERRA-OIL	CHECKED:	L. CLASSON	DATE:	4/8/2025		
SCALE:	1" = 50'	PROJECT:	PUL-048	SHEET:	C4.3				
APPIAN ENGINEERING		S. SIERRA-OIL		STATE OF FLORIDA		PROFESSIONAL ENGINEER			
Call 48 hours before you dig		It's the Law! 1-800-432-4770		Sunshine State One Call of Florida, Inc.					

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\CURVE & LOT DATA TABLE.dwg Modified: 3/18/2025 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'	N45°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'
C88	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'
C111	14.15'	N44°14'37"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'	N21°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'
C127	14.14'	N45°40'20"W	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
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'
C146	14.14'	S45°43'58"E	10.00'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
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	28.27'	S44°14'37"W	20.00'
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	14.14'	S45°45'23"E	10.00'
C155	20.29'	N27°15'57"W	20.00'
C156	101.43'	S5°15'24"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'
C168	8.87'	S64°22'18"W	6.17'
C169	11.58'	N68°11'03"W	226.17'

Curve Table			
Curve #	Chord Length	Chord Direction	Radius
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'
C184	9.33'	N90°00'00"E	4.67'
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
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
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' 02"E
L48	40.000	N89° 16' 02"E
L49	48.285	N89° 16' 02"E
L50	24.000	S0° 18' 38"E
L51	34.000	S0° 18' 38"E
L52	34.000	S0° 18' 38"E
L53	34.000	S0° 18' 38"E
L54	34.000	S0° 18' 38"E
L55	34.000	S0° 18' 38"E
L56	34.000	S0° 18' 38"E
L57	34.000	S0° 18' 38"E
L58	34.000	S0° 18' 38"E
L59	34.000	S0° 18' 38"E
L60	34.000	S0° 18' 38"E
L61	34.000	S0° 18' 38"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
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° 1

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\CURVE & LOT DATA TABLE.dwg Modified:3/18/2025 By:andrew francis

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	62.008	S89° 13' 12"W
L609	17.981	S0° 43' 58"E
L610	20.000	N0° 43' 58"W
L611	92.000	S89° 16' 02"W
L612	17.981	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	20.000	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	25.000	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	25.008	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° 43' 58"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

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\LOT DATA TABLE.dwg Modified: 3/18/2025 By: andrew francis

LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
1	0.08 AC	3,397 SF	3,397 SF	34.00 LF	PRIVATE
2	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
3	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
4	0.13 AC	5,551 SF	2,868 SF	56.79 LF	PRIVATE
5	0.09 AC	3,910 SF	2,280 SF	34.00 LF	PRIVATE
6	0.09 AC	3,910 SF	2,280 SF	34.00 LF	PRIVATE
7	0.09 AC	3,910 SF	2,280 SF	34.00 LF	PRIVATE
8	0.09 AC	3,910 SF	2,280 SF	34.00 LF	PRIVATE
9	0.09 AC	3,910 SF	2,280 SF	34.00 LF	PRIVATE
10	0.13 AC	5,561 SF	2,887 SF	56.05 LF	PRIVATE
11	0.10 AC	4,344 SF	1,923 SF	49.71 LF	PRIVATE
12	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
13	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
14	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
15	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
16	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
17	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
18	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
19	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
20	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
21	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
22	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
23	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
24	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
25	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
26	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
27	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
28	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
29	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
30	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
31	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
32	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
33	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
34	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
35	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
36	0.10 AC	4,429 SF	1,895 SF	49.71 LF	PRIVATE
37	0.10 AC	4,240 SF	1,979 SF	51.10 LF	PRIVATE
38	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
39	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
40	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
41	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
42	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
43	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
44	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
45	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
46	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
47	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
48	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
49	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
50	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
51	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
* BUILDABLE AREA IS EQUAL TO LOT AREA MINUS THE BUILDINGS SETBACK AREA					

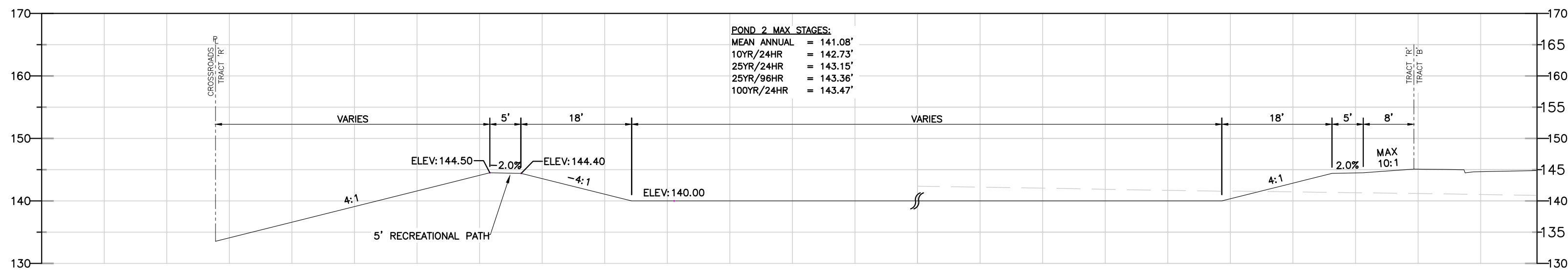
LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
256	0.06 AC	2,717 SF	1,540 SF	35.71 LF	PRIVATE
257	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
258	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
259	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
260	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
261	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
262	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
263	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
264	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
265	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
266	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
267	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
268	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
269	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
270	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
271	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
272	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
273	0.08 AC	3,573 SF	2,289 SF	45.71 LF	PRIVATE
274	0.06 AC	2,717 SF	1,540 SF	35.71 LF	PRIVATE
275	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
276	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
277	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
278	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
279	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
280	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
281	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
282	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
283	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
284	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
285	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
286	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
287	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
288	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
289	0.05 AC	2,301 SF	1,541 SF	25.00 LF	PRIVATE
290	0.04 AC	1,842 SF	1,541 SF	20.00 LF	PRIVATE
291	0.04 AC	1,843 SF	1,541 SF	20.00 LF	PRIVATE
292	0.11 AC	4,601 SF	3,060 SF	49.63 LF	PRIVATE
293	0.12 AC	5,102 SF	3,016 SF	51.01 LF	PRIVATE
294	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
295	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
296	0.09 AC	3,917 SF	2,406 SF	34.00 LF	PRIVATE
297	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
298	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
299	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
300	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
301	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
302	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
303	0.09 AC	3,910 SF	2,400 SF	34.00 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	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
53	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
54	0.10 AC	4,313 SF	1,896 SF	49.71 LF	PRIVATE
55	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
56	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
57	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
58	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
59	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
60	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
61	0.08 AC	3,366 SF	1,896 SF	34.00 LF	PRIVATE
62	0.10 AC	4,249 SF	1,895 SF	49.71 LF	PRIVATE
63	0.14 AC	6,194 SF	3,233 SF	58.39 LF	PRIVATE
64	0.11 AC	4,683 SF	2,912 SF	40.00 LF	PRIVATE
65	0.11 AC	4,678 SF	2,909 SF	40.00 LF	PRIVATE
66	0.11 AC	4,678 SF	2,909 SF	40.00 LF	PRIVATE
67	0.11 AC	4,669 SF	2,902 SF	40.00 LF	PRIVATE
68	0.11 AC	4,665 SF	2,893 SF	40.00 LF	PRIVATE
69	0.11 AC	4,661 SF	2,895 SF	40.00 LF	PRIVATE
70	0.14 AC	6,019 SF	3,144 SF	58.34 LF	PRIVATE
71	0.16 AC	7,046 SF	3,996 SF	67.28 LF	PRIVATE
72	0.09 AC	3,946 SF	2,305 SF	34.00 LF	PRIVATE
73	0.09 AC	3,942 SF	2,303 SF	34.00 LF	PRIVATE
74	0.09 AC	3,939 SF	2,301 SF	34.00 LF	PRIVATE
75	0.09 AC	3,936 SF	2,298 SF	34.00 LF	PRIVATE
76	0.09 AC	3,933 SF	2,296 SF	34.00 LF	PRIVATE
77	0.09 AC	3,930 SF	2,294 SF	34.00 LF	PRIVATE
78	0.16 AC	6,986 SF	3,953 SF	65.83 LF	PRIVATE
79	0.13 AC	5,865 SF	3,029 SF	57.53 LF	PRIVATE
80	0.11 AC	4,604 SF	2,853 SF	40.00 LF	PRIVATE
81	0.11 AC	4,600 SF	2,850 SF	40.00 LF	PRIVATE
82	0.11 AC	4,596 SF	2,847 SF	40.00 LF	PRIVATE
83	0.11 AC	4,591 SF	2,843 SF	40.00 LF	PRIVATE
84	0.11 AC	4,587 SF	2,840 SF	40.00 LF	PRIVATE
85	0.11 AC	4,582 SF	2,837 SF	40.00 LF	PRIVATE
86	0.13 AC	5,815 SF	2,997 SF	57.46 LF	PRIVATE
87	0.11 AC	4,962 SF	2,406 SF	49.79 LF	PRIVATE
88	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
89	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
90	0.12 AC	5,348 SF	3,683 SF	34.34 LF	PRIVATE
91	0.13 AC	5,575 SF	3,870 SF	32.68 LF	PRIVATE
92	0.15 AC	6,620 SF	4,295 SF	63.22 LF	PRIVATE
93	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
94	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
95	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
96	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
97	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
98	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
99	0.15 AC	6,416 SF	4,158 SF	62.43 LF	PRIVATE
100	0.08 AC	3,284 SF	2,001 SF	40.71 LF	PRIVATE
101	0.04 AC	1,902 SF	1,602 SF	20.00 LF	PRIVATE
102	0.04 AC	1,902 SF	1,602 SF	20.00 LF	PRIVATE
* BUILDABLE AREA IS EQUAL TO LOT AREA MINUS THE BUILDINGS SETBACK AREA					

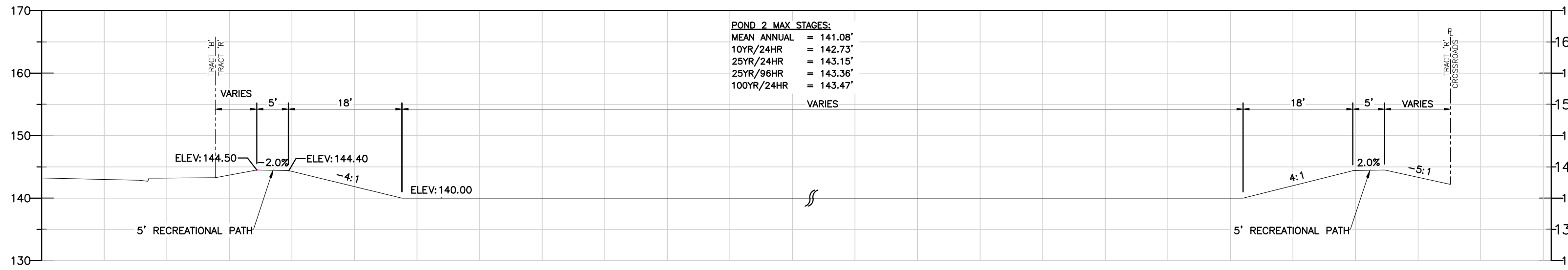
LOT DATA TABLE					
LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
304	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
305	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
306	0.12 AC	5,012 SF	2,937 SF	50.22 LF	PRIVATE
307	0.11 AC	4,954 SF	2,886 SF	49.71 LF	PRIVATE
308	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
309	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
310	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
311	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
312	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
313	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
314	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
315	0.11 AC	4,600 SF	3,000 SF	40.00 LF	PRIVATE
316	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
317	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
318	0.09 AC	3,910 SF	2,400 SF	34.00 LF	PRIVATE
319	0.11 AC	4,953 SF	2,886 SF	49.71 LF	PRIVATE
320	0.13 AC	5,650 SF	3,490 SF	55.72 LF	PRIVATE
321	0.11 AC	4,694 SF	3,068 SF	40.18 LF	PRIVATE
322	0.11 AC	4,886 SF	3,212 SF	40.37 LF	PRIVATE
323	0.12 AC	5,104 SF	3,375 SF	40.37 LF	PRIVATE
324	0.12 AC	5,321 SF	3,538 SF	40.37 LF	PRIVATE
325	0.13 AC	5,538 SF	3,701 SF	40.37 LF	PRIVATE
326	0.16 AC	6,935 SF	4,416 SF	56.10 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	0.04 AC	1,902 SF	1,602 SF	20.00 LF	PRIVATE
104	0.04 AC	1,903 SF	1,603 SF	20.00 LF	PRIVATE
105	0.04 AC	1,903 SF	1,603 SF	20.00 LF	PRIVATE
106	0.04 AC	1,903 SF	1,603 SF	20.00 LF	PRIVATE
107	0.05 AC	2,379 SF	1,603 SF	25.00 LF	PRIVATE
108	0.05 AC	2,380 SF	1,604 SF	25.00 LF	PRIVATE
109	0.04 AC	1,904 SF	1,604 SF	20.00 LF	PRIVATE
110	0.04 AC	1,905 SF	1,605 SF	20.00 LF	PRIVATE
111	0.04 AC	1,905 SF	1,605 SF	20.00 LF	PRIVATE
112	0.04 AC	1,905 SF	1,605 SF	20.00 LF	PRIVATE
113	0.05 AC	2,382 SF	1,605 SF	25.00 LF	PRIVATE
114	0.05 AC	2,383 SF	1,606 SF	25.00 LF	PRIVATE
115	0.04 AC	1,906 SF	1,606 SF	20.00 LF	PRIVATE
116	0.04 AC	1,907 SF	1,607 SF	20.00 LF	PRIVATE
117	0.04 AC	1,907 SF	1,607 SF	20.00 LF	PRIVATE
118	0.04 AC	1,907 SF	1,607 SF	20.00 LF	PRIVATE
119	0.04 AC	1,908 SF	1,607 SF	20.00 LF	PRIVATE
120	0.04 AC	1,908 SF	1,608 SF	20.00 LF	PRIVATE
121	0.07 AC	2,957 SF	2,090 SF	30.95 LF	PRIVATE
122	0.08 AC	3,460 SF	2,162 SF	43.78 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	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
132	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
133	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
134	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
135	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
136	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
137	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
138	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
139	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
140	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
141	0.08 AC	3,389 SF	2,144 SF	43.75 LF	PRIVATE
142	0.08 AC	3,456 SF	2,159 SF	43.74 LF	PRIVATE
143	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
144	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
145	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
146	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
147	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
148	0.05 AC	2,300 SF	1,540 SF	25.00 LF	PRIVATE
149	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
150	0.04 AC	1,840 SF	1,540 SF	20.00 LF	PRIVATE
151	0.05 AC	2,300 SF	1,540 SF	20.00 LF	PRIVATE
152	0.05 AC	2,300 SF	1,540 SF	20.00 LF	PRIVATE
153	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					

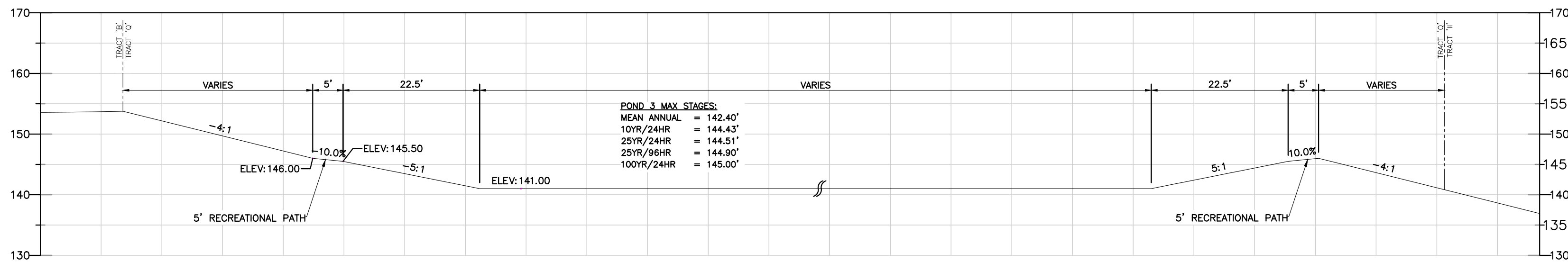
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\CROSS SECTIONS.dwg Modified: 4/7/2025 By: a Francis Plotted By: andrew Francis



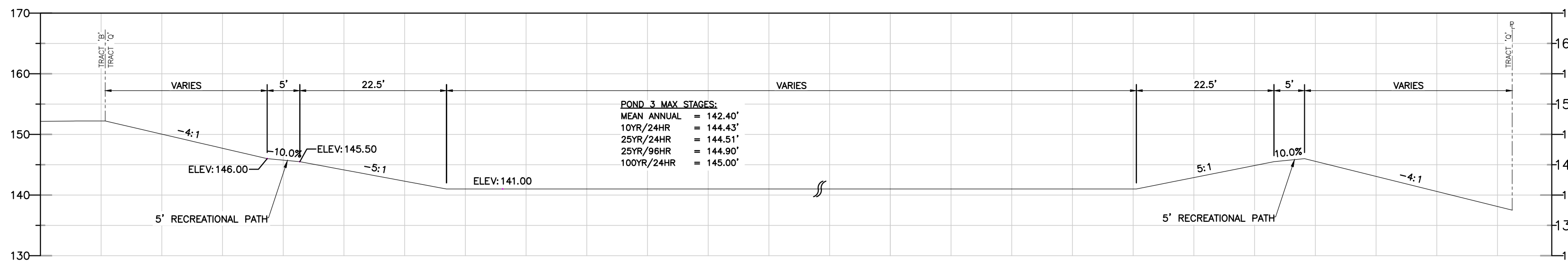
SECTION A-A
N.T.S.



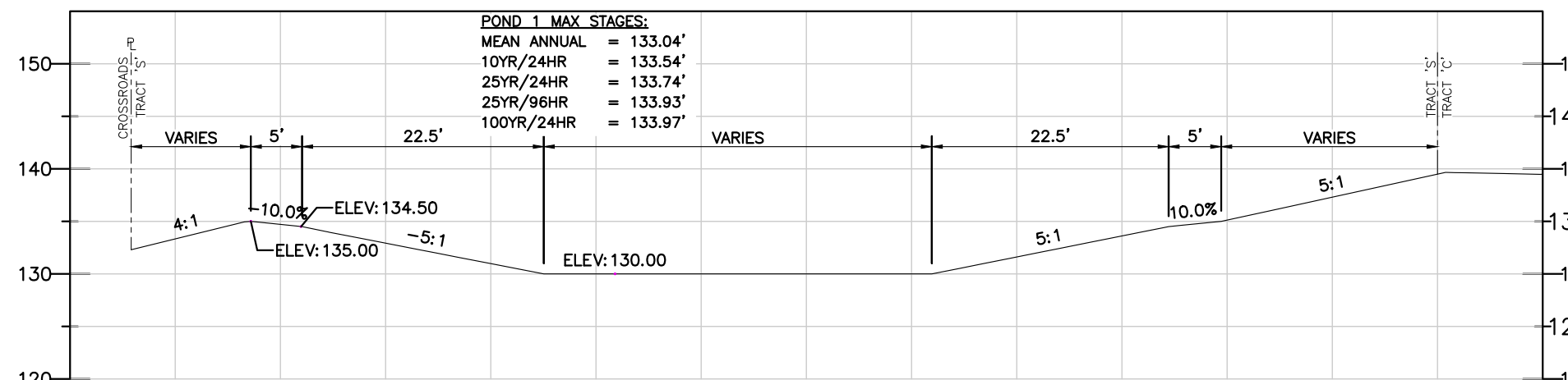
SECTION B-B
N.T.S.



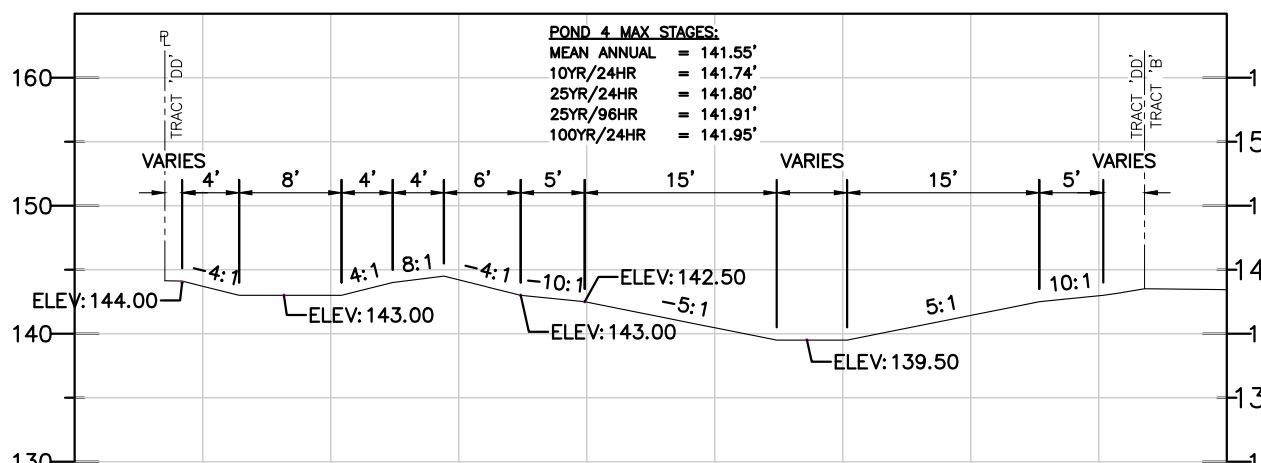
SECTION C-C
N.T.S.



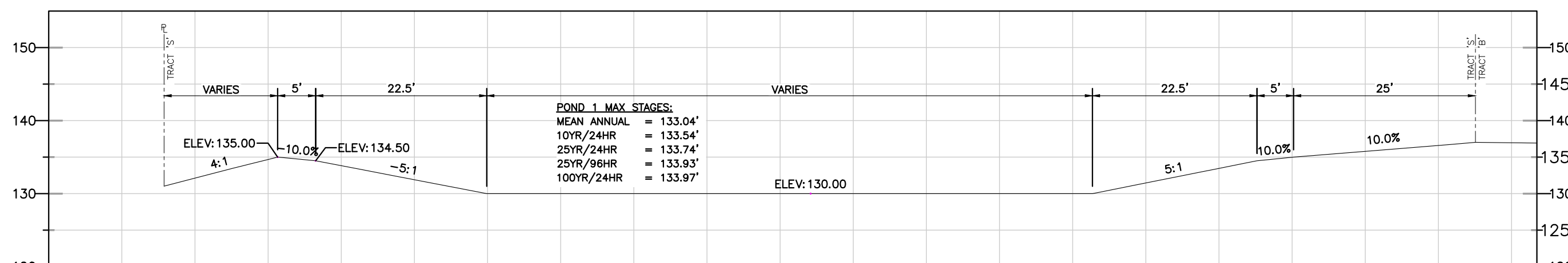
SECTION D-D
N.T.S.



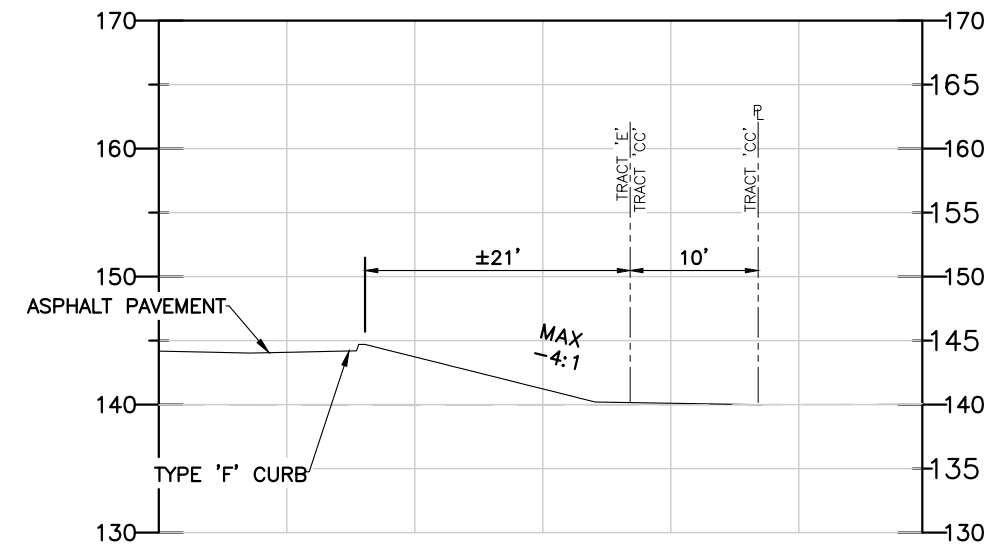
SECTION E-E
N.T.S.



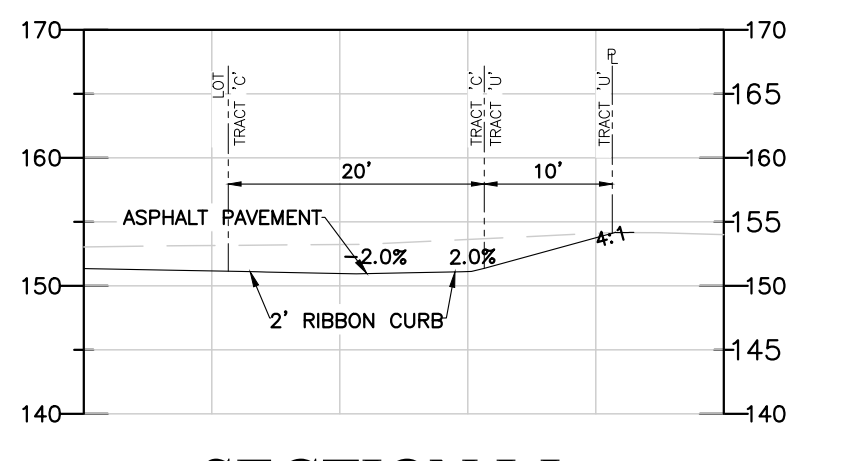
SECTION G-G
N.T.S.



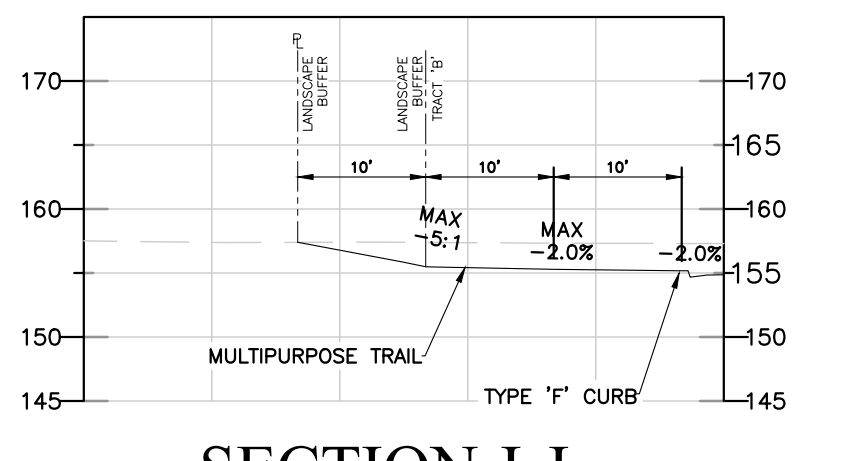
SECTION F-F
N.T.S.



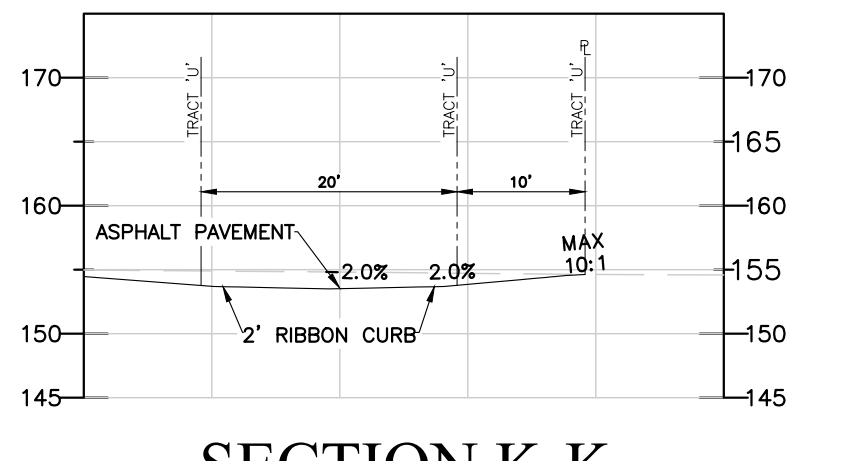
SECTION H-H
N.T.S.



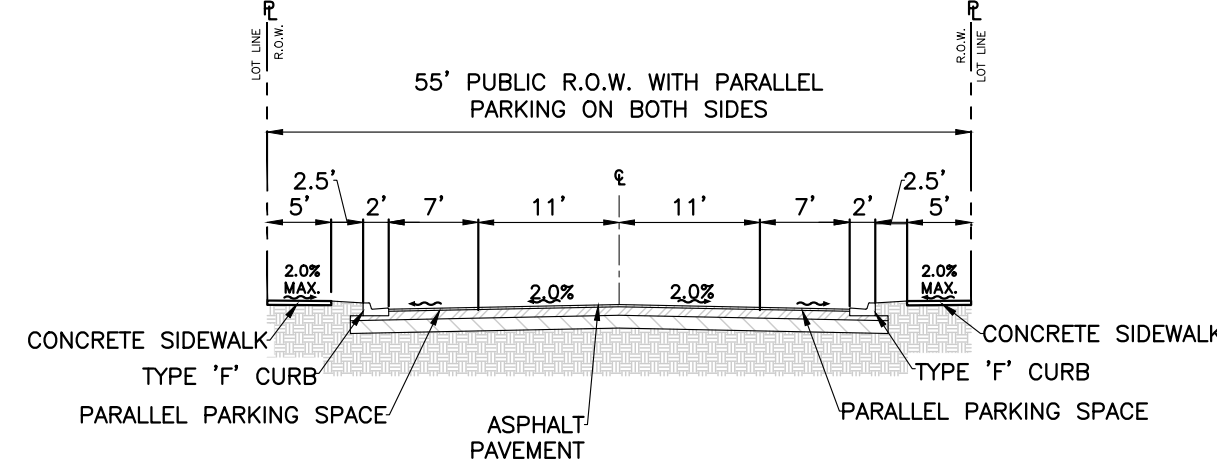
SECTION I-I
N.T.S.



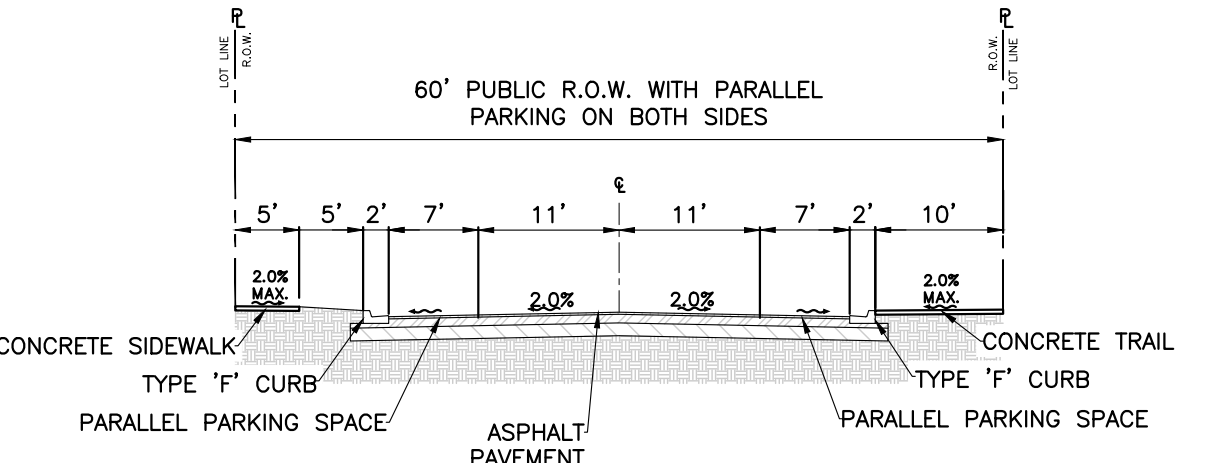
SECTION J-J
N.T.S.



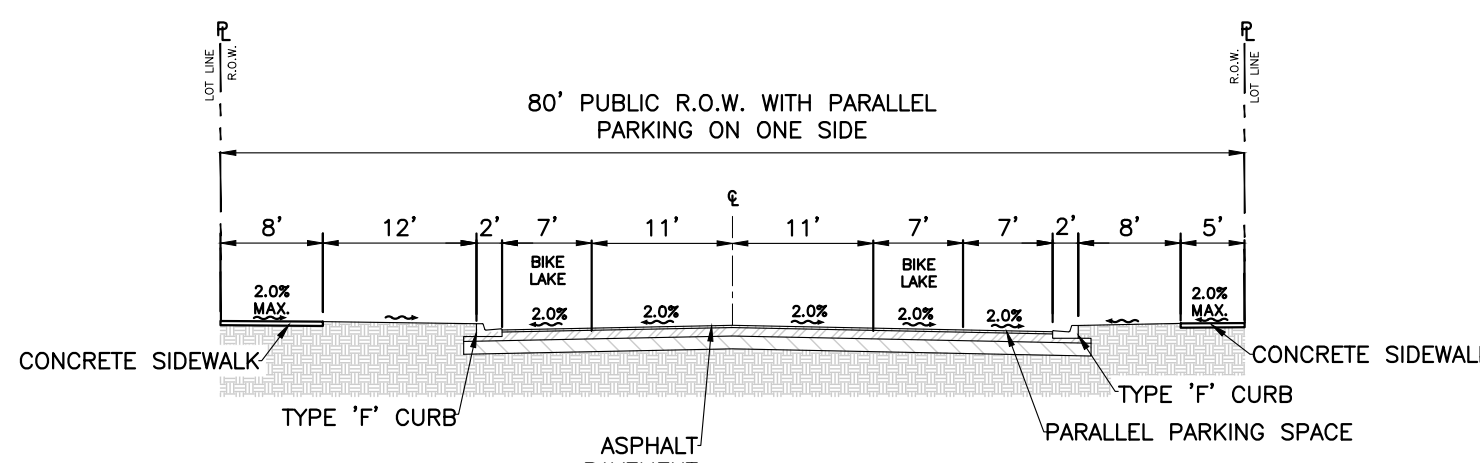
SECTION K-K
N.T.S.



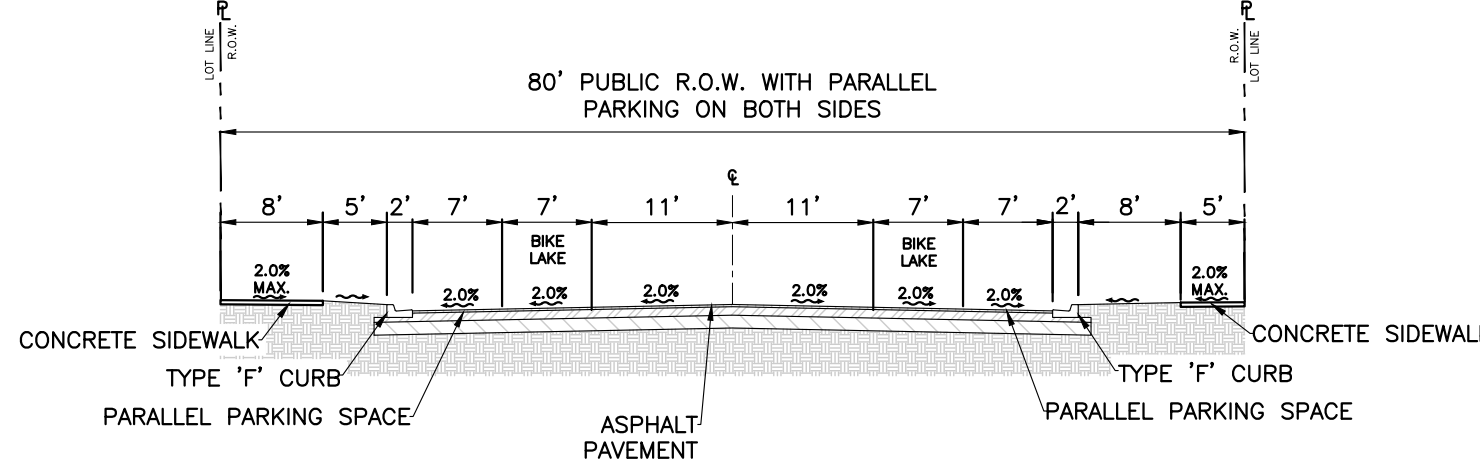
55' RIGHT-OF-WAY SECTION
N.T.S.



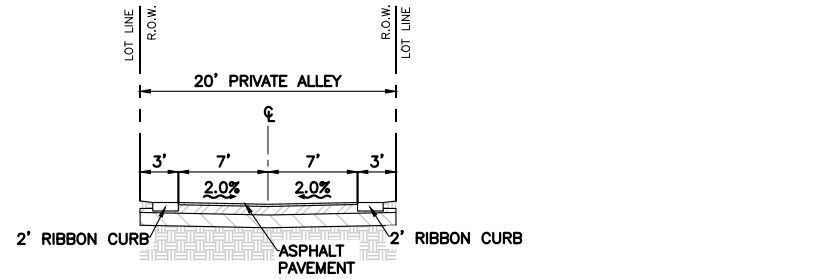
60' RIGHT-OF-WAY SECTION
N.T.S.



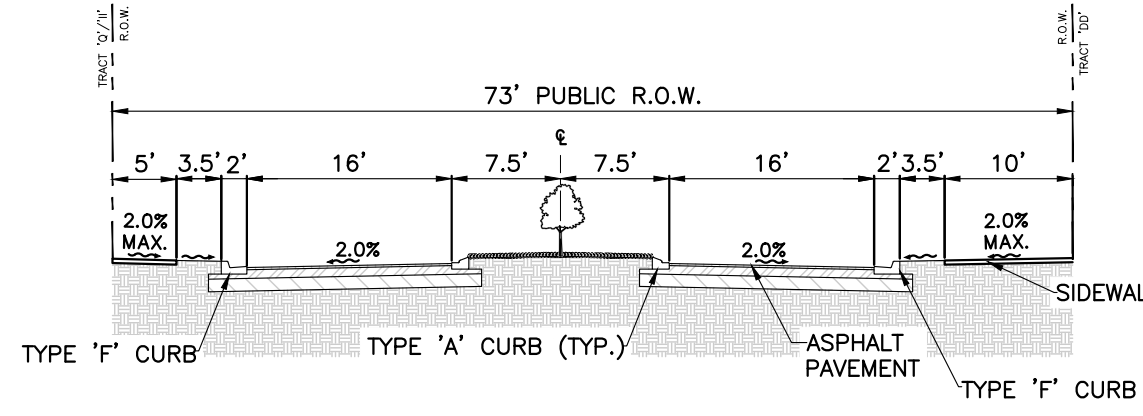
80' RIGHT-OF-WAY SECTION
N.T.S.



80' RIGHT-OF-WAY SECTION
N.T.S.



TYPICAL ALLEY SECTION
N.T.S.

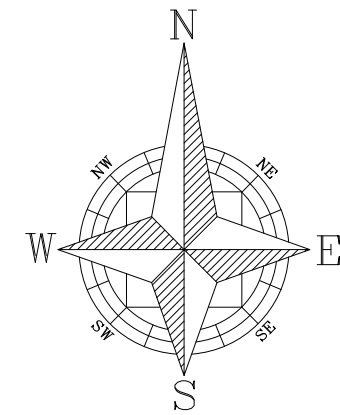


EFFIE DRIVE ENTRANCE SECTION
N.T.S.

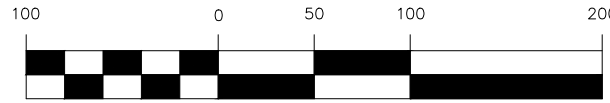


CROSS SECTIONS		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION CITY OF APOKA, FLORIDA	
SCALE	N.T.S.	PROJECT	PUL-048	SHEET	C3.7
DRAWN	A. FRANCIS	DESIGNED	S. SIERRA-OIL	CHECKED	L. CLASON
DATE	3/10/2025				
APPIAN ENGINEERING LLC 2231 Lee Road, Suite 27, Winter Park, Florida 32789 APPIANFL.COM • 407.960.5868 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NO. 1911					
REV.	DATE	DESCRIPTION			
Δ	03/07/25	S.W.M.D. COMMENTS DATED 02/21/2025			
Δ		BY SCS			

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D Layouts\05 Construction Site Plan\PHASING PLAN.dwg Modified:4/7/2025 By:osanchez Plotted By:andrew francis



GRAPHIC SCALE



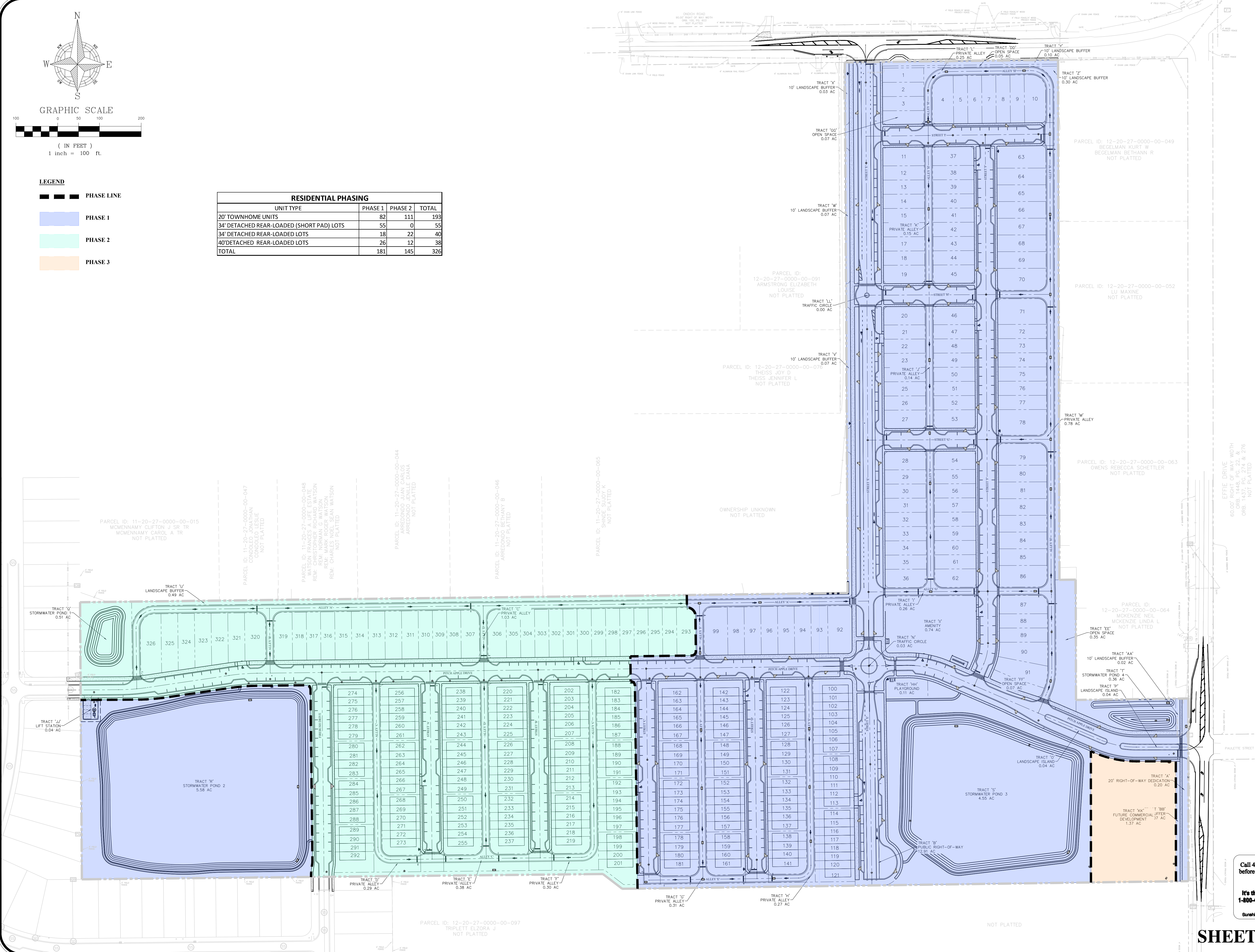
(IN FEET)
1 inch = 100 ft.

LEGEND

PHASE LINE

PHASE 1
PHASE 2
PHASE 3

RESIDENTIAL PHASING				
UNIT TYPE	PHASE 1	PHASE 2	TOTAL	
20' TOWNHOME UNITS	82	111	193	
34' DETACHED REAR-LOADED (SHORT PAD) LOTS	55	0	55	
34' DETACHED REAR-LOADED LOTS	18	22	40	
40' DETACHED REAR-LOADED LOTS	26	12	38	
TOTAL	181	145	326	



CIVIL ENGINEERING | LAND PLANNING

APIAN ENGINEERING LLC.

APIANFL.COM • 407.960.5868

2231 Lee Road, Suite 27, Winter Park, Florida 32789

STATE OF FLORIDA CERTIFICATE OF PROFESSIONAL ENGINEER

PHASING PLAN

CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

DRAWN: A. FRANCIS

DESIGNED: S. SIERRA-OIL

CHECKED: L. CLAYSON

DATE: 4/7/2025

SCALE: 1" = 100'

PROJECT: PUL-048

SHEET: C4.8

APPLAN ENGINEERING

STATE OF FLORIDA

PROFESSIONAL ENGINEER

No. 90745

4/8/25

Call 48 hours before you dig

It's the Law!

1-800-432-4770

Sunshine State One Call of Florida, Inc.

DATE: 03/07/25

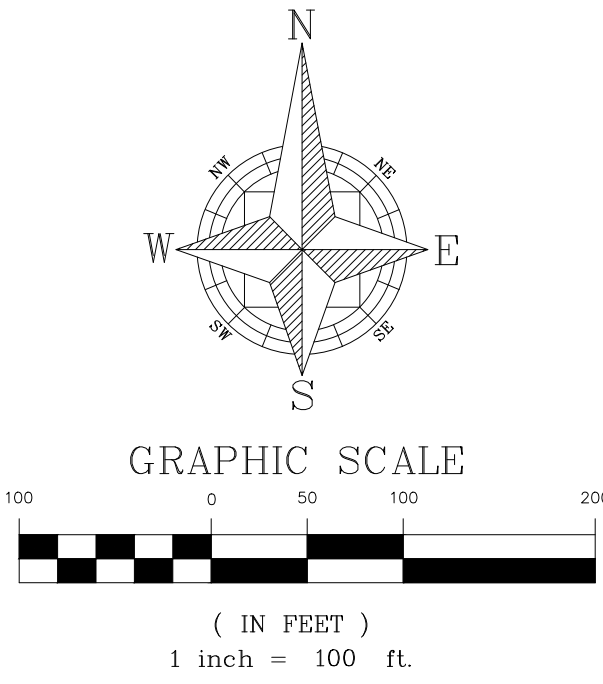
REV: 1

DATE: 02/21/2025

DESCRIPTION:

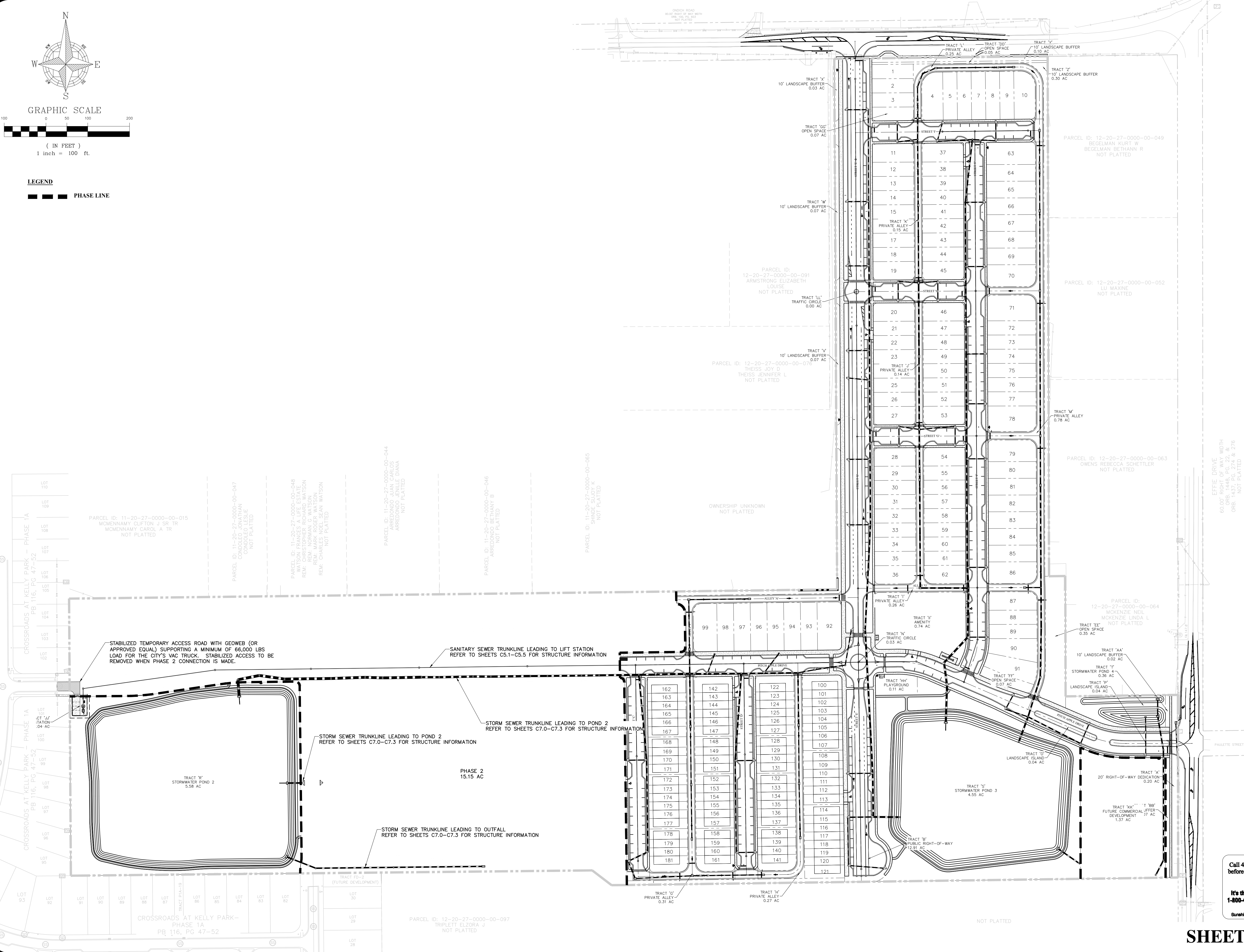
BY: SCS

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\PHASING PLAN.dwg Modified: 4/7/2025 By: osanchez Plotted By: andrew francis



LEGEND

PHASE LINE



Call 48 hours
before you dig

It's the Law!
1-800-432-4770

Sunshine State One Call of Florida, Inc.

SHEET 27 OF 155

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANFL.COM • 407.960.5868

2231 Lee Road, Suite 27, Winter Park, Florida 32789

STATE OF FLORIDA CERTIFICATE OF ATTENTION NO. 1911

PHASING PLAN – PHASE 1

IMPROVEMENTS

CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

SCALE

1" = 100'

DRAWN:

A. FRANCIS

DESIGNED:

S. SIERRA-OIL

CHECKED:

L. CLASSEN

DATE:

4/7/2025

PROJECT

PUL-048

SHEET

C4.9

DATE

4/7/2025

BY

SCS

REV.

DATE

DESCRIPTION

1

03/07/25

SAWAD COMMENTS DATED 02/21/2025

2

3

4

5

6

7

8

9

10

11

12

13

14

15

16

17

18

19

20

21

22

23

24

25

26

27

28

29

30

31

32

33

34

35

36

37

38

39

40

41

42

43

44

45

46

47

48

49

50

51

52

53

54

55

56

57

58

59

60

61

62

63

64

65

66

67

68

69

70

71

72

73

74

75

76

77

78

79

80

81

82

83

84

85

86

87

88

89

90

91

92

93

94

95

96

97

98

99

100

101

102

103

104

105

106

107

108

109

110

111

112

113

114

115

116

117

118

119

120

121

122

123

124

125

126

127

128

129

130

131

132

133

134

135

136

137

138

139

140

141

142

143

144

145

146

147

148

149

150

151

152

153

154

155

156

157

158

159

160

161

162

163

164

165

166

167

168

169

170

171

172

173

174

175

176

177

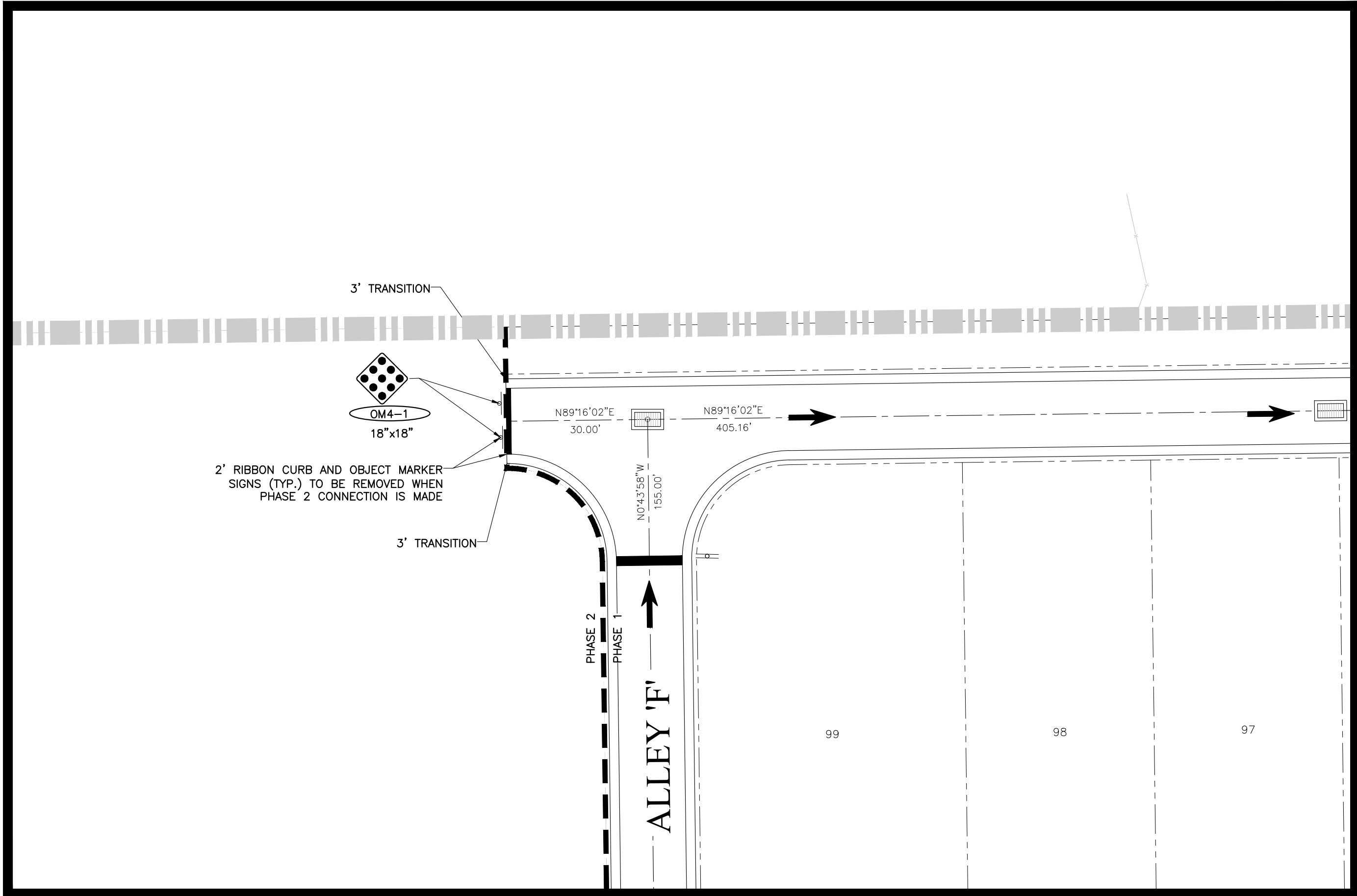
178

179

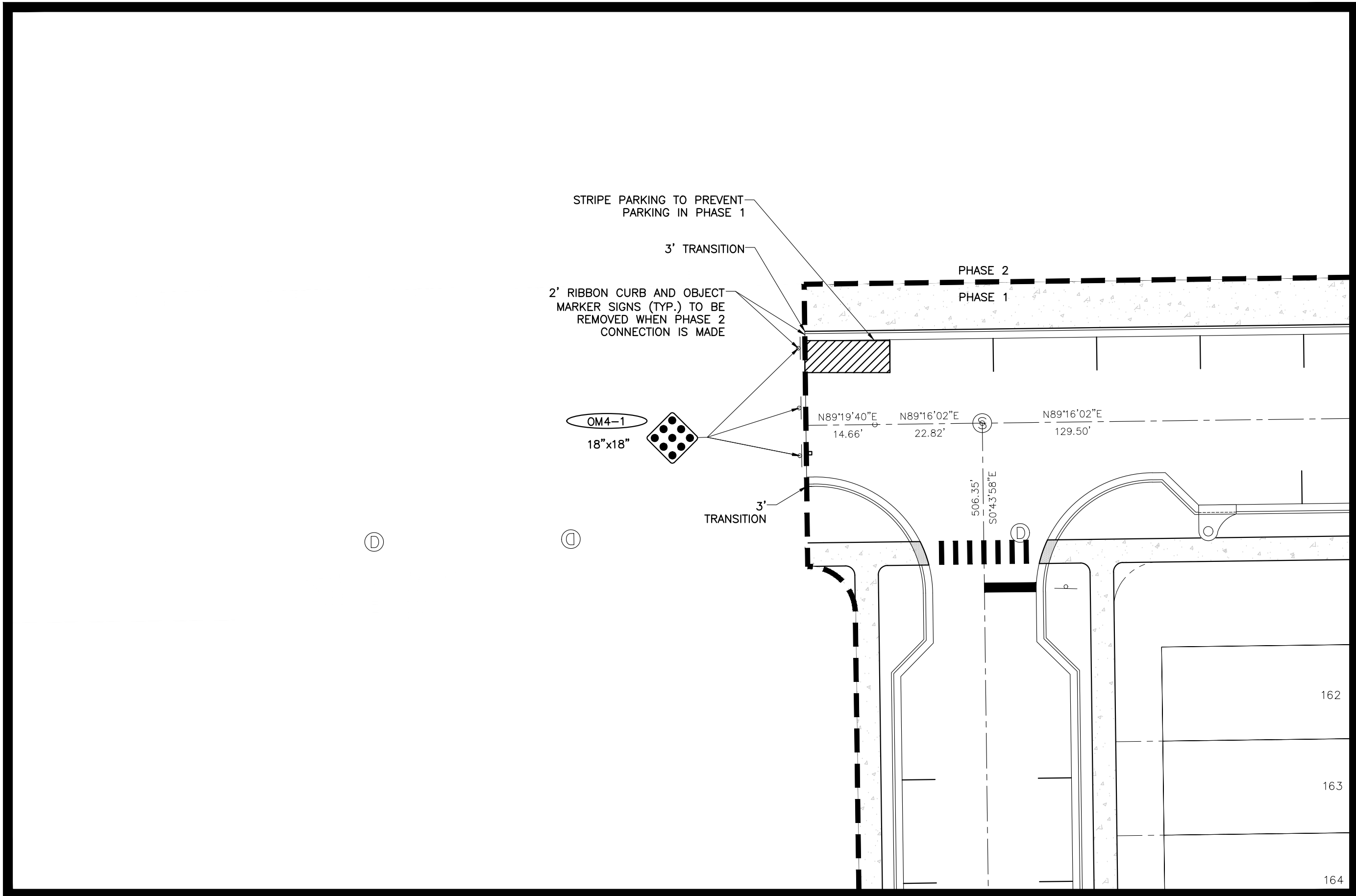
180

181

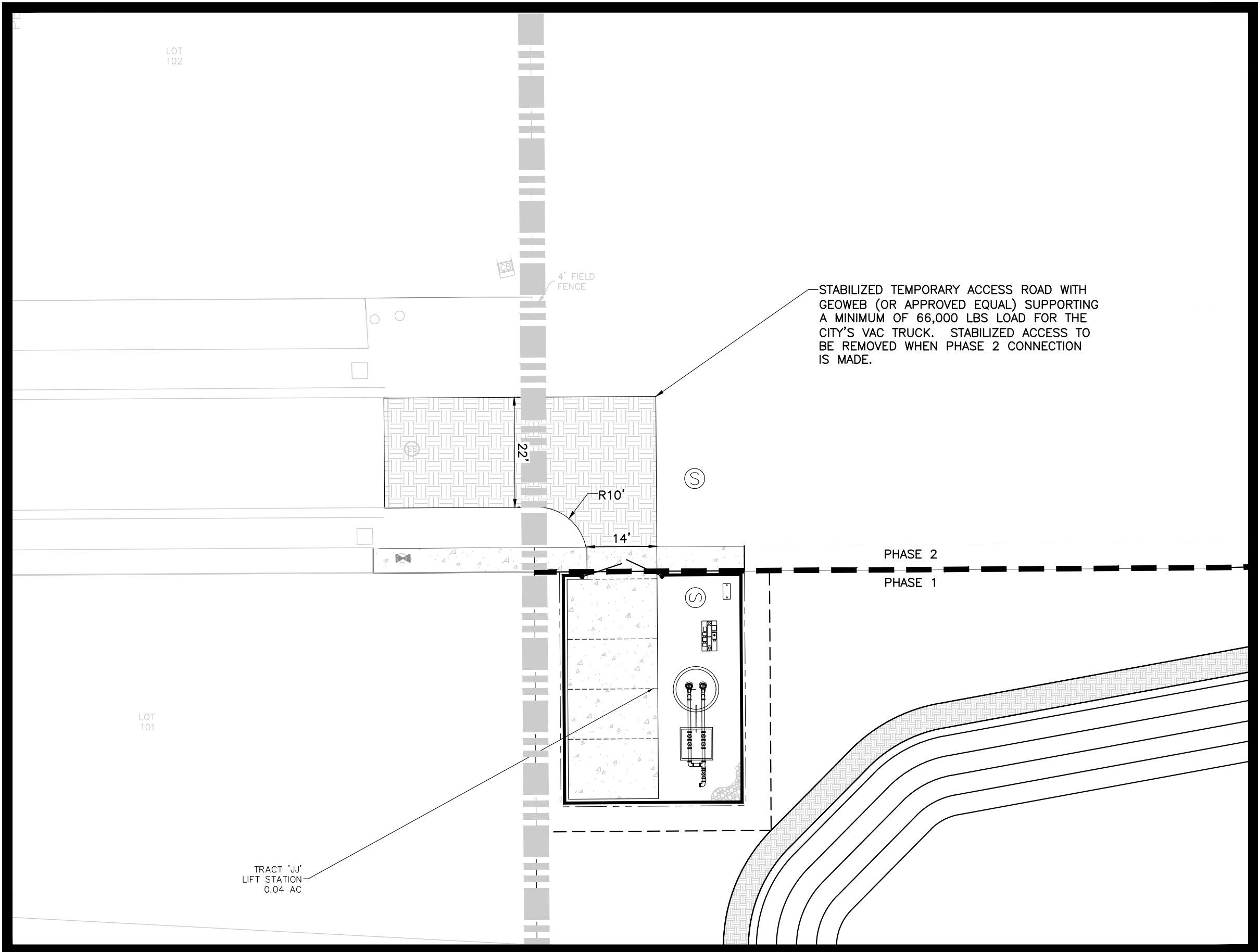
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\PHASING PLAN.dwg Modified: 4/7/2025 By: osanchez Plotted By: andrew francis



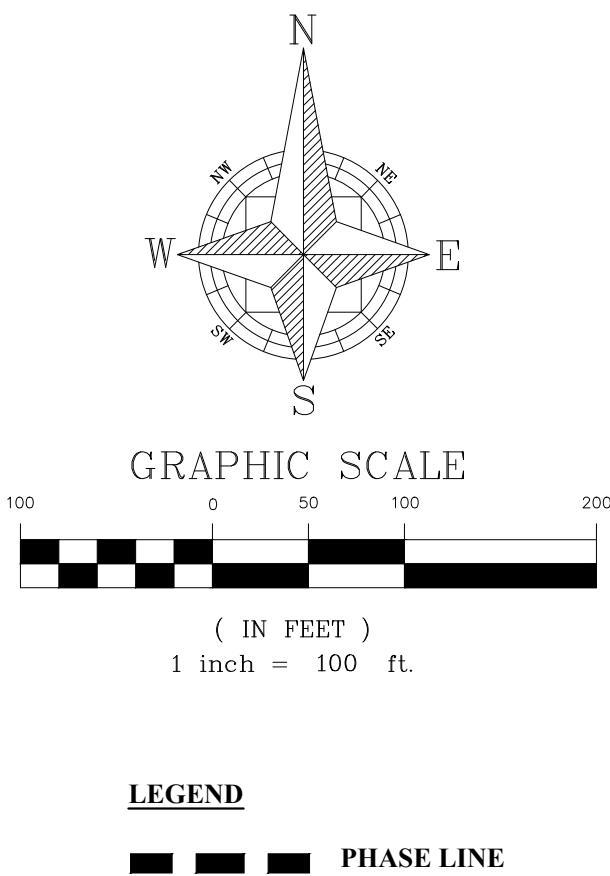
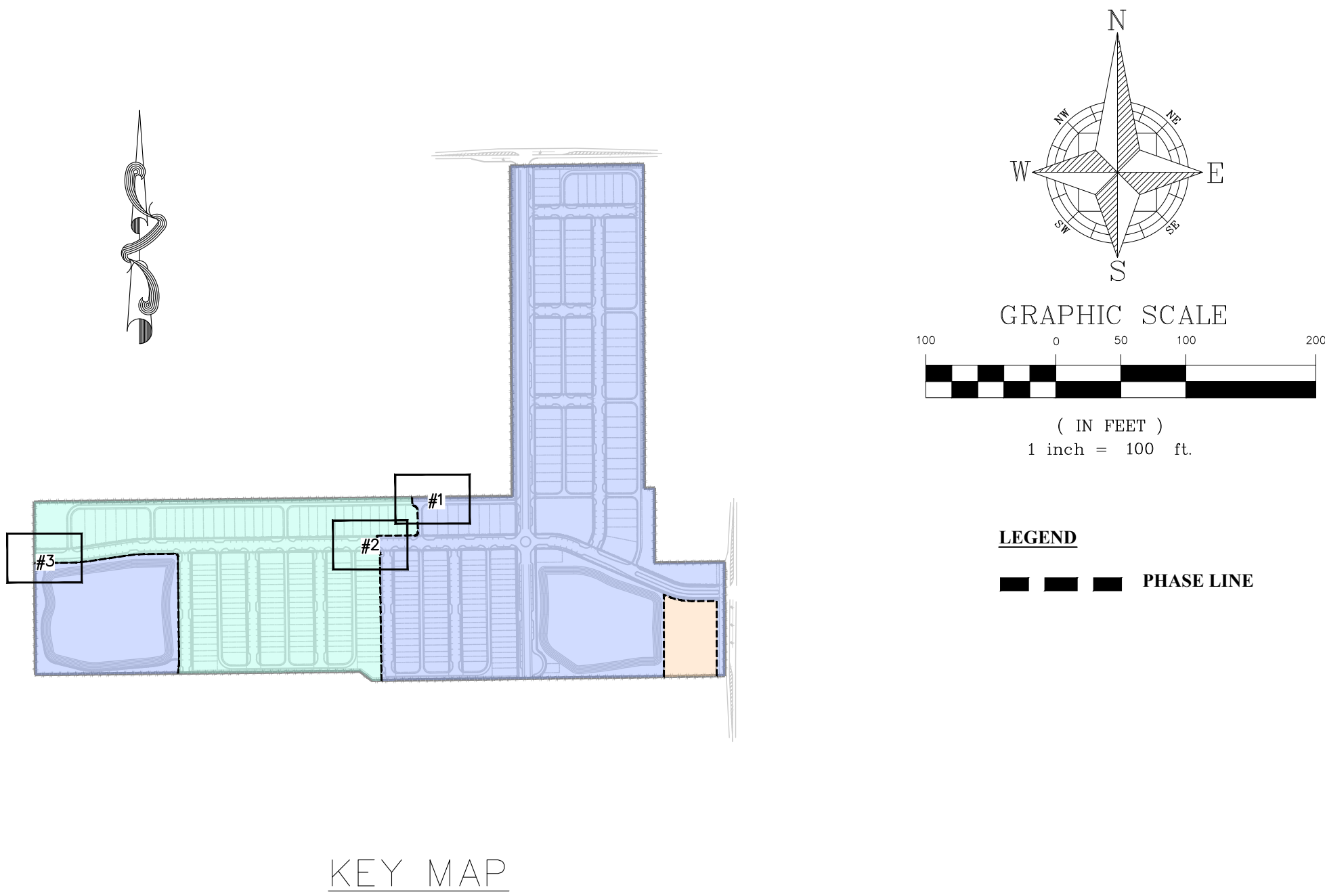
PHASING DETAIL AREA #1
SCALE: 1" = 20'



PHASING DETAIL AREA #2
SCALE: 1" = 20'

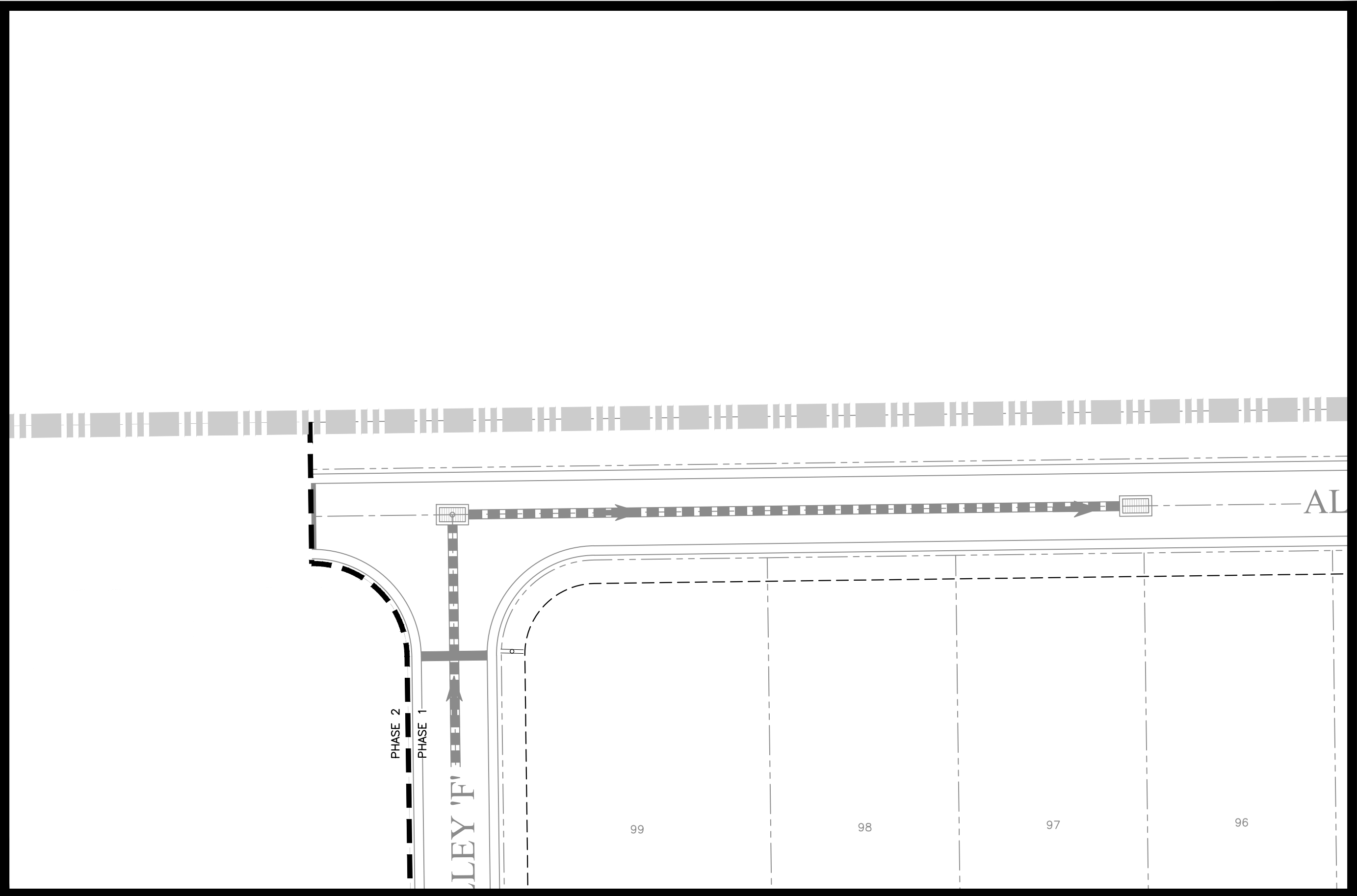


PHASING DETAIL AREA #3
SCALE: 1" = 20'

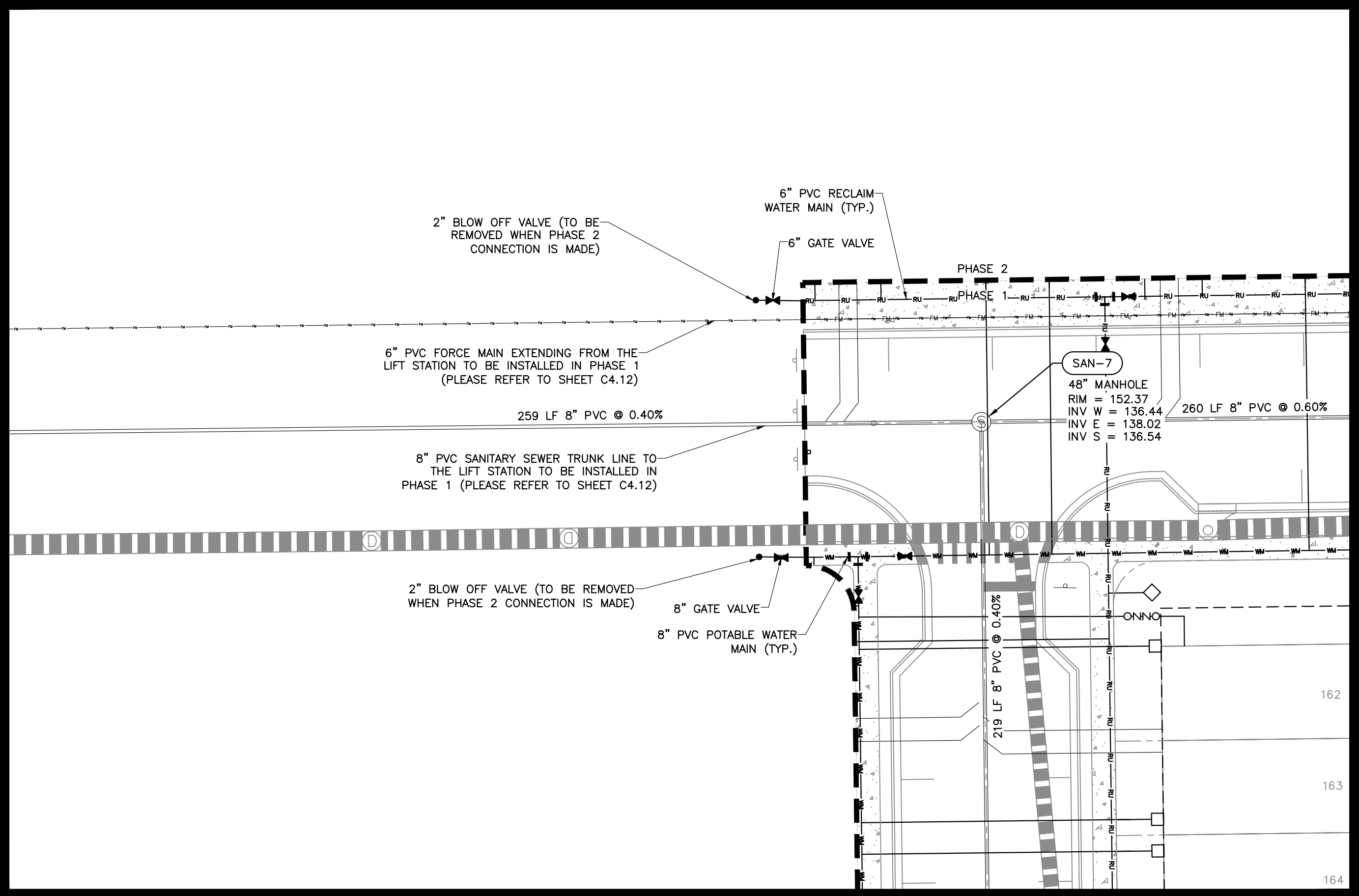


APPIAN ENGINEERING LLC. APPIANFL.COM • 407.960.5868 2221 Lee Road, Suite 27, Winter Park, Florida, 32789 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1514		CIVIL ENGINEERING LAND PLANNING																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											
---	--	-----------------------------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

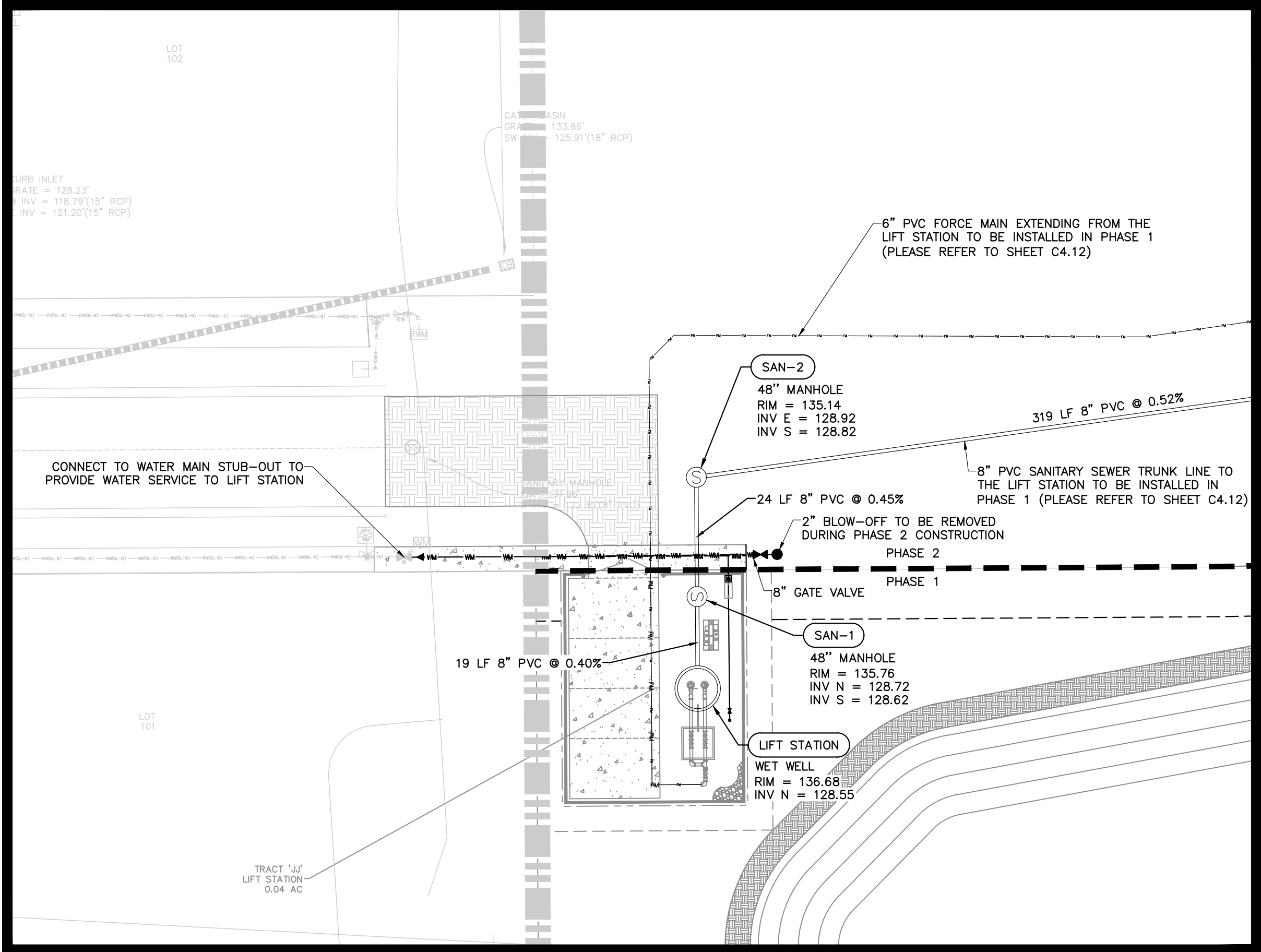
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\PHASING PLAN - UTILITIES.dwg Modified:4/8/2025 By:francis Plotted By:andrew francis



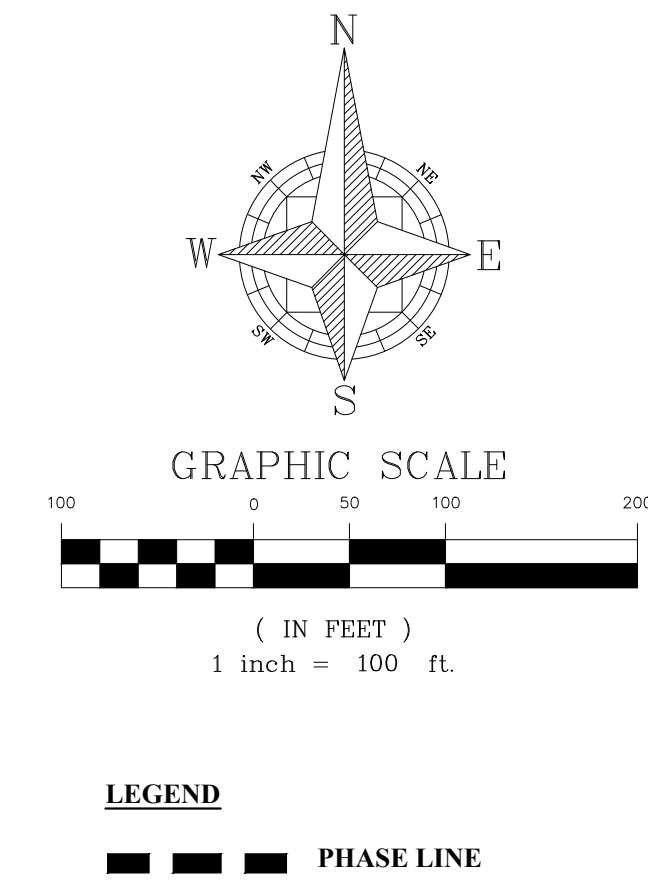
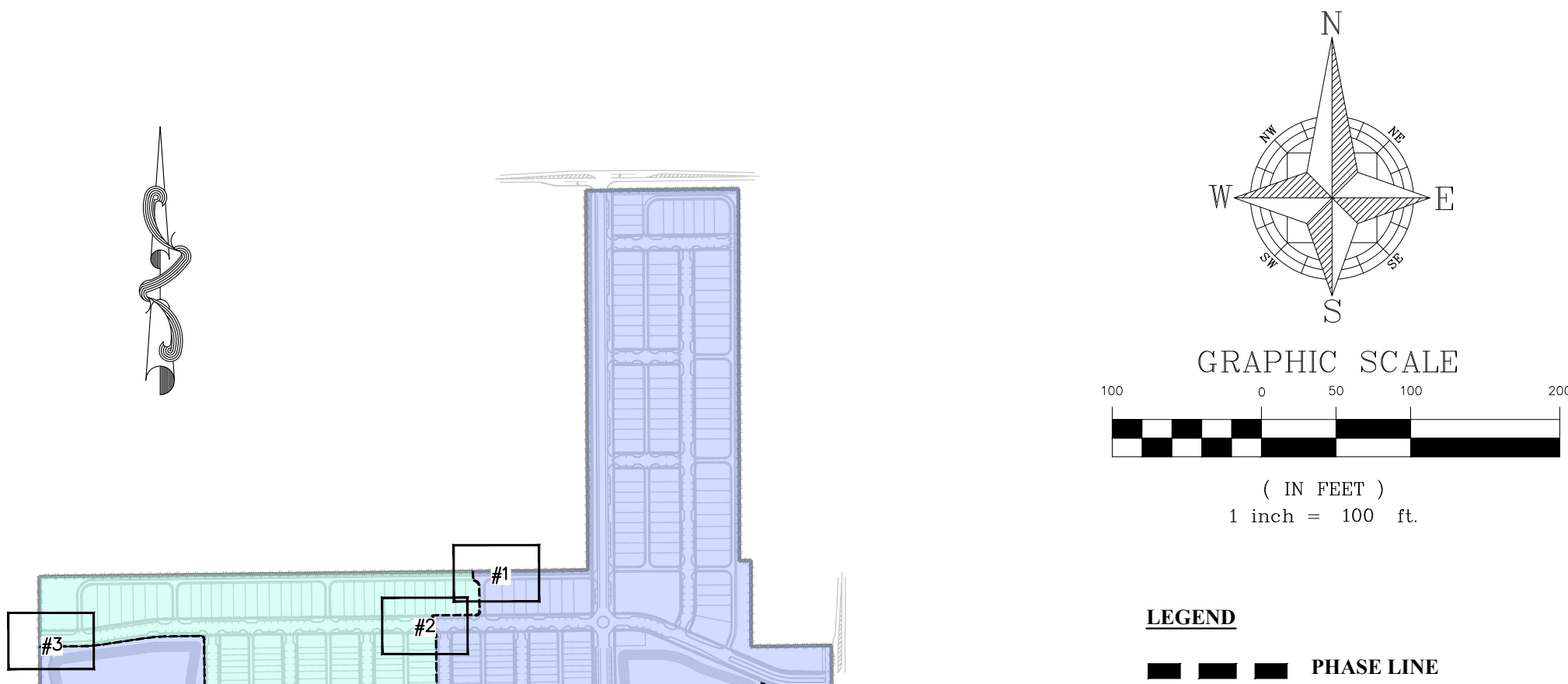
PHASING DETAIL AREA #1
SCALE: 1" = 20'



PHASING DETAIL AREA #2
SCALE: 1" = 20'

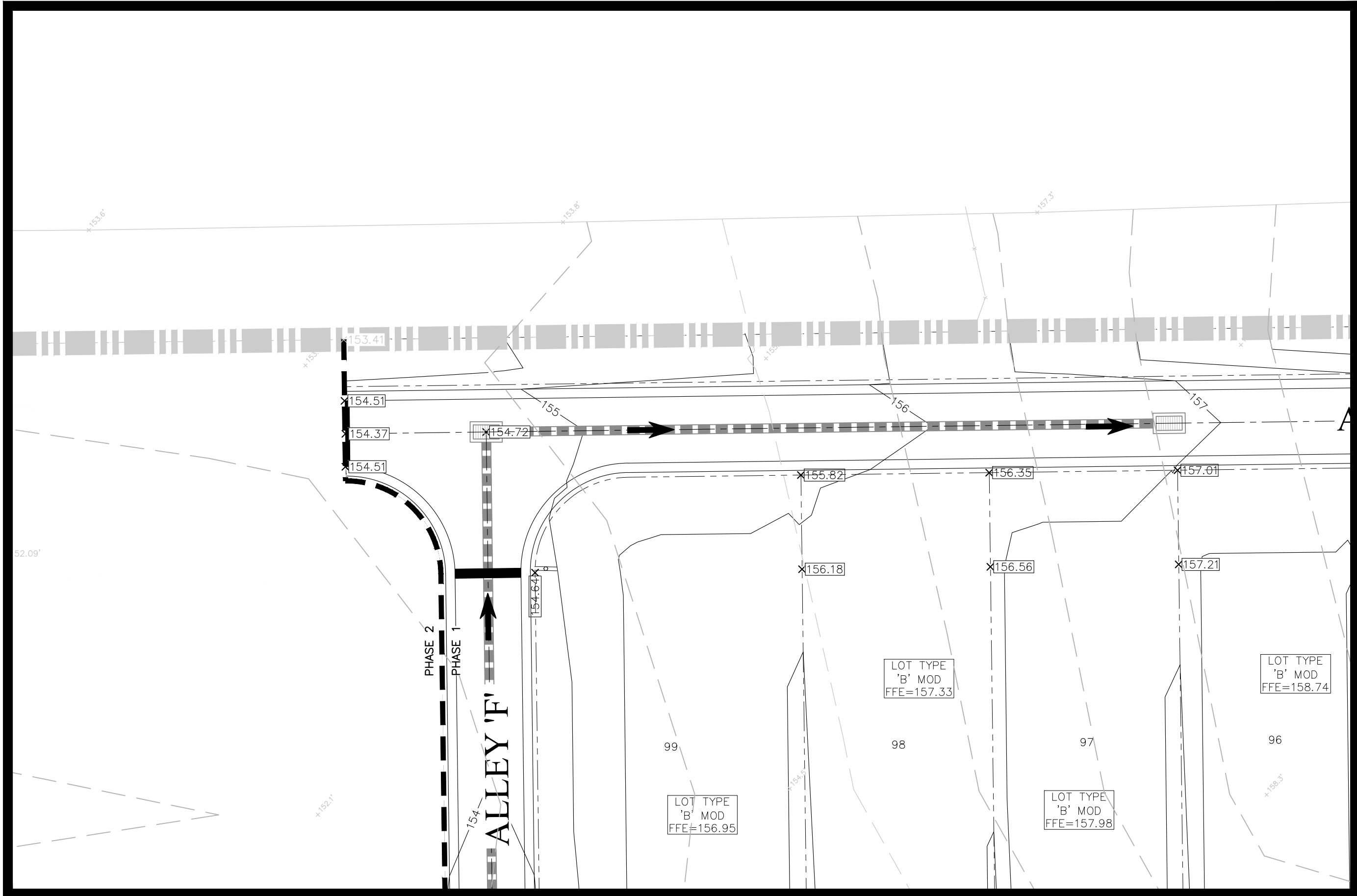


PHASING DETAIL AREA #3
SCALE: 1" = 20'

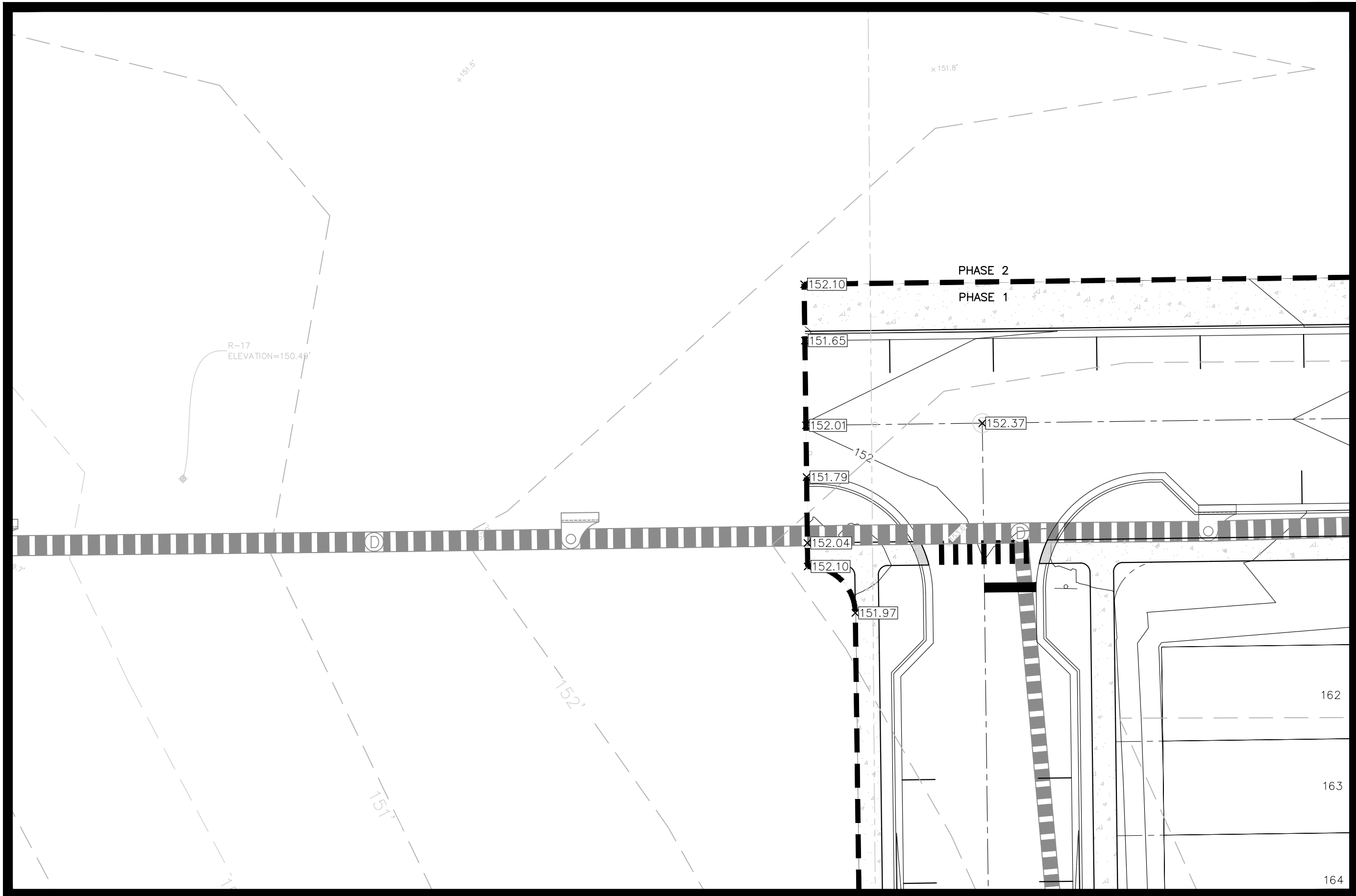


CIVIL ENGINEERING LAND PLANNING			
APPIAN ENGINEERING LLC.			
APPIANFL.COM • 407-960-5868			
2221 Lees Road, Suite 27, Winter Park, Florida 32789			
STATE OF FLORIDA CERTIFICATE OF ATTENTION NO. 1014			
REV.	DATE	DESCRIPTION	BY
A	03/07/25	SIWMD COMMENTS DATED 02/21/2025	SCS
A			BY
PHASING DETAILS - UTILITIES			
CONSTRUCTION SITE PLAN			
ONDICH SOUTH SUBDIVISION			
CITY OF APOPKA, FLORIDA			
DRAWN:	A. FRANCIS	DESIGNED:	S. SIERRA-OIL
PROJECT:	PUL-048	CHECKED:	L. CLAYSON
SHEET:	C4.11	DATE:	4/8/2025
APPIAN ENGINEERING			
SOUTH CAROLINA SIERRA OIL LICENSE			
No. 90745			
STATE OF FLORIDA			
PROFESSIONAL ENGINEER			
4/8/25			
Call 48 hours before you dig			
It's the Law! 1-800-432-4770			
Sunshine State One Call of Florida, Inc.			

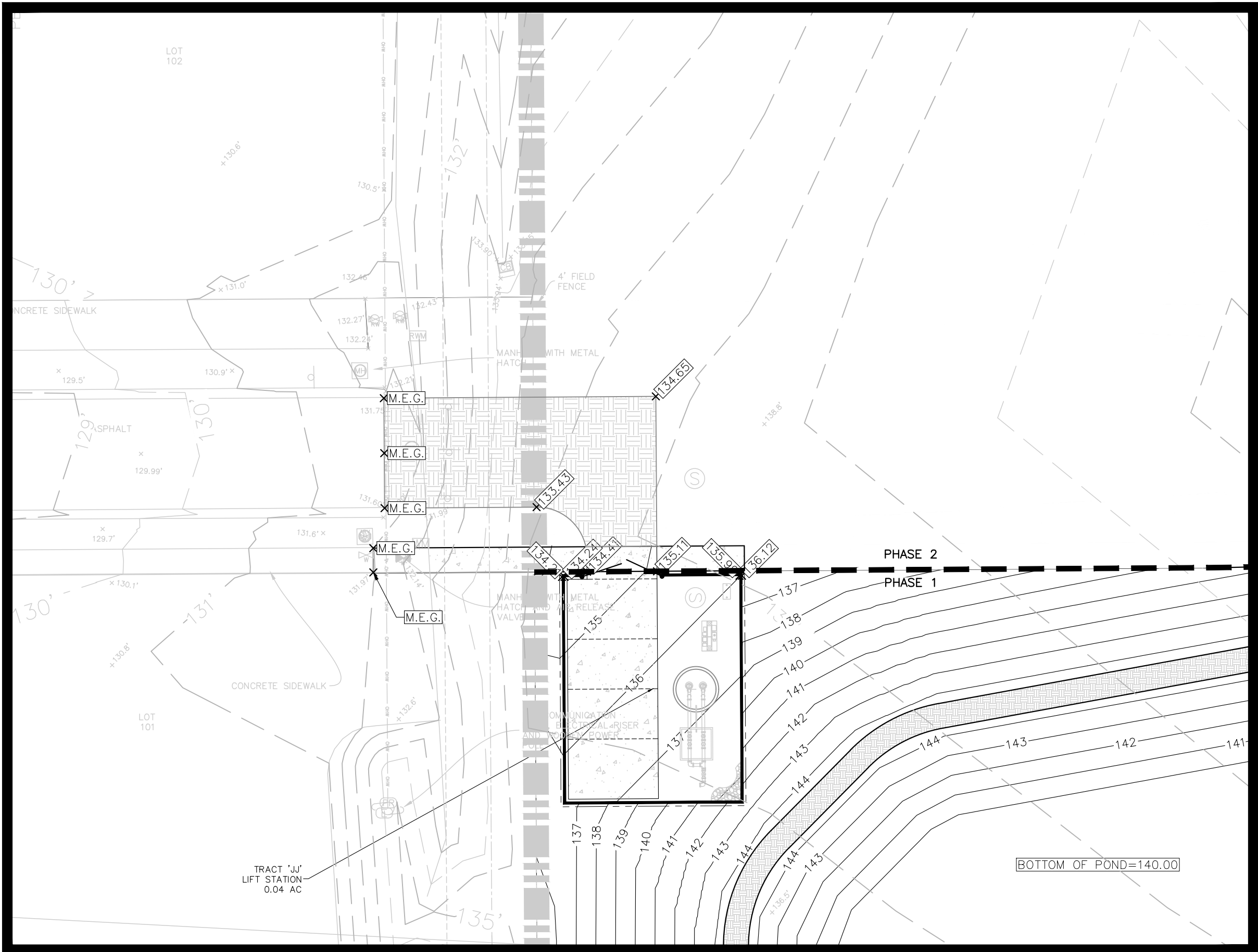
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\PHASING PLAN - PAVING & GRADING.dwg Modified: 4/7/2025 By: osanchez Plotted By: andrew francis



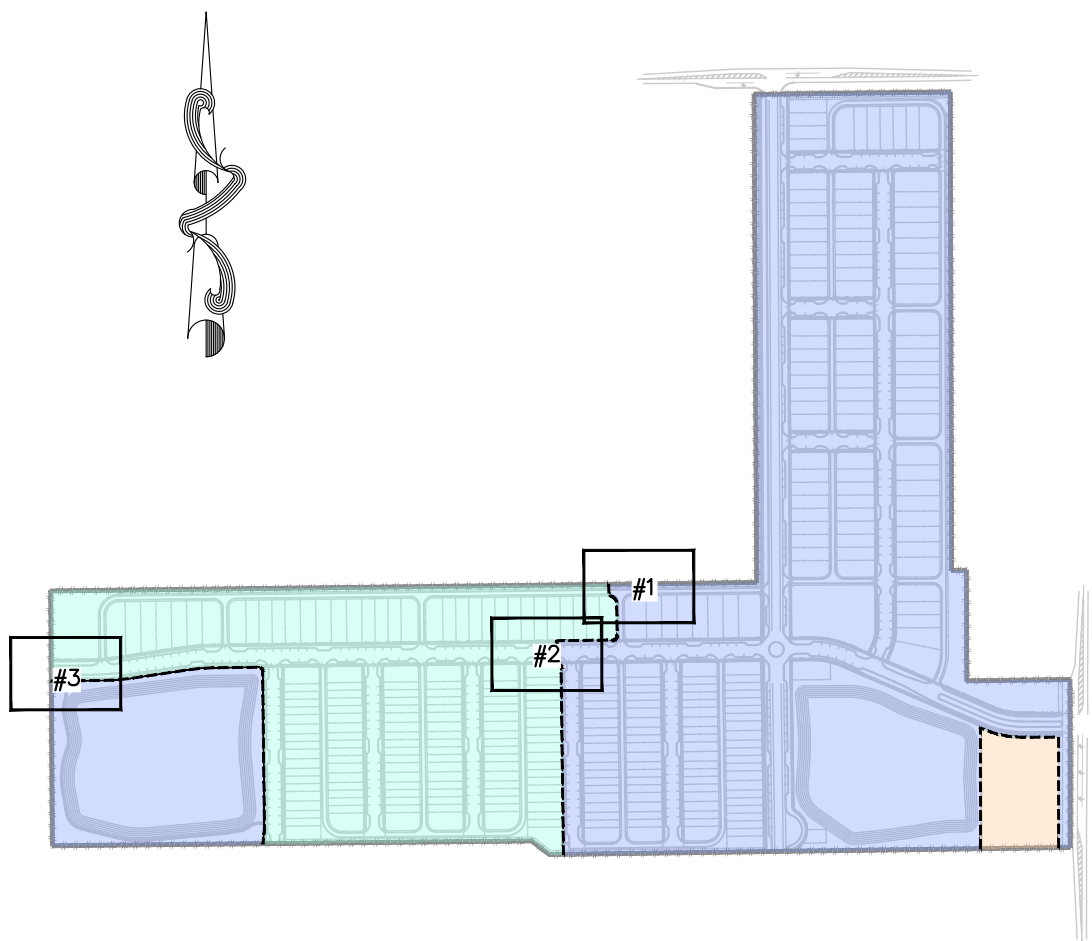
PHASING DETAIL AREA #1
SCALE: 1" = 20'



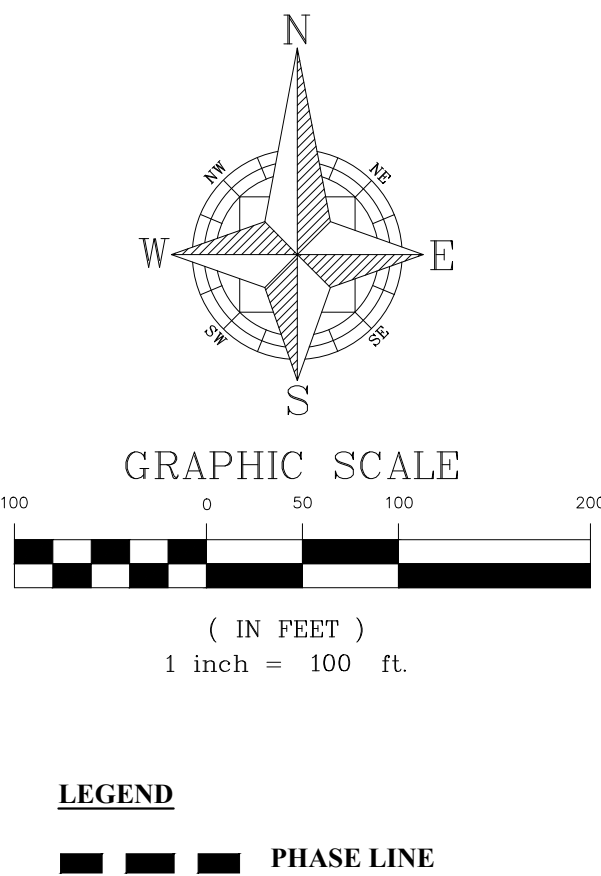
PHASING DETAIL AREA #2
SCALE: 1" = 20'



PHASING DETAIL AREA #3
SCALE: 1" = 20'

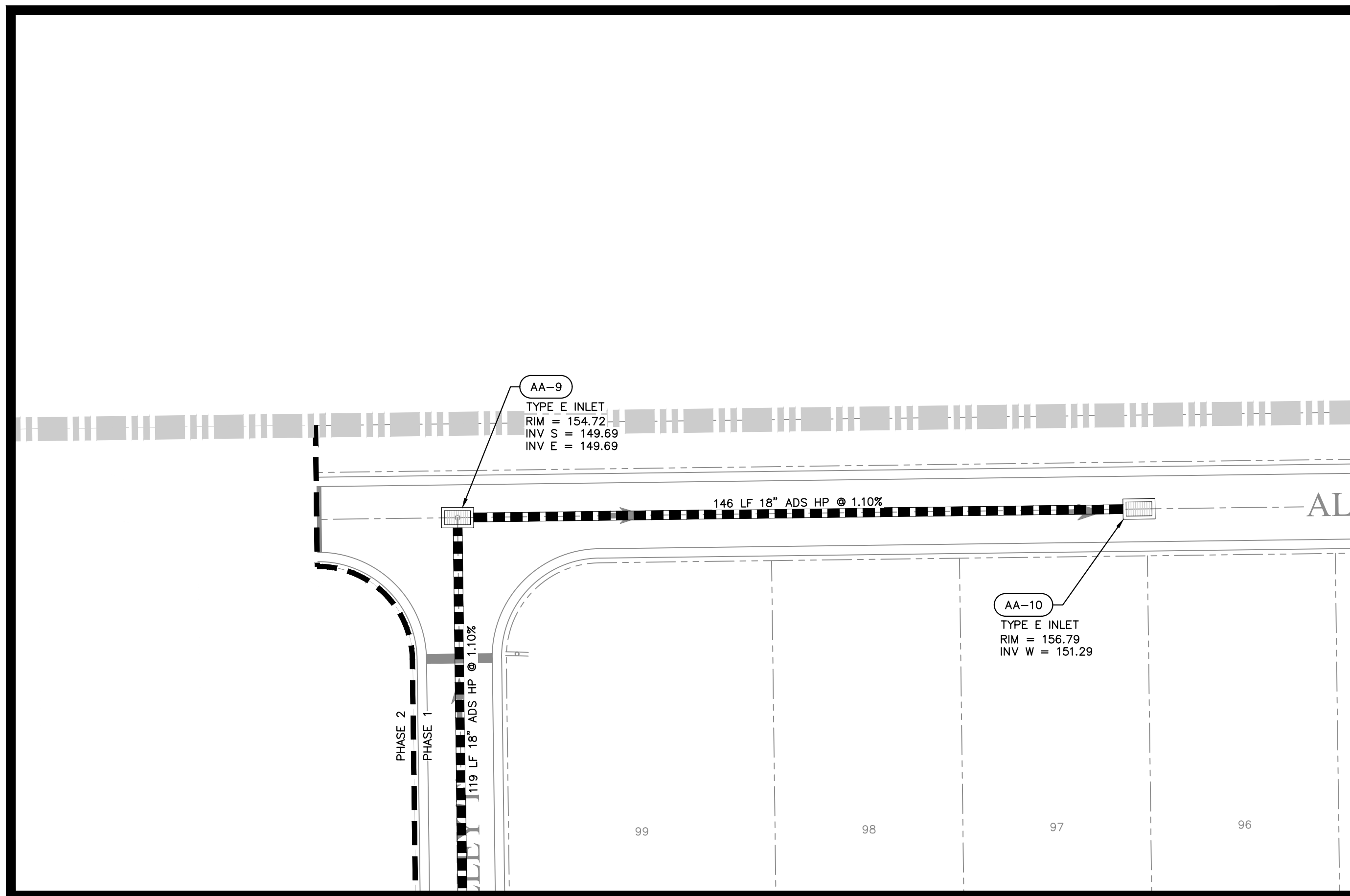


KEY MAP

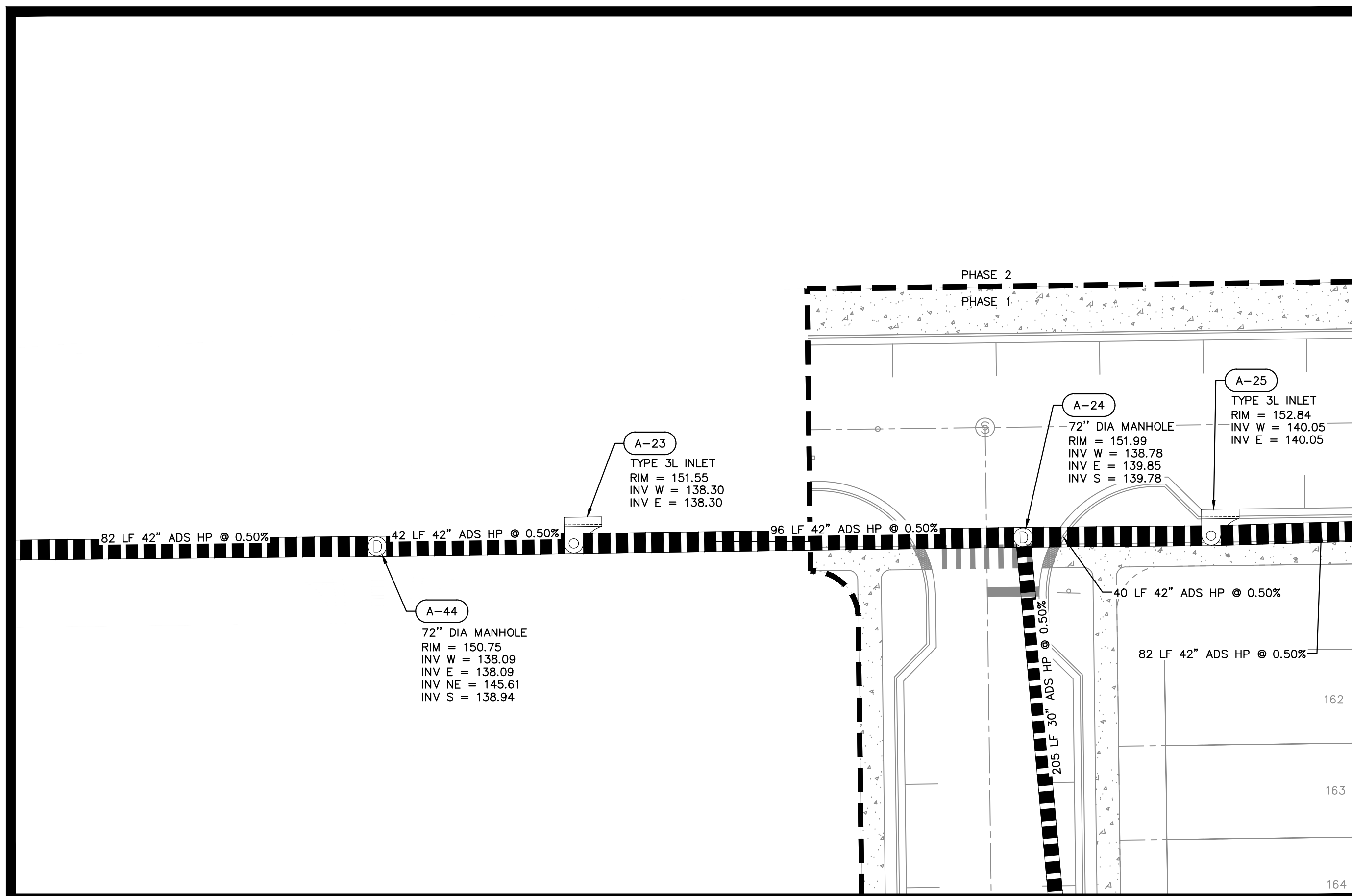


LEGEND
PHASE LINE

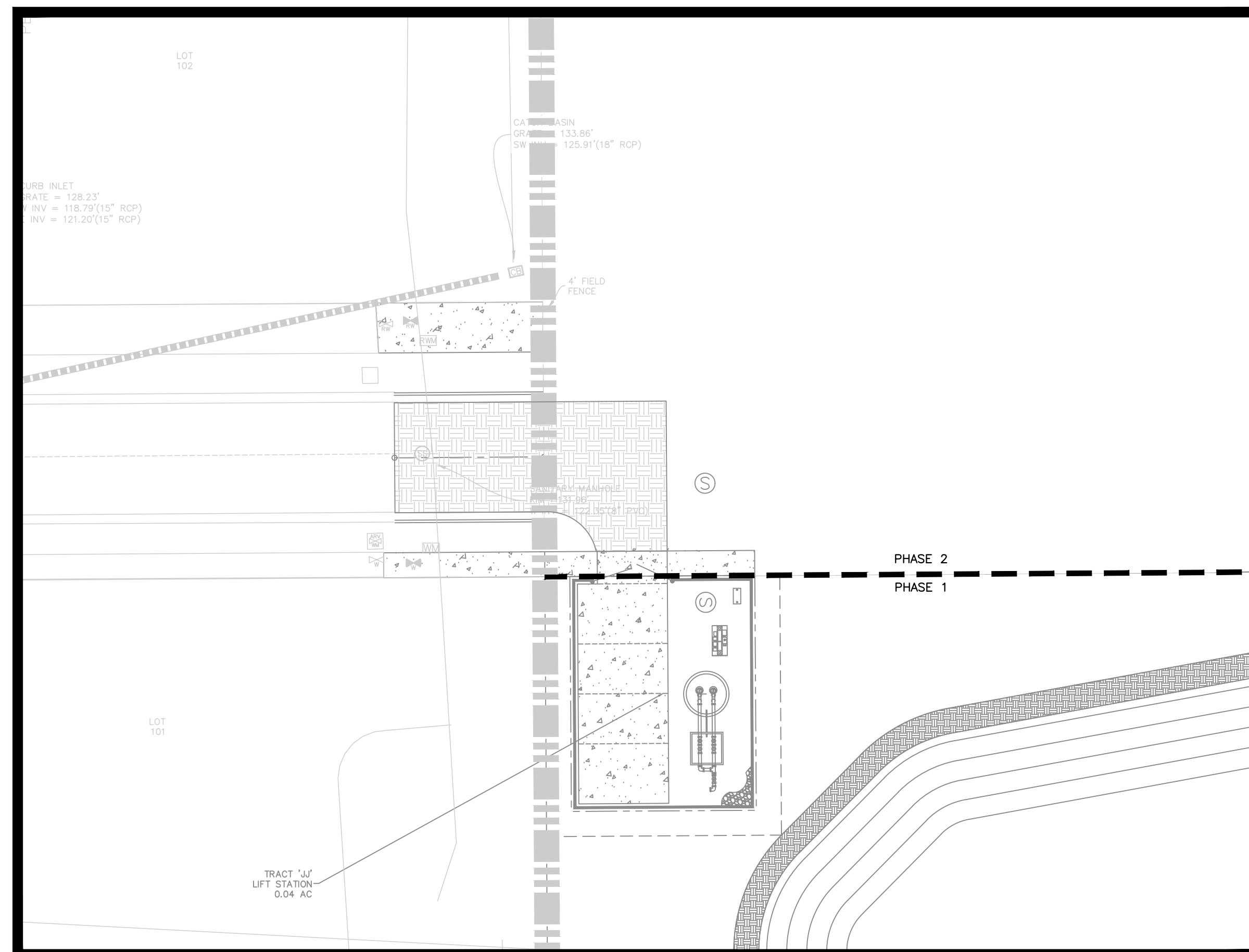
CIVIL ENGINEERING & LAND PLANNING APPIAN ENGINEERING LLC. APPIANFL.COM • 407.960.5868 2221 Lees Road, Suite 27, Winter Park, Florida 32789 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1514				REV. DATE DESCRIPTION A 03/07/25 SARMD COMMENTS DATED 02/21/2025 A 03/07/25	
PHASING DETAILS - PAVING & GRADING CONSTRUCTION SITE PLAN				ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	
DRAWN: A. FRANCIS	DESIGNED: S. SIERRA-OIL	CHECKED: L. CLAYSON	DATE: 4/7/2025	SHEET C4.13	
SCALE 1" = 20'		PROJECT PUL-048			
APPIAN ENGINEERING		STATE OF FLORIDA PROFESSIONAL ENGINEER No. 90745 4/8/25 It's the Law! 1-800-432-4770 Sunshine State One Call of Florida, Inc.			



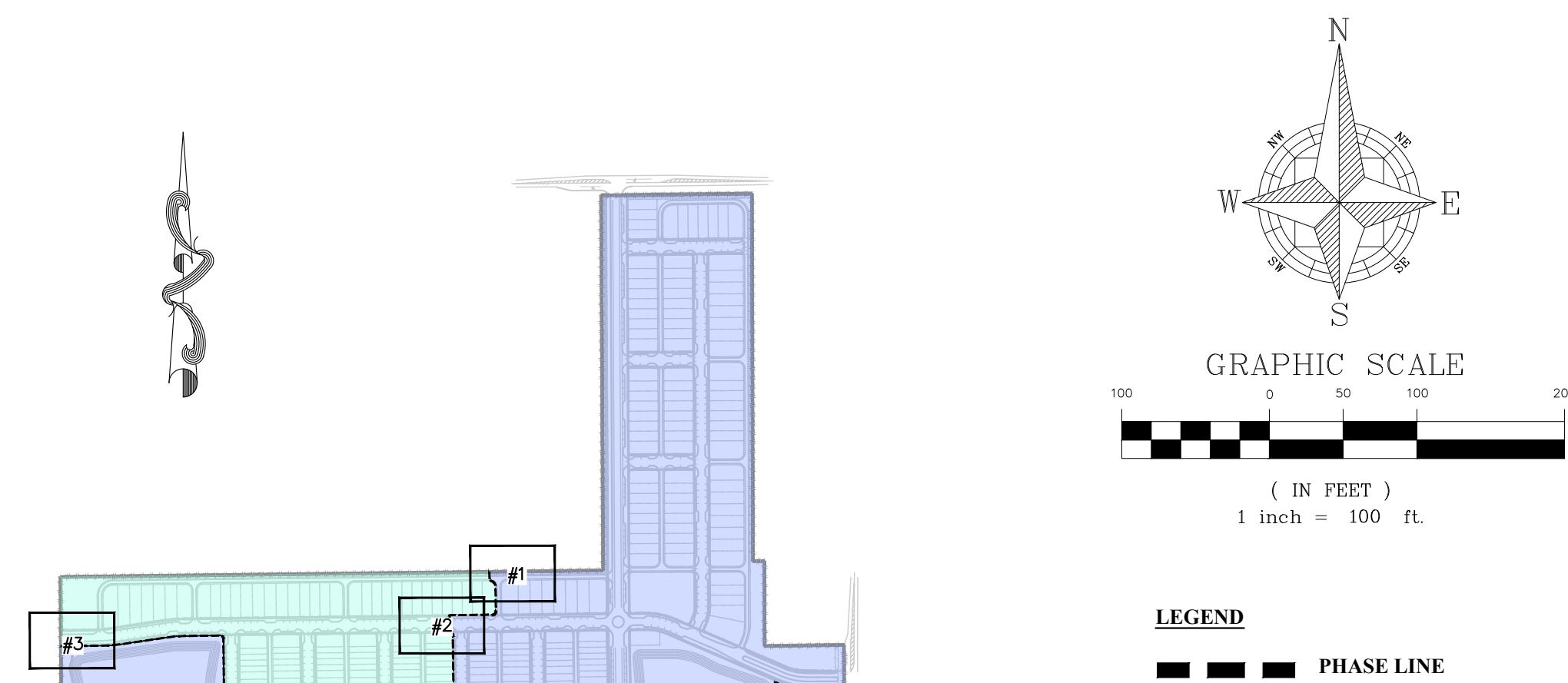
PHASING DETAIL AREA #1
SCALE: 1" = 20'



PHASING DETAIL AREA #2
SCALE: 1" = 20'

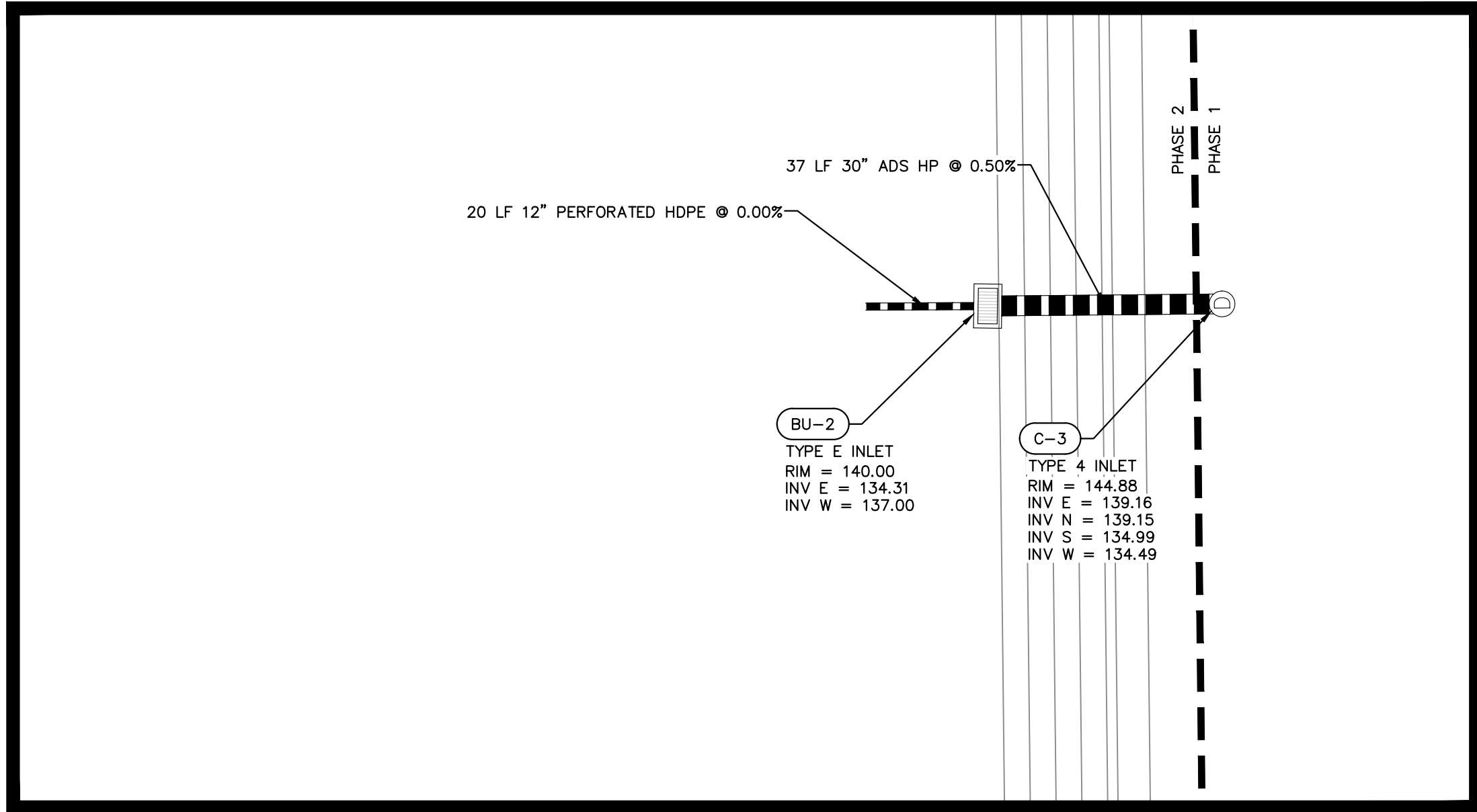


PHASING DETAIL AREA #3
SCALE: 1" = 20'

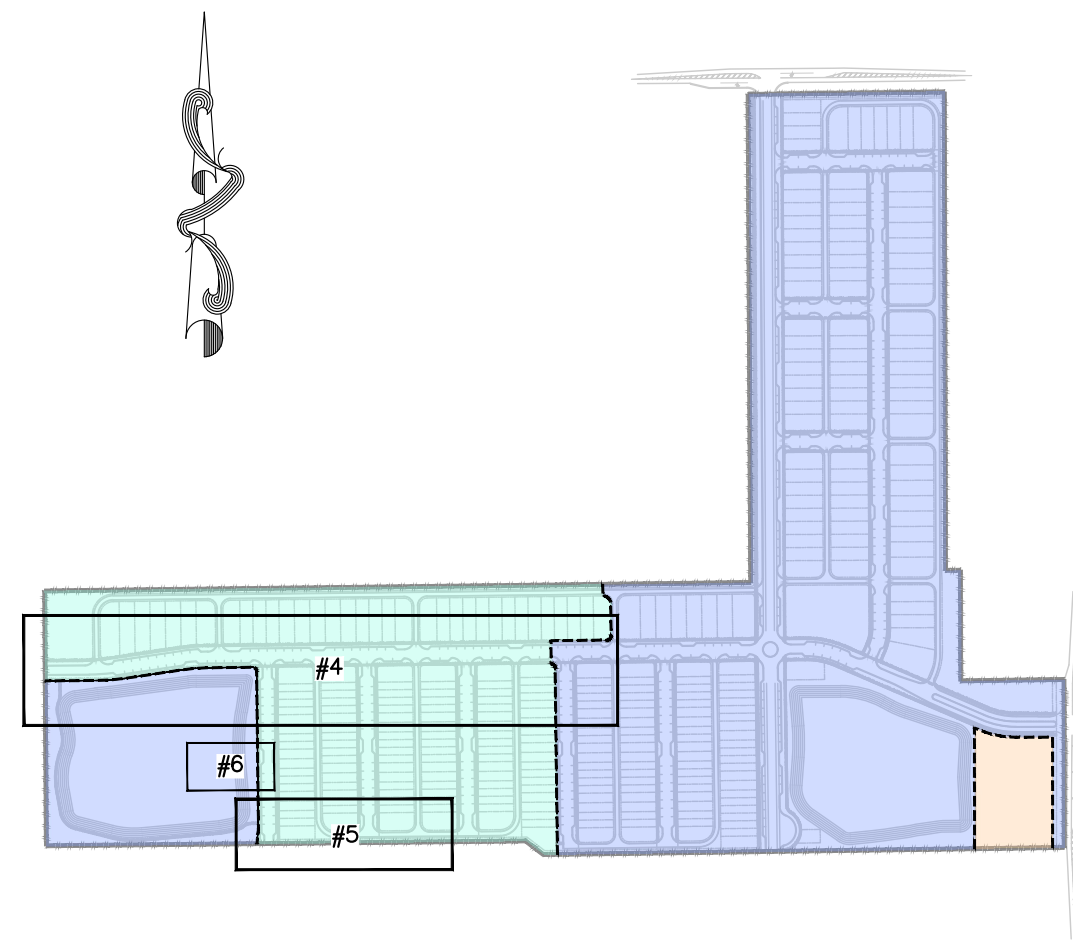


The State Seal of Florida Professional Engineer License No. 90745 State of Florida April 8/25, 2025		SCALE	DRAWN: A. FRANCS	PHASING DETAILS – DRAINAGE
		#####	DESIGNED: S.SIERRA-GIL	CONSTRUCTION SITE PLAN
		PROJECT	CHECKED: L.CLOSSON	ONDICH SOUTH SUBDIVISION
		PUL-048	SHEET	CITY OF APOPKA, FLORIDA
		C4.14	DATE:	
			CIVIL ENGINEERING LAND PLANNING	
			APPLAN ENGINEERING LLC.	
			_____ APPLANENGINEERING.COM • 407.860.5868 _____ 2221 Ema Pkwy, SUITE 221, Winter Park, Florida, 32789 STATE OF FLORIDA CERTIFICATE OF REGISTRATION NO. 55784	
			REV. DATE	02/07/25
				S.R.M.D COMMENTS DATED 02/21/2025
				SCS
				BY

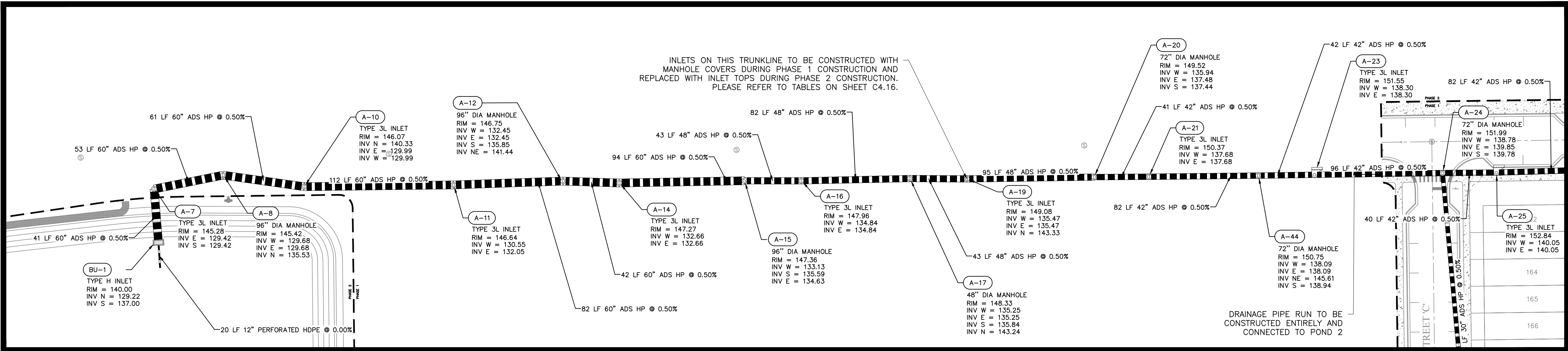
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\PHASING PLAN - DRAINAGE.dwg Modified:4/7/2025 By:osanchez Plotted By:andrew francis



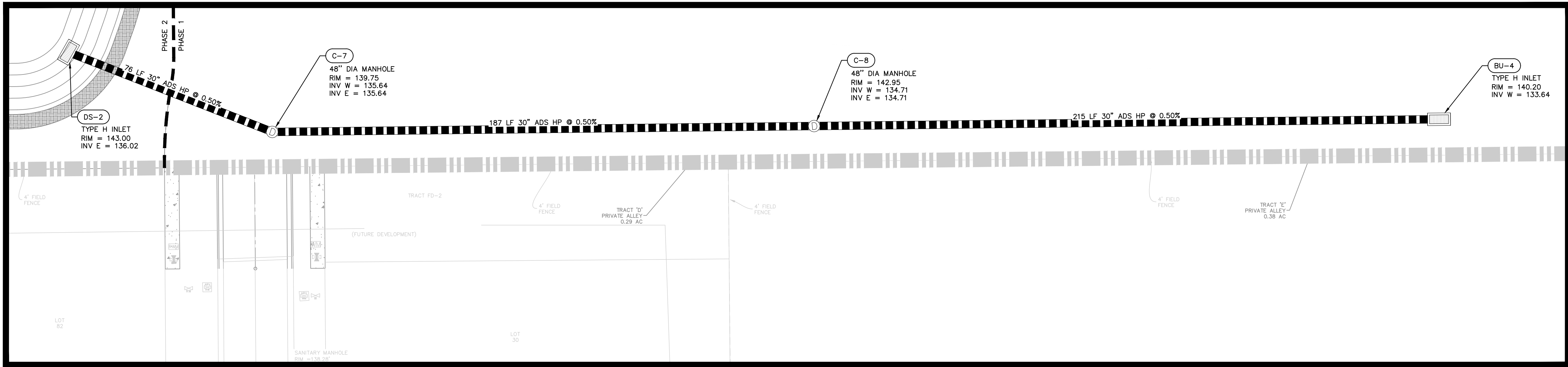
PHASING DETAIL AREA #6
SCALE: 1" = 40'



KEY MAP



PHASING DETAIL AREA #4
SCALE: 1" = 40'



PHASING DETAIL AREA #5
SCALE: 1" = 20'



CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.		APPIANFL.COM • 407.960.5868	REV.	DATE	DESCRIPTION	BY
PHASING DETAILS - DRAINAGE		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION	CITY OF APOPKA, FLORIDA			
DRAWN:	A. FRANCOIS	DESIGNED:	S. SIERRA-OIL	CHECKED:	L. CLASON	DATE:	4/7/2025	
SCALE:	1" = 40'	PROJECT:	PUL-048	SHEET:	C4.15			
APPIAN ENGINEERING		SOUTH CAROLINA SIERRA OIL LICENSE No. 90745						
APPIAN ENGINEERING		STATE OF FLORIDA PROFESSIONAL ENGINEER No. 48725						

STORM STRUCTURES TO BE BUILT WITH PHASE 1
NAME
A-07*
A-08*
A-10*
A-11*
A-12
A-14*
A-15
A-16*
A-17
A-19*
A-20
A-21*
A-23*
A-24*
A-25
A-25A
A-26
A-27
A-28
A-29
A-30
A-31
A-32
A-33
A-34
A-35
A-36
A-37
A-38
A-39
A-40
A-41
A-42
A-43
A-44
A-47
AA-09
AA-10
AE-01
AE-02
AE-03
AE-04
AF-01
AF-02
AF-03
AF-04
AF-05
AG-01

- NOTES:
1. STRUCTURES MARKED WITH AN ASTERISK (*) ARE TO BE INSTALLED WITH MANHOLE TOPS DURING PHASE 1, AND REPLACED WITH CURB INLET TOP DURING PHASE 2 CONSTRUCTION.
2. PIPE RUNS BETWEEN STRUCTURES TO BE INSTALLED IN PHASE 1 ARE TO BE INSTALLED WITH PHASE 1
3. REFER TO THE DRAINAGE PLAN STARTING ON SHEET C7.0 FOR RIM AND INVERT ELEVATIONS
4. FOR PHASE 1 STRUCTURES WITH FUTURE CONNECTIONS IN PHASE 2, THE CONTRACTOR MAY HAVE THE STRUCTURES CAST WITH ALL PROPOSED INVERTS AND BRICK AND MORTAR THE HOLE FOR EACH FUTURE CONNECTION DURING PHASE 1 CONSTRUCTION

STORM STRUCTURES TO BE BUILT WITH PHASE 1
NAME
AG-02
AH-01
AH-02
AH-03
AH-04
AH-05
AH-06
AH-07
AH-08
AH-09
AH-10
AH-11
AH-12
AH-13
AH-14
AH-15
AH-16
B-01
B-10
B-10
B-11
B-12
B-13
B-14
B-15
B-16
B-17
B-18
B-19
B-02
B-20
B-21
B-22
B-03
B-04
B-05
B-06
B-07
B-08
B-09
BU-1
BU-2
BU-3
BU-4
BU-5
C-03*
C-07
C-08

- NOTES:
1. STRUCTURES MARKED WITH AN ASTERISK (*) ARE TO BE INSTALLED WITH MANHOLE TOPS DURING PHASE 1, AND REPLACED WITH CURB INLET TOP DURING PHASE 2 CONSTRUCTION.
2. PIPE RUNS BETWEEN STRUCTURES TO BE INSTALLED IN PHASE 1 ARE TO BE INSTALLED WITH PHASE 1
3. REFER TO THE DRAINAGE PLAN STARTING ON SHEET C7.0 FOR RIM AND INVERT ELEVATIONS
4. FOR PHASE 1 STRUCTURES WITH FUTURE CONNECTIONS IN PHASE 2, THE CONTRACTOR MAY HAVE THE STRUCTURES CAST WITH ALL PROPOSED INVERTS AND BRICK AND MORTAR THE HOLE FOR EACH FUTURE CONNECTION DURING PHASE 1 CONSTRUCTION

STORM STRUCTURES TO BE BUILT WITH PHASE 1
NAME
DS-2
DS-3
DS-4
DS-5
F-01
F-02
F-03
F-04
F-05
G-01
G-2
G-3
G-4
H-1
H-2
H-3
H-4
H-5
I-1
I-2
I-3
I-4
I-5
J-1
J-1
J-3
J-4
J-5
J-6
J-7
J-8
J-9
K-01
K-10
K-11
K-12
K-13
K-14
K-15
K-02
K-03
K-04
K-05
K-06
K-07
K-08
K-09
MES-10
MES-05
MES-07
MES-08
OFF-1
OFF-2
OFF-3

- NOTES:
1. STRUCTURES MARKED WITH AN ASTERISK (*) ARE TO BE INSTALLED WITH MANHOLE TOPS DURING PHASE 1, AND REPLACED WITH CURB INLET TOP DURING PHASE 2 CONSTRUCTION.
2. PIPE RUNS BETWEEN STRUCTURES TO BE INSTALLED IN PHASE 1 ARE TO BE INSTALLED WITH PHASE 1
3. REFER TO THE DRAINAGE PLAN STARTING ON SHEET C7.0 FOR RIM AND INVERT ELEVATIONS
4. FOR PHASE 1 STRUCTURES WITH FUTURE CONNECTIONS IN PHASE 2, THE CONTRACTOR MAY HAVE THE STRUCTURES CAST WITH ALL PROPOSED INVERTS AND BRICK AND MORTAR THE HOLE FOR EACH FUTURE CONNECTION DURING PHASE 1 CONSTRUCTION

STORM STRUCTURES TO BE BUILT WITH PHASE 2
NAME
A-01
A-02
A-03
A-04
A-05
A-06
A-07*
A-08*
A-09
A-10
A-11*
A-13
A-14*
A-16*
A-18
A-19*
A-21*
A-22
A-23*
A-24*
AA-01
AA-02
AA-03
AA-04
AA-05
AA-06
AA-07
AA-08
AC-1
AC-2
AC-3
AC-4
AC-5
AC-6
AC-7
AC-8
AD-1
AD-2
AD-3
C-1
C-2
C-3*
C-4
C-5
C-6
D-1
D-2
D-3
D-4
DS-1
E-1
E-2
E-3
E-4
MES-1
MES-2
MES-3

- NOTES:
1. STRUCTURES MARKED WITH AN ASTERISK (*) ARE TO BE INSTALLED WITH MANHOLE TOPS DURING PHASE 1, AND REPLACED WITH CURB INLET TOP DURING PHASE 2 CONSTRUCTION.
2. PIPE RUNS BETWEEN STRUCTURES TO BE INSTALLED IN PHASE 1 ARE TO BE INSTALLED WITH PHASE 1
3. REFER TO THE DRAINAGE PLAN STARTING ON SHEET C7.0 FOR RIM AND INVERT ELEVATIONS

SANITARY STRUCTURES TO BE BUILT WITH PHASE 1
NAME
SAN-01
SAN-02
SAN-03
SAN-04
SAN-05
SAN-06
SAN-07
SAN-08
SAN-09
SAN-10
SAN-11
SAN-12
SAN-13
SAN-14
SAN-15
SAN-16
SAN-17
SAN-18
SAN-19
SAN-20
SAN-21
SAN-22
SAN-23
SAN-30
SAN-31
SAN-32
SAN-33
SAN-34
SAN-35

- NOTES:
1. PIPE RUNS BETWEEN STRUCTURES TO BE INSTALLED IN PHASE 1 ARE TO BE INSTALLED WITH PHASE 1
2. REFER TO THE UTILITY PLAN STARTING ON SHEET C5.0 FOR RIM AND INVERT ELEVATIONS
3. FOR PHASE 1 STRUCTURES WITH FUTURE CONNECTIONS IN PHASE 2, THE CONTRACTOR MAY HAVE THE STRUCTURES CAST WITH ALL PROPOSED INVERTS AND BRICK AND MORTAR THE HOLE FOR EACH FUTURE CONNECTION DURING PHASE 1 CONSTRUCTION

SANITARY STRUCTURES TO BE BUILT WITH PHASE 2
NAME
SAN-24
SAN-25
SAN-26
SAN-27
SAN-28
SAN-29

- NOTES:
1. PIPE RUNS BETWEEN STRUCTURES TO BE INSTALLED IN PHASE 1 ARE TO BE INSTALLED WITH PHASE 1
2. REFER TO THE UTILITY PLAN STARTING ON SHEET C5.0 FOR RIM AND INVERT ELEVATIONS



CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPIANFL.COM • 407.960.5868

2221 Lee Road, Suite 27, Winter Park, Florida 32789

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1014

PHASING PLAN –
STRUCTURE TABLES
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

SCALE
N.T.S.

PROJECT
PUL-048

SHEET
C4.16

DRAWN:
A. FRANCOIS

DESIGNED:
S.SIERRA-OIL

CHECKED:
L.CLOSSON

DATE:
4/7/2025

Call 48 hours before you dig

It's the Law! 1-800-432-4770

Sunshine State One Call of Florida, Inc.

REV. DATE DESCRIPTION

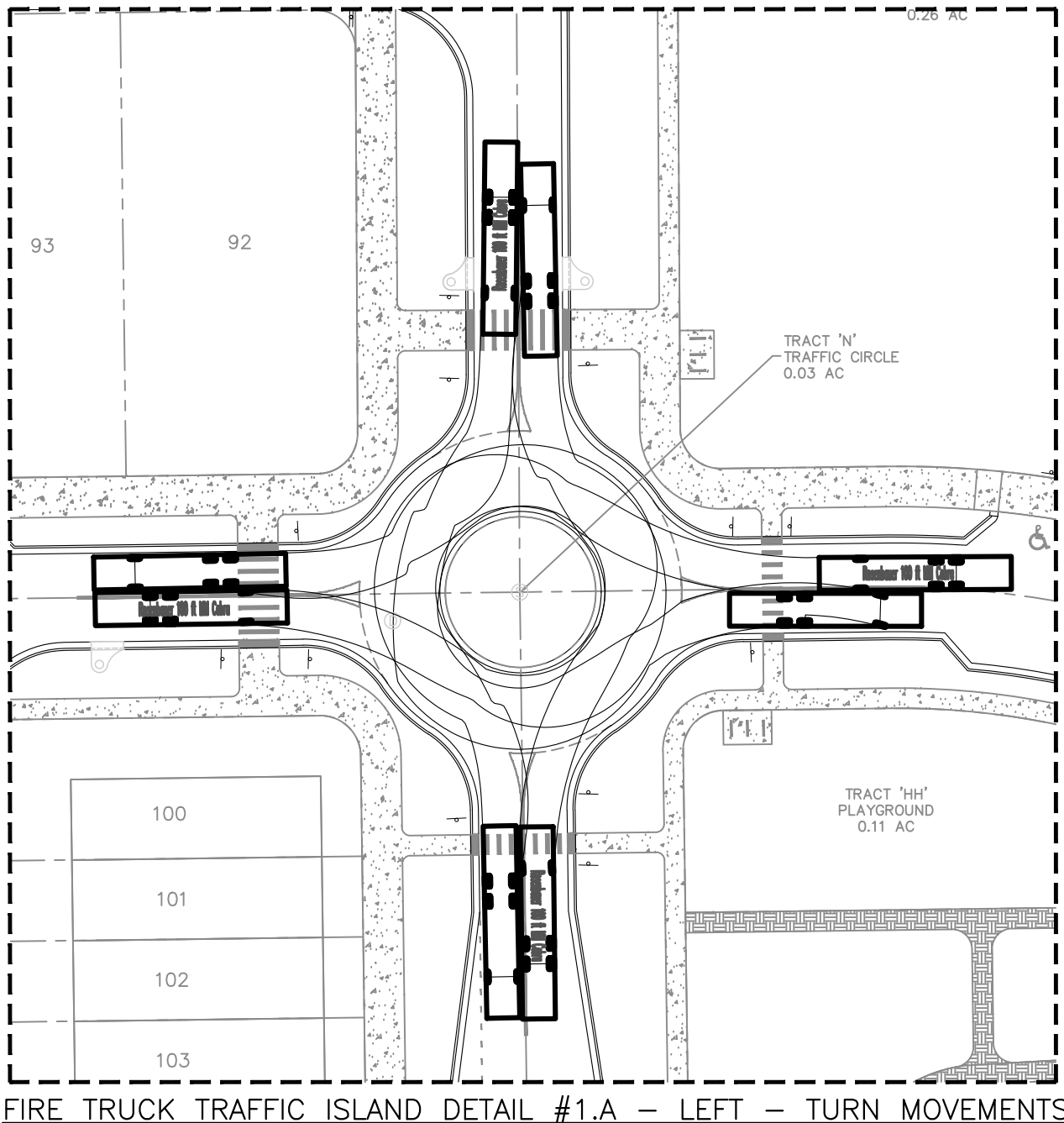
03/07/25

02/21/2025

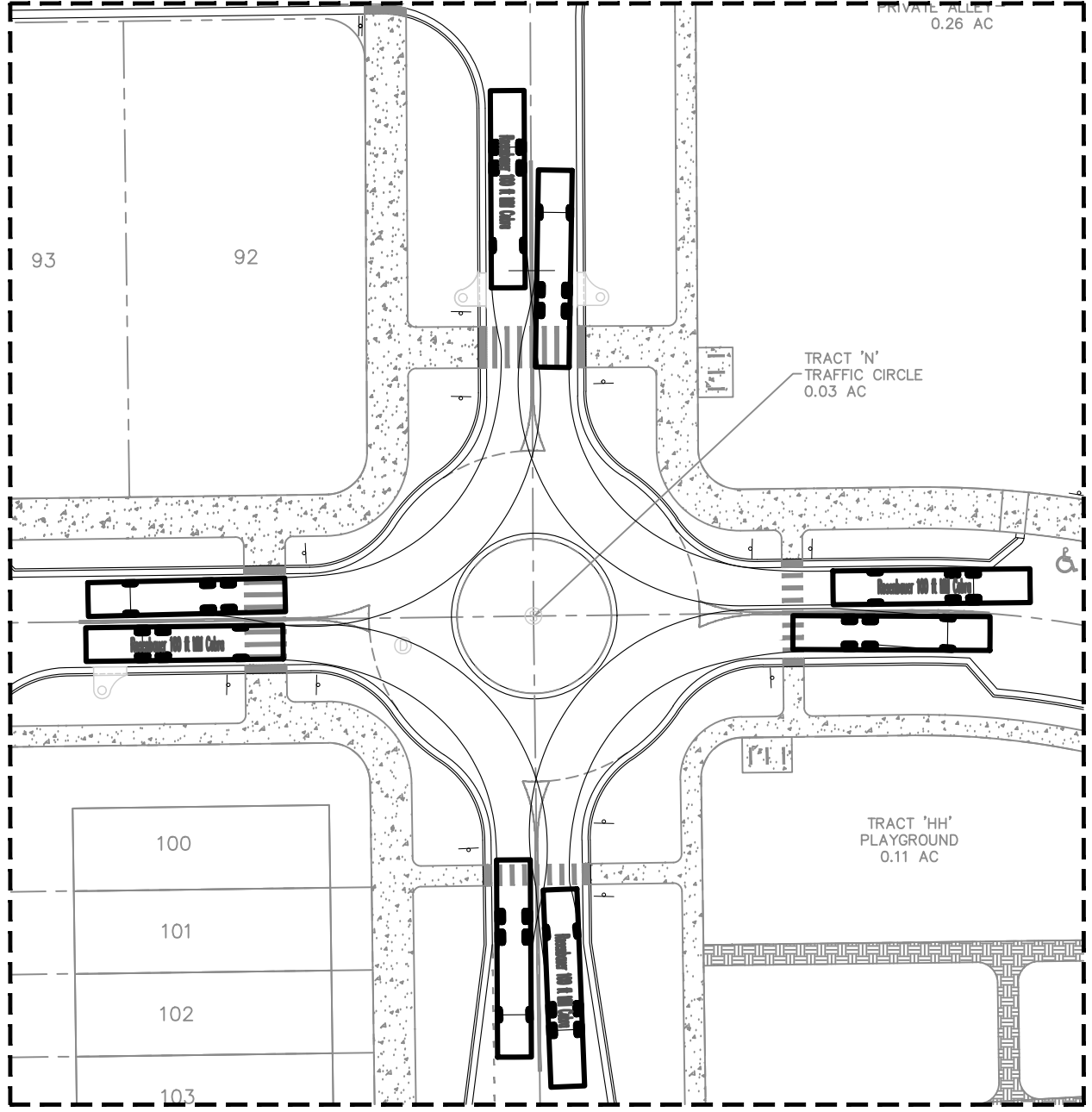
SCS

BY

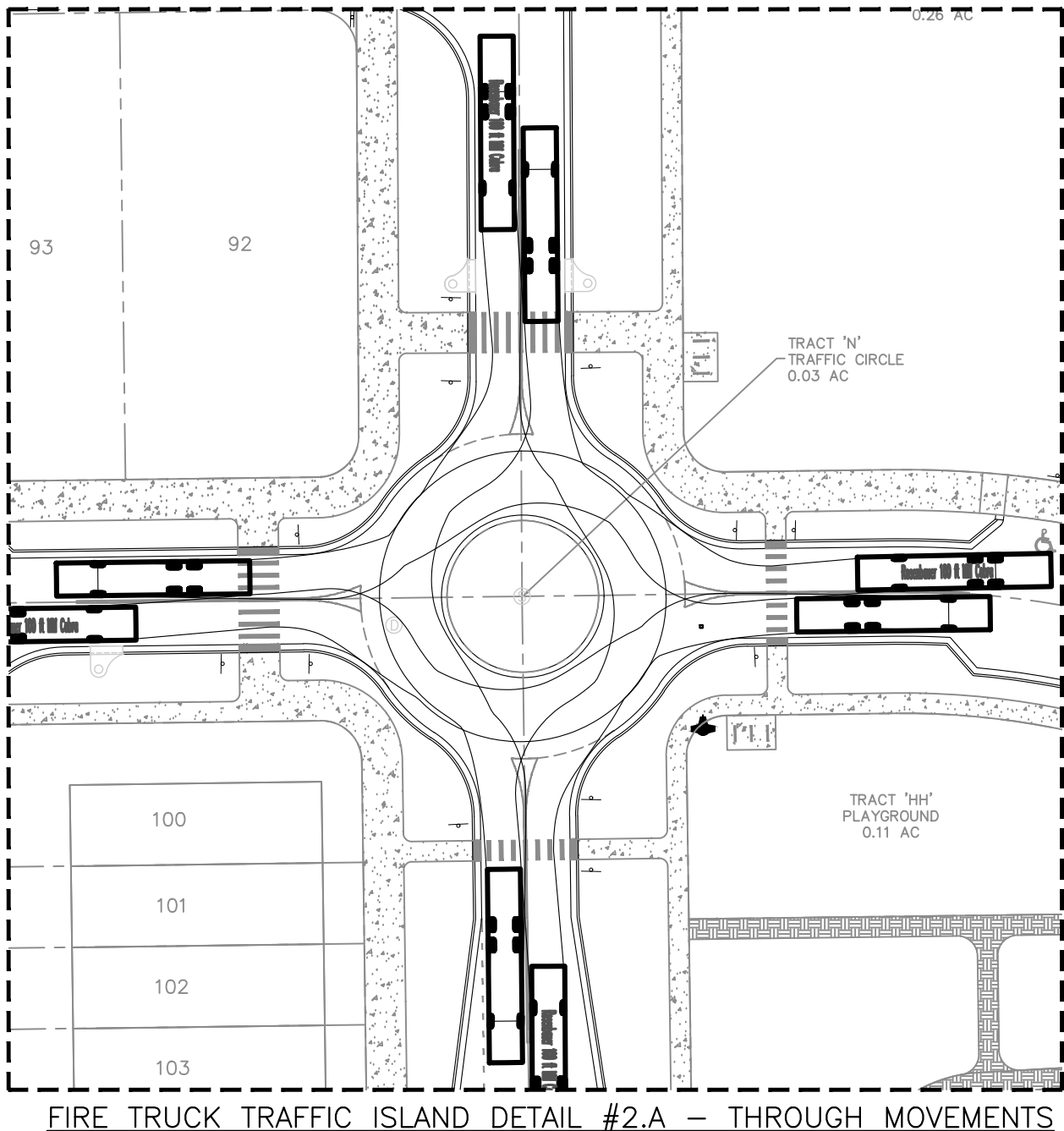
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\FIRE TRUCK ROUTE PLAN.dwg Modified: 4/3/2025 By: killello Plotted By: andrew francis



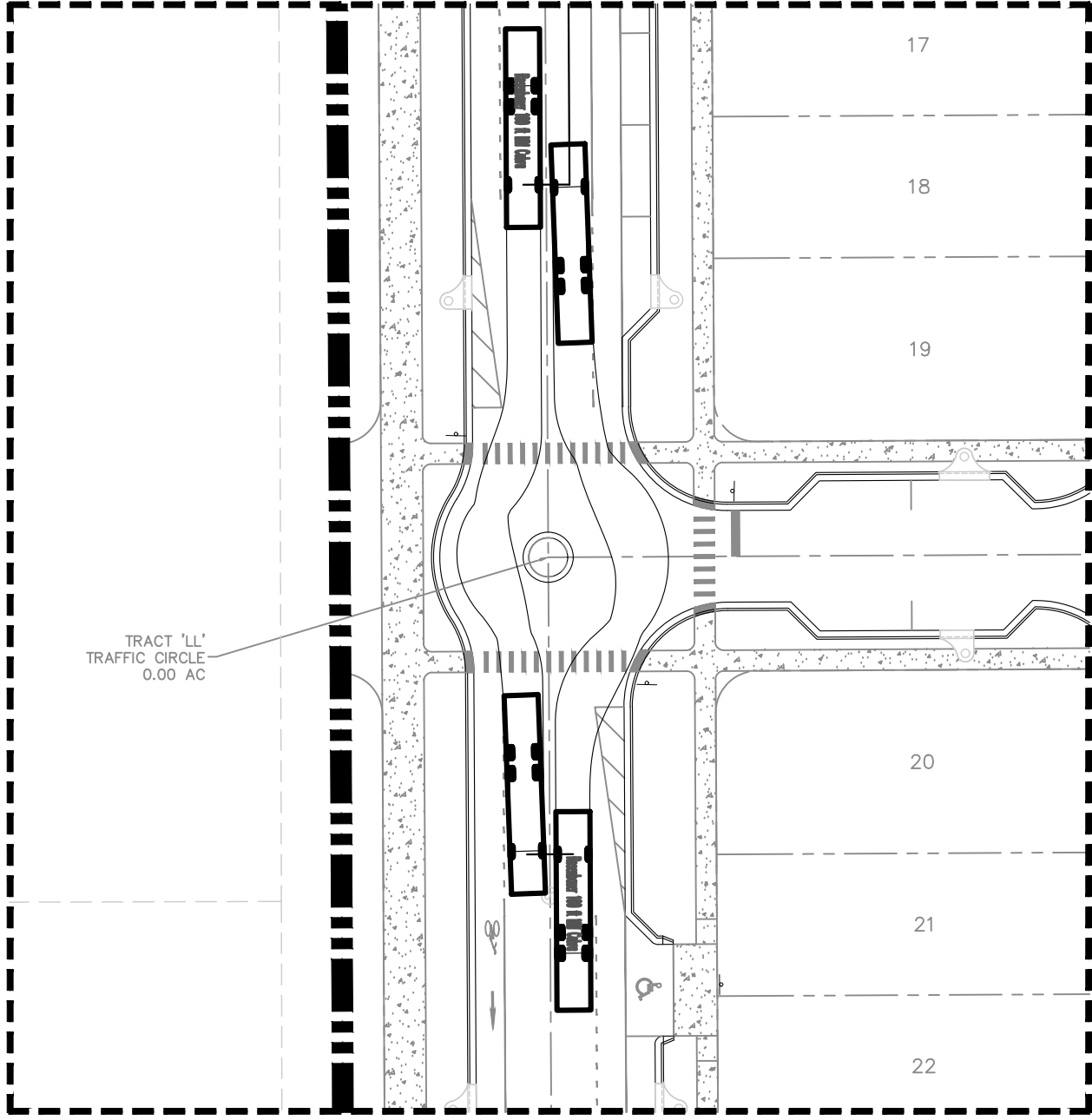
FIRE TRUCK TRAFFIC ISLAND DETAIL #1.A - LEFT - TURN MOVEMENTS



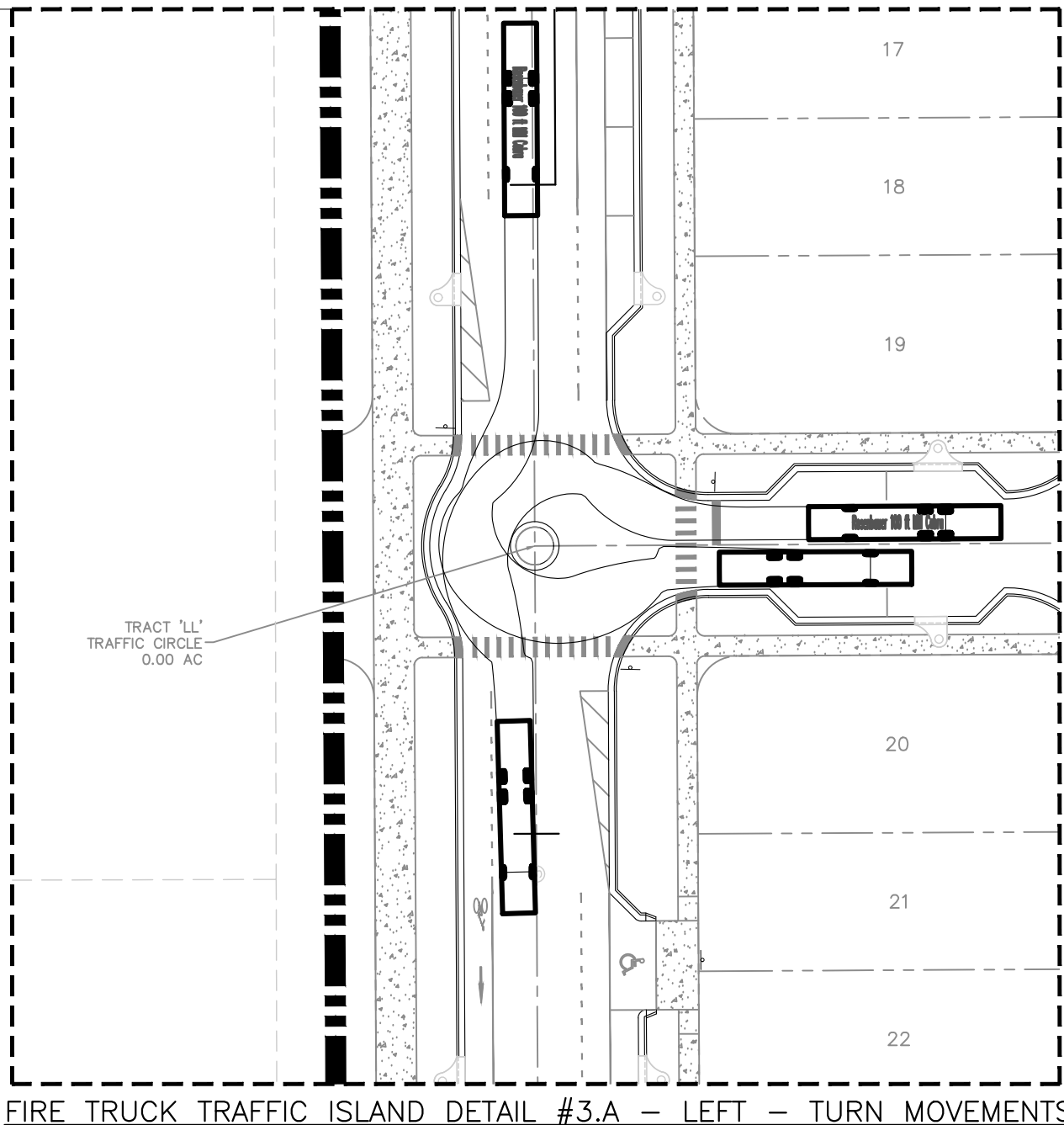
FIRE TRUCK TRAFFIC ISLAND DETAIL #1.B - RIGHT - TURN MOVEMENTS



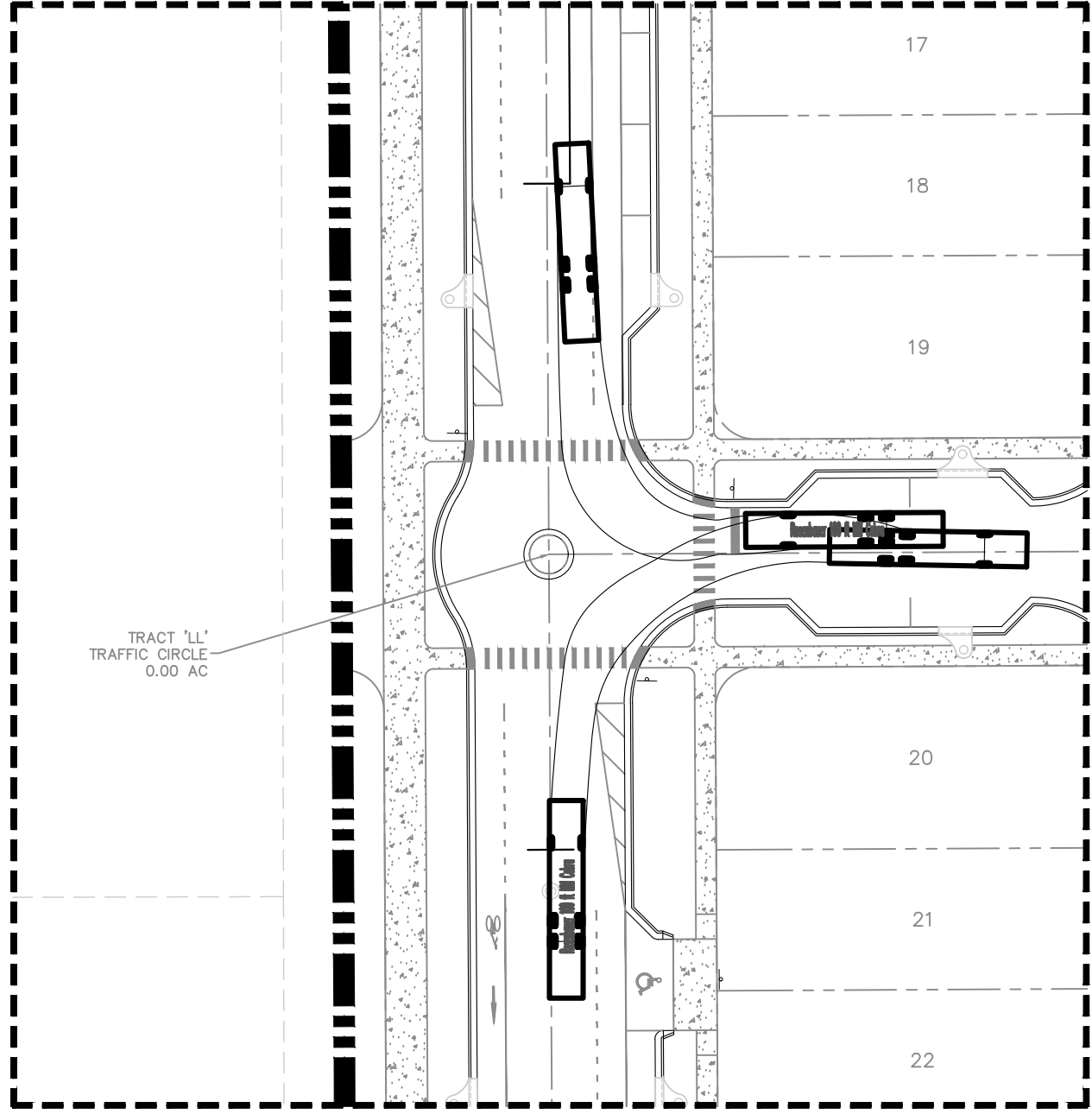
FIRE TRUCK TRAFFIC ISLAND DETAIL #2.A - THROUGH MOVEMENTS



FIRE TRUCK TRAFFIC ISLAND DETAIL #2.B - THROUGH MOVEMENTS



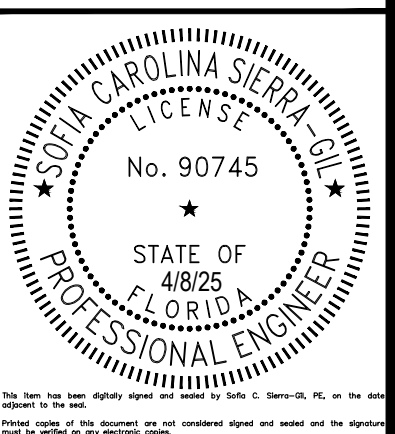
FIRE TRUCK TRAFFIC ISLAND DETAIL #3.A - LEFT - TURN MOVEMENTS

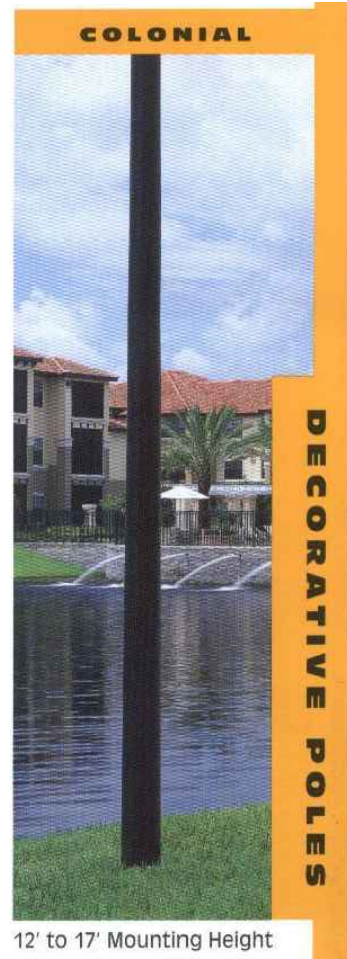
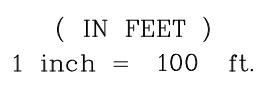


FIRE TRUCK TRAFFIC ISLAND DETAIL #3.B - RIGHT - TURN MOVEMENTS



 APPIAN ENGINEERING CIVIL ENGINEERING LAND PLANNING	DRAWN: A. FRANCIS DESIGNED: S. SIERRA-OIL CHECKED: L. CLAYSON DATE: 4/2/2025	SCALE: 1" = 40' PROJECT: PUL-048 SHEET: C4.18	FIRE TRUCK ROUTE DETAILS CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA		APPIAN ENGINEERING LLC. APPIANFL.COM • 407.960.5868 2221 Lees Road, Suite 27, Winter Park, Florida 32789 STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1514		REV.	DATE	DESCRIPTION	BY





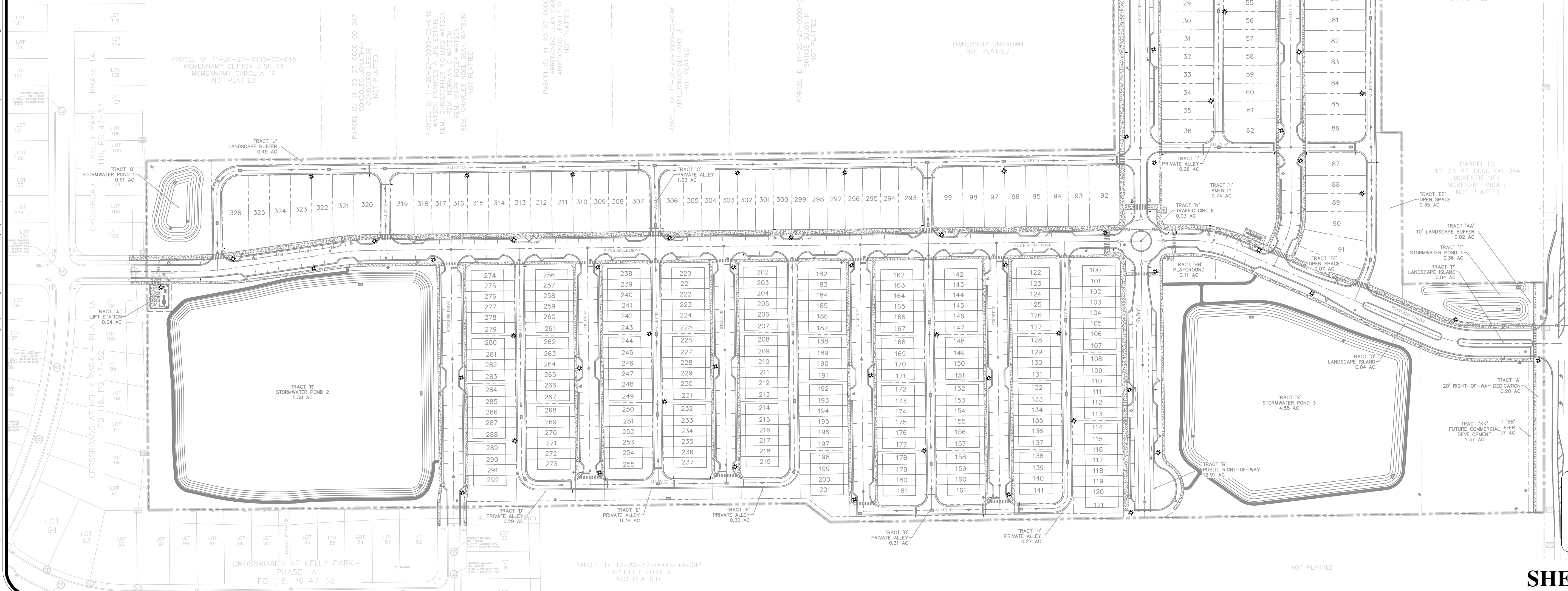
12' - 17'
MOUNTING HEIGHT
DETAIL PROVIDED FROM DUKE ENERGY
HT AND POLE DETAIL

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.



**Call 48 hours
before you dig**

It's the Law!
1-800-432-4770

Sunshine State One Call of Florida, Inc.



SHEET 37 OF 155

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

APPLIANFL.COM • 407.960.5868

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

STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION NO. 32174	REV.	DATE	DESCRIPTION	BY
---	------	------	-------------	----

LIGHTING PLAN
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOKA, FLORIDA

DRAWN: A FRANCIS

DESIGNED:

S. SIERRA-GIL

CHECKED:

DATE: _____
L. CLASSON _____

DATE: 1/30/2025

SCALE	
-------	--

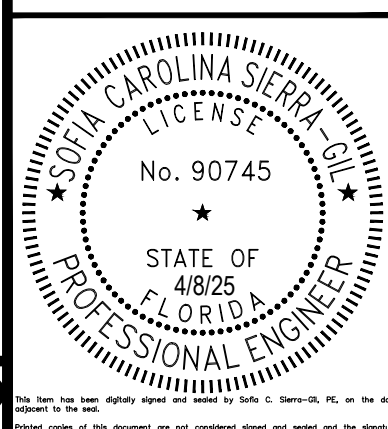
$$= 100,$$

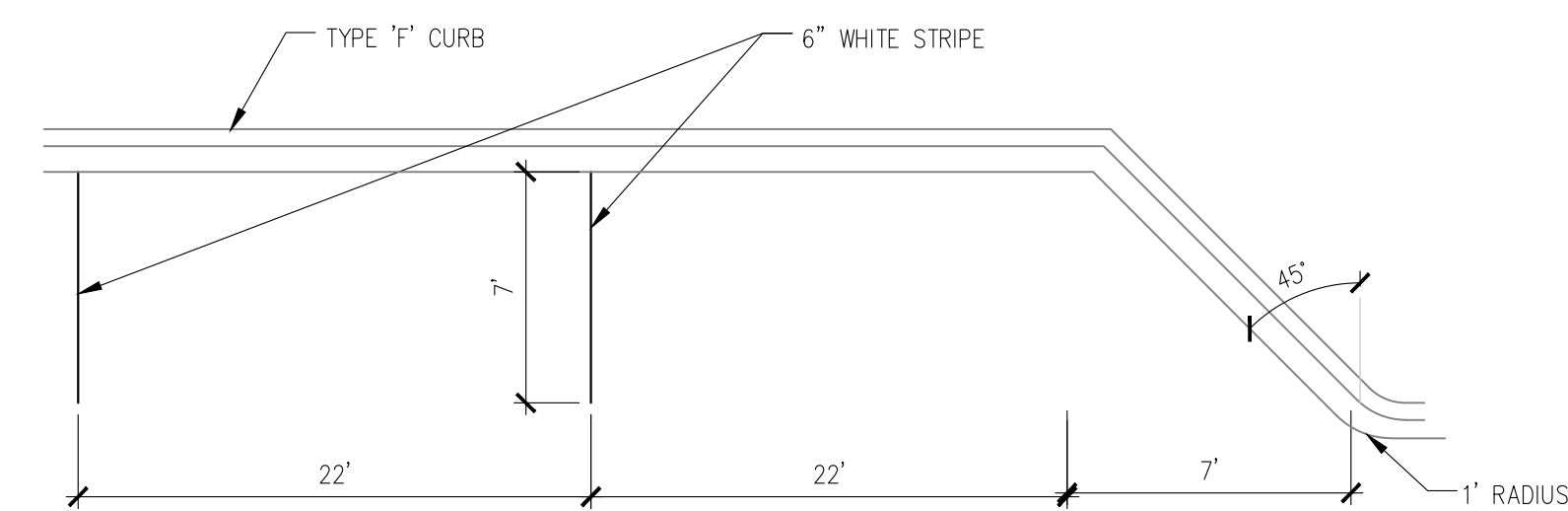
PROJECT

PUL-048

SHEET

C4.19





1 STANDARD PARALLEL PARKING STRIPING
* ALL STRIPING TO BE THERMOPLASTIC
N.T.S.

2 HANDICAP PARALLEL PARKING STRIPING
* ALL STRIPING TO BE THERMOPLASTIC N.T.S.

TRACT 'V'
10' LANDSCAPE BUFFER
0.07 AC
PARCEL ID: 12-20-27-0000-00-0/6
THEISS JOY D
THEISS JENNIFER L
NOT PLATTED

C4.21

Call 48 hours
before you dig

It's the Law!
1-800-432-4770

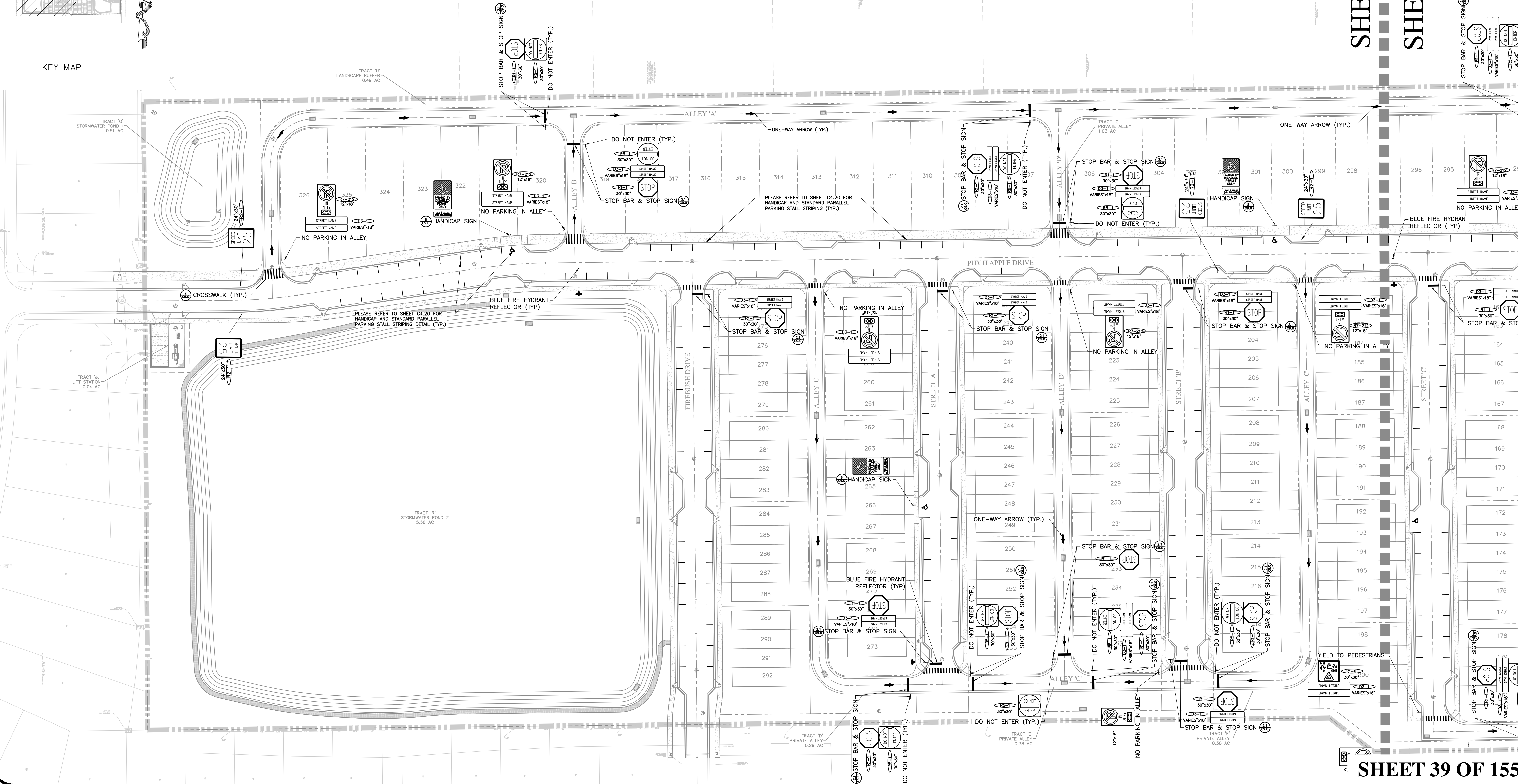
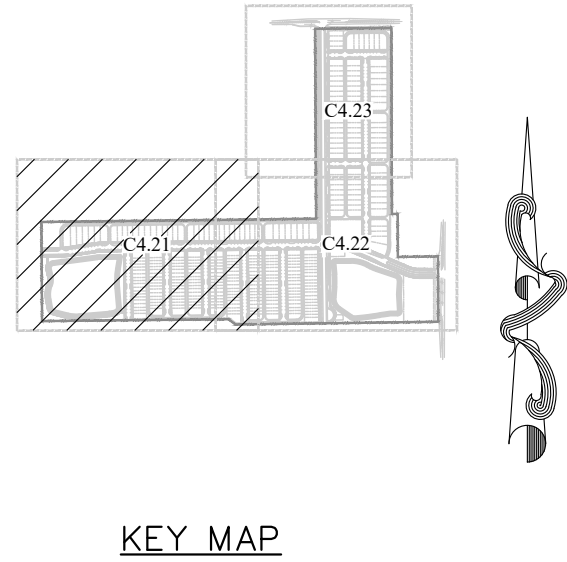
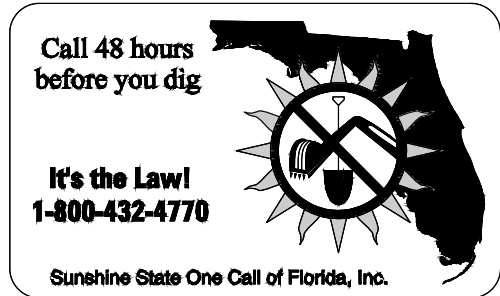
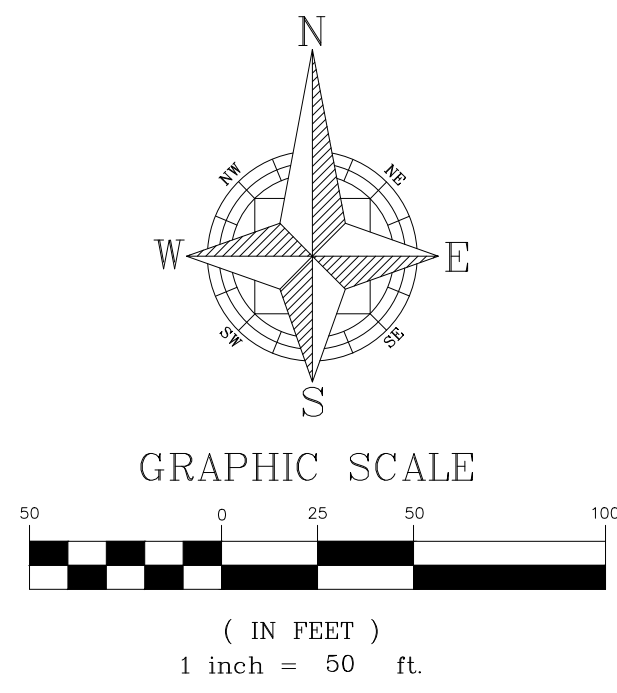


Sunshine State One Call of Florida, Inc.

The Seal of the Professional Engineer for Sofia Carolina Sierra-Gil, License No. 90745, State of Florida, dated 4/8/25. The seal is circular with a double-lined border. The outer ring contains the text "SOFIA CAROLINA SIERRA-GIL" at the top and "PROFESSIONAL ENGINEER" at the bottom, separated by two stars. The inner circle contains the word "LICENSE" at the top, the license number "No. 90745" in the center, a single star below the number, and "STATE OF FLORIDA" at the bottom with the date "4/8/25" in the middle.

This Seal, the design, styling, layout and content is owned by Sofia C. Sierra-Gil, P.E., on the date of this document.

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\SIGNAGE & STRIPING PLAN.dwg Modified: 4/8/2025 By: andrew francis

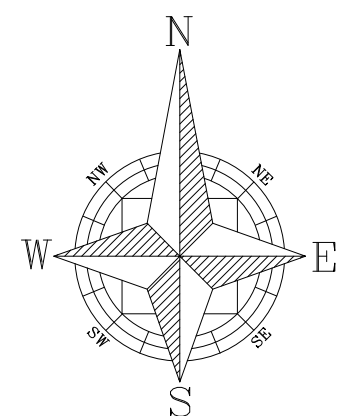


P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil\3D Layouts\05 Construction Site Plan\SIGNAGE & STRIPING PLAN.dwg Modified: 4/8/2025 By: andrew francis

SHEET C4.21

SHEET C4.22

SHEET C4.23
SHEET C4.22



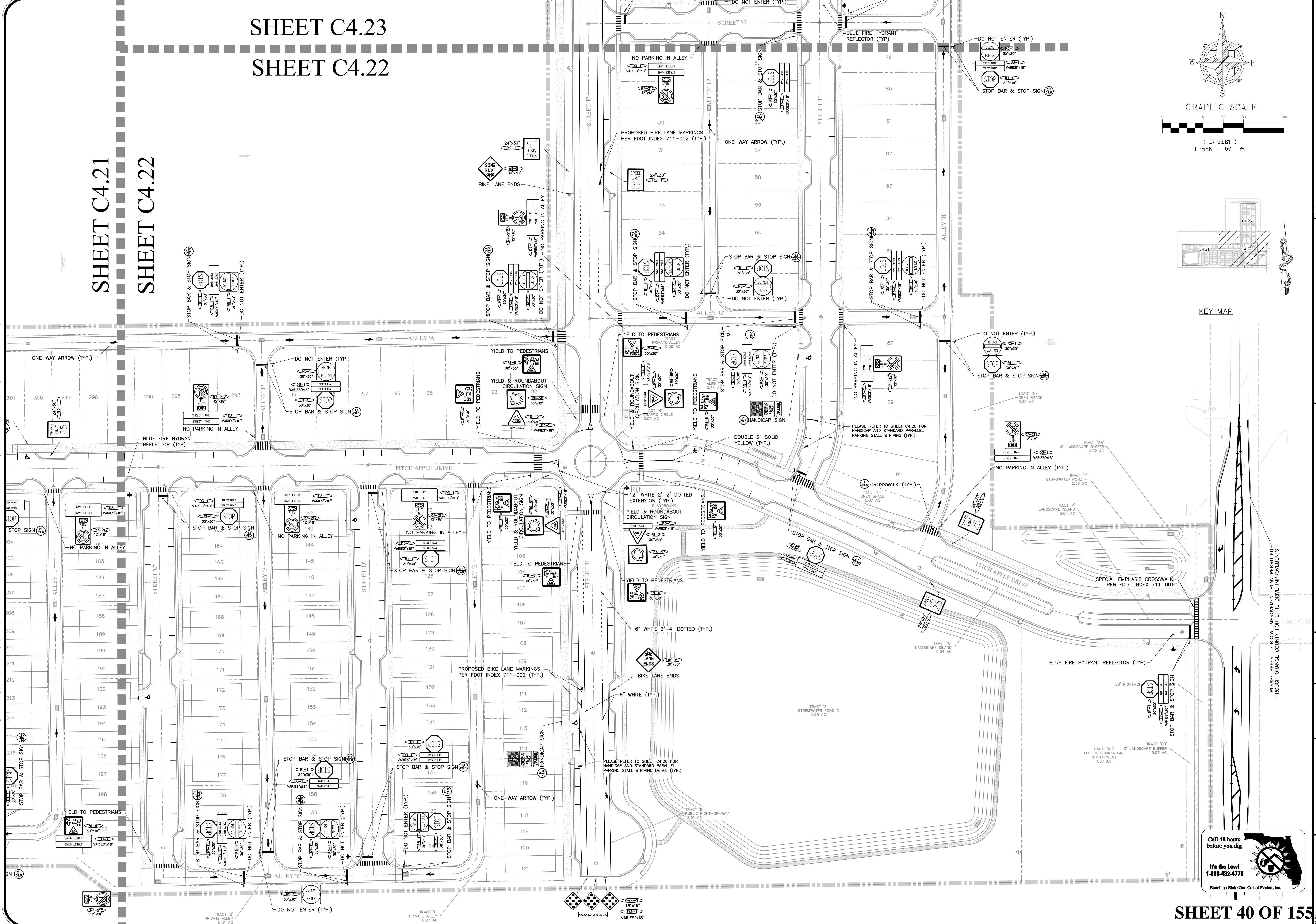
KEY MAP

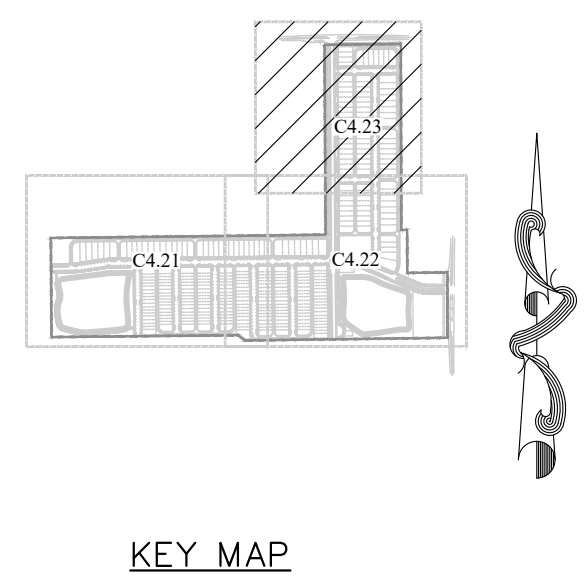
PLEASE REFER TO R.O.W. IMPROVEMENT PLAN PERMITTED THROUGH ORANGE COUNTY FOR EFFIE DRIVE IMPROVEMENTS



SHEET 40 OF 155

CIVIL ENGINEERING LAND PLANNING	
APIAN ENGINEERING LLC.	
APPIANFL.COM • 407.960.5868	
2221 Lee Road, Suite 27, Winter Park, Florida 32789	
STATE OF FLORIDA CERTIFICATE OF ATTITUDE: N/A, 10/1	
REV.	DATE
A	03/07/25
SIGNED COMMENTS DATED 02/21/2025	
SCS	BY
SIGNAGE & STRIPING PLAN - EAST	
CONSTRUCTION SITE PLAN	
DRAWN: A. FRANCIS	DESIGNED: S. SIERRA-OIL
PROJECT: PUL-048	CHECKED: L. CLASON
SHEET: C4.22	DATE: 4/8/2025





SHEET 41 OF 155

SP #

3. BACTERIOLOGICAL TESTS WITH CHLORINE RESIDUALS INDICATED (TAKEN ON TWO CONSECUTIVE DAYS) SHALL BE CONDUCTED AT EACH POTABLE WATER METER FOR EVERY BUILDING, AT EVERY WET-TAP CONNECTION AND EVERY LOCATION INDICATED WITHIN THESE PLANS. RESULTS OF THE BACTERIOLOGICAL TESTS SHALL BE PROVIDED TO THE ENGINEER OF RECORD IMMEDIATELY UPON COMPLETION. BACTERIOLOGICAL TEST RESULTS SHALL BE CONSIDERED UNACCEPTABLE IF THE TESTS WERE COMPLETED MORE THAN 30 DAYS BEFORE THE ENGINEER RECEIVED THE RESULTS.
2. POTABLE WATER, RECLAIMED WATER AND FORCEMAIN LINES TO BE INSTALLED AT 3' MINIMUM COVER UNLESS OTHERWISE NOTED.
3. ALL WATERMAINS AND FIRELINES PIPES SHALL BE RESTRAINED VIA MECHANICAL JOINTS.
4. WATER MAIN PVC PIPES LESS THAN 4 INCHES MUST CONFORM TO THE SPECIFICATIONS OF ASTM 1785 (SCHEDULE 40, 80, 120) OR ASTM 2241 SDR21 AND MUST BEAR THE NSF LOGO ON EACH INSTALLED LENGTH.
5. UNDERGROUND MARKING TAPE FOR ALL SANITARY FORCEMAINS SHALL BE INSTALLED 4 TO 8 INCHES BELOW THE FINISHED GRADE SURFACE DIRECTLY OVER THE PIPELINE. MARKER TAPE SHALL BE MADE OF AN INERT POLYETHYLENE MATERIAL HAVING A MINIMUM THICKNESS OF 4 MILS AND BE COLOR CODED "SAFETY GREEN".
6. CONTRACTOR SHALL CONDUCT AND PROVIDE RESULTS IMMEDIATELY TO THE ENGINEER OF RECORD FOR PRESSURE AND LEAKAGE TESTS ON THE FORCE MAIN TRUNK LINE ONCE THE PRESSURE SEWER HAS BEEN INSTALLED AND PARTLY BACKFILLED. FINAL BACKFILL AND COMPACTION SHALL NOT COMMENCE UNTIL APPROVAL OF THE PRESSURE AND LEAKAGE TESTS HAS BEEN PROVIDED BY THE ENGINEER OF RECORD.
7. FOLLOWING SATISFACTORY PRESSURE TEST RESULTS, THE CONTRACTOR SHALL DISINFECT ALL SECTIONS OF THE WATER DISTRIBUTION SYSTEM, AND RECEIVE APPROVAL THEREOF FROM APPROPRIATE AGENCIES PRIOR TO PLACING THE SYSTEM INTO SERVICE.
8. FIRE HYDRANTS SHALL BE SERVED A MINIMUM OF 3 FT. AND A MAXIMUM OF 5 FT. FROM THE CURB OR PAVED ROAD SURFACE UNLESS OTHERWISE APPROVED. NO FENCE, TREE, POST, SHRUB, OR OTHER OBJECT WHICH COULD BLOCK THE HYDRANT FROM NORMAL VIEW OR OBSTRUCT THE HYDRANT'S USE SHALL BE LOCATED WITHIN FOUR (4) FEET OF THE HYDRANT. THE FOUR-AND-ONE-HALF INCH (4-1/2") LARGE VOLUME CONNECTION SHALL FACE THE NEAREST ROADWAY. THE CENTER OF THE STEAMER PORT SHALL BE 18 INCHES MINIMUM AND 24 INCHES MAXIMUM ABOVE FINISHED GRADE.
9. ALL FIRE HYDRANT LEADS SHALL HAVE AN INSIDE DIAMETER OF AT LEAST SIX INCHES AND INCLUDE AUXILIARY VALVES.
10. WHEN NECESSARY, DEWATERING SHALL BE PROVIDED TO KEEP THE GROUNDWATER ELEVATION A MINIMUM OF 6 INCHES BELOW MAIN BEING LAID.
11. ALL UTILITIES SHALL BE LAID ON A FIRM FOUNDATION WITH ALL UNSUITABLE MATERIAL (MUCK, ROCK, COQUINA, ETC.) REMOVED AND REPLACED WITH CLEAN GRANULAR MATERIAL.
12. TRENCHES SHALL BE BACKFILLED WITH MATERIAL ACCEPTABLE TO THE UTILITY PROVIDER WITH A MINIMUM COMPACTION OF 98% IN PAVED AREAS AND 95% IN UNPAVED AREAS IN ACCORDANCE WITH AASHTO T-180 MODIFIED PROCTOR TEST.
13. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT TRENCH COMPACTION TESTS BE PROVIDED AT POINTS 12 INCHES ABOVE THE PIPE AND AT 12 INCHES VERTICAL INTERVALS TO FINISH GRADE, AT A MINIMUM SPACING OF EVERY 300 FEET.
14. ALL WATER SERVICE ENDINGS SHALL BE MARKED WITH A 2" X 4" LUMBER (PRESSURE TREATED) EXTENDING 4 FEET ABOVE GRADE, WITH WATER SERVICES SECURED 12" MAXIMUM ABOVE THE GROUND.
15. ALL WATER VALVES, INCLUDING CONCRETE COLLAR (WITH DEBRIS CAP), SHALL BE ADJUSTED TO FINISHED GRADE AND THE VALVE BOX LID, PAINTED BLUE TO MAKE THEM PLAINLY VISIBLE.
16. UPON FINAL ACCEPTANCE OF NEW WATER SYSTEMS, WATER VALVES SHALL BE COMPLETELY OPENED BY PUBLIC UTILITIES PERSONNEL. AT NO TIME SHALL CONTRACTOR OPERATE ANY EXISTING VALVES WITHOUT CITY OF APOPKA INSPECTOR PRESENT.
17. ALL WATER MAINS SHALL BE NSF-APPROVED FOR POTABLE WATER USE.
18. PIPE USED IN WATER DISTRIBUTION SYSTEMS SHALL BE EITHER POLYVINYL CHLORIDE (PVC), OR DUCTILE IRON PIPE (DIP).
- (a) ALL PVC PIPE OF NOMINAL DIAMETER FOUR (4) INCHES THROUGH TWELVE (12) INCHES SHALL BE MANUFACTURED IN ACCORDANCE WITH AWWA STANDARD C900, LATEST EDITION. THE PVC PIPE SHALL HAVE A MINIMUM WORKING PRESSURE RATING OF 150PSI AND SHALL HAVE A DIMENSION RATIO (DR) OF 18.
- (b) ALL DUCTILE IRON PIPE SHALL BE MANUFACTURED IN ACCORDANCE WITH ANSI/AWWA A21.51/C151 AND HAVE A MINIMUM 350 PRESSURE CLASS RATING
19. PIPE USED IN GRAVITY SEWER CONSTRUCTION SHALL BE POLYVINYL CHLORIDE (PVC) OR DUCTILE IRON PIPE (DIP). WHERE REFERENCE IS MADE TO AN ASTM, ANSI, OR AASHTO DESIGNATION, IT SHALL BE THE LATEST REVISION.
- (a) PVC GRAVITY SEWER PIPE (4 INCH - 15 INCH), ASTM D3034, SDR 35 - UNIFORM MINIMUM "PIPE STIFFNESS" AT FIVE (5) PERCENT DEFLECTION SHALL BE 46PSI. THE JOINTS SHALL BE INTEGRAL BELL ELASTOMERIC GASKET JOINTS MANUFACTURED IN ACCORDANCE WITH ASTM D3212 AND ASTM F477. APPLICABLE UNI-BELL PLASTIC PIPE ASSOCIATION STANDARD IS UNI-B-4. ALL PVC PIPE SHALL BEAR THE NSF-DW SEAL AND BE GREEN IN OVERALL COLOR. THE MINIMUM STANDARD LENGTH OF PIPE SHALL BE THIRTEEN (13) FEET.
- (b) DUCTILE IRON PIPE SHALL CONFORM TO ANSI/AWWA A21.51/C151, CLASS THICKNESS DESIGNED PER ANSI/AWWA A21.50/C150, WITH MECHANICAL OR PUSH ON JOINTS. AN INTERIOR PROTECTIVE LINING OF COAL TAR EPOXY SHALL BE PROVIDED WITH A MINIMUM DRY THICKNESS OF 30 MILS. DUCTILE IRON GRAVITY SEWERS, WHERE REQUIRED BY THE UTILITY PROVIDER BASED ON GEOTECHNICAL INVESTIGATIONS, SHALL BE WRAPPED WITH POLYETHYLENE FILM, AWWA C105. SEE APPENDIX C. THE MINIMUM STANDARD LENGTH OF PIPE SHALL BE EIGHTEEN (18) FEET.
20. ALL EXISTING UTILITIES SHALL BE FIELD VERIFIED BY THE CONTRACTOR AT ALL POINTS OF CONNECTION TO AND AT ALL AREAS OF CONFLICT WITH EXISTING MAINS.
21. ALL UTILITIES (INCLUDING PUMP STATION IF APPLICABLE) LOCATED OUTSIDE PUBLIC RIGHT-OF-WAYS AND PUBLIC EASEMENTS SHALL BE PRIVATELY OWNED AND MAINTAINED.

1. THE CONTRACTOR SHALL PERFORM HYDROSTATIC TESTING OF ALL WATER DISTRIBUTION SYSTEMS, AS SET FORTH IN THE FOLLOWING AND SHALL CONDUCT SAID TESTS IN THE PRESENCE OF REPRESENTATIVES FROM CITY OF APOPKA AND/OR OTHER AUTHORIZED AGENCIES. THE CONTRACTOR SHALL PROVIDE 48 HOURS ADVANCED NOTICE PRIOR TO TESTING OF THE WATER DISTRIBUTION SYSTEM.
2. ALL TESTING REQUIRED BY CITY OF APOPKA SHALL BE PAID FOR BY THE DEVELOPER / CONTRACTOR.
3. ALL PROPOSED WATER MAINS SHALL BE TESTED AND CLEARED FOR SERVICE IN ACCORDANCE WITH THE LATEST AWWA STANDARDS AND THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION REQUIREMENTS.
4. PRIOR TO HYDROSTATIC TESTING A PRELIMINARY FLUSHING SHALL BE REQUIRED THROUGH FULL DIAMETER FLUSHING OR SWABBING. PRELIMINARY FLUSHING/SWABBING SHALL BE PERFORMED PER AWWA C651 STANDARD - "DISINFECTING WATER MAINS". ALL PIPING SHALL BE THOROUGHLY CLEANED AND FLUSHED PRIOR TO TESTING TO CLEAR THE LINES OF ALL FOREIGN MATTER. WHILE THE PIPING IS BEING FILLED WITH WATER, CARE SHALL BE EXERCISED TO PERMIT THE ESCAPE OF AIR FROM EXTREMITIES ALONG THE TEST SECTION.
5. HYDROSTATIC TESTING SHALL CONSIST OF PRESSURE TEST AND LEAKAGE TEST. PIPING AND APPURTENANCES TO BE TESTED SHALL BE WITHIN SECTIONS BETWEEN VALVES, NOT EXCEEDING 2,000 FEET, UNLESS ALTERNATE METHODS HAVE RECEIVED PRIOR APPROVAL FROM CITY OF APOPKA. TESTING SHALL NOT PROCEED UNTIL CONCRETE THRUST BLOCKS ARE IN PLACE AND CURED, OR OTHER RESTRAINING DEVICES INSTALLED.
6. HYDROSTATIC TESTING SHALL BE PERFORMED AT 150 POUNDS PER SQUARE INCH PRESSURE, UNLESS OTHERWISE APPROVED BY CITY OF APOPKA, FOR A PERIOD OF NOT LESS THAN TWO (2) HOURS.
7. THE ALLOWABLE RATE OF LEAKAGE SHALL BE LESS THAN THE NUMBER OF GALLONS PER HOUR DETERMINED BY THE FOLLOWING FORMULA:

WHERE:
L = ALLOWABLE LEAKAGE, IN GALLONS PER HOUR
S = LENGTH OF PIPE TESTED, IN FEET
D = NOMINAL DIAMETER OF PIPE, IN INCHES
P = AVERAGE TEST PRESSURE DURING THE LEAKAGE TEST,
IN POUNDS PER SQUARE INCH (GAUGE)

1. THE CONTRACTOR SHALL PERFORM TESTING OF ALL SANITARY SEWAGE GRAVITY COLLECTION SYSTEMS, AS SET FORTH IN THE FOLLOWING AND SHALL CONDUCT SAID TESTS IN THE PRESENCE OF REPRESENTATIVES FROM CITY OF APOPKA AND/OR OTHER AUTHORIZED AGENCIES. THE CONTRACTOR SHALL PROVIDE 48 HOURS ADVANCED NOTICE PRIOR TO TESTING OF THE WASTEWATER DISTRIBUTION SYSTEM.
2. ALL TESTING REQUIRED BY CITY OF APOPKA SHALL BE PAID FOR BY THE DEVELOPER / CONTRACTOR.
3. GRAVITY MAINS SHALL BE INSPECTED WITH CCTV FOR ALIGNMENT, GRADE VARIATIONS, SEPARATED PIPES, LEAKS, DEFLECTION, CRACKED, BROKEN OR OTHERWISE DEFECTIVE PIPE TO ENSURE OVERALL PIPE INTEGRITY. THE APPROVED CCTV INSPECTION CONTRACTOR SHALL SUBMIT THE REPORT TO THE UTILITIES DEPARTMENT AS REQUIRED.
4. LEAKAGE TESTING FOR GRAVITY MAINS SHALL BE BY LOW-PRESSURE AIR TEST. LEAKAGE TESTING SHALL BE CONDUCTED IN ACCORDANCE WITH THE PROCEDURE FOR "RECOMMENDED PRACTICE FOR LOW PRESSURE AIR TESTING OF INSTALLED SEWER PIPE" AS ESTABLISHED BY THE UNI-BELL PVC PIPE ASSOCIATION.
5. EACH GRAVITY MAIN LEAKAGE TEST SECTION SHALL NOT EXCEED 400 FEET IN LENGTH AND SHALL BE TESTED BETWEEN ADJACENT MANHOLES.

1. NOTE TO THE UTILITY: PURSUANT TO F.A.C. RULE 62-555.345; DO NOT PROVIDE WATER SERVICE TO THIS PROJECT (OTHER THAN FLUSHING/TESTING) UNTIL THE DEPARTMENT OF ENVIRONMENTAL PROTECTION HAS ISSUED A LETTER OF CLEARANCE OR THE UTILITY SHALL BE SUBJECT TO ENFORCEMENT ACTION.
2. THE PERMITTEE WILL PROMPTLY NOTIFY THE DEPARTMENT UPON SALE OR LEGAL TRANSFER OF THE PERMITTED FACILITY
3. ALL WATER MAINS AND APPURTENANCES SHALL BE DISINFECTED AND BACTERIOLOGICALLY EVALUATED IN ACCORDANCE WITH F.A.C. RULE 62-555.340.
4. ALL WATER MAIN PIPE, INCLUDING FITTINGS SHALL BE COLOR CODED OR MARKED USING BLUE AS A PREDOMINANT COLOR TO DIFFERENTIATE DRINKING WATER FROM RECLAIMED OR OTHER WATER. UNDERGROUND PLASTIC PIPE SHALL BE SOLID-WALL BLUE PIPE. SHALL HAVE A CO-EXTRUDED BLUE EXTERNAL SKIN, OR SHALL BE WHITE OR BLACK PIPE WITH BLUE STRIPES INCORPORATED INTO, OR APPLIED TO, THE PIPE WALL; AND UNDERGROUND METAL OR CONCRETE PIPE SHALL HAVE BLUE STRIPES APPLIED TO THE PIPE WALL. PIPE STRIPED DURING MANUFACTURING OF THE PIPE SHALL HAVE CONTINUOUS STRIPES THAT RUN PARALLEL TO THE AXIS OF THE PIPE, THAT ARE LOCATED AT NO GREATER THAN 90-DEGREE INTERVALS AROUND THE PIPE, 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 SHALL 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 PIPES WITH AN INTERNAL DIAMETER OF 24 INCHES OR GREATER, TAPE OR PAINT SHALL BE APPLIED IN CONTINUOUS LINES ALONG EACH SIDE OF THE PIPE AS WELL AS ALONG THE TOP OF THE PIPE.

(F.A.C. 62-555.314 LOCATION OF PUBLIC WATER SYSTEM MAINS)

FOR THE PURPOSE OF THIS SECTION, THE PHRASE "WATER MAINS" SHALL MEAN MAINS, INCLUDING TREATMENT PLANT PROCESS PIPING, CONVEYING EITHER RAW, PARTIALLY TREATED, OR FINISHED DRINKING WATER; FIRE HYDRANT LEADS; AND SERVICE LINES THAT ARE UNDER THE CONTROL OF A PUBLIC WATER SYSTEM AND THAT HAVE AN INSIDE DIAMETER OF THREE INCHES OR GREATER.

- HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER MAINS, WATER MAINS, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.**
- (a) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE 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) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.
- (c) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN 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 FEET WHERE THE BOTTOM OF THE WATER MAIN IS LAID AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.
- (d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.006(2), F.S., AND RULE 64E-6.002, F.A.C.
- (2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER MAINS.**
- (a) NEW OR RELOCATED, UNDERGROUND 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 SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.
- (b) NEW OR RELOCATED, UNDERGROUND 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 12 INCHES ABOVE OR BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE 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 FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN GRAVITY OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
- (3) SEPARATION BETWEEN WATER MAINS AND SANITARY OR STORM SEWER MANHOLES.**
- (a) NO WATER MAIN SHALL PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A SANITARY SEWER MANHOLE.
- (b) EFFECTIVE AUGUST 28, 2003, WATER MAINS SHALL NOT BE CONSTRUCTED OR ALTERED TO PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A STORM SEWER MANHOLE OR INLET STRUCTURE.
- (4) SEPARATION BETWEEN FIRE HYDRANT DRAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS. NEW OR RELOCATED FIRE HYDRANTS WITH UNDERGROUND DRAINS SHALL BE LOCATED SO THAT THE DRAINS ARE AT LEAST THREE FEET FROM 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.; AT LEAST THREE FEET, AND PREFERABLY TEN FEET, FROM ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER; AT LEAST SIX FEET, AND PREFERABLY TEN FEET, FROM 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.; AND AT LEAST TEN FEET FROM ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN F.S. SECTION 381.006(2), AND F.A.C. RULE 64E-6.002.**

Other Pipe	Horizontal Separation	Crossings (1)	Joint Spacing @ Crossings (Full Joint Centered)
Storm Sewer, Stormwater Force Main, Reclaimed Water (2)	3 ft. minimum	12 inches is the minimum, except for storm sewer, then 6 inches is the minimum and 12 inches is preferred	Alternate 3 ft. minimum
Vacuum Sanitary Sewer	10 ft. preferred 3 ft. minimum	12 inches preferred 6 inches minimum	Alternate 3 ft. minimum
Gravity or Pressure Sanitary Sewer, Sanitary Sewer Force Main, Reclaimed Water (4)	10 ft. preferred 6 ft. minimum (3)	12 inches is the minimum, except for gravity sewer, then 6 inches is the minimum and 12 inches is preferred	Alternate 6 ft. minimum
On-Site Sewage Treatment & Disposal System	10 ft. minimum	---	---

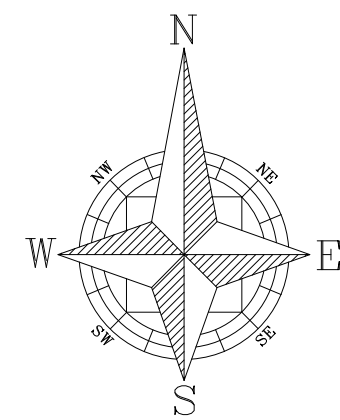
- (1) Water main should cross above other pipe. When water main must be below other pipe, the minimum separation is 12 inches.
- (2) Reclaimed water regulated under Part III of Chapter 62-610, F.A.C.
- (3) 3 ft. for gravity sanitary sewer where the bottom of the water main is laid at least 6 inches above the top of the gravity sanitary sewer.
- (4) Reclaimed water not regulated under Part III of Chapter 62-610, F.A.C.

Disclaimer – This document is provided for your convenience only. Please refer to F.A.C. Rule 62-555.314 for additional construction requirements.

It's the Law!
1-800-432-4776

Sunshine State One Call of Florida, Inc.

	SCALE		DRAWING		UTILITY NOTES		CIVIL ENGINEERING LAND PLANNING	
	N.T.S.		A. FRANCOIS		CONSTRUCTION SITE PLAN		APPIAN ENGINEERING LLC.	
	PROJECT		DESIGNED:		ONDICH SOUTH SUBDIVISION		APPIANENGINEERING.COM • 407.960.5868	
	PUL-048		S.SIERRA-QL		CITY OF APOPKA, FLORIDA		2221 LEE ROAD, SUITE 271, WINTER PARK, FLORIDA 32789	
	SHEET		CHECKED:				DATE	
	C5.0		L.CIASSON				03/07/25	
			DATE:				REV	
			4/2/2025				DATE	
							COMMENTS DATED 02/21/2025	
							BY	
						SCS		



GRAPHIC SCALE

(IN FEET)
1 inch = 50 ft.



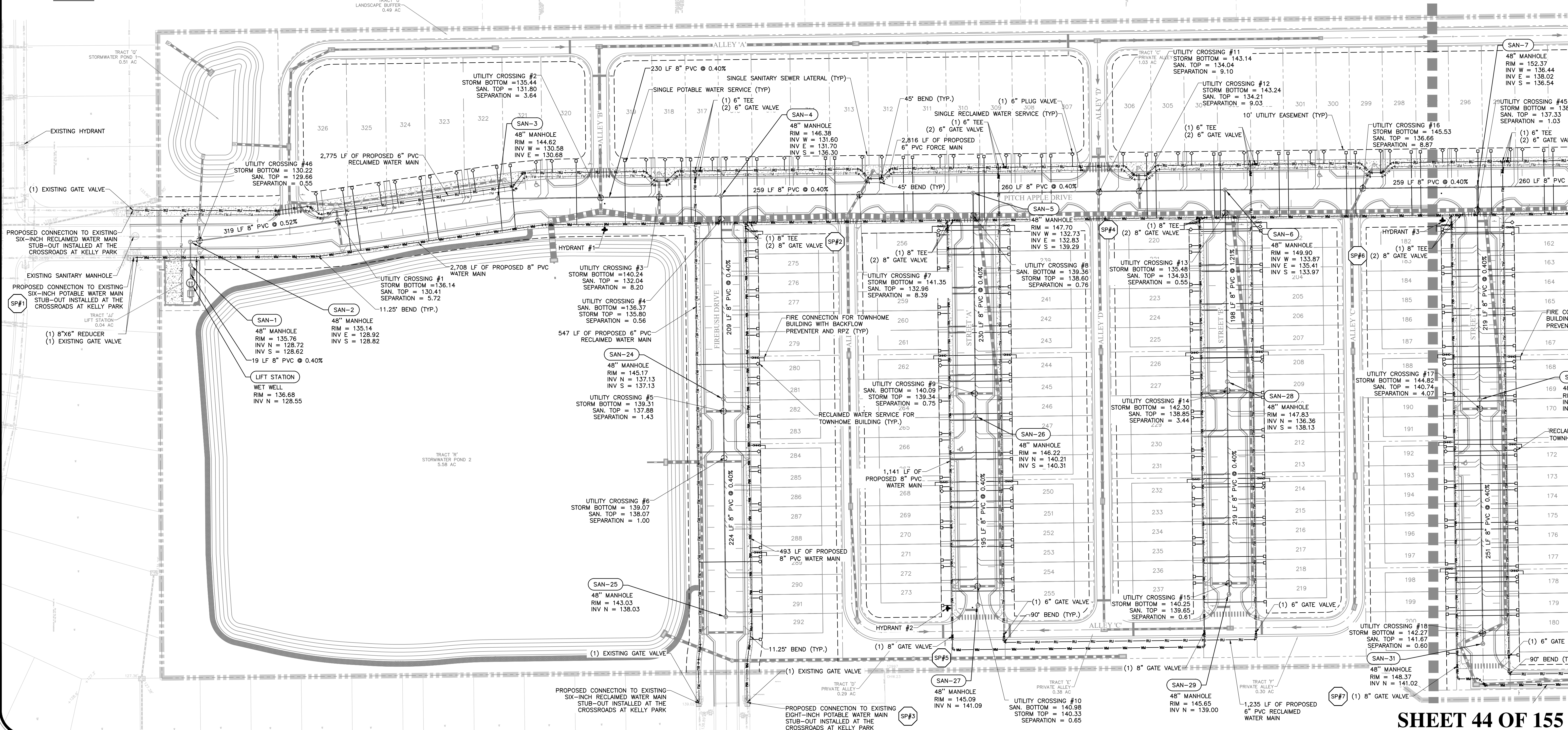
KEY MAP



SHEET C5.2

SHEET C5.3

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\UTILITY PLAN.dwg Modified: 4/8/2025 By: andrew francis



CIVIL ENGINEERING | LAND PLANNING

APIAN ENGINEERING LLC.

APIANFL.COM • 407.960.5868

2231 Lee Road, Suite 27, Winter Park, Florida 32789

STATE OF FLORIDA CERTIFICATE OF PROFESSIONAL ENGINEER

UTILITY PLAN - WEST

CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

SCALE: 1" = 50'

DRAWN: A. FRANCIS

DESIGNED: S. SIERRA-OIL

CHECKED: L. CLASON

DATE: 4/8/2025

APIAN ENGINEERING

STATE OF FLORIDA

PROFESSIONAL ENGINEER

No. 90745

4/8/25

REV.

DATE

DESCRIPTION

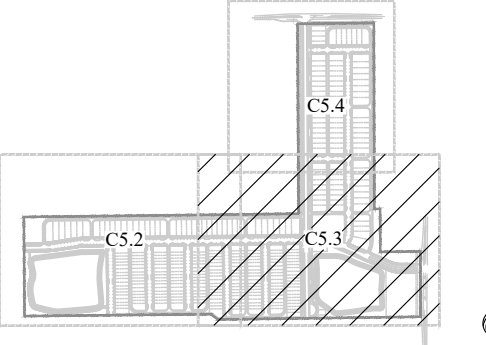
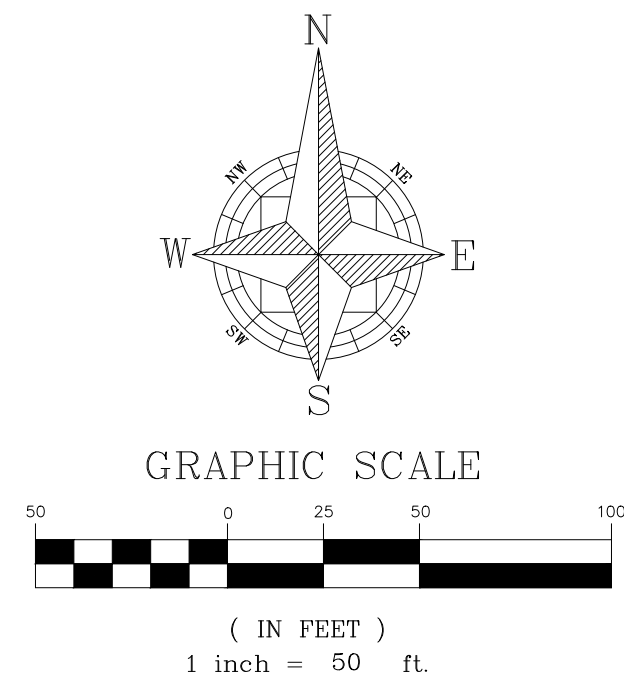
BY

SHEET 44 OF 155

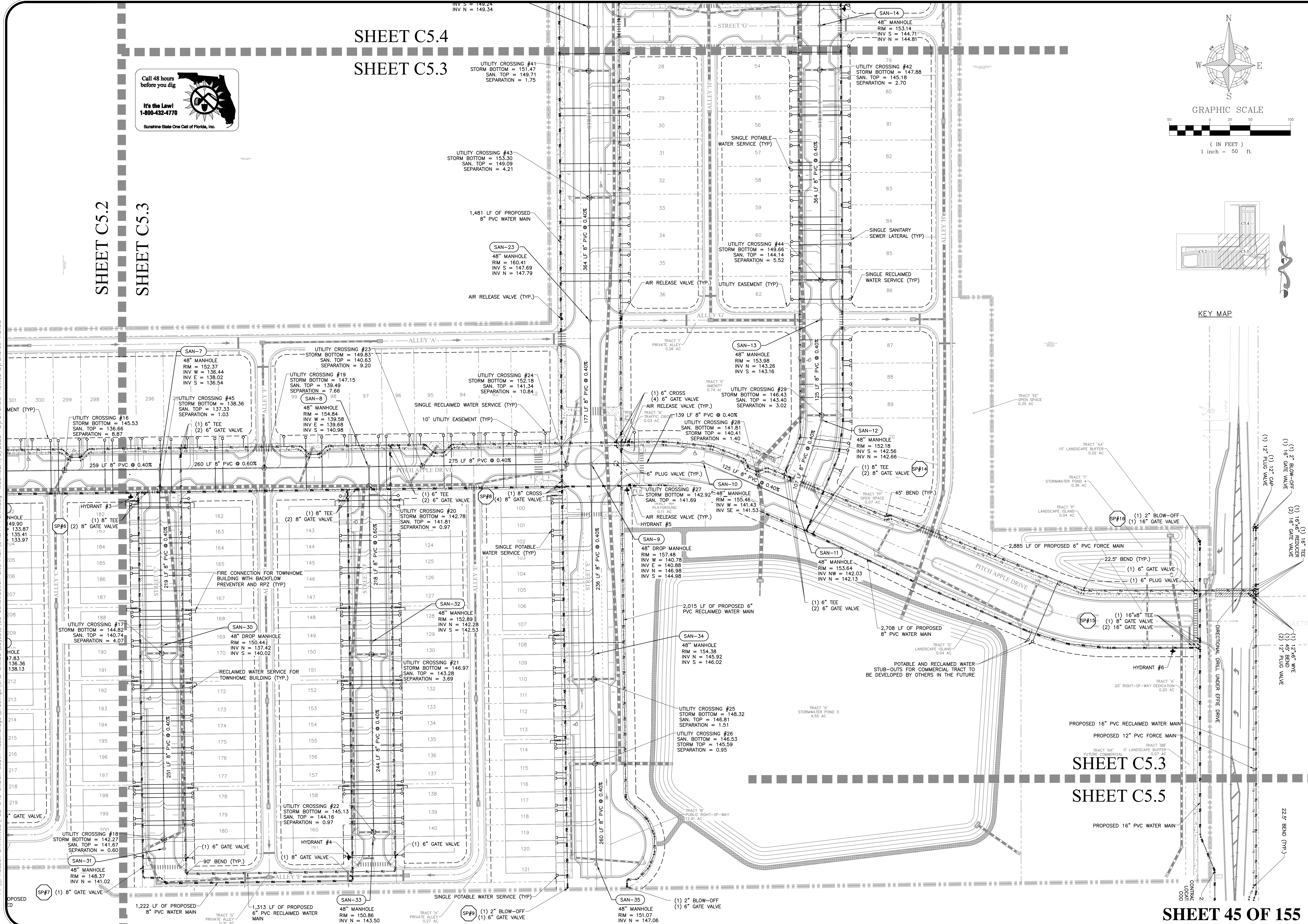
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\UTILITY PLAN.dwg Modified: 4/8/2025 By: andrew francis



SHEET C5.4
SHEET C5.3



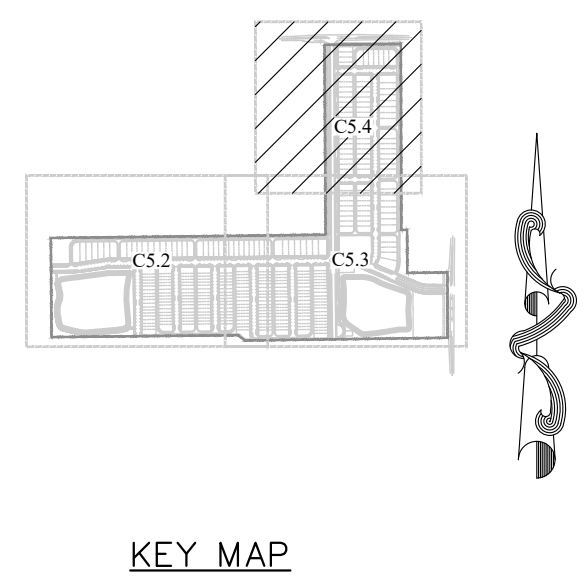
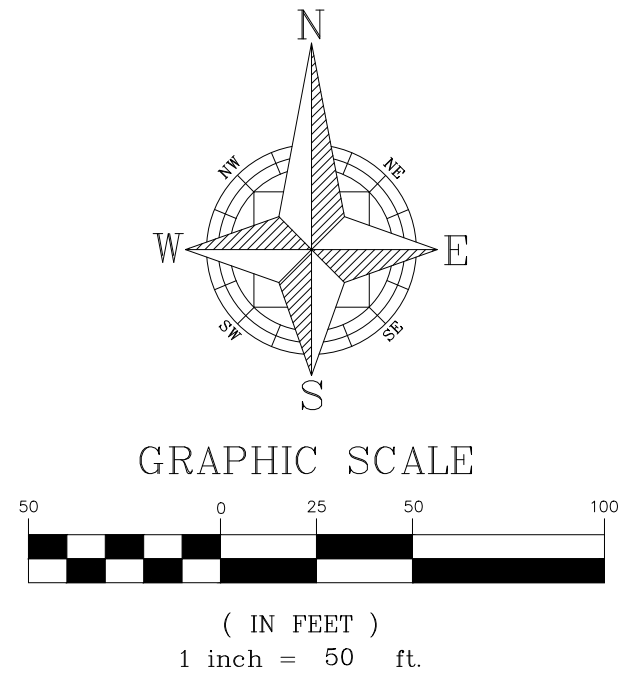
KEY MAP



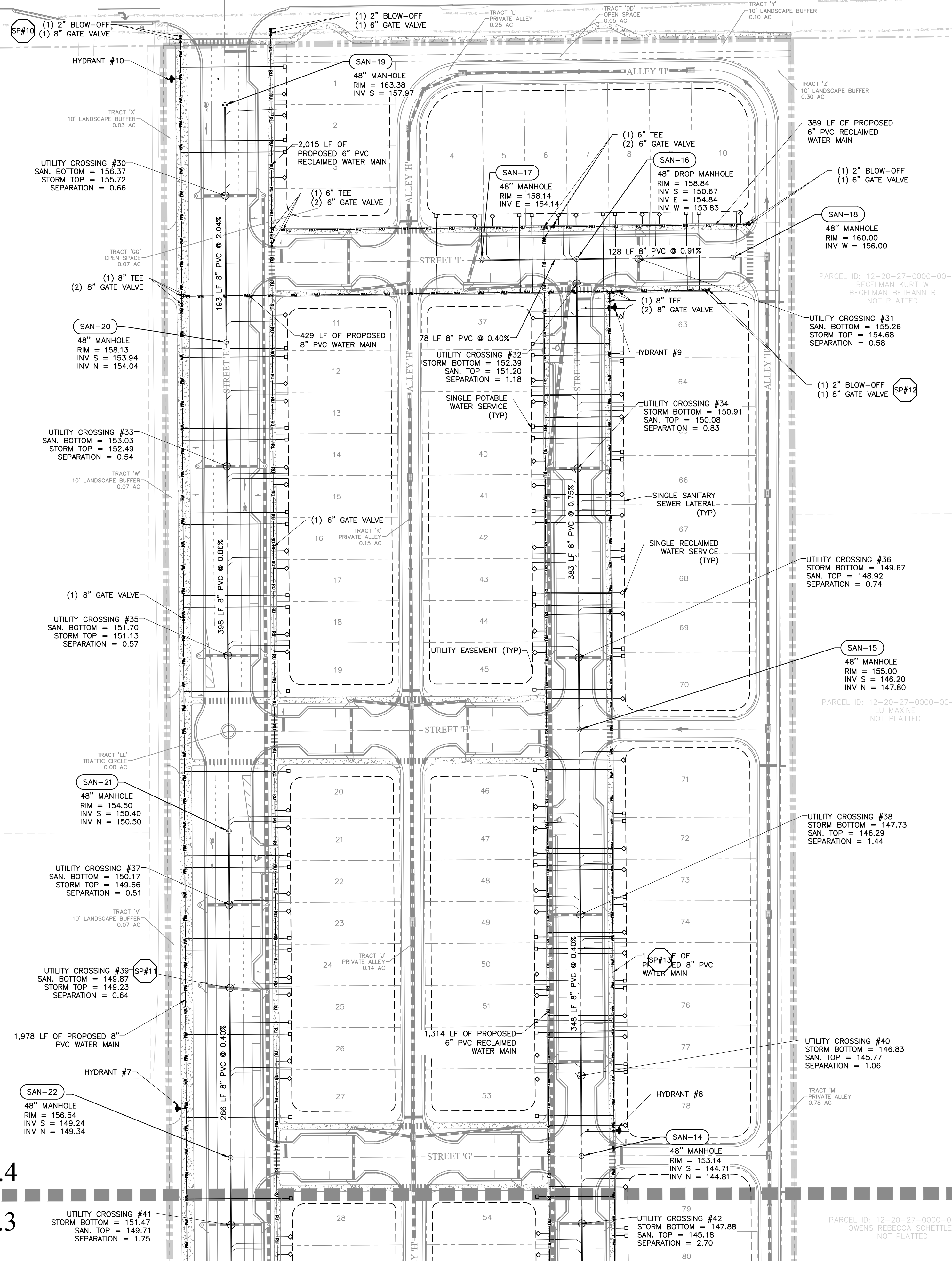
CIVIL ENGINEERING LAND PLANNING			
APIAN ENGINEERING LLC.			
APPANFL.COM • 407.960.5868			
2221 Lee Road, Suite 27, Winter Park, Florida 32789			
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1917			
DATE: 03/07/25			
REV. COMMENTS DATED 02/21/2025			
BY: SCS			
DESCRIPTION:			
UTILITY PLAN - EAST			
CONSTRUCTION SITE PLAN			
ONDICH SOUTH SUBDIVISION			
CITY OF APOPKA, FLORIDA			
SCALE:	DRAWN:	DESIGNED:	CHECKED:
1" = 50'	A. FRANCIS	S. SIERRA-OIL	L. CLASON
PROJECT:	PUL-048	SHEET:	C5.3
DATE: 4/8/2025			

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D\Layouts\05 Construction Site Plan\UTILITY PLAN.dwg Modified: 4/8/2025 By: andrew francis

ONDICH ROAD
90.00' RIGHT OF WAY WIDTH
ORB. 100, PG. 603
NOT PLATTED

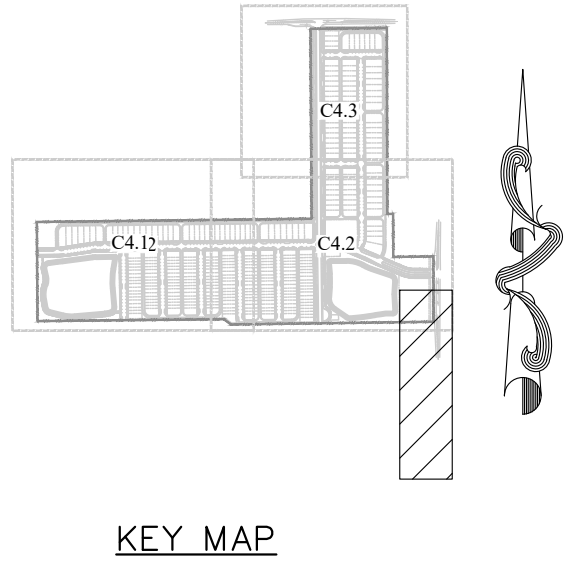
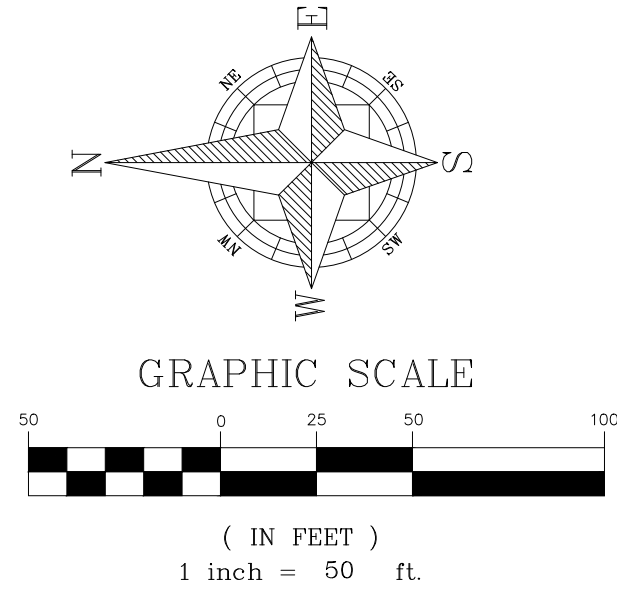
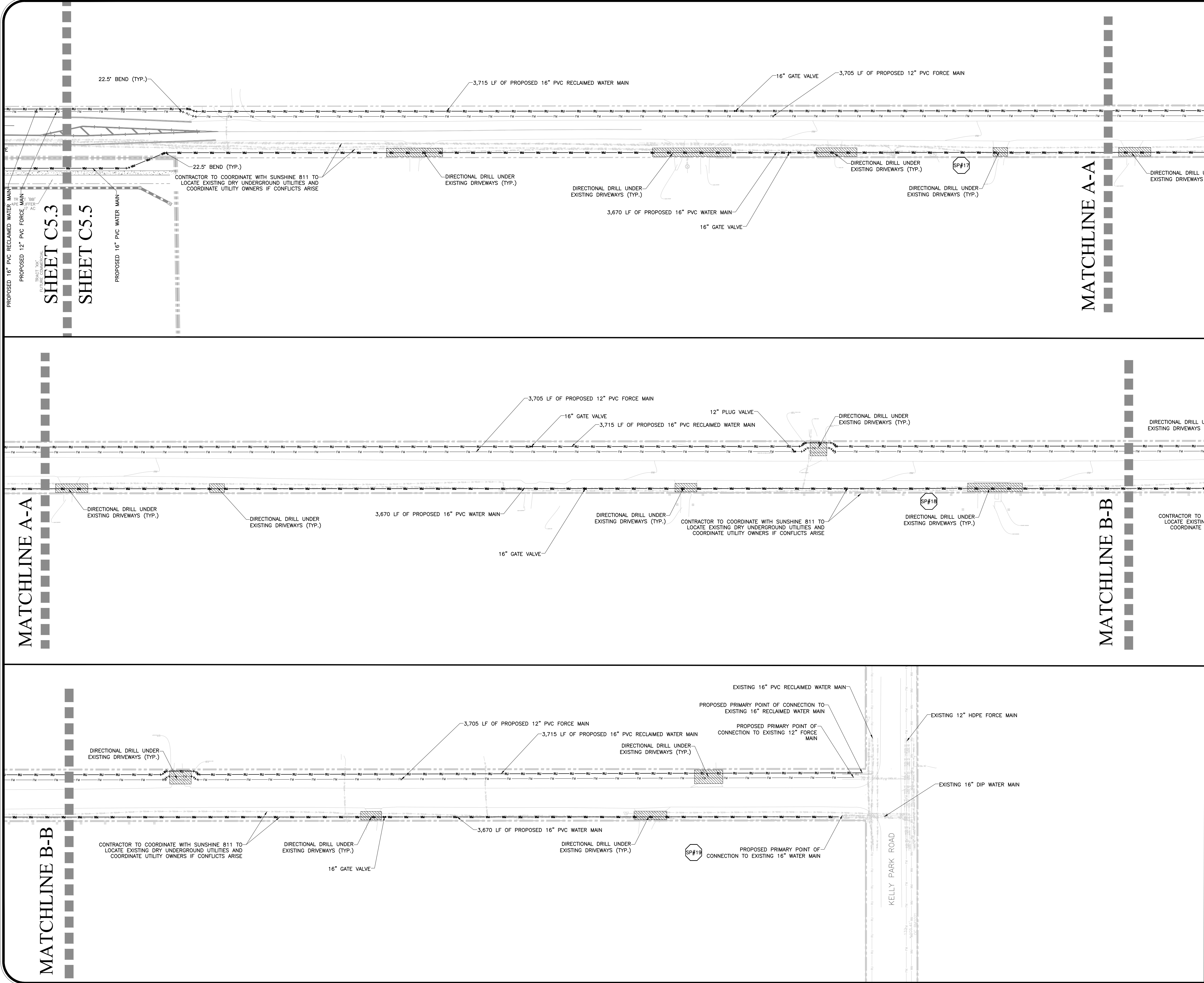


SHEET C5.4
SHEET C5.3



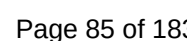
CIVIL ENGINEERING LAND PLANNING			
APIAN ENGINEERING LLC.			
APPIANFL.COM • 407.960.5868			
2221 Lee Road, Suite 27, Winter Park, Florida 32789			
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1912			
UTILITY PLAN - NORTH		CONSTRUCTION SITE PLAN	
ONDICH SOUTH SUBDIVISION		CITY OF APOKA, FLORIDA	
DRAWN:	A. FRANCIS	DESIGNED:	S. SIERRA-OIL
CHECKED:	L. CLASON	DATE:	4/8/2025
SCALE:	1" = 50'	PROJECT:	PUL-048
SHEET:	C5.4		

P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D\Layouts\05 Construction Site Plan\UTILITY PLAN.dwg Modified: 4/8/2025 By: afrancis Plotted By: andrew francis

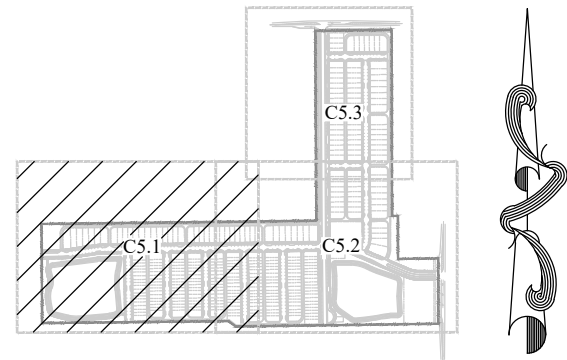
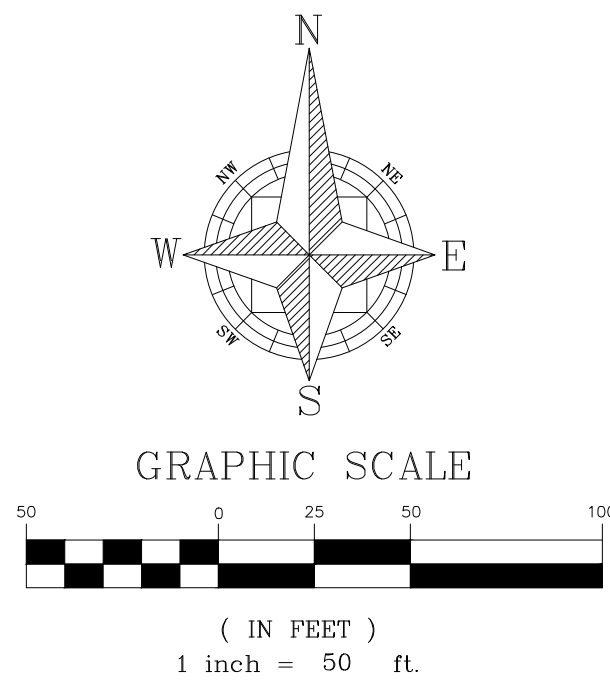


SHEET 47 OF 155

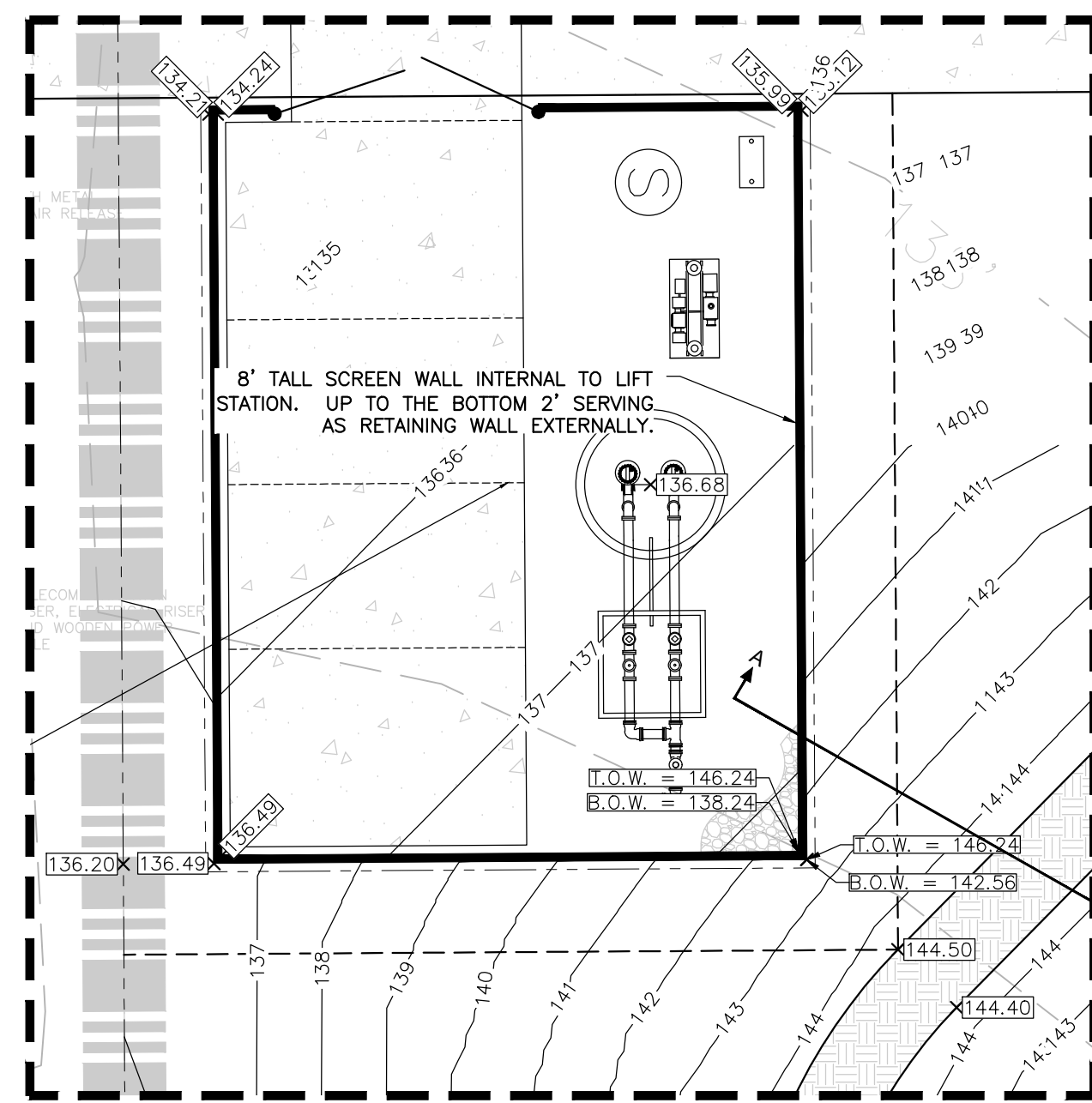
CIVIL ENGINEERING LAND PLANNING		APPIAN ENGINEERING LLC.		APPIANFL.COM • 407.960.5868	2231 Lee Road, Suite 27, Winter Park, Florida 32789	STATE OF FLORIDA CERTIFICATE OF ATTENTION NO. 1914			
UTILITY PLAN – SOUTH		CONSTRUCTION SITE PLAN		ONDICH SOUTH SUBDIVISION CITY OF APOKA, FLORIDA					
SCALE	1" = 50'	DRAWN	A. FRANCIS	DESIGNED	S. SIERRA-OIL	CHECKED	L. CLASSON	DATE	4/8/2025
PROJECT	PUL-048	SHEET		C5.5					
APPIAN ENGINEERING		Sunshine State One Call of Florida, Inc.							
SOUTH CAROLINA SIERRA OIL		No. 90745							
STATE OF FLORIDA		PROFESSIONAL ENGINEER							



P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\PAVING & GRADING PLAN.dwg Modified: 4/8/2025 By: andrew francis



KEY MAP

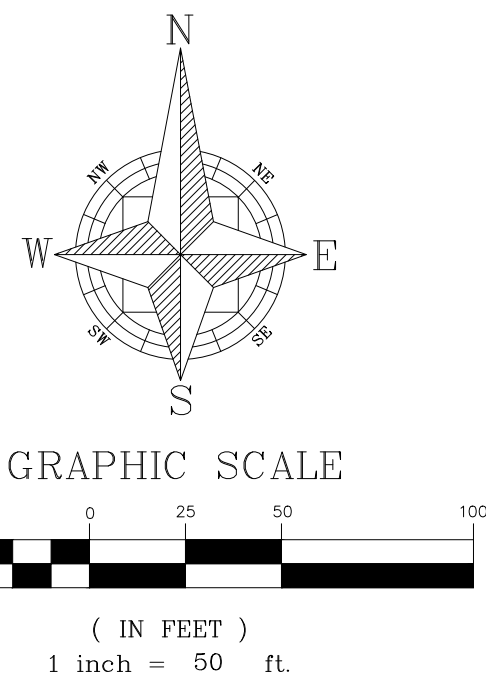




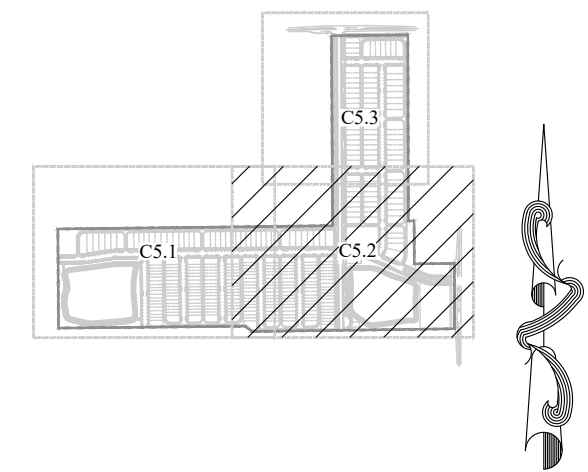
SHEET C6.3
SHEET C6.2

SHEET C6.1

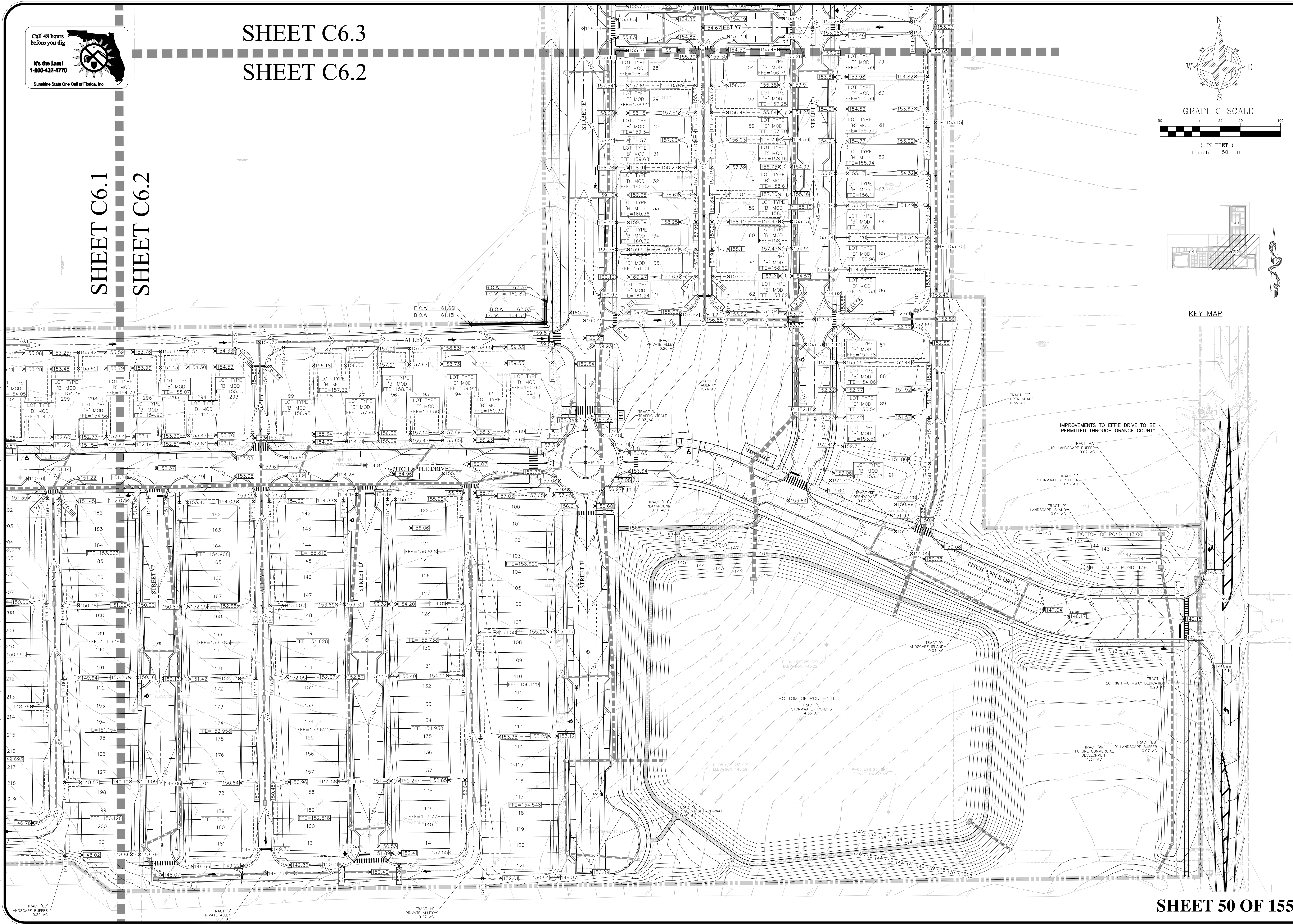
SHEET C6.2



KEY MAP

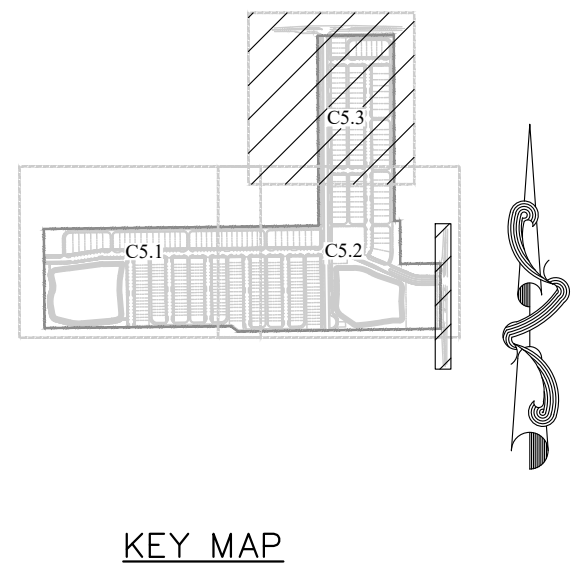
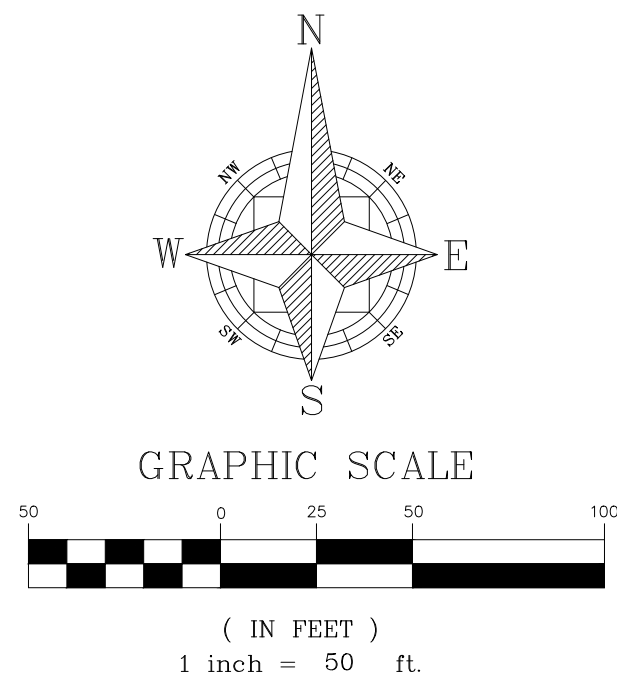
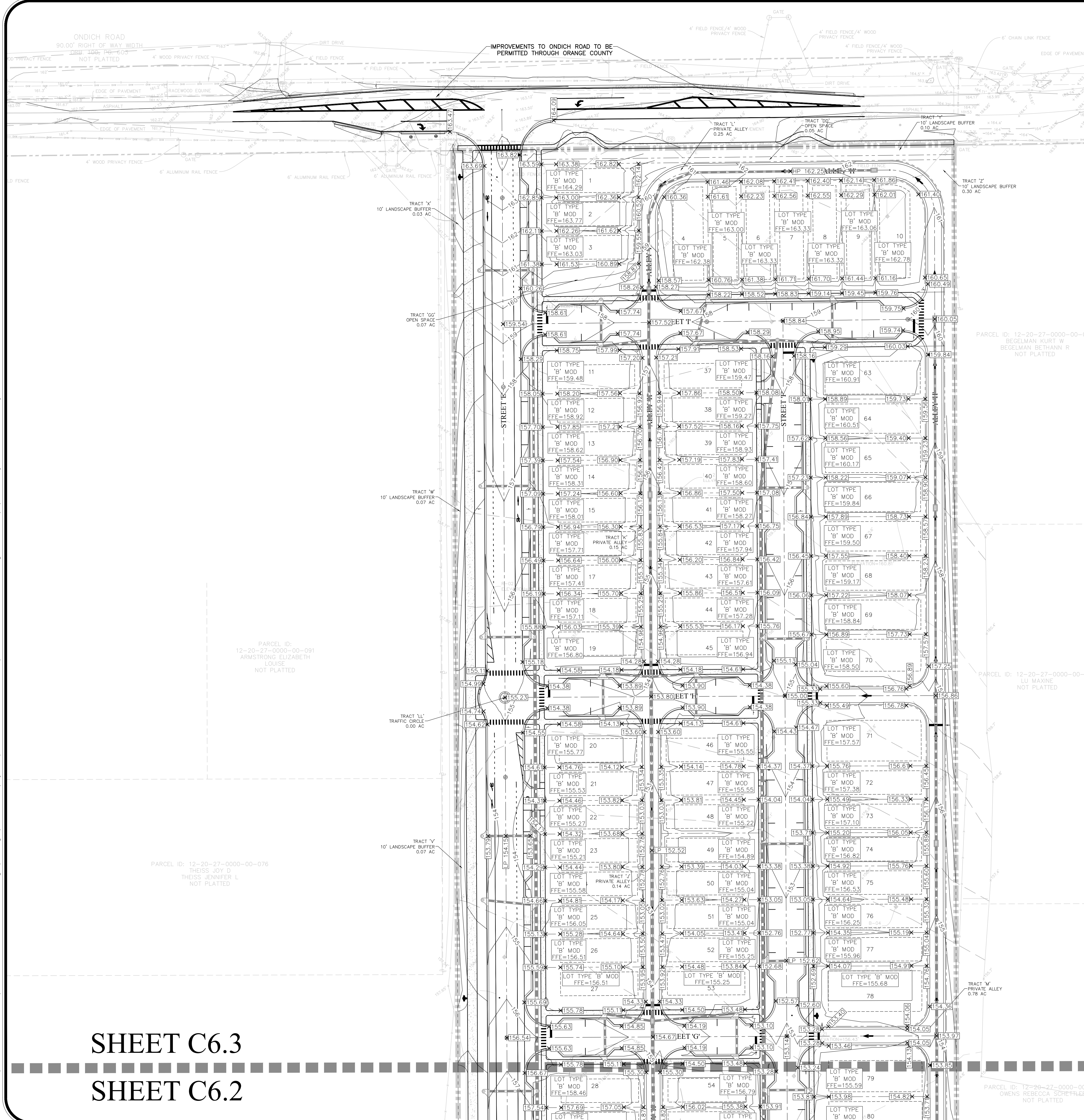


P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD\Civil3D Layouts\05 Construction Site Plan\PAVING & GRADING PLAN.dwg Modified: 4/8/2025 By: andrew francis



CIVIL ENGINEERING LAND PLANNING	
APIAN ENGINEERING LLC.	
APIANFL.COM • 407.960.5868	
2221 Lee Road, Suite 27, Winter Park, Florida 32789	
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1917	
DATE	03/07/25
REV.	02/21/2025
BY	SCS
DESCRIPTION	
PAVING & GRADING PLAN - EAST	
CONSTRUCTION SITE PLAN	
ONDICH SOUTH SUBDIVISION	
CITY OF APOPKA, FLORIDA	
DRAWN:	A. FRANCIS
DESIGNED:	S. SIERRA-OIL
CHECKED:	L. CLASON
DATE:	4/7/2025
SCALE:	1" = 50'
PROJECT:	PUL-048
SHEET:	C6.2

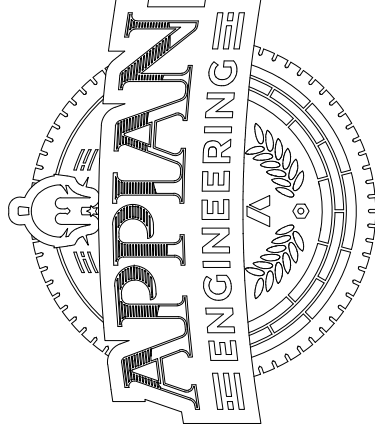
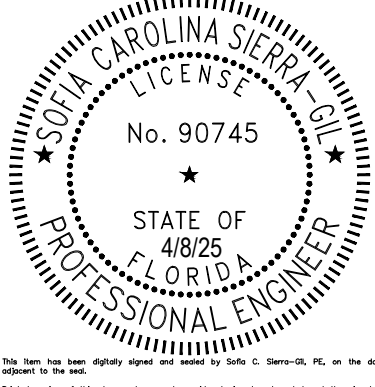
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assembly\Drawings\CAD Civil3D Layouts\05 Construction Site Plan\PAVING & GRADING PLAN.dwg Modified: 4/8/2025 By: andrew francis

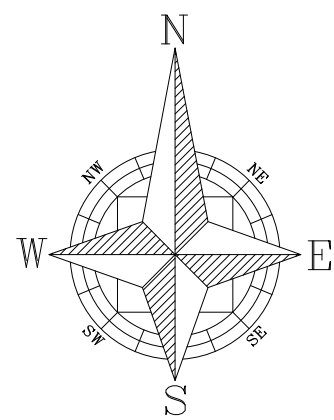


SHEET C6.3
SHEET C6.2

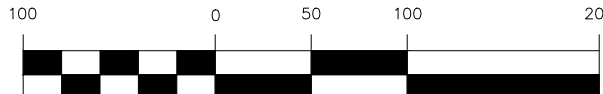
Call 48 hours before you dig
It's the Law!
1-800-432-4770
Sunshine State One Call of Florida, Inc.

SHEET 51 OF 155

CIVIL ENGINEERING LAND PLANNING				APPIAN ENGINEERING LLC.	APPIANFL.COM • 407-960-5868	DATE	REV.	DESCRIPTION
PAVING & GRADING PLAN – NORTH				CONSTRUCTION SITE PLAN	ONDICH SOUTH SUBDIVISION	03/07/25		SCS
DRAWN: A. FRANCIS				DESIGNED: S. SIERRA-OIL	CHECKED: L. CLASSON	DATE: 4/7/2025		BY
SCALE: 1" = 50'				PROJECT: PUL-048	SHEET: C6.3			
								



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

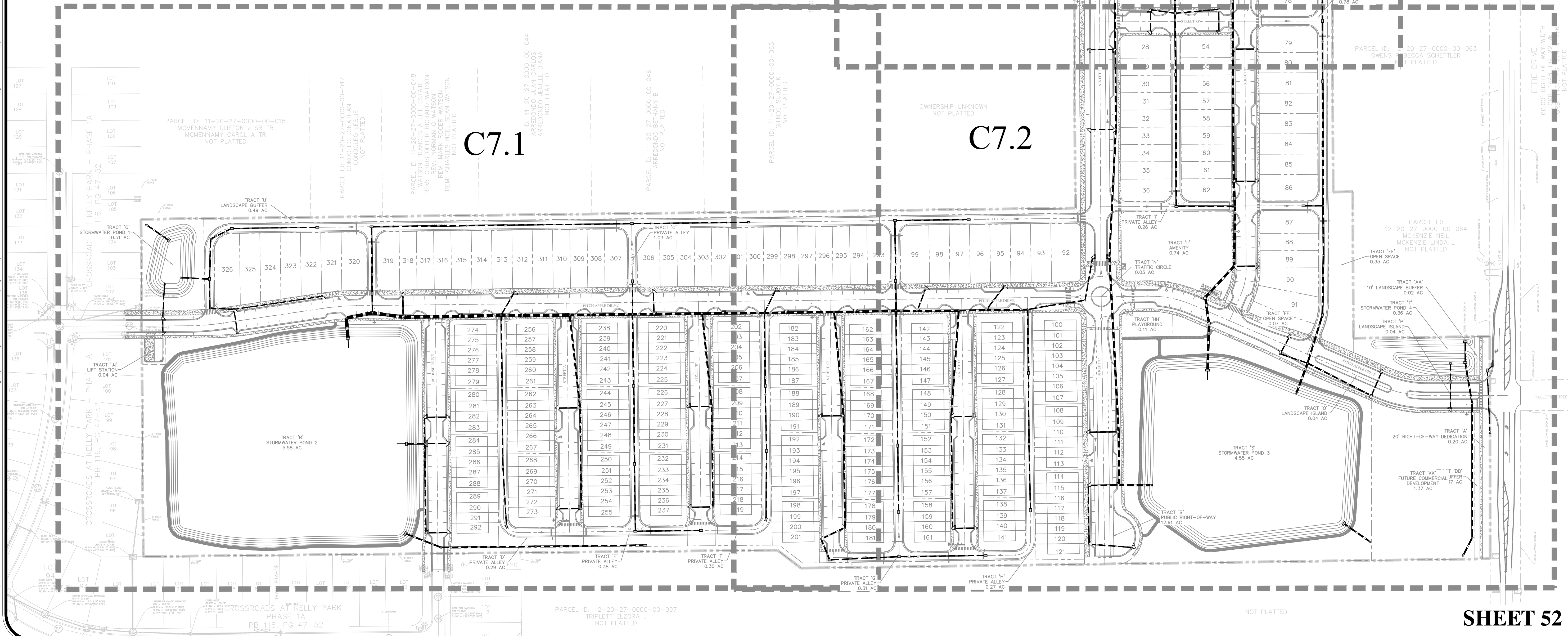
Call 48 hours
before you dig

It's the Law!
1-800-432-4770

Sunshine State One Call of Florida, Inc.

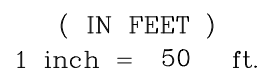
DRAINAGE PLAN NOTES:

1. ALL STORM PIPE TO BE ADS HP STORM OR RCP CLASS II. ADS HP STORM PROFILE WALL POLYPROPYLENE SHALL MEET OR EXCEED AASHTO M330, ASTM F2736 (12"-30") AND ASTM F2881 (36"-60"). PIPE SHALL BE JOINED BY WATERTIGHT, DUAL GASKETED INTEGRAL BELL, REINFORCED BY A POLYMER COMPOSITE BAND AND SPIGOT. INSTALLATION SHALL BE IN ACCORDANCE WITH ASTM D2321. MANUFACTURER OF POLYPROPYLENE PIPE MUST MEET THE REQUIREMENTS OF FDOT SECTION 948-7.2 (CLASS II 100YR DSL) AND LISTED ON THE FDOT APPROVED PRODUCERS LIST FOR CLASS II CORRUGATED POLYPROPYLENE PIPE 12"-60".

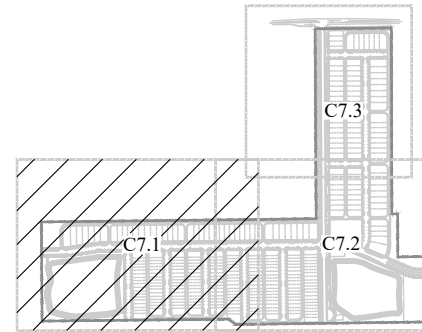


CIVIL ENGINEERING LAND PLANNING	
APIAN ENGINEERING LLC.	
APIANFL.COM • 407.960.5868	
2231 Lee Road, Suite 27, Winter Park, Florida 32789	
STATE OF FLORIDA CERTIFICATE OF PROFESSIONAL ENGINEER	
REV.	DATE
03/07/25	02/21/2025
SCS	BY
OVERALL DRAINAGE PLAN	
CONSTRUCTION SITE PLAN	
ONDICH SOUTH SUBDIVISION	
CITY OF APOPKA, FLORIDA	
SCALE	1" = 100'
DRAWN:	A. FRANOS
DESIGNED:	S. SIERRA-OIL
CHECKED:	L. CLASON
DATE:	4/7/2025
PROJECT	PUL-048
SHEET	C7.0

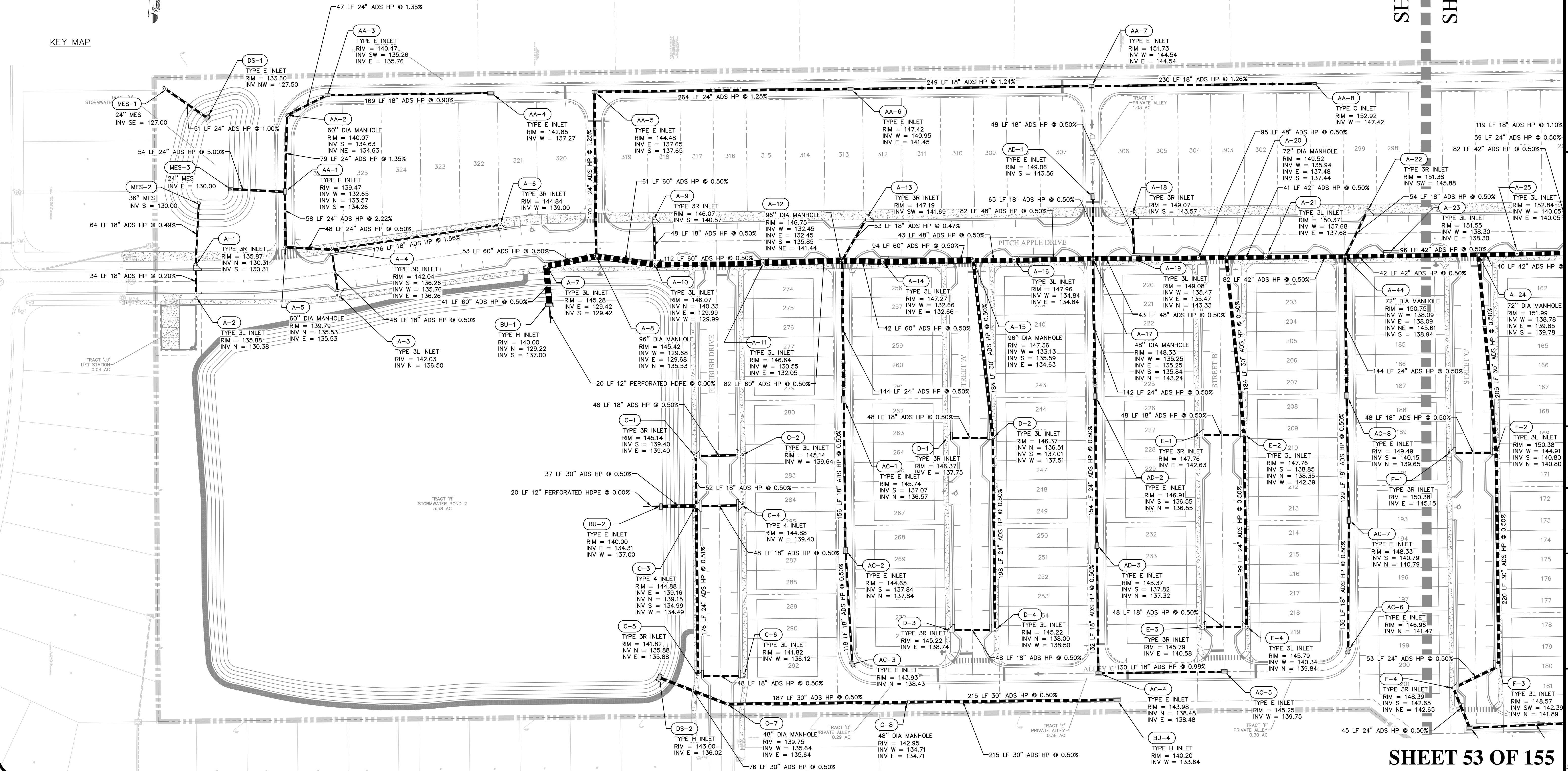
SHEET 52 OF 155



Sunshine State One Call of Florida, Inc.



KEY MAP



SHEET C7.2

SHEET 53 OF 155



The seal is circular with a double-lined border. The outer ring contains the text "SOPHIA CAROLINA SIRPA-PILL" at the top and "PROFESSIONAL ENGINEER" at the bottom, separated by two stars. The inner circle contains the word "LICENSE" at the top, the number "No. 90745" in the center, and "STATE OF FLORIDA" at the bottom, also separated by two stars.

Call 48 hours
before you dig

It's the Law!
1-800-432-4770

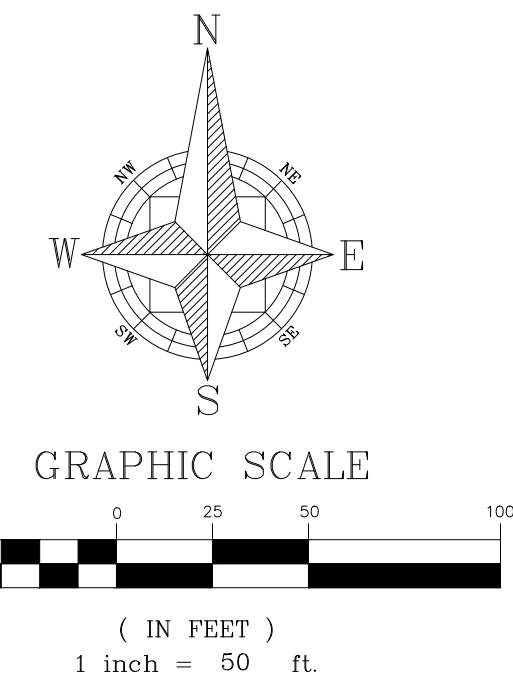
Sunshine State One Call of Florida, Inc.

SHEET C7.3

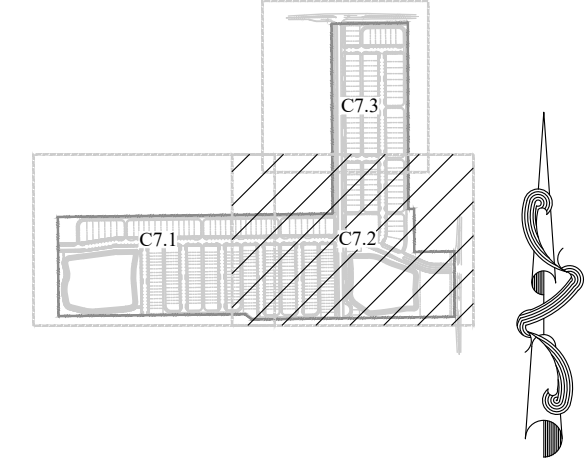
SHEET C7.2

SHEET C7.1

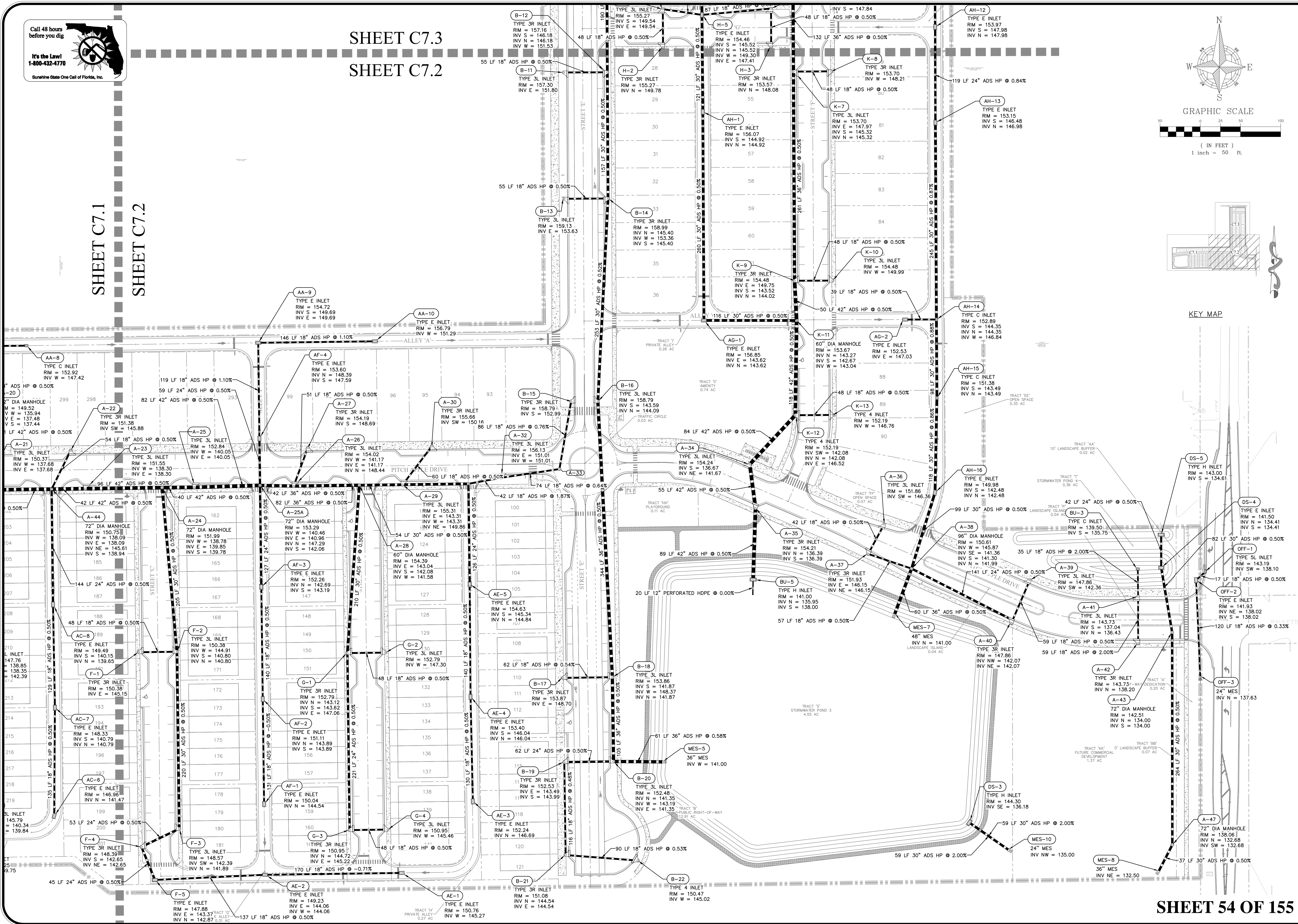
SHEET C7.2



KEY MAP



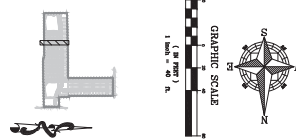
P:\PROJECT DRAWINGS\PUL-048 Ondich South Assemblage Drawings CAD Civil3D Layouts\05 Construction Site Plan\Drainage Plan.dwg Modified: 4/7/2025 By: andrew francis



CIVIL ENGINEERING LAND PLANNING	
APIAN ENGINEERING LLC.	
APIANFL.COM • 407.960.5868	
2221 Lee Road, Suite 27, Winter Park, Florida 32789	
STATE OF FLORIDA CERTIFICATE OF AUTHORIZATION No. 1912	
DATE	DESCRIPTION
03/07/25	SHAWD COMMENTS DATED 02/27/2025
REV.	
4	
3	
2	
1	
DRAINAGE PLAN - EAST	
CONSTRUCTION SITE PLAN	
ONDICH SOUTH SUBDIVISION	
CITY OF APOPKA, FLORIDA	
DRAWN:	A. FRANCIS
DESIGNED:	S. SIERRA-OIL
CHECKED:	L. CLASON
DATE:	4/7/2025
SCALE:	1" = 50'
PROJECT:	PUL-048
SHEET:	C7.2
STATE OF FLORIDA No. 90745 4/8/25 PROFESSIONAL ENGINEER	

SHEET 54 OF 155





- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(8) NEW OR RELOCATED, OVERGROUND WATER MAINS SHALL BE DUAL TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONNECTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

(b) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

(c) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN 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 FEET WHERE THE BOTTOM OF THE WATER MAIN IS UND AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(d) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.006(5/2), F.S., AND RULE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(d) NEW OR RELOCATED UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRAVITY- OR WADUOL-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(b) NEW OR RELOCATED WATER MAINS CROSSING ANY EXISTING OR PROPOSED PRESSURE-TYPE SANITARY SEWER, WASTEWATER OR STORMWATER FORCE MAIN, OR PIPELINE CARRYING LIQUID WATER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST 12 INCHES

(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. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

AS POSSIBLE FROM THE OTHER PILING. ALTERNATELY, AT SUCH CROSSINGS, THE PILES SHALL BE ARRANGED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE FEET FROM ALL JOINTS IN VACUUM-TYPE SAMPLING SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR FIRELINES CONVEYING RECLAIMED WATER RECULED UNDER PART III OF CHAPTER

62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN SANITARY-OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.



Vertical Scale: 1" = 40'
Horizontal Scale: 1" = 40'

SHEET 56 OF 15

SHEET 56 OF 155



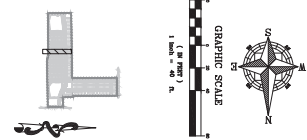
SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GL
SHEET	CHECKED:
C8.0	L.CLASSON
	DATE:
	4/7/2025

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

APPIAN ENGINEERING LLC.

2021 Las Vegas, Suite 27, Wycom Road, Florida 32089
 OFFICE OF FLORIDA'S EMBROIDERY & SEWING ASSOCIATION, INC.

[illegible]



(1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(9) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONNECTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

(b) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

(c) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN 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 RETAINED

WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. THE MINIMUM HORIZONTAL SEPARATION BETWEEN WATER MAINS AND GRAVITY-TYPE SANITARY SEWERS SHALL BE REDUCED TO THREE FEET WHERE THE BOTTOM OF THE WATER MAIN IS Laid AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(d) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAD TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2), F.S. AND RULE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(c) NEW OR RELOCATED, UNDERGROUND WATER CROSSING ANY EXISTING OR PROPOSED GRAVITY- OR WUCLUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(b) NEW OR RELOCATED 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 12 INCHES

(c) AT THE UTILITY CROSSINGS DESCRIBED IN PARAGRAPHS (A) AND (B) ABOVE, ONE FULL LENGTH OF WATER MAIN PIPE SHALL BE CENTRED ABOVE OR BELOW THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

AS POSSIBLE FROM THE OTHER PILING. ALTERNATELY, AT SUCH CROSSINGS, THE PILES SHALL BE APPLIED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE FEET FROM ALL JOINTS IN VACUUM-TYPE SANDRIG SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REQUIRED UNDER PART III OF CHAPTER 77.

62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN GRAVITY-OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

Vertical Scale: 1" = 40'
Horizontal Scale: 1" = 40'

SHEET 57 OF 155

Page 94 of 183



- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

- [illegible]

SHEET 58 OF 155



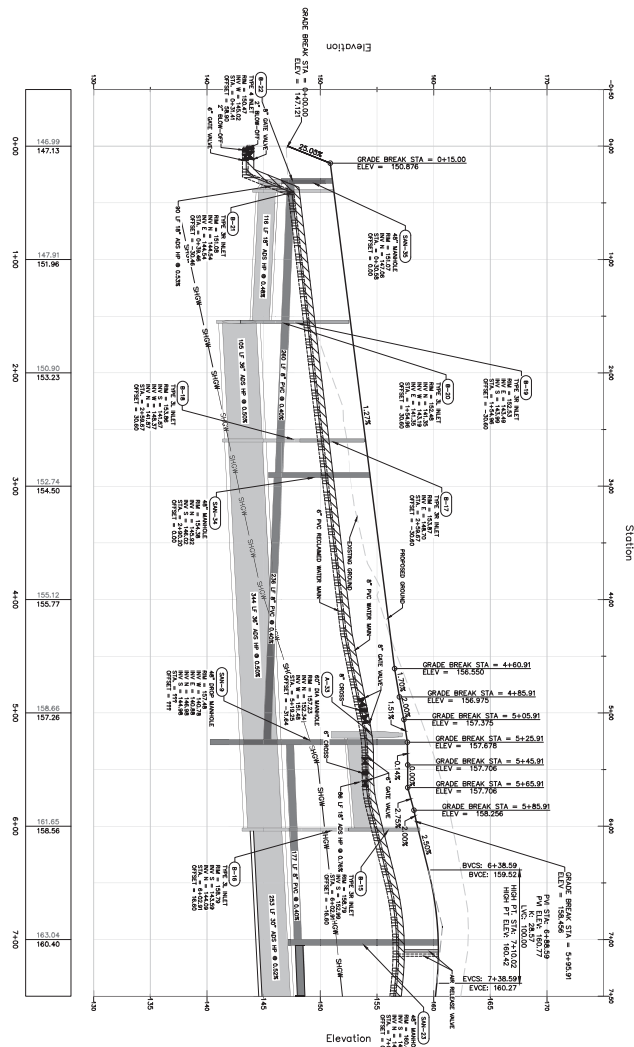
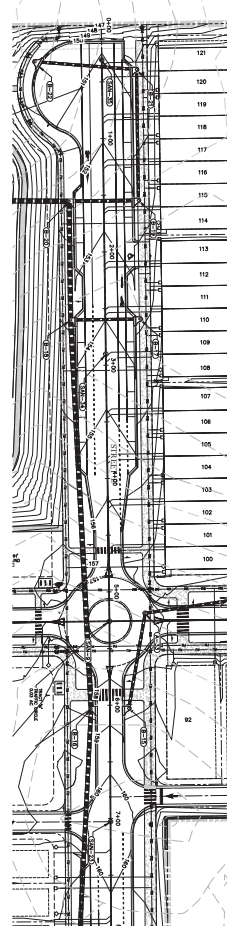
SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GIL
SHEET	CHECKED:
C8.2	L.CLASSON
	DATE:
	4/7/2025

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

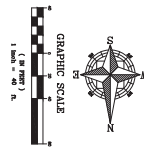
APPIAN ENGINEERING L

APPUNFL.COM • 407.960.5868

2024 Lee Road, Suite 27, Winter Park, Florida 32089
STATE OF FLORIDA COUNTY OF ALCOHOLICS AND SUBSTANCE ABUSE



KEY MAP



PRESSURE PIPE NOTES PER F.A.C. RULE 62-55.314

- [illegible]

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 60 OF 155



SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S. SIERRA-C
SHEET	CHECKED:
C8.4	L. CLASSON
	DATE:
	4/7/2025

PLAN & PROFILE - STREET E -
STA 0+00 TO 7+00
CONSTRUCTION SITE PLAN

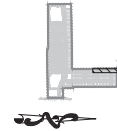
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC

APPIANFL.COM • 407.960.5868

2801 Lee Road, Suite 27, Weston, FL, 33091



(3) WITH ONE END COASTED, IMPROVED WATER MAINS SHALL BE 14.0 TO 15.0 IN. DIAMETER, HORIZONTAL, SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(D) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE Laid TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONNECTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

(c) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY THE OUTSIDE OF ANY EXISTING OR PROPOSED WOLMAN-TYPE SANITARY SEWER.

(c) NEW OR REPAIRED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE CENTER OF THE WATER MAIN AND ANY EXISTING OR PROPOSED WATER MAIN OR SANITARY SEWER. THE MINIMUM DISTANCE IN SECTION 311.06(2)(c), I.S., AND RULE 646-6-0002, F.A.C. SHALL BE THE SAME. THE MINIMUM DISTANCE IN SECTION 311.06(2)(c), I.S., AND RULE 646-6-0002, F.A.C. SHALL BE THE SAME.

[illegible]

SHEET 62 OF 155

Page 99 of 183



- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECYCLED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(D) NEW OR RELOCATED OVERGROUND WATER MAINS SHALL BE Laid TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONVERTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

(b) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

(c) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN 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 RETAINED

WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. THE MINIMUM HORIZONTAL SEPARATION BETWEEN WATER MAINS AND GRAVITY-TYPE SANITARY SEWERS SHALL BE REDUCED TO THREE FEET WHERE THE BOTTOM OF THE WATER MAIN IS Laid AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(d) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAD TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2), F.S. AND RULE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(c) NEW OR RELOCATED, UNDERGROUND WATER CROSSING ANY EXISTING OR PROPOSED GRAVITY- OR WUCLUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(b) NEW OR RELOCATED 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 12 INCHES

(c) AT THE UTILITY CROSSINGS DESCRIBED IN PARAGRAPHS (A) AND (B) ABOVE, ONE FULL LENGTH OF WATER MAIN PIPE SHALL BE CENTRED ABOVE OR BELOW THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

AS POSSIBLE FROM THE OTHER PILING. ALTERNATELY, AT SUCH CROSSINGS, THE PILES SHALL BE APPLIED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE FEET FROM ALL JOINTS IN VACUUM-TYPE SANDRIG SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REQUIRED UNDER PART III OF CHAPTER 77.

62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN GRAVITY-OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

Vertical Scale: 1" = 40'
Horizontal Scale: 1" = 40'

SHEET 64 OF 155



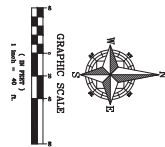
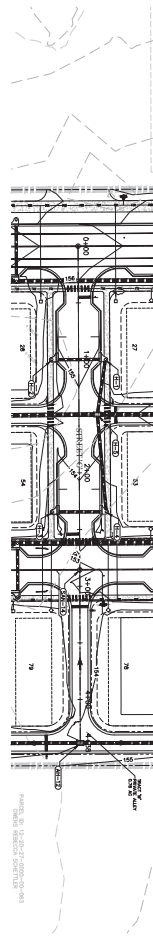
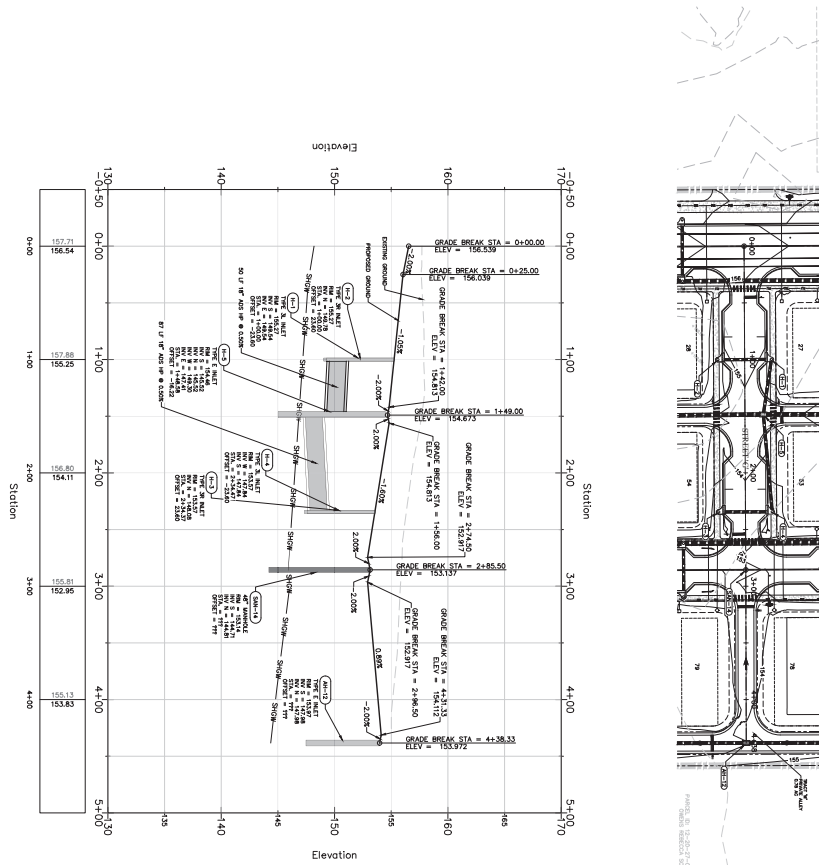
SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-G
SHEET	CHECKED:
C8.8	L.CLASSON
	DATE:
	4/4/2025

PLAN & PROFILE - STREET F -
STA 7+00 TO 13+25
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING
APPIAN ENGINEERING LLC.
APPIANFL.COM • 407.960.5868
2025 Lee Road, Suite 21, Woznesen, Florida 32089
DESIGN OF BUILDING & CIVIL ENGINEERING, P.A. IS AN EQUAL OPPORTUNITY FIRM.

[illegible]



SEE PAGE

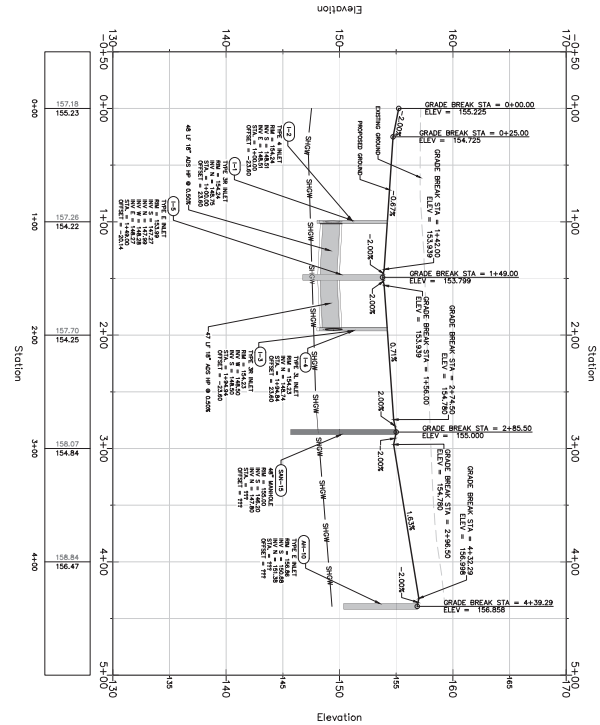
PRESSURE PIPE NOTES PER F.A.C. RULE 62-25.514

- (1) INDICATE SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY SEWER LINES. INDICATE SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.
- (2) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (3) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (4) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (5) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (6) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (7) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (8) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (9) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.
- (10) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES. THE PROPOSED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND SANITARY LINES.

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 65 OF 155

		SCALE 1" = 40'	PROJECT PUL-048	SHEET C8.9	DATE 3/2/2025	DESIGNED A. FRANCIS	CHECKED L. CLASSON	PLAN & PROFILE - STREET G CONSTRUCTION SITE PLAN	ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	CIVIL ENGINEERING & LAND PLANNING	
										APPIAN ENGINEERING LLC.	
APPIANFL.COM • 407.560.5888										3000 East Paces, Suite 21, Weston, Florida, 33090	
DATE: 03/02/2025										DATE: 03/02/2025	



PRESSURE PIPE NOTES PER F.A.C. RULE 62-255.314

(1) INTERFERE, SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(2) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(3) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(4) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(5) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(6) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(7) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(8) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(9) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(10) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(11) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(12) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(13) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(14) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(15) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(16) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(17) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(18) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(19) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(20) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(21) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(22) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

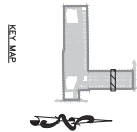
(23) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(24) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(25) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(26) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(27) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAIN TO PROTECT EXISTING UNDERGROUND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

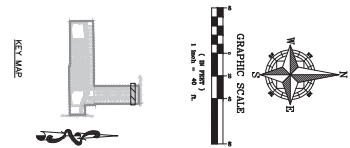


SEE PAGE 2

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 66 OF 155

		SCALE 1" = 40'	DESIGNED A. FRANCIS	PLAN & PROFILE - STREET H CONSTRUCTION SITE PLAN ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	CIVIL ENGINEERING LAND PLANNING APPLAN ENGINEERING LLC. APPANFL.COM • 407.560.5888 3801 Lee Road, Suite 21, Western Hills, Florida, 32709
		PROJECT PUL-048	CHECKED L. GLASSON		



(1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(b) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE Laid TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

[illegible]

SHEET 67 OF 155



A circular professional engineer seal for Sofia Caron Serdy, State of Georgia, License No. 80745. The seal features the text "SOFA CARON SERDY" at the top, "No. 80745" in the center, and "PROFESSIONAL ENGINEER" at the bottom, with "STATE OF GEORGIA" on the left side.



SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GIL
SHEET	CHECKED:
C8.11	L.CLASSON
	DATE:
	3/10/2025

PLAN & PROFILE - STREET I
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

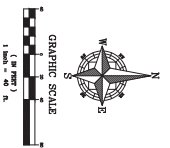
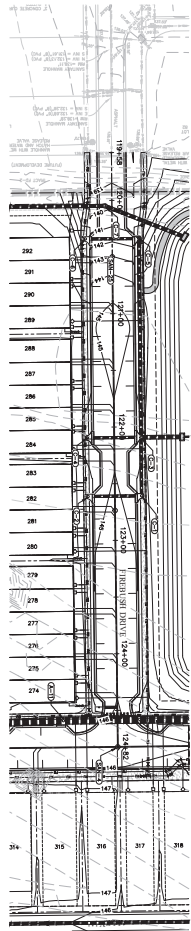
APPIAN ENGINEERING LLC.

APPANL.COM • 407.980.5888

3801 Lee Road, Suite 22, Weston, Florida 33090

CREATED BY THE BOARD OF COUNTY COMMISSIONERS, FLORIDA

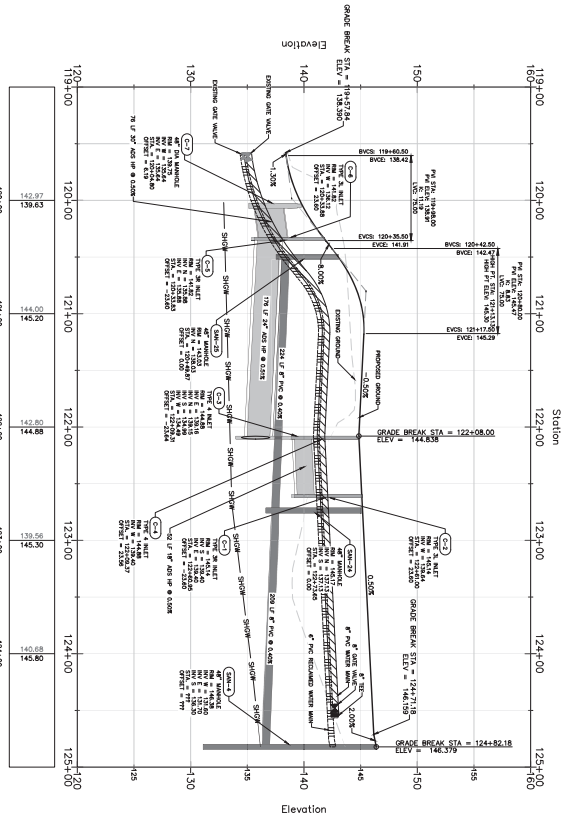
[illegible]



SEE PAGE

PRESSURE PIPE NOTES PER F.A.C. RULE 62-25.514

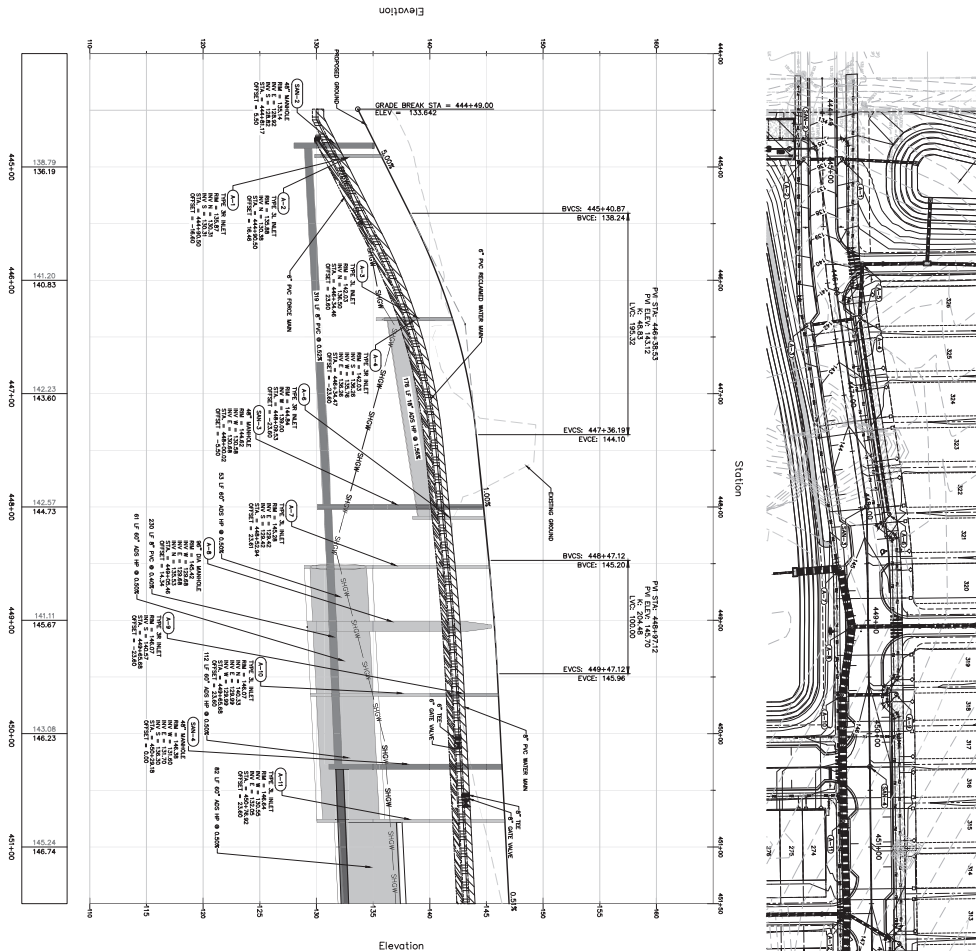
- (1) INDICATE SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY WATER PIPES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.
- (2) NEW 8" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE Laid TO PROTECT EXISTING UNDERGROUND UTILITIES. THE PIPE SHALL BE Laid IN A TRENCH WITH A MINIMUM COVER OF 36" TO THE TOP OF THE PIPE. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL.
- (3) NEW 8" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE Laid TO PROTECT EXISTING UNDERGROUND UTILITIES. THE PIPE SHALL BE Laid IN A TRENCH WITH A MINIMUM COVER OF 36" TO THE TOP OF THE PIPE. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL.
- (4) NEW 8" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE Laid TO PROTECT EXISTING UNDERGROUND UTILITIES. THE PIPE SHALL BE Laid IN A TRENCH WITH A MINIMUM COVER OF 36" TO THE TOP OF THE PIPE. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL.
- (5) NEW 8" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE Laid TO PROTECT EXISTING UNDERGROUND UTILITIES. THE PIPE SHALL BE Laid IN A TRENCH WITH A MINIMUM COVER OF 36" TO THE TOP OF THE PIPE. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 3/4" GRAVEL.



VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 68 OF 155

		SCALE 1" = 40'	DESIGNED A. FRANCIS	PLAN & PROFILE - FIREBRUSH DRIVE CONSTRUCTION SITE PLAN ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	CIVIL ENGINEERING & LAND PLANNING APPLAN ENGINEERING LLC. APPANET.COM • 407.560.5888 3801 Lee Road, Suite 21, Weston, Florida, 33090
		PROJECT PUL-048	CHECKED L. CLASSON		



VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 69 OF 155

GRAPHIC SCALE
1" = 40' ft.

KEY

EXPLANATION

(1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY MAINS SHALL BE 10' MINIMUM.

(2) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(3) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(4) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(5) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(6) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

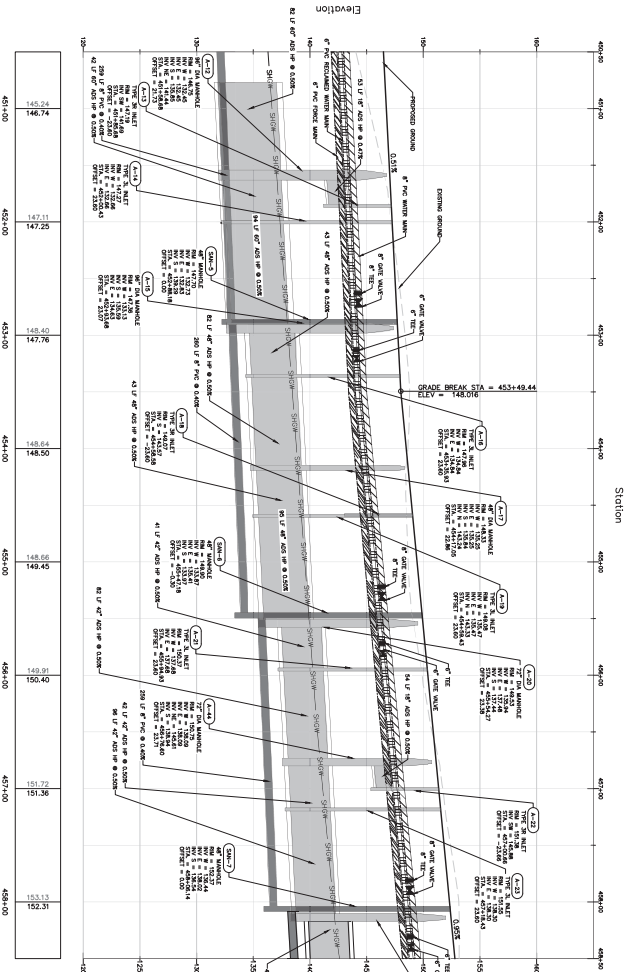
(7) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(8) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(9) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

(10) NEW 12" DIAMETER UNDERGROUND WATER MAINS SHALL BE 10' MINIMUM FROM THE EXISTING 12" DIAMETER UNDERGROUND WATER MAINS.

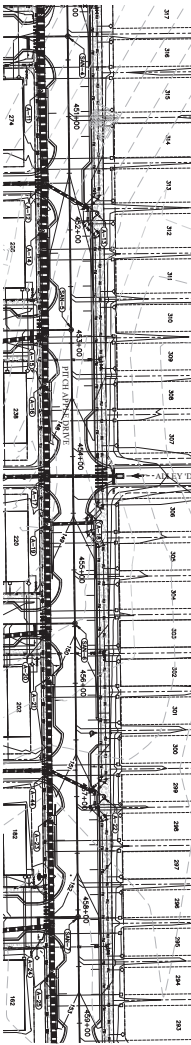
		SCALE: 1" = 40'	DESIGNED: A. FRANCIS	PLAN & PROFILE - PITCH APPLE DRIVE STA 449+49 TO 451+00 CONSTRUCTION SITE PLAN	CIVIL ENGINEERING & LAND PLANNING APPIAN ENGINEERING LLC. APPAN@APPIAN.COM • 407.560.5808 3001 Lee Road, Suite 21, Weston, Florida, 33090	DATE: 4/7/2025	BY: [Signature]
		PROJECT: PUL-048	CHECKED: L. CLASSON				
ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA					DATE: 04/07/2025		



Station

Elevation

Elevation



SEE PAGE

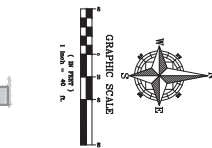
PRESSURE PIPE NOTES PER F.A.C. RULE 62-25.314

- (1) INDICATING SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY SEWER LINES. THE SEPARATION SHALL BE MAINTAINED THROUGHOUT THE ENTIRE LENGTH OF THE LINE, INCLUDING AT ALL CONNECTIONS, JUNCTIONS, AND CHANGES OF SIZE, MATERIAL, OR DIRECTION. THE SEPARATION SHALL BE MAINTAINED AT ALL TIMES, INCLUDING DURING CONSTRUCTION AND MAINTENANCE. THE SEPARATION SHALL BE MAINTAINED AT ALL TIMES, INCLUDING DURING CONSTRUCTION AND MAINTENANCE.
- (2) NEW 12\"/>
- (3) NEW 12\"/>
- (4) NEW 12\"/>
- (5) NEW 12\"/>
- (6) NEW 12\"/>
- (7) NEW 12\"/>
- (8) NEW 12\"/>
- (9) NEW 12\"/>
- (10) NEW 12\"/>
- (11) NEW 12\"/>
- (12) NEW 12\"/>
- (13) NEW 12\"/>
- (14) NEW 12\"/>
- (15) NEW 12\"/>
- (16) NEW 12\"/>
- (17) NEW 12\"/>
- (18) NEW 12\"/>
- (19) NEW 12\"/>
- (20) NEW 12\"/>
- (21) NEW 12\"/>
- (22) NEW 12\"/>
- (23) NEW 12\"/>
- (24) NEW 12\"/>
- (25) NEW 12\"/>
- (26) NEW 12\"/>
- (27) NEW 12\"/>
- (28) NEW 12\"/>
- (29) NEW 12\"/>
- (30) NEW 12\"/>
- (31) NEW 12\"/>
- (32) NEW 12\"/>
- (33) NEW 12\"/>
- (34) NEW 12\"/>
- (35) NEW 12\"/>
- (36) NEW 12\"/>
- (37) NEW 12\"/>
- (38) NEW 12\"/>
- (39) NEW 12\"/>
- (40) NEW 12\"/>
- (41) NEW 12\"/>
- (42) NEW 12\"/>
- (43) NEW 12\"/>
- (44) NEW 12\"/>
- (45) NEW 12\"/>
- (46) NEW 12\"/>
- (47) NEW 12\"/>
- (48) NEW 12\"/>
- (49) NEW 12\"/>
- (50) NEW 12\"/>
- (51) NEW 12\"/>
- (52) NEW 12\"/>
- (53) NEW 12\"/>
- (54) NEW 12\"/>
- (55) NEW 12\"/>
- (56) NEW 12\"/>
- (57) NEW 12\"/>
- (58) NEW 12\"/>
- (59) NEW 12\"/>
- (60) NEW 12\"/>
- (61) NEW 12\"/>
- (62) NEW 12\"/>
- (63) NEW 12\"/>
- (64) NEW 12\"/>
- (65) NEW 12\"/>
- (66) NEW 12\"/>
- (67) NEW 12\"/>
- (68) NEW 12\"/>
- (69) NEW 12\"/>
- (70) NEW 12\"/>
- (71) NEW 12\"/>
- (72) NEW 12\"/>
- (73) NEW 12\"/>
- (74) NEW 12\"/>
- (75) NEW 12\"/>
- (76) NEW 12\"/>
- (77) NEW 12\"/>
- (78) NEW 12\"/>
- (79) NEW 12\"/>
- (80) NEW 12\"/>
- (81) NEW 12\"/>
- (82) NEW 12\"/>
- (83) NEW 12\"/>
- (84) NEW 12\"/>
- (85) NEW 12\"/>
- (86) NEW 12\"/>
- (87) NEW 12\"/>
- (88) NEW 12\"/>
- (89) NEW 12\"/>
- (90) NEW 12\"/>
- (91) NEW 12\"/>
- (92) NEW 12\"/>
- (93) NEW 12\"/>
- (94) NEW 12\"/>
- (95) NEW 12\"/>
- (96) NEW 12\"/>
- (97) NEW 12\"/>
- (98) NEW 12\"/>
- (99) NEW 12\"/>
- (100) NEW 12\"/>

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 70 OF 155

		SCALE: 1" = 40'	DESIGNED: A. FRANCIS	PLAN & PROFILE -- PITCH APPLE DRIVE -- STA 451+00 TO 458+00	CIVIL ENGINEERING & LAND PLANNING
		PROJECT: PUL-048	DRAWN: L. CLASSON		
		SHEET: C8.14	CHECKED: L. CLASSON	ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	APPIAN ENGINEERING LLC.
		DATE: 4/7/2025	RATE:		APPANFL.COM - 407.560.5888
					3000 Lee Road, Suite 21, Weston, Florida, 33090
					DATE: 04/07/2025
					DESCRIPTION:



KEY MAP

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.

(c) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRAVE- OR PRESSURE-TYPE SANITARY

(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE

(o) NEW OR RELOCATED, UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRANTY- OR VACUUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LOCATED TO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12

STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST 12 INCHES ABOVE OR BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

AS POSSIBLE FROM THE OTHER PIPE. ALTERNATELY, AT SUCH CROSSINGS, THE PIPES SHALL BE ARRANGED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STEAM/WATER FORCE MAINS, OR PIPELINES CARRYING GASES, LIQUIDS, OR OTHER HAZARDOUS MATERIALS.

SHEET 71 OF 155



SCALE	DRAWN:
1" = 40'	A. FRAN
PROJECT	DESIGNED:
PUL-048	S. SIERRA
SHEET	CHECKED:
C8.15	L. CLASS
	DATE:
	4/7/2021

PLAN & PROFILE - PITCH APPLE DRIVE - STA 458+00 TO 465+00 CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

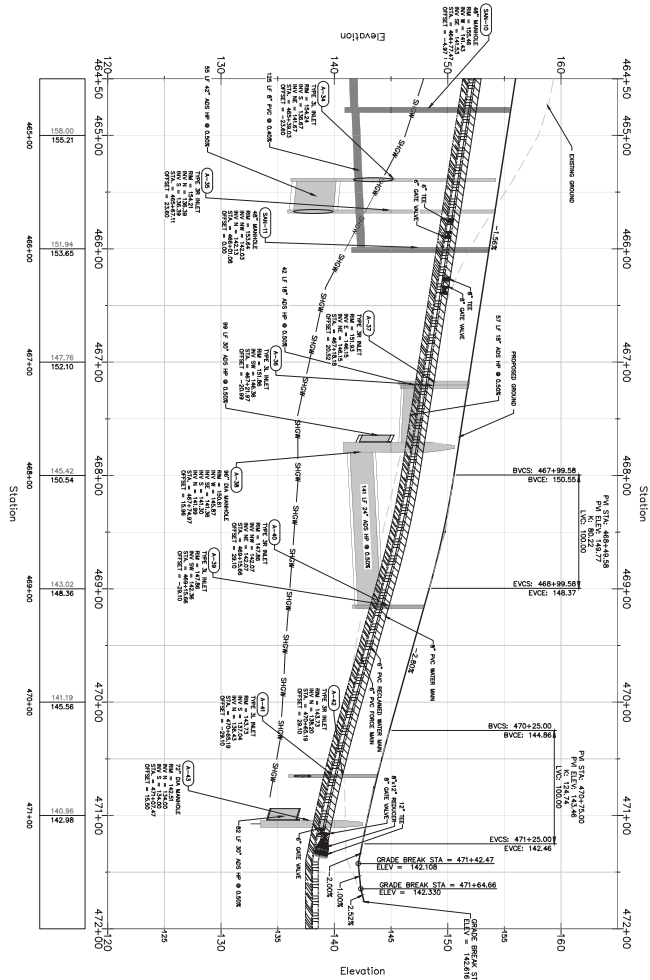
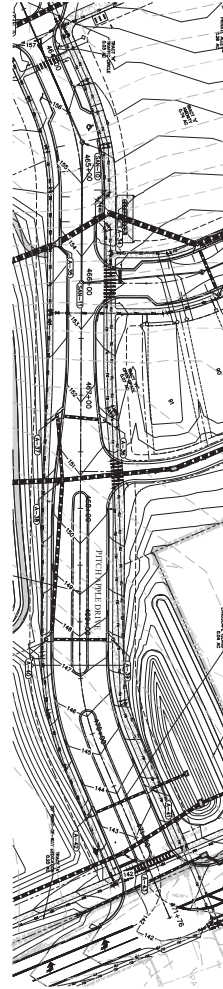
APIAN ENGINEERING LLC.

APIANFL.COM • 407.960.5868

2015 Lee Road, Suite 22, Weston, FL, 33391

STATE OF FLORIDA • DIVISION OF CONSTRUCTION • P.L. 88-36

[illegible]



VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 72 OF 155



SCALE	1" = 40'
PROJECT	PUL-048
SHEET	C8.16
DATE	4/7/2025

PLAN & PROFILE - PITCH APPLE DRIVE - STA 465+00 TO 471+76
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING & LAND PLANNING
APPIAN ENGINEERING LLC.
APPANFL.COM • 407.560.5808
3801 Lee Road, Suite 21, Weston, Florida, 33090

DATE	04/07/2025
DESCRIPTION	CONSTRUCTION SITE PLAN

PRESSURE PIPE NOTES PER F.A.C. RULE 62-25.514

(1) INDICATE SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(2) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(3) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(4) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(5) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(6) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(7) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(8) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(9) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(10) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(11) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(12) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(13) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(14) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(15) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

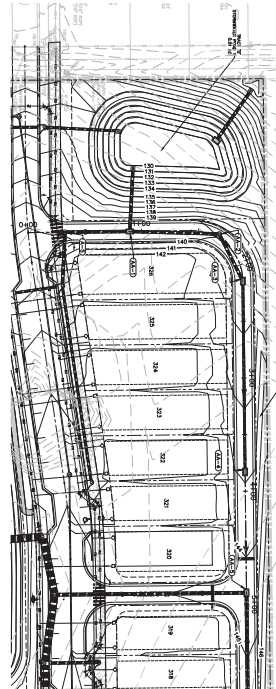
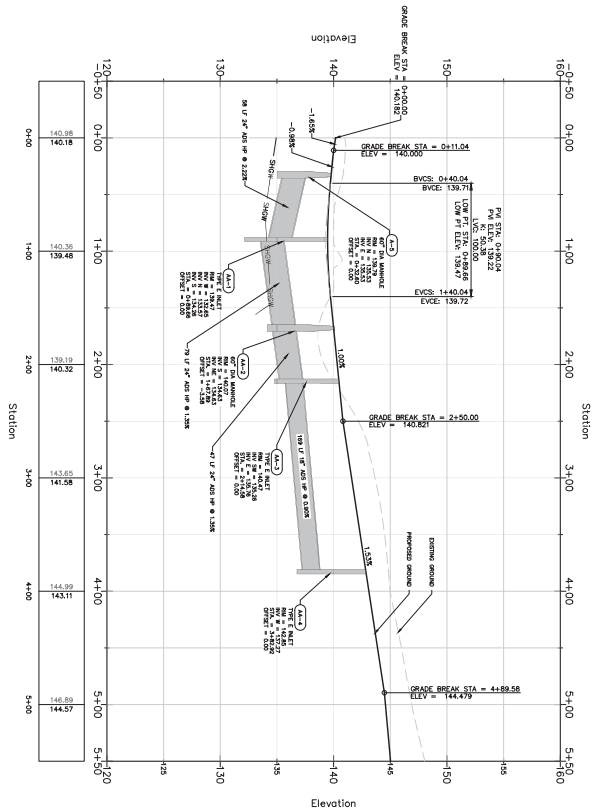
(16) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(17) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

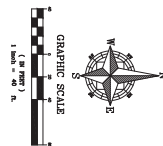
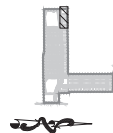
(18) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(19) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.

(20) NEW PIPE INSTALLATION UNDER EXISTING ROADWAYS SHALL BE INSTALLED IN THE PROPOSED RIGHT-OF-WAY, AND NOT IN THE EXISTING RIGHT-OF-WAY.



KEY MAP



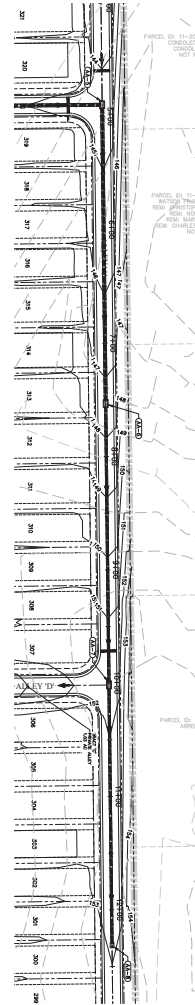
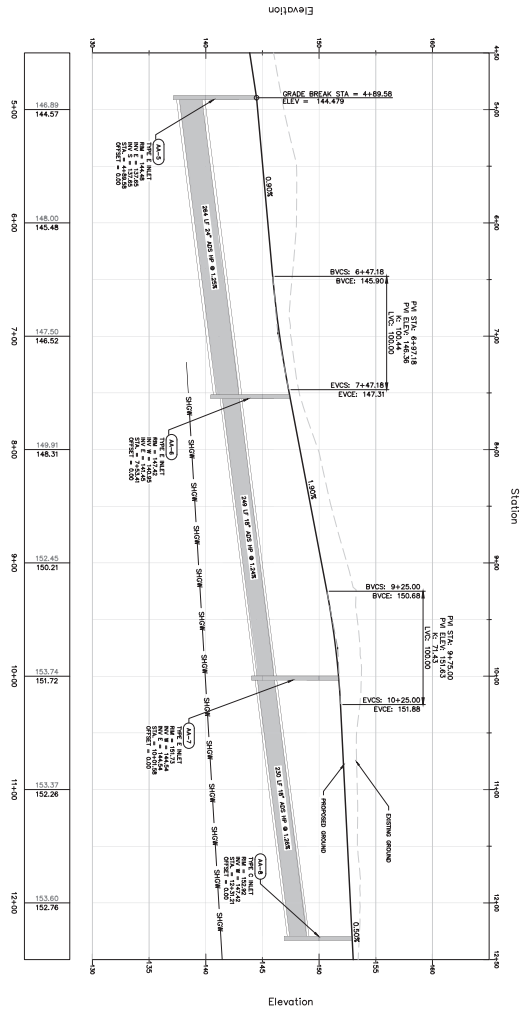
PRESSURE PIPE NOTES PER F.A.C. RULE 62-255.314

- (1) INDICATE SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY WATER PIPES, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.
- (2) NEW 12" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE USED FOR ALL NEW 12" AND LARGER DIAMETER UNDERGROUND SANITARY PIPES. THE PIPE SHALL BE INSTALLED IN A TRENCH WITH A MINIMUM COVER OF 4 FEET. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL.
- (3) NEW 12" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE USED FOR ALL NEW 12" AND LARGER DIAMETER UNDERGROUND SANITARY PIPES. THE PIPE SHALL BE INSTALLED IN A TRENCH WITH A MINIMUM COVER OF 4 FEET. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL.
- (4) NEW 12" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE USED FOR ALL NEW 12" AND LARGER DIAMETER UNDERGROUND SANITARY PIPES. THE PIPE SHALL BE INSTALLED IN A TRENCH WITH A MINIMUM COVER OF 4 FEET. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL.
- (5) NEW 12" POLYETHYLENE GLASS REINFORCED (PFR) PIPE SHALL BE USED FOR ALL NEW 12" AND LARGER DIAMETER UNDERGROUND SANITARY PIPES. THE PIPE SHALL BE INSTALLED IN A TRENCH WITH A MINIMUM COVER OF 4 FEET. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL. THE TRENCH SHALL BE BACKFILLED WITH A MINIMUM OF 18" OF 1/2" SAND OR EQUIVALENT MATERIAL.

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 73 OF 155

	SCALE 1" = 40'	DESIGNED A. FRANCIS	PLAN & PROFILE - ALLEY A - STA 0+00 TO 5+00 CONSTRUCTION SITE PLAN ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA	CIVIL ENGINEERING & LAND PLANNING APPIAN ENGINEERING LLC. APPANFL.COM • 407.560.5808 3001 East Paces, Suite 21, Weston, Florida, 33090	DATE 4/4/2025	BY [Signature]	CHECKED L. CLASSON	DATE 4/4/2025	DESCRIPTION
	PROJECT PUL-048	DESIGNED L. CLASSON							



DRAINAGE PRELIMINARY NOTES PER F.A.C. RULE 62-255.314

(A) INTERFERING, SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(B) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(C) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(D) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(E) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(F) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(G) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(H) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(I) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(J) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(K) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(L) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(M) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(N) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(O) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(P) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(Q) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(R) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(S) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(T) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(U) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(V) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(W) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

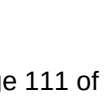
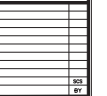
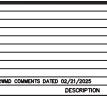
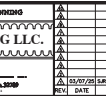
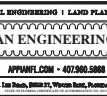
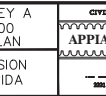
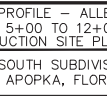
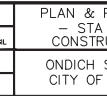
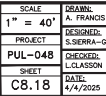
(X) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

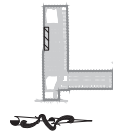
(Y) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

(Z) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE Laid TO PROTECT EXISTING UNDERGROUND WATER MAINS AND SHALLOW WATER MAINS, AND ON-SITE SEWER TREATMENT AND DISPOSAL SYSTEMS.

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 74 OF 155





GRAPHIC SCALE

(IN FEET)

1 inch = 40 ft.



VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 78 OF 155



SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GIL
SHEET	CHECKED:
C8.22	L.CLASSON
	DATE:
	4/4/2025

PLAN & PROFILE - ALLEY C -
STA 5+00 TO 9+00
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

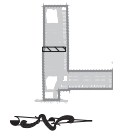
APIIAN ENGINEERING LLC

APIIANFL.COM • 407.960.5868

2020 Lee Road, Suite 27, Weston Road, Pompano, FL 33069

OFFICE OF ENGINEERING & DESIGN FOR THE ARCHITECTURAL FIRM, S.A.T.A.

[illegible]



GRAPHIC SCALE
(IN FEET)
1 inch = 40 ft.



- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(G) NEW OR RELOCATED OVERGROUND WATER MAINS SHALL BE DUG TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONNECTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-910, F.A.C.

(b) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

(c) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRANTY- OR PRESSURE-TYPE SANITARY SEWER, WASTEWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-010, F.A.C. THE

(A) MINOR OR SECONDARY WATER MAINS SHALL BE Laid TO MINIMUM HORIZONTAL SEPARATION DISTANCE BETWEEN WATER MAINS AND GRAVITY-TYPE SANITARY SEWERS SHALL BE REDUCED TO THREE FEET WHERE THE BOTTOM OF THE WATER MAIN IS Laid AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(V) NEW OR RELOCATED, OVERGROUND WATER SINKS SHALL BE SITED TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 361.006(2), F.S., AND RULE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(A) WHEN ON BED-ROCKS, UNDERGROUND WATER MAINS CROSSING ANY STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(V) NEW OR RELOCATED OVERGROUND 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 12 INCHES ABOVE OR BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PERMISSIBLE TO LAY THE WATER MAIN ABOVE 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 FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN GRAVITY- OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER

62-610, F.A.C.

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 79 OF 15

SHEET 79 OF 155



SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-
SHEET	CHECKED:
C8.23	L.CLASSON
	DATE:
	4/4/2025

PLAN & PROFILE - ALLEY C -
STA 9+00 TO 13+92
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

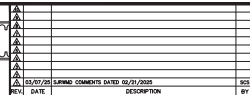
APPIAN ENGINEERING LLC.

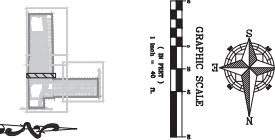
APPIANFL.COM • 407.960.5868

2821 NE 2nd, SUITE 27, WYOMING, FL, P.O. BOX 32349

STATE OF FLORIDA, DIVISION OF REVENUE, 1000 N. GULF BLVD., SUITE 1000, TAMPA, FL 33609

▲					
▲					
▲					
▲					
▲					
▲					
▲					
▲					
▲					
03/07/25		SURVIMD COMMENTS DATED 02/31/2025			94
REV#	DATE	DESCRIPTION			6



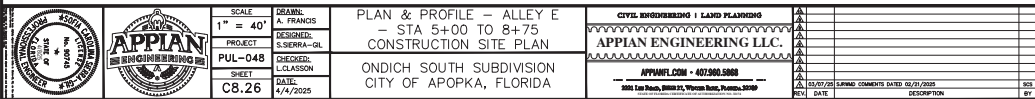


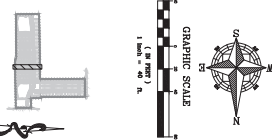
PRESSURE PIPE NOTES PER F.A.C. RULE 62-55.314

- [illegible]

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 82 OF 155





- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(8) NEW OR RELOCATED, OVERGROUND WATER MAINS SHALL BE DUAL TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONNECTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

(b) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

(c) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN 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 FEET WHERE THE BOTTOM OF THE WATER MAIN IS Laid AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(d) NEW OR RELOCATED UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.006(5/2), F.S., AND RULE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRAVITY- OR WADUOL-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(b) NEW OR RELOCATED WATER MAINS CROSSING ANY EXISTING OR PROPOSED PRESSURE-TYPE SANITARY SEWER, WASTEWATER OR STORMWATER FORCE MAIN, OR PIPELINE CARRYING LIQUID WATER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST 12 INCHES

(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. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

AS POSSIBLE FROM THE OTHER PILING. ALTERNATELY, AT SUCH CROSSINGS, THE PILES SHALL BE ARRANGED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE FEET FROM ALL JOINTS IN VACUUM-TYPE SAMPLING SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR FIRELINES CONVEYING RECLAIMED WATER RECULED UNDER PART III OF CHAPTER

62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN SANITARY-OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.



Vertical Scale: 1" = 40'
Horizontal Scale: 1" = 40'

SHEET 83 OF 155



SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GL
SHEET	CHECKED:
C8.27	L.CLASSON
	DATE:
	4/4/2025

PLAN & PROFILE - ALLEY F
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

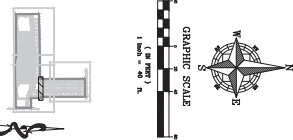
APPIAN ENGINEERING LLC

APPIANFL.COM • 407.960.5868

2020 E. Palmetto Avenue, Suite 21, Wyckoff, Florida, 32909

Equal Opportunity Employer M/F/V/D. All rights reserved. © 2019

[illegible]



KEY MAP

- VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'



SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GIL
SHEET	CHECKED:
C8.28	L.CLASSON
	DATE:
	4/7/2025

PLAN & PROFILE - ALLEY G
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

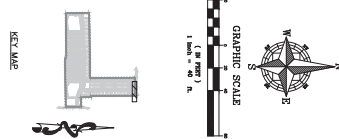
APIAN ENGINEERING LL

APIANFL.COM • 407.960.5868

20201 Lee Road, Suite 21, Weston, FL, 33391

©2020 APIAN ENGINEERING LLC. ALL RIGHTS RESERVED. APIAN, APIANFL.COM, AND APIAN ENGINEERING ARE TRADEMARKS OF APIAN ENGINEERING LLC.

[illegible]



- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(9) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE Laid TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONNECTING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.

(b) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.

(c) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRANT- 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 FEET WHERE THE BOTTOM OF THE WATER MAIN IS LAD AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2) F.S. AND TITLE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(9) NEW OR RELOCATED, UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRANTY- OR WACUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(b) NEW OR RELOCATED, UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED PRESSURE-TYPE SANITARY SEWER, WASTEWATER OR STORMWATER FORCE MAIN, OR PERLINE CARRYING RECLAIMED WATER SHALL BE LAD SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST 12 INCHES

(c) AT THE UTILITY CROSSINGS DESCRIBED IN PARAGRAPHS (A) AND (B) ABOVE, ONE FULL LENGTH OF WATER MAIN PIPE SHALL BE CENTRED ABOVE OR BELOW THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

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 FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 24B.

62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN GRAVITY-OR PRESSURE-TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.



CRITICAL
COMMENTS

VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

SHEET 87 OF 15

SHEET 87 OF 155

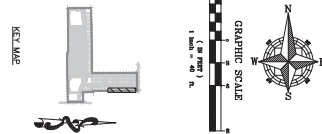


SCALE	DRAWN:
1" = 40'	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GL
SHEET	CHECKED:
C8.31	L.CLASSON
	DATE:
	4/7/2025

PLAN & PROFILE - ALLEY H -
STA 13+00 TO 15+00
CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

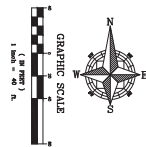
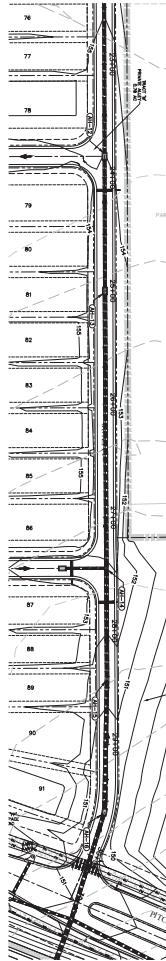
CIVIL ENGINEERING LAND PLANNING					
APPIAN ENGINEERING LLC.					
APPIANFL.COM 407.960.5868					
5801 Lee Road, Suite 211, Weston, Florida 33090					
REV.	DATE	DESCRIPTION			
	03/27/2020	SURNO COMMENTS DATED 03/21/2020			03
					BY



KEY MAP

- VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

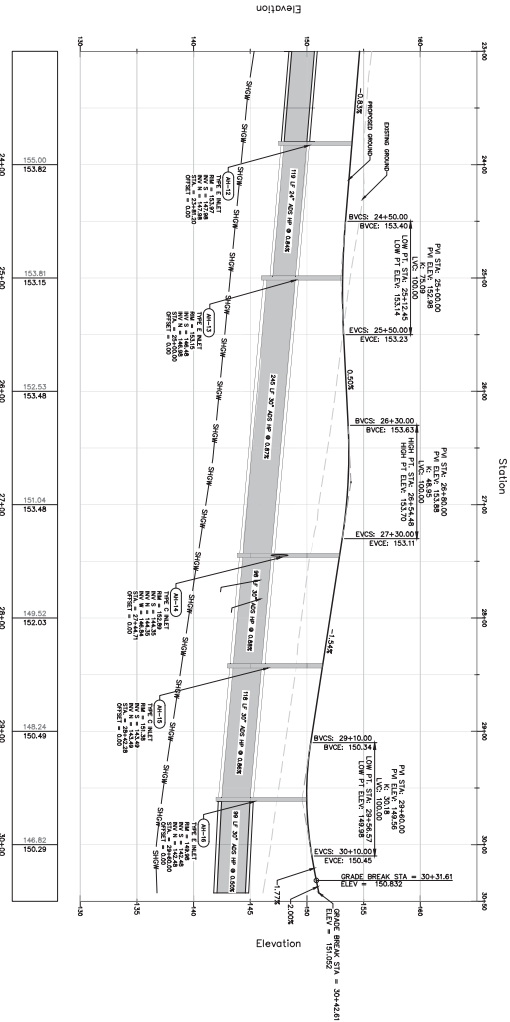
		SCALE 1" = 40' DRAWN: A. FRANCO PROJECT: REDEVELOPMENT PUL-048 LEXTERA - GL SHEET: C8.32 DATE: 4/7/2025	PLAN & PROFILE - ALLEY H - STA 15+00 TO 22+00 CONSTRUCTION SITE PLAN	CIVIL ENGINEERING & LAND PLANNING APPIAN ENGINEERING LLC. APPIAN.001, 2025, 407580.0008 5001 Lee Road, Suite 201, Fort Myers, Florida, 33908	15-07-07 LPRM COMMENTS DATE: 02/24/2025 DATE: 04/07/2025	407580.0008
		ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA				



GRAPHIC SCALE
(in feet)
1 inch = 40 feet

SEE PAGE 89

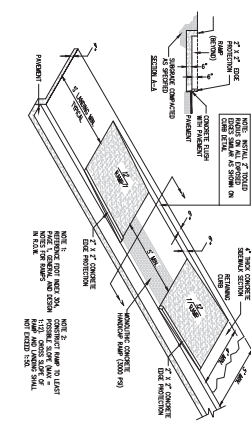
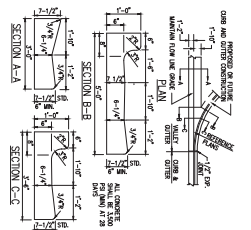
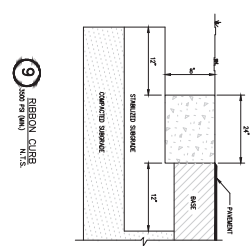
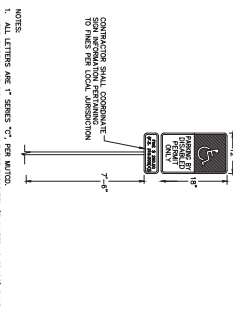
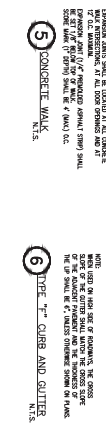
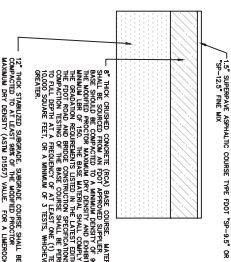
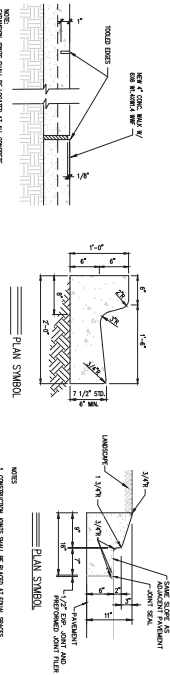
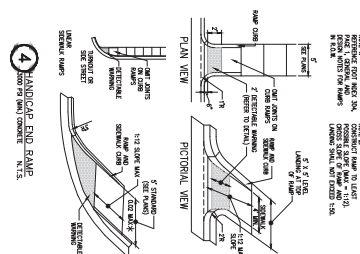
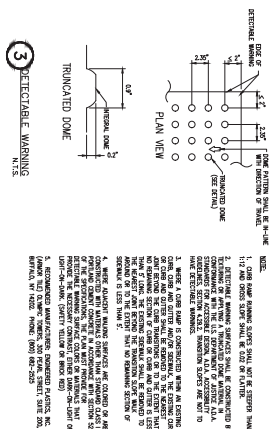
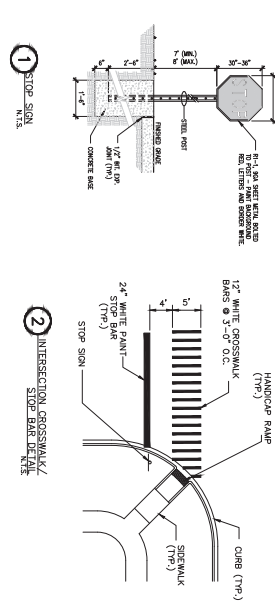
EXPOSURE NOTE: PER F.A.C. RULE 62-255.314

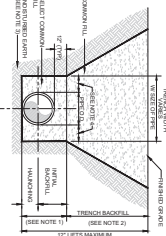


VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'

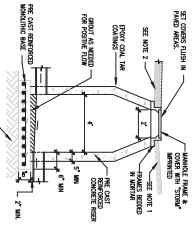
SHEET 89 OF 155

		SCALE 1" = 40'	DESIGNED: A. FRANCIS	PLAN & PROFILE - ALLEY H - STA 22+00 TO 30+43 CONSTRUCTION SITE PLAN	CIVIL ENGINEERING & LAND PLANNING APPIAN ENGINEERING LLC. APPENFL.COM - 407.560.5808 300 East Beach, Suite 21, Weston, Florida, 33090
			CHECKED: L. GLASSON		
PROJECT PUL-048			ONDICH SOUTH SUBDIVISION CITY OF APOPKA, FLORIDA		
SHEET C8.33			DATE: 4/7/2025		
DATE: 4/7/2025			DATE: 4/7/2025		

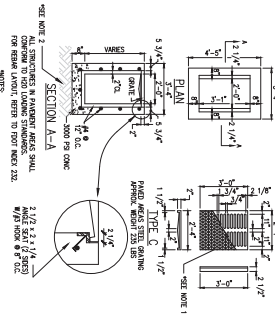




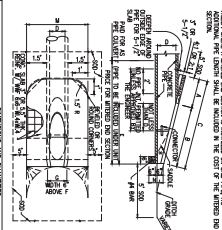
1 TRENCH DETAIL
N.T.S.



2 MANHOLE
N.T.S.



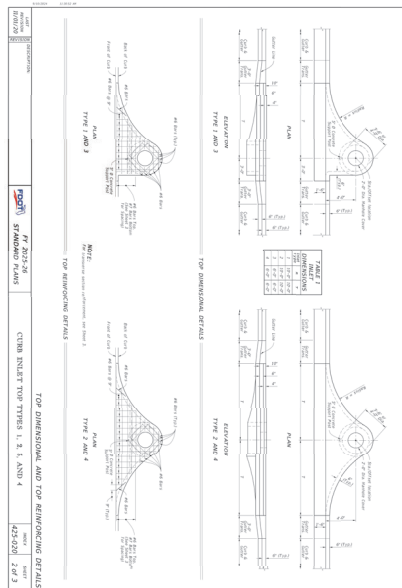
3 TYPE "C" INLET
N.T.S.



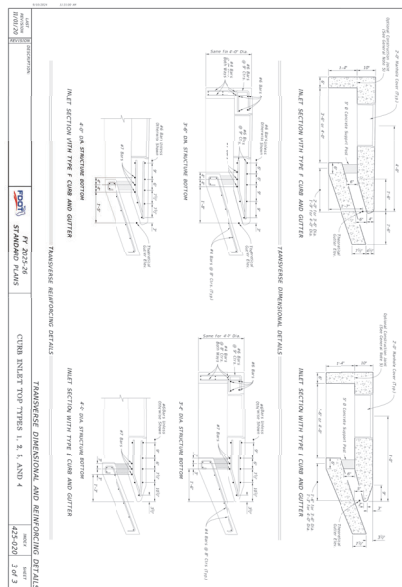
4 MILITARY END SECTION (RCP)
FDOT STD. INDEX 430-021 N.T.S.

	A	B	C	E	F	G	H	I	J	K	L	M	N	O	P	Q	R	S	T	U	V	W	X	Y	Z	AA	AB	AC	AD	AE	AF	AG	AH	AI	AJ	AK	AL	AM	AN	AO	AP	AQ	AR	AS	AT	AU	AV	AW	AX	AY	AZ	BA	BB	BC	BD	BE	BF	BG	BH	BI	BJ	BK	BL	BM	BN	BO	BP	BQ	BR	BS	BT	BU	BV	BW	BX	BY	BZ	CA	CB	CC	CD	CE	CF	CG	CH	CI	CJ	CK	CL	CM	CN	CO	CP	CQ	CR	CS	CT	CU	CV	CW	CX	CY	CZ	DA	DB	DC	DD	DE	DF	DG	DH	DI	DJ	DK	DL	DM	DN	DO	DP	DQ	DR	DS	DT	DU	DV	DW	DX	DY	DZ	EA	EB	EC	ED	EE	EF	EG	EH	EI	EJ	EK	EL	EM	EN	EO	EP	EQ	ER	ES	ET	EU	EV	EW	EX	EY	EZ	FA	FB	FC	FD	FE	FF	FG	FH	FI	FJ	FK	FL	FM	FN	FO	FP	FQ	FR	FS	FT	FU	FV	FW	FX	FY	FZ	GA	GB	GC	GD	GE	GF	GG	GH	GI	GJ	GK	GL	GM	GN	GO	GP	GQ	GR	GS	GT	GU	GV	GW	GX	GY	GZ	HA	HB	HC	HD	HE	HF	HG	HH	HI	HJ	HK	HL	HM	HN	HO	HP	HQ	HR	HS	HT	HU	HV	HW	HX	HY	HZ	IA	IB	IC	ID	IE	IF	IG	IH	II	IJ	IK	IL	IM	IN	IO	IP	IQ	IR	IS	IT	IU	IV	IW	IX	IY	IZ	JA	JB	JC	JD	JE	JF	JG	JH	JI	IJ	JK	KL	KM	KN	KO	KP	KQ	KR	KS	KT	KU	KV	KW	KX	KY	KZ	LA	LB	LC	LD	LE	LF	LG	LH	LI	LJ	LK	LL	LM	LN	LO	LP	LQ	LR	LS	LT	LU	LV	LW	LX	LY	LZ	MA	MB	MC	MD	ME	MF	MG	MH	MI	MJ	MK	ML	MM	MN	MO	MP	MQ	MR	MS	MT	MU	MV	MW	MX	MY	MZ	NA	NB	NC	ND	NE	NF	NG	NH	NI	NJ	NK	NL	NM	NN	NO	NP	NQ	NR	NS	NT	NU	NV	NW	NX	NY	NZ	OA	OB	OC	OD	OE	OF	OG	OH	OI	OJ	OK	OL	OM	ON	OO	OP	OQ	OR	OS	OT	OU	OV	OW	OX	OY	OZ	PA	PB	PC	PD	PE	PF	PG	PH	PI	PJ	PK	PL	PM	PN	PO	PP	PQ	PR	PS	PT	PU	PV	PW	PX	PY	PZ	QA	QB	QC	QD	QE	QF	QG	QH	QI	QJ	QK	QL	QM	QN	QO	QP	QQ	QR	QS	QT	QU	QV	QW	QX	QY	QZ	RA	RB	RC	RD	RE	RF	RG	RH	RI	RJ	RK	RL	RM	RN	RO	RP	RQ	RR	RS	RT	RU	RV	RW	RX	RY	RZ	SA	SB	SC	SD	SE	SF	SG	SH	SI	SJ	SK	SL	SM	SN	SO	SP	SQ	SR	SS	ST	SU	SV	SW	SX	SY	SZ	TA	TB	TC	TD	TE	TF	TG	TH	TI	TJ	TK	TL	TM	TN	TO	TP	TQ	TR	TS	TT	TU	TV	TW	TX	TY	TZ	UA	UB	UC	UD	UE	UF	UG	UH	UI	UJ	UK	UL	UM	UN	UO	UP	UQ	UR	US	UT	UU	UV	UW	UX	UY	UZ	VA	VB	VC	VD	VE	VF	VG	VH	VI	VJ	VK	VL	VM	VN	VO	VP	VQ	VR	VS	VT	VU	VV	VW	VX	VY	VZ	WA	WB	WC	WD	WE	WF	WG	WH	WI	WJ	WK	WL	WM	WN	WO	WP	WQ	WR	WS	WT	WU	WV	WW	WX	WY	WZ	XA	XB	XC	XD	XE	XF	YG	YH	YI	YJ	YK	YL	YM	YN	YO	YP	YQ	YR	YS	YT	YU	YV	YW	YX	YY	YZ	ZA	ZB	ZC	ZD	ZE	ZF	ZG	ZH	ZI	ZJ	ZK	ZL	ZM	ZN	ZO	ZP	ZQ	ZR	ZS	ZT	ZU	ZV	ZW	ZX	ZY	ZZ
AP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
BP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
CP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
DP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
EP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
FP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
GP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
HP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
IP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
JP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
KP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
LP	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
MP	1	2	3	4	5	6	7																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		

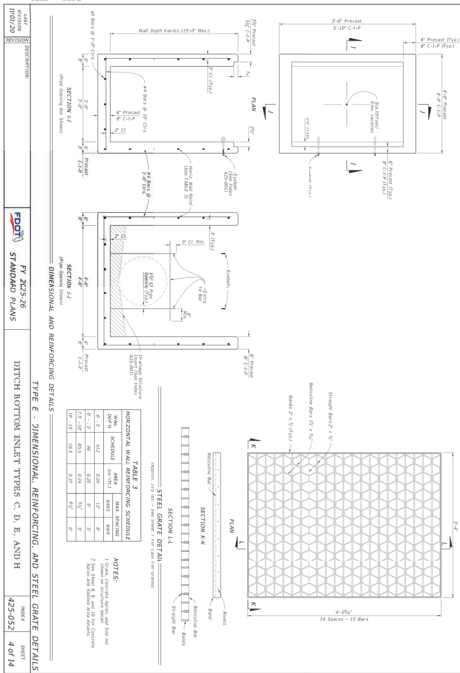
NE SLOPE - 4:1 WITH - TO C PIPE FOR PILES
18" AND SMALLER
2:1 FOR PILES 24" AND LARGER
2:1 WITH - TO C PIPE FOR PILES
18" AND SMALLER
1:1 FOR PILES 24" AND LARGER



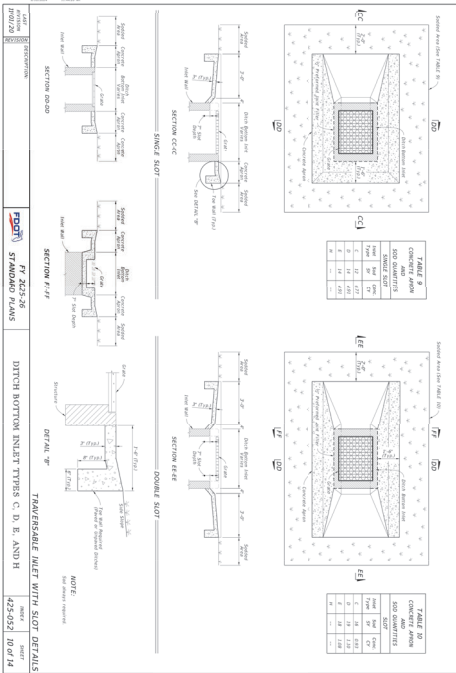
5 TYPE 1, 2, 3, AND 4 INLETS
N.T.S.



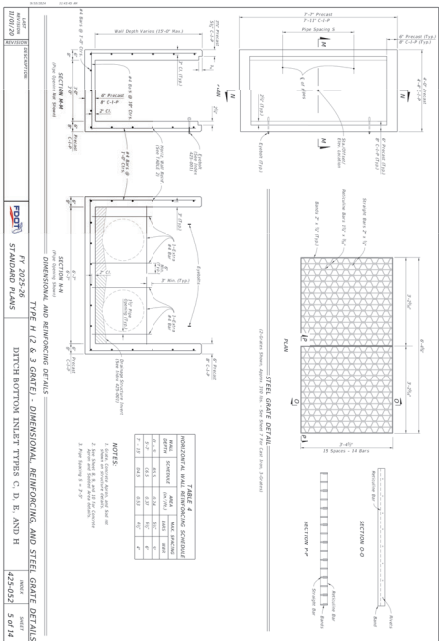
AND 4 INLETS
N.T.S.



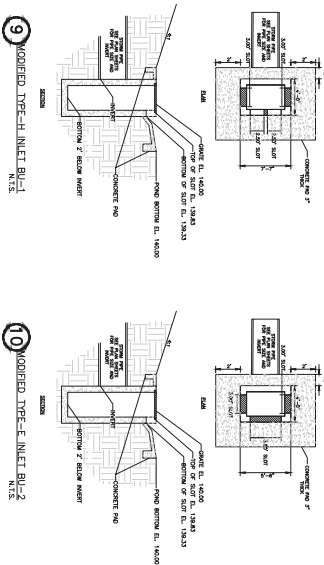
6 TYPE E INLET
N.T.S.



8 CONCRETE APRON FOR BUBBLE UP STRUCTURES
N.T.S.



7 TYPE H INLET
N.T.S.



⑨ MODIFIED TYPE-H INLET BU-1
N.T.S.

10 MODIFIED TYPE-E INLET BU-2
N.T.S.

SHEET 92 OF 155



SCALE	DRAWN:
N.T.S.	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S. SIERRA-
SHEET	CHECKED:
C10.1	L. CLASSON
	DATE:
	2/25/2022

DRAINAGE DETAILS
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

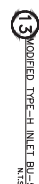
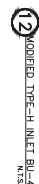
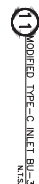
CIVIL ENGINEERING | LAND PLANNING

APPIAN ENGINEERING LLC.

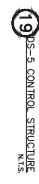
APPIANFL.COM • 407.960.5868

3231 Lee Road, Suite 27, Weston, FL, 33390

[illegible]



14 EXFILTRATION PIPE
N.T.S.



SHEET 93 OF 155



SCALE:	AS SHOWN
N.T.S.	A. FRANCIS
PROJECT	DESIGNED:
PUL-048	S.SIERRA-GIL
SHEET	CHECKED:
C10.2	L.CLASSON
	DATE:
	2/25/2025

DRAINAGE DETAILS
CONSTRUCTION SITE PLAN
ONDICH SOUTH SUBDIVISION
CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING | LAND PLANNING

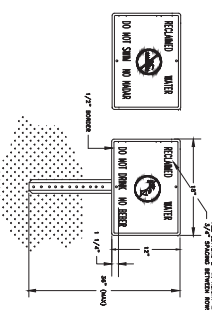
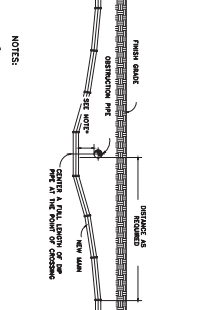
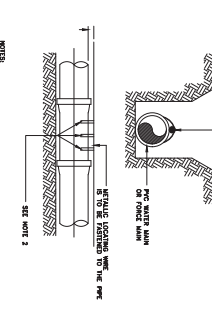
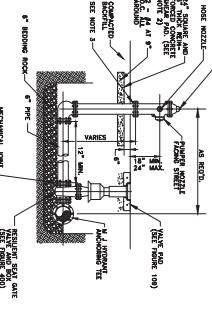
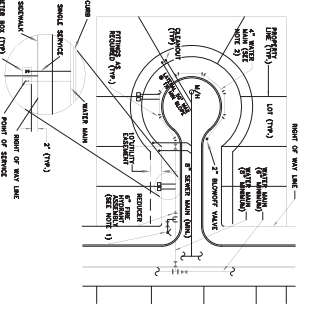
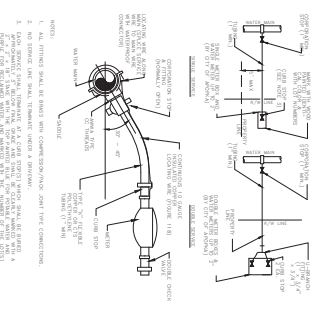
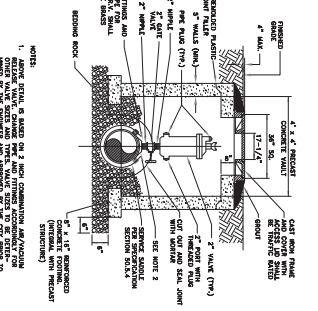
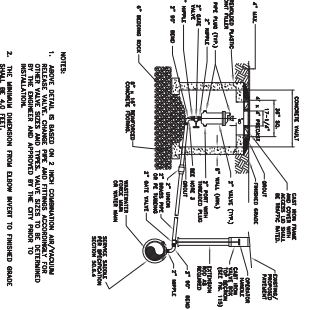
APIAN ENGINEERING LLC

APIANFL.COM • 407.960.5868

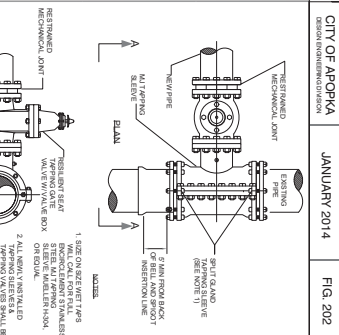
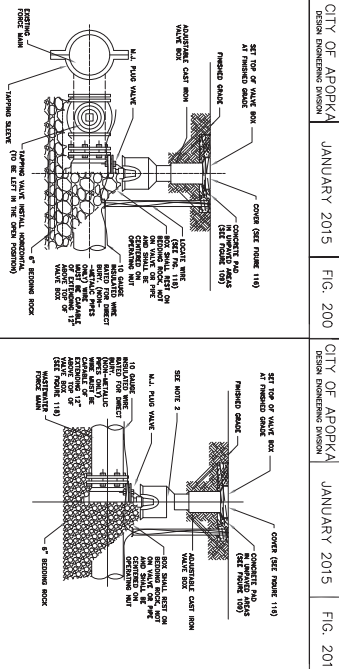
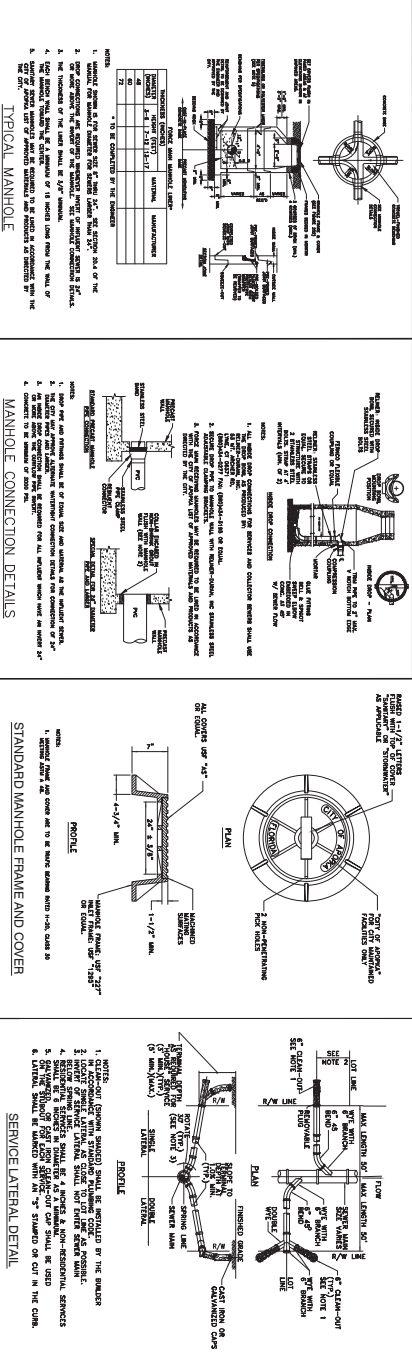
2025 Lee Road, Suite 27, Weston, FL 33090

FLORIDA PROFESSIONAL ENGINEERING & LAND SURVEYING LICENSE NO. 12074

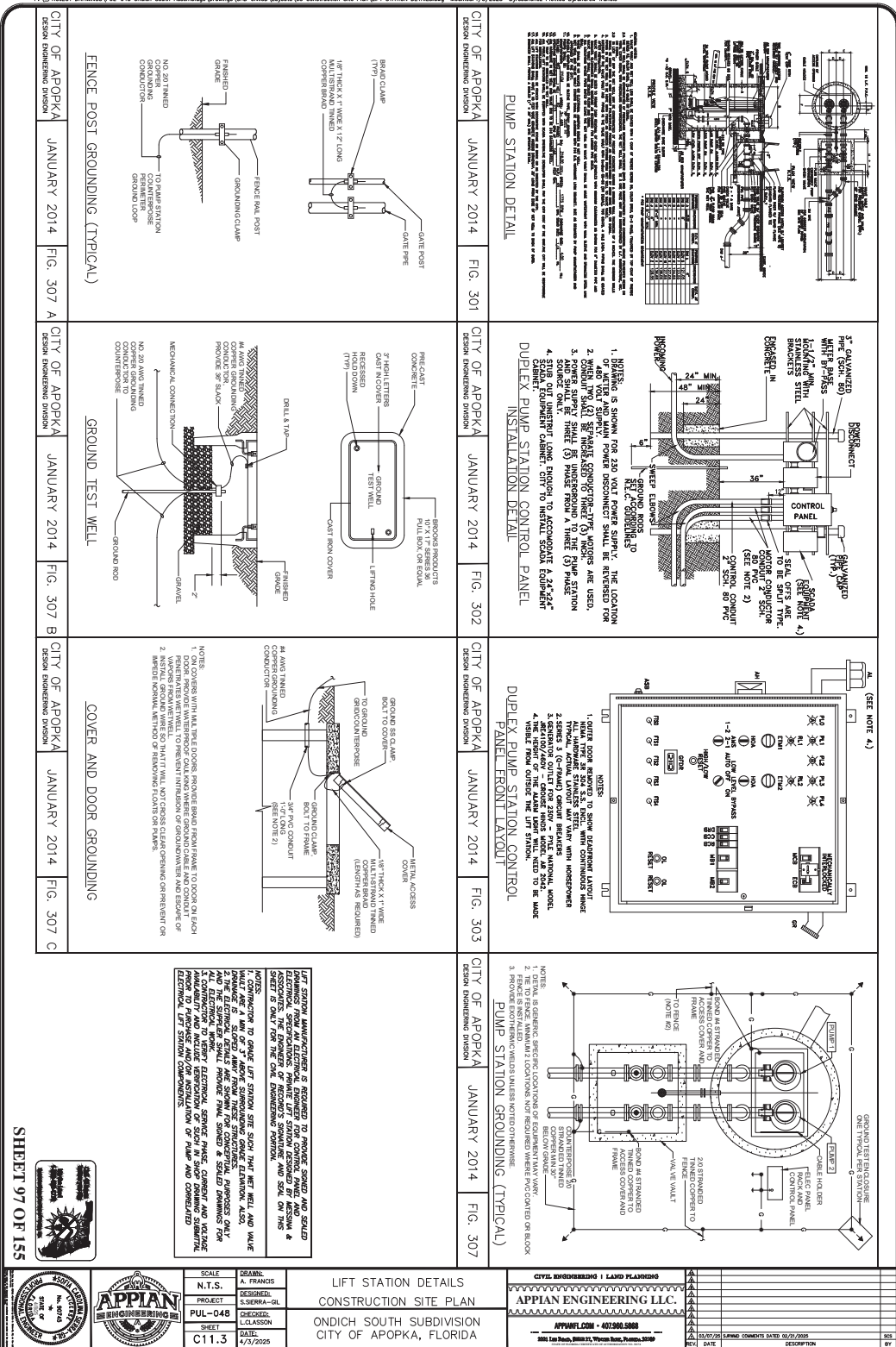
[illegible]

CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 115 RECLAIMED WATER ADVISORY SIGN  NOTES: 1. SIGN SHALL BE PLACED AT THE ENTRANCE TO THE RECLAIMED WATER MAIN. 2. SIGN SHALL BE PLACED AT THE ENTRANCE TO THE RECLAIMED WATER MAIN. 3. SIGN SHALL BE PLACED AT THE ENTRANCE TO THE RECLAIMED WATER MAIN. 4. SIGN SHALL BE PLACED AT THE ENTRANCE TO THE RECLAIMED WATER MAIN. 5. SIGN SHALL BE PLACED AT THE ENTRANCE TO THE RECLAIMED WATER MAIN. 6. SIGN SHALL BE PLACED AT THE ENTRANCE TO THE RECLAIMED WATER MAIN.	CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 117 UTILITY CROSSING PIPE DEFLECTION DETAIL  NOTES: 1. 12" MINIMUM CLEARANCE FOR WATER, SEWER AND RECLAIMED WATER MAIN. 2. 12" MINIMUM CLEARANCE REQUIRED FOR OTHER TYPE UTILITY CROSSINGS. 3. SEE DETAIL FOR PIPE DEFLECTION. 4. SEE DETAIL FOR PIPE DEFLECTION. 5. SEE DETAIL FOR PIPE DEFLECTION. 6. SEE DETAIL FOR PIPE DEFLECTION.	CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 118 PVC PIPE LOCATING WIRE DETAIL  NOTES: 1. PVC PIPE SHALL BE LOCATED AT THE END OF THE LOCATING WIRE. 2. PVC PIPE SHALL BE LOCATED AT THE END OF THE LOCATING WIRE. 3. PVC PIPE SHALL BE LOCATED AT THE END OF THE LOCATING WIRE. 4. PVC PIPE SHALL BE LOCATED AT THE END OF THE LOCATING WIRE. 5. PVC PIPE SHALL BE LOCATED AT THE END OF THE LOCATING WIRE. 6. PVC PIPE SHALL BE LOCATED AT THE END OF THE LOCATING WIRE.	CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 402 FIRE HYDRANT ASSEMBLY DETAIL  NOTES: 1. FIRE HYDRANT SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 2. FIRE HYDRANT SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 3. FIRE HYDRANT SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 4. FIRE HYDRANT SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 5. FIRE HYDRANT SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 6. FIRE HYDRANT SHALL BE SET INTO GROUND AT 4" MIN. DEPTH.
CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 404 TYPICAL SERVICE LOCATION DETAIL  NOTES: 1. SERVICE CONNECTION SHALL BE MADE AT THE SERVICE CONNECTION VALVE. 2. SERVICE CONNECTION SHALL BE MADE AT THE SERVICE CONNECTION VALVE. 3. SERVICE CONNECTION SHALL BE MADE AT THE SERVICE CONNECTION VALVE. 4. SERVICE CONNECTION SHALL BE MADE AT THE SERVICE CONNECTION VALVE. 5. SERVICE CONNECTION SHALL BE MADE AT THE SERVICE CONNECTION VALVE. 6. SERVICE CONNECTION SHALL BE MADE AT THE SERVICE CONNECTION VALVE.	CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 405 WATER SERVICE CONNECTION DETAIL  NOTES: 1. WATER SERVICE SHALL BE MADE AT THE WATER SERVICE CONNECTION VALVE. 2. WATER SERVICE SHALL BE MADE AT THE WATER SERVICE CONNECTION VALVE. 3. WATER SERVICE SHALL BE MADE AT THE WATER SERVICE CONNECTION VALVE. 4. WATER SERVICE SHALL BE MADE AT THE WATER SERVICE CONNECTION VALVE. 5. WATER SERVICE SHALL BE MADE AT THE WATER SERVICE CONNECTION VALVE. 6. WATER SERVICE SHALL BE MADE AT THE WATER SERVICE CONNECTION VALVE.	CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 119 AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - UNDERGROUND  NOTES: 1. AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 2. AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 3. AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 4. AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 5. AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 6. AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH.	CITY OF APOPKA DESIGN ENGINEERING DIVISION JANUARY 2014 FIG. 120 OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - UNDERGROUND  NOTES: 1. OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 2. OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 3. OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 4. OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 5. OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH. 6. OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE SHALL BE SET INTO GROUND AT 4" MIN. DEPTH.

SHEET 95 OF 155



SHEET 96 OF 155



SHEET 97 OF 155

APPLIAN ENGINEERING LLC.

1001 East Peach, Suite 21, Weston, Florida, 33090

APPLIAN.COM - 407.560.5088

LIFT STATION DETAILS

CONSTRUCTION SITE PLAN

ONDICH SOUTH SUBDIVISION

CITY OF APOPKA, FLORIDA

CIVIL ENGINEERING & LAND PLANNING

APPLIAN ENGINEERING LLC.

APPLIAN.COM - 407.560.5088

1001 East Peach, Suite 21, Weston, Florida, 33090

SCALE:

N.T.S.

PROJECT:

PUL-048

CHECKED:

L. CLASSON

DATE:

4/3/2025

Golden Gem Estates Construction Site Plan (CSP)

City of Apopka Florida Parcel I.D. # 14-20-27-0000-00-025; 083

LEGAL DESCRIPTION:

(PARCEL 2)
THE SOUTH 3330 FEET OF THE SOUTH 660 FEET OF THE
NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 14,
TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY,
FLORIDA, LESS THE EAST 30.00 FEET THEREOF.

AND

(PARCEL 3)
THE SOUTH 330 FEET OF THE NORTHEAST ¼ OF THE
SOUTHEAST ¼ OF 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.

NOTE:

1. THE CONTRACTOR SHALL INSTALL, AS PART OF THE
INFRASTRUCTURE AND PRIOR TO CERTIFICATE OF
COMPLETION, DROP CURBS AND HANDICAP RAMPS
AT ALL INTERSECTIONS OF THE SIDEWALK WITH
THE PROPOSED PAVEMENT TO MEET CITY OF
APOPKA AND A.D.A. SPECIFICATIONS.
2. THESE CONSTRUCTION PLANS WERE PREPARED IN
ACCORDANCE WITH THE MANUAL OF UNIFORM
STANDARDS FOR DESIGN, CONSTRUCTION AND
MAINTENANCE FOR STREETS AND HIGHWAYS, FOOT
GREEN BOOK AND CITY OF APOPKA REGULATIONS
& SPECIFICATIONS.
3. THIS PROJECT PROPOSES THE CONSTRUCTION OF A
SINGLE-FAMILY SUBDIVISION WHICH WILL
CONNECT TO GOLDEN GEM ROAD.

for

K. Hovnanian
Orlando Division,
LLC

STATEMENT OF USE:
THE PROPOSED CSP WILL SUBDIVIDE THE
PROPERTY TO ALLOW FOR 65 SINGLE-FAMILY
HOMES WITH ASSOCIATED OPEN SPACE AND
COMMON AREA ON APPROXIMATELY 19.76 ACRES.

Project Team

Owner TRENDS BUILDFIELD 422 Kennedy Blue Cir. Apopka, FL 32712 Ph: (407) 426-7979 FAX: (407) 426-7979	Surveyor ASSA American Surveying & Mapping, Inc. 221 Circle Dr. Maitland, FL 32751 Ph: (407) 426-7979 FAX: (407) 426-7979
Robert & Steve Moss 4146 Golden Gate Rd. Apopka, FL 32712 Ph: (407) 426-7979 FAX: (407) 426-7979	Civil Engineer G L Summitt Engineering, Inc. 3667 Simonian Place Maitland, FL 32751 Ph: (407) 426-7979 FAX: (407) 426-7979
Developer K. Hovnanian Orlando Division LLC 2301 Lucien Way, Suite 260 Maitland, FL 32751 Ph: (321) 263-2600 FAX: (321) 263-2600	Landscape Architect Ravensdale Planning & Design, Inc. 2929 E. Colonial Dr. Orlando, FL 32803 Ph: (407) 647-1213 FAX: (407) 647-1213

Utilities

Drinking Water City of Apopka 748 E. Cleveland St. Apopka, FL 32703 Ph: (407) 703-1731 FAX: (407) 703-1748	Electric Service Duke Energy 3250 Bonnet Creek Rd. Orlando, FL 32830 Ph: (800) 706-7744 FAX: (407) 703-1748
Sanitary Sewer City of Apopka 748 E. Cleveland St. Apopka, FL 32703 Ph: (407) 703-1731 FAX: (407) 703-1748	Phone Provider AT&T 1227 S. Division Ave. Orlando, FL 32805 Ph: (407) 351-7100 FAX: (407) 703-1748
Garbage Disposal City of Apopka 748 E. Cleveland St. Apopka, FL 32703 Ph: (407) 703-1731 FAX: (407) 703-1748	Cable Provider Spectrum Networks 100 Gordon St. Orlando, FL 32801 Ph: (321) 805-5081 FAX: (321) 805-5081
Reclaim Water City of Apopka 748 E. Cleveland St. Apopka, FL 32703 Ph: (407) 703-1731 FAX: (407) 703-1748	



Vicinity Map



STR: 14, 27S, 28E

by



G L SUMMITT
ENGINEERING INC.

Drawing Index

No.	Title	Revised
1	Coversheet	03-15-25
2	Symbols & Abbreviations	03-15-25
3-3e	Boundary, Topo & Tree Survey	03-15-25
4	General Notes	03-15-25
5	Utility Notes	03-15-25
6	Erosion Control Plan	03-15-25
7	Overall Site Plan	03-15-25
8	Open Space Rec. Plan	03-15-25
9	Neighborhood Block Plan	03-15-25
10	Design Standards Plan	03-15-25
11	Key Map Plan	03-15-25
12-13	Detailed Site Plan(s)	03-15-25
14-15	Utility Plan(s)	03-15-25
16-17	Drainage & Paving Plan(s)	03-15-25
18-19	Grading Plan(s)	03-15-25
20-22	Cirrine St. Plan & Profile(s)	03-15-25
23	Greenshade Grove Ave. Plan & Profile	03-15-25
24-25	Tourmaline Dr. Plan & Profile(s)	03-15-25
26-27	Landscape Plant(s)	03-15-25
28	Landscape Details	03-15-25
29-30	Irrigation Plan(s)	03-15-25
31	Irrigation Details	03-15-25
32-33	Truck Turning Plan(s)	03-15-25
34-38	Utility Details	03-15-25
39-43	General Details	03-15-25



G L SUMMITT
ENGINEERING INC.
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: (407) 426-7979
fax: (407) 426-7979
www.glsommitt.com

Printed copies of this document are not
valid. Only the electronic version
signed by Geoffrey L. Summitt, L.E. an
May 11, 2025

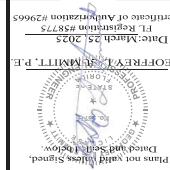
Printed copies of this document are not
valid. Only the electronic version
signed by Geoffrey L. Summitt, L.E. an
May 11, 2025

K. Hovnanian Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

Construction
Site Plan

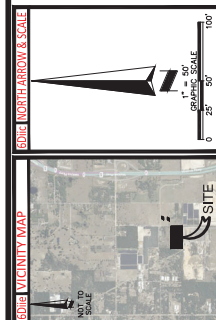
Coversheet



Digitally signed
by Geoffrey L.
Summitt

Date: 2025.03.31
14:25:47 -0400

SHEET NUMBER
1 OF 43



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. 12095C0126H), 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.

6Diii) LEGEND AND ABBREVIATIONS

CONCRETE SURFACE	ELECTRIC BOXES/STRUCTURES
GRAVEL	UTILITY POLE WITH METER
BRICK PAVERS	GROUND ANCHOR
CALCULATED DATA RECORD	OUT AND LIGHT
CUTS	ELECTRIC TRANSFORMER
CHAIN LINK FENCE	GROUND LIGHT
FIELD PAYMENT	ELECTRIC VALVE
LEASED BUSINESS	ELECTRIC RISER
PROFESSIONAL SURVEYOR	ELECTRIC FUSE BOX
RETAINING WALL	UTILITY PILE BOX
IDE OF SLOPE	IRIGATION CONTROL VALVE
	WELL

--- CENTERLINE
 --- RIGHT-OF-WAY LINE
 --- SECTIONAL LINE
 --- RECOVERED MONUMENT AS NOTED
 SET 1/2" IRON ROD
 WITH CAP "LB 6393"
 --- FLAGPOLE

SECTION 05050 PLATTED SETBACK OR RECORDED BUILDING RESTRICTION LINES

NONE PROVIDED TO THIS SURVEYOR.

SEI "SCHEDULE B - SECTION 2" ITEMS

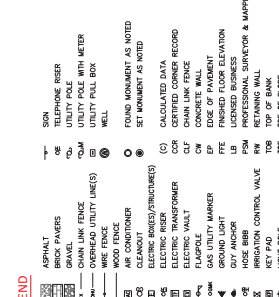
 EASEMENT RECORDED MARCH 7, 1968 IN OFFICIAL RECORDS BOOK 1712,
PAGE 307 (AS TO PARCELS 1)

- [illegible]

TABLE 1. LAND TITLE SURVEY IDENTIFICATION TABLE			
TABLE NO.	PROPERTY ADDRESS	LEADING BARS	SURVEYORS CERTIFICATE
1	"TABLE A" PROPERTY ADDRESS	1	"TABLE A" BUILDING AREA
2	"TABLE A" FLOOD INFORMATION	2	"TABLE A" BUILDING HEIGHT
3	"TABLE A" LAND AREA	3	"TABLE A" BUILDING SPACES
4	ACCESS TO PROPERTY	4	"TABLE A" BUILDING SPACES
5	ADJACENT PROPERTY	5	"TABLE A" BUILDING SPACES
6	ADJACENT PROPERTY	6	"TABLE A" BUILDING SPACES
7	ADJACENT PROPERTY	7	"TABLE A" BUILDING SPACES
8	ADJACENT PROPERTY	8	"TABLE A" BUILDING SPACES
9	ADJACENT PROPERTY	9	"TABLE A" BUILDING SPACES
10	ADJACENT PROPERTY	10	"TABLE A" BUILDING SPACES
11	ADJACENT PROPERTY	11	"TABLE A" BUILDING SPACES
12	ADJACENT PROPERTY	12	"TABLE A" BUILDING SPACES
13	ADJACENT PROPERTY	13	"TABLE A" BUILDING SPACES
14	ADJACENT PROPERTY	14	"TABLE A" BUILDING SPACES
15	ADJACENT PROPERTY	15	"TABLE A" BUILDING SPACES
16	ADJACENT PROPERTY	16	"TABLE A" BUILDING SPACES
17	ADJACENT PROPERTY	17	"TABLE A" BUILDING SPACES
18	ADJACENT PROPERTY	18	"TABLE A" BUILDING SPACES
19	ADJACENT PROPERTY	19	"TABLE A" BUILDING SPACES
20	ADJACENT PROPERTY	20	"TABLE A" BUILDING SPACES
21	ADJACENT PROPERTY	21	"TABLE A" BUILDING SPACES
22	ADJACENT PROPERTY	22	"TABLE A" BUILDING SPACES
23	ADJACENT PROPERTY	23	"TABLE A" BUILDING SPACES
24	ADJACENT PROPERTY	24	"TABLE A" BUILDING SPACES
25	ADJACENT PROPERTY	25	"TABLE A" BUILDING SPACES
26	ADJACENT PROPERTY	26	"TABLE A" BUILDING SPACES
27	ADJACENT PROPERTY	27	"TABLE A" BUILDING SPACES
28	ADJACENT PROPERTY	28	"TABLE A" BUILDING SPACES
29	ADJACENT PROPERTY	29	"TABLE A" BUILDING SPACES
30	ADJACENT PROPERTY	30	"TABLE A" BUILDING SPACES
31	ADJACENT PROPERTY	31	"TABLE A" BUILDING SPACES
32	ADJACENT PROPERTY	32	"TABLE A" BUILDING SPACES
33	ADJACENT PROPERTY	33	"TABLE A" BUILDING SPACES
34	ADJACENT PROPERTY	34	"TABLE A" BUILDING SPACES
35	ADJACENT PROPERTY	35	"TABLE A" BUILDING SPACES
36	ADJACENT PROPERTY	36	"TABLE A" BUILDING SPACES
37	ADJACENT PROPERTY	37	"TABLE A" BUILDING SPACES
38	ADJACENT PROPERTY	38	"TABLE A" BUILDING SPACES
39	ADJACENT PROPERTY	39	"TABLE A" BUILDING SPACES
40	ADJACENT PROPERTY	40	"TABLE A" BUILDING SPACES
41	ADJACENT PROPERTY	41	"TABLE A" BUILDING SPACES
42	ADJACENT PROPERTY	42	"TABLE A" BUILDING SPACES
43	ADJACENT PROPERTY	43	"TABLE A" BUILDING SPACES
44	ADJACENT PROPERTY	44	"TABLE A" BUILDING SPACES
45	ADJACENT PROPERTY	45	"TABLE A" BUILDING SPACES
46	ADJACENT PROPERTY	46	"TABLE A" BUILDING SPACES
47	ADJACENT PROPERTY	47	"TABLE A" BUILDING SPACES
48	ADJACENT PROPERTY	48	"TABLE A" BUILDING SPACES
49	ADJACENT PROPERTY	49	"TABLE A" BUILDING SPACES
50	ADJACENT PROPERTY	50	"TABLE A" BUILDING SPACES
51	ADJACENT PROPERTY	51	"TABLE A" BUILDING SPACES
52	ADJACENT PROPERTY	52	"TABLE A" BUILDING SPACES
53	ADJACENT PROPERTY	53	"TABLE A" BUILDING SPACES
54	ADJACENT PROPERTY	54	"TABLE A" BUILDING SPACES
55	ADJACENT PROPERTY	55	"TABLE A" BUILDING SPACES
56	ADJACENT PROPERTY	56	"TABLE A" BUILDING SPACES
57	ADJACENT PROPERTY	57	"TABLE A" BUILDING SPACES
58	ADJACENT PROPERTY	58	"TABLE A" BUILDING SPACES
59	ADJACENT PROPERTY	59	"TABLE A" BUILDING SPACES
60	ADJACENT PROPERTY	60	"TABLE A" BUILDING SPACES
61	ADJACENT PROPERTY	61	"TABLE A" BUILDING SPACES
62	ADJACENT PROPERTY	62	"TABLE A" BUILDING SPACES
63	ADJACENT PROPERTY	63	"TABLE A" BUILDING SPACES
64	ADJACENT PROPERTY	64	"TABLE A" BUILDING SPACES
65	ADJACENT PROPERTY	65	"TABLE A" BUILDING SPACES
66	ADJACENT PROPERTY	66	"TABLE A" BUILDING SPACES
67	ADJACENT PROPERTY	67	"TABLE A" BUILDING SPACES
68	ADJACENT PROPERTY	68	"TABLE A" BUILDING SPACES
69	ADJACENT PROPERTY	69	"TABLE A" BUILDING SPACES
70	ADJACENT PROPERTY	70	"TABLE A" BUILDING SPACES
71	ADJACENT PROPERTY	71	"TABLE A" BUILDING SPACES
72	ADJACENT PROPERTY	72	"TABLE A" BUILDING SPACES
73	ADJACENT PROPERTY	73	"TABLE A" BUILDING SPACES
74	ADJACENT PROPERTY	74	"TABLE A" BUILDING SPACES
75	ADJACENT PROPERTY	75	"TABLE A" BUILDING SPACES
76	ADJACENT PROPERTY	76	"TABLE A" BUILDING SPACES
77	ADJACENT PROPERTY	77	"TABLE A" BUILDING SPACES
78	ADJACENT PROPERTY	78	"TABLE A" BUILDING SPACES
79	ADJACENT PROPERTY	79	"TABLE A" BUILDING SPACES
80	ADJACENT PROPERTY	80	"TABLE A" BUILDING SPACES
81	ADJACENT PROPERTY	81	"TABLE A" BUILDING SPACES
82	ADJACENT PROPERTY	82	"TABLE A" BUILDING SPACES
83	ADJACENT PROPERTY	83	"TABLE A" BUILDING SPACES
84	ADJACENT PROPERTY	84	"TABLE A" BUILDING SPACES
85	ADJACENT PROPERTY	85	"TABLE A" BUILDING SPACES
86	ADJACENT PROPERTY	86	"TABLE A" BUILDING SPACES
87	ADJACENT PROPERTY	87	"TABLE A" BUILDING SPACES
88	ADJACENT PROPERTY	88	"TABLE A" BUILDING SPACES
89	ADJACENT PROPERTY	89	"TABLE A" BUILDING SPACES
90	ADJACENT PROPERTY	90	"TABLE A" BUILDING SPACES
91	ADJACENT PROPERTY	91	"TABLE A" BUILDING SPACES
92	ADJACENT PROPERTY	92	"TABLE A" BUILDING SPACES
93	ADJACENT PROPERTY	93	"TABLE A" BUILDING SPACES
94	ADJACENT PROPERTY	94	"TABLE A" BUILDING SPACES
95	ADJACENT PROPERTY	95	"TABLE A" BUILDING SPACES
96	ADJACENT PROPERTY	96	"TABLE A" BUILDING SPACES
97	ADJACENT PROPERTY	97	"TABLE A" BUILDING SPACES
98	ADJACENT PROPERTY	98	"TABLE A" BUILDING SPACES
99	ADJACENT PROPERTY	99	"TABLE A" BUILDING SPACES
100	ADJACENT PROPERTY	100	"TABLE A" BUILDING SPACES

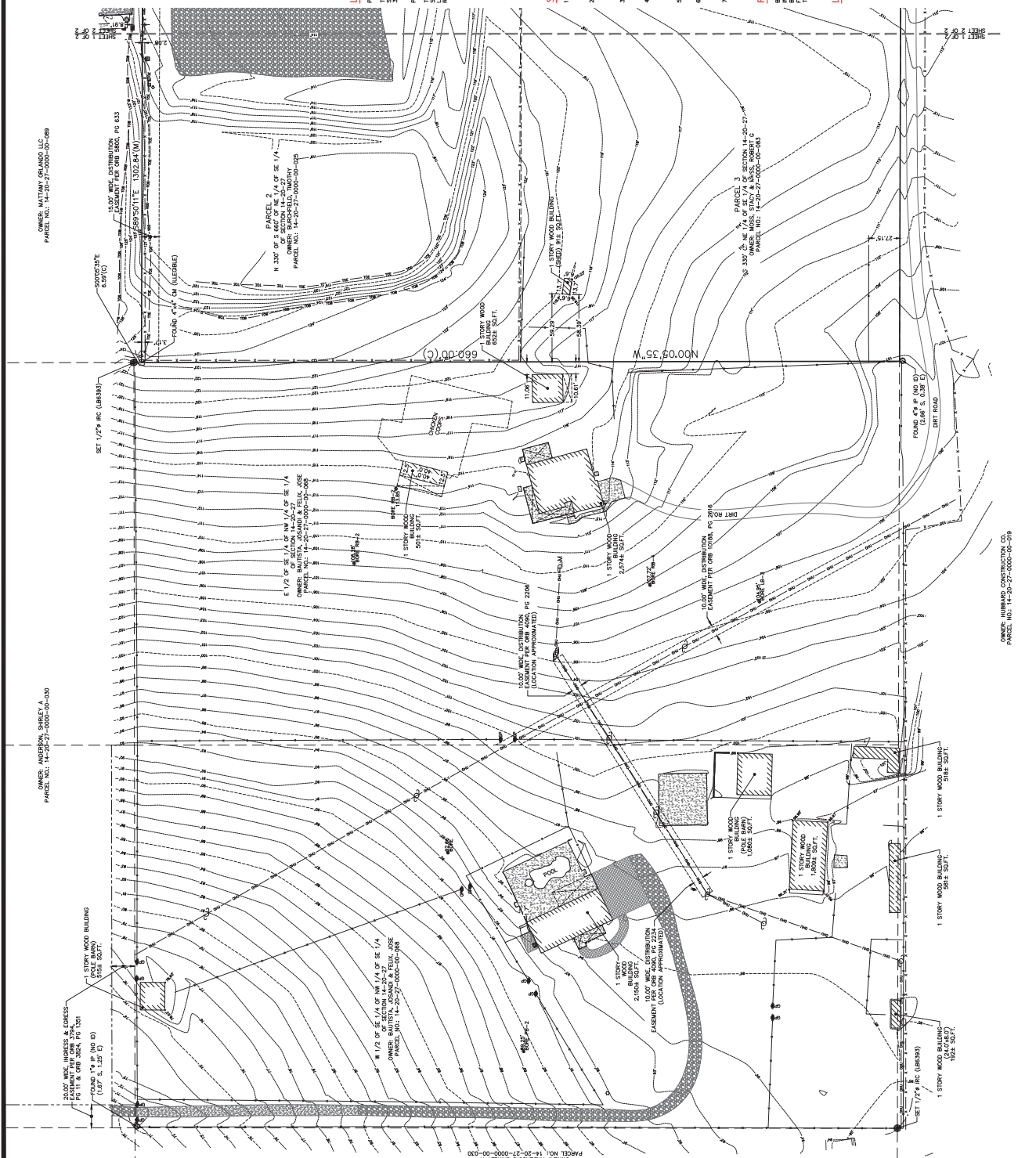


2024, AMERICAN SURVIVAL & MARINA, INC. ALL RIGHTS RESERVED. REPRODUCTION OR COPYING OF THIS DOCUMENT MAY BE A VIOLATION OF COPYRIGHT LAW UNLESS PERMISSION OF THE AUTHOR AND/OR COPYRIGHT HOLDER IS OBTAINED.



ELIOT INFORMATION

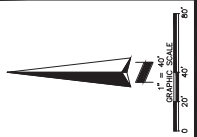
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78
79
80
81
82
83
84
85
86
87
88
89
90
91
92
93
94
95
96
97
98
99
100
101
102
103
104
105
106
107
108
109
110
111
112
113
114
115
116
117
118
119
120
121
122
123
124
125
126
127
128
129
130
131
132
133
134
135
136
137
138
139
140
141
142
143
144
145
146
147
148
149
150
151
152
153
154
155
156
157
158
159
160
161
162
163
164
165
166
167
168
169
170
171
172
173
174
175
176
177
178
179
180
181
182
183
184
185
186
187
188
189
190
191
192
193
194
195
196
197
198
199
200
201
202
203
204
205
206
207
208
209
210
211
212
213
214
215
216
217
218
219
220
221
222
223
224
225
226
227
228
229
230
231
232
233
234
235
236
237
238
239
240
241
242
243
244
245
246
247
248
249
250
251
252
253
254
255
256
257
258
259
260
261
262
263
264
265
266
267
268
269
270
271
272
273
274
275
276
277
278
279
280
281
282
283
284
285
286
287
288
289
290
291
292
293
294
295
296
297
298
299
300
301
302
303
304
305
306
307
308
309
310
311
312
313
314
315
316
317
318
319
320
321
322
323
324
325
326
327
328
329
330
331
332
333
334
335
336
337
338
339
340
341
342
343
344
345
346
347
348
349
350
351
352
353
354
355
356
357
358
359
360
361
362
363
364
365
366
367
368
369
370
371
372
373
374
375
376
377
378
379
380
381
382
383
384
385
386
387
388
389
390
391
392
393
394
395
396
397
398
399
400
401
402
403
404
405
406
407
408
409
410
411
412
413
414
415
416
417
418
419
420
421
422
423
424
425
426
427
428
429
430
431
432
433
434
435
436
437
438
439
440
441
442
443
444
445
446
447
448
449
450
451
452
453
454
455
456
457
458
459
460
461
462
463
464
465
466
467
468
469
470
471
472
473
474
475
476
477
478
479
480
481
482
483
484
485
486
487
488
489
490
491
492
493
494
495
496
497
498
499
500
501
502
503
504
505
506
507
508
509
510
511
512
513
514
515
516
517
518
519
520
521
522
523
524
525
526
527
528
529
530
531
532
533
534
535
536
537
538
539
540
541
542
543
544
545
546
547
548
549
550
551
552
553
554
555
556
557
558
559
560
561
562
563
564
565
566
567
568
569
570
571
572
573
574
575
576
577
578
579
580
581
582
583
584
585
586
587
588
589
590
591
592
593
594
595
596
597
598
599
600
601
602
603
604
605
606
607
608
609
610
611
612
613
614
615
616
617
618
619
620
621
622
623
624
625
626
627
628
629
630
631
632
633
634
635
636
637
638
639
640
641
642
643
644
645
646
647
648
649
650
651
652
653
654
655
656
657
658
659
660
661
662
663
664
665
666
667
668
669
670
671
672
673
674
675
676
677
678
679
680
681
682
683
684
685
686
687
688
689
690
691
692
693
694
695
696
697
698
699
700
701
702
703
704
705
706
707
708
709
710
711
712
713
714
715
716
717
718
719
720
721
722
723
724
725
726
727
728
729
730
731
732
733
734
735
736
737
738
739
740
741
742
743
744
745
746
747
748
749
750
751
752
753
754
755
756
757
758
759
760
761
762
763
764
765
766
767
768
769
770
771
772
773
774
775
776
777
778
779
780
781
782
783
784
785
786
787
788
789
790
791
792
793
794
795
796
797
798
799
800
801
802
803
804
805
806
807
808
809
810
811
812
813
814
815
816
817
818
819
820
821
822
823
824
825
826
827
828
829
830
831
832
833
834
835
836
837
838
839
840
841





OWNER: HUBBARD CONSTRUCTION CO.
PARCEL NO.: 14-20-27-0000-00-019

SHEET 2

[illegible]

GENERAL NOTES:

1. THE CONTRACTOR SHALL TAKE SPECIAL NOTICE THAT ALL SPECIFICATIONS AND DETAILS SHOWN HEREON ARE BELIEVED TO BE THE LATEST AND MOST ACCURATE AT THE TIME THEY WERE PREPARED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE PROVIDED SPECIFICATIONS AND DETAILS. THESE SPECIFICATIONS AND DETAILS ARE SUBJECT TO REVISION BY THE ISSUING MUNICIPALITIES AND AGENCIES. IT IS SOLELY THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN COMPLETE COPIES OF IT AND BECOME FAMILIAR WITH ALL REFERENCES CONTAINED HEREIN; INCLUDING, BUT NOT LIMITED TO THE LATEST EDITIONS OF: THE LOCAL AGENCY'S SPECIFICATIONS, THE UTILITY PROVIDER'S SPECIFICATIONS, THE FLORIDA DEPARTMENT OF TRANSPORTATION'S SPECIFICATIONS, THE FLORIDA DEPARTMENT OF HIGHWAYS' SPECIFICATIONS, THE FLORIDA DEPARTMENT OF TRANSPORTATION'S MAINTENANCE FOR STREETS AND HIGHWAYS' (GREEN BOOK), THE FEDERAL HIGHWAY ADMINISTRATION (FHWA) "UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS" (MUTCD), FOOT "ROADWAY AND TRAFFIC DESIGN STANDARDS" (RTDS), AND FOOT "STANDARD SPECIFICATIONS FOR ROAD & BRIDGE CONSTRUCTION" (SSRBC).
2. ALL FOOT DESIGN INDICES ARE HEREBY INCORPORATED AS PLAN REFERENCES HEREIN.
3. CONTRACTOR IS SOLELY RESPONSIBLE FOR CONSTRUCTING ALL WORKS IN CONFORMANCE WITH LOCAL AGENCIES' LATEST CODES, REGULATIONS & REQUIREMENTS, RTDS, AND SSRBC.
4. IT IS SOLELY THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE THAT ALL CONSTRUCTION INSPECTION, TESTING, AND MATERIALS CONFORM TO THE LATEST EDITIONS OF THE DESIGN REFERENCES INCLUDING, BUT NOT LIMITED TO: LOCAL AGENCY SPECIFICATIONS, UTILITY PROVIDER'S SPECIFICATIONS, FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP), FOOT, AND MUTCD.
5. THE CONTRACTOR IS DIRECTED TO NOTIFY G L SUMMITT ENGINEERING, INC. OF ANY PROBLEMS REQUIRING DEVIATION FROM THESE PLANS AND SPECIFICATIONS.
6. PRIOR TO COMMENCEMENT OF CONSTRUCTION, THE CONTRACTOR SHALL MEET WITH AND SUBMIT A CONSTRUCTION SCHEDULE TO THE ENGINEER AND SECURE ALL REQUIRED LICENSES AND PERMITS.
7. WHEN DETAILS ARE PROVIDED, CONTRACTOR SHALL CONSTRUCT JOB PER SPECIFIC DETAILS, AND NOT BY SCALING FROM THESE PLANS.
8. CONTRACTOR SHALL SUBMIT A "MAINTENANCE OF TRAFFIC" PLAN TO THE APPROPRIATE LOCAL AGENCY PRIOR TO CONSTRUCTION COMMENCEMENT.
9. AS-BUILT DRAWINGS SHALL BE KEPT BY THE CONTRACTOR AND SUBMITTED TO THE PROJECT ENGINEER UPON COMPLETION OF CONSTRUCTION.
10. THE CONTRACTOR SHALL RESTORE OFF-SITE CONSTRUCTION AREAS TO EQUAL OR BETTER CONDITION THAN EXISTED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
11. THE CONTRACTOR SHALL BECOME FAMILIAR WITH THE POLICIES AND GUIDELINES ESTABLISHED BY THE LOCAL AGENCY REGARDING THE PRESERVATION OF ALL PUBLIC AND PRIVATE PROPERTY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGE OR INJURY TO PROPERTY OF ANY CHARACTER, DURING THE PROSECUTION OF THE WORK, RESULTING FROM ANY OMISSION, NEGLECT, OR MISCONDUCT IN HIS MANNER OR METHOD OF EXECUTING THE WORK, OR AT ANYTIME DUE TO DEFECTIVE WORK OR MATERIALS.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL LANDSCAPE BUFFERS, RETENTION AND DETENTION FACILITIES, EASEMENTS, ETC. UNTIL THE WORK HAS BEEN ACCEPTED BY THE OWNER. ALL DISRUPTED AREAS SHALL BE RETURNED TO EQUAL OR BETTER CONDITION THAN EXISTED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
13. THE BUILDING SITE AND POND AREAS SHALL BE CLEARED OF ALL TREES EXCEPT THOSE SPECIFICALLY IDENTIFIED FOR PRESERVATION. THE CONTRACTOR SHALL MEET AT THE SITE WITH THE OWNER AT THIS TIME. ANY TREES TO BE SAVED SHALL BE POINTED OUT AND TAGGED. THESE TREES SHALL BE PROTECTED FROM DAMAGE. TREES SHALL NEITHER BE REMOVED FROM THE WETLAND NOR THE WETLAND PROTECTIVE BUFFER WITHOUT APPROVAL FROM SEMINOLE COUNTY PLANNING AND DEVELOPMENT AND THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT.
14. CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL SETBACKS AND EASEMENTS BEFORE BEGINNING CONSTRUCTION. THESE SHALL INCLUDE BUT ARE NOT LIMITED TO, GAS EASEMENT, POWER EASEMENT, EXISTING UTILITIES AND RIGHTS-OF-WAY.
15. EXISTING FEATURES INFORMATION IS BASED ON THE FOLLOWING:
SURVEYOR: American Surveying & Mapping, Inc.
A: DRAWING: Boundary Survey of Golden Gem 41-46 & 41-60 Golden Gem Road.
B: DATE: 03/20/24
LATEST REVISION DATE: 03/20/24
16. ROADWAYS AND PARKING AREAS ARE DESIGNED IN SUBSTANTIAL CONFORMANCE WITH THE APPLICABLE STANDARDS AS SET FORTH IN THE GREEN BOOK AND THE LOCAL AGENCIES' SPECIFICATIONS.
17. ALL PAVEMENT MARKING, STRIPING, SIGNS AND OTHER TRAFFIC CONTROL EQUIPMENT AND INSTALLATION THEREOF SHALL CONFORM TO MUTCD AS WELL AS LOCAL, STATE, AND OTHER FEDERAL STANDARDS, REGULATIONS AND REQUIREMENTS.
18. THE CONTRACTOR SHALL FORM SIDEWALKS, CURBS, ETC. IN ACCORDANCE WITH THE GRADING AND DRAINAGE PLAN AND SPECIFICATIONS. WHERE APPLICABLE, CONTRACTOR IS RESPONSIBLE FOR CONFORMANCE TO REGULATIONS OF THE AMERICANS WITH

DISABILITIES ACT (ADA), FLORIDA ACCESSIBILITY CODE (FAC), AND LOCAL GOVERNMENT. THE MAXIMUM LONGITUDINAL ACCESSIBLE SIDEWALK AND DRIVEWAY SLOPES SHALL BE 5.0% AND MAXIMUM CROSS SLOPE OF 2.0% (1.0% MINIMUM).

19. THE CONTRACTOR SHALL INSTALL DROP CURBS AND HANDICAP RAMPS AT ALL INTERSECTIONS OF THE SIDEWALK WITH THE PROPOSED PAVEMENT TO MEET FOOT, ADA, AND FAC SPECIFICATIONS.

20. THE CONTRACTOR SHALL COMPLY WITH THE AGENCY HAVING JURISDICTION FOR STRIPPING, CLEARING, GRUBBING, GRADING, BACKFILLING, AND EMBANKMENT PREPARATION WITHIN ALL DESIGNED ROADWAY RIGHT-OF-WAY SECTIONS.

21. UNLESS OTHERWISE NOTED, GRADE TO MEET EXISTING ELEVATIONS AT PROPERTY LINES. CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE OF THE SITE TO THE RETENTION PONDS AS SHOWN BY PROPOSED GRADES AND FLOW ARROWS.

22. THE CONTRACTOR SHALL CONSTRUCT ALL STORM SEWER AND APPURTENANCES IN ACCORDANCE WITH LOCAL AGENCY'S SPECIFICATIONS, WMD REQUIREMENTS AND SSRBC.

23. THE CONTRACTOR SHALL INSURE THAT PROPER SOIL DENSITIES ARE ACHIEVED FOR PLACEMENT OF ALL PAVEMENT HEADWALL/ENDWALL FOOTINGS, RETAINING WALLS, AND IN GENERAL, ANY FOOTING SUPPORT DESCRIBED ON THESE PLANS. IT WILL ALSO BE THE RESPONSIBILITY OF THE CONTRACTOR TO INSURE THAT SUFFICIENT SOILS TESTING HAS BEEN PERFORMED PRIOR TO CONSTRUCTION.

24. GEOTECHNICAL ENGINEERING INFORMATION IS BASED ON THE FOLLOWING:
ENGINEER: David Swagerheim, Ph.D., P.E., LLC
REPORT NUMBER: 21-945.07
DATED: January 25, 2024
LATEST REVISION Supplement: Infiltration Modeling of Stormwater Pond, WRA-1
DATED: March 7, 2025

ADDITIONAL SERVICES WILL BE PROVIDED TO THE CONTRACTOR UPON REQUEST OF THE OWNER. G L SUMMITT ENGINEERING, INC. ASSUMES NO RESPONSIBILITY FOR THE CORRECTNESS, ACCURACY AND COMPLETENESS OF GEOTECHNICAL WORK.

25. EXCAVATION, PAVING, STORM SEWER AND ANY RELATED WORK SHALL BE DONE IN ACCORDANCE WITH LOCAL AGENCY 'S' SPECIFICATIONS, SSRBC, AS WELL AS REQUIREMENTS FOR SITE WORK AS SHOWN IN THE GEOTECHNICAL REPORT REFERENCED IN THESE NOTES.

26. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ANY AND ALL GEOTECHNICAL REPORTS PREPARED FOR THE SITE. ALL SITE GRADING IS TO CONFORM TO THE GEOTECHNICAL REPORT REFERENCED IN THESE NOTES, SPECIFICATIONS AND DETAILS.

27. CONTRACTOR SHALL INSTALL ROAD UNDERDRAINS (IF CALLED FOR IN THESE PLANS). IN ACCORDANCE WITH THE GEOTECHNICAL REPORT REFERENCED IN THESE DETAILS.

28. IN OTHER AREAS WHICH REQUIRE FILL MATERIAL THE CONTRACTOR WILL STRIP OR OTHERWISE REMOVE ALL VEGETATION SUCH AS BRUSH, HEAVY SODS, HEAVY GROWTH OF GRASS, DECAYED VEGETATIVE MATTER, RUBBISH AND ANY OTHER DELETERIOUS MATERIAL BEFORE EMBANKMENT IS STARTED. IMMEDIATELY PRIOR TO THE PLACING OF FILL MATERIALS, THE ENTIRE AREA UPON WHICH FILL IS TO BE PLACED, SHALL BE SCARIFIED IN A DIRECTION APPROXIMATELY PARALLEL TO THE AXIS OF FILL. THE SOILS ENGINEER SHALL APPROVE THE AREA PRIOR TO THE PLACEMENT OF FILL.

29. AFTER THE ROADWAY SUBGRADE HAS BEEN CONSTRUCTED, IT SHALL BE PROOF-ROLLED TO ASSURE THAT PROPER COMPACTION HAS BEEN ATTAINED. THE PROOF-ROLLING AND COMPACTION OPERATIONS SHALL BE INSPECTED AND TESTED BY A GEOTECHNICAL ENGINEER LICENSED BY THE STATE OF FLORIDA TO ASSURE THAT THE SPECIFIED COMPACTION IS MAINTAINED AND ALL DELETERIOUS MATERIALS HAVE BEEN REMOVED.

30. ALL REINFORCED CONCRETE PIPE (RCP) SHALL BE MINIMUM CLASS III OR FOOT APPROVED EQUAL (FRCP). ALL HIGH DENSITY POLYETHYLENE (HDPE) PIPE SHALL BE ADS N- 12 OR APPROVED EQUAL.

31. ALL MANHOLE AND INLET STRUCTURES SHALL BE PRECAST CONCRETE. THE CONTRACTOR SHALL USE CONCRETE WITH A MINIMUM 28 DAY STRENGTH OF 3,000 P.S.I.

32. THE CONTRACTOR SHALL LOCATE ALL UTILITIES OR UNDERGROUND STRUCTURES PRIOR TO CONSTRUCTION AND NOTIFY EACH RESPECTIVE UTILITY OWNER FORTY - EIGHT (48) HOURS (2 WORKING DAYS) PRIOR TO COMMENCEMENT OF CONSTRUCTION.

33. COMPACT ALL UTILITY TRENCHES WITHIN THE TOP 2" OF THE ROADWAY TO 98% OF THE MODIFIED PROCTOR DENSITY; WITHIN OTHER AREAS TO 95%.

34. ALL PAVEMENT, PAVEMENT BASE, CURBING, STORMWATER SYSTEMS, WATER SYSTEMS AND SANITARY SEWER SYSTEMS THAT ARE TO BE DEMOLISHED AND REMOVED BE DISPOSED OF OFF-SITE BY THE CONTRACTOR, UNLESS OTHERWISE DIRECTED BY THE OWNER.

35. DURING CONSTRUCTION, THE CONTRACTOR SHALL PROVIDE ADEQUATE DRAINAGE AND PROPER SOIL PROTECTION CONTROL MEASURES FOR PROTECTION OF ALL DRAINAGE AND SEWER STRUCTURES AND AT ALL ADJACENT LANDS AND ROADS.

36. CONTRACTOR SHALL PROVIDE EROSION AND SEDIMENT CONTROL DURING THE CONSTRUCTION PHASE PER LOCAL AGENCY, WMD, FDEP, AND ENVIRONMENTAL PROTECTION AGENCY (EPA) REQUIREMENTS.

37. THE CONTRACTOR SHALL PERFORM EROSION CONTROL MEASURES IN ACCORDANCE

WITH CITY OF APOPKA STANDARDS, DETAILS CONTAINED IN THE PLANS, THE FOLLOWING NOTES AND AS DIRECTED BY THE ENGINEER REQUIRED TO PREVENT SEDIMENTATION.

38. DURING CONSTRUCTION, NO DIRECT DISCHARGE OF WATER TO DOWNSTREAM RECEIVING WATERS WILL BE ALLOWED. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING WATER QUALITY, AND SHALL ROUTE DISCHARGE WATER IN SUCH A MANNER TO ADEQUATELY REMOVE SILT PRIOR TO RUNOFF FROM SITE.

39. ALL EXISTING UTILITIES HAVE BEEN FIELD VERIFIED AT ALL POINTS OF CONNECTION TO, AND AT ALL AREAS OF CONFLICT WITH NEW UTILITIES.



G L SUMMITT ENGINEERING, INC.
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
Phone: 407-323-0705
Fax: 407-323-0660
www.GLSummit.com

K. Thompson Orlando Division, LLC

2301 Lucien Way, Suite 260

Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

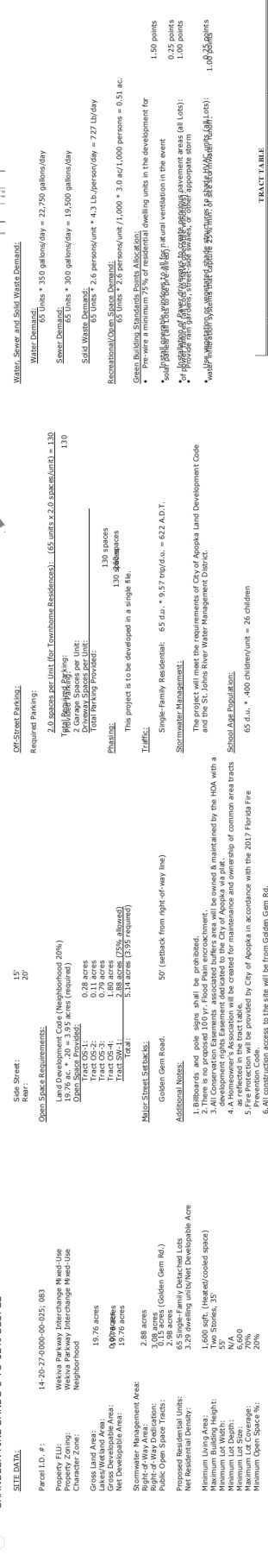
Construction
Site Plan

General Notes

Plats not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2024
FL Registration #29665
Certificate of Authorization #29665

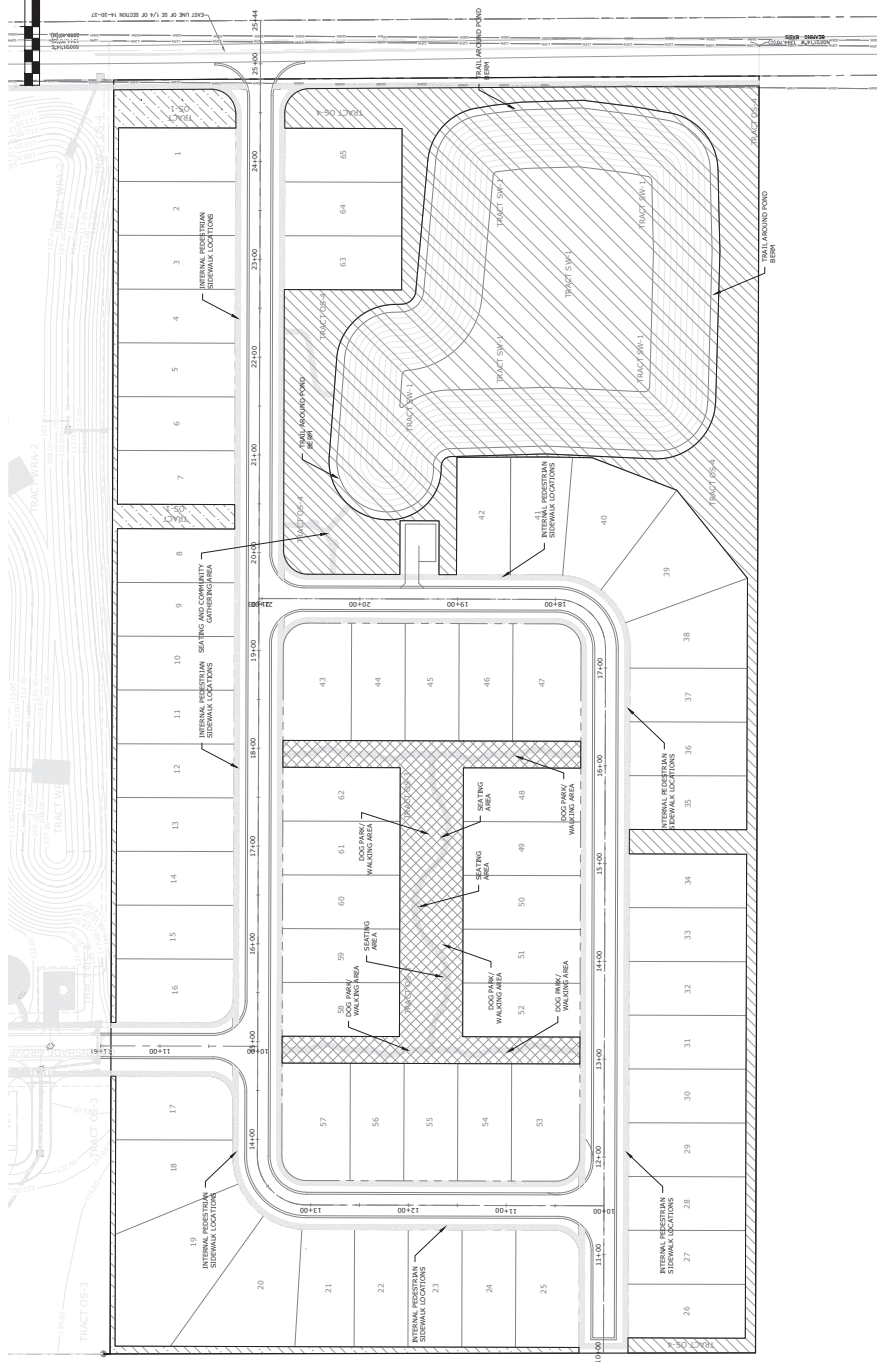
Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMITTING
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	

SHEET NUMBER
4 OF 43

[illegible]

GRAPHIC SCALE

(IN FEET)
1 inch = 60 ft.



OPEN SPACE SET-ASIDE HATCH LEGEND

	ACTIVE RECREATIONAL OPEN SPACE
	COMMUNITY SQUARE OPEN SPACE AREAS
	GREEN OPEN SPACE AREAS
	GENERAL OPEN SPACE AREAS

Open Space Requirements:

Land Development Code (Neighborhood 20%)
19.76 ac. * .20 = 3.95 acres (required)

Open Space Provided:

2	Tract OS-1:	0.28 acres
	Tract OS-2:	0.11 acres
	Tract OS-3:	0.79 acres
	Tract OS-4:	1.80 acres
	Tract SW-1:	2.88 acres (75% allowed)
	Total:	5.14 acres (3.95 required)

G I SUMMITT
INCORPORATED
OFFICE: Lake Mary
3667 Simonson Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummitt.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Open Space Rec
Plan

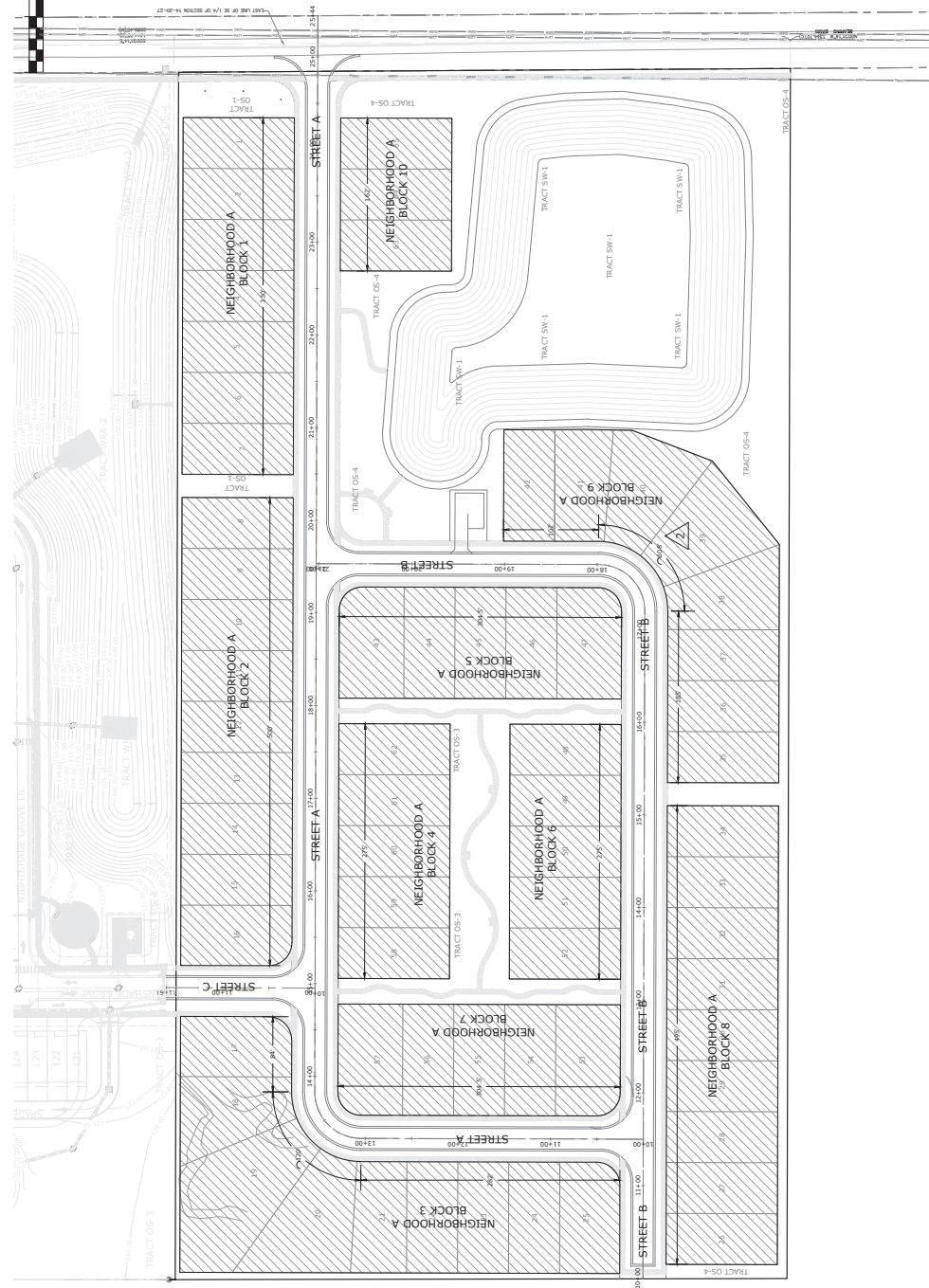
Planned and Scaled below.
Date: March 25, 2025
Certificate of Authorization #29665
GEOFFREY L. SUMMITT, P.E.
FL Registration #28775

NO.	DATE	REVISION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
8 OF 43

GRAPHIC SCALE

(IN FEET)
1 inch = 60 ft.



NEIGHBORHOOD LOT SIZE HATCH LEGEND



NEIGHBORHOOD A, 55'
SINGLE-FAMILY LOTS

NEIGHBORHOOD STREETS DESIGNATION

STREET NAME	STREET DESIGNATION
STREET 'A'	STREET TYPE 'D'
50' RIGHT-OF-WAY	STREET TYPE 'D'
STREET 'B'	STREET TYPE 'D'
50' RIGHT-OF-WAY	STREET TYPE 'D'
STREET 'C'	STREET TYPE 'D'
55' RIGHT-OF-WAY	STREET TYPE 'D'



G.I. SUMMITT
INCORPORATED
OFFICE: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0660
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

Construction
Site Plan

Neighborhood
Block Plan

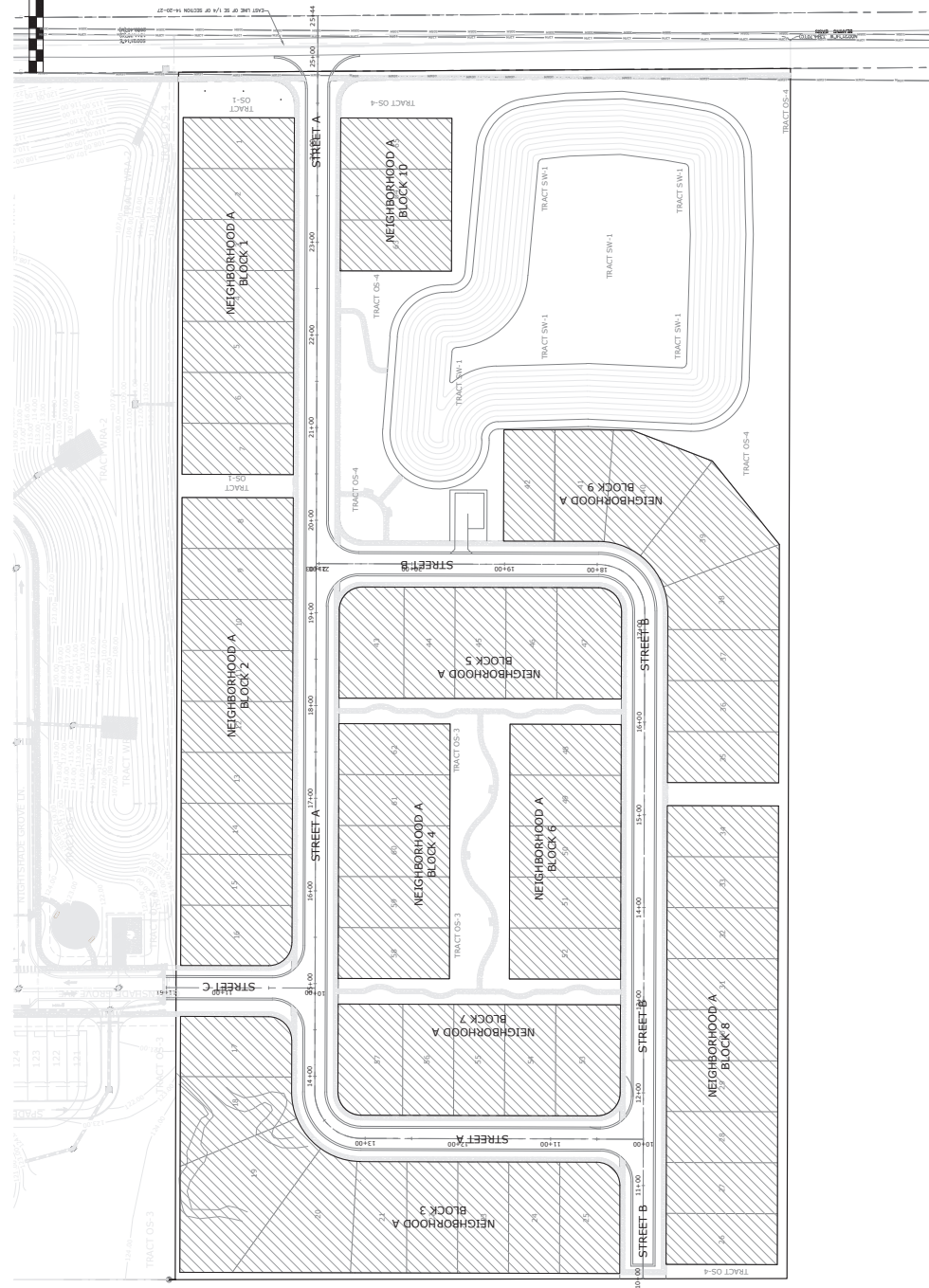
Plants not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Certificate of Authorization #29665
FL Registration #58775
Date: March 25, 2025

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT
3	ISSUED FOR PERMIT
4	ISSUED FOR PERMIT
5	ISSUED FOR PERMIT
6	ISSUED FOR PERMIT
7	ISSUED FOR PERMIT
8	ISSUED FOR PERMIT
9	ISSUED FOR PERMIT
10	ISSUED FOR PERMIT
11	ISSUED FOR PERMIT
12	ISSUED FOR PERMIT

SHEET NUMBER
9 OF 43

GRAPHIC SCALE

(IN FEET)
1 inch = 60 ft.



SITE DESIGN STANDARDS PLAN:

NEIGHBORHOOD A DESIGN DETAILS:

- Minimum Living Area: 1,600 sq. ft. (heated/cooled space)
- Maximum Building Height: Two Stories, 35'
- Minimum Lot Width: 120'
- Minimum Lot Depth: 120'
- Minimum Lot Area: 6,600 sq. ft.
- Minimum Front Setback: 20%
- Minimum Open Space: 20%
- Garage Location: FRONT-Entry (2-Car)
- Setbacks:
 - Front: 20' (15' Porch)
 - Side: 5.0'
 - Side Street: 15'
- 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 N 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 Neighborhoods A, B and Pool Cabana have been included in the plans for reference as they are not required to be consistent with the requirements of Section N.

Model Home Plan:

The model home plan will be provided along Street A. The model park will consist of 4 homes. A model home plan will be provided after the Construction Plan approval for staff to review with the model home permit requests.



G.I. SUMMIT
Geotechnical & Infrastructure
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0660
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

Construction
Site Plan

Design
Standards Plan

Plats not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2025
Certificate of Authorization #29665
F.L. Registration #58775

Revisions	
NO.	DESCRIPTION
1	Initial Design
2	Final Design
3	Final Design
4	Final Design
5	Final Design
6	Final Design
7	Final Design
8	Final Design
9	Final Design
10	Final Design

SHEET NUMBER
10 OF 43



G.I. SUMMITT
ENGINEERS, INC.
Offices: Lake Mary
3667 Simonson Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

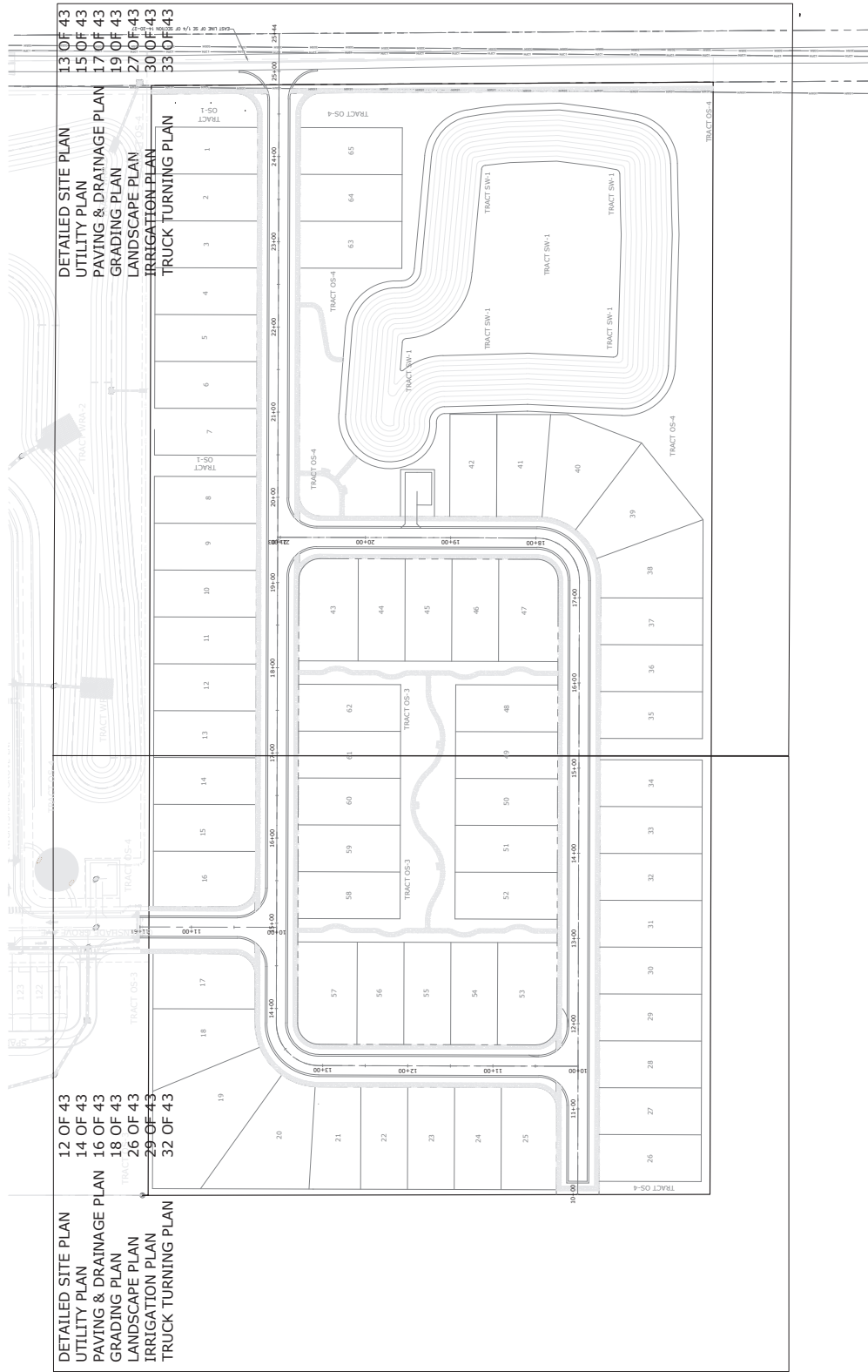
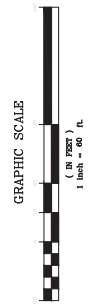
Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Key Map Plan

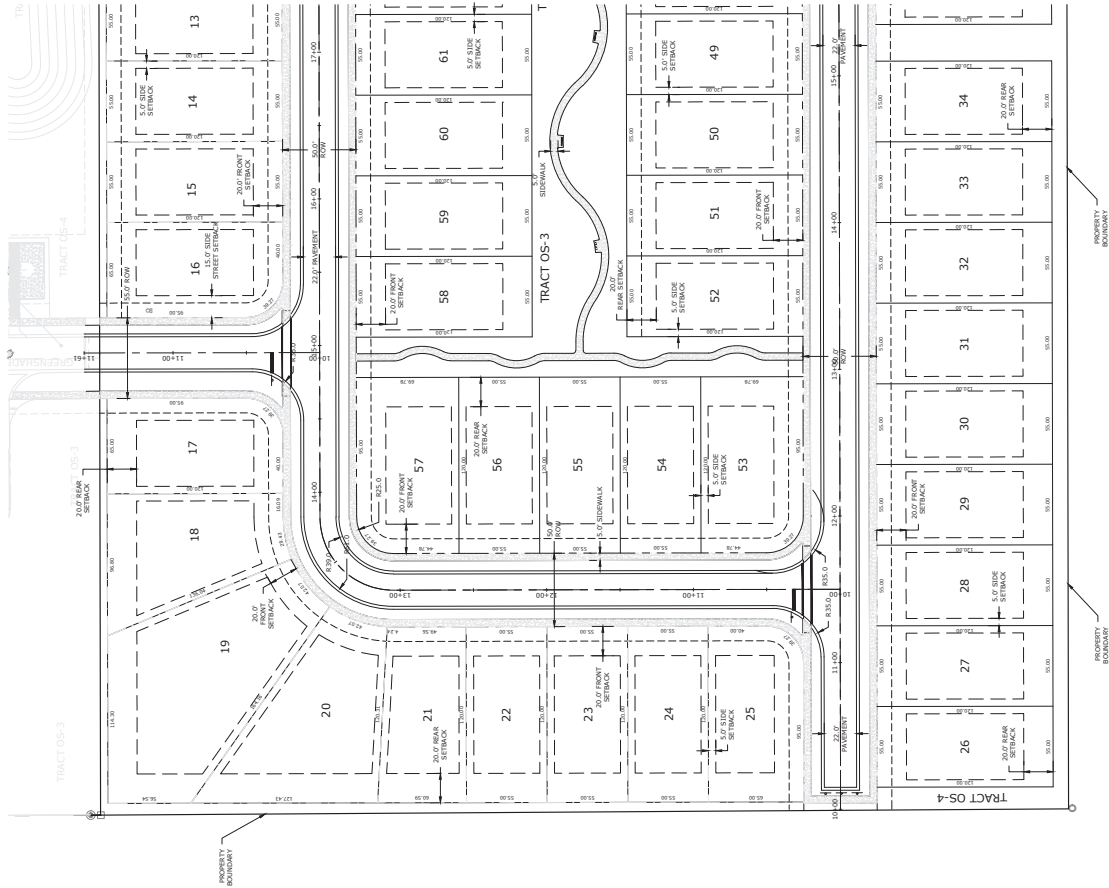
Plats not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
FL Registration #2965
Date: March 25, 2018

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT
3	ISSUED FOR PERMIT
4	ISSUED FOR PERMIT
5	ISSUED FOR PERMIT
6	ISSUED FOR PERMIT
7	ISSUED FOR PERMIT
8	ISSUED FOR PERMIT
9	ISSUED FOR PERMIT
10	ISSUED FOR PERMIT
11	ISSUED FOR PERMIT
12	ISSUED FOR PERMIT

SHEET NUMBER
11 OF 43



GRAPHIC SCALE



SEE SHEET 13 OF 43

G I SUMMITT
OFFICE: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummitt.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Site Plan 1

Plats not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
FL Registration #29875
Date: March 25, 2024
Certificate of Authorization #29665

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	

SHEET NUMBER
12 OF 43



G.I. SUMMITT
SURVEYING & MAPPING, INC.
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

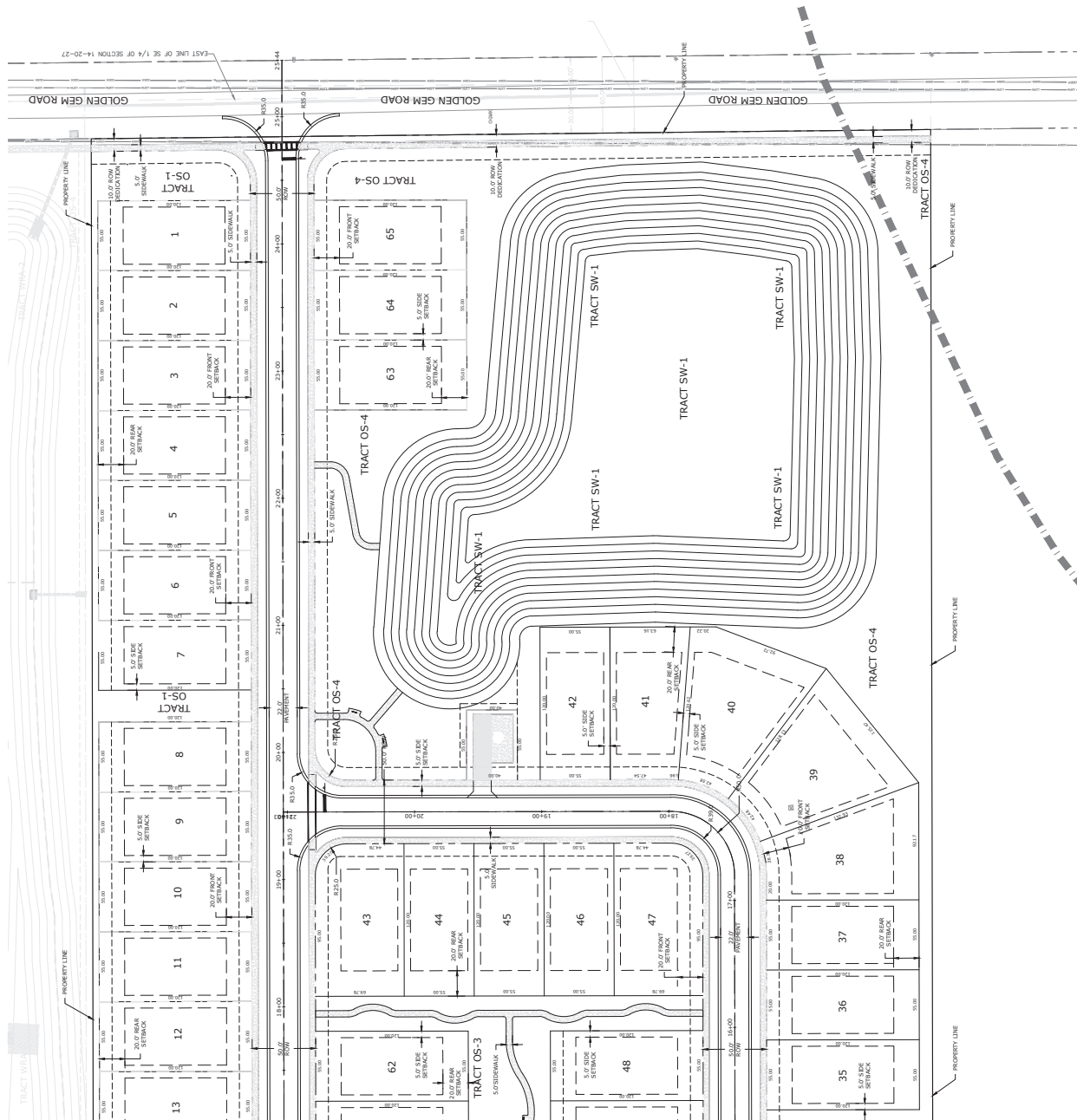
Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Site Plan 2

Plats not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2025
FL Registration #38775
Certificate of Authorization #29665

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	REVISED
3	REVISED
4	REVISED
5	REVISED
6	REVISED
7	REVISED
8	REVISED
9	REVISED
10	REVISED
11	REVISED
12	REVISED

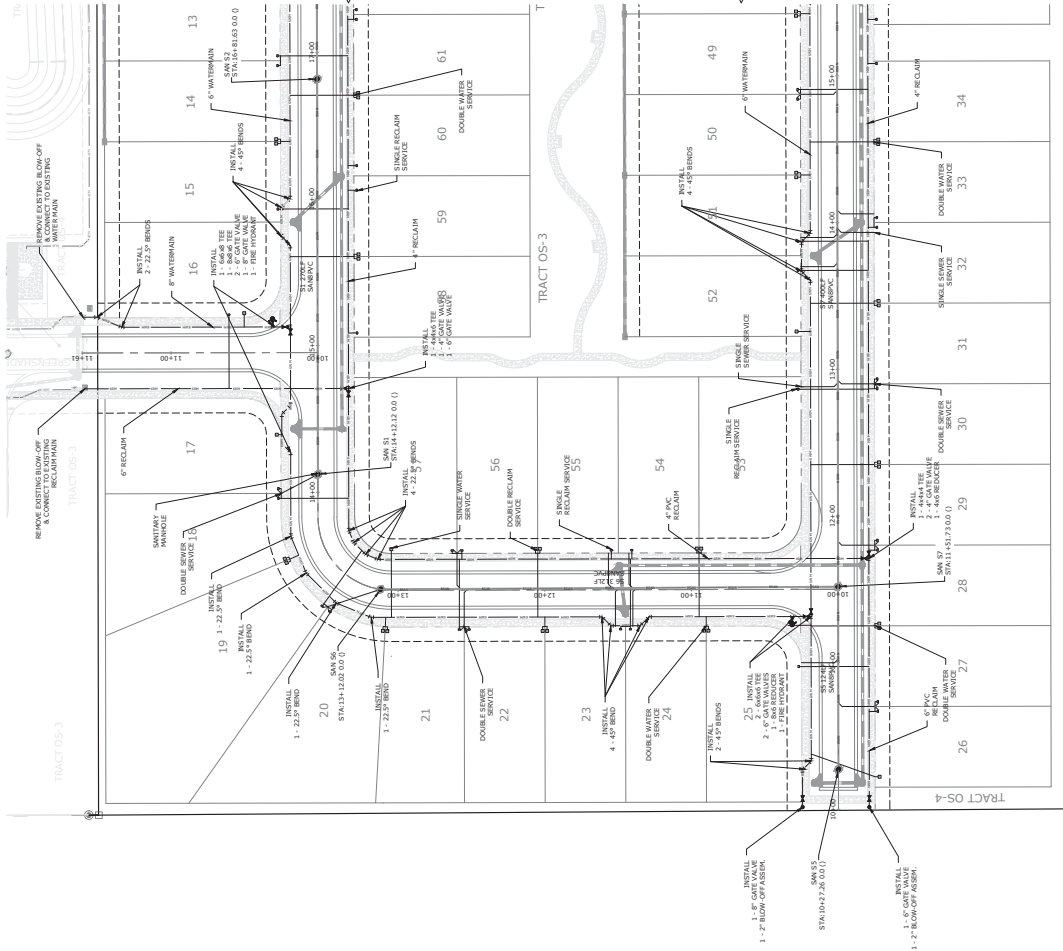
SHEET NUMBER
13 OF 43



GRAPHIC SCALE
(IN FEET)
1 inch = 40 ft.

SEE SHEET 12 OF 43

GRAPHIC SCALE



SEE SHEET 15 OF 43



G.I. SUMMIT
INCORPORATED
OFFICE: Lake Mary
3697 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Utility Plan 1

Certificate of Authorization #29665
Date: March 25, 2015
FL Registration #58775
GEOFFREY L. SUMMITT, P.E.
Plans not valid unless Signed,
Dated and Sealed below.

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT
3	ISSUED FOR PERMIT
4	ISSUED FOR PERMIT
5	ISSUED FOR PERMIT
6	ISSUED FOR PERMIT
7	ISSUED FOR PERMIT
8	ISSUED FOR PERMIT
9	ISSUED FOR PERMIT
10	ISSUED FOR PERMIT
11	ISSUED FOR PERMIT
12	ISSUED FOR PERMIT

SHEET NUMBER
14 OF 43



G.I. SUMMIT
CONSTRUCTION

Office: Lake Mary
 3667 Simonton Place
 Lake Mary, Florida 32746
 phone: 407-323-0705
 fax: 407-323-0650
 www.gisummit.com

K. Howard Orlando Division, LLC
 2301 Lucien Way, Suite 260
 Maitland, FL 32751

Golden Gem Estates
 Subdivision
 City of Apopka, Florida

Construction
 Site Plan

Utility Plan 2

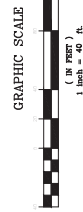
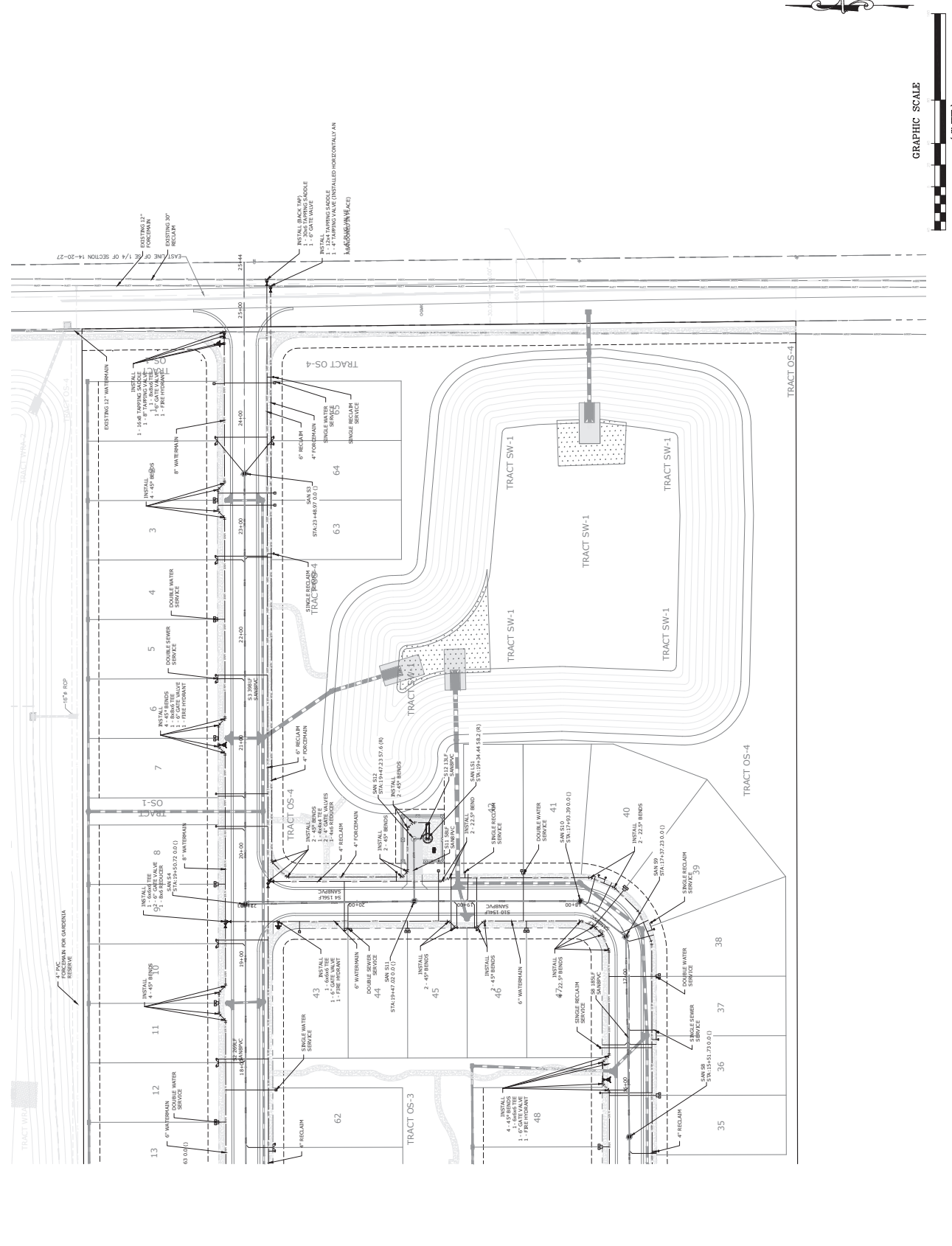
Plans not valid unless Signed,
 Dated and Sealed below.

Date: March 25, 2025
 P.E. Registration #38775
 GEORFREY L. SUMMITT, P.E.
 Certificate of Authorization #29665

Revisions	
NO.	DESCRIPTION
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	

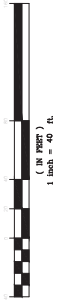
SHEET NUMBER

15 OF 43

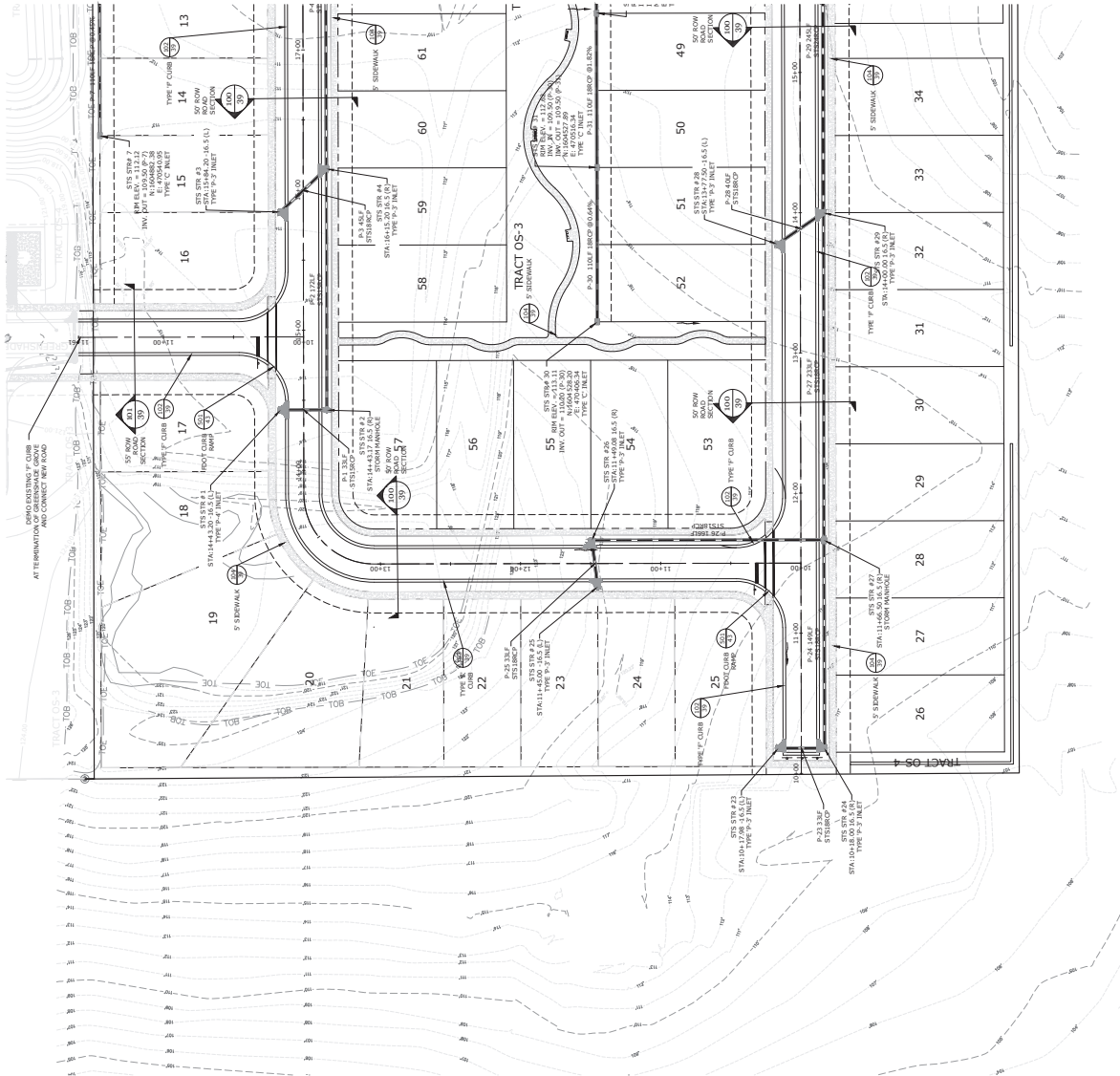


SEE SHEET 14 OF 43

GRAPHIC SCALE



(IN FEET)
1 inch = 40 ft.



SEE SHEET 17 OF 43

G I SUMMITT
ENGINEERS, ARCHITECTS, PLANNERS
OFFICE: Lake Mary
3667 Simonson Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummitt.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Paving &
Drainage Plan 1

Certificate of Authorization #29665
Date: March 25, 2025
FL Registration #58775
GEOFFREY L. SUMMITT, P.E.
Plans not valid unless Signed,
Dated and Sealed below.

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT
3	ISSUED FOR PERMIT
4	ISSUED FOR PERMIT
5	ISSUED FOR PERMIT
6	ISSUED FOR PERMIT
7	ISSUED FOR PERMIT
8	ISSUED FOR PERMIT
9	ISSUED FOR PERMIT
10	ISSUED FOR PERMIT
11	ISSUED FOR PERMIT
12	ISSUED FOR PERMIT

SHEET NUMBER
16 OF 43



G.I. SUMMIT
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

Construction
Site Plan

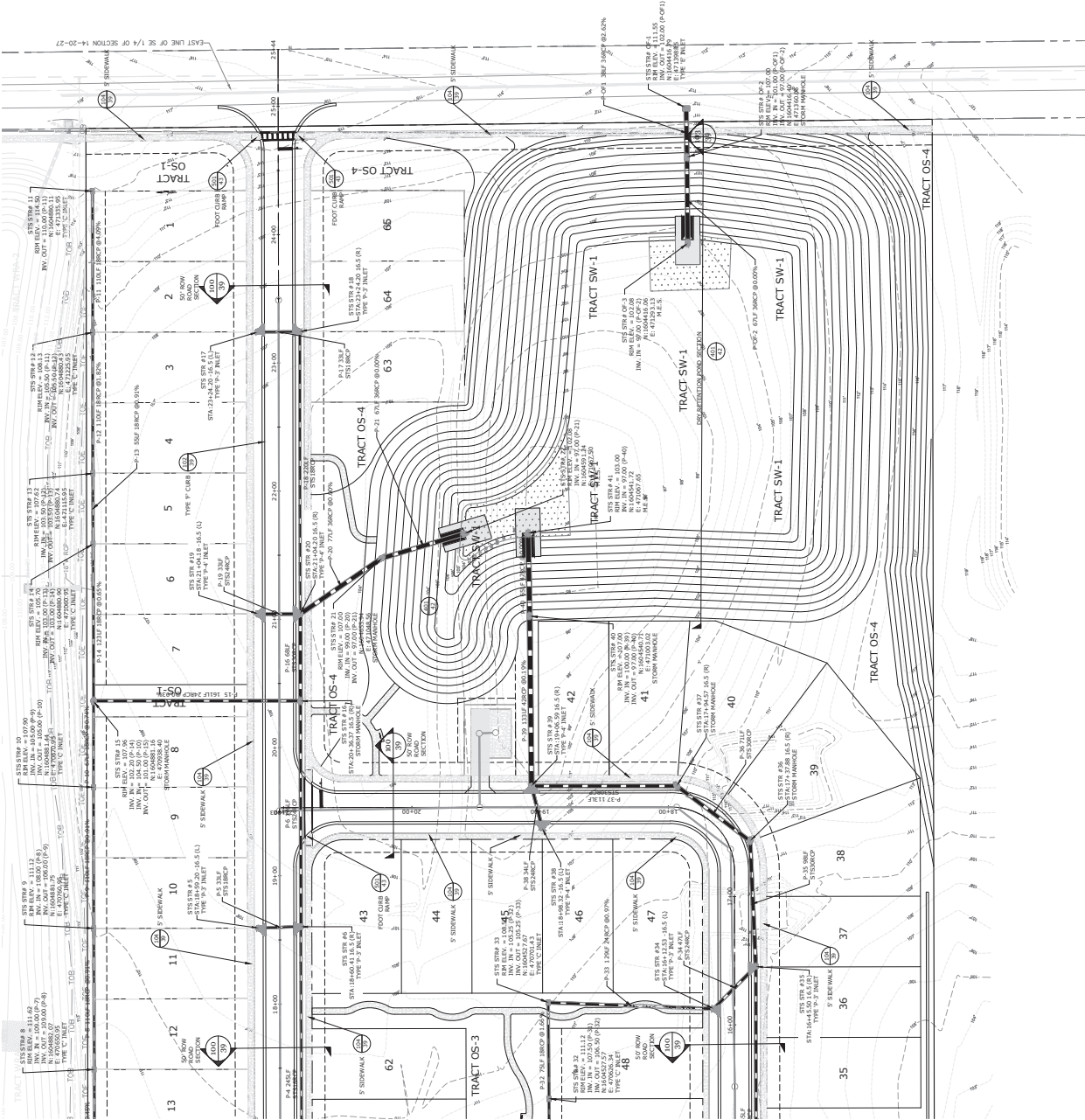
Paving &
Drainage Plan 2

Plants not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2024
FL Registration #29665

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	

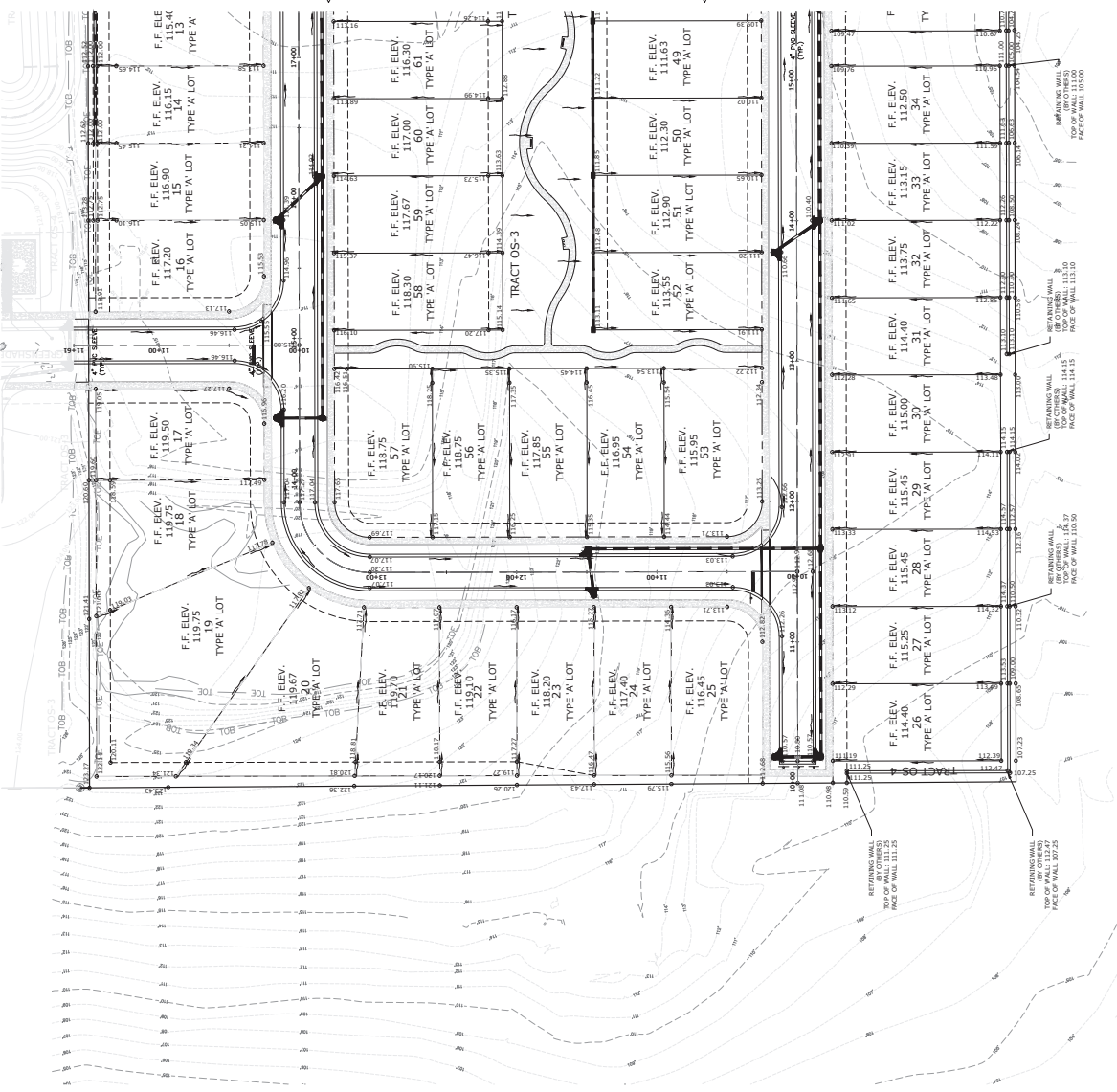
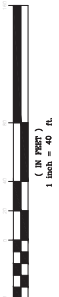
SHEET NUMBER
17 OF 43

GRAPHIC SCALE



SEE SHEET 16 OF 43

GRAPHIC SCALE



SEE SHEET 19 OF 43

- NOTES: ELEVATIONS REFERENCE N.A.D. 1989.
1. ALL SIDE YARDS SHALL CONTAIN A 5' DRAINAGE/UTILITY EASEMENT.
 2. CONTRACTOR SHALL INSURE THAT ALL LOTS INCLUDE A MINIMUM 10' WIDE SIDE YARD.
 3. FINISH GRADE THAT EXPOSES CLAYEY SOILS OR MATERIAL WITH EXCESS FINES SHALL BE OVER-EXCAVATED AND BACKFILLED WITH CLEAN SANDS TO INSURE A PROPER SAND CAP ON ALL FINISHED LOTS.
 4. SOME LOTS MAY REQUIRE SIDE OR REAR STEM WALL CONSTRUCTION DUE TO THE GRADE ON SOME LOTS.

G.I. SUMMITT
SURVEYING & ENGINEERING, INC.
Office: Lake Mary
3667 Simonson Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummitt.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan
Grading Plan 1

Plats not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2025
FL Registration #29665

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	
3	
4	
5	
6	
7	
8	
9	
10	

SHEET NUMBER
18 OF 43



G.I. SUMMIT
 Engineering & Surveying, Inc.
 Office: Lake Mary
 3667 Simonian Place
 Lake Mary, Florida 32746
 Phone: 407-323-0705
 Fax: 407-323-0600
 www.gisummit.com

K. Howard Orlando Division, LLC
 2301 Lucien Way, Suite 260
 Maitland, FL 32751

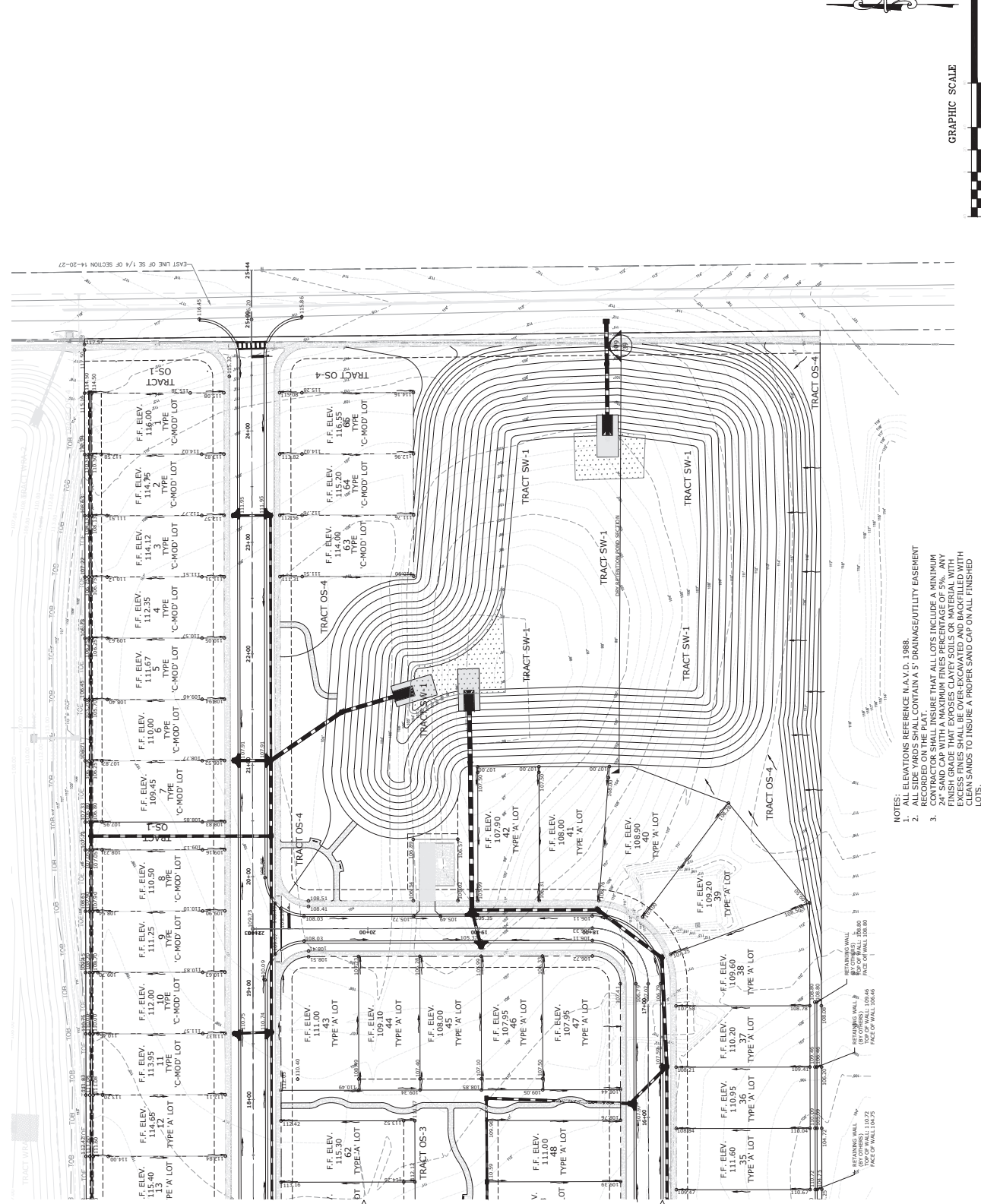
Golden Gem Estates
 Subdivision
 City of Apopka, Florida
 Construction
 Site Plan
 Grading Plan 2

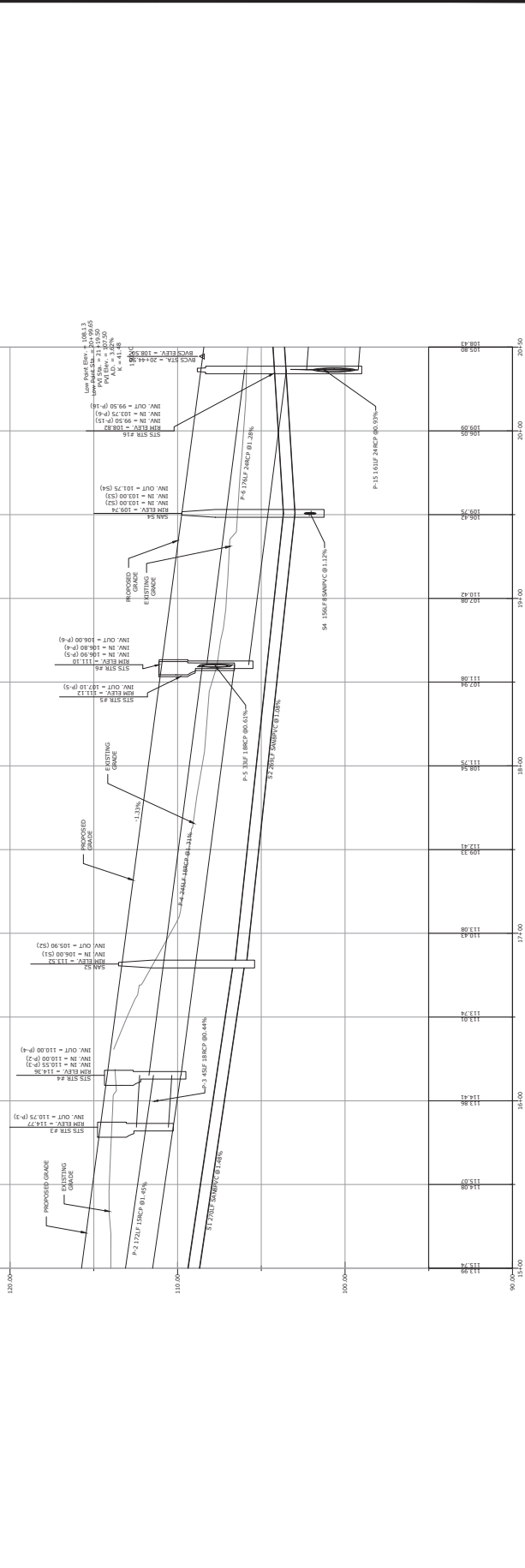
Plats not valid unless Signed,
 Dated and Sealed below.

Geoffrey L. Summitt, P.E.
 Date: March 25, 2025
 Certificate of Authorization #29665
 F.L. Registration #28775

Revisions	
NO.	DESCRIPTION
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	

SHEET NUMBER
 19 OF 43







G.I. SUMMIT
 OFFICE: Lake Mary
 3667 Simonson Place
 Lake Mary, Florida 32746
 phone: 407-323-0705
 fax: 407-323-0660
 www.gisummit.com

K. Howard Orlando Division, LLC
 2301 Lucien Way, Suite 260
 Maitland, FL 32751

Golden Gem Estates
 Subdivision
 City of Apopka, Florida

Construction
 Site Plan
 Citrine St. P&P
 3

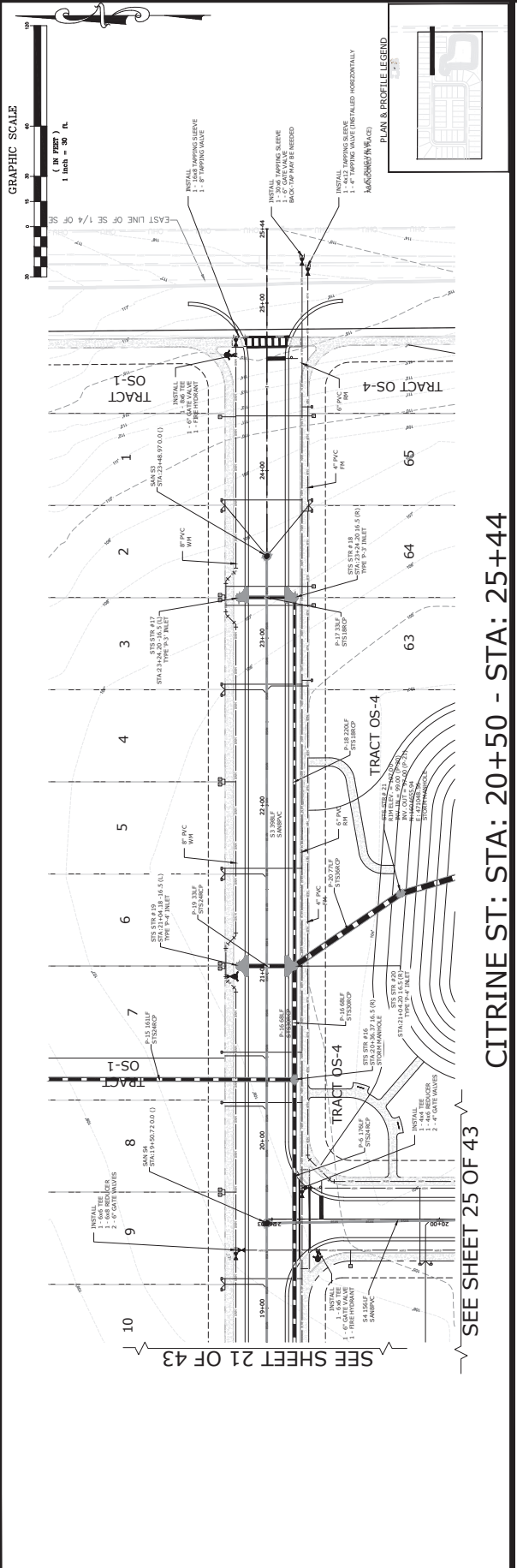
Plats not valid unless Signed,
 Dated and Sealed below.

Certificate of Authorization #29665
 Date: March 25, 2025
 GEOFFREY L. SUMMITT, P.E.

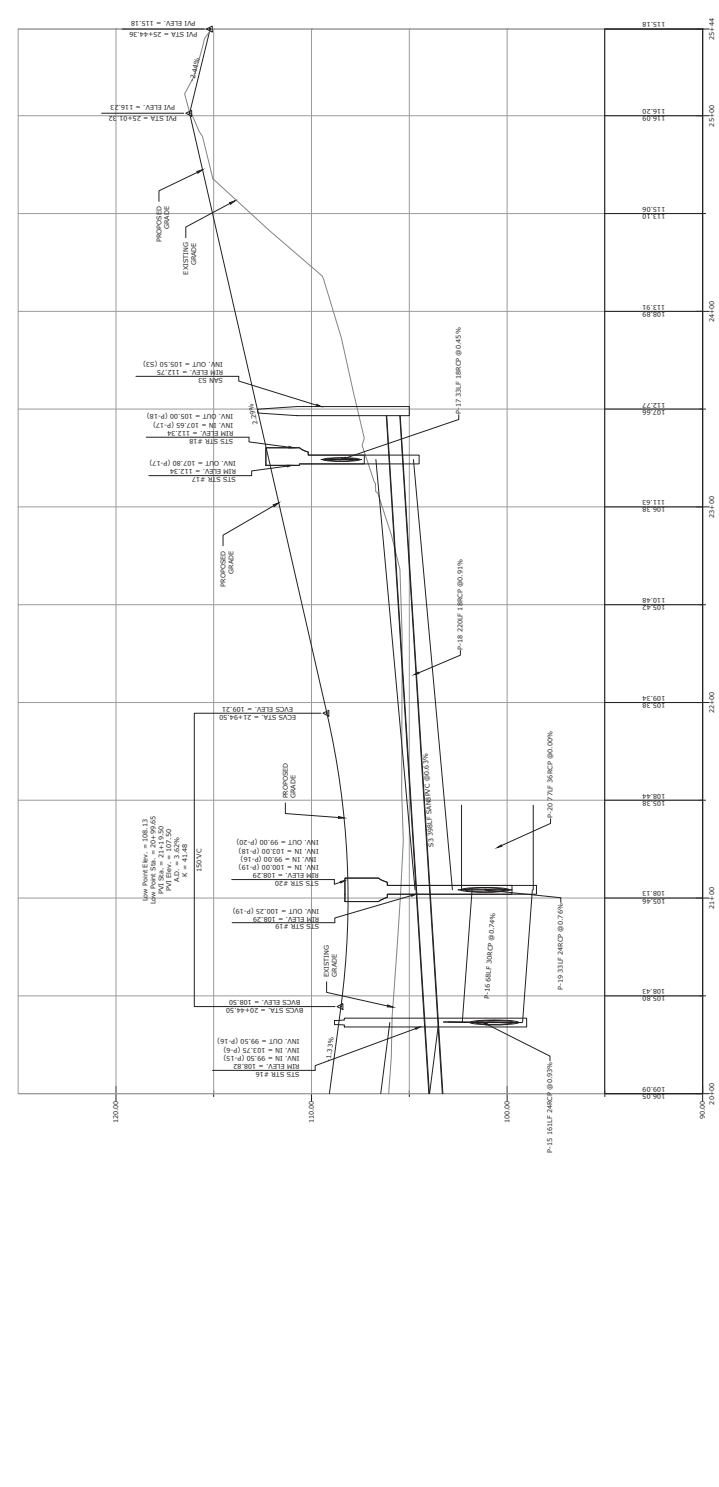
Revisions

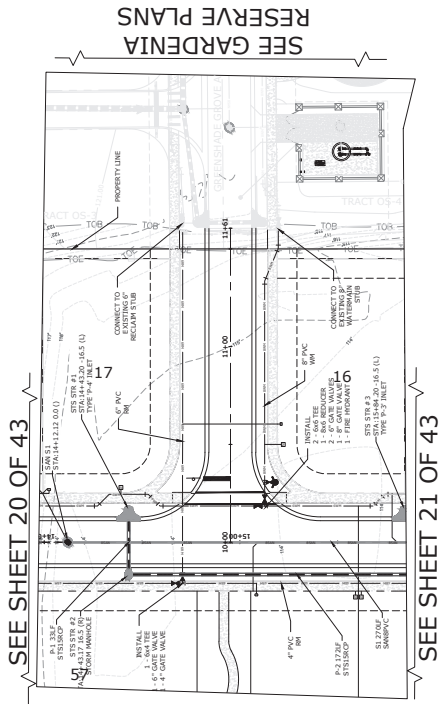
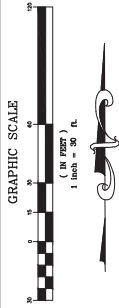
NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
 22 OF 43



NOTE:
 IF SEASONAL HIGH WATER IS NOT
 SHOWN ON PROFILE THEN ELEVATION
 IS LOWER THAN PROFILE DATUM
 ELEVATION.



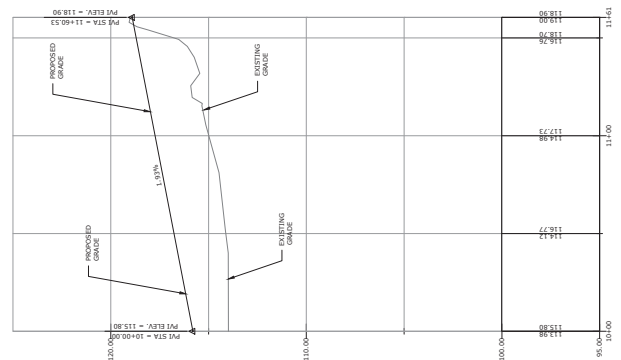


PLAN & PROFILE LEGEND



NOTE:
IF SEASONAL HIGH WATER IS NOT
SHOWN ON PROFILE THEN ELEVATION
IS LOWER THAN PROFILE DATUM
ELEVATION.

GREENSHADE GROVE AVE: STA: 10+00 - STA: 11+61



**G.I. SUMMIT**
P.L.L.C.
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Greensade
Grove P&P 1

Certificate of Authorization #29665
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2025
Plans not valid unless Signed,
Dated and Sealed below.

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	REVISED
3	REVISED
4	REVISED
5	REVISED
6	REVISED
7	REVISED
8	REVISED
9	REVISED
10	REVISED

SHEET NUMBER
23 OF 43



G.I. SUMMIT
 ENGINEERS & ARCHITECTS, P.C.
 Office: Lake Mary
 3667 Simonson Place
 Lake Mary, Florida 32746
 phone: 407-323-0705
 fax: 407-323-0650
 www.gisummit.com

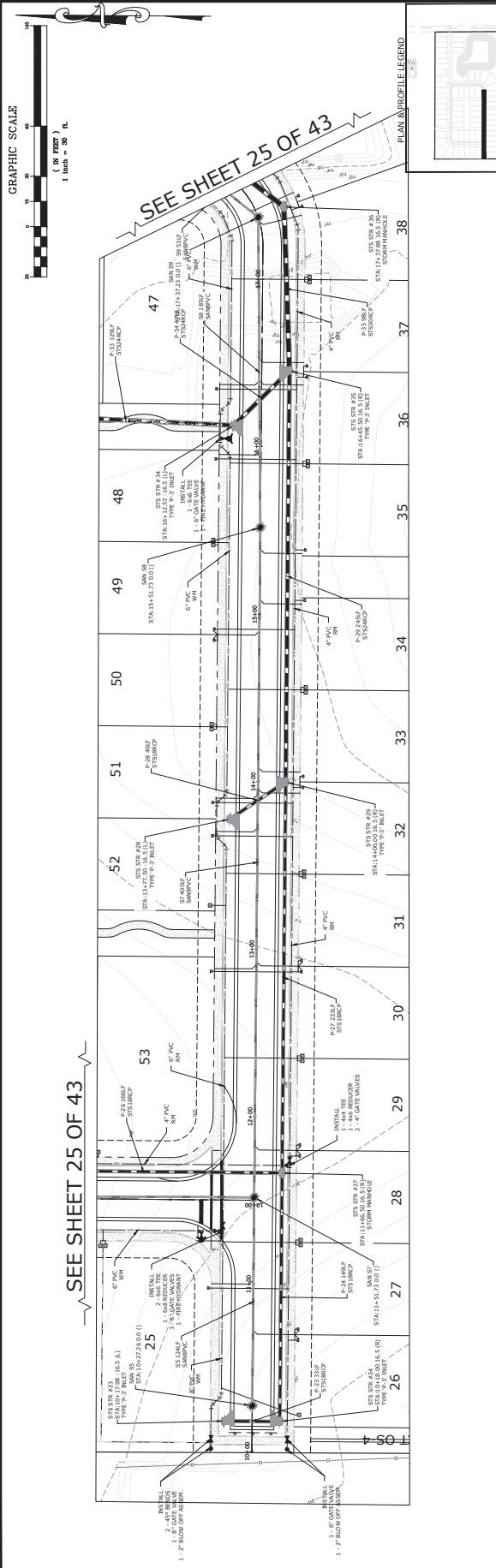
K. Homan Orlando Division, LLC
 2301 Lucien Way, Suite 260
 Maitland, FL 32751

Golden Gem Estates
 Subdivision
 City of Apopka, Florida
 Construction
 Site Plan
 Tourmaline Dr.
 P&P(1)

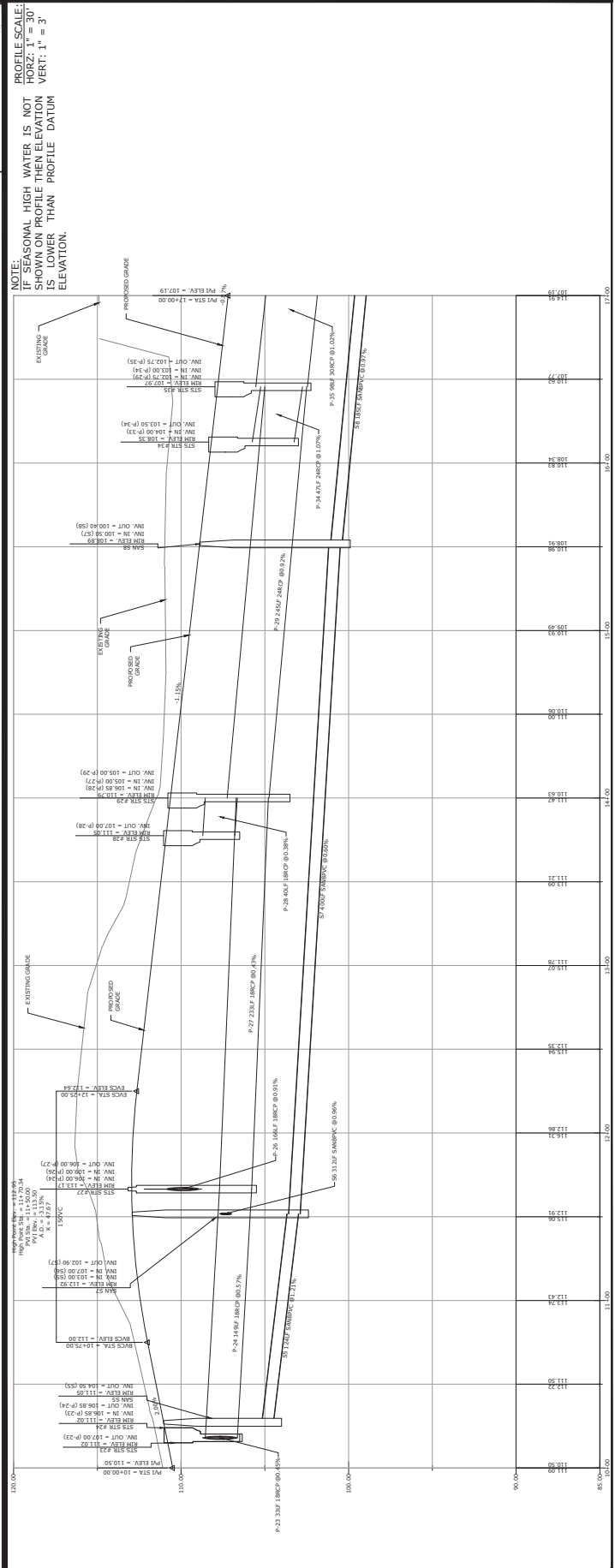
Plats not valid unless Signed,
 Dated and Sealed below.
 Date: March 25, 2024
 Certificate of Authorization #29665
 GEOFFREY L. SUMMITT, P.E.

Revisions	
NO.	DESCRIPTION
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	

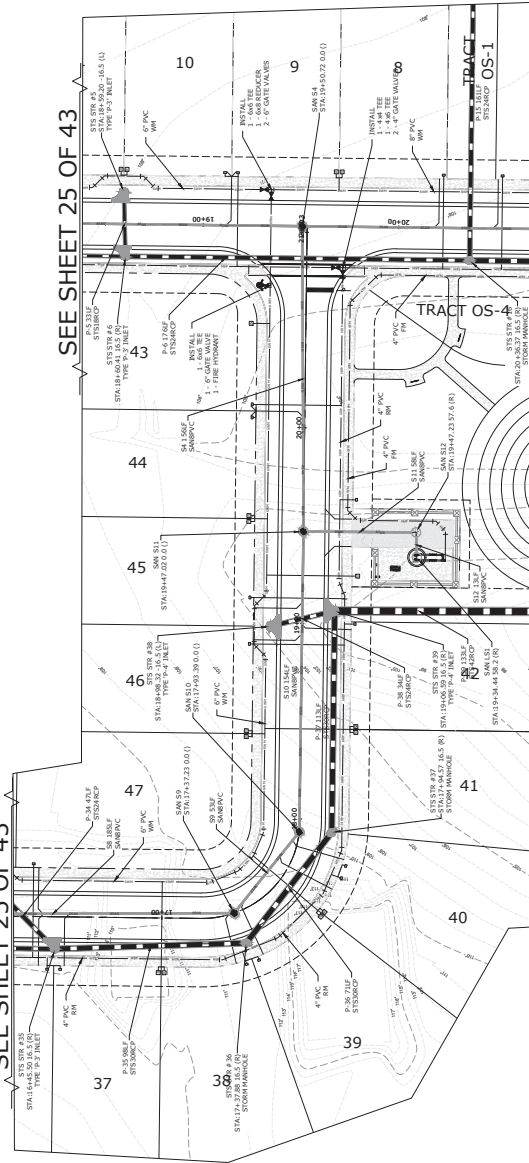
SHEET NUMBER
 24 OF 43



TOURMALINE DR: STA: 10+00 - STA: 17+00

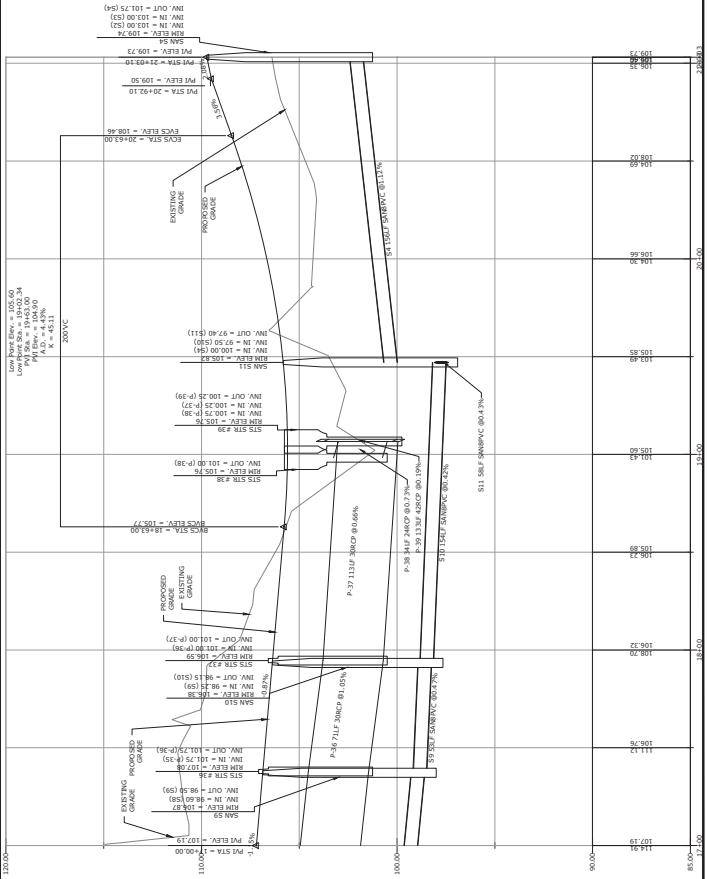


SEE SHEET 25 OF 43



SEE SHEET 25 OF 43

PARC HILL ENTRY ROAD: STA: 20+50 - STA: 25+00



NOTE:
IF SEASONAL HIGH WATER IS NOT
SHOWN ON PROFILE THEN ELEVATION
IS LOWER THAN PROFILE DATUM
ELEVATION.

Golden Gem Estates
Subdivision
City of Apopka, Florida

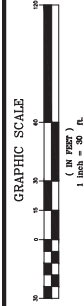
Construction
Site Plan

Tourmaline Dr.
P&P(2)

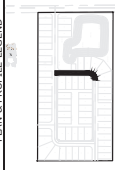
Plants not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
FL Registration #29665
Date: March 25, 2025

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	REVISED
3	REVISED
4	REVISED
5	REVISED
6	REVISED
7	REVISED
8	REVISED
9	REVISED
10	REVISED
11	REVISED
12	REVISED
13	REVISED
14	REVISED
15	REVISED
16	REVISED
17	REVISED
18	REVISED
19	REVISED
20	REVISED

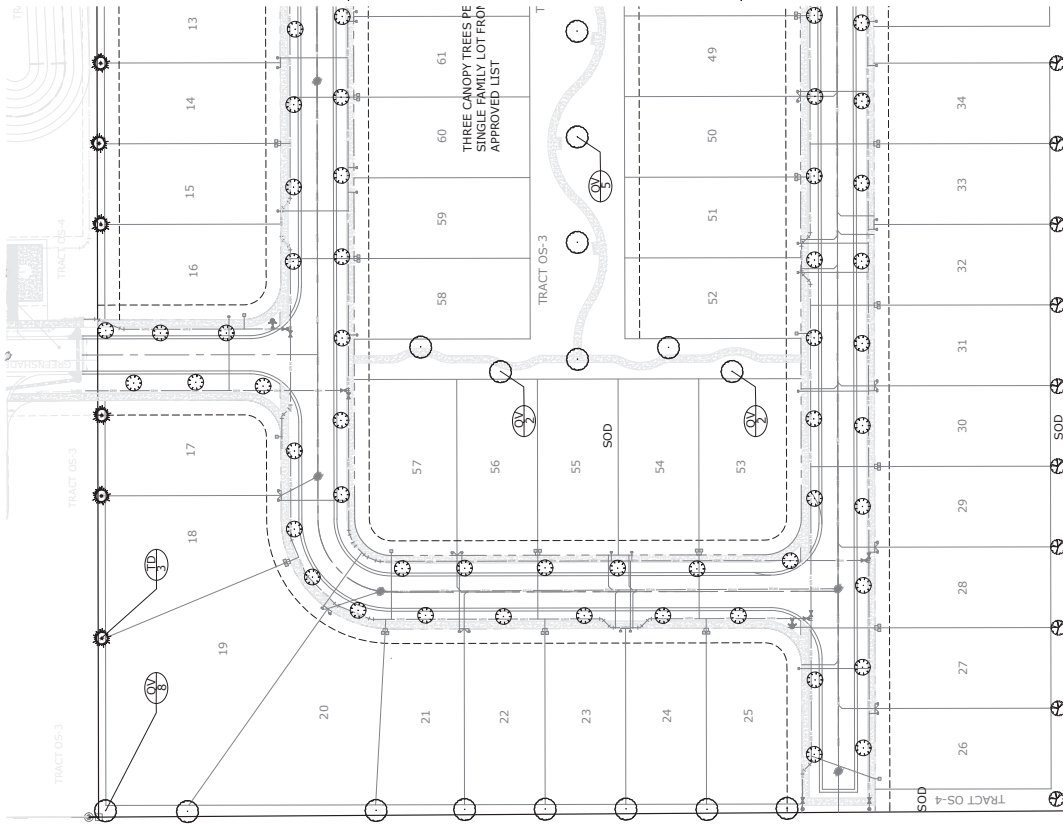
SHEET NUMBER
25 OF 43



PLAN & PROFILE LEGEND



GRAPHIC SCALE



G.I. SUMMITT
ARCHITECTS, INC.
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummitt.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan
Landscape Plan
1

Plants not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2025
FL Registration #29665
Certificate of Authorization #29665

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	

SHEET NUMBER
26 OF 43



G.I. SUMMITT
ARCHITECTURAL INC.

Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

Construction
Site Plan

Landscape Plan
2

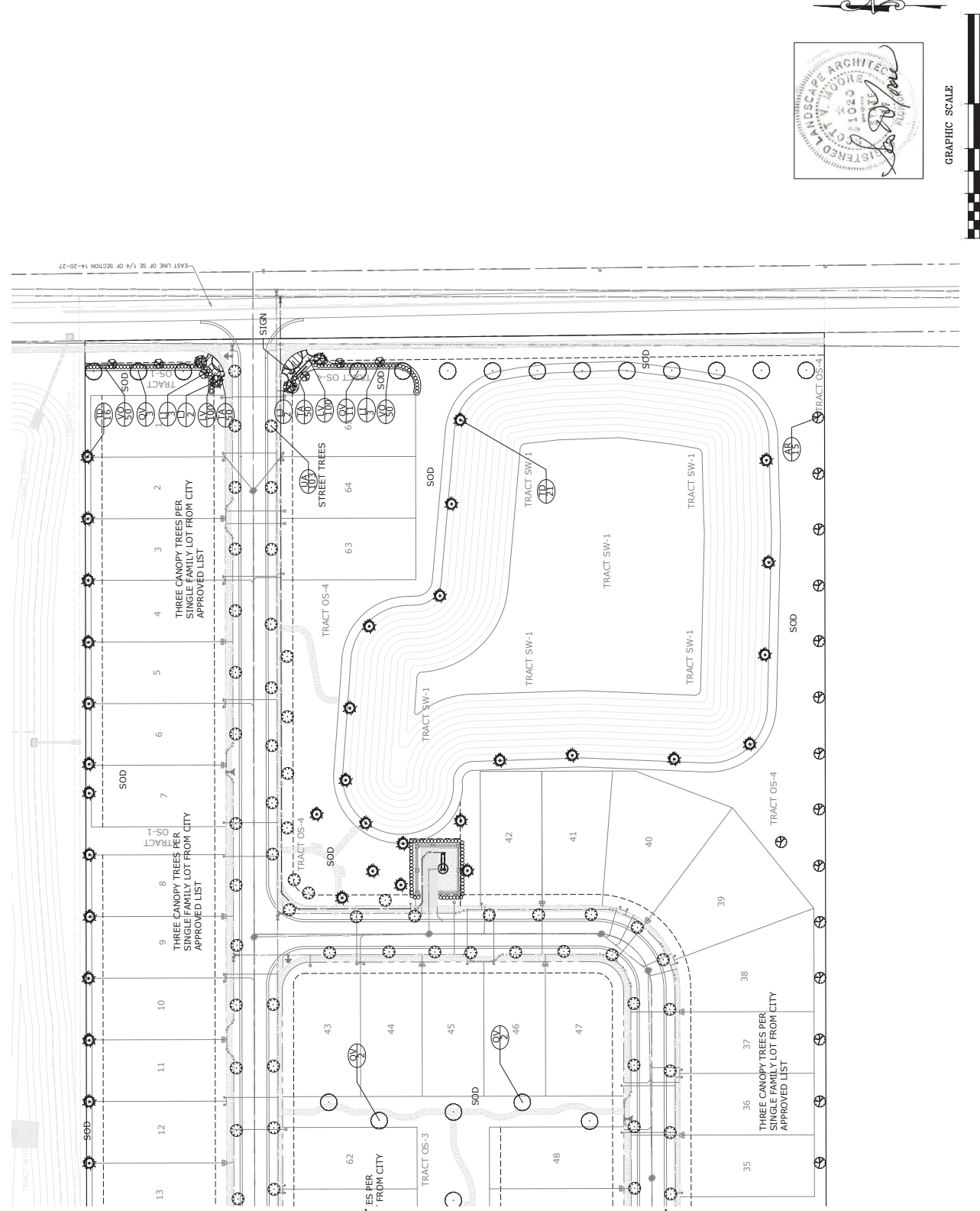
Plans not valid unless Signed,
Dated and Sealed below.

GEORFREY L. SUMMITT, P.E.
FL Registration #29665
Date: March 25, 2025

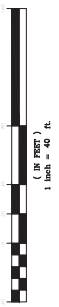
Revisions	
NO.	DESCRIPTION
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	

SHEET NUMBER

27 OF 43



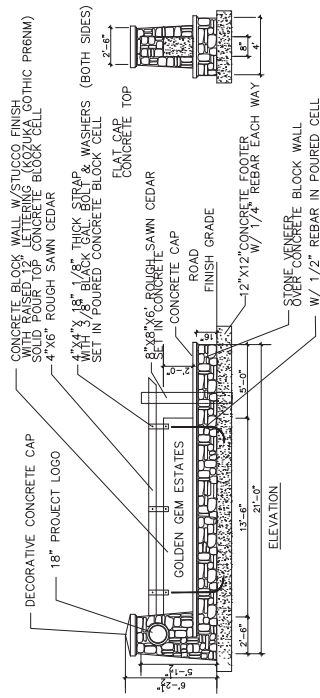
GRAPHIC SCALE



SEE SHEET 26 OF 43

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"	
PROPOSED INCHES TO BE PLANTED :	1,187"
STREET TREES & OPEN SPACE (203) CANOPY TREES= 609"	
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

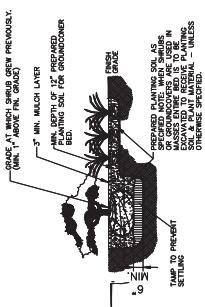


GENERAL LANDSCAPE NOTES

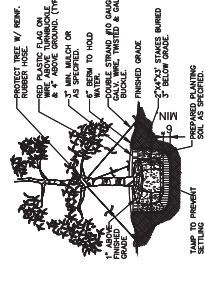
- ALL PLANTS TO BE FLORIDA NO. 1 OR BETTER AS OUTLINED UNDER "GRADES AND STANDARDS FOR NURSERY PLANTS, PART I, 1963 AND PART II, STATE OF FLORIDA DEPARTMENT OF AGRICULTURE, TALLAHASSEE, FLORIDA, AND ANY AMENDMENTS THERETO.
- ALL TREES AND PLANT MATERIAL SHALL BE PLANTED IN ACCORDANCE WITH THE "RECOMMENDATIONS FOR 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.L.C.) SHALL BE RESPONSIBLE FOR ALL MATERIALS AND ALL WORK AS CALLED FOR ON THE PLANT LIST. THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING UTILITIES AND STRUCTURES. THE LANDSCAPE CONTRACTOR 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).
- ALL PLANTS SHALL BE PLANTED IN ACCORDANCE WITH THE "RECOMMENDATIONS FOR THE STATE DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, DIVISION OF FORESTRY, " TREE PROTECTION MANUAL FOR BUILDERS AND DEVELOPERS", OCTOBER, 1980.
- NATIVE SOIL SHALL BE ACCOMPLISHED TO AID DRAINAGE.
- ALL PLANT BEDS AND TREE WATERING BASINS SHALL BE TOP DRESSED WITH THREE INCHES OF TOP DRESSING.
- 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. THE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR THE INSTABILITY OF ANY PLANT MATERIAL.
- ALL LAWN AREAS TO RECEIVE SOO 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.
- SOO SHALL BE FREE OF WEEDS AND PESTS. IT SHALL BE LAID EVENLY AND ROLLED, WITH TIGHT FITTING JOINTS. THE SOO SHALL CONTAIN MOIST SOIL WHICH DOES NOT FALL APART OR TEAR WHEN LIFTED. ALL AREAS NOT PAVED OR OTHERWISE LANDSCAPED SHALL BE SOOED. SOO SHALL BE ARGENTINE BAHIA.
- ALL LANDSCAPES SHALL BE MITIGATED WITH AN UNDERGROUND DRAINAGE SYSTEM, WITH DRAINAGE SLOPES TO BE DETERMINED BY A PROFESSIONAL ENGINEER. THE 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.
-

PLANT LIST

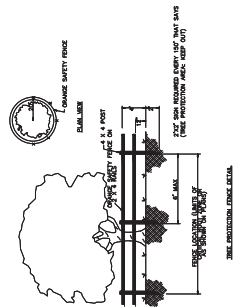
PLANT LIST	QTY.	SYM.	BOTANICAL NAME	COMMON NAME	SIZE
TREES					
35	OV		QUERCUS VIRGINIA	LIVE OAK	10"; 3" CAL.
25	AR		ACER RUBRUM	RED MAPLE	10"; 3" CAL.
103	UA		UNIDENTIFIED		8"; 2" CAL. MT
9	LJ		LIGUSTRUM JAPONICUM	CRAPPE MYRTLE	8"; 2" CAL. MT
40	TD		TAXODIUM DISTICHUM	BALD CYPRESS	10"; 3" CAL.
SINGLE FAMILY LOTS					
195			CANOPY TREES FROM CITY OF APOPKA APPROVED LIST		
SHRUBS					
100	VO		VIBURNUM ODORATISSIMUM	SWEET VIBURNUM	30"x24"; 30" OC
GROUND COVER					
100	TA		TRACH. ASIATICUM	MINIMA	FULL G.L.S., 24" OC
200	LV		LIRIOPE VARIEGATA	AZTEC GRASS	FULL G.L.S., 24" OC



SHRUB AND GROUND COVER DETAIL



TREE PLANTING DETAIL

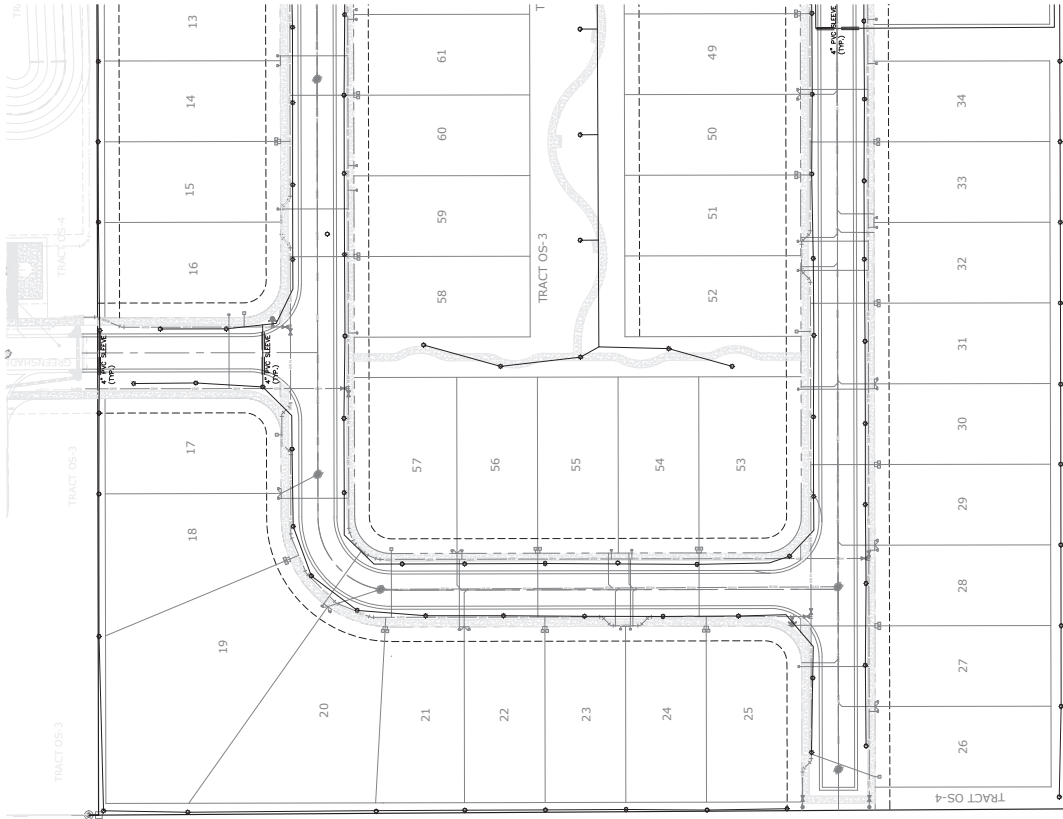


MULTI-TRUNK DETAIL

Ravensdale Planning & Design

Land Planning, Landscape Architecture, Project Management, Budget Review
 5108 South Palmdale Avenue, Florida 34601
 (407) 697-1233

GRAPHIC SCALE



SEE SHEET 30 OF 43





G.I. SUMMITT
LANDSCAPE ARCHITECTS, INC.
Office: Lake Mary
3667 Simonian Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummit.com

K. Herman Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida
Construction
Site Plan

Irrigation Plan 1

Plants not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
FL Registration #29665
Date: March 25, 2025

Revisions	
NO.	DESCRIPTION
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	

SHEET NUMBER
29 OF 43



G.I. SUMMITT
 ARCHITECTURAL INC.
 Office: Lake Mary
 3667 Simonian Place
 Lake Mary, Florida 32746
 phone: 407-323-0705
 fax: 407-323-0650
 www.gisummitt.com

K. Howard Orlando Division, LLC
 2301 Lucien Way, Suite 260
 Maitland, FL 32751

Golden Gem Estates
 Subdivision
 City of Apopka, Florida

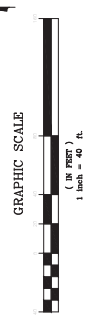
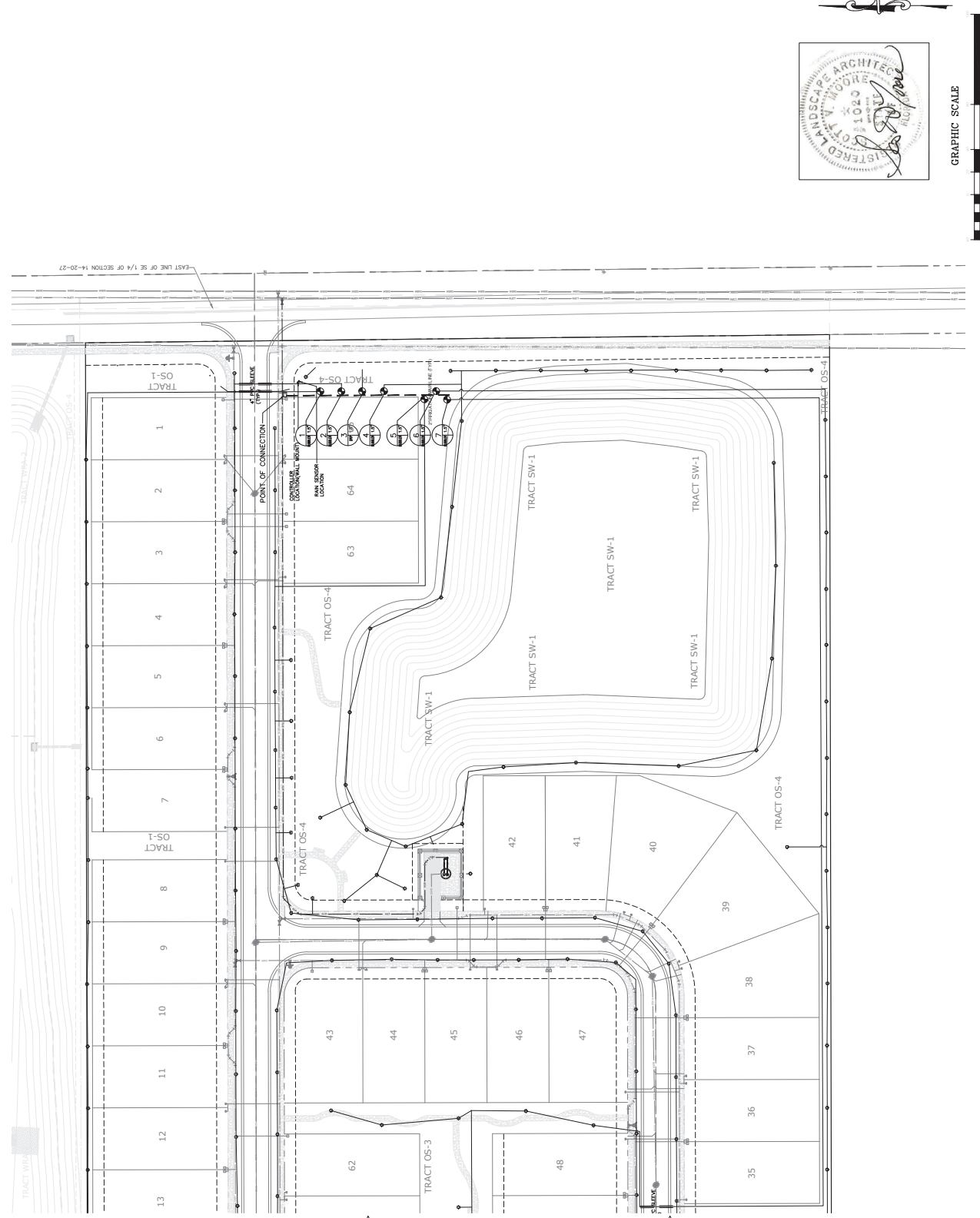
Construction
 Site Plan

Irrigation Plan 2

Plants not valid unless Signed,
 Dated and Sealed below.

GEORFREY L. SUMMITT, P.E.
 Date: March 25, 2025
 Certificate of Authorization #29665
 FL Registration #28775

SHEET NUMBER
30 OF 43



Revisions

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		

SEE SHEET 29 OF 43

IRRIGATION NOTES:

LANDSCAPE CONTRACTOR IS TO PROVIDE AN ENTIRE IRRIGATION SYSTEM WHICH PROVIDES 100% COVERAGE OF ALL PLANT AND GRASSSED AREAS WITH HEAD TO HEAD SPACING OF SPRAY HEADS. PROVIDE ALL ITEMS NECESSARY FOR A COMPLETE AND OPERATIONAL SYSTEM TO INCLUDE, BUT NOT LIMITED TO CONTROLLER, VALVES, PIPING, HEADS, RISERS, BACKFLOW PREVENTER, METER, WIRING, ELECTRICAL SUPPLY. PROVIDE AS-BUILT DRAWINGS UPON COMPLETION AND PRIOR TO FINAL PAYMENT. PROVIDE A RAIN SENSOR IN A CONSPICUOUS LOCATION OPEN TO RAINFALL. COORDINATE ALL WORK AND SLEEVE LOCATIONS WITH GENERAL CONTRACTOR. CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR OWNER/ARCHITECT REVIEW AND APPROVAL PRIOR TO INSTALLATION. LANDSCAPE CONTRACTOR IS TO PROVIDE AND INSTALL A SEPARATE WATER METER FOR IRRIGATION PURPOSES. LANDSCAPE CONTRACTOR SHALL OBTAIN ANY PERMITS REQUIRED FOR THE INSTALLATION OF THE IRRIGATION SYSTEM.

RECLAIM WATER

USE PANATONE PURPLE PIPES, HEADS, ETC. PER ORDINANCE 2069

IRRIGATION LEGEND

- FULL 6" POP-UP SPRAY HEAD 570-8-F
- ◻ 1/4 6" POP-UP SPRAY HEAD 570-8-Q
- ◻ 1/2 6" POP-UP SPRAY HEAD 570-8-H
- ◻ 1/3 6" POP-UP SPRAY HEAD 570-8-T
- ◻ 2/3 6" POP-UP SPRAY HEAD 570-8-TT
- ◻ 3/4 6" POP-UP SPRAY HEAD 570-8-TQ
- FULL 6" POP-UP SPRAY HEAD 570-15-F
- ◻ 1/4 6" POP-UP SPRAY HEAD 570-15-Q
- ◻ 1/2 6" POP-UP SPRAY HEAD 570-15-H
- ◻ 1/3 6" POP-UP SPRAY HEAD 570-15-T
- ◻ 2/3 6" POP-UP SPRAY HEAD 570-15-TT
- ◻ 3/4 6" POP-UP SPRAY HEAD 570-15-TQ
- ◻ CENTER STRIP SPRAY HEAD 570-4-CST
- SIDE STRIP SPRAY HEAD 570-4-EST
- END STRIP SPRAY HEAD 570-15-ADJ
- DENOTES VARIABLE 6" POP-UP SPRAY HEAD IN 15' PATTERN
- ◻ DENOTES 4" POP-UP SPRAY HEAD OR ROTOR ON PVC RISER
- ◻ POP-UP STREAM ROTOR
- ◻ 500 SERIES STREAM BUBBLER
- TORO PLASTIC VALVE
- CLASS 200 PVC MAIN LINE
- CLASS 160 PVC LATERAL LINE
- PVC SLEEVE 4" IN DIAMETER
- PIPE CROSSOVER
- ◻ BACKFLOW PREVENTER
- ◻ IRRIGATION METER
- ◻ CONTROLLER LOCATION
- ◻ TORO MODEL # CC-P09
- ◻ RAIN SENSOR LOCATION

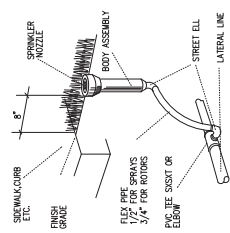
VALVES

- ◻ 254-06-03 3/4" VALVES
- ◻ 252-06-04 1" VALVES
- ◻ 252-25-06 1.5" VALVES

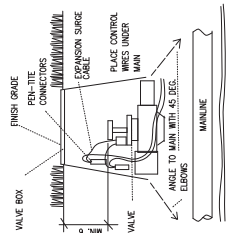
NOTE: MODEL NOS. SHOWN REFLECT TORO SPRINKLER HEADS. ANY HEADS OF EQUAL QUALITY MAY BE USED WITH THE APPROVAL OF THE OWNER. CONTRACTOR TO SIZE ALL LATERAL LINES AND INSURE THE PERFORMANCE OF ALL HEADS.

ALL ZONES ARE DRIP

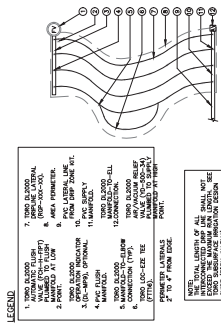
ALL IRRIGATION TO COMPLY WITH CITY ORDINANCE NO.2069



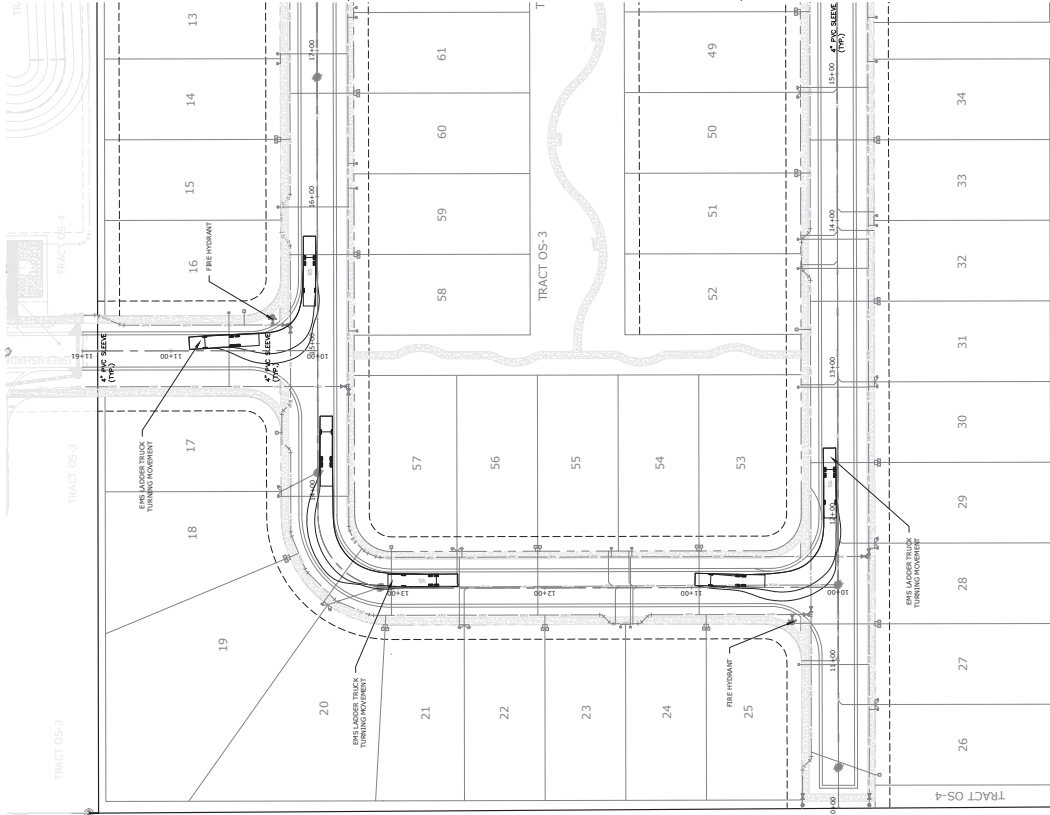
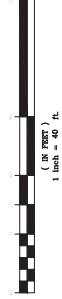
② HEAD DETAIL NTS



④ ELECTRIC VALVE DETAIL NTS



GRAPHIC SCALE



SEE SHEET 33 OF 43

- NOTES:
1. Fire flow based on FFC 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 1,000 gpm. The 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) - 47.64 feet Width - 8.41 feet Track - 10.00 feet Centerline Radius - 40.00 feet Steering Angle - 40.0 degrees Min Centerline Radius - 31.41 feet
 5. Fire hydrants shall be marked with blue reflectors in the pavement adjacent to the hydrant.



G.I. SUMMITT
INCORPORATED
OFFICE: Lake Mary
3667 Simmonson Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisummitt.com

K. Howard Orlando Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

Construction
Site Plan

Truck Turning
Plan 1

Plants not valid unless Signed,
Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
Date: March 25, 2025
FL Registration #58775
Certificate of Authorization #29665

Revisions	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT
3	ISSUED FOR PERMIT
4	ISSUED FOR PERMIT
5	ISSUED FOR PERMIT
6	ISSUED FOR PERMIT
7	ISSUED FOR PERMIT
8	ISSUED FOR PERMIT
9	ISSUED FOR PERMIT
10	ISSUED FOR PERMIT
11	ISSUED FOR PERMIT
12	ISSUED FOR PERMIT

SHEET NUMBER
32 OF 43



G.I. SUMMITT
ENGINEERS & ARCHITECTS, INC.

Office: Lake Mary
 3667 Simonson Place
 Lake Mary, Florida 32746
 phone: 407-323-0705
 fax: 407-323-0650
 www.gisummit.com

K. Howard Orlando Division, LLC
 2301 Lucien Way, Suite 260
 Maitland, FL 32751

Golden Gem Estates
Subdivision
 City of Apopka, Florida

Construction
Site Plan

Truck Turning
Plan 2

Plants not void unless Signed,
 Dated and Sealed below.

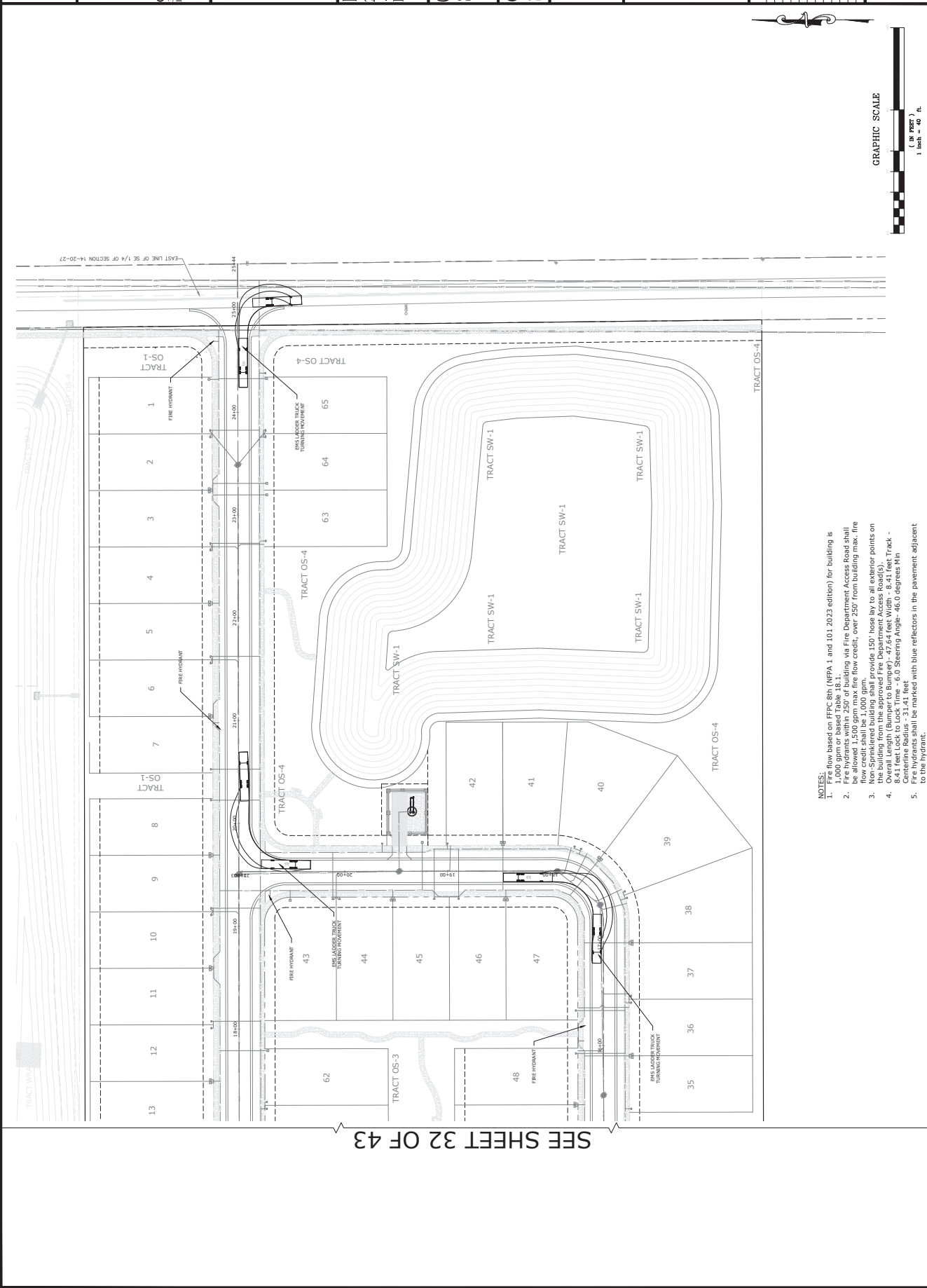
Certificate of Authorization #29665
 F.L. Registration #38775

Date: March 25, 2025
 GEORFREY L. SUMMITT, P.E.

Revisions

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		

SHEET NUMBER
33 OF 43



- 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 hydrant shall be 250' from building via Fire Department Access Road shall be at least 1,500 gpm 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. 8.41 feet Lock to Lock Time - 6.0 Steering Angle - 45.0 degrees Min. Centerline Radius - 31.41 feet
 5. Fire hydrants shall be marked with blue reflectors in the pavement adjacent to the hydrant.



RESTRAINED PIPE TABLE (PVC)	JANUARY 2014	FIG. 105
---	----------------------------	------------------------

* PVC SHALL HAVE A MAXIMUM DIMENSION RATIO (DR) OF 18 AND HDPE SHALL BE MAX DR11. FORCEMAIN: PVC SHALL BE MAX DR18 UNLESS DESIGN REQUIRES OTHERWISE AND HDPE SHALL BE MAX DR17.

** BUTTERFLY VALVES SHALL BE CLASS 150B

CITY OF APOPKA
 DESIGN ENGINEERING DIVISION
 JANUARY 2014
 FIG. 110

34 OF 43

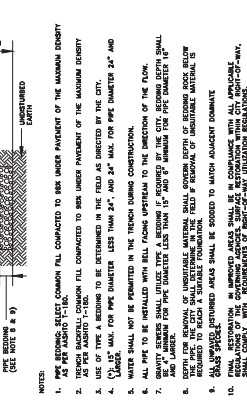


CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 102
---	--------------	----------

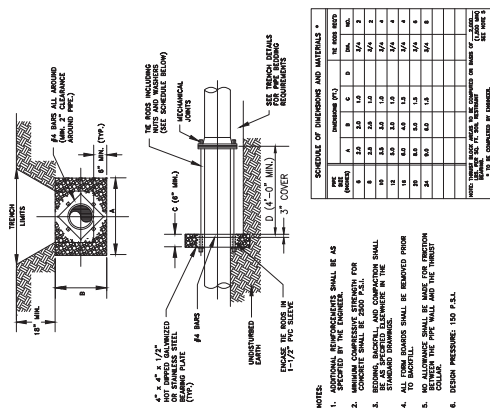


CITY OF APOPKA
DESIGN ENGINEERING DIVISION
JANUARY 2014
FIG. 109

806 VALVE BOX DETAIL
- N.T.S.

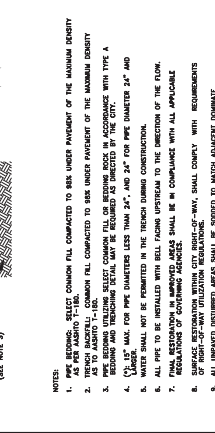


CITY OF APOKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 101
--	--------------	----------



CITY OF APOPKA
DESIGN ENGINEERING DIVISION
JANUARY 2014
FIG. 107

805 WATER MAIN THRUST COLLAR DETAIL
- N T S



CITY OF APOKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 100
--	--------------	----------

* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
 ** LENGTH ALONG RUN ASSUMED TO BE 18'

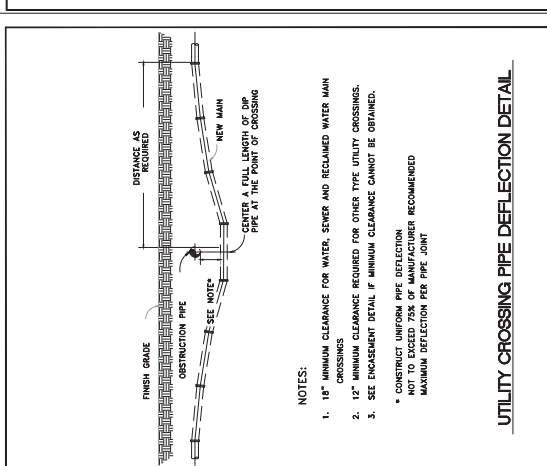
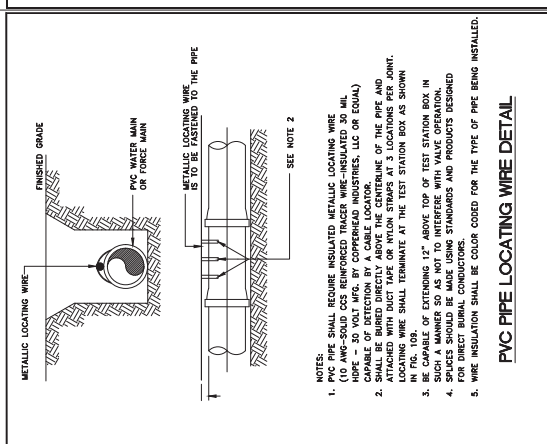
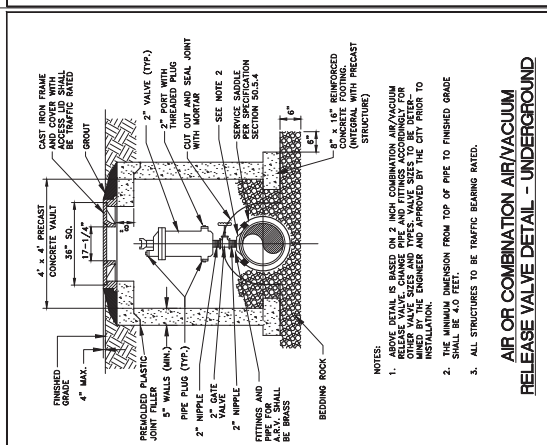
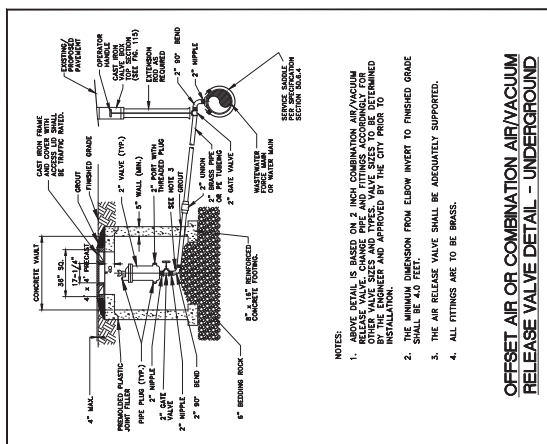
NOTES:

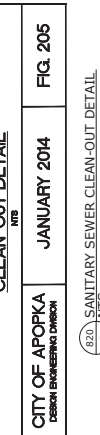
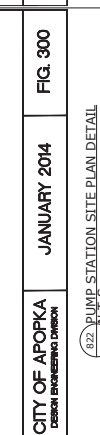
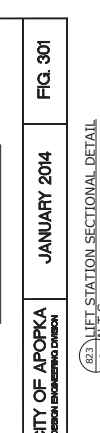
1. FITTINGS SHALL BE RESTRAINED JOINT TYPE, FM FITTINGS TO BE UNKED WITH PROTECTO 401.
2. INSTALL FULL LENGTHS OF PIPE WITH LONGER LENGTH CONTAINING ONLY TWO FULL LENGTH JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
4. IN LINE VALVES AND THROUGH RUN FITTINGS USED OUTSIDE LIMITS OF RESTRAINED JOINTS, VALVE AND THROUGH RUN FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN THURSTER RESTRAINED DESIGN FOR PIPE JOINTS. THESE LENGTHS ARE BASED ON PIPE WITH THE FOLLOWING ASSUMPTIONS:

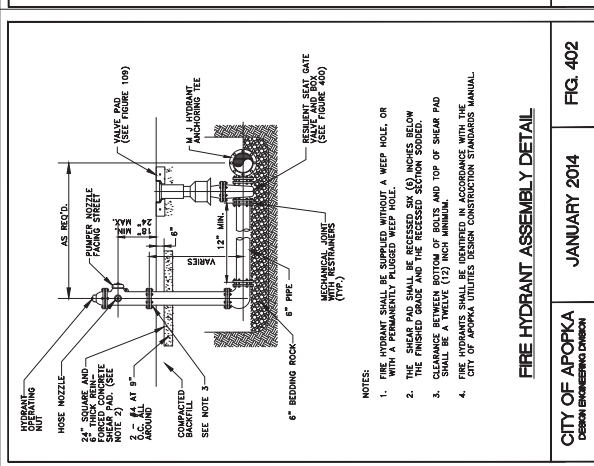
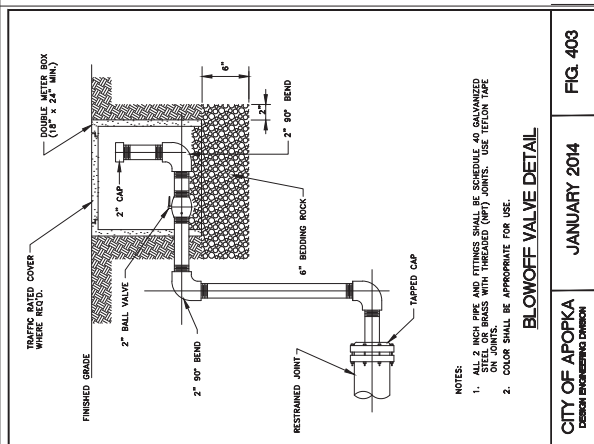
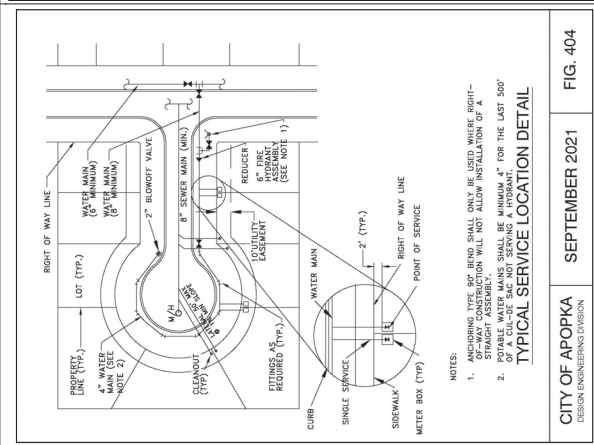
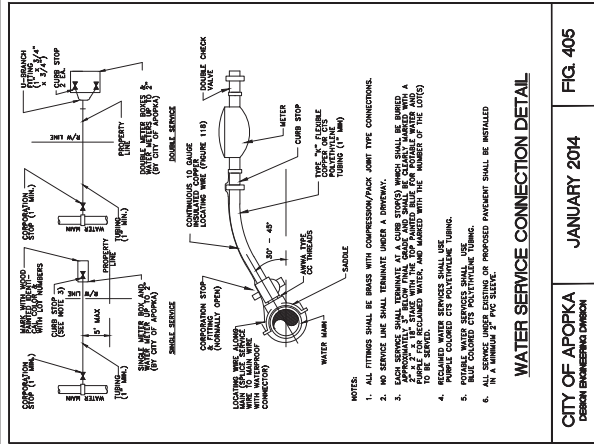
TYPE OF PIPE: WORKING PRESSURE: $\frac{150}{1.5}$ P.S.I. LAYING CONDITIONS: $\frac{150}{1.5}$ P.S.I.	FM = 100 P.S.I. FM = 100 P.S.I. NM OR RMW = 150 P.S.I.
--	--
6. VALVES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

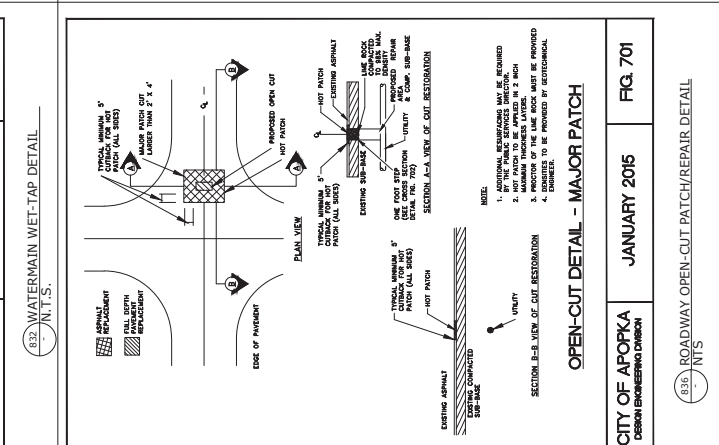
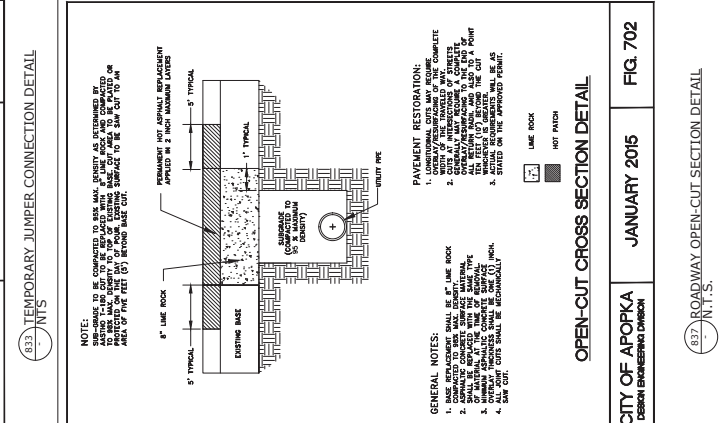
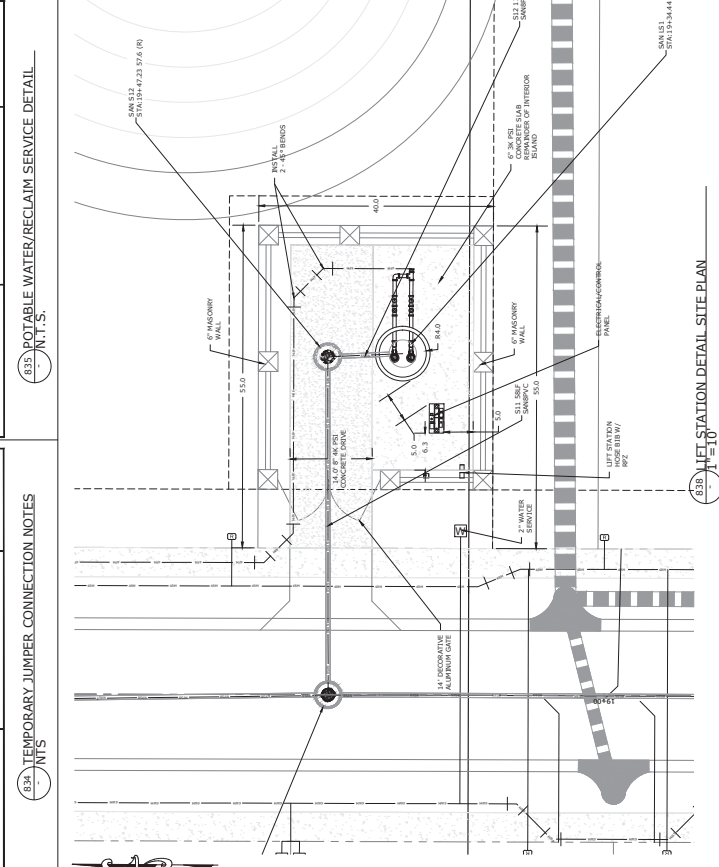
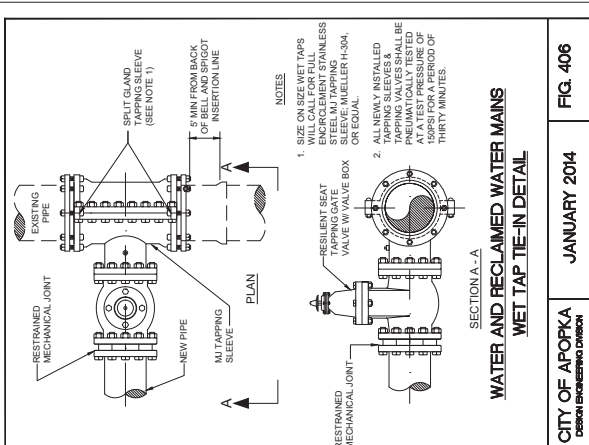
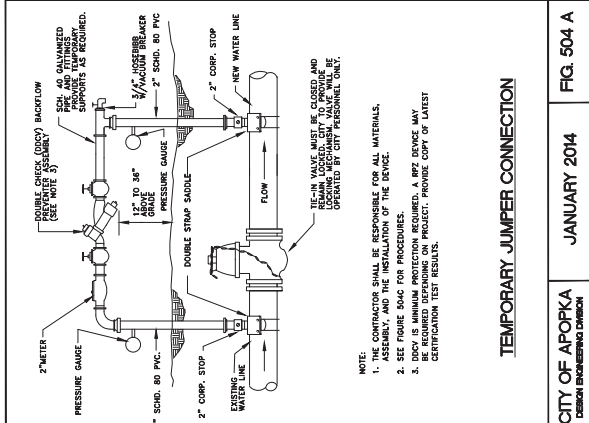
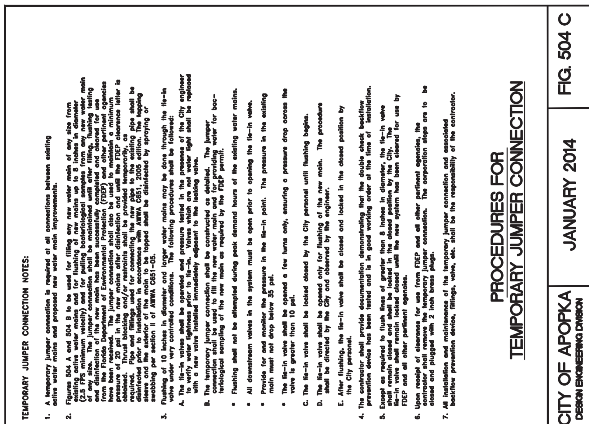
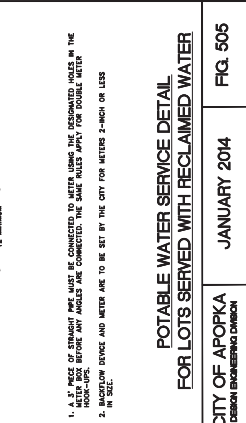
CITY OF AOPKA
DESIGN ENGINEERING DIVISION
JANUARY 2014
FIG. 106

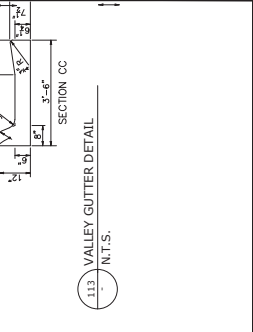
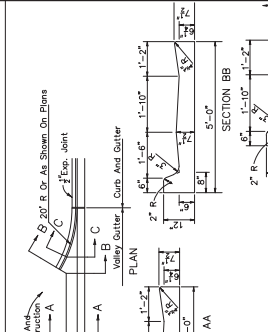
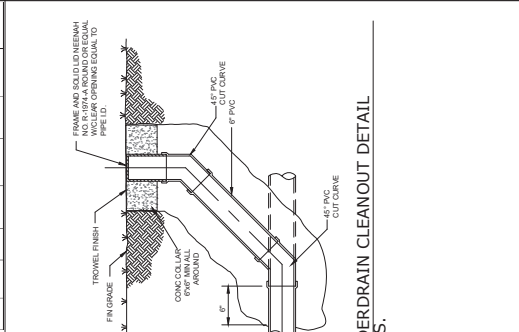
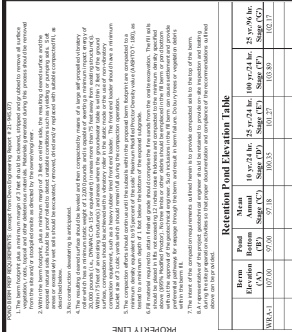
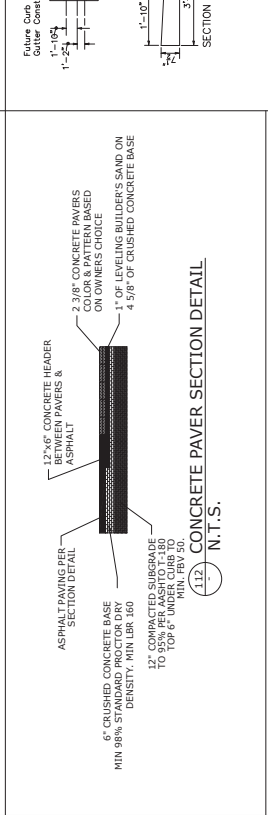
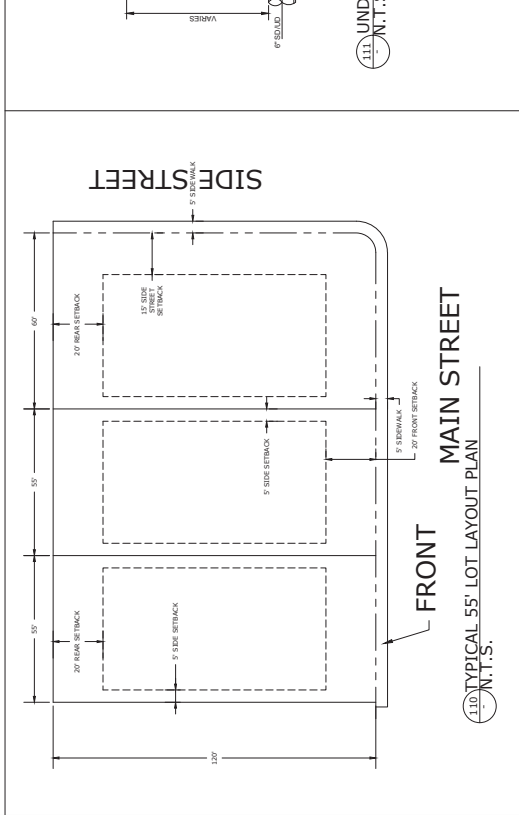
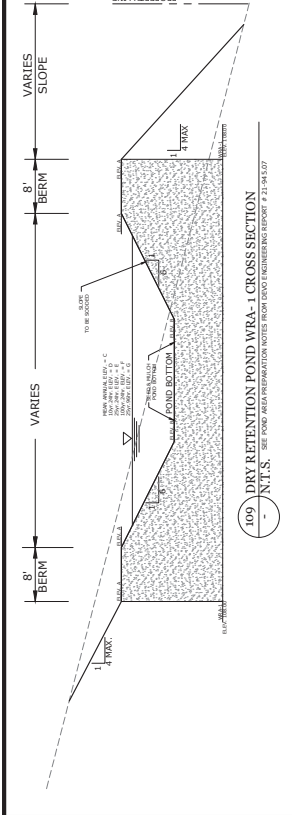
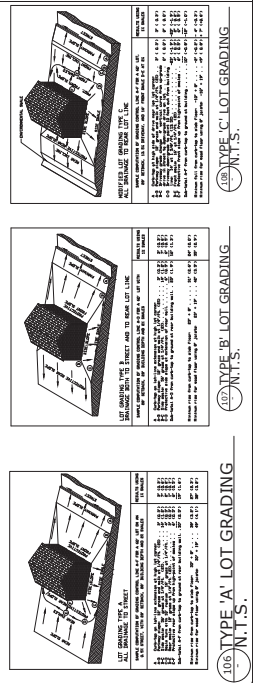
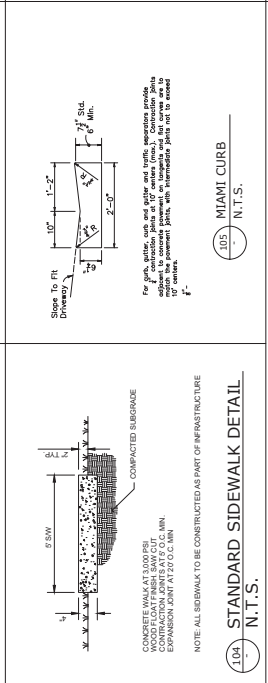
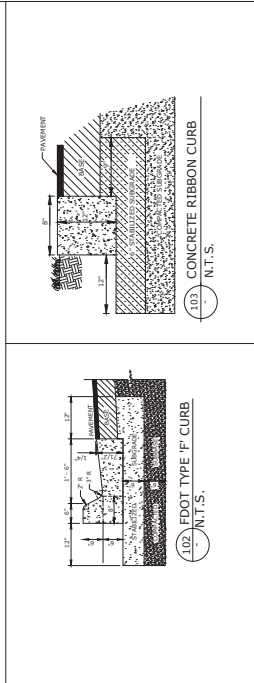
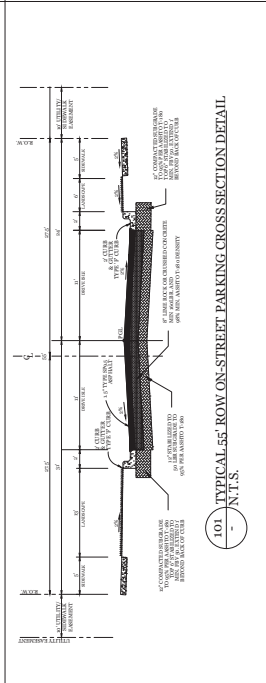
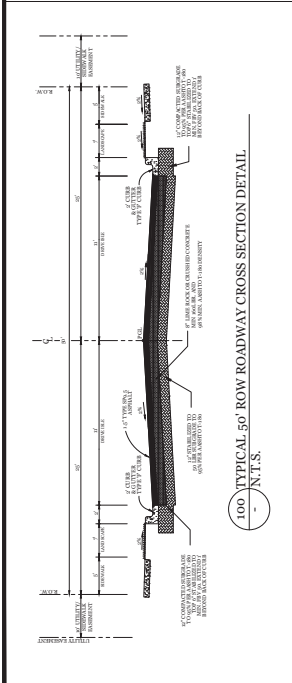
804 - RESTRAINED PIPE DETAIL DUCTILE IRON
NTS











G.I. SUMMITT
INCORPORATED
2000 S.W. 10th Avenue
Fort Lauderdale, FL 33304
Phone: 407-551-0700
Fax: 407-551-0600
www.gisumitt.com

Office: Lake Mary
3667 Simonson Place
Lake Mary, Florida 32746
Phone: 407-323-0700
Fax: 407-323-0600

K. Howard Orlando Division, LLC
2301 Lucian Way, Suite 260
Maitland, FL 32751

Golden Gem Estates
Subdivision
City of Apopka, Florida

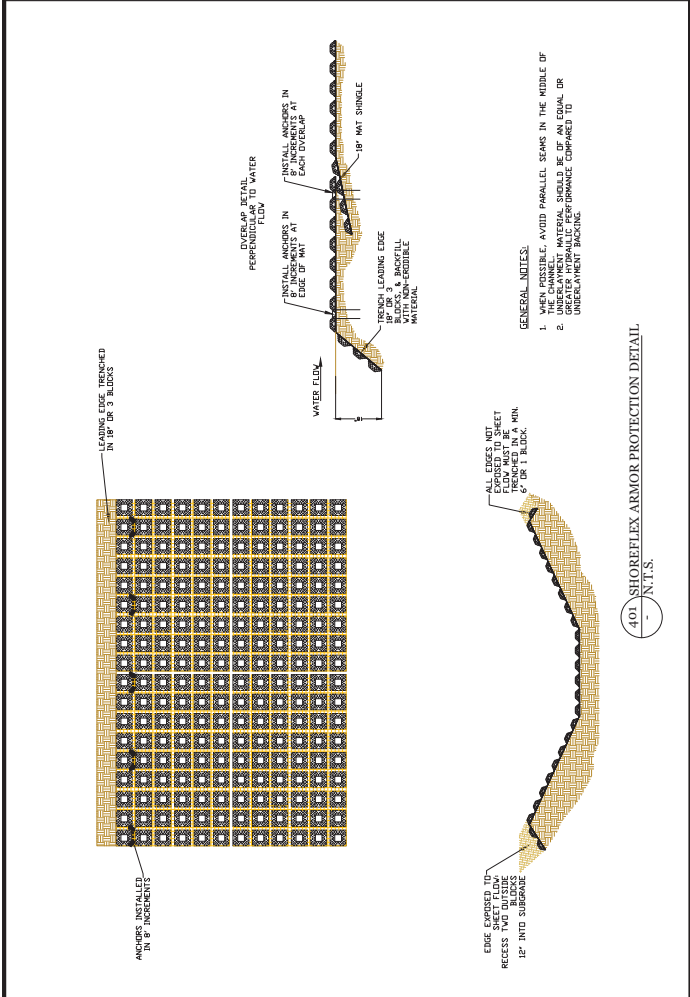
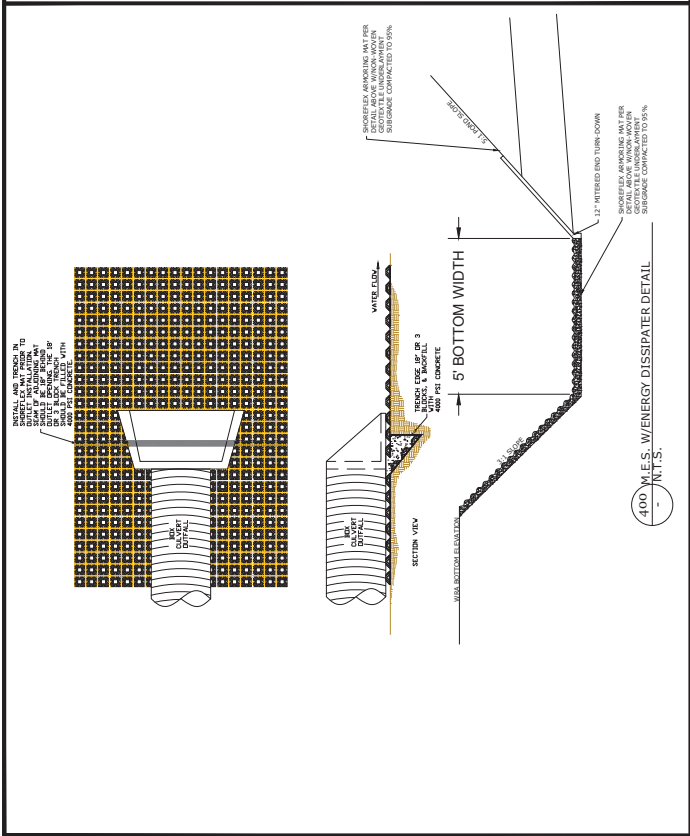
Construction
Site Plan

General Detail 1

Revisions

NO.	DATE	DESCRIPTION
1	01/11/2017	ISSUED FOR PERMIT
2	01/11/2017	ISSUED FOR PERMIT
3	01/11/2017	ISSUED FOR PERMIT
4	01/11/2017	ISSUED FOR PERMIT
5	01/11/2017	ISSUED FOR PERMIT
6	01/11/2017	ISSUED FOR PERMIT
7	01/11/2017	ISSUED FOR PERMIT
8	01/11/2017	ISSUED FOR PERMIT
9	01/11/2017	ISSUED FOR PERMIT
10	01/11/2017	ISSUED FOR PERMIT
11	01/11/2017	ISSUED FOR PERMIT
12	01/11/2017	ISSUED FOR PERMIT
13	01/11/2017	ISSUED FOR PERMIT
14	01/11/2017	ISSUED FOR PERMIT
15	01/11/2017	ISSUED FOR PERMIT
16	01/11/2017	ISSUED FOR PERMIT
17	01/11/2017	ISSUED FOR PERMIT
18	01/11/2017	ISSUED FOR PERMIT
19	01/11/2017	ISSUED FOR PERMIT
20	01/11/2017	ISSUED FOR PERMIT

SHEET NUMBER
39 OF 43





G.I. SUMMITT
INCORPORATED
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisumitt.com

K. Howard O'Donnell Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

**Golden Gem Estates
Subdivision**
City of Apopka, Florida

**Construction
Site Plan**

General Detail 4

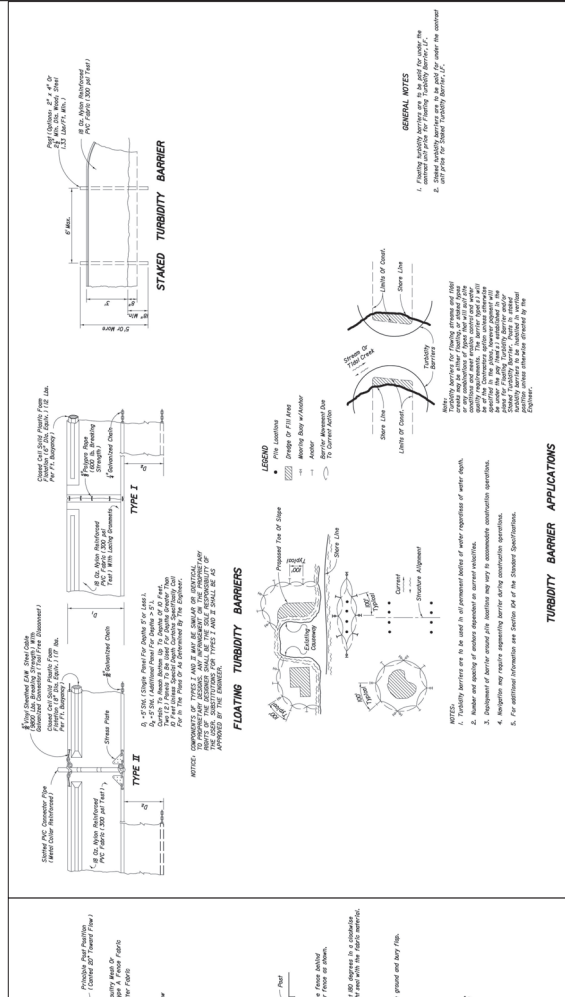
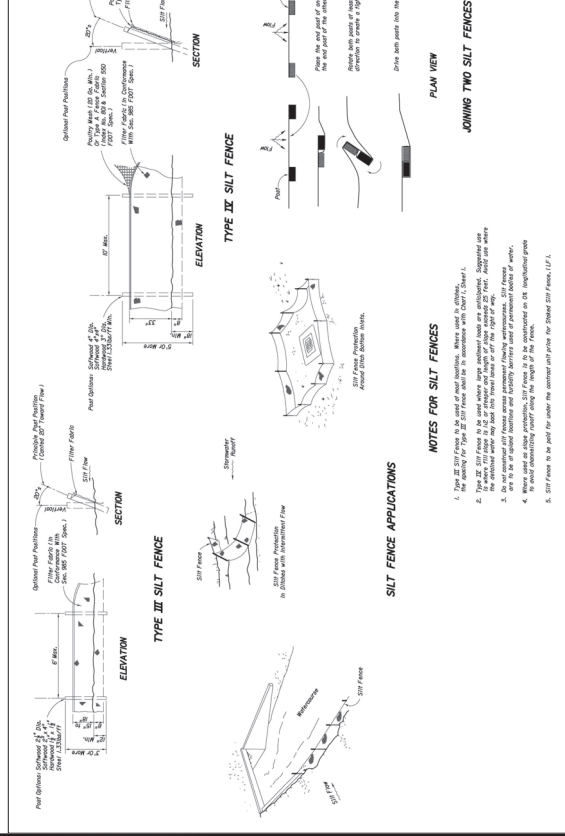
General Detail 4

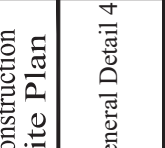
Plants not visible unless signed.
Date: March 25, 2024
Certificate of Authorization #29665
GEOFFREY L. SUMMITT, P.E.

Revisions

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		

SHEET NUMBER
42 OF 43





G.I. SUMMITT
INCORPORATED
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-323-0650
www.gisumitt.com

K. Howard O'Donnell Division, LLC
2301 Lucien Way, Suite 260
Maitland, FL 32751

**Golden Gem Estates
Subdivision**
City of Apopka, Florida

**Construction
Site Plan**

General Detail 4

General Detail 4

Plants not visible unless signed.
Date: March 25, 2024
Certificate of Authorization #29665
GEOFFREY L. SUMMITT, P.E.

Revisions

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		

SHEET NUMBER
42 OF 43

400 S.I.T. Silt Fence

400 SHOREFLEX ARMOR PROTECTION DETAIL

400 S.I.T. Silt Fence

